

## **NOTICE OF PUBLIC MEETING**

### **Turner Hall Committee**

8:30 A.M. Thursday, September 6, 2018

City Hall

101 Green Street

Galena, Illinois 61036

#### **Agenda:**

1. Call to order
2. Roll call
3. Declaration of quorum
4. Review and approval of the Minutes of the August 2, 2018 meeting.
5. Public Comments
6. Monitoring of questionnaire for users of Turner Hall / new questionnaire
7. Continue planning for future addition.
  - Establishment of Restricted Fund with Galena Foundation
  - Recommendation to Council
8. Discussion with Adam Johnson. -- Galena Foundation – Joe Miller Trust Project #2
  - Main floor
  - Fly loft fans
  - Fly loft rear drainage, roof work
  - Tile in front foyer
  - Door refinishing
  - RFQ's for additional work in Turner Hall this year
  - Remaining budget funds
  - What is left to do?
9. Further discussion on condition of building and short term projects
  - Lighting LED Replacement

- Exterior door work and locks
- Miscellaneous Interior Improvements
- Light fixture restoration
- Theatrical items
- Sprinkler work
- Boiler replacement
- Tables and chairs
- Other miscellaneous improvements on 2018 List
- Report by Custodian Jeremy White

10. Pursuit of Nicor, Illinois Clean Energy Grants and Jo Carroll for boiler replacement, insulation and LED lighting replacement.

11. Facility Marketing and Rental Rate Structure Update – Janelle Keeffer

12. Galena Foundation Items

- Driehaus Award
- Joe Miller Plaque
- Proceeds of Hunter Fuerste Concert – Turner Hall sign

13. Scheduling of next meeting – October 4 or November 1?

14. Committee Member Comments

15. Adjourn

Meeting Dates for 2018: 1/4, 2/1, 3/1, 4/5, 5/3, 6/7, 7/5 ?, 8/2, 9/6, 10/4, 11/1, 12/6

Posted by Shirley Johnson for the City of Galena, on Aug 31, 2018.

**MINUTES OF THE TURNER HALL COMMITTEE MEETING OF August 2, 2018**

**CALL TO ORDER**

Chairperson, Charles Marsden called the meeting to order at 8:35 a.m. at City Hall, 101 Green Street.

Upon roll call the following members were present: Albaugh, Fach, Johnson, Marsden and Smith.

Absent: Jackson

Janelle Keeffer and Jeremy White also attended the meeting.

**ESTABLISHMENT OF QUORUM**

Chairperson Marsden announced a quorum of Committee members present to conduct business.

**NEW BUSINESS**

**Motion:** Smith moved, seconded by Albaugh to approve the minutes of the June 7, 2018 meeting.

**Discussion:** None

**Roll Call:** AYES: All Present

NAYS: None

Absent: Jackson

Motion Carried

**Public Comment:** None

**Monitoring of Questionnaires and Comments:** None. Janelle Keeffer reported on thank you notes from a bride from a wedding last year. Recently there were three weddings, the GFPA had a wonderful concert series, and ballroom dancing took place. GFPA has booked for 2019 and will also do a holiday concert this year.

**Discussion:** Discussion took place regarding the Galena Foundation – Joe Miller Trust Project #2. Current projects underway:

- Main hall floor wood refinishing and sealing. High humidity has caused some serious floor buckling due to moisture condensation. Jeremy White has made temporary repairs. Some of the moisture problem can be attributed to doors being open while tuckpointing was going on. Dehumidifiers are being considered as well as adjustments to the HVAC system when the building is unoccupied. It may also be helpful to insulate and seal up the boiler room. Marsden to review and get back to the committee.
- Flyloft Exterior Project – Work is complete.
- Flyloft insulation – Done. Several sprinkler drops to be relocated when sprinkler work is done.
- Flyloft fans – RFQ to be issued shortly.
- Flyloft rear drainage and roof edge work – Work is complete.
- Tile in front foyer—Materials have been ordered. Work will be done during a two week period in August.
- Door Refinishing – Pretty much done. More during slow period.

- Marsden to update the remaining funds available from the Joe Miller Trust for the next meeting. Additional RFQ's for dehumidifier, sprinklers and flyloft fans being considered.

**Discussion:** Further discussion took place on condition of the building and short term projects.

- New boiler in 2019. Chris Frye is assisting with some engineering. He is also pursuing a NICOR grant. Most likely will now be done in 2019.
- Sprinkler work in 2018. RFQ will be issued in the future.
- Continuing to pursue balance of LED replacement
- New tables working well.
- Janelle pursuing rebate for flyloft insulation.
- Jeremy White reported that storage area doors are also swelled from high humidity. He plans on doing some touch up painting and also paint the kitchen floor. He also has noticed some severe rusting on the main sprinkler entrance piping. This should be attended to in order to avoid a serious leak.
- Janelle reported that May electric use was lower than last year. June was higher, due to occupancy and the flyloft work.

**Discussion:** Janelle reported that there will be two weddings in August, followed by the shutdown when the tile is installed. Janelle also described a situation with the piano and recommended that the piano be disposed of as most parties rent a piano or keyboard for events. Carl Johnson noted that the piano was originally donated by a person who simply wanted to get rid of it.

**Motion:** Albaugh moved, seconded by Smith to recommend to the City Council that the piano be disposed of.

**Discussion:** None

**Roll Call:** AYES: All Present

NAYS: None

Absent: Jackson

Motion Carried

**Discussion:** Further discussion took place on Galena Foundation items:

- Application for the Driehaus Award was submitted by the June 1 deadline. We were recently notified that we did not win the award. We were encouraged to submit again in 2019 with professional photography.
- No update on the plaque honoring Joe Miller.
- Hunter Fuerste Concert was June 16. Proceeds from the concert in the amount of about \$4,000 will go to Turner Hall

**SCHEDULING OF NEXT MEETING** September 6, 2018 at 8:30 a.m. at Turner Hall.

**COMMITTEE MEMBER COMMENTS:** Chas. Fach noted that he is getting ready to do the bust of Charles Scheerer. Janelle noted that she has the article from the Gazette about him. Craig Albaugh offered to do research in the historic records room at the library.

**ADJOURNMENT**

**Motion:** Albaugh moved, seconded by Smith to adjourn at 9:30 a.m.

**Discussion:** None.

**Roll Call:** AYES: All  
NAYS: None  
Absent: Jackson

The motion carried.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "C.R. Marsden". The signature is written in a cursive style with a long horizontal stroke at the end.

Charles R. Marsden  
Chairperson