

Town Hall and Hildreth House Construction Committee  
Monthly Report to the Board of Selectmen  
December 10, 2015

Project Status Statement: The project is on track

Current Schedule of major events that take us to end of December:

\* Town Hall

- Roof shingle installation complete
- Staging removal
- Cupola installation
- All quoins installed

\* Hildreth House

- Committee recommendation sent to BOS on 12/1
- LLB contract in negotiation, now complete
- General Contractor bidding target March 2016

Major actions:

\* After reviewing the Juniper Hill (John Holland) 2014 envelope assessment of Town Hall, the T3HCC concludes that the structural, vapor barrier and exterior issues identified in the assessment have been addressed – through the extensive restoration portion of the project design and upgrading of the structure to all current codes and standards.

We believe that all the necessary needs of the building pertaining to the assessment have been met and the building will be close to a new construction standard upon completion.

Much of the work done to preserve the Town Hall involved the repair and replacement of material that had deteriorated due to limited maintenance over many years. The committee believes that it is imperative that an adequately funded, regularly scheduled maintenance program be implemented to avoid having to make similar substantive repairs to this building – and all other town buildings – in the future. Allowing the Town Hall to deteriorate due to lack of proper maintenance would negate the benefits achieved through the current Town Hall restoration effort.

\* GVW supplied a new project master schedule 12/7/2015

\* Financial Report as of 12/10/2015: GVW application for payment #7 attached - \$272,350.75

Action requiring BOS approval: 1) GVW application for payment #7  
2) LLB appointment to Hildreth House

Submitted by Laura Andrews, T3HCC Recorder