

**Sharon Standing Building Committee
Sharon Town Hall
90 South Main Street
Sharon, Massachusetts 02067**

**SSBC Meeting Minutes
3/19/19**

SSBC Members

Gordon Gladstone, Chair	Marty Richards	Colleen Tuck
Deb Benjamin, Vice Chair	Richard Slater	Sara Winthrop
Mat Grosshandler	Steve Smith	
Rick Rice	Roger Thibault	Matthew Baldassari (TH)

SSBC Attendees and Others

Joe Sullivan - DPI	Lee Ann Amend - Library
Kim Joyce - Colantonio	Bob Levin
Kevin Paton - BKA	Dreighton Faire - Architect
Dave Martin	Jim Grasfield

Administration

- The meeting of the SSBC was called to order by Chair Gladstone at 7:45 PM at the Public Safety Building.
- Future scheduled meetings: 4/2, 4/16, 4/20, 5/14, 5/28
- Introductions of new committee member, Matt Grosshandler was made followed by introduction of the current members.

High School

- Ms. Benjamin moved that the Sharon Standing Building Committee vote to approve the submission of the Preferred Schematic Report (PSR) to the MSBA which includes Alternative R1, renovation, Alternative AR1, addition and renovation and Alternative N4, new construction and approve Alternative N4 as the preferred option. Mr. Rice seconded the motion and the Committee voted unanimously in favor.

Town Hall

- Ms. Joyce said the building is taking shape. The vaults will be delivered this week. Window installation continues, spray foam in the attic and transformer pad is being installed.
- Mr. Paton stated that the BOS would like larger chairs at the U shape table but these are twice the cost of the remaining chairs around the table.
- U shaped workstations are 52" in the U for the chair.
- Furniture is going out to bid.
- There will be a walk through of the building at 6:30 PM on 3/26/19.

Public Safety Building

- Mr. Sullivan said he had set up a meeting at the Public Safety Building to iron out the remaining issues. With reference to the residence living quarters, they are looking at the exterior envelope to see why there is heat loss in three locations. Consigli is blowing insulation in the living quarters. KBA and BER are putting together specs for a hyper heat unit. With reference to the apparatus bay, Consigli will price 4 pumps to increase the gallons per minute to create more water flow and turn up the boiler to offset heat problems.
- Chair Gladstone asked who will be paying for these corrections and Mr. Sullivan stated that is to be determined. .

Library

- Chair Gladstone commented that according to Town Bylaws the definition of historic district #1 stipulates certain buildings but makes no mention of School Street or 1 School Street.
- Jim Grasfield, Chair of the Historic Commission shared that the Historical Commission has responsibility for every building 100 years or more. He said he got involved due to the juxtaposition to the historic district. Mr. Grasfield said the site was given to the HC as quid pro quo from the Selectmen and Town Administrator to have oversight. The process is not being followed the way it should be.
- Chair Gladstone said he will ask Town Counsel who has the ultimate jurisdiction. He said the Library Trustees came to the SSBC late in the process and they had already worked with the Architect to prepare conceptual schematics. The process then moved to the SSBC. The SSBC is responsible from design to closeout.
- Ms. Tuck asked if we tear the building down why is the historic commission involved. Why do they approve the replacement? Mr. Grasfield said in terms of demo, it puts it in the hands of the HC. He said he wants the building to fit in to the character of the neighborhood.
- A member of the HC said that you need to follow the standards of the Secretary of Interior Standards which are for historic preservation and architectural history, restoration, etc. most standards address buildings that will remain standing and not necessarily replicating details. If you want to replicate a historic building, then build the building in the same location and not have anything around it.
- It was said that the existing building at 1 School Street is so far from the original that it may not be replicated. The second story was removed. The standing building is so far from the original than what is being replicated.
- Everyone said they would like to be able to compromise.
- The HC objects to too much glass on the front, too modern of a design, too boxy on massing on the front, and they do not like the sign on the front of the building. Dave Martin is concerned with the public face of the building.
- Chair Gladstone asked the architect for any thoughts that could help the process along knowing the iterations that have already been gone through. He will work on a few iterations that meet the HC needs/wants.

- Mr. Smith said that we are not the proponents. The Committee performs by the Town Charter and is responsible for design and build. He also commented that the he feels we are being told to replicate a building that has not been there in many years. The focus is for the Town to buy in to vote at May Town Meeting. We need the jurisdictional issue resolved. He stated this is not an historical district.

Minutes

Ms. Benjamin moved and Ms. Winthrop seconded the motion to approve the 3/5/19 minutes. All voted unanimously in favor of approval.

Invoices

Ms. Benjamin moved and Mr. Smith seconded the motion to approve all invoices. The Committee voted unanimously in favor of approval.

Town Hall

Daedalus \$14,000

BKA Architects - \$21,546

Adjournment

Through unanimous consent, the meeting adjourned at 9:35 PM.

Attachments

Colantonio 3/19/19 Report

Daedalus 3/19/19 Report

Submitted:

Rachelle Levitts

Sharon Standing Building Committee

(Gordon Gladstone) Signature of Chair

Date of Acceptance