

Walsh Committee

Meeting Minutes

September 29, 2021 meeting



Attending members: Paul Wisotzky and Fred Gaechter, co-chairs; Christine Markowski, Jane Lea; Betty Gallo; Susan Howe; Hannah King; Morgan Clark; Russell Braun; Eileen Breslin; Craig Milan; Todd Schwebel; Steve Wynne; Kenneth Oxtoby; Stephanie Rein (Select Board liaison).

Attending staff: Darrin Tangeman, Town Manager; Kelly Clark, Assistant Town Manager; Barbara Carboni, Town Planner

Co-chair Paul Wisotzky opened the meeting and gave instructions on remote participation. Several members advised that they had not received the meeting link and had to log in from website. Co-chair Wisotzky said that there had been a communication issue and that in future everyone would receive meeting link by email. Co-chair Wisotzky noted the new platform of GoToMeeting and asked if anyone had any questions. There were none.

Co-chair Gaechter conducted roll call.

The minutes of the prior meeting (September 8, 2021) were approved without amendment.

Co-chair Wisotzky reviewed the meeting objectives.

Co-chair Wisotzky noted that CBI had done a lot of great work in setting up the Committee and in facilitating meetings. CBI and the Town have mutually agreed that for the work the Committee is now doing, CBI's expertise is not needed. CBI will step back; they may return for facilitation purposes in the future.

Town Planner Carboni advised that a scope of services had been prepared to obtain services from the engineering firm Tighe and Bond, to evaluate the property's regulatory and other constraints on the development of the property. Intent is to have their report in 6 weeks.

Co-chair Gaechter led discussion of community outreach efforts. He had done about 10 interviews so far. Member King noted that the upcoming Fall Festival will be great opportunity to table and reach people there. Member Howe stated that at a meeting of the group One Truro, the [Walsh] survey was discussed, and several members had filled out the survey. Member Gallo stated that she had signed up for Puma Park; had met one individual from New York. She will try again at an after-school time. She further noted that Library was closed; she will go back when it is open. Member King suggested 3-5 pm.

Co-chair Gaechter noted that the online joint survey [with Walsh Committee and Truro Housing Authority questions] would be going up and would continue through October. Member Clark expressed concerns about data/survey instrument. Co-chair Gaechter noted that survey results would be added to discussion and were not intended as scientific. Member Gallo suggested that the joint survey could be

conducted at meetings of other groups. She further suggested that members of the different committees could approach people together.

Co-Chair Wisotzky and Assistant Town Manager Clark noted that an email had been sent to members regarding expiration of appointments on October 13<sup>th</sup>; all must reapply, and it is hoped that all members will reapply. Reappointments would be handled at Select Board meeting by consent agenda; no need to attend. Several members noted that they had not received email. Note was made. Select Board had also discussed the Committee's membership number, now at 15; it would remain that going forward. Select Board would do any future interviews. The organizational plan may be altered.

Co-chair Gaechter led discussion of draft work plan. This is not a final document; it is intended to be living document and starting point for discussion. He had started with end goal: April 2023 Town Meeting, and backing up from there, came up with draft work plan back to current time. A determinant is Town Meeting schedule; the deadline for submitting something for consideration is a couple of months before Town Meeting. Committee has started with outreach; will now start to work with engineering and design firm and fate/use of existing buildings. Then the Committee will engage in discussion of uses for whole property. There will be new iterations of the plan.

Member Braun asked whether Tighe and Bond has staff other than engineers, such as site design, landscape, etc. Town Planner advised yes. Co-chair Gaechter stated that Committee could take stock at second phase and see if we want to stick with them or find another firm. Town Manager Tangeman noted that Tighe and Bond is also consulting on the LCPC and will be providing a wide range of relevant information. Member Markowski stated that Committee needs to get public input now, before results back from study. Co-chair Gaechter noted that for first Town Meeting, only topic will be existing buildings.

Member Clark stated that surveys are not best way to get good data and it does not make sense to do outreach in summer months. Charettes and focus group better. Member Howe noted that the survey is means of starting conversation; it can be done in person and on phone. Member Clark stated that this nondiverse group talking to friends doesn't capture everyone in Truro; she is more interested in community-wide efforts. Co-chair Gaechter noted that there is agreement on that point. Co-chair Wisotzky noted that outreach is not an "either/or"; it's an "and"; a variety of methods is needed. Committee will continue to figure out ways to engage community. Member Breslin stated that it would be helpful to know demographics of Truro; understanding composition of the Town will help gain representative sample and meet metrics. Co-chair Gaechter noted that these comments would be taken into consideration in amending the work plan.

Co-chair Gaechter asked if Committee members want to go to two meetings a month? It is frustrating to get to the end of two hours a month without getting a lot done. Member Gallo in favor, but will it be worth meeting before engineering results? Member Clark noted that the Committee has other things to talk about – are we still operating on the consensus basis? How are we relating to each other? There is value to meeting more often. Co-chair Wisotzky agreed and asked staff when in person meetings could resume? Town Manager Tangeman stated that a hybrid meeting format would be ready

in a few weeks, in community center and in Select Board room. Co-chair Gaechter requested suggestions for additional agenda items for next meeting. These were raised: demographic information; input from public. Member Lea stated that she had submitted survey; where had it gone? Town staff will resolve; possibly CBI. Co-chair suggested 2<sup>nd</sup> and 4<sup>th</sup> Wednesdays for meeting, Planning team will figure out whether to hold two meetings next month.

Co-chair Wisotzky led discussion of finalizing questions for the joint survey. The Local Comprehensive Plan Committee (LCPC) has been working with consultant to draft questions, including demographics. There is announcement of survey with link in tax bill; people directed to survey. Discussion ensued on how to modify this Committee's interview/survey for inclusion in the joint survey; should questions be combined, or broken out for granularity? Member Clark suggested that food systems be added to response list. Co-chair Wisotzky noted that response list would be alphabetized. He further noted that a link to survey will be present in many places; there is ability to prevent or deter multiple surveys from same person; exception can be made for submissions from Library. He further noted that the responses will let us know who we are not hearing from; the Committee can figure out how best to reach them.

Public comment: there was none apart from Committee members. Member Lea recognized how much work the co-chairs and Town staff have been doing; it is appreciated. Member Howe asked what should be done with [Walsh?] surveys; input somewhere? Co-chair Wisotzky stated that we would figure it out. Member Clark stated that in her experience, senior volunteers had entered info. Member Markowski offered to do data entry. Co-chair Gaechter advised that surveys should be dropped with Noelle.

Further discussion of topics for future meeting: demographic information. Member Schwebel: existing models of affordable housing developments. Member Clark: process issues/how things are decided; also, Committee members speaking on their inspiration/ideas. Member Braun: an individual had asked if he could give presentation on cohousing. Member Breslin: hear pilot data.

The meeting was adjourned.

Prepared and respectfully submitted by Barbara Carboni, Town Planner

