

WOBURN PUBLIC LIBRARY

Expansion "Ideas" Competition 1. Image Board



Proposed Addition/Design - Issues

The proposed addition to the Woburn Public Library poses a difficult question as to whether an addition should be built or not and if so, how best to do it. The beauty, rarity, and "seen in the round" nature of HH Richardson's buildings requires an architect and building committee to think about the pros/cons of building an addition to one. The main goal is to address the required additional program in the least visually impacting manner to the original building. In addition, it brings to question the need to add the proposed programs in this specific location. According to library planning standards, the typical community library should be sized at about 15,000sf for a population of about 40,000 people. Once the population begins to grow much beyond that, a new branch library at a separate location should be developed to best address the expanded population. The city of Woburn has a population of about 40,000. As such, the original 18,000sf Woburn Public Library as-is should be sufficient for the current population.

Options Explored

We explored several options to meet the program and address the "in the round" visibility issue: (1) an underground scheme which required too much site and impacted the slope and simplicity of the potentially Olmstead designed lawn in front of the library, (2) a north addition which allowed the new program to be close to a potential rear entrance and created a courtyard but blocked the view of the original library from the north side, and (3) the west site which we selected as the most appropriate for the proposed addition.

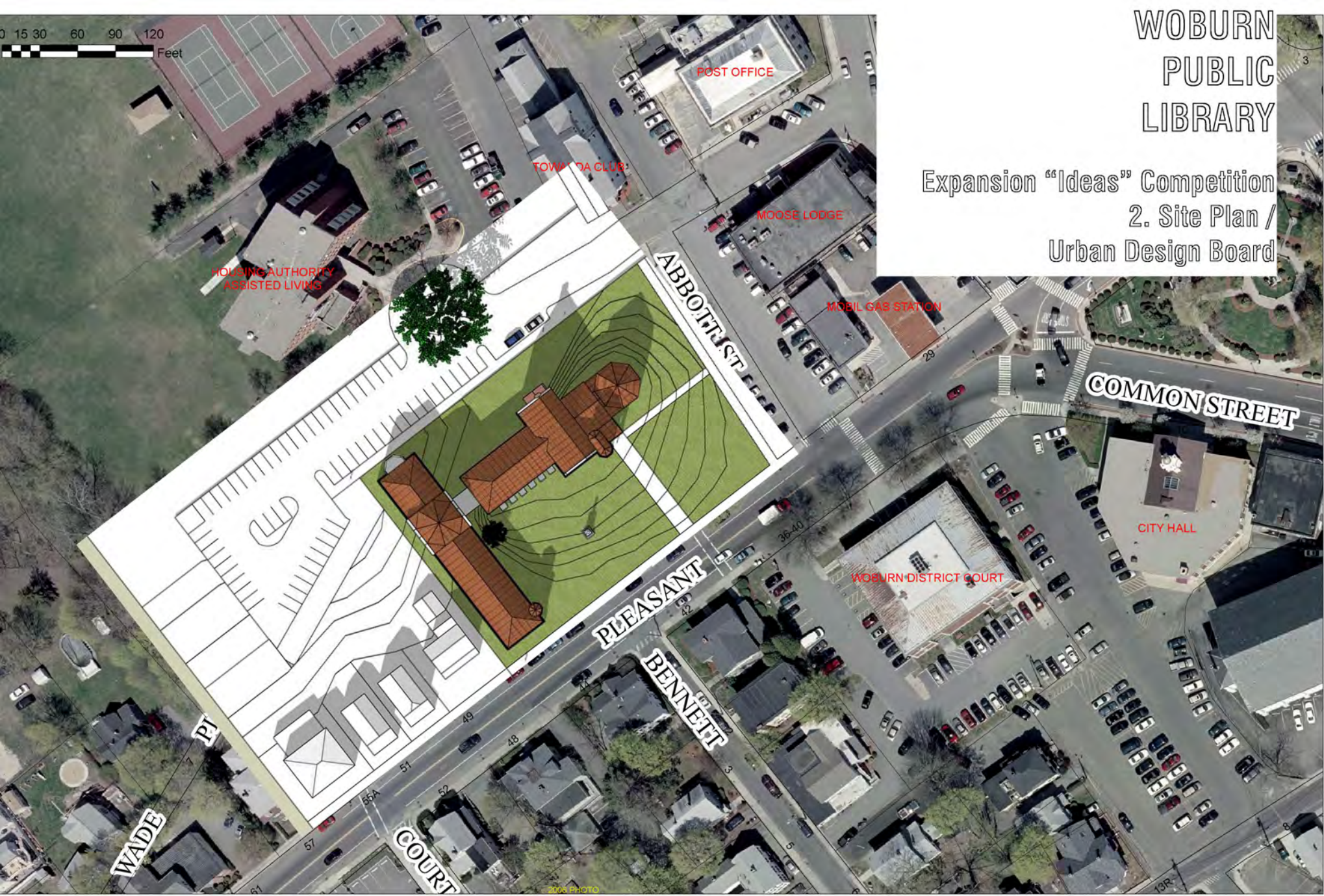
Proposed Design - Concept

Based on the stated program requirements and after studying and rejecting several site options, we propose a 3 story 25,000sf addition to be located on the least impacting site which is located to the west of the current library and fronting on Pleasant Street and stretching back to the proposed new parking area to north. This west location allows full panoramic view of the majority of the original library façades from the 3 major view sides — south, east, and north and a more close up view of the west elevation from the new addition. The proposed addition will provide a contextually sympathetic Romanesque Architecture based on the original building's massing, form, materials, window openings, yet in a more contemporary detailed manner so that it is understood visually which part is the original HH Richardson design and which part is the addition.

0 15 30 60 90 120 Feet

WOBURN PUBLIC LIBRARY

Expansion "Ideas" Competition
2. Site Plan /
Urban Design Board



HOLDING AUTHORITY
ASSISTED LIVING

TOWN HALL CLUB

POST OFFICE

MOOSE LODGE

MOBIL GAS STATION

ABBOTT ST

COMMON STREET

CITY HALL

WOBURN DISTRICT COURT

PLEASANT ST

BENNETT ST

WADE ST

COURT

200X PHOTO

WOBURN PUBLIC LIBRARY

Expansion "Ideas" Competition 3. Free Board



Views

1. Original Library - Photograph of South Elevation
2. South Elevation - shows addition left of the original
3. North Elevation - shows addition right of the original
4. East Elevation
5. West Elevation
6. Perspective View - Looking west from Abbott Street
7. Perspective View - Aerial view looking south
8. Perspective View - Looking east from parking area
9. Site Plan
10. Perspective View - Looking east from Abbott Street



The Woburn Public Library was designed by HH Richardson to be seen in the round and the proposed addition maximizes this aspect while more than doubling the size of the overall program. After assessing contemporary architectural design solutions, underground solutions, and an addition option to the north side, we felt that a Romanesque contextual building to the west would be the most sympathetic to the original building and the best fit for the program offering flexibility. The proposed addition provides the following:

- Provides a building which respects/reflects the architectural character/forms of the original building and maintains the major library uses of the original structure.
- Allows the original building to be seen in the round, given the program of an additional 25,000sf without going to an underground scheme.
- Provides a 3 story high x 40' wide x 180' long (7200sf/floor = 21,600sf) "HH Richardson Romanesque" building with an additional 2 story 42'x37' (1500sf/floor = 3,000sf) central octagonal tower, and a 2 story apse on the west end (400sf) = 25,000sf total building area. An additional area of 3000sf could be captured in the roof attic for mechanical system needs, other program areas or to shorten the building length or octagonal tower if needed/desired.
- The proposed design expands on the use of the original building's components — 3 story main building, octagonal central tower for the main circulation,
- The joint (connector) between the original library building and the new addition is a structural (no mullions) glass enclosure allowing the original façade to be seen intact — even from the west side.
- The addition's building materials and elevations are based on the original building — light colored continuous base, horizontal belt coursing of buff colored stone, fields of red/brown colored stone coursed to match existing, deep set paired windows, and a 12/12 sloped red tile roof to match existing.

Modifications to the original building to address function/code compliance issues

- Excavate the basement level of the original building an additional 2-4 feet to provide higher ceiling height and better quality space in the 8,000sf basement.
- Provide an ADA compliant ramp at the entrance to allow access to the original front door. This can be done by lifting the entry floor to the main floor level and bringing a ramp up to the side of the entry loggia and surgically removing one of the stone caps in the northern most opening allowing a 3' wide passage.
- Install an elevator for ADA access to the basement, 2nd floor, and mezzanine.

Site Plan Improvements

- Provide a new street along the north side, and provide additional parking for about 67 cars. Remove the temporary building to the west to allow for this. The 33 parking spaces along the Library side of Pleasant Street and Abbott Street should be made Library Parking Only. This would provide 100 parking spaces dedicated to the library.
- Reorganize the parking access for the Towanda Club and Assisted Living Res.
- Remove the telephone poles to improve the view from the front.
- Addition acts as a "mediator" between the houses on Pleasant Street and the original library. Size of library façade on Pleasant is similar to existing houses.