

4113 4.11.19

Town Administrator
Town of Harwich
732 Main Street
Harwich, MA 02645
(508) 430-7513 · Fax (508) 432-5039



10 April 2019

To: Community Preservation Committee
From: Christopher Clark, Town Administrator
RE: Albro House ADA Access project update Article #30 2016

CPC Article #30 2016 – Albro House Ramp Access, Porch and Door Replacement

Project: Town Meeting approved \$18,700 for Albro House Ramp Access, Porch and Door Replacement

Project Budget: \$18,700 (Not including all Ramp Costs)

Committed Expenses: See Attached detail of spending. Total Expended \$16,565.27 with Balance as of April 11, 2019

Scheduled – Pending Install Brackets on new side porch and apply skid resistant surface.

Anticipate completing all work by end of fiscal year.

Sincerely,

Christopher Clark
Town Administrator



March 12, 2019

To: Community Preservation Committee
From: Charleen Greenhalgh, Town Planner
Re: CPC Article #30 2016 – Albro House Ramp Access, Porch and Door Replacement

In 2016 the Town Meeting approved \$18,700 for the relocation of an access ramp, the closing off of the front porch, and the widening and replacement of one exterior door and three interior doors on the Albro House located at 728 Main Street.

There has been little progress since the report last summer. People's schedules have been very busy. To date all but \$2,134.73 has been expended. There are two elements yet to complete on the project after consulting with John Eldredge who completed the work thus far. Those items are:

- 1) Cut out and install eight (8) brackets on the new side porch, to match those on the existing porch. (See photo 1 and 2 below).
- 2) Apply a skid resistant surface (essentially paint or stain, with crushed walnut shells) on the ramp. (See photo 3 below).

Mr. Eldredge will complete the brackets this spring. The skid resistant surface can either be completed by Mr. Eldredge or the DPW and will also be completed in the spring.



Photo 1 – Existing Brackets

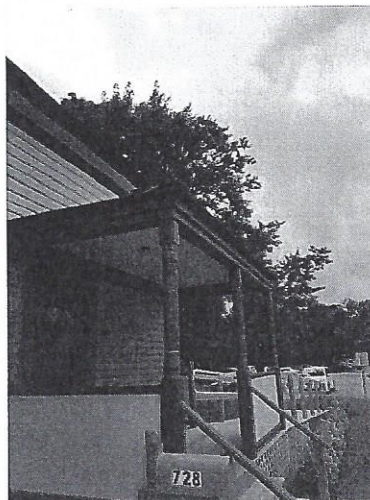


Photo 2 – New Porch

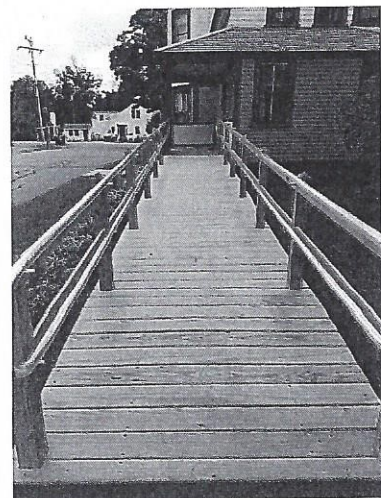


Photo 3 - Ramp

ACCOUNT DESCRIPTION

ATM 16 # 30 Restore Albro Hous

| EFF DATE | AMOUNT | INVOICE # | VENDOR NAME | COMMENT |
|------------|-----------|-------------|----------------------|----------------------------|
| 07/01/2016 | 18,700.00 | | | ORIGINAL BUDGET 2017 |
| 04/27/2017 | 378.00 | 12044 | ACME SHOREY PRECAST | CUSTOMER ID HARWICHDPW |
| 05/11/2017 | 65.13 | 10338473 | HINCKLEY HOME CENTER | HARWICH HIGHWAY - ALBRO HO |
| 05/11/2017 | 330.46 | 10338455 | HINCKLEY HOME CENTER | HARWICH HIGHWAY - ALBRO HO |
| 05/11/2017 | 139.71 | 10337282 | HINCKLEY HOME CENTER | HARWICH HIGHWAY - ALBRO HO |
| 05/11/2017 | 512.24 | 10335281 | HINCKLEY HOME CENTER | HARWICH HIGHWAY - ALBRO HO |
| 05/11/2017 | 23.57 | 10337973 | HINCKLEY HOME CENTER | HARWICH HIGHWAY - ALBRO HS |
| 05/11/2017 | 29.38 | 10337971 | HINCKLEY HOME CENTER | HARWICH HIGHWAY - ALBRO HS |
| 05/11/2017 | 19.18 | 10337974 | HINCKLEY HOME CENTER | HARWICH HIGHWAY - ALBRO HS |
| 05/11/2017 | 11.07 | 10338104 | HINCKLEY HOME CENTER | HARWICH HIGHWAY - ALBRO HS |
| 05/11/2017 | 20.31 | 10339122 | HINCKLEY HOME CENTER | HARWICH HIGHWAY - ALBRO HS |
| 05/11/2017 | -104.16 | 10337281C | HINCKLEY HOME CENTER | CREDIT INV - 10335265 |
| 05/11/2017 | 1,536.58 | 10335265 | HINCKLEY HOME CENTER | HARWICH HIGHWAY - ALBRO HS |
| 05/11/2017 | -77.49 | 10337970C | HINCKLEY HOME CENTER | CREDIT INV - 10335265 |
| 05/11/2017 | 1,914.83 | 10337226 | SNOW'S | HARWICH HIGHWAY - ALBRO HS |
| 05/11/2017 | 30.99 | 098573 | SNOW'S | HARWICH HIGHWAY - ALBRO HO |
| 05/11/2017 | 11.99 | 098576 | SNOW'S | HARWICHDPW |
| 05/11/2017 | 108.00 | 12476 | ACME SHOREY PRECAST | |
| 06/01/2017 | 380.09 | 54830188 | F W WEBB CO | CUSTOMER# 174747 |
| 06/01/2017 | 106.50 | 54858547 | F W WEBB CO | CUSTOMER# 174747 |
| 06/01/2017 | 42.46 | 10339163 | HINCKLEY HOME CENTER | HARWICH - ALBRO HOUSE |
| 06/01/2017 | 1,841.93 | 10355244 | HINCKLEY HOME CENTER | HARWICH - ALBRO HOUSE |
| 06/15/2017 | 15.98 | 10341898 | HINCKLEY HOME CENTER | HARWICH HWY - ALBRO HOUSE |
| 06/22/2017 | 149.65 | 10340138 | HINCKLEY HOME CENTER | ALBRO HOUSE |
| 06/22/2017 | -36.90 | 10340258 | HINCKLEY HOME CENTER | ALBRO HOUSE |
| 06/22/2017 | 32.11 | 10339759 | HINCKLEY HOME CENTER | ALBRO HOUSE |
| 06/22/2017 | 144.83 | 10339437 | HINCKLEY HOME CENTER | ALBRO HOUSE |
| 06/22/2017 | 163.09 | 10339547 | HINCKLEY HOME CENTER | ALBRO HOUSE |
| 06/22/2017 | 79.93 | 10339868 | HINCKLEY HOME CENTER | ALBRO HOUSE |
| 06/22/2017 | 64.75 | 10340259 | HINCKLEY HOME CENTER | ALBRO HOUSE |
| 06/22/2017 | 31.62 | 10340672 | HINCKLEY HOME CENTER | ALBRO HOUSE |
| 06/22/2017 | 54.45 | 1705-296216 | MID CAPE HOME CENTER | ALBRO HOUSE |
| 06/22/2017 | 44.99 | 098658 | SNOW'S | 1520 |

08/17/2017 8,500.00 72017 ELDREDGE JOHN ALBRO HOUSE RESTORATION

16,565.27

2,134.73

Total Expended
Balance Remaining as of April 11, 2019

Town Administrator
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10 April 2019

To: Community Preservation Committee
From: Christopher Clark, Town Administrator
RE: Albro House ADA Access project update Article #50 2018

CPC Article #50 2018 – Albro House Status Assessment

Project: Albro House Status Assessment. See Attached write up.

Project Budget: \$2,500

Committed Expenses: See Attached write up. No funds committed yet to project. Anticipate completion by end of Calendar Year (Target End of Fiscal)

Scheduled –

Sincerely,

Christopher Clark
Town Administrator



March 12, 2019

To: Community Preservation Committee
From: Charleen Greenhalgh, Town Planner
Re: Art. 50 (1) 2018 ATM – Albro House Status Assessment

The Town Meeting approved the appropriation of \$2,500 for the Building Conditions Assessment & Evaluation of Albro House, 728 Main Street.

Do to some personal matters, to date, no work has progress towards the solicitation of a housing inspector and a septic inspector. The scope of work would include the following:

The Scope of Work for the Existing Condition Assessment and Evaluation Report, includes:

- Perform site visit and conditions assessment of major building systems including structural, plumbing, electrical and building envelope.
- Review existing record site plans, inspect and evaluate septic system.
- Evaluate existing building envelope (roofing, siding and windows).
- Evaluate existing building wiring (visual inspection by licensed electrician or equivalent).
- Evaluate existing building plumbing systems (visual inspection by licensed plumber or equivalent).
- Assess existing building life safety systems including egress, fire protection and accessibility.
- Assess existing floor finishes.
- Provide report with a prioritized itemized list of recommendations for building repairs and improvements (with cost estimates to be used for facility maintenance and capital budget planning where applicable).

As the project coordinator, I hope to have this completed by the June 2019 completion date as indicated on the CPA Application.

ACCOUNT DESCRIPTION

ORIGINAL APPROP YTD EXPENDED

ATM 18 #50 - ALBRO HOUSE

2,500

0.00

No expenditures as of April 11, 2019