

Granville Special Selectboard Meeting Minutes

September 22, 2025

DRAFT

In attendance:

Town: Kelli Eckroth, Chairperson and Kenneth Beattie (via telephone), Selectboard; Bruce Hyde, Auditor; Mark Belisle, Constable, and Cheryl L. Sargeant, Town Clerk

Public: Sarah Wraight, Two Rivers Ottawaquechee Regional Commission (TRORC), and Douglas Viehmann of GVV Architects (via WEBEX)

Kelli called the meeting to order at 6:04 p.m.

Town Hall Project Update #5 Meeting

Doug indicated that since the last meeting he had sent the potential layout of the second floor and the exterior egress plans to Paula Sagerman for preliminary review. Paula had indicated that the only item she wanted to see changed was the outside trim work at the back of the building by removing the crown molding and keeping it simple. Regarding the wheelchair spots his team played with the layout and was able to put 2 spots in the back on either side and 3 spots up front; 1 in the southwest corner, 1 in the corner near the egress and 1 in the middle of the front. The door would be replaced at the bottom of the stairs with a folding gate to keep people out of the area when not in use. The railings would be reused with an iron railing added at the back near the egress.

The aluminum ramp would be replaced with a solid aluminum ramp with railings or a poured concrete ramp. The granite steps would be reused and reset with a concrete footing. Bruce and Mark indicated that the door swing prevents the ramp from remaining at the current location so it would have to be moved away from the building to accommodate a wheelchair entering the Hall. Doug suggested that perhaps making the south door the primary opening, the landing wider to accommodate moveability with railings down the steps. His team will look into it further.

Parking lot would be cleaned up and squared off with a gravel walkway to the back doors. The parking lot would have 2 handicapped parking spaces paved and marked accordingly. Sarah mentioned that the door thresholds would need to be replaced and/or lowered depending on what the ADA Report said. Doug will set up a meeting with the State Fire Marshall.

Next meetings are October 13, 2025, and November 10, 2025, at 6:00 p.m. At which time Doug left the meeting.

Sarah discussed the Environmental findings from WHN – Inground Tank needs to be cleared first and foremost. TRORC will help with the Phase I Brownfield testing required by the State by helping to apply for a grant from the State Department of Environmental Conservation and getting a cost estimate for the testing.

Lead paint – Sarah indicated that this could be built into the construction phase of the project using a lead qualified contractor.

Asbestos – none was found in the samples taken but if suspected in the ceiling tiles this too can be built into the construction phase.

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Mold – Found in the basement of the Town Hall it is recommended to remove contaminated items and perform a thorough cleaning and add an HVAC system. Suggested to get an estimate from WHN.

Kelli indicated that she was uncertain of the timeframe and fitting all of this into the schedule going forward but the Selectboard may need to push the project out until spring. She suggested that perhaps some of the items, finding out if the tank is in the ground and looking at cleaning companies, could be done by the Town. Cheryl suggested contacting ServPro for an estimate to clean the basement.

Sarah will look into funding sources to keep the project moving.

Meeting adjourned at 7:00 p.m. with Ken making the motion to adjourn and Kelli seconded. All in favor.

Respectfully submitted,

Cheryl L. Sargeant

Granville Town Clerk