

MARTIN LUTHER KING, JR. BRANCH LIBRARY

Site & Location Plans

This library is positioned within a campus of similar sized and styled buildings, and has difficulty projecting its civic image and function as a library.



View of the entrance



View of the parking lot

FAST FACTS

ADDRESS:
2922 MLK Jr. Blvd., 75215

PHONE/FAX:
214-670-0344, fx 670-0319

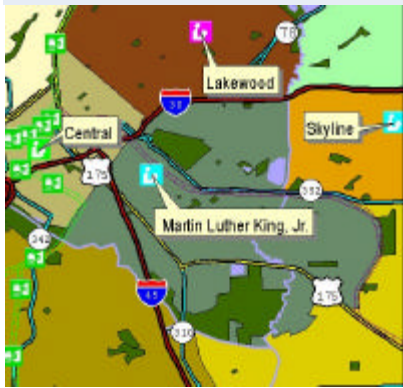
COUNCIL DISTRICT:
Seven

CURRENT FACILITY:
Opened in 1974; 13,532 GSF

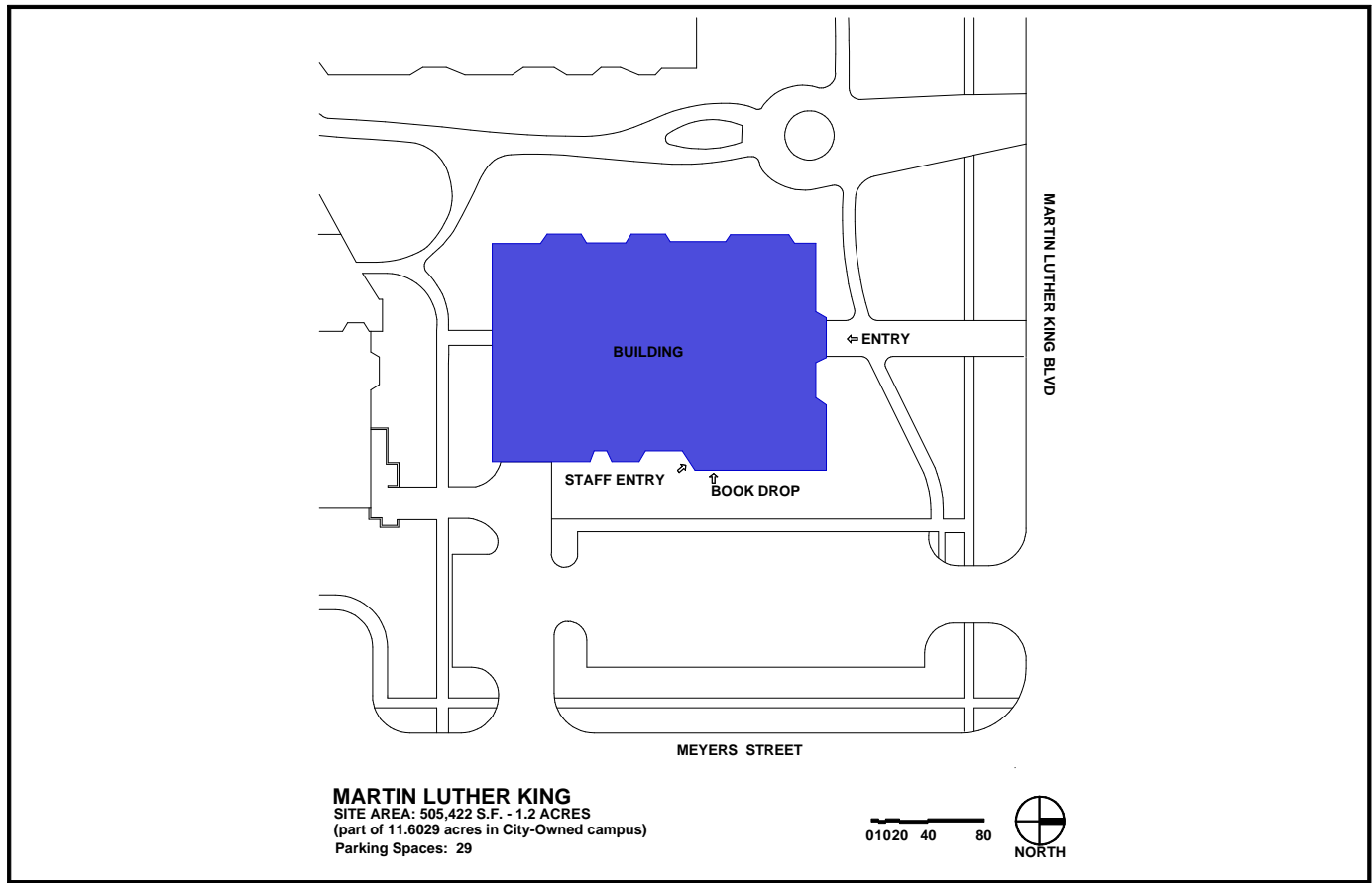
ARCHITECT:
Gordon Sibeck & Associates

'98/'99 MATERIALS:
56,016 materials used

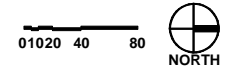
COLLECTION SIZE:
37,569



Martin Luther King, Jr. Service Area

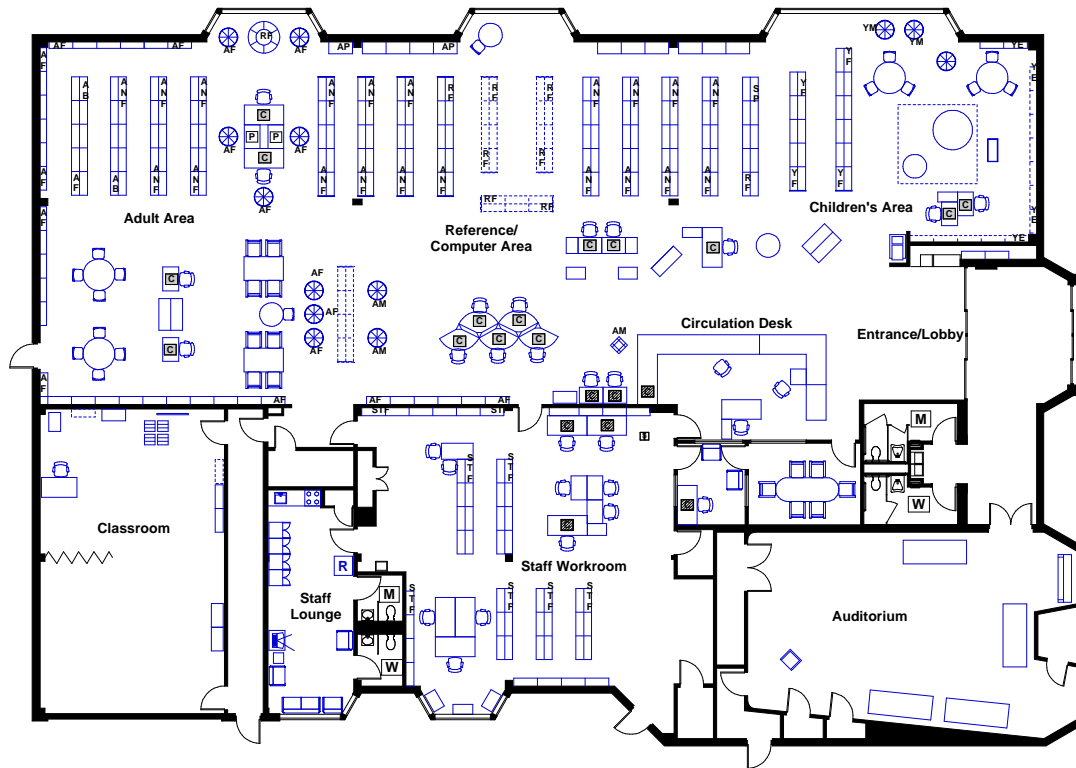


MARTIN LUTHER KING
SITE AREA: 505,422 S.F. - 1.2 ACRES
(part of 11,6029 acres in City-Owned campus)
Parking Spaces: 29



MARTIN LUTHER KING JR. BRANCH LIBRARY

Existing Floor Plan



LEGEND

- HIGH SHELVING (5 TO 7 SHELVES)
- LOW SHELVING (3 OR 4 SHELVES)
- DISPLAY SPINNERS (5 TO 7 SHELVES)
- BOOK BIN
- COMPUTER WORKSTATION - PUBLIC
- COMPUTER WORKSTATION - STAFF
- MICROFORM WORKSTATION
- PHOTOCOPIER
- DISPLAY TABLE
- ATLAS TABLE
- CASH REGISTER
- PRINTER
- WOMEN'S ROOM
- MEN'S ROOM

- CHILDREN'S COLLECTION SHELVING
- YE Youth Easy Books & Picture Books
 - YF Youth Fiction
 - YNF Youth Non-fiction
 - YB Youth Biography
 - YAF Young-Adult Fiction (Sci-Fi, Mystery)
 - YPB Youth Paperbacks
 - YP Youth Periodicals
 - YM Youth Media
 - YNB Youth New Books
 - YH Youth Holiday Books

- ADULT COLLECTION SHELVING
- AF Adult Fiction (Sci-Fi, Mystery)
 - ANF Adult Non-Fiction
 - AB Adult Biography
 - AP Adult Periodicals
 - AS Adult Special Collection
 - AM Adult Media
 - LP Large Print
 - SP Spanish Language
 - PB Paperbacks
 - NB New Books

- OTHER SHELVING
- RF Reference Collection
 - STF Staff Shelving
 - OS Over-sized shelving

MARTIN LUTHER KING JR. BRANCH LIBRARY

0 12 4 8 16



MARTIN LUTHER KING, JR. BRANCH LIBRARY

Building Infrastructure: Assessments & Recommendations

ASSESSMENTS

SITE/LANDSCAPE

The asphalt parking lot and sidewalks are in poor condition. The narrow sidewalk at the front of the building is unsightly.

STRUCTURE

No structural deficiencies were observed.

ROOF & INSULATION

The standing seam metal roofing and built-up roofing appear in good condition.

EXTERIOR WALLS

Exterior brick appears to be in good condition.

EXTERIOR DOORS & WINDOWS

The existing storefront system is in fair condition.
The exterior doors are in good condition.

INTERIOR FINISHES

The carpet is in poor condition. The vinyl wall covering has been painted over, painted walls in both public and staff areas are fair condition. Ceramic tile in public restrooms is patchwork as a result of modifications for ADA compliance.

ACCESSIBILITY

The hardware for the staff area doors and the height of the kitchen sink cabinet are not ADA compliant.

CHILLED WATER PIPING

The chilled water piping is in fair condition, but the insulation vapor barrier is in need of repair.

ROOF DRAINS

The condensate drainpipe from the rooftop air-handling unit is broken and discharging on the roof.

HEATING WATER PIPING

The heating water pipe is in fair condition except that the vapor barrier covering the insulation is damaged.

VENTILATION SYSTEM

The ventilation system is in good condition, but may not meet the latest Indoor Air Quality Standards.

PLUMBING FIXTURES

The china plumbing fixtures are in good condition but do not meet the requirements of the State of Texas and the Texas Accessibility Standards.

ELECTRICAL MAIN AND PANELBOARDS

General Electric The rating is 400 Amps and the voltage rating is 480 VAC 60 Hz. The panelboards are Square D - Bus exposed in some panels. No history of failure or problems with either.

TELEPHONE WIRING

Southwestern Bell.

CONTROLS

Old and dirty, some contactors exposed.

EXIT LIGHTING & LIGHTING

The exit lights are powered from emergency self-contained battery packs. Some are not lighted.

The condition of the indoor and outdoor lighting is poor.

MISCELLANEOUS

Some restroom outlets do not have ground-fault interrupters.

The audio/visual fire alarms seem inadequate.

RECOMMENDATIONS

SITE/LANDSCAPE

Repair and restripe the parking lot. Repair sidewalks. Redesign pathway from parking lot to main entry.

STRUCTURE

No action required.

ROOF & INSULATION

Confirm and or modify building insulation systems performance to meet American Society of Mechanical Heating and Air Conditioning Engineers - 90.1 standards.

EXTERIOR WALLS

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EXTERIOR DOORS & WINDOWS

Remove and replace sealant around window frames.

INTERIOR FINISHES

Replace carpet, ceilings and provide new vinyl wall covering throughout.

ACCESSIBILITY

Replace knob type door hardware with ADA approved lever type hardware.

Modify millwork for compliance with ADA requirements.

CHILLED WATER PIPING

Repair insulation vapor barrier with PVC jackets or mastic.

ROOF DRAINS

Repair the condensate drain pipe.

HEATING WATER PIPING

Repair insulation vapor barrier as needed with PVC jackets or mastic.

VENTILATION SYSTEM

Increase outside air volume if needed to meet requirements of ASHRAE 62 and Building Codes.

Replace cooling coils, fans, chillers and associated equipment.

PLUMBING FIXTURES

Replace with fixtures meeting the current requirements of Texas and the TAS, in regards to mounting height, proper flush valve installation and water usage.

ELECTRICAL MAIN AND PANELBOARDS

Clean and inspect. Provide cover to exposed bus.

TELEPHONE WIRING

-

CONTROLS

Remove and replace.

EXIT LIGHTING & LIGHTING

Replace bulbs and check the condition of the batteries of the exit lights.

Remove the existing lighting system

and replace with a new one.

MISCELLANEOUS

Replace outlets with GFCI Type.

Consider upgrading to NFPA, TAS/ADA Requirements.

MARTIN LUTHER KING JR. BRANCH LIBRARY
 Planning and Design Assessments & Recommendations



View of the circulation desk



View of the reading room

ACTION PLAN

This 13,500 SF library needs general renovations to properly serve its patrons. The intersection at this branch has no crosswalk signal, and is a potentially dangerous situation.

RENOVATE the library completely, providing all new furnishings. Construct a signal-controlled crosswalk at the intersection. Retain the present size and boundaries of the service area.

1999 POPULATION: 32,530
 2009 POPULATION: 27,923
 (service boundaries unchanged)

PROJECTED CAPITAL COSTS
 MLK Jr. Branch: \$1,457,775

ASSESSMENTS

- PARKING**
 - The parking lot and sidewalks are in poor condition.
- ENTRANCE**
 - The entrance is marked with a statue, but is not well defined at the building.
- CIRCULATION DESK**
 - The staff at the desk cannot monitor into the high stacks at the west of the reading room.
- AUDITORIUM**
 - The auditorium can be used independently of the library, and it is in great demand.
- DISPLAYS**
 - The displays are small and not very eye-catching.
- ADULT AREA**
 - The adult area is undersized.
- CHILDREN'S AREA**
 - The children's area is limited in size and use by groups.
- STAFF AREA**
 - The staff area currently affords views of the parking lot.
- GROUP STUDY/CONFERENCE**
 - The classrooms and conference room are in demand. The corridor to the classrooms (former bookmobile garage) is long and unmonitored.
- SERVICE DESKS**
 - The current desks are dated looking.
- FURNITURE**
 - The furniture is dated and has limited or exposed P.C. accommodations.
- BUILDING EXTERIOR**
 - The "Civic image" lacks distinction from other campus buildings.

RECOMMENDATIONS

- PARKING**
 - Resurface the lot and repair the sidewalks.
- ENTRANCE**
 - The renovation could enliven the entry with display cases.
- CIRCULATION DESK**
 - The new design should examine the desk placement to create optimum sight lines/security.
- AUDITORIUM**
 - Enlarge the auditorium in the redesign.
- DISPLAYS**
 - Add new interactive display units and bold wall graphics.
- ADULT AREA**
 - Examine the stack placement during the redesign of the interior.
- CHILDREN'S AREA**
 - The redesign should consider adding a dynamic "storytelling circle" area, ample computer areas, and a separate Young Adults area.
- STAFF AREA**
 - The renovated staff areas should have ample sized, ergonomic furnishings, with visibility to the public areas.
- GROUP STUDY/CONFERENCE**
 - Renovate the classrooms and conference rooms and provide needed security monitoring of both.
- SERVICE DESKS**
 - The renovated library should provide new high quality, accessible circulation and consultation desks.
- FURNITURE**
 - Add new furniture throughout - some made of wood, and some wired for laptops.
- BUILDING EXTERIOR**
 - The design of the renovation could enhance the library's image.