

**Emergency Service Building Committee**  
**February 22, 2021 @ 4:00 PM by Zoom**

**Committee members present:** Skip Dunnell, Mark Fortier, Bernie Poroda, Steve Seredynski, Andrea Llamas, Kevin Connolly

**Minutes** from previous meeting approved – voted and **PASSED**.

**Fire Station Repairs:** Scott Thayer was the low bidder. He forwarded a contract detailing the work and requested 1/3 down. The payment was in process. He has dropped off his staging and was starting the interior work shortly. Skip to give Andrea the bid sheet for the four companies contacted.

**Snow Property:** The SWCA Wetland Study of the property was discussed. Approximately 60,000 sq ft of buildable area without encroachment into wetland or riverfront of the brook. About 100,000 sq ft of area with permitting from the Conservation Commission. There was also another parcel off Dickenson St. Dave Quinn to speak to Bill Llewelyn. The flagging, pictures, written report and overlay map was \$2,460.00. The original estimate was \$3,200. Invoice has been processed for payment. Andrea to research the setback off Main St. as it is a state highway. The Library was interested in the walking nature trails down back. David Quinn to do a follow up with Ed Snow.

**Other Properties** maybe coming available from information from the Assessor's office to Andrea are 5 East St. and 45 Maple St.

**5 East St.** is 11 acres (property card shows 21 acres) with district water and town sewer. It does have a farmhouse, barn, out buildings and 2 above ground fuel tanks. It would need access from Maple St. as East St. is too narrow for emergency personnel and responding apparatus. It would also require a wetlands survey.

**45 Maple St.** is 3.5 acres and also has district water and is near the town sewer line. It also has a farmhouse, barn, old dairy and an outbuilding. Both properties are in an estate that may become available. It was felt that both properties showed promise and further investigation.

**Motion by Mark Fortier** and Seconded by Kevin Connolly to pursue more information, contact the owner and explore feasibility – **PASSED**.

Andrea to follow through and Skip to verify if 3 phase power was in the area.

**Site Assessment:** Skip had reviewed the original space needs requirements by Juncunski- Humes and questioned the 50,000 sq ft setback. The original report required 2.5 acres for the emergency services building including parking and setbacks. All departments had reduced their original space needs assessment after defeat at the town meeting. Skip felt the space needs and site assessment numbers were not correct. Skip was to call a meeting of dept. heads to revisit those space needs, check the totals for Police, Fire, EMS and Emerg. Mgmt. and revise the site requirements regardless of the final site decision.

**OPM:** Once a site was determined it would be the appropriate time to bring an Owners Project Manager (OPM) on board.

**Project Funds:** Andrea reported \$126,700 was left. The bills for SWCA and the 1/3 down for Scott Thayer would leave approximately \$112,000 to \$113,000. The balance of the work by Scott would leave about around \$98,000 in funds.

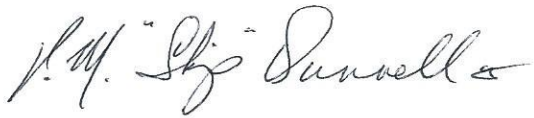
**Town Finances:** Bernie reported the town finances were relatively good. The only debt was paying off the ambulance. By the time an article was needed, the town will have had the required state audits. The Town should be in good shape for a bond for construction purposes.

It was recommended to get keep the project in view of the towns people. Skip has addressed the repairs to the station and that the upper floor could no longer support apparatus in his Fire Chief's Report this year. Skip to put a paragraph in the Town Report from the ESBC for the people to read.

Next meeting scheduled for March 24<sup>th</sup> at 4:00 PM.

Meeting adjourned at 5:05 PM – **PASSED.**

Respectfully submitted,

A handwritten signature in cursive script, reading "F. M. 'Skip' Dunnell III". The signature is written in dark ink and includes a small flourish at the end.

F. M. "Skip" Dunnell III, Fire Chief