



Burleson Public Library

City Council Presentation | February 05, 2024





TALKING POINTS

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O2 Year 1 Master Plan Findings
O3 Project Goals & Visioning
O4 Plan Development
O5 Exterior Perspectives
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Cost Estimate and Schedule

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01 Introduction

720 design Inc. is a boutique planning, architecture and interior design firm devoted to the development of modern library spaces where communities can gather to learn, play, dream, and explore.

Have completed <u>over 350 library</u> <u>projects completed</u> across the country.

Bring a wealth of knowledge,

lessons learned and expertise
to each unique library project.

Started working with Burleson on a Library Master Plan in January of 2022.

A Few of Our Projects



Seguin Public Library



Round Rock Public Library



Frisco Public Library

Our Team



Maureen



Sonya



Michelle



Mia

02 Year 1 Master Plan Findings



History of the Burleson Public Library

The Burleson Public Library opened in 1971 in the historic Renfro-Clark House in Burleson. Burleson citizens approved a bond election for a larger, more modern facility that opened in March of 1980, but the library eventually outgrew that building as

In June of 1996, after a special election passed for the construction of municipal facilities, the library moved into a new 17,000 SF library at 248 S.W. Johnson where it is still in peration today.



Library Discovery Tours

Prior to beginning the master plan process, library staff and consultants toured Texas libraries to evaluate best practices and new services at new and renovated libraries across the region. This gathering of information was invaluable to the planning process as staff provided pictures and images of aspirational services, systems, furniture, and layouts to be interpreted into the Burleson Public Library culture.

Four tours were planned and embarked upon including:

- John and Judy Gay Library, McKinney, TX Lewisville Library, Lewisville, TX
- Flower Mound Library, TX
- Euless Public Library, TX



Existing Facility Assessment



Building Sq. Footage: 17,000 sf

No. of Parking Spaces: 67 (2 HC)

Site Size: 2.3-acres

1994

Year Built:

The library building has been well maintained but is showing wear from years of heavy community use. It has reached the time for an update/refresh to finishes and fixtures.

Parking spaces meet the City's Parking Ordinance (61) but not library best practices (85) reflecting community input that parking is inadequate for the use especially when programs are offered. The building was planned to expand to the northeast to add approximately 6,800 additional square feet to the building.

Built in 1994, it does meet the original intent of ADA but does not reflect changes and updates made to the civil right since that time. There is an exterior ramp near the two accessible parking spaces, but it is long and hidden causing those with mobility issues to take the

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Burleson Library Report | 5

Community Input Fast Facts

- +450 Responses (Online and In Person)
- 92% Library Card Holders
- 63% borrow books for adults (the adult collection was listed as the most valuable resource in the library)
- 39% borrow books for kids (Children's story time) is the 4th most valuable resource)
- 76% of online survey respondents prefer one, large, full-service library location

Reasons given for not going to the library include:

- lack of time
- use the internet
- library doesn't have what they need
- use digital materials



Top Requested Services

(in ranking order)

Quiet Reading Area

Outdoor Study/ Work Space

Multi-Purpose Activity Room

Community Gathering and Performance Spaces

Teen Activity Area

STE(A)M Learning Area

Mobile Demonstration Kitchen

Group Study/Tutoring Room

Outdoor Learning

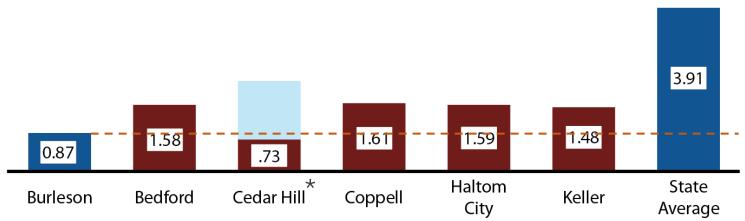
Coffee / Vending

Craft Room / Makerspace

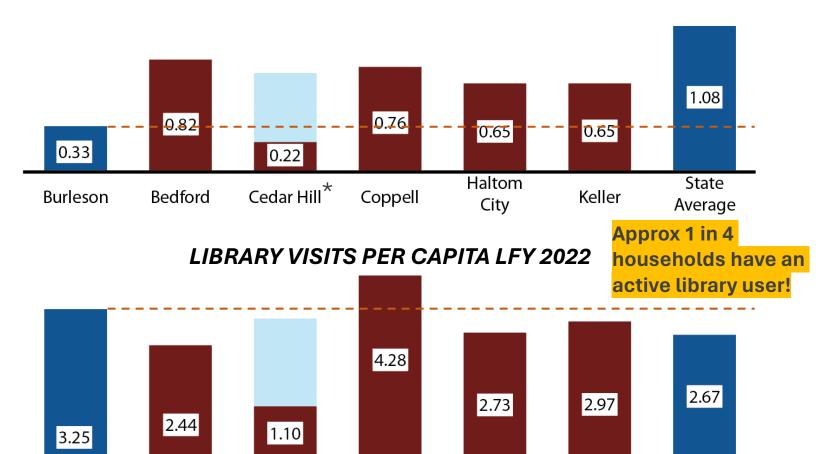
Computer Lab / Technology

Peer Comparison Fast Facts

BOOKS IN PRINT PER CAPITA LFY 2022



LIBRARY SQUARE FOOTAGE PER CAPITA LFY 2022



Coppell

Haltom

City

Keller

Cedar Hill

Library Square Foot per Capita and Standards

Year	Population	Existing Gross Square Feet	Gross Square Feet Per Capita
2023	51,715	17,000	0.33
2035	78,445	17,000	0.22
Build Out	103,662	17,000	0.16

Based on current conditions, the chart above shows the serious decline in square feet per capita if the library does not expand.

Library Square Feet Against Texas State Library Standards

Year	Population	Square Feet @ .51 SF Per Capita (TX Overall Aver- age)	Square Feet @ .6 SF Per Capita (ALA Basic Standard)	Square Feet @ .8 SF Per Capita (ALA Mid-Level Standard)	Square Feet @ 1 SF Per Capita (ALA Exemplary Standard)
2023	51,715	26,375	31,029	41,372	51,715*
2028	66,864	34,101	40,118	53,491	66,864
2035	78,445	40,007	47,067	62,756	78,445
Build Out**	103,662	52,868	62,197*	82,930	103,662

* Exemplary for 2023 population, sufficient for buildout population

Based on current conditions, the chart above shows the serious decline in square feet per capita if the library does not expand.

Bedford

Burleson

State

Average

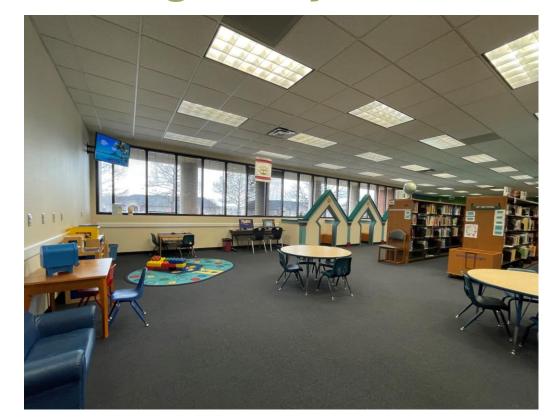
^{*} Cedar Hill Library is in construction, blue indicates numbers once project is complete

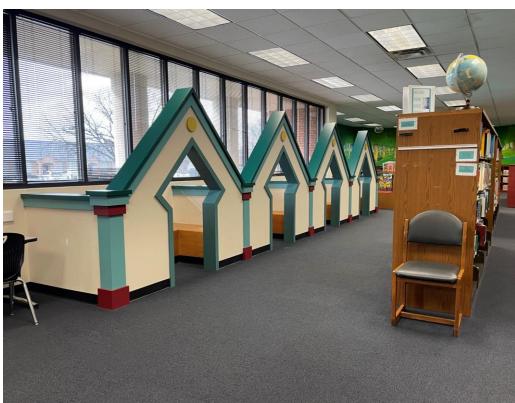
^{**} Build out population as defined by City Engineering team

Building Program Summary

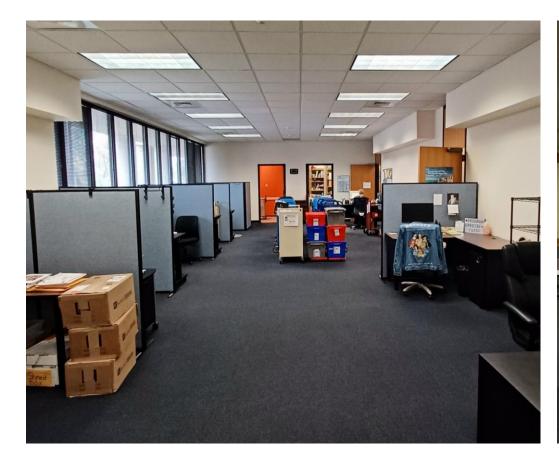
BURLESON PUBLIC	LIBRARY		
A. Lobby	Lobby		
B. Gathering Spa	3. Gathering Spaces		
C. Browsing and	1,560 SF		
D. Circulation/Ma	460 SF		
E. Adult Services	10,439 SF		
G. Youth Services	9,076 SF		
J. Tween Service	1,108 SF		
I. Teen Services	2,560 SF		
K. Administration	1,370 SF		
L. Youth Progran	1,504 SF		
M. Adult Program	1,048 SF		
O. Collection Dev	658 SF		
P. Circulation and	2,048 SF		
P. Library Staff S	1,561 SF		
R. Building Suppr	3,100 SF		
	TOTAL ASSIGNABLE SQUARE FEET	48,404 SF	
	Gross Square Footage (75%)	60,505 SF	

Existing Library Photos













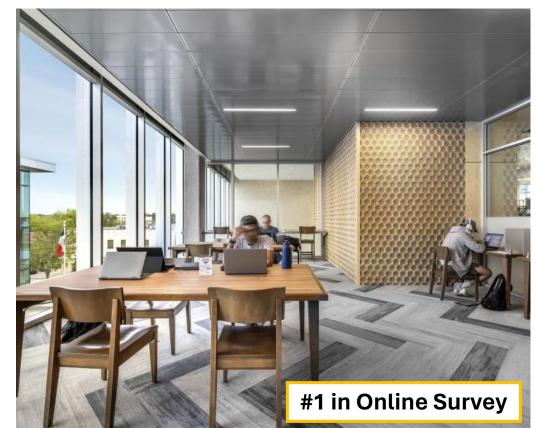
02 Project Goals & Visioning

Themes from staff and community feedback.

Outdoor Recreation DOWN TO EARTH FAMILY FRIENDLY HOMETOWN THE CITY OF **Family & Community Pride MODERN** COZY **Authenticity Surprising & Unexpected** CLEAN LINES WARM CLASSIC **Well Rounded**



Communicating Stair



Quiet Reading Room



Variety of Adult Seating



Children's Reading Area



Outdoor Reading Areas

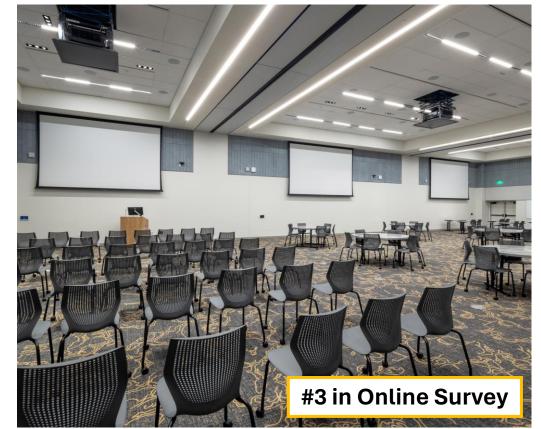


Children's and Youth Variety of activity





Community and Gathering Spaces



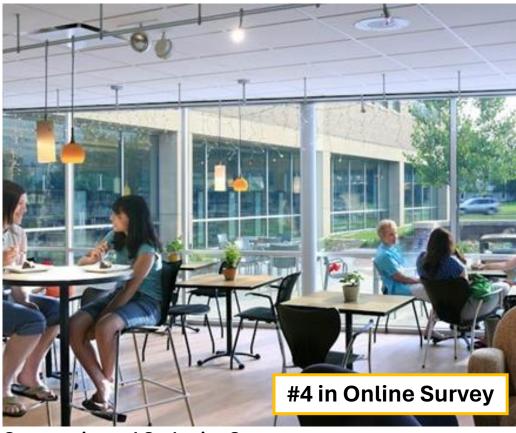
Meeting Rooms



Teen Area



Study Rooms



Community and Gathering Spaces



Makerspace



Neutral & Natural Adult Spaces







Bright & Bold Children's Spaces











Amphitheater



Literary Park Inspiration



Shaded Reading Areas



Interactive Art & Play



Organic Seating



Book Drop and Service Window





Burleson Aesthetic



Statement Outdoor Spaces



Clean Lines



Recognizable as a Civic Building



Pops of Color

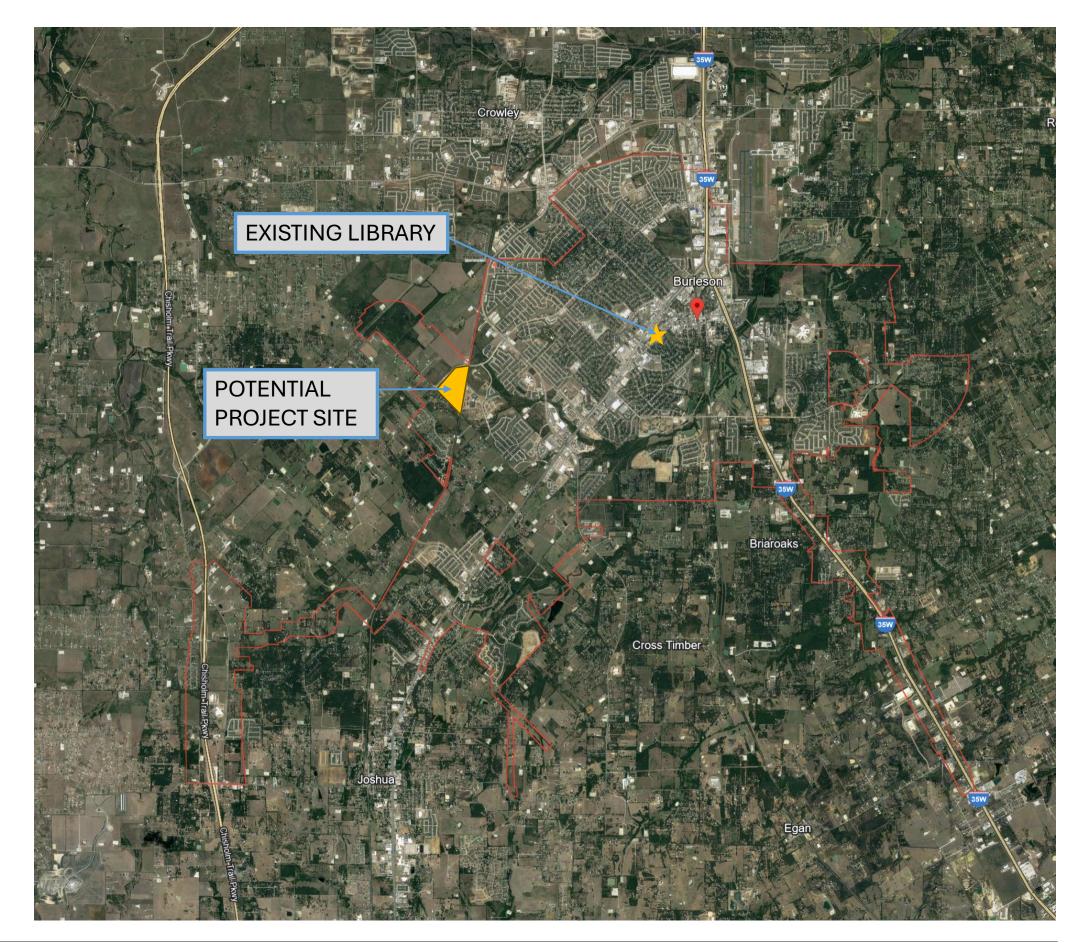


Referential to Historic Context

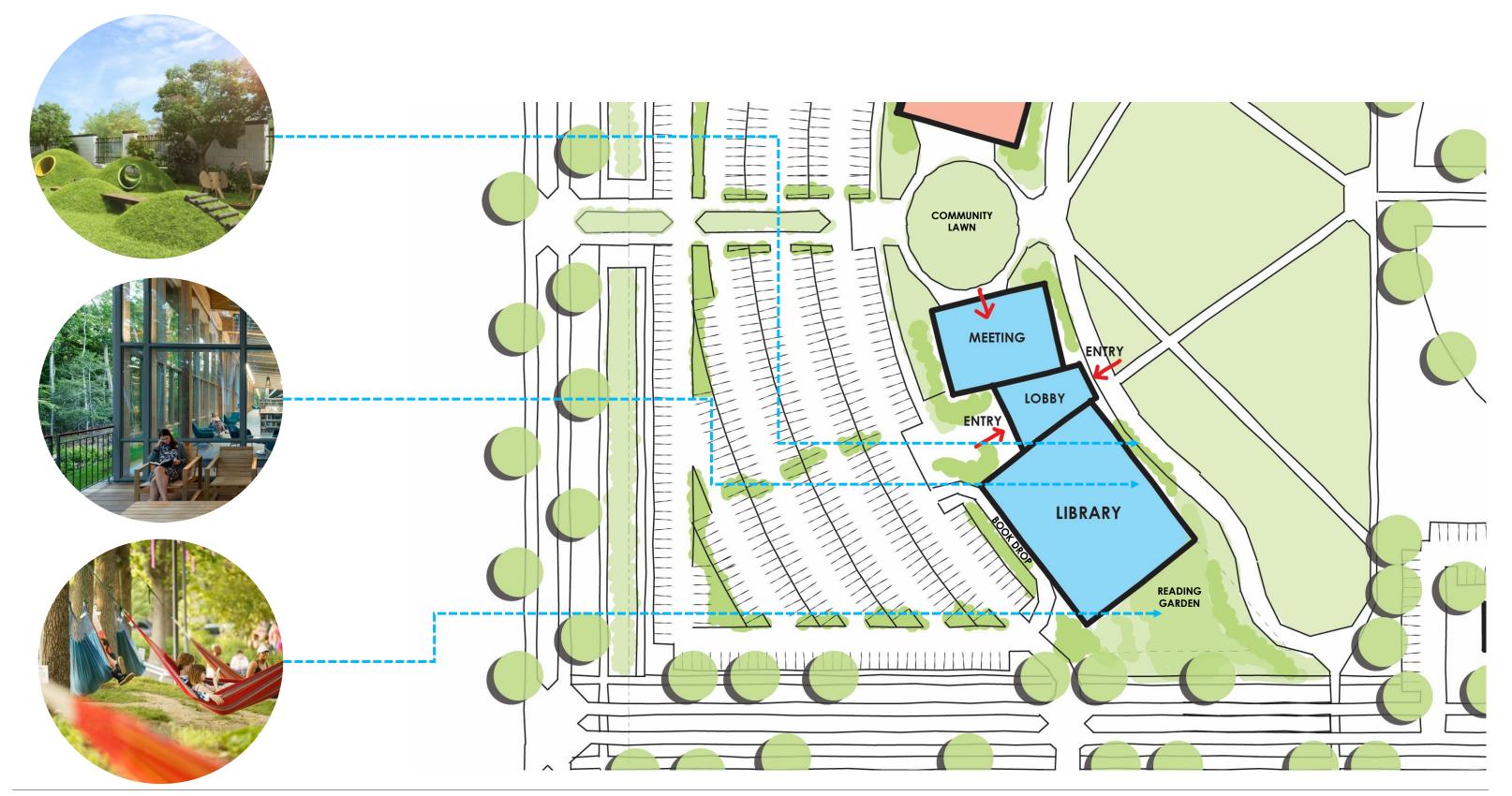
03 Potential Project Site & Plan Development

Site for Study:

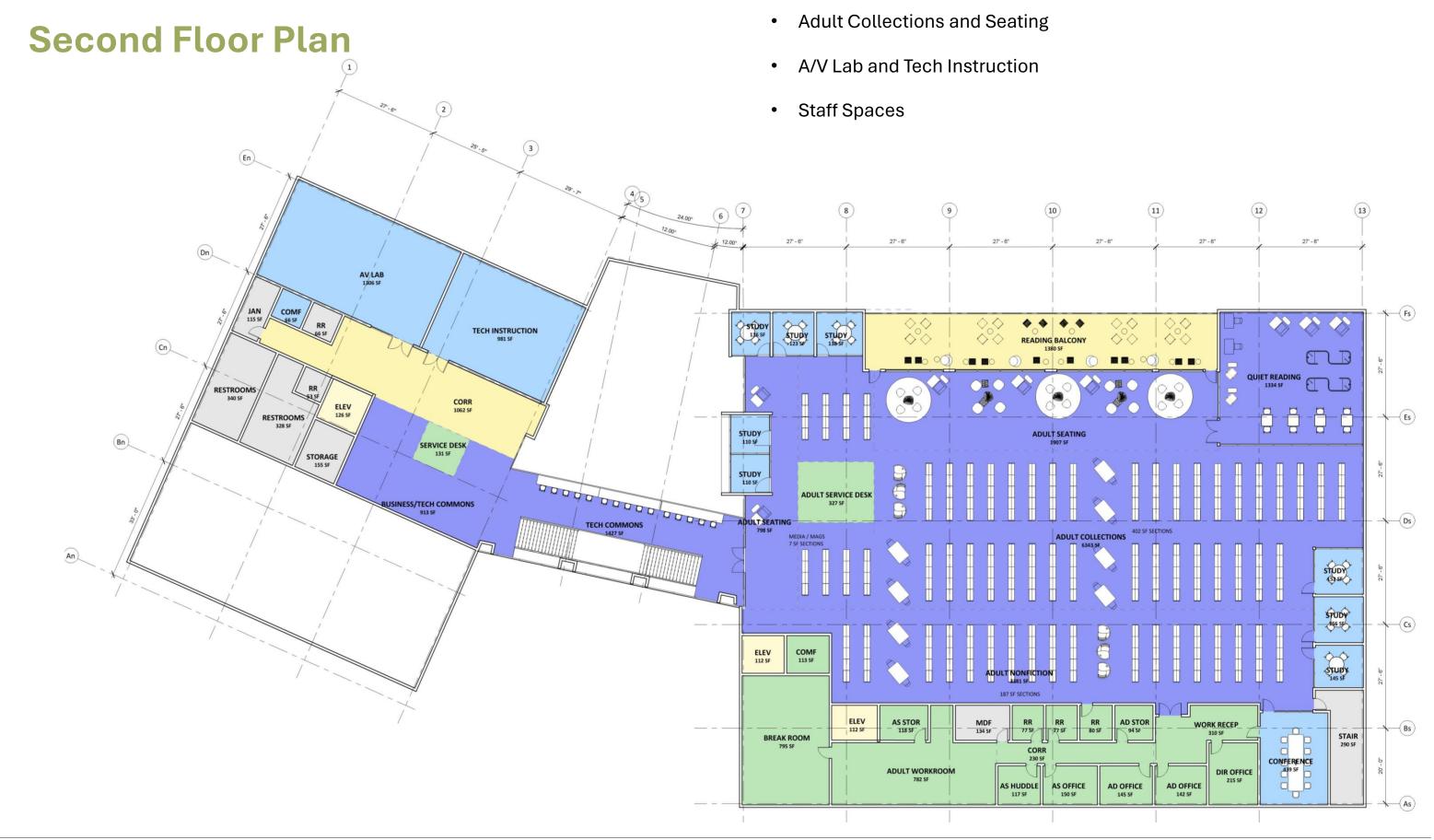
- Land City already owns
- Enough space for the library
- Previously discussed as a potential location for a library
- Beautiful site with natural features



Library Site Plan







04 3D Interior Development



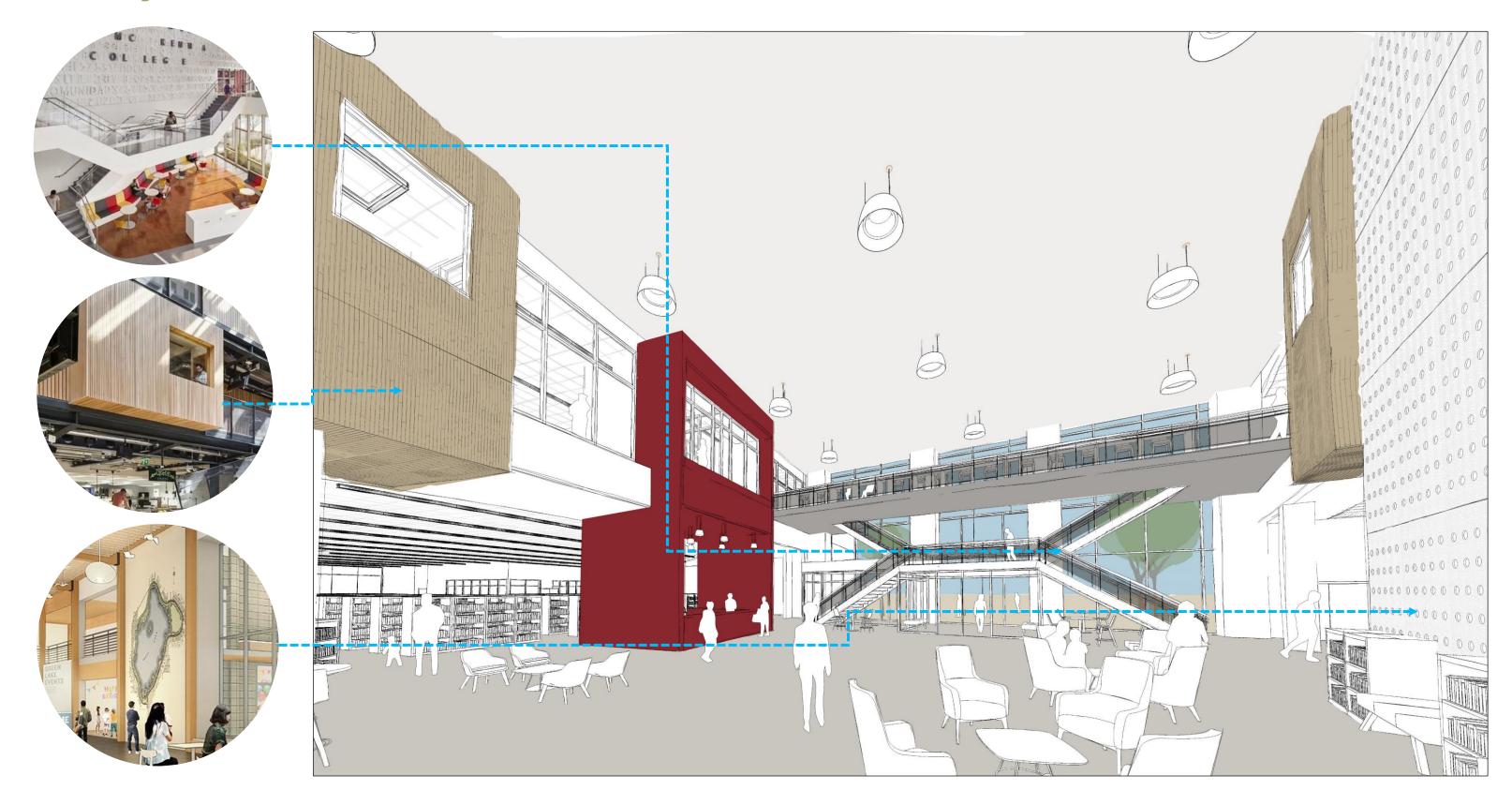






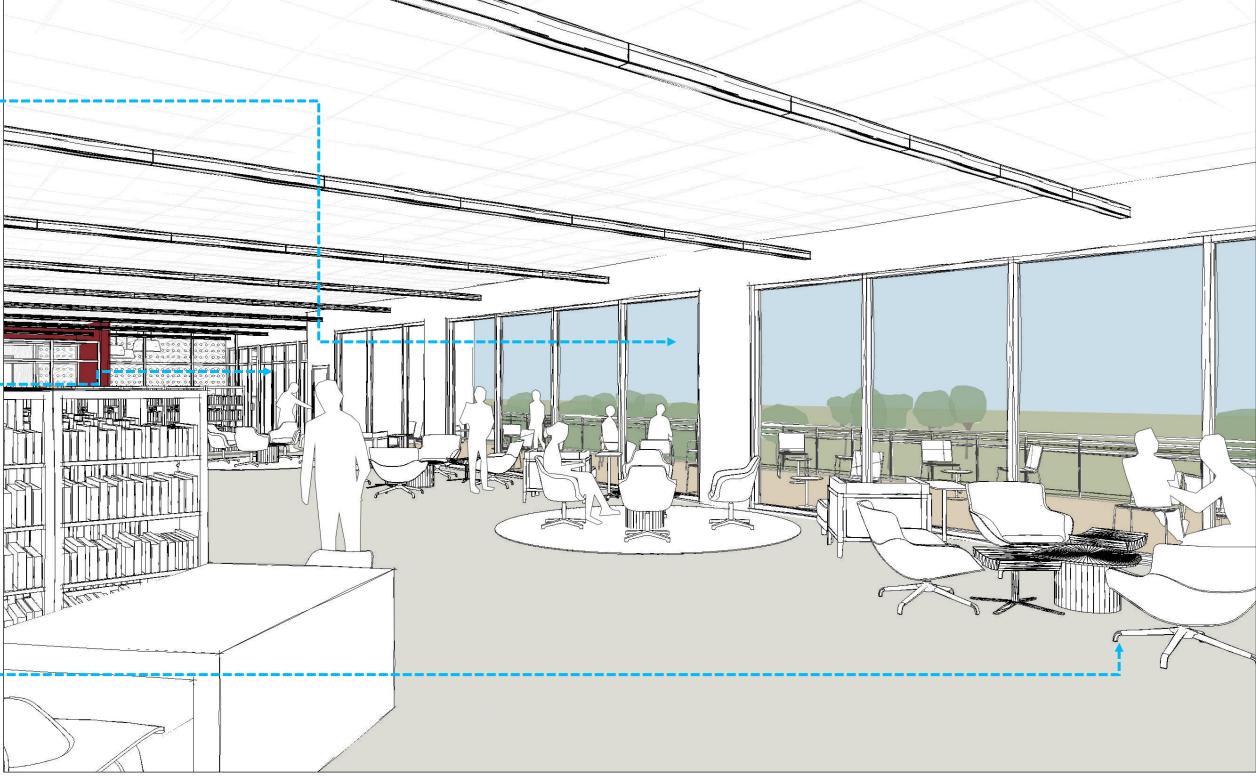


Lobby

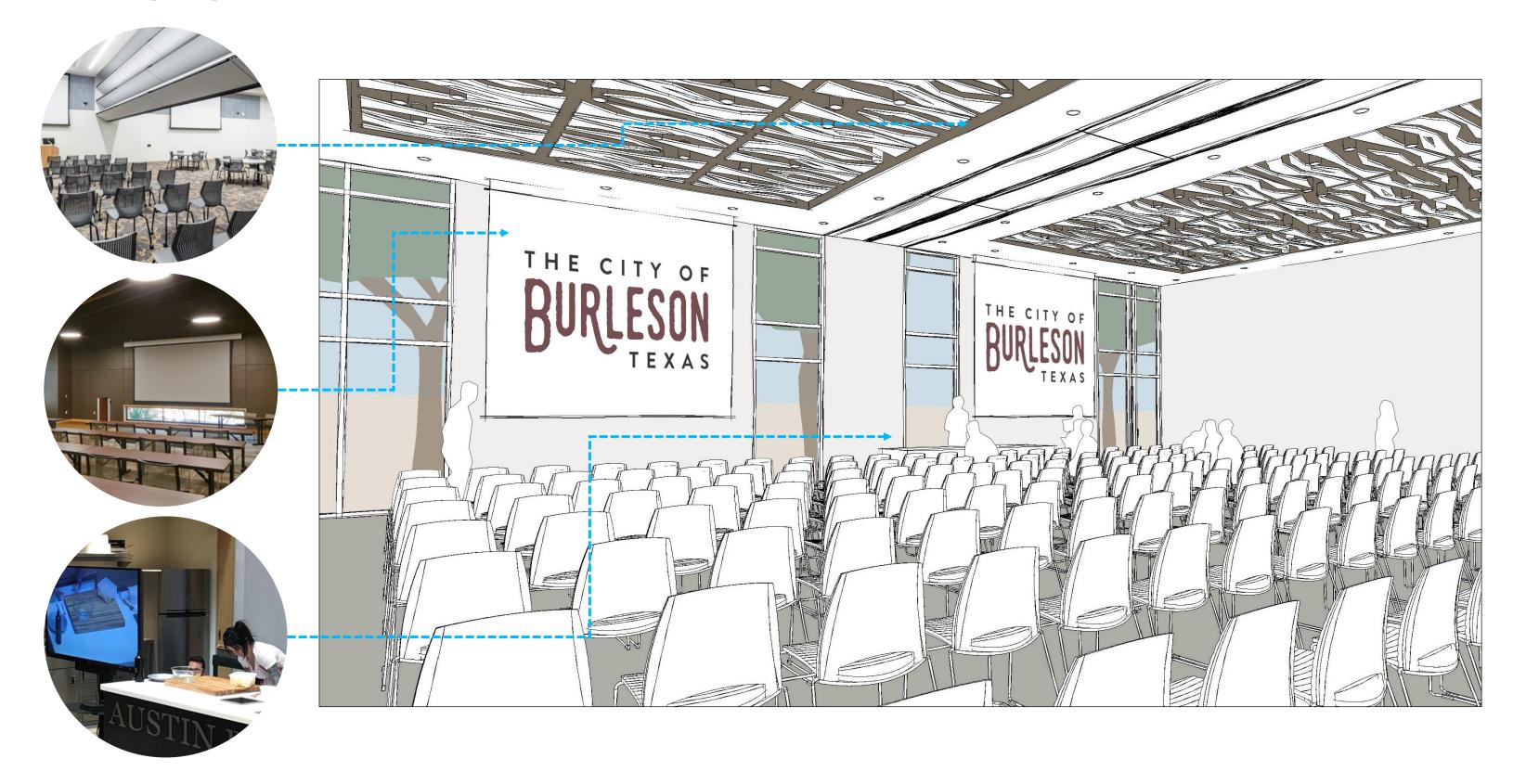


Adult Reading Area





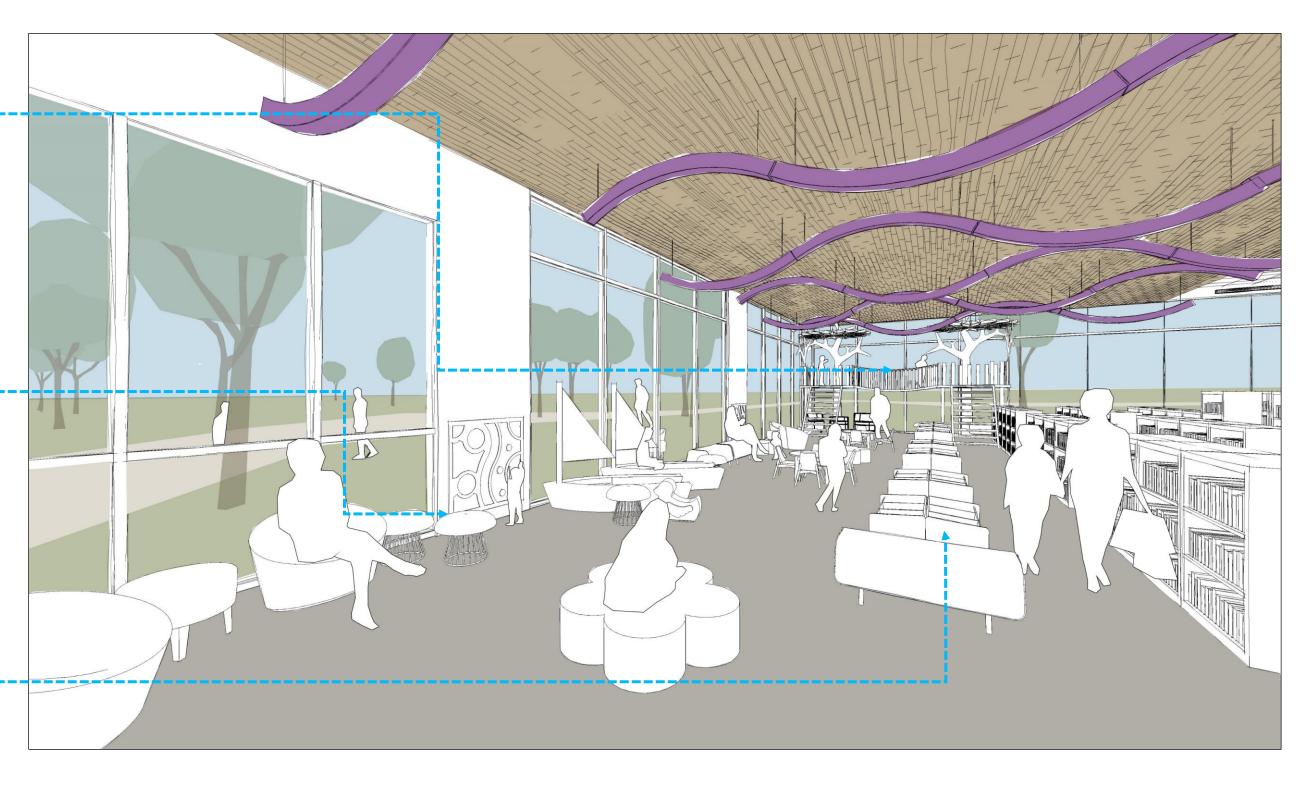
Multipurpose Room



Children's Area

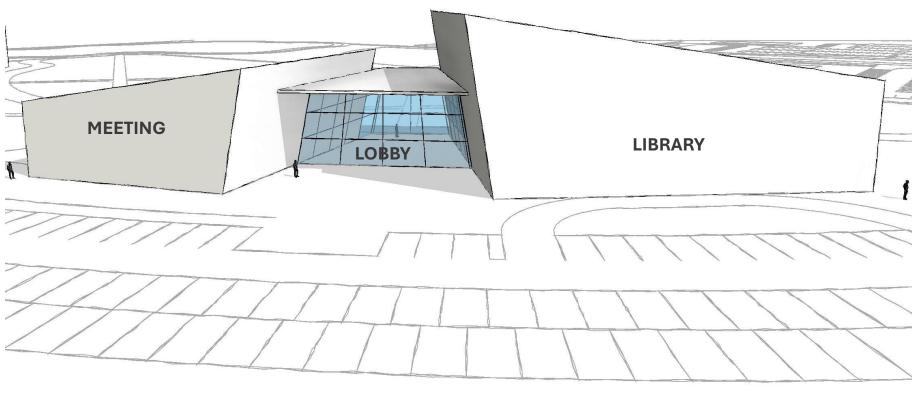






03 3D Exterior Development





Exterior Option A





- Regional / Rustic
- Transitional style ties into historical context
- Brick and metal, with wood accents and pops of color
- Natural light and park views
- Grand outdoor terrace facing park





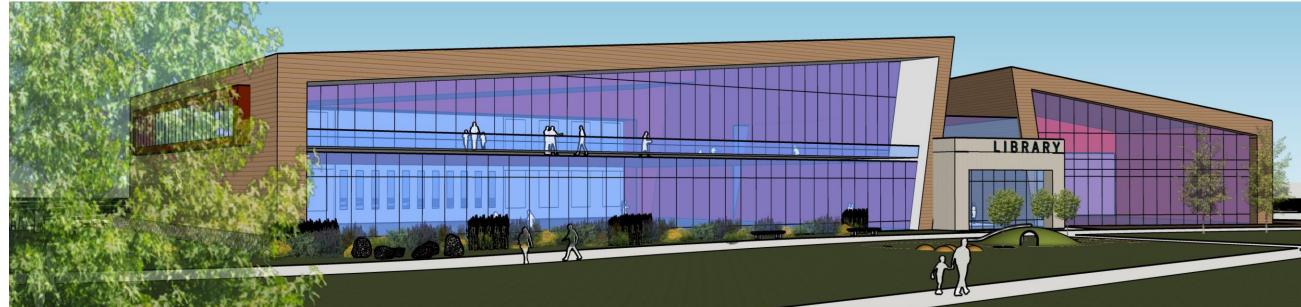
Exterior Option B





- Iconic and Civic
- Traditional materials with a modern form
- Geometric shapes, raw textures, and simple materials (wood, corten steel, masonry)
- Natural light and park views
- Grand outdoor terrace facing park





Exterior Option C



- **Bold and playful**
- Dynamic, eye-catching façade
- Geometric shapes, vibrant colors, and simple materials
- Natural light and park views
- Grand outdoor terrace facing park





04 Cost Estimate

Summary of Costs for 2024

 Site Costs* (Parking):
 \$ 500,000

 Construction Costs:
 \$39,232,490

 New Furniture:
 \$ 3,412,220

 Summary of A/E Fees:
 \$ 5,587,521

 Owner Direct Expenses:
 \$ 3,791,625

TOTAL: \$52,523,855

*Site costs only include parking required for library, additional site development not included

Escalation at 6%/year

2025: \$55.67 m 2026: \$59.02 m 2027: \$62.56 m 2028: \$66.31 m 2029: \$70.29 m

*Based on current construction costs
- assume 6% increase per year for
escalation

Comparative costs

Burleson est.: \$860/sf*
Anna**: \$707/sf*
Dripping Springs: \$1018/sf*
Cedar Hill**: \$747/sf*

*Variations reflect differences in project scope, quality of materials, etc.

**Escalated to 2024 costs assuming 6% increase per year



Conceptual Project Schedule

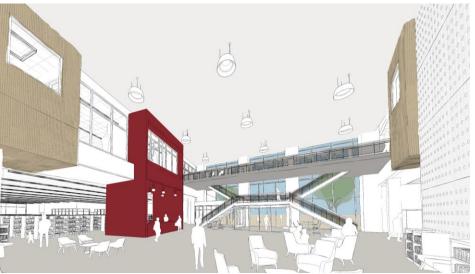
The construction of a new library is not currently included in the city's five-year capital plan.



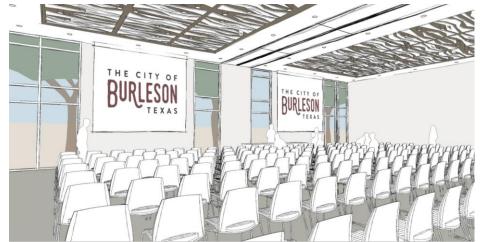
+/- 42 months total

from design kickoff to construction completion





Thank you!





Questions?



