

Langley Public Library

Design Review Pre-Application Meeting

November, 15 2022



- 100 Years of the Langley Library
- How we got to today.
- Community Partnerships and Insights

“The City of Langley’s Design Review Board (DRB) is primarily responsible for reviewing site design, architectural design and landscaping for all public and private development applications. All commercial and non-commercial signage is also subject to review. The Board uses adopted design guidelines to assess whether or not proposals meet certain aesthetic criteria deemed to be appropriate to retain the small-town character of Langley.”

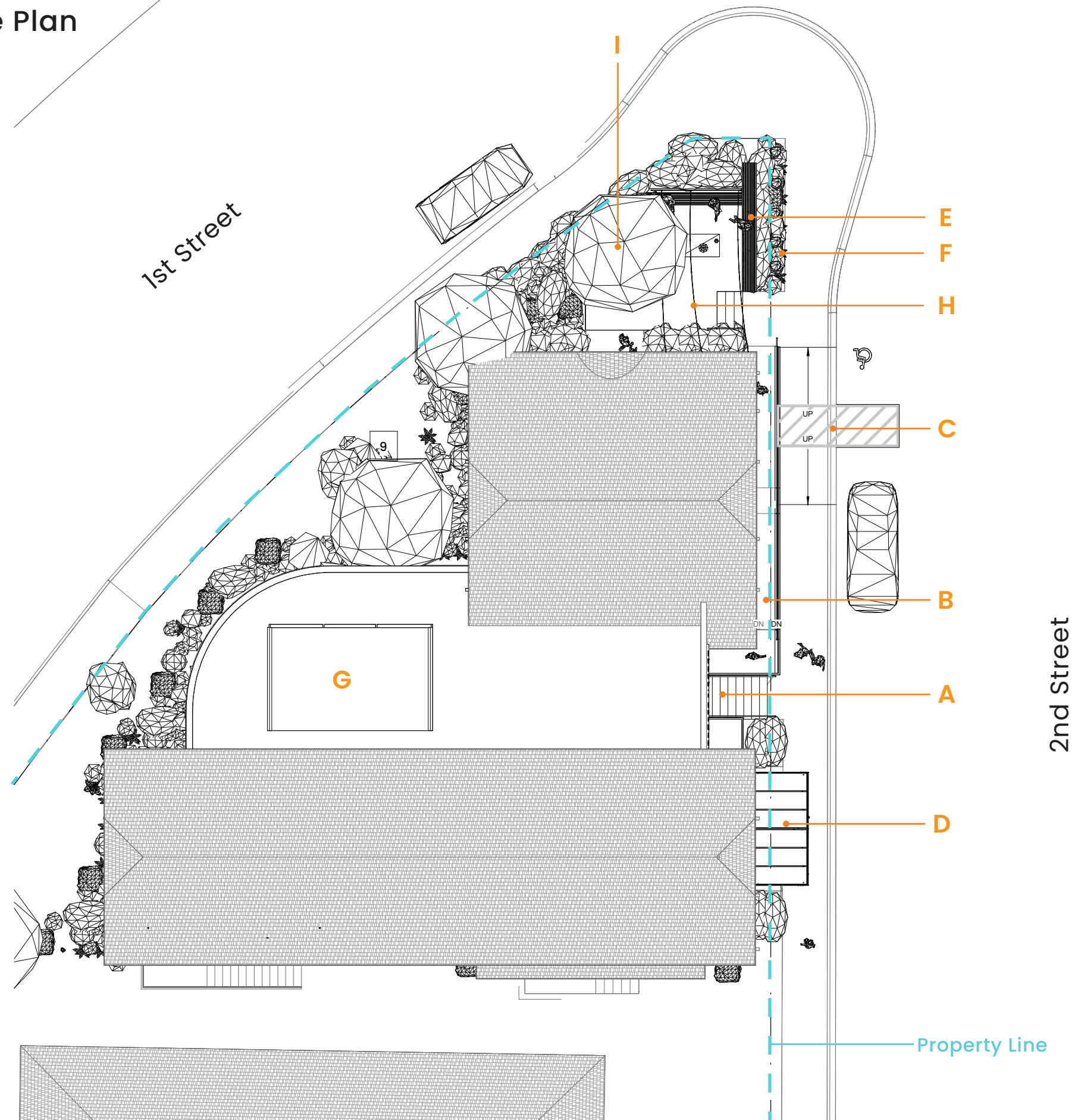
Scope of Review

(any improvement to real property open to exterior view)

- Buildings – removal of entry trellis
- Structures – addition of clerestory dormer
 - All building should be as energy-efficient as possible through passive and active design (III.C.4), Clerestory is employed to provide maximum natural daylight into the interior space
- Landscaping – landscaping along 2nd street
 - Significant vegetation is preserved (III.A.2.)
 - Drought tolerant native plants are preserved, remaining in place or relocated (III.B.7.)
- Site screening – nothing proposed
- Parking lots – nothing proposed
- Lighting – string light over outdoor space
 - Lighting is directed downward and will not spill onto adjacent properties (III.B.6.)
- Pedestrian facilities – bicycle canopy and bicycle rack
- Street furniture – outdoor furniture at outdoor space

- Improvements – widen existing ADA ramp and on-street ADA parking
 - Pedestrian circulation to be designed to provide convenient and safe movement (III.A.8), curb cut near on street ADA parking is provided
- Use of open area – outdoor space
 - Designed along with interior spaces to interrelate (III.A.4.) The raised outdoor space allows visual and direct flow from indoor to outdoor.
 - Provides sitting benches as a gesture to the community (III.A.5.)
 - Native landscaping is maintained and slightly modified to create the outdoor learning and gathering space (III.B.1.)
 - Outdoor space is protected from vehicular traffic with a raised floor surface and library sign (III.B.2)
 - Library sign, which also serves as a sitting bench, made from durable material that will be long lasting (III.B.4.)
- Signs – library signs

Site Plan



Proposed Design Elements

- A Removal of existing entry trellis and new concrete stair
- B Widen existing ADA ramp to meet current building code and new guardrail
- C Provide a new curb cut and striping for on-street ada parking
- D New bicycle canopy and rack
- E New wood clad precast concrete architecture stone library sign
- F Minor landscaping and ground recessed light for library sign (salvaged drought tolerant grasses)
- G Clerestory dormer
- H Raised outdoor learning and gathering space
- I Existing trees and landscape to remain

*This is NOT the final design. Design concept presentation for City of Langley Design Review Board focused on the City’s Design Guidelines.

Existing Entry View



Existing Conditions

- A Removal of existing entry trellis and new concrete stair
- B Widen existing ADA ramp to meet current building code and new guardrail
- C Provide a new curb cut and striping for on-street ADA parking
- D New bicycle canopy and rack
- E Existing windows to be replaced with energy efficient windows
- F Existing landscape to remain
- G Existing power pole to remain

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Proposed Entry View



Rendering Langley Public Library, view from 2nd Street

Existing Conditions

- A New library sign and concrete stair
- B New ADA ramp to meet current building code and new guardrail
- C New curb cut and striping for on-street ADA parking (not shown on rendering)
- D New bicycle canopy and rack
- E Existing windows to be replaced with energy efficient windows
- F Existing landscape to remain
- G Raised outdoor learning and gathering space

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Outdoor Space Design Process Overview

- Usable outdoor learning and gathering space (for neurodiverse, immunocompromised, individuals seeking access to the library's public WiFi, library programming and more) proposed based on community and staff input
- 5 different options for the raised outdoor learning and gathering space have been evaluated including spaces at grade level and different library sign treatments
- In all options, existing trees remain, existing power pole to remain, existing native plantings to remain or be relocated
- The design incorporates the elements that have received the most widespread and diverse community support.

Existing Outdoor Space



Existing Conditions

- A Removal of existing entry trellis and new concrete stair
- B Widen existing ADA ramp to meet current building code and new guardrail
- C Provide a new curb cut and striping for on-street ADA parking
- D New bicycle canopy and rack

- E Existing library sign
- F Existing trees and shrubs to remain
- G Existing power pole to remain

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Proposed Design Notes

- A Existing asphalt shingle roof to be replaced
- B New ADA ramp and guardrail
- C Existing windows to be replaced with new energy efficient windows
- D Wood clad precast concrete stone library sign with ground recessed light
- E Relocated drought tolerant grasses
- F Raised outdoor learning and gathering space
- G Existing tree to remain, existing power pole to remain, preserve native planting from main street association, refining design for safety.



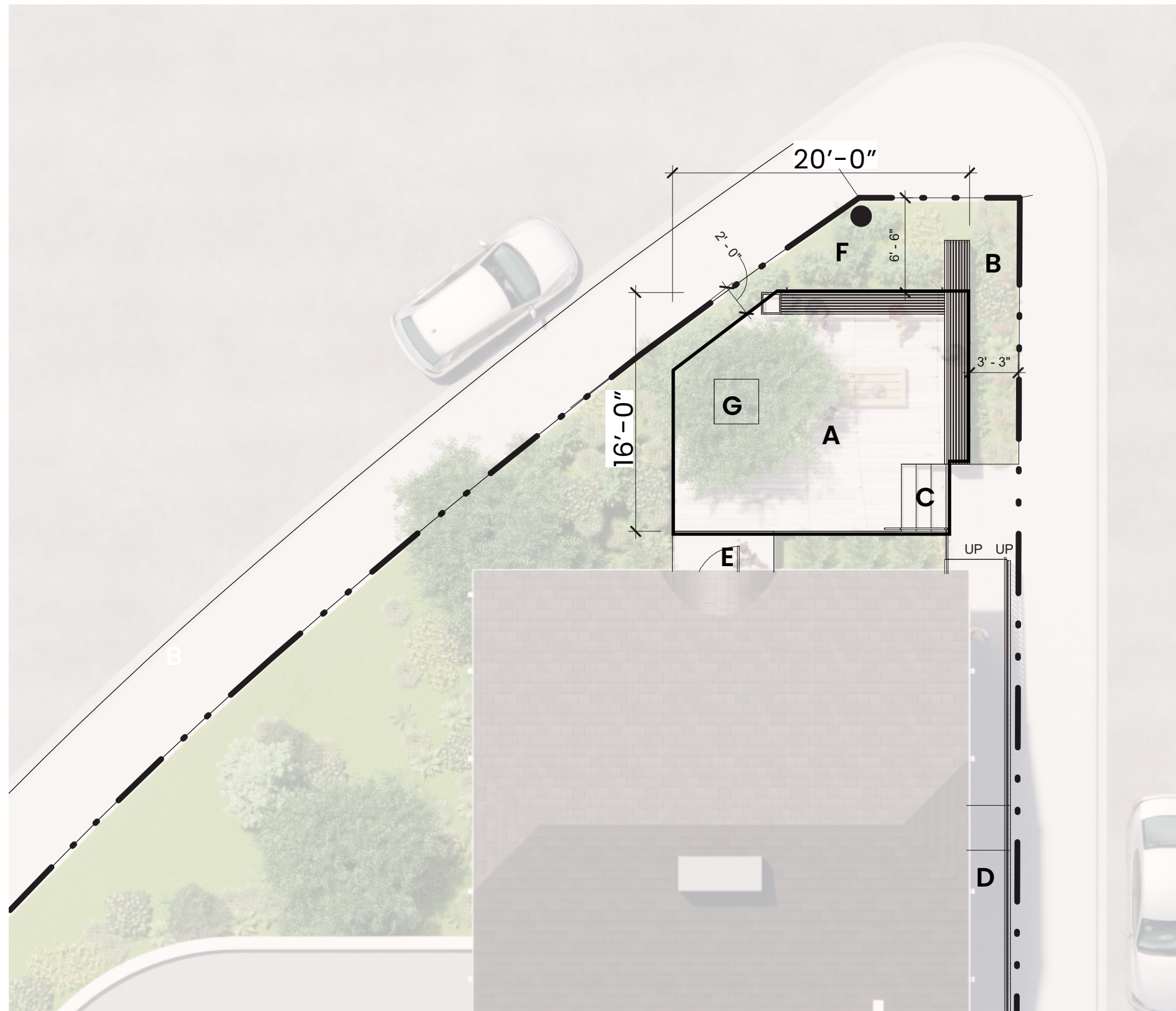
Rendering Langley Public Library, view from South East.



Proposed Design Notes

- A Existing arch entry & decorative roof supports, remain as is.
- B New glass entry door (4 x 5 divided lites) to match original entry door
- C New string light over outdoor space
- D Existing concrete landing to remain
- E Existing windows to be replaced with energy efficient windows to match existing windows in appearance
- F New raised outdoor learning and gathering space
- G Existing shrubs to remain

Rendering Langley Public Library, view of Entry



Proposed Design Notes

- A Raised outdoor learning and gathering space, approximately 16'x20' or ~300 sf*
- B Library sign
- C Concrete steps
- D New ADA ramp & railing
- E Existing stoop
- F Existing power pole
- G Existing tree to remain

*Existing drought-tolerant plantings disturbed by new outdoor space to be re-located on-site.

Top View Rendering Langley Public Library, diagram of Outdoor space



Photo of existing outdoor area

Proposed Design Notes

- A Existing drought-tolerant plantings disturbed by new outdoor space to be relocated on site.
- B Existing tree to remain



Photo of existing outdoor area

Proposed Design Notes

- A Existing drought-tolerant plantings disturbed by new outdoor space to be relocated on site.
- B Existing trees and shrubs to remain
- C Existing library sign to be replaced

*Approximate location of deck shown with orange dashed line

Existing North Elevation



Existing Conditions

- A Existing wood shingle siding to be replaced with clapboard siding
- B Existing window trellis to be removed
- C Existing garden to remain as is
- D Existing trees, shrubs and landscape to remain as is

*Approximate location of raised outdoor learning and gathering space shown with orange dashed line

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Proposed North Elevation



Rendering Langley Public Library, view from First Street

Existing Conditions

- A New clerestory dormer
- B New clapboard siding
- C Existing garden, trees, shrubs and landscape to remain as is
- D Existing windows to be replaced with energy efficient windows

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