

**MINUTES OF THE
PUBLIC HEALTH, LIBRARY AND COMMUNITY FACILITIES
BOND SUB-COMMITTEE**

April 10, 2007
9:00a.m.-11:40 a.m.

Martha Cooper Branch Library
1377 N. Catalina Avenue

MEMBERS PRESENT: Peter Backus, Chair, Terri Hutts, Wade McLean, Patty Richardson, Ted Prezelski

ABSENT: Tom Six

GUESTS: Gary Campbell, PC Fac. Mgmt, Nieves Ortiz, Jr, Tom Ellis, Town of Marana, Pat Corella, Deputy Director Pima County Public Library, Nancy Ledebouer, Director, Pima County Public Library, Rebecca Manoleas, Vail School Dist., T.Vanhook, Director of Community Development, Town of Marana, Joe Barr, Pima County Natural Resources Parks & Rec, Pat Martin, 29th Street Corridor Committee, Dave Woll, YMCA, Rosemary McCain, Vail Sch Dist., MaryAnn Cleveland, Passages of Tucson, J.J. Lamb, Vail, Melody Ballard, PCPL, Steff Koeneman, PCPL, Amber Mathewson, PCPL, Cort Chalfant, Rancho Sahuarita, Lynne Skelton, Town of Sahuarita, David Bailey, Town of Sahuarita, Kathy Ward, Town of Sahuarita

- I. Welcome and Call to order
Chair, Peter Backus, called the meeting to order at 9:00 a.m.
- II MINUTES FOR April 3, 2007
Approval left pending for April 17, 2007 meeting
- III. Pima County Public Library presentations:
Overview of Library: presented by Nancy Ledebouer, Library Director

PCPL enriches lives and builds community through opportunities to learn, know, interact and grow.

- **Encourage Lifelong Learning**
- **Create a Community Gathering Place**
- **Provide General Information**
- **Promote Cultural Awareness**
- **Provide Current Topics and Titles**
- **Support Business and Workforce Development**

Contributions to Economic Development -

- **Early Childhood Literacy & School Readiness**
- **Building Workforce Participation**
- **Small Business Support**
- **Power of Place in Building an Engaged Community**

Southwest presented by Wendell Niemann, President, Library Advisory Board and Nancy Ledeboer, Library Director

- Unincorporated area south of the Tucson Mountains, west of I-19, east to Sandario Road, south to the Tohono O'odam & Pascua Yaqui Nations
- 10,019 housing permits issued between 2000-2nd quarter of 2004 and more housing planned
- Projected Population by 2030 – 125,000-200,000
- Current library is in a leased 2,500 sq.ft. room in an old TUSD elementary school. Facility has many problems including no space for meetings or storytimes, overheating in the spring, poor air conditioning in summer. Space inadequate to serve this population.
- A library will contribute to building community. Residents need literacy services, health info and access to computers to develop job skills.
- Proposal is to co-locate with Parks on land near Pascua Yaqui Tribe. Library will involve the Tribe as well as neighborhood groups in planning the programs and services to be offered at this library.
- There are no other sources of funding for this project.
- New Library would complement the proposed park that is planned. Also another project-Hohokum Community Center & Swimming Pool mentions possibility of co-locating with library. Working with Parks to identify potential sites.
- This library is highest priority – population has already exceeded the current library's capacity to serve. Over 3,500 patrons visited in December.
- Is in medium-high stress area.
- Bond request - \$6,225,000 plus cost of land. O & M will be funded by Library District.

Southeast/Vail presented by J. J. Lamb, Community Member

- Population is rapidly growing, is expected to reach 118,325 by 2015 and 250,366 by 2030. Current population exceeds 50,000.
- Area is currently served by bookmobile that stops at Vail, Corona de Tucson and Rita Ranch. Residents have requested a full service library to better serve this growing community.
- City of Tucson is attempting to purchase land for a regional park near the Empire High School. They are willing to co-locate a library along with other County services. The Vail School District has also offered to partner with possibility of locating on land owned by the School District. Second option is to partner with private developer who is building a master planned community "Passages of Tucson".
- A presentation for a joint government center will be presented in May. The government center concept is to co-locate a library with parks and/or sheriff substation.
- Tremendous public support for library in Vail area. Many letters and emails have been sent in from residents.
- Bond request – 15,000 Sq Ft \$6,225,000. (This cost if land donated or collocate with Parks for land.) O & M to be funded by Library District.

Rebecca Maneolas, Vail resident, stated there is a need, desire and want for a Library in Vail.

Elizabeth Buchroeder-Webb – stated that they are willing to work to bring about community wide support for the project.

Sahuarita presented by Lynn Skelton, Town Council member

- Area of greatest unmet demand.
- Sahuarita has grown from a community of just over 3,000 residents to a town of 20,000 in 6 years – an increase of 460%. Projections indicate Town will double in size in next 10 years.
- Wide public support.
- Residents currently travel to the heavily used Green Valley library which is stressed serving both areas.
- The library would provide homework help, computers, meeting rooms and books for all ages.
- Town in collaborative discussions with several developers and private landowners regarding donation of land. One developer has offered two potential sites. The School District is also supportive of a library in the community and is offering a site for the library to be located on current or future school campus. The 2nd high school in Sahuarita is planned to open in August 2008.

- Bond proposal – 15,000 Sq Ft, \$6,225,000 and Town to contribute land. O & M for a full service library will be funded by the existing Library District.
- This project is a high priority for the community and the town has proposed providing a temporary building that would offer limited library services for the short term until a permanent library is constructed. The Library Director has budgeted staffing and operational costs for this temporary facility in the 08/09 fiscal year
- In a medium stress area.
- Town will help to publicize the project and citizens group is ready to promote the bond.

North Marana presented by T. Vanhook, Director Community Dev, Town of Marana

- Town of Marana is one of Arizona's fastest growing and urbanizing communities with a varied population of native residents. Town has grown more than 50% in last 5 years. Current population near 32,000.
- Marana issued more than 15,000 building permits and an estimated 7,000 new homes have been completed.
- The Northwest Region of Pima County is expanding at such a rapid rate municipal and county resources are unable to keep up with infrastructure and amenity needs of the population. Public meeting space, library services and recreational venues are nonexistent or over capacity.
- Currently residents are served by a small 2,500 sq ft library where 49,313 patrons visited last year. It is too small to provide the full range of services offered by the library.
- A full service library built in partnership with Marana Unified School District will serve both new and older communities and provide a gathering place for the entire region. The Community Center will bring together multi-generational activities, provide support for public education, non-profit and serve as an economic development catalyst for the region.
- There is collaboration with various partners such as YMCA.
- Is in a high stress area.
- Bond proposal \$29,400 for the Community Center which includes the Library. O & M to operate the Marana Regional Community Center will be jointly funded by Marana's General Fund, the Library District secondary property tax, revenues, park fees and other sources.
- This funding is a critical component of the joint use community center project proposed by the Town of Marana.

Green Valley presented by Nancy Ledeboer

- The library is extensively used and the Green Valley community has expressed a desire to expand in order to meet demands on service. The library serves as a community hub. Residents attend computer classes, cultural programs and volunteer in droves at this library. Patrons are elbow to elbow, on any given day, checking out books, checking email, reading newspapers.
- This library serves as a regional library to southern Pima County. In fiscal year 2006 there were 312,105 visits to the Green Valley Library, second in number to the Main Library.
- Expansion will provide a larger meeting room to accommodate the high attendance at community meetings and cultural programs at the library.
- The Library is part of a government center and there may be some collaboration and savings on expanding the parking lot.
- Expanding the 12,000 sq ft library to 15,000 or 20,000 will incur minor increases in utilities. Additional staffing costs are not expected. Land is adequate to expand both the library and the parking.
- If the Sahuarita Library is approved at 15,000 sq. ft. then only adding 3,000 sq ft would be appropriate.

Ironwood Hills presented by Nancy Ledeboer, Library Director

- Residents west of the freeway have expressed concern regarding their children riding or walking under the freeway to reach the Main Library downtown. Westside neighborhoods would benefit from easy access to the community library. It would ease traffic in the downtown area and bring library services within reach of those with transportation issues.
- There is collaboration with the City of Tucson to identify land that they own that could be used for a full service library. Have already identified several potential sites. Also possible to look for privately owned property that may provide a better location.
- Bond proposal – 10,000 Sq Ft. new library \$4,345,000 plus cost of land.
- Is in a medium to medium-low stress area.

Columbus presented by Pat Martin, 29th Street Corridor Coalition

- Residents have expressed support for the expansion of this 10,000 sq ft to 15,000 sq ft. The library is an asset to the community and residents have requested more computers for computer classes and computer skills, study rooms, additional seating and dedicated areas for teen and children's areas.
- The Columbus Library serves a very densely populated area with an estimated population of 45,000 people living within five neighborhoods.
- Many residents who use this library do not have access to computers at home. In 2006 grant funds were used to purchase more computers and usage has more than doubled. There is rarely a computer available. The

library is walking distance from a middle school and many apartments are nearby resulting in 35-50 youths gathering in the library after school and during the summer.

- Library is on land with space for the addition and adequate parking for the larger building. There would be minimal increases in utilities and no additional staff anticipated. This project is a high priority, the population is there to support this addition.
- Is in a medium-high stress area. Lots of families below poverty live in this area.
- Bond proposal \$2,100,000 to add 5,000 sq ft to present building making it 15,000 Sq Ft total.

Nanini presented by Nancy Ledebuer, Library Director

- Current facility, at 15,000 sq. ft., is one of busiest libraries in the county. It serves as a regional library for the northwest part of Pima County and circulated 610,000 items last year. Story times are popular as well as homework help and other afterschool programs for youth. Meeting room is used by community groups.
- An expansion and remodel would position the library to better serve as the anchor for regional library services in the northwest. A dedicated room for youth programming would free up the only meeting room for additional community meetings and library programs for adults.
- In 2006 Nanini staff presented 7 storytimes each week with an annual attendance of 18,123. Many times children are turned away due to lack of space (fire code). There are many young families seeking early childhood development activities. Community groups are also often turned away because the meeting room is in use. The expansion would provide space for additional meeting rooms, study rooms and more computers.
- No other source of funding and no collaboration involved.
- There would be minimal increases in utilities and no additional staff anticipated.
- Possibility exists of Sheriff moving to new location. If so, Nanini library could expand into space occupied by Sheriff substation. This would require a total renovation of building to utilize space efficiently. If Sheriff remains – there is still room for the addition to the library.
- Expansion is high priority, population supports addition. Use of library will continue to grow and improved facilities are needed now.

MISSION presented by Nancy Ledebuer

- This library is used heavily by the surrounding communities. It is located at the corner of Mission and Ajo adjacent to a City Park. The library serves residents who live west on Ajo who drive by this location regularly.

- The population growth in the area west to Sandario Rd is projected to reach 125,000-200,000. Several libraries will be needed to serve these new residents. Mission will be better able to meet the demands caused by this growth if it is expanded from 10,000 sq. ft. to 15,000 sq. ft.
- Many of the residents who use this library do not have access to computers at home. Computers are in constant demand and additional computers are a high priority. The library partners with community agencies such as Literacy Volunteers of Tucson to provide computer classes and language learning programs. The Library will bring educational opportunities to the community.
- Library is on land with space for the addition and adequate parking for the larger building.
- Is in a medium stress area.

RIVER presented by Nancy Ledebouer, Library Director

- This busy 10,000 sq. ft. library is located in a shopping center at the corner of Craycroft and River. It serves the foothills area as far west as Oracle and east to Sabino Canyon. An expansion or replacement would allow the residents to have access to a large book collection and computers. The Library could offer more programs that meet the interest of the community.
- Residents of the foothills would benefit from a state of the art library to serve as a community hub. The River Library is currently squeezed into retail space that is not ideal for a library.
- The current 10,000 sq. ft. library was a conversion of two retail spaces. There is little flexibility as the space wraps around an outdoor stairwell. Plans are underway to adjust shelving for ADA compliance which will require reducing the collection size. If adjacent retail space was available to expand the library it would allow for study rooms, additional computers and expand meeting space. Or a new stand alone library could replace the existing one.
- Discussion with Parks has identified several potential sites for a new library but none are ideal. Current location may be better than new sites.
- Bond proposal \$6,225,000 for additional 5,000 sq. ft. – Could be modified to purchase storefront if space comes available in the center.
- Anticipate slight increase in utilities and no increase in staff.

FLOWING WELLS presented by Nancy Ledebouer, Library Director

- This library is still in the construction phase. The community was hoping for a 12,000 sq. ft. library to serve this economically challenged community. Is in a mixed area of many senior citizens and large number of young children. The Flowing Wells School District reports many children need a place to go after school and they anticipate large

numbers using the library which is walking distance from an elementary school and walking distance from a middle school.

- The initial building will be 5,000 sq. ft. and will operate 6 days per week with a minimal book collection and computers to access reference and electronic collections. There will be no meeting room and no study rooms. Storytimes will be held out in the center of the library. The planned addition will provide a meeting room, study rooms more computers and a larger collection of library materials.
- Library is on land with space or addition and adequate parking for the larger building. Anticipate doubling the utilities and slight increase in staff to be open longer hours. Library District funding for operations.
- Is in a high stress area.

ROBLES JUNCTION presented by Nancy Ledeboer

- There are limited services available to residents of the Robles Junction area. A community library will help residents access information, connect to the larger community and provide a place to share information about community activities.
- Residents must currently drive a long way to access a library. The bookmobile makes a monthly visit to Robles Junction. An alternative under consideration is to purchase or apply for BLM property near the intersection of Ajo and Valencia. This would be close enough to serve Robles Junction and would position the library to serve the new subdivisions that are planned.
- Possible collaboration with Parks or Sheriff substation to co-locate a library.
- Operating costs estimated at \$300,000 annually to be paid from Library District funds if a small 3,500-5,000 sq. ft library is built. However, might wait and build a larger 15,000 sq. ft. library at the Ajo/Valencia intersection as the population grows. Operating a full service library is closer to \$1.2 million and would wait until population density increases in the area to generate revenues for the Library District.

CATALINA presented by Nancy Ledeboer

- The Catalina Library currently serves a population 13,000 and residents have requested a larger library to serve the community. They would like the new library to be sited on the east of Oracle instead of on the west. They feel current location – a leased storefront in a shopping strip mall- is too difficult for children to reach. They would like it located within the community where children can walk or ride a bike to the library.
- Residents feel that Oracle Road presents a barrier that keeps children and others with limited transportation from accessing the library.

- Current library is located in a 2,500 sq. ft. leased storefront on Oracle Rd. Library is very busy with over 58,000 visitors last year and 82,316 items checked out. Space is cramped with no place to add computers or additional materials. The meeting room is small and does not adequately meet the needs of the community.
- Would need to increase the existing operating budget by \$300,000 to open additional hours and provide full service including storytimes and more programming
- If Parks proposal to move results in the closure of the old community center this creates possibility for library to use this site. Land in the area is expensive and not too much is available. There is no way to co-locate with parks in the Catalina area due to the shortage of land.
- This is a low priority-The use of this library is impacted by growth in Pinal County at Saddlebrook.. Also there is some talk of Catalina and this part of Pinal County being annexed by Oro Valley. If this annexation goes thru, it will be the responsibility of Oro Valley to provide library services in this area.
- Bond proposal \$2,100,000 for additional 2,500 sq. ft.
- Is located in a Medium-low stress area

ARIVACA presented by Nancy Ledeboer

- The Arivaca community has requested an addition to their 2,500 sq. ft. library to accommodate a larger meeting room for community meetings, more space for computers and increase space for teens.
- Residents feel that the library is a focal point in their community and they believe that an expanded library would enhance their rural lifestyle.
- The current 2,500 sq ft library had over 11,000 visitors last year. It serves as a hub of information for the community and hosts numerous programs. The existing meeting room has capacity for 20 people and often the community holds programs that require more seating.
- With the addition there would be increased utilities and some increases in staffing. Current library is staffed with 2.5 full time employees.
- Existing library is on enough land to add addition and more parking.
- Library is a critical service to Arivaca. Not many other government services in the area.
- This library serves as an example of how a library contributes to the sense of community in our rural areas. It is the heart of this community.

Group discussed how the issues may be presented to the public on the ballot. Some would like to see a tiered offering. The first package would provide those projects that could be accomplished with no increase to taxes. A second tier of projects might list additional projects that could be funded if taxpayers agree to increase their taxes. Much discussion about how this

might be done and if the public would understand a tiered approach. Members asked staff to investigate whether any other jurisdictions have used such an approach on a bond election.

II. Future Agenda Items:

Complete Leased Facilities April 17th
Facilities Proposals May 1 & 8

V. Next Meetings – will start at 9 am.

April 17, 2007

**Joel D. Valdez Main Library
101 N. Stone Avenue**

May 1 Community Facilities – Main Library Board Room

May 8 Community Facilities-Wrap up presentations - Main Library Board Room

May 15 Misc. Projects and Review

June 5 Pending

VI. CALL TO AUDIENCE

VII. ADJOURNMENT

Meeting was adjourned at 11:40 a.m.

Respectfully Submitted

Laura Galvez
Secretary