



Swift House Task Force  
Special Meeting via Zoom

Thursday, September 22, 2020  
2:00 P.M.

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2020 OCT 29 A 10:50

BY *J. Brady*  
TOWN CLERK

Present: Zanne Charity, Chris Garrity, and Marge Smith.

The meeting was called to order at 2:07 P.m.

Approval of Minutes:

Chris Garrity made a motion to approve the minutes of the September 3, 2020 Special meeting of the Swift House Task Force, as submitted. Marge Smith seconded the motion and the motion carried.

Contractor Discussion:

Zanne Charity stated American Bio-Tech has already starting setting traps and have caught two red squirrels. According to American Bio-tech's office staff, the additional trapping will likely be covered under the warranty and therefore be free of charge.

Zanne provided the following recommendations for exterior repairs to secure Swift House from further animal incursions and to help prevent water damage and accelerated rot to window sashes, sills, and vulnerable trim:

SWIFT HOUSE RECOMMENDED REPAIRS  
From \$10,000 available funds

<u>Scope of Work</u>	<u>Company/Contact</u>	<u>Amount</u>
Squirrel Removal	American Bio-Tech Wildlife (Bob Boone)	Up to \$500 *
Foundation Repair (full fdtn)	Two Brothers Masonry (Gani Lekaj)	\$ 2,280
(Alternate: rear foundation repair	Sheldon Masonry- (Matt Sheldon)	(above or \$2,250)
Soffit Replacement	Advanced Construction (Lenny Robbins)	\$ 1,000
Chimney Removal & Protection of Chimney Hole	L&L Roofing/LL Contracting (Luc Cotnoir)	\$ 2,700 **
Repair & Re-painting Vulnerable Sashes, Sills, Trim, etc. to extent possible	Linke Painting + carpentry (Bill Linke & Jack Collins)	approx. \$4,000 balance available
TOTAL COMMITMENT LIMIT		\$ 10,000

\* American Bio-Tech office said would likely come under warranty, so may be done at no cost.

Zanne explained that L&L Roofing would install OSB roofing board with tarp securely affixed to roof once chimneys were removed to below the roofline, which would provide protection for the building interior for about one year only. That should coincide with a recommendation for full replacement of the increasingly fragile roof, which was due for replacement in 2009, according to town records.

After a discussion about pursuing the repair of additional exterior needs beyond existing animal access points, and whether other vulnerable exterior areas should be included, up to the stated limit of \$10,000, it was decided to table those concerns for the time being. Zanne Charity then made a motion to pursue necessary and reasonable expenses for the immediate removal of squirrel access points, including repair of foundation, soffits and chimneys, for the quoted amounts up to \$6,480. Ms. Smith seconded the motion and the motion carried.

**Planning for Focus on Proposed Uses of Swift House:**

Zanne Charity has been working on getting a copy of the Survey Monkey link that went out on Facebook from First Selectman Jean Speck to adapt for civic organization feedback. Chris Garrity agreed that he would like to see the new survey focus on potential organizational users, perhaps including cost estimates for interior and exterior work, and also suggested scheduling a Zoom meeting with the organizations in conjunction with the survey. Ms. Charity said she would like to solicit community feedback soon, while interior planning is underway, and expressed concern about waiting until all costs are known in order to include them in a survey.

Mr. Garrity suggested that next steps should be:

- How to find people interested in using the building
- How much we need to spend to improve the building for general use
- Organizations and individuals to comment once we have a plan to present – all opinions matter

Ms. Smith noted that Tim Good may have a list of civic organizations in Town that would be helpful, and agreed to contact Mr. Good.

**Next meeting date:**

Tuesday, October 6 at 9:30 a.m.

**Adjournment:**

The meeting adjourned at 3:15 p.m.

Joyce Kearns and Zanne Charity