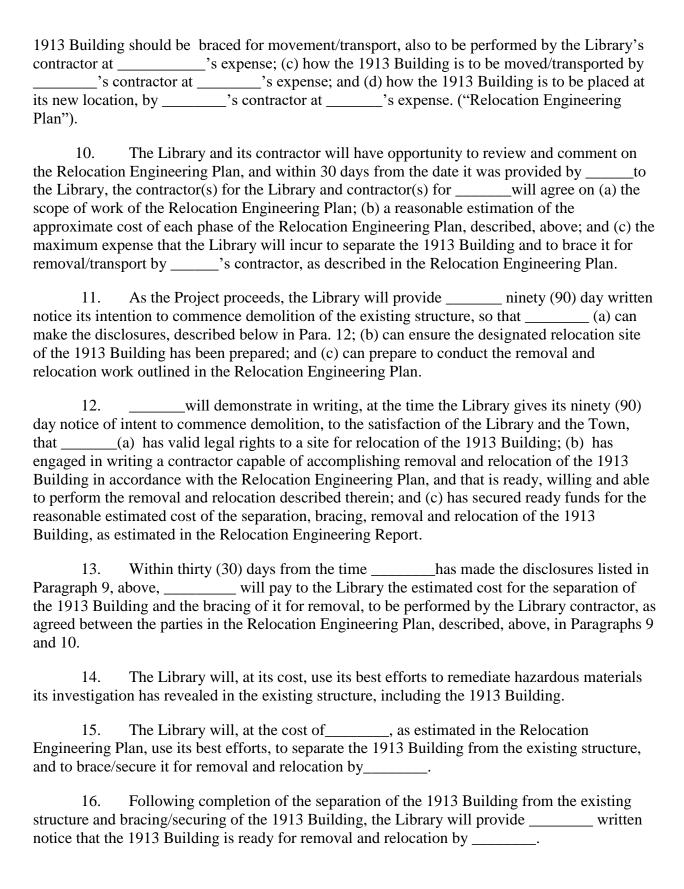
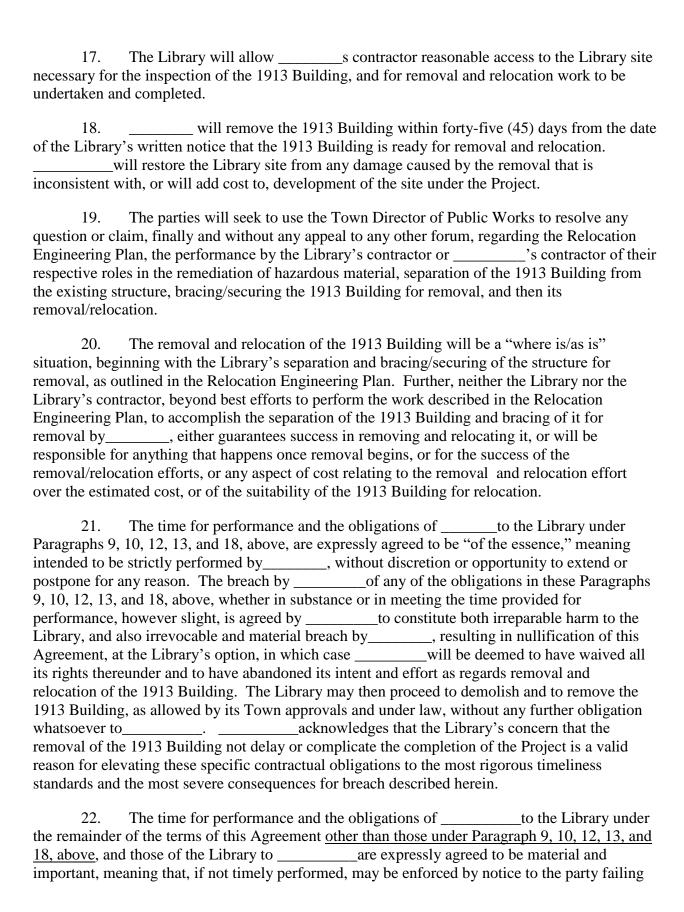
TERM SHEET

	entering this Agreement, greement with the Library.	will issue a press release announcing
social media outlet,	any ongoing opposition effort or	ort, directly or indirectly, or through any statements opposing the Project. or I party appeal, if any, to the P&Z's decision.
decision following papplications for the preservation of the 1	oublic hearing are expressly condi Project in full, meaning without in	greement beyond P&Z's deliberations and tioned on P&Z approving the Library's mposition of any condition regarding a that, in the Library's sole and complete ompletion.
event a citizen's refer in the Project, the Li and void, subject to	erendum is filed with sufficient subrary, in its sole and complete dis	ovals of the Project, by anyone, or in the apport to challenge the Town's investment scretion, may declare the Agreement null ary's discretion upon resolution of any favorable to its interest.
Building" shall mea	n the 65' x 20' east-facing façade	agree that the "1913 and front rooms of the existing structure, e structure built in 1913 plus the 1936
Director of Public V materials in the exis begin in a later phas demolition.	Vorks all reports and information at ting structure, including the 1913 e of the Project, prior to when the	prary will share withand the regarding the presence of hazardous Building, and its plan for remediation, to existing structure is scheduled for able opportunity to inspect the 1913 tion plan for the 1913 Building.
demolition will begin will be updated by to	n of the existing structure of which	mit, the Library will provide to meline, to include the estimated date when ch the 1913 Building is part. This estimate s, in order to enableto plan
	· ·	ng Permit, the Library will provide will demolish the existing building.
expense will provide by or for its contract to include in particu	e to the Library a complete engine for, describing the process for rem lar (a) how the 1913 Building sho	ery's demolition plan,at its earing plan, including drawings, prepared noval and relocation of the 1913 Building, buld be separated from the existing at's expense; (b) how the





to comply, and opportunity to cure; or, that failing to secure compliance, by declaration of breach and pursuit of contract remedies as allowed by law.
23will provide customary disclosures of insurance coverage for itself and its contractor, and for the Library before its contractor commences work, to cover all removal and relocation activity taking place on Library property, and an indemnification agreement and bond for any claims or liabilities that may be asserted against the Library arising from''s and its contractor's presence on site for removal and relocation of the 1913 Building.
24. None of the Library's and's communications or discussions with one another or regarding this Agreement will be deemed private or confidential, under any legal theory, and may be freely disclosed by either or both, without the consent of the other, to the public, to the press, or to any regulatory authority or Town agency, including P&Z, the Town Council, and the Board of Selectmen, and Board of Finance.