

## FREQUENTLY ASKED QUESTIONS

### **Q: What is the projected local cost share?**

**A:** The cost to build a new library is \$2,459,000. Grant funds are \$1,258,862.94. Local cost share would be approximately \$1,200,137.06.

### **Q: Why not leave things as they are now or renovate the current location?**

**A:** The scope and cost of renovations has greatly increased since the library took possession of the current location. Community programs are held upstairs. Many times, programs must be held off-site because of large attendance numbers and lack of space. The elevator is old, unreliable, and does not meet ADA requirements. The stairs are difficult for young children, expectant mothers, those carrying babies and toddlers, and senior citizens to traverse. The upstairs air conditioning does not work and is costly and difficult to replace. The downstairs air conditioning is also in need of replacement. The estimated cost for a new elevator, a second required staircase, and second floor repairs is \$1.2 million. This does not include costs for necessary repairs and updating downstairs. A one-level library will be easier to staff and supervise. Currently, the upstairs can only be used for supervised events. If books and seating were moved upstairs, additional staff would need to be hired to supervise both floors. This would greatly increase operating costs, especially with the minimum wage increasing to \$15.00 per hour.

### **Q: Are libraries still used?**

**A:** YES! In 2019 we checked out 28,120 items. The library is more than just a place to check out books and movies. We support literacy and lifelong learning through the many programs and activities we offer for all ages. We provide free WiFi and public access to computers and the Internet, as well as printing and FAX service. This is important to job seekers, those filing for unemployment, for remote learning and working, and for telehealth. We also offer assistance to individuals using the computers and help patrons locate reliable information. Our upstairs spaces are regularly used by community groups. The library is a welcoming place for adults or students to gather, sit, wait, relax, or hang out without the expectation of spending money to purchase something.

### **Q: Why not purchase an existing building?**

**A:** Retrofitting any building that was not originally designed as a library has its own share of problems and expenses, even if the cost of the property/building itself was low.

### **Q: What happens if the fund raising efforts fall short?**

**A:** We have the option to make up the difference in a bond referendum.

## FREQUENTLY ASKED QUESTIONS

### **Q: Why did you select the campus site?**

**A:** To build a 10,000 square foot single story building with room for future expansion and the amount of parking required by the city code we need about one acre of land. This site provides that much space. The campus is beautiful with lots of green space. We don't need to pay to demolish an existing building. Although not on the square, it is a good location. It is closer to the primary school and high school and about the same distance away from the Middle School as our current location. The Middle School has crossing guards to assist students who need to cross the highway. With the upgrades to the recreational facilities that area is going to be attractive to families, teens, and adults. The property has been donated to the library.

### **Q: Why build now?**

**A:** Of all the libraries in the state only 17, including us, were eligible for this grant. We must use it now or we lose it. We can raise \$1.2 million now and receive grant money from the state for a \$2.46 million new building, or we can raise \$1.2 million+ later on, on our own, to build a stairway, elevator, and renovate an old building which will have higher annual operating costs, or we can raise the entire amount on our own for a new building.

### **Q: What are some of the features of the new building?**

**A:** The building will be 10,660 sq feet with room to add on and expand in the future, designed to be a library with considerations for the flow of patrons and ease of supervision by library staff. There will be a drive-up book drop and pick-up window, more seating, two study rooms, larger restrooms, and a large community room designed for possible use even when the library is closed.

### **Q: What will happen to the building on the square?**

**A:** We will seek a buyer who will make good use of the existing building. The downstairs would make a wonderful retail space and the upstairs could be made into apartments or offices. We will be sure that all the State Historic Preservation Agency requirements are met.

# CARTHAGE PUBLIC LIBRARY DARE TO DREAM CAMPAIGN

## WHAT'S INSIDE...

- Journey to a new library building
- Frequently asked questions
- How you can help



## FOR MORE INFORMATION CONTACT:

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## JOURNEY TO A NEW LIBRARY BUILDING

**March-April 1998:** Library outgrew its current space at 538 Wabash Avenue. Community focus group sessions were conducted to discuss possible solutions.

**1999-2000:** Used a grant to hire a library building consultant. Evaluation of 538 Wabash Avenue location determined space requirements based upon library's collection size and needs of the community. Recommendation was for a one-story 10,000-12,000 square foot building that was functionally designed to be a library.

**January 27, 2004:** Marine Bank announced they were giving their building at 500 Wabash Avenue to the library.

**October 2005:** Possession received and renovations began on the first floor. Original plan was to remodel the second floor at a later date.

**May 2006:** The Library moved from 538 Wabash to 500 Wabash. Reopened in the new location on May 30 and held an open house on September 24, 2006.

**March 2012:** Applied for Public Library Construction Act Grant to renovate the second floor which included building a stair tower to meet fire code. Cost of entire project was estimated to be \$586,902.00. Grant application was approved, but there was not enough money to fund all of the projects, so Library was not awarded the grant. Continued to submit our grant application each spring to hold our place in line for when money was available.

**February 2016:** Otis Elevator Company concluded that elevator mechanism was obsolete and that repair parts were difficult to obtain. Recommendation was to modernize elevator by replacing components with new computerized versions. Cost estimates ranged from \$58,000 to \$84,000 for modernization project. Because size of elevator car did not meet ADA size standards the Library was not eligible for an ADA grant to modernize the elevator. Renovation of second floor would require new installation of a larger elevator that met all ADA requirements along with construction of a second stairway to meet fire codes.

**June-October 2016:** Community focus group formed to discuss options including renovating the current building, remodeling another existing building, or constructing a new library.

**2017:** Met with the library building consultant again to revise the building program that was originally created in 2000. This document is used when applying for the Public Library Construction Act Grant and when working with an architect to design a building.

**July-November 2017:** Hired an architectural firm to evaluate the current building and discuss the Library's options. Estimated cost for a small addition to include an ADA compliant elevator and second stairway was \$1.2 million. Main level was also in need of a new boiler, new air conditioning units, and new carpeting. Parking lot resurfacing would also be necessary after construction. Several current buildings were evaluated for use as a library, but it is very difficult and expensive to renovate a building originally designed for another purpose and make it into

a library. No properties or buildings on or near the square were suitable. The experts' recommendation for the most cost effective and functional solution was to build a new facility. The cost to build a new library was estimated to be about \$2.5 million.

**2018:** Discussions with Prairieland Investment Group, Inc. revealed that space would be available on the northwest corner of their campus. The new library would be located on First Street, at the corner of First and Center Streets.

**December 2019:** The Library was notified that funds were now available for the Public Library Construction Act Grant, and our most recent application would be part of the FY 19-20 grant cycle if we were able to submit all of the architect's drawings and other supporting documents by March 31, 2020. The Library worked with the architects to develop a site plan, floor plan, and outside elevation drawings of a new building and submitted all required documentation.

**August 10, 2020:** The Library was informed that the new building project was approved. If the local cost share can be raised by June 20, 2021, the grant funding will be awarded.

**Moving Forward:** Public awareness and fundraising are critical. Please consider supporting the library building campaign. Any size donation is welcome and every little bit helps. There is a donation form inserted in this brochure. On the back of the donation form you can find a list of ways you can become involved and help.

