



**CITY OF DOVER**

## McCONNELL CENTER ADVISORY BOARD - MINUTES

Meeting Type: Regular Meeting  
Meeting Location: McConnell Center, 61 Locust Street, Dover, NH – **Room 323**  
Meeting Date: Monday, March 27, 2023  
Meeting Time: **7:00pm**

### DRAFT

**CALL TO ORDER:** Tim Casey called the meeting to order at 7:00 pm

#### ROLL CALL:

**Members Present:** Denny Anderson; Tim Casey (Vice-Chair); Richard Ferraro; Juan Mojica Jr.; Katie Smith (Alternate); Deborah Thibodeaux (City Council Liaison); Gary Bannon, Administrator

**Members Absent:** Kathleen Cintavey (Alternate); Hadley Hudson; Jenny Sheehan\*;  
(\* = excused)

#### APPROVAL OF MINUTES:

Denny Anderson made motion to accept the November 28, 2022 minutes as presented. Motion seconded by Dick Ferraro. Motion passed unanimously

#### CITIZENS FORUM:

None

#### ELECTION OF OFFICERS:

Chair – Denny Anderson nominated Tim Casey. Seconded by Dick Ferraro. Passed Unanimously

Vide Chair – Denny Anderson nominated Juan Mojica Jr. Seconded by Dick Ferraro. Passes Unanimously

#### REPORTS:

##### Staff Report: Gary Bannon:

- Welcomed Katie Smith. Katie gave brief background.
- Jenny Sheehan notified will be out of town for meeting
- Seasonal; getting building ready for spring. Only one shutdown during winter season.
- General Operations Facility: Need to do valve maintenance once shut down heating system.
- Activity in the building is full speed ahead. Only one vacant room. Tenants running full programming.
- Parking Lot; limited spaces in winter due to snow. Busiest time is Monday thru Thursday 9am to 2:30pm. Lot is used overnight when city parking ban is in effect. Tight parking also when events are held such as political events, blood drives.



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### **Tenants Collaborative: Gary Bannon**

- Meet first Thursday of every month at 12 noon.
- Talk about happenings in the building.
- Board members welcome to attend

### **Financial Report: Gary Bannon**

- End of February \$257,058 in black
- Debt Services due in June \$135,000
- Balance put into McConnell Center Fund Balance for capital improvements

### **OLD Business**

#### **FY24 Budget Status: Gary Bannon**

- Adoption in works
- Gave my presentation early March
- Final adoption scheduled for April 5<sup>th</sup>
- Budget numbers city side 3.3% to 3.4% increase year to year. School side above.

### **New Business**

#### **New Tenant Possibility: Gary Bannon**

- Arts & Reach looking at room 302 A at 385 sq ft
- Non profit arts program looking to expand in this area
- Visual arts
- Potential to start performing arts, camps and other programs
- Process; ask tenants thoughts, draft contract, McConnell Ctr Adv Board to approve contract and then submit contract to City Council.
- Kids Culture renovated a building on Back River Road, which was Dover Children's Center. Looking to keep both places if staffing will allow. Will stay here through their contract.

### **Spring Projects: Gary Bannon**

- Planning landscape work for gardening and mulching. Dover Pride cleanup day held first weekend in May.
- Hope to have group in June to do plantings
- Veterans Park; spring order of bricks here. Should be installed before Memorial Day. Approximately 50 bricks to be installed. Over 800 named bricks in the park.
- Cut off for fall order of bricks is end of August.



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### **CIP Project Update: Gary Bannon**

- Building trim project has been approved for several years. Setting up with project manager to work on specs
- Boiler Replacement; old boilers installed 2006. Two new replacement boilers to cost \$600,000 and will take 6 to 9 months to get. Indoor Pool Viesmann new boilers installed two years ago costing \$300,000 and are working great. City Hall replaced last year with Viesmann Boilers. Have \$300,000 banked. Planning Department sent information on grant targeting community centers for up to one million. Grant due April 21<sup>st</sup>. Need to start project within six months. Need to match 15%.
- Rubber Roof; six years out. Was suggested to see if above grant will cover.

Next Meeting May 22, 2023

### **ADJOURN:**

Juan Mojica Jr motion to adjourn. Dick Ferraro seconded motion. Passed unanimously. Time adjourned was 7:43pm