

**TOWN OF TRURO - ADHOC BUILDING COMMITTEE- FOR THE FUTURE PUBLIC WORKS  
FACILITY - MEETING MINUTES  
FRIDAY, SEPTEMBER 13, 2024, from 1:00 pm EDT to 1:55 pm EDT  
ON-SITE VISIT TO THE WELLFLEET DPW FACILITY**

***\*\*Please note: This meeting was not recorded.\*\****

A quorum of committee members was present:  
Co-chairs Michael Cohen and Bob Higgins Steele,  
Members Anthony Garrett and Leif Hamnquist.

Other attendees: Select Board Liaison Bob Weinstein and Truro DPW Director Jarrod Cabral.  
Truro taxpayers: Dennis O'Brien and Brian Boyle

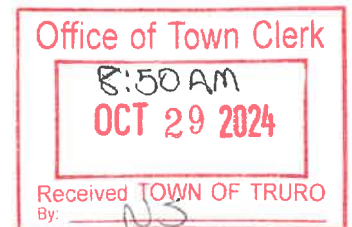
**\*\* Agenda Item – TOUR WELLFLEET DPW FACILITY.**

Wellfleet DPW Director Jay Norton led the fifty-five-minute tour of the Wellfleet DPW facility.  
The current facility setup is as follows:

- Hub office for (3) full-time employees
- A total of sixteen full-time employees that also includes administrative staff
- They share the building with Health & Conservation
- Plumbing and Electrical Departments are present on Tuesdays & Thursdays
- Please note: It is the vision of the town to have the Water & Sewer Departments on-site at this facility.
- The facility was built approximately in 2000 with (2) additions since the initial construction.
- The facility has the necessary facilities that one would expect.
- Breakroom
- Kitchen
- Men's bathroom & showers
- Women's bathroom & shower
- Fifteen employee storage lockers

Although the building has many amenities, here are some major ones:

- A. The ability to drive equipment through from front to back with plenty of space to turn a large vehicle around in the lot.
  - B. The drive-thru bay also has a lift to work on equipment.
  - C. The ceiling height in this portion of the garage provides ample height without any restrictions.
  - D. There is a mechanic shop and a meeting room off the drive-thru.
  - E. Electrical service is 1200 AMP (3) phase.
  - F. Storage area for paint and other products.
  - G. The 5000-gallon tank is used for the drain basin, which an environmental waste removal firm drains approximately once per year.
  - H. The LARGE open concept where vehicle storage takes place is beneficial for immediate vehicle access. This can't be stressed enough.
  - I. Regular concrete floor
  - J. Heated
  - K. They expect to get a new generator from MEMA
- A separate area outside but affixed to the main building includes (7) bays with (7) independent garage doors. They use this area as cold storage (it is not heated in the winter months).



- The salt shed is approximately 50 years old and will be replaced next year.
- The sanders (made of stainless steel) they use in inclement weather that cost \$58,000 to replace are stored under cover for half of the year.
- This facility allows the DPW to conduct equipment repairs and maintenance, as well as some minor fire and ambulance work. The Wellfleet Police Department has an independent service that conducts fleet vehicle maintenance and repairs.

Wellfleet DPW equipment:

- |                         |                        |
|-------------------------|------------------------|
| • (3) 1-ton vehicles    | Lifecycle: 10-15 years |
| • (4) 3/4 ton vehicles  | Lifecycle: 15-20 years |
| • (4) 6 wheelers        | Lifecycle: 20 years    |
| • (1) 10-wheeler        | Lifecycle: 20 years    |
| • (2) Front-end loaders | Lifecycle: 15 years    |
| • (1) Excavator         | Lifecycle: 15 years    |
| • (1) Bobcat            | Lifecycle: 10 years    |
| • (1) Mini excavator    | Lifecycle: 25 years    |
| • (1) Backhoe           | Lifecycle: 20 years    |

They do not have any gas vehicles in the fleet. They have an area where diesel fuel is stored inside and waste oil is stored outside.

Building Constraints:

1. They do not have a wash facility. Jay mentioned that having a wash bay would add to vehicle longevity.
2. The facility's energy R value is low or, in some areas, non-existent. From an energy savings perspective, the large garage doors and the building do not have an R-value.
3. There are no sprinklers.

Please note: Jarrod Cabral, Truro DPW Director, provided the committee with a visual aid (handout of the existing Truro DPW facility) for comparison purposes while on-site in Wellfleet.

Many thanks to Jay Norton for taking the time to show us around!

Respectfully submitted,

*Michael Cohen*

Michael Cohen



10/28/2024

