

# Historic District Commission/ Heritage Commission

Minutes of September 9, 2004

Present: T. Furlong, C. Pynn, G. Stearns, and P. Schena

## **1. Review and approval of August minutes**

C. Pynn made a motion to accept the August minutes. T. Furlong seconded the motion. The August minutes were accepted by unanimous vote.

## **2. Status of Town Hall: Post Fire and Painting Issues**

P. Schena reported on various activities in which he was involved related to the painting of the Town Hall, the Planning Dept Building, and the Bartley House.

Concerning the painting, P. Schena initiated the discussion, whereupon T. Furlong explained that it was his intention to attend the next Board of Selectmen meeting to raise the matter directly with the BOS. His concerns included specifically the bid process, the apparent lack of vendor references, site project management, and what in his view was the generally poor quality of the work effort. G. Stearns explained that the Town had received only 1 bid from the present vendor and that no references were considered because the vendor had previously performed services for the Town.

P. Schena reported on several meetings he attended on this matter in late August. Specifically he explained that he personally visited the site while work was being conducted. Also he reviewed the key issues raised at the time: the preparation of the building, the difference between stain and paint, the replacement of rotted siding, trim, etc. He also explained that he and C. Pynn had attended a BOS meeting to explicitly convey their concerns and received assurances from D. Sullivan that 1) all HDC issues would be considered and 2) the HDC would be involved in a walk-through in preparation of a "punch-list" to insure the work was satisfactory.

With respect to the HDC's role in the Town's bid process, G. Stearns suggested the Commission modify its by-laws to require HDC approval of bid specifications. P. Schena suggested further that the Commission consider ways that it be more constructively involved in the bid process.

Returning to the matter of the painting the Commission expressed unanimous agreement that it be involved in a final walk-through to inspect the work and that it make recommendations accordingly.

Regarding the fire in the Town Hall building, the Commission expressed grave concern with the fire and importantly the vulnerability of the building. G. Stearns reviewed the

actions taken and noted specifically that keys to the building had been recalled, locks changes, and the central corridor locked. In response to questions concerning access to the building and making it more secure, he suggested the HDC send a letter to the Town/BOS expressing its concerns and inquiring as to the specific measures being taken to manage access to town building (and particularly those considered historic assets).

### **3. Presentation and discussion of correspondences and/or other new issues**

P. Schena reported on his correspondence with D. Sullivan concerning 1) Senior Center CIP Request, 2) the Depot Committee, and 3) the transfer of land adjacent to the Town Center Historic. He noted, regarding the Senior Center CIP, that D. Sullivan did not have concrete information regarding a CIP submission by the Senior Center, but agreed to follow-up. On the matter of the Depot Committee, noted meetings would begin after Labor day. Finally, Mr. Sullivan explained that it was his understanding the land around town hall (previously owed by D. Wilton was sold along with the "Fellows" land.

With further reference to the Senior Center, G. Stearns noted that any maintenance expenses related to the roof of the Center would fall under the Town's property maintenance budget.

C. Pynn agreed to examine the second floors of the Bartley House and Senior Center in preparation for a possible 2006 CIP submission.

C. Pynn also agreed to contact Wayne Morris on behalf of the Commission to discuss any potential impact of the proposed bike path on adjacent historic assets.

### **4. Review of plan/project submissions**

The Commission did not review any plans or submission at this meeting.

There being no further business to come before the Commission, the meeting was adjourned at 5:45 PM.

Respectfully submitted in draft form,

Patrick J, Schena  
Chairman, Windham Historic District Commission