

**Minutes of Library Building Committee meeting**  
**December 15, 2010**  
**Somers, CT**

The meeting was called to order by Chr. Tim Welch at 5:20 p.m. In addition to the chairman, "Bob" Socha, Mike Gruber, Shirley Warner and Library Director Francine Aloisa were present. Absent were Andy Phillips and Irma Claman.

There were no minutes available.

Old Business: It was noted that Ryszard Szczypek from Tai Soo Kim had signed his portion of the close out document. It remains for Cutter Enterprises and the Town to sign before final close out. There was delay in getting an invoice from Cutter for final payment, but it has been received and presented for payment, as it was previously approved.

Discussion was held on open or pending items.

1. The bearing assembly on the HVAC system is still leaking oil. Previously, this was explained as over fill that would self-correct. As it has not happened, and a leak could result in damage to the system, it needs to be corrected.
2. Artesian well work has not been completed. Therefore the bill (\$1484.11 - previously approved) is still being held until work is finished.
3. Exterior book drop is not functioning properly since Cutter replaced the re-called model. Francine has contacted the manufacturer, as Cutter does not know how to correct the problem. It is currently taped open so patrons can return books.
4. Inquiry on electrical panel has not been completed. We are not sure at this time whether a new panel was called for in construction documents, but should have an answer in a week or 10 days. The panel needs to be upgraded as it may have contributed to pump failure this fall, according to electricians.
5. Exterior newspaper holder: Somers High Technology Dept. presented a drawing and estimate of cost. Bob Socha moved and Mike Gruber seconded a motion to have SHS construct the holder at a cost of approximately \$200. Motion passed unanimously.
6. It was also noted that HVAC issues continue to arise. The bill for service recently was questioned, and has since been withdrawn by the company.
7. The monitoring system contracted with Trane has finally been set up with a dedicated phone line, and the time period extended additional months without additional cost to the library.

Shirley and Francine reported on a meeting with UHart Prof. Celmer, who came with an associate to look at the Blake Room. They were enthusiastic about using the room as a project for acoustical engineering students during the second semester. The report will be forthcoming in May after students complete on site work.

It was noted that Tai Soo Kim has been very supportive and available for information even though their contract obligation is complete.

After discussion about warranty timelines, it was decided to table completing close out because of the outstanding issues. It is hoped they will be resolved before contractor's final warranty date in March.

New business: Francine & Shirley reported on the Libratects held here in October by Mary Louise Jensen of the State Library. About 30 librarians and board members attended. Ryszard, Jeanette, & Deb, of Tai Soo Kim, presented information about the building along with Francine & Shirley, there was a question and answer period, and a tour. Our guests were very complimentary about our new library.

Bills: There were no bills to approve. Bob Socha gave a report on expenses/income of the project that he had worked on with Mike. There were no surprises. We are still well under revenues and below the amount authorized by the town. There is \$50,000 outstanding on the State grant. We have until 2012 to apply for the remaining portion. We will be able to return a sizeable amount to the town. Tim congratulated the committee for a job well done and "on time and under budget!"

There was no public comment. The next meeting will be called when necessary.

Respectfully submitted  
Shirley E. Warner (in the absence of the secretary)

*Minutes not valid until approved at a subsequent meeting.*