BACKGROUND
The Community Preservation Act (M.G.L. Chapter 44B, CPA) provides for communities to create a local Community Preservation Fund financed by a 3% surcharge (less the first $100,000 of assessed value) on each property tax bill. The statute provides for certain exemptions such as for low and moderate income property owners. 10% of estimated revenues are allocated annually to each of the three CPA areas: Community Housing, Historic Preservation, and Open Space and Recreation; and 5% for Community Preservation Committee expenses. The balance is allocated to a fund entitled Undesignated Fund Balance, which may also be expended on eligible projects.

The Town of West Newbury voted to approve the provisions of the Community Preservation Act on October 17, 2005, and approved a Ballot Question to approve the Act on May 1, 2006, with a 3% surcharge.

Under the statute, there is a state match which comes from fees assessed on Registry of Deeds transactions, which is annually distributed to CPA communities.

The Community Preservation Committee must determine if a submitted project is eligible, approve it for funding, and then a project is voted on at Town Meeting. For more information, see the CPC webpage at www.wnewbury.org.

SUMMARY OF FUNDS

Revenues collected for Fiscal Year 2018 are as follows:

Receipts from Surcharge: $307,465.00
Tax Liens Redeemed: 301.00

Earnings on Investments: $12,512.00
SUBTOTAL $322,028.00

(State: 2018 Revenue Statement, prepared by the Town Accountant)

State Match: $102,706.00 (Based on FY 2017 CPA Revenues, but Received in FY 2018. The State Match was 34.4% of Surcharge Funds received in FY 2017.)

TOTAL $422,984.00

The Available Balance in the CPC Account as of June 30, 2018 is:

Community Preservation Committee, Town of West Newbury, Annual Report Fiscal Year 2018
Fund Balance Reserved for Community Housing: $199,815
Fund Balance Reserved for Historic Resources: 138,392
Fund Balance Reserved for Open Space and Recreation: 342,144
Fund Balance Reserved as Undesignated: 1,674,625

**TOTAL Available Fund Balances** $2,354,976

(Source: Form CP2, prepared by the Town Accountant and filed with the Department of Revenue)

**CPA PROJECTS**

During Fiscal Year 2018, the CPC approved and recommended to Town Meeting a project for an Emergency Generator at the Page School, under the Historic Preservation category. That project is now underway.

The CPC also reviewed Applications and approved funds in the Open Space and Recreation Category for the purchase of a Conservation Restriction at Brown Spring Farm, 866 Main Street. The article was later withdrawn from the Town Meeting Warrant.

The Open Space Committee filed an Application for expenditure of Administrative Funds in late June, 2018 to assist in completing the Open Space and Recreation Plan. There was not enough time to execute a contract before fiscal year-end.

**ADMINISTRATION**

Raymond Cook replaced Ann Bardeen as CPC rep from the Planning Board. The CPC is grateful to Ann Bardeen for her dedication as a member of the CPC. Mary Harada of the Housing Authority was appointed to another three year term, and Joe Anderson was appointed to another one year term as representative from the Board of Selectmen.

The Community Preservation Committee Bylaw, Section XXXIV, was amended at Town Meeting to reflect the new Town Manager position. The amended Bylaw has been approved by the Attorney General, and is now in effect.

The CPC works on an ongoing basis to update the Community Preservation Plan dated May, 2016, which is posted on the Town website. The plan contains information on all aspects of the CPA in West Newbury. Procedures and conditions for recipients of CPA funds have been drafted and implemented, and have been found to be helpful. In September, 2017, the CPC amended the Guidelines to add Time and Cost Estimates Requirements, in order to provide more detail on information required on Applications.

The CPC meets on the third Thursday of each month. The public is welcome to attend the meetings. The Committee urges interested people or groups to attend a meeting to discuss a potential project. Please contact Jean Nelson, Administrator, if you have questions, projects to discuss, or wish to be scheduled on the Agenda.

Community Preservation Committee, Town of West Newbury, Annual Report Fiscal Year 2018
Members as of June 30, 2018:
Joseph Anderson, Board of Selectmen
William Bachrach, Park and Recreation Commission
Raymond A. Cook, Planning Board
Mary Harada, Housing Authority
Robert Janes, Historical Commission
Judith Mizner, Conservation Commission
Sherry Pruyn, At-Large Member
Andrew Gould, Ex Officio Member