

## Memorial Town Hall

Present: Mr. Philip Genovese, Selectman Brian Moriarty, Selectman Cindy Doty, Selectman Edmund Jaworski, Ms. Marlene Michonski, Town Administrator

The Board met regarding a possible oversight committee for the Memorial Town Hall renovation project Phase II.

Selectman Jaworski said he did not intend to have a clerk of the works for the project as it would be cost prohibitive, even at part time.

A small committee is ok as the engineer, architects, plumbing and electrical inspector would be involved. Punch list items would be the largest concern, piping, elevator, and passing pressure tests. The kitchen renovation is mostly equipment. A project committee was mentioned. There was discussion around clerks of the works and how they are rarely used now because of liability issues. Selectman Jaworski said the town can't justify the cost of a clerk of the works or a company. Selectman Doty said the Board owes people an answer about the building committee and what the end plan is. Selectman Jaworski said once the building is up to code then there could be another meeting. Selectman Doty said we should have a plan by now regarding the ramps. The town received a waiver regarding the ramp and the front entrance.

Selectman Jaworski reminded that this meeting was called to discuss only the clerk of the works or building committee. A brief discussion followed regarding the 2<sup>nd</sup> ramp with Ms. Michonski saying the funding was authorized. Mr. Genovese said the ramp is approved by the ADA but the 2<sup>nd</sup> ramp is not required. Selectman Moriarty noted that funding was approved for both ramps. Ms. Michonski is to follow up with Attorney Mullen. Selectman Jaworski - people voted for 2 ramps, fireproofing, the elevator, the COA kitchen and to move the Inspector's Office.

Selectman Moriarty agreed with Selectman Doty that a plan was needed for a potential renovation of the Council on Aging. Mr. Genovese said Phase III was to do the Council on Aging and the Cable T.V. Selectman Doty said there is no central air, and the heating system is no good. Selectman Jaworski described the COA Kitchen which had to be up to code but said there was nothing regarding the heating system. Ms. Michonski said we do need to look at the heating system but Mr. Genovese said the heating will be another phase.

Selectman Jaworski said there is \$240,000 on the Capital Plan for the museum. Ms. Michonski said money can only be used for its stated purpose. The architect will supply an engineer for inspections. Selectman Jaworski read that this is a moderate project.

A project management company was discussed. Ms. Michonski said that position would have to be funded. Mr. Genovese said that he, the Building Inspector, and Town

Administrator had monthly meetings with the architect and inspectors for Phase I of the renovation. The punch list was good. Ms. Michonski said a lot depends on the contractor.

Selectman Jaworski & Selectman Moriarty agreed we can do the project like we did Phase I. Ms. Michonski said it would be around \$80,000 according to the architect. Selectman Doty said we need someone to look out for the town's interest. Selectman Jaworski offered to be on the Building Committee. Mr. Genovese, Kyle Scott and maybe one person from the town should be included.

Potential outcome of the vote was discussed. Selectman Doty said the museum was voted. Selectman Moriarty said there is no firm answer from C.O.A. about what they want or need. Mr. Genovese noted that if the ramp doesn't pass then maybe C.O.A. will say that they don't want to be down there.

Mr. Genovese mentioned that he is nervous about steel tariffs for alternates. Selectman Jaworski we will need to have a meeting within a few days. He suggested forming a subcommittee of internal staff. The vision for this building can be another topic of discussion. Ms. Michonski said no vote is necessary if the Board is in agreement. Selectman Jaworski noted that substitution is one of the biggest problems.

Selectman Moriarty moved to adjourn at 1:07 p.m. Selectman Jaworski seconded. The motion was approved.

Respectfully submitted,

Ki J. Eno  
Executive Assistant