



Special Meeting
Wednesday, 23 October 2013
Heritage Commission Conference Room
237 Atlantic Avenue

Present:

Paul Cuetara

Jane Currivan

Donna Etela, Chair

Jim Maggiore

Cynthia Swank

Alternate Members: Tibbie Field, Jane Robie

Absent: Carolyn Brooks, Jeff Hillier, Shep Kroner

Also present: Rick Stanton, Sue Buchanan

1. Call to Order at 1:04PM

Etela reported that she, Swank, Maggiore, Town Administrator Paul Apple, Town Clerk/Tax Sue Buchanan, Library Director Susan Grant, and John Ricci of Ricci Construction met with Ron LaMarre of Lavallee Brensinger at his request on Monday. The topic was how to maintain the historic integrity of the 1907 Library building. At the meeting, LaMarre sketched how the stone building and new Library building might look. A portico not touching the stone building will likely be used to provide a walkway between the two buildings.

Etela reminded everyone that the *National Park Services Preservation Brief 14 - New Exterior Additions to Historic Buildings* stated that additions must be reversible, subservient, discernable and compatible. A building six times the size of the stone building would not be an appropriate addition.

Maggiore reported that Grant indicated that when the Library trustees were informed they felt that it was unfair and unreasonable for them to be responsible for the stone building with their current staff. Maggiore indicated that LaMarre will make it a Town community space. The new Library will retain its planned 9000

square foot new building but it likely will be more rectangular in shape, and be connected to the Town Administrative Offices.

Discussion ensued about uses of the stone building to ensure it is open daily and maintained. In addition to providing meeting and possibly event space in the original portion of the building, Cuetara suggested that John Savastano might maintain his office and a small studio in the northwest space.

It was suggested that the renovations John Hubbard was to begin be delayed until March so that none of his work needs to be undone when the municipal facilities plan is approved. Discussion about the ADA compliant restroom and HVAC, a kitchenette, and demolition of the restroom now in the Heritage Commission conference area also occurred. The building's potential for private events as well as community ones was brought up. \$110,000 has already been earmarked for the building in last year's warrant. The best name so far for the building is Community Center.

Currivan asked if attention is being paid to the need for space for the Town's historical records and other materials, and Maggiore assured her that LaMarre was aware.

For the October 28 public hearing, LaMarre will have the revised conceptual plan and give a presentation. Maggiore then will ask each of the involved parties to speak: Library trustees, Heritage Commission, Police, Fire, and Town Administration before opening up the hearing to the public. He also indicated that a televised tour of the facilities will begin airing on Monday.

Etela asked for a vote indicating that the Commission during this process has protected the two historic buildings and that it supports the most recent municipal facilities concept, recognizing that actual design and location of functions will require further discussion.

Maggiore recused himself. Etela selected Robie to vote in Brooks' absence.

The vote in the affirmative was unanimous.

Maggiore returned.

Rick Stanton, a Budget Committee member, indicated that the cost of the municipal facilities is about six million dollars which works out to about a forty cent increase in the current tax rate and increase the annual tax bill of an owner of a median assessed home by about \$100 to \$125.

Etela will inform Peter Michaud, Division of Historical Resources, that the building will remain separate.

[Maggiore and Stanton left at 2:05pm.]

Currivan asked if anyone knew the whereabouts of Little Boar's Head records. Margaret Shoenberger had asked her. Swank reported that there are a couple of boxes in the attic of this building marked LBH. Currivan will inform Schoenberger.

Meeting adjourned at 2:08 pm.

Cynthia Swank
Recording Secretary