



Town of Dublin
Board of Selectmen's Meeting
Monday, June 24, 2019

Present: Dale Gabel, Walter Snitko, Chris Raymond, Sherry Miller, Cynthia Lundberg

Selectmen signed checks and reviewed the correspondence file.

Dale called the meeting to order at 4:00 p.m.

4:00 p.m. Celeste Snitko, Library Trustee Chair –

Celeste Snitko, Library Trustee chair discussed the mold remediation cost in Gowing room - main storage room. The air quality study which was completed showed that the mold was confined to that area. Penniel provided a complete quote of \$4907.74. The work would be completed in three phases.

- Phase one: the room would need to be emptied - approximate cost would be \$839-880. Five trustees are needed to help, a 12 foot pod would be delivered for items that are being kept and a 30 yard dumpster would also be delivered for remaining room contents/debris.
- Phase two: Penniel would come in and begin the mold remediation by removing the sheetrock.
- Phase three: The room would need to be re-sheet rocked & painted

Once remediation is complete and there is a full view of the repairs necessary an rfp could be requested to determine the cost of reconstruction.

Dale asked if it has been determined where the moisture came from so there would be no issue with a continuation of mold in the future.

Celeste said the exact cause has not been determined. There are several possible factors that they hope to address once the walls are down and they see a full picture. Condensation and/or the water faucet outside may have been the cause. There is a plan to add a permanent dehumidifier to the room as a solution to the condensation issue. The outdoor faucet will also be looked at.

Dale asked if there is a possibility that Trustee funds could be used for building maintenance to help with any cost?

Sherry said trustee funds have not been used for maintenance in the past as it's a town owned building. Chris asked if there was another mold remediation company that could provide a quote so there is some sort of cost comparison for them to review. Celeste said currently this was the only one they received however she would reach out to other companies to see if they can provide a similar quote and also meet the projected dates that they would like to have the work completed. The library has to close for the flooring the last week of August and they hope to complete both projects at the same time.

4:30 p.m. Tom Kennedy (Monthly Meeting) –

Dale made a motion to appoint Tom to the Joint Loss Safety Committee. Seconded by Chris. Vote 3-0ⁱ

Tom discussed adding a building to replace the containers. Dale explained that the CIP shows replacement of storage trailers. That if necessary they could adjust the projected date of 2023 for replacement however a building was not within the intentions in the CIP and there is a possibility there may be limitations due to wetland setbacks.

Tom stated that he and the recycling committee felt the trailers aren't the best solution.

Dale suggested that the recycling committee take a look at the configuration and see if DES would approve a building. Chris agreed that once all of the details have been collected including possible cost they could review which the best option is.

4:45 p.m. Jeannine Dunne (Monthly Meeting) –

Jeannine's computer has been shutting down every ½ hour. She spoke with Aaron from Twin Bridges and he will bring a new computer tomorrow.

Lien notices for 2018 will go out tomorrow.

Dale questioned a property that was on the lien list and if it was a possibility that the wrong mortgage company was contacted therefore the result of the unpaid taxes. Jeannine said she would take a look into that to see if that was the issue. She said Total Notice provides her with the tax lien mortgagee research and guarantees accuracy of the information.

5:00 p.m. Historical Society Computer Network – George Foote & Nancy Campbell

George Foote discussed how the Historical Society's database was created. Approximately 4-5 years ago Allan from Twin Bridge Service presented a better solution for them. The system they had was limited access. Allan's suggestion was to purchase a multi user license and to add a centralized database that could be used by both the Historical Society and the Town. In 2014 a policy was created which the Historical Society could not sign as a separate entity and conflicts with wording as they maintain and own the database and computers. They also have volunteers that come in and have access.

Dale questioned what solution the Historical Society was presenting and if the town customized the policy to the Historical Society if that would be acceptable. The Historical Society agreed that they would monitor the employees and volunteers computer usage. It was also agreed that if there was content that the Historical Society didn't need to have access to they would notify the towns IT. Once the new policy was created and agreed upon it would be signed by the President and Lisa Foote. Sherry will work on the new policy with Twin Bridges.

Other Business –

Chris Lynch questioned if there were any updates on the Broadband RFP.

Selectmen reviewed the Police Department RFPs.

- S&C Painting -
- Stebbins –

Dale requested that S&C confirm pressure washing is included in the bid then make a determination.

Selectmen reviewed Fuel RFPs from L&G, Irving, Ciardelli & Dead River.

Dale made a motion that we accept L&G who had a fixed rate of diesel at \$2.436 and made a suggestion that we begin logging what the average diesel price is in the area during the year so we get a better view of what the market is. Walter Seconded. Vote 3-0 ⁱⁱ

Walter moved to approve the non-public minutes of June 10, 2019 as presented, seconded by Chris. Vote 3-0 ⁱⁱⁱ

Dale moved to approve the minutes of June 10, 2019 as amended, seconded by Walter. Vote 3-0 ^{iv}

Dale provided an update on the CIP Meeting and the school choice citizens committee.

During the CIP meeting it was suggested that a policy regarding the Personal Use of Town Vehicles be created. Chris suggested that the policy apply to all town vehicles. Dale explained that the police vehicles have been approved for commuting to/from home in the event an emergency takes place and the officer is on call. Chris suggested that vehicles should not be used for stopping at a store and personal errands.

Nancy discussed trustee funds and what each fund could be used for. She will provide the selectmen a copy of trust fund accounts and the description of what each fund can be used for.

Chris provided an update on the highway department renovations.

Dale suggested a letter be sent to the Recreation Committee as a follow-up to the discussion with Caleb Niemela. The letter will update them on changes the town would like to make with the committee and allow the opportunity for them to respond before implementing.

There being no further business, Dale made a motion to recess this meeting at 5:40 pm. Meeting will reconvene on June 25, 2019 at 4:30 pm.

Minutes taken by Cynthia Lundberg.

Dale Gabel

Walter Snitko

Chris Raymond

ⁱ Vote to appoint Thomas Kennedy to the Joint Loss Safety Committee

ⁱⁱ Vote to approve L&G fuel

ⁱⁱⁱ Vote to approve 06/10/19 nonpublic minutes

^{iv} Vote to approve 06/10/19 minutes