Community School Purchase Committee
Approved Minutes
Tuesday, August 18, 2015 at 6:30 p.m.

The Community School Purchase Committee meeting was called to order by Chairman Fred Harkins at 6:41 p.m. (The meeting was moved to the upstairs conference room at the Prospect Town Hall.)

Members Present: Fred Harkins, Bill Sereduck, Marie DeLage, Jack Geary, Chris Mariotti, Richard Mortensen and John Altson.

Members Absent: Shirley Sabo and Bob Hiscox

Approval of August 4th, 2015 Minutes :
Motion made by B. Sereduck, seconded by R. Mortensen to approve the minutes of the August 4th, 2015 meeting. Motion passed. M. DeLage abstained.

Town Council Update on Appraiser and Inspection:
F. Harkins stated that the Town Council is looking for a new inspector. The two most important things are what the building is appraised at and what the inspector sees/finds.

F. Harkins stated he spoke with the Mayor and he doesn't see a need to replace B. Sereduck on the Committee once he resigns. There isn't much more to do.

J. Altson stated that he feels the Committee could help with future work that needs to be done for the building. (For example wording for the referendum etc.) B. Sereduck feels that the Committee will need to make a formal presentation to the Town Council to discuss their findings and their recommendations. He also feels that we should look further into costs on the building for the future; Estimates on whatever we think needs to be done to the building. (Ex. Roof, exterior paint, partitioning rooms, cost to take modular buildings down or maintenance on modular buildings if they are kept, cost to replace oil tanks when needed versus converting to gas. This would help the Town Council make a more informed decision knowing cost of building plus getting the building ready for general uses.

M. DeLage asked about status of oil tank. B. Sereduck stated he spoke with Bill Stowell and there is nothing wrong with the oil tanks and they are monitored. She also asked if the Beacon Falls appraisal came in. The Committee is not aware of the appraisal from Beacon Falls being completed yet.

Report on Committee List of Charges:

Building Usage List Update:
J. Altson discussed updated list of potential usages for the building. The Mayor is not in favor of moving the entire Town Hall to the Community School building. He also stated that he spoke with the Mayor and he is not in favor of moving the entire Town Hall to the Community School Building. M. DeLage mentioned that she is still hearing a recommendation to put Senior Housing as a potential use. She also mentioned " Visiting Nurses Screenings" as a possible use. B. Sereduck mentioned the blood drive as a potential use instead of the fire house.

Cost to Run the Building:
R. Mortensen reviewed the list he put together entitled Community School costs to operate as "Prospect Community Recreation Center". F. Harkins stated we should give the list to the Region 16 office and ask them to fill in the blanks for the cost of each line item. This would be a starting point to help with putting together an estimated operating budget per year. B. Sereduck stated he will go to the Region 16 office with this list and try to obtain costs. He will also ask Pam at the Region 16 office what was removed from the kitchen and what needs to be replaced to make it fully functional.

Meeting Schedule for September and October:
F. Harkins discussed with Debbie Porter at the Prospect Firehouse regarding future meeting locations. Motion made by J. Altson, seconded by R. Mortensen to move meetings at the upstairs conference room at the Prospect Town Hall.

Public Participation: None

General Discussion: The Committee will look into getting the estimates for future maintenance and costs for the building.

- Roof (J. Geary will looking into this)
- Modular buildings (potential removal vs. current costs and future maintenance-J. Geary will look into these items also)
- Exterior Paint (J. Geary will look into this)
- Converting to gas
- Refurnishing the kitchen (appliances etc.) to make it fully functional (B. Sereduck will look into this)
- Cleaning the building out
- Replace damaged ceiling tiles
- Remove and replace the curtain on the stage (there is asbestos on the curtain-potentially hazardous)
- Repaving parking lot

B. Sereduck mentioned finding out what type of safety steps are going to be done. Will there be a fence installed surrounding the building to keep vandals etc. out? (similar to Algonquin School). Will the camera systems still be monitoring the building? J. Altson asked if the modular buildings are asbestos free since they were installed more recently.

Motion to Adjourn:
Motion made by B. Sereduck , seconded by J. Altson to adjourn the meeting at 8:03 p.m. Motion passed unanimously.

Respectfully Submitted,

Frederick Harkins
Chairman

TOWN CLERK
2015 SEP -2 AM 8:32
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