

Amended 8-18-09

## Building Committee

July 14, 2009

Members present: Bill Curlin, Bob Monthei, Paul Haberern, John Biddiscombe, Paul Sutterlin  
Also present: Rob Francis, Ron Melnik, Sue Viccaro

Bill called the meeting to order at 6:04pm.

On a motion by John Biddiscombe, second by Bob Monthei, the minutes to the meeting of June 30, 2009 were unanimously approved as corrected.

Bill told the Committee that he met with a Town Times reporter this week to have a conversation about the projects. He has heard questions from many people in town about the status of the projects and thought this would be a good way to get more information out. He encouraged members to respond to questions from reporters as long as you are sure you have your facts straight. An article should be in this week's Town Times.

### Track Update

Dick Webb said the video inspection and light cleaning of the storm sewer line at the track was completed last week by National Water Main Cleaning Company at a cost of \$4,643.00. Dick said he has not received the report and video yet, but verbally he has been told that the pipe is in good condition.

Rob said he contacted two other companies requesting proposals, but heard no responses back. They decided to move forward with the original proposal.

On a motion by John, second by Paul, the Committee unanimously approved payment of Work Authorization No. Two – Revised, in the amount of \$4,643.00 for the light cleaning and video inspection of approximately 1000' of the 30" storm sewer line.

Dick showed an updated site plan. It includes 17 more parking spaces for a total of 247 spaces and perimeter parking landscaping. The islands in the parking areas are not raised, they are painted for ease of plowing.

At the request of the Town Engineer, Brian Curtis, the District has been asked to make improvements to the culvert discharge pipe near Allyn Brook. Dick is looking at options for doing this but they do not want to invest a lot of money into something that will probably be redone in the near future. Dick will get cost estimates on the different options and report back to the Committee.

Dick said the tennis court lighting was requested as a variance but now they have decided to use lights that focus on individual courts so the lights will be smaller and the variance won't be necessary. The tennis courts will begin 28 ft. off the property line.

The soccer field width has been reduced to 220 ft. The final width may be anywhere from 216 ft. to 220 ft. It will be adjusted as needed. Currently there is between 5 ft and 6 ft from the corner of the soccer field and the track surface.

Paul Haberern said he has talked with high school soccer players and they said they usually take three steps before a corner kick. He feels six feet is enough room.

The storm water management area will have a grass base. It will be gravel, covered with topsoil and will capture the peak runoff from the track.

John asked if any consideration has been given to being able to plow the field if necessary and to be able to get vehicles onto the track. Dick said normally the snow would be pushed into the "D" areas of the track.

Dick said the current certificate with the State Traffic Commission has been located. The current certificate includes parking for 236 cars. When the project was proposed, a new application was submitted to the Traffic Commission to modify the number of spaces. The number of additional spaces has been scaled back and the modification is no longer necessary. They are deciding how to best proceed with the Traffic Commission.

The formal application to the Inland Wetlands Commission was received by the Commission yesterday. A site-walk by the Commission has been scheduled for August 8<sup>th</sup> and a public hearing has been scheduled for August 10<sup>th</sup>. The Commission can choose to act that same night or they can wait.

Bill said Tim Hollister of Shipman & Goodwin is the attorney representing the District through this process and is coordinating the presentations for Planning & Zoning, Inland Wetlands and the Zoning Board of Appeals.

The Planning & Zoning application was sent in last week and is formally being received at their meeting tomorrow night. The P & Z Commission can not take any action while the application is before the Inland Wetlands Commission.

The Zoning Board of Appeals Public Hearing is scheduled for July 23<sup>rd</sup>. The lighting of the track and field will be the issue. The current allowance is 45 ft and we will be looking for a variance to 85 ft. The higher the lights, the less spillage there will be into the surrounding neighborhood. It is also a safety issue.

John suggested using the program statement to determine the frequency of the use of the field at night. The Commission will be looking for a schedule and a time that the lights will be turned off.

Dick said the geotechnical survey is in progress. Sixteen test borings have been completed. He expects to hear the recommendations soon.

Regarding the grandstands from Yale University, Dick said they are freestanding and would have to be retro-fitted to bring them up to code. They would also have to be accessed for their structural integrity. He said this tends to be very time consuming and will not be economical.

John suggested that we drop the idea as there won't be significant savings.

Dick distributed an updated cost estimate for review. There are still some assumptions being made in the budget. The construction total estimate needs to be reduced to approximately 3.3 million dollars to be within budget. It was decided that members will review the list over the next couple of weeks and offer suggestions through email to Sue Gaudreau and to other Committee members and to Dick. Sue will send the latest cost estimates to the members not present at the meeting for their input as well. Members were asked to look at items that can be considered as bid alternates, items that might need to be eliminated from the project and items that the District could consider completing outside of the general contract. Responses need to be received within two weeks.

The next meeting of the Building Committee will be held on August 4, 2009 at 6:00pm at the Office of the Superintendent.

Respectfully submitted,

Sue Gaudreau