



Quality Community Initiative (QCI) Preliminary Project Analysis

**NEW RECREATION CENTER
City Council
April 1, 2013**

Schedule

- **April 1 – Regular Council meeting presentation**
- April 1 – Consultant funding approved (consent agenda)
- April 2 – Contract: Barker Rinker Seacat Architects
- **April 8 – Study Session discussion**
- April – PR staff meet w/consultants to establish timeline to organize project, produce deliverables, and coordination/timeline for public outreach
- **Public Outreach**
 - April/May – Recreation Center amenities/location
 - May/June – Polling (Communications)
- June/July – Produce conceptual designs/preliminary cost estimates



Summary of Project

(QCI project costs based on 2009 estimates **does not** include site prep, access or utility infrastructure costs for new center)

- New Recreation Center **(w/o aquatics)**

Capital \$19,350,000 O&M \$913,500

- Existing Recreation Center Renovations

Capital \$5,700,000 O&M \$285,000



Pros and Cons

(City Council Retreat)

New Recreation Center

Pros –

- To meet size/population needs
- Quality of life
- Balance
- Increases attraction, increases internal sustainability
- Fulfills existing needs/areas that are lacking
- Meets multiple needs (arts&rec), maximize resource



Pros and Cons

(City Council Retreat)

New Recreation Center

Cons –

- Not a necessity to meet size/population needs
- Impact on Reunion recreation center
- Impact on homebuilders - recreation may stall future development



Additional Information

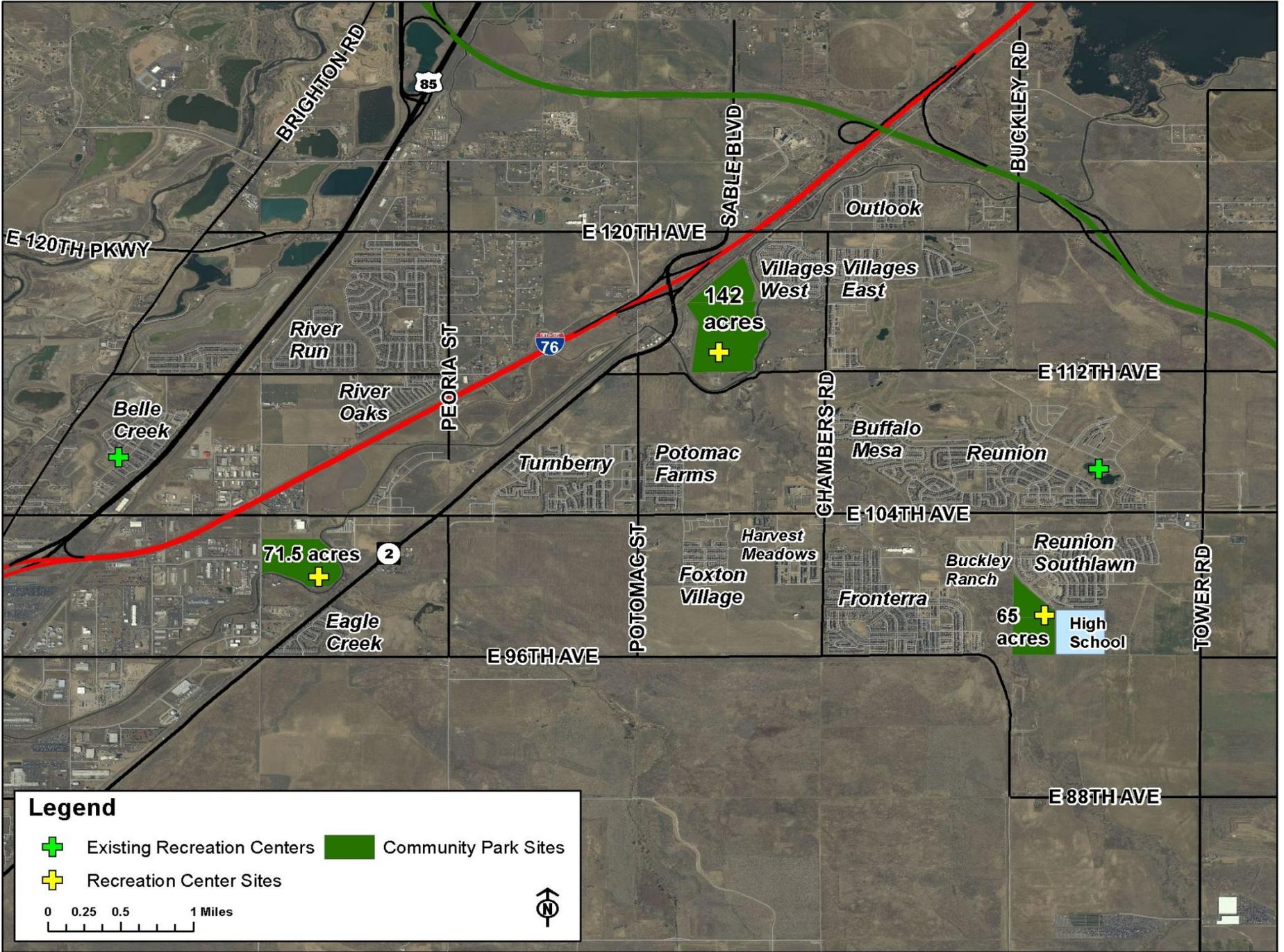
(City Council Retreat)

Information needs

- Financial benefits of co-locating recreation center & cultural facility w/community park
- Public outreach for funding

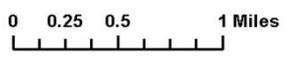
Staff Analysis

- Current QCI citizen input is highly generalized; additional and more detailed citizen input is necessary to ensure:
 - The city builds what citizens desire
 - To foster citizen support of projects and funding
 - The facilities constructed meet needs for projected future recreation programming



Legend

- + Existing Recreation Centers
- + Recreation Center Sites
- Community Park Sites



Staff Analysis (continued)

- Site Analysis for New Recreation Center:
 - 1st Creek (102nd & Havana St.) **71.5 acres**
 - Pros – better existing access
 - Cons – industrial area, flood plain, potential site constraints, western edge of population, minimal expansion/growth potential, limited connectivity
 - 2nd Creek (112th & I-76) **142 acres**
 - Pros – trail connectivity, best expansion/growth potential, proximity to current/future residents, centrally located
 - Cons – most costly to access, flood plain (costly for building)

Staff Analysis (continued)

- Site Analysis (cont.)
 - Buckley (96th & Buckley) **65 acres**
 - Pros – good trail connectivity, adjacent to proposed future high school (other potential use)
 - Cons – close proximity to Reunion Recreation Center, eastern edge of population, topography challenges, limited expansion/growth potential
 - Identify/acquire non community park site location with adequate access and not in flood plain

Staff Analysis (continued)

NEW RECREATION CENTER

- Amenities to meet existing/future programming needs →
 - Gymnasium (walking/jogging perimeter)
 - Cardio area
 - Weight room
 - Fitness room
 - Swimming pool (leisure & some lap lanes)



Staff Analysis (continued)

NEW RECREATION CENTER

- Amenities to meet existing/future programming needs (cont.) →
 - Large multipurpose room(s)
 - Family locker rooms
 - IT infrastructure
 - Intergenerational activity room
 - Gymnastics
 - Dance

Staff Analysis (continued)

- Renovations to the *existing recreation center* were not identified in the City Council planning retreat priorities. However, recognizing the need for balance of programs/services, staff believe there is a need to include something for everyone throughout the community when building for our future.

Staff Analysis (continued)

EXISTING RECREATION CENTER

- Amenities to meet existing/future programming needs →
 - Family locker room
 - Men’s/Women’s locker room re-model
 - No longer have to walk through showers
 - Dry locker room addition
 - Therapy pool
 - Upgrades to entryways, lobby, lighting

Staff Analysis (continued)

EXISTING RECREATION CENTER

- Amenities to meet existing/future programming needs (cont.) →
 - Dance room
 - Custodial storage
 - ADA upgrades
 - Improved IT capacity (computer lab)

Summary

- PrairieWays Action Plan
- Recreation Strategic Plan
- QCI Outreach and Recommendations
- City Council Planning Retreat
- PR Department Review and Analysis
- Council direction to move forward with public outreach to refine type/scope and location of new recreation center

Next Steps

- Staff meet with Consultants (April)
 - Establish timeline to organize project; produce deliverables, and coordination/timeline of public outreach
- Public Outreach
 - Recreation Center amenities/location (April/May)
 - Polling – Communications (May/June)
- Produce conceptual designs & preliminary cost estimates (June/July)



Additional Information

- What additional information does City Council need before the study session?