

.....Ad Hoc Building Committee Notes – February 22, 2017

Present: Kim Appleby, Tori Manzi, Jerry White, Joanne Richards, Rich Barratt, Sara Andrews, Kristin Collins, Beth Fisher, Rick Migliore, Marianne Doyle, Sherry Moody, Ron Lamarre, Lavallee Brensinger Architects (LBA)

Committee meeting began at 4:07 PM. Joanne told the committee about a visit to Kennebec Valley Community College (KVCC) yesterday. Beth Fisher, Sherry Moody, Ron Lamarre and Joanne all toured the two campuses (main location and Alford - Hinckley school location) and visited various programs. Joanne explained how some of their programming ties in with the programs at MCST. The visit's aim was to discuss the possibility of KVCC courses being offered in the evening at MCST. Beth told the committee the college is very interested in pursuing an MOU. The college will need office space in the new building to accommodate their faculty.

Ron brought samples of exterior building materials to share with the committee. He discussed the various color options with a scheme of copper, green and gray. The committee also discussed the possibility of artwork on the exterior of the building. Tori suggested getting ideas from local artists. Ron discussed ways of putting artwork on the exterior. The committee felt a decision on artwork needs to be made over several months and perhaps with input from a variety of artists in the region.

Ron shared information about a street paving project this summer which involves road improvements and sidewalks. He also was informed that the water main that runs down the side of the property may need to be discontinued and a new water main be put on the other side of the property. The sewer main also runs down the side of the property. Ron asked Rick to send him any information we have on the sewer line. Ron suggested using the same contractor to both repair the water main and creating more parking out front next summer.

Ron discussed installing a geo-thermal system. Propane will be needed for gas appliances and a boiler. Ron has a call in to Revision Energy about the cost of installing some small wind turbines on the roof. Ron was informed by the Planning Board that mechanical equipment on the roof was not included in the height restriction of 36 feet. Tori suggested sending fund-raising letters to try and cover the costs for some of these energy saving projects. Ron advised the geo-thermal wells don't need to be installed until the summer of 2018. This gives the board plenty of time for fund-raising. Ron will be back at MCST to finalize the floor plans next week. He will get updated costs on the exterior building materials next week, as well. Sara expressed some concerns about using fiber-cement material on the exterior. Ron advised there are different grades of the fiber cement available. Tori suggested MCST signage on the side and rear of the building as well as on the front. Perhaps have the students involved in creating the signs. Joanne suggested checking with the code enforcement officer on signage ordinances.

Ron updated the committee on the Planning Board meeting last night. The main concern of the board was exterior mechanical units (like fans and venting units). There were also concerns about noise and the restaurant across the street's view of the rooftop units. Also, the board asked about ground mounted units. Ron is getting a quote from an Acoustic Engineer for a sound study. Ron asked the committee about putting in a propane fired generator (cost \$50,000) if the power goes out. Kim advised the Planning Board will be coming for a site visit on Tuesday, March 7th at 4:00 PM. Following the visit, there will be a public hearing at City Hall.

Ron shared updated floor plans with the committee although it is still a work-in-progress. He showed the addition of office space for KVCC staff. Beth shared the idea of having nursing courses at MCST. The nursing lab at KVCC is state of the art and has simulated patients and a full video camera system. Beth thought grant money will be pursued to partner with MCST. The committee asked Ron if he could price the cost of putting the wiring in place for a future nursing lab upgrade.

A date needs to be set for the building use meeting. Ron suggested Friday, March 24th as the meeting date with lunch provided. Sherry will email staff and board members for key people to attend this meeting. The invitation will be to view the building plans and discuss the possibilities of the use of the building. The Culinary Arts program will be asked to provide the meal. Invitations will be mailed out March 6th. The committee adjourned at 6:00 PM.