

Hildreth House Improvement Committee
Minutes of the 3/3/14 meeting
4 p.m. at the Hildreth House

Members present: Laura Andrews, Pat Jennings, Connie Larrabee, Fran Nickerson, Ann Taylor. Members absent: Richard Blinn, David Vannicola Others present: Debbie Thompson (Director, Council on Aging), Lucy Wallace (Board of Selectman liaison)

Connie called the meeting to order at 4:05 p.m.

The Committee approved the minutes of the February 3 and 10 meetings as corrected.

Scope of the extended schematic review: LLB architects estimated that further schematic review of Hildreth House could be done for \$20,000. After discussion, the committee agreed to submit a formal request to the Board of Selectmen for a commitment to provide funding from the balance in the Schematic Funding warrant article after schematic revisions to the Town Hall are done. Those funds expire 6/30/14. If necessary to complete the \$20,000 review, those funds will be supplemented with Rantoul Trust funds.

The scope of the work to be performed by LLB architects would include:

1) revisiting all design improvements in the original \$3.7 million plan, such as kitchen, bathrooms, HVAC

2) analyzing phasing options and calculating the option costs. Some ideas from the committee included

a) start with minimum access requirements like the lift to the second floor, required new stairway, main entrance, and state and federal disability-access code requirements

b) frame in the proposed addition and leave interior work for later

c) raise private donations to build the dining room/multipurpose room addition

3) analyzing site work options and costs for parking and access from outside. Some ideas from the committee included relooking at raising the porch to doorsill levels and raising the ground to door level.

Fran reminded the committee that federal grants are available for improving accessibility in buildings. The committee will follow up with the town's planner.

Connie said that LLB asked if they could use a new site engineer, one that LLB worked with before and who is less expensive than the one they have been working with. The committee agreed that they could.

Connie adjourned the meeting at 5:15 p.m.

Laura Andrews, recorder