

Library Building and Selection Committee
November 18, 2015
Minutes

Attendance:

Committee Members: Lee Ann Amend, Bob Atwood, Mitch Blaustein, David Slater, Cheryl Weinstein

Architect - Drayton Fair, Jonathan Taylor, Kathy Bartels

The meeting was called to order at 6:00 p.m. by Cheryl.

Cheryl will send minutes to Drayton dfair@llbarch

MOTION: Mitch moved and David seconded a motion to approve the minutes of the October 28, 2015. The motion passed unanimously.

Architect's Contract Update

Signatures Pending - Complete. Lee Ann will scan a signature page for Drayton. Drayton provided schedule of values.

Schematic Design Concepts (LLB)

LLB went over the building program with Lee Ann and is now reformatting the spaces. Asked civil engineer (theirs) about septic system. The town engineer (Jim Andrews) met with their engineer. Septic is in front of the building. Preliminary occupancy count of new building is 430 people. Current system is undersized and will need a new one. System will require entire front yard of the building. The engineers feel they can fit the system on site but will require variances. Drayton suggests garnering support for the variances with the town as we go through this process.

Regarding the building program - we really need to see how big we can possibly make the building on this site, and then fit the program into that.

A sub-basement is not feasible. It would be very expensive particularly in this area.

The main entrance has to be handicap accessible. Would have to have a variance from the state to have the front also as an entrance, but would use the side as the main entrance. Most libraries have a door that doesn't open. Drayton never saw one where they asked for a variance - the front entrance would still be used for emergency egress.

LLB displayed possible designs. They will come up with an additional scheme that has adult services on the top level, children in the middle. Layouts with circ on main level and on lower level will both be created. In those layouts, the meeting room, circ, and tech services will be on the bottom with the meeting room moved closer to vestibule.

Hazmat - Bob would like to see proposals and will speak with John about it and they will make a recommendation. If the lowest bidder is not selected, Lee Ann will need a written explanation of why they weren't chosen.

Main Street home: The owner of the home next to the school street property has expressed interest in selling. When meeting with Lee Ann and Cheryl, Fred said that LBSC can initially contact the homeowner. Mitch will organize a meeting between, Mitch, Lee Ann, Bob L., Selectmen Heitin and the property owner.

Next LBSC Meeting Date

December 9, 2015 - 6:00 p.m.

MOTION: Mitch moved and Dave seconded a motion to adjourn at 8:05.

Respectfully submitted,
Cheryl Weinstein