

Agenda
Warren Selectboard
December 8, 2015
Warren Municipal Building
7:00 PM

✓ 7:00 PM – Dog Compliant – Diesel –Austin Ricketts

✓ 7:15 PM – Highway Budget – Rae Weston

8:00 PM – Conservation Commission – Damon Reed

8:20 PM –Dept of Public Works – Project Updates

Status of Town Hall, Firehouse Heating Systems

Status of Municipal Building – Weatherization & Heating System

Discuss of belaying rings on wall over roof of municipal building/handicapped Ramp

Fuller Hill Dam Report

Approval of Minutes of November 10, 2015

8:45PM – Approval of Accounts Payable/Payroll Warrants

887,999.71 \$ 30,617.53

9:00 PM – Other Business

skinny Pancake Liquor License

Warren Selectboard
Minutes of December 8, 2015
Warren Municipal Building
7:00 PM

Members Present: Andrew Cunningham, Chair, Bob Ackland, Vice Chair, Randy Graves, Luke Youmell, and Clay Mays.

Others Present: Barry Simpson, Brad Cook, Rae Weston, TV 44/45 & Cindi Jones.

7:00 PM – Meeting called to order by Mr. Cunningham.

7:01 PM Dog Compliant – Diesel – Austin Ricketts – Mr. Ricketts canceled due to illness.

7:02 PM – Highway Budget/Plan – Rae Weston - Mr. Weston asked the board if they had any questions regarding the budget. Mr. Cunningham commented that the urban forestry line maybe low and wanted verification from the Tree Committee if that was enough to do their project at the park and ride. Mr. Cunningham also inquired on the replacement truck. Mr. Weston commented that all the trucks are ready to go for winter and that the newest replacement would not be here until the second week of February. Mr. Ackland presented to the board the roads financial report from the Roads Committee. Mr. Weston commented that some options are available such as just doing base coats on East Warren Road, Roxbury and then the following year pave the top. With the paved roads in the plan and some gravel projects the report shows a total of \$1,343,669. The board would have to decide on what they would like to do. The committee also presented the paved road data from 2006 to 2015 on the roads that were paved and when they were paved. The board discussed possibly an article or just a line item. More discussion at budget discussion continues.

Mr. Weston also brought up a possible purchase of a used skid steer that he found for \$30,000 with only 400 hours to be used for plowing sidewalks, shoulder work and other things. Currently they plow them with a little garden lawn mower tractor. It would also be used for the new extension of the sidewalk project funded by the Agency of Commerce and Development.

Town Garage – He also brought of the idea of adding two 16’ bays on each side of the back garage that would house all the trucks and free up the main garage for projects, repairs etc. Mr. Cunningham explained that it would have to be given great thought as if the final decision is that the town garage would remain where it is presently. Mr. Cunningham explained that he did not see that it would ever be moved to other locations that are convenient to the whole town. The Planning Commission could look at this idea as a long term solution of a town garage seems very distant.

7:45 PM – Dept of Public Works –Barry Simpson – Mr. Simpson updated the board on the Fuller Hill Dam. Kingsbury Construction had worked on the outlet spillway removing the beaver house. The fire department has been doing the dewatering of the pond to keep it below over flow stage and has been monitoring it. The board felt that the contractor should have been responsible for that and that the Town should now invoice the owners for the fire depts. time.

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Belaying Rings – Handicapped Ramp – Mr. Simpson would like to install 4 belaying rings on the building so that when the roof needs to be shoveled off it can be done safely. Mr. Mays will drop off to Mr. Simpson the type of roofing strap that has the ring that is OSHA approved.

8:10 PM – Conservation Committee – Damon Reed – Mr. Reed came to the board to discuss the budget and the Town of Warren renaming for the four riverfront properties. The budget is again leveled funded. Mr. Ackland commented on why didn't the Conservation Committee use their budget as budgeted? Mr. Reed explained that they would like keep the same because they didn't spend it. The reason they didn't is that they had just finished of one of the studies and there was not enough time to start another one. They will be doing another study on the RT 100 Corridor between Riverside Park and The Seasons.

Names: The Conservation Commission recommends the following names for the four riverfront properties as follows:

Alderborh Roe – Wabanaki Conservation Area
Riverside Park – Riverside Conservation Area
Top Gas – Warren Corridor Conservation Area
Rewisnki-Seniff – Quayl's Bend.

Motion by Mr. Cunningham, to accept the Conservations Commissions recommendations for renaming the properties, second by Mr. Ackland. All in Favor: VOTE: 5-0

In January or February the Commission will present the management plans for these parcels to the board.

8:30 PM – Barry Simpson – Continuation –

Municipal Building Heating/Weatherization – Brad Cook from Building Energies gave an over view and report on the energy audit he completed for the municipal building. He indicated a few things that should be taken care of now. The duct work in the building should all be replaced where they are rusted out sending the warm hot air to the outside, add programmable thermostats, add weather stripping around the two doors. Long term items would be looking at heat pumps for the building, switch the side locks on the windows as they are installed incorrectly, check the weather stripping and change if needed, seal both attic hatches and make the gable end vent bigger. Things he noted in his report were lots of air leaks in the building. The cellulose has settled and was poorly installed and some places have none. Air seal handicapped ramp to prevent icing on the roof, dense pack cavities behind town clerk office where there were once windows. Mr. Cook commented that there are incentives out there for doing some energy efficiency things to a commercial building. He indicated that the necessary work would cost somewhere between \$3,500 to \$4,000. Mr. Ackland requested that Mr. Cook send over a scope of work to the board.

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Motion by Mr. Ackland to approve the \$4,000 and provide a scope of work to be done, and proceed with the work, (all duct work, programmable thermostats, and weather strip the two main incoming doors) second by Mr. Youmell. All in Favor: VOTE: 5-0.

9:15 PM – Heating Systems – The town received 2 estimates on replacements of the Town Hall and fire station boilers. The fire station boiler keeps on having issues and the board wanted to proceed with the replacement of this one as soon as possible. Mr. Simpson received two estimates: Ward's heating for \$21,755 and Gillespie's for \$11,500. The board felt that the Town Hall could wait until after the first of the year. Mr. Simpson wanted to discuss the heating system with Glen Thomas first.

Motion by Mr. Ackland to approve the quote of \$11,500 for the boiler replacement in the Main Street Fire Station, second by Mr. Graves. All in Favor: VOTE: 5-0.

The last item Mr. Simpson wanted to discuss was that he was meeting with Francis Fallace to receive a detailed proposal on painting/clapboard replacements/front steps replacement and a sign for \$400. This proposal would then be used to go out to bid on these services. The board agreed to approve the \$400 expense.

9:45 PM – Liquor License Approval for the Skinny Pancake – Motion by Mr. Ackland to approve the liquor License for the Skinny Pancake, second by Mr. Mays. All in Favor: VOTE: 5-0.

9:50 PM – Approval of Minutes for November 24, 2015 – Motion by Mr. Ackland to approve the Minutes of November 24, 2015, second by Mr. Youmell. All in Favor: VOTE: 5-0.

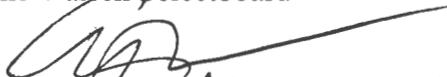
9:55 PM – Approval of Accounts Payable – Motion by Mr. Ackland to approve the payables as presented for \$887,999.71, second by Mr. Youmell. All in Favor: VOTE: 5-0.

10:00 PM – Approval of Payroll Warrants – Motion by Mr. Ackland to approve the payroll warrants as presented for \$30,617.53, second by Mr. Youmell. All in Favor: Vote; 5-0.

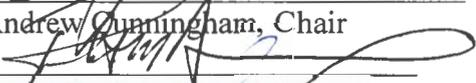
Other Business: Next meeting dates: December 15, and December 22.

Minutes Respectfully Submitted by,
Cindi Hartshorn-jones
Town of Warren Administrator

The Warren Selectboard



Andrew Cunningham, Chair



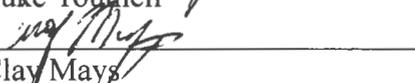
Bob Ackland, Vice Chair



Randy Graves



Luke Younell



Clay Mays

WARREN CONSERVATION COMMISSION
TOWN OFFICE BUILDING
WARREN, VERMONT 05674

Date: 17 November 2015

To: The Warren Selectboard

Subject: Renaming the Town's riverfront properties

Dear Selectboard,

The Warren Conservation Commission recommends the Town of Warren renames its four(4) riverfront properties as follows.

Original property name: Alderborgh Roe
New property name: Wabanaki Conservation Area

Original property name: Riverside
New property name: Riverside Conservation Area

Original property name: Top Gas
New property name: Warren Corridor Conservation Area

Original property name: Rewinski-Seniff
New property name: Quayl Point Conservation Area

We look forward to discussing these suggested name changes with the Selectboard at an upcoming meeting.

Sincerely,
Damon Reed
Warren Conservation Commission