

The Fire Station Building Committee
A Sub-Committee of the Board of Selectmen

Approved Minutes of Meeting of April 27, 2006

A meeting of the **Fire Station Building Committee** was held on Thursday, April 27, 2006, in the Center School Cafeteria, Woodbridge, Connecticut.

Members Present: Chairman Joe Calistro, Vice Chairman Dwight Rowland, Paul Antinozzi, Louisa Cunningham, Chief Andrew Esposito, Beth Heller, Peter Hershman, David King, Michael Luther, and Jim Urbano

Members Absent: none

Also Present: David Stein, Silver/Petrucelli

Call to Order:

Chairman Calistro called the meeting to order at 6:06 p.m.

Minutes:

Motion (Heller – Rowland) to accept minutes of March 21, 2006 meeting; approved unanimously (file).

Public Comments: none

Presentation by Silver/Petrucelli on Option E revised:

Mr. Stein distributed packets on schemes A, D, and E. He explained that all three are at the same level of detail to provide a chance for comparison. The PowerPoint Mr. Stein used to present the information is the one he plans to use at the 5/10/06 BOS meeting. Mr. Stein then walked through the presentation with the committee, noting where tweaking had taken place and dealing more specifically with scheme E. Mr. Rowland explained the watch room location will have to be changed for E and can be done in the D&D phase. Mr. Stein explained a basement is required for future expansion in scheme E and the space will be without columns. Discussion followed on providing natural light into the basement by raising the building or using light wells and on the issue of needing a basement vs. using a second floor for future space. Other items discussed regarding E were locating a training tower, going to brick on the meetinghouse exterior, and using 6 over 6 divided light windows. Mr. Stein noted all three schemes provide a 65' apron and have the same maneuverability challenges. He added the scheme chosen can be adjusted during D&D.

Chief Esposito raised a concern about the shape of the equipment rooms reducing their functional square footage. Discussion followed on widening the rooms and possibly infringing on the buffer. Mr. Urbano urged caution stating the committee will invite opposition if the buffer is intruded upon. Mr. Luther stated nothing in the charge says the committee has to maintain the buffer. Much discussion followed on the history of how the decision to maintain the buffer was made as well as its implications.

Mr. Stein distributed the preliminary estimates for the three schemes. Mr. Stein reviewed the figures with the committee and explained the cost for all three, on average, for the building alone is approximately \$250/sq. ft. Scheme E is estimated with clapboard, brick would be only slightly higher according to Mr. Stein. Mr. Antinozzi questioned how schemes A and E could be so close in price, when A has a much more complicated roofline. Mr. Stein agreed that as time goes on scheme A could go up in cost, but scheme E will not go down. Brick vs. clapboard was further discussed. The committee consulted the charge and discussed recommending one scheme to the BOS vs. presenting all three with no selection. Mr. Calistro asked for committee member preferences:

Antinozzi: selected E, accomplishes goals, lowers volume, cost

King: selected A, impressive, not overly pretentious, nice addition to town. E is a close second if brick.

Urbano: selected E

Luther: after discussion on the old firehouse took place, selected E

Rowland: selected E if watch room & toilet are moved and storage rooms are squared off

Cunningham: selected E in brick

Hershman: selected A, more visually appealing, concerned about the expansion space below grade in E

Heller: selected A, unsure of mechanicals on the roof of E, E is second choice

Esposito: selected A, E with brick is second choice

Calistro: selected E

Mr. Urbano questioned the cost difference in the schemes. Mr. Antinozzi insists the committee get another estimate with scheme E in brick. Mr. Stein argued it is unfair to stay Silver/Petrucci prepared the estimate to show A as better than it is. Chief Esposito asked about water in the basement and the committee agreed it can be engineered properly. Ms. Cunningham asked for clarification about asking the BOS for another estimate. Discussion followed. Mr. Stein reminded the committee Silver/Petrucci's RFQ clearly anticipated someone on board to do the estimation and answer those questions. He recommends the committee have someone in place for Phase II, before going to referendum. Mr. Calistro added the committee will not get a valid estimate until Phase II and the committee needs to go to the BOS, say here's what we have, and request the \$90,000 to go to D&D. He added he will say to the BOS the numbers favor E, but it was far from a unanimous vote. A hand vote was then taken: E-6, A-4.

The consensus is to go to the BOS with the presentation, give the numbers, and compile why schemes A and E were picked. Mr. Stein recommended the committee be prepared to take a strong stance on why they made their decision focusing on the areas of aesthetics, functionality, and budget. Mr. Urbano added the category 'physical impact on site'. Mr. Calistro will ask the BOS to make a choice so the committee can move into Phase II and he will ask for the funds for Phase II. Ms. Heller noted whatever happens will be OK, both A and E are fine. It was clarified D&D takes approximately 3 months and the referendum will take place following.

Septic System:

Discussion took place on using the Fitzgerald property for septic. Mr. Urbano reported the Water Authority is willing to pay the town for an easement on the property. Ms. Cunningham added the committee would jeopardize approval by using the Fitzgerald property. Options discussed included piping to Hoffman, Don Smith's drawing (file), and putting it under the parking lot. Mr. Stein noted any work done on the septic system is encumbered into Phase II.

Invoices:

Clerk's Invoice: Motion (Esposito – Heller) to approve payment of the clerk's invoice for summary minutes of the 3/21/06 in the amount of \$150. Motion carried unanimously.

Other Business: none

Adjournment:

There being no further business, motion (Luther – Cunningham) to adjourn the meeting. Motion carried unanimously. Meeting adjourned at 7:42 p.m.

Respectfully submitted,

Aimee Cotton Bogush
Clerk

Attachments on file:

1. Approved Minutes of 3/21/06 meeting
2. Silver/Petrucci's packet on schemes and preliminary estimates
3. Don Smith Engineering proposed septic solution drawing