



Town of Fairhaven, Massachusetts
Rogers Re-Use Committee
40 Center Street
Fairhaven, MA 02719

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FAIRHAVEN,
MASS.

Jan 19, 2021

Meeting Minutes

. Sue Loo read open comments regarding open meeting laws per state requirements

Meeting called to order by the chair at 6:30 PM

Present: Keith Silvia, Nils Isaksen, Sue Loo, Doug Brady, Barbara Acksen, Gary Lavalette, Beverly Rasmussen via zoom.

- Nils motioned to nominate Beverly Rasmussen as recording secretary second by Doug Brady. All in favor per roll call vote, Beverly on zoom but unable to unmute, did not vote
- Nils motioned for Doug Brady to be vice chair, second by Keith all in favor per roll call vote. Beverly on zoom but unable to unmute, did not vote
- Nils motioned Sue as Chair, Second by Keith all in favor by roll call vote, Beverly on zoom but unable to unmute, did not vote

Sue explained tonight's meeting agenda and expressed that all people please stick to the topic of the agenda and will allow two minutes for anyone to speak.

Update on Mothballing

Sue Loo reported the town voted to allot \$252,000.00 for mothballing for 8-10 years. The mothball process was on hold since the selectmen entered into an agreement with New England Preservation but since that proposal has not come to fruition and cancelled by the selectman the process of mothballing has begun and is on course and proceeding as planned. The original structure is in solid construction. There were a few roof leaks which has been repaired. The southwest rear exterior and rear side of the building was sprayed with a solvent to help prevent moisture to seeping in thru the bricks. At this time there is no other known structure damage. Mothball exterior process will continue weather permitting. There were no questions on the current mothball process.

Committee chair allotted 2 minutes for the public on zoom to give questions and comments of the Arch Communities Proposal from the public. The company of Arch Communities representative Mr. Reliech declined to attend but asked that we email him any questions and concerns so he could address them when the selectmen place it on the agenda. Mr. Lanangan did attend and speak. The committee is compiling a list of concerns and questions by the public to be submitted to the selectmen. Requested any public questions or concerns be submitted by Jan 25,2021 at 5:00 PM. The selectmen will put the questions and concerns on their agenda and also the Arch Communities proposal on their agenda at their choosing.

Committee member expressed how to contact the committee via email. Barbara express concern at size of building, how they arrived at numbers and figures at and what the materials will be used. Concerned the expansion of the building eradicated the playground. Roof pitch seems higher than the area itself. Concerned many big shading trees will be cut down.

Doug stated that every meeting and from the public comment in the past was that the park not get touched and this building seems to take away a large aspect of the park. Parking was questioned and the number of spaces provided and visitors where do they park. Building is just too big for the compact neighborhood. Stated no one is against the housing proposal it is just this present proposal we are looking at is too big for the area. The rfp stated the building description should appear to the historic town and neighborhood. Just looking at renderings does not appear to follow the rfp. Also what happened after 15 years when the tax credits time line expires and if they will sell the building. Stated that we are just an advisory board to the selectmen and ultimately it is up to the selectman. Based on what is currently submitted the basketball field is gone, baseball field is gone and playground seems to be reshuffled into a smaller area.

Nils: reiterated that parking is difficult already. Will the developers take the front of rogers grass area become a parking lot which is a concern. Reiterated people should email in their questions. The selectman are the ones to decide.

Gary: liked the concept thought it would work well but overall the project is too big in size for the area. Hopefully selectman will discuss with developers to reduce the number to 40 units and his objection is with the location. Feels this is a good concept and again just too big and that somehow something along this line will be needed to attached to the school and this is a good idea. Gary stated the school should be on the registry and they could apply for CPC money but requires deed restrictions. This could save the town in the long run from selling the property to keep in mind.

Keith, everyone seems to have same concern about the size. Keith said from the beginning if they touch the park, he would be against it. Park is well utilized, people playing, he will voice his opinion to selectman at future meeting. If they could cut it back in size.

Beverly has a concern of the new windows and doors is it historical and what is the look of the building. Also a deed restriction.

Numerous comments were made by the public. Some of the comments were Project of apartments too big for the space, Portions of the playground will be taken away, Parking is going to be an issue, need deed restriction, will windows and doors be historical, Fairhaven need additional affordable housing and we do need additional housing for people to live in who have to move out of their current house. This hopefully can be evolved into something the community will like. Mr. Lanangan stated he

would enhance the park and will take into consideration all comments from the public, design and enhancements can be discussed, but it does have to be in this current size in apartments due to financial feasibility. Public comments feel something has to happen to the area and don't want it to come down and to consider it in some fashion. Concerns of process and materials, and what revenues to the town, and any expected costs. How much input will the town actually have once it is sold to the group. The town needs handicapped accessible housing. Several people suggested community input.

Doug Brady advised and encouraged everyone to email their question and comments to the Rogers committee which will be compiled, and forwarded to the developer and selectmen for input so they can address when the selectmen put it on their agenda.

Barbara made a motion to not recommend the currently stated proposal and size stated the selectman. Second by Nils. All in favor by roll call vote.

The chair made a motion to review entertain any and all aspects or a revised new proposal if they wish when submitted by Arch Communities based on community input of questions and concerns. Second by Gary All in favor by roll call vote.

Committee expressed that they are not responsible to stopping any proposals just recommend that based on community input

and questions that the proposer review and if wishes to revise the proposal. Mr. Lanangan asked for all the feedback and will come back with some revisions.

Nils asked Mr. Lanangan to show how to keep the park and existing trees in his next proposal. Chair reiterated please submit any questions.

Gary asked for how fast a turnover can be made for new revisions. Mr. Lanangan is working on it and perhaps two weeks. They will also speak with the Historical Society and address community concerns and questions. Gary asked they direct to Historical Commission and not the Historical Society.

Keith understands the direction they are going and looks forward to seeing the revised proposal. Mr. Cox wished to thank Kevin who has been putting a lot of work in ensuring all help to everyone and doing a great job. Gary stated he thinks majority of people like the housing and hope thru negotiations the project will do well in the future.

Other business:

The request was made by the public to ensure all documents are on the website for people to review.

Once questions are submitted they will be put on the town website under the Rogers committee and also sent to the selectmen and Arch Communities.

Doug made motion to adjourn, second by Nils all in favor roll call vote.

A next meeting will be scheduled once the selectmen decided to put it on their agenda.

Respectfully submitted Beverly Rasmussen.

A handwritten signature in black ink, consisting of two large, overlapping loops that resemble a stylized 'B' or a calligraphic flourish.

