

Town of Starksboro
Jerusalem Community Center Committee
Minutes
October 25, 2021
(Unapproved)

Present In-person: Susan Klaiber, Alan Quittner
Present on Zoom: Jeff Dunham, Megan Nedzinski
Unable to Attend: Greg Orvis, Luke McCarthy, Tom Estey

Meeting called to order by Chair Susan Klaiber at 6:08pm

Visitors Business: There were no visitors present.

Update on Roof Project: S. Klaiber provided an update on the status of the Roof Project. The Town attorney has reviewed the draft contract and provided some edits and suggestions for clarification. S. Klaiber and M. Nedzinski will work with Eric Denice, the contractor, to obtain the necessary documentation and finalize the contract and ready for signature. S. Klaiber, M. Nedzinski, and J. Dunham will find a time for the contractor to meet with the structural engineer, Bob Neeld of Engineering Ventures, to finalize a decision on the best approach for the structural repairs needed.

Update on Zoning Applications: The Zoning Permit application for the Schoolhouse portion of the overall project has been approved. The permit for the Fire Station #2 will be referred to the Design Review Board for a request for waiver of rear boundary setbacks. S. Klaiber will be meeting with the Zoning Administrator on October 28 to discuss.

Update on Contact with Planning Commission: The Committee received a letter from the Planning Commission reflecting their discussion of the overall project. They recommended that 1) we proceed with the updates to the existing schoolhouse as shown in the site plan submitted with the Zoning Permit application and, 2) that we look for an alternative site for the firehouse (lot too small, two uses incompatible, parking concerns). The letter also indicated that these are recommendations and that the PC does not have authority over the project.

Overall Project Status: The next steps in the project will depend on the schedule for Design Review Board review of the fire station portion of the project. Additional funding will be needed for finalizing plans for either or both parts of the project. In light of the possibility of American Rescue Plan Act money being available, discussion continued about the possibility of completely separating the two projects and focusing on finalizing the design, plans, and associated pre-construction work of the Fire Station, pending DRB approval. Ideally, the Committee could apply for some ARPA funding from the town to complete these items for this infrastructure-related project.

There was also discussion of small maintenance tasks needed on the Schoolhouse while waiting for the larger renovations to begin. Committee members were asked to submit to S. Klaiber a list of any small repairs that are needed that would not subsequently need to be “re-done” as part of the larger project.

Minutes:

Motion: M. Nedzinski made a motion to approve the 9/27/2021 minutes. J. Dunham seconded.

Vote: All in favor.

Motion: J. Dunham made a motion to adjourn the meeting. M. Nedzinski seconded.

Vote: All in favor

Meeting adjourned at 6:58.

The next regularly scheduled meeting of the JCCC will be Monday, November 22 at 6 pm. Zoom access will be provided; the in-person location will be determined.

DRAFT