

EAST WINDSOR BUILDING COMMITTEE
EAST WINDSOR, CONNECTICUT

MINUTES OF April 22, 2013 - Special Meeting

I. TIME AND PLACE OF MEETING

The meeting was called to order by Vice Chairman Al Rodrigue at 6:00 p.m. at the East Windsor Police Department meeting room, 25 School Street, East Windsor, CT.

II. ATTENDANCE

PRESENT: Vice Chairman Al Rodrigue, Jim Borrup, Bill Grace, Joseph Sauerhoefer, Tom Stremper and Jim Thurz. Also present were First Selectman Denise Menard, Selectman Richard Pippin, Town Engineer Len Norton and Board of Finance member Kathy Pippin.

III. ADDED AGENDA

No added agenda items.

IV. PREVIOUS MINUTES

Upon **MOTION** by Mr. Stremper, seconded by Mr. Grace, it was VOTED: To approve the minutes of June 4, 2012
In Favor: Stremper; Grace; Borrup; Rodrigue
Abstain: Thurz; Sauerhoefer

V. UNFINISHED BUSINESS

No unfinished business

VI. FINANCIAL

Nothing to report.

VII. NEW BUSINESS

A. Annex Roof Repairs

Mr. Sauerhoefer explained that there is a hole in the roof from where a tree hit it and there is a leak there. The Building Committee members reviewed some photos showing the damage to the roof. Mr. Stremper asked what the building

is used for. Mr. Norton said that it is used for cold storage. He noted that the heat had been turned off years ago. He said the logical thing would be to repair the roof if they could. Mr. Sauerhoefer indicated that Mr. Borrup would be doing the work.

Mr. Stanley asked if there was an evaluation done in the last 8 to 10 years. Mr. Norton said he remembered an architectural firm looking into it about 20 years ago. He said they looked at everything, windows, etc. He said it was a lot of money back then.

Mr. Pippin said there was some square footage on the first floor that he felt could be useable. Mr. Thurz said about 4 to 5 years ago he walked through it and it was in pretty bad shape then. Mr. Stanley pointed out that the windows are about 100 years old. He said unless we do something to protect the wood sashes the water will eventually take the windows away. Ms. Menard noted that they probably have lead paint on them. It is flaking off in the hallways. Ms. Menard said they have the leak issue but have to look at the bigger picture. Mr. Rodrigue suggested having Mr. Borrup make an evaluation to see what we are dealing with. He said to restore it would be very expensive. Mr. Thurz felt that it would be about \$100,000 to tear the whole thing down including asbestos. It was also noted that the electrical would have to be moved.

Mr. Grace noted that this is an old historic building and talked about the possibility of restoring the building. Mr. Stanley pointed out that it would have to be brought up to ADA standards. They would have to put in a ramp and possibly sprinklers. Mr. Stremper asked how much of the building is used for storage now. Ms. Menard said that Park and Rec. has seasonal storage. Also the Building Department has a lot of storage there as well as other departments. Mr. Sauerhoefer said the bottom line is how much will it cost to fix and how much to tear it down. Mr. Norton felt they should fix it and use it just for cold storage.

Upon **MOTION** by Mr. Sauerhoefer, seconded by Mr. Grace it was:
VOTED: To have Jim Borrup move forward to get some prices on repairing the total damage and replacing the roof.
In Favor: Unanimous

VIII. INFORMATION

None

IX. TOPICS FROM THE FLOOR

None

X. PUBLIC PARTICIPATION

None

XI. ADJOURNMENT

Upon **MOTION** by Mr. Sauerhoefer, seconded by Mr. Grace it was:
VOTED: To adjourn at 6:30 p.m.
In Favor: Unanimous

Respectfully submitted,

Marlene Bauer
Recording Secretary