

UNIVERSITY OF ILLINOIS – URBANA-CHAMPAIGN CAMPUS

CAPITAL PROJECT REQUEST FOR PROGRAM STATEMENT/PROJECT CONCEPTUALIZATION

Proposed Project Title: Oak Street Library Facility – Phase III

Date Submitted: May 4, 2009

All projects for the construction of new facilities and new uses of University land as well as facilities additions, renovations and/or capital improvement projects estimated to cost \$500,000 or more will be reviewed and approved by the Chancellor's Capital Review Committee (CCRC) prior to being presented to or discussed by advisory groups, prospective donors, or any other organization outside the University of Illinois Urbana-Champaign Campus (UIUC). The following information and authorizations are required in order to commit campus planning and fundraising resources and to provide appropriate coordination.

Brief Project Description: The University Library is aggressively moving forward in the implementation of the New Service Model plans and the Main Stacks projects. The projects will require large quantities of collection material to be relocated to the Oak Street Library Facility in the next 3 years. Phase I – vault has reached its capacity in 2008 and it is predicted the Phase II – vault will reach capacity by summer 2011. It is imperative that the Phase III project proceed on a similar track as Phase II, Design-Build in order to be online by fall 2011.

Project Information:

Requesting Individual: Paula Kaufman Dept.: University Library

Department Head (signature required): [Signature] Date: 5/4/09

Business Manager/Dean (signature required): [Signature] Date: 5/4/09

Project Cost Estimate (See Total Project Budget/GSF Rate Scale): \$6,000,000.00

Operations/Maintenance Annual Estimate (See New Area Funds-O&M/GSF Rate Scale): \$78,000.00

Utilities Annual Estimate (See Utility/GSF Rate Scale): \$58,000.00

Project Type: [] New Building [] Remodeling [] Site Work [] Utilities Improvement [X] Building Addition [] Other Construction

Minimum LEED Level Certification: ????

Table with 3 columns: Proposed Schedule (month, year), Start, Finish. Rows include Project Initiation, Project Approval, PSC Approval, Design, and Construction.

Proposed Source of Funds (select all that apply):

- Checkboxes for Dept. Funds, R & R, Federal, State Capital Request, Gift/Grant Funds, and Other (please specify) Library IT Fee.

Required Attachments:

- List of attachments: a. Academic Program Statement, b. Relationship to Mission and Long Range Planning, c. Need and Expected Contribution to Educational Services, d. Alternatives Considered, e. Existing and projected: (1) Personnel; (2) Student Enrollment; (3) Student Contact Hours; (4) Research Funding, f. Summary of Existing Space Inventory, g. Donor Feasibility (Assoc Chancellor for Development).

One copy of this completed form and the required attachments must be submitted to the Director of Planning, Facilities & Services at least four weeks prior to the CCRC meeting at which approval will be requested for Program Statement/Project Conceptualization.

CCRC - Authorization to Proceed with Program Statement/Project Conceptualization:

Provost: _____

Date: _____

Form Approved by the Office of the Provost 13 March 2009

Utility/GSF Rate Scale (FY09)	Low	High	Average	Escalation Rate per year
<i>[These rates will be used for budgeting purposes only.]</i>				
Offices/Classrooms	\$1.33	\$6.24	\$3.49	not available yet
Research Labs	\$4.27	\$11.31	\$6.56	not available yet
Libraries/Museums	\$1.91	\$5.90	\$3.39	not available yet

New Area Funds - O&M/GSF Rate Scale (FY09)	Average	Escalation Rate per year
<i>[These rates will be used for budgeting purposes only.]</i>		
Offices/Classrooms	\$5.61	3.00%
Research Labs	\$11.77	3.00%
Libraries/Museums	\$7.97	3.00%

Total Project Budget/GSF Rate Scale (FY09)	Low	High	Average	Escalation Rate per year
<i>[These rates will be used for budgeting purposes only.]</i>				
Offices/Classrooms				
new space	\$300	\$440	\$390	5.25%
remodeled space	Varies	\$400	\$250	5.25%
Research Labs				
new space	\$500	\$850	\$700	5.25%
remodeled space	\$350	\$700	\$500	5.25%
Libraries/Museums				
new space	\$300	\$600	\$450	5.25%
remodeled space	\$200	\$500	\$350	5.25%

**UNIVERSITY LIBRARY:
OAK STREET LIBRARY
FACILITY – PHASE III**

PROGRAM NEEDS

May 4, 2009

University of Illinois at Urbana-Champaign

PROGRAM STATEMENT
UNIVERSITY LIBRARY: OAK STREET LIBRARY FACILITY
University of Illinois Urbana-Champaign Campus

INTRODUCTION

The Oak Street Library Facility – Phase I was completed in October 2005 and provides space for 1.7 million volumes of the collection processing space to support the unit and conservation laboratory. Phase II was completed in August 2008 and provides space for 1.9 million volumes of collection. The facility as originally planned has been designed for two additional phases which will provide a total shelving capacity of 6.9 million volumes. Phase III of the design will provide space for approximately 1.7 million volumes housed in a 8,000 square feet vault addition on the north side of the existing facility. The project will include; a year round high performance HVAC system, fixed high density shelving system (possibly a mobile high bay system), and backup electric generator(s).

In December of 2008, the shelving space in the first vault module reached its 1.7 million volume capacity. It is projected that the second vault will reach its capacity of 1.9 million volumes by late 2011. For the Library to continue to meet the demands for collection space the third vault module, which is programmed to accommodate approximately 1.7 million volumes, will need to be completed in late 2011 to receive the ongoing material from the Library System accessioning. In addition, the Library conducted a study to develop a strategic vision for the future of the Main Library building as principal academic resource for the University. It is imperative that the collection transfers to the Oak Street facility continue on schedule allowing the departmental libraries the ability to reduce the amount of shelving space currently dedicated to print material.

The following functions will be part of the High Density Storage Facility:

- **Storage Module:** The third module will accommodate approximately 1.5 million volumes. The HVAC system will maintain even temperature controls throughout the year. The final structure is to accommodate 6.9 million volumes.

Parking

NA

Signage

There will be a system of ADA-compliant signage.

Staircase

An additional staircase will be added if required by code.

Structural Requirements

General

Modular construction is to be used with modules as large as economically feasible. All areas must be protected from possible water leaks. Building materials must be cured in order to prevent off gassing. Non-combustible materials must be used in construction. The building should be designed so that most future repairs can be made from the outside. Roof design must ensure proper drainage. Designs, which could allow for the accumulation of water on the roof are not acceptable. The roof design should use membrane or similar type roofing. No roof drains are to be placed over collection areas.

High Density Storage Modules:

All storage modules must be designed with floor loading to handle the loads imposed by high-density book storage systems and order-picker, and these loads increase with the height of the shelving, requiring 1 to 2 inches of additional floor thickness. The floor of the collection storage area must be superflat (100F), have good curing, hardening, sealing, appropriate expansion joint transition strips for loading characteristics, and avoid cracking. All cleanouts, floor drains, and under floor access covers should be kept out of the travel path of the order-picker. Chemical solutions should be avoided in order to prevent off-gassing. The materials stored on the shelving should not be subjected to great environmental changes or off gassing from materials used to repair the building. Therefore, roofing and wall systems that cannot be replaced without opening up the building should not be used. Floors, walls and roofs require an unbroken vapor barrier with a perm rating not greater than .0333 for walls and ceiling. All walls of the modules must be three-hour structural walls. To maintain fire wall capabilities the walls should not be penetrated by pipes, conduit etc. *Serious consideration should be given to a turnkey system, which addresses both the structure and the environment.*

Windows

There are to be no windows in the collection storage area.

SPECIFIC SPACE REQUIREMENTS:

Collection Storage

Area (NASF): 8,000ft²

Use: Provides space, using high-density shelving, for a collection of approximately 1.7 million volume equivalents.

Occupancy: 2 transient.

Utility Requirements: Adequate power, voice and data.

Furnishings: High density shelving at a height of 40 ft. Shelving units are 56.5" inches x 36 inches double sided. The possibility of a high bay mobile system will need to be investigated to evaluate the viability of such system. Books and other materials stored in trays and boxes, with capacity of 190 volumes per shelf and one shelf equaling one foot. The ability to achieve the desired storage capacity at shelving of 40 ft. is preferred in order to minimize the height required by the order-picker. The picker requires an aisle width of 66 inches and a minimum of 15 ft. of maneuvering space at the end of each aisle. For heights above this an aisle width of 66" is required

Technical Equipment: Man-aboard order-picker such as Raymond Model 152-OPC30TT

University Library
Oak Street Library Facility – Phase III

Mission and Long Range Planning

The construction of the Oak Street Library Facility – Phase III is in keeping with the mission, long term planning of the University Library system. The current New Service Model planning and implementation and Main Stack projects require the transfer large quantities of collection material from several department libraries. The end result will allow the merger and consolidation of service points to provide for the highly efficient and service oriented 21st century library.

The long range planning which requires the relocation of collections to the Oak Street Library Facility will provide greatly enhanced learning and research environments for the University of Illinois students and scholars. Alternative solutions are being investigated for housing 1.5 million volumes adjacent to the Main Library with an automated retrieval system.

The newly constructed space will house only collection material and will be serviced by existing staff located at the Oak Street Library Facility.

Oak Street Library Facility
Building #1096
Summary of Space

Building	Floor	Room #	NASF
Oak Street Library Facility	1	103	550.86
Oak Street Library Facility	1	111	146.73
Oak Street Library Facility	1	112	164.08
Oak Street Library Facility	1	113	172.10
Oak Street Library Facility	1	114	2,022.99
Oak Street Library Facility	1	0114A	13.90
Oak Street Library Facility	1	115	204.72
Oak Street Library Facility	1	116	207.10
Oak Street Library Facility	1	117	875.40
Oak Street Library Facility	1	121	7,833.83
Oak Street Library Facility	1	122	8,641.68
Oak Street Library Facility	2	202	414.43
Oak Street Library Facility	2	204	430.07
Oak Street Library Facility	2	206	202.46
Oak Street Library Facility	2	210	149.50
Oak Street Library Facility	2	211	627.50
Oak Street Library Facility	2	212	63.22
Oak Street Library Facility	2	213	173.69
Oak Street Library Facility	2	215	2,318.21
Oak Street Library Facility	2	216	503.49
Oak Street Library Facility	3	301	423.67
Oak Street Library Facility	3	305	2,739.08
			28,878.71