

Nelson Town Buildings Committee

September 3, 2014

Attendees

- David
- Maury
- Susan
- Russ
- Lisa
- Bert
- Absent
 - Sandy
 - Bob

Action Items

- Dave
 - Ask Pinney for the cost for moving the thermostat for the dehumidifier.
 - Send Adrian's quote to the Committee
 - Contact Trevor to report the difficulties getting the Library HVAC system to work.
 - Research the issue with the worn-out Shop-Vac with Wayne and Wayne
- Bert
 - Contact Gary Zitta and ask him for a quote for independent heating and cooling for the Archives.
 - Contact Kris Keith and ask him for a quote for independent heating and cooling for the Archives.
- Russ
 - Russ will ask Jeff Ingram for a ballpark estimate of how much it would cost to repair the defective covering along the exposed area of the wall next to the handicapped ramp.

MINUTES

Joint Meeting of the Nelson Town Buildings Committee and the Nelson Selectboard called to order at 6:03 PM

Motion to approve the minutes of August 20, 2014 as presented by Russ, second by David, all in favor.

Archives HVAC Issues

- Received quote from Adrian Pinney today
 - Dedicated heat pump and humidifier
 - Heating/Cooling head
 - Additional duct work
 - Moving the sensor for dehumidifier to the Archives room itself
 - Wireless controller
 - Estimate: \$9272.00
 - Heat pump only: \$4500–4800
- Simple short term fix
 - Move the dehumidification sensor from the duct to the Archives room
- We could add just the heat pump, and monitor it for the humidity to see if the humidifier is needed.
- David to ask Pinney for quotes for each of the three main activities
 - Moving the dehumidifier sensor
 - Installing dedicated heat pump
 - Installing humidifier, moving dehumidifier
- Russ moves to authorize Dave to call Pinney to get an estimate to move the dehumidifier sensor, Second by Bert.
 - All in favor
- Bert will call Gary Zitta to get a bid from him.

Library HVAC

- Kris reports that she can only manage the upstairs when the downstairs is off
- But it seems like the thermostats, even when they are set for cooling, will turn on the heat!
- The upstairs and downstairs have to be able to be controllable separately, though both have to be in the same modes.
 - Is “Off” considered a mode?
- 4 modes
 - Automatic
 - Cooling
 - Dehumidifier
 - Heating
- Meeting Room should be manageable separately from the Library
- We want Kris to easily be able to manage the Library without having to run downstairs to adjust the Meeting room. David to follow up with Trevor.

Town received another bill from Paul Hemmerich

- TBC requests that Paul not be paid until we are satisfied with the Library HVAC.

Floor refinishing scheduled for 9/16 - 9/23

- Need to minimize entry to the hall during those days

Ingram has borrowed the Town’s Shop-Vac and has worn it out

- We think that if true, Ingram should replace it.
- Dave will follow up

The committee inspected the Library Lower Level handicapped entrance work

- The contractor discovered that the Library footings are unexpectedly shallow. We suspect that when the Library was built, the site was so wet that the architect decided not to put the footings the recommended 4 feet below ground level.
- The protective covering on the Library wall is failing. There is no money available in project or Town funds to address this now.
 - Russ will ask Jeff Ingram for a ballpark estimate of how much it would cost to repair the defective covering along this exposed area of the wall.
- The contractor has proposed moving the ramp away from the Library wall.
- The contractor will add foam to the footings as a free service to help protect the footings.
- Russ makes a motion that the TBC recommend to the Selectboard that \$1,500 from the Town Hall contingency fund be used for additional costs associated with moving the handicapped ramp away from the Library wall. We note that the handicapped ramp was included in the Town Hall warrant article, not the Library Lower Level warrant article. David seconds, all in favor.
- **David makes a motion to the Selectboard to approve the use of \$1,500 from the Town Hall contingency fund for costs associated with moving the handicapped ramp, Maury seconds, all in favor.**

Lisa moves to adjourn the meeting at 7:40 PM, Dave seconds, all in favor.

Next Meeting: Wednesday September 17 6 PM Town Offices