

Town Facilities Review Committee
December 2, 2021, 7 p.m. Northfield Firehouse
Regular Meeting Minutes

Members Present: Chairman Sam Olmstead, Vice-Chair Chris Casiello, Dave Carroll, , Bill Deacon, Marc Moura, Jeffrey Zullo

Alternates present: Burke Gibney, Recording Secretary Barbara Putnam

Members Absent: (Matt Blasavage – no longer on the Finance Board), Anne-Monique Haas, John Morosani

Others absent: Bantam Borough Liaison Nancy C. Tarascio-Latour

Others present: Denise Raap, Carol Powers

Call to Order: Chairman Sam Olmstead called the meeting to order at 7:05 p.m.

Minutes: The statement “it was agreed” was changed to “it was suggested” in the discussion on the mechanical system on page two. Dave Carroll made and Jeff Zullo seconded a motion to adopt the minutes as revised. All voted in favor to accept the changes and the motion carried.

Appointment of Alternates: Sam appointed Burke Gibney and Barbara Putnam to serve in place of absent members.

Public Comment: Carol Powers asked for clarification on the process and time line for planning and funding improvements to the Annex building.

Jeff Zullo made and Dave Carroll seconded a motion to add a discussion of the Bantam Building to the agenda. All voted in favor and the motion carried.

Bantam Building Discussion

Sam asked the committee to confirm what he is planning to present to the First Selectmen’s meeting next Tuesday:

- That we believe the Annex should continue of serve municipal uses; as town offices, recreational facilities, and possibly arts facilities and/or leased space to small businesses in an “innovation lab” or “small business incubator” model.
- That the current costs of maintaining the building are excessive and need to be addressed.
- That deferred maintenance and improvements need to be accelerated in the coming budget year.
- That the building is an architectural gem, and that the character of the building needs to be preserved when we do maintenance and make improvements.
- We would like to start by hiring an Architectural and Engineering firm to do space planning, mechanical system and lighting improvements, and upgrades to the envelope (windows, walls, roof). There are also some hazardous material remediation problems

that need to be addressed. The fee for this would be on the order of \$100,000 to \$200,000.

- A tentative time frame would have biddable documents ready by the end of August 2022 with funding needed in September.

2022 Meeting Dates

We agreed that we would continue to meet on the first and third Thursdays of the month

Town Hall Discussion

We agreed that we are not going to recommend building a new Town Hall; we would recommend either

- renovating the existing building without expanding it, or possibly
- using other space in the middle of town, if it becomes available, for the offices that are currently in the Town Hall.

Adjournment

The meeting adjourned at 8:13 p.m.

Respectfully submitted,

Barbara Putnam, Recording Secretary