



Lowell City Council

Finance Joint with Neighborhoods SC Minutes

Michael Q. Geary
City Clerk

Date: February 9, 2022
Time: 6:00 PM
Location: Council Chamber, City Hall / Zoom(Hybrid)

PRESENT:

Present on Roll Call were Finance SC members C. Scott, C. Gitschier and C. Robinson; for Neighborhoods SC members C. Mercier, C. Gitschier, and C. Jenness. Also present C. Drinkwater (Zoom), M. Chau, Eric Slagle (Insp. Services) and Christine McCall (DPD)

MEETING CALLED TO ORDER:

C. Mercier called the meeting to order noting those in attendance and the purpose of meeting regarding Community Preservation Act (CPA) funding.

ORDER OF BUSINESS:

C. Mercier opened meeting up to public and following provided presentation regarding funding under CPA.

OPEN SPACE:

Improve Clemente Park – Applicant Clemente Park Committee (John Cheam). C. Mercier commented on the open space. C. Scott questioned the budget of the project. Ms. McCall commented on costs of project and funding from other sources. C. Robinson question the use of Block Grant Funding. Ms. McCall noted available other sources as park is well used.

Whistler House Museum of Art, Park and Courtyard – Applicant Whistler House Museum of Art (Sara Bogosian). C. Gitschier noted that when trees are removed they should be replaced. Ms. Bogosian noted that was the case with this project. C. Scott commented on the open space restrictions. Mr. Slagle noted they are included in each application.

Protecting Lowell's Last Farm – Applicant Lowell Parks & Conservation Trust (Jane Calvin); Mass Audubon (Renati Pomponi); Mill City Grows (Ali Jacobs). C. Scott questioned the time frame for project and if conveyance is not done will money revert back to the City.



COMMUNITY HOUSING:

555 Merrimack Street – Applicant Coalition for a Better Acre (Claire Rycker). C. Jenness commented on the positive effort of the group. C. Gitschier questioned if money comes back to the City. Ms. Rycker noted that organization would not the sell the property and it is only used for that purpose. C. Scott questioned costs. Ms. Rycker outlined the costs.

CTI: A Place to Live Lowell – Applicant Community Teamwork, Inc. (Karen Frederick).

Acre Crossing – Applicant Arce Crossing, LLC (Francey Slater). C. Mercier requested that petitioners make presentations available to all Councilors. C. Gitschier questioned if there were deed restrictions on the properties. Ms. Slater noted they were as it is part of the Mass Housing Program. Steven Joncas (petitioner) commented on the restrictions and there means of operation. C. Scott questioned how down payment part of the program worked. Mr. Joncas noted it was a zero interest loan. C. Gitschier noted issues he had with subsidy. C. Jenness questioned the subsidy program and how it operated. Ms. Slater outlined the subsidy procedure. Mr. Joncas noted any restrictions goes away after 15 years.

One+ Lowell – Applicant Merrimack Valley Housing Partnership (Kathy Mercado). C. Scott questioned interest buy down program. Ms. Mercado outlined the program and its preferred use for the grant. Adam Baacke (CPA Committee-Chair) was note sure this program was part of the application.

HISTORIC PRESERVATION:

1827 Bell and Wheel Repair – Applicant First United Baptist Church. C. Mercier read letter into the meeting from petitioner who was unable to attend.

Downtown Lowell Building Restoration Fund – Applicant Lowell Development and Financial Corp. (Alison Lemay). C. Mercier requested list of properties that were awarded funding. C. Scott noted report provided to ensure accountability. Mr. Baacke noted all applicants are subject to reporting. Mr. Slagle noted they would provide updated reports.

City Hall Stained Glass Restoration – Applicant City of Lowell (Steve Stowell). C. Jenness questioned the time and scope of project. Mr. Stowell noted it would be phased project and outlined windows to be restored. C. Mercier commented on the beauty of the windows.

80 Gorham Street (Structural Façade Restoration) - Applicant New Gorham, LLC (Leo Monteiro). C. Mercier noted the building is unique and is pleased to assist with restoration. C. Gitschier noted it was the perfect use of CPA funds. Mr. Monteiro noted the total cost of project is 2.4 million. C. Scott recognized the substantial investment by the applicant. C. Jenness noted the



building is different and was pleased with the plan to restore. C. Robinson noted commitment to the neighborhood.

C. Jenness recognized and thanked the CPA Committee for their effort. C. Mercier noted votes will be before Council on February 15, 2022.

ADJOURNMENT:

Motion to Adjourn by C. Gitschier, seconded by C. Scott. So voted.

Meeting adjourned at 8:00 PM.

Michael Q. Geary, City Clerk
