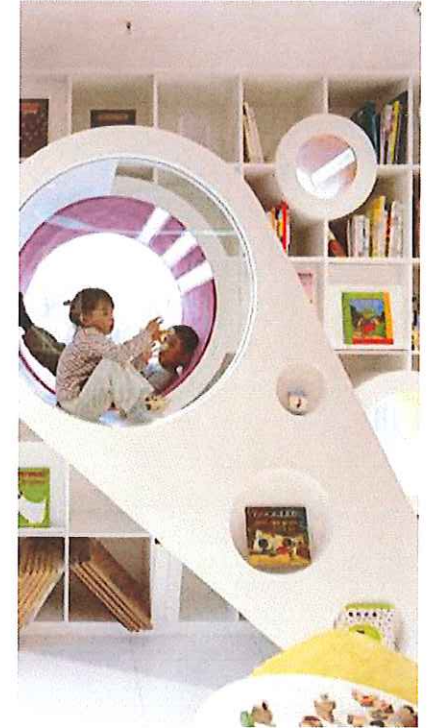
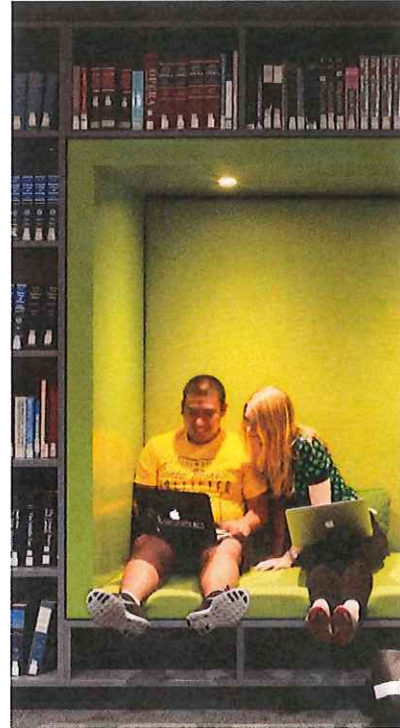


DORCHESTER
COUNTY LIBRARY
Discover. Connect. Learn.

Facilities Master Plan



Facilities Condition Assessment



George H. Seago, Jr. Branch – Summerville
1979 original construction
1996 renovation / addition
20,000 gsf total

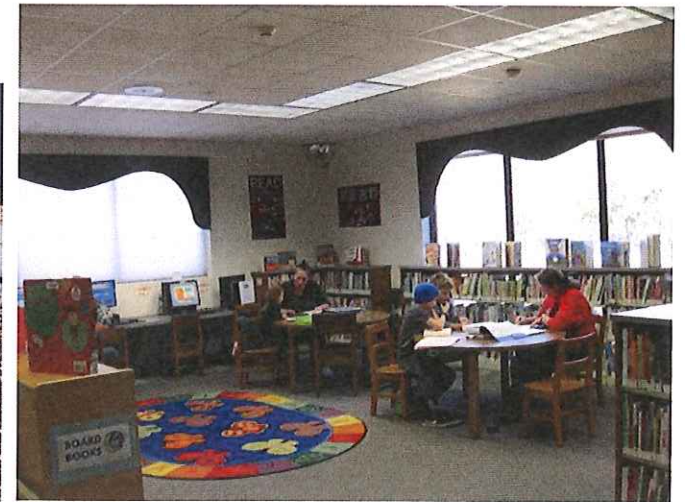
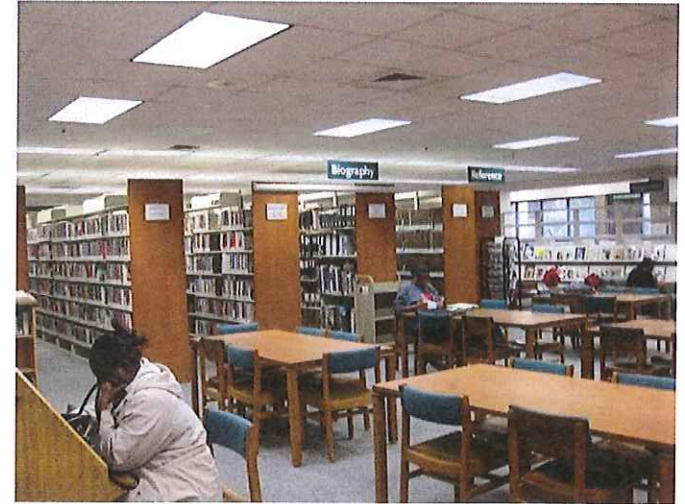


Jennie J. McMahan Branch – St. George
1979 original construction
2012 renovation / addition
13,500 gsf total

Facilities Condition Assessment

George H. Seago, Jr. Branch – Summerville

- Failing HVAC system
- Roof needs replacement
- Electrical and plumbing deficiencies
- Lack of:
 - Adequate and safe parking and site circulation
 - Adequate staff work area
 - Quiet spaces, small group meeting spaces, tutor spaces
 - Adequate children's area / family space
 - Teen area

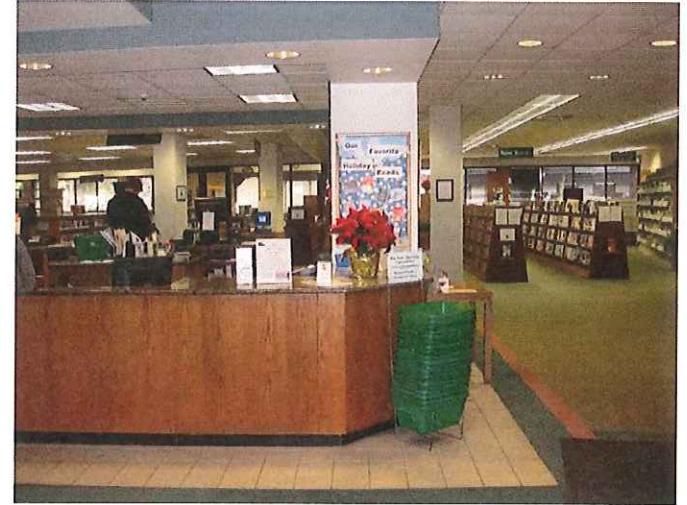
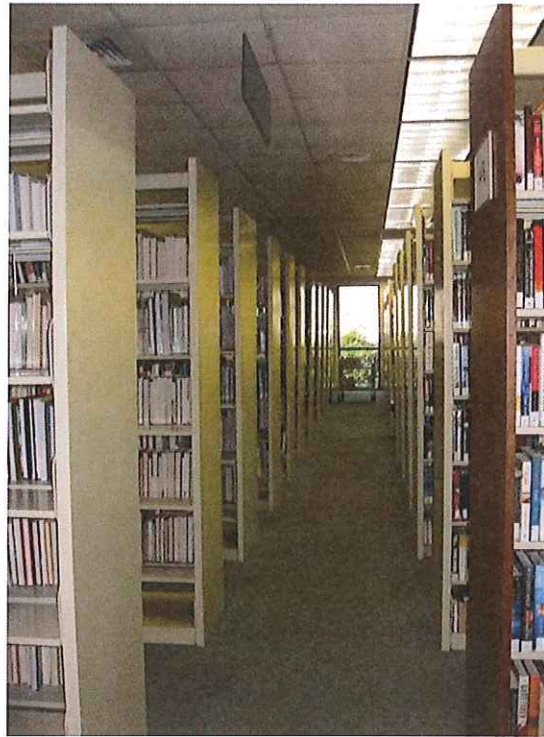


Facilities Condition Assessment

George H. Seago, Jr. Branch – Summerville

Needed Upgrades:

- Deferred maintenance
- Increased natural light
- Indirect lighting
- More, comfortable, furnishings
- Lower shelving
- Acoustic separations
- Updated finishes
- Accessibility upgrades



Community Needs Assessment

■ 6 Community Meetings

- St. George
- Ridgeville
- River Oaks Middle School
- Summerville (2)
- Woodland High School

■ Online and Paper Survey Responses

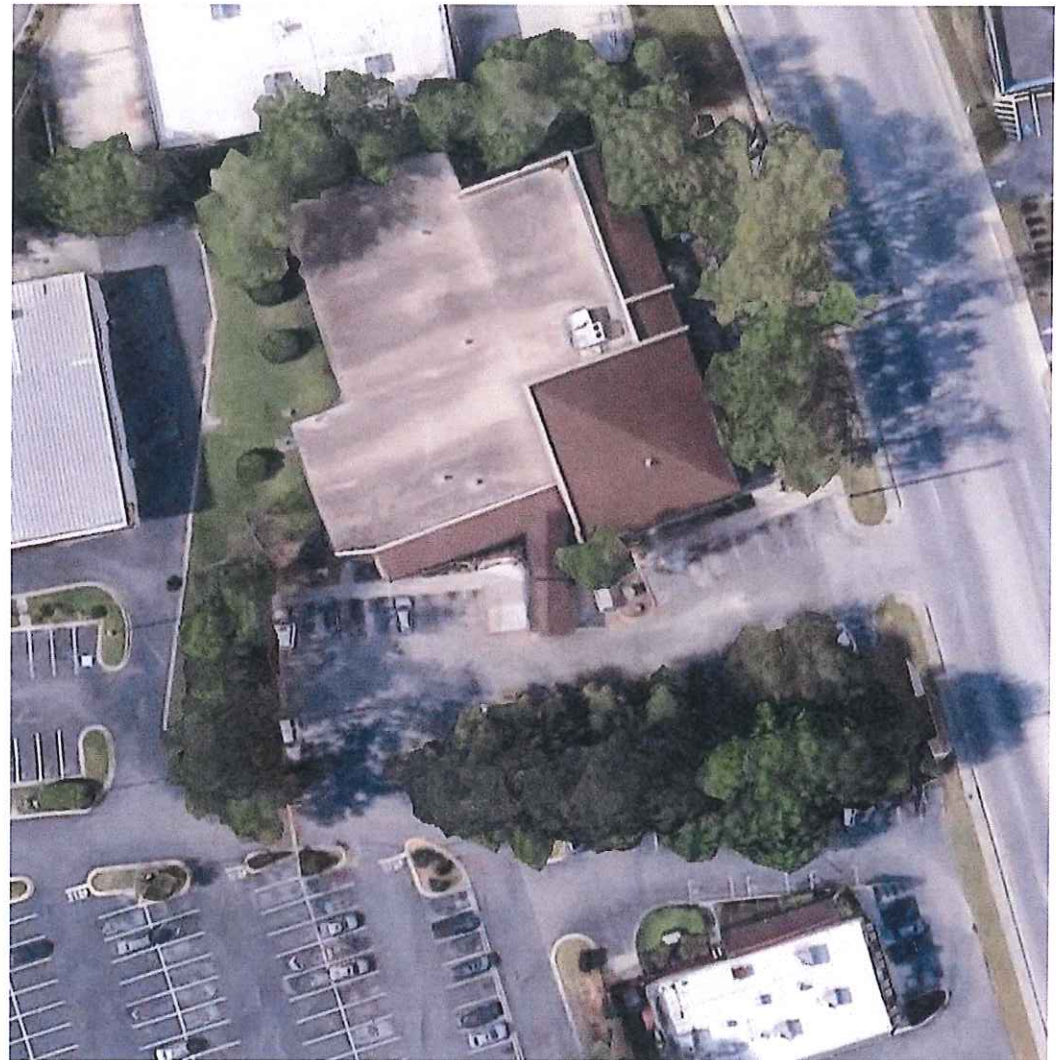
- 91% use Summerville Branch
- 56% use library at least once a month
- 37% have children <18 at home



Community Needs Assessment

Example Barriers to Library Use at Summerville Branch

- Lack of Parking
- Location – 25-60 minute drive
- Library is too small



Priority Improvements : People Centric, not Book Centric



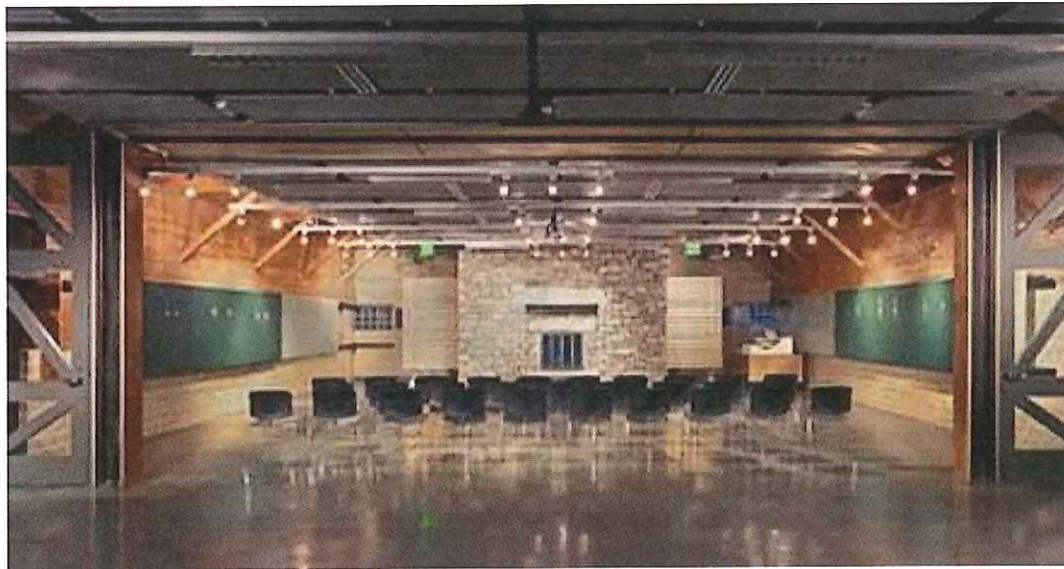
Priority Improvements : Quiet Areas



Priority Improvements : Meeting Areas



Priority Improvements : Meeting Areas



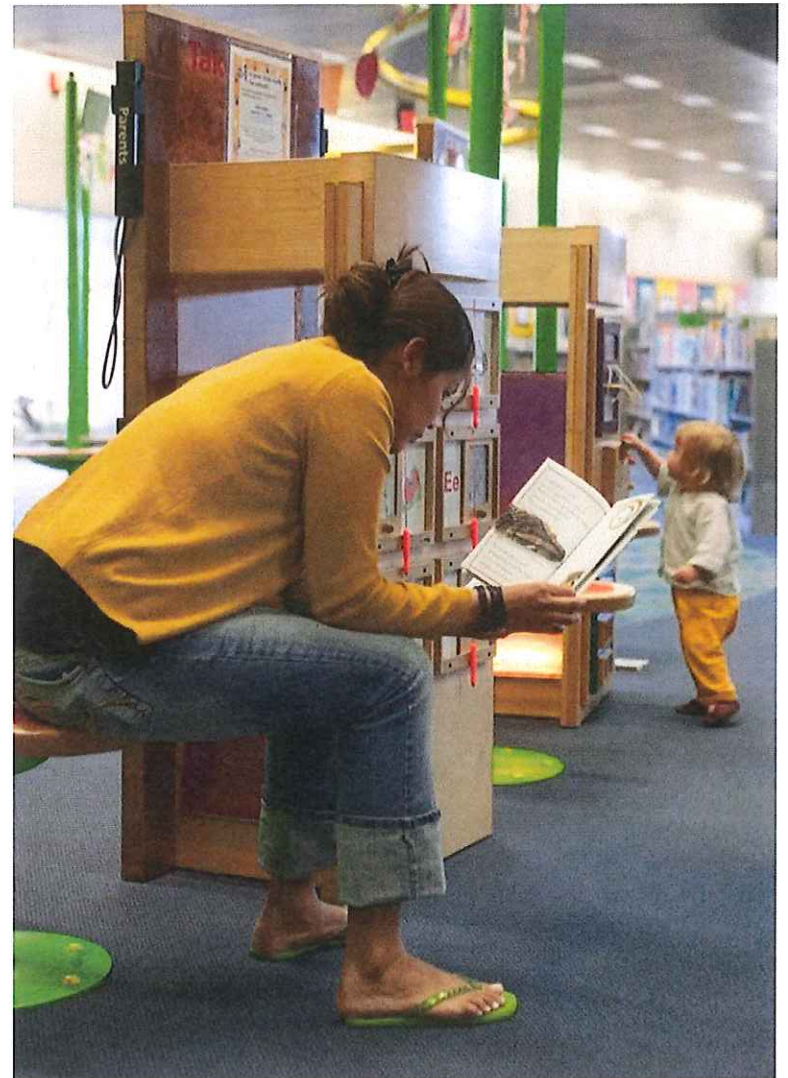
Priority Improvements : Places to Learn, Create, and Share



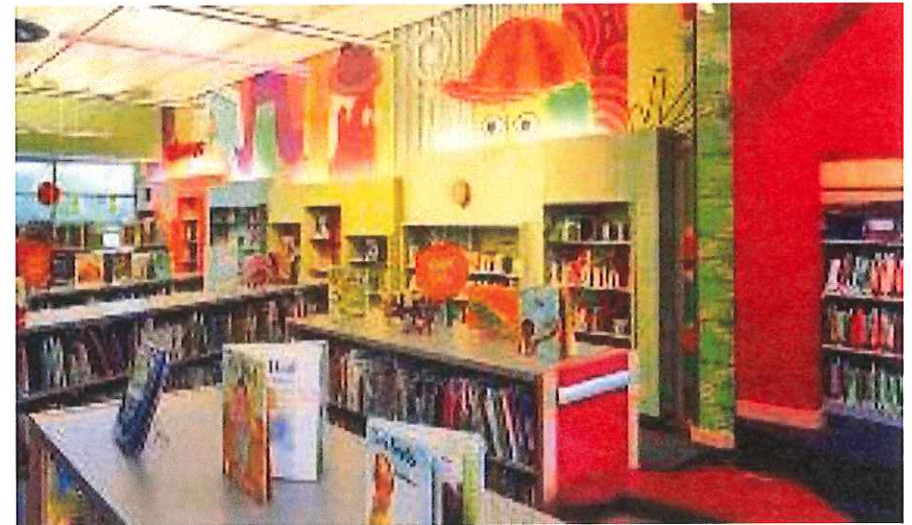
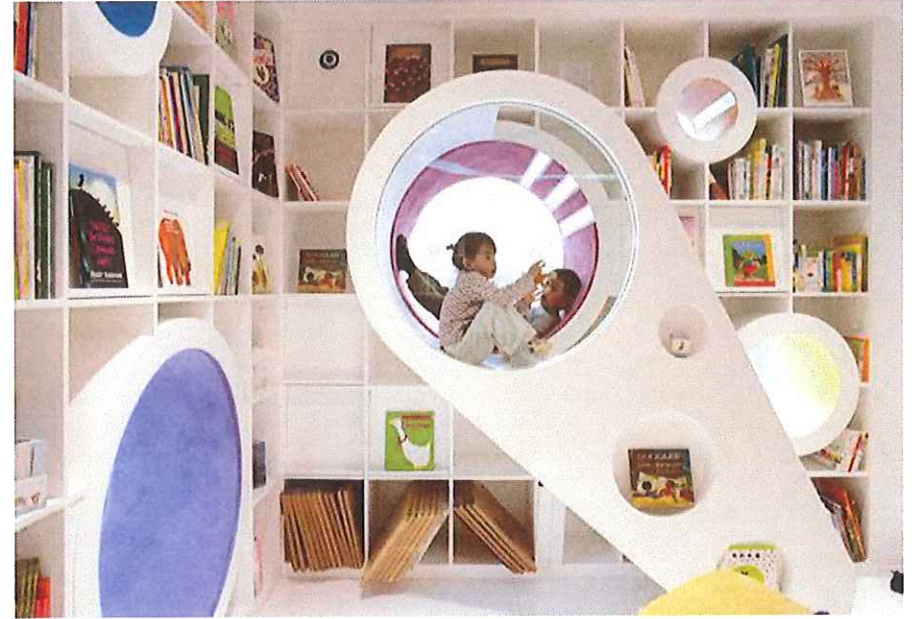
Priority Improvements : Teen Area



Priority Improvements : Family Areas



Priority Improvements : Family Areas



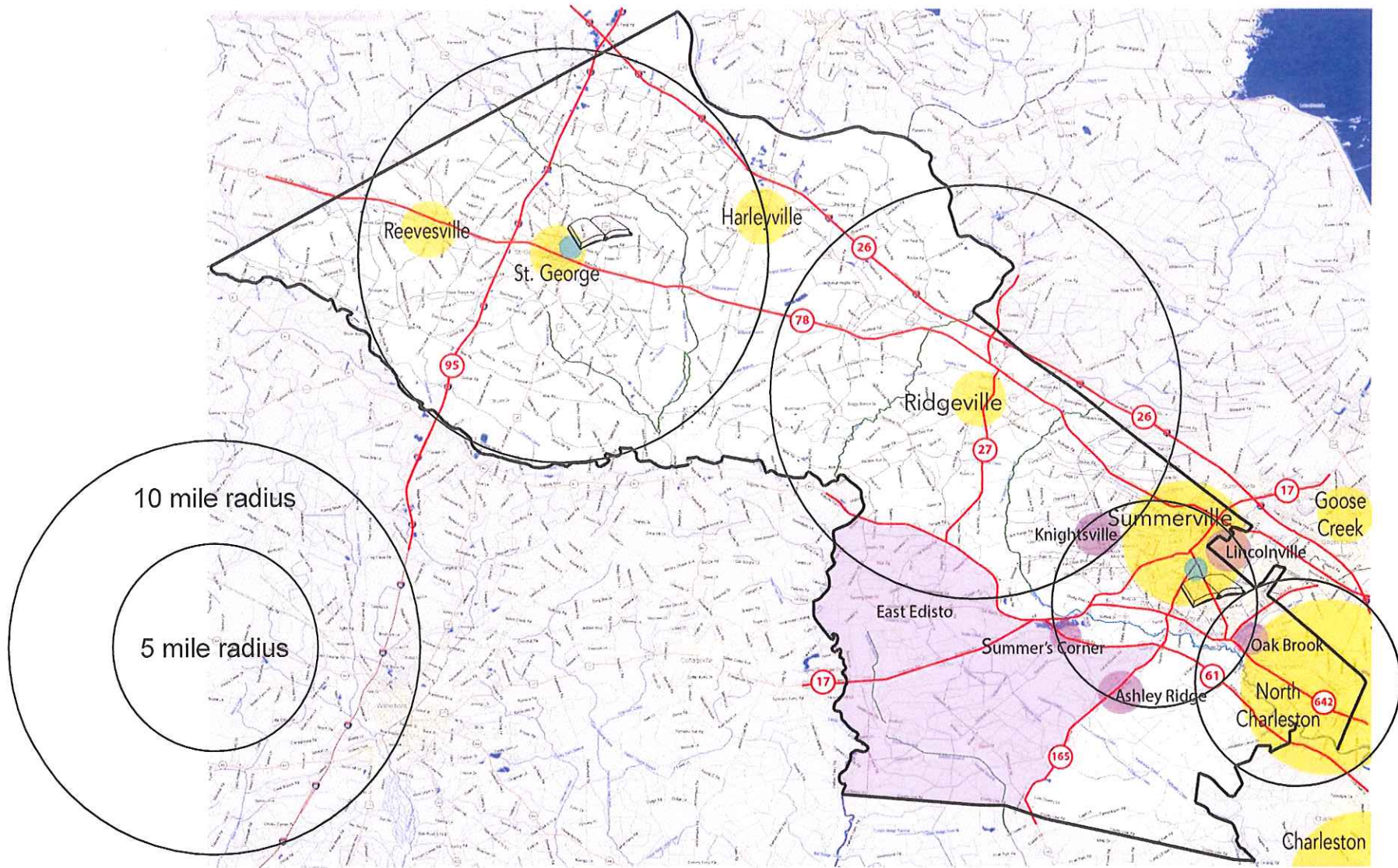
Priority Improvements : Outdoor Areas



Dorchester County Population Growth

2000 Population:	96,400
2010 Population:	136,500
Current Population:	153,000
2030 Projection:	200,000+
2040 Projection:	250,000+

Library Service Areas



Facility Master Plan Recommendations

10-Year Dorchester County Library Facility Plan Recommendations

- Phase 1.1: Immediately, within the next one to two years
New, relocated, Summerville Library – 35,000 sf
5 to 6 acres
\$21,000,000 estimated project cost
- Phase 1.2: Within the next four years
New North Charleston Library – 15,000 sf
3 acres
\$8,850,000 estimated project cost
- Phase 2: Within the next six to ten years
New Ridgeville Library – 8,000 sf
2 to 3 acres
Immediate action: land acquisition for future library

Facility Master Plan Recommendations

Capital Funding

\$30 Million

- 4 mills for 20-year bond
- \$12/year cost on \$100K owner-occupied home

Operational Funding

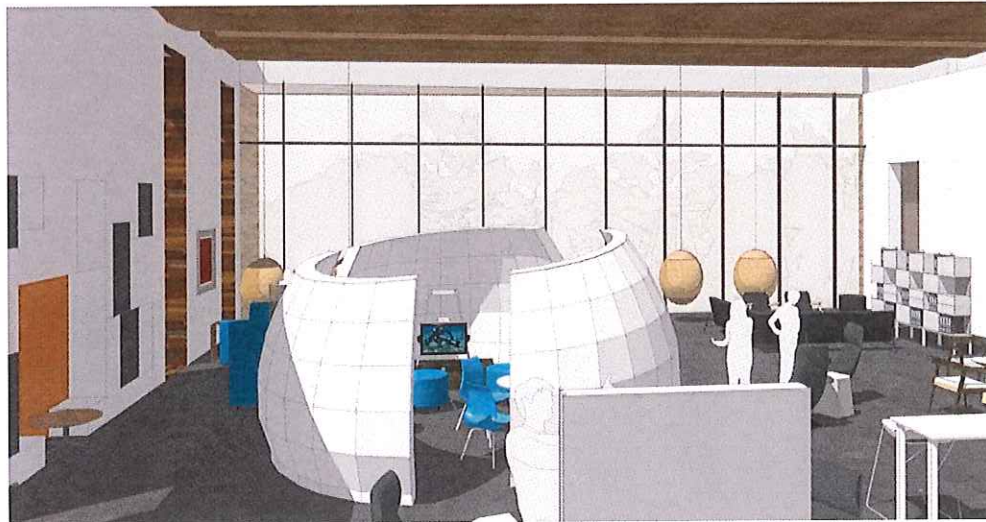
\$300K increase in operating budget for new Summerville Library

- 0.55 mills/year additional

\$1.1M increase in operating budget for new North Charleston Library

- 2.1 mills/year additional

Facility Master Plan Recommendations



Facility Master Plan Recommendations

