

## 1835 Town Hall Committee



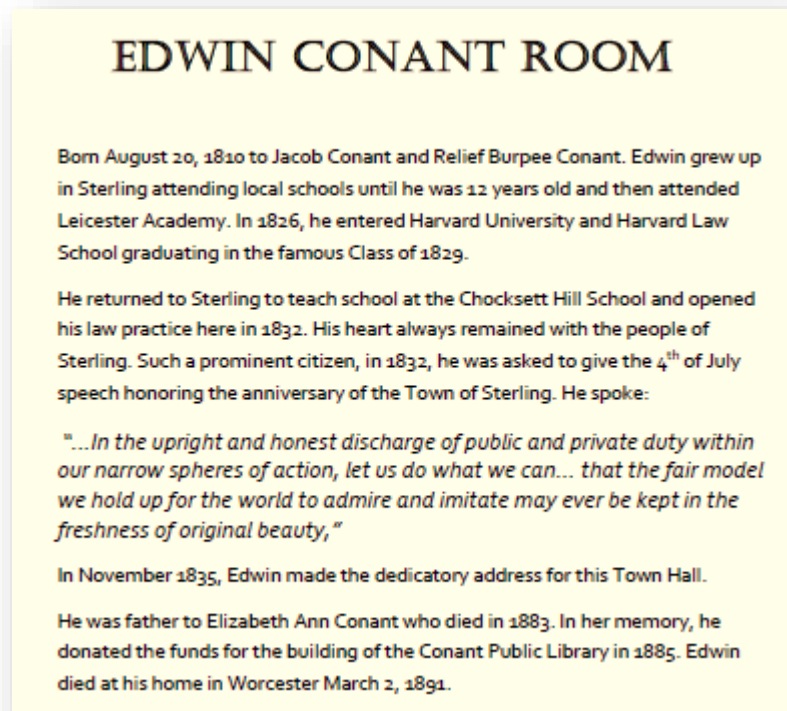
Report to the Board of Selectmen  
June 24, 2016

### Accomplished: Named Rooms at the Town Hall:

The 1835 Town Hall Committee has assigned names to all the rooms at the Town Hall in place of room numbers. The names selected by the Committee honor the contributions of individuals, past and present, that have contributed a great deal to the Town History, Center and to the Town Hall.

- The Edwin Conant Room (Meeting Room 1)
- Arthur P. Rugg Room (Large Room on first floor)
- John Springer Hallway (Hallway) – John was the builder of the building
- Lady Marion Wilder Room (The New Conference Room and SHC Room – prior Veterans Office)
- C. Vernon Gaw Room (Rec Department Office)
- The Great Hall (remains the Great Hall upstairs)

Plaques will be created for all rooms. An example is the plaque now hanging for the Edwin Conant room:



### **Accomplished: New Conference Room Available at the Town Hall:**

With the contribution of a conference table purchased by the Sterling Historical Commission, chairs donated by Transportation Resources, Inc. and labor provided by Bob Jones, Ron Pichierra and Rob Barwise, we have cleared out the Veteran's Office and created a very nice home for the Sterling Historical Commission and a general use conference room capable of seating 7 individuals and a few spectators. The room has been decorated with historic photographs from the Sterling Historical Society archives. The room is now available for use for both public and private meetings.



### **In the Works: Use of Town Hall for Exhibits:**

Use of Town Hall for Art Exhibitions. We have been requested to consider making space available for public and private art exhibitions. The Committee has approved, in concept, the use of the Town Hall for such exhibitions. We believe it would be of great benefit to the Town Hall and the Community. We have drawn up preliminary policies which protect the building, set forth the use of the venues and protect the public nature of the Town Hall. I have attached the policies for review by the Board. Town Counsel may need to be consulted.

We are planning to test build modular walls for use in the Arthur P. Rugg Room (Large Room on first floor) that will be constructed such that they can be repaired and repainted if necessary, moved around the room for the best lighting and visitor flow patterns, strong enough to erect shelving for crafts and mobile enough to be removed to the basement when not in use.

Here is an example.



**Update: Septic connection to Firehouse leaching area:**

We are seeking the second 3<sup>rd</sup> portion of the original \$9,700 proposal for the septic plan provided by Cabco to continue with the plan development. This will involve some digging in and around the location of the Ditch, now drainage line between the Town Hall and the Fire House. This will be roughly \$3,200. The Committee is also reviewing records back to the early 19<sup>th</sup> century, specifically deeds, easements, agreements.

**Update: Roof restoration:**

We have reviewed in great detail the engineering plans from the 2012 study which we obtained last month. These plans do not have sufficient detail and planning for the repair of joists, leveling and reinforcement of rafters and replacement of the roof sheathing for us to begin to obtain contractor bids. This is contrary to what we had thought considering the great expense. The plans we have were developed around a complete renovation which was not approved and renders the plans useless for the purposes of simply repairing the roof.

We have a consensus on what we need, but without a detailed engineering plan for the repair and renovation, we cannot proceed. The 1835 Town Hall Committee is asking for the authority to obtain bids to obtain engineering plans for roof repair as soon as possible. An estimate would be \$10,000 to \$15,000. The ultimate goal of presenting costs to the finance committee by year end to insure roof replacement in 2017.

### **New: Installation of Kitchenette:**

We are still looking to add a small kitchenette which will allow Town Hall users to make a cup of coffee, wash a cup, refrigerate milk or cream, etc. We have met with the Board of Health and they have no problem as long as we do not change the current use of the building. It will not. It merely enhances the venue.

A kitchenette would include a counter (not to exceed 5 feet in length) with cabinets below and above, small sink, running hot and cold water; electricity for coffee machine, microwave, small refrigerator. The placement has not been confirmed and the Committee will work with Tom Rutherford to select the most appropriate location considering required venting, electric and plumbing.

We will be seeking donated products and have some already including a small refrigerator, small microwave, cabinet and counter top). We will also look for some donated carpentry services, but a licensed electrician and plumber will be required. The cost for this will not exceed \$5,000 in both materials and labor.

The Committee seeks authorization from the Board of Selectmen.

Respectfully submitted June 24, 2016

### **1835 Town Hall Committee**

Robert McKay Jones  
David Gibbs  
Ron Pichierri  
Joann Drown  
Rob Barwise  
Carl Corrinne  
Danielle Ray