

McCall Public Library

***Conceptual Design Study for an Expanded McCall Public Library
07 December 2016***



Introduction

The McCall Public Library was the recipient of a LOT (Local Option Tax) Grant of \$25,000 to fund a Conceptual Design Study to evaluate options to renovate and/or expand the existing McCall Public Library. The current library was opened in April 1972 and has experienced very few modifications over the years and yet the growth in programs and circulation has experienced significant growth. These include:

- Growth in circulation of 82% over the past 13 years.
- Growth in library program attendance of 567% over the past 13 years.
- Growth in population of nearly 200%.
- Addition of new collections in the Idaho Room and Eames Collection.
- Growth in the number of library staff.
- Transition from all hard copy collection to digital and growing hard copy collection in addition to the use of computers.

The creation of a Conceptual Design Study is a key component of the Library Board's Strategic Plan. In order to better serve the community and future patrons, a remodeled and expanded library would support current library concepts such as a hub of civic engagement as well as serving as a community "living room" or "workspace: for the public. A renovated or expanded library facility would provide flexible space that can serve multiple purposes and future needs the community has yet to anticipate. The Library Board recognizes the need to grow in a fiscally responsible and environmentally conscious ways. The intent is to create an energy efficient design that would expand the current building to include a renovated space, plus additional space. Additionally, there are opportunities to create new office space for various City Departments that are currently being housed in the Annex Building, a former Fire Station.

The McCall Public Library's Mission Statement is to "Provide patrons with diverse and organized information that satisfies their learning and recreational needs. Together with a well trained staff, modern equipment, and a welcoming environment, our library will promote understanding of ourselves, our culture and our world". The McCall Public Library ranks very high according to statewide statistics in attendance and circulation.

As a result of this process, the Denver based architectural firm of Humphries Poli Architects was competitively selected to conduct the study. Humphries Poli specializes in the design of public libraries having been engaged in the completion of over 80 public library facilities predominantly located in the Rocky Mountain West. Their experience has specifically addressed the needs of libraries in resort communities including Telluride CO, Jackson Hole WY, Sun Valley ID, Aspen CO. Additionally their resume of projects includes similar sized libraries in Stillwater MT, Paonia CO, Camby OR, Granby CO, and Carbondale CO to name a just a few. The team at Humphries Poli Architects has consistently participated in library planning/thought forums sponsored by Library Journal and the American Library Association. Their staff was invited to be a keynote presenter at the acclaimed Risk and Reward Conference discussing how architecture might impact the success of a library facility. Co-authoring this report was Dick Waters of Godfrey's Associates. For the past nearly 40 years, Dick Waters has been one of the premier library programmers in the United States with projects completed in 48 states. As a former librarian, Dick brings to the team a unique perspective on current library trends and how to staff and address the issue facing libraries like the McCall Public Library.

Participants

The Concept Design Study reached out to numerous members of the community including Library and Civic Leaders and staff. Our process included visiting the local community schools, partnerships with related non-profit organizations and a public input session attended by over 60 individuals. It would impossible to thank them all but we do wish to express our genuine thanks and appreciation to the numerous participants that provided their input both during the initial stages of the Study and during our subsequent phases.

City Council

Jacki Aymon, Mayor
Nic Swanson, President
Marcia Witte
Laura Scott
Bob Giles

Library Board of Trustees

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Lynn Lewinski, Secretary
Sean Gould
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Library Expansion Committee

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Dean Martens
Larry Swan
Andy Laidlaw
Linda Burns, Friends Liaison
John Powell, City Liaison

City Staff

Nate Coyle, City Manager
Michelle Groenvelt, Community Planning Director
Kurt Wolf, Parks and Recreation Director
John Powell, Building Official
Nathan Stewart, Public Works Director
David Simmons, Information Systems Manager

Library Staff

Meg Lojek, Library Director
Casey Bruck
Becky Hearne
Melody Dodge
Diane Penny
Kristin Kindall
Lida Clouser
Sara Wright

Consultant Team

Dennis Humphries, Principal Library Architect
John Webster, Project Manager
Leanna De La Torre, Project Architect
Dick Waters, Principal Library Planner

Executive Summary

The McCall, ID Public Library identified the need to explore potentials to renovate and expand the Library to more effectively meet the needs of the community. The existing Library was constructed in 1972 with very little subsequent renovation or physical change since the building first opened nearly 45 years ago. Over this period of time usage at the Library has dramatically increased and new programs with new technology have advanced resulting in space deficiencies in addition to clearly demonstrating the physical inadequacies of the building. A Request for Proposals to retain an Architect to provide a study of conceptual drawings incorporating improvements prioritized by the Library Expansion Committee was issued. The Architectural firm of Humphries Poli Architects, P.C. from Denver, CO in association with the Library Consulting firm of Godfrey's Associates of Dallas TX were selected to complete this work. Both firms have extensive portfolios in the design and planning of similar library facilities. The content and summary of the study is the subject of this report.

The study was initiated in July 2016 with a series of meetings in McCall led by the consultants with various stakeholders and users of the Library. The series of conversations were concluded with a community wide meeting held at the Library on 13th July titled 'Mind-breaking' that attracted approximately 60 attendees expressing nearly 400 opinions/ideas about what they would like to see in their renovated/expanded Library. The consultants also met with City staff and City Council to gain a perspective on how a new Library might further enhance the City Hall Campus.

A second series of meetings were led by the consultant team in August 2016. The consultants shared with the Library Expansion Committee the observed deficiencies of the existing Library facility in addition to evaluating the programmatic needs of the Library for the next 20 years. The deficiencies are numerous and significant including, but not limited to, compliance with the American's with Disabilities Act, thermal comfort and efficiencies, display of collections, appropriate and efficient lighting, lack of connectivity and power outlets, and most importantly noise disturbance when users of a variety of ages are in the Library. It was recommended the current Library of approximately 4,200 square feet needed to be expanded to 12,000- 15,000 square feet in order to provide the community with their desired library needs. The consultants further shared seven design concepts on how to expand the Library with several of the options focusing on how to incorporate the growing needs of the City Hall Campus. Two options were preferred by the Committee, one that renovated the existing Library and constructed an approximate 8,000 square foot two story building to the north and a second option that renovated the existing Library for use as a City Council Chambers/multipurpose room as well as providing office space for agencies currently housed in what is referred to as the City Hall Annex coupled with a new 12,000 square foot two story Library be constructed to the north of the existing building. Visits to local schools to gain insight to the desires of the youth of the community were also conducted by Library staff and consultants.

A third series of meetings were then held in October 2016 to present the preferred options to the Library Expansion Committee and to City Council. The consultants presented refined concept plans and sketches of the two preferred options from their August visit. In addition, the consultants provided conceptual costs for the two options as well as offering a preference that considered library operations, constructability, and overall value to the community. Based on this criteria, the consultants preferred what was referenced as Option 'A' - the renovation of the existing Library for City office and meeting space and constructed a new 12,000 square foot library to the north. It was estimated the cost of this option was approximately \$5,800,000 for the new Library plus another \$630,000 for renovation of the existing building. Option 'B', the renovation of the existing Library and construction of a new 8,000 square foot library, was estimated to cost approximately \$5,000,000.

The consultant team provided a draft of the report and requested feedback from the Library Expansion Committee. Additionally, the Library met again with City Council in November 2016. We understand the City Council conveyed their concurrence with the recommendation of Option 'A' and further directed the Library Expansion Committee to begin to investigate the funding options.

Our thanks to Library Director Meg Lojek, the Library Board, the Library Expansion Committee, and members of the City of McCall City Council for their commitment and assistance in the creation of this study. We wish the McCall community great success as they move this important initiative forward. We stand ready to assist the City of McCall in whatever manner we may.

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Project Overview / Process

The City of McCall, Idaho identified a goal to explore potentials to renovate and expand the McCall Public Library to more effectively meet the needs of the community. The City of McCall and the McCall Public Library issued a Request for Proposals to retain an Architect to provide conceptual drawings for the McCall Public Library which incorporate improvements prioritized by the Library Expansion Committee as well as other 21st Century library elements. The description and goals of this commission were generally included in the Request for Proposal for Professional Services issued by the Library dated February 22, 2016. Humphries Poli Architects of Denver, Colorado teamed with Dick Waters of Godfreys Associates of Dallas, Texas and was selected by the City to complete this work. It is intended the conceptual plans created in this study will portray the McCall Public Library in a vision that incorporates: expanded and reconfigured spaces to house additional materials for check out and display space; improved programming space functionality and capacity for children, teens and adults; quiet places to read, study, collaborate and use personal computer devices; and an improved and expanded space for local history materials and users. The Conceptual Design Study consisted of four phases of work with the following summary of activities within each phase:

Phase 1: Gather/Understand-- A start-up meeting was conducted to establish project goals, schedule, and confirm deliverables. Thoughts and observations from staff and others on the past construction and renovations project in the Library were solicited to gain a better understanding of the deficiencies of the various building systems. We evaluated existing drawings and prior studies in order to establish a foundation for the process. The Consultant team reviewed information provided by the Library on the size of collection, circulation statistics, programs, and other relevant information critical to understanding the need for an expanded library. We toured the facility and documented our initial thoughts and issues. A series of meetings were conducted with Library Expansion Committee, Library Board, Library staff, members of the community, and City of McCall City Council to gain insight and understanding of the needs/desires of the community. These meetings consisted of presentations illustrating images of libraries from around the world sharing visions of the 21st Century library. The following represents the agenda for the first site visit:

Tues, 12 July 2016

2:00 PM:	Elementary Reading Program ends Purpose: Welcome and see the library in action at capacity Location: Library
3:00 PM	Meet the City Manager Purpose: Overview, welcome, start-up Location: City Hall
4:00 PM	Settle in: housing, lake
5:30 PM	Dinner with Library Director
7:00-8:30 PM	Library Expansion Committee, interested Board Members Location: The Hub Purpose: Start-up, introductions to people and process

Project Overview / Process

Wednesday, 13 July 2016

- 9:00 AM Staff meeting
Purpose: introductions to people and process; hear library staff input
- 10:30-12:00 Focus Group meeting #1: Educators, some FOL
Purpose: Brainstorming a vision; potential partnerships with other groups
Location: Library Conference Room
- 12:30-1:45 Lunch, Location: Bistro
With: Mayor Aymon
- 2:30-3:00 PM Tween Summer Reading Kids
Purpose: brainstorm with younger patrons, pizza
Location: Library
- 3:30-5:00PM City Planning Staff: Michelle, John, Carol
Purpose: coordinating efforts, understanding community development, Building code and development standards
Location: City Hall / Library
- 5:00-6:30 Dinner at Lola's BBQ
- 7:00-8:30 Community Meeting (public)
Purpose: Re-imagining, mind-breaking, envisioning, listening to opportunities
Location: Main Room, Library

Thursday, 14 July 2016

- 9:00-10:30 Focus Group meeting #2: Friends of Library, Scouts, MAHC, PTA, Rotary
Location: Library Conference Room
- 11:00 AM Story Time Parents group meeting
Location: Library Conference Room or Children's Section
- 1:00-2:00 City Staff: Parks & Rec Department, Library Director
- 2:00-2:30 City Engineer Nathan Stewart
Location: Library
- 2:30-3:00 Library technology needs (IT) (Dick); H.R. & Finance Director (Dennis)
- 3:00-3:30 Comp Plan meets Library Design (Bruce, Dennis, Dick)
Location: Library
- 3:45-4:15 Prep for Council work session / Dean Martens, Meg, Dennis and Dick
Purpose: present what libraries can do for communities; plan for Council
- 5:30-7:00 City Council Work Session
Purpose: Direction from Council on City Campus site
Location: Legion Hall

Friday, 15 July 2016

- 9:00 AM Breakfast meeting: Library Expansion Committee/ Board members
Purpose: Debrief, next steps
Location: Hotel McCall

Project Overview / Process

Phase 2: Create-- A series of meetings with the Library Expansion Committee, Library Board, Library Staff, and invited community stakeholders were conducted to summarize the findings from the previous phase. We provided a draft of a conceptual Library and Program outlining recommended sizes of space and collection with a projected growth for the next twenty years. Conceptual site plans, floor plans of various alternatives were presented. This process resulted in the creation of seven options on how to address the library's needs. The following represented the agenda for this site visit:

Monday, 29 August 2016

4:30 PM Settle in: Hotel McCall

6:30 PM Dinner with Library Director

Tuesday, 30 August 2016

7:00 AM Continental breakfast at Hotel

9:00 AM Library Expansion Committee meeting with some Library Board members
Location: Community Congregational Church

11:45 AM Lunch provided at Church

1:30- TBA Meet with student groups
Location: Payette Lakes Middle School

5:45 PM Dinner with Jacki and Bill

Wednesday, 31 August 2016

9:00-10:00 Staff meeting update
Location: Library front room

10:30 AM City Manager Nate Coyle
Location: City Hall

11:40-12:05 Meet with High School student group
Location: McCall-Donnelly High School

Phase 3: Agreement-- A meeting with the Library Expansion Committee, Library Board, Library Staff, and invited community stakeholders

Project Overview / Process

was conducted to summarize the findings from the previous phases and to describe a preferred option. This presentation included site plans, floor plans, building sections illustrating the organization of the library, and perspective sketches. The primary goal of this phase is to gain consensus on a preferred option(s). A work session with the City Council was also included as part of this phase in order to introduce the need, importance, solutions, and costs associated with this initiative. The following represented the agenda for this site visit:

Thursday, 20 October 2016

3:15- 5:30 PM Library Expansion Committee meeting with invited guests

Location: Community Congregational Church

6:00 PM Dinner

Friday, 21 October 2016

9:00- 10:00 AM Meeting with City Council to review deficiencies of existing library.

Location: Library

10:30 AM Work Session with City Council

Location: Legion Hall in City Hall

Phase 4: The Final-- A Final Report was created summarizing the process and findings of the previous phases of the work. It includes phasing considerations for each scenario reflecting the possibility that the plan could be implemented as multiple projects in the event construction might take place as funds are accrued. The Final Report also includes an estimated project budget for each scenario including assumptions and a line item costs for furnishings and equipment, etc. The Final Report develops and documents research as to how the preferred option meets the goals of the McCall Public Library. A draft version of the Final Report was prepared and distributed for review and comment at the Agreement meeting. Comments were incorporated into the final document and presented to the Library for their consideration and use.

Envision a Great Community (Library)

The Board of Trustees of the McCall ID Public Library selected the consultant team of Humphries Poli Architects of Denver, Colorado and Godfrey's Associates of Dallas, Texas in the spring 2016 to develop an initial conceptual design for an expanded McCall Public Library. The goal of the project was to work with the Library Expansion Committee and other involved parties to determine the goals of the library, the spaces that might be included in an expanded facility and to identify specific needs of the project.

"It is the mission of the McCall Public Library to provide patrons with diverse and organized information that satisfied their learning and recreational needs. Together with a well-trained staff, modern equipment, and a welcoming environment, our library will promote understanding of ourselves, our culture and our world." The McCall Public Library ranks very high according to statewide statistics in attendance and circulation. The Library serves a city population of approximately 3,000, however, the true service area of the library expands far past this basic number. The zip code population of the area served by the Library is approximately 6,000. In addition, second homes make up 65%-70% of the area and these part time residents increase the summer population to approximately 10,000 which during the holidays swells to nearly 30,000.

The community's needs have long exceeded the capabilities of the current library facility which was opened in 1972. The existing library was built to store books whereas programs and services that have evolved since the library's original construction results in a crowded and highly inefficient use of space. Many times the Fire Marshall's limit of 82 people is challenged by the success of these popular programs. The concept of the 'public library' was conceived in an age of information scarcity whereas today's networked world is one of information abundance and mobility. This new world of information plenty creates new, essential skills, such as the ability to gain value from information and produce new knowledge. If programmed correctly the 21st Century public library can be at the center of these changes: a trusted community resources and an essential platform for learning, creativity and innovation in the community. The McCall Public Library is such an institution desiring to safeguard and enhance its position in the community as stated in the Library's mission statement. Enabling the McCall Public Library to continue to fulfill new roles with require community leaders, civic partners, and librarians to share new visions for what the library can be. To meet the needs of individuals, the community and the nation in the knowledge society, the McCall Public Library must be thoughtfully imagined through this process. We are confident that innovations or changes to the library built on the old distributed model of the lending library will not suffice. What is needed is a new level of interdependence the community and the library will embrace together. The sizes, shapes, and resident expectations of our communities are changing. Demographic shifts, technological advances, and globalization of our work and life are making our communities more vibrant, continually evolving, and, therefore, ever so challenging. The resource economy that we have relied on for such a long time is being replaced – and rapidly – by a knowledge-based economy. The economy is no longer about land-bound natural resources. It is now about human resources.

This means that McCall has to compete with places throughout the state and the region for resourceful residents it wishes – needs – to attract. This adds significantly to the importance of the "Quality of Place" concept.

Envision a Great Community (Library)

Talented individuals and business establishments are free to choose where they live and where they locate their homes, offices, and facilities based on the quality of place they want to enjoy. This means that the “Quality of Place” is determined by the “Quality of Life” a city can offer. Thus, the “Quality of Place” is now one of the most significant determinants of urban prosperity in the economy we now find ourselves in.

For McCall and its Public Library, in order to position itself firmly in the future of technology and globalization, it must be in a position to make meaningful contributions to the “Quality of Life” for the “Quality of Place.” The City of McCall and its Public Library must strive to be the center of the greater McCall/Valley County community in order to promote the areas quality and well-being.

The population is changing. Our lifestyles are changing. Technology is moving forward at a rapid pace. Information resources are more fluid. The future of the McCall Public Library is in the “Everybody’s Neighborhood” community and beyond. The Library can partner with all relevant groups and leaders throughout the area so that the Library is the community center of the future, The Place for People of All Ages!

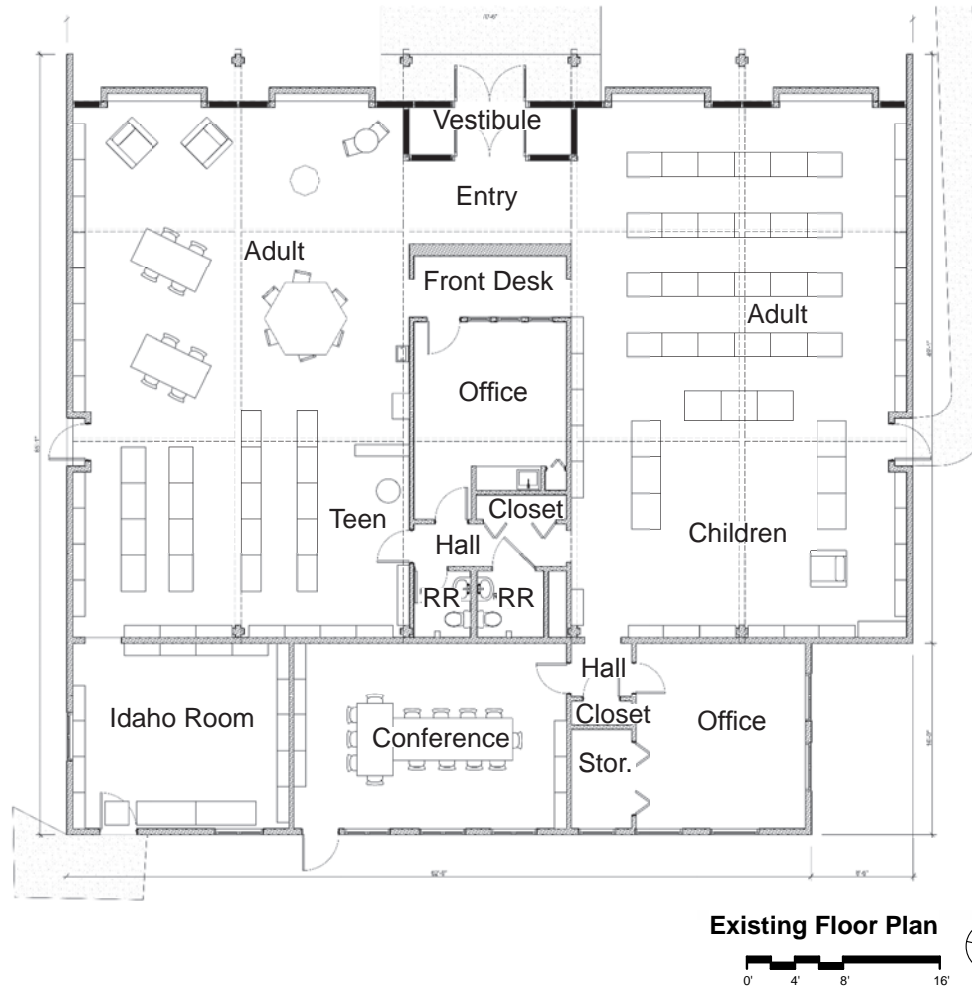
The future belongs to those who plan for it!



Project
Site

Aerial Photo
McCall, Idaho





Why an expanded McCall Public Library:

We have identified the follow discussion points as to why the McCall Public Library needs to be expanded/renovated:

- The existing Library was opened in 1972. There have been tremendous advances in the types of library services offered by public libraries over the past nearly 45 years. The Library was originally planned as a 20th Century Library. It has experienced minimal changes since its opening. We are now in the 21st Century.
- The population of McCall has nearly doubled since the Library's construction with no library expansion beyond the existing original 4,200 square feet.
- The Library's location at 218 East Park Street is an anchor for the Downtown Business District and is conveniently located for all. This notion is reflected in the fact that the number of users visiting the library is well above the state average for visits. Expanding upon the Library's current location is critical to serving the community's needs.
- The existing building utilizes construction technology of its time and is highly energy inefficient. Significant savings in energy costs would be realized by an upgraded/expanded building.
- Using current library planning standards, the existing facility is estimated to be overcrowded by 53%, even though for many years the Library has discarded approximately 1,000 books for every 3,000 that are purchased. In other words, to house the existing collections, seating, staffing, etc. in a user-friendly building the Library would need to be roughly twice its current size in order to meet current planning and code standards.
- The existing collection is displayed on shelves that are 95 – 98% full. Generally accepted library planning guidelines recommend that a building is at capacity when the shelves are 80% full – meaning there is about 6 – 8 inches of “free,” or empty, space at the end of each shelf for ease of browsing, re-shelving, etc. If McCall were to achieve 80% capacity in the present building it would need to reduce the collection size by at least 8,400 items with a value of at least \$126,000.
- The existing collection is displayed predominantly on tall shelves. The top shelf, at slightly above six feet high, coupled with the bottom shelf well below normal sight-lines has the impact of placing about 30% of the collections in an unusable location for a majority of patrons and potential borrowers.
- The existing mechanical and ventilating systems do not provide appropriate environment controls in the extreme days of winter and summer. In addition to being outdated, the systems are highly inefficient.
- The primary grouping of public computers provides minimal space for anything other than surfing the web or checking/sending emails. This is a real handicap for students and persons of all ages wishing to conduct research.
- The lack of computers for children may mean that pre-K children are at a disadvantage when they enter school unless they have access to a home computer with good software for early learning.
- There is no designated meeting room in the Library except for a small multi-purpose room in the southern portion of the building. Consequently, the public reading areas are currently used for this purpose severely limiting the Library's ability to host programs, lectures, film showings, etc. while the Library is open. This also limits the audience to approximately 20-30 people in a semi-comfortable arrangement.
- The City of McCall has needs for additional municipal office space that is currently housed in the Annex, a former Fire Station that has significant limitations of accessibility and relationships with other City Departments. An expanded Library might address these needs in partnership with the City. The City Council Chambers currently located in the American Legion Hall, in the basement of City Hall, could be a potential partner with a designated Meeting Room in the Library.

Why an expanded McCall Public Library:

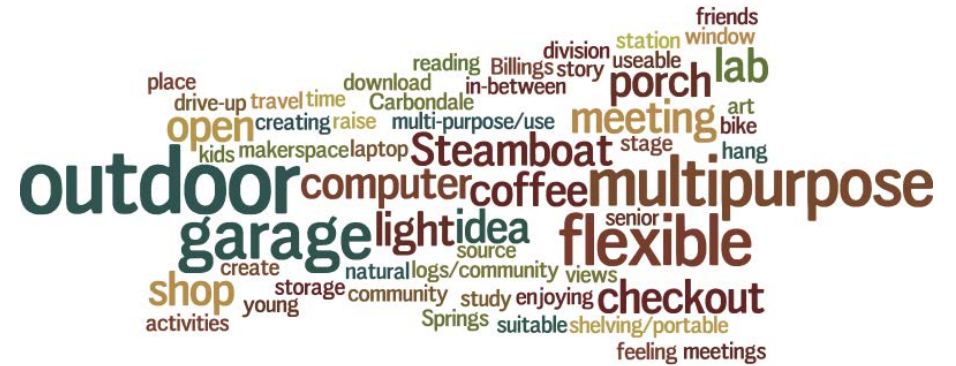
- The Library's public restroom does not meet the current Building Code required number of fixtures, is not child-friendly, and is not ADA (Americans with Disabilities Act) compliant.
- The McCall Public Library features one of the smallest and least efficient staff work areas the consultant team has experienced. The limited area for the staff workroom, and the total absence of a staff break room, is counter-productive to staff efficiency. Although a staff designated restroom is not required, it is a simple amenity that is common to most public library facilities.
- The absence of display space in the Library means it cannot take advantage of educational and informative exhibits that are available from the Smithsonian and other organizations with traveling exhibits.
- The minimal space for Teens and Tweens is resulting in the next generation of young adults having a diminished appreciation of the value of a public library and could result in funding limitations in subsequent years. Additionally, the Teens are looking for a quiet, separated space from the noisier areas of the Library.
- Children behaving as children in the Library, as they should, create a level of noise that makes it difficult for others in the Library to study and read as they might prefer.
- The existing ADA parking space and entry vestibule are not ADA compliant as the slope exceeds acceptable standards and the spacing of doors in the vestibule are too close to one another.
- The type of lighting used throughout the Library is not reader/user friendly, nor as previously noted, energy efficient.
- The availability of grounded electrical receptacles to power laptop and desktop computers as well as for charging of portable devices throughout the Library is limited. Additionally, wired connectivity for the internet should be paired with electrical receptacles.
- The close proximity of the Service Desk to the front door creates a negative first impression and also results in the desire/need for additional staffing than would normally be required for a building of this size. The Service Desk as located adjacent to the Staff Work area is appropriate, however, it would be better located nearer the center of the Library to better serve the entire Library.
- The location and amenities of the Idaho Room are inconsistent with the importance and type of information offered in this section of the Library. In addition, special collections such as the Eames Collection are also not shelved in a space appropriate to its importance. Environmentally conditioned and appropriately safe storage of these materials does not exist. Additionally, access to the existing Idaho Room is not ADA nor Building Code compliant as this portion of the building is approximately 8" higher than the main floor of the Library.
- The existing Library offers minimal daylight other than limited windows on the north and south. Views from the building are minimal. Daylight has been found to be a strong element of a successful reading and learning environment.

Public Library Performance Measures

	State Average	McCall
Collection & Circulation		
Total Collection Held	26,302	38,682
Public Access		
Library Visitors	25,130	28,928
Public computer terminals	8	7
Patrons accessing internet via library terminals (annual)	5,745	8,361
Levels of Service		
Circulation	35,934	51,707
Reference Questions	2,480	3,530
Operating Expenditures		
Library Staff expenditures	\$ 99,118	\$ 266,113
Library expenditures for collection (Includes FOB)	\$ 15,468	\$ 30,006
Programming		
Total Programs	146	288
Total Program attendance	3,542	7,461

* Statistics stated on this page are from the Idaho State Report submitted by the Library Director each year. The averages are from the 2012-2014 reports from the libraries in our category of population 2,501 to 5,000. Complete reports since 2000 can be found on the Idaho Commission for Libraries website at www.libraries.idaho.gov







What you can do in a Library

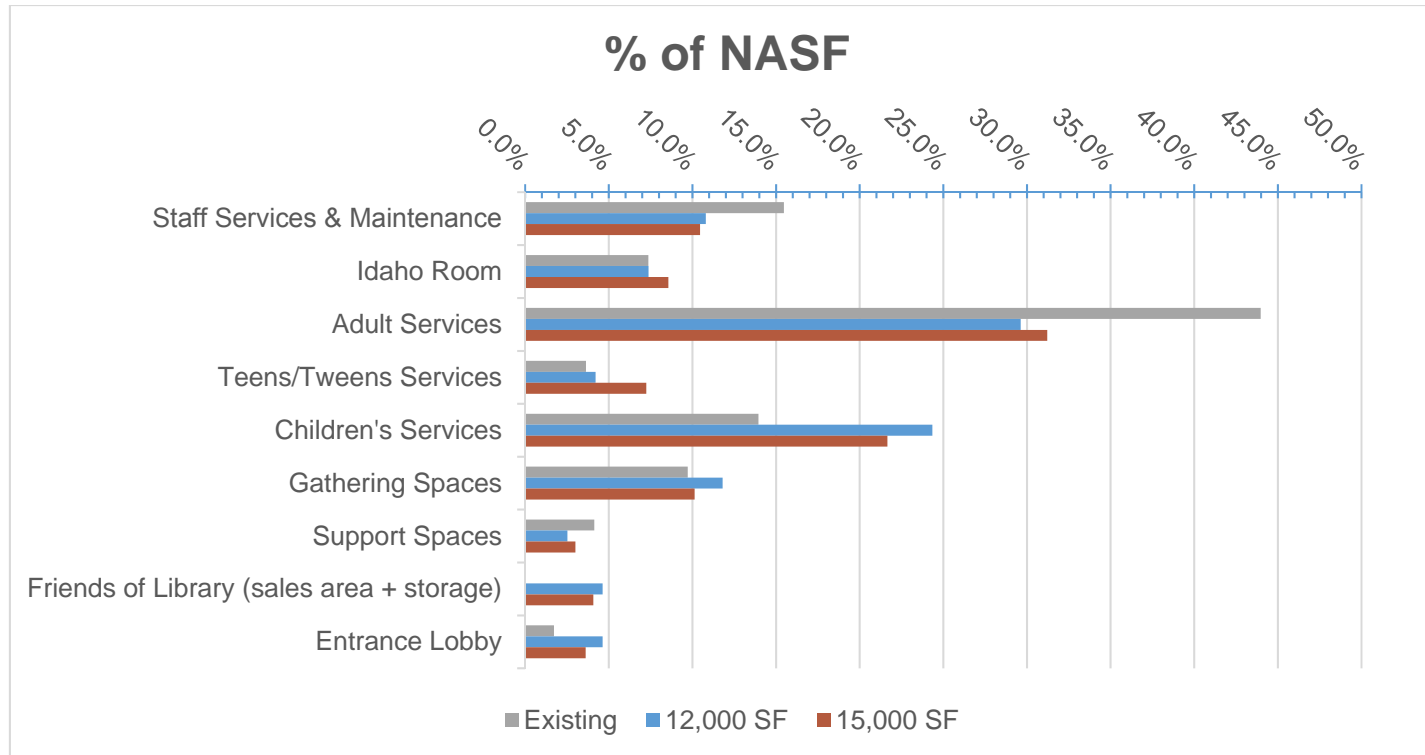


Miscellaneous

McCALL PUBLIC LIBRARY, McCALL, IDAHO

OPTION COMPARISONS: ± 12,000 SF vs. ± 15,000 SF

Area	Existing	12,000 SF			15,000 SF		
	NASF	# Units	NSF	NASF	# Units	NSF	NASF
Staff Services & Maintenance							
FTE		5.5	312	375	8.5	408	490
Other			544	650		650	780
Total NASF	651			1,025			1,270
Idaho Room							
Collections		2,900	348	380	3,350	402	440
Other (seating, computers, etc.)			292	320		544	600
Total NASF	310			700			1,040
Adult Services							
Collections		20,070	1,982	2,180	24,885	2,465	2,710
Other (seating, computers, etc.)			571	630		975	1,080
Total NASF	1,850			2,810			3,790
Teens/Tweens Services							
Collections		1,800	180		2,200	220	240
Other (seating, computers, etc.)			166	200		432	475
Mkrspace				200		150	165
Total NASF	153			400			880
Children's Services							
Collections		15,210	1,436	1,580	18,000	1,692	1,860
Other (seating, computers, etc.)			276	300		372	410
Program Room			360	430		360	360
# seats		30			30		
Total NASF	587			2,310			2,630
Gathering Spaces							
Multi-Purpose Meeting Room							
# seats		60	600	720	60	720	830
Other (kitchenette & storage)			144	160		144	160
Sub-Total NASF				880			990
Conferece Room							
# seats		8	200	240	8	300	240
Sub-Total NASF				240			240
Total NASF	409			1,120			1,230
Support Spaces							
Service desk, PAC, Self-Check, etc.			219	240		330	365
Total NASF	174			240			365
Friends of Library (sales area + storage)							
Total NASF	0		400	440		450	495
Entrance Lobby							
Total NASF	73		400	440		400	440
GRAND TOTAL NASF	4,207			9,485			12,140
TOTAL BUILDING GROSS SQUARE FEET							
at 80 percent Net to Gross				11,856			15,175



Peer Library Comparison

State	City	Library Name	Population	Square Footage	Registered Users	Circulation Per Capita	Visits Per Capita	Total Program Attendance	Total Operating Revenue	Total Revenue Per Capita	Notes
ID	McCall	McCall Public	2,991	4,207	3091	16.525	9.95	7159		0.00	
ID	Buhl	Buhl Public	4,231	4,950		9.05			\$206,573	48.82	
ID	Malad	Oneida County District	4,295	5,055		13.62			\$181,126	42.17	
ID	Garden Valley	Garden Valley District	1,670	6,998	1770	11.54	12.85	1345		0.00	Built in 2011
ID	Bellevue	Bellevue Public	2,300	981	2522	2.24	2.61	1824		0.00	Current building campaign
ID	Idaho City	Boise Basin District	3,594	6,512	2634	8.72	5.69	4240		0.00	Built in 2006
ID	Emmett	Emmett Public	6,509	10,144	2983	9.68	7.37	4447		0.00	Expanded in 2015
ID	Salmon	Salmon Public	3,000	13,000	483	2.64	21.09	72		0.00	Currently building (was 1800 SF)
ID	St. Maries	St. Maries Public	2,347	2,530	1449	6.16	6.82	1290		0.00	
ID	Payette	Payette Public	7,422	16,142	2523	10.74	5.03	6314		0.00	Expanded in 2012
UT	Kanab	Kanab City	4,463	7,000		9.24			\$129,507	29.02	
UT	Moab	Branch	5,046	13,000	n/a	n/a	n/a	n/a		0.00	USA small library of the year, 2007
CO	Bayfield	Pine River	2,333	13,000	n/a	n/a	n/a	n/a		0.00	Expanded in 2013 (was 5000 SF)
CO	Penrose	Penrose Community	4,011	6,700		11.85			\$201,341	50.20	
CO	Westcliffe	West Custer County	4,013	5,159		8.84			\$253,368	63.14	Expanded in 2005
CO	Cripple Creek	Southern Teller County School/Public Library District	4,812	7,458		7.06			\$132,718	27.58	
CO	Las Animas	Las Animas-Bent County Library District	4,868	6,048		4.65			\$112,469	23.10	
WY	Thermopolis	Hot Springs County	4,816	12,375		7.27			\$259,370	53.86	
MT	Three Forks	Three Forks Community	4,097	4,500		5.21			\$ 79,881	19.50	
MT	Whitefish	Whitefish Community	6,357	9,677	n/a	11.44	10.3	2829		0.00	
MT	Conrad	Conrad Public	4,261	12,042		5.54			\$185,494	43.53	
MT	Darby	Darby Community Public	4,352	5,000		3.9			\$107,546	24.71	
MT	Roundup	Roundup School-Community	4,538	5,624		2.82			\$107,083	23.60	
OR	Bandon	Bandon Public	7,239	14,440	n/a	18.2	14.5	3078		0.00	
WA	Twisp	NCRL - Twisp	939		n/a	n/a	n/a	n/a		0.00	
WA	Winthrop	NCRL - Winthrop	415	1,301	n/a	n/a	n/a	n/a		0.00	
AK	Haines	Haines Borough Public	2,600	8,400	3081	40.05	32.4	8351		0.00	70 mi. N of Juneau, Library of the year finalist, 2005

Idaho: All data from Idaho Commission for Libraries FY2014 Public Library Statistics.

Utah: Square footage figures are from utah.educationbug.org; other figures are from Utah State Library FY2015 Public Library Statistics. (Utah's Juab County Bookmobile Library, LSA population 4978, is omitted because square footage, revenue, holdings, and circulation figures are not available.)

Colorado: Square footage figures are from FY2014 Colorado Public Library statistics at LRS.org; other figures are from FY2015 Colorado Public Library Statistics.

Wyoming: All data from Wyoming State Library FY2015 Annual Report data.

Montana: All data from Montana State Library FY2015 Public Library Statistics Annual Report.

One Word to describe the McCall Public Library

Participants in the various stakeholder groups were asked by the consultant team to provide one adjective they believed most appropriately described the McCall Public Library either physically or emotionally. The following words eloquently capture the spirit of the McCall Public Library:

Friendly
Welcoming
Community
Complex
Quaint
Critical
Growing
Social
Central
Resourceful
Important
Kid Oriented
Wonderful
Charming
Grandmotherly
Comforting
Extra-mile
Hub
Diverse (age)
Comfortable
Reaching
Trader Joe's
Challenged
Pleasant
Undersized
Happy
Small

Nurturing
Inviting
Friend
Cozy
Limited
Lovely
Adequate
Compact
Busy
Knowledge
Happening
Loving/Fun/Free



One Word to describe McCall, ID

Participants in the various stakeholder groups were asked by the consultant team to provide one adjective they believed most appropriately described the McCall, Idaho either physically or emotionally. The following words eloquently capture the spirit of the City of McCall:

Active
Special
Outdoors
Diverse
Community
Paradise
Complicated
Unique
Friendly
Complex
Partner
Expanding/Cultivating
Fun
Awesome
Beautiful
Fresh
Changing
Beloved
Welcoming
Quality
Nice
Enthusiastic
Homey
Innovative
Youthful in all ages
Embracing
Desirable
Caring
Growing

Enchanting
Quality
Quaint
Family
Wonderful
Beauty
Home
Magical
Family



Favorite Places in McCall

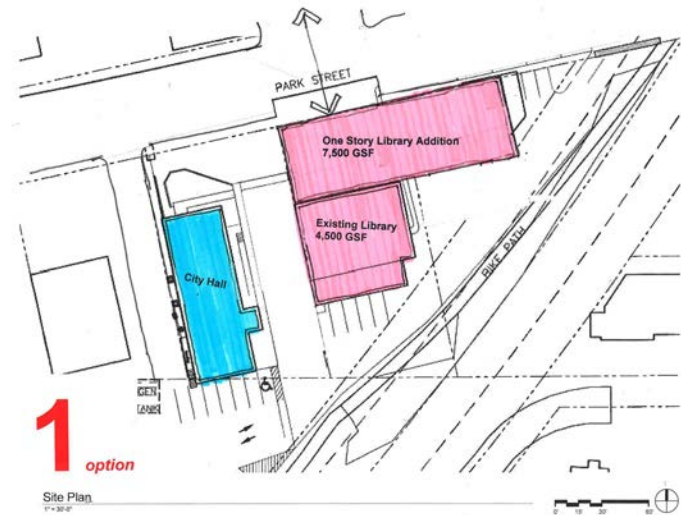
Participants in the various stakeholder groups were asked by the consultant team to provide one place they believed to be their favorite and might capture the spirit of McCall:

Home
Swim in Lake
Ski Trails
Huckleberry Path
Home
Mountain
Ponderosa Park Beach
Courtyard of McCall Hotel
Alpine Playhouse
Charlie's Garden
Lake
Forest
Fireman's Point
Beach
Ponderosa Park
My Neighborhood (Valley View)
Home (Valley View)
Top of Brundage





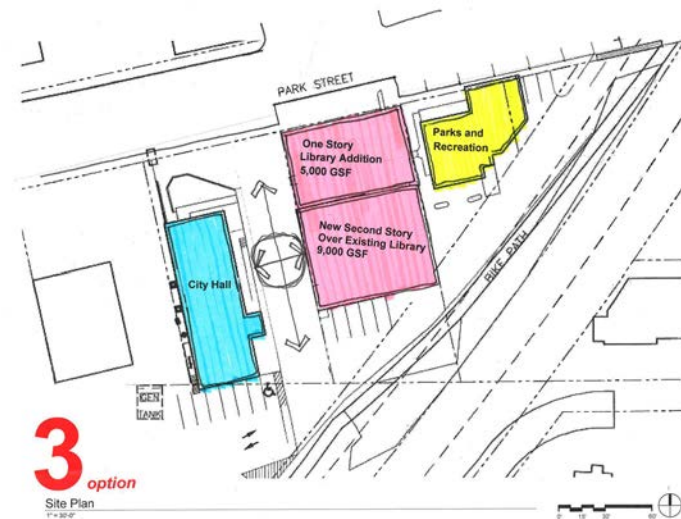
Existing Site



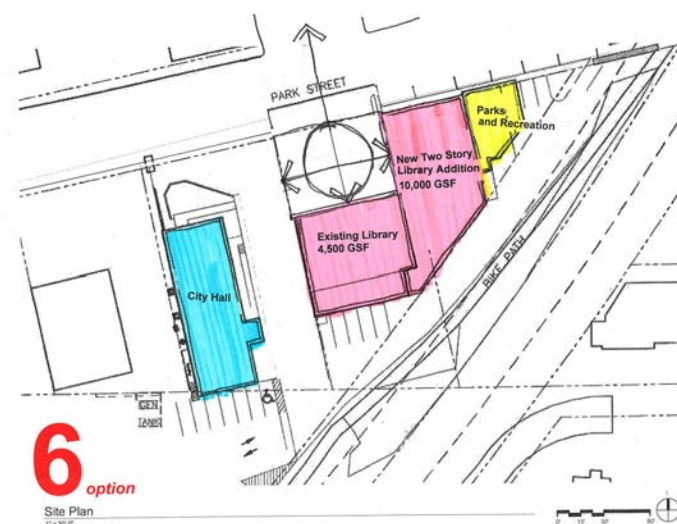
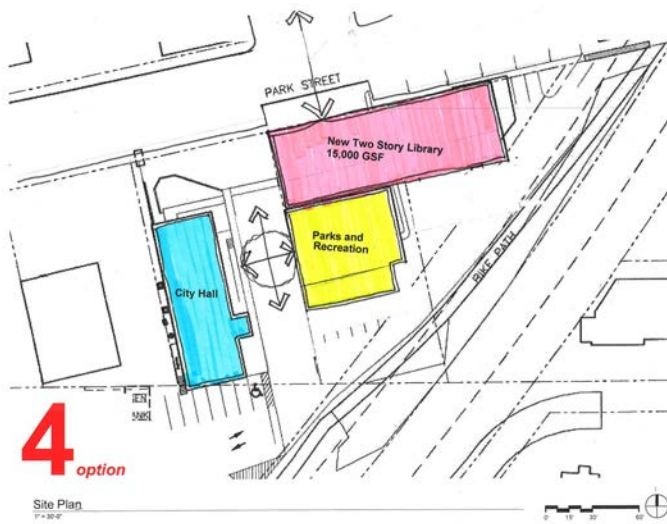
1 option



2 option



3 option



Summary of Options

Option 'A'

Option 'A' is the preferred option to meet the needs of the McCall Public Library in serving the community in the 21st Century in addition to responding to the growing needs of a City Hall Campus. The preferred option features the renovation of the approximate 4,200 square foot existing Library transforming it into a mixed City agency office building with a designated meeting space for the City Council coupled with the construction of a new two story 12,000 square foot Library to the north of the existing Library.

Option 'A' further proposes the City Hall Campus would be reconfigured to eliminate the existing access drive to parking between City Hall and the Library by relocating it to the west, between City Hall and the proposed Transit Center. The general area to the south of City Hall and Library would be reconfigured for parking and enhancement of the pedestrian/bike trail that was formerly a railroad right-of-way. The existing emergency generator for the Police Department would need to be relocated to accommodate the new entry drive. The area between the City Hall and Library then becomes a Civic Plaza to introduce a new entry on the west side of the existing Library to complement the existing entry to the City Hall. The new Civic Plaza is envisioned to feature hardscape and softscape features to celebrate events, holidays, and formalize the entry to both buildings.

The existing Library, to be potentially designated as the City Hall Annex, would include a City Council Chambers approximately 1.5 times the size of the existing Chambers shared in the Legion Hall in the basement of City Hall. A fixed Council dais would be screened during non-Council use so the room could be utilized for both Library and City use. A new skylight would highlight the lobby space outside of the Chambers. Additional meeting rooms would be available for use by other City agencies and/or the Library. Office space for use by the Finance Department and Parks & Recreation administration would be relocated from the current City Hall Annex into this reconfigured building. Additionally, a 'retail' operations for the lending of snowshoes, bikes, and other recreational equipment operated by either Parks & Recreation or the Library would be located off the lobby. The building's infrastructure would be reconstructed to facilitate current technology and user comfort. Insulation of the perimeter walls and roof would also be required. The City of McCall has adopted several sustainable design strategies that would be incorporated including the creation of a potential "green" roof.

The new two story, 12,000 square foot library would be constructed to the north of the existing Library in the area currently designated as Library parking. The building would become the terminus of 2nd Street with dramatic views to the north to Payette Lake and to the south from the Lake to the Library. It is envisioned the streets and sidewalks of the areas immediately adjacent to the proposed Library would be redesigned focusing on pedestrian comfort and safety. This would include the use of bulb-outs at crosswalks, street trees and brick pavers or colored/stamped concrete. The entry to the new Library would be on axis with 2nd Street further reinforcing the Library's importance in the community.

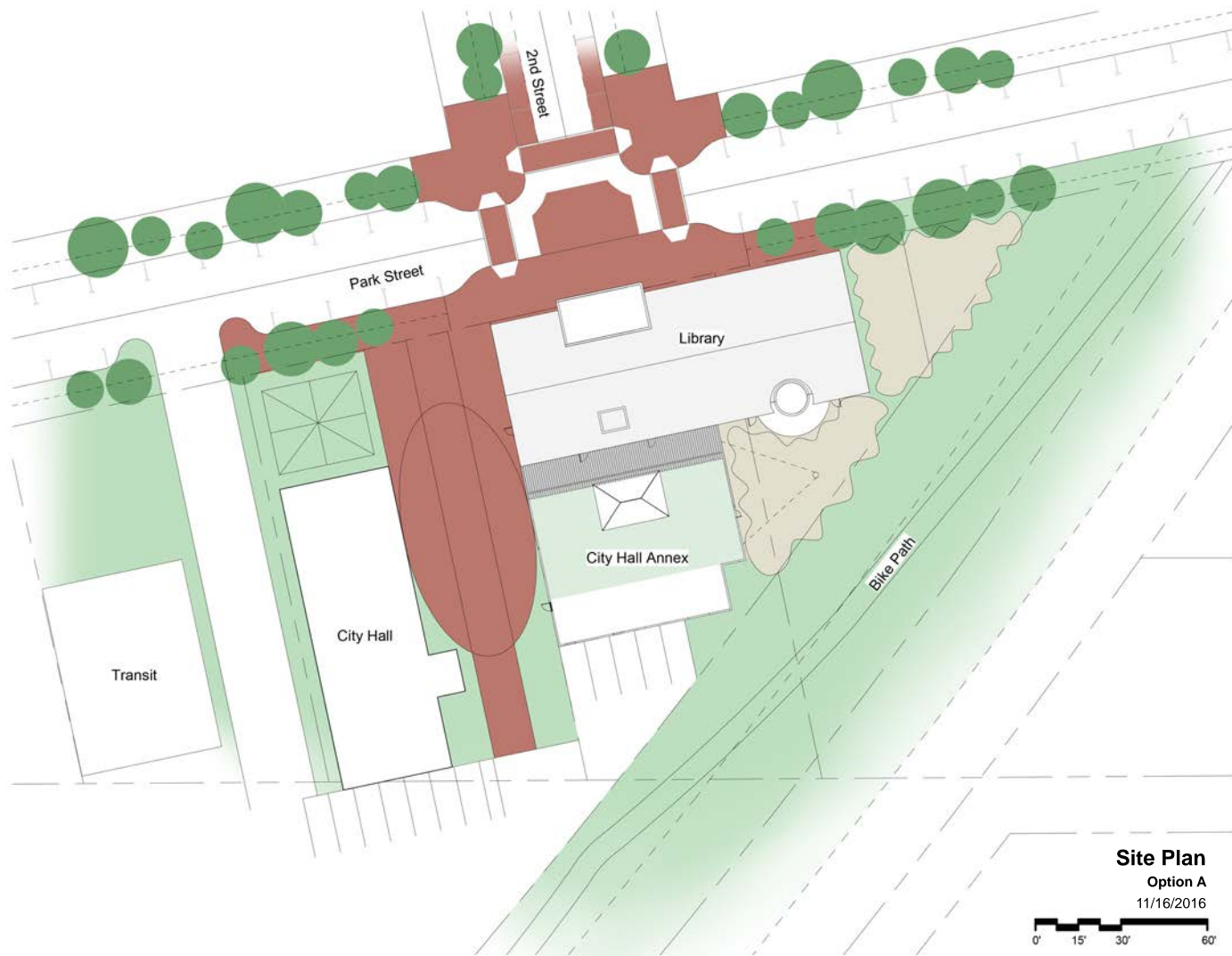
The first floor of the Library would include a large Children's Library featuring age specific activity areas and a designated story-time space recalling elements of the former lumber mills of the area as well as incorporating the features of the locally unique Smoke Jumpers training facility. The Children's Library would also feature access to an outdoor discovery garden to the south and large storefront windows to the south. A staff work area and service desk would be immediately adjacent to the Children's Library and is also common to the Library's entry for efficiencies and greeting. A prominent display area for new books and technology would be located with large storefront windows on Park Street to reinforce the retail nature of the downtown area. A Teen specific space would be located on the ground floor for ease of access and supervision. An adjacent conference room would be available to patrons as well as for use by the Teen's for quiet times. The highly popular media collection and a small booksale area for the Friends of the Library would be in clear line of sight for those entering the Library. A grand stair leading to the second floor would wind around the elevator inviting patrons to the second level of the Library. Additionally, public toilets and staff support spaces are located on the ground floor.

Summary of Options

The second floor of the Library features a very prominent location for the prized collections of the Idaho Room. This space would project beyond the face of the Library above the main entry to further signal its importance to the Library and the McCall community. The Idaho Room would feature a gas-fired fireplace and glass walls to encourage patrons to visit and use the space. A large multi-purpose room is located on the second floor to supplement the Library's request for program space beyond needs afforded by using the Council Chambers on the first floor. The Adult collection and reading spaces comprise the remainder of the second floor. Large windows to the north and south would bring in an abundance of quality daylight. Book stacks would be limited to 5 feet high in the center spaces and 7 feet high along the perimeter to allow for better access to the collections. Casual soft seating in addition to formal reading areas would both be featured. Three 4 person study rooms are included as part of the Adult Library. A staff work area, including an office for the Director and Staff Break Room is provided on the second floor. An additional service desk is located near the top of the stair and elevator to provide assistance to library users. An outdoor reading deck would be located along the south side of the second level on the roof of the existing Library. The concept of a green roof on the southern portion of the roof was previously described.

The new two story Library would be constructed with a sloping roof to create a dramatic space on the second floor. The exterior of the building is envisioned to fit within the context of downtown McCall recalling many of the historical elements of the past. It is proposed the exterior of the building be of brick masonry with large storefront windows to allow visual connection to the interior and to the surrounding beauty of the McCall area. As previously noted, the City of McCall has adopted several initiatives related to the use of renewable energy strategies supporting sustainable design initiatives. The design proposes the use of photovoltaic panels on the south facing roofs, an abundance of daylight through skylights and windows, operable windows to take advantage of the climate, as well as recommendations for material of highly recycled content and low environmental impacts. The interior features and organization of the Library would be designed to not diminish the small/quaint feeling of the existing smaller library yet incorporate the needs for the 21st Century in a building almost three times the size of the existing.

The proposed Library and City Hall Annex would be a strong transformation of the existing City Hall Campus as well as establishing a strong statement about McCall's vision of the future.





Level 1 Floor Plan

Option A

10/21/2016



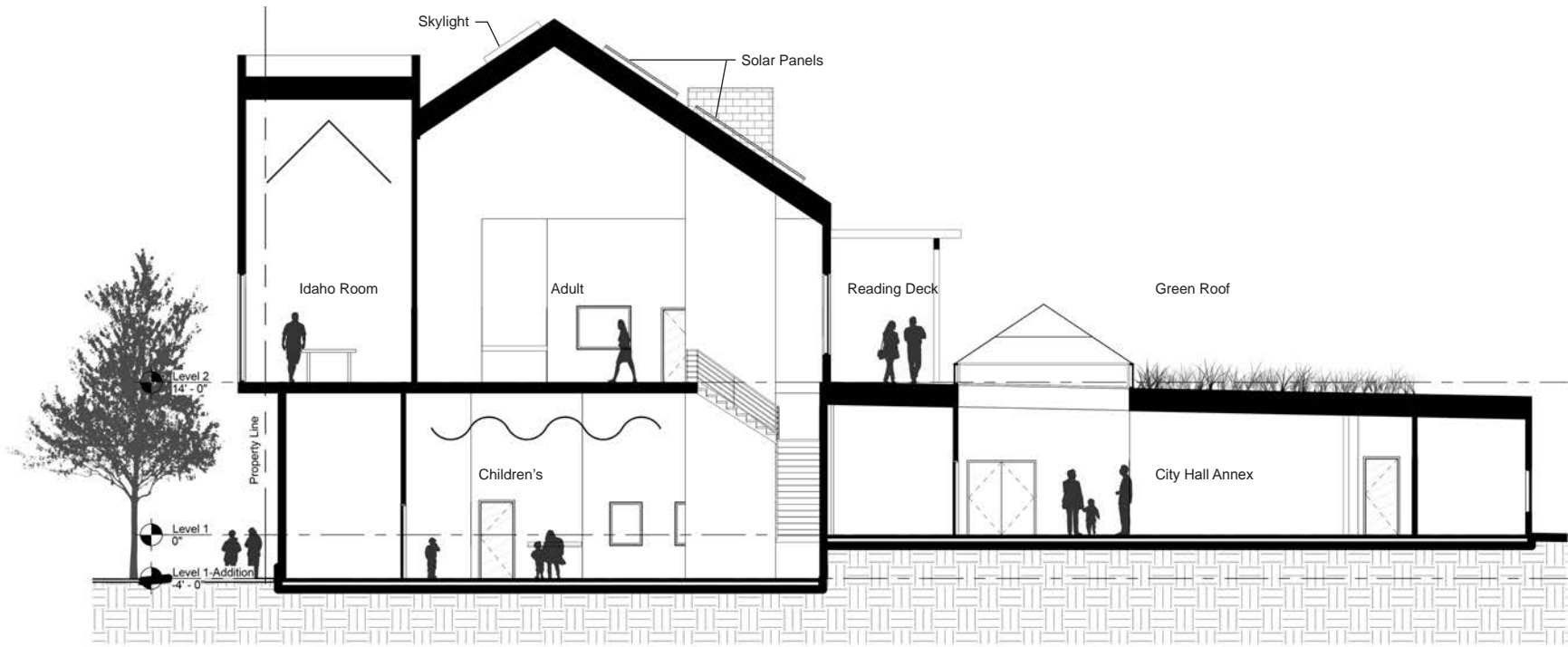


Level 2 Floor Plan

Option A

10/21/2016





Building Section

Option A

11/16/2016





Option A - View from Lake



Option A - Library Site

Summary of Options

Option 'B'

Option 'B' is a secondary option to meet the needs of the McCall Public Library in serving the community in the 21st Century in addition to offering some response to the growing needs of a City Hall Campus. Option 'B' features the renovation of the approximate 4,200 square foot existing Library coupled with the construction of a new two story 8,000 square foot Library addition to the north.

Option 'B', similar to Option 'A', proposes the City Hall Campus would be reconfigured to eliminate the existing access drive to parking between City Hall and the Library by relocating it to the west, between City Hall and the proposed Transit Center. The general area to the south of City Hall and Library would be reconfigured for parking and enhancement of the pedestrian/bike trail that was formerly a railroad right-of-way. The existing emergency generator for the Police Department would need to be relocated to accommodate the new entry drive. The area between the City Hall and Library then becomes a Civic Plaza to introduce a new entry to the Library on the west side of the existing building to complement the entry to the City Hall. The new Civic Plaza is envisioned to feature hardscape and softscape features to celebrate events, holidays, and formalize the entry to both buildings.

A new two story addition of approximately 8,000 square foot would be constructed to the north of the existing Library in the area currently designated as Library parking. Similar to Option 'A', the Library addition would become the terminus of 2nd Street with dramatic views to the north to Payette Lake and to the south from the Lake to the Library. It is envisioned the streets and sidewalks of the areas immediately adjacent to the proposed Library would be redesigned focusing on pedestrian comfort and safety. This would include the use of bulb-outs at crosswalks, street trees and brick pavers or colored/stamped concrete. The entry to the new Library would be on axis with 2nd Street further reinforcing the Library's importance in the community.

As noted above, the entry to the renovated/expanded Library would be on the west side of the building at the approximate interface between the north side of the existing Library and the south face of the proposed addition. The first floor of the addition would include a large Children's Library featuring age specific activity areas and a designated story-time space. The Children's Library would also feature access to an outdoor discovery garden to the east and large storefront windows on to the north on Park Street to reinforce the retail nature of the downtown area. The floor of the new addition would be constructed at the same floor level as the existing Library resulting in the addition being approximately two feet above the sidewalk along Park Street. A designated Teen Library space would be designed adjacent to the Children's Library providing a transition between ages. The Teen Library would include space for exploring technology in addition to offer two collaboration/study rooms. The Library's primary service desk would be in direct line of sight for all patrons using the Library. A conference room near the Library's entrance would be available to patrons as well as for use by the City. A multi-purpose room is also adjacent to the entry to facility after hour use and minimize disturbance of other activities in the Library. A small booksale area for the Friends of the Library is also in clear line of sight for those entering the Library. An open stair leading to the second floor would be adjacent to the elevator inviting patrons to the second level of the Library. Additionally, public toilets and a majority of the staff support spaces are located on the ground floor.

Similar to Option 'A', the second floor of the Library features a very prominent location for the prized collections of the Idaho Room. This space would project beyond the face of the Library at the northwest corner to further signal its importance to the Library and the McCall community. The Idaho Room would feature a gas-fired fireplace and glass walls to encourage patrons to visit and use the space. The Adult collection and reading spaces comprise the remainder of the second floor. Large windows to the north and south would bring in an abundance of quality daylight. Book stacks would be limited to 5 feet high in the center spaces and 7 feet high along the perimeter to allow for better access to the collections. Casual soft seating in addition to formal reading areas would both be featured. An additional service desk is located next to the top of the stair and elevator to provide assistance to library users. An outdoor reading deck would be located along the south side of the second level on the roof of the existing Library. A green roof on the southern portion of the existing building's roof is also proposed.

Summary of Options

The new two story Library would be constructed with a sloping roof to create a dramatic space on the second floor. The exterior of the building is envisioned to fit within the context of downtown McCall recalling many of the historical elements of the past. It is proposed the exterior of the building be of brick masonry with large storefront windows to allow visual connection to the interior and to the surrounding beauty of the McCall area. As previously noted, the City of McCall has adopted several initiatives related to the use of renewable energy strategies supporting sustainable design initiatives. The design proposes the use of photovoltaic panels on the south facing roofs, an abundance of daylight through skylights and windows, operable windows to take advantage of the climate, as well as recommendations for material of highly recycled content and low environmental impact. The interior features and organization of the Library would be designed to not diminish the small/quaint feeling of the existing smaller library yet incorporate the needs for the 21st Century in a building almost three times the size of the existing.



Site Plan
Option B
 11/16/2016

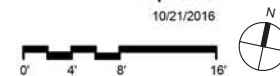


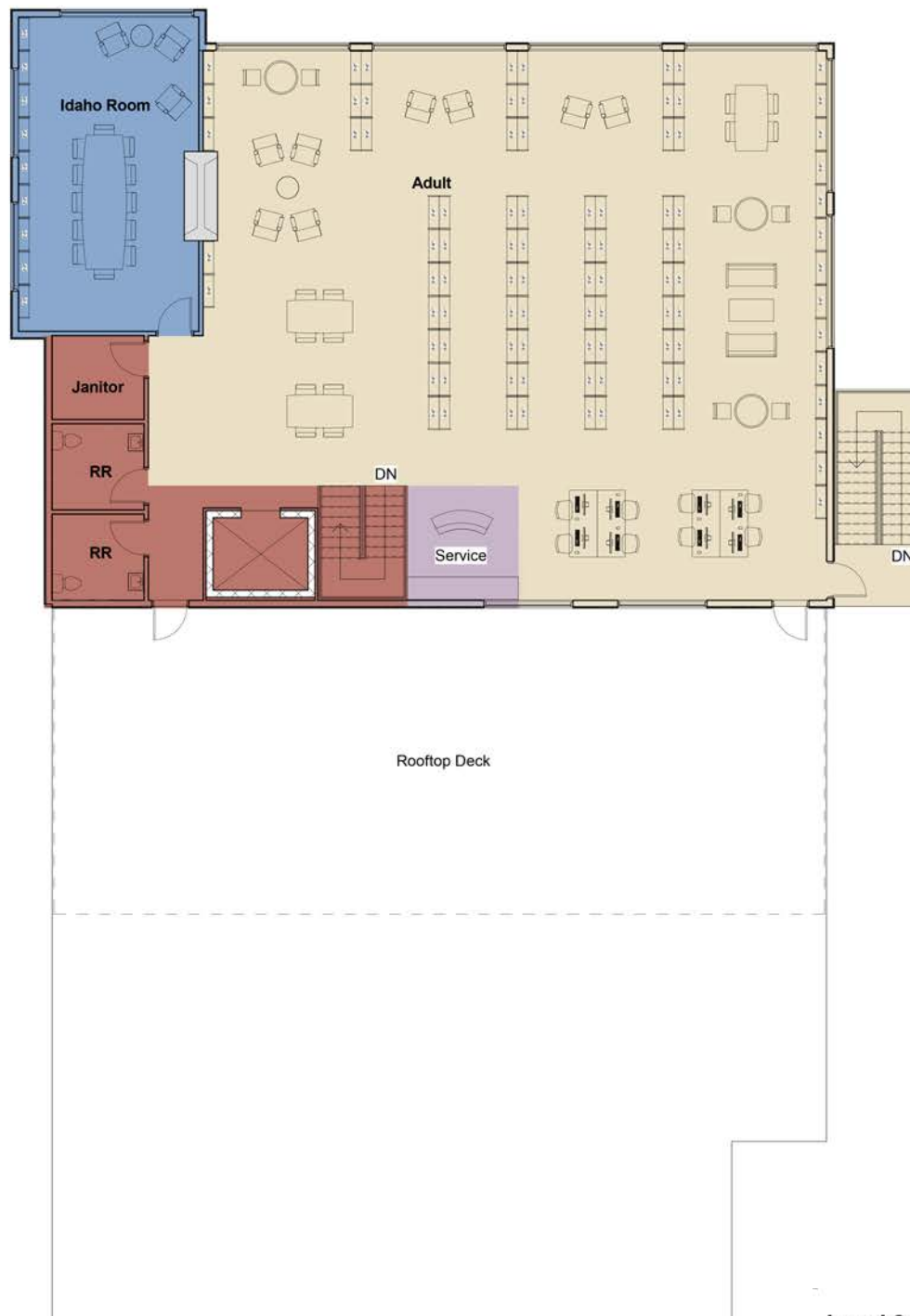


Level 1 Floor Plan

Option B

10/21/2016

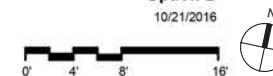


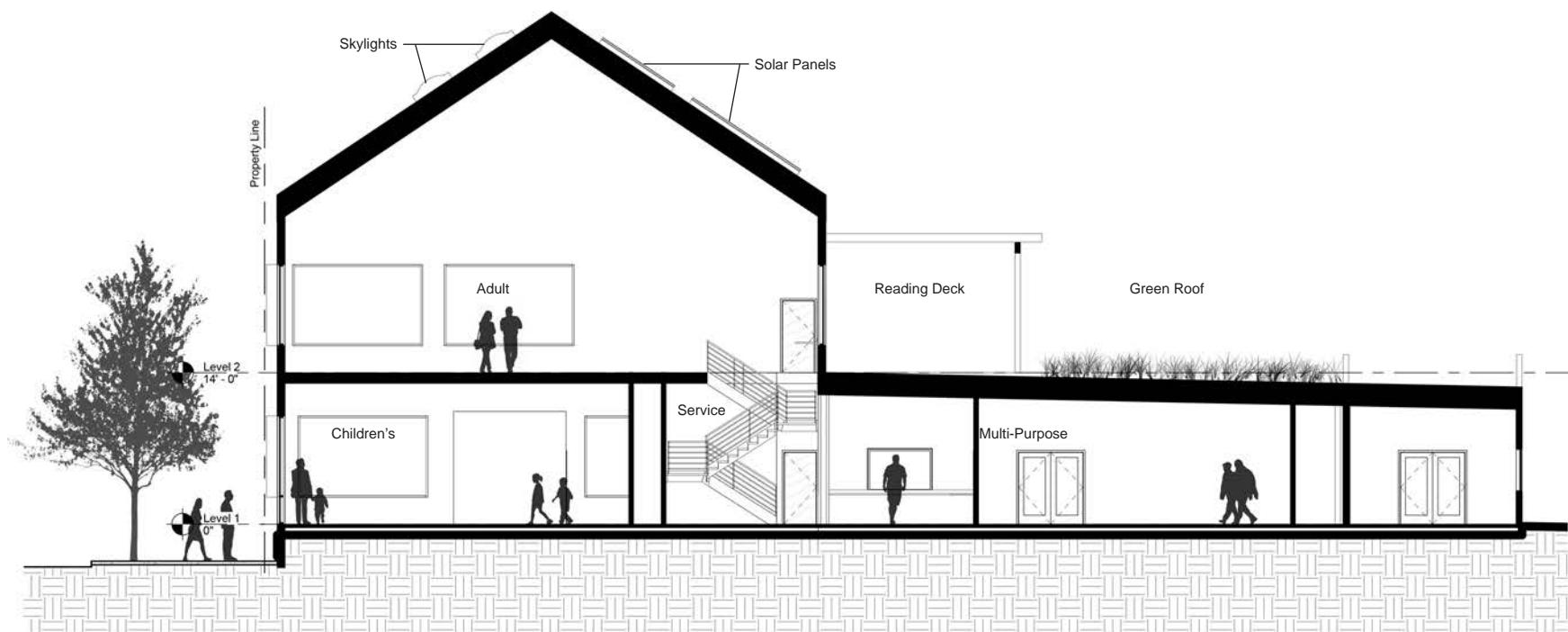


Level 2 Floor Plan

Option B

10/21/2016





Building Section

Option B

11/16/2016





Option B - View from Lake



Option B - Library Site

Statement of Probable Costs

Statements of Probable Costs have been developed for the two preferred options. Since the options for the design of the renovated and expanded McCall Public Library have not been completed beyond a conceptual stage, probable costs have been based on historical values from similar library projects in the Rocky Mountain West. Costs are based upon a hypothetical construction start date of the first quarter 2018. In the event the project does not start until after this hypothetical start date, we would recommend budgeting a 3% per year cost escalation for inflation. In both options we attempted to provide a total project budget considering such project requirements as design fees, contingency, supplemental collection/library materials and technology. For this Statement of Probable Costs we have used a 12,000 square foot library as the basis. In the event a 15,000 square foot library is preferred, the costs should be proportionately increased. Other expenses not included in the Statement of Probable Costs but might be considered in the development of this initiative are costs for a third party project manager (Owner's Representative), fundraising, LEED certification, and costs associated with increase in staff and operating costs.

Option A- Construct a new two story library of 12,000 sf and renovation of the existing library into a City Hall Annex:

New Construction	
12,000 sf x \$300/sf	\$ 3,600,000
Demolition of Annex	\$ 50,000 (assume no abatement required)
Site Development	\$ 250,000
FFE	
12,000 sf x \$25/sf	\$ 300,000
Way Finding	\$ 12,500
Subtotal	\$ 4,212,500
Technology	
12,000 sf x \$10/sf	\$ 120,000
Moving	
41,000 items @ \$.70/item	\$ 28,400 (phased construction required two moves)
Professional Fees @12%	\$ 500,000
Miscellaneous Expenses @ 5%	\$ 200,000
Subtotal	\$ 5,077,325
Contingency @ 15%	\$ 761,599
Total	\$ 5,839,924
City Hall Annex Renovation (Construction Only)	
4,200 sf x \$150/sf	\$ 630,000

Statement of Probable Costs

Option B- Construct a new two story library of 7,800 sf and renovation of the existing 4,200 sf library:

New Construction	
7,800 sf x \$300/sf	\$ 2,340,000
Renovation	
4,200 sf x \$150/sf	\$ 630,000 (assumes no abatement required)
Site Development	\$ 250,000
FFE	
12,000 sf x \$25/sf	\$ 300,000
Way Finding	\$ 12,500
Subtotal	\$ 3,582,500
Technology	
12,000 sf x \$10/sf	\$ 120,000
Moving	
41,000 items x \$1.40/item	\$ 57,400
Professional Fees @12%	\$ 430,000
Miscellaneous Expenses @ 5%	\$ 180,000
Subtotal	\$ 4,310,425
Contingency @ 15%	\$ 646,564
Total	\$ 4,956,989

McCall Library Mind-Breaking Comments

<u>Category</u>	<u>Description</u>
Innovation	<p>small stage for story telling</p> <p>children's area changes like Seattle children's museum with creative spaces, nooks for reading</p> <p>download stations</p> <p>becoming the central community hub for sharing all types of community resources</p> <p>outdoor movie wall</p> <p>seating around perimeter - lots of glass</p> <p>love the multi-use ideas i.e. podium/hearth</p> <p>4 foot stacks</p> <p>use a 3D printer</p> <p>piano</p> <p>bookshelf rooms</p> <p>outdoor screen for movies and talks and cooking</p> <p>electronic reader boards</p> <p>download stations</p> <p>garage door</p> <p>maker spaces for kids and teens</p> <p>area for ipads, etc.; charging stations</p> <p>vending machines</p> <p>Billings, Montana study rooms</p> <p>Queens children's area</p> <p>iPad charging stations; check out w/card</p> <p>donated materials - in-kind work</p> <p>fireplace hearth as a stage - yes</p> <p>writeable walls; meeting area for staff</p> <p>download station would be ok, but still do want books</p> <p>outdoor movie wall</p> <p>iPad/laptop check out</p> <p>outdoor spaces</p> <p>Boulder workshop</p> <p>separate public space and toilet from library proper</p> <p>download station</p> <p>nooks, ladders, lofts, trees, etc. in children's/teen sections</p> <p>download stations; self service checkout</p> <p>very small coffee, done by professionals or vending</p> <p>plug and play station and moveable screen</p> <p>efficient ergonomically viable work space for staff</p> <p>windows lake view</p> <p>travelers download would be great</p> <p>flexible "clean" maker space</p> <p>Steamboat Springs views</p> <p>enclosed quiet spaces (glassed in)</p> <p>think outside the box</p> <p>special space for kids</p> <p>do not like glass wall rooms</p>

Innovation continued

where can I see a vending machine in action? (coffee)
outside seating
wall tattoos
kid sized door
VR room
outdoor movie theatre
quiet study areas - some with doors, some without
portable service desk for librarian
chalkboard paint for teens
self checkout
Salt Lake grandma's attic

Involvement

dual use of space
sun room that is convertible to an outdoor space in summer
separate, special kids area but be able to see into the room
Farmington, NM children's entrance - dragons, bugs
special space for teens that they design
no electronic signs
evening events
movie wall
recruit donations
teens study rooms and seating - bleachers
small, tidy mobile circ desk!? Wow !
a reading garden outside or inside with plants and a view and porches - YES! Outside/inside flow
book sale area
if the low stacks were on wheels, they could be moved for a program
fireside room for music, story-telling, small classes
meeting room for community groups
craft area; recording studio; walls you write on
couple with city offices, meeting rooms, auditorium
book club discussion
"living room" meeting space for more than one kind of event
outdoor porch
book club discussion
walls for showing movies
fire pit
"friends" space
more books
multiple use concept library -meeting rooms, community use space, training sessions
garden; rotating art from schools and local artists
flexible meeting area like garage door
porch - can be used even when library is closed
teen study rooms
community donation of unique materials
outdoor movie space
community greenhouse and garden
community gathering place
learn hobbies

Involvement continued

book sale/community book sharing area
get community information
move theater
Dolores Colorado - donation community, pastors, fireplace
cozy - shelving, not walls; books form rooms
a new name "Anythink" - what says more than "library?"
outdoor place for summer reading program
friends book store
rooftop garden and flex performance space
meeting rooms - computer ports
shared use space - use in combo with other community services - remote adoption space for local animal shelter;
remote food distribution for food bank; opportunities to include other organizations
outside/inside experience coordinated and complimentary - garage door could connect it
maybe I'm old fashioned, but I really don't like self-checkout

Empowerment

hear a lecture
meditation/study/meeting rooms
staff collaboration and support
portable computer catalog
maker space/activity space
friends book sale
makerspace/multipurpose room - tables on wheels; no carpet
find out - create (not just consume)
non carpet floors
learn something new
find rare, local books
encourage teens - coffee; private performance areas
quiet study room spaces
better staff areas
art - maybe revolving local art
community donations of work and like in-kind trades or professionals
safe, inviting place
seating within the stacks
books and shelves form the rooms
get audio books for visually impaired
transparent walls into craft area - creative space, parent can see children but don't have to crowd in
small study areas/rooms
study rooms; alcove for friends' books; beanbag next to window; wall tattoo, no bleachers they're uncomfortable
upper level - windows on outside, books in middle
relax
open flexible space for presentations, performances
low water landscape
living walls
glass windows in adult leisure reading area
friends book sale area
perform music
break area for staff as well as "lookers"
community access

**Empowerment
continued**

rooftop space!!!
friends book sale in-house
study areas with smartboards - adjustable/movable tech
bike and picnic areas
solar
dramatic entrance to children's area
engage my kids in learning something new
find calm
discover something new
connect with fellow community members
wood stove (cozy); large hearth (story-telling)
use barn siding (etc.) from local sources for trim/detail
fireplace
bike racks
space for classes to learn second language
friendly to bikes
lots of natural light
teen designed study room
small rooms for multi-use

Experience

like the fireplace idea
coffee
fireplace
roof top terrace would be beautiful (Rifle, CO)
light - more natural than artificial
a living room spot - fireplace. Special room - everything donated by the community
lots of light
rooftop space
welcoming, warm, cozy, ample seating, windows
two floors plus roof deck (go up in space)
outdoor shaded space - Yes!
recording studio
love having an outdoor space
sunny seats - a variety of seats
story readers arena
harmony
catalogue by topic - not DD
outdoor space! Roof top!
glass and windows
go up!
window seat light
cozy fireplace and reading area with books as rooms appeals to me - a "haven;" face out books is fun and interactive;
non-fiction subjects are user friendly
like a retail store; cozy; coffee shops; low stacks - open; face out display
local history area
seating nooks integrated into stacks
lots of windows - some that connect outside with inside
story pit with dome roof that has the constellations on it

**Experience
continued**

yoga room
fireplace
children's door; grandma's attic in actual attic
separate spaces for quiet and for visiting
fireplace
gas fireplace
lots of glass facing lake view; coffee shop!!
"special" places - cozy window seats; story telling area; g
lots of light
outdoor spaces - porch with 24/7 Wi-Fi
books arranged by categories
upstairs seating areas facing the lake
space for Friends of Library
outdoor porches
love the idea of windows, natural light, and taking advantage of the view
nod to McCall history....Little Ski Hill, Roseberry, Brundage, etc.
modern/open - with glass on outside - not "cozy"
reading nooks
fireplace
comfortable casual community meeting space
cozy, living room style; books create rooms
collaboration/meeting rooms
outside patio would be great but needs to be designed so it doesn't have to be shoveled in winter - rooftop would be ok
seating towards "view" with covered porch
cozy fireplace
warm sitting area for reading
virtual office - high priority
glass walls; cool signage
creating the "lost" art
two floors - attic/cozy nooks; cabin feel
fireplace
kids love cozy, inspiring spaces - comfortable, small, intimate, well lit (good light) (Adults too?)
special children's space for story telling and interactive play. Magical and intriguing
bean bag chairs; comfy seating
shelving books under subject headings - help with browsing
enjoy learning
real attention to noise
window reading spaces with comfortable furniture
Rifle, Colorado
modern design - lots of glass and windows
a coffee/tea room
maximize the view of lake and mountain - lots of windows
indoor/outdoor space
woodstove
beehive with bookshelves on outside
curtains separating rooms, cozy rugs
comfortable outside spaces
greenhouse-like structure for McCall in winter! Maximize the daylight!

Experience continued

coffee shop
low shelves are nice
lots of light - views of the lake
East Plains - fireplace
egg chairs for watching movies
kids space
need one quiet space
cooking cart and cooking lessons - partner for food pantry
computer room, separate from books
an inspirational space that is inviting to spend time in - welcoming
special children's room with natural aspects - trees, clouds, stone

Sustainability

Billings, Montana recycled materials
recycled materials! Garbage warrior
combine with mixed use community center a non-profit center
renewable energy source
solar
natural light
geometric greenhouse
nature plant garden
natural lighting
skylights; cyclist support
garden space!
use of 2nd story or roof/cantilevers to allow outside activity in all weather
air conditioning
alternative energy; renewable
bicycle parking! Yes!
solar power
love Pump House books - please keep it
learn to garden
solatubes
daylight
rooftop garden
yes to all - solar, rooftop garden, natural light, local recycled materials
solar energy
sustainable garden
we have enough coffee shops in McCall, we don't need one in the library
community garden
solar power
xeriscape
let's focus on the future - eco-compatibility. Our library can give back to the community through
environmental responsibility and awareness
indoor community garden!
green space inside and out
energy efficient building
more bike racks!
solar tubes and renewable energy sources
lost arts space and programs

Sustainability continued

outdoor areas
improve and update staff work environment
LEED, if possible
passive solar building
have a special space for: children, teens, home schooling, quiet/cozy spaces
bicycle covered area
plan for view to south serves developed landscape

Flexibility

shelves on wheels - create temporary rooms for kids to hang out
no drive-up window!!
a place for the Friends of the Library
download station and checkout for laptop in library
garage door - flexible space
Billings - great story time room and coffee shop
bike storage; outdoor seating areas
stage that coverts to seating area
lots of makerspace
Steamboat - light and seating
useable outdoor space
flexible community room
division between young, middle and senior activities
outdoor seating for enjoying McCall
buy a used book to raise money for library
more meeting space
low shelves - seating in-between
computer lab
Steamboat Springs open seating
coffee shop!!
meeting room suitable for travel logs/community meetings
need a multipurpose room - garage door idea is a great one - could also double as a computer lab
outdoor reading area, lots of glass with views
self checkout
multipurpose room with garage door - good idea!
books/shelving creating rooms
flexible shelving/portable
multipurpose room
study room with glass walls
multi-purpose/use rooms
porch
Carbondale - porch in front with public art
book source
low shelving = open feeling; natural light

Creativity

community garden and greenhouse
no, on watching a screen during story time
makerspace with art/craft supplies
glass circular room outdoors
musical instruments: check out, donations, music room

**Creativity
continued**

creative space for 3D printing, cooking, crafts, art, music
art supplies to check out and an art room to create
green screen room
how about a really big aquarium with western trout e.g. LLBean store in Freeport, Maine
scenic views - lake, mountains
piano, public art
work spaces/enclosed study rooms available for the community
music studio
lots of glass!
creative space - where one can make a mess, together
green screen and sound recording area
special story time area - utilize smoke-jumper parachute
chalkboard panels for fun and communication
craft area for kids, glass walls to see and not hear
comfortable reading area with a view of our beautiful environment
loud (active) space and quiet (contemplative) space
recording studio
craft area
large chalk board walls
dolls, with clothes
children's craft room, rubber floor and glass walls for separation
music, listening stations
chalkboard art walls - make your own art
Anythink - children's tree houses
whiteboard walls for brainstorming/planning
CO airplane: McCall space tie to Barbara Morgan, teacher in space; sit in model
the book door is awesome
teen space - giving them ownership over the space is a great idea
collaborative space is an empowering space
very special story time/children's area
bicycle garage (as in Holland)
Friends book sale area
different color rooms (pastel? Local artist murals?)
glass walls that open up!
take advantage of spectacular view with seating area!
separate media area for listening, watching, editing, circulation
remote camera for children's area
Sharlive (?) Dragon incorporated
treehouse style children's area with wooden bleacher style seating
glass meeting room
recording studio
fireplace
oral histories in inviting situation
recording studio; green screen; walls you can write on

Collaboration

emphasize Community Center
dress up
local artists painting doors
teen area
combine with the proposed Convention/Auditorium Center
involve teens in design
performance space
kids play area
small comfort zones with consideration to all ages
maker space and audio/video abilities
pet friendly
community donations - I like the way this indicates buy-in and excitement from the local community
download stations or email checking place - can this engage our community of weekend people?
presentations
senior area
enclosed space with table and chairs (enclosed with glass)
study rooms; small meeting spaces
community meeting spaces
like glass walled meeting spaces but you need to have curtains or shades so it can be private and shared
local artists contributions
smart board for collaboration
seating that can be rearranged; flexible seating
comfortable, inviting nooks of all shapes and layouts - solo quiet work, conversations, co-creation
spaces - opportunities to connect (unplanned)
computer lab for classes and general use (QuickBooks, excel, word, etc.)
walls to write on
need community space
public art and display areas
laptop/iPad supply
non-traditional seating for teen area
white board or smart board walls

What you can do in a Library

community involvement (book groups) gathering space
use the computer to get on the internet
enjoy a circular fireplace in a comfortable chair with a coffee
movies, outdoor and indoor family involvement
work quietly on my laptop
Friends book sale space and workroom
heated debate
space for used book sales (Friends of Library)
facilitate a class
play chess
read magazines that are not free online
relax
access information
when I am on a trip it is a great place to go to check email and look for places to stay
find a great book to read
occupy kids

**What you can
do in a Library
continued**

browse
meetings
meditate
explore and develop a passion - be a self-directed learner of any age
help each other
find a story you love (or many)
be creative
experience culture and engage
meet with community groups (e.g.: book clubs)
read one of the latest NY Times best sellers!
see children and mothers/fathers learning together
upstairs view of the lake
enjoy a beautiful space
set the kids FREE!
interact with other parents
large TV with all community events
trick or treat
build castles with blocks
raise a book lover - story stop!
check Consumer Report magazine articles
get help; find books
hear a lecture or presentation
place a hold
hear a lecture or presentation
explore!!
send email

Miscellaneous

auditorium/classroom with curved seating for discussion
meditation
reach out to home schooling community to ascertain needs
a library as the anchor of creating a vibrant, welcoming town square for all citizens and visitors
more parking
music lessons
computer classes
fireplace
Carbondale library
art gallery/historical display
can we harness the smoke jumper idea/theme? Children's area?
Casey wants a digital bulletin board
covered bike rack
I think what makes this library special is the friendliness of the people here and their invitations to come in and
become involved
keep the "small town feel"
music instruments

Library Programming Survey

We would appreciate the Library responding with brief answers to the following of list of topics that will be useful for the development of our Feasibility Study. It would be helpful to have any quantifiable items included where possible.

1. Community- (briefly describe): McCall City + surrounding housing developments and Lake Fork. McCall population: 3,006. Second homes make up 65-70% of our City, and therefore part-time residents can swell our population to nearly 10,000. We are the only public library serving the greater McCall and Lake Fork area, where the zip code population is 5,903. Second home owners tend to be better educated, retired professionals. Also we have high tourism and short-term visitors in town.
 - a. Demographics
 - i. Primary user groups: City Resident Memberships: 2,695
Non-City Resident Memberships: 712
Special Memberships (scholarship, school, Friends): 450
 - ii. Any 'bubbles' in terms of age groups: Heaviest library use is among families with children, and retirees.
 - iii. Languages: Mostly English, some Spanish
 - iv. Potential new user groups: online users, e-book users
 - v. Schools nearby: Closest: McCall-Donnelly High School; Heartland High (alternative school); Payette Lakes Middle School; Morgan Elementary School; Mountain Life (private, Christian school); preschools
Home schoolers: Yes, they use our book collection and one small group (less than 6) meets approx. 5 times per year here for a few lessons. We do not have a large, active group that we are actively partnering with.
 - vi. Growth: A 2015 study by a firm employed by St. Luke's Hospital McCall predicts overall no population growth for 20 years, but rather a shift in composition to an older population. (Need to prepare for a lot of retiring Baby Boomers.) McCall School District, however, has seen 4% growth this year. In spite of the Hospital's study, many indicators are up: building permits, Local Option Tax revenues, new businesses, tourism, and new affordable housing units. For our library, however, the past 13 years we have experienced an 82% increase in circulation and a 567% increase in program attendance.
 - b. History and character
 - i. Landmarks: Natural landmarks come to mind first: Jug Mountain, Payette Lake, and Brundage Mountain frame our town and library. First Euro-Americans to settle here were predominantly Finnish. Our town has burned down several times over its history, due to construction with local materials of wood and river stone. Therefore there is no overall dominant historical architecture style. The best known is the Central Idaho Historical Museum on the corner of Lake and State. 2007 City of McCall Comprehensive Plan lists all "registered" buildings and a synopsis of styles.
 - ii. Identity: The "small-town book feel" is something we don't want to lose, even with bigger space. One patron called us the "Trader Joe's of libraries" by which she meant we are small and easy to negotiate, but seem to have everything patrons want.
 - c. Friends of the Library / Library Foundation / other supporting entities: Friends of the Library have played a traditional role for decades: book sales 2x per year at the library; ongoing book sales at the Pump House used book store. Friends would prefer to have their book sales and storage at the library location instead of at the Pump House on State Street.
 - d. Creative community
 - i. Arts: McCall Arts and Humanities Council; Alpine Playhouse uses our library after hours for rehearsal space. We have considered partnering with MAHC for an outdoor mural incorporated into our new design, and/or for a partnership to create a rotating display of local artists' framed work on the wall.
 - ii. Music: McCall Folklore Society, McCall Music Society. There is a movement to build a performing arts center in McCall, but currently delayed due to funding and property negotiations. Our annual festival in Roseberry will be on when you're here in July!

Library Programming Survey

- iii. **Makers:** Just got our first 3D printer, and we have some educational bots, but we do not have a dedicated Makerspace. We roll out the equipment on demand or during special programs. We have always done the low-tech Maker's stuff like knitting, art, etc.
- iv. **Other:** We offer many workshop type programs, a weekly story time with art/craft activity, and summer reading activities that have no space except to use the Conference/meeting room, which is too crowded, or to burst outside.
- e. **Local competition**
 - i. **Bookstores:** McCall Drug/Blue Grouse Books is one block away. Friends of Library sell used books year round at the Pump House Used Bookstore down the street at the Historical Museum complex.
 - ii. **Media:** Star News (weekly) Tom Grote, 208-634-2123=most important for McCall; Idaho Statesman (daily, Boise) 208-377-6200; KDZY 208-634-3781
Closest movie theater is in Cascade (35-40 minute drive)
 - iii. **Coffee Shops:** The closest ones are Foggflifter (local) and Moxie Java (an Idaho chain). Our Friends group has expressed interest in managing a coffee bar/reading room in conjunction with their used book sales at the library.
 - iv. **Other:** Yellow Couch Teen Center provides a place for teens to hang out over the past 4-5 years.
- f. **Local alliances:** We have great relationships with the M-D School District, Mountain Life School, Rotary, Fire station, 3 daycare facilities, Arts and Humanities, book clubs...

2. Collections

- a. **Primary division of collections (i.e. adult non-fiction, children's picture books, DVDs etc):** Material Type Setup document is attached.
- b. **Collection size per area of collection quantified:** Getting ready to send to Dick; will copy you in separate email
- c. **Percentage of collection typically in circulation per area of collection:** will copy you from Dick's separate email
- d. **Current library technology resources quantified (desktops, laptops, etc):** 5 desktop stations for staff; 2 B&W printers for staff; 7 public access computers with high-speed Internet; Wi-Fi available, and a Printer/Scanner/Copier machine. Also have a PrintBot 3D printer.
- e. **Library user demographics:**
 - City Resident Memberships: 2,695
 - Non-City Resident Memberships: 712
 - Special Memberships (scholarship, school, Friends): 450
- f. **Collection goals and vision**
 - i. **Growth areas:** Non-traditional items (i.e., pedometers, fishing poles, bike repair kit); may want to add circulating tablets or wifi hotspots.
 - ii. **Decline areas:** reference, Eames collection. Just removed music CD's. Predicting a move toward more online magazines and less of them in print. Predicting (down the road) less use of Audiobooks on CD, and more use of downloading audiobooks digitally.
 - iii. **Long-term approach to growth:** Library Board directs us to keep "classics" and local Idaho/McCall materials regardless of circulation, but otherwise if materials are not circulating for a couple of years, they are weeded to make space for the newly published.
- g. **Local / historical collections:** Idaho Room has local interest, Idaho history materials, and newspapers dating back to the very first copies ever printed. Need to find better location for our "archives". Filing cabinets in Idaho Room will eventually be moved to the City vault or else will need fireproof storage on site at library.
- h. **Security/RFID:** None
- i. **Classification system - Dewey, BISAC, etc:** Dewey

Library Programming Survey

3. Creativity
 - a. Current library programming: Has exploded in the past 14 years, as a direct result of being an item of focus from the Library Board's past Strategic Plan. We have added new Programming staff but have no additional space to accommodate creative programs.
 - i. After-hours capability: Yes, many groups register to take a key and use our public meeting room or front room space for larger groups. They lock themselves out and put the key through the book drop before going home. We are the only free meeting space in town. It is a bit of a security risk to operate this way.
 - ii. Other local resources:
 - b. Programming goals and vision: Continue to offer and more strategically analyze success of our dynamic, creative programming. For this we desire a multi-use space that can be flexible use, and more storage.
 - c. Staff / volunteer / user talents: Our well-rounded staff is able to enthusiastically deliver customer service, reader's advisory, tech support, makerspace activities, and children's programs. We rely on volunteers for presentations, adult programs, and summer reading presentations. Only rarely do we ever pay someone for their talents for a program. We would like more space for staff break room, which could include space for visiting volunteers to put their things, as well.
 - d. Technology needed to support vision: We'd like to see a permanently mounted projector, screen and speakers that can be used in a reconfigurable space for after-hours programs without setup/takedown each time. I am sure that electrical and wireless is at its maximum, and we'd like to see more capability for patrons bringing their own devices into the library.