

Eastern Shore Public Library
June 11, 2018

Construction Committee Update through 6/8/2018

The week of June 4th included three meetings with various groups affiliated with the Construction Committee; below are summaries of each.

June 4, 2018 Construction Committee Meeting

Because this meeting was primarily an opportunity for architect Greg Lukmire to review the construction plans, with the changes, based on the schematic design, suggested by committee members, it was important to have stakeholders hear the presentation. In addition, it was the first opportunity for the newly appointed Steering Committee to meet with the Construction Committee.

As Greg indicated changes that had been made, notes were taken, further questions were generated, and the Construction Committee agreed to meet that Friday to decide on several time-sensitive issues.

Next steps for building: all non-brick areas will be wrapped with dryvit and insulation, which could begin with the next few weeks. The construction documents will require about two months for final design development. The Construction Committee set a deadline of June 15 to send all modifications and questions to architects.

Attendees: Construction Committee: Dennis Custis, Pam Holley, Cara Burton, John Callander, and Tim Valentine. Absent: Tom Rakowski, CL Bundick. Steering Committee: Richard Lewis, Paul Muhly, and Tim Valentine. Foundation: Colette Nelson, President. Board of Trustees: Kitty Hall, Chair. Public Works: Stewart Hall. Library Staff: Summer Dahlmanns and Charle Ricci. Architects: Greg Lukmire, Nicole Davilli and Jeff Pierce. Public: Lynn and Curtis Badger.

June 6, 2018 ESPL Staff Meeting

Library Director Cara Burton conducted a meeting with senior staff regarding the updated library plans; suggestions from staff were noted with requests for changes to drawings. This very detail-oriented discussion resulted in the mark-up of construction drawings to indicate sites of electrical outlet, power drops, and thermostats. In addition, each door was evaluated as to material [wood, glass, metal], if wood, glass or no glass, and so on. A list of staff recommendations was compiled and sent to architects.

Attendees: Library Staff: Cara Burton, Charle Ricci, Stacia Childers, Summer Dahlmanns, and Janice Felker. Invited guests: Miles Barnes and Pam Holley also attended.

June 8, 2018 Construction Committee Meeting

The Construction Committee reviewed seven spreadsheet pages of questions/architect replies and either resolved an issue, asked for clarification or requested more input from architects. Members of the Steering Committee and the representative from Public Works offered valuable suggestions and comments. All staff suggestions were also reviewed and will be included on the growing Punch List/Resolved Issues spreadsheets.

Many of the decisions were minor ones – where a door might be located or whether or not an outlet was needed in a specific spot. Several were major in that they had been discussed for a while: decision to remove the “shed” located at the back of the building; ensure the glass in the windows is at least two feet above grade; retain the mezzanine for storage purposes but replace the ladder with a sturdier one. We will continue to have public meetings; the next will occur when input from architects is received. Construction Committee Co-chair Dennis Custis can add more information, as can Kitty Hall.

Attendees: Construction Committee: Cara Burton, Dennis Custis, John Callander, Tim Valentine and Pam Holley. Steering Committee: Paul Muhly and Tim Valentine [both committees]. Public Works: Andy Nunnally. Public: Carol Callander.

Decisions with financial implications: The concrete floor of former Fresh Pride needs to be raised to an 8” level to ensure that water will flow away from the building. This will require an additional cost of \$55,000 [rate of \$5 per square foot]. This is a ‘done deal’ and didn’t require any decision making on our part.

The Estimators are working on information we have sent following the meeting with ESPL staff. We don’t know the cost of the outlets that have been requested, types of doors, or power drops. Also, there have been small changes with office layout and number of doors, but nothing that requires a change order as construction has not started and we’re still working with plans. We should have better financial information now that the construction documents are 35% done, additional information has been sent to them, and the estimators should have a more realistic view of the plans on which to base the estimated costs.