



BUILDING AUTHORITY

CITY OF NOVI

Building Authority Meeting

Thursday, October 29, 2009 | 8 A.M.

Council Chambers | Novi Civic Center | 45175 W. Ten Mile Road

Meeting was called to order 8:01 a.m.

Members Present: Charles Boulard, Larry Czekaj, Julie Farkas, Rob Hayes (arrived 8:04 a.m.), Clay Pearson, Kathy Smith-Roy

Members Absent: Mark Sturing (absent/excused)

Others Presents: Mary Ellen Mulcrone, Barb Rutkowski, Melissa Place

APPROVAL OF AGENDA

Motion by Smith-Roy, seconded by Boulard; CARRIED UNANIMOUSLY: To approve agenda with the correction to item No. 3 for the amount of \$1,178,860. (Hayes absent)

APPROVAL OF MINUTES

Motion by Smith-Roy, seconded by Farkas; CARRIED UNANIMOUSLY: To approve the October 15, 2009 minutes as presented. (Hayes absent)

PURPOSE OF THE MEETING

1. Consideration of Artwork in the Library

Ms. Julie Farkas commented the Library had the opportunity to share the life tiles, as well as there are other artworks to be considered. An unexpected opportunity presented itself regarding an artist with Novi roots, and Ms. Kathy Crawford is present to provide the Board with information. Ms. Crawford is acquainted with a renowned artist that grew up in Novi and still has family living in Novi. Mr. Richard Ritter is a well-known glass artist that has work on display around the world including in the Smithsonian. Recently she had an opportunity to see Mr. Ritter and mentioned the idea of his artwork finding a place within the new Library. Mr. Ritter was receptive so she met with Ms. Farkas to explore the possible integration of original art pieces, such as the life tiles, for the new Library.

Ms. Crawford and Mr. Ritter have informally spoken, and he suggested 10-15 mini apples for an unofficial estimate of \$15,000. An apple is a metaphor for knowledge as well as the tie into Novi's apple orchard history. Mr. Hayes asked if each apple would be different? Ms. Crawford said yes. Mr. Pearson is comfortable with considering this addition to the library, and is impressed by the outline of the story/metaphor tying into the Fuerst property history, knowledge, etc. Does the \$15,000 include installation? Ms. Crawford said there would be an

additional cost of approximately \$5,000. Ms. Farkas would like to explore the concept with a not-to-exceed amount of \$20,000.

Mr. Ritter has suggested the apples be enclosed or some way protected to eliminate dust and to keep them secure, commented Ms. Crawford. However, the apples need to be located that allows people to get up close to really appreciate the beauty. Mr. Hayes asked if there is up-lighting needs or back lights needed? Ms. Crawford said Mr. Ritter would be able to come up with best way to display the pieces. Mr. Czekaj asked when Mr. Ritter would be in Novi? Ms. Crawford said a meeting could be arranged particularly with the upcoming holidays. Mr. Charles Boulard commented the lighting needs and insurance coverage should be included in the material. Mr. Pearson asked if the apples could be available for the opening of the Library scheduled for June? Ms. Crawford said yes. Ms. Kathy Smith-Roy asked if the cost would come out of FF&E budget?

Mr. Czekaj said the life tiles were graciously donated but there has been a cost associated with the mounting and enclosing. There needs to be some direction as to whether artwork is to be permanent or rotating displays. Mr. Al Blair mentioned there are current places in the new Library to display rotating artwork by the second floor elevator which is the floor of adult collections as well as other locations. Ms. Farkas mentioned the Library has been a promoter of rotating art pieces for display for 20 years. Ms. Farkas will work with Ms. Crawford to have Mr. Ritter visit the space and discuss the concept and plan. Her suggestion is to come back to the Board on December 17, 2009 for a presentation. Mr. Czekaj said it would allow the Board to fully discuss the concept, costs and how it will look in the space. Mr. Pearson commented Novi artist, David Barr, is a sculptor who has works around the world. This deserves consideration at some point, too.

2. Meeting Schedule for 2009

Mr. Czekaj explained this item was deferred to this meeting to discuss the remaining meeting dates for this calendar year. Currently, there are two meetings confirmed for November 12 and November 19 with a hold for December. The discussion today is to see whether additional meetings need to be scheduled, and if there are construction timelines that would be affected. Mr. Paul Danko said the item that needs to be addressed is the stain color for the wood ceiling. Mr. Blair said two samples are being considered and they should be available soon.

Mr. Danko said it takes 12 weeks to stain the ceiling panels once a color is chosen. Mr. Czekaj asked when the samples will be available? Mr. Blair said next week at the latest. Mr. Czekaj asked if a special meeting is needed to choose the color to stay on schedule. Ms. Smith-Roy suggested two or three Members might view the colors on behalf of the Board. Mr. Czekaj would like to be one of those Members. Ms. Farkas offered to have the samples available at the Library for all Members to view within their schedule. Ms. Smith-Roy said an official vote is not needed for this point since these types of items have not been voted on previously. Ms. Farkas will let the Members know when the sample are available. The consensus of the Members is to have meetings on November 12, November 19, December 3, and December 17, 2009.

3. Pay Estimate No. 10 – \$1,200,910

Motion by Smith-Roy, seconded by Farkas; CARRIED UNANIMOUSLY: To approve Pay Estimate No. 10 for the amount of \$1,178,860.

4. Change Order No. 8 - \$15,254

- a. Change wood type and size of doors and ceiling - \$2,831**
- b. Lighting changes (stair wells, etc) - \$12,423 (BEI)**

Ms. Smith-Roy requested Mr. Blair explain the items. Mr. Blair said the rolling wood door (kitchenette) was originally red oak which should have been changed to white oak. The ceiling height of the grills at the café changed so the drywall height went from 9 ½ feet to 10 ½ feet. The lighting issue was discovered as the construction of the stairwells progressed. The electrical plans show six lights added. Those include two lights at the top of the stairs which should be on extended rods to shine on the floor; the same goes for the atrium for an estimated amount of \$12,423. BEI did the drawings that were never approved by the Authority but these lights are needed.

Mr. Blair continued lights are needed around the racecar, also. Currently there are fluorescent lights only. BEI is working on a reasonable, affordable lighting design for this area.

Motion by Hayes, seconded by Farkas; CARRIED UNANIMOUSLY: To approve Change Order No. 8 for the amount of \$15,254.

Discussion

Mr. Blair updated the Members that BEI is working on the design for the curved canopy. He is waiting on the structural concept engineering work to be completed. The canopy final pricing should be ready to give to Mr. Danko next week. Mr. Czekaj asked when the canopy will be installed? Mr. Danko answered during the winter.

5. Budget Update – Technology Upgrades – new estimate \$19,980 (BEI)

Ms. Smith-Roy commented the FF&E budget can support artwork. The suggestion is to take out of the Technology budget and propose transferring to FF&E. Change Order No. 8 is included in the construction tracking for the project. Mr. Ron McKay explained \$8,000 was budget for complete electrical drawings for the PC computer technology solution. However, the contractor came back with a price more than double that, so new designs are being explored. Mr. Danko commented his subcontractors are seeking information from its suppliers. Mr. Czekaj said the multiple switches currently in the plan would allow for staff to turn off all of the computers at one time. Mr. McKay said the switches cover different zones in the public area. The idea is to have numerous computers to be turned on and off either on a timer or by flipping the switch (circuit) on computers in each zone. Mr. Czekaj said this is what the Library has now. Is this designed in the building? Mr. McKay said yes this is currently how the Library operates. However, the plans for the new building segregate the public and staff use. The item is to put in smart control panel to allow for programming and turning equipment on and off remotely from a PC. Ms. Barb Rutkowski explained the idea is to have flexibility to cut monitors off with one switch. Mr. Czekaj said at a cost of \$20,000? Mr. McKay said the automatic on/off will be through the computer. Mr. Czekaj said by sending a live circuit to the

computer, the idea is to save manual staff time. Ms. Farkas said it is one less duty at opening and closing of the building. Mr. Czekaj said the smart panels are a cost benefit. Ms. Farkas said yes. Mr. Czekaj requested the cost be confirmed for the next meeting.

6. Construction Update

Mr. Carl Adams commented the west patio will be poured soon. The landscaping needs to be addressed soon to keep the integrity of the banks on the west side through the winter with seed or sod. The sanitary line location is to be confirmed. The interior work is moving along nicely. The ceiling grid on both floors is almost complete. The ceiling tiles will be delivered on Friday and the ceramic lavatory tiles next week. All wood doors will be delivered on Friday. The fire alarm plan is approved for completion. The elevator will be operational next week. Mr. Adams will be at the Oakland County Board of Health next week to review the café plans.

Mr. Czekaj asked Mr. Adams if he was talking about the sanitary line to Township Hall? Mr. Adams said yes. Mr. Danko said the location was not correct. It was discovered 20 feet from where it was showed on the plans. Mr. Hayes commented these are plans based on the Novi Community Schools as-built plans.

AUDIENCE COMMENTS - None

Motion by Smith-Roy, seconded by Boulard; CARRIED UNANIMOUSLY: To adjourn meeting at 9:19 a.m. (Farkas absent)

Minutes approved November 12, 2009