

OPTION A		
Town office remains as is		
School building remains unused		
PROS	CONS	
School available for future use, sale, rental or other opportunity	Market value drops	
Market value rises	Cost of maintenance is roughly \$20K/yr	
Flexibility	Lost tax revenue	
Expansion opportunity	Maintenance/capitol investment	
	Future money to use	
OPTION B		
Town office remains as is		
Rent out school building		
PROS	CONS	QUESTIONS
Money, profit	Building will need to be managed	Finding tenant
School building gets used	Could be a bad tenant	How much would rent be
Retain future use of school building	Costs/loss involved with rental	
	Loss of use of the building	
	Might not be able to find tenant in current condition	
	Might not be rentable	
OPTION C		
Town office remains as is		
Sell school building		
PROS	CONS	QUESTIONS
Don't have to worry about 20k/yr maintenance cost	Low selling price	Acerage
Have money from sale	Lose control of use	Restrictive covenance
Could keep soccer field	Loss of future use	Sell to developer?
Would make townsfolk who want to keep T.O. as is		Implications for meeting house
OPTION D		
Town office remains as is		
School building sold to housing non-profit		
PROS	CONS	QUESTIONS
Affordable housing	Low selling price	Would town get rent? Tax money?
No more expense of maintenance or management	Who would tenants be	Would have to deal with shared well
Improve towns grand list		Would developer be interested in property
OPTION E		
Town office sold		
School building becomes town office		
PROS	CONS	QUESTIONS
Good price for sale of town office building	Cost of moving town office	There's potential for a community center but what if it goes unused
Tax revenue	Higher operating cost for new town office	
More space for town office, no need for bigger vault	More space than town office actually needs	
Keep town meeting space	Cost to renovate	
Maybe rent space in school house in addition to town office	Easement issue/ ill will with selling town office bldg	
Forms a "town center"	Issue of people being upset to see town office move round school house no longer would have parking lot	
OPTION F		
Town office remains as is		
School building torn down		
PROS	CONS	QUESTIONS
No more expenses for school house	Nostalgia	Empty land value vs building value
Potential reimbursent for deconstruction	Cost of demolition	Subdividing the land to get the most value of lot
Manages risk of bad tenant/ bad use issues	Loss of use	
	Hole	

If school house is turned into town office, what would rest of space look like?			
Housing			
	most management of all the options		
	significant investment		
	fairly easy to find tenants		
	high demand		
	high return		
Commercial space			
	medium/ low demand		
	? Income		
Community space			
	low demand		
	low demand		