**PLYMPTON TOWN PROPERTIES COMMITTEE**

Minutes, April 6, 2023, 6:30 PM

MEMBERS PRESENT: Nancy Butler, Ross MacPherson, Colleen Thompson, John Traynor,   
Jon Wilhelmsen (Chair).

NOTES:

* Committee members and guests will be referred to by their initials in these minutes. LD refers to Town Administrator Liz Dennehy.
* When possible, action items will be noted in **BOLDED** letters.
* “We” may refer to this committee, but it may also refer more broadly to the Town as a whole.
* This meeting was held in-person in the Dillon Training Room of the Plympton Police Station.

JW opened the meeting at 6:34

1. FIRE STATION – No update at this point. Waiting for numbers from Dan Pallotta.
2. DENNETT

* Solar Project – see pictures on page 4.
* Classroom floors – there will be a warrant article to do three floors.

1. OLD TOWN HOUSE – We’ll need to put a larger number in the Warrant, but it should be amended down. The project will include removal, replacement or repair of: shingles, facia boards, gutters, sheeting, attic insulation, and will include a new back door. The project is out to bid now.
2. LIBRARY

* Septic - JW told LD the idea about a joint leaching field for the library and fire station, and that we would like to be included in the conversation. The new septic would then be for the new fire station only. This may relieve the current issues for both buildings and possibly prevent future issues with the Town House and new fire station. RM said that we know we have to do the library and it will likely be less than $20k to add in the fire station.
* The Children’s Room – Silver Lake vocational students will put on the top of the new shelves. Mike Slawson is trying to determine if we need more shelves.
* Doors - There were problems with installing the new door on the ramp to the old section.
* Other – NB mentioned that it would be nice to have more space for the First Saturday Coffee meetings. JW mentioned movable bookshelves and other modular furniture possibilities.

1. POLICE STATION

* There were some problems with keeping water in the utility room trap. Turning off the supplemental heater, reducing evaporation, solved the problem.
* RM checked the furnace filters. They had been changed and were fine. The ERV filters had not been changed, and were dirty and moldy. If the system is starved for air, due to dirty filters, it will throw off the system and cause humidity issues. RM also said that using the fans on “continual” rather than “auto” will help change the air over and reduce issues. JW noted that there should be one company that services all of the town’s systems for semi-annual and routine service.

1. CENTER STREET BARN – Steve Lyons got his waiver paperwork done, was given the town’s tax-exempt number, and was told how to get reimbursement for materials for the building repair.
2. LANDSCAPING – JW spoke with Michael Jardin. He has looked at the Town Complex area and will get back with a plan for low-maintenance, reasonable, and attractive plantings. Once we have a plan, we can figure out how to execute it.
3. GIRL SCOUT GARDENS – One of the scout leaders had a contact that does business with This Old House. TOH has agreed to help create new raised beds, taping the project as a segment of their show. The new beds will be made of cedar and will be moveable if necessary for the Town Complex redesign. Mike Slawson has a gift fund to help with the costs. There are some issues with getting water to the plants, but this can be solved.
4. TOWN HOUSE

* There will be a warrant article for the planning of the front section of the roof to prepare the project for bid. This roof design will be more challenging and there are likely to be hazardous materials to be removed.
* A future project is the restoration of the historic front door. This will need to be a historic replica, not just a quick replacement, and will likely use CPA monies.
* We are waiting for the lighting plan for the redesign of the main entrance. When this is done the project will go out to bid.

1. RECREATION COMMITTEE

* There will be a $25k warrant article as previously discussed.
* JW spoke with Rick Burnet about the dugout and shed roofs. RB will get some costs. JW will follow up on this. NB asked about volunteer labor. The consensus is that it is not always available and not always helpful. The job shouldn’t be too expensive – under $10k – and will not have to go out to bid. None the less, we should get a couple of estimates.

1. LAST THOUGHTS

* The new well project can start right away with Plymouth County ARPA funds.
* We will try to get all of the ancillary projects done with ARPA funds.
* We need to complete the Town Complex design plans. These visuals will help to clarify the projects and the timing.

The meeting adjourned at 7:30

Table

Description automatically generated





A picture containing outdoor, sky, grass

Description automatically generatedA solar panel on a roof

Description automatically generated with medium confidence