Ron,

This is excellent work and I think exactly what is needed.

I got to thinking last night that there seems to be too much of trying to get other people to do this work.  I think there is plenty enough talent here in Ctown, that if combined and given focus, can really tackle the challenge and do a great job of it.

The Master Plan is essential—in my mind.  There should really be three committees.  One to work on the Master Plan type work.  This might be called the Steering Committee--these people really need to stay out of the details—but they should provide their thoughts on what the Center should/could be and what they want it to be.  Then, it is the mandate of the Building committee to maximize the use of the building to meet the mission and vision laid out by the Steering Committee.  The next phase would be to establish and Exhibits committee.  The Exhibits committee can give their inputs and requests to the Building committee but the Exhibits committee should be prepared to work with the floor space that the Building Committee is able to provide them.

We need to start getting names on these committees.  Given the work you’ve done and your obvious interest, I’d hope you could lead the Building Committee.  I think Bev may be the most appropriate one to lead the Exhibit Committee.

Additionally, in my mind there needs to be a much clear delineation of organizations and responsibilities.  We need to clarify, and I think the sooner the better, how the Northern Plains Cold War Interpretive Center fits into the picture.  Is it a part of, or separate from, the GCM or the GCHS?   This, to me, is the most confusing part of this project.  It seems impossible to determine who is responsible and who has current authority to make decisions and spend money.

Thanks,
Mark.

Mark,

The steering committee, exhibits committee and building committee all make sense to me.

I think some committee should be working on figuring out how to keep the museum and CWIC open a lot more than 3 hours per week from Memorial Day through Labor Day. I still think having it open the same hours as your site would be good, although we might also want to have it open in the winter time.

A master plan is definitely needed for the museum as well as the CWIC. Right now they have way too many things that could be stolen or touched. People just wander through it and there really isn't very much security for the artifacts. They are also starting to talk about having many of the artifacts in archives and only having a limited number out to display, which is how most museums do it I guess. The exhibits committee or a museum director could organize some sort of rotation of the items from archives to display.

I think I could try to convince Orv of some of the merits of the plan by describing some of our contracts before I retired. We quite often got a contract for the "core and shell" of a Medical Office Building. We would put up the structure, exterior "skin" of bricks and glass, roof, stairs, elevators, mechanical system of boilers and air handlers including ductwork to the tenant areas, and the electrical system including all front end switchgear and electrical panels.

The exterior wall would have studs, insulation and drywall taped and finished and ready for paint. We would put in the acoustical ceiling including lights and air diffusers.

We would have our own architects and engineers for our work.

Then the doctors would hire their separate tenant finish architect and contractors. They were more interior decorators and would pick all the colors, carpet colors, millwork and casework wood finishing types. They would put in all their own interior walls and doors.

You're right that I'm only interested in being on the core and shell committee and delivering a good product to the exhibits or tenant finish committee. The tenant finish or exhibits committee could work on laying out the interior including any walls for theater space or traffic flow.

I'm not sure if Bev would want to be the head of that committee. I think Orv would probably drive her nuts. I'm hoping both you and Dave would want to be on that committee.

I don't think the core and shell committee would need an architect. The exhibits committee might need one, but it might be more of a space planner than an architect. That person might also have experience in the design of the exhibits.

I am going to volunteer to do quite a few infrastructure things that shouldn't really need a committee at all. For example, I can get 2 or 3 roofing contractors out there in the spring to go up and examine the entire roof. They can tell us how many years various parts of the roof have left and what they would recommend fixing right away and how much they would charge to fix just the areas that are leaking right now. It would be free bids from all of them, and I can just give it to the Board and they can decide if they want to spend the money or not. There are several other infrastructure items like that that I'm sure Orv would welcome the help on and that shouldn't require a committee at all.

Anyway, I think it's a good approach and maybe we can figure out a joint approach to try to convince Orv of it.

Orv mentioned that he was going to get cardiac tests tomorrow, then he let it slip once that he might have to go to Minneapolis, depending on the test results. I'm not sure what's going on, but hopefully he'll be back next week.

Maybe we'll have time to touch on this subject tomorrow and then we can approach Orv with it next week.

Ron