

1. Call to Order & Seating of Members

The Chester Library Building Committee held its regular meeting on Wednesday, February 4, 2015, at the Chester Town Hall, 203 Middlesex Avenue, Chester, Connecticut. In attendance were Denny Tovey, Terry Schreiber, Linda Fox, Lois Nadel, Dick Harrall, Chuck Mueller, Peter Harding, Pat Holloway. Drayton Fair was also present. Chairman Tovey called the meeting to order at 7:00 PM.

2. Approval of Previous Meeting Minutes

Harding moved, Holloway seconded, to approve January 7, 2015 Minutes as written. Unanimously approved. Motion Carried.

3. Building location discussion

Chairman Tovey noted since the Board of Finance meeting, there has been a lot of talk about the size of the building and whether it be 1 or 2 stories. If it stays 2 stories, it should be up by the road, but if 1 story it should be pushed back to the flat area. That reasoning, however, goes against what the North Quarter Park Committee recommended.

Everyone thanked Peter Harding for a great job in putting together all the information needed for the presentation.

Drayton Fair noted as they went through this process last summer they looked at a number of different options, both 1 and 2 story. They tried to address the issue of Main Street as well as the parking area. He indicated the lower area is about 12 to 14 feet below Main Street. There was much discussion regarding the location of the building and the 10 foot difference in elevation from Main Street.

Chairman Tovey noted at the Board of Finance meeting there was a lot of discussion that the building was too big. He noted, in his opinion, the only way to make it smaller is to make it a 1 story eliminating the stairwells, elevators

and 2 lobbies. If its going to be a 1 story, it should be pushed back closer to the parking area and on flatter land. He also stated if there is going to be a change in building location, that should be agreed upon before doing the borings. Drayton Fair noted they recommended doing 8 borings and they can be moved around to wherever is needed.

Drayton noted the NQPC really wanted a 2 story building, but historically it is a well known fact that libraries work better as 1 story. He reviewed cut and fills that would be needed on the site, as well as parking and handicap accessibility. He felt moving the building a little closer to the parking area would improve the accessibility issues. Drayton didn't feel having he building at a lower location would diminish the impact of the building at all.

Drayton noted this building configuration is really 1 story and a half. The only thing on the upper level is the program room with the rest of the library on the first floor. All options should be looked at. Everyone was concerned with not only the size of the building but the cost as well.

Chuck Mueller noted the size should be determined first, then the placement and then parking.

Much discussion followed regarding 1 or 2 stories, square footage, parking, building location, accessibility and the site itself. Chueck noted if it was going to be a 1 story, it should be as far away from the street as possible.

It was also noted this is going to be a Community Center and going forward this should be referred to as the Community Center/Library. This would be a substantial selling point to the community.

Dick Harrall noted the first phase of the \$100,000 expenditure should be to answer questions with accurate

borings and good topography. He briefly reviewed the work of the NQPC and that they already decided on the location and that it should be a 2 story building. He indicated most people have said to him the library should be something better that we have now and at a cost the Town can afford. He felt the 1 story works in terms of site location, visibility and management.

There was much discussion regarding 1 or 2 story building.

Denny Tovey asked if a 2 story with a footprint of 4000 square feet at the street would work. Some members agreed that might be possible.

4. New committee member

Chairman Tovey noted Matt Sanders has decided to resign from the Committee. Steven Tiezzi from the North Quarter Park Committee has expressed an interest in being on the Building Committee. Tovey noted he will send an email to First Selectman Meehan advising him that this Committee supports Mr. Tiezzi's appointment.

5. Town Meeting 3/5/15

Chairman Tovey noted there is a Town Meeting on March 5th to approve the \$100,000 request. The Library Board of Trustees (Peggy Carter-Ward) will be making the presentation. A brief discussion was had relative to the Power Point presentation, questions and answers, should a hard copy be given out as well. It was suggested the presentation be 20 minutes with a 10 to 15 minute question and answer period. It was also suggested a special meeting be held prior to March 5th to do a dry run of the presentation. There was a brief discussion regarding the method of voting at the Town Meeting.

Chairman Tovey noted he would contact Peggy Carter-Ward to see when she is available for a special meeting and let everyone know.

6. Funding discussion

Chairman Tovey noted it should be mentioned at the Town Meeting that the Library Board of Trustees has met with a fund raiser to discuss fund raising for this project.

7. Friends of Chester Library - none.

8. Audience of Citizens - none.

9. Adjournment

There being no further business, the meeting adjourned at 8:15 PM.

Respectfully submitted,

A handwritten signature in cursive script that reads "Judith R. Brown". The signature is written in black ink and is positioned below the typed name.

Judith R. Brown, Recording Secretary