

Present

SLBC Members: Mary Anne Antonellis, Stephen Dallmus, Brad Foster, Dave Houle, Penny Jaques, Molly Moss, Elaine Puleo, Jeff Quackenbush

Guests: Becky Torres, Lauren Stara, Andrea Bono-Bunker, Amanda Alix, Joan Hanson, Mike Vinsky, Susie Mosher, Jill Marland, Guy DiVito

Puleo opened meeting at 7:02

### **Executive Session**

Antonellis moved to enter Executive Session for reason #7, *To comply with, or act under the authority of, any general or special law or federal grant-in-aid requirements, specifically MGL c4, sec 7, para 26H, regarding OPM RFQ.* Dallmus seconded.

Roll call vote: Antonellis-aye, Dallmus-aye, Foster-aye, Houle-aye, Jaques-aye, Moss-aye, Puleo-aye, Quackenbush-aye

### **Public comment**

Responses to Michael Vinsky's letter (attached)

Stara responded:

I could talk for quite a long time about the two years of research I did to try to find ways to use modular or prefab construction methods or a design/build process for the pilot project, only to find out that it is probably impossible to implement for a public building in Massachusetts due to designer selection and public bidding laws.

For the same reasons, it's not possible to take a design for another library and move it to a different site - designer selection laws prohibit targeting a single architecture firm, and it's unlikely that they would be willing to let another firm use their design. Plus there is significant redesign for local site conditions and the building program already approved for this project. And design fees are a tiny proportion of the project cost, in any case.

Rosemary and I talked about all these ideas at great length, and Andrea and I continued to look into options for reducing cost. We are completely hamstrung by the legal requirements of public construction in our state.

I'd be happy to talk about this at the meeting on Tuesday.

Houle commented that Stara stated the case well; we are following library building program. Vinsky stated that we talked about community involvement in process for building library. The MBLC has us on a track that doesn't allow for change. He is disappointed that there will be little opportunity for town input.

Antonellis replied that there will be lots of opportunity for public input.

Alix requested that the SLBC give guidelines for public comments. Puleo will develop guidelines.

Dallmus made several points:

- Plans from other library do not consider our site, the design would not reflect current codes and technology.
- Morton Buildings offer limited choices which will likely not be pleasing to residents.
- Hardwick Post & Beam's website clearly states that post and beam is more expensive.

Vinskey requested a timeline for public to get involved and asked that we highlight when these events will take place.

### **Review Minutes from previous meeting**

Houle made a motion to approve the minutes as amended. Dallmus seconded.

Roll call vote: Dallmus-aye, Puleo-aye, Antonellis-aye, Foster-aye, Houle-aye, Jaques-abstain, Quackenbush-aye, Moss-aye

### **Selection of OPM candidate with whom we will go into contract negotiations**

Puleo described process: Three firms submitted prospectuses. At Saturday's meeting the firms were ranked and two were selected for interviews. On October 17, two firms were interviewed. A final ranking, including information from the interviews, will be given tonight. Based upon the preliminary qualifications and the comparative criteria the OPM subcommittee scored the firms as follows:

ANSER total score: 67

CMS total score: 84

Puleo asked for input from committee members who were at interviews but not on subcommittee.

- Moss – CMS is better suited for projects like ours, less slick presentation but they have worked in Western Mass
- Jaques – agrees with Moss and with the subcommittees' ranking
- Puleo – Roger Hoyt, who would be onsite manager, lives in Central MASS

Foster reminded us that we need to rank one firm as our top choice and have one in reserve.

Foster made a motion to rank CMS as top choice with Anser as second choice. Houle seconded.

Roll call vote: Foster-aye, Houle-aye, Puleo-aye, Dallmus-aye, Jaques-aye, Moss-aye, Quackenbush-aye, Antonellis-aye

Puleo gave the charge of negotiating with the OPM firms to Mary Anne Antonellis, Rita Farrell, Becky Torres, and Jeff Quackenbush

### **Subcommittee and liaison reports**

#### **Library director repost:**

**LOT O-32** Fuss and O'Neill has submitted two sets of paperwork to the Conservation Commission for Lot O-32.

- A Request for Determination of Applicability was filed for the environmental site testing at the former garage site and near the former radio tower location. At the Conservation Commission's October 13 meeting they issued a Determination of Applicability to permit the work. Fuss and O'Neill is now preparing for the testing.

- An Abbreviated Notice of Resource Area Delineation (ANRAD) was filed to confirm the wetland boundaries on Lot O-32. An independent review will take place where Fuss and O'Neill's wetland scientist and the peer-review wetland scientist selected by the Conservation Commission visit the site to consider the wetland boundaries. The ANRAD's public hearing is continued to November 17.

**Sunday Family Fun Fair at SAC pavilion** Antonellis joyfully reported that the library held its Family Fun Fair since the pandemic last weekend. Eight volunteers helped, including two new to town residents and two teenagers. The fire truck and rescue truck were highlights of the event. Sixty people came and the fire dept recruited a new volunteer.

**Public relations** Puleo has arranged for library emails to be forwarded directly to each members' email account. Bono-Bunker and Stara would like to receive emails as well.

Dallmus made a motion to adjourn. Moss seconded.

Roll call vote: Jaques-aye, Moss-aye, Quackenbush-aye, Dallmus-aye, Houle-aye Foster-aye, Antonellis-aye, Puleo-aye

Meeting Adjourned at 8:17 p.m.

Next scheduled meeting date: Nov 1, 2022 7PM