

Collection Reduction  
 Add 25 Seat Meeting Room  
 Nov. 15

Logan Public Library

Total Net Assignable Square Feet: 27,629  
 Total Gross Square Feet @ 70% Efficiency: 39,469

Code	General Area	Specific Area	SF	In GSF
1.02	Public Areas	Café	246	
1.04	Public Areas	Copy Center	100	
1.06	Public Areas	Express Checkout	264	
1.08	Public Areas	Entry Lobbies	1,082	IN GSF
1.12	Public Areas	Information/Service Desk	178	
1.14	Public Areas	Public Restrooms	-	IN GSF
<b>Public Areas Total</b>			<b>1,870</b>	
2.02	Adult Services	Adult Fiction	1,852	
2.04	Adult Services	Adult Nonfiction	2,656	
2.06	Adult Services	Special Collection	743	
2.08	Adult Services	Large Print Books	224	
2.10	Adult Services	Magazines & Newspapers	531	
2.12	Adult Services	Media	488	
2.14	Adult Services	New Materials	441	
2.16	Adult Services	Public Access Computers	734	
2.18	Adult Services	Quiet Reading	480	
2.20	Adult Services	Reference Collection	826	
2.22	Adult Services	Spanish Language Collection	498	
2.24	Adult Services	Reference Desk	70	
2.26	Adult Services	Graphic Novels	200	
2.30	Adult Services	Flag Collection	15	
<b>Adult Services Total</b>			<b>9,758</b>	
3.02	Youth Services	Children's Service Desk	110	
3.04	Youth Services	Family Restrooms	-	IN GSF
3.06	Youth Services	Family Space	1,287	
3.08	Youth Services	Children's Area	3,331	
3.10	Youth Services	Teenspace	1,647	
<b>Youth Services Total</b>			<b>6,376</b>	
4.02	Meeting Areas	Group Study/Tutoring Rooms	500	
4.04	Meeting Areas	Kitchen	70	
4.08	Meeting Areas	Meeting Room Storage	170	
4.10	Meeting Areas	10-Seat Meeting Room	250	
4.14	Meeting Areas	Creation Space/Media Lab	742	
4.16	Meeting Areas	25-Seat Meeting Room (Optional)	625	
4.20	Meeting Areas	3 Way Dividable Meeting Room	2,635	
<b>Meeting Areas Total</b>			<b>4,992</b>	
5.02	Staff Areas	Library Director's Office	100	
5.04	Staff Areas	Assistant Director's Office	100	
5.06	Staff Areas	Systems Administrator	100	
5.08	Staff Areas	Adult Services	256	
5.10	Staff Areas	Technical Services	1,268	
5.12	Staff Areas	Youth Services Workroom	555	

## Logan Public Library

Code	General Area	Specific Area	SF	In GSF
5.14	Staff Areas	Circulation	1,104	
5.16	Staff Areas	Custodial Workspace and Supplies	287	
5.18	Staff Areas	Staff Lounge	327	
5.20	Staff Areas	Delivery Area	126	
5.22	Staff Areas	Server Room	100	
5.24	Staff Areas	Storage	40	
5.26	Staff Areas	Staff Meeting Room	200	
5.28	Staff Areas	Copy and Processing Area	70	
	<b>Staff Areas Total</b>		<b>4,633</b>	
	<b>Grand Total</b>		<b>27,629</b>	



January 16, 2018

To: Design West Architects  
Re: Logan City Library  
Attn: Kent Craven  
Order of magnitude estimate for the new Logan City Library.

Our understanding of the project is as follows:

- The building is 40,000 SF
- It will be a two-story structure
- The systems and design quality are to be similar to other library projects Ascent has completed recently.
- There lot is relatively flat with roughly 10 feet of tier for the lower parking lot.
- There will be a 30'x30' sun deck at the second level spanning the canal.
- We assume there are no soil problems to deal with.

Our cost estimate for this building is between **\$255 to \$295 per square foot, or \$10,200,000 to \$11,800,000**. This estimate is based upon our understanding or the project programing and our recent construction experience with costing models.

Additional to this are the following site improvement items:

- New parking lot area of 21,000 SF: \$162,750
- New diagonal parking on the street 3,600 SF: \$32,760
- Landscaping improvements of 41,000 SF: \$143,500
- Two wood construction pedestrian bridges: \$61,072
- Allowance to clean up the old mill ruins and water fall: \$100,000
- New walks, curb and gutter along street 750 LF (assume 6' sidewalk and 30" C&G): \$35,655
- Hardscape (concrete paving) 6,250 SF: \$54,062
- Demolition of the small gas station on the site (no underground fuel tank remediation included): \$37,000

The total for all Site improvement items is **\$626,799**. Combined with the building cost the total is between **\$10,826,799 and \$12,426,799**.



This cost does not include FF&E items. Owners on other recent library projects we have completed have carried a budget between \$12-\$20 / SF for FF&E (\$480,000-\$800,000).

For other soft costs, in the private industry developers usually carry 4-6% of the total budget. This can be much less for a public project depending upon how the funding is set up, what the costs will be for permit and impact fees, etc.

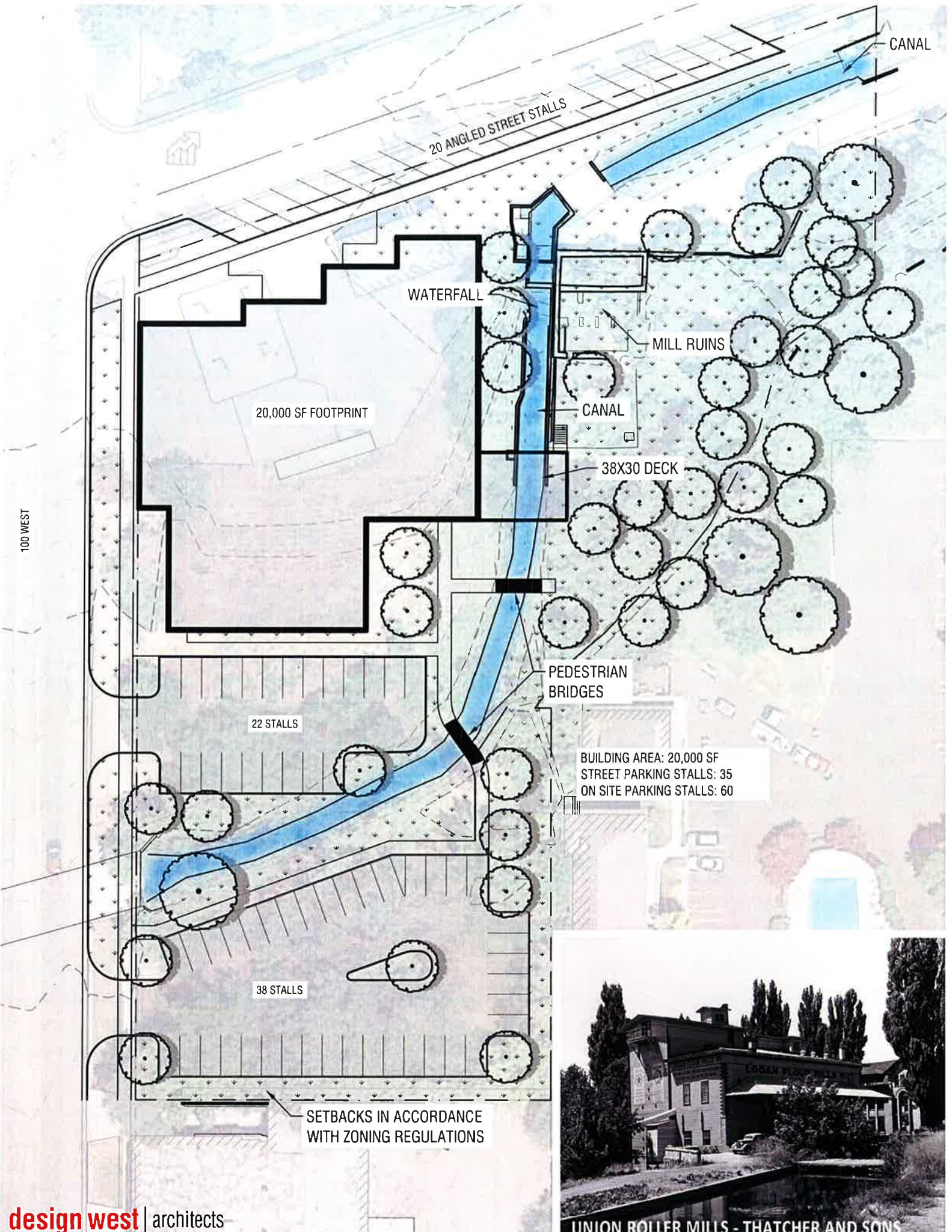
Respectfully Submitted,

Robert B. Squires  
Name of Bidder

Pre-construction Manager  
Title

1/16/2018  
Date

- Please note this is a schematic estimate only and is subject to change. This information is proprietary in nature and is only to be used by the intended recipient.



UNION ROLLER MILLS - THATCHER AND SONS





## MARMALADE LIBRARY

Salt Lake City, Utah

July 2015 | \$5.6 M & 18,700 gsf

### KEY INDIVIDUALS

Brad Knowlton, Project Executive  
Dallas Knowlton, Project Manager  
Anthony Prince, Superintendent  
Gary Webb, Estimator

### AWARDS

2016 UC&D Award  
Outstanding Project Green/Sustainable

2016 ENR Award  
Best Small Project







## KAYSVILLE BRANCH LIBRARY

Kaysville, Utah

July 2015 | \$3.9 M & 15,000 gsf

### KEY INDIVIDUALS

Brad L. Knowlton, Project Executive  
Justin Brady, Project Manager  
Robert Squires, Estimator

### AWARDS

2016 ENR Awards  
Best Cultural/Worship Project Award



ASCENT CONSTRUCTION

