

MINUTES
LAS VEGAS-CLARK COUNTY LIBRARY DISTRICT
BOARD OF TRUSTEES DESIGN WORKSHOP
LAS VEGAS, NEVADA
JULY 20, 2006
(approved September 14, 2006)

The Board of Trustees of the Las Vegas-Clark County Library District met for a Design Workshop in the Las Vegas Library, Las Vegas, Nevada, at 11:30 a.m., Thursday, July 20, 2006.

Present: Board: A. Arthurholtz A. Aguirre
E. Sanchez T. Wong
L. Harala

Absent: V. Hoggard K. Benavidez
K. Carter L. Overstreet
M. Frances Sponer

Staff: Daniel L. Walters, Executive Director
Robb Morss, Deputy Director, C.O.O.
Marie Cuglietta, Public Services Director
Numerous Staff

Guests: Tom Schoeman, JMA
Michael Crowe, JMA

Treasurer Arthurholtz called the meeting to order at 11:35 a.m.

Roll Call

Trustees Arthurholtz, Aguirre, Wong and Harala were present when the meeting was called to order. Trustee Sanchez arrived at 11:51 a.m. The trustees present do not represent a quorum. The meeting is a design workshop intended for Trustee discussion with the architect. No action was taken at this meeting.

Presentation of a report and discussion regarding the Schematic Design Phase for the new Centennial Hills branch library. This is a design workshop intended for Trustee discussion with the architect. No action will be taken. (ITEM II.)

Executive Director Walters described the Centennial Hills programming and design process in which District staff participated in order to get to the Schematic Design Phase presented at the last Board of Trustees meeting on July 13, 2006. At that meeting, several Trustees requested further information regarding the Schematic Design Phase.

Trustees had been provided with drawings showing the location master plan, initial floor plans, phasing plan, and elevations for the Library. Designs for the performing arts center on the site, which will be funded and built at a later date, were also included. Centennial Hills is located on a 7.02 acre site. The library and operations center total 45,616 square feet.

Mr. Walters told the Board members that Aaron Cohen Associates (ACA) worked with a staff building committee to program area sizes within the branch. ACA and the committee looked at several areas such as the number of volumes to fill the branch, the number of seats (both adult and children) to provide, the number and types of media available to branch patrons and worked on adjacency issues. The end result of that process was given to JMA to translate, working with the committee, into

a schematic design and floor plan for this phase.

Mr. Walters asked Robb Morss, Deputy Director and Marie Cuglietta, Public Services Director, to describe staff involvement in the process. Mr. Morss and Ms. Cuglietta described the makeup of the staff building committee, which consists of branch staff, children's services, circulation, scheduling and production services, community outreach and public services. They also described the issues they are dealing with in this phase, such as continuing with adjacency issues, locations for computer labs, sightlines for staff control, and a family learning center which came out of the public meeting held for area residents on May 22. At the meeting, District staff came away with a strong sense that the branch will be heavily used by area families and that has guided their discussions.

Mr. Morss referred to the interior plan and described how staff is working to ensure that different patrons will be able to use the building. For example, the popular library, young adult and general collections will be separated from the extensive children's area. The homework help center and youth computers will be in a separate area from the adult computer labs, study areas, and seating. There will be two separate outside reading areas on different sides of the branch for children and adults.

Trustee Wong asked about tradeoffs between different branch departments (popular library, YPL, etc.) that took place due to space limitations and different ideas for the collection in the branch. Mr. Morss acknowledged that tradeoffs are on-going based on different needs of the departments. Overall, Morss continued, he thinks JMA listened carefully to staff and patrons and this is reflected in the schematic design with plenty of space for the popular library, separation of the adults and children's sections, good sightlines for the staff, and space for self-check, which the District wants to encourage patrons to utilize.

Ms. Cuglietta discussed the relationship with different collections in the branch and explained that staff is breaking down each different area and collection to its core to try to determine what will be desired by District patrons in the next three years. The collection in the branch will total approximately 100,000 items and based upon staff research, the shelving and storage and type of materials (books, videos, CDs, DVDs, books on tape) will be reviewed carefully for the best mix. For example, if the District reduces or discontinues offering videos and purchases more DVDs (or another new medium), that will affect the collection amount and area needed.

Ms. Cuglietta also said staff is looking at requirements for staff work areas and how that relates to the total space available as well as considering noise levels in the branch.

Trustee Wong asked about the capacity of the space shown on the floor plan as "story hour craft room." He commented that people were turned away from a children's event at Sahara West due to lack of

capacity. Mr. Morss and Ms. Cuglietta both clarified that the actual space allocation is still being worked out and that a larger multi-purpose room is being planned for the branch in order to accommodate larger numbers at events.

Tom Schoeman, C.E.O. of JMA, and Michael Crowe, Senior Project Manager, JMA, then proceeded to explain the building design and LEED features for those trustees who were not present at the July 13 Board meeting.

After the presentation, Trustees asked questions of the JMA and District staff regarding the design and layout.

Trustee Arthurholtz asked questions about the parking capacity due to the proximity to the park and its event parking. She also wanted to know if the area set aside for the performing arts center will be paved at this time. Mr. Schoeman said that the number of spaces will exceed the code for the building capacity. He also mentioned that, to reduce heat emanating from the asphalt, the space dedicated for the performing arts center will be left as bare ground until it is built out. Mr. Walters said District staff will work with the Parks Department to minimize the impact of park events on library parking.

Trustee Aguirre asked JMA about the length of the walk from the end of the District's parking lot to the library entrance. Mr. Schoeman replied that it will be approximately 220 feet. Aguirre also wanted to know about a children's drop-off area. Schoeman replied that one is planned.

Trustee Aguirre was concerned about the setbacks required on the building site, especially on the north and west sides of the building as designed. Mr. Schoeman assured Aguirre that all setback requirements would be confirmed and Mr. Walters added that there is no setback requirement on the north side of the building, which backs up to the parking for the park.

Trustee Aguirre wanted to add signage to the site. In addition to the signage shown on the design, he suggested an additional sign at the south end of the site, where Buffalo and Deer Springs intersect. Mr. Walters welcomed the suggestion and said that signage needs would be considered more fully in the design and development phase. Mr. Crowe said that the signage in the design will be used to create a sense of entrance to the site and the building.

Trustee Aguirre also suggested adding covered employee parking.

Trustee Harala questioned the amount of space set aside for staff use, storage, and events (multi-purpose room) and whether staff believes it will be enough. Mr. Walters replied that, working with the staff committee, JMA is designing more space than initially programmed by ACA, especially in the event area such as the multi-purpose room. Mr. Morss said that will not be a problem once the operations center space is converted to library space.

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Trustee Harala also was concerned about the impact of events in the park impacting District parking and suggested contact with adjacent City of Las Vegas departments on schedule issues. Mr. Walters responded that the building is located on the site to shield District parking from other events and his understanding is that the park and community center would have quite a bit of parking. District staff plans to communicate events information to the other facilities. Harala also mentioned he showed the schematic design plans to Councilman Ross who had very positive comments.

Trustee Sanchez had several landscaping concerns. Understanding that the schematic designs were not a final plan, she wanted to ensure that the landscaping included plenty of shade trees and landscaping to soften the look.

Trustee Sanchez also expressed concern about maintenance of the large amounts of glass. Mr. Walters replied that the trade-off of using a large amount of glass, with the additional maintenance, is the way the glass is used to reflect light for decreased energy costs for lighting inside the branch. The materials chosen for the design were selected for their sustainability and energy-reducing qualities. Final decisions for the design development phase will include material samples for Trustees to review.

Trustee Aguirre asked a series of questions about code issues and ADA compliance. Both Mr. Schoeman and Mr. Crowe advised that, for the design development phase, staff have been brought on to ensure the design meets code for these items.

Mr. Walters, in answer to several questions about the technology issues, replied that the technology is still evolving and the building will be heavily networked and wired to allow staff to take advantage of new technology.

Trustee Sanchez wanted to know how the homework help center at Centennial Hills will compare to the one at West Las Vegas. Mr. Walters replied that Centennial Hills will be larger and allow for separate children and adult areas, which is not the case at West Las Vegas.

Trustee Wong asked how confident JMA staff are that the design can be built. Mr. Schoeman responded that it all depends on the quality of bids from contractors. There is a 35% escalation factor in the budget to allow for rising construction costs.

Trustee Arthurholtz asked Mr. Schoeman to explain the escalation figure. Schoeman described the budget provided and explained that the budget numbers are updated at every phase. Mr. Walters added that the next two project phases will add more detail so the numbers will get more accurate and the contingency factor will decrease.

Trustee Wong said his concern was to ensure that the Trustees were not being asked to approve a design too expensive to build, a "Taj Mahal." Mr. Schoeman replied that he felt confident the building, as

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designed, would be a good value for the District and popular with the surrounding residents. Mr. Crowe also commented that quite a bit of effort has gone into ensuring that the building systems and design are energy efficient, so the District will see the substantial energy savings that come from building a LEED-certified building.

Trustee Aguirre also commented on the colors of the building as he thought the colors shown on the design make the building feel cold. A desert-reflective design would include more festive reds and ochre. Mr. Schoeman emphasized that the color is evolving and the final design will use warmer colors.

**Public Comment
(Item III.)**

None.

**Adjournment (Item
IV.)**

Trustee Arthurholtz moved to adjourn the meeting at 12:49 p.m. There was no opposition and the motion passed.

Respectfully submitted,

Andrea Arthurholtz, Treasurer