



STAFF REPORT

Agenda Item: **Arizona State Library, Archives and Public Records State Grants-in-Aid Construction Agreement** – Approval of the construction agreement indicating acceptance of the approved State Grants-in-Aid grant in the amount of \$10,000 for library construction.

Staff Contact: Kathy Bainbridge, Clerk

Meeting Date: January 13, 2009

Background On September 9, 2008, the Council approved submittal of and Intent to Apply and a Letter of Support for the State Grants-in-Aid grant program for remodeling, renovation, or alteration of the library facility in the amount of \$10,000.

The Town of Clarkdale's grant application was approved by the Arizona State Library, Archives and Public Records. The project must be completed by June 30, 2010.

Recommendation: Staff recommends approval of the Arizona State Library, Archives and Public Records State Grants-in-Aid (SGIA) Construction Agreement FY 2009 - Clark Memorial Library.

ARIZONA STATE LIBRARY, ARCHIVES AND PUBLIC RECORDS

SGIA CONSTRUCTION AGREEMENT

FY 2009 — Clark Memorial Library

This Agreement is made between the Arizona State Library, Archives and Public Records and the Clark Memorial Library

The Library will:

Spent the monies allocated under this Agreement only for the purpose outlined in the submitted grant application.

Expend local matching funds of at least 50% of the total construction costs for the project.

All promotional press releases, reports, and other such publications resulting from the SGIA grant project must contain the following acknowledgement:

"This project was funded in part with funds granted by the Arizona State Library, Archives and Public Records under the State Grants-in-Aid Program.

The State Library will:

Provide the Library an amount of \$10,000 (total amount not to exceed 50% of the total project costs) for the described project.

Monitoring project progress and receive project final fiscal report.

LOCAL FISCAL AUTHORITY:

YAVAPAI COUNTY

Signature Date

Signature Date

LIBRARY DIRECTOR

(Title)

(Title)

ARIZONA STATE LIBRARY, ARCHIVES
AND PUBLIC RECORDS

Signature Date

(Title)

Arizona State of Library, Archives and Public Records
State Grants-in-Aid Construction
Intent To Apply Form

Project Administrator: Kathy Bainbridge

Legal Administrator, if different from above: Gayle Mabery

Legal name of library making application: Clark Memorial Library

Address: 39 North Ninth Street

City: Clarkdale County: Yavapai State: AZ Zip: 86324

Telephone number: 928-639-2445 Fax number: 928-639-2409

E-Mail: kathy.bainbridge@clarkdale.az.gov

Type of proposed construction:

- New building construction Addition to existing building
 Remodeling, renovation or alteration

TOTAL estimated cost of project: \$20,000.00
If new construction, clear title to the land must be certified by the local governmental entity.

Total amount of matching cash funding available by December 31, 2008: \$10,000.00
Certification by local fiscal/governing authority must accompany this application.

Amount of SGIA funds requested: \$10,000.00
SGIA Construction funds requested may not be more than 50% of the total construction cost.

Provide the following with your application:

1. A letter of support from the municipal, tribal, or county governing authority **OR**
A written commitment from the library governmental authority if it is other than the county or an incorporated municipality, and a letter from the county librarian.
2. Brief narrative addressing any issues (see evaluation criteria on blue sheet) not discussed in the support letters.

I certify that this narrative and budget figures are correct. If funded, I assure and certify that I will comply with all requirements pertinent to the use of State Grants-in-Aid funds.

Signature Gayle Mabery Date 9/11/08
Legal Administrator

Renovation Narrative:

The Town of Clarkdale, Arizona is located on the banks of the Verde River in the north central part of Arizona. It is a thriving community and is the gateway to the Sycamore Canyon Wilderness Area in the beautiful Verde Valley. Founded in 1912 and Incorporated in 1957, Clarkdale is renowned as the first master planned community in the State of Arizona. Originally a "company town", Clarkdale was founded by the United Verde Copper Company to provide housing and services for the employees of their copper smelter. Today, the original town site of Clarkdale is recognized as a Historic District on the National Register of Historic Places. The Town purchased the library building in 1992 from the Methodist Church, which was the original location of the Community Church built in 1921.

Clarkdale's current population is estimated at 4,000 people. There are 1050 registered library patrons, most of which are senior citizens, but the demographic is changing to middle age and young families.

The Clarkdale Council has committed a total of \$10,000 for the matching portion of the grant.

Projects:

The Town's top priority for the Library building is to replace the roof. On a scale of one to ten, with one the worst and ten new, our roof falls within the four category. Staff has been repairing and patching portions of the roof by replacing the shingles with patch shingles, trying to re-nail the cracking fascia and using a lot of caulk. The roof is past due for a total re-roofing and since shingles have been lifting and are missing, there is probably water damage to the sheathing which will need to be replaced. The project has been in the budget for the past four years, but the funds have been used for other emergency maintenance projects. The full cost of the re-roof was put in the budget for 2008/2009, but was cut due to budget restraints. If the roof is not fixed, we run the risk of water damage to the ceiling of the building which could eventually come down, along with possible damages to the collection. The Town has received an estimate for tearing off all old roofing and constructing a new roof in the amount of \$10,300.00. If, when tearing off the old roof, it is realized that the sheathing needs replacing also, there will be an additional \$5,312.00 cost for a possible total cost of \$15,612.00 for this project.

The Library has a ramp for accessibility to the front door which was constructed in 1994, but the front door has not been completely upgraded for ADA compliance and is difficult to open for disabled persons. A power access door with a wall switch should be installed for accessibility. The power access door would assist not only disabled persons, but also the elderly and those with children as they are entering and exiting the library with their arms full of books. Depending on the usability of the existing door, the costs could range from \$1,300 to \$4,000 for this project.

Renovation Narrative Continued:

The library building has old florescent bulb lighting which should be upgraded by replacement with energy efficient fluorescent tubes. The new tubes give off almost twice the light of the standard tube, and reduce energy costs about 50%. The tubes also have 5 year warranties which save expenses of staff time for maintenance. The lighting fixture covers that have yellowed and warped should then be replaced which would certainly help in brightening up the area for the patrons and staff. The cost for the project would depend on whether the ballasts needed replacing to accommodate the new tubes. The project is estimated at \$1,200.00 to \$1,800.00.

Although the building is structurally sound, there are cracks in the northwest corner and the north wall of the library that developed after a remodeling project which added a lower level to house the Community Development Department. Once the roof on the Library is replaced, the cracks should be plastered and the entire Library given a fresh coat of paint. This would certainly provide an inviting environment for our patrons. This project is estimated at \$2,500.00.

When the library was moved to this space in 1992, it was furnished with new carpeting. The carpeting in the library and interior stairway is worn and should be replaced for safety and aesthetic reasons. During this project, all the shelving and books would need to be moved, which adds some cost to the project. This project is estimated at \$4,500.00 to \$5,500.00.

The library restroom was remodeled in 1998 in order to upgrade for ADA compliance. The entrance was moved so that it opens into the library instead of into a hallway. An enclosure that creates a separation between the restroom and library would improve the arrangement and eliminate the feeling that the restroom is part of the main room. This project is estimated at \$200.00

Project	Low Estimate	High Estimate
Roof	\$10,300.00	\$15,575.00
Power Assist Door	\$ 1,300.00	\$ 4,000.00
Lighting	\$ 1,200.00	\$ 1,800.00
Plaster and Paint	\$ 2,500.00	\$ 2,500.00
Carpeting	\$ 4,500.00	\$ 5,500.00
Restroom Wall	\$ 200.00	\$ 200.00
Total	\$20,000.00	\$29,575.00