

Town of Mount Vernon  
Select Board Meeting Minutes  
**November 27, 2017**

The next meeting will be held on December 11, 2017

**Present:** Clyde Dyar, Patricia Jackson, Marti Gross, Mark Gilbert, Andre Dube, Fred Webber, Marcus Ballou, Bob Grenier, Amanda Couture

6:30pm **Signed Warrant.**

7:00pm Open Regular Selectmen's Meeting- Dyar called meeting to order.

7:00pm **Open TV Broadcast.**

7:01pm **Approved minutes.** Dyar motioned to approve minutes of the 11/13/17 meeting. Jackson seconded. Vote 2-0 in favor.

7:01pm **Bob Grenier regarding E-911 and map updates.** Grenier discussed damages incurred to the cemeteries by the recent storm.

Grenier stated he has repaired 26 stones with the tools he purchased.

Grenier drafted a letter in thanks to the Maranacook advisee class who came and cleaned 20 cemetery stones in the Bean Road cemetery. Dyar motioned to sign the letter of thanks to Maranacook advisee class for their efforts in cleaning the cemetery stones. Jackson seconded. Vote 2-0 in favor.

7:07pm. **Dr. Shaw Library.** There was an in-depth discussion about contractors working on the Dr. Shaw Memorial Library building.

Marcus Ballou, from MMA, stated builders risk coverage needs to be looked at when any new construction is undertaken because it provides protection for your property in the midst of the project. Ballou recommended that builders' risk coverage is added to the Town's policy. He would need to know the start date and the estimated dollar amount of the total project.

Gross stated all contractors need to have workman's compensation coverage or pre-determination of independent contractor insurance. Anybody that the library is contracting with must list the town as an additional insured on their policy. Without that all the town has is evidence that they had insurance.

Dyar stated the Town needs a copy of contracts that the Library has with each contractor.

Ballou asked for a ballpark of what the total project will cost the Town minus excavation and site work, and an estimated completion date. Webber estimated that the completion date will be May 30, 2018. There was discussion about the total cost of the library project. Based on that discussion Ballou estimated the total project cost to insure would be approximately \$320k. The electricity, lighting, elevator, sheet-rocking, etc. still needs to be constructed and updated.

Webber asked about materials on site that may be stolen. Ballou stated that is what the Builder's Risk insurance would cover.

Ballou recommended an indemnification clause and hold harmless clause so that when someone is doing work on the town's behalf it is the workers responsibility.

Since Dr. Shaw Library trustees are volunteers of the Town they are covered under the town as far as liability goes.

There is a discussion about lien waivers possibly having to be signed by contractors. Dube will look into that.

Ballou discussed insurance coverages of the library building with Webber and Dube. Ballou went through the MMA binder with Webber and Dube and showed them what the Town would receive if the building burned and explained it is important to consider not only what it is not insured for but what the building would cost to replace.

8:00pm **Other business.**

8:05pm **Hearing on Road closures to winter maintenance.** Dyar set public hearing at 7:00pm on December 11<sup>th</sup>.

The Roads proposed to be closed to winter maintenance are:

1. Mooar Hill Road: From the Transfer Station driveway to the North Taylor road.
2. 129 North Taylor Road (Glowa) to 153 South Taylor Road (Leone)
3. Karabin Way to Ingraham Pond Road
5. 2284 Echo Lake (Greenough) to Mt. Vernon town line.
6. 87 Ithiel Gordon Road (Vivenzio) to Walter Green road.

8:08pm **Transfer Station** application received from Jason Gorden. Jackson motioned to hire Jason Gorden. Dyar seconded. Vote 2-0 in favor. Dyar will inform Gorden to come in and fill out the necessary paperwork. His salary will start at \$9.00/hour.

8:12pm **Sexual Assault and Crisis Support Center** sent a thank you letter for the support of the Town of Mount Vernon.

8:14pm Dyar sent the paperwork for the town to be reimbursed for the \$15k **submerged lands grant** for the new boat landing.

8:15pm **Adjourn.** Dyar motioned to adjourn. Jackson seconded. Vote 2-0 in favor.