

# 1835 Town Hall Committee

## Minutes

January 27, 2021

### FINAL

The meeting was called to order at 6:34 PM and present were Christine McCarthy, Carol Stewart-Grinkis, Ron Pichierri, Jack Chandler, and Carl Corrinne. Arden Sonnenberg was attending by phone as a guest at the meeting.

The minutes from November 18, 2020 were read and accepted with the correction of adding an 's' to doors on the 11<sup>th</sup> paragraph. Motion by Christine, seconded by Ron, passed unanimously.

It was noted that Sarah the building inspector had quit Sterling and was now working in her hometown of Ashburnham. Fortunately, we had gotten our occupancy permit prior to her leaving.

Grant Update: The Mass Cultural Council grant was submitted on time! Carol reached out to Meg Kilcoyne, one of our State Representatives, and to Cronin to ask for their support. Unfortunately letters of support had to be submitted by January 15<sup>th</sup>, so it is too late this time.

The Historical grant is due March 17<sup>th</sup> so we will work on that grant next.

There was a discussion about setting up a "Friends of the 1835" nonprofit, tax exempt organization so that we can raise money to do additional work and maintenance to the building and acquire furnishings, etc. Bob Jones had said before that his wife Jackie could help us set it up. Christine and Carol will pursue this. They will also prepare a solicitation letter to show the committee.

There was a discussion about the 1835 being closed by the BOS and when it might open again.

One project for a future grant is the rebuilding of the front columns. This had been quoted several years ago at \$30,000 so it might be as much as \$50,000 right now.

Septic Status: We are still in discussions with the owner of the Brick building, Mr. Trans, for crossing his property with the piping. The Town does not want to take responsibility for maintaining the back parking lot, so we are looking at other approaches to get this accomplished. Carl is also working on a plan B.

We delayed the discussion on usage rates and forms for using the 1835 since the Recreation Director has resigned and they are in the process of posting the position.

It was noted that the painting in the 1835 had been completed and looked GREAT! All pipes have been painted and most chipped, cracked, and missing paint has been replaced. Robichaud Painting LLC did a great job and even with the added work their final bill came in at \$5,000 instead of the initial \$6,250 that they had quoted.

On a motion from Ron and a second by Carol, the Committee voted unanimously to authorize the payment of \$5,000 to Robichaud.

Carl updated us on the design work that was being done by J. Moody Company in Leominster to design a system of mini splits to cool, and heat, the 1835. Their initial proposal was for two larger units on the south wall of the Great Hall, two small units for the back large room on the first floor, and one smaller unit for one of the offices on the first floor, with all the heat pumps outside under the fire escape. Carl has asked them to add small mini splits to the other office and the conference room on the first floor as well. The initial quote was \$27,330 before adding the two additional heads. There was concern raised by Arden about the looks of the mini splits in the Great Hall and could we look at another alternative? Unfortunately, any type of duct work from a lower level would be almost impossible and would be expensive. We could look at 'boxing in' the mini splits some to make them more appealing but the general feeling of the committee is that their appearance would not be a problem.

The next meeting of the Committee is scheduled for February 24<sup>th</sup>, 2021 at 6:30 PM.

The meeting was adjourned at 7:48 PM on a motion by Ron and a second by Carol. It passed unanimously.

Accepted March 17, 2021