

Old Library Accessibility Committee
Meeting Minutes
October 17, 2016

Members Present: Wendy Cote-Magan, Mark Mikitarian, Ken Swanton, Lucy Wallace
Guests Present: Joan Eliyesil, *Harvard Press*; Rick Maiore

The meeting was called to order at 7 PM.

Administrative: Minutes of September 22, 2016 were approved as amended.

Property Survey: Lucy had written offers from David E Ross Associates and GPR to conduct a field boundary survey of the Old Library parcel, to locate the building on the property and any encroachment by the abutter's driveway, and staking the lot corners. The Ross offer was for \$3,900; the GPR offer was for \$3,500. The committee agreed to use GPR. As the Selectmen had agreed to a survey at its last meeting, subject to the OLAC getting 2 quotes for the work, Lucy will give the Selectmen an update at its meeting on October 18th. The next step will be to go to the Finance Committee to request a reserve fund transfer.

Estimates for Three Options: Rick Maiore presented estimates for the cost of each of the three options which had been prepared, gratis, by Steve Kirby of Vertex, the OPM for the Town Hall and Hildreth House construction projects. It was apparent that Option #1, the rear door, would be less than 1/3 the assessed value of the building and, therefore, would not trigger additional code compliance. The estimated costs for the other two options, however, exceeded the 1/3 value trigger. It was agreed that Rick will give Mark Steve's contact information so he can contact Steve to get an estimate for the cost of a meeting with Mark, Wendy and Steve (or a representative of Vertex) to do the following:

1. Do a walk through of the building to determine code compliance issues, particularly as they relate to an historic building;
2. Review Options 2 and 3 based on most recent designs; and
3. Provide a revised estimate for the costs of both Options, including the estimated cost for code compliance items.

Rick assured the OLAC that Vertex had in-house capacity to provide direction on code compliance issues, especially as they relate to historic buildings.

It is important to get an estimate from Steve for the cost of this work by October 27th so it can be taken to the Selectmen's November 1st meeting for their approval. Lucy felt the most likely funding source would be a Reserve Fund transfer.

It was moved and approved (3 -1, with Ken opposed) that we not report the initial estimated costs to the Selectmen until further due diligence has been completed.

CPIC Application: Ken reported that the Selectmen had approved filing the application with CPIC for funding improved access to the building, but that they had not approved a specific option. The OLAC is scheduled to meet with CPIC on November 7th at 9:20 AM to review the application. Lucy, Ken and Mark will attend.

The meeting was adjourned at 8:05 PM. A date for the next meeting was not set.