

## NORTH SHORE ARTS ASSOCIATION HOUSE COMMITTEE ANNUAL REPORT SEPT. 2017-AUGUST 2018

Last year ended with painting the front of the building. The back and non water side are the next endeavor. Windows for the bathrooms will be donated by Dolly and Malcolm Reid.

The basement studio has been converted to a small painting gallery. It has proven to be a wise move. I do not know how many paintings have been sold from there, but I hear it is significant. Many thanks to Linda, Kathy, Rebecca, and Rob for their work in painting and hanging.

2018 has been a very productive year. Starting with the repair and creation of new seawall by Brown's boatyard. The old red shack is now just a memory. Without our retiring President, Anne Demeter, Treasurer, Larry Swift and Allan van Gestal's legal expertise, we would not have gotten this done. A new lease was negotiated.

One of the first things I heard when I assumed my place on the house committee was the need to update the lighting. This became a passion for me, and after two years it came to fruition this past March. MassSave and NationalGrid stepped up and installed new ballasts and LED lighting. Our cost was approximately one third of the total. NationalGrid assumed the balance. I want to thank all those that contributed to the lighting fund, especially my wife who helped make it happen.

We have been working over the last two years to address the heat and AC needs for the lower gallery. I am happy to announce three HVAC will be installed starting Monday, August 27 this year. Plans are also moving forward to placing a heating unit in one of the air handlers in upper gallery. Quotes are still being obtained.

The window coverings on the harbor side will be replaced later this summer or early fall. The existing Azek coverings will be replaced with cedar. This is a combined effort with the contractor and NSAA. Original covers were approved by both parties.

The leak in the basement has hopefully been alleviated. Water, for years, has seeped into the studio by the foundation on the water side. The filling of voids and extending the downspouts appears to have done the job.

We are presently working with the Condo board and abutters on repaving Pirates Lane from East Main to the Gallery. This will probably not happen until next year at the earliest.

This coming year presents other challenges. Here are some of the projects that will be addressed: Painting the galleries, including the ceiling in upper gallery, repair and refinish floors, camera surveillance for gallery, inside and outside, painting back and off water side of building and replacing porch floor.

These are highlights for the year. Many other small projects have been done. I want to thank all those that volunteered their time on various projects. We accomplished a lot this past year and have more to do. This is made possible through donations and timely help. Remember, this is your Gallery and it needs participation from all.

Respectfully Submitted,

John Strohmeier, Chair.