

**Capital Improvements Committee Meeting Minutes  
Montague Town Hall, Downstairs Conference Room  
One Avenue A, Turners Falls MA  
September 4th, 2019**

Attendees: Capital Improvements Committee members Josh Lively, Greg Garrison, Steve Ellis, Fred Bowman, and Bob Obear (3:30), DPW superintendent Tom Bergeron, Chris Sawyer-Laucanno

**I. Approve minutes of 7-31-19. Minutes not prepared.**

**II. Review ongoing and pending capital projects and studies**

Mr. Ellis gives update on ongoing capital improvement projects:

- Shea Theater roof replacement delayed until 9-16 due to delay in Eversource's move of power lines.
- Colle Opera House window and masonry project near completion.
- Millers Falls Library structural project complete. A few more floor joists discovered that also should be secured.
- Update was given on the progress of the new DPW facility.

**III. Review Falls Special Town Meeting articles.**

A. Unity Park Fieldhouse Roof:

Discussion as to the urgency and methodologies of replacing the Fieldhouse roof was had. Past quotes range from \$32,000-\$90,000 to replace the roof. R&H roofing's current estimate was discussed and specification changes were requested. Focus on creating a functional and ascetic roofing system.

Mr. Garrison moves to recommend appropriation of \$100,000 for the purpose of replacing the Unity Park Fieldhouse roof and making related improvements to the soffit and support columns, Mr. Bowman seconds. Passes 4-0.

B. Millers Falls I&I Study:

The study conducted to ascertain the whereabouts of the infiltration of ground water or other into the sewer system serving Millers Falls has been completed and eight key areas of penetration have been eyed for repair. The next step is to hire a firm to complete the repairs.

Mr. Garrison moves to recommend the appropriation of \$100,000 for the repairs to the Millers Falls sewer system. Mr. Bowman seconds. Passes 4-0.

C. DPW Street Sweeper:

Mr. Bergeron presented the CIC with a plan to replace one of the towns two Street Sweepers. The sweeper in question is 22 years old and fast approaching the end of its serviceable life. This is one of two street sweepers owned by the town and both are required to complete the annual Spring sweeping schedule. Two options of the Elgin Eagle street sweeper were presented to the CIC: a 2019 with one year warranty and a demo model 2018 with option to purchase a 4-year extended warranty.

Mr. Garrison moves to recommends to appropriate \$255,025 (\$247,525 + \$7,500 extended warranty) for the purchase of the Demo 2018 Elgin Eagle with extended warranty. Mr. Bowman seconds, passes 5-0.

Town Hall Awning Complications:

The CIC supports the rebuilding of the town hall awning supports.

#### **IV . Review expected FY21 Capital Article Submissions:**

Article submissions expected from departments by October 31, GMRSD submissions by December 1st.

#### **V. Discussion of Capital Plan:**

Discussion to update and improve the Capital Plan was had. Plans to create a list of buildings with their current deficiencies and then improvements as they occur.

#### **VI. Adjournment:**

Mr. Garrison moves to adjourn meeting, Mr. O'Bear seconds, passes 5-0.