

Minutes of the Municipal Building Committee

Monday, January 12, 2015, 7pm at Town Hall

Present were members Paul Newlin, Virginia Allis, Adelia Bardwell, Anita Husted, Judy Markland and Fred Orloski as well as Richard Tillberg and Paul Antaya.

There was discussion of the survey summary and comments drafted by John Goodrich. Judy commented that it is important not to lean too much on the specific numbers but to treat them as general indications, since the survey represented less than half of those who participated. Anita noted that it is clear that cost is a major issue for the town. Judy noted that town opinion seems to present a conundrum for the committee – more than 50% want town offices in the regional library building, more than 50% want town hall saved for some purpose (many as a community center), and almost 50% think the town can't afford two buildings.

There was some discussion that it might make sense to develop cost options for two options for locating town offices to present to the town for a choice: the regional library building and a "Plan B" version of a town hall rehabilitation without a sizeable addition.

It was noted that operating costs at the regional library building are about \$60,000/year, more than the three town buildings combined, and that this should be reflected in any cost comparisons.

Paul Newlin said that Deerfield has received an appraisal for the value of the library building and that he believes that the town can use this appraisal rather than needing to get one of its own. The Select Board has drafted [will draft?] a letter of intent to purchase the building, with a price named and including many contingencies.

The committee discussed topics for presentation at the February 7 town-wide meeting, working from the Jan. 12 document sent by John Goodrich and assigned responsibility for preparing responses for the questions delineated there as follows:

Information about needed remodeling costs	no
Information about what expenses for SCEMS rent payments will include	Paul
Information about other potential tenants (Senior Center, primarily)	Paul
List of preservation and stabilization needs for Town Hall identified in Feasibility Study	Fred & Judy
CPA statement re: rehabilitation expenses eligible for CPA funding	Judy
Criteria for CDBG eligibility for grant funding for accessibility at town hall	Mark & Lynn
Statement from Historical Society about their space needs	Adelia

Information from the two water departments about the status of their talks	Anita
Options for providing more parking in center	Judy (from Historical Comm.)
Information from MBC and architect on alternate proposal for using Town Hall for town offices	Judy to outline the concept
Future plans for the school building	Paul Antaya
Information about library system's wishes/needs re remaining in the building, operating costs, insurance issues/costs re liability of EMS sharing building with town offices	Mark

The minutes of the previous meeting were unanimously approved.

The next meeting is scheduled for Tuesday, January 27 at 5pm, most likely at the Center School.

Respectfully submitted,

Judy Markland

documents discussed and on file:

MOPC, Jan. 12, 2015, "Town of Whately Preliminary Survey Results"

MOPC, Jan12, 2015, "Potential topic (sic) for discussion at the Feb 7th Public Forum"