



Edmond Town Hall Board of Managers

Regular Meeting

Tuesday, August 9, 2022 - 6:30 P.M.
Edmond Town Hall, Meeting Room 2
45 Main Street, Newtown, Connecticut

THESE MINUTES ARE SUBJECT TO APPROVAL AT THE NEXT REGULAR MEETING.

Present: Jen Guman, Marie Smith, Margot Hall, Betsy Paynter, Herb Rosenthal

Absent: Armel Romeo Kouassi

Also Present: Operations Manager - Sheila Torres, Kim Chiappetta (clerk), A Plus representative

Members of the Public: None

Call to Order: Ms. Guman called the meeting to order at 6:32 p.m.

Public Participation:

None.

Chairman Report and Comment Chairman:

Ms. Guman began by reporting that the application for the Board to join the in the Labor Day Parade has been submitted and she asked for volunteers to participate.

Ms. Torres then introduced a representative from the company A Plus who attended remotely to present the company's suite of cloud-based security camera solutions. Ms. Torres explained that the ETH has wanted to install additional cameras and that this company has already worked with the town. In addition to security cameras, she explained that there are other security options that would be beneficial. The group discussed obtaining quotes and the Borough donation would help fund the project.

Approval of Minutes:

Ms. Smith motioned to approve the minutes from the regular meeting on July 12th 2022.
Seconded by Mr. Rosenthal. All in favor.

Operations Manager/Theater Report (Refer to Attachment A):

Ms. Paynter noted that the monitors are installed in the lobby. Ms. Torres explained that the monitor software is new and staff are being trained so the monitors should be in use soon. Ms. Torres continued her update by informing everyone of the new large screen installed in the Alexandria room and the digital projector that can be connected to a DVD to show movies or to the HDMI port on a computer. Next the group reviewed the options for the pedestrian pathway. (Refer to attachment B.) Members agreed with a red brick outlined in a white strip that would be easily visible to vehicles. The group discussed options for pedestrian signage. Ms. Torres continued to tell the group that the interior painting was in progress. Walls were completed, and



the vestibule was started. The masonry work for the side entry stairs has been completed so they can now be used to enter the manager's office. She pointed out that the side entrance also provides access to the Alexandria room without having to walk through the lobby. The roof work going well. Bricks were very porous and have now been spray sealed to prevent water from seeping in. The contractor recommended to also consider sealing the front of the building which may be added to future projects. Ms. Torres said that the movies went well and she received calls from people who expressed that they were happy with the movie selection. Ms. Torres then updated the Board on the CEN project and how Ethernet cable can be used inside of the building which is much less expensive than fiber. Ms. Paynter asked about the concession stand. Ms. Torres said she reached out to a company, but a design plan is needed first. Members discussed options for design. Ms. Torres ended by recommending investing in annual gutter cleaning to help maintain the roof.

Unfinished Business:

None.

New Business:

Security Cameras Presentation:

Ms. Guman noted that the security cameras had been discussed at the beginning of meeting and asked if members had questions. There were no questions.

DEI Policy:

Ms. Guman explained that they are finding more grant applications are asking for a Diversity, Equality, and Inclusion policies. She asked members to begin considering a policy for the ETH. The group discussed how to go about coming up with verbiage.

Marketing – Website:

Ms. Guman told the Board she would like to start looking into redesigning the website, starting with documenting a creative brief that would provide the look and function. She asked members to identify items on the current website that needs work. In the meantime, the plan is to add a page to the current site for visitors to *Meet the Board* and *Meet the Staff*. Ms. Guman will be coordinating a time for pictures and asked members to provide bios.

Comments from Board Members:

Members thanked Ms. Torres for all that is being accomplished.

Executive Session:

Mr. Rosenthal motioned to move into executive session to discuss a tenant lease and invited Ms. Torres to join. Margot seconded.

The Commission entered into Executive Session at 7:41 p.m.

The Commission returned from Executive Session at 8:06 p.m.

Mr. Rosenthal motioned to add an item for the CIP plan to the agenda. Ms. Paynter seconded. All in favor.



Ms. Paynter motioned to accept the CIP plan as reviewed in the July meeting. Mr. Rosenthal seconded. All in favor.

Mr. Rosenthal motioned to approve the weekend rental fee for a tenant as discussed in Executive Session. Margot seconded. All in favor.

Adjournment:

Ms. Smith motioned to adjourn at 8:09 p.m. Ms. Hall seconded. All in favor.

Respectfully submitted, Kim Chiappetta, Clerk

ETH MANAGER'S REPORT – 9 Aug 2022 – Sheila Torres

Lobby Monitors & Alexandria Room Improvements – Lobby monitors have been installed. We are working on getting frames made for them. Projector will be completed after Wednesday 8/10 but don't have a definitive date. Wiring needs to be completed from projector to receiver.

Sewer Gas – On advice of Public Works have reached out to a vendor in Danbury. Will let you know where we land with vendors as soon as I hear back.

Movies – Did well on Maverick movie and brought it back for second showing. Had 2 movie weekend for the first time in a long time.

Library – The library held its final concert in our theater on Tue 8/2 due to the high temperatures.

CIP - Parking Lot - Fred Hurley's staff expects to begin drainage work soon, now that the roof is completed. The firehouse just went out for public bid. Fred shared samples of the walkway material they would use. We should provide feedback on style we want. Due to the new schedule, Public Works expects to put cover material down on the parking lot this fall and do the actual paving next spring. Also, they expect to be able to create a gentle slope where the firehouse is so that we don't have the deep ravine.

CIP - Roof Restoration Project – The roof work on the 1950 addition and the theater has been completed. The weekend of Aug 5 – Aug 7 a large lift will be in front lawn replacing missing or broken slate from the slate roof. The masonry work on the front steps has been completed and we will be able to start using the secondary front entrance (to the BOM offices) as soon as the painters complete the vestibule during August. The masonry work on the brick on the roof will continue. They have been sealing the bricks and replacing bad bricks and repointing. The leak in the probate office will no longer exist because it was happening not due to the pipe or even the roof. It was due to the parapet wall above the drain, which had separated from the building and had been caulked many times over the years, but never repaired. When I asked the foreman about ongoing maintenance, he said the most important thing was to clean the gutters regularly and keep branches away from the roof. I have already taken care of the latter but will budget in regular annual gutter cleaning.

CEN Project - Met with Wendy Rego, Al Miles and Craig Mason to discuss CEN. The documents have been signed and Craig is changing some things related to our firewall based on advice from Al Miles. The transition is expected to take about 6 months and I'm trying to pin down the date for the electrician to do the work. May be reaching out to another electrician.

Gym Painting and Vestibule – This work will begin Monday, Aug 8. It will be great to open up the office vestibule and entrance to allow for more flexibility in the main lobby.

Building and Parking Lot Cameras – On advice of D. Rosenthal, I met with Al Miles to discuss cameras for the building and parking lot. He recommended A Plus. I met with A Plus and did a walkthrough of building and grounds. A Plus has been used by the Police Department and the Board of Education to install certain types of cameras. I also have a call into a company in Shelton recommended by Public Works. They have not called me back.

Women's Bathroom and Concession Stand – Working to get initial quote for work on making main level women's bathroom fully handicap accessible and remodeling our concession space. Have reached out to vendor to make an appointment to look at the space.

- **T Mobile Grant** – Don't expect to hear back on this until late August.

Building Work Completed

- HVAC maintenance completed for all systems.
- Required hood cleaning in kitchen was completed



MMA COLORED LANE TREATMENT



ENNIS-FLINT.

A TRAFFIC SAFETY SOLUTIONS COMPANY



MMA COLORED LANE TREATMENT

Delineates bike lanes, bus lanes and parklets and is ideal for long lane areas with low to high vehicle traffic

MMAX is a specialized system that combines state-of-the-art Methyl Methacrylate resins with hardwearing aggregate and premium pigments. MMAX is pre-packaged for on-site mixing and convenience.

BENEFITS

- Increases awareness of shared roadway use among motorists, cyclists and pedestrians
- Enhances visibility of dedicated lane
- Provides clear delineation and traffic calming treatment
- Promotes balanced multimodal transportation network
- Applied in a wide range of temperatures
- Open to traffic in approx. 20-60 minutes

PERFORMANCE-BASED FEATURES

Durability: The state-of-the-art Methyl Methacrylate resins with hardwearing aggregate provide extreme durability.

Friction: Meets non-slip requirements for cyclists. Surface provides remarkable traction for safe pedestrian and cyclist traffic.

Color Stability: Advanced technology provides long-lasting color retention, especially against UV rays.



Convenient Packaging:

Each MMAX kit mixes to 2.79 gallons and covers approximately 45-50 sq. ft. at 90 mils build thickness. It includes the following:

- MMAX Resin: 2 gallons/7.57 liters (supplied in 5 gallon pail for easy mixing)
- MMAX Aggregate: 1 - 25.7 lb/11.67 kg bag
- Catalyst*: 12.35 fl. oz./365 ml (.51 lb/.23kg)

STANDARD COLORS

EF Bike Lane Green meets the FHWA chromaticity coordinates for use in bike lanes. Terracotta and red are utilized for delineating bus lanes. Desert Khaki is established for use in pedestrian plazas and repurposed lanes.



APPLICATION OVERVIEW

Refer to the complete set of MMAX Area Markings Application Instructions for detailed instructions for proper application, available at www.ennisflint.com.

Substrate and ambient air temperature must be 40°F - 100°F. Also 5°F above dew point temperature and less than 75% relative humidity.

Surface Prep: The surface should be completely dry, clean and free of debris, water, and contaminants.

Masking: Use duct tape with plastic or paper to protect areas from overspray as needed.



Mixing:

Catalyst quantity is based on ambient and substrate temperature and must be mixed very thoroughly at specific rates.



Installation: Immediately pour mixed material on pavement. Use squeegee to evenly distribute. Use trowel in small areas where squeegee cannot be used. Then back roll material in one direction to remove lines. Remove masking as material gels.



Approximate coverage rates:

Kit covers approximately 45-50 sq. ft.

Impressed Preformed Thermoplastic Crosswalks and Traffic Calming Surfaces for Asphalt

TrafficPatternsXD® preformed thermoplastic is an extremely durable material that incorporates a unique aggregate-reinforced formula with enhanced wear resistance. The result is a traffic-tough crosswalk that provides traditional bricklike aesthetics built to last.

PERFORMANCE-BASED FEATURES AND BENEFITS

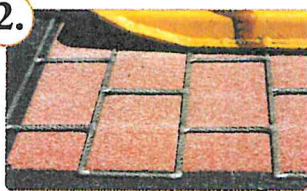
- Designed for extreme use and wear in high-traffic crosswalks and traffic calming surfaces
- Engineered for a robust application system and enhanced durability at 150 mil
- Enhanced performance in all climates
- Applied to high-quality, stable asphalt with minimal substrate impact
- Fast installation and minimal traffic downtime
- High skid/slip resistant for safety. As material wears, new anti-skid elements are exposed
- ADA compliant - pedestrian and wheelchair friendly surface
- Eliminates the maintenance and safety concerns of loose pavers
- Made at Ennis-Flint's manufacturing facility which is ISO 9001:2015 certified for the design, development and manufacturing of preformed thermoplastic
- Markings designed for quality, value and long-term performance
- Anti-skid elements added at time of manufacturing for optimized application at the jobsite

TrafficPatternsXD® thermoplastic material is installed by a network of certified applicators so you can be confident that your design intentions will manifest on the job site. The 2 ft. x 2 ft. sheets of material are positioned on the non-stamped, prepared asphalt surface. The material is heated to allow proper embedment of the anti-skid elements. A specialized grid gently stamps a pattern into the material and just into the top layer of the asphalt.

1.



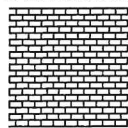
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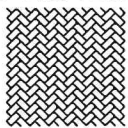
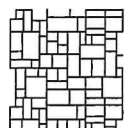
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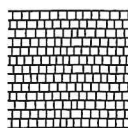
STANDARD PATTERNS



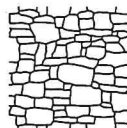
OFFSET BRICK

DIAGONAL
HERRINGBONESTANDARD
HERRINGBONE

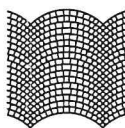
SLATE



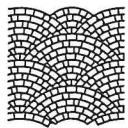
COBBLE



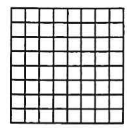
STONE



EUROFAN

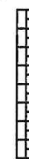


SCALLOP



TILE

STANDARD BORDERS



STANDARD COLORS



PREMIUM COLORS



Premium colors are subject to upcharge and may require a minimum purchase.



TrafficScapes®

Surface Systems

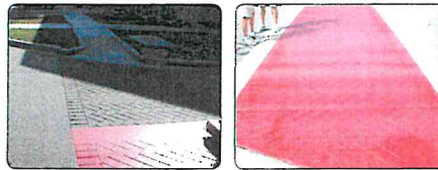
CROSSWALKS • MEDIANS • ISLANDS • ROUNDABOUTS • ENTRYWAYS • LOGOS

TrafficScapes® preformed thermoplastic pavement marking materials portfolio is engineered for durability, safety, and aesthetics for the streetscape and traffic calming market. Each product offers its own unique application and performance approach to streetscape projects where shared roadway safety and aesthetic appeal need to work in conjunction.

TrafficPatterns®
Interconnected Surface System



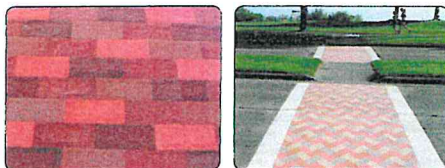
TrafficPatternsLT®
Overlay Surface System



DecoMark®
Surface Signs



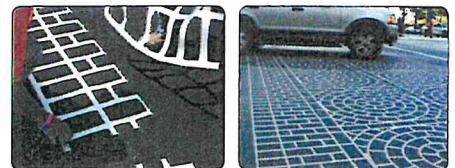
TrafficPatternsGF®
Grout-Free Surface System



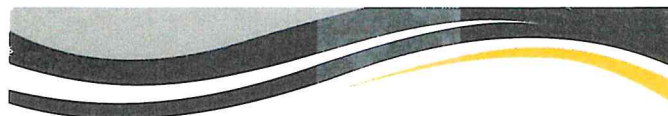
TrafficPatternsXD®
Impressed Surface System



DuraTherm®
Inlaid Surface System



When used on public roadways and private properties open to public travel, decorative crosswalks require proper demarcation with white linear boundaries according to the Manual on Uniform Traffic Control Devices (MUTCD).



David Isaacs
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TrafficScapes®

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