

MEETING MINUTES

ALBANY COMMON LAND GOVERNANCE BOARD

Wednesday, June 10, 2009, 9:00AM

Members present: Steve Knox, Jack Rose, Harry Richardson, Rob Nadler, Cort Hansen.

On Wednesday, June 10th at 9:00 am, the Governance Board had a conference call with David Houghton, Rodger Krussman and Gregg Caporossi, the latter two from the Trust for Public Lands. David has been talking with Rodger and Gregg, and they would like the Trust for Public Lands to be the point organization for our land effort. David agreed and feels that being a national organization with deeper resources; they bring a lot to the table. TPL has partnered in the public purchase of over 200,000 acres in New Hampshire, and really have the know-how and contacts to help us reach our goal. David feels that this move increases our chances of success. Gregg would be our contact at the TPL. David said that he would like to be a consultant for Albany if we desired. David's thinking made a lot of sense to us, and the Board approved the transfer.

Rodger was very optimistic that we would succeed, but cautioned us that our message had to be consistent. TPL will be going to many potential funding organizations, and they do talk and compare notes.

Gregg has been talking with Bayard and is going to be sending him a letter of intent from TPL this afternoon, the 10th, for Bayard to present to his board on Friday the 11th. Gregg expects to hear by early next week if the Kennett Board has accepted TPL's offer. When they do, then TPL will put together a P&S agreement with the Town of Albany. Gregg also indicated that he expects to have another appraisal done on the property due to the changing land market.

Gregg made it clear that because of today's economy, the funding time horizon will be much longer than hoped for due to federal and state budget periods. Completion of this purchase by December of 2009 is unlikely. Everyone is feeling the pinch. It might be next spring before TPL knows what is available, and where to proceed. He would like to meet with Peter Malia to review the land article passed at town meeting. This would be helpful when he talks with funding organizations. Greg recommended we consider a public meeting in the late summer/fall to update citizens about progress being made on the land purchase. The committee all agreed that town public information meetings are important. This would be especially important since we will be looking at a longer time frame and the townspeople should be kept in the loop.

David has been talking with a major group, and feels that some significant funding may be available, possibly in the \$200,000 range, but it will be a while before that becomes clear.

The message from all three was, this will happen, but not in the timeframe that Albany had hoped. Patience and perseverance is crucial.

The meeting adjourned at 9:40 am.

Cort Hansen,
Board Secretary.