

Wolfeboro Public Library Board of Trustees

Building Committee Minutes

April 20, 2018

Attending: Candy Thayer, Cindy Scott, Roger Murray, Doug Smith, Linda Wilberton, Joyce Davis, Tom Madden, Susan Raser, Inger Woerheide, Kathy Barnard and Susan Fuller. Architect Ron Lamarre.

Candy Thayer called the meeting to order at 9:05 AM.

The April 6, 2018 minutes were reviewed. One correction was made in the 2nd full paragraph (beginning with Ron reviewed): Change 1st sentence to “Ron reviewed the revised plans and explained that he Skyped with Cindy after she met with Library staff...” Joyce motioned to approve the minutes as corrected. The motion was seconded by Roger and all voted in favor of approving the minutes.

Ron presented new drawings reflecting proposed location of windows and panels at the front and sides of the proposed addition. He recommended using fiber cement boards versus wood because it doesn't rot, is insect proof, and doesn't require painting. His preference is white but the manufacturer has other factory created colors. The boards connect with fasteners that match the boards. Conversation ensued concerning the use of brick rather than the boards in the panels or a combination of both. Ron demonstrated how the brick would look and the committee agreed that brick looked better than the white boards. He presented different options for the position of the panels and windows. The committee must decide how much wall space is necessary for mounting displays inside the building. The cost of the revisions was considered and Ron noted the additional costs for the increased energy efficiency the committee has approved (roof, wall and slab insulation), but he believes the proposed changes can be within budget. He will create renderings of the options discussed today and will present the modified drawings at the next meeting so that a decision can be made. The approved renderings will be presented to the Town's planning board on May 15th.

Window coverings were discussed and whether to keep the proposed windows in the small meeting rooms. Although no windows would be more energy efficient, the committee agreed that natural lighting is beneficial and the windows should remain. Ron said that all windows will be of tempered glass but that not all windows in the building need to be maximum energy efficient windows, that a combination can be used depending on location of the windows. Susan Fuller expressed that all window should be highly energy efficient.

Ron asked that the committee to discuss a theme for the children's room. The committee discussed possibilities but does not want something that will become outdated. If a theme is adopted, a lake-theme should be considered. Cindy expressed concern about the emergency exit door in the children's room and the use of windows to allow more natural light in that area. Ron will create a proposal for a “glass box” emergency exit area. The flooring in the children's

room was also discussed and Ron will bring samples of Forbo flooring which he recommends because of its durability.

Ron noted in the renderings the addition of the teen reading area, the conversion of one restroom to a janitorial closet (keeping four restrooms in compliance with code), and the two doors into the kitchen area. Cindy asked to see the actual size of some of the areas before committing to the final floor plan. Ron agreed to show committee members the sizes of specific areas within the proposed renovation and new construction following this meeting.

Kathy inquired whether the site improvement budget is sufficient; Ron believes it is. The staging area for construction equipment was discussed and Ron has already made plans for staging with Milestone. Joyce noted that a logistics plan needs to be created so that staff can synchronize with construction. Ron noted that the library will need to be closed for several two-week periods to allow for the move into the new portion, roof installation, and move back into the renovated spaces. The committee wishes the shut-down to be limited to one two-week period but Ron did not think that would be possible. A logistics plan will be created with Milestone and a calendar will be created. Construction should begin in August or September. Ron confirmed that the heating systems will be heat pumps with units above the ceiling and below the roof; he is determining how many units are required.

Next meeting – April 27, 2018, 9:00 AM. Additional meetings scheduled for May 4th, 11th, and 18th.

Meeting adjourned at 10:50 AM.

Submitted by

Susan Raser