



# Library Design Public Consultations

June 22-29, 2024

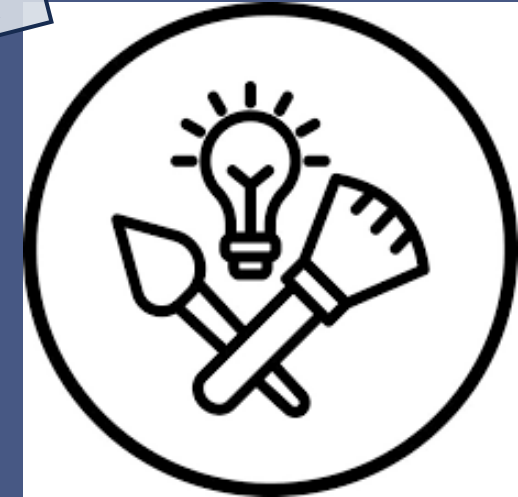
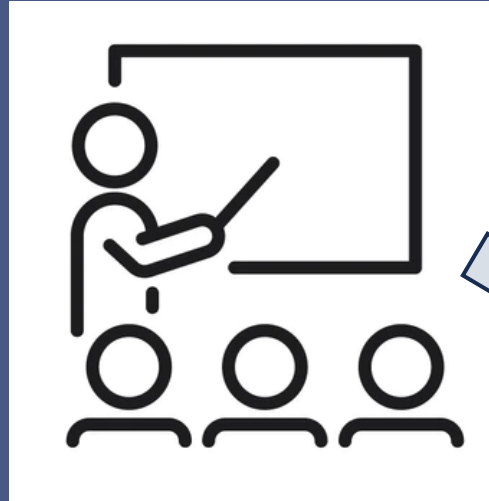


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# Presentation:

- **Objective**
  - schedule & budget
- **Scope**
  - site conditions
  - codes
- **Steering Committee's work**
- **A draft layout option**
- **Discussion & DESIGN!**



# Objective:

to provide a comfortable, efficient and supportive space for the library that everyone can embrace and enjoy!

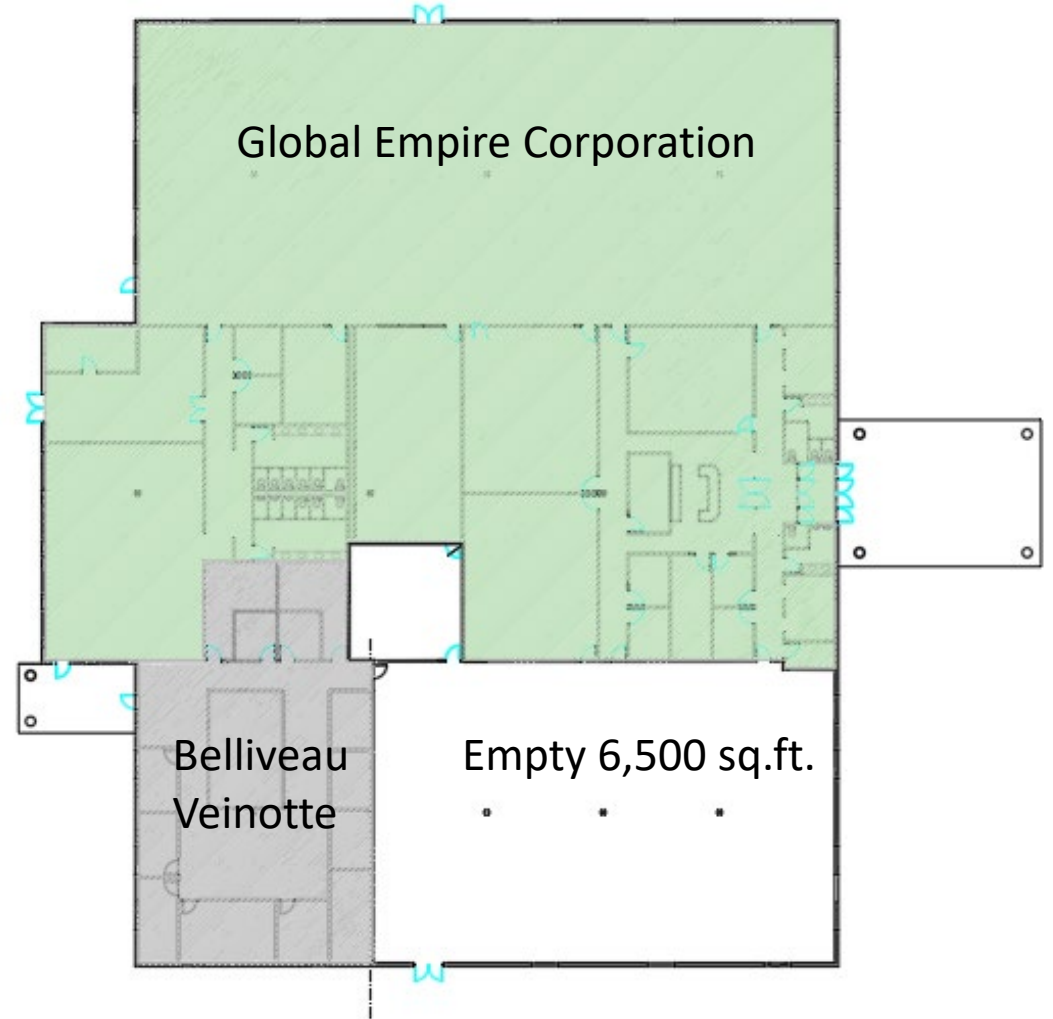
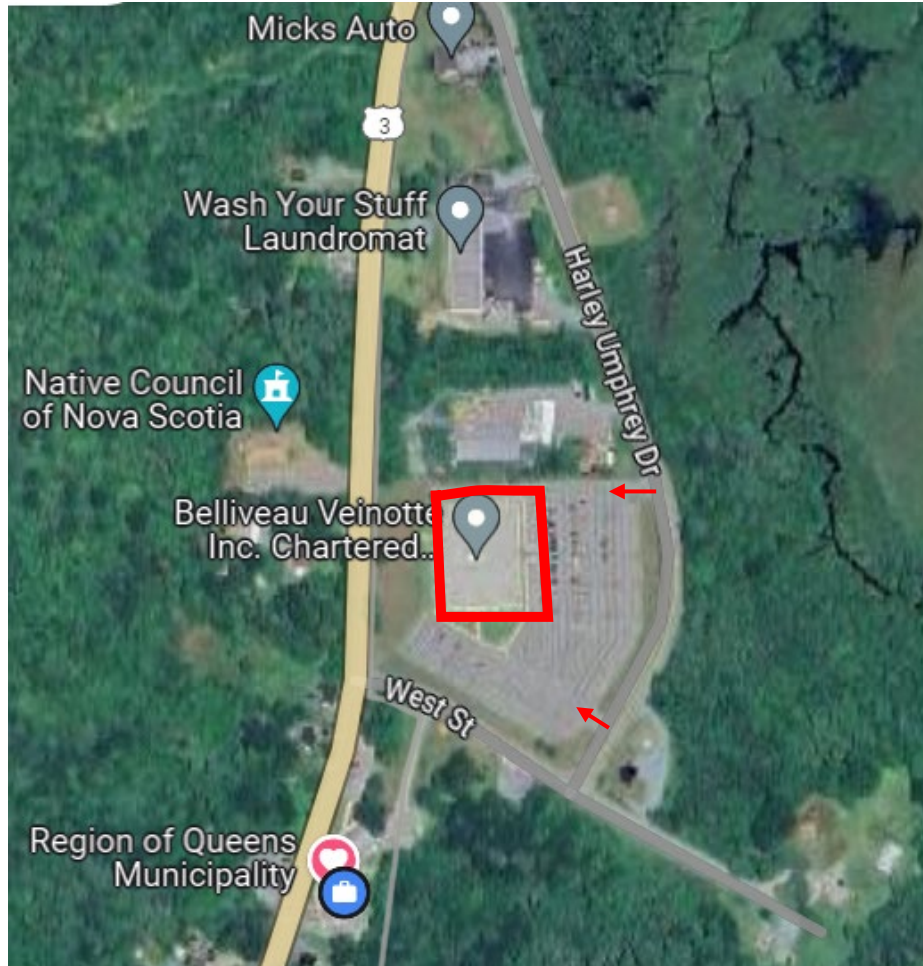


- By December
- For under \$1m

- In given space of 6,500 sq.ft. (current 4,800 sq.ft.)

Questions regarding how 'temporary' this is should go to new Council nominees. A new building would take lots of time and money, but the existing lease is up. RQM has offered a space now.

# Site: Liverpool Business Development Centre



Between Hwy 103 exits 19 and 20A, off route 3. Connects Rail Trail with Trestle trail for Active Transportation.



# Scope:

- Site Conditions
  - Other **tenants**: shared facilities? entries, washrooms, parking; maintain secure access; minimize disturbance; ...
  - **Floor**: Carpeted concrete slab on grade – to remain with some areas removed? Impacts new plumbing and electrical extension work (time and \$);
  - **Infrastructure** includes: new HVAC by Sept.; existing A/C vents & air return, office lights & sprinklers; electricity only comes down through columns, none in outer walls.
  - 10-ft wall height to ceiling tiles.

# Scope:

## Codes

- Fire safety and other NS Building Code requirements
  - 2 means of 'egress' (ways out), including BV tenant
  - Schedule D for Compliance methods for existing buildings
  - Occupant Load for classroom style assembly ex. 30 ppl in 600 sf
  - Need 6 washrooms for 200 people, 8 for 250 in Assembly Occupancy. Existing washrooms are gendered.
- Accessibility standards go beyond current codes and are not only about mobility! Visual fire alarms, independent lighting controls, ...

## Liverpool LIBRARY preliminary Cost Estimates

Items	Est.Cost	
1 New Accessible Entry Doors	25,000	doors & power operator
2 Entry Canopy?	65,000	
3 Entry vestibule?	35,000	w/ big windows & 2nd set of doors
4 New interior Walls (300 lin.ft.)	60,000	minimal base
5 New interior windows	20,000	could easily increase or decrease
6 Doors, frames & hardware	80,000	some with windows or side-lites
7 Built-in cabinetry	30,000	minimal needed.
8 Flooring: tile kit; fun kids area	20,000	keep most of carpet
11 Plumbing 2 new univrsal washrooms	10,000	\$40,000 paid by Enabling Access
12 Plumbing: Kitchen, janitorial & staff	35,000	Fund
13 Kitchen elements & appliances		
14 Electrical	70,000	paid by Library grant
15 Sprinklers: allowance to move HVAC:	10,000	\$1k/ea. moved
16 new system in place		anything req'd?
17 Communications cabling	30,000	
18 Lighting	50,000	
19 Special Wall treatments	20,000	writable surface; murals; textures glass
20 Special elements or constructions	40,000	rooms, range \$30-60k
21 Folding Partition wall (sound-	32,000	as an option. Some as low as \$5,000
22 absorbin Furniture	50,000	
23 WayFinding: signs in & out	20,000	Econ Devpt has some budget
24 Soft Landscaping & games?	50,000	tether ball, 4-square,
25 Demolition in & out (plbg trenching)	25,000	
26 Curb cut to entry walkway	10,000	if not pulling in drop off zone
27 Exterior Façade - power wash Design:	15,000	as minimum intervention
28 wayfinding; Lighting	20,000	external
29 Site Acceptance Tests	25,000	sprinkler, security, electrical,
30 Moving costs	20,000	certificates
31 Contingency (<10%)	80,000	
<b>TOTAL BUDGET ESTIMATE</b>	<b>\$947,000</b>	not necessarily spent

# Discussion can help determine which areas are priorities

to support widest range of programming for all users.

- Exterior site work and façade
- Internal division of space
- Plumbing & Electrical
- Special elements
- Aesthetics & comfort

**Rough Cost Estimates** (depending on priorities)



# Steering Committee's work:

- General requirements & list of considerations
  - variable lighting & furniture options, plenty of outlets, strong wifi, balance of privacy and sight lines for safety...
  - range of rooms for programming: staff, teens, ...
- Input from community
  - range of program options incl food literacy and related;
  - flexibility of spaces for broad uses (cooking, recording, etc.);
  - outdoor space & recreational support;
  - full accessibility & inclusion

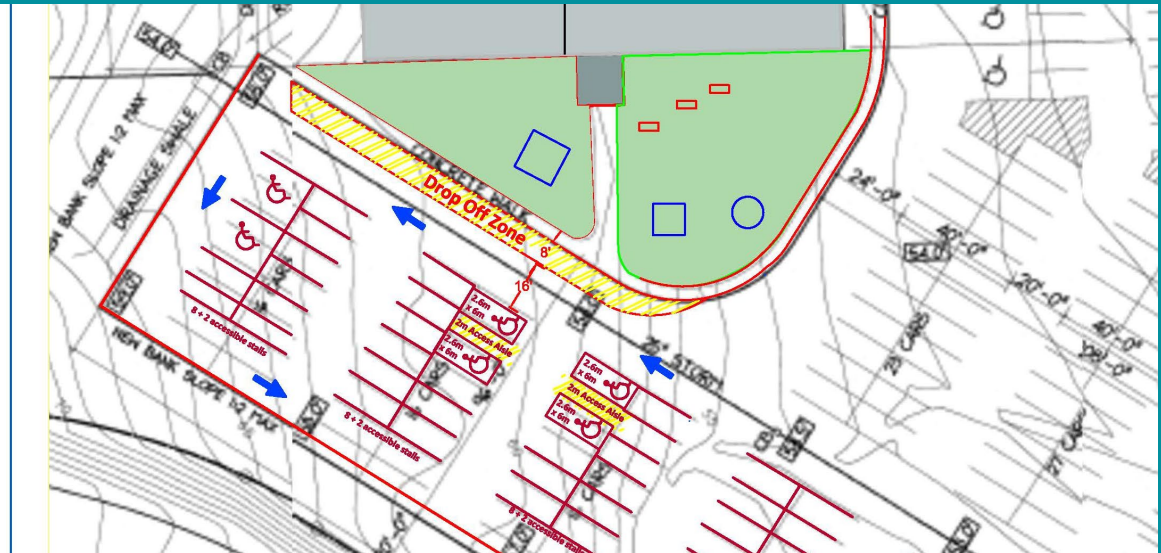
# Exterior Design considerations:



- Identity
- Signage
- Lighting
- Parking
- Exterior spaces
- Wayfinding

Need to balance expenditure with impact and long term.

# Exterior Design of approach if on South side



## Recessed Drop off zone

- 2 way traffic
- Maintain # stalls

**VS.**

## Protected Drop off aisle

- 1-way traffic flow
- Reduced # stalls

Recreation: Bike racks, equipment loan? Picnic Tables or gardening tables? Tether Ball or 4 Square ?



# Interior design:

What's fun & attractive while realistic & valuable?



- Lighting
- Furniture

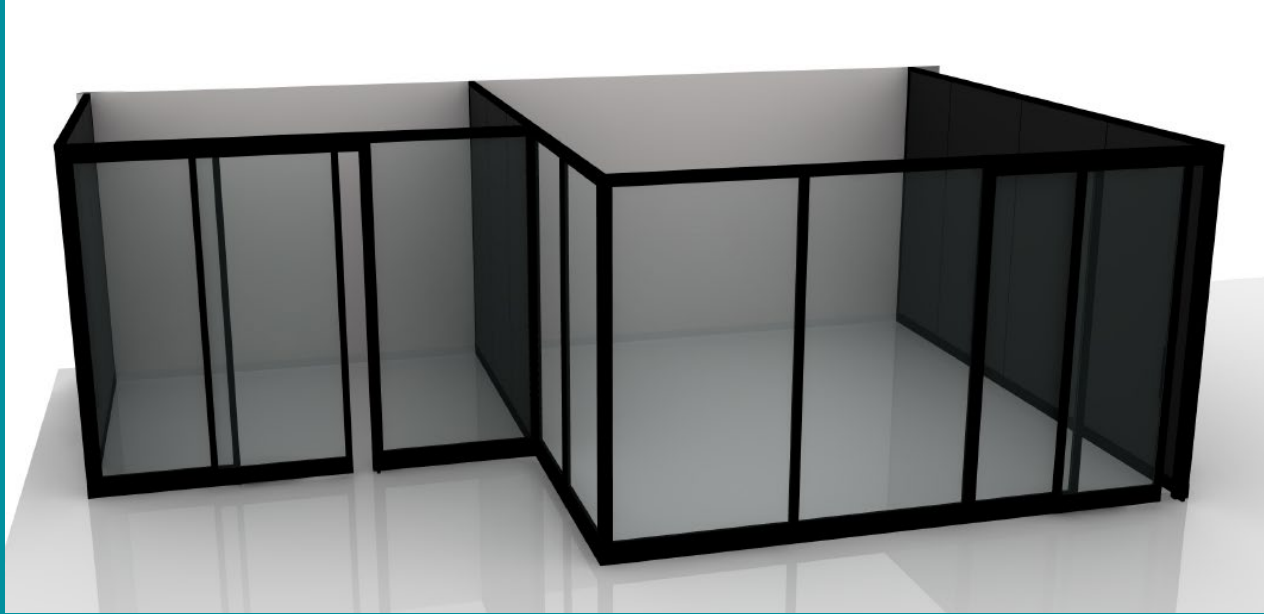


- Wall treatment
- Flooring



- Flexibility
- Accessibility

## Interior design ideas ... Quality vs. Price (\$30,000 approx. each)



Balance sightlines and visibility vs. privacy needs. Modular design. Options for personal, small office and medium (teen) rooms, accessible, with sound proofing, sliding doors & connectivity



2" foam, choice of fabric tops \$250

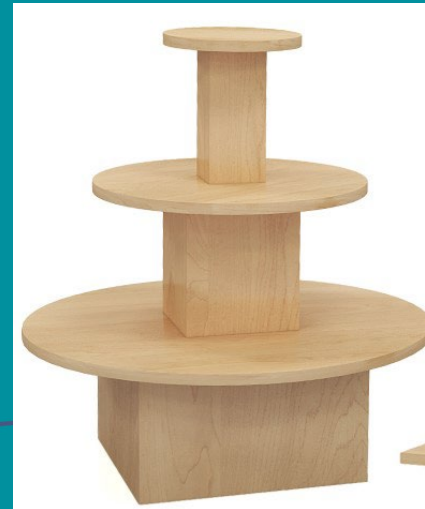


Range of sizes \$700-900



L: loveseat \$1,300  
single chair \$900  
3-seat sofa \$1,700

R: 3-tier  
shelving \$900



Ven-Rez in Shelburne





Flexibility: heights,  
arranging clusters ...  
\$250 for 'pinwheel',  
\$260 writeable surface



Accessible tables \$275

Lego table \$150



Adjustable height &/or  
folding/rolling tables ?

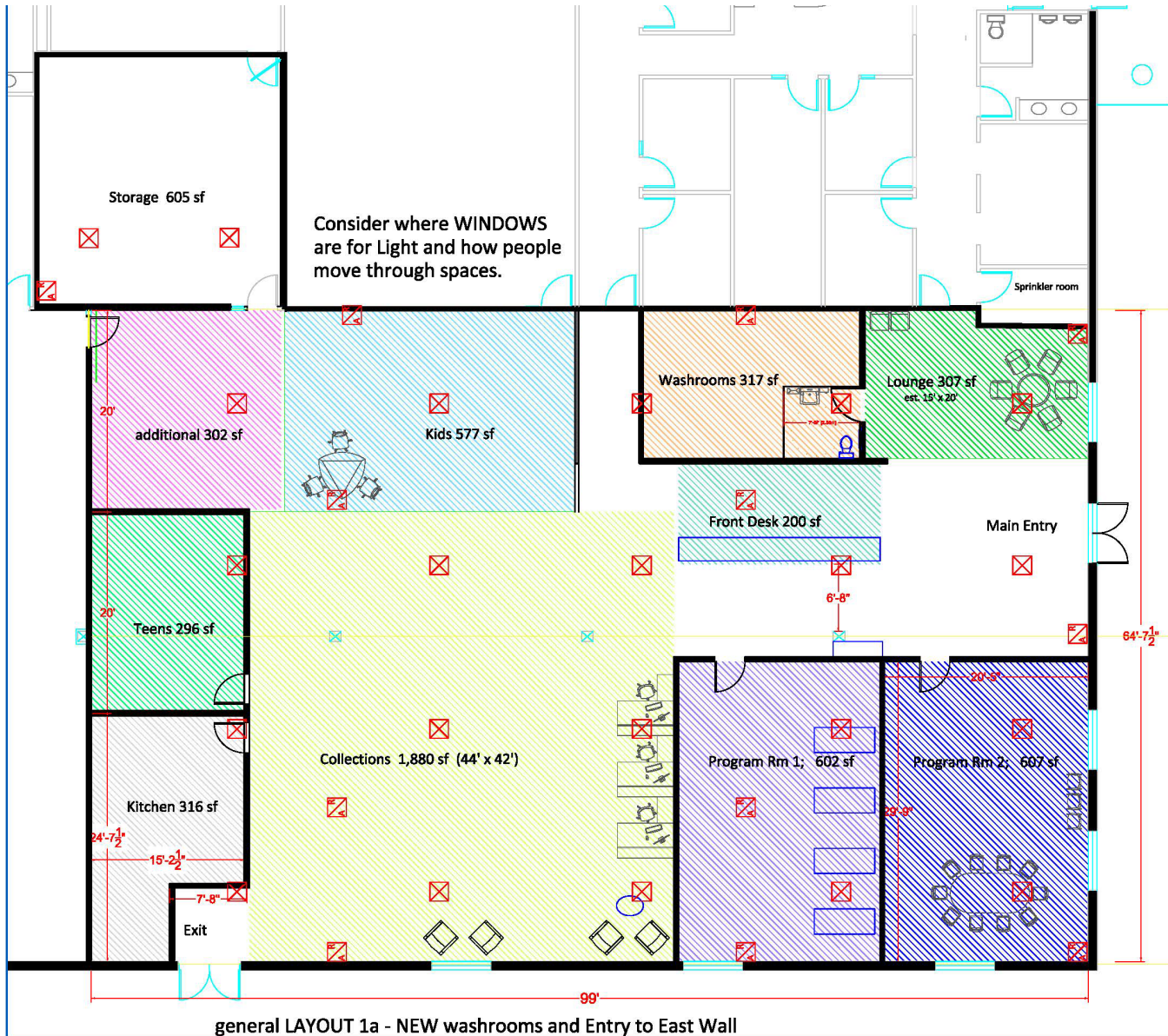
Electrical layout flexibility



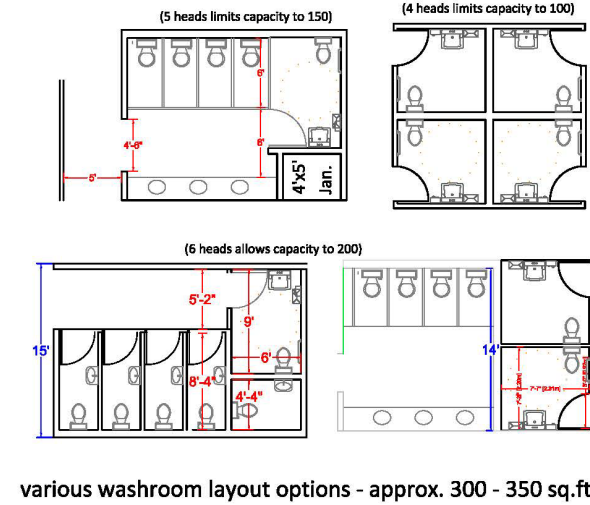


Playful constructions & furniture,  
mural ideas, writeable walls, ...

# Preliminary Design Layout 1



general LAYOUT 1a - NEW washrooms and Entry to East Wall



Entry on East side?  
 Enclose bright program rooms?  
 New washrooms?  
 NB amount of shelving, existing AC

Existing SHELVING (to scale)

**Legend:**

- A R Air Return
- X Air Con out
- o Sprinkler
- Existing walls doors & windows
- NEW walls doors & windows

OWNER: Region of Queens Municipality 249 White Point Rd., Liverpool, NS	
SITE: Library Relocation Liverpool Business Development Centre	
TITLE: general LAYOUT proposal 1	
SCALE: 1/4" = 1'-0"	DATE: 30 Apr 2024
PROJECT NO: 2024 - #033	DRAWING NO: A1
	REVISED: 2



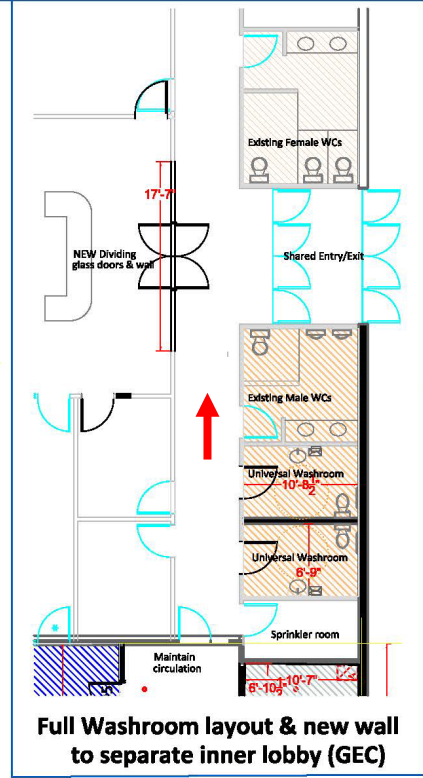
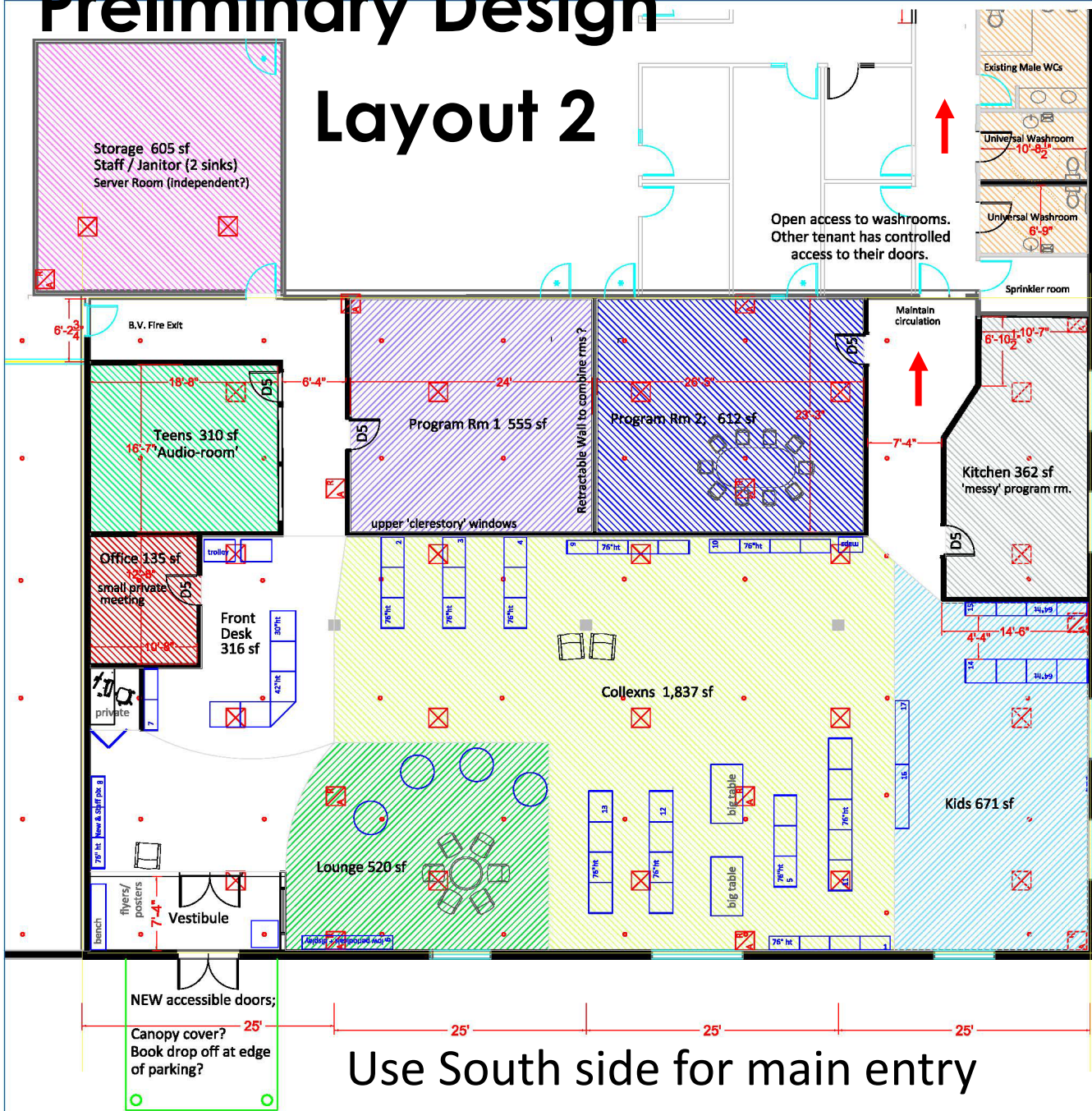
# Preliminary Design option



Entry & open lounge on East side. No new washrooms.

# Preliminary Design

## Layout 2



**Legend:**

- Air Return
- Air Con out
- Sprinkler
- Existing walls doors & windows
- NEW walls doors & windows

Concept to use existing washrooms with 2 new Universal saves space & \$.

Open areas for flexibility & light.

**SPACES are multi-purpose for flexibility**

- 'Storage' could receive water from BV washroom on other side of wall - for Janitor & Staff sinks. Minimal built-in shelving, but freestanding units. What are Server needs re ventilation?
- 'Teens' can be audio-proof rm also for recording, and private medium-sized meetings during day.
- 'Office' can be also for small private meetings.
- Program rooms 1 & 2 can have a folding partition wall for large presentation audiences.
- Double shelving units can be split into thinner wall units to line wall and open floor space.

OWNER: Region of Queens Municipality 249 White Point Rd., Liverpool, NS			
SITE: Library Relocation Liverpool Business Development Centre			
TITLE: general LAYOUT proposal 2			
SCALE: 3/32" = 1'-0"	DATE: 30 Apr 2024	DRAWN: EJ	CHECKED:
PROJECT NO: 2024 - #003	DRAWING NO: A2	REVISION:	2

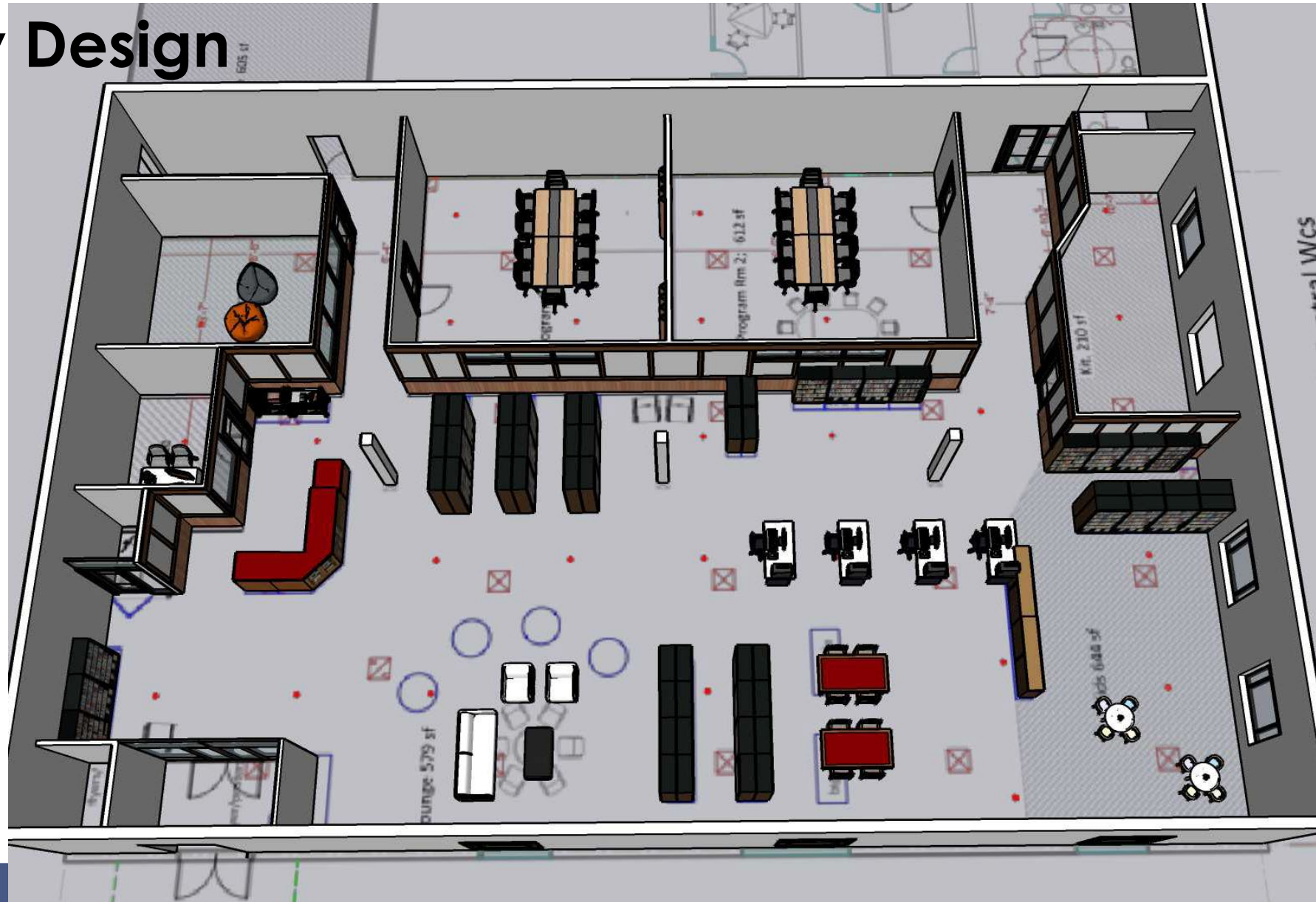


# Preliminary Design

## Layout 2

Retractable  
dividing wall in  
program rooms.

Vestibule for  
weather barrier.



- Feedback
- Questions
- Priorities
- ... ????
- open for input til July 6
- in any format

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