

Board of Selectmen Meeting - Tuesday, December 22, 2015. 7:07 p.m.
116 Main Road, Tyringham

Present-- Gerard Miller, Christopher Johnson, Matthew Puntin.
Others present - Molly Curtin-Schaefer & (see attached list)

Mail was read, Treasury warrants were approved, previous minutes were approved.

HOUSING COMMISSION: Carey Macintosh was in to report he contacted Housing and Community Development, Carey was told a Local Action Unit "LAU" has to be submitted before the money from the Housing Trust can be used. The Housing Commission has paid 10% percent to David Garner and all testing has been completed. A closing is scheduled for approximately February 1, 2016.

TAX COLLECTOR: Margaret DeSantis submitted her semi-annual tax report to the Board of Selectmen.

GENERATOR/Town Hall – The Board signed the annual maintenance contract for the Town Hall Generator.

CURB CUT: 69 Goose Pond Road
Reba Schecter received a curb cut permit for 69 Goose Pond Road. Matthew Puntin designed the driveway cut and will not sign off on this permit.

UPDATES:

SPECIAL LEGISLATION – Elected Officials health insurance. Article #3 voted at the 5/13/2014 Annual Town Meeting and filed for enactment has not been in front of the legislature to date. A letter will be drafted and sent to Senator Downing and Representative Pignatelli.

ARTIFACTS - The artifacts from the Library should be moved to the stage as soon as possible. Noah Choquette will meet with Nini Gilder early January and complete this task.

LIBRARY ROOF - Roof update (see attached) Gerard Miller stated any emergency repairs should be done prior to bad weather to protect the building and contents.

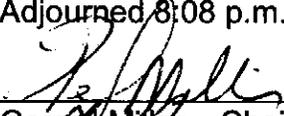
CEMETERY FENCE – A complication in paint color has held up this project. A new color was selected and the fence will be installed the 2nd half of January 2016.

MBI - Holly Ketron reported that the engineering plan voted at the Special Town Meeting on December 5, 2015 will be started in January 2016; from there we will

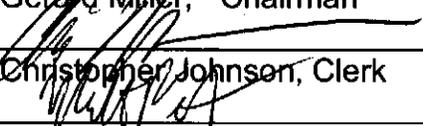
prepare an "RFP" and hire counsel and consultation in relation to the fiber to home project.

Christopher Johnson made a motion to give a Christmas bonus to the employees that received them last year. Gerard Miller seconded, no opposition.

Adjourned 8:08 p.m.



Gerard Miller, Chairman



Christopher Johnson, Clerk



Matthew Puntin, Member

Report to the Tyringham Selectmen from the Historical Commission - Dec. 22, 2015

In the past two weeks there have been some developments with both cemetery fence project and the library roof restoration, both complicated historic preservation undertakings, which we believe will ultimately benefit the town greatly.

The cemetery fence – The restored fence panels were transported from New Jersey by Aegis on Friday Dec. 11, but the color did not match the sample gate. Aegis returned and determined that they **had** used the color specified, Black Forest Benjamin Moore. On Monday Dec 21, Dick Loring of the Cemetery Commission, Nini Gilder and Maggie Howard of the Historical Commission and architect John James all agreed that that color is correct, and that the two gates previously painted in our test phase at East Coast Refinishing in Pittsfield must have been another shade. These are very minimal color differences, and I enclose the color chip for Black Forest Green. It is a color frequently used in restoration projects by John James and preservation consultant Greg Farmer.

Aegis will need to be paid \$2,000 for the extra transportation costs. Their bid was \$53,000.00 and the Historical Commission raised over \$70,000.

They anticipate returning in the second half of January depending on the weather.

Library Roof – Following up on the conditions report that you already have, architects John Mesick and Eric Gradoia have sent us a preliminary estimate from Pittsfield contractor Allegrone.

The architects have a number of reservations about this estimate. The Allegrone figures have an inevitable mark-up of a contractor working with a sub-contractor. Although initially anxious to work with a local firm, the architects would like look further away:

1) Allegrone would sub-contract with Wooliver, who is probably the top roofing firm in the Berkshires, but a firm that does not specialize in terra cotta. There are two roofers with demonstrated terra cotta experience further afield - Alden Bailey in Danbury, CT (currently doing the Norfolk Library roof) and Crocker in Oxford MA.

2) The architects have determined that most of our library roof is in good shape, and we might consider tacking the work in stages. The occasional leaking occurs on the Hop Brook side of the building and we might do that side first, as well as re-flashing the chimney.

We would like to get a second opinion from one of these other roofing firms, but wanted you to have these initial figures from Allegrone.

Merry Christmas to you all and thank-you for all the care you are talking, on multiple fronts, for Tyringham!

Nini

Nini Gilder for the Tyringham Historical Commission



**ALLEGRONE
COMPANIES**

CONSTRUCTION
MASONRY
HOMES
REAL ESTATE

273 Newell Street
Pittsfield, MA 01201
T. (413) 997.9200
F. (413) 236.1200
allegrone.com

Mesick Cohen Wilson Baker Architects
388 Broadway Ave, Suite #3
Albany, MA

November 18, 2015

Attn: Eric Gradoia

Re: Tyringham Library Roof Restoration Project

Dear Eric,

Per your request, please review our schematic level pricing for the roof restoration work at the Tyringham Library. All labor rates are assumed to be prevailing wage. Permit fees not included.

Scope of work items and associated schematic cost:

1. Roofing

- a. Cleaning of existing tiles to remove lichen / soiling prior to removal
- b. Identify and record the type and number of replacement tiles taking into account on site attic stock from prior projects
 - i. Assumption of 10% replacement is included for the field
 - ii. Assumption of 25% replacement is included for the hips
 - iii. Assumption of 10% replacement is included for the ridge
- c. Carefully remove existing tiles
- d. Repair roof deck as necessary (Allowance of \$1500 is included)
- e. Apply ice and water over entire surface
- f. Relay roof tiles with copper / stainless nails
- g. New lead flashing at chimneys and hips. Flash top of chimney with lead and apply mortar wash. (Masonry pointing allowance of \$4,500 at flashing only is included)
- h. Cement hip and ridge caps
- i. Install new half round copper gutters and leaders across North side and wrap around East and West sides by approximately twelve feet (Allowance value of \$3,425 is included)

Schematic Budget: \$120,950

2. Repair eaves

Schematic Budget: \$6,000

3. Scrape and paint at eaves

Schematic Budget: \$4,600

4. General Conditions / Insurance, OH&P

**15% of total scope of services
Maximum amount: \$19,733**

5. Construction Contingency

**10% of total scope of services
Maximum amount: \$13,155**



Total potential project cost:

Schematic Project Cost: \$164,438

Possible add alternates:

- 1. Insulation at roof rafters**
- 2. Bead board at underside of roof rafters
(staining & electrical rework included)**

Schematic Budget: \$7,000

Schematic Budget: \$63,400

Thank you for the opportunity to provide schematic pricing for this project. Once reviewed, do not hesitate to contact us with questions or comments.

Best Regards,

Joseph C. Lewis, Principal

Fence

Town Administrator

From: "Aegis Restauro, LLC" <aegisrestauro@comcast.net>
Date: Monday, December 21, 2015 8:29 PM
To: "Cornelia Gilder" <cbgilder@gmail.com>; "Molly Curtin-Schaefer" <townhall@bcn.net>; "John James "
<jajamesarchitect@gmail.com>
Subject: Tyringham Fence

Good Morning,

Following Zbigniew's conversation with Mr. James this morning, we will keep the paint you selected on the restored portions of the fence and we will apply the same color, BM Forest Black, on the portions remaining at the site. We will also charge the Town \$2,000 in additional expenses for Zbigniew's trip on December 11, 2015. Once we have your approval, we will be ready to re-install the fence in the second half of January, 2016.

Please kindly confirm that this is acceptable to you.

Best,

Joanna

Joanna S. Pietruszewski
Art Conservator
Professional Associate of the AIC

Zbigniew Pietruszewski
Architecture Sculpture and Monuments Conservator
Professional Associate of the AIC

Aegis Restauro, LLC
586 River Road, Belle Mead, New Jersey 08502
e-mail: aegisrestauro@comcast.net
telephone/fax: (908) 359-5200
www.aegisrestauro.com

Fence
~~*Liberty*~~

Town Administrator

From: "Aegis Restauro, LLC" <aegisrestauro@comcast.net>
Date: Friday, December 18, 2015 3:11 PM
To: "Cornelia Gilder" <cbgilder@gmail.com>
Cc: "Molly Curtin-Schaefer" <townhall@bcn.net>; "John James " <jajamesarchitect@gmail.com>
Attach: L1140356.JPG
Subject: RE: CORRECTION - Paint color for Tyringham Cemetery Fence

Good Afternoon,

Zbigniew met with Mr. James on December 11, 2015 – and discussed the color of the fence. The color you have selected, BM Black Forest Green PM-12, does not match the original existing color on the elements at the site. This was the direct reason why Zbigniew did not install the sections he brought with him to the site. Attached is a photo of the label on one of the cans of the coating we used on the fence to confirm that this was the color you selected.

We request your instructions as to how you want to proceed with completion of the project.

Best,

Joanna Pietruszewski

Joanna S. Pietruszewski
 Art Conservator
 Professional Associate of the AIC

Zbigniew Pietruszewski
 Architecture Sculpture and Monuments Conservator
 Professional Associate of the AIC

Aegis Restauro, LLC
 586 River Road, Belle Mead, New Jersey 08502
 e-mail: aegisrestauro@comcast.net
 telephone/fax: (908) 359-5200
www.aegisrestauro.com

From: Cornelia Gilder [mailto:cbgilder@gmail.com]
Sent: Wednesday, August 5, 2015 6:38 PM
To: Aegis Restauro, LLC
Subject: Re: CORRECTION - Paint color for Tyringham Cemetery Fence

Joanna,

Glad Zbigniew asked me to double check!

The top coat is Benjamin Moore - Black Forest Green PM-12

NINI

DECEMBER 2015

**TYRINGHAM TOWN HALL
P.O. BOX 288
TYRINGHAM, MA 01264-**

ANDRUS POWER SOLUTIONS HAS BEEN SERVICING AND MAINTAINING GENERATOR SYSTEMS IN THE TRI-STATE AREA SINCE 1993. OUR GOAL IS TO PROVIDE QUALITY PRODUCTS AND SUPERIOR SERVICE TO OUR CUSTOMERS. OUR TRAINED GENERATOR TECHNICIANS WILL ENSURE YOUR EMERGENCY GENERATOR SYSTEM IS PROPERLY MAINTAINED.

OUR PREVENTATIVE MAINTENANCE SCHEDULE (ATTACHED) PROVIDES TWO SERVICE VISITS PER YEAR (SPRING/FALL). THE PREVENTATIVE MAINTENANCE AGREEMENT ALSO INCLUDES THE FOLLOWING CUSTOMER BENEFITS:

- **SEMI-ANNUAL PREVENTATIVE MAINTENANCE VISITS (SPRING/FALL)**
- **PRIORITY 7X24 GENERATOR EMERGENCY SERVICES**
- **10% DISCOUNT RATE ON ALL CORRECTIVE AND EMERGENCY SERVICES**
- **CUSTOMER SERVICE REPORTS**

••THIS AGREEMENT DOES NOT COVER CORRECTIVE OR EMERGENCY SERVICES, ONLY PM SERVICES LISTED ON THE ATTACHED SCHEDULE. CORRECTIVE AND EMERGENCY SERVICES WILL BE BILLED OUT AT THE FOLLOWING RATES:

- | | |
|-----------------------|------------|
| • STANDARD RATE | \$95.00 HR |
| • AFTER HOURS/WEEKEND | 140.00 HR |
| • HOLIDAYS | 190.00 HR |

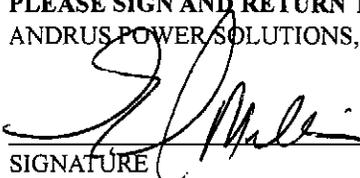
THE PM AGREEMENT PERIOD IS FROM **JANUARY 1, 2016** TO **DECEMBER 31, 2016**. PLEASE FIND BELOW YOUR AGREEMENT PRICE AND GENERATOR SYSTEM TO BE COVERED.

AGREEMENT PRICE: \$400.00

**MANUFACTURER: GENERAC
MODEL#: 0058940
SERIAL#: 3049086
KW RATING: 10**

TO INDICATE YOUR ACCEPTANCE OF THIS AGREEMENT.

**PLEASE SIGN AND RETURN THE AGREEMENT ALONG WITH YOUR FULL PAYMENT TO:
ANDRUS POWER SOLUTIONS, 690 PLEASANT STREET, LEE, MA 01238.**


SIGNATURE

12/22/2015
DATE

GERARD MILLER
PRINT NAME

PHONE #

POWER QUALITY PRODUCTS, SALES, SERVICES, RENTALS

TOWN OF TYRINGHAM-OFFICE OF COLLECTOR
December 20, 2015

I, Margaret DeSantis, do submit the following list of unpaid taxes for the Town of Tyringham which were due on or before June 30, 2015.

Real Estate Taxes:

2013.....		
212	Hale, Donald B. & Mary Trustees	91.37
2014.....		
213	Hale, Donald B. & Mary Trustees	2,266.81
267	Jarvis, Brian M. & Susan M.	145.62
2015.....		
206	Hale, Donald B. Trustee	2,261.74
212	Harding, John Mason	2,331.26
259	Jarvis, Brian & Susan	2,998.33
269	Jones, Kenneth	588.17
429	Slater, Charles E., Jr.	862.75
467	Van Huizen, Gordon	209.83
471	Vilmain, Judy	4.27
472	Vilmain, Judy	.74
473	Vilmain, Judy	523.69
494	Yathrib, Ltd.	41.48

Motor Vehicle and Trailer Excise Taxes

2001.....		
29	Bienvenue, Donald	26.25
2002.....		
34	Bienvenue, Donald	26.25
310	Parker, Stephanie	11.04
392	Wertkin, Elana	26.25
224013	McElroy, James	22.50
224014	McElroy, James	26.25
2003.....		
30	Bienvenue, Donald	26.25
103	Cumberbatch, Pam	105.00
448	Gispert, Reynaldo	57.29
480	Gispert, Reynaldo	45.83
519	Cumberbatch, Pam	5.00
2004.....		
29	Berard, Debra	62.50
104	Cumberbatch, Pam	42.50
2005.....		
21	Ballan, Sandra	32.50
33	Berard, Debra	62.50
118	Cumberbatch, Pam	42.50
252028	Schaeffer, Steven	21.25

(over)

2006.....		
	22	Ballan, Sandra
		32.50
	115	Cumberbatch, Pam
		42.50
	304	Murphy, Donovan
		62.50
	305	Murphy, Donovan
		81.25
	306	Murphy, Donovan
		85.00
2010.....		
	480	Heneault, Pamela
		27.92
2011.....		
	230	Heneault, Pamela
		83.75
2012.....		
	228	Heneault, Pamela
		83.75
2013.....		
	115	Coty, Shaun M.
		52.50
2014.....		
	183	Felix, Franck E.
		57.50
	480	Kimple, Collin D.
		11.25
2015.....		
	111	Curtin, Dillon Matthew
		76.25
	136	Curtiss, Sarah E.
		286.25
	167	Felix, Franck E.
		57.50
	237	Kimple, Collin D.
		67.50
	248	Macioge, Jason G.
		567.50

Town of Tyringham

Board of Selectmen

15-01
Pd ck 30972

X Curb Cut / Driveway

APPLICANT: Name Ms. Reba Schecter

Address 69 Goose Pond Road

Phone _____

CONTRACTOR: Supranowicz Brothers

D+S Builders

Lenox, Ma 01240

Culvert Size: N/A

Comments:

Ample fill shall be used to make driveway
wide enough for safe egress of large vehicles
ie fire trucks etc.

Board of Selectmen:

[Signature]
[Signature]

Date Permit Issued December 22, 2015

