

BUILDING FACILITIES CONSTRUCTION COMMITTEE  
WEDNESDAY, NOVEMBER 16, 2022  
RESOURCE ROOM

Attendance: Chair Shirley Mosczynski, Linda Brown, Ray Clontz, Fred Fontaine, Bob Werme, Matt Wojcik Town Administrator

Chair Shirley Mosczynski called the meeting to order at 4:00 PM.

Business:

1. (4:00 PM) (0:30) BOS Assignment – Needs assessment and feasibility considerations supporting options for Public Safety and/or Highway Department Building projects.  
This was on the agenda for the BOS and Shirley Mosczynski went to the meeting and reported to the Board the Committee's recommendations and thoughts. BOS voted a broader mandate than was recommended by the committee; the board directed Mr. Wojcik to formulate an RFQ for all three buildings locations but not a single building location. Mr. Wojcik has drafted the front end of the RFQ where the emphasis is on the highway barn. Mr. Wojcik would like to get the professional opinion or recommendation of the consultant to which parcel and land in town would be the highest and best possibility for a highway department. The feasibility study would hopefully be done over the winter, then the BOS would pick a location, and then the design professional would go to conceptual design, in the hopes the town will be able to answer taxpayers questions about it at town meeting. Mr. Wojcik asked if the committee would like to add any additional land options to the current 3 being talked about or if there is one of the current three options that the committee would be completely against. The three sites are as follows: the current highway barn location with possibility of purchasing back land to that lot. The second site is the Buckeye pipeline which was purchased by the Town of Douglas jointly with the Water Commission, there are a lot of wetlands in the rear of this lot so that portion will not be useable but there is a three-phase power connection and transformer already wired to this site. There is town water that runs by but no town sewer, the useable portion of this parcel is much larger than the first option even with the wetlands. The third option is near the old elementary school building and the Douglas Axmen Soccer field, this lot is considerably bigger than the current highway location. The town also owns this property; the veterans have moved all their belongings from the old elementary school building to the adult social center. The soccer field would most likely have to be relocated. Mr. Wojcik stated that the team that was assembled to search for locations that involves John Furno, Adam Furno, Matt Benoit and Matt Wojcik, feel that site 2 is the least desirable location. The committee thinks that if the town is able to buy the extra property behind the current highway site that would seem to be the ideal location. Mr. Wojcik will work to have the RFQ fully drafted and in front of the committee by their next meeting on December 21, 2022.
2. (4:47 PM) (40:47) Administration Report on projects in progress:
  - A. Oil Spill: No update
  - B. Green Communities: Matt Benoit gave the committee an update.
  - C. Municipal Backup Generator (#2019-10): Still waiting on the generator to be delivered, and they are going to wait until the spring to start digging.

- D. Badluck Pond Outlet Bridge (D-09-027) (#2019-04): One sign to move and then the project is complete.
- E. Municipal Fire Alarm (#2019-03): On hold still
- F. Public Safety Radio System (#2020-02): The rigors are finally out on the towers installing our microwave. They pulled wire at the fire station this week and have been at the town hall working on the console downstairs. The projected completion for the project is December.
- G. Municipal Main Roof Replacement: Mr. Wojcik is planning to use the same vendor for this project as the other bigger projects being done.
- H. Heat Pumps for Fire Station: This project is underway with McRitchie; the mechanical engineer was out getting measurements a week ago.

3. (4:55 PM) (55:52) ARPA Funding and qualification Discussion – Possible Votes  
No updates

(4:56 PM) (56:10) Minutes: September 21, 2022 & October 5, 2022

(4:56 PM) (56:45) Motion to approve the meeting minutes of September 21, 2022, as amended made by Linda Brown, seconded by Bob Werme. All members in favor.

(4:59 PM) (59:10) Motion to approve the meeting minutes of October 5, 2022, as amended made by Linda Brown, Ray Clontz. All members in favor.

Upcoming Meetings: December 21, 2022 & January 18, 2022 – Possible Votes

(5:00 PM) (59:56) Motion to adjourn the meeting made by Bob Werme, seconded by Fred Fontaine. All members in favor.

Respectfully submitted,

Stephenie Gosselin, recording secretary