

**Town of Epsom
Board of Selectmen Meeting Minutes
March 17, 2022
Milestone Construction - Concord, NH**

Virginia Drew, Chair
Cheryl Gilpatrick, Vice Chair
Meadow Wysocki

Approved: **Gilpatrick / Wysocki**
Vote: **In favor, 3-0.**

Call to Order

Ms. Drew called the meeting to order at 7:30 am.

Others present: Frank Lemay, Jason LaCombe, George Carlson,
Keith Cota (remote)

The Select Board met at Milestone Construction to discuss plans for the renovation of the Town Hall, lower level of the Meetinghouse, and site work.

Ms. Drew reviewed the Select Board's decision to have all three members involved with this town project. She noted that Keith Cota and George Carlson, who both served on the Town Hall Renovation Committee and are experienced engineers, will be serving as advisors to the Board during the renovation.

Mr. Lemay noted that we need the septic design and plans approved as soon as possible. Mr. Carlson has been working with Matt Moore and has a preliminary design that will be ready for submission to DES after a few issues have been addressed regarding the location of a well and water lines. Matt Moore will file for the driveway permit and address run off issues. Mr. Lemay will check to see if the drainage needs to be registered.

Ms. Drew noted that the site plan area by the lower level of the Meetinghouse does not show any parking or roadway down to the building. It was noted that there should be at least two parking spaces and a turn around by the doors. Ms. Gilpatrick inquired about fire safety issues in regards to exits in the basement, and it was noted that this should be brought up during the safety check.

There was discussion on what other reviews would be needed from the ZCO, Planning Board, and the State.

Ms. Drew asked if there is a timeline on the project. Mr. LaCombe noted he should have his plans ready for April 8, 2022 and look to start construction in May. Ms. Gilpatrick noted that if the plans are reviewed by the Planning Board, she will need to get the project on one of their April meetings. Mr. Lemay explained that the work in the Meetinghouse could be started as soon as site work has begun and maybe even before. There was discussion regarding difficulties in getting materials, such as doors and other hardware. He hopes to start mid-May with the Meetinghouse, and while that is happening, they would bid out the construction work for the Town Hall and start work there in June.

October is the optimistic end date, but all recognized that with the current situation with building supplies and contractors' availability, it could take longer.

Submitted: Virginia J. Drew

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