

Ocean Street Property Advisory Committee (OSPAC) Meeting Minutes



APPROVED MINUTES

Thursday, 07 March 2024 – 09:00 am (Town Hall)

Members Present:

Paul Legere--Chair

David Myers

Peggy Lamb (via phone)

Don White

Members Absent:

Maura Sullivan

Doug Pinciario

Others Present:

David McGukin

Randy Bryan

Steve Cook

Meeting called to order at 9:06 am.

1. **OLD Business:** Committee recommended approval of meeting minutes from 15 Feb 2024 meeting.

2. **New Business:**

a. Discussion of Input of Ideas from mailer/email

The committee thanked Peggy for her summary of the email inputs numbering just under 30. David noted that there were a few ideas that seemed to be dominating the input. The most consistent theme is that residents would like to see the property more focused on use by town residents and their guests rather than an open public park like the Commons.

Additionally, the ideas focus on minimizing vehicular traffic to the area and focusing more on residents either walking or biking to the property to minimize the impact of the new property uses for those who are in the immediate vicinity/neighborhood. The other main idea that seems to resonate with many residents is to use the majority of new property as park that has mostly green space. Don White noted that residents tended to drive to places on the island given that nearly all school children are dropped off at the school vice walking.

It was noted that email list used by Andy Shulte should be leveraged to resend the request for ideas as there is a problem with the Town's email list being somewhat more limited. Paul Legere indicated that he would forward the letter (and future agenda's/minutes) to Andy for distribution through his email list to maximize the information flow to residents on the work of the committee.

b. OSPAC Information Briefing

Committee discussed that the goal is to present an information briefing at the Town Hall meeting on 13 May to ensure that residents are made aware of all the information related to the Ocean Street Property and the activities of the OSPAC. Paul Legere indicated that he would coordinate with Micheal Tulley to either be on the agenda or to have the briefing posted on the town website or have it available as a video at the Town Hall meeting. The info briefing would include realtor type photos of the housing units on the property; fact sheet about the bond/purchase to include the donations and other restrictions associated with the property; progress of the committee; consolidated listing of ideas; and the way ahead regarding the decision process on the reuse of the property.

c. Next Meeting: 9:00 am 04 April 2024

3. Public Input

Randy Bryan noted that he had conversations with the Coast Guard officials regarding the existing housing and that they had opted not maintain the property due to the high operating costs. He also noted that renovations in this current economy are extremely expensive. Randy also noted that consideration should be made to begin working immediately to establish a 501c "Non Profit" group associated with the property so that donations could be accepted to offset the cost the property. This would allow for a fund raising campaign that may result in covering the entire cost of the bond payments for the duration of the bond.

Steve Cook asked if the final decision on the reuse of the property would be voted upon by the residents. Paul Legere indicated that he would pose the question to the town administrator and select board for clarification as well as what process to arrive at a decision will be used.

Dave McGuckin asked about handicap access and noted that it should be a consideration for any reuse of the property.

4. Adjourn

Meeting adjourned at 0940 am.

Respectfully Submitted,

Paul Legere
Chair/Recording Secretary