

## Minutes of the 1835 Town Hall Committee

June 7, 2005

The meeting opened at 6 p.m. at the 1835 Town Hall Building. Members present were Cindy Secord, Vern Gaw, Roland Nelson, Ken Stidsen, and Joann Drown. John D. Mac Millan of Reinhardt Associates also attended the meeting.

Mr. Mac Millan mentioned that the final report is finished.

Mr. Mac Millan also mentioned that there are grant monies available, and he suggested that this committee work with John Ryan.

Vern mentioned that he has Mr. Grinkis ready to start scraping and painting two sides of the building for \$7,800. There will be approximately \$30,000 left in the paint project account.

Mr. Mac Millan suggested we prioritize the project as follows:

1. Code related items.
2. Stabilization of building.
3. Establish use of building as community center.
4. Accessibility.

Roland mentioned that items 2 and 3 be put together.

Mr. Mac Millan suggested not moving the fire escape to the rear of the building. The door at the rear of the building on the second floor has probably been used to bring large objects in and out.

Vern mentioned the front stairs, double front doors, re-installing the original wooden decorative fan in the front of the building. Mr. Mac Millan said the old front doors cannot be used because they have deteriorated, and he suggested we plan to install new doors that look like the originals.

Cindy suggested that we include a new slate roof into this project, and the present slate roof is in serious decay.

Cindy suggested that the Friends of the 1835 Town Hall be tasked to raise money for the kitchen appliances.

Roland mentioned that all the windows need fixing, and new storm windows need to be installed at the time of the paint project. Roland stated that Mr. Grinkis will fix the windows for \$45.00 per hour.

Vern mentioned that we need to install new and proper outside window shutters. This, however, will not a high priority. He estimates the total cost at \$22,000.00.

Mr. Mac Millan cautioned that installing double front staircases probably could not be paid for with grant money.

Mr. Mac Millan mentioned sconces make attractive lighting, and sprinklers can be painted white so they will not be noticeable. He also mentioned that the Friends Group can raise money for items such as a stage curtain and light fixtures. He suggested that any projects the committee members can do themselves, or hire others to do small projects, will considerably lower the total expense.

Mr. Mac Millan mentioned that re-opening the balcony should not be an immediate priority. As it is now, the balcony is unsafe. It needs lights, a new railing, etc.

Vern mentioned that the building will need 2 boilers in the future. Mr. Mac Millan suggested they be packaged with the rest of the project. New oil tanks should be installed at the same time.

Cindy mentioned that the cellar windows need attention. Mr. Mac Millan recommended acrylic storm windows.

The committee reviewed the plans with Mr. Mac Millan.

Vern will talk to John Ryan, an expert on writing grants, as soon as possible.

The recorder's report and the treasurer's report were not read at this meeting.

No date for the next meeting was made.

Respectfully submitted,

Joann Drown, Recorder.