

Sterling Senior Center Design & Building Committee

Butterick Municipal Building - COA Room

May 2, 2013 - 6:30pm

MINUTES

Present: Jack Chandler, Maureen Cranson, Richard Maki, Peter Watson (L=8:36 pm) and Weymouth Whitney. OPM: Joseph Homyak. Ex Officio: Karen Phillips. **Absent:** Ronald Cote. Ex Officio: Terri Ackerman. OPM: Frank Kennedy.

Open Meeting: Co-Chairman Cranson opened the meeting at 6:37 pm.

Minutes: The minutes of April 24, 2013 were approved following a motion by Mr. Whitney and a second by Mr. Watson. Vote: YEA = 4, NAY = 0, ABS = 1.

Public Comments: Regarding a potential procedural motion to reconsider, Sharon Bloom asked whether someone would move to reconsider a positive vote in favor of approving Article 12 at the ATM. Committee members discussed the process, understood that a brief time frame applied to reconsideration motions as determined by the Moderator, and that the maker of the motion must have voted on the prevailing side.

Speaking as a member of the public, Ms. Maureen Cranson thanked Mr. Kevin Beaupre for encouraging the recent meeting with the Board of Selectmen, some Finance Committee members, and the Building Committee to discuss the potential of having a unified opinion on the proposed construction cost of the future senior center prior to the ATM.

Communication from FinCom: The Committee discussed a recent (5-2-13) email from FinCom Chairman John Kilcoyne seeking clarification about a potential compromise on total project costs to be capped at \$2.2 million dollars. A further suggestion related to inclusion of "community center" in addition to the existing Article language that specifies "community usage" of the senior center facility. The Committee spoke with one voice, when polled individually, to maintain their support of a \$2.5 million dollar project. Recognizing that a past Town Meeting voted to reserve the construction site for a "senior center" and that the BOS separately approved the site for a "senior center", the Committee by consensus agreed to respect the earlier decisions and maintained the ATM language describing a "senior center". Ms. Cranson and Mr. Chandler volunteered to meet with Mr. Kilcoyne some evening or over the coming weekend to convey the Committee's intentions and to also inform the Finance Committee that it is the will of the Building Committee to withdraw Article 14 from the ATM Warrant and to state that the maximum construction funding request will be "capped" at \$2.5 M.

MRPC Traffic Study Communication: The Board of Selectmen have asked if the Building Committee would like to request the MRPC to conduct a traffic study at the site of the future senior center. The Committee agreed that a study will be necessary and reminded members that both the Planning Board and Chief Chamberland requested that a study be conducted. The Committee is hopeful that data from the MRPC study would reduce the expense of a more comprehensive study conducted under the aegis of the future project architect.

MRPC Study (Continued)

Ms. Cranson will speak with Chief Chamberland and the Chairman of the Planning Board to request the specific type of data they would find useful. She will relay the information to the BOS for their action.

Operating Expense Comparisons: Ms. Phillips distributed a comparison of operating budgets from the Sutton senior center and the proposed center in Sterling. The comparison was prompted by a request by Mr. Kilcoyne that allegedly suggested that Sterling projections were significantly lower than data from Sutton. While a perfect correlation of budget accounts is not possible, a copy of the Sutton senior center budget shows that it included funds for a clerk, building repairs and contract services, items that are not appropriate in the Sterling budget. For example, Sterling does not have a clerk, building repairs are expected to be minimal in a new facility, and several contract services are already accounted for in other Sterling budgets outside of the COA budget. Ms. Phillips will share the information with Mr. Kilcoyne.

ATM Presentation Review: OPM representative Joseph Homyak presented the revised public presentation and the Committee made several minor adjustments that will be included in the ATM meeting, but not in the next public meeting on May 6, 2013. Mr. Chandler will use the current *PowerPoint* presentation at the public informational meeting on the 6th of May. The Committee will secure a projector and laptop computer for the ATM so that OPM Frank Kennedy can present a brief explanation in support of the funding request in Article 12.

Adjournment: The Committee adjourned at 8:41 pm following a successful motion by Mr. Chandler and a second by Mr. Whitney. Vote: YEA = 4, NAY = 0.

Respectfully submitted by,

Richard H. Maki

Richard H. Maki, Clerk