

Dover Community Center Building Committee
Meeting of October 22, 2008
Minutes

Building Committee Members Attending: David Billings, Samantha Burman, Jane Hemstreet, Carol Lisbon, Dick Malcom, Alison Piper, Nancy Simms, Ford Spalding, & Kathy Weld

Other Attendees: Selectman Joe Melican & Scott Seidman (Warrant Committee)

Meeting was called to order at 7:00PM in the Town Hall Selectmen's meeting room.

The Minutes for September 24, 2008 were approved.

The Committee reviewed, discussed and clarified its position to include the town owned Whiting Road property in our charge and deliberations. Through its representative, Nancy Simms (Park & Recreation Commission) the Park & Recreation Commission is included in this process. Any decisions related to a change in use for the property will be made by the Park & Recreation Commission and the Town Meeting.

The Program Subcommittee informed the committee of its progress:

Nancy Simms is working with the Park & Rec staff on a report that will include:

- Current programs in the Caryl building.
- Additional programs to be held in the building.
- Proposed programs they would like to have in a community building and/or athletic facility.

- They are meeting and consulting with other Recreation Departments in other towns and have a meeting in Norwood scheduled.

It was reported that Dana White is consulting with the Dover Mothers Association.

Jane Hemstreet is working with the Counsel on Aging on a similar report that Park & Rec is working on.

The Dover Sherborn Community Education program was brought up and Ford Spalding will discuss with the new Director, Stephanie Greenblatt, and the possibility of including them in our research.

It was further recommended that all interested organizations, groups, Departments all meet together after they have done their initial research for a brain storming session to find ways they can coordinate programs.

The main concern of the Building Committee is to understand the demand for a Community Center based on programs.

The Subcommittee studying the possible reuse of the existing building reviewed the meeting between Dick Malcom, Carol Lisbon & Ford Spalding and Don Mills of Mills Whitaker Architects held on October 6. The result of that meeting was the attached Proposal for services by Mills Whitaker Architects based on the committees need for additional information.

The Committee discussed the importance of making the highest priority issues related to staging the Building code updates and understanding the triggers related to a full scale Building code update all at once. Concern was expressed for the heating system. The Committee requested a better understanding as to what work can be done that will not be counted when calculating the need for a one time Building code update.

The Building Committee voted unanimously to enter into a contract with Mills Whitaker Architects not to exceed \$8,500. The Committee will ask Dave Ramsay to work with Don Mills to finalize our agreement.

Under the direction of Dave Billings and Allison Piper the committee reviewed and discussed the "10/16/08 Draft" "Request for Proposals for Development of Former Caryl School Site". Dave Billings & Allison Piper will discuss this "draft" RFP with Dave Ramsay who will, with then, put it in final form. It will be discussed at the Board of Selectmen's meeting on November 20, 2008. The purpose of this RFP is to see if there is a private developer who would be interested in entering in to a long term lease for the property and/or building.

The committee discussed if there is an interest in recommending a change in The Dover Town Code Ch. 80:

"80-1. Carrying in public places.

No person shall carry any spirituous or intoxicating liquors into the Town House, any schoolhouse, the cemetery or any public grounds within the Town."

The committee recommended that the Board of Selectmen discuss this with other town departments and groups to see if there is interest in allowing the use of alcohol in the Town House and a community center with the prior approval of the elected/appointed governing body and a with the Selectmen granting a per event license.

The reason for this discussion is the belief that this falls within the program demands of the committee. It might create a demand for additional use of the Town Hall Great Room and a larger room with character in a Community center.

Future Meeting Dates (All meetings in Selectmen's meeting room, Dover Town Hall at 7PM):

November 12

December 3

December 17

Meet the 2nd * & 4th Wednesday for 2009.

The meeting adjourned at 8:50PM

Respectfully Submitted:

Ford Spalding, Chair

