



Bob DiRico, Interim Chair  
Dennis J. Duff  
Allison Eck  
Allen Gallagher  
Abigail Hammett  
Marissa Mayo  
Jamie O'Connell  
Amy Plovnick  
Matthew Walter

## CITY OF WATERTOWN Community Preservation Committee

**Minutes of CPC Meeting Thursday, February 2, 2026, at 7 PM** held in hybrid format in the Lower Hearing Room of City Hall.

**Committee Members Present:** Bob DiRico, Interim Chair; Dennis J. Duff; Allison Eck; Allen Gallagher; Abigail Hammett; Marissa Mayo; Jamie O'Connell; Amy Plovnick; and Matt Walter.

**Others Joining:** Lanae Handy, Community Preservation Coordinator

### 1. Call to Order

Bob DiRico called the meeting to order at 7:01 PM and noted it was being held in a hybrid format per the Governor's order suspending certain provisions of Open Meeting Law.

### 2. Community Preservation Coalition CPA Training by Stuart Saginor

The Community Preservation Coalition CPA training is attached to these minutes.

CPC members inquired about the distinction between capital improvements and maintenance on historic projects. Stuart pointed out the statute defines capital improvements and improvements must be attached to the building. For instance, things like furnishings that can be moved away are not eligible expenses. However, painting in concert with capital improvements are eligible and paint analysis could be part of the project. Committee members also asked about doing projects on state land. Stuart mentioned that doing so was allowable and many fine projects had been performed on DCR-managed property.

This led to a discussion about outreach to DCR and other entities because there was a dearth of applications in the last round. Stuart said though CPC did not initiate projects they could speak to DCR and non-profits to generate interest in applying

for CPA funds. Further, the CPC discussed being proactive regarding housing applications. Stuart asked about outreach to affordable housing developers in Watertown. Lanae replied that there was one regional developer, MetroWest, but it was difficult to find a site that could support 40 or more units in Watertown. She also pointed out that of the over \$11 million in funding recommended by the CPC, \$7.5 million had been recommended for housing.

### 3. Adjourn

**Motion:** Dennis J. Duff moved to adjourn, and Allen Gallagher seconded the motion.

**Vote:** Allison Eck, Jamie O'Connell, Matt Walter, Amy Plovnick, Bob DiRico, Allen Gallagher, Marissa Mayo, Abigail Hammett, and Dennis J. Duff voted in favor.

**Adjournment: 9:27 PM**

#### **Attachments:**

1. [Community Preservation Coalition Training Presentation](#)