



Staff Report

April 7, 2025 Council Workshop Meeting

Library Building Improvements Update

Presenter: Connie Urquhart, Library Director

Time Estimate: 10 minutes

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BACKGROUND: The Library Building Improvements Project is in the 2025-2026 budget and has additional support through grants and community donations. The project consists of two major components: the exterior, focusing on safety, accessibility, and restoration; and the interior, focusing on the Children’s Learning Hive inside the Children’s Library, along with upgraded lighting, carpet, and furniture in critical locations throughout the Library.

SUMMARY: The City conducted two bid rounds, each with the lowest bid coming in well over budget. Prior to the second round, staff made many cuts to scope to reduce costs; however, the second round of bids were also considerably over budget.

Rather than trying a third time, staff recommends splitting up the major components into two projects. The hope is that with a focus on the specific areas, the City may receive an increase in number of and more competitive bids.

Johnston Architects (JA) will continue as designer and project manager for the Library’s interior. Public Works will manage the exterior project. Staff will collaborate with JA to reduce scope further.

BENEFITS TO THE COMMUNITY: The Library is one of the City’s greatest assets, and it has not been refurbished in 20 years. This small upgrade will pay proactive attention to the areas which need it most: tripping hazards, crumbling building edifices, accessibility issues, and outdated modes of service for children.

BUDGET IMPACT: The overall budget will not change; rather, the budget will be allocated into two distinct projects.

RECOMMENDATION: This is for Council’s information only.