

Approved

The Geneseo Town Board joined the Village Board meeting already in session on Monday, June 4, 2012 in the Board Room of the Geneseo Building.

TOWN PRESENT:

William S. Wadsworth, Supervisor
Roberta A. Irwin, Deputy Supervisor
Richard L. Taylor, Council Member
Jerald T. Wrubel, Council Member
Jean Bennett, Town Clerk

VILLAGE PRESENT:

Richard B. Hatheway, Mayor
Sandra F. Brennan, Deputy Mayor
Robert Wilcox, Trustee
Margaret E. Duff, Trustee
Benjamin Gajewski, Trustee
Marsha Merrick, Clerk/Treasurer
Jason Frazier, DPW Superintendent

ABSENT: Felicisimo Manapol, Council Member

PUBLIC PRESENT:

Jon Norris – Clark Patterson
Howard Appell – Liv Co News

T. Frazier
X. Copeland

GENESEO BUILDING –EXTERIOR REPAIR PROJECT:

At 6:05 pm, Mayor Hatheway welcomed the Town Board Members to the Village Board Meeting which was already in session. He reminded Board Members that the last time they met jointly, Jon Norris of Clark Patterson was directed to submit the plan for the exterior repair of the Geneseo Building to the State Office of Parks and Historic Preservation (SHPO) for SHPO's "blessing". The Mayor reported that Jon has completed this task and he turned the meeting over to Jon.

Jon Norris addressed the boards, reporting that he requested SHPO do a "courtesy review" only of the proposed exterior repair project of the Geneseo Building and that SHPO was both honored and pleased to do so. In Jon's conversations with SHPO, SHPO expressed that they wanted the brick to blend and recommended choosing from a blend of 4 rather than just 1. With regards to windows, SHPO was accepting of replacement windows, but recommended working with window fabricators for historic buildings. Jon reported that when he asked SHPO about using storm windows, SHPO appeared not to have a problem with them.

With regards to the project cost, Mr. Norris stated that the cost information previously provided did not include exterior storm windows (count: 9) nor the brick blending. A detailed spreadsheet with a cost estimate for the exterior repair work was previously provided to the Town and Village Boards and reviewed at the February 9th Joint meeting. The estimate for the scope of work identified on that spreadsheet was \$255,712, plus contingencies as follows: 7% contingency for general conditions, 10% Design contingency, and 10% Construction contingency, thereby making a cost estimate total of \$331,070.

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Jon requested direction from the boards on the scope and budget for the project in order to move forward. Mayor Hatheway asked if Jon could prioritize what needs to be done in order to preserve the building, to which Jon responded: windows (to a certain level), masonry and joint closure. He added that Clark Patterson's structural engineer is also concerned about the bases of the columns that are in need of repair.

At this time Supervisor Wadsworth interjected that the Town has agreed in theory to the scope of work and, at a previous meeting, adopted a resolution to contribute up to \$100,000 to this project. If the scope of work is cut, that would probably change the amount of the Town's contribution.

Mayor Hatheway asked what a 12 foot storm window would cost, to which Jon responded he estimates that it would probably cost about the same as the cost of a window replacement, which is \$2,320.

Mayor Hatheway stated he has asked Jason Frazier (DPW Superintendent) to see if there are things the Village can do internally to save on the cost and Supervisor Wadsworth added that Larry Levey, Town Highway Superintendent, should be consulted to see if there are items the Town forces can also assist with. Jason indicated that the Village could do work on the doors located in the back of the building. Trustee Wilcox suggested this determination of what can be done internally be made before the project goes out to bid.

Jason Frazier asked if an insulated window unit had been looked at rather than storm windows. This question led to discussion and more questions on possible window choices.

Ms. Irwin suggested a subcommittee be set up to review these questions and others as they come up in order to work out the details, which would report back and make recommendations to their respective boards. It was agreed a subcommittee will be formed consisting of the Mayor, Supervisor, Deputy Mayor and Deputy Supervisor.

At this time Deputy Mayor Brennan moved and Trustee Wilcox seconded the motion that the Village commit \$230,000 to this project. Motion passed with voting as follows: Hatheway-aye; Brennan-aye; Wilcox-aye; Gajewski-aye; Duff-aye. Nays: None.

Since the Town Board adopted a resolution at their meeting of March 8, 2012 committing up to \$100,000 to this project, no further action was needed by the Town Board at this time.

Discussion returned to replacing the windows. A suggestion was made that the guidelines for the Main Street grants be followed. Some Board Members agreed that if the building can be made more energy efficient and cost effective, and SHPO is in

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agreement, an insulated window unit may be the answer. Jon Norris indicated that when the construction documents are prepared, they can be bid out with alternatives.

Jon Norris offered to start investigating cost information for the alternative window choices. He offered to look at the cost of insulated double-hung windows, single double-hung windows, and conventional commercial double-hung windows. When the Boards indicated that the windows will never be used for opening and closing, Jon added commercial non-operable windows and 1 inch insulated non-operable windows to his price investigation.

VILLAGE WATER TANK ON RESERVOIR ROAD:

The Mayor updated the Boards that he wrote to Bill Davis of MRB Group regarding issues concerning the Village's Reservoir Road water tank and has asked him to attend the next meeting to discuss the tank.

At this time, the Town Board adjourned to the court room to continue their meeting, leaving the Village Board in the Board Room to continue theirs.

TOWN BOARD MEETING, CONTINUED:

The Town Board discussed a situation with a resident/property owner in need of repair of their 2nd driveway culvert that had recently been installed by the Town Highway Department. Mr. Taylor moved that the Town Board authorize Highway Superintendent Levey to calculate the time and materials needed for this repair and bill the property owner for this repair and to receive the payment for the repair prior to any work being done. Motion was seconded by Ms. Irwin and it passed with voting as follows: Wadsworth-aye; Taylor-aye; Irwin-aye; Wrubel-aye. Nays: None.

ADJOURNMENT:

At 7:00 pm Mr. Wrubel moved and Ms. Irwin seconded the motion to adjourn the meeting. Motion passed unanimously. Jean Bennett, Town Clerk