

DATE: January 11, 2022
TIME: 9:20 AM

DPW/BPD Building Committee Meeting Minutes
November 20, 2018 7:00 PM Selectmen's Room

Meeting called to order by Chair Mahoney at 7:04. Members present, Anthony Ferrante, Anne Marie Mahoney, Bill Shea, Fitzie Cowing, Chief Richard McLaughlin, Judith Ananian Sarno, Sebastian Baliva, Gerardo Ruiz-King, Ara Yogurtian, Roy Epstein, Ted Galante, Tom Gatzunis, Steve Rosales

- Public comments, Phil Thayer TMM Pct. 6 mentions high school passing and energy efficient nature of that project and is asking if we can consider solar or heat pumps? Chair Mahoney points out that solar has been ruled out due to the nature of the buildings, Ted allows that we could discuss more, but as both buildings have existing systems in place, heat pumps are also unlikely.
- Chair Mahoney begins with inviting Sherry Jones of the Garden Club to the table to discuss landscaping. Given conversation with Jeffrey Wheeler, planting/landscaping plan is a must.
 - Member Ferrante points out that it is public green space and asks if CPA funds can be used for that as well?
 - Ted highlights on drawings where opportunities for green space and landscaping exist. Ted suggest bringing a landscape architect on board.
 - Ms. Jones says a landscape architect is unnecessary in her opinion.
 - Landscape architect was brought in for town hall complex, and eventually all work done had to be ripped out. Landscape architects often plant things with high maintenance value and town doesn't have time to maintain.
 - Ms. Jones points out that in front of station is very small space, and the other spaces are along the street and therefore subject to road salt and snow. Suggest planters. Ms. Jones also points out that it is a northern exposure with shade from the town hall complex, so anything needing sun is a bad idea.
 - Chief adds that there has been some willingness on the part of a local landscaper to provide services.
 - Ms. Jones highlights possible funding sources, etc.
 - Member Epstein points out that perhaps willing landscaper could help grind down roots once trees have come out.
 - Discussion among members as to whether or not landscape architects will be required, are needed, etc. Remains undecided for the moment, members will seek further guidance from town stakeholders/planning board.
- Member Epstein brings up draft planning board application and wants to know why 18 trees are listed as needing removal and have we determined which trees exactly? Ted answers that yes, it will be exacted out by civil engineer etc.
- Members feel that perhaps landscape architect should be brought on in order to avoid challenges from planning board? Ara suggests that landscaping may not be something that would hold up building permit? It could be addressed down the line? Lighting

would likely be the more pressing issue. There are light fixtures on the building, but there is no existing plan to mount lighting to poles etc

- The plan is to get as much information to Jeffrey Wheeler by next week in order to limit surprises.
- Some good news from other meetings, we will not need a special permit for parking.
- Discussion of whether or not turning radius on parking spaces will be an issue? Tom thinks no, because it is employee parking not public access spaces.
- Chair Mahoney inquires as to what Ted needs from committee moving forward?
 - Letters of support?
 - Request for a vote from committee to support bringing a landscape architect on board.
 - Tom advises the vote. Member Shea moves to add a landscape architect, seconded by Member Ferrante, amended by Member Epstein, for a cost not to exceed \$7500.00, unanimously approved as amended.
- On to variance request regarding front vs. side entrance accessibility. TGAS has done a feasibility study of making a front entrance, and it is bad idea for a number of reasons. The doorway is not accessible for either door, so the doors would have to be adjusted, destroying the historic facade. Additionally, anyone attempting to gain access is at huge risk of being knocked backwards, down the stairs, and into traffic. Side entry is ideal. Ted also suggests adding "POLICE" above side entrance in the effort to generate parity between entrances.
- Letters of support needed are in progress.
- Discussion of potential challenges with disability access hearing, thoughts on persons to speak, etc.
- Community Preservation update
- Concern over number and amount of requests pending for spring CPA.
- Discussion over funding sources, some challenges have arrived re: borrowing capacity, other possibilities have arisen in the possible options from sale of Cushing Sq. lot., possibly others. Special town meeting will be required in March.
- Possibility of a request for more money from town meeting? Attempt to make renovated spaces as well done as the new?
- Relocation, Daedalus will begin helping with new assistant project manager.
- Discussion about letters of support
- Member Rosales moves to ratify previous vote on extension for TGAS, seconded by Member Ferrante, unanimously approved.
- Member Rosales moves to approve the amendment extending Tom's contract, seconded by Member Ferrante, approved unanimously.
- Member Ananian Sarno requests approval for an invoice for \$2,520 to Daedalus, moved by Member Rosales, seconded by Member Shea, unanimously approved.
- Member Ananian Sarno requests approval for an invoice for \$754.81 to TGAS, moved by Member Rosales, seconded by Member Cowing, unanimously approved.
- Member Ananian Sarno requests approval for an invoice for \$422.17 to TGAS, moved by Member Rosales, seconded by Member Cowing, unanimously approved.

- Minutes edited for October 30, moved to accept as amended by Member Shea, seconded by Member Ferrante, unanimously accepted with 2 abstentions.
- Final discussion of requesting more funds, members concerned it could be perceived as bait and switch to town meeting and general population. What do we really need, and do we want to ask? Determine more discussion and information needed.
- Meeting adjourned at 9:07PM