

Wales Historical Commission

Wales, Massachusetts 01081

Meeting Minutes

Date: Saturday, March 23, 2024

Time: 10:00AM

Location: Virtual Only

Present: Robyn Chrabascz, Rebecca (Becky) Smith, Carolyn Boehne, Lynn Greene

Members Absent: Rod Kincaid

Call to Order: The meeting was called to order at 10:03AM.

Correspondence: None.

Meeting Minutes:

MOTION: To approve the meeting minutes from 02/10/2024 as amended. Motion made by Chrabascz, seconded by Smith. 4-0-0. All in favor. Motion Passed.

MOTION: To approve the meeting minutes from 02/23/2024 as amended. Motion made by Smith, seconded by Chrabascz. 3-0-1 Greene abstained. Motion Passed.

MOTION: To approve the meeting minutes from 03/18/2024. Motion made by Smith, seconded by Greene. 4-0-0. All in favor. Motion Passed.

Feasibility Project for Old Town Hall:

The group recapped the meeting minutes from March 18th and discussed their concern about the Spencer Preservation Group (SPG) not presenting the 3 options as contracted and discussed at the February 23 meeting. Several of us had also hoped for site plans. Robyn will reach out to SPG, provide all the meeting minutes, as well as discuss next steps since SPG emailed Robyn and Becky on Tuesday asking for any changes to the layout.

Changes to make to Option 1 are agreed on as follows:

- Rename BOH office to Executive Secretary. BOH will have a “hotel” workstation as they only need locked files, not a locked office.
- Move 2nd floor office to other side of room, like Option 2; make an enclosed room, and label “Cable Access or Other”.
- Re-label mezzanine as “Cable Access or Police Department”. (To show as an option.)

Changes to make to Option 2 are agreed on as follows:

- Rename BOH office to Executive Secretary. BOH will have a “hotel” workstation as they only need locked files, not a locked office.
- Re-label “Executive Secretary” on second floor to “Other”.

- Add Police Department office to first floor of addition by making addition bigger. (Single story, direct exterior access, located between new addition as shown and the location of the existing side door/ramp that is removed in this option. (This aligns with our request for Option 2 to include enough square footage to include the Police.)

Tangentially, the group acknowledges that the plans are early placeholders and this study is too early to work on all of the details as fun as they may be. If the project moves forward, many of the nuances of the plan layout or other design features would come into play outside of the Commission's purview. Such details may or may not include the Veteran's Memorial discussions, or the desire to reinstall a fiberglass cupola – all things that are being mentioned as people become aware of this study.

Other Updates:

Becky will follow up with Select Board and Pam about spending the earmarked \$25,000. She may get quotes for work at the building. Foundation work was discussed as an option, as well as ceiling removal on the second floor. Robyn will have SPG verify with Structures North that removing the ceiling ahead of other work would not be detrimental to the overall structure. We may be able to do the ceiling removal without structural engineering drawings that would likely be necessary for the foundation work.

Lynn mentioned that she and Ann Chrabaszcz will be working on Monday to move the research binders from Old Town Hall to the library. Carolyn offered to assist when they get to the library to open the building and will let the Director know. The Director was already informed it was happening, just not exactly when. Lynn and Ann may also review the documents in the safe to see what they are and if they are salvageable or records of importance.

MOTION: To adjourn made at 11:04AM. Motion made by Smith, seconded by Greene. All in favor, Motion Passed.

DATE APPROVED: