

WEST WINDSOR SELECTBOARD

Draft Minutes
September 20, 2011

Present: Glenn Seward, Tom Kenyon, Bruce Boedtke, Steve Bodley, Jim Kenyon, Dennis Lemire, Bill Ley, Martha Harrison

- 1) Call to Order – Selectboard Chair Glenn Seward called the meeting to order at 6:30 PM.
- 2) Discuss repair status of town buildings and infrastructure – Roads: Glenn said the town has spent \$150,000 so far on road repair but he thinks we are about 90% done. Glenn said Mike is flushing and evaluating culverts, and there are some minor slope failures to deal with this week. Glenn said the Brook Road project will start tomorrow and the Harrington Road project will start immediately after. Glenn said we are expecting bids on the Bowers covered bridge by next Friday, but it is not critical to get that project done this year since there is adequate access. Glenn said he looked at all the projects in town with Stream Alteration Engineer Todd Menees and got Todd's blessing. Glenn noted that Martha is compiling the bills from all the contractors, equipment and materials involved in the road repair work. Glenn said we are doing some mitigation projects as well, which will be partially funded by FEMA. Glenn said we are also waiting for an engineering proposal from Shawn Kelly (GeoDesign) on the Brownsville-Hartland Road, which appears to have a failing slope. Glenn said the project on Dugdale Road will involve installing a large culvert temporarily and then doing a more permanent fix next year. Glenn said the Dugdale's dam is in the town right-of-way so we need to talk to them about moving the right-of-way. Tom noted that the Brook Road and Harrington Road projects are not included in the \$150,000 spent so far. Glenn said he notified the organizers of the Vermont 50 today that Harrington Road could not be used for the race. There was discussion about the timeline for repairing the Bowers covered bridge. Tom said the bridge abutments are not covered by insurance. Glenn said he thinks both abutments should be replaced. Tom said he would like the town to acquire the Nilson property so we can keep it open as floodplain. Glenn said there is hazard mitigation funding available to acquire properties. Steve Bodley asked if the company doing the heavy work on the bridge would be the general contractor. Glenn said yes. Steve said he would like to submit a bid as a subcontractor to whoever the general contractor will be, and give a good price as a way of giving back to the community. Glenn said the town could be the general contractor and subcontract the concrete work, the crane work, and the bridge work. Tom said the tied arch is historic but the rest of the bridge is not so he hopes the town will make the opening a little larger and replace the metal roof with shingles that look more historic. Glenn said we have time do it properly. Tom said he thinks the abutments should be higher and should have a stone façade. Glenn said the Stream Alteration Engineer said the town should consider increasing the width of the channel and setting the bridge on metal beams. Glenn said he has requested a hydrology report so we can figure out what the span needs to be. Glenn and Bruce agreed that they would prefer not to increase the span unless there is strong justification for doing so. Dennis said covering concrete with stone is expensive and labor intensive. Tom said he is just thinking about a 4' x 10' section at the corner where you enter the bridge on the upstream side. Town Hall: Glenn said the carpet is scheduled for installation next week. Glenn said the insurance company has promised the town \$100,000 for the bridge, the town hall and other projects. Tom said he heard that VLCT is waiting for the adjuster's report. Jim said the fire department is not part of the town and the Selectboard should not be in the position of dividing up a lump sum payment if it includes other organizations within the town. Glenn agreed that the town should request a break down from the insurance company. Glenn added that he thinks the insurance company is overwhelmed right now. Dennis asked if the \$100,000 is the total amount that the insurance company is going to give the town. Glenn said no. Tom said the payment from the insurance company should be kept in a separate account. Glenn said there is a meeting with

FEMA on Thursday evening at 6:30 PM for individuals with flood damage. Glenn said Cathy has assured him that the town has plenty of money to pay the contractors and will not need to consider borrowing money unless we have not been reimbursed by FEMA by next May. Glenn said, with 90% reimbursement from the state and/or FEMA, the town's out of pocket costs will probably be between \$75,000 and \$90,000, so we're in good shape financially. Stream Alteration Engineer: Tom said Todd Menees is clear about what can't be done (e.g. building berms) but he's not clear about what can be done. Glenn said the state is providing an incredible amount of latitude at this point as long as people are reasonable about fixing damages. Ski Area: The owners of the Ski Area are moving ahead with repairs to the dam behind the fire station. Jim said the dam is owned by the fire station but the Ski Area has to maintain it. Glenn said it is his understanding that the state has acknowledged that water from the brook is an emergency backup water supply for the Resort to fill the reservoirs. Tom noted that inmates from the correctional facility are coming tomorrow to help clean up the area around the fire station and hook up the drains. Glenn noted that a significant portion of the dam is still in place so the Resort is just going to repair it, not replace it.

- 3) Fire Station – Tom said the Fire Department contacted VLCT after the flood and they sent Doug Maxwell to do an assessment, which we should have by the end of the week. Tom said the damaged portions of the walls have been removed, concrete has been poured to shore up the foundation, and a mold remediation company has been contacted, so the fire department has done what they can to prevent further loss. Tom said the furnace has to be replaced. Tom said the bills go directly to VLCT to be paid. Tom said the septic tank can be used as a holding tank, which will need to be buried, but the building will be usable through the winter. Tom said once we know the insurance settlement and the amount that FEMA will provide, we can decide whether to move the fire station to a different site. Tom said the Fire Department has an estimate from Osgood for \$715,000 for a similar size building and related site work, not including the cost of acquiring the property. Jim said the Fire Department doesn't have enough money for repairs. Dennis asked Bruce what stage his firm is at in the engineering for a new holding tank since it seems as though it will not be necessary. Bruce said the existing tank may get the fire department through the winter but he doubts that the state will consider it acceptable for the long term. Tom said the insurance company does not cover water and sewer. Dennis said we need to discuss it before that area is back filled. Glenn said it's not expensive to re-excavate so he would suggest filling it in after taking photos and measurements documenting where all the utilities are. Dennis asked about the conduits. Glenn said one of the conduits contains the phone lines for the entire Resort. Dennis said the unused conduits should be removed. Bruce said he will send Dennis whatever work has already been done by VHB and the Fire Department can decide if and when they want to go ahead with it. Glenn said he is in favor of moving the fire station out of the floodplain but it all boils down to dollars and cents. Bruce asked if the water at the fire station has been tested. Tom said they only use it to flush the toilets. All agreed that it is not, and should not be, used for drinking. Tom said the original Army Corps project at the Grange Hall was supposed to be longer but they didn't finish it; the town should encourage them to finish it.
- 4) Adjourn – **Glenn moved to adjourn at 7:20 PM. Bruce seconded the motion, which passed unanimously.**

Respectfully submitted,

Martha Harrison