

Library Facility Needs Assessment Committee, (LFNAC)
March 31, 2010, 7pm, Town Hall
Meeting Minutes

LFNAC Members Present: Karen Traub, Dale Houle, Weezie Houle, Lori Tuominen, Michele Regan-Ladd
LFNAC Members Absent: Martha Field
Guests: Mary Anne Antonellis, Mark Sullivan, Matthew Oudens, Conrad Ello, Becky Torres, Mike Walker

OEA Comments in Red Bold Italics

1. Review-***ed*** the ***03-30-10 Conceptual*** Estimate with Mike Walker from Consigli: ***Line items discussed and/or requiring future modification are as follows:***
 - a. Reduce construction site fence to \$3 /lf
 - b. Create a section in the Estimate that is for ***"Green Building Components"***. 4 items related to rain garden will be moved to the new section.
 - c. ***Discussed the possibility having the town take on responsibility for the asphalt paving installation. More discussion is required, however, and asphalt paving remains in the estimate for now.***
 - d. ***Discussed septic system costs. Everyone's intuition is that the costs carried in the estimate are too high. Further investigation of the scope of work is required with OEA's civil engineer, Fuss & O'Neill.***
 - e. Change tree/woods clearing to \$5,000 from \$15,000
 - f. All plantings except rain garden (moved to energy conservation section) and east side barrier plantings are removed ***from the estimate. Many of the removed landscape components can still return to the scope of work as donated items.***
 - g. Reduce steel beams to 2 and columns to 4, and add \$5,000 for misc steel.
 - h. Remove steel shelving from Consigli's estimate; it was included on a different line.
 - i. Need to add in millwork: ***painted wood base trim allowance***
 - j. ***Clarified that skylights are not eligible costs for the MBLC grant.***
 - k. Exchange the carpet for wood.
 - l. ***Discussed eligibility of window treatments. OEA to confirm with Roe Waltos.***
 - m. ***MW clarified that his previous number of \$30,000 was too low; it was based on a preliminary estimate. The new estimate, presented this evening, is \$102,980. This new PV number is workable but the actual number may be higher depending on the design and specification of the system. Relocate this line item to the "Green Building Components".***
 - n. Put geothermal items into the ***"Green Building Components" section. In addition, the heating/cooling system price will come down by \$17,500.***
 - o. Reduce the sq. ft. of the radiant heat ***to*** 700 sq. ft.
 - p. Add in the building permit costs: \$6,600
 - q. Identify items that the town can do themselves
2. ***Discussed Town Meeting Presentation Strategies. LFNAC, MS and OEA*** will present the costs of:

- a. The base building
 - b. The energy features
 - c. The items the town could take on themselves
3. Agenda for next week: With Finance Committee, Select Board, Capital Planning & Library Trustees
- a. Review the Design
 - b. Review the Budget
 - c. Questions & Answers