

REPORT TO CITY COUNCIL

DATE: OCTOBER 24, 2012

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: GREG RAMIREZ, CITY MANAGER

**BY: NATHAN HAMBURGER, ASSISTANT CITY MANAGER
AMY JONES-BRINK, DIRECTOR OF COMMUNITY SERVICES**

SUBJECT: MASTER PLAN DESIGN FOR THE NEW RECREATION CENTER

The final master plan design of the community's future Recreation Center is being presented to the City Council and community for any final feedback and approval.

The City Council previously had viewed and provided input and feedback on a preferred schematic design which provided direction on the general layout of the facility and to insure that the public comments had been incorporated. The master plan design that is being presented to the City Council now includes more defined details of the buildings and the materials to be used, as well as the landscape and elevation views. The outdoor opportunities have also been clearly defined as well as the various water quality and environmentally-friendly principles have now been incorporated into the design. Some of the changes from the preferred schematic include a dedicated senior citizen room, the creation of a second story teen lounge that can provide a quiet place for after school programs and counseling, but can also be used for evening and weekend events, and the integration of a trail head that will lead to a future natural trail.

The master plan design has been created through a culmination of input from the design team consisting of Roesling Nakamura Terada Architects, Inc. (RNT), the Community Services Committee, City staff, the Architectural Review Panel, various county departments and, most importantly, the members of the Agoura Hills community. The City held various public workshops and meetings seeking input from the community at large as to what components of the new facility were important to them. In addition, staff solicited online survey responses, hosted focused user group workshops, and held a two-day design camp. The public asked for functional and flexible spaces that can be used by different user groups. One of the goals within the design is to have the new facility blend in with the existing civic center. This is accomplished through the use of natural looking materials that blend in with the natural surroundings of the site. The public also asked for dedicated space for senior citizens and youth/teens, which will be accomplished through the use of smaller dedicated areas, but with access to larger multi-purpose space that can hold group activities and functions when needed.

There was a strong desire expressed to utilize the outdoor components of the facility and to take advantage of the beautiful views of Ladyface Mountain and the surrounding area. The design of the outdoor activities considers the best viewpoints, as well as serves as functional outdoor

recreational space. Several active components include a play area that features a slide built within a small hillside, unique natural components such as rock and wood stumps that allow for visitors to interact with features that are normally off limits and not functional, and an outdoor living room, which serves as an inviting small to medium sized gathering area for the public. One of the features that is unique to this master plan is the separation of outdoor activities through the use of natural elements, which allows the area to look open and natural, but still allows functionality and some division between the multiple uses that occur at the same time.

The master plan design shows the ideal ultimate build out of the property, based on the input received from the community at large, and does not delineate the possible construction phases at this point. It has always been anticipated that the construction of the site and facility would occur with some sort of phasing, which has been thoughtfully anticipated in the placement of walls and building components so as to allow flexibility when deciding the timing of the phases. The first phase was originally proposed to include the various site improvements that were identified prior to the purchase of the site, such as drainage, code compliance, and the rehabilitation of some of the existing structures. The second phase was anticipated to be new construction of a multi-purpose room that added support storage, some type of warming kitchen, and combined indoor and outdoor event space. This room would be built in order to support larger community events or classes and, potentially could be utilized by the community as a rentable space for various events. The final phase was proposed to remove the existing modular class rooms and construct new multi-purpose rooms that could host a variety of programs, including cultural art classes and events as well as camps throughout the year. In order to make a final determination on the construction phasing, it will be necessary for the design team to get more accurate and comprehensive cost estimates, which will occur as the detailed design begins to take form. Following the City Council's acceptance of the master plan layout, the design team is prepared to begin this final design process and anticipates bringing back several phasing options for the Councilmembers to choose from in the next few months. In addition to the funds that the City Council has earmarked for the construction of the site, the City also received an award of grant funds related to a trailhead and the supporting parking which serves both uses and will connect this site with the surrounding hills.

With the lease at the current Recreation Center location set to expire in 2014, it is imperative to continue moving forward with the design and construction schedule as planned. The current schedule has the project seeking bids in this current fiscal year, with construction set to begin in late spring/early summer of 2013. The Community Services Committee has reviewed the master plan design and is recommending approval. Staff will continue to update the Community Services Committee on the details of the project as needed.

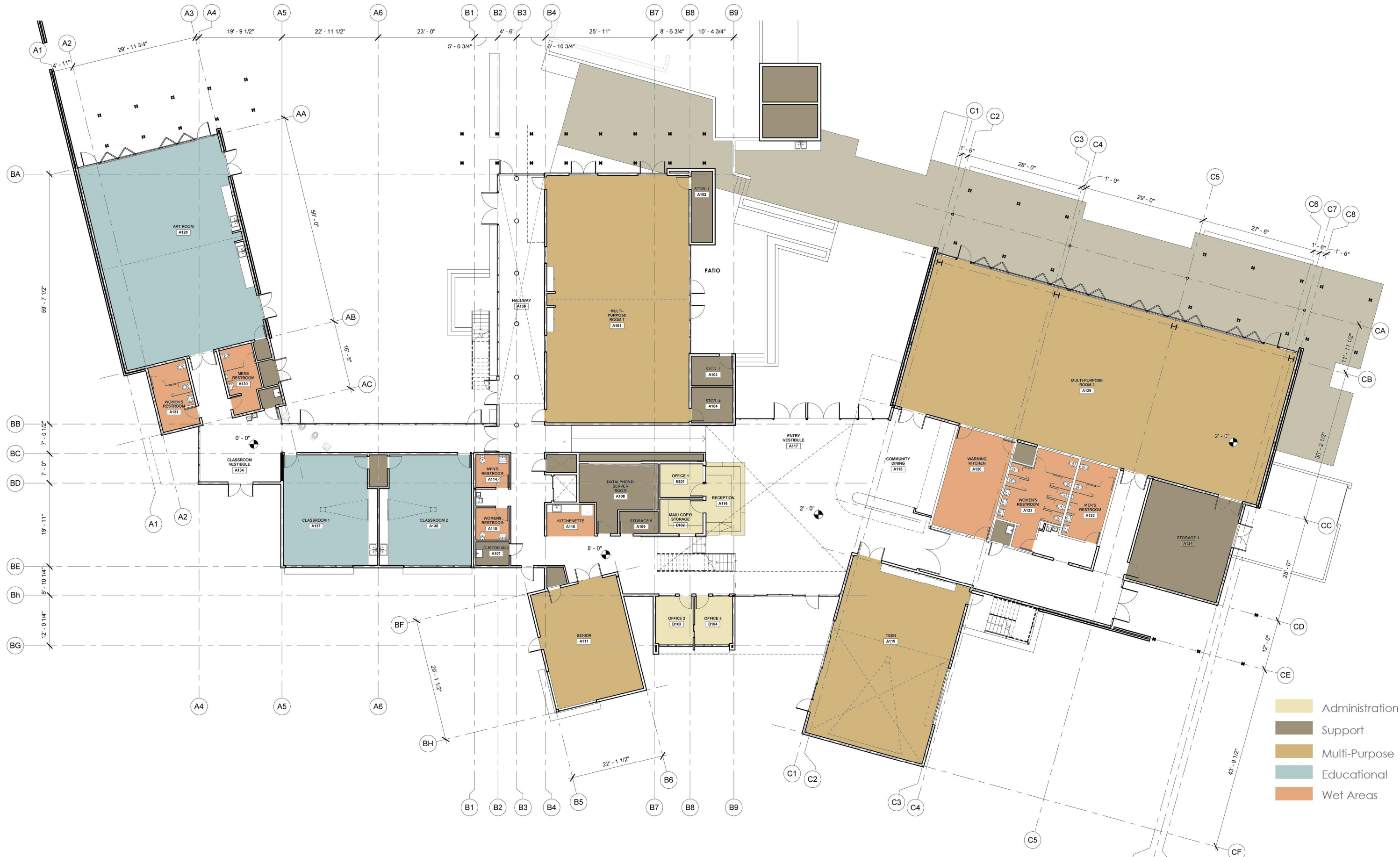
RECOMMENDATION

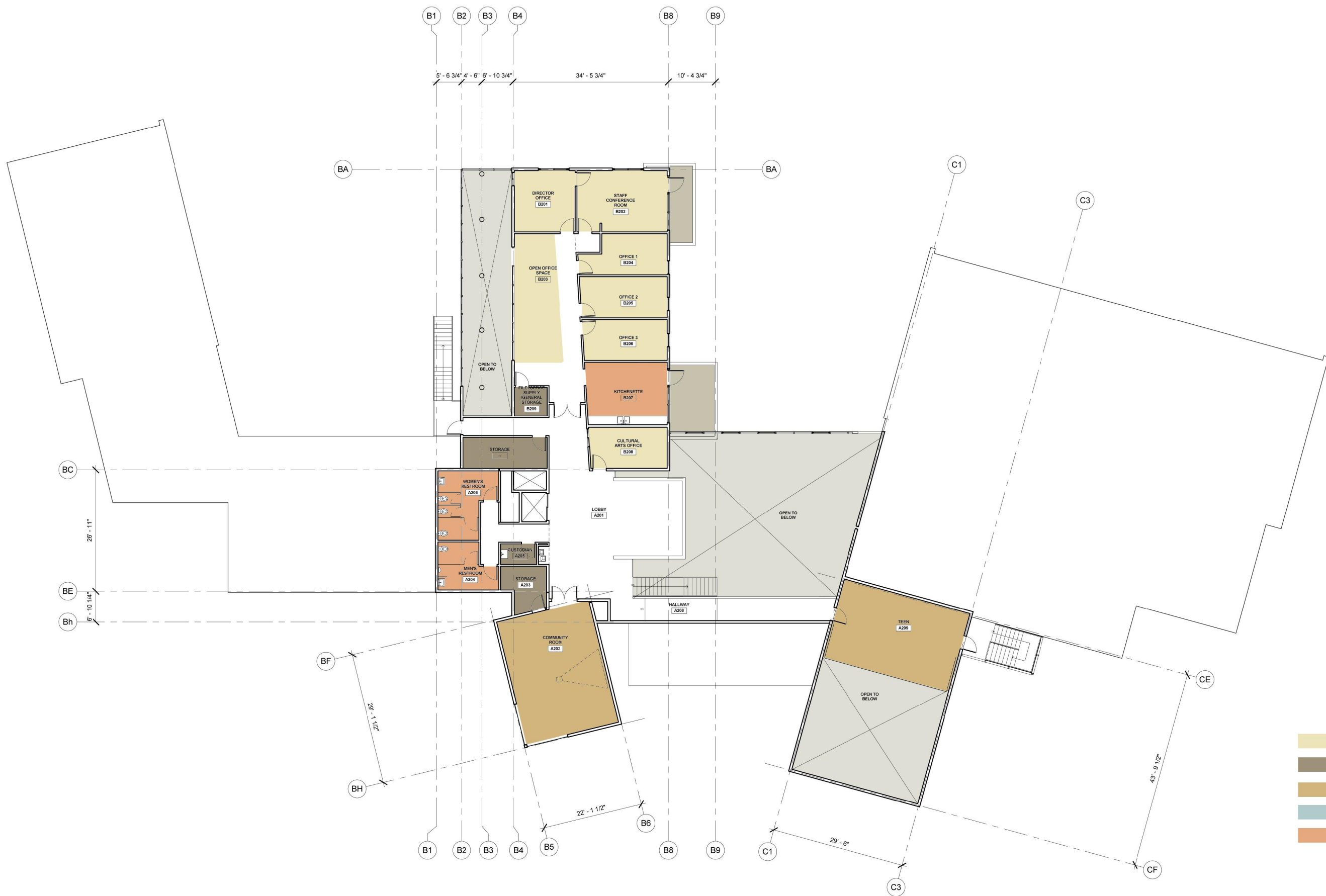
Staff is recommending the City Council review the master plan design; provide any feedback to staff, and direct staff to continue onto the next phase consisting of detailed construction plans.

Attachments: Master plan design package provided by Roesling Nakamura Terada Architects



View from the North West



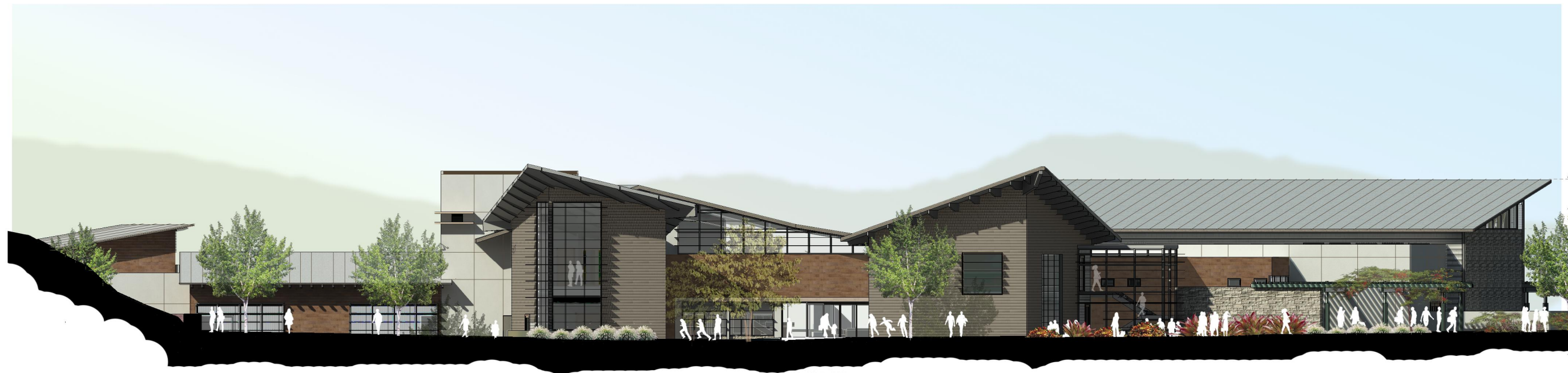


- Administration
- Support
- Multi-Purpose
- Educational
- Wet Areas



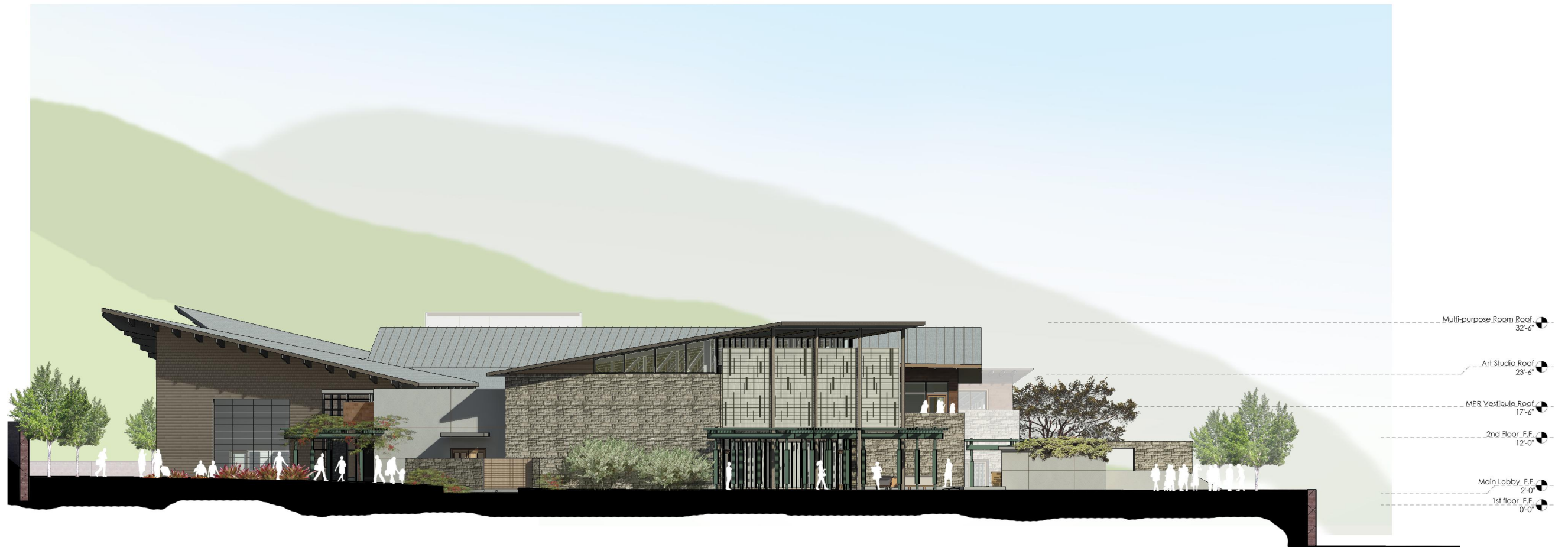
- Multi-purpose Room Roof. 32'-6" ●
- Art Studio Roof 23'-6" ●
- Classroom Roof 18'-6" ●
- 2nd Floor F.F. 12'-0" ●
- 1st floor F.F. 0'-0" ●

② West Elevation
3/32" = 1'-0"



- Multi-purpose Room Roof. 32'-6" ●
- Art Studio Roof 23'-6" ●
- Classroom Roof 18'-6" ●
- Vestibule Roof 17'-6" ●
- 3rd Floor F.F. 12'-0" ●
- 2nd Floor F.F. 12'-0" ●
- 1st Floor F.F. 0'-0" ●

① South Elevation
3/32" = 1'-0"



② East Elevation
3/32" = 1'-0"



① North Elevation
3/32" = 1'-0"



View from the North



View from the North East