

**BUILDING COMMITTEE  
MINUTES MARCH 16, 2012  
APPROVED**

**Present:** Jack Petropoulos, Chairman; Jeremy Januskiewicz, Vice Chairman; Mike Bouchard, Clerk; Halsey Platt; Michael Bouchard; Susan Daly, Ex-Officio;

**Absent:** Val Prest, Chief Joe Bosselait, Ex-Officio

**Also Present:** Mark W. Haddad, Town Manager; Patrice Garvin, Executive Assistant; Don Walter and Alan Brown of Dore and Whittier

*Mr. Petropoulos called the meeting to order at 10:05am*

Mr. Petropoulos asked members to sign up for site selection criteria, which is the best way to conduct a site cross comparison. Mr. Petropoulos was concerned with making a legitimate argument to Town Meeting. Mr. Platt reported on the Fire Department's recent meeting with the Architects. Mr. Platt stated that the fire fighters wanted the right location for the station to be able to respond. Mr. Platt stated that the meeting was well attended.

Mr. Petropoulos was concerned of how to respond to questions regarding alternative sites, other than Lawrence Trust, Prescott and GELD. The questions will be asked and an answer needed to be formulated as to why the committee is looking at just the three sites. Mr. Haddad reminded the committee that he and members of the selectmen sat down with the old Fire Station Committee and discussed all the sites on their original list and the current three sites were at the top. It was agreed that the Selectmen would answer questions about alternative sites.

**DORE & WHITTIER SITE INVESTIGATION**

Mr. Brown reviewed what Gale Associates have done thus far on the Lawrence site. Mr. Brown briefly reviewed a report just generated from the work done and noted the wetlands were larger than originally thought and would forward the report to the committee, which consisted of preliminary wetland and soil results. Mr. Brown noted vernal pools were found on-site. Ms. Ganem, Conservation Administrator stated that vernal pool setbacks are treated differently than wetland setbacks. Mr. Walter did not anticipate a basement in the building therefore ground water levels are protected. Mr. Brown noted that they had a clear idea of where the wetlands are and can start to plan a building. Mr. Walter noted that there were no major surprises on the site.

**RESPONSE TIME**

Ms. Daly asked what the deliverable was for the town. Mr. Brown stated that it would be a basic study of three sites (up to 6 locations) with typical response time out from station. Mr. Platt asked what the 6 stations were. The six sites included sub stations. Ms. Daly stated that she was waiting to hear back from Mr. Miller before moving forward with response time study. Ms. Daly was concerned because call firefighters getting to the station was an important component. Mr. Haddad agreed that was important data to recover.

**PROGRAMMING**

Mr. Brown discussed the space needs analysis and the total (wish list) station size of 20,000 square foot station. Discussion ensued regarding the floor plan of the proposed station. Mr. Brown went through each room and the proposed square footage.

**CONCEPTUAL PLAN**

Mr. Brown showed a conceptual plan for the building and how it would be situated on the site. Mr. Haddad stated that because of the wetlands there are new issues and the Trust needed to be approached again. A waiver is possible but the purchase price of the property may be affected. Discussion ensued regarding the options of placing the building on the site. Mr. Petropoulos stated that the Trust wanted the land left over for house lots so the questions should be the fire station with three house lots. It was agreed that the Committee would go through the programming to work the total square footage down as much as possible.

A schedule for meeting was discussed by the committee.

**PUBLIC HEARING**

Mr. Petropoulos asked for feedback from those in attendance. Ms. Sartini stated that two of the three sites are town owned, which could impact Trust site cost. The committee discussed how it could reach out to the community more for the hearing on the 21<sup>st</sup>. The question whether or not the town was rushing a decision was mentioned. Mr. Petropoulos stated that the committee would meet once more before the public hearing. Mr. Walter added that construction costs are being worked and will be ready for Town Meeting.

The next meeting will be on March 19<sup>th</sup> at 4:30pm.

**ADJOURNMENT**

*Mr. Bouchard moved to adjourn the meeting at 12:10pm. Mr. Januskiewicz seconded the motion. Meeting adjourned.*

Approved: \_\_\_\_\_  
Mike Bouchard, Clerk

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respectfully *submitted*,  
Patrice Garvin  
Executive Assistant to the Town Manager

Date Approved: 3-23-12