

Town Hall Renovation Committee Notes

March 14, 2019

1. Fake window design element @ exterior wall of building – David suggests 2 closed shutters instead of clapboards within the window frame – all agreed.
2. If wood floor kept “natural” could it be refinished in the future? Would it be oiled now? What is cost to only sand and oil? Donna to ask Randy Fitch. Not finishing floor saves approx. \$4,000.
3. John met the day before with Bob Hannan and Artie & Nancy at town hall re: stage, etc. At today’s meeting, John reviewed the updated drawings: stage, storage, etc. (Since then...more changes due to visit from fire marshal.)
 - a. Ernie feels stage should be rebuilt but it is not in budget so will not be done now.
 - b. Old pews are the perfect size to skirt the stage when that day comes.
4. Reviewed drawings @ first floor including lights, phone jacks, monitor locations. Front of counter will be pew panels.
 - a. Phone jack to be added at counter for conference call access during meetings.
5. Joist system needs help before ceiling is insulated and sheetrocked. Fear of sheetrock screws popping and also beam failure. Ernie suggests putting in hangers. John will install hangers over the weekend. Cost of hangers \$250. Cost of John \$0.
6. Ready to have lift installed.
7. Front entrance
 - a. John designed metal brackets for front porch. They need to be fabricated.
 - b. Concrete needs to be poured there.
 - c. All dependent on weather and snow melt.
8. Chris’ play to happen last 2 weeks in June. Condition of town hall reliant on weather.
9. Reviewed budget expenses to date, income and anticipated future expenses. Estimate \$39,000 over budget.
 - a. Income includes the \$10,000 allocated for repair and maintenance at 2019 town meeting. Donna will remove; agreed it should be retained for repair and maintenance as reserve fund was voted on and approved by voters several years ago.
 - b. Need to be careful that Phase III projects upstairs do not slip into Phase II.
10. Scott noted a Historic Preservation Grant could be applied for. Due date in October.
11. Need to ensure that organizations using town hall have accurate expectations for their space usage. Will meet on site with Calais Historical Society, office staff and others who have plans for storage space, etc.
12. Next SB meeting: John to attend selectboard meeting March 25 to give update.
13. Next committee meeting: March 28 will meet *at the town hall*.