

Library Commission

01/08/20

Item #2

Receive Update and Provide
Comments Regarding the
Library Expansion

Library Expansion Project

January 8, 2020



CUPERTINO

Project Background

July 2015
Master Plan "Perch"
Option

February 2019
Allocated Excess
Funding

April 2019
Allocated \$5M

2019 June
Formalized Excess
Funding



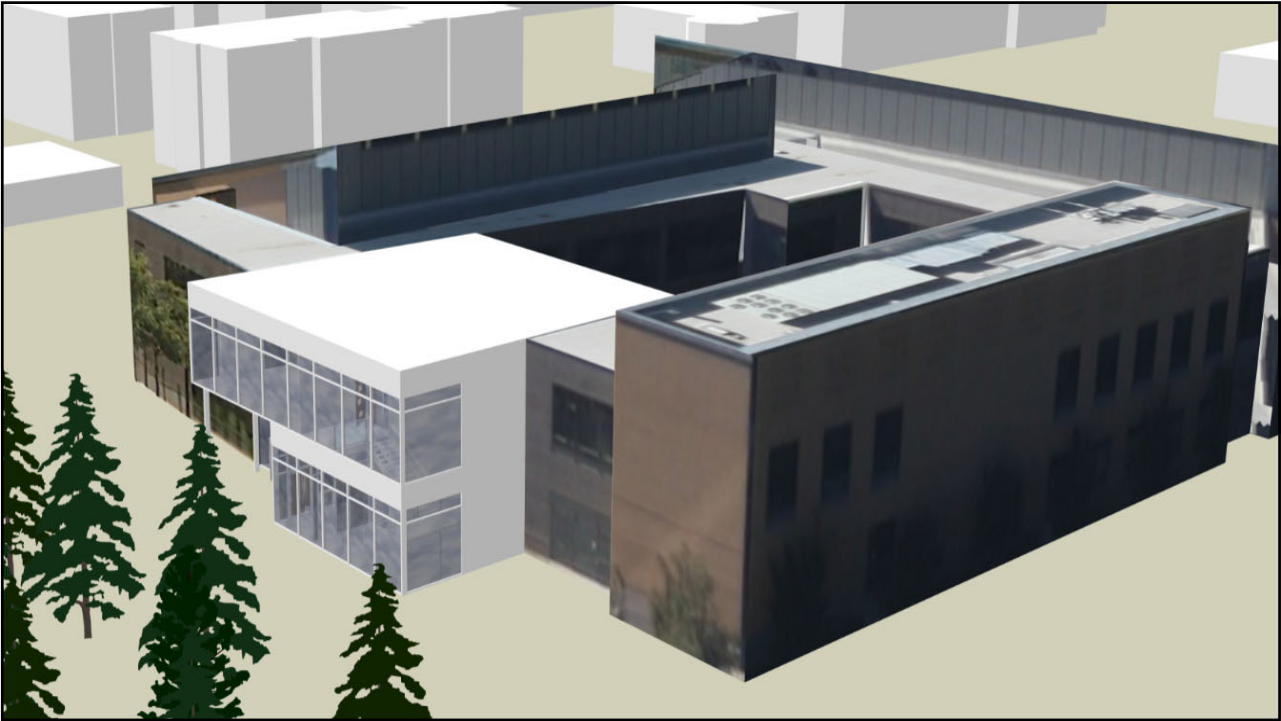
- # Issues with Current Library
- Limited:
- Seats for patrons
 - Program space
 - Story room / children's activity space
 - Conference rooms

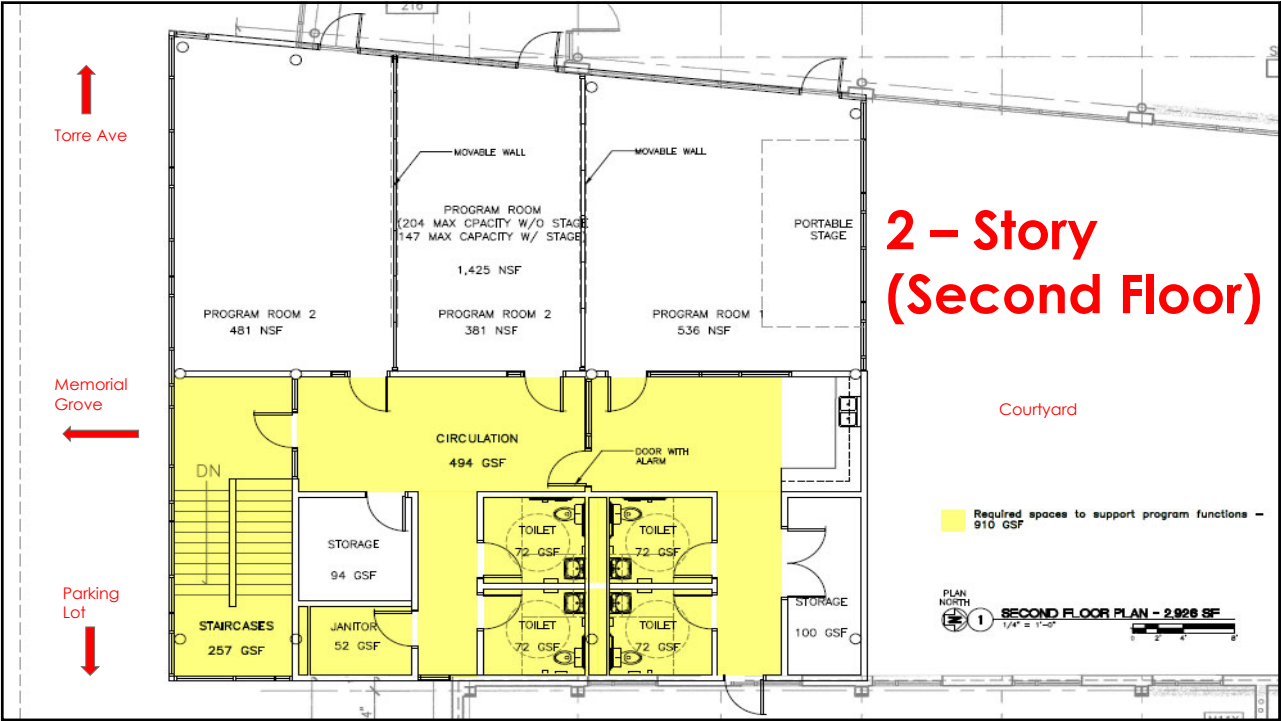
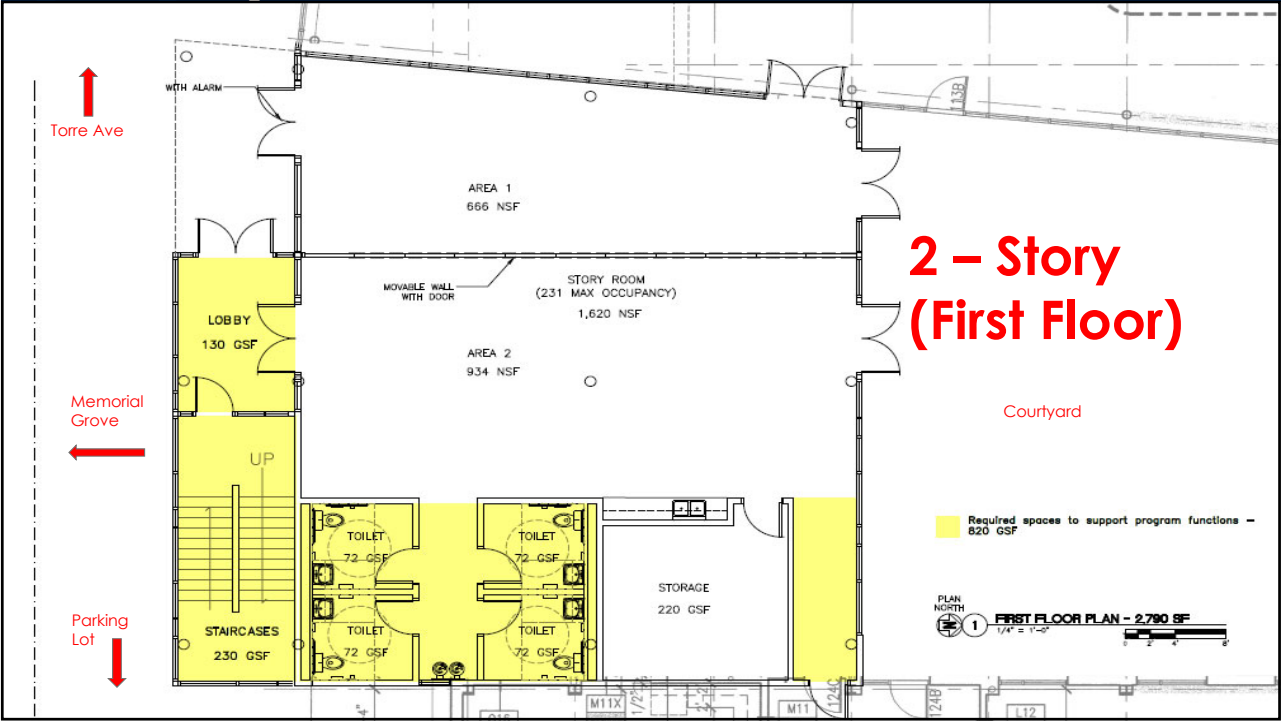
Completed items

- Existing Building Condition Assessment
- Investigation of Design-Build delivery
 - Survey
 - Council approval to use Design-Build project delivery method
- Essential program elements
- Conceptual plans & cost estimates for 1-story & 2-story

Essential Program Elements

- 130 Seat minimum audience capacity
- Flexible Space
- Spillover Seating
- Utility Sink / Kitchenette
- Storage
- Restrooms





Cost Comparisons

Costs Components	Two-Story Design (millions)
Construction Cost	\$7.5
Soft Costs: Design, project management costs	\$.77
15% Contingency	\$.85
Total Costs:	\$9.12

Factors Influencing Project Costs

- Constrained site
- Seismic bracing
- Infill project
- Steel Structural system with piers or piles required
- Number of code required restrooms
- Continued operation of Library



Cupertino Library operational challenges in current building include:

- Insufficient seating space
- Not enough group and quiet study areas
- Lack of onsite program space for events exceeding 40 people
- Insufficient space for storytime and children’s educational, creativity and enrichment programs





Cupertino Library expansion benefits for two-story option:

- Ability to offer multiple programs simultaneously (adults/children)
- Multiple meeting room spaces
- Ability to offer overflow seating for each floor
- Dedicated space for children's programs and learning activities



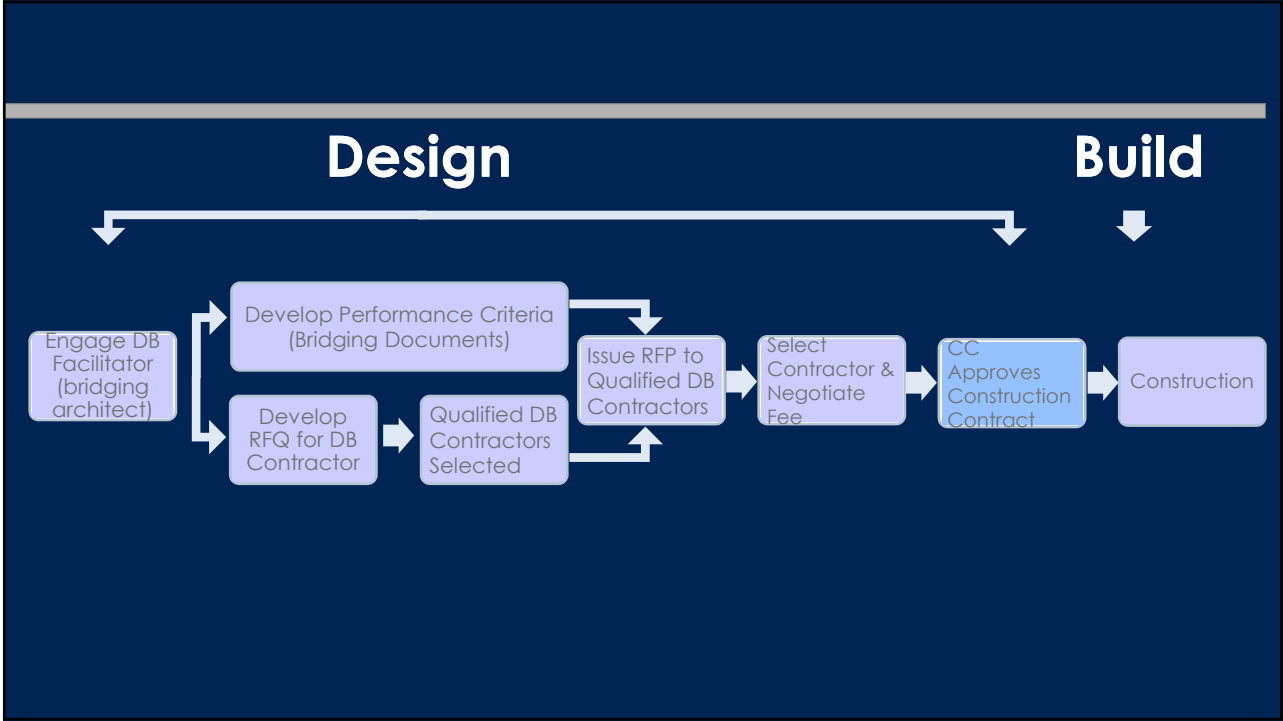
**Santa Clara County Library
District contribution:**

- State-of-the-art multimedia
A/V equipment
- Furnishings
- Ongoing maintenance
- Courtyard improvements
- Other building related costs
subject to JPA approval



Funding Summary

		Two story expansion (millions)
EXPENDITURES		
Total cost to construct		(\$9.12)
REVENUE		
City dollars allocated from Capital Reserve		\$5.00
City dollars allocated from Library Extra Hours Savings		\$.71
County provided dollars, subject to JPA approval, by County		\$.68
Balance Needed:		(\$2.73)



Current Status

- Issued a Statement of Interest to Design-Build firms to gauge the level of interest. Responses due January 9, 2020
- Issued RFQ for CM Services, responses due January 22, 2020
- Issued RFQ for Bridging Architectural Design Services, responses due February 4, 2020



Current Status

- Finalizing a Parking Analysis Study which will identify the parking impact of the project and ways to mitigate that impact, the results will be shared with the City Council in March.



Council Action

- Selected Two-Story Design with staff recommended delivery process
- Authorization to enter into agreements with a qualified architectural and project management firms for an amount not-to-exceed \$1,870,500.
- Approve a \$3M transfer from the Capital Reserve

