

Municipal Facilities Planning Committee Minutes

6:30 Monday, November 21st, 2011
Location: Elementary School Library

Members Present:

Bruce Clarke
Stephen J. Comtois II
Donald Faugno
Peter Martell
Jeanne Myers
Carol Plumb
William R. Simpson
Don Taft

Members Not Present:

Roger Mundell Jr.

Citizens/Guests Present:

David Holdcraft

The meeting was called to order at 6:30 pm by Mr. Comtois followed by the Pledge of Allegiance.

1. Elevator Discussion

There was discussion about the options for an elevator in the Town Hall. Mr. Clark mentioned that there were benefits to having the elevator outside of the building. Specifically he pointed out that there are two types of elevators. The better quality of the two elevators would be impossible to install in an existing structure because of equipment needed for the installation.

The committee decided that more expertise was needed about elevators to further the discussion. Skip Nielson was mentioned as a possible source of information, and Mr. Taft said he would contact Mr. Nielson for more information. Mr. Nielson may have a salesman that could meet with a member or members of the committee during the day.

2. Bay Path Technical School Discussion

Mr. Comptois met with a representative from Bay Path Technical School and discussed the prospect of getting the school involved in the project. It was made clear that the vocational students would not be able to work with Brookfield on this project.

3. Police Station Discussion

Mr. Comtois and Mr. Simpson reported on a visit to the recently built North Brookfield Police Station. Chief Aram Thomasian and Selectman Jason Petraitis provided a tour of the facility. The facility cost \$3.1 million and was partially funded by a \$200,000 grant. Chief Thomasian provided a basic floor plan with room names for our committee with a report on the annual costs for the building and a Police Facility Planning Guideline from the International Association of Chiefs of Police. The new building is approximately 8,000 square ft, has several holding cells, a state of the art meeting room, and a drive through sally port.

Mr. Comptois and Mr. Simpson indicated that there were several very attractive features of the new North Brookfield station, but Brookfield could follow a more modest course and still meet the towns needs.

The per square ft costs were estimated at between \$300 - \$400 per square ft. The committee roughly calculated that at 5,000 square ft building would come in at a cost of \$2 million, which the committee felt may be an cost that the town would be willing to take on.

Mr. Martel pointed out the Paxton public safety complex as a possible source for more information. The web site for Paxton includes a good deal of information on exactly what the discussion building up the creation of the station involved. The web site also includes square ft requirements for various space needs.

The committee discussed the need for input from the Brookfield Chief of Police before the discussion moved forward. Mr. Simpson, Mr. Taft and Chief Martel committed to meeting with Chief Blanchard to discuss the department needs and report back to the committee.

The committee also generally agreed that the Prouty street property, now that it was owned by the town was the obvious location for a new station.

4. Town Hall Discussion

The elevator options and the plan for the Prouty street property were discussed as important points to the development of a plan for the Town Hall. The possibility of holding off on renovating the basement of the Town Hall was discussed as a cost saving measure. The renovation of the 3rd floor/Masons hall was also discussed as something that could be held off on to keeps costs down.

Several elevator locations were discussed and the North West corner of the building was generally agreed upon as being a good location, but more information was needed. Mr. Faugno pointed out that the North West corner was excluded as an option in the previous Town Hall Barrier Removal Committee

because it would limit access for the fire trucks from the fire department. Due to the town owning the Prouty street property, and therefore the possibility of another means of egress for the Fire trucks, the North West corner is a strong contender for best elevator location.

Mr. Faugno also pointed out that because the Town now owned the Prouty Street property it could eliminate the costs of hazardous material mitigation from the previously proposed project. There was \$250,000 allotted for this cost.

Jeanne Myers mentioned that if the basement were under consideration for the Senior Center, the seniors were very concerned about the moisture. Mr. Clark pointed out that current technology could remove that as a concern.

The committee decided that more information about the elevator options was still needed.

The next meeting is scheduled for December 5th, 2011 at 6:30pm at the Elementary School.

The minutes from 11/7/11 were approved unanimously with a motion from Mr. Faugno, 2nd by Mr. Taft.

At 8:20 the meeting was adjourned with motion by Mr. Faugno and 2nd by Mr. Taft.

Respectfully submitted,

William R. Simpson

Approval:

These minutes were unanimously approved unanimously December 5th, 2011.