

Meeting Notes from *Fairbank Study Committee*

Date: **January 9, 2014**

Location: DPW Conference Room

Task Force Members in Attendance	Others in Attendance
Bob Haarde (Sudbury Board of Selectmen) Jack Ryan (Chair of Task Force, Sudbury Council on Aging, PBC Subgroup Member) Jim Kelly (Sudbury Facilities Director, PBC Subgroup Member) Dick Williamson (Park & Recreation, PBC Subgroup Member) Bob Stein (Finance Committee) Sarah Troiano (at large, PBC Subgroup member) Rick Johnson (at large) Greg George (at large)	Tom Scarlatta, bh+a Dave Levington (resident)

Agenda / Discussion Items

- Meeting convened at 7:40pm
- Tom Scarlatta distributed the following documents (agreed that these documents will be shared on the Fairbank Task Force section of the Town website:)
 - Summary of Programming Comments
 - Existing Structural Conditions Report
 - Feasibility Study Square Footage Assessment
- Tom Scarlatta discussed the initial conclusions from the programming information gathering sessions to date:
 - Both Park & Recreation and the Senior Center are limited in the programming they can offer due to space constraints
 - The size of meets L-S Swim and Sudbury Swim can host is impeded by the current shortage of spectator seating and inadequate locker room space
 - Reviewed the Square Footage Assessment indicating the ideal square footage for all parties to offer the desired level of programming
- Tom Scarlatta shared the initial conclusions of the Structural Assessment. Summary points included:
 - The old Fairbank School building section would require significant renovation to bring it up to code; exterior walls replaced, roof membrane and roof structure replaced as examples. To do the necessary work would require taking the entire roof off of the building. As such, Tom stated his view that it would be more cost effective to tear down that part of the building vs. renovating. Tom will provide financial comparisons shortly.
 - The Senior Center portion of the building and the pool are both in sound structural condition, are viewed as assets and worth saving.
 - The gym/kitchen areas would require some renovations.

- Given the findings specifically related to the old school section, the Task Force members discussed next steps related to the roof:
 - Consensus was that the roof should not be replaced.
 - Instead, focus should be on an Interim Plan to keep the existing roof safe and functioning with minimal leaks.
 - Tom Scarlatta recommended seeking additional input on an Interim Plan from Russo Barr.
- Discussed the timing of a Community Center project and the staging requirements given other capital projects in the queue
 - Current view is that a Community Center would follow a possible new Police Station and a Town Hall renovation
- Reiterated the importance of giving all citizens a chance to share input on programming for any new Center; agreed that having a Public Forum was critical prior to the unveiling of any conceptual designs. Plan is for such Forum to take place in early February.

Decisions / Follow-up Items

- Jim Kelly will upload bh+a summary documents and reports to the Fairbank Task Force section of the town website.
- Jim Kelly will confer with Russo Bar regarding ongoing maintenance for the roof.
- Jack Ryan and Jim Kelly will draft a placeholder article for Town Meeting related to securing any funds necessary to maintain and repair the roof as part of an Interim Plan.
- Tom Scarlata will provide some slides summarizing the findings so far that can be shared by Bob Haarde at the upcoming Town Forum on January 23rd.
- The Fairbank Task Force and bh+a will host a Public Forum seeking broad citizen input on programming; target date is February 13th. Sarah Troiano has agreed to take a lead on the marketing and promotion of this event with support from Greg George. Jim Kelly is assisting with logistics including securing a location and Sudbury TV.
- Information Gathering session with the Sudbury Family Network is scheduled for Friday, January 17th
- Meeting adjourned at 9:15pm.