



PUBLIC LIBRARY

BUILDING PROJECT

10.10.2023



Mission Statement

Emphases Added

The Greenville Public Library selects, *organizes, and makes accessible a wide variety of materials* to the residents of the City of Greenville which will contribute to the dissemination of knowledge, the *profitable* and pleasurable *use of leisure time, formal* and informal *educational needs*, and the *general enrichment of life* within the financial resources available.



Freedom to Read

- The Freedom to Read Statement is a statement adopted by the American Library Association in 1953, amended in 1972, 1991, 2000 and 2004.
- The basic premise of the Freedom to Read Statement is that all citizens should have access to a wide variety of materials, controversial though they may be, and that no private group or public authority should infringe on that access through censorship, or suppression.



Freedom to Read

An Excerpt



“Now as always in our history, reading is among our greatest freedoms. The freedom to read and write is almost the only means for making generally available ideas or manners of expression that can initially command only a small audience. The written word is the natural medium for the new idea and the untried voice from which come the original contributions to social growth.

- People often complain about the erosion of intelligent dialogue due to social media. A public library is the only place a person can access a “similar” amount of information, without undue influence from outside interests (advertisements and algorithms).
- As a free-to-use resource, a public library is the only true pillar of freedom and democracy, when it is supported and allowed to operate as intended, which is to disseminate knowledge, in the form of both fact and opinion, in the broadest range possible.

What Does a Library Do?

- Libraries level the playing field. By providing resources to all citizens which enable them to live, learn, govern and work, regardless of their age, sex, socioeconomic background, ethnicity, or ability, libraries enable youth and adults to “compete” and experience all that others in their own community do, and all that others in other communities do.
- Libraries serve as community hubs. By connecting people to information and people to people, libraries serve as a conduit for much needed social interaction, which improves attitude toward the community and to life in general.
- Libraries promote literacy. They help children and adults develop and maintain skills necessary to survive and thrive in a global information society.



Librarians Impact Lives

Librarians make a difference in people's lives long-term. "Sue" was a young mother of two daughters – age 3 and an infant. The children's librarian cheerfully suggested books for the three-year-old. When the young mother shyly informed her that the picture books she suggested might be too easy, without questioning how a three-year-old was reading chapter books, the librarian immediately directed the family to chapter books appropriate for a three-year-old. The librarian developed a relationship with the growing family, especially with the mother – asking her to help with story time and even encouraging her to think about a career in the library world. Today, that "young" mother is the director of our Library.



Librarians Impact Lives

Librarians make a difference in people's lives. “Bill and Margie” came to the Library in desperation. They had planned a bus trip to Canada and needed to complete and submit online forms to ArriveCAN. They were very uncomfortable with computers. Two employees sat with the couple at the computers and guided them through the process, helping them to upload photos of their passport and vaccination records. “Bill and Margie” were so grateful that they were able to take their trip when they had thought they would need to cancel. “Bill and Margie” could have benefitted from some basic computer classes if we had the space to offer them.



Why Are We Telling You This?



- As members of the Greenville Public Library Board of Trustees, we are tasked with the *affirmative* responsibility of promoting the ideals and goals listed in our Mission Statement, and we are entrusted to uphold the core principles of the Freedom to Read Statement, the Library Bill of Rights, and the Constitution of the United States of America.
- Affirmative: an obligation that requires some effort to satisfy
- This means that we cannot merely say we believe and support these ideals and principles, but that we must take action to show that we do.

Why Are We Telling You This?



- After months of research, consultation, discussion and debate, our Board of Trustees has voted to pursue the construction of a new library building. It is our belief that the current library building limits our ability to meet these obligations to the community.

Stories of Our Space Limitations

“Jason and Stephanie” are young parents of “Hunter.” “Hunter” is in foster care while “Jason and Stephanie” work on their living situation. The social worker brings “Hunter” to the Library so that “Jason and Stephanie” can visit with him. Unfortunately, they have to meet in the children’s room because there is no private area for their visit. Also, because they are in an area with Library books, they must follow the Library rules prohibiting food and drink. Sharing food with their child is an important bonding activity that “Jason and Stephanie” are unable to do in the current building, but could in a building with private study rooms.



Stories of Our Space Limitations

Programming, a vital part of libraries, cannot be offered in the Library due to space limitations. A new building with a dedicated meeting room space for programs would allow us to offer so many more programs, such as speakers, book clubs, instructional programs on a variety of topics, craft clubs, art nights, Lego clubs, etc. instead of depending on finding a space such as the Bradford Room at a time that fits in with their schedule.



Stories of Our Space Limitations

Recently, “Eric” was very nearly unable to access the Library. His oversized wheelchair would not fit through the elevator doorway. With some creative thinking, we were able to get him into the Library where he could resume sitting in his wheelchair. We helped make the copies he needed. He then signed up for a Library card. When he returns to check out materials, he will again have to go through the humiliating process of getting him into the Library and, once inside, he will not be able to browse the stacks nor easily access a computer.



How Did We Get Here?



April 26, 2016

The Greenville Public Library announced that they would receive a sizeable endowment from Nancy F. Law.



June 2016

The money was invested in multiple CDs while the board contemplated the best use of the funds.



September 2016

Survey went out in the city water bills.



October 13, 2016

Survey results were presented to the board.



April 13, 2017

The Board hired FGM to do an architectural study.

How Did We Get Here?



December 14, 2017

GM attended the December board meeting with rough draft.



April 17, 2018

FGM architect, Mr. Mandell, met with the board to answer questions and present the second draft. He agreed to send the draft copy to the May board meeting and to meet with the Board at the June board meeting with the final copies of the deliverable.



June 21, 2018

FGM did not show up.



June 2018

Jo Keillor attended Director's University where she learned that Fred Schlipf, library building programmer and professor at U of I, took on a library each semester as a project for one of his classes. The class would develop a building program under his supervision. Representatives from GPL would have to make two trips to U of I. In return, the library would receive a building program, valued at \$8-10,000, for no cost.

How Did We Get Here?



August 28, 2018

Letter sent to Mr. Mandell, the O'Fallon FGM office, and the Oak Brook FGM office. No response.



October 2018

Jo Keillor contacted Mr. Fred Schlipf inviting him to a meeting to discuss what his services entail.



November 1, 2018

Mr. Fred Schlipf came to a special board meeting to discuss what he can offer. While here, he recommended that we visit Dominy Public Library in Fairbury, Illinois to see what had been done to a building very similar to ours.



November 29, 2018

Dale Martin, Cindy Catron, and Jo Keillor traveled to Dominy Public Library in Fairbury, Illinois. The library there was designed by Paul Moratz – the same architect who designed Greenville Public Library. The original building was the same as GPL, just reversed. The Fairbury Library had had an addition to the end of the building opposite the round room. The addition housed the circulation desk and children's collections, making all of the collections on the same level. The lower level of the addition housed restrooms and a large community room with a kitchenette.

How Did We Get Here?

February 2019



The GPL board was invited to participate in Mr. Schlipf's class as the project study for a building program. The library would receive a free building program (an \$8-10,000 value) in exchange for attending two sessions at U of I and answering questions. Dale Martin, Cynthia Wiegand, Christal Valentin, and Jo Keillor attended the first class. Dale Martin and Jo Keillor attended the second class.

July 2019



We received the final Building Program. It reflected the hoped-for elements and priorities for any library expansion/building.

August 2019



The board decided to conduct a qualifications search for an architect.

September 2019



Ads were placed for an architect per qualifications protocol.

How Did We Get Here?



November 2, 2019

The board interviewed architects and chose Dewberry Architects from Peoria.



January 9, 2020

Board approved contract proposal from Dewberry Architects pending attorney review.



January 2020

Dale Martin and Jo Keillor met with Dave Willey to talk about potential plans. He pointed out several potential properties.



February 2020

Final contract with Dewberry approved.



March 12, 2020

First presentation from Dewberry.

How Did We Get Here?



July 14, 2020

Second presentation from Dewberry.



September 10, 2020

Third presentation from Dewberry.



September 21, 2020

Dale Martin and Jo Keillor met with Dave Willey and Sue Ann Nelson.



September 27, 2020

Dave Willey sent email in response



October 15, 2020

Fred Schlipf reviewed proposed options. Strongly recommended new building.

How Did We Get Here?



November 12, 2020

Board tabled the decision.



December 10, 2020

Board reviewed the memos from Dave Willey and from Fred Schlipf. It was noted that it is difficult to make a decision during a pandemic.



January 14, 2021

Dale Martin, Jo Keillor, and Mike Heath reported that they gave a report to the City Council concerning the Board's discussion on a building. The council was invited to tour the Library. Dale Martin suggested keeping the topic open in unfinished business and continue to explore options.



May 13, 2021

Jo Keillor suggested that the Board plan for a town hall type meeting with the Board, Dewberry, Fred Schlipf, Mayor Barber, and the City Council.



July 8, 2021

Board decided to wait until at least October for town hall meeting while they developed a presentation.

How Did We Get Here?



August 12, 2021

Board continued discussion on the pros and cons of a new building vs. an addition. Decided to hold a special meeting.



August 20, 2021

Special meeting held to discuss the pros and cons of a new building vs. an addition.



September 16, 2021

Board continued discussion on the pros and cons of a new building vs. an addition. It was decided that the Board needs to come to a consensus about which option to pursue. Kyle Littlefield pointed out that a PowerPoint presentation was needed.



October 14, 2021

A special meeting was set for November 2, 2021.



November 2, 2021

The Board was informed that the property next door had been sold effectively eliminating an addition.

How Did We Get Here?



November 2021

One of the radiators cracked and needed to be replaced at a cost of \$8,000. The cautioned that the other radiators may also develop issues due to their age. Board is concerned about continuing repair costs.



December 20, 2021

A Resource Allocation Panel met to decide which option to pursue. They will make a recommendation to the Board that a new building should be pursued.



January 13, 2022

Dale Martin, Jo Keillor, and Mike Heath reported that they gave a report to the City Council concerning the Board's discussion on a building. The council was invited to tour the Library. Dale Martin suggested keeping the topic open in unfinished business and continue to explore options.



February 10, 2022

Kyle Littlefield reported that the City controls the use of the building if the Library should vacate it.



April 14, 2022

The Resource Allocation Panel made a formal recommendation to pursue a new building. The vote was yes – 7, no – 1, with one trustee absent.



Greenville Public Library

Constructed in
1905

- Greenville IL population was just over 2500 at the 1900 census
- Greenville was only 90 years old – 30 years younger than our current building
- In 1908, 2835 US Public Libraries reported circulation per library of 25,005. In 2004, 9207 US Public Libraries reported circulation per library of 163,797.
- From 1920 to 2014 the average US home size grew from 1048 square feet to 2657 square feet.
- 8 land surveys were completed resulting in the creation of 642 lots (990 existed prior to 1905 making this a geographic expansion of City boundaries of about 65%)

Times Change

- We may not be experiencing the same wave of growth now as then, but in the almost 120 years since, the community and world has changed even more drastically than what the citizens of early 1900s Greenville could recount since the City's founding.
- The need to evolve and adapt is vital to all organizations and entities that support a community. Perhaps, that need is more vital to none more so than an organization that provides no social or economic barriers to citizens.



Top Pain Points



- The physical structure of the building limits:
 - The size of circulation we can maintain
 - Accessibility for patrons
 - Programming offerings
- Needed repairs and updates deplete necessary funding while minimally affecting our ability to meet obligations

Options Considered



Option 1

Stay in current library,
operate as usual, and make
repairs as necessary



Option 2

Renovate and expand
current library



Option 3

Renovate an existing building
elsewhere in town



Option 4

Construct a new library at a
new location

Option 1: Stay in our current building and make necessary repairs as needed

Pros:

- Keeps Historic Site
- Satisfies those who have a sentimental attachment to the building
- Costs less in the short term

Option 1: Stay in our current building and make necessary repairs as needed


Cons:

- Doesn't address current space limitations
- Makes programming expansion difficult, if not impossible
- Forces the continuation of programming being held off-site
- Must close during repairs



Option 2: Renovate and expand current library

Pros:

- Adds some needed space
 - Includes necessary upgrades to physical systems
 - Stays in an accessible location for the entire community
- 



Option 2: Renovate and expand current library

Cons:

- Requires purchase and demolition of nearby homes (possibly)
- Doesn't improve the security and staffing issues that arise with a two-story building
- Requires temporary relocation during renovation
- Jeopardizes beloved architecture and style
- An imperfect space solution that still leaves limitations
- High short and intermediate-term costs

Option 3: Renovate another building in town

Pros:

- Adds some needed space
- Includes necessary upgrades to physical systems
- Repurposes another building
- Library doesn't have to close except for a couple days to move materials

Option 3: Renovate another building in town

Cons:

- No suitable locations have been identified
- Reduces property tax income for City
- Some physical limitations may still exist (total space, parking, accessibility, security)
- Requires current building to be repurposed



Option 4: Construct a new library at a new location

Pros:

- Solves space and accessibility issues
 - Sustainable and flexible space designed for future needs
 - Long-term energy savings
 - Library doesn't have to close except for a couple days to move materials
 - Overall costs are similar to a full renovation of current building
- 



Option 4: Construct a new library at a new location

Cons

- Requires current building to be repurposed
 - High short and intermediate-term costs
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Addressing Public Concerns



- Under no circumstance is it the intent of the GPL Board of Trustees to demolish the current library
- Between 1886 and 1919 Andrew Carnegie funded the construction of 1,679 libraries across the United States. We are far from alone in our experience.
 - Many other communities have repurposed their libraries into wonderful spaces; some by the municipalities themselves, and some by private individuals or entities.
 - What isn't working for us, may be the perfect blank slate for something, or someone, else.

Costs

- Current funding sources
 - Property Taxes
 - Earned Interest from our Endowment
- Current obstacles
 - Mandated wage increases
 - Increasing energy costs
 - Increasing general costs (library materials, office supplies, maintenance and repair labor)
 - Our portion of the tax levy is maxed



How to Pay for a New Library



- Private donations & fundraising
- Partnership with another entity for a dual-purpose development
- Partial utilization of Endowment
- Grants
- Bond Issue
- Library District formation through referendum



What Are We Asking From The Council?

- **We need your support and partnership in moving forward**
 - To identify and obtain a suitable location
 - To obtain grants using the City's retained lobbyist
 - For legal support and guidance
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- **Unified pursuit garners public support and excitement**
 - Reassurance of the current building being maintained or repurposed
 - Construction of a new library is attractive to residents and those moving in, which helps the City and the community

What Are We NOT Asking From The Council?

- We are not asking you to manage the process or the details
 - You all have enough on your plates
- We are not asking you to take responsibility for the project

In Closing

Excerpt from the "Historical
souvenir of Greenville, Illinois :
being a brief review of the city from
the time of its founding to date"
by Will C. Carson,
LeCrone Press, 1905

“

“Countless changes have taken place in the ninety years that have elapsed since a lone log cabin, on the brow of the hill at the west end of present Main Avenue, constituted the whole of Greenville. In those good old days of 1815, when Greenville was young, the public road ran past the cabin, and down the hill, and, crossing the creek at the Alton ford, was swallowed up by the forest.”

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In Closing

Those 90 years, and countless changes, precipitated another century of massive social change and community expansion and provided generations of Greenville citizens with excellent public amenities.

The Greenville Public Library building as a public amenity has seen its excellence turned into suitability and continues to erode into inadequacy. Therefore, it is our responsibility to make a change that meets the 21st Century needs of the citizens of Greenville.



**THANK
YOU**