

Buildings and Properties commission

Meeting Summary

7 December 2019

The Buildings and Properties Commission convened a meeting on 4 December 2019 at 9:00 am in the Selectmen's office. No motions were made and no votes taken.

1. The First Selectman's office needs to be painted. I contacted Edward Ramsauer who visited the office on Friday and will send me a quote next week.
2. Status of Bee Brook Firehouse: heating and cooling: All that is left is to install three posts to protect the propane gas bonnet from accidental contact by vehicles. Kevin has it on his schedule.
3. Kevin Smith has alerted me that the New Preston Firehouse has a rotted fascia board across the front of the building and the gutter needs to be replaced with a larger size to prevent water overflow and ice collecting. The gutter is also broken. I will contact John Quist on the woodwork portion and enlist Greg McKirdy Gutters to install a proper gutter.
4. Bee Brook Firehouse: there are leaks around two vent pipes at the rear of the building by the kitchen area. There is a small portion of sheetrock in the storage closet that has been damaged from the leak. I contacted John Quist and he will correct both problems.
5. The two American flags on poles in front of the town hall should lighted from dawn to dusk. The two in-ground lights presently in place no longer are operable. I have contacted Eagle Electric for options and quotes. Two above ground lights, one for each flagpole, are \$1,658 installed. Two in-ground LED lights per flag pole are \$3,244. Photocell replacement is \$85. All labor will be provided at no charge. I have given Eagle a purchase order for \$3,244. The supply company is merging and the units will not be available until after the first of the year.
6. The remnants of the old bridge across the East Aspetuck River in New Preston are a safety hazard. Kevin placed a fence across the end posts and I hung a Danger No Trespassing sign on the fence and have taken a picture for reference.
7. Mark Lyon found the copy of the DOT approval to cut dead trees and remove invasive plants and bushes in the DOT ROW. It has been referred to as "beautifying" the lower end of the New Preston Falls. The DOT permit has several regulations and procedures that

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must be followed. I gave a copy to the Bob Papsin, chair of the IWC and we will meet with Susie Payne, review the document requirements and ask that all trees be marked and inspected by a Wetlands site visit before doing any cutting. Most of the work is in the DOT Right of Way. There is a very large dead tree in the ROW and am planning to discuss the possibility of the DOT cutting it down. It will require traffic control on Route 47 & 202 for safety.

8. The new fans for the older section of the garage were installed by Wright Electric and did not respond to the variable speed control. The control shipped was not the proper one and I ordered and received the proper control. Am awaiting paperwork to return the wrong one.
9. John Gueniat mentioned that the floor tile in the auditorium was cracking along the corners. They are not a trip hazard but it may be prudent to include some funds in the Capital Budget over the next few years as it will be a costly project to remove and replace the tiles. This is a large project and will require two independent quotes and writing of a scope of work.
10. John Gueniat has contacted Coffey Clean Care about stripping and waxing the floors in the lobby and auditorium after Holiday in the Depot. He received a quote for \$3,225. The area to be processed is 4,025 sq. ft. We can discuss this at the January meeting.
11. The town hall furnace room floor is in deplorable shape due to neglect and water damage. Several inches of the bottom edge of the sheetrock walls have been wet and need to be replaced, spackled and painted. John will enlist the help of Jessie to correct the problems. We need to determine how the repairs will be made, the process and the materials used before work is begun.
12. Bob Papsin attended the meeting to inquire about the status of the Wykeham Rise buildings. He also discussed town hall lawn maintenance.

Respectfully Submitted, Tony Bedini