CHANGING LIVES

ONE STORY AT A TIME

the Center for STORY

The Center for Story
at the Orem Public Library

2014 Capital Facilities Grant

The Center for Story at the Orem Public Library

PROJECT DESCRIPTION

Background

The Orem Public Library has become a place for tens of thousands of Utah residents…the young, old, and in between…to experience the power of story through cultural programs. Lives are enriched and families are strengthened as they experience story in its many forms, including the finest literary, performing, and visual arts.

In 2013, 58,539 people from across Utah County attended Orem Library's unique cultural programs. Another 45,715 from throughout Utah and across the nation attended programs presented through the Timpanogos Storytelling Festival, a series co-presented by the Orem Public Library and the Timpanogos Storytelling Institute.

But the tens of thousands who attended these diverse programs too often experienced the same thing: they simply couldn't find a seat.

When the BYU Young Company came to the Orem Public Library and presented a dramatic interpretation of the children's classic *Go, Dog, Go*, more than 80 people were turned away because there was no place for them to sit or even stand.

When KUT, a folk music group from Kyrgyzstan performed at the Library as part of their United States tour, two audience members began a verbal spar over the last remaining seat. Many more stood throughout the hour program.

When Marilynne Robinson, author of the Pulitzer Prize-winning *Gilead*, came to speak at the Orem Public Library as part of the annual Orem Reads program, more than a dozen people left because they simply couldn't hear the program.

During a Morningstar presentation on Native American dance, a family that wanted to find books in the children's area expressed frustration about a program going on in the stacks where they wanted to look.

Cultural programming is an integral component of how the Library fulfills its mission to bring together people and information; but the number of patrons who want to participate continually exceeds the capacity of the Library's current facility. The Storytelling Wing of the Orem Public Library, designed to seat just 120 people, was repeatedly inadequate for the programs offered by the Library in 2013.

The Need for the Center for Story

With a more than 175% increase in attendance since 2006, the need for the Center for Story couldn't be greater. The public has responded to the unique nature of what the Orem Public Library and Timpanogos Storytelling offer in overwhelming numbers, The Center for Story will have the seating capacity, sight lines, and acoustics to better serve the residents of our community.

Likewise, the many local and regional arts organizations and artists with professional-level talent who want more opportunities to share their art, hone their skills, and reach new audiences need a facility that can support non-ticketed programs without charging rental fees. Utah Valley University and Brigham Young University are also seeking additional opportunities to share their cultural programming to engage with the larger community. The Center for Story will provide a space that can meet the needs of all these entities.

The Center for Story will serve a diverse population without access to other free cultural programming in a building that can truly welcome them. Built adjacent to the Library, the Center for Story will feature an auditorium with 385 fixed-seats with room for an additional 115 moveable chairs. The lobby will be sized to host touring exhibits. A meeting room will accommodate 60 and provide space for workshops, presentations, and community meeting space. Also included in the Center for Story are a small booth for recording personal stories and a gift shop that will feature storytelling and library merchandise. The Center for story is designed to provide a maximum benefit to audiences and performers alike with spaces that are flexible, accessible, and engaging.

460 people in attendance at the 2013 Edgar Meyer Concert

Large programs in the original Storytelling Wing space designed for 120 people:

PARTNERSHIPS

In 2007, the Orem Public Library and the Timpanogos Storytelling Institute introduced the idea of the Center for Story - a facility dedicated to families and their stories and to the exploration of the art of storytelling. The facility was originally conceived as a permanent, year-round venue for expanded Festival programs including week-long artist-in-residencies, youth and adult storytelling workshops, and performances by the country's best regional and national tellers. Additional amenities would provide rooms for individuals to record personal stories and space to exhibit and promote use of the Library's storytelling resource collection.

The first Timpanogos Storytelling Festival was held in 1990 when the Friends of the Library organized the event as a fundraiser for a new children's library. Eight-hundred sixty attended that inaugural event held under three tents at the home of Alan and Karen Ashton and adjacent pastures owned by their neighbors.

By the time the new Children's Library opened in 1995, the annual Festival was well-established as a tradition in Orem.

Timpanogos Storytelling Event at the Scera Shell, Orem, Utah

Today, the Timpanogos Storytelling Festival is the Library's premier event. Co-presented with the Timpanogos Storytelling Institute, an organization that grew from the original Friends of the Library group, the Festival is the largest in the west.

Now in its 25th year, the fall event spans a full week with performances in area schools, three days of events at Mt. Timpanogos Park, workshops, and evening concerts at multiple venues. Added in 2007, a Storytelling conference, concert, and outreach event spans an additional week.

Today, Orem Public Library maintains the largest public storytelling resource collection in the nation outside of the Library of Congress. The Festival's Youth Teller Program involves thousands of children who learn and create stories to present in classrooms, school assemblies, and at Festival events and led to Timpanogos being designated the new home of the National Youth Storytelling Showcase in 2010. This brings the brightest young storytellers in the nation together each year for intensive workshops and training.

The traditional art of storytelling has found a home in Orem; it now needs a facility with the amenities and availability to provide an expanded slate of programming year-round.

The Center for Story

To meet the needs of the Orem Public Library and the Timpanogos Storytelling Festival, the Library Advisory Commission, the Orem Arts Council, and the Timpanogos Storytelling Festival Board have all recommended an auditorium with concert hall acoustics to seat 500. The auditorium will be equipped to record live performance and adapt flexibly to a variety of performance needs and styles. The associated support spaces will likewise reflect the variety of events currently presented by the Orem Public Library.

Orem Arts Council Presents

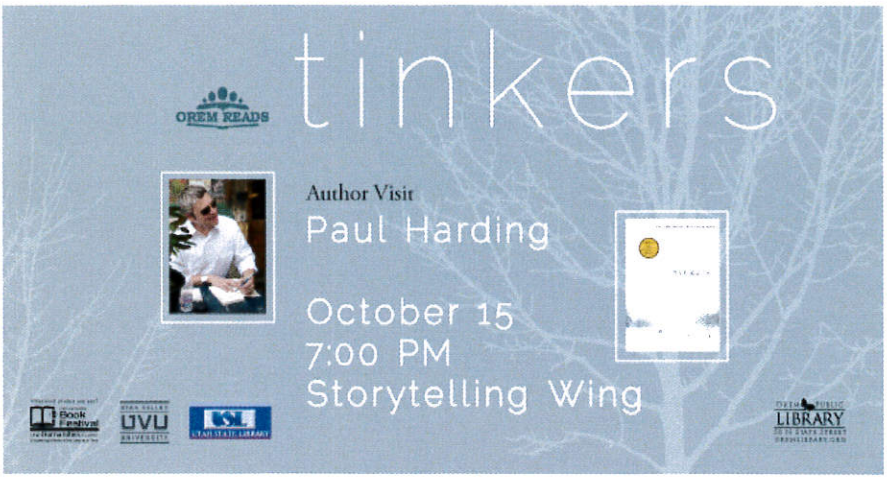
The Library also partners with the Orem Arts Council in providing a series of cultural arts programs known as the *Orem Arts Council Presents*. The events are held quarterly and feature different arts disciplines, including presentations of music, drama, visual arts, literature, storytelling, film, folk art, and dance.

The Arts Council is continually looking for ways to expand their program series in an effort to add to the cultural-arts offerings in our community and in an effort to support and encourage our local arts community.

From the Orem Public Library's
Program Philosophy Statement

Orem Public Library's programs:

1. Bring people and information together;
2. Reveal the strengths of the collection and open doors for further exploration of the collection and of the ideas embodied therein;
3. Serve the independent learner;
4. Avoid "fast food of the mind" and the commercial.
5. Expose members of our community to a broad range of issues, providing them with opportunities to consider ideas that widen one's world view. Programs promote critical exploration and informed dialogue;
6. Present a wide variety of quality information, with an emphasis on things not commonplace or a non-common view of the commonplace. Program planning will avoid an over-emphasis on the parochial or the prosaic stuff of everyday life;
7. Provide a showcase for original, quality thought, including performances, research, and creative works presented by the creators;
8. Take advantage of the best talent and intellect in our own community to present engaging programs by expert presenters, celebrating local color and strengthening our sense of community;
9. Support the Timpanogos Storytelling Festival in preserving and promoting the traditional art of storytelling;
10. Whenever possible and as the budget permits, provide a showcase for a few presenters of particular renown, such as respected and acclaimed authors, illustrators, filmmakers, and others; and,
11. Reinforce the Library's reputation for a commitment to quality, taste, and originality of thought.


OREM READS
tinkers
Author Visit
Paul Harding
October 15
7:00 PM
Storytelling Wing
UVU
LIBRARY

Utah Baroque
Ensemble
December 2nd ❄ 6:00 PM & 7:30 PM

2014
TEEN SUMMER
READING
TUESDAYS @ 2:00
ART
ATTACK

OREM'S CULTURAL ARTS ORGANIZATIONS

Prior to designing the Center for Story, Library staff met with local performing and cultural arts organizations to get their input regarding the proposed facility. These organizations represent only a sampling of Orem's cultural arts organizations. Past Cultural Arts and Recreation Enrichment grant recipients in the mini-grant category were included.

Table 1: Responses from Cultural Arts Organizations

ORGANIZATION	Would you be interested in using this facility?	For regular rehearsals?	For public performance or programming?
Chauntenettes	Definitely. We've searched for a long time for a place to rehearse and to perform.	Yes	Yes
Institute for Young Dramatic Voices	Yes. The acoustics at Mountain View High School auditorium are really bad. We need a facility with really good acoustics.	For the month of July	Yes
Masterworks Chorale	Yes; most definitely.	No	Yes
Maxed Out Puppetry	Yes	No. We rehearse in someone's home.	Yes
Morningstar	Absolutely, yes. And we would love to help with fundraising.	No	Yes
Resonance Story Theater	Yes	Yes	Yes
Synergy Dance Company	Yes, definitely. We love opportunities to do outreach.	No	Yes
Timp Tellers / Utah Storytelling Guild	Yes, absolutely.	Yes	Yes
Utah Baroque Ensemble	Yes	Yes	Yes
Utah Lyric Opera Society	Yes. We REALLY need a facility. There is no place to rehearse.	Yes	Yes
Utah Premiere Brass	Yes	Yes	Yes
Utah Regional Ballet	Yes	Yes	Yes
Utah Valley Chorale Society (aka Wasatch Chorale)	Yes, for performances. There is no facility for us to perform in Orem.	No	Yes
Utah Valley Civic Ballet	Yes	Yes	Yes
Utah Valley Handbell Choir	Yes. That's fabulous. My heart's just pounding.	Yes	Yes
Utah Valley Symphony	Yes. We delight in moving about Utah County.	We would rehearse in this facility only just before a performance.	Yes
Utah Writers of Literature for Young Readers	Yes	No	Yes, for workshops and seminars.
UVU Chamber Choir	Yes; most definitely.	No	Yes
Wasatch Ballet Conservatory	Yes	For dress rehearsals only,	Yes

THE CITY OF OREM

Civic Auditorium

The proposed facility would provide the community with additional opportunities to experience and participate in the cultural arts; but it would also serve as a civic center, providing a meeting place for a wide range of community purposes including:

- City staff training meetings;
- community and neighborhood meetings;
- a rental facility for businesses; and,
- a community auditorium for recitals and nonprofits organizations.

A fee schedule will be established for private nonprofit and for-profit use of the Center for Story.

PROGRAM USAGE ANALYSIS

Functional uses of the auditorium and classrooms are as follows:

Auditorium:

Moderate usage during daytime hours Monday - Saturday

- Children's and Teen's Library programming
- Rehearsal for major dance organizations
- Community organizations' use
- City staff meetings
- Nonprofit and profit organizations, meetings and symposiums
- Daytime performances associated with the annual Timpanogos Storytelling Festival and the Timpanogos Storytelling Conference

High usage in late afternoon and evening Monday - Saturday

- Storytelling concerts, including themed concerts
- Library cultural programs
- *Orem Arts Council Presents* series
- Rehearsals and performances by local performing arts organizations
- Community meetings
- Facility rental

Classroom:

High usage during daytime hours Monday - Saturday

- Timpanogos Storytelling artist-in-residency workshops
- Teen Summer Reading programs, 8 weeks
- Family history writing workshops
- Workshops by Utah Writers of Literature for Young Readers
- City staff meetings
- Recitals
- Facility rental

High usage during evening hours Monday – Saturday

- Hosting dinners for storytellers and workshop participants
- Rehearsal space for performing arts organizations
- Library workshops
- Facility rental

The following table presents estimates of the annual use of the auditorium and classrooms. The numbers were derived by totaling present Library programs that exceed the capacity of the Storytelling Wing, planned use reported by the Storytelling Festival Board, and projected use reported by a sampling of our local cultural arts organizations.

Projections for general community use, including facility rental, are unknown at this time and figures have not been included (TBD). Based on the number of calls the Library receives each week from individuals and groups inquiring about room rentals for business meetings, recitals, and club/organization meetings, we believe the demand would be high.

Table 2: Activity Profile

PROGRAM TYPE	AUDITORIUM USE				CLASSROOM USE			
	PERFORMANCES OR PROGRAMS	EVENT DAYS	PREP/OTHER DAYS	TOTAL	WORKSHOPS, REHEARSALS, and PROGRAMS	EVENT DAYS	PREP/OTHER DAYS	TOTAL
Storytelling	31	48	0	48	67	91	0	91
Poetry / Readers' Theatre / Puppetry	9	9	0	9	2	4	0	4
Drama / Live Theater	19	19	0	19	0	0	0	0
Music	41	42	128	170	82	96	0	96
Dance	18	33	24	57	0	0	0	0
Film / Cinema	4	4	0	4	0	0	0	0
Lecture / Presentation	15	15	0	15	19	42	0	42
City and community Use	TBD	TBD	TBD	TBD	27*	27*	0	27*
TOTAL	**137**	**170**	**152**	**322**	**197**	**260**	**0**	**260**

*Represents Storytelling Festival Board and subcommittee meetings

Assuming that the facility would be closed on Sundays and holidays, the projected demand for use of the auditorium exceeds the number of days available in a year.

Timeline for Completion

Design/Construction Documents and review process was completed in 2012

Construction Phase:
Request for Proposal 2 months
Contract Negotiation 2 weeks
Construction estimate 10 months

Project Budget

Three times during the design phase, a complete estimate of the Center for Story construction cost was completed by Construction Control Corporation. The final review revealed that the total estimate for the Center for Story facility is $3,965,286. This puts the total cost of the project with design fees, etc., at the $4,400,000 total outlined in this application. While we anticipate the need for a new construction estimate prior to bidding, we have also been in contact with a construction firm that may be willing to donate a portion of their profit to maintain the original budget.

See the final project estimate on the following page.

PROJECT ESTIMATE	CONSTRUCTION CONTROL CORPORATION	11/22/2011

PROJECT NAME.....THE CENTER FOR STORY
LOCATION.....OREM, UTAH
ARCHITECT.....METHOD STUDIOS SF 23920
STAGE OF DESIGN.....DESIGN DEVELOPMENT

CSI #	DESCRIPTION	UNIT QTY	UNIT COST	
	BUILDING COST ESTIMATE			
02	**SITEWORK**		$ 12.52	$ 299,409
03	**CONCRETE**		$ 6.72	$ 160,805
04	**MASONRY**		$ 7.78	$ 186,022
05	**METALS**		$ 15.85	$ 379,031
06	**WOODS & PLASTICS**		$ 5.37	$ 128,551
07	**THERMAL & MOISTURE PROTECTION**		$ 13.59	$ 325,139
08	**DOORS & WINDOWS**		$ 13.02	$ 311,498
09	**FINISHES**		$ 18.00	$ 430,462
10	**SPECIALTIES**		$ 10.71	$ 256,230
12	**FURNISHINGS**		$ 0.16	$ 3,800
13	**EQUIPMENT**		$ 3.03	$ 72,500
14	**CONVEYING EQUIPMENT**		$ 5.18	$ 124,000
15	**MECHANICAL**		$ 18.58	$ 444,373
16	**ELECTRICAL**		$ 13.64	$ 326,257
	SUBTOTAL		$ 144.15	3,448,075
	GENERAL CONDITIONS	6%	$ 8.65	206,885
	OVERHEAD & PROFIT	4%	$ 5.77	137,923
	DESIGN CONTINGENCY	5%	$ 7.21	172,404
	TOTALS		$ 165.77	$ 3,965,286

Funding Sources

Table 3: Funding Sources

SOURCE	AMOUNT
City of Orem CARE tax revenue	$1,925,000
Department of Education Grant	$100,000
Utah County Community Activities Grant	$300,000
Ashton Family Foundation Donation	$1,200,000
Sorenson Legacy Foundation Donation	$50,000
Friends of the Orem Public Library Donation	$300,000
Grass Roots Fundraising	$125,000
Amount Remaining as of 5/29/2014	**$400,000**
TOTAL	**$4,400,000**

LONG TERM OPERATIONS PLAN

Projected annual operating costs are as follows:

Staffing

- Based on the program plan as outlined, no new staffing is required
- A "Center for Story Guild" volunteer organization has already been founded to provide monetary and service support to the new facility.
- Volunteers with the Timpanogos Storytelling Institute and on the Timpanogos Storytelling Festival Board have pledged to manage the expanded storytelling programs offered in this facility.
- The Library's current programming and outreach staff will continue to do program scheduling, marketing, and event management for Library-sponsored cultural programs, including those presented by local performing arts organizations.
- Room scheduling for community events can be handled by flexible staff.

Utilities

- PacifiCorp estimated the annual utility costs to be approximately $46,000.
- The City of Orem currently contracts with a custodial company to clean City Center restrooms. The addition of the Center for Story is already accounted for in future maintenance budgets. Other facility cleaning needs will be accommodated by Orem Public Library staff and volunteers, as are current Library cleaning needs.

BUILDING PROGRAM STATEMENT

The following program assumptions are provided as a general overview of the amenities that would be required in this facility.

General Considerations

- The Center for Story design makes a positive contribution to the urban landscape, and creates attractive, multi-use spaces for community gatherings.
- The proposed Center provides a performance and rehearsal venue that reflects input from the local performing arts community.

ADA Accessibility

- All proposed spaces, both interior and exterior, are fully compliant with the Americans with Disabilities Act and are accessible to all audience members and presenters/performers.
- Wheelchair accessible seating is available on both levels of the auditorium and each space is equipped with an electrical outlet to accommodate medical equipment.
- The Center for Story includes three mechanical lifts with back-up power to provide full access to the stage and control room. A ramp provides access throughout the backstage area.
- Accessible parking and passenger drop off is provided.
- Companion and mobility impaired seating is available in the Center, as well as space for service animals.

Lobby

- The lobby can accommodate the audiences the Center for Story will attract and is configured to allow simultaneous use of the auditorium and the classrooms.
- The lobby provides a space for exhibiting local and travelling exhibits.
- The lobby can support many types of programs with a flexible space that includes an attached catering kitchen, an office designed to serve when needed as an information or welcome booth, and assorted seating spaces.

Auditorium

- The auditorium serves multiple presentation and performance types, including storytelling, puppetry, lecture/presentations, musical performance, readers' theater, dance, film, and dramatic performance. The space is flexible and adaptable to the extent possible, without compromising the quality or functional use of the main performance space.
- The auditorium supports a diversity of audience sizes and performance requirements.

Seating Capacity

- The auditorium seats 500.
- The house main floor provides fixed seating for 290 and space for an additional 115 non-fixed seats. The balcony seats 95 with fixed seating. Wheelchair-accessible seating is available on both levels.
- Fixed seating is raked to maximize sightlines.
- Seating rows will be lettered alphabetically from front to back.
- All seats are to be padded and upholstered, with arms.

Acoustics

- Acoustical engineers have labored to design a space that serves a variety of program types. The space reflects a commitment to the diversity of the local arts community and the variety of programming the Center for Story will accommodate.

Environmental Requirements

- All spaces and finishes within the building are designed to minimize ambient noise.

Lighting

- The lighting system will adapt to varied activities and performances.
- The system provides the ability to darken the balcony during smaller performances on the house main floor, so as not to give the appearance of an empty theater.

Power and Signal

- Adequate power outlets are provided both in the stage and throughout the audience space.
- Data ports are provided in the house for conference and workshop presentations.
- The Center for Story has been designed to provide digital signage, wireless capability, and sufficient power for a variety of audience and performer needs.

Stage Specifications

- Stage size: 50' x 34' with a detachable apron.
- A portable platform (similar to a thrust stage) which extends into the audience on three sides will be used for some storytelling concerts and lectures to provide greater intimacy between the audience and teller/presenter.
- Projection screen for presentations and film screenings.

Control/Projection Room

- The technical space includes a control room adequate for 3 operators with large windows, one of which is operable. Projection capability is provided.

- A “house mix” location allows live mixing of stage sound. The tech deck location includes recessed receptacles for intercom, lighting control equipment, utility power, and a data outlet.

Back of House

- The facility provides two flexible dressing room spaces with restrooms.
- Adequate storage for stage and audience needs have been designed.
- A general office and support space is provided with the flexibility to become a welcome or ticketing booth if required.

Classroom

- A classroom designed to accommodate 60 will provide space for smaller performances and events.
- The classroom space provides flexible, non-fixed seating to accommodate conversion into a greenroom or rehearsal space as needed.

Recording Space

- The Center for Story includes a small room designed for individual and small group use when recording stories and personal stories.
- The recording space is connected to the facility’s main control booth to provide technical support during recording sessions.