

Essex Building Committee
MEETING MINUTES
Wednesday 23, 2017
Essex Town Hall Room B 8 AM

Building Committee members in attendance:

Bruce Glowac
Leigh Rankin
Kelly Sterner

Others in attendance:

Norman Needleman, First Selectman
Bob Doane, Doane Engineering

Bruce called the meeting to order at 8:09 a.m.

Approval of previous meeting minutes:

Bruce Glowac moved to approve the minutes of July 27, 2017, seconded by Kelly Sterner. Passed. Motion carried.

Old Business:

- a. Town Hall Lavatory Design, finishes & estimate (Gary & Denise) – Norman checked with Dave DeLeeuw and we are not required to have two family bathrooms in the building. The issue remains that the first floor has a slope and making them family accessible could be more expensive. Gary told Norman that he will get back to the Building Committee with the costs for this new scenario.
- b. Rear entrance review – Bob reviewed his revised plan with regards to a new landing. He indicated we have to switch the door down stairs as it now opens the wrong way into the parking lot. With this change, it will make the project 100% compliant. This will enable the auditorium access to also be ADA compliant. A Bollard (auto door switch post) will be installed to open the door automatically next to the mail box . The door will not be part of his bid for the back entrance. Norman inquired about the flower pots and Bob will use stamped concrete for that area and then replace the flower pots. Bruce asked the Building Committee if they were ok with the revised back entrance, paving specs and ready to go with it. Norman asked Bob to add into the bid specs the relining of the crosswalk and parking spaces for this project. Bob indicated he will review the bid specs with the Building Committee before next meeting.

Motion to approve the back entrance plans (as amended and presented), and go to bid by invitation, seconded by Kelly Sterner. Passed. Motion carried.

Bruce inquired about the Ivory Street Bridge. Venuti has not yet approached the town about his retainage, and the bridge still needs lifting rings butted in. The Walnut Street Bridge is at a slow

stage as they are finally getting their materials approved and this week they are putting in the copper dam and watering this week.

- c. Discussion ensued with regards to the replacement of the oil tank. Once we figure out the tank(s) we need (one or two convaults), we'll decide where they should go. Leigh would like to look at what our current usage is in order to figure this out.

New Business: None

Approval of invoices:

Kelly indicated that we have received the rest of the money from the State on the roof project and this project is now closed and CREC will be receiving their retainage.

Bruce Glowac made a motion to release the retainage to CREC in the amount of \$2,877.49, seconded by Leigh Rankin. Passed. Motion carried.

Invoice received from BL a progress payment (for inspection) in the amount of \$6,062.39, seconded by Leigh Rankin. Passed. Motion Carried.

Suburban invoice for the shelving units in the Town Clerk's vault for a total of \$18,475.00 (minus out the Town Clerk's portion paid of \$12,000.00) leaving a balance due in the amount of \$6,475.00.

Bruce Glowac made motion to approve the balance due to Suburban totaling \$6,475.00, seconded by Kelly Sterner. Passed, Motion Carried.

Invoice received from Doane Engineering in the amount of \$1,345.00 to meet with Building Official to discuss entrance, seconded by Leigh Rankin. Passed. Motion carried.

Other business:

Kelly mentioned the discussion yesterday with Standard and Poor's for our rating via conf. call and our rating will be an AA+ which is up from where we currently are.

Adjournment:

Meeting was adjourned at 8:50 a.m.

Respectfully submitted,

Yvonne Roziak, Recording Secretary