**PLYMPTON TOWN PROPERTIES COMMITTEE**

Minutes Tuesday, April 27, 2021, 6:00 PM

MEMBERS PRESENT: Nancy Butler, Ross MacPherson, Colleen Thompson,

Jon Wilhelmsen (Chair) MEMBERS ABSENT: John Traynor

GUESTS PRESENT: Mark Russo, Unidentified phone guest

NOTES: This meeting was conducted on a Zoom meeting platform with members participating from their homes. Members and guest will be referred to by their initials in the minutes.

ACTION ITEMS: **In bold print**

1. OPENING – JW opened the meeting at 6:07 p.m. by reading the Governor’s orders of 3/12 & 15/20 which allow this Zoom meeting as a temporary change to Open Meeting Law during the COVID-19 shut-down. The meeting will be recorded to provide public access.

1. PROJECT UPDATES:
2. Ramp – No update.
3. Town Campus – No update.
4. Town Barn Roof – Project needed an additional $3,400 for the architect to answer some questions that arose and to create a couple of drawings. The roofing is being fabricated and should begin installation soon.
5. Town House Roof – No update.
6. Town House Waste Pipes/Drainage – A recent episode showed plant matter, particularly maple seeds, in the effluence that came through the floor in the ladies’ room. JW theorizes that the roof drains may be connected to the waste pipes. **JW will follow up with Liz Dennehy to get this investigated**. RM suggested that if the drains outside the bathrooms are connected to the waste pipes, it is likely that all of the drains on the newer portion of the buildings are likewise connected. The fix – disconnection and capping – shouldn’t be too expensive. It is possible that this can be part of the work done when creating the ramp and new sidewalk.
7. FIRE STATION STUDY WARRANT – Liz Dennehy met with the Finance Committee on last Wednesday. FinCom gave their support to all of the TPC articles except the Fire Station Study. FinCom suggested that this committee had many projects on the warrant and that the Fire Station study amount was too high (it was presented at $325k). The Board of Selectmen have voted 3/0 in support of the study.

JW, LD, JT, and Fire Chief Silva met to discuss how to approach this presentation at TM. The BOS had talked a bit about possibly passing over this until a Special Town Meeting can be held, likely in September. This would give us time to educate people about the issue and gather support. The problem with the fire station boils down to the same issues that the police station faced – safety, space, and financial liability.

What is the cost of a STM? $6-10k? Is this the only Article expected for the September STM? There would likely be some bylaw related articles. The committee will meet at the end of this week to further consider the timing of this article. Things to consider:

Cons for presenting this article at this TM:

* No FinCom support.
* If an article fails, can it be brought forward again at the next TM or does a certain amount of time (two years) have to pass? **JW will seek an answer to this.**
* It will be a challenge to educate voters, offer tours of the station to illuminate the issues, and create a presentation in the limited time prior to TM.

Pros for presenting this article at this TM:

* Passing this now will give us a full year to do the work and to prepare a studied warrant article for next year’s TM to actually build the new fire station. If we hold off until September, we are limiting our time to prepare for the next step.
* Public Safety personnel are currently enjoying favorable public opinion. If we have the fire fighters speak, and perhaps create a video showing the issues with the fire station, it could increase support.
* Dealing with the issues – safety, space, and financial liability – sooner rather than later is particularly crucial. Again, as with the police station, one liability case could cost more than building the new building.
* Looking at the Town’s capital commitments, it seems that it may be possible to fund a fire station for without an override, provided the cost is $5 million or less.

1. DENNETT SCHOOL PROJECTS – Several projects previously mentioned are moving forward. The solar project should save roughly 1/3 on the electricity rate. The savings will grow overtime as the solar rate will remain constant while the utility company’s rate will increase.
2. MINUTES: NB moved that the minutes for April 14, 2021 be approved as written. RM seconded. Roll Call Vote: NB aye, JW aye, RM aye, CT aye.
3. NEXT MEETINGS: **Friday 4/30/21 at 5:30**, Wednesday 5/12/21 before Town Meeting
4. ADJOURNMENT: 6:53, NB moved; CT seconded