

Town of Harwich

Real Estate and Open Space (REOS) Committee

March 18, 2016 - Minutes

Members Present: Kathy Green (Chair), Marcia Thorngate Smith, Wendy Woods-Hartwell, and Elaine Shovlin

Guests: Amy Usowski (Conservation Agent), Mike Lach (Harwich Conservation Trust), Liz Dubuque (representing Hawksnest Residents)

Approval of Minutes: The Minutes of February 19, 2016 were approved

Old Business:

- Tax Title Research Warrant Article
 - Rewritten into 2 articles, will be presented at special town meeting
 - Intent was to place \$50,000 back into undesignated funds
 - As written it says that any spending has to go to CPC first each and every time
 - Questions arose as to how the decision will be made where to send the funds
 - Liz Dubuque asked is we could find out other town's procedures
 - Decision was made to push to define the process and the order in application for funds
 - Committee decided to wait until these questions can be answered
- Hawksnest Parcel
 - Need to get results of conversation with Bob Thomas and Chris Clark regarding conservation issues
 - Also questions as to assessed vs appraisal value
 - Some committee members have expressed a desire to be present for voting
 - Liz Dubuque confirmed that they are not going the Citizen's Petition route and that there is no developer doing research as of yet
 - Mike has a board meeting which he will bring up the Hawksnest subject to see if any conservation restriction

- Mike also proposed question as to what is REOS intent for this Parcel (back taxes might be equivalent to appraised value)

Housekeeping:

- Updating email addresses
- How do we keep better files?
 - REOS has Verochi file with 2 earlier Hall Appraisals, Copy of Deed, etc.
 - Mike to send REOS all relevant records to have John record a file
 - Amy asked for some records as well
- REOS Minutes have not been posted on Town Website since November 2015

Town Owned Properties:

- Parcel between Sisson and Forest (Lot 8) 3.9acres
 - Has been voted to endorse gift
 - Subdivision approved by ConCom, need to get approval from Natural Resources and Heritage with long list before a shovel can go into the ground
 - Question if development does not go through, does town still get Lot 8
- Parcel on Central Avenue
 - Recreation does not want parcel for any use
 - Should town pursue selling parcel
 - REOS will send mass email to all town departments asking if they have any interest
 - In future if no interest REOS will request to BOS an appraisal
- Amy has interest in town owned properties and will check our list with theirs to be on same page, she will take list to conservation meeting
- Amy has specific interest in the Forest Parcel due to endangered species and wetlands
- Parcel at 0 Depot St.
 - Discussed viable use as single family affordable housing
 - Amy will evaluate to see if it is buildable due to wetlands on parcel

- Marcia to investigate is abutter (P-10) which appears to be abandoned has any liens or money owed to town.
- Queen Anne
 - Need to verify neighboring sold properties
- Would like to fine tune overall list with David Spitz
- Look into Parcel in Headwaters Neighborhood currently under Selectman's control
 - Should that be protected
 - What is the funding

Next Meeting scheduled for 8:30am Friday April 15, 2016

Motion to adjourn: Elaine Shovlin, 2nd: Wendy Woods-Hartwell all in favor

Respectfully submitted by Marcia Thorngate Smith, Acting Clerk