



**TOWN OF  
GROTON**  
173 Main Street  
Groton, MA 01450

**Community Preservation Committee**

Richard Hewitt, Chair – at large  
Aubrey Theall Vice Chair – Historical Commission  
Bruce Easom, Treasurer – Conservation Comm.  
Carolyn Perkins, Clerk – at large  
Phil Francisco – Planning Board  
Daniel Emerson – Housing Auth.  
Rob Foley – Parks Commission

**MEETING MINUTES**

Date: Monday, January 26, 2026  
Time: 7:00 PM  
Location: Held via Zoom  
Members Present: Dan Emerson, Aubrey Theall, Richard Hewitt, Bruce Easom, Carolyn Perkins, Phil Francisco, Anna Eliot  
Members Absent:  
Others Present: Micaela Moore, Megan Donovan

---

**The meeting was called to order by chair, Richard Hewitt, at 7:02 PM.**

---

**Discuss 2027-06 Petapawag Housing Eligibility-** Richard Hewitt summarized the questions of eligibility for this project from the last meeting. The board wanted to wait for Dan Emerson. Micaela Moore read an email from Mr. Emerson stating that he would be signing on late and that there was no update. Aubrey Theall suggested that they should postpone a vote on the issue; Bruce Easom and Carolyn Perkins agreed. When Mr. Emerson joined, he stated that there is going to be a housing authority meeting on Thursday, January 29th, and he will get back to the board on what is decided.

**Discussion of Budget-** The board discussed the lack of a formal policy against having multiple debt projects at once. The board also discussed scoring. The board discussed different funding outcomes and possibilities based on potential scoring outcomes with multi-year funding requests. Bruce Easom stated that the last update he received was that the debt on the middle school track is \$627,000, with \$28,000 additionally for FY26 interest. These are the numbers it is suggested the CPC should use until further bonding information is attained. Phil Francisco brought up that the board has been discussing the options of how the middle school track will be paid off. Mr. Hewitt stated that it is important to find out how much funding will be available for projects this cycle.

**Discuss Written Feedback for:**

**2027-01 Electrical Upgrade of the Prescott School-** The board agreed to include the ask for the lights to be dark sky compliant and to include letters of support. Megan Donovan stated that they are requesting less than \$10,000.

**2027-02 Accessibility, Renovation and Restoration Improvements at Cow Pond Brook Fields-** The board discussed the multi-year funding that would be needed. The board agreed to see scaled-back staged options, letters of support from the Selectboard and the Finance Committee, and input from police and fire on traffic patterns. Anna Elliott stated that the Selectboard just unanimously voted to support the article and that the contractor has met with the police and fire chief during planning. Ms. Elliott stated that the bid specs, when they are sent out, will contain alternates for different

aspects of the plan. Mr. Hewitt brought up that some of the user groups have concerns with parking and traffic.

**2027-03 Conservation Fund 2027-** The board agreed to include the need for letters of support and to consider lowering their asking amount.

**2027-04 Housing Coordinator FY27-** The board agreed to include the ask for letters of support.

**2027-05 Pollinator Pathway Garden-** The board agreed to include the request for the project's breakdown into two parts, to include continuity, new quotes, and the reasoning behind needing the irrigation.

**2027-07 FY27 Housing Funds Request-** The board agreed to include the need for letters of support and to consider lowering their asking amount.

**2027-08 Cutler Softball Field Establishment-** The board agreed to include an explanation for what they are asking for and to include more letters of support.

**2027-09 Boutwell Playground Renovation-** The board discussed the multi-year funding that would be needed. The board agreed to include consideration of lowering the asking amount and to get more letters of support. Bruce Easom also brought to the board that a management plan should be included for the duration of the work on the project, not just maintenance after the project is completed. Aubrey Theall also brought up that other funding would enhance the application. The board agreed that all projects should try to find additional funding sources.

---

#### **NEW/OLD BUSINESS**

- **Budget Discussion-** No other updates.
- **Sign Invoices/ Project Closeout Letters-** The board agreed to sign closeout letters for 2022-03 Non-Point Sources of Pollution in Lost Lake Knops Pond Watershed, 2023-04 Nashua Riverwalk, and 2026-10 Prescott Community Center. The board stated they were okay with waiting to sign until the next meeting when the board is in person. Micaela Moore stated that there was an invoice for 2026-15 that required a signature before the next meeting. Carolyn Perkins brought up the idea of letting one person sign for this invoice if a majority cannot get in. Anna Eliot volunteered to be the signatory person. Carolyn Perkins motioned that Anna Eliot be designated to represent the board's signature for this invoice; Dan Emerson seconded the motion. The motion passed with six votes, with Bruce Easom voting against.
- **Next public meeting -** Monday, February 9th, at 7:00 PM.
- **Upcoming Meeting Decision-** Not discussed.

---

**Bruce Easom moved to adjourn the meeting at 7:40PM. Anna Eliot seconded, and the motion carried by unanimous vote.**

---

Respectfully submitted by Micaela Moore, Inter-Departmental Assistant

Approved: \_\_\_\_\_ 2/9/2026 \_\_\_\_\_