

Unity Town Office Committee Meeting		Date & Time: Wed, July 25, 2012
		Location: Firehouse
Meeting Leader: Jean Bourg Members Present: Tony Avila, Lucia Picard, Patrick Haley, Penny Picard Sampson Observers: Ted Swanson, Dick Booth, Lynne Lavoie, Charlie Porter		
Item	Discussion	Action Items
Amend/approve minutes of last meeting	Corrected "paving" to "concrete, added Chris Rossignol's statement. Minutes approved.	
Estimates	<p>Tony got another estimate for --foundation with 6" floor, 4' frostwall: \$16-17K; --full foundation w/bulkhead: \$22-23K; --slab \$10K</p> <p>Radiant heat in a slab would mean a plumber works with the foundation builder.</p> <p>Patrick got estimate for lift: \$7580 plus installation; installation approx. \$1500</p> <p>Lucia got an estimate at \$100 per sq. ft. from a builder who had recently completed a similar structure for that amount. The builder also said the use of geothermal heat has saved a lot of money.</p> <p>Patrick pointed out that installing a fire alarm/security system would be less expensive than a sprinkler system.</p> <p>We need better specs for a stick building; Jean suggested we spend a whole meeting on design.</p> <p>Patrick will get 2 more estimates on modular buildings and we will use those spec/drawings to get more refined estimates from our stick builders.</p>	
Loan rates and other financial info	Andy Reed got loan rates from Bangor Savings Bank and was told that the rates are not likely to change any time soon. 5 year 2.18% 7 year 2.43% 10 year 2.69%	
Other estimates	<p>Lucia is getting estimates for demolition. Two companies have said they would need to do tests first. Lucia will inquire about the costs of tests.</p> <p>Clem reported by email that the engineering costs</p>	

	<p>for the first proposal were: Plymouth Engineering \$2835.49 Eaton-Peabody \$570 Total: \$3405.49</p>	
MFT lot	<p>Andy and Jean met with John Piotti to inquire if the terms of getting the MFT lot (next to Community Center) could be changed given that the grant funding is stalled. Changes could include moving/removing the building on it. John will contact his grant contact and will report back.</p>	
McAlpine lot	<p>Clem reported by email that we have secured first right of refusal on the McAlpine lot. Jean asked if FROR is a verbal agreement or a paper agreement.</p> <p>Andy asked Randy Reynolds who lives next to the lot about basement conditions; Randy reports no issues.</p> <p>We looked at a map that Randy printed for Andy showing the boundaries of the lot and all abutting lots. We realize that development will take over all available lots in the next few years and it might be a good idea to sell the historic town office and use those funds to buy the lot for future uses.</p>	<p>The selectmen will gather all existing site info (perc test, Plymouth engineering, etc) and bring to meeting.</p>
Old high school lot	<p>We discussed ways of getting information about the school board's timeline for taking the building down.</p>	
Don Newell lot	<p>The lot across Rte 139 is not for sale. He has a triangular lot next to Newell Court, but that appears to be too small.</p>	
New Suggestion	<p>We discussed the possibility of building or adding on behind the fire station. The meeting room there could be shared, making the town office building smaller. We realize that this is a contentious topic and we will discuss it at our next meeting.</p> <p>At our last meeting when we walked the McAlpine lot, we realized how much space was available there.</p>	
August 2 Info Meeting	<p>We will spend time at our next meeting (Wednesday, August 1) preparing our presentation for the August 2 informational meeting. We hope to have building designs to show, and discuss location options.</p>	