



Town of Tewksbury  
**MINUTES**

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Committee: Tewksbury North and Trahan School Reuse Committee

Date: Feb. 3, 2022

Time: 6:30 pm

Location: Town Hall

Members & Staff present: Jay Kelly, Kristin Smith, Bridget Garabedian, Bruce Shick, Lorna Garey, Kayle Biagioni-Smith

Members not present: Robert Fowler, Ken Duffett

The meeting was called to order at: 6:30 pm

Meeting Motions / Actions and Summary of Discussions:

**1. Residents for public comment**

None

**2. Approval of minutes**

Minutes from the Dec. 16, 2021 meeting were reviewed and approved with no adjustments.

Motion to approve minutes: Jay Kelly. Seconded by Kayla Biagioni-Smith. Motion carried 5-0 with Bruce Shick abstaining.

**3. Discuss follow-up plan to engage with boards and committees**

Jay Kelly suggests we ask Jeanine Tamboli, who works with the Select Board, to send an email to other town boards and committees to determine their interest in meeting with the Reuse committee. Bruce suggests that given the number of boards and committees that we invite more than one to meet at a given time.

Jeanine will offer our meeting dates on the first and third Thursdays of the month, March through May. We will request one or two representatives, no more than two committees per meeting, with a 30-minute limit on speaking. First come, first served on dates. We will provide via Jeanine a list of things to know, such as square footage and zoning. Expectation is that not all boards and

committees will wish to come in person. We will provide an option for written commentary and for individuals to join us via WebEx.

We will summarize the outcome of discussions and present them in our minutes on an ongoing basis.

Jay to provide bullets, Kristen and Lorna to produce a letter for Jeanine.

The focus will be on boards and committees first, then residents at large. We will take the structured feedback from our board and committee meetings to provide structure to the resident feedback sessions. We will use June to prepare with Alexandra Louder a survey to field to residents. We will also consider visioning boards and sessions at the library and other venues during the summer. Aim is to roll out a survey in mid-August. We will place a strong focus on resident feedback between Sept. and Dec.

Survey should seek to prioritize possible uses, such as selling parcels, open space, municipal use such as a dog park, etc. Not too open ended.

The final work product is a document with findings.

Motion to approve: Bridget Garabedian. Seconded: Bruce Shick Motion carried 6-0.

### **3. New business**

Jay asks about a reorganization. The committee will consider.

Bruce points out that having the buildings sit empty could cost hundreds of thousands annually. Without maintenance the buildings will fall into disrepair. There is also a safety and liability issue, and insurance costs rise when buildings are empty. He suggests developing a plan to decommission the facilities.

Kayla suggests seeking EPA demolition grants, particularly for the North St. as it's adjacent to wetlands. Jay will discuss this with assistant town manager Steve Sadwick. We will also touch base with Billerica's town manager, as that town is in a similar position.

Bridget recommends looking into the playgrounds. These were built with CPA funds and so have restrictions around what can be done with them in terms of moving/decommissioning.

Kristen asks about gaining access to grant databases. The school departments have a grant writer. Jay will add that to the list of questions for Steve Sadwick.

The committee suggested their ideas, which include open space/recreation, affordable housing, a maker space if a school could be saved combined with senior housing, a ghost kitchen, a half-shell with performances, a community garden and a cemetery.

#### 4. Adjournment

Motion to adjourn: Bruce Shick. Seconded by Bridget Garabedian. The motion carried 6-0.

Meeting was adjourned at 7:05 pm

Next meetings 1st & 3rd Thursdays through 2022:

March 3 & 17

April 7 & 21

May 5 & 19

June 2 & 16

July 7 & 21

August 4 & 18

Sept. 1 & 15

Oct. 6 & 20

Nov. 3 & 17

Dec. 1 & 15

Time: 6:30 pm

Place: Town Hall

Minutes approved by Committee on:

MARCH 3, 2022

(Date)