

**Minutes: Library Building Committee  
October 15, 2019**

Present: Jim Kolb, Mark Brown, Richard Littlefield, Alexis Madison, Adam Page, Heather Willis, Libby Yon (Library Building Committee)

Also: Mary Moore, Kristiina Almy, Brian Connolly, Bruce Eckman, Chris Kenney, Jim Murphy, Hank Rauch, Jennifer Searle (Library Trustees); Amy VanLangen (Friends of the Library)

Elizabeth Johnston, Liz Anderson (Library)

Eric Johnson, Jeff Waldron, Chuck Yon (Select Board)

Sean Killeen (Department of Public Works)

Richard Ryan (Beacon Architectural Associates); John Sayre-Scibona (Design Technique, Inc)

**1. Call to Order, Minutes**

The LBC was called to order by Jim Kolb at 7:10 pm.

The minutes of the September 9, 2019 meeting were approved as presented.

At 7:30 pm the Library Trustees convened for their October meeting.

**2. Project Update**

**Project Issues:**

Masonry – change request for \$361,077 for demolition and rebuilding received from Five Star; Beacon Architectural Associates will formally reject request; survey results will determine alignment and need for redesign; CDD will be issued; CSI/masonry sub-contractor and Five Star will proceed with work, under protest.

Roof - selective demolition will document as-built conditions and core testing by WJE will determine degree of wetness; concerns that 1) correct installation sequencing was not followed and 2) all roofs are wet; if all roofs are rejected and need to be redone, no interior work can go forward.

Generator – gas line repair work is almost finished.

Electrical – MV is continuing electrical installation.

Retaining Wall – accessible walkway grades are 10” lower than designed and walkway does not properly connect parking lot and terrace; Five Star proposes extending walkway 10’ and changing grade at cost of \$48,000; GLM will survey and advise.

Parking Lot – 2017 paving did not pass test; paving deadline is November 1 (asphalt production ends for season).

**Schedule:**

Based on the outstanding issues, the proposed fall and winter completion dates are not feasible.

**Progress:**

It was noted that the project is in the same position as this time last year – the building is not weather-tight and there are serious concerns about the roof, masonry, site work, and paving.

**3. Project Budget**

**Requisition Approval:**

Requisition #33 for \$132,596.87 was approved for payment.

**CR Log:**

\$1.9m adjustments under review: \$1.4m for extended general conditions due to delays, \$360,000 for masonry, \$118,000 for roofing.

#### **4. Library Trustees**

The Library Trustees were called to order by Mary Moore for their October meeting. Mary Moore gave the chair's report, Amy VanLangen gave the Friends of the Library report, and Chris Kenney gave the House Committee report.

#### **5. Executive Session**

The Library Trustees voted by unanimous roll call to enter into Executive Session "to discuss strategy with respect to threatened potential litigation if an open meeting may have a detrimental effect on the litigation position of the Town" and to return to public session.

The Library Building Committee also voted by unanimous roll call to enter into Executive Session, not to return to public session.

The Executive Session was ended at 8:30 pm by unanimous roll call votes of the Library Trustees and the Library Building Committee.

#### **6. Adjournment**

The LBC meeting was adjourned at 8:33 pm.

The next LBC meetings are scheduled for November 4, 2019 and December 2, 2019.

Respectfully submitted,

Libby Yon