

A. TOWN OFFICES:

The vault is getting overcrowded and additional space is needed for the Listers and their files, and the Selectmen's meeting room. We explored several options.

1. Move Town Offices to 2nd floor with storage space on 1/2 of first floor. (Renovation of the remainder of the 1st floor space could be used by the Historical Society or for rental space.)
2. New Town Offices on 2nd level above new Fire Station.
3. New Town Offices on new site (not yet selected).

Initial cost projections range from \$277,000 to \$535,000 for the town offices (plus the cost of land if it needs to be purchased and any site development costs).

B. FIRE DEPARTMENT:

The existing Fire Department building in the Village is too small and has many code deficiencies. Options reviewed were:

1. New Station on land owned by the Town in back of the existing Fire Station.
2. Combined building with Town Offices on same property.
3. Combined building with Town Offices and Town Meeting place on same property (may not be possible due to wastewater disposal requirements for 300 people).

Initial cost projections for the Fire Department are in the range of \$1 million to \$1.25 million, depending on the size and the septic requirements. It should be noted that wastewater capacity appears to be very limited on the land owned by the town between the existing fire station and the store. This will almost certainly limit the ability for a new Town Meeting space to be constructed on this site, and it may limit the community uses of a fire station.

C. ROAD DEPARTMENT:

The Road Department has several relatively small, short term needs, but has budgeted for these needs over the past several years and construction work is expected this year.



D. TOWN MEETING PLACE

The current Town Hall Meeting Place is becoming too small for Middlesex's growing population, people are standing around the edges and blocking exits. The number of people in the existing hall is causing a potentially unsafe condition (and exceeds the maximum occupant load of the building under the Building Code). Voting booths need to be accommodated in a more efficient arrangement. Options explored were:

1. Adapting the Rumney Gym for Town Meeting use; improving acoustics, adding bleacher seating, improving lighting for meetings. Its capacity is in the range of 300, compared to the capacity of the existing town hall at 170±.
2. Building a new space above a new Fire Station on the land owned by the Town to the East of the existing Fire Station and Town Hall property.
3. Building a new Town Meeting place on a new site (not a recommended option).

Initial cost projections range from \$70,000 to \$550,000 for the Town Meeting Hall component.

E. HISTORICAL SOCIETY:

The Middlesex Historical Society needs a permanent home for exhibits and displays, a work room, and archival-type storage space. We looked at:

1. New building. (no site selected)
2. Purchasing and renovating the Railroad Station in the Village.
3. Moving into the Town Hall, when or if the Town Meeting space or Town Offices move to a new location.

Initial cost projections range from \$90,000 to \$305,000.

