

Police-Fire Facility Committee
Thursday, November 7, 2013, 4:00pm
Selectboard Meeting Room
Minutes

In attendance: John Allen, Philip Chapman, Kathy Dowd, Robin Sweetapple, Dave Emery, Sr, Tony Farnum, Eli Gould, Steve Phillips.

Absent: Prudence MacKinney

Staff Present: Patrick Moreland, Mike Bucossi, Peter Lynch, Michael Fitzgerald,

Others Present: Steve Horton, Ray Giolitto, Dave Schoales

- A. Sweetapple called the meeting to order at 4:05pm.
- B. Sweetapple confirmed the warning.
- C. Public Participation – None
- D. Approve Minutes - Dowd moved to approve the minutes of 10/24/13, with several corrections. Under item D, both Michael Bosworth and Nancy Miller were recognized and they chose to speak later. In the second paragraph under item F “Mr.” should be replaced with “Mr. Bosworth of the West Brattleboro Association”. The last name of Attorney Fisher should be capitalized in the last paragraph of item F. Finally the second sentence of paragraph 6 of item F should be amended to include “of the new addition” after the word basement. Second by Chapman. Motion carried.
- E. Project Update by Project Manager –Horton explains that all of the survey work is complete including the deed research. Horton explains that he had intended to have some plans for review for this meeting; however he now expects to have floor plans for the committee to examine by the next meeting.

Horton indicates that some significant new developments have occurred at West Brattleboro Fire Station. Horton reminds the committee that some use of Town of Brattleboro School District property has been part of the plan for the West Brattleboro Fire Station for some time. The Black River Designs indicate that some use of the gravel parking lot will be necessary to complete the proposed work. Moreland and Fisher have discovered that the Town has a 99 year lease, beginning in 1980, with the Town of Brattleboro School District for the existing fire station and for public use of the gravel lot. The leased space appears to be close to the actual gravel lot, but not an exact match. Giolitto must now explore if the proposed building can be contained within the existing leased premises. A building may be built across the boundary between the two leased lots. The Town of Brattleboro School Board has expressed interest in granting the lands to the Town upon completion of the project.

Dowd moves to adopt a change in concept for West Brattleboro Fire Station by utilizing the gravel lot as a location for the new building. Phillips Second. The motion passes unanimously.

The committee asks for digital copies of the surveys and the leases between the Town and the Town of Brattleboro School District.

Gould seeks to understand why the building in west Brattleboro needs to be single story. Gould suggests that perhaps ramped access to a second story might be possible. Horton indicates that the sight has almost no elevation across the entirety of the site, and so ramped access to the second floor would require a cost prohibitive quantity of fill. Gould suggests that the same concept might be employed at either the Municipal Center or Central Station.

Chapman suggests a letter be sent to the Town of Brattleboro School District, expressing gratitude for the ease with which they received the request to utilize Town of Brattleboro School District property. Sweetapple will sign the letter with Moreland.

Allen asks if Horton has seen Mr. Spoon Agave's comments on the internet. Horton reminds the committee that they are charged with maximizing value and saving money. Dowd expresses her pride in the work of the committee. Phillips notes that a savings of as much as \$400,000 would be a great success for the committee.

The next meeting will be held on 11-19-13 at 4:30pm.

F. Adjourned at 5:30 by a motion from Dowd. Motion carried.