

**Town of Tinmouth
Select Board
November 29, 2018
Special Meeting**

Members present: Michael Fallar, Cathy Reynolds, and Frank Sears (from 7:30-8:15 via telephone)

Others present: Eric Buffum – Road Commissioner, Jay White-architect, Chuck Bronk, Don Woods-civil engineer, Vito Macaluso, Kim Harbaugh, Sherry Johnson, Grant Reynolds, Jo Reynolds, and Gail Fallar – Select Board Asst.

(Gail noted that Dave Eaton had called to advise that he and Carleen were unable to attend due to the recent death of her father.)

Cathy called the meeting to order at 7:05 PM. Everyone introduced themselves.

Jay advised that there were site issues to be resolved and he would defer to the civil engineer present before discussing the town garage sketch.

Cathy advised that the Board was ready to proceed with Option “D”, a sketch was presented that showed the town garage to the back (just past where the current brush pile is located), the salt/sand shed to the west of that and tucked into the hill, and the transfer station facilities moved to where the current sand pile is located. Michael noted the Board had not officially approved that and he suggested the town garage be built near Route 140 – the original location Otter Creek Engineering had as Option “A”. Frank was not yet on the phone.

Don noted that, as he determined last May in a walk about regarding the RFP for civil engineering at that time, the Board does not seem ready to go forward. There was much discussion about the process needed, information needed to determine where structures might go, use and program needs, topo survey, septic possibilities, soil conditions, storm water rules and permits, permits for impervious surfaces, etc. He advised it was better to spend upfront dollars on civil engineering to get it right, rather than to have to spend more later to undo or redo something to meet state requirements. He advised the Board needed to agree on a concept, work everything out on a preliminary basis, and then proceed to bond and design.

Don advised that he would not be able to complete his work in time for the Board in January to warn a bond vote for March. After more discussion, Board decided to try to have information for a bond vote by Town Meeting, and then warn the vote later in the spring.

Frank was reached by phone at this point, (he was not feeling well and had sent an email advising he was unable to attend) Cathy brought him up to date on the discussion. He wanted to know how to proceed (fill in the holes).

Don advised starting at the beginning – gather existing information, have lots of back and forth with the road crew and Select Board about wants and needs, discuss options with neighbors, work out the best fit and get consensus. He also advised that he can’t design or estimate concrete stuff. A structural engineer would be needed for slab, retaining walls, etc.

Board asked that he prepare a proposal for their December 13th regular meeting. He agreed to do that.

Board then spoke with Jay about the proposed design – 60' x 80', with an asphalt roof (so snow won't slide in front of the doors), four bays, a small office, bathroom and mechanical room. After discussing heating – use individual units, heating to 50 degrees, etc., it was determined that a mechanical closet was needed, not a room. Height of ceiling was discussed, most are 16', Jay will need to measure truck to determine if 20' is needed as Eric has requested – that extra 4' adds \$15,000. Floor drains were discussed – state will allow a town to slightly slope the floor so water (snow melt) will run out the door – that requires sweeping to get it away from the door so it doesn't freeze. If there are floor drains, the water, oil etc. has to be run through a separator and then into a holding tank – which would then have to be pumped – could be costly to do it that way. Washing of trucks will be not done inside, make a spot outside?

Next steps? For the regular Board meeting on December 13th, Jay will make a few changes, and will be able to give estimates for the building with a varying number of bays. Don will propose what is needed regarding civil engineering.

Board will work to meet the goal of having information to present to voters at town meeting in March, the actual bond vote will be held at a special meeting later.

Meeting adjourned at 8:45 pm.

Respectfully submitted,

Gail Fallar
Select Board Assistant