

Building Committee

Oregon Public Library Meeting Minutes

Tuesday, May 28, 2019 at 5:30 PM

Location: Oregon Public Library (Sue Ames Room),
256 Brook St., Oregon, WI 53575

1. **Call to order** Jenny Nelson called the meeting to order at 5:30pm.
2. **Roll Call** Jenny Nelson, Kyle Severson, Amanda Peterson, Jenna Jacobson (arr.5:41pm), John Bonsett-Veal, Megwyn Sanders-Andrews (arr. 5:33pm). Unable to attend: John Bieno. Also attending were: Wesley Reynolds, OPN Architects, Jennifer Endres Way, Library Director, Mary Davidson, Assistant Director (recorder).
3. **Adopt/amend agenda** Peterson made the motion to adopt the agenda as written, Severson seconded. Motion carried, 4-0.
4. **Approve/amend Minutes from 4/16/19 & 5/07/19-** Severson made the motion to approve both sets of minutes as written, Peterson seconded. Motion carried, 4-0.
5. **Public Comment/Citizen Appearance/Scheduled Guests:**
 - a. **Cindy Helmer, 151 W. Grove St, Oregon WI-** Visited the local Old National Bank office to get more information on their annual grant, in behalf of the library. \$250 is available this year. The committee thanked Helmer.
 - b. **Brent Teske, 126 Johnson St, Oregon WI-** Stated he was really hoping to see a concept plan that has less than 120 parking spots. Reminded the committee they have the opportunity to apply for a variance. Questioned whether the comparisons with Waunakee Public Library are applicable. Stated the Madison Central Library has thousands of visitors a month, and no parking on their site. Asked why Oregon can't do that- with either no onsite parking or at least less than 120 spaces.
 - c. **Rae Vogeler, 299 N. Main St, Oregon WI-** Called several area libraries to ask about their parking. McFarland, Stoughton, and Fitchburg all have lots, with additional parking they share with municipal lots, and street parking. Fitchburg has a ramp that holds 40 cars. She said she'd be interested in fundraising for an underground lot, so the beauty of the area could be preserved.
6. **Discussion and Possible Action Items**
 - a. **Preliminary Budget Discussions-** Wes Reynolds explained the various factors included in a construction budget, and showed preliminary budget estimates in the low, medium, and high investments category. Estimated costs for construction range from \$250/sf (low), \$265/sf (medium) to \$315/sf (high). Price components include 1) construction budget, 2) project contingency, 3) professional fees, 4) FFE costs (furniture, fixtures and equipment), and 5) FFE Design fees in addition to soft costs ranging from soil borings to moving costs. The committee asked him to provide information on including a layer of underground parking below the building. Future meetings will explore more specifics per life cycles of materials, and continued exploration of aspects of the building deemed important by the community.
 - b. **Library Programming Document-** Reynolds stated Design Consultant, Mindy Sorg, is continuing to work with Way and the staff on the programming document.
 - c. **Library Visits-** Several members of the committee visited Fitchburg Public Library and Verona Public Library with Mindy Sorg. Amenities they liked at Fitchburg were: LEED certified; Family study room; Sorting unit for book returns; Quiet reading room; Nooks

and crannies for reading; Continuous Friends sale area. Dislikes noted were: Underground parking was difficult to use; Institutional appearance; Parking not adequate for large events; Awkward pull-out shelving; Office space was too spread out; Lobby tile was noisy.

Desirable features of the Verona facility were: Architectural design elements; Castle for the kids to play in; minimally functional sorter; Multiple sizes of community rooms; Kids' space geared for kids; Office space designed well, though not enough space for Youth Services; Childrens' toilet; Window to natural view; Continuous Friends sale area.

Negatives were: Insufficient lighting in teen area.

Future discussions will include whether to partition off meeting room spaces, creating a design that's future-proof, and considering how others will use the spaces.

- d. Selection of Next Meeting Date(s)- June 11, 2019 at 6pm (village hall); June 25, 2019- 5:30pm- at library (Amanda Peterson will run meeting) Way and Reynolds will set up July meetings.
 - e. Public comment from the Near North Main St. Neighborhood Association –
Mike Wunsch, 299 N. Main St, Oregon WI – Thanked the group for their interest in the concerns they've addressed.
Susan Shedivy, 1860 CTY Rd. MM, Fitchburg, WI- Said the neighborhood group was given a cost of \$10,000 per parking spot for underground lots by another architect. Thinks the number should be explored.
Brent Teske, 126 Johnson St, Oregon WI- Thanked the committee for acknowledging their concerns.
Rae Vogeler, 299 N. Main St, Oregon WI- Glad the committee and neighborhood group are working together.
- 7. Informational Item**
- a. Email from Village Planner Mike Slavney Regarding Zoning Ordinance and Off-Site Parking- Way distributed the email.
 - b. Oregon Observer Letter to the Editor by Brent and Dana Teske
- 8. Adjournment** Bonsett-Veal made the motion to adjourn the meeting at 7:52pm. Nelson seconded. Motion carried, 6-0.