

20100416 WT TOWN HALL BUILDING COMMITTEE MEETING MINUTES

Town Hall 0830 PRESENT: Bea Phear, Kent Healy, Ginny Jones; Kathy Logue, Staff Liaison; Absent: Chuck Hodgkinson, Jim Osmundsen

MINUTES of March 19, 2010 were approved as presented (second draft) with Ginny abstaining.

INVOICES: Scanlan invoice for \$2149 (grading in front) had been approved but an actual invoice had not been received. We have now received the invoice and Kathy was directed to send them the check. Similarly, we discussed the latest site plan. Kent and the committee members agreed that although it has more information than previously it is still not very satisfactory. Kent: "to me, it is not a very good as built plan." Bea and Ginny voted to accept the plan (and pay the \$5,000) and Kent voted no. The committee agreed that rather than continue to "spin our wheels" on this that Kent and Doug Hoehn will complete with the cost to be paid out of the balance of funds remaining.

GRADING: Kent noted that significant grading still needs to be completed in specific locations around the sides of the building (removal of dirt rather than just shifting chips) to properly direct water from the building. The committee, reluctantly voted to hire David Merry at Town expense to complete this as it appears that in spite of repeated requests Scanlan is not going to do the work. Kent will supervise.

WARRANTY WORK: Kathy reported that portions of the kitchen floor have been mechanically fastened down. Banisters on stairs were repaired some time ago; plastering has been redone on columns and several other locations but not primed and/or painted. That sub contractor is to return in the next couple of weeks to complete work. Mike Hull has declined to cap with wood the conduit pipes which appear to be admitting water to the basement stating that this should be done by an electrician such as Tom Colligan. Both Bea and Kathy will be away next week; when both are back at the end of April they will go over the warranty punch list – the front door lock is on this list of remaining items.

PLAQUE: We acknowledged the honor conveyed on the town by the Preservation Trust in the award for the restoration of the building presented at the Annual Town Meeting. We discussed the bronze plaque proposed by Richard Knabel and it is the consensus of the committee that we would prefer that the plaque honor the building, mention completion dates, and leave off the names of committee members.

SIGNS: Melissa Patterson has installed some of the interior signs but additional signs are still pending. We are particularly anxious to have the exterior signs, particularly those directing traffic. She will be contacted again to urge completion and installation.

PLAYGROUND: Ginny noted that the wood chips from the playground have been migrating across the lawn – this will be cleaned up when the spring clean up is done. Further, it is time for Park and Rec to start to tend the Playground to make sure that

equipment is functioning correctly. A five year old was quoted as saying: “the slide is too low (for his tastes) and the swings are too high.” In fact all of the swings are on tethers appropriate for much older kids while the focus of the playground is on equipment for younger children. The areas under the swings have been scuffed out by feet so there are actually deep depressions under the swings which exacerbates the problem.

There is debris and trash left along the fence line to the west which should be cleaned up; this should be part of the new building management plan. There is a garbage receptacle for the playground but it is not in an obvious location (to prevent use by the public to dispose of household trash).

Respectfully submitted:

Virginia C. Jones

Approved May 7, 2010