

# **Capital Planning and Investment Committee**

## **\*\*\*Approved Minutes\*\*\***

**November 4, 2019**

Present: SusanMary Redinger, John Seeley, Nate Finch, Alice von Loesecke, Lori Bolasevich, Linda Dwight

Absent: Teresa Jardon, Tim Bragan

The meeting was called to order at 8:16am

Ms. Redinger moved to approve the minutes of October 21, 2019 as amended. Mr. Finch seconded. Minutes approved 4/0.

### **War Monument Restoration**

Members of the War Monument Restoration committee answered questions from CPIC members regarding the project. The timing of the grant was discussed. Mr. Seeley recommended keeping the amount requested at the full cost of \$32,000 and if any grant funds are obtained the unneeded monies will be returned to the town. The grant submission is set to be sent in tomorrow (11/5/19) and a response is anticipated between February and June 2020..

### **Town Hall Air Conditioning**

Members briefly discussed the scope of the air conditioning project for Town Hall. It was generally agreed that costs for the work should be split between repair/replacement of the current unit and the addition of new equipment for the upstairs meetings rooms. Further discussion was deferred until Mr. Bragan was in attendance.

### **Hildreth House Building Project – Phase 2**

Ms. von Loesecke updated the committee on the status of the conversation regarding the Hildreth House Phase 2 project with the Select Board. The original \$40,000 allocated for design work has already been expended. Additional funds would be needed to determine what it will take to bring Hildreth House up to code, although the current project design doesn't trigger further code compliance costs. The SB will also be exploring various options for the site. The SB may also ask for cost estimates for a new design that attaches the addition to the current building.

Members discussed the sizing of the building, the usage of the public space, the design of the layout, furnishings, kitchen equipment, parking, schedule, energy efficiency and environmental impact.

Beth Williams explained that the Hildreth to Hildreth initiative has begun a fundraising campaign for the new elementary school and the Hildreth House Phase 2 project. Paperwork and the board has been set up.

Ms. Larabee explained that adding more parking is problematic and not necessarily a good idea. Currently vans are in use and car-pooling happens. There isn't enough space to accommodate 90 ppl, but adding that space on that site isn't desirable.

### **Debt Schedule**

Ms. von Loesecke explained the updated debt schedule she prepared. The use of the CSF and Devens funds to offset the HES debt in the years of 2021-2025 was discussed. Members looked at the options of spreading the \$2M evenly or front-loading it to cover the largest increase in the first year. The spreadsheet will be updated to include the Bromfield School ramp construction which could begin in the fall of 2020 with bonding in FY2023. Hildreth House Phase 2 would most likely not be bonded until FY2024. DPW building construction would move to FY2025.

Members discussed status of the Fire House and possible site options in town for that building, including the Bromfield House site. The earliest bonding date for that construction would be FY2027.

### **Liaison Reports:**

Dr. Dwight explained the HVAC estimate will be based on a similar project in another town. Moving expenses are not a capital expense and should be put back into the Omnibus budget. The Locker Room estimates will also be based on a similar project. Dr. Dwight will submit remaining paperwork today (11/4/19).

Mr. Seeley asked members to provide questions regarding school projects to Mr. Bragan 11/13 by noon. Dr. Dwight will receive them by 11/14 and will return answers by 11/22.

**Next meeting** will be Monday, November 25<sup>th</sup>. We will be meeting with Fire Chief, the DPW Director, and the Director of Economic Development and we will follow up with Mr. Bragan on the Town Hall air conditioning project.

Dates of December meetings will be December 2<sup>nd</sup> and 16<sup>th</sup>.

Meeting was adjourned at 9:54am.

Respectfully submitted,  
SusanMary Redinger, CPIC member