

Meeting Minutes of March 23, 2015

Addition Committee for Davis Library

Meeting Date:

March 23, 2015

Davis Public Library, Stoddard, NH

Addition Committee Minutes

March 23, 2015

Addition Committee met on Monday, March 23, 2015, at approx. 1:00 pm, with the following members and guests: Angel Nicoletti - Chair, Lauren Rettig - Library Director, Gordy Garnett - Clerk of the Works, Arnie Stymest - Selectman, Steve Ingram, and Scott Lencioni of Ingram Construction (CM), Paul Hemmerich of PH Design, and Frankie Scofield - Trustee/Secretary.

1) Newest 'Opinion of Probable Cost Schedule' brought by Steve Ingram, with that cost now at \$212,212. That cost now includes: Contingency of \$10,000.00, and Site work of \$21,840.00, and a corrected Electrical from \$48,500.00 to \$22,808.00. Discussion on the new 'Probable Cost Schedule', this figure seems more in line with our goal.

2) More discussion about 'mini-splits' for 'cooling and heating', pros and cons. Angel would like an alternate probable cost to include this option. We had already discussed this last meeting, and thought all agreed to go with 'just another 'Rinnai' header, with small electric baseboard heater in 'bathroom', but Steve Ingram agreed to get us an alternate probable cost to include the 'mini-splits'.

3) Jeremy of Phil Hamilton's company, came back with two quotes. One for the septic work (cost only) of \$7,574.00, and for the site work \$21,840.00. The septic cost will go under the \$30,000.00 library warrant passed last year. Jeremy did have some questions regarding 'footing drains' and asked if we thought they were needed. Scott of Ingram discussed with Paul and Gordy, all agreed that we did not need them. Also, Jeremy had a small contingency added to his bill, but since we have a \$10,000.00 contingency on the probable cost schedule, it was felt that it didn't need to be added.

4) We discussed the balance of the original \$30,000.00 warrant passed last year. With the anticipation of future work on the septic and final Architect's bill, and the work done so far, the approximate balance will be \$4,000.00. Any balance can go to help defray the 'site work cost'.

5) Steve stated that Ingram needs Paul's final plans to 'start the bid process'. Then they will be able to get us a GMP (Guaranteed Maximum Price). He also stated, it may bring the 'cost' down slightly,

due to his contractors giving a generous approx. amount for that \$212,212.00. Paul stated he will have this for them April 13th (and the committee will meet that Monday).

6) Frankie advised that she had to go to a Selectboard Budget Meeting tonight at 8:00 pm and Jim Coffey asked her to bring an amount for the cost of the Library Build for the warrant. We all discussed that this new 'Probable Cost' was good, and decided to 'round it up' to \$215,000.00, for tonight's presentation.

7) Some discussion was made on the LED lights for the library. Paul stated that some will be 'glare-free' with lengths of 16" and 12" for different locations. Paul would also

like to see them 'dimmable'. We would have control on our levels and brightness of light.

8) Since the FDA Grant money will cover the cost of a '12x12 wooden gazebo building', on a gravel base (this was on item that was put on our grant wish list), Angel will ask the Saleski's if they still want to donate \$5,000.00 to something else for the built, or just to lower the warrant.

9) Lauren brought up the 'wish' to have the ceiling fixed/changed/updated, in the existing building. Scott and Steve do not have that update in the plans, and if the ceiling was pulled down, and asbestos was found, the cost for an abatement would be very high to remove. If we wanted to have someone 'encapsulate', or 'skim coat the ceiling' or repaint (textured paint) or cover up, we could do that on our own. To sheet rock the ceiling would be approx. \$5 sq foot., per Scott.

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Next Meeting will be Monday, April 13, 2015, at 1:00 pm, at which time, Paul promised to have his final plans for Ingram.

May 5, Town Budget Meeting

May 12, Voting

May 19, Town Meeting

Adjourned at 2:05 pm

Respectfully, Frankie Scofield, Trustee/Secretary