

Minutes of the 1835 Town Hall Committee

September 27, 2004

The meeting opened at 6:32 p.m.

Members present were Vern Gaw, Roland Nelson, Ron Pichierri, Cindy Secord, Gary Griffin, and Joann Drown.

The recorder's report was read and accepted with one correction, on a motion made by Roland Nelson, seconded by Cindy Secord.

Treasurer's report is as follows:

Historical Structure account \$10,000.00. (This is Historical Commission monies.)

There is \$9,458.00 in the Utilization account.

There is \$6,969.17 in the Town Hall maintenance account.

Vern told Roland he will mail some checks to him for deposit.

Vern showed the committee several pictures of old lamps in need of repair, which he thought had once been used as street lamps in town.

Vern said that since Article 2 (exterior painting) and Article 3 (Grant money) had passed at the September 20, 2004, Special Town Meeting, that this committee has a great deal of work to do quickly. We need to get documents completed for the bid process, hopefully before November, so that we can start the 4 part planning process, in order to be ready to go before the Annual Town Meeting in May for funding.

Concern was expressed about items that belong in this building that are no longer present. Example: two dehumidifiers given to us by the Library. Vern intends to investigate further. Gary suggested that Vern ask DPW Recycle Center personnel to look for dehumidifiers that are in good working order.

Cindy expressed concern that items that belong in the building should not disappear.

The committee studied the exterior painting specifications sheet dated May 20, 2004. Gary suggested changing the wording from (b) "scrape loose paint and caulking, including caulking under clapboards" to "remove all caulking under clapboards". He also suggested that the shutters be painted. Cindy asked if we could get rid of the

inappropriate shutters and replace them with the correct shutters. Roland and Gary said that would be very costly, and needs to be considered in the future.

Ron suggested that we investigate thoroughly, purchasing new, primed, high quality clapboards. He mentioned new clapboards would eliminate the need to scrape, sand, remove caulking, would eliminate all lead paint issues forever, look neater, cost less, require less maintenance, and be guaranteed.

Vern and Cindy expressed concern that new clapboards would compromise historical integrity, which in turn could mean loss of Massachusetts Historical Commission support and money. Ron and Gary will investigate cost and quality of new clapboards, and Vern will talk to the Commission about his concerns. All will report their findings at our next meeting.

Ron reported that he had talked to the manager of the Sterling Light Department and Lou Manring of the DPW, about removing the ugly utility pole near the corner of the building. Both John and Lou are 100% in favor of removing the pole. They informed Ron that plans are underway to renovate the center of town by repaving Main Street, putting in new sidewalks, running conduit underground for all wires, and much more, within two years. Ron suggested that this committee investigate the cost (he estimates \$1,000.00) of putting in a new electrical panel at the back corner of the building, with all the appropriate specifications taken into consideration, in order to be ready for the future center of town project, and the removal of the corner pole. All wires will be underground. Ron also suggested that this committee spearhead the center of town renovation project in tandem with our present project. He pointed out that there is no more appropriate committee than this one to undertake both projects for unification, etc.

Vern stated that constant clean-up is necessary to have accessibility to the electrical panel at all times.

Cindy volunteered to go to Patricia Campbell again to restate to her the need for rug cleaning, replacing the bubbler, and eliminating library leftovers from this entire building.

Gary will give Cindy the name and phone number of the person who installed the rug. Since the installer did a very good job at a fair price, Gary feels that he would be the best person to clean the rug.

A general discussion ensued about the need for guidelines and ground rules in renting out space in the building. Some concerns mentioned:

1. Rent for commercial use?
2. Appropriate donations: 2nd floor price vs. 1st floor price.
3. Rules need to be written about renters self cleaning the space. (This cleaning should not been done by Betty Nelson.
4. How many, if any, items may be stored in the building by renters.

Cindy mentioned again that Patricia Campbell offered to help start a Friends of the 1835 Town Hall. She will mention this to Pat again.

There was a discussion about the need for the sewer pipe connection to be made quickly. Gary offered to follow up on this item.

The next Committee meeting will be October 18, 2004 at 6:30 p.m.

Meeting adjourned at 7:50 p.m.

Respectfully submitted,
Joann Drown, Recorder