

## Friends of Mechanics Hall

### Meeting Summary

August 9, 2012, 7:00 PM.  
Town Hall Annex

#### **In Attendance:**

Tom Daly, Larry Deblois, Sheila Dubman, Alex and Mark Fiandaca, Annmarie Hurley, Phil Mighdoll, Karen Rossow, Ken Seims, Mickey Splaine, Judy Tyler and Geoff Yaglou.

The meeting began shortly after 7 PM. The attached agenda was distributed.

**Tree Removal:** The previously identified trees have been removed from both sides of the building. As yet, we have not been billed for the work.

**Preservation MA Most Endangered Historic Resource Nomination:** The nomination request has been submitted with Select Board support. Alex was thanked for her tremendous efforts in preparing the nomination documentation.

**Orchard House (Concord) visit:** Alex, Mark, Judy, Elizabeth visited on August 5<sup>th</sup>. It included a behind-the-scenes tour. A summary is on our website. Their building was in worse shape than MH stability-wise as it had no foundation. They got serious about doing something in the 1990's and hired Yankee Steeple Jack to deal with the many challenges. Fund raising advice was offered. Grants take a lot of work and many require matching funds to be raised. Corporate grants often involve the question of naming rights. They recommend focusing on private donors where there may be personal relationships with committee members. Such donors are usually not looking for public recognition.

**Grounds/Stabilization Committee meeting at MH with master electrician, Al Lindsay (Sunday, July 29<sup>th</sup>):** A summary of the electrician's findings is attached. Geoff discussed the findings in some detail. The building was found to not be as unsafe as expected electrically. However, there is still much work to be done. The first step is to replace the 20 amp fuses with 15 amp fuses. Al Lindsay is willing to offer some of his services gratis to upgrade the incoming service to the building. We will need to roll up our sleeves and do some of the work ourselves under his supervision. The work will need to be done in phases beginning with upgrading the 4 circuits inside and adding 2 more for a total of 6, all with GFI-like protection. Next steps include determining what equipment needs to be purchased vs. what can be obtained via donations, determining estimated cost, deciding how to pay for it, consulting with John Lebeaux and applying for electrical permit.

**Interior Clean-Up Day:** A clean-up day will be held on either Sat., 8/18 or Sun., 8/19 to involve light cleaning, sweeping and straightening up of the second floor in anticipation of tours during yard sale drop offs and the day of the yard sale. Only a small crew will be needed. An e-mail will follow with details.

**Fundraising Event at Sonoma's:** The date has been set for Thurs., 11/8. A special meeting will be held on Thurs., 8/23 at 7 PM in the Annex to begin the detailed planning of the event. It was suggested that we need to be able to tell our story using visual aids, following the Hearts for Heat model.

**Town-Wide Yard Sale:** Please see details on the agenda.

Volunteers needed to work the tables on the day of the yard sale. Two hour shifts were suggested:

- 8 to 10 AM: Larry and Ann Marie
- 10 to Noon: Mickey
- Noon to 2 PM: Sheila and Phil

Volunteers needed to accept donations on drop-off days:

- Sat., 9/15 from 10 AM to Noon: AnnMarie, Sheila and Larry D
- Tues., 9/18 from 4 to 6 PM: Ken, Phil and Tom

The idea of guided tours during the yard sale was raised which would require more volunteers on yard sale day.

**Other Discussion Items:**

- It was suggested we might be able to secure unused building materials (i.e. electrical wire) from Restore in Worcester.
- Geoff discussed the need for building permits for the electrical service upgrade and the temporary service. There would be no fee for these since Mechanics Hall is a town-owned building.
- Tree stump removal was discussed, suggesting drill and powder to break up the stumps.
- Geoff will try to schedule a plumbing assessment, similar to the electrical visit.
- Geoff mentioned that Jim Igoe who used to be with Preservation Worcester is now with Preservation Mass. It was suggested that we invite him to the Sonoma fund raising event and ask him to speak. This will be discussed at the planning meeting on 8/23.

The next meeting will be held on Thursday, September 13<sup>th</sup> (Annex).

Respectfully submitted,  
Ken Seims  
Secretary

FRIENDS OF MECHANICS HALL  
Agenda

August 9, 2012

Updates:

Trees are gone!

Preservation Massachusetts Most Endangered Historic Resource nomination has been submitted with Select Board support.

Visit with master electrician (Sunday, July 29<sup>th</sup>). Findings, recommendations and next steps.

Orchard House visit (Sunday, August 5<sup>th</sup>).

Sonoma fundraising event confirmed for Thursday evening, November 8<sup>th</sup>.

Yard Sale:

Publicity: Faith and Sheila have been working on an article for the Landmark. Phil has posted information on the website and Judy is working on a flyer.

Contact: **yardsale@mechanicshall.net**

WHAT WE NEED:

Donated items

Home-made baked goods

Canopy or two (or three)

Tables

Volunteers to work at the yard sale Saturday, Sept 29<sup>th</sup> (8 am to 2 pm)

Volunteers to accepted donations on the drop off days, Saturday, Sept 15<sup>th</sup> (10am to noon) and Tuesday, Sept 18<sup>th</sup> (4 pm to 6 pm).

Next Meeting: Sept 13<sup>th</sup>, 7 PM, Annex

Sunday, July, 29, 2012

Site visit with Al Lindsay, Master Electrician (508) 735-6321

Also in attendance: Alex and Mark Fiandaca, Mickey Splaine, Geoff Yaglou

### **Recommendations for Mechanics Hall**

**Downgrade all fuses to 15 A**

**Disconnect fluorescent lighting on first floor (front room)**

**Install 200A service**

**New meter socket?**

**Check j boxes and install arc-fault breakers**

**Install GFI (Ground Fault Interrupt) outlets on each floor**

Overall the wiring appears to be in decent shape. There are a total of four circuits downstairs and two upstairs. The building's system was designed for 15 A but has been overloaded with 20 A fuses. Al's first recommendation is to replace all 20 A fuses with 15 A. The wiring in the rear first floor room (former library) has been updated but all other rooms rely on knob and tube with bx wiring. The lack of insulation in the walls is beneficial, as wet insulation in the vicinity of knob and tube wiring poses a significant fire hazard.

The fluorescent lights in the front room of the first floor connected to four original lights with an open air splice. Al recommends that the fluorescent light be disconnected and only the original lights be used.

Upgrading to a 200A service has been recommended as well as installing arc-fault breakers (6 total, one for each existing circuit). A new panel and breakers will reveal any underlying hazards by tripping.

Additionally, GFI outlets will ensure the safe operation of a string of lights and fans in the basement.