

# KATAMA FARM STEWARDSHIP COMMITTEE MEETING MINUTES JANUARY 21, 2021

Present: Michel, Steinberg, Varkonda, Rose, Athearn, Kontje, Carlson, Athearn, Avakian

Michel made a motion to approve the minutes of Jan 13, 2012. Unanimous by roll call vote.

The committee reviewed the email from Karen Burke dated Jan 20, 2021 and had the following comments, additions or changes.

Second item: Michel noted that the leases could be extended by mutual agreement if needed. Avakian noted that the lease terms for the educational aspect is for five years. Third item: Michel also noted that using the CPI is easier than a percentage of profits for a for profit entity. Fourth item: it was noted that both wells were on the education aspect proposed leased area. It was noted that the operations of the farm may need separate utility meters.

Avakian asked if a bid deposit was necessary. Rose noted that it has been a requirement of recent bids that the town had put out for RFP's.

Third item: rent. The committee discussed the comments. Avakian motioned to put the bid out based on base rent and not allow proposers to bid higher amounts. Michel second the motion. Unanimous by roll call vote: Michel, Steinberg, Varkonda, Rose, Athearn, Kontje, Carlson, Avakian. Seventh item: the committee noted that the use of the community gardens need not be further elaborated on, but noted that the area cannot be less than what exists now.

Fifth Item: the committee noted that this item should include a reference to year round programming open to the public. The Committee voted to leave the proposed rubric as drafted but to put item #6 in the rubric to the first on the list of minimum requirements. Avakian made the motion, second by Michel. Unanimous by roll call vote: Steinberg, Michel, Varkonda, Rose, Avakian, Athearn, Carlson, Kontje.

Michel asked if the time frames proposed were consistent with the Procurement Act (noting that the town was exempt per town meeting vote and act of the Legislature). Varkonda noted that she would ask Karen Burke.

It was noted by a member of the public that the leases, both for ag and education should have some sort of waiver or exemption for having either and both operations to have time to come up to full operation as proposed in the RFP proposal due to the time of year that the RFP is going out and the limitations for both operations due to covid. Athearn noted that this was a very important item to address. Avakian motion to add that to the rfp or leases. Michel second. Unanimous vote by roll call.

Eight item: the committee voted to have a site visit for any and all interested parties on one day and time but not to make the site visit mandatory. Michel motion, Kontje seconded, unanimous by roll call vote.

Varkonda noted that the survey had been updated with measurements of the areas to be leased. Varkonda noted that the next meeting would be in a week at the same time. Varkonda asked who would be willing to write the intro for the RFP. Michel noted that Varkonda had sent out the 2016 use plan as a reference and that he would put something together in the next few days. Rachel Gilker offered to assist him.

Athearn made a motion to adjourn, unanimous by roll coll vote at 1:55.

Approved 1/28/21  
JMW