

## Community Preservation Committee

Dec 18, 2025

Meeting called to order at 7:31 PM

The meeting was held remotely.

Members Present: Matteo Pangallo, Rita Farrell, Henry Geddes, Beth Willson, Clif Read

Members Absent: Allen Hanson

Public. Bridget Likely (Kestrel), Scott Kahan, Cat Hilton,

1. Review and vote on minutes of the November 20, 2025 meeting  
Wilson moved to approve, Read second  
Farrell aye, Puleo abstain, Wilson aye, Geddes aye, Read aye, Pangallo aye  
Motion passes
  
2. Discuss and vote on Determinations of Eligibility
  - a. Regional Affordable Housing Coordinator –
    - i. Call with Stuart and other communities to discuss. It was not supplanting FRCOG staff time. Other communities are Leverett and Shelbourne, specify who is overseeing this person
    - ii. Motion to support this DOE – Farrell, second Read  
Farrell aye, Puleo aye, Wilson aye, Geddes aye, Read aye, Pangallo aye
  
  - b. Preservation of gazebo at Elliott Park and repair of shed.
    - i. Materials are what they are applying for and the Town Building Committee will do the work
    - ii. Motion to support this DOE – Farrell, second Read  
Farrell aye, Puleo aye, Wilson aye, Geddes aye, Read aye, Pangallo aye
  
  - c. South Brook Conservation Area Expansion by the Conservation commission to purchase an approximately 9 acre land parcel.
    - i. This is essentially a building lot. Don't have final confirmation with the family to sell, this could come in the new year. The conservation restriction would be put on some of the land and a housing lot would be carved out of this. Kestrel Land Trust will do all the surveying and deed restriction review etc. They will also take care of subdividing the property. Environmental assessment and title search of the 9 acres parcel has been completed by Kestrel Trust. Appropriate to consider it under all 3 areas of money.
    - ii. Motion to support this DOE – Puleo, second Read  
Farrell aye, Puleo aye, Wilson aye, Geddes aye, Read aye, Pangallo abstain

Applications are due on February 9<sup>th</sup>.

3. Unanticipated business - none

Adjourn - Motion to adjourn by Farrell, second Read

Farrell aye, Puleo aye, Wilson aye, Geddes aye, Read aye, Pangallo aye

Motion passes

Meeting adjourned at 7:53pm

**Shutesbury Community Preservation Committee  
Proposed Calendar for FY2026**

|                   |   |
|-------------------|---|
| October 16, 2025  | Public hearing about Community Preservation Plan Meeting to update Community Preservation Plan, DoEs, and Application |
| October 17, 2025  | Town-wide & all-committee emails and press release inviting applications  |
| November 20, 2025 | Meeting to address questions from potential DoE submitters  |
| December 8, 2025  | Deadline for DoEs   |
| December 18, 2025 | Meeting to discuss and vote on DoEs   |
| January 15, 2026  | Meeting to address questions from potential applicants  |
| February 9, 2026  | Deadline for Applications   |
| February 19, 2026 | Meeting to ask questions of Applicants  |
| March 19, 2026    | Meeting to discuss and vote on Applications   |
| April 2, 2026     | Meeting to draft and vote on warrant articles   |
| May 7, 2026       | Meeting to draft and vote on grant agreements   |