



TOWN OF BROOKFIELD, NEW HAMPSHIRE
267 Wentworth Road Brookfield, N.H. 03872

SELECTMEN'S MEETING MINUTES
August 20, 2013

ATTENDANCE: Selectmen Rich Zacher, Selectmen Brian Robisneau, Selectman William Nelson, Heritage Committee member- Marilou Maclean, Ed Comeau, Jessica Robisneau, Rose Zacher, Jim Freeman, Brad Williamson, Geary Ciccarone

Meeting called to order at 6:30PM

Schoolhouse Discussion:

The Selectmen discussed the possibility of obtaining an engineering stamp on all plans to repair the School House and Town House. Selectmen Zacher spoke with a local lumber company who stated they do not have their own engineer but can offer a list of engineers.

The Selectmen and public discussed prioritizing the repairs which consisted of:

- 1) Floor structure design- An estimate for the design specs needed to repair the School House floor was created by Middleton Lumber based on Geary Ciccarone's suggestions. Selectmen Zacher stated that the floor plan should be certified by a licensed engineer which was strongly recommended by Town Council.
- 2) Roof Trusses- In addition to the floor, the roof trusses need to be addressed immediately.

MOTION: Selectmen Nelson made a motion to proceed without a professional engineer's certification of the structure and with the specs for the flooring and roofing subject to the building inspector's approval. Selectmen Robisneau seconded the motion. Selectmen Nelson and Selectmen Robisneau voted for the motion. Selectmen Zacher voted against the motion. The motion was accepted.

The general discussion following the motion contained the following items which need to be addressed for repair:

1. Foundation- the excavating and repair of foundation walls
2. Floor- School House flooring needs to be reinforced
3. Roof- additional roof trusses need to be installed
4. Walls- cracking
5. Ceilings- possibly installing blue board with a skim coat of plaster to repair the ceiling
6. Doorway- the doorway from the School House to the Town House can be made for handicap accessibility- 36" wide, which was approved by the Selectmen.
7. Windows- windows need to be replaced with efficient windows. Geary Ciccarone estimated a vinyl clad exterior with a wooden interior with a cost of \$350 per window and an additional \$150 per window for installation.

Geary Ciccarone offered to draw up the spec plans but he did not want the plans to then go to an engineer for their stamp. He is going to do all the work as a courtesy to the Town. But then if the Town pays for the Engineer to just stamp it, he felt it would not be fair to him. If this did happen, he wants to get paid the same fee as the Engineer. The Selectmen did not approve Mr. Ciccarone's request. In turn, Selectmen Nelson asked Mr. Ciccarone to submit to the Board, his price for creating the specs for all repairs. He stated he would do so and bring it to the next meeting.

Brad Williamson offered to obtain 3 bids for excavation of the foundation with the help of Jim Freeman.

On Tuesday August 27, 2013, the Selectmen decided to meet at 6pm for an inspection of all Town owned buildings.

Meeting adjourned at 8:30pm.

Respectfully Submitted,

Jessica Robischeau
Administrative Assistant