

LIBRARY/COMMUNITY BUILDING DESIGN COMMITTEE MEETING  
January 10, 2017  
LIBRARY  
VALLEY CENTER HIGH SCHOOL

Mayor Laurie Dove called the meeting to order at 7:00 p.m. with the following members present: Ben Anderson, Nancy Anderson, Chad Dove, Tom Harris and Julie Sirignano.

Marci Maschino arrived at approximately 7:50.

Members Absent: Jake Jackson and Brian Jansen

Staff Present: Scott Hildebrand, City Administrator; Josh Golka, PEC; Rob Tormey, VCFD; and Neal Owings Parks and Public Buildings Director

**APPROVAL OF AGENDA** – Chad Dove moved and Harris seconded to approve the agenda. Vote Yea: Unanimous. Motion carried.

**APPROVAL OF MINUTES** – After amending the minutes for a couple typos, Ben Anderson moved to approve the minutes from the December 13th meeting, seconded by Chad Dove. Vote Yea: Unanimous. Motion carried.

**PUBLIC FORUM** – None presented

**OLD BUSINESS** – None

**NEW BUSINESS** –

- A. Tour and Discussion – VCHS Library - Julie Sirignano and Josh Huffman gave the Committee an approximate 15 minute tour of the high school library and discussed many of the pros and cons / design quirks of the library.

Ben Anderson asked specific questions about the WiFi capability, server rooms, etc. Scott Hildebrand promised to have information as to cost and coverage for the next meeting, as well as information regarding the cost of AV equipment.

- B. Discussion of Civil Engineering Proposal –

Hildebrand presented a Civil Engineering proposal from PEC which will be presented to the City Council for approval on January 17<sup>th</sup>. Engineer Josh Golka briefly discussed some of areas which will be addressed, survey and geotech, site grading and utilities, which need completed prior to proceeding with the actual building project.

- C. SPT Discussion of Design Changes

Brad Teeter discussed plans for a fire sprinkler system and how much area would be covered. Hildebrand advised that he had contacted the City's insurance carrier regarding the building insurance and liability for the sprinkler system. This would be an added cost to the building.

Harris moved to put sprinklers through the entire building: Seconded by Ben Anderson and approved by all present.

SPT presented revised plans which included a family restroom and confirmed that mechanical will be located on the roof.

Ben Anderson moved to approved the design changes for the family bathroom, food storage and janitor / mechanical rooms, seconded by Maschino, approved by all.

SPT also discussed movng the wall for the library workroom and bathroom.

Ben Anderson moved to move the wall 2 foot, with the restroom and IT Room side by side, seconded by Nancy Anderson, approved by all.

D. SPT Discussion of Preliminary Outline Specifications

SPT pointed out that there had been a preliminary request for a patio outside the north side of the library, but that it would need a connecting sidewalk. Ben Anderson pointed out that this could be added after the building was complete.

SPT discussed the items in the Preliminary Outline Specifications, which are needed as they move forward with the systems design.

PEC will work with the drainage and soils study as soon as it receives Council approval.

Structural – metal studs and joists will cost a little more, but will help with the building’s fire rating.

Area of Refuge – this is a safe area during storms. It will structurally meet FEMA requirements, but will not be certified FEMA because it will not meet the ventilation requirements. It should still serve 25-30 people.

After discussion as to the best flooring for the Community rooms, Harris moved and Maschino seconded to have LVT (Luxury Vinyl Tile) in the Community Rooms. Approved by all.

Kitchen – a confirmation of layout is needed, but it was requested that there be at least 2 residential-type ranges, a sanitary ice maker, 1 residential upright freezer and 2 refrigerators. A refrigerator and freezer is also needed for the commodities room.

Public Buildings Superintendent Neal Owings requested that the HVAC contractor install a RHEEM unit, for consistency with all City buildings.

E. Other – None

A meeting notice will be sent out, but the next meeting is tentatively set for January 24<sup>th</sup>, 2017 at 7:00 p.m. in the Council Chamber of the Valley Center City Hall.

**ADJOURN** - Maschino moved to adjourn meeting, seconded by Nancy Anderson. Vote Yea: Unanimous. Motion Carried.

**Meeting adjourned at 9:26 PM.**

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**Scott Hildebrand, City Administrator**