



Town of Nantucket Capital Program Committee December 14, 2023

Attending Members:	Stephen Welch, Chair, Peter Kaizer, Vice Chair, Christy Kickham, Jill Vieth, Brooke Mohr
Staff:	Susan Carmel, Assistant Finance Director, David Gray, Sewer Director, Jeff Carlson, Natural Resources Director, Vince Murphy, Sustainability Programs Manager
Absent	Barry Rector, Howard Matz

The Capital Program Committee meeting on 12/14/2023 discussed several key projects. David Gray reported construction costs for the Surfside project of \$1,000-\$1,300 per square foot, estimating a \$8.6 million building cost. They also considered a \$40,000 cost difference between wood shingles and metal siding for a public safety building, with a \$448,000 total cost for the exterior wall system. The committee reviewed the climate action plan, noting a \$250,000 cost and a one-year timeline. They also discussed the need for broader community engagement and the potential for alternative solutions to rising construction costs.

Action Items

- [] Follow up with Finance to get a breakdown of the funding sources and total project cost for the town employee housing feasibility study.
- [] Revisit the exterior cladding options for the public safety auxiliary building with the HDC to explore potential cost savings.
- [] Complete the review of the remaining RORI items by 4:30 PM today.

Sewer and Surfside Maintenance Project Updates

- Stephen Welch initiates the meeting, announcing that the meeting is audio and video recorded.
- Motion to approve the agenda made by Peter Kaizer.
- Roll Call vote: Peter aye, Jill aye, Brooke aye, Stephen aye. Passes unanimously.
- Stephen Welch notes there are no members of the public present.
- David Gray provides background on the need for supplemental funding due to rising construction costs, estimating the building at \$8.6 million.
- Peter Kaizer inquires about the status of fiscal year 2022 design funds, which David confirms are still available and have not been spent.
- David discusses the challenges of securing bids, mentioning a recent project that came in at \$2.1 million instead of the anticipated \$900,000.

- Stephen Welch and David Gray discuss the potential for alternative solutions, including non-local bidders and housing for the workforce.

10-Wheel Dump Truck Proposal

- Stephen Welch asks for clarification on the need for a 10-wheel dump truck and its utility for the upcoming fiscal year.
- David Gray explains the deterioration of the current truck and the benefits of a Western Star brand truck for durability and versatility.
- Peter Kaizer inquires about the truck's capabilities, including its use for snow plowing and transporting materials.
- David Gray details the truck's specifications and its ability to handle various tasks, including spreading materials and hauling equipment.
- Stephen Welch and David Gray discuss the potential for cross-departmental use of the truck, including for DPW and airport needs.

Climate Action Plan and EV Charging Stations

- Stephen Welch discusses the need for additional information on the climate action plan and EV charging stations.
- Susan Carmel mentions that Jeff Carlson and Vince Murphy were invited to provide in-person explanations.
- Vince Murphy and Jeff Carlson discuss the broad and ambitious nature of the climate action plan and the need for community engagement.
- Jeff Carlson outlines the process for developing the climate action plan, including public meetings and surveys.
- Vince Murphy and Jeff Carlson discuss the potential for linking the climate action plan with the hazard mitigation plan.
- Vince Murphy and Jeff Carlson emphasize the importance of multi-disciplinary involvement and stakeholder engagement.
- Stephen Welch and Jeff Carlson discuss the timeline and implementation of the climate action plan, aiming for a one-year completion.

Public Safety Auxiliary Building Cladding Costs

- Susan Carmel provides a detailed breakdown of the cladding costs for the public safety auxiliary building as provided by Deputy Chief Charlie Gibson.
- The cost for the exterior wall system is estimated at \$95.83 per square foot, with a total cost of \$448,000.
- Peter Kaizer and Stephen Welch discuss the potential benefits of using metal siding instead of wood shingles, including durability and cost savings.
- The group considers the implications of using metal siding, including potential maintenance and longevity.
- Stephen Welch suggests revisiting the cladding material with the Historic District Commission (HDC) to explore alternative options.

Finalizing Meeting and Next Steps

- Stephen Welch confirms the need to complete the review of the RORIs and other projects before the end of the day.
- The group discusses the importance of finalizing the review and preparing for the next meeting on December 21.
- Stephen Welch emphasizes the need for thorough review and potential adjustments to the project values.
- The meeting concludes with a motion to adjourn, and the group agrees to finalize the review and prepare for the next meeting.
- Motion to adjourn made by Christy Kickham.
- Roll Call vote: Christy aye, Peter aye, Brooke aye, Stephen aye. Passes unanimously.