

Borough of Stonington
Special Meeting
Board of Warden & Burgesses & Comfort Station Building Committee
Thursday, September 9, 2021 at 4:30pm
Borough Hall

Members Present: Jean Fiore -citizen
 Jim Quinn – St. Mary Church
 Janet McClendon – SVIA
 Amy Nicholas – Burgess
 Jeff Callahan – Warden
 Kevin Rogers - Burgess
 Deb Norman – Business
 Micayla Hall – Library

Members Absent: None

Other Attendees Present: Julia Leeming – Lead architect
 Lise Freitas – Assistant

Time start 4:32pm

Janet moved to approve the minutes

Deb seconded the motion

Unanimous vote to approve minutes

Amy began taking notes while Kevin was in route to the meeting from school. (Thank you btw)

The Cost Estimator was discussed again.

The height of the Comfort Station was lowered by almost a foot to help with the interior view from the “stacks” in the library. Micayla and Jean, as was everyone, were happy to hear this.

Curb Cuts into the sidewalk were discussed.

4’6” between the new sidewalk and old.

The toilets are wall mounted.

Jeff reminded the Committee that in the recent Boro Survey, almost 75% of people who responded wanted a Public Restroom in the Borough.

Julia's team came up with four alternative drawings, adding and deleting different ideas previously discussed. The detailed elevations drawing were labeled A-5 through A-8.

A-5 No screens or shade overhang. No benches to sit.

A-6 Most Embellished. Wood slats on sides, wood benches that are bolted to the building and an overhang above.

A-7 Wood slates and bench, but without backs. The overhang and benches are hung so all the brick from the building is shown.

2 Privacy screens, 1 on each side. They are to block the opaque glass entry doors. They also allow space to temporarily park strollers.

A-8 Metal will take the place of the wood for the benches, screens, and overhang. The metal will have a mimicking pattern of the library windows.

A discussion began weighing the pro and cons of each drawing.

Julia indicated the Comfort Station should be its own building.

Jean feels the screens add an element of privacy.

Amy says the screen will help the building not be so monolithic.

Jeff liked the exposed brick and wooden benches of A-7.

Micayla likes the idea of not replicating the library so it doesn't look like the library is the OWNER of the Comfort Station. She doesn't want to be asked for spare toilet paper

Discussion of signage, both on the glass doors and on the outside of the building was begun, but not deeply.

The Committee voted unanimously that A-7 is the plan to move forward.

Jean raised the possibility of installing the comfort station at a location other than Wad Square.

She brought up the leaning building on Water Street, wondering if the Borough could buy it and convert it to a comfort station. Jeff explained that the building had recently changed hands and the new owner was in the process of stabilizing and rehabbing the building.

Jim asked why a Green Roof was even needed for this project. Julia responded that visually it will be more pleasing. She also pointed out that it allows for some amount of green space to remain Wad Square. Julia added that Green Roofs are great teaching tools.

Jim also asked about the sewer hook-up. Julia said there is a sewer line already in the proximity of the site. She also said we will need different engineers.... plumbing, structural and maybe electrical. to work on various details of the design, including connection to the sewer.

The topic of cooling and heating was brought up. There will be no cooling. Forced warm air (electric) will be blown in from the utility space.

Deb wondered if the Station would ever be closed. Jeff said we will see how it is utilized, but he thought it would probably close for some time in the winter.

Micayla wanted to be sure there was interior signage in each side indicating how to get more TP, inform of need of cleaning and other problematic situations. This would help deter users from coming to the library and asking there.

Jean shared a neighbor's question. Mr. Palmer wondered why the site between the Church and the Post Office was not considered. Jeff explained that he had thought of that, but trying to negotiate with the Postal Service and the Church would be a long and potentially difficult process, and add cost to the project.

Brad Painter is a Certified Green Roof Installer. An alternative to the Green Roof could be river rocks. Either option would require the same roof structure.

Plans for a public information meeting were discussed. The committee agreed to having it at the firehouse with bay doors open if weather permits. Date is Saturday October 16th at 10 am. Julia will increase the size of the drawings. She will also add details to the interior plans. 11x17 handouts will be prepared. Jeff emphasized that this will be a public information meeting. Q&A will be encouraged, but no votes will be taken.

Committee's next meeting before the Public Meeting is Thursday, September 30th at 4:30.

Janet moved to end the meeting

Deb seconded the motion at 5:56pm

Respectfully submitted,

Kevin Rogers, Secretary