Over the past 20 years, the role of the public library has undergone a revolution. Libraries are still a repository of culture and information, but the advent of the internet changed the way people access and consume these resources. This created a fundamental shift in the way libraries serve the public, but not in the core mission of the institution. Public libraries exist to ensure equal access to the resources and services we need to create healthy and happy lives, and ultimately, a strong and thriving civil society.

Today’s public libraries are bustling centers of community. We facilitate early literacy development, lifelong learning, and equitable access to technology and digital literacy. We drive economic development by supporting entrepreneurs and small businesses. We assist the most vulnerable in accessing critical services. The Library still offers a place for reading, research, and homework, but we also host public events and performances, innovation labs and makerspaces, and co-working or collaboration spaces. The Library is now the modern equivalent of a public square, fostering connections in an increasingly isolated world.

As Salt Lake County rapidly expands over the next 20 years, the Library will continue to adapt and respond to its changing needs. Our goal is to create a sustainable roadmap to balance the challenges of an aging infrastructure with the growing demand in the south valley and west bench areas. The Salt Lake County Library 2022 Facilities Master Plan outlines the state of our current facilities, our philosophy of service as it relates to them, and presents the Library’s proposals for our next round of buildings.

I want to thank Mayor Jenny Wilson, the Library Board of Trustees, and the members of the County Council, and the Department of Community Services for being advocates of library services in Salt Lake County. I also want to recognize the tremendous dedication of the more than 500 Library staff members who contribute every day the success of our organization.

Through this Facilities Master Plan, the Library maintains our commitment to our long-time mission to make a positive difference in the lives of our community by inspiring imagination, satisfying curiosity and providing a great place for everyone to visit.

Jim Cooper
Director, Salt Lake County Library
With 18 full-service branches, 6 outreach branches, an Event Center, and an Operations Center, the Salt Lake County Library is one of the busiest library systems in the country. The Library serves nearly a million residents, with over three million in-person and two million online visits per year.

Over the past few decades, Salt Lake County Library has significantly expanded services due to a rapidly growing community and the need to replace several obsolete facilities. As the Library completes the construction of new branches at Kearns, Daybreak, and Granite, an assessment of our current facilities is necessary to provide a roadmap for future projects.

The objective of this Facilities Master Plan is to guide planning, decision-making, and capital investment in our facilities over the next two decades, in conjunction with the Library’s long-range fiscal plan. This Master Plan includes a comprehensive assessment of each library property to allow us to prioritize and budget for major infrastructure projects. It is intended to be a flexible, living document that will enable the Library to be responsive to changing circumstances and opportunities.

As our valley continues to grow, the Library will grow with it. One of our fundamental responsibilities is to maintain and protect the public’s investment in our facilities for generations to come. This plan reinforces our commitment to this responsibility, as well as to adapting our physical services strategy to future needs to continue our role as an increasingly vital engine of community life.

**Project Proposals**

- A new Midvale branch collocated with a new Technical Services department
- A new West Valley branch including offices for the Jail staff
- A new stand-alone Whitmore branch (no longer collocated with Technical Services)
- A new South Valley branch to replace the Riverton branch
- A major remodel and addition to the Sandy branch
- A major remodel and addition to the Taylorsville branch

Spanning 742 square miles and home to 1.18 million people, Salt Lake County is a diverse and rapidly growing region. The county’s population is expected to exceed 1.66 million by 2050.
Effective quantitative comparisons in library services are difficult to come by, because each community has its own needs and priorities. However, comparison with peer library systems can provide benchmarks that help identify our strengths and areas for improvement. The following systems were selected for comparison because the libraries have similar funding and service structure or they serve populations of similar size and social-economic profile. Other Utah systems have also been included for more familiar context.

Why is our circulation so high, compared to our annual visits?

Salt Lake County Library’s digital materials usage is one of the highest in the nation. Customers can access our popular eBooks and eAudiobooks from the comfort of their own homes.
<table>
<thead>
<tr>
<th>County</th>
<th>Population Service Area</th>
<th>Circulation/ Capita</th>
<th>Visits/Capita</th>
</tr>
</thead>
<tbody>
<tr>
<td>Fulton County</td>
<td>1,087,423</td>
<td>4.28</td>
<td>2.74</td>
</tr>
<tr>
<td>Jacksonville</td>
<td>970,672</td>
<td>5.08</td>
<td>3.35</td>
</tr>
<tr>
<td>Prince George's County</td>
<td>908,049</td>
<td>4.78</td>
<td>2.61</td>
</tr>
<tr>
<td><strong>Salt Lake County</strong></td>
<td><strong>902,734</strong></td>
<td><strong>13.67</strong></td>
<td><strong>3.50</strong></td>
</tr>
<tr>
<td>Saint Louis County</td>
<td>859,148</td>
<td>16.14</td>
<td>5.94</td>
</tr>
<tr>
<td>Columbus Metropolitan</td>
<td>850,548</td>
<td>17.79</td>
<td>6.50</td>
</tr>
<tr>
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<td>4.44</td>
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<td>813,300</td>
<td>22.56</td>
<td>4.44</td>
</tr>
</tbody>
</table>

**Salt Lake County Library** provides services to all the municipalities and unincorporated areas in the county, except Salt Lake City and Murray. The Library has reciprocal borrowing agreements with the Salt Lake City Public Library and Murray Library, so that residents can use all three systems with no extra charge. Because the Library’s direct service district does not include Salt Lake City and Murray, the Library is funded through a separate tax than the rest of Salt Lake County’s departments and divisions. The Utah Code requires the County Library Tax only be used for County Library services. (Utah Code 9-7-504)
The Facilities Master Plan was developed by
- Analyzing Salt Lake County’s changing demographics and what those changes might mean for library services
- Conducting a detailed study of condition and efficacy of the Library’s existing facilities
- Mining customer survey data for community input related to facilities.

The County Library worked with Salt Lake County Municipal Service District’s Long Range Planning team to produce a recommendation for addressing service gaps and engaged Salt Lake County Surveyor’s Office GIS Department to highlight the complex usage patterns of library users.

The Master Plan includes an overview of the Library’s design philosophy and standards, based on experience gained from previous building projects as well as national trends and community expectations. This approach informed a set of comprehensive findings and recommendations that position the Library to better serve residents.

**Demographics Analysis**

**Planning Regions**

By 2050, Wasatch Front Regional Council expects dramatic growth in all regions of Salt Lake County, though it will affect the various municipalities unevenly. This Master Plan divides the County into five planning regions based on jurisdictional boundaries and patron use behaviors influenced by geographical boundaries and the interstate freeway system.

Usage pattern mapping shows that Library branches have a much broader service area than their local municipalities. Library customers use multiple branches conveniently located throughout the valley.

**Southwest**

The Southwest region will see the fastest expansion, with a sustained increase of roughly 15,000 people every 5 years. This area is served by the existing Bingham Creek, Herriman, Riverton, and South Jordan branches. A new Daybreak branch will open in 2022. An immediate service gap exists in the southern part of the region near Bluffdale and the Draper Prison redevelopment site. A longer term gap will arise in Herriman, due to the development in the Olympia area.

**Southeast**

The Southeast will also see dramatic growth at an estimated 10,000 people every 5 years, but it is expected primarily in the western part of the region. While some of the new residents will be served by the existing Sandy and Draper branches, the development will primarily impact the southern service gap in the Southwest region and the Midvale area.

**West**

The West is served by the Kearns, Magna, Taylorsville, West Jordan, West Valley and Hunter branches. This area is expected to see increasing growth over the next few decades, with the
addition of over 64,000 residents by 2050. These residents will primarily be located in the outlying West Jordan, West Valley City, and unincorporated west bench area. While the township of Kearns is not expected to grow, the central location of the new Kearns branch will allow it to serve a large portion of these residents. However, a near term service gap exists in the eastern part of West Valley, and an additional west bench location should be considered in 10-15 years.

North
In the North, Salt Lake City is expected to increase by nearly a quarter, which will primarily effect our Millcreek, West Valley, and Granite locations.

East
The East region is served by the Granite, Millcreek, Holladay, Tyler, and Whitmore branches. The area is projected to grow by more than 46,000 residents, primarily in Midvale and South Salt Lake. The Granite branch (opening in 2022) will provide ample service for South Salt Lake residents, but Midvale residents remain underserved by the small and aging Tyler branch.

Library Card User Checkout
Drive time

Infrastructure review

The Library’s Facilities Department completed a detailed assessment of the condition of each Library building to identifying current issues and projecting a schedule for future repair needs. Each building was rated and prioritized according to the following assessment criteria.
### Building Assessment Criteria

<table>
<thead>
<tr>
<th>Good</th>
<th>Fair</th>
<th>Poor</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Building Condition</strong>&lt;br&gt;The building and systems are in excellent condition. Maintenance is generally up-to-date, and no major repairs are needed.</td>
<td>The building and systems are in adequate condition. Some maintenance has been deferred and should be addressed as soon as possible. Some repairs are needed.</td>
<td>The building and systems are not in adequate condition. Multiple major systems are in need of repair or replacement, there are multiple deferred maintenance needs, or the building has outlived its construction standards.</td>
</tr>
<tr>
<td><strong>Grounds and Parking</strong>&lt;br&gt;Grounds are reviewed for sufficient parking, condition of asphalt and hardscaping, safety, and condition of landscaping.</td>
<td>The grounds and parking lot are in Good condition. Maintenance is generally up-to-date, and no major repairs are needed. Landscaping is attractive and healthy.</td>
<td>The grounds and parking lot are in Poor conditions. Multiple major systems are in need of repair or replacement, there are multiple deferred maintenance needs, or there are major safety concerns.</td>
</tr>
<tr>
<td><strong>Location</strong>&lt;br&gt;Buildings are evaluated for placement within service districts and accessibility through public transportation.</td>
<td>The building is centrally located in the service district, on a major thoroughfare, and accessible by at least one mode of public transportation.</td>
<td>The building is not centrally located and/or easily accessible by public transportation.</td>
</tr>
<tr>
<td><strong>Accessibility</strong>&lt;br&gt;Buildings are evaluated for compliance to ADA standards and inclusivity for all communities.</td>
<td>Building is compliant with ADA standards and easily and comfortably navigable, and offers sufficient public restrooms and at least one unisex restroom.</td>
<td>Building is not compliant with ADA standards.</td>
</tr>
</tbody>
</table>

### Building Assessment Criteria continued

<table>
<thead>
<tr>
<th>Good</th>
<th>Fair</th>
<th>Poor</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Collection Size</strong>&lt;br&gt;Building are evaluated for the amount of shelving available to house collections.</td>
<td>Sufficient shelving is available for the correct collection size for the service district. Shelving is correctly spaced for dedicated audience collections. Space is available to accommodate growth or changes in sub-collections.</td>
<td>Space is not adequate for sufficient shelving. Space does not correctly accommodate sub-collections.</td>
</tr>
<tr>
<td><strong>Public Spaces</strong>&lt;br&gt;Public spaces are evaluated based on variety and size of dedicated spaces for public use.</td>
<td>The building has flexible and comfortable dedicated spaces for early learning, homework, teens, quiet reading, informal gathering, and business support.</td>
<td>The building does not have dedicated space for at least one age-level audience.</td>
</tr>
<tr>
<td><strong>Meeting Spaces</strong>&lt;br&gt;Meeting spaces are evaluated based on variety of sizes, purposes, and capacity numbers.</td>
<td>The building houses a large meeting room (75+ capacity) and 3 study or conference rooms for public use.</td>
<td>The building does not have a large meeting room and study or conference or rooms for public use.</td>
</tr>
</tbody>
</table>
### Building Assessment Criteria continued

<table>
<thead>
<tr>
<th></th>
<th>Good</th>
<th>Fair</th>
<th>Poor</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Create Spaces</strong></td>
<td>The building houses at least one dedicated space for Create services.</td>
<td>The building doesn’t currently have Create services, but space is available for retrofit.</td>
<td>There are no viable possibilities for adding Create services.</td>
</tr>
<tr>
<td><strong>Programming Spaces</strong></td>
<td>The building houses a dedicated Storytime space and a large meeting room available for events. Outside event space is available on library grounds or nearby.</td>
<td>The building houses a large meeting room available for events. Outside event space is available on library grounds or nearby.</td>
<td>The building does not have a meeting room or the meeting room is of insufficient size or availability for library events.</td>
</tr>
<tr>
<td><strong>Staff Spaces</strong></td>
<td>The workroom is comfortably sized for processing circulation and has dedicated space for delivery, book drop, and storage. Managers have private offices, and supervisors and librarians each have individual workstations. The staff restrooms and break rooms are adequately sized for the staff and a retreat room is available for accommodations (nursing mothers, etc.)</td>
<td>The workroom is adequately sized for processing circulation and has workable space for delivery, book drop, and storage. Managers have private offices, and supervisors and librarians have sufficient shared workspace. The staff restrooms and break rooms are adequately sized for the staff.</td>
<td>The workroom is too small to adequately process circulation or does not have sufficient space for delivery or storage. There is no internal book drop. Private offices or shared workspaces are not sufficient. The staff restrooms and break rooms are not sufficient.</td>
</tr>
</tbody>
</table>
## Library Branches

### Bingham Creek

4834 W 9000 S, West Jordan, UT 84081

<table>
<thead>
<tr>
<th>Building</th>
<th>Usage</th>
<th>Features</th>
<th>Ratings</th>
</tr>
</thead>
<tbody>
<tr>
<td>Year built: 1998</td>
<td>Collection size: 122,085 items</td>
<td>Large meeting room (seats 48)</td>
<td>Good</td>
</tr>
<tr>
<td>Year renovated: 2016</td>
<td>Circulation (2019): 848,301 items</td>
<td>Conference room (seats 8)</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Door Count (2019): 193,533</td>
<td>Two study rooms</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Program attendance (2019): 16,315</td>
<td>Public computers: 17</td>
<td></td>
</tr>
</tbody>
</table>

### Daybreak

11358 Grandville Avenue, South Jordan, UT 84095

<table>
<thead>
<tr>
<th>Building</th>
<th>Usage</th>
<th>Features</th>
<th>Ratings</th>
</tr>
</thead>
<tbody>
<tr>
<td>Year built: 2021</td>
<td>Collection size: approximately 100,000 items</td>
<td>Large meeting room (seats 72)</td>
<td>Good</td>
</tr>
<tr>
<td></td>
<td>Size of lot: 3 acres</td>
<td>Conference room (seats 9)</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Number of parking stalls: 61</td>
<td>Four study rooms</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Interior square footage: 25,079</td>
<td>Public computers: 12</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Door Count: TBD</td>
<td>Rooftop garden</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Circulation: TBD</td>
<td>Open-air courtyard</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Program attendance: TBD</td>
<td>Create workshop</td>
<td></td>
</tr>
</tbody>
</table>

### Ratings
- **Good**
  - Building condition
  - Grounds and parking
  - Location
  - Accessibility
  - Collection size
  - Public spaces
- **Fair**
  - Meeting spaces
  - Create spaces
  - Programming spaces
- **Poor**
  - Staff spaces

---

**Bingham Creek branch**

**Daybreak branch**
Draper
1136 E Pioneer Rd, Draper, UT 84020

Building
Year built: 2005
Size of lot: 7.15 acres
Number of parking stalls: 160
Interior square footage: 20,000

Usage
Collection size: 120,565 items
Circulation (2019): 831,438 items
Door Count (2019): 194,296
Program attendance (2019): 28,667

Features
Large meeting room (seats 70)
Conference room (seats 10)
Public computers: 14

Ratings
Good
- Grounds and parking
- Accessibility
Fair
- Building condition
- Location
- Collection size
- Public spaces
- Meeting spaces
- Programming spaces
- Staff spaces
Poor
- Create spaces

Granite
3331 S 500 E, South Salt Lake City, UT 84115

Building
Year built: 2021
Size of lot: 5.1 acres
Number of parking stalls: 122
Interior square footage: 29,264

Usage
Collection size: approximately 100,000 items
Circulation: TBD
Door Count: TBD
Program attendance: TBD

Features
Large meeting room (seats 112)
Conference room (seats 10)
Five study rooms
Public computers: 18
Outdoor amphitheater
Create kitchen
Create studio
Outdoor playground

Ratings
Good
- Building condition
- Grounds and parking
- Location
- Accessibility
- Collection size
- Public spaces
- Meeting spaces
- Create spaces
- Programming spaces
- Staff spaces
### Holladay Branch

**Address:** Holladay, UT 84117

**Building Information:**
- Year built: 1971
- Year renovated: 2019
- Size of lot: 2.25 acres
- Number of parking stalls: 82
- Interior square footage: 16,190

**Usage Information:**
- Collection size: 78,032 items
- Circulation (2018): 502,297 items
- Door Count:
- Program attendance:

**Features:**
- Large meeting room (seats 85)
- Conference room (seats 8)
- Two study rooms
- Public computers: 10
- Create workshop

**Ratings:**
- Good
  - Building condition
  - Grounds and parking
  - Location
  - Accessibility
  - Meeting spaces
  - Public spaces
  - Programming spaces
- Fair
  - Staff spaces
- Poor
  - Collection size

---

### Herriman Branch

**Address:** 5380 W Main Street, Herriman, UT 84096

**Building Information:**
- Year built: 2010
- Size of lot: 3.5 acres
- Number of parking stalls: 74
- Interior square footage: 20,000

**Usage Information:**
- Collection size: 97,179 items
- Circulation (2019): 936,794 items
- Door Count (2019): 219,433
- Program attendance (2019): 31,413

**Features:**
- Large meeting room (seats 68)
- Two study rooms
- Public computers: 16
- Open plaza

**Ratings:**
- Good
  - Building condition
  - Grounds and parking
  - Location
  - Accessibility
  - Meeting spaces
  - Public spaces
  - Programming spaces
- Fair
  - Staff spaces
- Poor
  - Collection size
### Hunter

**4740 W 4100 S, West Valley City, UT 84120**

<table>
<thead>
<tr>
<th>Building</th>
<th>Year built: 1994</th>
</tr>
</thead>
<tbody>
<tr>
<td>Year renovated:</td>
<td>2014</td>
</tr>
<tr>
<td>Size of lot:</td>
<td>5 acres</td>
</tr>
<tr>
<td>Number of parking stalls:</td>
<td>197</td>
</tr>
<tr>
<td>Interior square footage:</td>
<td>19,500</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Usage</th>
<th>Collection size: 99,999 items</th>
</tr>
</thead>
<tbody>
<tr>
<td>Circulation (2019):</td>
<td>576,906 items</td>
</tr>
<tr>
<td>Door Count (2019):</td>
<td>202,157</td>
</tr>
<tr>
<td>Program attendance (2019):</td>
<td>17,085</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Features</th>
<th>Large meeting room (seats 72)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Conference room (seats 12)</td>
<td></td>
</tr>
<tr>
<td>One study room</td>
<td></td>
</tr>
<tr>
<td>Public computers: 30</td>
<td></td>
</tr>
<tr>
<td>Children's garden</td>
<td></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Ratings</th>
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</tr>
</thead>
<tbody>
<tr>
<td>Building condition</td>
<td></td>
</tr>
<tr>
<td>Grounds and parking</td>
<td></td>
</tr>
<tr>
<td>Location</td>
<td></td>
</tr>
<tr>
<td>Collection size</td>
<td></td>
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</tbody>
</table>

<table>
<thead>
<tr>
<th>Fair</th>
<th>Accessibility</th>
</tr>
</thead>
<tbody>
<tr>
<td>Public spaces</td>
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</tr>
<tr>
<td>Meeting spaces</td>
<td></td>
</tr>
<tr>
<td>Create spaces</td>
<td></td>
</tr>
<tr>
<td>Programming spaces</td>
<td></td>
</tr>
</tbody>
</table>

| Poor | Staff spaces |

### Kearns

**4275 W 5345 S, Kearns, UT 84118**

<table>
<thead>
<tr>
<th>Building</th>
<th>Year built: 2020</th>
</tr>
</thead>
<tbody>
<tr>
<td>Size of lot:</td>
<td>3.4 acres</td>
</tr>
<tr>
<td>Number of parking stalls:</td>
<td>73</td>
</tr>
<tr>
<td>Interior square footage:</td>
<td>34,519</td>
</tr>
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</table>

<table>
<thead>
<tr>
<th>Usage</th>
<th>Collection size: 86,161 items</th>
</tr>
</thead>
<tbody>
<tr>
<td>Circulation (2018):</td>
<td>316,752 items</td>
</tr>
<tr>
<td>Door Count: (2019):</td>
<td>6,007</td>
</tr>
<tr>
<td>Program attendance (2019):</td>
<td>6,007</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Features</th>
<th>Large meeting room (seats 186)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Conference room (seats 32)</td>
<td></td>
</tr>
<tr>
<td>Five study rooms</td>
<td></td>
</tr>
<tr>
<td>Public computers: 28</td>
<td></td>
</tr>
<tr>
<td>Open plaza</td>
<td></td>
</tr>
<tr>
<td>Create kitchen</td>
<td></td>
</tr>
<tr>
<td>Create space</td>
<td></td>
</tr>
</tbody>
</table>

<table>
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<tr>
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<th>Good</th>
</tr>
</thead>
<tbody>
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</tr>
<tr>
<td>Grounds and parking</td>
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<td>Location</td>
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<tr>
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<td></td>
</tr>
<tr>
<td>Create spaces</td>
<td></td>
</tr>
<tr>
<td>Programming spaces</td>
<td></td>
</tr>
<tr>
<td>Staff spaces</td>
<td></td>
</tr>
</tbody>
</table>
**Magna**

2675 S 8950 W, Magna, UT 84044

**Building**
- Year built: 2011
- Size of lot: 2.3 acres
- Number of parking stalls: 50
- Interior square footage: 20,000

**Usage**
- Collection size: 74,315 items
- Circulation (2019): 306,864 items
- Door Count (2019): 151,045
- Program attendance (2019): 21,695

**Features**
- Large meeting room (seats 79)
- Conference room (seats 8)
- Public computers: 28
- Open plaza
- Create recording studio

**Ratings**
- Good: Create spaces
- Fair: Building condition, Grounds and parking, Location, Accessibility, Collection size, Public spaces, Meeting spaces, Programming spaces, Staff spaces

**Millcreek**

2266 E Evergreen Ave, Millcreek, UT 84109

**Building**
- Year built: 2012
- Size of lot: 5 acre
- Number of parking stalls: 53
- Interior square footage: 20,000

**Usage**
- Collection size: 136,478 items
- Circulation (2019): 998,575 items
- Door Count (2019): 287,334
- Program attendance (2019): 20,886

**Features**
- Large meeting room (seats 99)
- Conference room (seats 8)
- One study room
- Public computers: 24
- Co-located with Aging Services and Recreation Center
- Co-located with Evergreen Café
- Adjacent to Evergreen Park

**Ratings**
- Good: Building condition, Accessibility, Collection size
- Fair: Grounds and parking, Location, Public spaces, Meeting spaces, Programming spaces, Staff spaces
- Poor: Create spaces
<table>
<thead>
<tr>
<th>Riverton branch</th>
<th>Sandy branch</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Building</strong></td>
<td><strong>Usage</strong></td>
</tr>
<tr>
<td>Year built: 1998</td>
<td>Collection size: 180,679 items</td>
</tr>
<tr>
<td>Size of lot: 1.6 acres</td>
<td>Circulation (2019): 1,137,315 items</td>
</tr>
<tr>
<td>Number of parking stalls: 64</td>
<td>Door Count (2019): 293,806</td>
</tr>
<tr>
<td>Interior square footage: 13,400</td>
<td>Program attendance (2019): 38,206</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Riverton branch</th>
<th>Sandy branch</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Usage</strong></td>
<td><strong>Features</strong></td>
</tr>
<tr>
<td>Collection size: 100,177 items</td>
<td>Large meeting room (seats 93)</td>
</tr>
<tr>
<td>Circulation (2019): 656,524 items</td>
<td>Two conference rooms (seat 47)</td>
</tr>
<tr>
<td>Door Count (2019): 162,395</td>
<td>Public computers: 18</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Riverton branch</th>
<th>Sandy branch</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Features</strong></td>
<td><strong>Ratings</strong></td>
</tr>
<tr>
<td>Large meeting room (seats 40)</td>
<td>Fair</td>
</tr>
<tr>
<td>Public computers: 10</td>
<td>Building condition</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Riverton branch</th>
<th>Sandy branch</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Ratings</strong></td>
<td><strong>Ratings</strong></td>
</tr>
<tr>
<td>Fair</td>
<td>Grounds and parking</td>
</tr>
<tr>
<td>Poor</td>
<td>Location</td>
</tr>
<tr>
<td>Poor</td>
<td>Collection size</td>
</tr>
<tr>
<td>Good</td>
<td>Accessibility</td>
</tr>
<tr>
<td>Good</td>
<td>Meeting spaces</td>
</tr>
<tr>
<td>Good</td>
<td>Programming spaces</td>
</tr>
<tr>
<td>Good</td>
<td>Staff spaces</td>
</tr>
</tbody>
</table>
South Jordan
10673 S Redwood Road, South Jordan UT 84095

**Building**
- Year built: 2005
- Size of lot: 3.3 acres
- Number of parking stalls: 50
- Interior square footage: 20,000

**Usage**
- Collection size: 103,245 items
- Circulation (2019): 861,081 items
- Door Count (2019): 199,957
- Program attendance (2019): 27,116

**Features**
- Large meeting room (seats 90)
- Conference room (seats 8)
- Public computers: 18
- Open plaza

**Ratings**
- Good
  - Grounds and parking
  - Location
  - Accessibility
  - Collection size
  - Public spaces
- Fair
  - Building condition
  - Meeting spaces
  - Programming spaces
  - Staff spaces
- Poor
  - Create spaces

---

Smith
810 E 3300 S, Millcreek, UT 84106

**Building**
- Year built: 1954
- Size of lot: 1 acre
- Number of parking stalls: 34
- Interior square footage: 6,822

**Usage**
- Collection size: 136,478 items
- Circulation (2019): 998,575 items
- Door Count (2019): 287,334
- Program attendance (2019): 20,886

**Features**
- One study room
- Public computers: 18

**Ratings**
- Good
  - Good location
- Fair
  - Grounds and parking
  - Accessibility
  - Collection size
  - Public spaces
  - Meeting spaces
  - Staff spaces
- Poor
  - Building condition
  - Programming spaces

---
Taylorsville
4870 S 2700 W, Taylorsville, UT 84129

Building
Year built: 1990
Size of lot: 3.25 acres
Number of parking stalls: 87
Interior square footage: 12,500

Usage
Collection size: 87,409 items
Circulation (2019): 512,250 items
Door Count (2019): 161,410
Program attendance (2019): 17,859

Features
Large meeting room (seats 51)
Public computers: 21

Ratings
Good
- Grounds and parking
- Location
Fair
- Building condition
- Accessibility
- Collection size
- Public spaces
- Programming spaces
Poor
- Meeting spaces
- Create spaces
- Staff spaces

Tyler
8041 S Wood Street, Midvale, UT 84047

Building
Year built: 1967
Size of lot: 1.7 acres
Number of parking stalls: 67
Interior square footage: 11,346

Usage
Collection size: 55,362 items
Circulation (2019): 221,062 items
Door Count (2019): 105,072
Program attendance (2019): 15,066

Features
Large meeting room (seats 81)
One study room
Public computers: 20
Beautiful shaded grounds

Ratings
Good
- Grounds and parking
- Collection size
Fair
- Accessibility
- Staff spaces
Poor
- Building condition
- Location
- Public spaces
- Meeting spaces
- Create spaces
- Programming spaces
Whitmore
2197 East Fort Union Boulevard, Salt Lake City, UT 84121

**Building**
Year built: 1974
Year renovated: 2015
Size of lot: 3 acres
Number of parking stalls: 183
Interior square footage: 37,409

**Usage**
Collection size: 162,626 items
Circulation (2019): 1,010,433 items
Door Count (2019): 264,028
Program attendance (2019): 20,140

**Features**
Large meeting room (seats 92)
Conference room (seats 14)
One study room
Public computers: 19

**Ratings**
Good
- Grounds and parking
- Location
- Accessibility
- Collection size
Fair
- Public spaces
- Meeting spaces
- Create spaces
- Programming spaces
Poor
- Building condition
- Staff spaces

West Jordan
8030 S 1825 W, West Jordan, UT 84088

**Building**
Year built: 2012
Size of lot: 7 acres
Number of parking stalls: 229
Interior square footage: 50,595

**Usage**
Collection size: 118,956 items
Circulation (2019): 857,323 items
Door Count (2019): 236,032
Program attendance (2019): 27,026

**Features**
Conference room (seats 8)
One study room
Public computers: 26
Large lobby

**Ratings**
Good
- Grounds and parking
- Location
- Collection size
- Public spaces
Fair
- Building condition
- Accessibility
- Meeting spaces
- Staff spaces
Poor
- Create spaces
- Programming spaces
West Valley
2880 W 3650 S, West Valley City, UT 84119

Building
Year built: 1965
Year renovated: 2003
Size of lot: 2.25 acres
Number of parking stalls: 96
Interior square footage: 13,619

Usage
Collection size: 63,515 items
Circulation (2019): 284,826 items
Door Count (2019): 173,661
Program attendance (2019): 14,056

Features
Large meeting room (seats 70)
Conference room (seats 11)
Public computers: 26

Ratings
Good
• Collection size
Fair
• Location
• Accessibility
• Public spaces
• Meeting spaces
• Programming spaces
Poor
• Building condition
• Grounds and parking
• Create spaces
• Staff spaces
Building
The Outreach, Early Learning, and Lifelong Learning teams are currently housed primarily at Whitmore. As these teams grow, it is a priority to design spaces that meet their needs so they can best serve the community.

Usage
Early Learning works on system-wide goals for children up to age 5 or 6. The team offers programming support for the branches in the form of program-ready boxes for storytimes, and early learning initiatives including Books for Baby, Ready for Kindergarten, and 1,000 Books Before Kindergarten.

Lifelong Learning is tasked with supporting library goals for the community aged 6 and above. Within Lifelong Learning is the Box Room, a collection of program-ready boxes for system wide programming, including afterschool boxes, support for the Great Reads program, programmatic displays, and other system support.

Community Outreach supports services at the Metro and Oxbow Jails, the Alta Reading Room, and supports special projects with communities throughout the County.

Features
It is anticipated that the Early Learning and Lifelong Learning teams could grow by 2-5 members over the next five years, to support Library programming, at which point the teams will outgrow their space at Whitmore. Early Learning and Lifelong Learning desire a central location within the County Library system, co-located with a library branch for resources, collaboration, and learning opportunities.

The Community Outreach team includes members who work primarily at the Jail libraries, however they use an unused pod of the jail as a temporary location. Office and workspace near the jail would support work that could be completed outside of the jail itself.

Ratings
Fair
- Location
- Accessibility
- Meeting spaces

Poor
- Programming spaces
- Staff spaces

Community Input
The Library conducted a customer survey in 2021 to solicit public input on our services and resources.

Top Requests
- Makerspaces
- AV recording labs
- Meeting rooms
- Study rooms
- Enhanced outdoor spaces
- Cafés or coffee shops
- Children’s play areas
- Gaming rooms for teens
- Drive up service
- Reading nooks
- Used book sale areas
- Social distancing
- More south valley locations
A division of Salt Lake County, the Library strives to provide equal access to services to all County residents, regardless of municipality or region. The Library system does not have a "main" or "central" branch, but treats each branch with the same level of importance. Each of the 18 full-service branches provide a robust collection, access to technology, and professional staffing to facilitate the full use of our resources.

In addition, the County Library operates focused-service locations which provide specialized services to specific target audiences. These include the Alta Reading Room, the Byington Reading Room at the South Main Clinic, and the branches at the Metro and Oxbow Jails.

Design Guidelines

Design for People
Public libraries have traditionally been designed by assessing the size of collection needed and then planning a building big enough to house it. However, as the role of libraries has expanded and evolved, these collection-centered buildings have become increasingly ill-fitted to our current service model. Over the last decade, Salt Lake County Library has adopted a human-centered approach to library design. The Kearns, Granite, and Daybreak branches were designed to accommodate the way people use the space. These buildings still house sizable collections, but the need of the collections no longer dictate the building design. This leads to buildings that are more pleasant, more adaptable, and ultimately more sustainable than collection-centered buildings.

From the earliest phases, human-centered designs address:

- Environmental impacts on wellness, like light, aesthetics, use of space, and natural elements
- Intuitive wayfinding
- Durability concerns for high-traffic use and long-term maintenance
- Crime Prevention through Environmental Design (CPTED) principles that protect sight-lines and reduce opportunities for unsafe or inappropriate behavior
- Staff spaces that facilitate efficiency, effectiveness, collaboration and creativity

Design for Equity
Salt Lake County Library is committed to the elimination of any racial, social, and physical barriers and biases that unjustly exclude residents from full participation with its buildings, programs, materials, and services. This Facilities Master Plan seeks to expand access to libraries in an inclusive manner that values the diversity of all members of our community. Furthermore, the Library is committed to being a leader in accessible design to promote full participation in and enjoyment of its facilities and resources.

Design for Community
Public libraries operate as community centers and communal living rooms. We offer space for public gatherings and events and small
group meetings, as well as places for families and individuals to work, relax, interact, and reflect. Libraries are welcoming and comfortable environments that encourage people to stay a while and enjoy themselves, operating in many ways like a town square.

Salt Lake County Library branches strive to reflect and celebrate the unique heritage and culture of their local neighborhoods. They are civic place-makers that help to define the personality of their regions and become central to each area’s identity. Branches are designed with the flexibility to be responsive to the constantly evolving communities in which they are anchored. Customers of all ages are included in the design process to increase civic engagement, leverage neighborhood knowledge, and encourage stewardship.

**Design for Innovation**

Salt Lake County Library designs facilities to create equal access to resources, information and technology, in order to attract and inspire innovators, entrepreneurs, and community developers. Branches contain spaces to support lifelong learning, including makerspaces like the Create Workshops and Create AV Labs, business incubators, and early literacy play areas that foster active learning.

**Planning and Construction Standards**

The Library meets the Design and Construction Standards of the Salt Lake County Division of Facilities Management. The County Library is committed to sustainable building practices, and all new construction and major remodels will meet High Performance Building Standards (HPBS) and LEED® Gold level standards with emphasis on energy efficiency. This includes prioritizing water efficiency, sustainable materials sourcing, indoor environment quality, and accessibility.

Library staff are intimately involved in all stages of the planning, design, and construction process to ensure all buildings satisfy the nuanced needs of delivering public library services to unique communities. The County Library constructs branches that are beautiful, environmentally appropriate, economically viable, and exceptionally functional.
Project Proposals

West Valley
Replacement and Relocation

Project Summary
The West Valley branch should be replaced with a larger building in a location with better residential access. The Library is currently exploring a partnership with Salt Lake County Parks and Recreation to build a facility on their existing land on Redwood Road. This facility may be a collocated model similar to the Millcreek Community Center, or it may be developed in a campus style like the Herriman branch. New Market Tax Credits are expected to offset some of the cost, as is the sale or trade of the Calvin S. Smith branch (closing in 2022). The branch will include offices for part of the Library’s Community Engagement department, due to its central location and proximity to the outreach branch at the Metro Jail. The current West Valley branch will continue to operate until construction is completed.

Branch Overview
Built in 1965, the West Valley branch is the oldest operating branch of the Library and one of the smallest at 13,619 square feet. The collection of over 63,000 items has relatively low circulation compared to system averages. Digital equity is a major concern for this community, and the branch provides extensive technology access and reference services. Patrons from the surrounding commercial district regularly use the reservable rooms and quiet study space. Despite being near several schools, the branch sees very few children or teens because of accessibility and safety concerns due to the location.

Community Needs
West Valley City has grown dramatically since the branch was built in 1965, and is now the second largest city in Utah. The proposed area for relocation would be closer to residential users and would also serve West Millcreek. Improved access would necessitate broader family and children’s collections and programs, including Kids Café. Digital access and entrepreneurial support would continue to be priorities, so the branch should offer Create services, including a culinary literacy kitchen, makerspace workshop, and recording studio. It will also house a substantial collection of materials in Spanish and other languages. The West Valley branch is a well-loved part of West Valley City’s history, but it is no longer in a location to effectively serve its residents. The project was slated for the Library’s previous round of new buildings, but was faced multiple setbacks in securing a suitable location. It remains a high priority.

Building Challenges

Construction/Maintenance
- Exceeded expected lifespan and does not meet modern building codes
- Overall poor condition
- Complete replacement of HVAC needed, including boiler
- Interior renovation needed, including restroom remodel
- Parking lot replacement and redesign needed
- Earthquake safety concerns
- Energy efficiency concerns

Design
- Undersized teen and children's areas
- Poor acoustics and adjacencies for sound control, no quiet reading areas
- Poor sightlines and hidden corners create ongoing safety and security issues
- Insufficient meeting rooms and study rooms for public demand
- Insufficient programming spaces for popular events
- Insufficient staff workspaces, offices, and storage
- Insufficient staff restroom and break room for number of employees onsite
- Insufficient custodial space
- Poor building placement on lot
- No drive-up interior book drop

Location
- Not on main thoroughfare
- Not within safe or convenient walking distant of schools
- Next to a large, unkempt empty lot (safety and security issue)
- Too close to Hunter branch
- West Valley City asking for relocation
Technical Services Department
Replacement and Relocation

Project Summary
The Technical Services department should be relocated and purpose-built to meet the needs of the growing library system. While a workflow review is necessary to determine the exact scope of the project, it is expected to be larger than the current 11,800 square feet. It will include a dock and secured parking for the delivery trucks, and should be collocated with the new Midvale branch.

Department Overview
The Technical Services department is responsible for ensuring access to the Salt Lake County Library’s collections in all formats. The functions of the department include selection, acquisitions, cataloging, receiving, processing, database management and records, interlibrary loan, branch support supplies and branch deliveries. It is currently located on the “garden level” of the Whitmore branch, which has reached the end of its useful lifespan. In order for the Whitmore building to be replaced, a new Technical Services department must be built first. This will allow the department to move to a more central location with minimal interruption in operations.

Library System Needs
Built nearly 50 years ago, Whitmore was not designed for the needs of a modern technical services department for a library system of this size. To efficiently and effectively operate, the department should have a secured dock with enough room for the current deliveries from outside vendors and our own delivery trucks, as well as room for expansion as Salt Lake County grows. The department needs enough offices or workstations, shared workspaces, staff spaces, and storage to accommodate its 30+ employees. It should be designed with flexibility to take advantage of developing technologies that increase productivity and reduce costs.

The limitations of the facility prohibit expansion or reconfiguration, and further investment into a building of Whitmore’s condition is not recommended. Any burst pipes or an undetected leak could cause millions of dollars in replacement costs for damaged materials and equipment. The best solution to prevent this is to construct a purpose-built department in conjunction with the Midvale branch before the Whitmore building fails. This will minimize the interruption to the materials supply, which is critical to the continuity of Library operations.

Building Challenges

Construction/Maintenance
- Exceeded expected lifespan and does not meet modern building codes
- Roof replacement needed
- Complete replacement of HVAC needed, including boiler
- Fire suppression system replacement needed
- Electrical and lighting upgrades needed, including generator
- Earthquake safety concerns
- Interior renovation needed, including restroom remodel

Design
- Insufficiently-sized dock for receiving materials
- No secured place to park the delivery trucks, making them vulnerable to theft and vandalism.
- Dock not built for compatibility with modern delivery trucks and no walk-in entry
- Insufficiently-sized processing rooms not designed for department workflow needs
- Insufficient staff workspaces, offices, and storage

Location
- Non-central location is inefficient hub for the Library’s extensive material delivery system
Ruth Vine Tyler/Midvale Branch
Replacement and Relocation

Project Summary
The Ruth Vine Tyler branch is a priority for replacement, and the need to replace and relocate the Library’s Technical Services department makes it an urgent one. The new building, named the Midvale branch, should be located on State Street in the area of 8000 South. Centrally situated in the Salt Lake Valley with excellent freeway access, the branch should be a magnet location comparable to the Kearns and Granite branches in size and functionality. New Market Tax Credits are expected to cover some of the costs of this project, and the current Tyler branch should continue to operate while a new building is constructed.

Branch Overview
The Tyler branch, named after the County Library’s first director, was opened in 1966. Now the smallest and second oldest operating branch of the Library, it is known for its dynamic neighborhood atmosphere, park-like grounds, and an emphasis on outreach services and diversity. The building is 11,346 square feet and houses a collection of roughly 55,000 items. Materials circulation is low compared to system averages, but the branch provides extensive technology access and reference assistance. The Tyler branch is also an active community partner and offers support to many local small businesses and entrepreneurs.

Community Needs
The Ruth Vine Tyler branch, albeit a well-loved part of the Library’s history, has outlived its useful lifespan. Midvale has recently seen a monumental influx of high-density housing and new businesses. According to the Midvale Economic Development agency, “It is home to a growing population of 33,000 residents, some 1,300 businesses, and a ‘day-time’ population estimated around 25,000 workers.” The Wasatch Front Regional Council expects Midvale to grow more than 38% by 2050.

In order to provide comparable services to other communities of this size, the Midvale branch should house a large and diverse collection and offer a robust schedule of programs and services for all ages. A variety of well-equipped public meeting spaces, as well as a robust Create workshop and kitchen, will support the development of local business and entrepreneurs. In response to digital equity needs, a new Midvale branch would continue to provide extensive technology access and assistance. Outdoor gathering space is also recommended to provide additional useful greenspace and take advantage of the central location for events. The Tyler branch is an active distribution center for the Utah Food Bank’s Kids Café, serving 4,293 meals to children in 2019, and the Midvale branch would continue to offer this program. Piecemeal projects and repairs may keep this facility limping along, but they cannot prevent its eventual failure or address the increasing demand from this rapidly growing community.

Building Challenges
- Exceeded expected lifespan and does not meet modern building codes
- Overall poor condition
- HVAC system is outdated despite major repairs and upgrades
- Asbestos remediation/no modern fire suppression system
- Electrical and lighting upgrades needed
- Interior renovation needed, including restroom remodel
- Earthquake safety concerns
- Energy efficiency concerns

Design
- Undersized teen and children’s areas
- Poor acoustics and adjacencies for sound control, no quiet reading areas
- Poor sightlines and hidden corners create ongoing safety and security issues
- Insufficient meeting rooms and study rooms for public demand
- Insufficient programming spaces for popular events
- Insufficient staff workspaces, offices, and storage
- Insufficient staff restroom and break room for number of employees onsite
- Insufficient custodial space
- Poor building placement on lot
- No drive-up interior book drop

Location
- Not on main thoroughfare
Sandy Branch
Major Remodel

Project Summary
The Sandy branch should be remodeled on site to address major repairs while reconfiguring both public and staff workspaces. A drive through book drop should be added, and additions on the north and south sides of the building should be considered to add staff workspace and a larger teen area. To minimize disruption to the community and the Library system, the remodel closure should be scheduled after the opening of the new branches in adjacent Midvale and Cottonwood Heights.

Community Needs
The Sandy branch has very successfully met the needs of the southeast quadrant of Salt Lake County for many years, and will continue to do so into the future. However, it was designed in a previous era and piecemeal remodeling has not been adequate to allow for the evolution in library services and operations. Because the building needs substantial repairs and upgrades, it is a cost-effective and efficient time to address these needs. The new layout should incorporate a purpose-built Create workshop and AV recording lab, a dedicated teen space, and more effective use of staff workspaces. Investing in this building should extend its useful life by 10-20 years.

Branch Overview
With almost 180,000 items, the Sandy branch has the largest and highest circulating collection in the Library system. It serves Sandy City and White City, but also acts as a repository to supplement the smaller collections at other branches through the holds delivery system. Since it opened in 1991, it has been a magnet location for the east side of the valley and is known for its popular programs for all ages. The small, recently-opened Create workshop is the only one in the south part of the valley.

Building Challenges

Construction/Maintenance
- Overall fair condition
- Fire suppression system replacement needed
- Electrical panels and lighting upgrades needed
- Interior renovation needed, including restroom remodel

Design
- Oversized circulation desk, holds room, information desk, and quiet study area.
- Awkward quiet reading space and collection layout
- Poor sightlines and hidden corners create ongoing safety and security issues
- Insufficient meeting rooms and study rooms for public demand
- Insufficient staff workspaces, offices, and storage
- Insufficient staff restroom and break room for number of employees onsite
- No drive-up interior book drop

Location
- Not on major thoroughfare (no entrance directly from 1300 East)
- Ample lot size, but limited by slope
Taylorsville Branch
Major Remodel and Addition

Project Summary
The Taylorsville branch should be expanded and remodeled on site. Priority should be given to expanding seating space and meeting rooms for public use, adding more functional staff work space, and addressing the orientation of the building with respect to the street and parking lot. This project will be comparable to the Holladay remodel and addition of 2019, in which that branch was closed for roughly two years. To minimize disruption to the community, this project should be completed after the new West Valley branch is opened.

Branch Overview
The 12,500-square foot Taylorsville branch was built in 1990 and is one of the Library’s smallest branches. It houses a collection of 87,000 items and enjoys a high level of circulation for its size. The branch is known for its creative and engaging programming, which garnered a 2021 Utah Library Association Outreach Award for three Taylorsville librarians. While the limited space inside the building make large events difficult, the staff creatively use the outdoor space to host programs in good weather. The branch is also known for its murals, painted by local artist Kenneth Hayes.

Community Needs
The Taylorsville branch is one of the smallest branches in the Library, despite its comparatively high use. When it was originally built, it was designed to accommodate an addition within 10-15 years, but the rapid pace of growth in other areas of the valley has delayed that until now. By expanding the footprint, the building will be able to house the collection size, programming space, and meeting rooms to satisfy the community’s needs. It will also allow for more efficient and comfortable workspaces for staff and a better entrance and wayfinding experience for the public. Investing in this building should extend its useful life for several more decades.

Building Challenges

<table>
<thead>
<tr>
<th>Construction/Maintenance</th>
<th>Design</th>
<th>Location</th>
</tr>
</thead>
<tbody>
<tr>
<td>Overall fair condition</td>
<td>Insufficient collections space</td>
<td>No concerns</td>
</tr>
<tr>
<td>Complete replacement of HVAC needed</td>
<td>No dedicated teen area and undersized children's area</td>
<td></td>
</tr>
<tr>
<td>Roof replacement needed</td>
<td>Poor acoustics and adjacencies for sound control, no quiet reading areas</td>
<td></td>
</tr>
<tr>
<td>Interior renovation needed, including restroom remodel</td>
<td>Insufficient meeting rooms and study rooms for public demand</td>
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<tr>
<td></td>
<td>Insufficient programming spaces for popular events</td>
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</tr>
<tr>
<td></td>
<td>Poor sightlines and hidden corners create ongoing safety and security issues</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Insufficient staff workspaces, offices, and storage</td>
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<tr>
<td></td>
<td>Insufficient staff restroom and break room for number of employees onsite</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Insufficient custodial space</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Poor access from parking lot</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Difficult to identify public entrance</td>
<td></td>
</tr>
<tr>
<td></td>
<td>No drive-up interior book drop</td>
<td></td>
</tr>
</tbody>
</table>
Whitmore/Cottonwood Heights Branch
Replacement on Site

Project Summary
The Whitmore branch should be replaced on site with a building in the 25,000-30,000 square foot range (roughly half the current size). Because the Technical Services department and other administrative offices would no longer be collocated with this branch, a single-story building would be preferred. The replacement would necessitate a two-year closure, and should be timed to follow the opening of the Midvale branch to reduce the disruption to Technical Services operations and the community.

Community Needs
While the Whitmore branch is located in Cottonwood Heights, its robust collection and have made it a magnet location for the northeast quadrant of the Library’s service area. This branch has very successfully served customers with its collection size and programming spaces, so the replacement building should offer those same resources. It would be a benefit, however, to include more study rooms and a Create workshop/AV recording lab. The current lot’s grade is problematic, so the building may be a good candidate for a roof garden or sunken amphitheater on the south side.

Branch Overview
Nearing its 50th anniversary, the Whitmore building has played a pivotal role in the history of the Library. It is one of the busiest and highest circulating branches in Salt Lake County, with a collection of over 162,000 items. It housed most of the Library’s internal services departments until 2012, when the new West Jordan location was built. Currently, the 49,222 square foot building is home to the Whitmore branch, the Technical Services department, and part of the Community Engagement department.

Building Challenges

Construction/Maintenance
Exceeded expected lifespan and does not meet modern building codes
Overall poor condition
Roof replacement needed
Complete replacement of HVAC needed, including boiler
Complete plumbing replacement needed, including sump pump
Fire suppression system replacement needed
Electrical and lighting upgrades needed, including generator
Interior renovation needed, including restroom remodel
Earthquake safety concerns
Energy efficiency concerns

Design
Two-story floor plan creates security and workflow problems
Insufficient staff restroom and break room for number of employees onsite

Location
Adequately-sized lot for replacement building, but needs reconfiguration
Project Summary
A new branch will be built in the south central part of the valley to serve the rapidly developing west Draper, Bluffdale, east Herriman and Riverton area. Because this branch will also draw a large number of Utah County residents, it should be sized at 30,000-35,000 square feet. It will need to house one of the largest collections in the library system to satisfy the expected demand. The current Riverton branch will continue to operate while this branch is being constructed, but is expected to be closed and sold when it opens.

Community Needs
Twenty years ago, the Riverton building seemed like an ample upgrade from the small storefront it replaced. However, the city was already growing fast and the branch was quickly undersized for its location. Since 2000, the Riverton population has increased by more than 75%, and the adjacent cities served by this branch have matched that growth. The branch houses a large collection for its size, but the high level of circulation indicates a need for even more materials. Due to its proximity to the Silicone Slopes area, there is a large demand for study rooms, quiet areas, and reservable meeting rooms. This area also has a greater than usual percentage of young families and homeschoolers, which will continue to be the case as the housing shortage drives development of the south part of the valley. To serve them, the branch should have large children's and teens' areas and excellent spaces for programs and activities.

Building Challenges
Construction/Maintenance
Overall fair condition
Interior renovation needed, including restroom remodel
Cement and parking lot replacement and redesign needed

Design
Insufficient collections space
Poor acoustics and adjacencies for sound control, no quiet reading areas
No dedicated teen area and undersized children's area
Insufficient meeting rooms and study rooms for public demand
Insufficient programming spaces for popular events
Insufficient staff workspaces, offices, and storage
Undersized workroom does not allow for sorter
Poorly designed and undersized parking lot
No drive-up interior book drop

Location
Not on major thoroughfare (no entrance directly from Redwood Road)
Too far north for service area
Not close to public transit

Viridian Event Center
### Fiscal Implementation Timeline

<table>
<thead>
<tr>
<th>Step 1</th>
<th>Sell Smith</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Build new West Valley (NMTC)</td>
</tr>
<tr>
<td></td>
<td>Purchase land for new Midvale/Technical Services</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Step 2</th>
<th>Close/Sell old West Valley</th>
<th>Build new Midvale/Technical Services (NMTC)</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Remodel Sandy</td>
<td>Remodel Taylorsville</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Step 3</th>
<th>Close/Sell Tyler</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Rebuild Whitmore onsite</td>
</tr>
<tr>
<td></td>
<td>Build new South Valley</td>
</tr>
<tr>
<td></td>
<td>Close/Sell Riverton</td>
</tr>
</tbody>
</table>

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Most of the services provided by Salt Lake County are funded through a general tax fund, but the County Library is an exception. The Library has a unique subset of taxpayers, because Salt Lake City and Murray residents pay for library services through their municipal taxes. We provide direct service to all other incorporated and unincorporated areas within Salt Lake County. Because of this, the Library has its own tax rate and a separate fund.

Property taxes are the Library’s primary funding source, and by Utah Code, they cannot be used for any function other than library services. Unspent funds can be saved within the Library fund, which is expected to hold some operating reserves. Other revenue sources include fines and fees, which are collected for overdue materials, lost or damaged materials replacements, out-of-county patrons, and sale of surplus materials like outdated books or unneeded furniture. The Library also receives cost-sharing support for services provided in the Salt Lake County jails, and grant moneys from various sources.

The Salt Lake County Library can finance new construction and major remodels of buildings in a number of ways.

#### Preferred Funding Mechanism

**Pay as you go.** Save up funds until there is enough to finance the project.

**Positives:**
- No interest payments.

**Negatives:** Saving sufficient fund takes many years, while rising costs of construction and the expense of building repairs push the goal further and further away. The County Library does pay for regular capital maintenance using the Pay As You Go method. Remodels can sometimes be funded through this method as well.

**Bonding.** Use Municipal Building Authority (MBA) bonds to finance the project.

**Positives:** As Salt Lake County has the highest bond rating—triple A—financing costs are very favorable. The project can be started, funds secured, and at the completion of the project the 20-year payback period begins. The land and buildings that are built are used as the collateral for the bonds. Municipal Building Authority bonds are the most common option for financing construction projects with Salt Lake County Library.

**Negatives:** Future building needs can be impacted by the timing of bond payments for previous projects.

**New Market Tax Credits (NMTC).** Use this federal program that encourages private lenders to invest in economically distressed communities.

**Positives:**
- NMTC funding provides 7 years of very low lease payments. At the end of that period, the balance of the loan must be paid off. That can be accomplished by either having saved up enough in the library fund balance or by issuing bonds to pay off the loan and then paying the debt service over the next 20 years. Because this program provides substantial savings for the Library, this funding mechanism is pursued whenever possible.

**Negatives:** A location must fall within an economically distressed area to qualify for this program, and the projects are chosen through a competitive process.
<table>
<thead>
<tr>
<th>Project</th>
<th>Preferred Funding Mechanism</th>
<th>Year One</th>
<th>Year Two</th>
<th>Year Three</th>
<th>Year Four</th>
<th>Year Five</th>
<th>Year Six</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>West Valley</strong></td>
<td>New Market Tax Credits</td>
<td>Procure land, design, start construction</td>
<td>Construction</td>
<td>Construction, close and sell existing building,</td>
<td>Construction, close and sell existing building,</td>
<td>Construction, close and sell existing building,</td>
<td>Construction, close and sell existing building,</td>
</tr>
<tr>
<td>Replacement and Relocation</td>
<td></td>
<td></td>
<td></td>
<td>open new building</td>
<td>open new building</td>
<td>open new building</td>
<td>open new building</td>
</tr>
<tr>
<td><strong>Technical Services/Midvale Branch</strong></td>
<td>New Market Tax Credits</td>
<td></td>
<td>Purchase land</td>
<td>Design, start construction</td>
<td>Construction</td>
<td>Construction, close and sell existing building,</td>
<td>Construction, close and sell existing building,</td>
</tr>
<tr>
<td>Replacement and Relocation</td>
<td></td>
<td></td>
<td></td>
<td>Construction</td>
<td>open new building</td>
<td>open new building</td>
<td>open new building</td>
</tr>
<tr>
<td><strong>Sandy Branch</strong></td>
<td>MBA Bonding: Tranche I</td>
<td>Design, start construction</td>
<td></td>
<td></td>
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<tr>
<td>Major Remodel</td>
<td></td>
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<td></td>
</tr>
<tr>
<td><strong>Taylorsville Branch</strong></td>
<td>MBA Bonding: Tranche I</td>
<td>Design, start construction</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Major Remodel and Addition</td>
<td></td>
<td></td>
<td></td>
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<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td><strong>Whitmore/Cottonwood Heights Branch</strong></td>
<td>MBA Bonding: Tranche II</td>
<td>Design, start construction</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Replacement on Site</td>
<td></td>
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<td></td>
<td></td>
</tr>
<tr>
<td><strong>Riverton/Bluffdale Branch</strong></td>
<td>MBA Bonding: Tranche II</td>
<td>Design, start construction</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Replacement and Relocation</td>
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</tbody>
</table>
Future Needs
As the valley continues to push its boundaries in response to the rapidly growing population, demand for Library services will continue to grow. The projects proposed in this document will address the immediate needs of existing aging infrastructure and accommodate the most urgent new service area needs at the southern end of the valley. On completion of these projects, the Library expects to pursue the following projects.

Community Engagement Department
The Library’s Community Engagement Department consists of Early Learning, Lifelong Learning, Community Outreach, Marketing and the Viridian Event Center. While Marketing and the Viridian have specifically-designed spaces, the rest of the team has carved out spaces from other locations, most notably Whitmore, which is being proposed for replacement. These teams have specific needs, and as they continue to grow and develop, should have spaces designed to meet those needs.

Ideally, all Community Engagement staff would be located together, whether at the West Jordan Viridian Event Center/Library Administration facility, or in one of the rebuilt libraries. The exception would be the Community Outreach team’s Jail staff, which should be housed in the proposed West Valley branch, because of its proximity to the Metro and Oxbow Jails.

Programming: Early Learning and Lifelong Learning
Early Learning and Lifelong Learning provide direct programming to the public, but also mentorship and training for the branch librarians. Currently a combined team of ten, they are expected add an additional 5-7 staff members over the next five years. These teams will require 2-3 offices, shared workspaces, a quiet programming room, small meeting rooms, and a break room. The teams maintain the system Box Room, where programming supplies are stored and distributed for the entire library system. Combined with the additional room needed to hold supplies for major events, an estimated 2000 square feet of storage space is required.

Viridian Event Center
Small remodels should be considered at the Viridian Event Center to improve the functionality of the space. A corridor between the offices and Viridian A would allow staff better access, and inclusion of a green room, a private mothers’ room, and extra storage space would be valuable.

Marketing
The Marketing space has evolved over the past ten years, but continues to largely meet the needs of the department. Some storage has been converted to office space, and additional offices may be sought as the team expands in the next five years. Storage is the biggest need that Marketing currently has.

Second Herriman/Olympia Branch
While the proposed Riverton/Bluffdale branch will satisfy some of the demand in the central south valley area, the south and west part of Herriman and the Olympia area will also see significant development. Nearby Daybreak is also expected to expand and would also benefit from an additional branch in this area.

Central West Bench Branch
The west bench area, including the western parts of West Jordan, West Valley City and unincorporated Salt Lake County, is growing at an increasing rate. The region is projected to add around 5,000 residents by 2025, but the rate of growth is expected to triple by 2050. While library service in this area is currently adequate, an additional west bench branch will be needed within 10-15 years.

Alternative Service Models for Outlying Communities
The Library serves several small communities in unincorporated Salt Lake County, including Brighton, Emigration Canyon, Copperton, and Alta. Although they are too small for a traditional library branch, it would be possible to provide alternative service models to reach these residents. We currently furnish a small outreach branch in the Alta post office. This model could be replicated in the other towns, or the Library could invest in other options. One possibility could be a book locker service, like the Henefer Remote Locker service operated by Summit County Library.

End of Lifespan Projections
Most public buildings are expected to last 50 years before structural repairs, outdated safety standards, and systems failures necessitate replacement. A major remodel can add 10-15 years to that lifespan. After the proposed projects are completed, the following locations will be the next Library facilities to reach End of Lifespan.

<table>
<thead>
<tr>
<th>Branch</th>
<th>Build Date</th>
<th>Expected End of Lifespan</th>
</tr>
</thead>
<tbody>
<tr>
<td>Holladay branch</td>
<td>1971, major remodel in 2019</td>
<td>2036</td>
</tr>
<tr>
<td>Hunter branch</td>
<td>1994</td>
<td>2044</td>
</tr>
<tr>
<td>Bingham Creek branch</td>
<td>1998</td>
<td>2048</td>
</tr>
<tr>
<td>Sandy branch</td>
<td>1991, major remodel proposed in 2024</td>
<td>2051</td>
</tr>
<tr>
<td>Taylorsville branch</td>
<td>1990, major remodel proposed in 2024</td>
<td>2055</td>
</tr>
<tr>
<td>Draper branch</td>
<td>2005</td>
<td>2055</td>
</tr>
<tr>
<td>South Jordan branch</td>
<td>2005</td>
<td>2055</td>
</tr>
</tbody>
</table>