

4th Meeting of the Ad Hoc Schoolhouse Committee

January 3, 2019

Present: Hans Bergmann, Greg Boehmcke, Dottie Bonbrake, and Betsy Spears. Representing the Select Board was Brian Tobin.
Invited guest: Ellie Lovejoy representing the Board of Health.

Hans called the meeting to order at 7:00 PM.

December 20, 2018 meeting minutes have a few corrections and will be voted on at the January 24th meeting.

Greg has some of Donald Pulfer's prints, but not the complete set of existing condition, proposed, and engineering prints. Donald will send the complete set to Greg to be posted on our Google drive. Betsy took the one copy of the prints we currently have home to review. She will return them to Greg for keeping.

David Potter of Green River Design can handle the overall package including engineering, wetlands, permitting, etc. at a rate of \$95/hour with a not to exceed bid.

Berkshire Engineering could give us estimates, but we need to provide them with the scope of work.

Two estimates have been received for the concrete work. The "413 Concrete" estimate was \$12,500. Hunter ? from Sheffield bid \$14,000., and Dave & Greg were very pleased with the quality of his work.

Brian talked with Cope & Anne and will have a conference call with them and Hans next week to discuss funding. After that conversation he will contact Pamela Tillinghast to confirm her commitment to the project.

Ellie Lovejoy arrived around 7:20 per our invitation. She started by saying that a public building on public land is subject to municipal laws and regulations. If someone could be persuaded to donate the land on the west side of East Street to the Historical Society, then many of the stumbling blocks could be eliminated.

The Board of Health will not allow the schoolhouse to tack onto the town hall septic.

State law requires 2 handicap accessible bathroom in a public building. We would have to go to the State Plumbing Board to get a variance.

Do we have to have a bathroom? We might want to consult with an attorney who specializes in the matter to see if we can get around the stumbling blocks of a bathroom.

As it stands now, the minimum size of a septic system is 330 gallons which usually costs between \$25k and \$35k. Costs could go as high as \$45k if there are complications.

We discussed alternatives to a conventional toilet: composting or incinerating. Even if we went with one of these, water to the building would require a 110 gallon septic system. We could consider a drip septic system, which costs about the same as a conventional system and requires a \$400 yearly maintenance. The other option is a recuperating sand system, but we would still need running water.

We should check to see if there are grants available for the septic.

Before our meeting on January 24, 2019 Greg will get estimates for the perk tests.

We will meet with the Planning Board on January 10th.

Our next meeting of just this committee will be January 24, 2019 at 7 PM.

Meeting adjourned at 8:15.

Respectfully submitted.

Dottie Bonbrake

