

1. Preferred location of new library building:

The Library Board is in favor of the former Methodist Church site on North Main Street for the new library.

However, we heard some concerns from community members with respect to traffic and general access to the new library at the former Methodist Church site.

2. The Oregon Library Board plans to work collaboratively with the Village of Oregon to select an architect to design a new library. Once an architect is selected, we envision the architect will provide us with a proposed schedule for design and construction.

For example, here is a suggested timeline based on advice from South Central Library System (SCLS) located in Madison, Wisconsin:

- A. Design timeline – 6-12 months
- B. Library/Village final approvals & revision to final plan – 2 months
- C. BID packets out for Construction & Library/Village Approvals – 2 months
- D. Construction (similar to Verona and/or Fitchburg) – 12 months
- E. Move in from existing library – 1 month

*Sample Timeline**

- A. November 2017 – October 2018
- B. November – December 2018**
- C. January – February 2019
- D. March/April 2019 – March/April 2020
- E. May 2020

*Pending timing of financing.

**To maximize dollars spent SCLS recommends completion of item B prior to January of the year of build.

3. Library Building's Total Square Footage Needs:

In 2015, the Village of Oregon hired Eppstein Uhen (architectural firm) to conduct a space needs analysis of existing Village of Oregon public properties. Eppstein Uhen (EUA) reported a projected 240% increase in the size needed for the library by the year 2030. This projection translates to approximately 35,200 square feet for a library; the Library Board supports the findings of EUA. The Village might consider building additional square footage to accommodate future growth or uses.

4. Total Cost of New Library

It will be critically important to hire an architect to develop the projected total cost of a new library. This projected cost estimate will be the most reliable and reflective of the current construction market.

The Library Board has researched a baseline of construction costs from the South Central Library System based on recent library construction and industry standards.

For example, the cost estimates can be divided into six main areas:

- A. Cost of Feasibility Study
- B. Fundraising Study
- C. Architectural/Design Fees
- D. Construction Costs
- E. Municipal Costs (utility extensions, paving, curb gutter, etc.)
- F. Project Contingency

A potential budget estimate for the new library is in the range \$10 - \$12 million dollars.

The Library Board is in favor of reaching out to the community to fund raise a portion of this amount based on the amount determined by the fundraising feasibility study.

Attached is a summary of comparative construction costs in Dane County.