

Minutes approved at the Town Hall Renovation Committee Meeting Held January 19, 2022

**Town of Mason
Town Hall Renovation Committee
Wednesday December 15, 2021**

Members present: Jim Dore, Pam McGinnity, Ken Rafter, Barbara Devore and Wally Brown
Also present: Selectman Pete McGinnity, ex officio non-voting advisor to the committee and Dick Stockdale from the town's Energy Commission.

Members Absent: Connie Lacasse

Chairman calls the meeting to order at 5:04 PM

- 1) Review and approval of previous meeting minutes.
Motion to accept the minutes of the September 15, 2021 meeting of the Town Hall Renovation Committee: motion made by Pam McGinnity and seconded by Ken Rafter. Motion passes unanimously.
- 2) Cash balance for Town Hall Renovation discussion:
 - a) Mason Old Home Day Results and success (Sept 11, 2021), with some additional monies that came in as of September 16th we raised \$7,668.97.
 - b) received subsequent donations of \$600
 - c) Barbara had discussions with several residents during the past month regarding additional items that are available for a raffle or fund raising in 2022, including:
 - i) Twig Jones 1946 trunks, which are in the Mann Store
 - ii) Trumpet and 2 other instruments (Gary W.)
 - iii) Oil lamp converted to electric
 - iv) Tin chandelier
 - d) Bank account and cash balance is \$13,790 as of December 15th.
- 3) Discussion/update of stories published and to be published in the Monadnock Ledger-Transcript by Julia Stinneford. On, September 6th a story was published highlighting the upcoming Old Home Day. On September 23, 2021 an article was published entitled – A long journey to restoration. Article mentioned the funds raised from the Old Home Day, our need to raise additional funding, the 3 phases of the renovation process, and the Freedom's way \$5,000 pledge. Jim and Barbara will outline the grants and fundraising efforts for another article.
- 4) Freedom's Way Update – \$5,000 Grant:
Freedom's Way grant has been approved and awarded to us. We will receive it in two payments, \$2,000 for phase 1 and \$3,000 for phase 2. The next step is to submit the paperwork after Phase 1 is complete. They scheduled this to be no later than May 2022.

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- 5) Moose Plate Grant Update – \$10,000 Grant:
This Grant has also been awarded to us as on December 8, the Governor and Executive Council approved the NH Division of Historical Resources recommendation of our grant application and signed off on it at their December meeting. The next step is for them to send us the initial \$5,000 payment and signage for the award which we need to display at the building. Future payments will be dependent on completion and submission of additional paperwork at that time. We have two years to complete but we have the Freedom’s Way Grant dependent on early 2022 completion.
- 6) Discussed overall funding for the drainage project and the fact that we are a little short of the total amounts proposed for the drainage project and that we need to have a minimum balance remaining in the Bank Account for contingencies on material and other costs to complete the drainage project as well as other requirements that might be requested of the Committee as we explore future projects and funding for additional phases of the Town Hall renovation. After discussion we decided that since the Town Hall was being utilized by the Town, BOS, and various departments and committees for meetings, to seek any available funds which might be encumbered from the Maintenance and Repair on Government Buildings Budget Line for 2021. If \$7,000 or \$8,000 is available for the town for the approximately \$26,000 project, we would be all set to start. Pete will check after the contract for the drainage work is approved and signed by the BOS.
- 7) Drainage Work bids- We discussed the two bids received for the drainage project. The town of Mason has had good experiences with both bidders and both are qualified to complete the project. After some discussion on the proposals and the work to be done, a call for a motion was brought for consideration to recommend that the Mason Board of Selectmen approve and sign a contract with Earthworks by LeClair and Sons Inc. Motion made by Jim and seconded by Wally. Motion passed unanimously. Jim will request a contract from Marc LeClair and after review forward it to Board of Selectman, with a recommendation via Pete McGinnity, BOS Chair.
- 8) Jim indicated that he has not yet updated the Questionnaire for review and reposting and will do so before the next meeting.
- 9) T-Mobile Home Town Grants
 - a. We can apply for up to \$50,000 grant for historic building restoration purposes
 - b. Application are open on a Calendar Quarter Basis
 - c. The proposal must be for a “Shovel ready Plan”
 - d. Require up to 5 letters of support from community and government
 - e. Tony Burns, with the Mason Fire Department has offered his time to help write the grant request. Pete indicated that as he will be assuming the Chief’s responsibilities he likely will not have the available time to assist us.

The committee discussed identifying a shovel-ready project and came up with 2 possibilities which Wally will explore further with his contacts.

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- a. Replacing the old piers currently sitting on dirt with 4 or 5 mini-foundation (concrete pads). Will need an engineer to look at and recommend pad design and if pressure treated lumber will be sufficient. Wally noted that the old original beams/piers are in good shape but it was the newer beams added that are the problem.
 - b. Restoring the Town Hall Windows and adding new storm windows.
- 10) Need to consider additional Committee Members and how best to proceed with attracting someone to join. Several possible residents were discussed and the Committee requested Ken, Wally and Barbara to approach the residents and gauge their interest in joining the Town Hall Renovation Committee.
- 11) New Business

Next meeting: January 19, 2022 at 5:00 PM.

There being no additional business to be discussed, Barbara motioned to adjourn the meeting at 5:33 PM. Pam seconded. Motion passed unanimously.