

# Nelson Town Buildings Committee

August 27, 2018 (corrected)

## Attendees

- Dave U
- Earl
- Lisa
- Dave B
- Russ

## Absent

- Sandy

## Action Items

### Lisa

- Write draft scope of work for Town Hall floor replacement

### Russ

- Discuss Library carpet replacement with Trustees – is this something they feel is necessary and do they have preferences for material?

## Meeting called to order at 6:06 PM

**Minutes of the meeting of the Town Buildings Committee of July 9, 2018 are accepted as sent via email. Motion by Lisa, second by Russ, all in favor.**

## Minutes

### Town Hall Floor

- This was discussed at Selectboard
  - There is no money in the budget this year, and this is the type of spending that is better presented to the Town as a warrant article.

- The Selectboard supports the Folklore Society but it is also clear that the wear and tear on the floor is primarily due to the weekly dances.
- We need to make sure we have budgetary quote that can be brought to Town Meeting.
- Earl suggests that we get the wood from Woodell Daughters.
- Earl says that the old pine floor had worn, but the knots stuck up high! They knocked down the knots and put the plywood over the old pine floor.
- Maintenance needs to be part of the project, and the Town needs to manage the regular maintenance.
- Lisa will write up the Scope of Work for the project for review by the committee
  - We should get three estimates.
    - Clem
    - Ron Trudelle
    - Rob Germeroth
    - Tom Tolman

### **Roof Failure in Town Offices storage ell**

- The storage ell in the Town Offices roof has failed.
- Water has leaked into the walls
- Not sure that there is insulation anywhere.
- There is no heat
- Cabinets need to be locking
- Needs new windows, or remove the old windows and make it a wall
- The door is falling apart
- This appears to be at least a \$10K project
  - Buildings Committee wants to ensure that it's worth the money to fix this addition. Some feeling that perhaps it would be better to tear it down and find another solution to the storage problem. We agree to move forward with repair and see how the bids come in.

### **Energy Conservation**

- Drawings to be able to understand square footage of various Town Buildings
  - Safety Building
  - Library
  - We have a bunch of drawings from different sources
    - Trexler
    - Hemmerich

- Monahan
  - Gary Robinson
- These drawings have not been shared with Dana yet, there isn't funding in the maintenance budget for certainty, due to the storage ell roof failure
  - Drawings also need to include the location of the furnaces
    - and need to have the preferred temperatures and times for each building
  - So Selectboard recommends that we proceed with Dana's work in this budget year if there is money left over after the "ell" repair is estimated.

## **Water**

- DES has approved the town water

## **Ceiling Fan**

- Conceptually, we support the idea of MFS purchasing and installing a ceiling fan over the stage in the Town Hall

## **Having a informational meeting about energy conservation and solar**

- Do we have enough interesting information to present?
- we don't yet have the numbers on how much solar we would need, as this is part of the Dana work that we can't fund right now

## **Library**

- some discussion of whether the carpet in the Library should be replaced with something, either wood or VCT or new carpet.
- Russ will bring this to the Library Trustees to see if this is something they want.

## **School Solar Project**

- According to a web site, it's already been built, as a Power Purchase Agreement

## **Next Meeting**

**Monday September 24 6 PM**

**Motion to adjourn at 7:15 PM by Russ, second by Earl, all in favor.**