



**Town of Barnstable**  
**COMMUNITY PRESERVATION COMMITTEE**



[www.town.barnstable.ma.us/CommunityPreservation](http://www.town.barnstable.ma.us/CommunityPreservation)  
 Email: CommunityPreservationCommittee@town.barnstable.ma.us

Committee Members

Lindsey B. Counsell – Chair • Tom Lee – Vice Chair • Marilyn Fifield – Historical Commission • Terry Duenas – At Large • Katherine Garofoli – At Large  
 Stephen Robichaud – Planning Board • Tom Lee – Conservation Commission • Vacant – Recreation Commission  
 Deborah Converse – Housing Authority • Farley Lewis – At Large • Vacant – Town Council Liaison

**Monday, August 21, 2023**  
**Regular CPC Meeting APPROVED Minutes**  
**Remote Access Meeting via Zoom Link: <https://zoom.us/j/82803359826>**  
**5:30 PM**

<b>Lindsey Counsell – Chair</b>	<b>Present</b>
<b>Marilyn Fifield – Clerk</b>	<b>Present</b>
<b>Terry Duenas</b>	<b>Absent</b>
<b>Tom Lee-Vice Chair</b>	<b>Present</b>
<b>Katherine Garofoli</b>	<b>Present</b>
<b>Deborah Converse</b>	<b>Absent</b>
<b>Stephen Robichaud</b>	<b>Absent</b>
<b>Farley Lewis</b>	<b>Present</b>

With a quorum present, Chair Lindsey Counsell called the meeting to order at 5:30 pm and read: “Please note that tonight’s meeting is being recorded and broadcast on the Town of Barnstable’s Government Access Channel. In accordance with MGL Chapter 30A, s. 20 the Chair must inquire whether anyone else is recording this meeting and to please make their presence known.” No one present was recording the meeting.

**Call to Order (Roll Call)**

Present: Marilyn Fifield – **yes**, Katherine Garofoli – **yes**, Tom Lee – **yes**, Farley Lewis – **yes**, and Lindsey Counsell – **yes**. Absent: Terry Duenas, Deborah Converse, and Stephen Robichaud.

**Minutes**

The motion of Marilyn Fifield was seconded by Katherine Garofoli to approve the draft July 17, 2023, Annual Community Preservation Committee Meeting Minutes as submitted. Motion carried with a roll call vote: **Yes – 5, No – 0.**

The motion of Marilyn Fifield was seconded by Katherine Garofoli to approve the draft July 17, 2023, Regular Community Preservation Committee Meeting Minutes as submitted. Motion carried with a roll call vote: **Yes – 5, No – 0.**

**Letters of Intent**

- **Letter of Intent received from the Historical Society of Santuit and Cotuit (HSSC) requesting \$1,825 in Community Preservation Historic Preservation funds for their “German POW Bottle Project” which involves the**

**restoration of a time capsule buried by German POWs held at Camp Edwards during WWII and found at Point Isabella in Cotuit. The total restoration project cost is \$2,375, with \$550 having been raised by HSSC. The Barnstable Historical Commission determined this artifact to be historically significant on July 18, 2023, and the restored artifact will become part of an existing permanent display about Camp Candoit at HSSC.**

Ms. Cindy Nickerson, Curator/Archivist of the Historical Society of Santuit and Cotuit (HSSC), explained that landscaper Shane Adams of Marstons Mills found a Grenada wine bottle in January buried about 20 feet above sea level in a hillside while working at Point Isabella in Cotuit. He noticed a message written on the reverse side of a Quaker cereal box inside. He could make out “*POW 1944 Camp Edwards*” along with three German names. He knew this was the location of Camp Candoit during WWII and that German POWs had been housed at Camp Edwards during this time. He recognized the bottle’s historical value and brought it to the Historical Society and notified the *Cape Cod Times* and other news media.

Ms. Nickerson said that the flurry of media attention showed that this artifact had the potential to spark public interest in Cotuit history. She provided background, saying that Camp Candoit was constructed in 1942 when Cotuit Harbor became the site of the Army’s training for amphibious craft before they took the vessels to North Africa. She said that she took the bottle to Northeast Document Conservation Center in Andover in late March where the message was treated and pulled from inside the bottle out without damage. She felt that the POWs created the bottle as a time capsule when they were dismantling Camp Candoit in 1944.

Ms. Nickerson said that they hope to display the fragments under UV-filtered glass as part of the Camp Candoit exhibit along with a facsimile of the fragments rolled and inserted into another bottle to show how it looked when discovered. She said they also hope to contact the families of the POWs about this discovery.

**The motion of Katherine Garofoli was seconded by Tom Lee to move the Historical Society of Santuit and Cotuit’s request for \$1,825 in Historic Preservation funds to the Application stage. Roll call vote: Marilyn Fifield – yes, Katherine Garofoli – yes, Tom Lee – yes, Farly Lewis – yes, and Lindsey Counsell – yes. Motion carried: 5 – Yes, 0 - No.**

**Applications:**

None.

**CPC Administration Funds:**

Approval of the CPC members to authorize expending up to \$10,000 in CPC Administration funds for required title work for parcels related to the Cape Cod Rail Trail mitigation. The five CPC members present indicated approval of the use of CPC Administration funds for this legal work.

**Correspondence Received:**

None

**Project Updates:**

Chair Counsell provided the following updates:

- An updated CPC vote is required regarding a Mass. Division of Fish and Wildlife Conservation Restriction (CR) for the Mills Property, Mashpee. This CR will then be forwarded to the Town Council for final review and approval and, when complete, the acquisition of the one-half interest in the 15-acre parcel can be scheduled. Funding was previously approved in 2007, and we have been waiting for the CR to be ready. The CPC is granting the gift of a CR to the Commonwealth for the 15 acres, and the Santuit Pond Conservation Area will then total 308 acres.
  - **Motion of Chair Counsel seconded by Tom Lee:  
Move that the Barnstable Community Preservation Committee request the Barnstable Town Council to grant a gift of a Conservation Restriction to be placed on approximately 15.24 acres of land known as the Mills Parcels to be held by the Commonwealth of Massachusetts acting through its Department of Fish and Game in accordance with Chapter 149 of the Acts of 2013, said Conservation Restriction to be effectuated by means of an amendment to the consensual order of taking of a Conservation Restriction on the adjacent 293-acre property co-owned by the Towns of Barnstable and Mashpee dated June 12, 2002, and recorded at the Barnstable County Registry of Deeds at Bk 15305, Pg 123, by which amendment said 15.24 acres will be added to said Conservation Restriction, also requesting the Town Manager to schedule a Public Hearing with the Barnstable Town Council for consideration of the gift of this Conservation Restriction.  
Roll Call Vote: Marilyn Fifield – yes; Katherine Garofoli – yes; Tom Lee – yes; Farley Lewis – yes and Lindsey Counsell – yes. Motion carried: 5- yes; 0 - no.**
- Work continues on the Historical Society of Santuit and Cotuit (HSSC) building.
- Appraisal for 2320 Meetinghouse Way, West Barnstable, has been received along with analysis of its water production potential. Have not located a consultant to review property for potential community housing. It was noted that there is not a timeline on this property.
- Wheeler Road Grant Application submitted, and it is anticipated that results will be announced in October or November 2023. CPC recommendation has been to schedule on a Town Council agenda in November.

### **Member Discussion:**

- Online Conflict of Interest Training required to be completed under Open Meeting Law this Fall
- Election of Officers – September 18, 2023, CPC meeting.
- Discussion regarding Community Preservation Committee requirements to be included in the final draft of the CPC Plan for FY 24.
  - Massachusetts Historical Commission determination of eligibility for the required Historic Preservation Restriction prior to consideration of CP funding of historic rehab. proposals.
  - Execution of a Grant Agreement that establishes and outlines requirements for the grant.

- CPC agreed to hold the September 18, 2023, CPC meeting remotely.

**Public Comment:**

None

**General Discussion:**

None

**Adjournment:**

**Motion was made by Tom Lee and seconded by Katherine Garofoli to adjourn. Roll Call Vote: Marilyn Fifield – yes; Tom Lee – yes; Katherine Garofoli – yes; Farley Lewis – yes; Lindsey Counsell – yes. Motion carried: Yes – 5, No – 0. Meeting adjourned at 6:02 p.m.**

***Next Regularly Scheduled CPC September 18, 2023***

***List of documents/exhibits used by the Committee at the meeting:***

Exhibit 1 –CPC Agenda, August 21, 2023.

Exhibit 2 –Draft CPC Regular Meeting Minutes from the July 17, 2023, meeting.

Exhibit 3 – Draft CPC Annual Meeting Minutes from the July 17, 2023, meeting.

Exhibit 4- Letter of Intent – Historical Society of Santuit & Cotuit “German POW Bottle Project”.

Respectfully submitted,  
Ellen M. Swiniarski  
Community Preservation Coordinator  
Planning & Development Department  
*and edited by CPC Clerk Marilyn Fifield*

Please Note: The list of matters is those reasonably anticipated by the chair, which may be discussed at the meeting. Not all items listed may be discussed and other items not listed may also be brought up for discussion to the extent permitted by law. It is possible that if it votes, the Committee may go into executive session. The Committee may also act on items in an order other than they appear on this agenda.

**\* Public files are available for viewing during normal business hours at the Community Preservation office located at 367 Main Street, Hyannis, MA**