

**San Antonio Public Library
Construction Update
February 2020**

Landa Branch Library - HVAC System Upgrades and Foundation Repairs

Funds: \$672,000 (2018 CIP) / **Location/District:** 233 Bushnell, District 1

Project Scope: HVAC system upgrade and Portico terrazzo repairs

Project Architect (Consultant): IDIQ Assignment (H2MG Design; MEP)

Construction Contract: K-Air Corp. / (H2MG Design (MEP) for assessments & plans) approved by Council 10/17/19

Estimated Completion: Spring 2020

- Current Status: Construction Closure effective January 13 through April 20, 2020 approved by the Library Board on December 4, 2019.
- Work is progressing on schedule. Floors and shelving covered to protect from damage
- Basement HVAC equipment removed.
- Communication plan implemented to keep all stakeholders informed of project progress.
- Temporary restroom facilities provided for playground area to remain open during construction.
- Terrazzo replacement and Flag Pole installation will take place during closure period

Igo Branch Library Renovation and Furniture Replacement

Funds: Renovation: \$241,000 (FY20 Deferred Maint) Furniture: \$92,600 (FY20 Capital Outlay)

Location/District: 13330 Kyle Seale Pkwy, District 8

Project Scope: New carpet, interior/exterior painting, building repairs, restroom renovations, and new furniture

- Construction contract scheduled for City Council approval on February 20, 2020
- Project briefing provided to CW J. Kaur and concerns with interim service plan addressed
- Customer analytics software to assist with patron re-engagement efforts after closure (same as Landa)
- Construction schedule carefully crafted to avoid conflicts with early voting and election day
- Accommodations made for operations of co-located Council Office
- Communication plan (online/onsite) in place to keep all stakeholders informed of project progress
- Temporary closure for Igo renovations effective March 30 – May 10, 2020 endorsed by Facilities Committee on February 12 and considered for approval by the Library Board on February 26
- Project completion expected May 31, 2020

Brook Hollow Branch Library Roof Replacement

Funds: \$175,000 (FY20 CIP) / **Location/District:** 530 Heimer Rd., District 9

Project Scope: Installation of Duro-Last 'white' roofing system over entire roof area

- Construction contract tentatively scheduled for Council approval in March
- Communication plan being developed to keep all stakeholders informed of project progress
- Updates will be provided to the Facilities Committee and Library Board
- No closure is anticipated for this work
- All work expected to be complete by Summer 2020

San Pedro Branch Library Renovations

Funds: \$416,500 (2019 CIP) / **Location/District:** 1315 San Pedro Ave., District 1

Project Scope: Restoration to windows, doors, masonry and plaster walls; Restroom renovations and building system upgrades; Building envelope improvements to include roofing and exterior safety and security lighting upgrades.

City Project Manager: Stacy Gonzales / **Project Consultant:** Jose Guerra Inc. / **Construction Contract:** JOC

Estimated completion: Fall/Winter 2020

- Current Status: MEP design is complete; SAPL and TCI currently negotiating with the general contractor to bring pricing in line with budget. Efforts are underway to minimize closure timeframe
- Library is coordinating with SA Parks and TCI on larger San Pedro Springs Park Bond project regarding branch closure for this project which will involve replacing the parking lot
- This project will require temporary closure to be approved by the Facilities Committee and Library Board
- Project timeline will coincide with TCI/Parks San Pedro Springs Park project

Semmes Branch Library Meeting Room Renovation

Funds: \$65,000 (SAPLF) **Location/District:** 15060 Judson Road, District 10

Project Scope: Building improvements project (Meeting Room conversion to Collaborate Space)

- Current Status: Job Order Contractor has been selected to complete the work
- Meeting room renovation scheduled March 4 – April 17, 2020; pending contractor's final schedule
- Updates will be provided to the Facilities Committee and Library Board of Trustees

Schaefer Branch Library Walking Trail

Funds: \$106,000 (FY20 CIP) / **Location/District:** 6322 US HWY 87E, District 2

Project Scope: Walking trail and amenities to include additional parking and driveway

Project Architect: Bender, Wells, Clark Design / **Construction Contract:** TBD

Estimated Completion: Fall 2020

- Current Status: Master plan approved by Library Board on September 25, 2019
- Design for trail and amenities complete (approx. 830' accessible trail; re-vegetation of area; amenities to include: mutt-mitt station; benches; drinking fountain; trash cans)
- Contract negotiations are ongoing
- Communication plan under development to keep all stakeholders informed of project progress
- Updates will be provided to the Facilities Committee and Library Board
- Architectural team also finalizing construction drawings for expanded parking area and drive into neighborhood

Furniture and Equipment Replacement

Funds: \$167,400 (FY20 Capital Outlay) **Location/District:** various library locations

Project Scope: Assorted furniture and equipment replacement

- Timeline – Complete by September 30, 2020
- No closure necessary

2017 – 2022 Bond Projects

Central Library First and Third Floors - Renovations & Improvements – 2017 Bond Project

Funds: \$3M (2017 Bond) / **Location/District:** 600 Soledad / District 1

City Project Manager: Stacy Gonzales / **Project Architect:** Marmon Mok / **Construction Contract:** TBD

Project Scope: Creation of customer friendly media space, main service desk redesign, refresh of finishes, security improvements, improved wayfinding, and building system improvements. Third floor Children's area improvements to include transformation of story room, creation of Family Technology Center, and renovation of family restrooms.

Current Status: Project meetings held bi-weekly. Initial design phase; Reviewing statement of work (SOW) for remaining HVAC controls; reviewing report from Raba-Kistner about basement improvements and other list of possible building projects; freight elevator assessment underway. Considering initial public meeting date and format for public meeting about first and third floor SOW. Latest schedule Design & Contracting (Spring 2019 to Spring 2021); Construction (Spring 2021 to Winter 2022); Anticipated re-opening Spring 2022

Central Library Texana Resource Center - Renovations, Improvements & Space Reconfiguration - 2017 Bond Project

Funds: \$700,000 (2017 Bond) / **Location/District:** 600 Soledad, 6th floor, District 1

City Project Manager: Stacy Gonzales / **Project Architect:** Marmon Mok / **Construction Contract:** TBD

Project Scope: Design, service point and shelving improvements, new technology equipment, space reconfigurations

Current Status: Donor Wall Conceptual Design endorsed by Library Facilities Committee on 2/12/20 and scheduled for Library Board approval on 2/26/20. Bi-weekly project meetings ongoing. Fundraising efforts by the Library Foundation in progress. Library Board of Trustees approved schematic design on 7/24/19. Latest schedule Design & Contracting (Spring 2019 to Winter 2021); Construction (Winter 2021 to Winter 2022); Anticipated re-opening Spring 2022

Memorial Branch Library - Renovations, Improvements & Space Reconfiguration - 2017 Bond Project

Funds: \$3.3M (2017 Bond) / **Location/District:** 3222 Culebra, District 5

City Project Manager: Stacy Gonzales / **Project Architect:** Muñoz & Co. / **Construction Contract:** TBD

Project Scope: Comprehensive renovation, repairs, building system improvements, and space reconfigurations
Current Status: Community Input Meeting held 12/1/18. Latest schedule Design & Contracting (Spring 2019 to Summer 2020); Construction (Fall 2020 to Spring 2021); anticipate re-opening Summer 2021

McCreless Branch Library - Renovations, Improvements & Space Reconfiguration - 2017 Bond Project

Funds: \$2.5M (2017 Bond) / **Location/District:** 1023 Ada St., District 3

City Project Manager: Stacy Gonzales / **Project Architect:** Piwonka Sturrock / **Construction Contract:** TBD

Project Scope: Renovations, repairs, HVAC upgrades and space reconfigurations

Current Status: Community Input Meeting held 12/15/18. HVAC and MEP assessment underway. Latest schedule Design & Contracting (Winter 2019 to Spring 2020); Construction (Spring 2020 to Fall 2020); Anticipated re-opening Winter 2020

Las Palmas Branch Library - Renovations, Improvements & Space Reconfiguration - 2017 Bond Project

Funds: \$1.8M (2017 Bond) / **Location/District:** 515 Castroville Rd., District 5

City Project Manager: Stacy Gonzales / **Project Architect:** Seventh Generation Design / **Construction Contract:** TBD

Project Scope: Renovations, repairs, HVAC upgrades and space reconfigurations

Current Status: MEP evaluation complete. Chiller replacement complete June 2019.

Community Input Meeting held 2/16/19. Latest schedule Design & Contracting (Spring 2020 to Summer 2021); Construction (Fall 2021 to Winter 2022); Anticipated re-opening Spring 2022

Forest Hills Branch Library - Renovations, Improvements & Space Reconfiguration - 2017 Bond Project

Funds: \$900,000 (2017 Bond) / **Location/District:** 5245 Ingram Rd., District 7

City Project Manager: Stacy Gonzales / **Project Architect:** Rehler Vaughn & Koone / **Construction Contract:** TBD

Project Scope: Renovations, repairs, HVAC upgrades and space reconfigurations

Current Status: Community Input Meeting held 1/19/19. Schematic Design underway. Latest schedule Design & Contracting (Spring 2019 to Fall 2019); Construction (Spring 2020 to Summer 2020); Anticipated re-opening Fall 2020