

Town House Advisory Group
Minutes: November 20th, 2025 at Town Clerk's office

Attendance: Rocky Fuller Chair, Paul Kifner Overseer, Tim Bergeron, Welly Ramsey, Lori M.

1. The minutes of THAG's September 29th, 2025 meeting were reviewed and unanimously approved.

2. New Members: waiting on Select Board's approval of Welly Ramsey and Lori Mikusa

3. Audio Equipment: Paul has submitted a detailed list of equipment and replacement value for insurance purposes.

4. Indemnification protection of Board members: Board members can not be held responsible and are protected/covered by VLCT.

5. Year End Chores:

- Snow removal: Stakes are in place. Welly offered use of his snow blower for the walkway.

- Compost toilet: Winterized. Silas has pumped tanks, pulled the pump and added woodchips.

- Welly is willing to help when it's time to remove compost from the Backhouse. (we'll need to find a location to dispose of compost)

- Tree stump (by Fire station) will need to be ground up in 2026.

2026: Advertise on listserv and Strafford FB page when help is needed with chores and needs.

6. We suggest level funding for the 2026 season (\$18,000.)

7. Annual building inspection:

- Interior painting: create a list of plaster cleaning and use proper procedure for cleaning fly spattle and soiled areas as well as repaint the painted areas.

- Slate roof: Contact Mike Duke to hire him to replace damaged or missing tiles when United Church has him on site. The current slate is around 50 years old.

- Back house: create a list of repairs. Occasional heating system?

- Clock: New motor for bell ringing weight. Greg will reach out to John Echternach about a person to design and rebuild the clock motor and safety switch. (sub panel in when new wiring is done)

- Greg will evaluate the Lightning material and electrical system. Can Jeff help make an assessment of and replacement plan of all of the cloth wrapped electrical wires.

- Window sash stop tune up and replacement: assess windows and stops. (brass stoffel screws)

- Additional outlets: on west int. wall.

- Southeast (Handicapped door) replacement: Mike Ketronio

8. Ed Levin Fund: Used to build the attic walkway and observation deck balance \$1,000.+/-

9. Other Business: Holiday gathering: Sarah is hosting: Thursday Dec. 18th

Paul has begun booking for the Summer Concert series.

10. Next Meeting: Thursday Jan. 15th, 5:30 (location to be announced)

Respectfully submitted by: Lori Mikusa (standing in for Steve Handy)