

# Butte Historic Trust Board Meeting

## July 1, 2021, Meeting Minutes

Meeting was held in person at our new office space. Meeting called to order @ 7:35. Board members in attendance: Jason Silvernale, Hattie Thatcher, Tom Boyle, Sheri Broudy, Nancy Woodruff, Levi Mork, and Mary McCormick. Emma Cunneen attended as staff.

### New Business

#### 1. Potential Purchase of City Lots

- Mary found lots from the city that can be potentially available to us. Most lucrative one is SW corner of Woolman & Main.
- The lot doesn't need a survey.
- City /County uses the same formula to find price for all city property.
- House will need to face main street... depending on location on the lot.
- this lot has quite the slope and would probably entail a full basement.  
Levi will make a design for concrete to look good. Once he has the design, Emma will begin getting bids from contractors.

#### 2. Sign for Office Space

- At last Butte CPR meeting, they also discussed getting a window sign.
- Sign will be a vinyl decal. 18"x18" or 24"x24" – and we will preferably use a local vendor.
- Mary will find out who did the sign for the Mai Wah.
- We will have the vendor start quote, and then will touch base with Butte CPR on size and pricing of the sign.
- Emma will get quotes for sign.

#### 3. Meeting Frequency

- The board voted to change meeting frequency to once a month. Board will not meet on the first Thursday of every month.
- Hattie moves, Levi seconds, all vote in favor.
- Next meeting will be Aug. 5<sup>th</sup>

## **Old Business**

### **4. Rent Payment Schedule**

- At the last meeting, the board approved to pay the remainder of our lease (11 months, \$1,100) Rent has officially been paid for the remainder of this year's lease.
- The only other payment for our office space will be phone/internet when we (all thee tenants) get that going again. If anyone needs to use this space, contact Emma and she can let you in.

### **5. Staff Update**

- i. Insurance
  - Emma will verify if the amount listed by Payne West is the annual or monthly premium, as Payne West's amount seems most attractive.
  - Personal injury is not included, what does that entail and personal injury to whom?
  - Sheri says Payne West is traditionally less money.
  - Emma will reach out to Karen for more clarity on the policy.
- ii. Web Site, Social Media.
  - Emma will launch website next week.
- iii. Reach out to 1772 Foundation regarding workshop
  - Emma reached out to Mary Anthony with 1772 Foundation, she said they don't advise on workshops, and sent Emma contacts who may be able to help.
  - Emma has reached out to one of them and will keep the board updated.
  - Nancy recalls the workshop being for us learning more about funding mechanisms, loan loss reserves, other things we presently don't understand. The workshop is aimed to bring in directors of other revolving funds into Butte to get their input and ideas. To learn other techniques to stretch dollars further.
  - Emma will ask about which funds to learn about.
- iv. Purchase of photo right from archives for website
  - Emma admits she went a little wild on submitting pictures to the archives to get the rights for... She will narrow it down to four photos to purchase the rights to from the Archives.
  - Hattie moves, Tom seconds, all are in favor of purchase 4 photos.

## 6. Treasurers Report

- There is no income to report.
- Tom provided ledgers for checking and savings. Emma's income from June is not included yet, as Tom put the report together yesterday.
- Hattie & Jason have received debit cards.
- Jason and Nancy decided not to get reimbursed for frames and such. SARTA funding is not in the account as it is a reimbursement-based grant. As soon as we purchase something, we will submit it to SARTA and they will reimburse us.

## 7. Acquisition Committee Report

- **524 N Franklin** – Mary will send a new mason to Emma. Homestake Adventures(?) are doing a job in URA for 614 N Alaska. Emma will also call Solinski to see if he will give us a bid. We will revisit purchase when we get a mason. Emma will reach out again to the guy Levi mentioned again.
- **121 E Aluminum** – Town Pump offered \$7,000. All other parties have dropped interest. We need to inform them that we are trying to get property from BSB and will ask for more time. The next HPC meeting is when it will be up for demolition again. This projects could be six months to move the house. We are hopeful that they will agree with this timeline. Emma will call Big Sky Properties tomorrow (Friday). We need to start reaching out to contractors about foundation work. We need a foundation plan that will work for historic preservation, as we will be doing a full, daylight basement. Levi will draw up a plan for foundation. Emma will call contractors. Charlie Davies is good.
- **621 N Alaska** – This property has not been purchased yet. If Town Pump denies us due to the timeline, this house is the next best option. Its in the URA and properties in that neighborhood are getting rehabbed. Seller does not want to budge on price. Sheri recommends still offering less than what he asks.
- **737 S Main.** – This house was last purchased on a tax sale a few years ago. The owner has planned to flip it. There are lots of old cars in the alley and across the street. The owner said he is available to walk through Friday or Saturday. House is in the URA. Jason will request a 6pm viewing tomorrow (Friday, July 2.)

Meeting Adjourned 8:18