

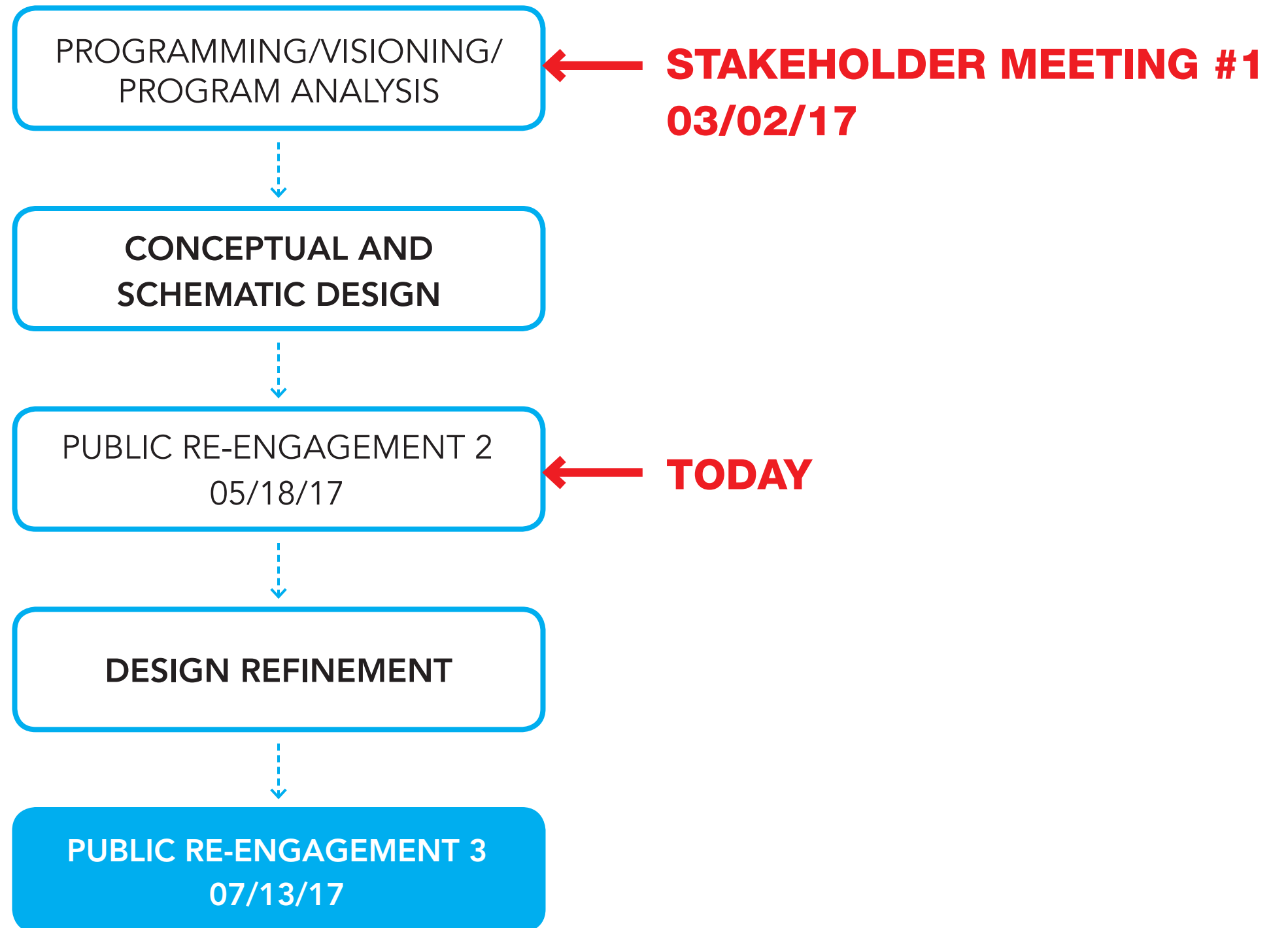
ROBERT CROWN COMMUNITY CENTER ICE COMPLEX AND LIBRARY



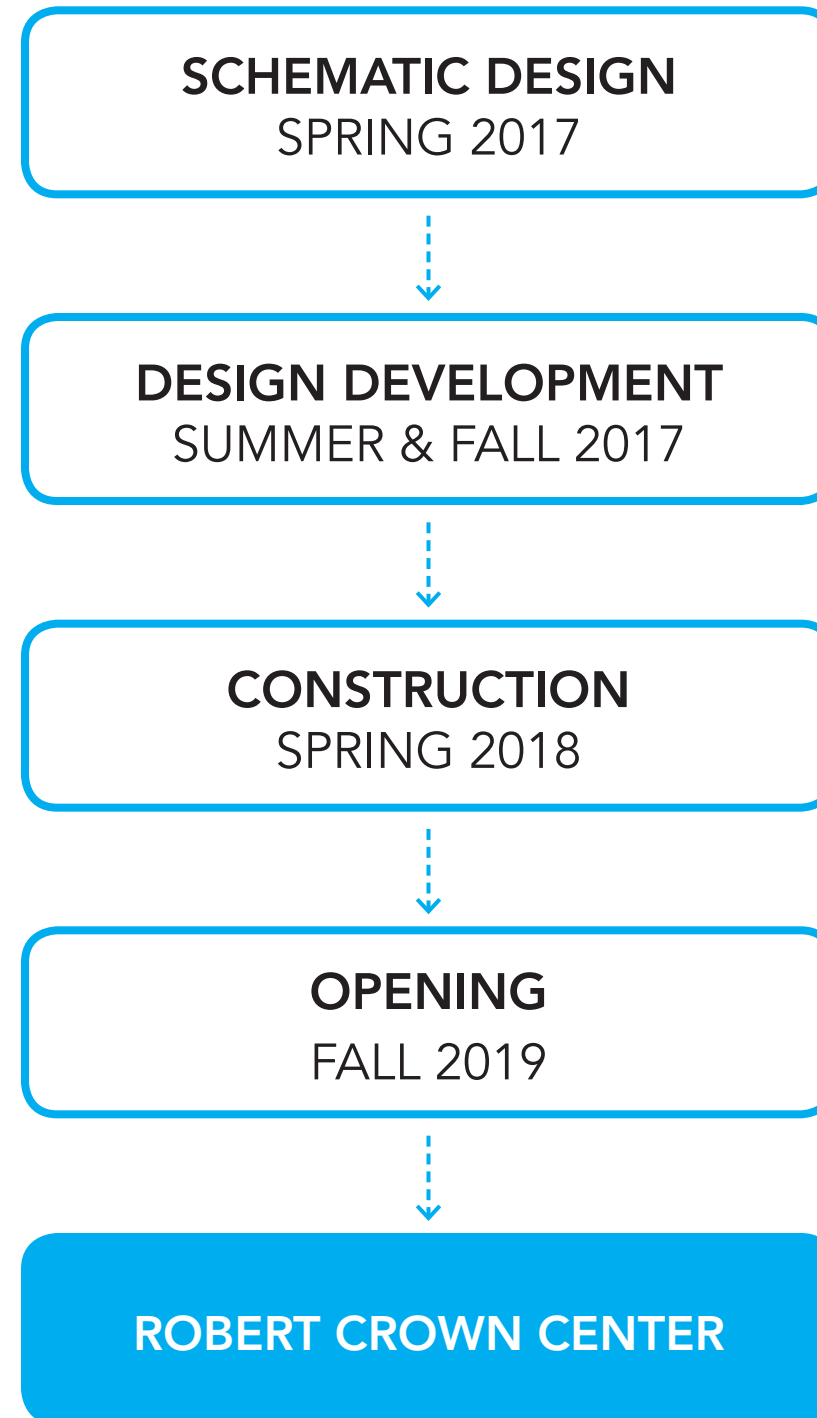
STAKEHOLDER ENGAGEMENT 02
05/18/2017

WTA+MJMA
Woodhouse Tinucci Architects MacLennan Jaunkalns Miller Architects

PUBLIC PROCESS



PROJECT SCHEDULE



PROJECT PROGRAM

| ICE RINK | SF | SITE | SF |
|---------------------------|----------------|--------------------|----------------|
| RINK 1 (OLYMPIC) | 24,000 | BUILDING FOOTPRINT | 100,000 |
| RINK 2 (NHL) | 22,000 | PARKING (300) | 120,000 |
| SPECTATORS | 8,000 | SPORTS FIELDS | 250,000 |
| LOCKER ROOMS | 6,500 | TENNIS COURTS | 24,000 |
| SUPPORT | 6,500 | LANDSCAPE/OTHER | 251,000 |
| | 67,000 | | |
| RECREATION | | SITE TOTAL | 745,000 |
| GYMNASIUM | 11,000 | | |
| FITNESS ROOM | 2,000 | | |
| DANCE | 1,000 | | |
| SUPPORT | 2,600 | | |
| | 16,600 | | |
| LIBRARY | | | |
| LIBRARY | 3,300 | | |
| MEETING ROOMS | 600 | | |
| MULTI-PURPOSE | 1,000 | | |
| SUPPORT | 1,100 | | |
| | 6,000 | | |
| COMMUNITY CENTER | | | |
| MULTI-PURPOSE | 2,000 | | |
| PRE-SCHOOL | 3,600 | | |
| SUPPORT | 3,500 | | |
| | 10,100 | | |
| SUBTOTAL | 98,700 | | |
| TRACK | 5,000 | | |
| SOCIAL SPACE/CIRCULATION | 12,000 | | |
| INFRASTRUCTURE/MECHANICAL | 14,000 | | |
| BUILDING TOTAL | 129,700 | | |

PROJECT OBJECTIVES

- ICONIC NEIGHBORHOOD LANDMARK
- BELOVED CIVIC AND COMMUNITY HUB
- FOR ALL AGES AND ABILITIES
- OPEN AND INVITING FOR ENTIRE COMMUNITY
- NATURAL LIGHT TO ALL SPACES
- ADDRESS THE NEIGHBORHOOD AND THE PARK
- FULLY INTEGRATED LIBRARY
- AN EXEMPLAR SUSTAINABLE FACILITY

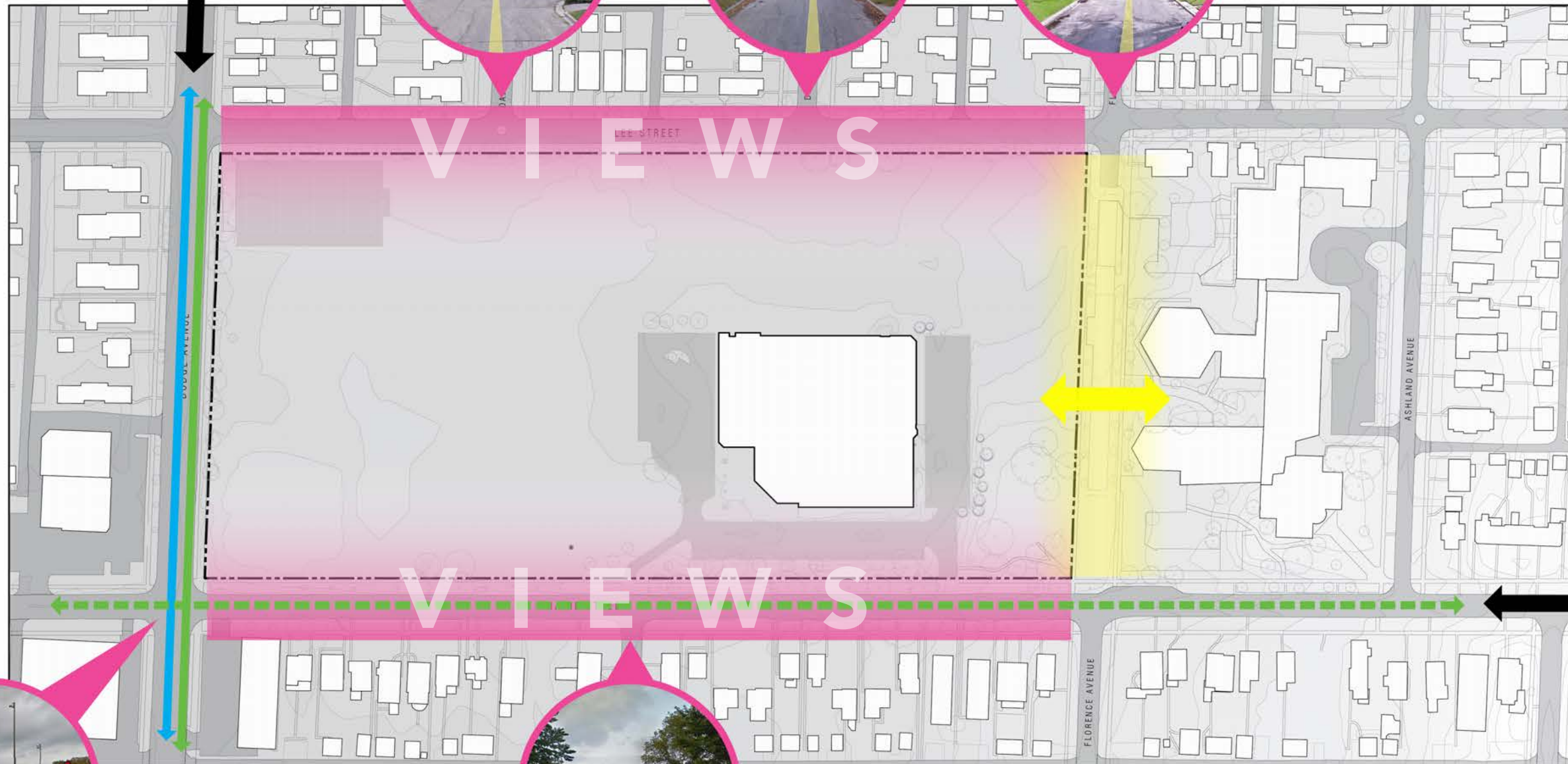
SITE PRINCIPLES

- RESPECT AND ENHANCE EXISTING CONDITIONS
- OUTDOOR OPPORTUNITIES FOR ALL
- OPTIMIZE ALL BUILT SURFACES
- STRONG NEIGHBORHOOD FOCUS
- 'RIGHT SIZE' PARKING AND FIELDS
- SAFE CONNECTION FROM BUILDING TO PARK
- SITE ORGANIZATIONAL CLARITY
- ADDRESS THE VARIOUS STREET CONDITIONS

BUILDING PRINCIPLES






- VISIBLE BUILDING AND SITE ENTRY
- STREET FACE / PARK FACE
- DYNAMIC SOCIAL HUB SPACE
- EXTEND PROGRAMMING TO EXTERIOR
- MEANINGFUL SECOND FLOOR EXPERIENCE
- CLEARLY IDENTIFIABLE PUBLIC LIBRARY
- PROGRAM VISIBILITY AND FUNCTIONAL DISTRIBUTION
- OPEN, INVITING, ACTIVE, ENGAGING

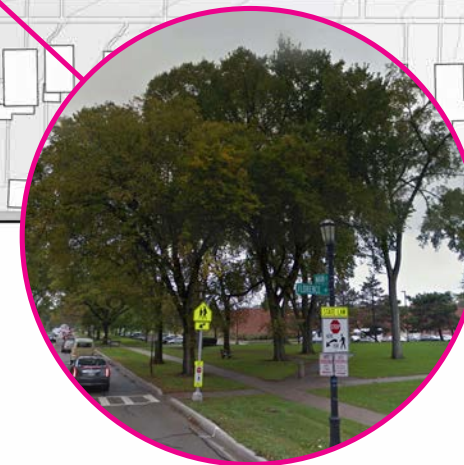
VEHICULAR TRAFFIC FROM I-94



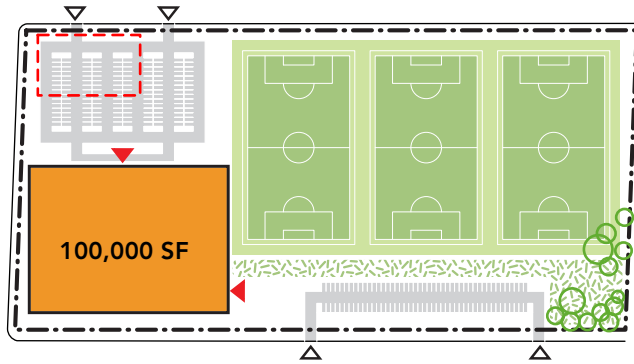
VEHICULAR TRAFFIC FROM THE LAKE



-  VEHICULAR SITE ACCESS
-  BUS ROUTE
-  BICYCLE ROUTE (DEDICATED LANE)
-  BICYCLE ROUTE
-  LANDSCAPE ACCESS BETWEEN BUILDINGS

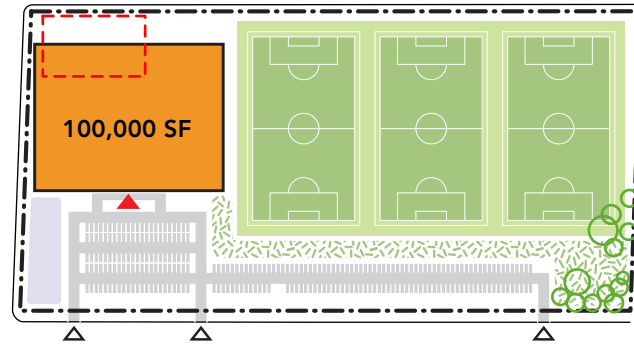


SW + 3 + 301 + 6%



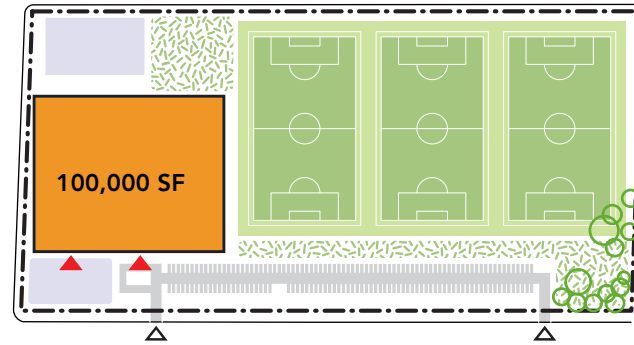
1

NW + 3 + 252 + 12%



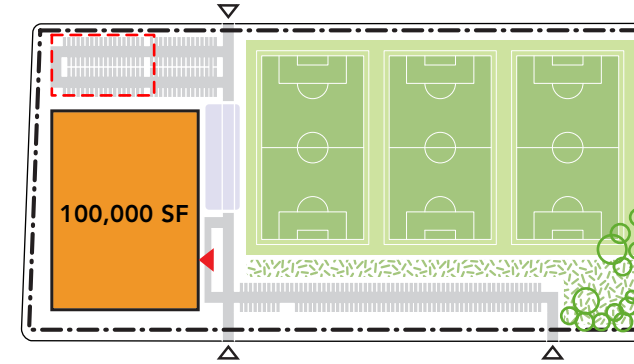
2

W + 3 + 157 + 15%



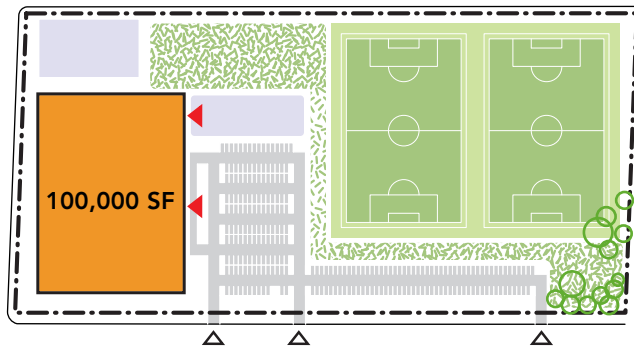
3

SW + 3 + 255 + 8%



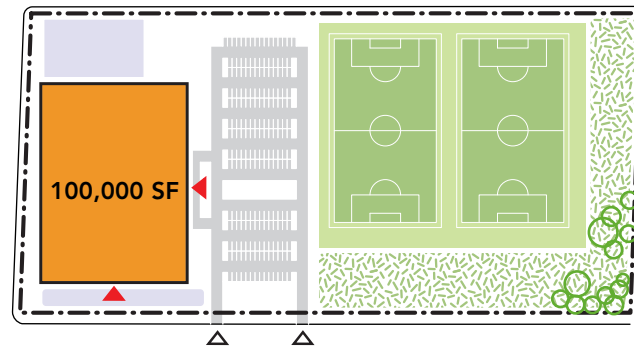
4

SW + 2 + 238 + 19%



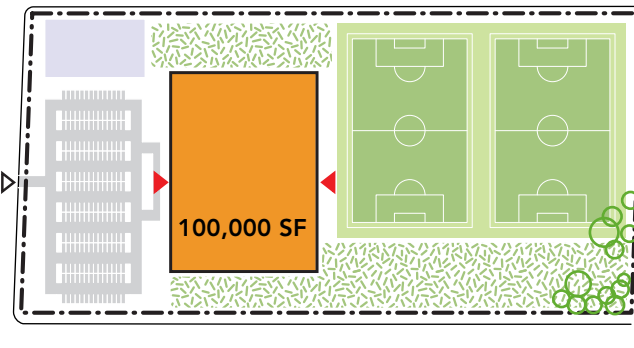
5

SW + 2 + 198 + 20%



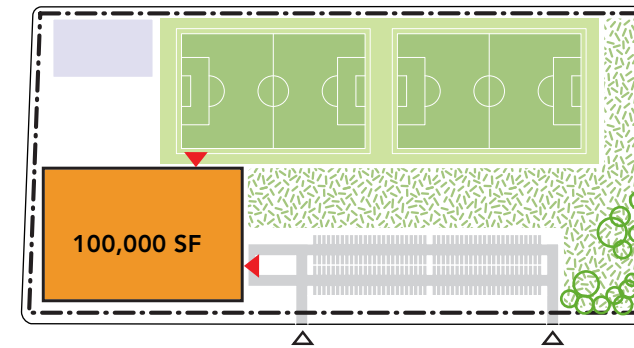
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CTR + 2 + 196 + 17%



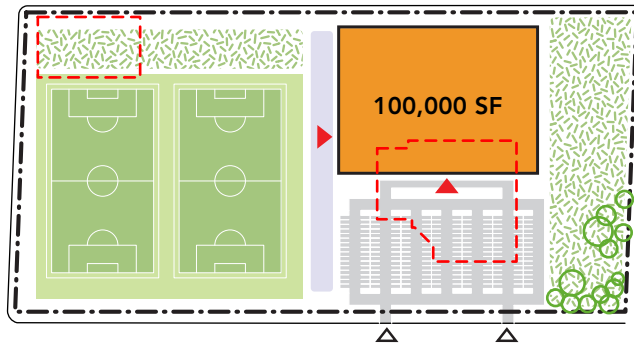
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SW + 2 + 198 + 19%



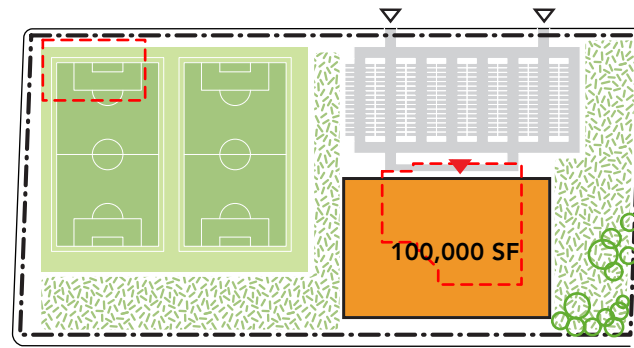
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NE + 2 + 272 + 21%



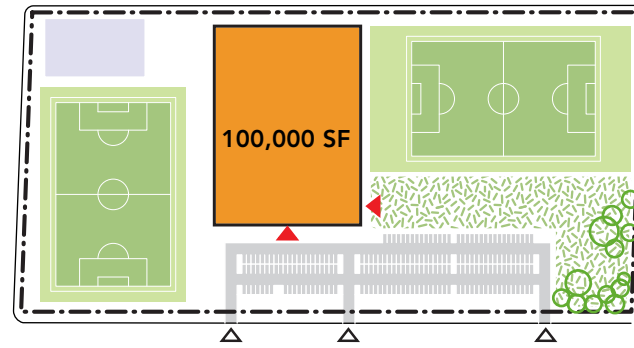
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SE + 2 + 304 + 22%



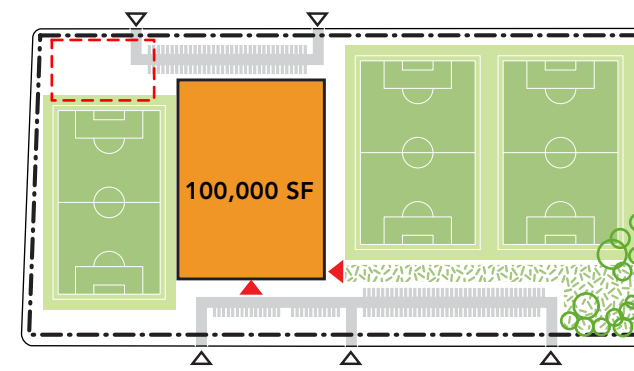
10

CTR + 2 + 204 + 14%



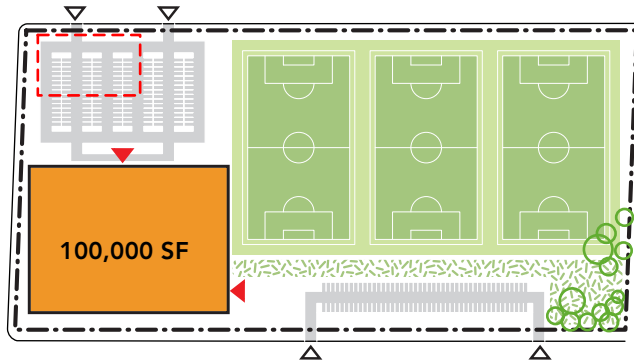
11

CTR + 3 + 181 + 8%



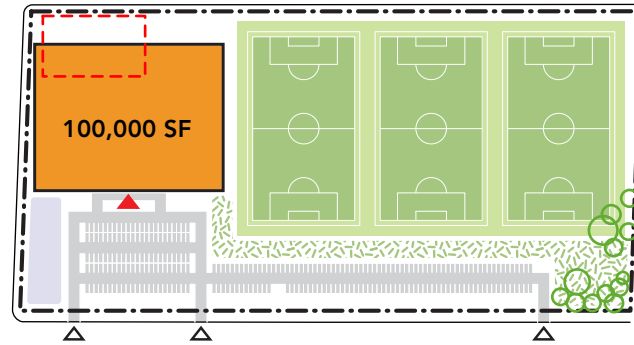
12

SW + 3 + 301 + 6%



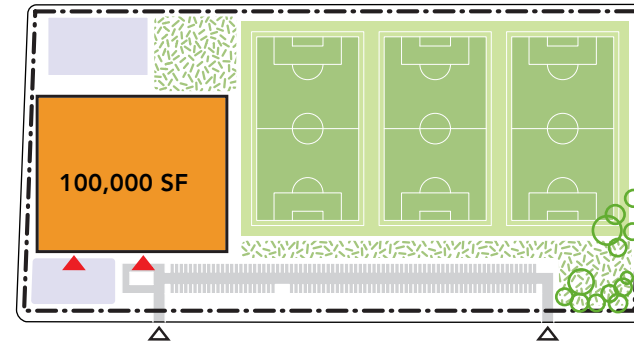
1

NW + 3 + 252 + 12%



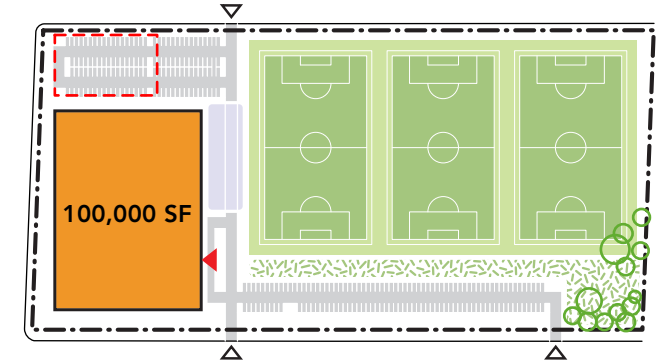
2

W + 3 + 157 + 15%



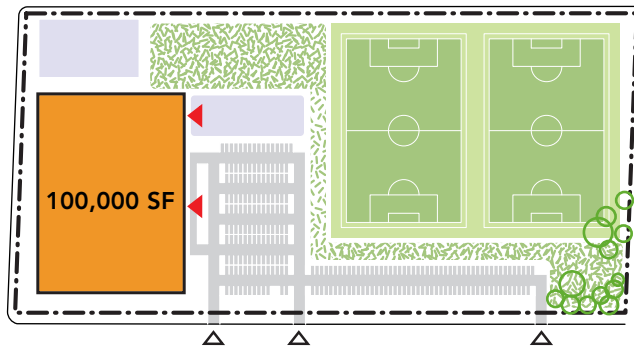
3

SW + 3 + 255 + 8%



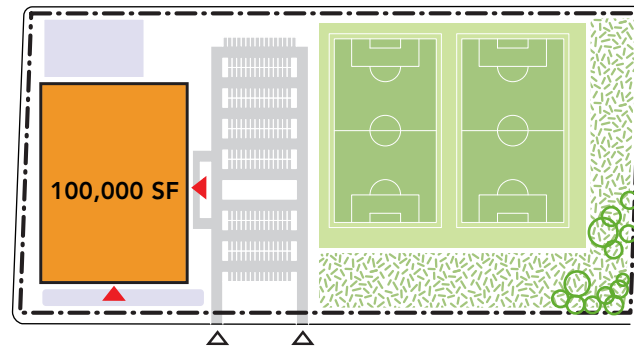
4

SW + 2 + 238 + 19%



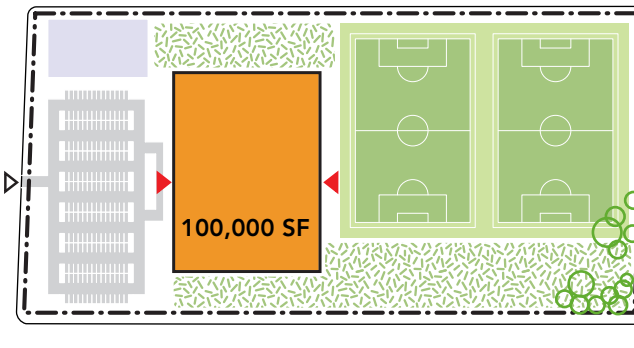
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SW + 2 + 198 + 20%



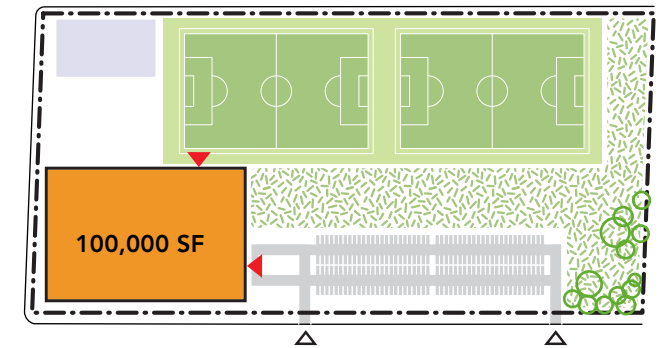
6

CTR + 2 + 196 + 17%



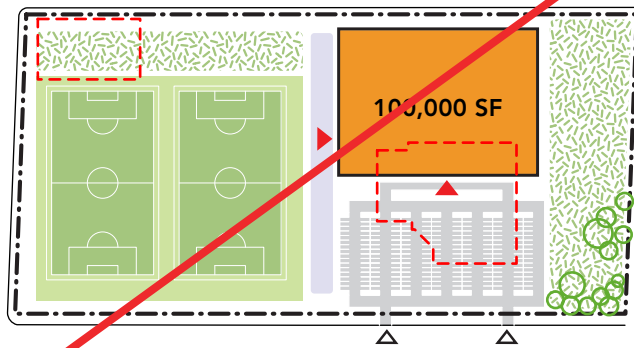
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SW + 2 + 198 + 19%



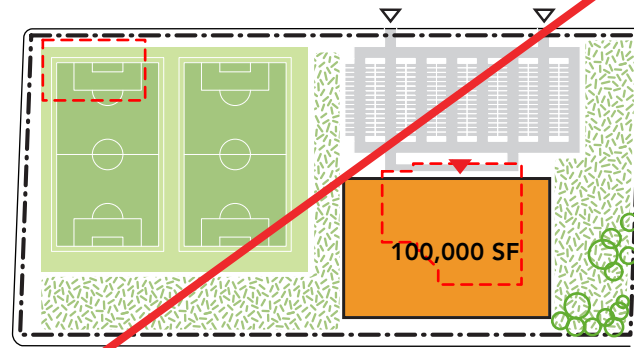
8

NE + 2 + 272 + 21%



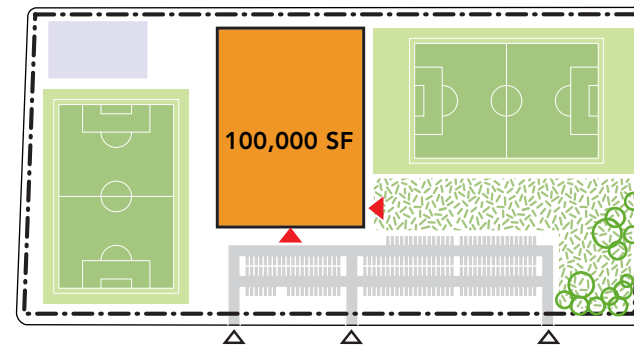
9

SE + 2 + 304 + 22%



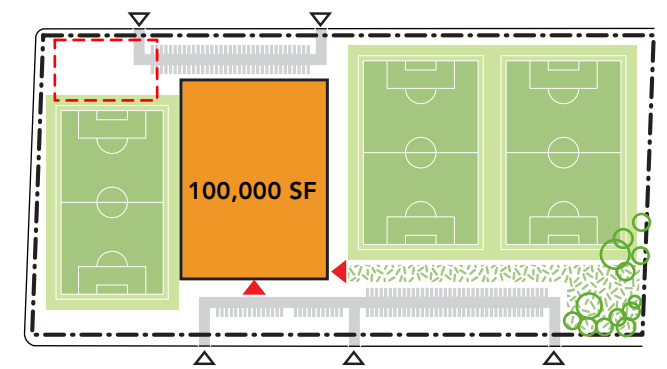
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CTR + 2 + 204 + 14%

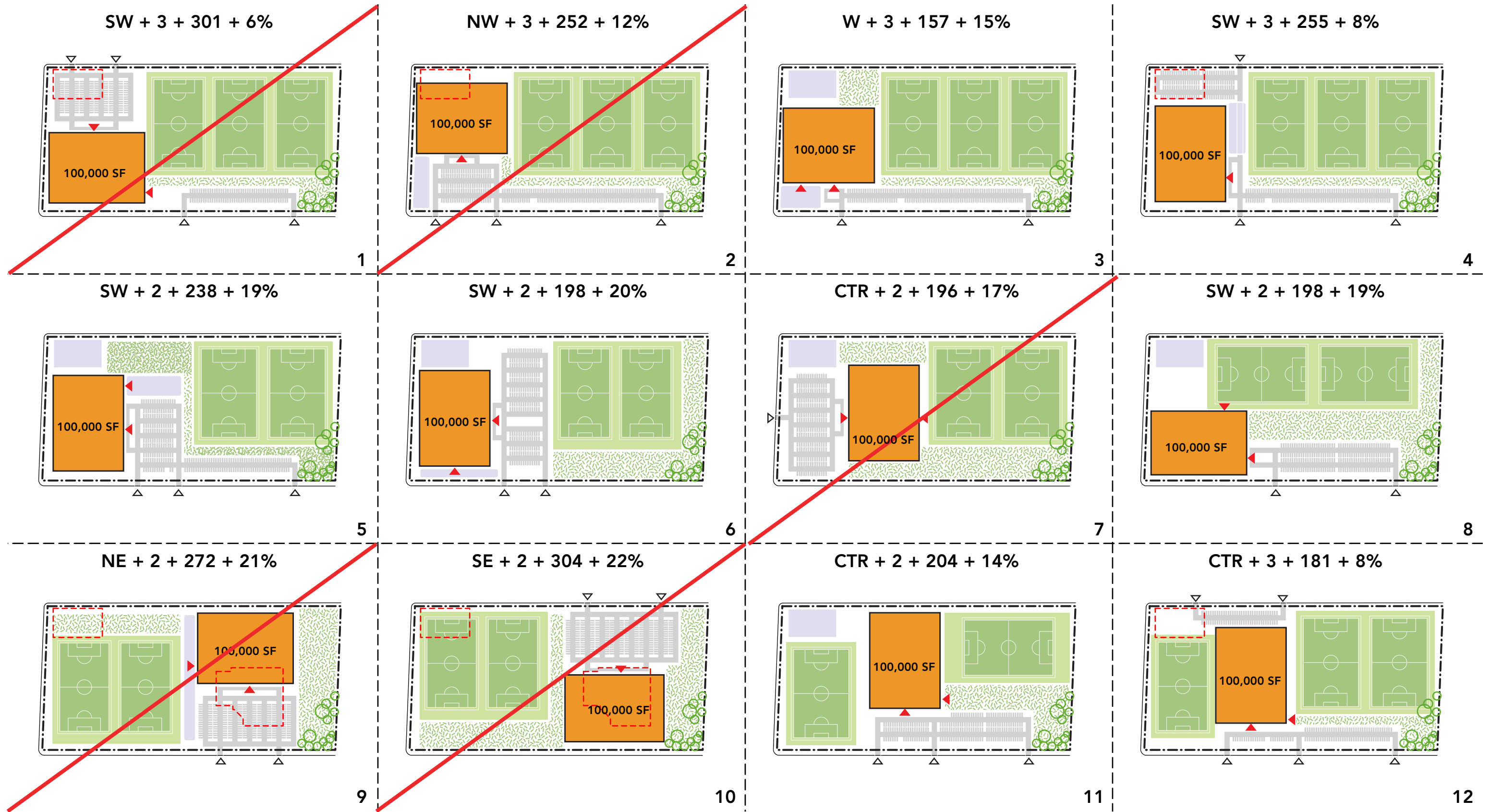


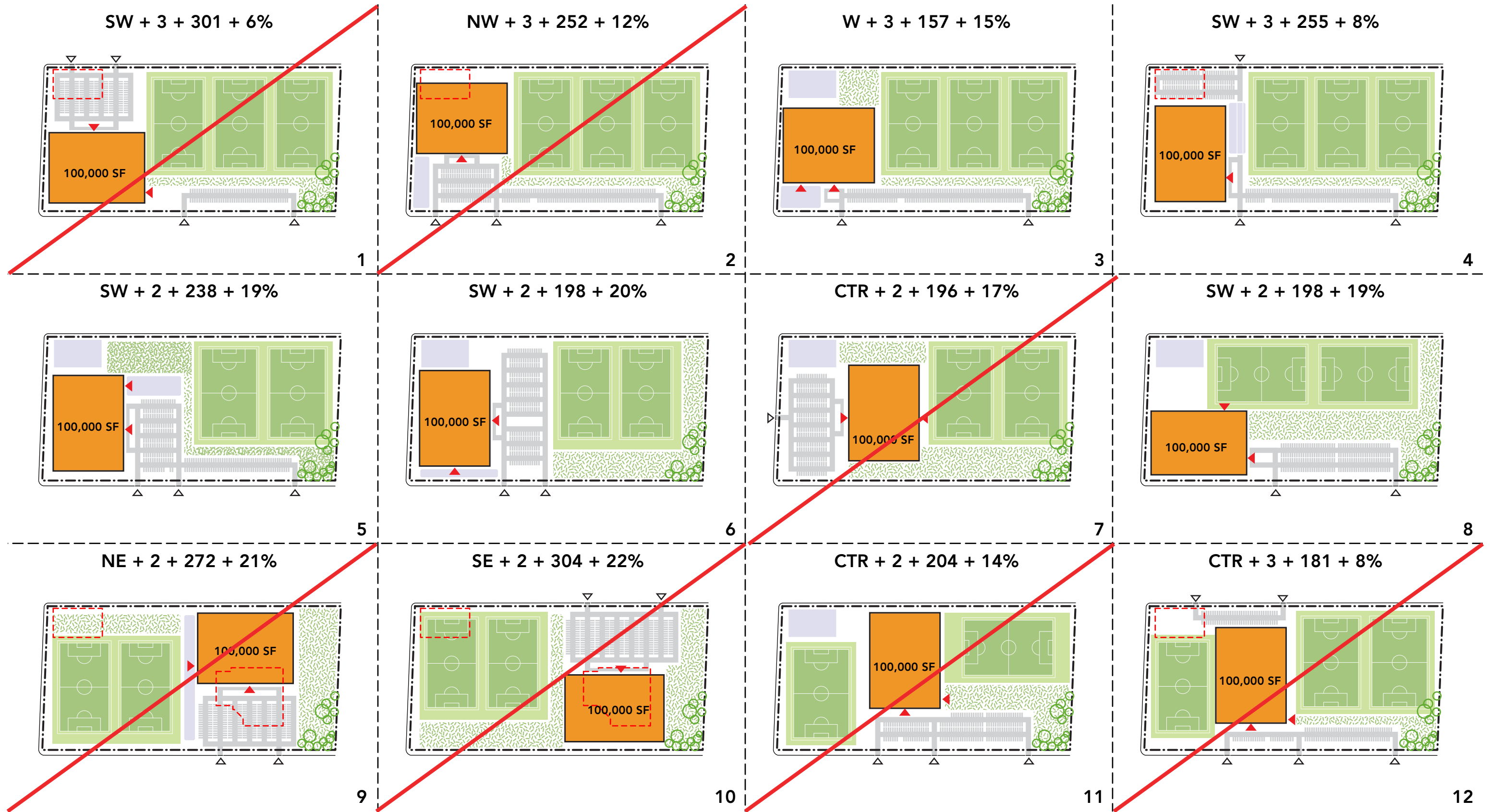
11

CTR + 3 + 181 + 8%

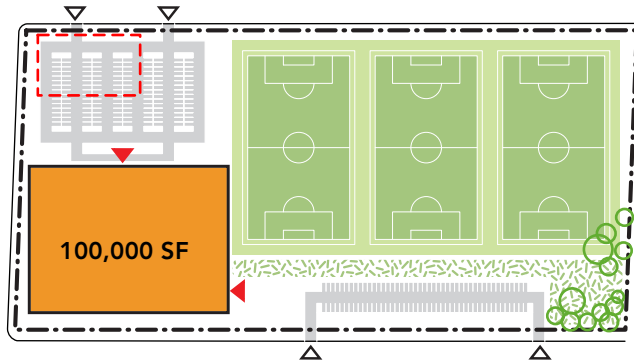


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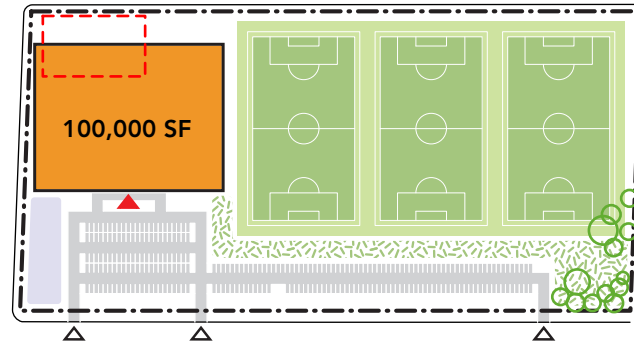




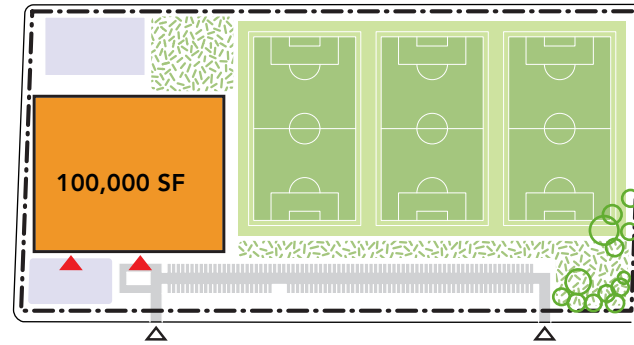
SW + 3 + 301 + 6%



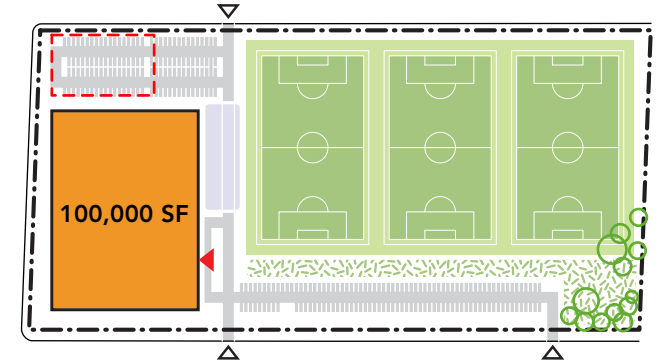
NW + 3 + 252 + 12%



W + 3 + 157 + 15%



SW + 3 + 255 + 8%



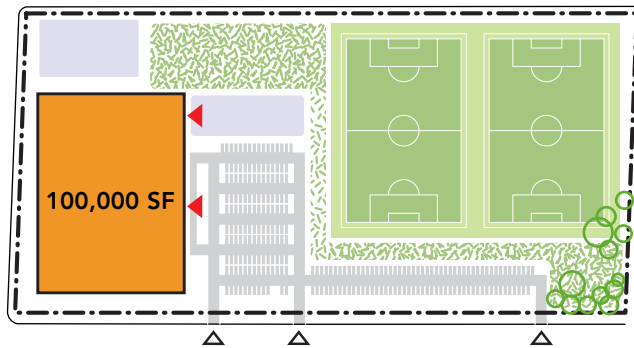
1

2

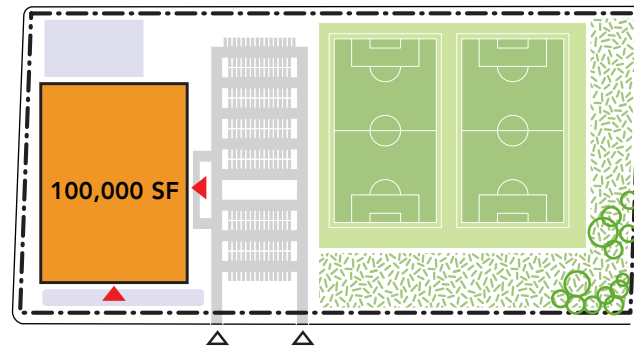
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4

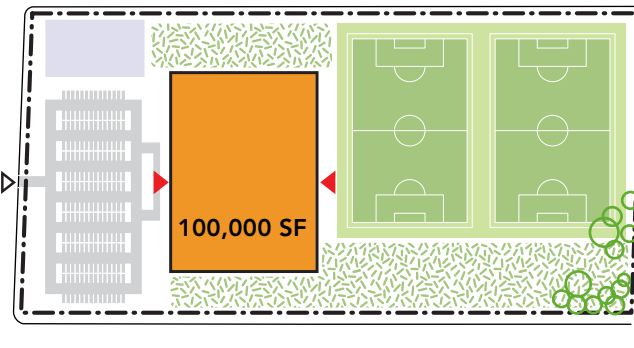
SW + 2 + 238 + 19%



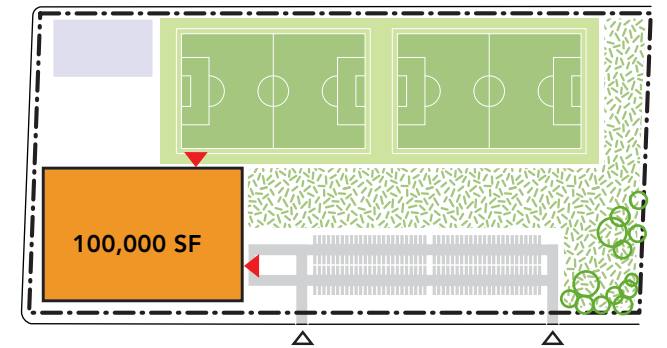
SW + 2 + 198 + 20%



CTR + 2 + 196 + 17%



SW + 2 + 198 + 19%



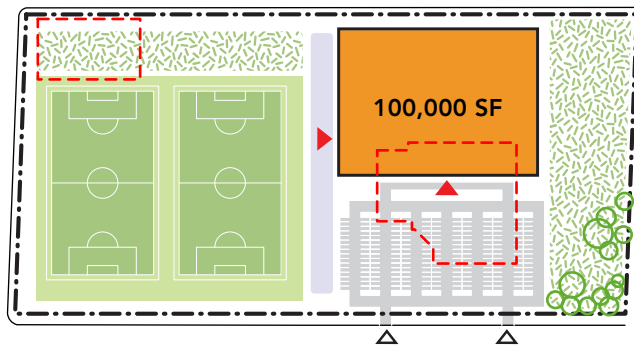
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6

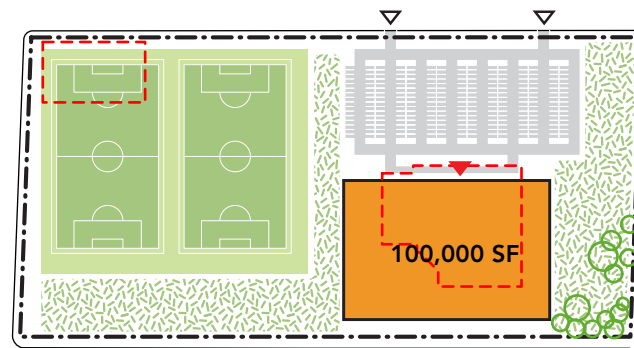
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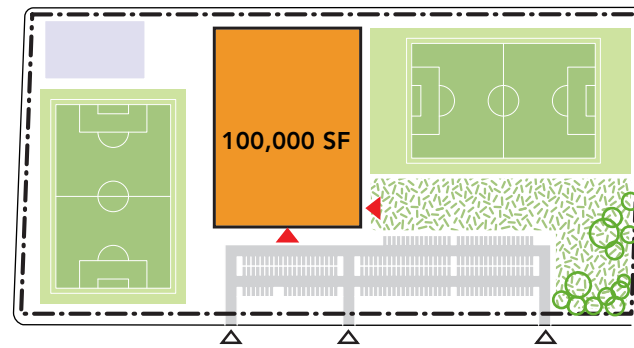
NE + 2 + 272 + 21%



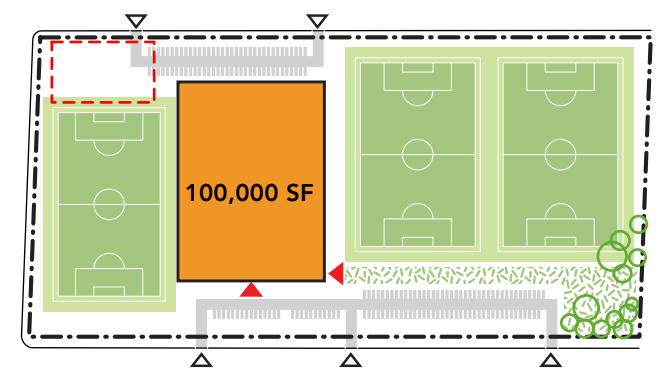
SE + 2 + 304 + 22%



CTR + 2 + 204 + 14%



CTR + 3 + 181 + 8%

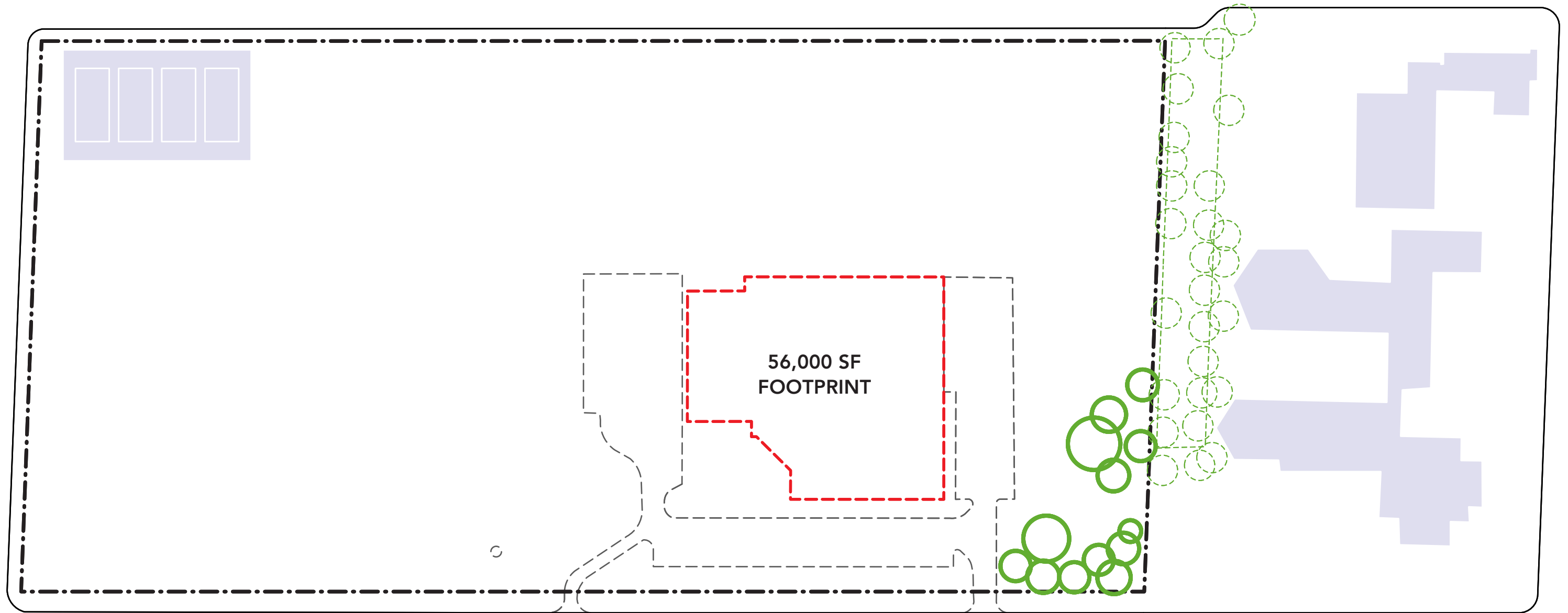


9

10

11

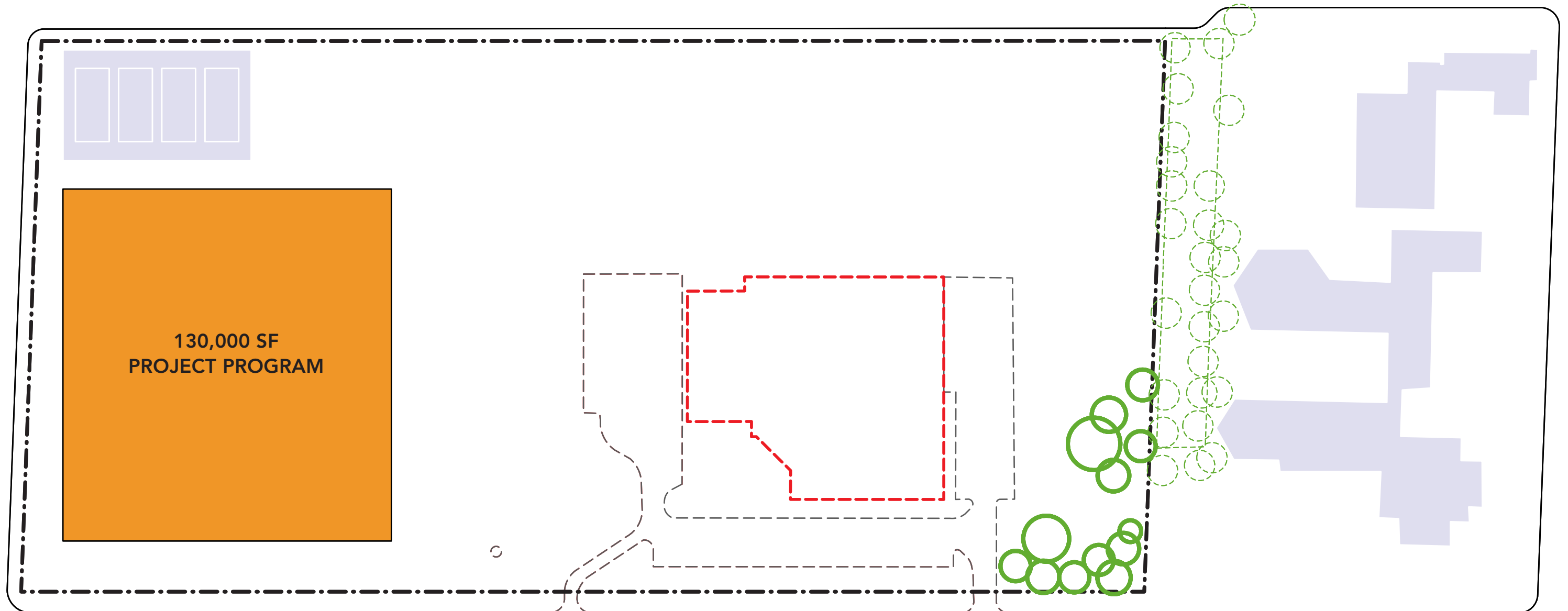
12



BUILDING: CENTERED IN PARK

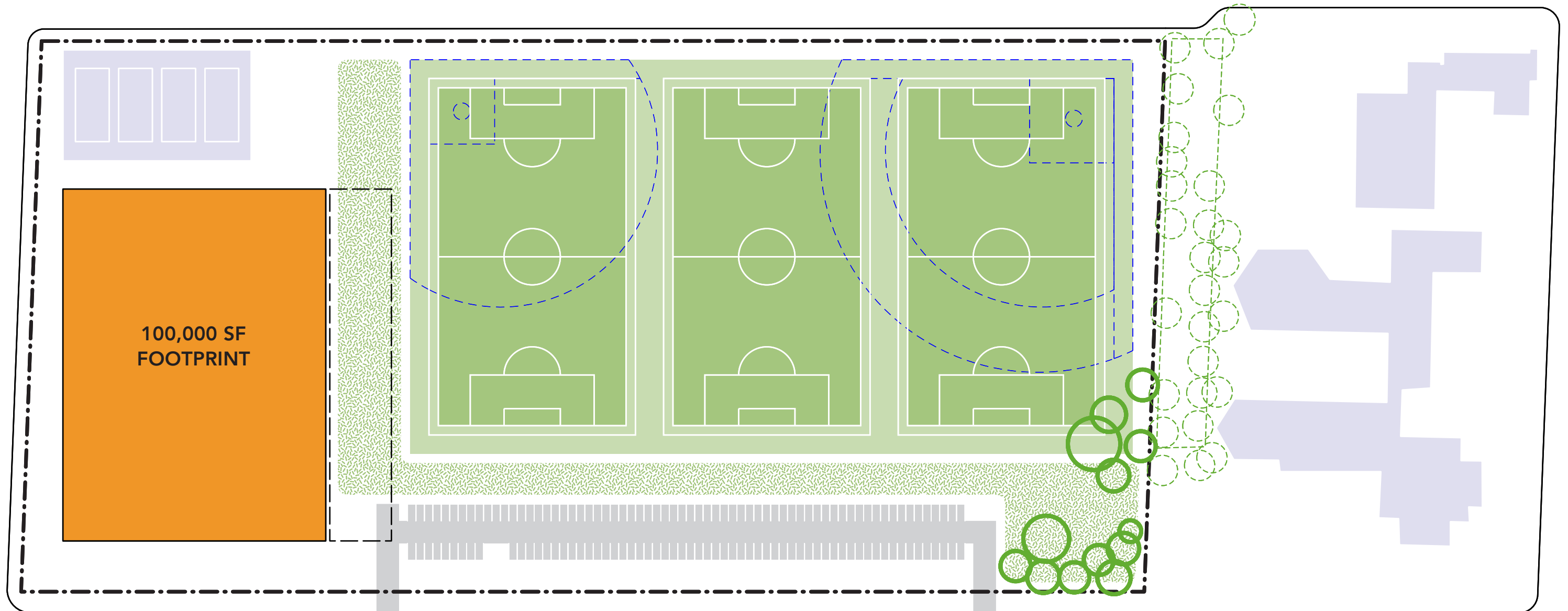
SITE AREA: 700,000 SF

PARKING: 148



BUILDING: SOUTHWEST CORNER

- Avoid existing building footprint for project phasing
- Anchor commercial street corner
- Maximize large zones for recreation, parkland, parking
- Respect Lee Street neighbors



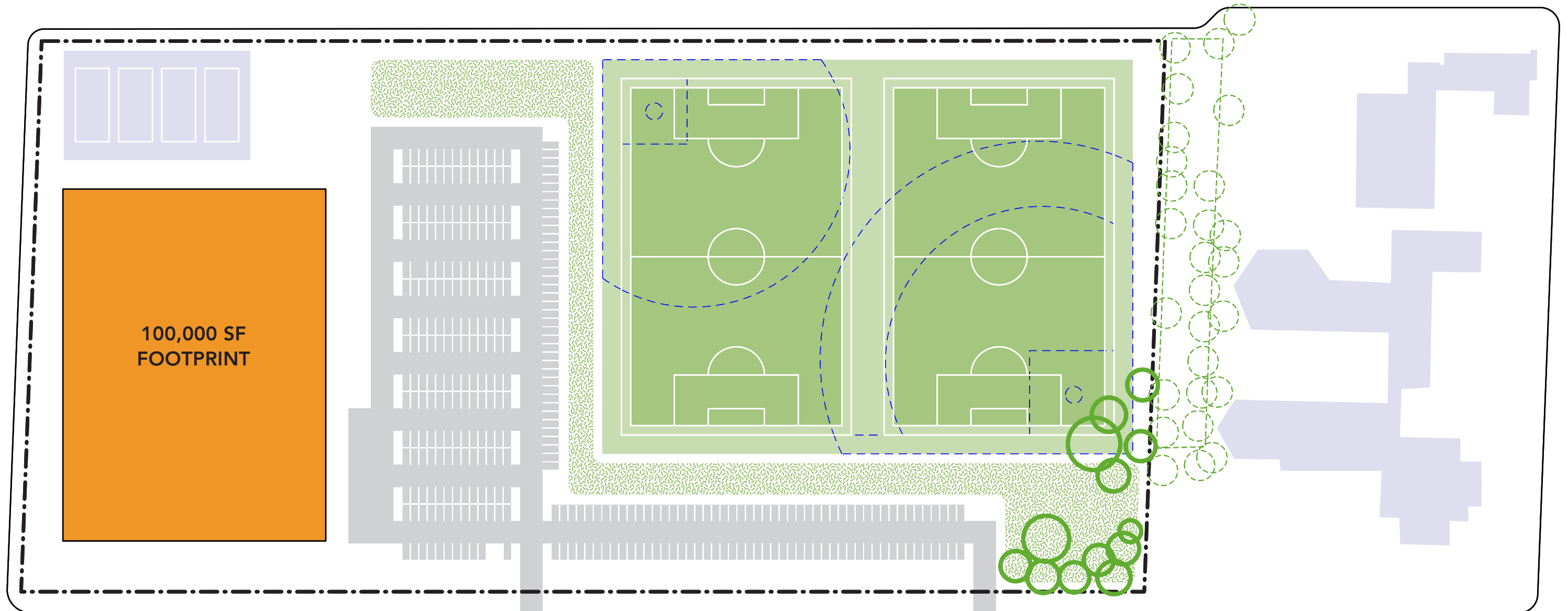
BUILDING: **SOUTHWEST CORNER**

TURF AREA: **324,000 SF**

PARKING: **130**

OPEN AREA: **10%**

- Reduce building footprint, provide meaningful second floor program
- Parking capacity too low
- Fields not optimized for overlay of smaller fields
- Not enough meaningful open space
- Good connection of building to park



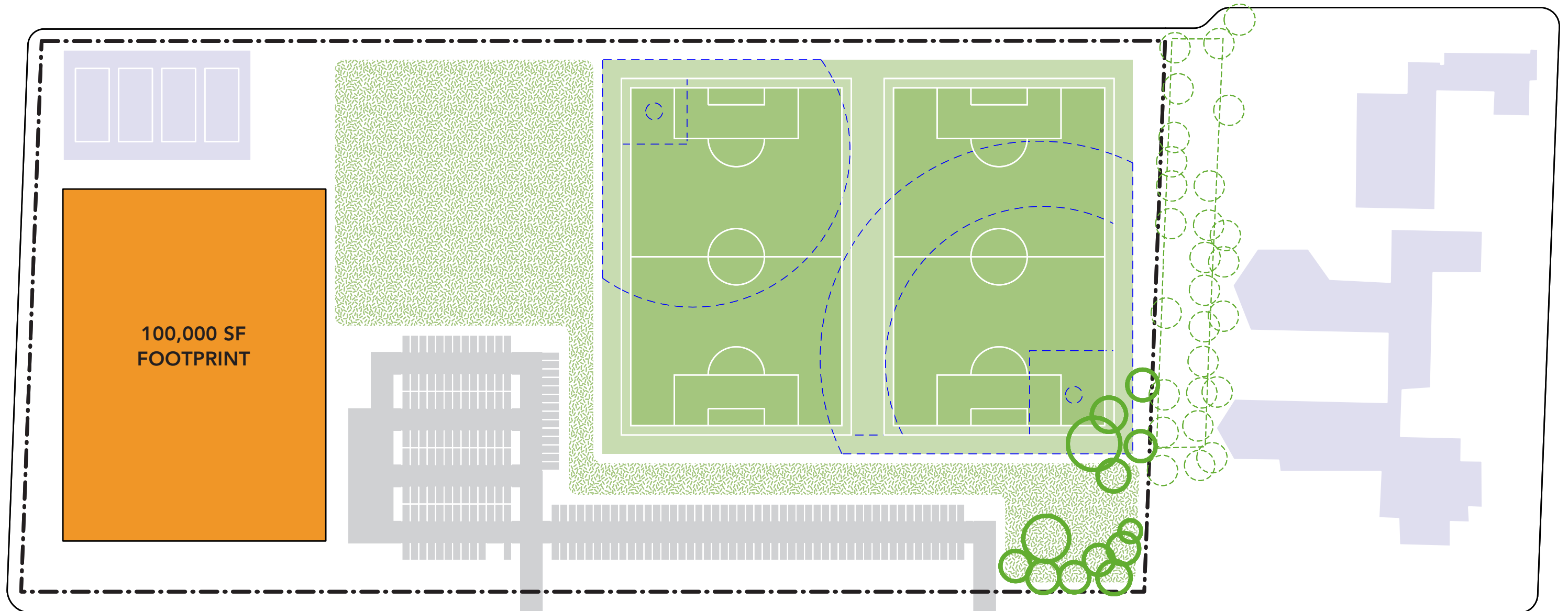
BUILDING: **SOUTHWEST CORNER**

TURF AREA: **238,000 SF**

PARKING: **330**

OPEN AREA: **8%**

- Parking lot bisects park
- Difficult connection between building and park
- Fields optimized for overlay of smaller fields
- Small open space north of parking lot



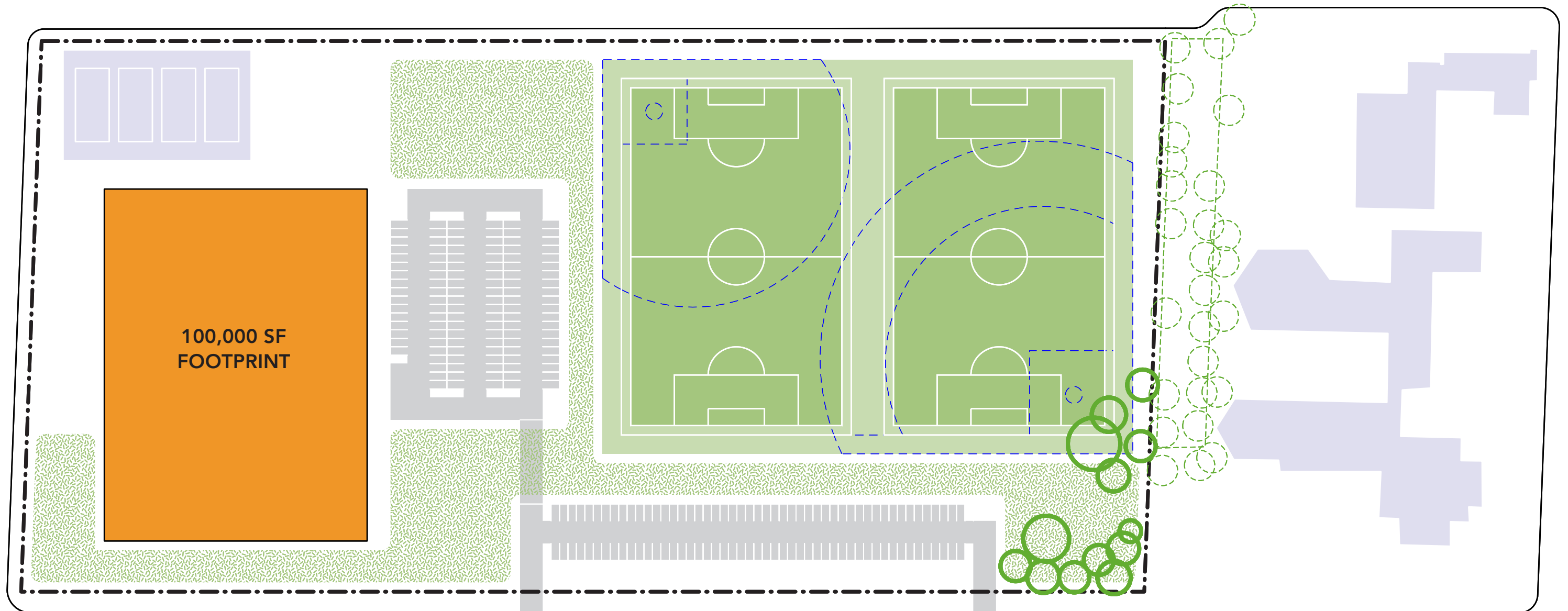
BUILDING: **SOUTHWEST CORNER**

TURF AREA: **238,000 SF**

PARKING: **215**

OPEN AREA: **16%**

- Parking lot that serves the building and the sportsfields
- Connection between building and the park north of parking lot
- Fields optimized for overlay of smaller fields
- Large open park area north of parking lot



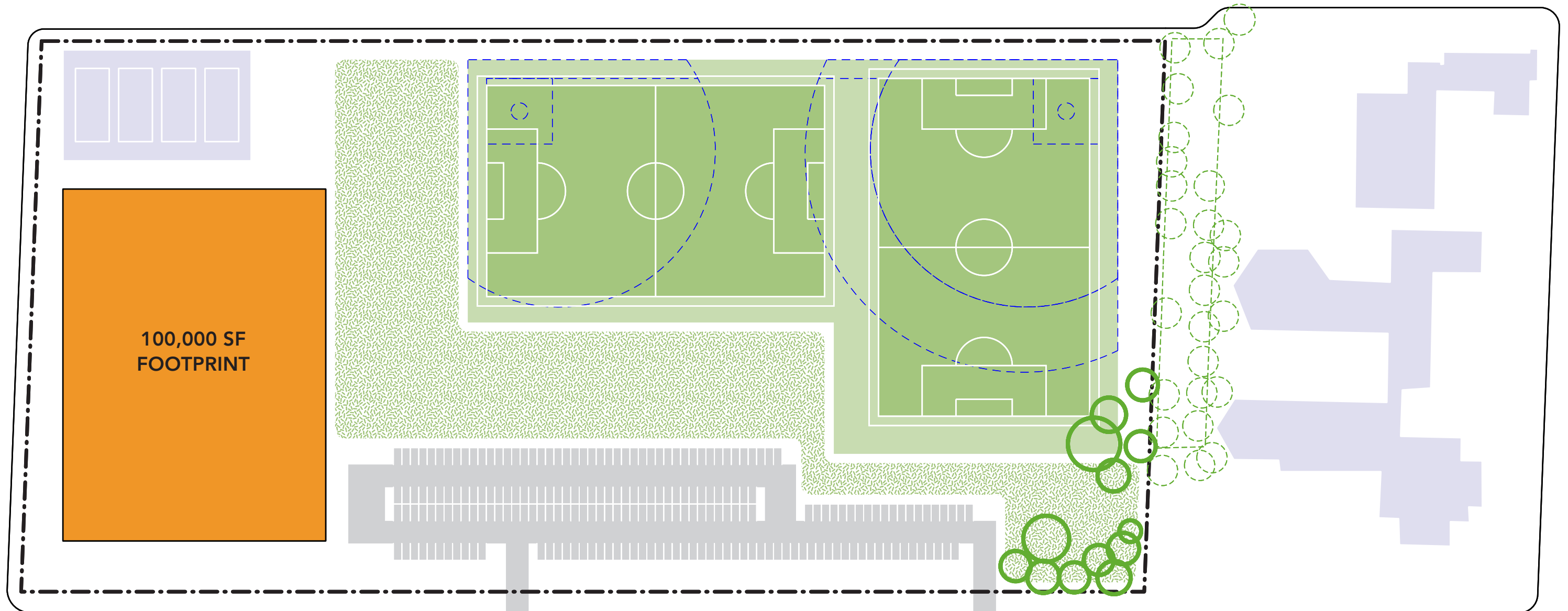
BUILDING: **SOUTHWEST CORNER**

TURF AREA: **238,000 SF**

PARKING: **215**

OPEN AREA: **18%**

- Parking lot that serves the building and the sportsfields
- Improved pedestrian safety between building and the park
- Fields optimized for overlay of smaller fields
- Wrap parkland around southern end of building



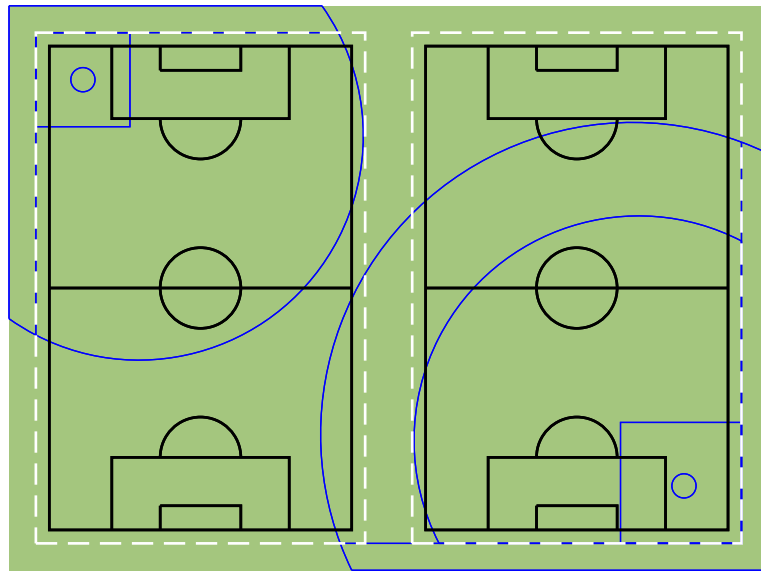
BUILDING: **SOUTHWEST CORNER**

TURF AREA: **236,000 SF**

PARKING: **215**

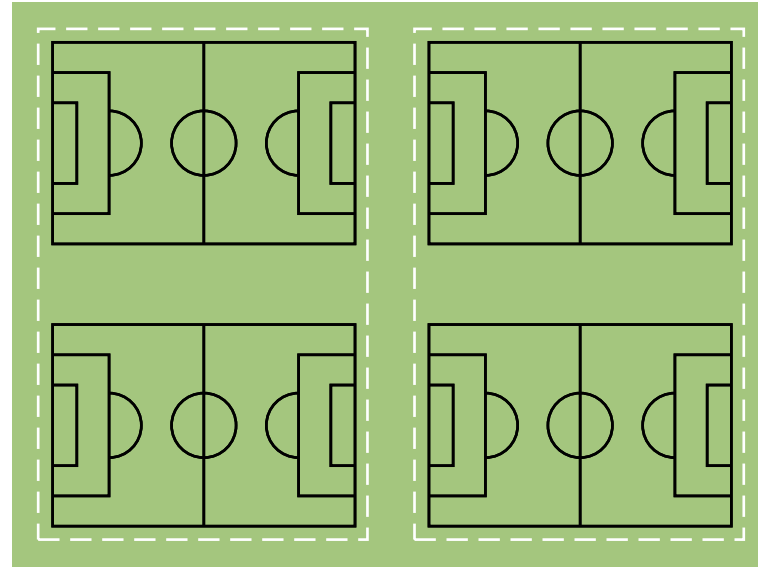
OPEN AREA: **18%**

- Parking lot that serves the building and the sportsfields
- Pedestrians do not cross parking lot
- Fields optimized for overlay of smaller fields
- Field orientation not ideal for football
- Large open park area through the middle of the park



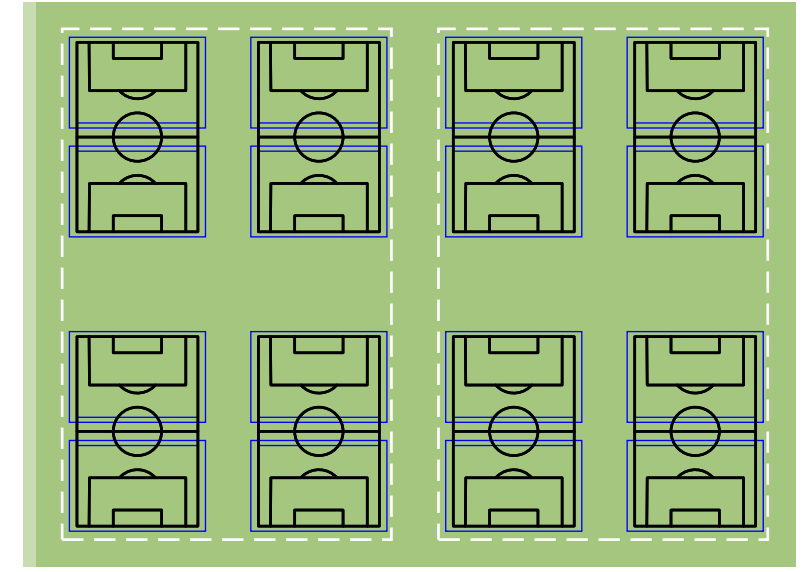
FULL SIZE FIELDS

- 2 - 11v11 SOCCER (U13+)
- 2 - FOOTBALL
- 2 - LACROSSE
- 2 - 80FT BASEBALL (250-300-250)
- 1 - 90FT BASEBALL (310-375-310)



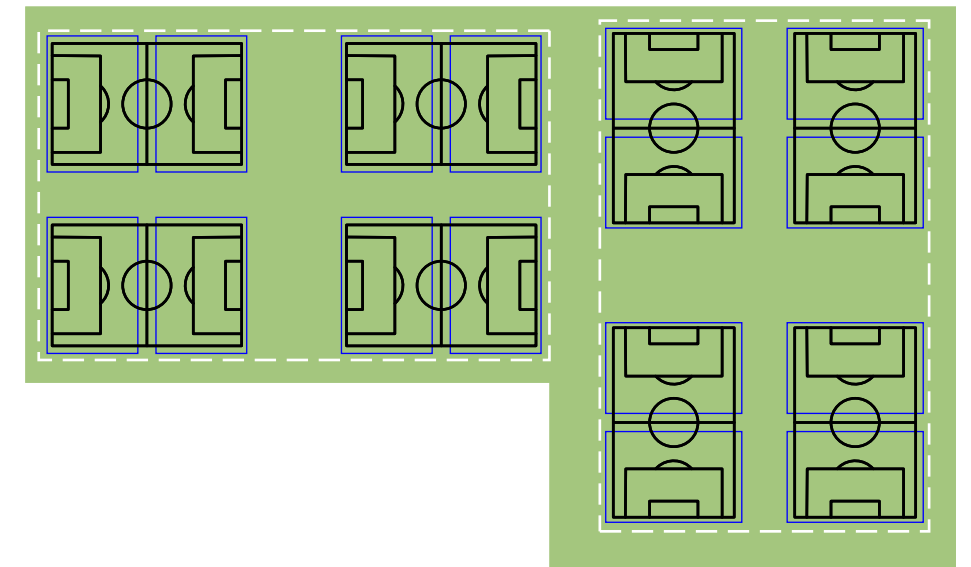
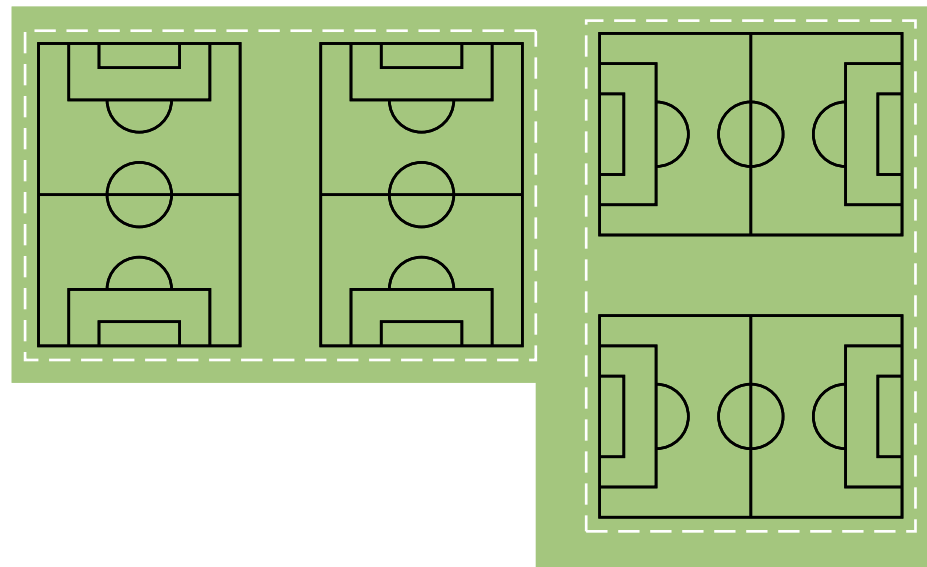
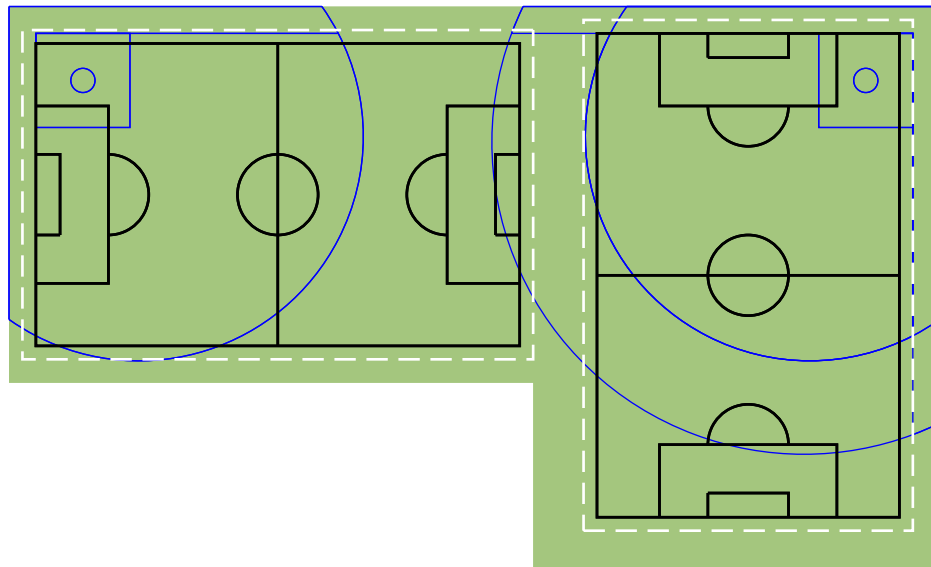
SMALL SIZE FIELDS

- 4 - 9v9 SOCCER (U11/U12)
- 75x47 YARDS

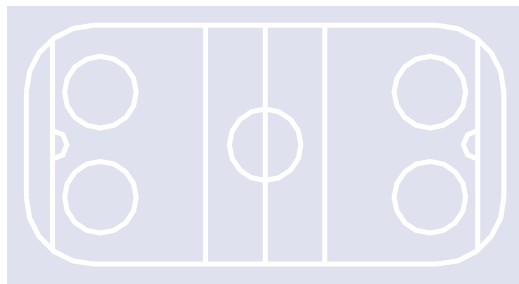


MINI/DEVELOPMENT SIZE FIELDS

- 8 - 7v7 SOCCER (U9/U10)
- 47x30 YARDS
- OR
- 16 - 4v4 SOCCER (U6-U8)
- 30x20 YARDS



ICE RINKS



RINK 1: OLYMPIC



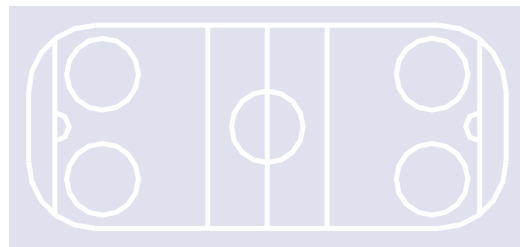
RINK 1 SPECTATORS: 2,400sf



RINK 1 LOCKERS: 5@550 = 2,750sf



REF 100sf
COACH 100sf
INSTRUCT 100sf
FIRST AID 150sf



RINK 2: NHL



RINK 2 SPECTATORS: 4,000sf

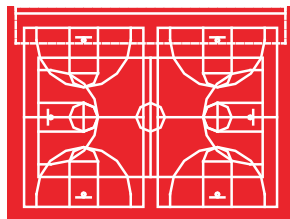


RINK 2 LOCKERS: 5@550 = 2,750sf

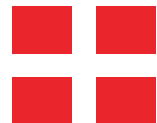


SKATES 300sf
STORAGE 1200sf
RESURFACER 700sf
MECH 2000sf

RECREATION



GYM: 11,000sf
GYM SPECTATORS: incl



GYM LOCKERS: 4@500 = 2,000sf



OFFICE 100sf



FITNESS: 2,000sf



RUNNING TRACK 5,000sf



STORAGE 300sf



DANCE 1,000sf

LIBRARY



LIBRARY: 3,500sf



MEETING: 3@250 = 750sf



OFFICES 4@150 = 600sf

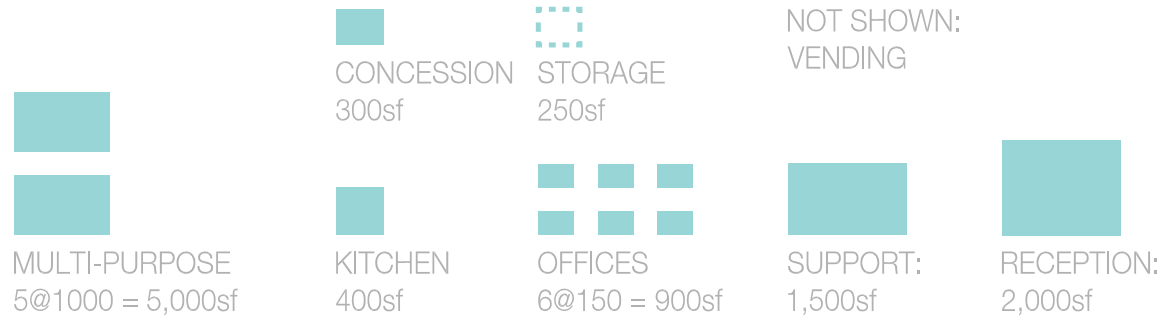


STORAGE 300sf



MULTI-PURPOSE 1000sf

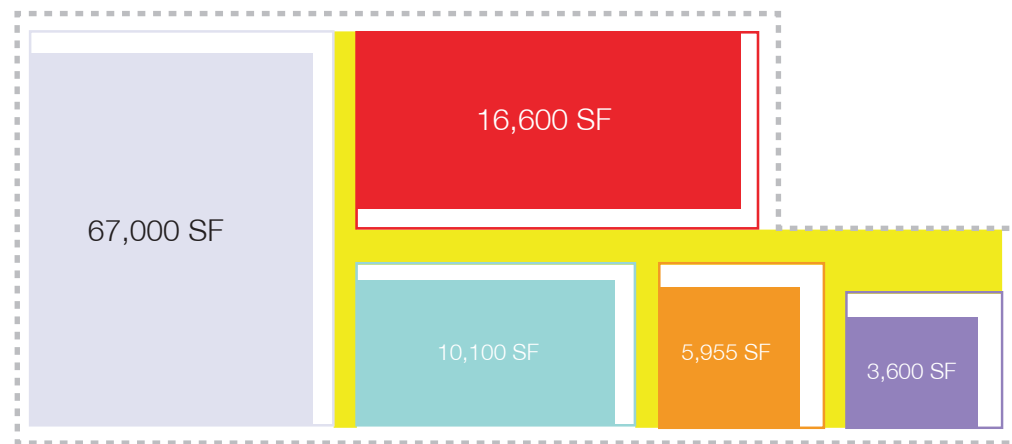
COMMUNITY CENTER



PRESCHOOL



TOTAL



TOTAL: 130,000SF

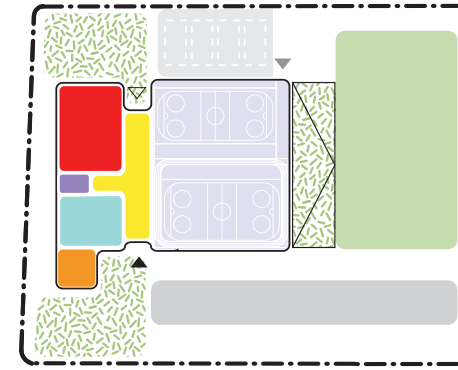
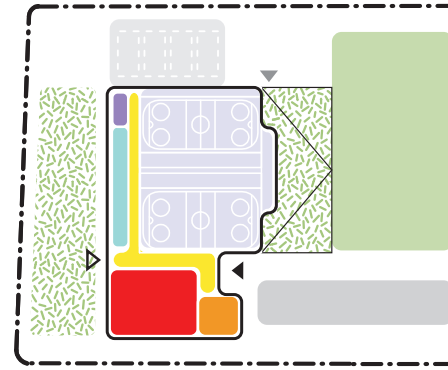
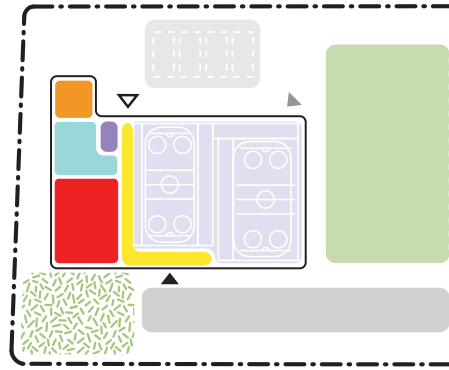
GROSS UP: 12%
SOCIAL SPACE = 12,000SF

OPTION 1

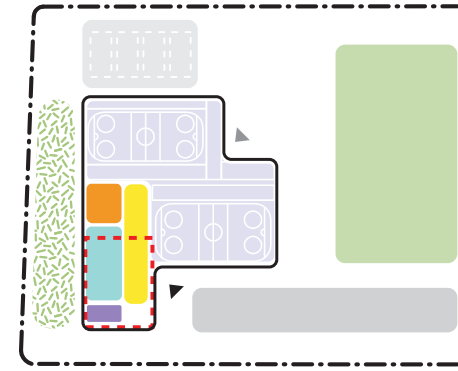
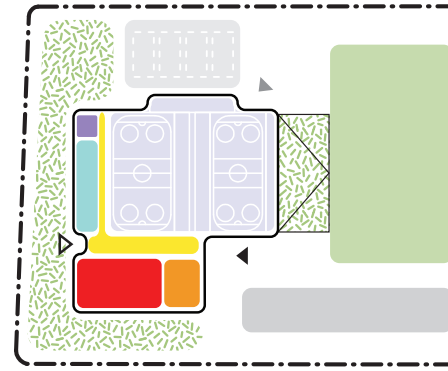
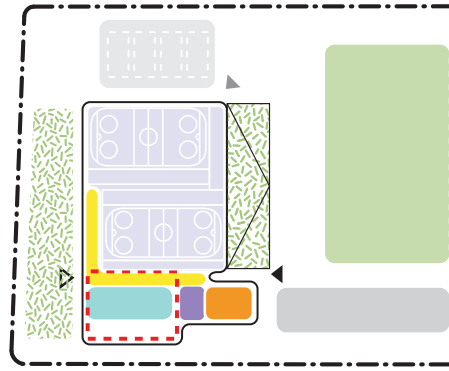
OPTION 2

OPTION 3

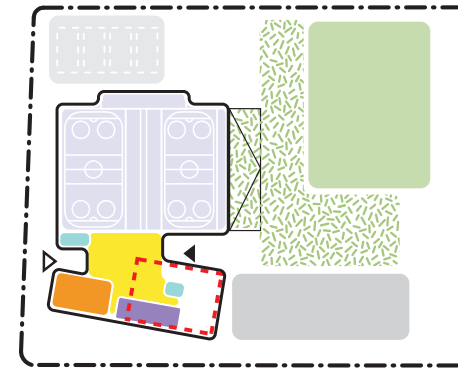
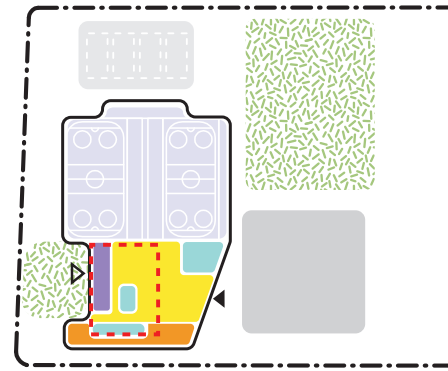
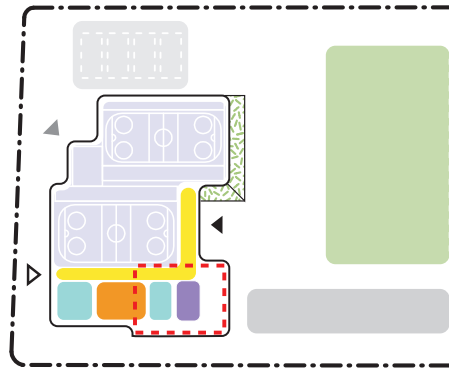
OPTION A
Community
Facing Street



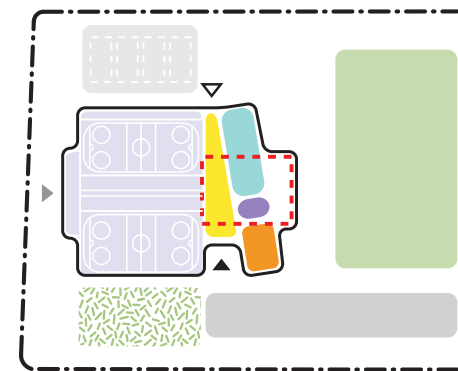
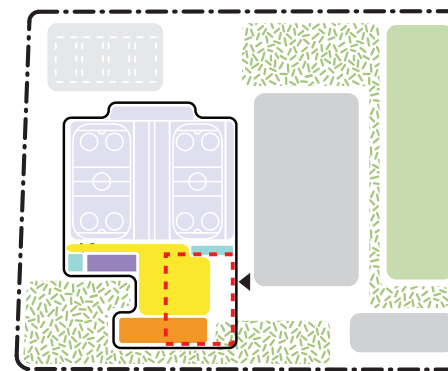
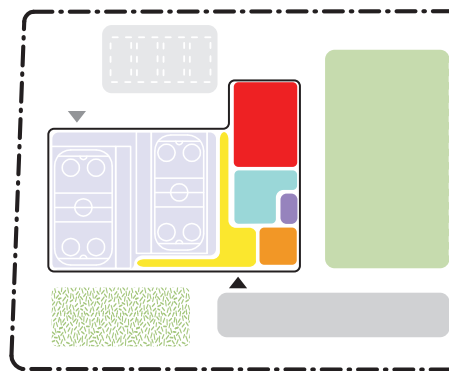
OPTION B
Fitness at Corner



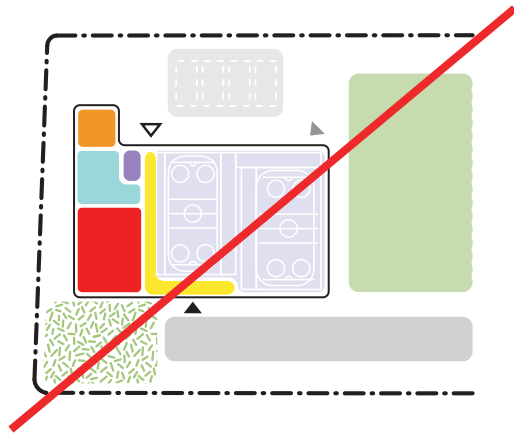
OPTION C
Library at Corner



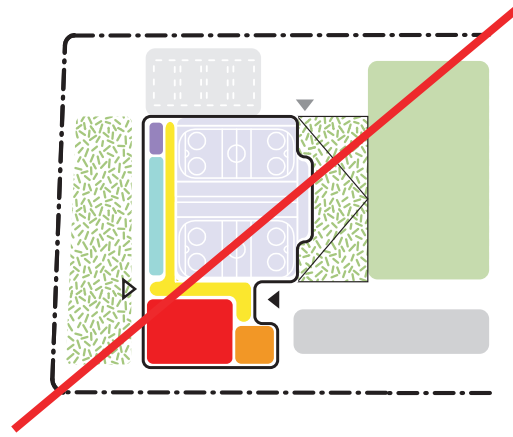
OPTION D
Community
Facing Fields



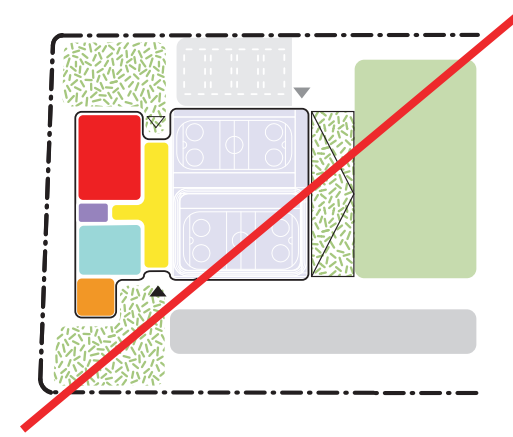
OPTION 1



OPTION 2



OPTION 3

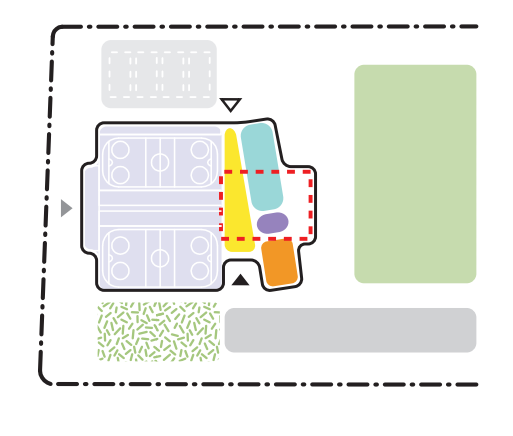
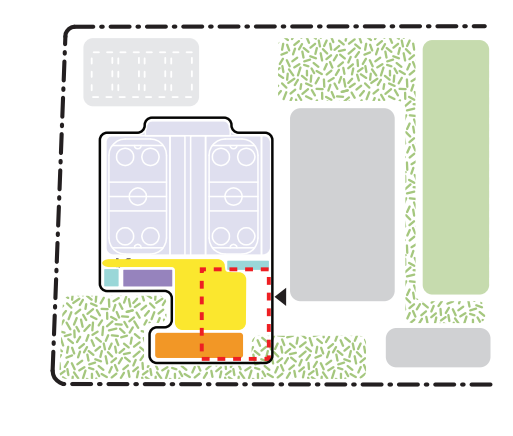
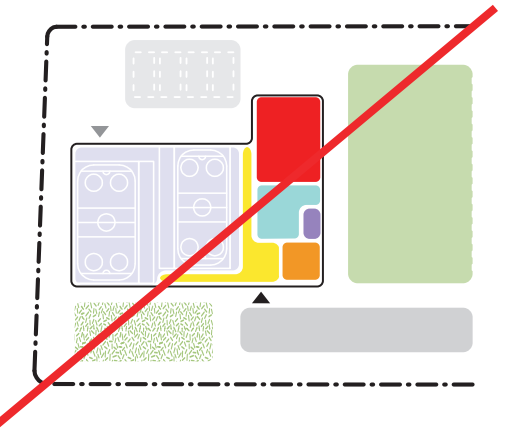
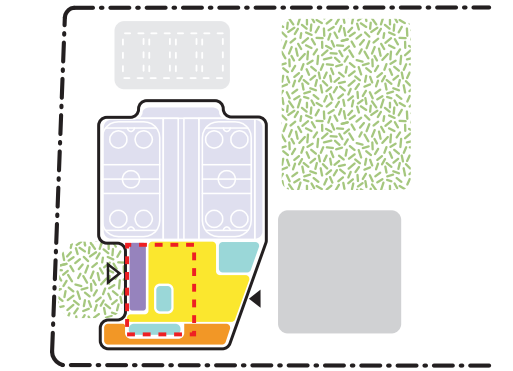
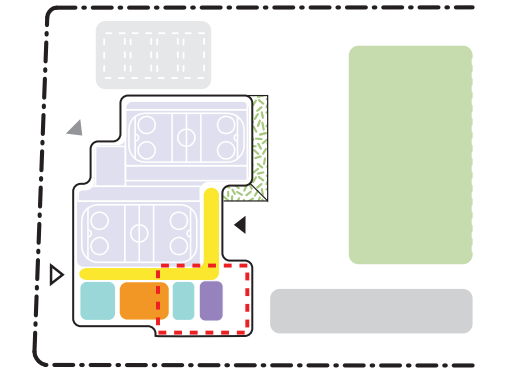
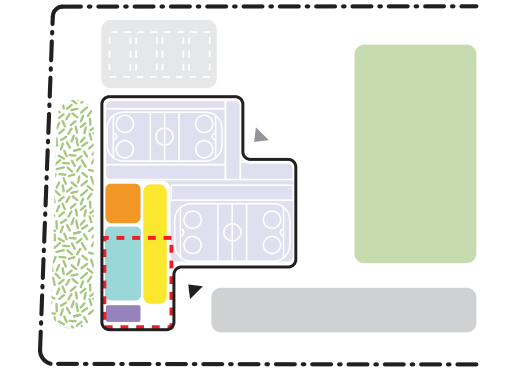
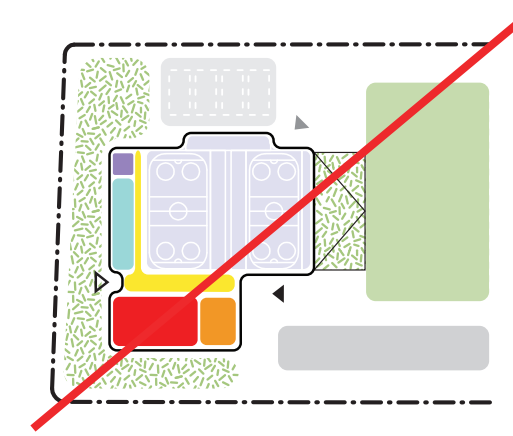
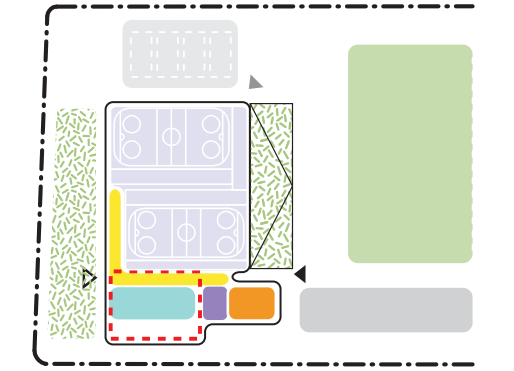


OPTION A
Community
Facing Street

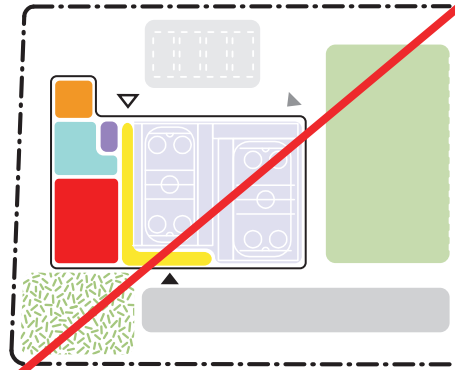
OPTION B
Fitness at Corner

OPTION C
Library at Corner

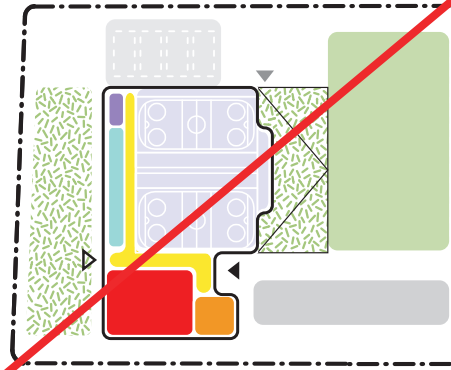
OPTION D
Community
Facing Fields



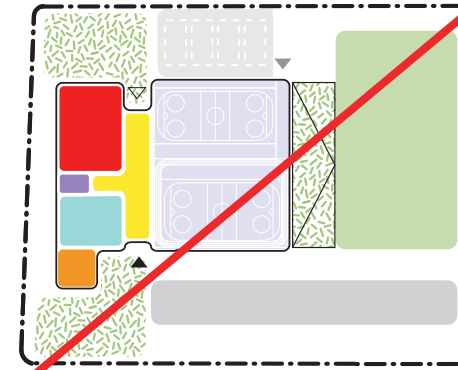
OPTION 1



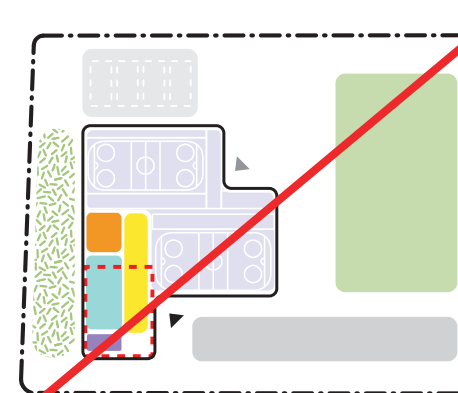
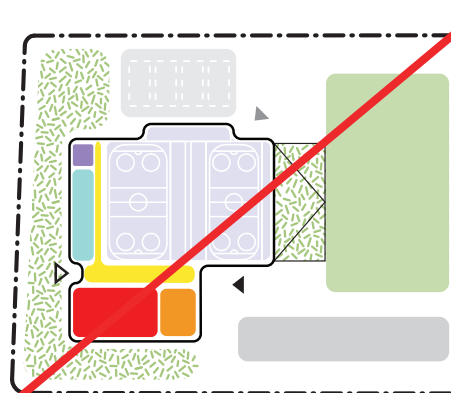
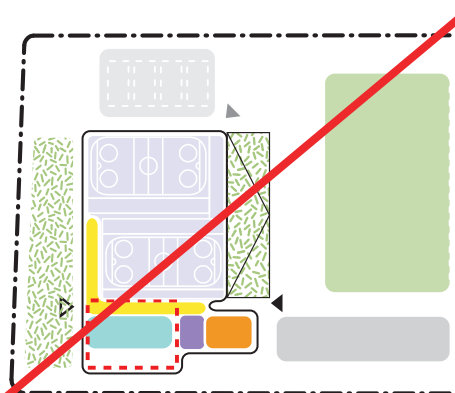
OPTION 2



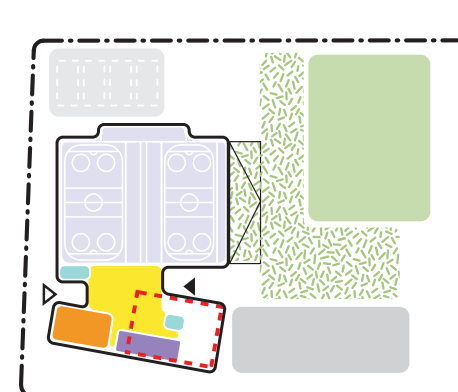
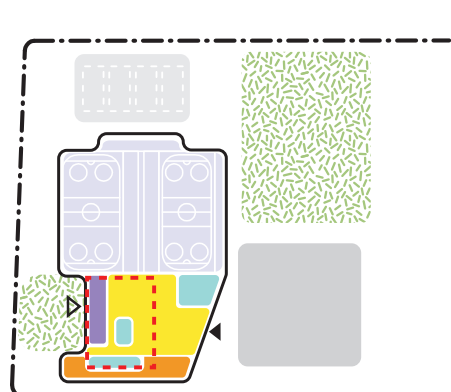
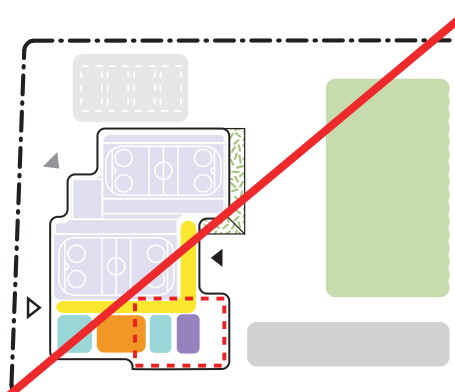
OPTION 3



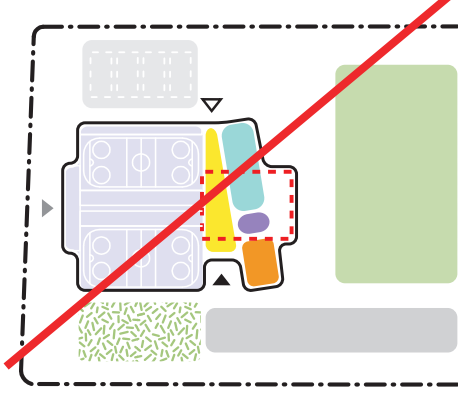
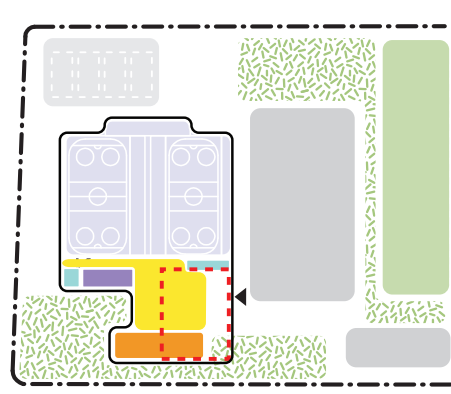
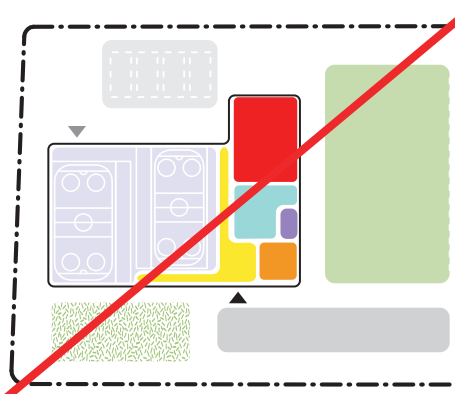
OPTION A
Community
Facing Street



OPTION B
Fitness at Corner



OPTION C
Library at Corner



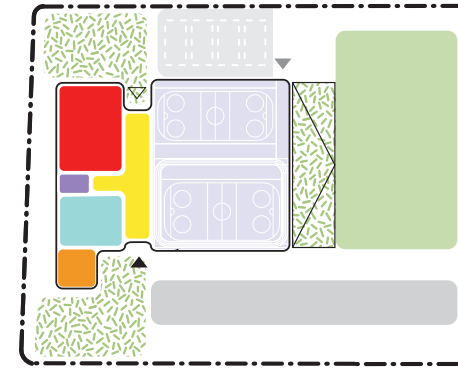
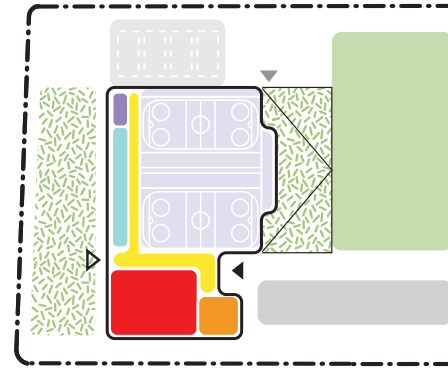
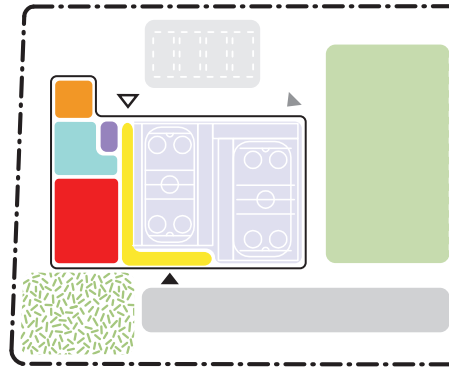
OPTION D
Community
Facing Fields

OPTION 1

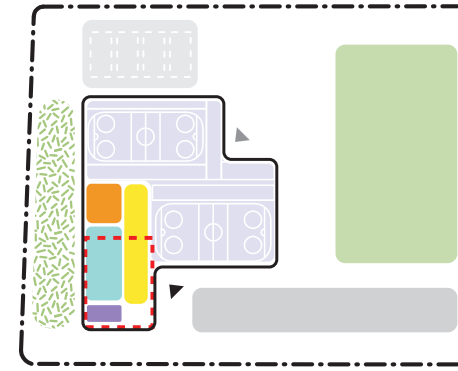
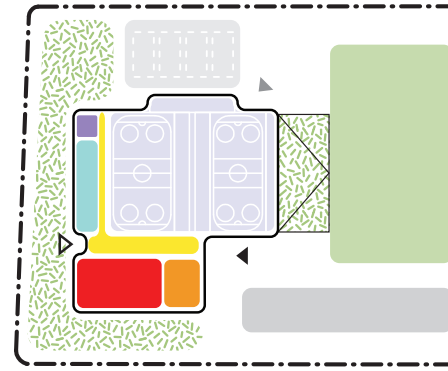
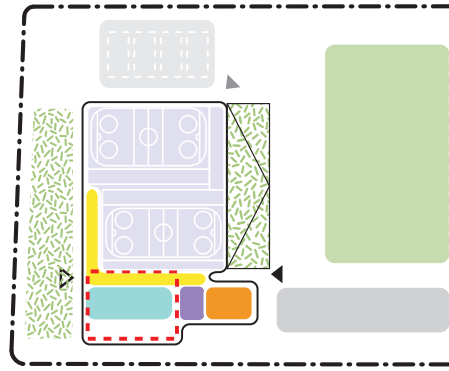
OPTION 2

OPTION 3

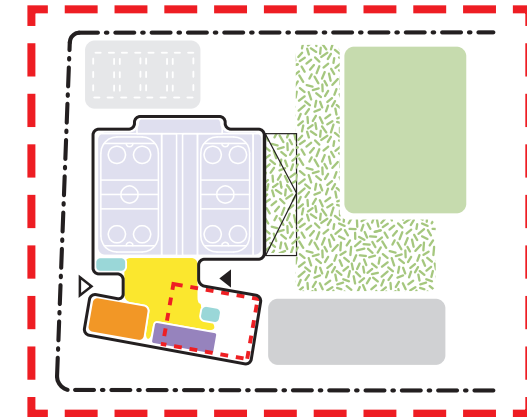
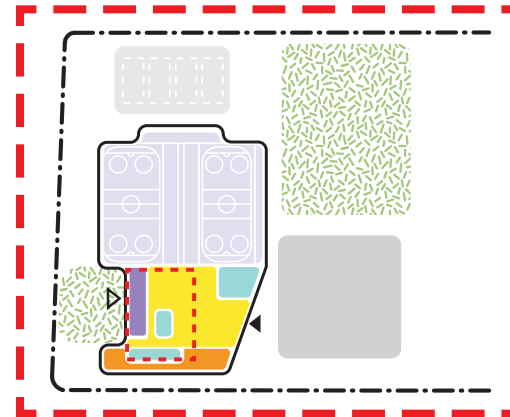
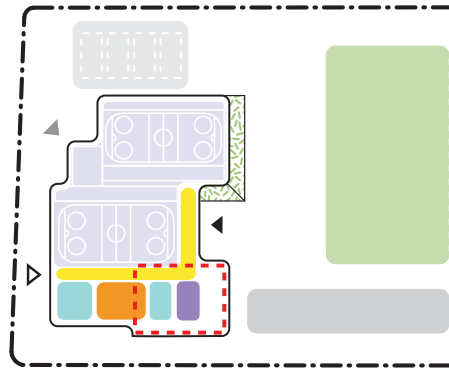
OPTION A
Community
Facing Street



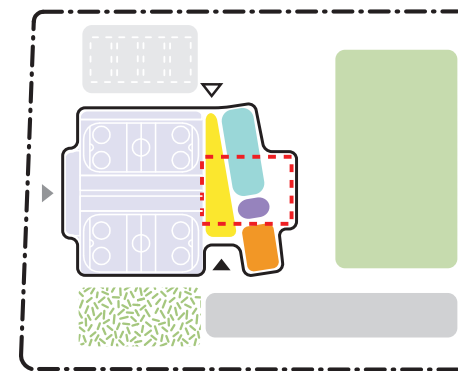
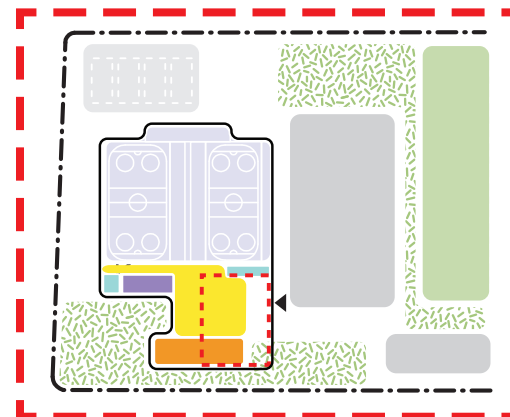
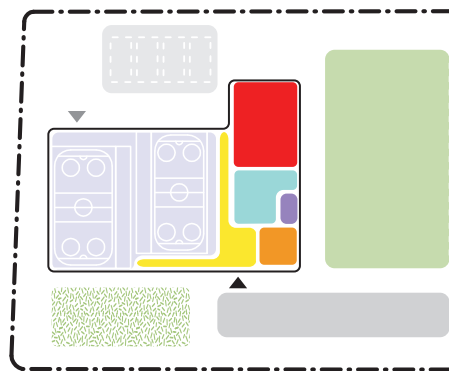
OPTION B
Fitness at Corner



OPTION C
Library at Corner



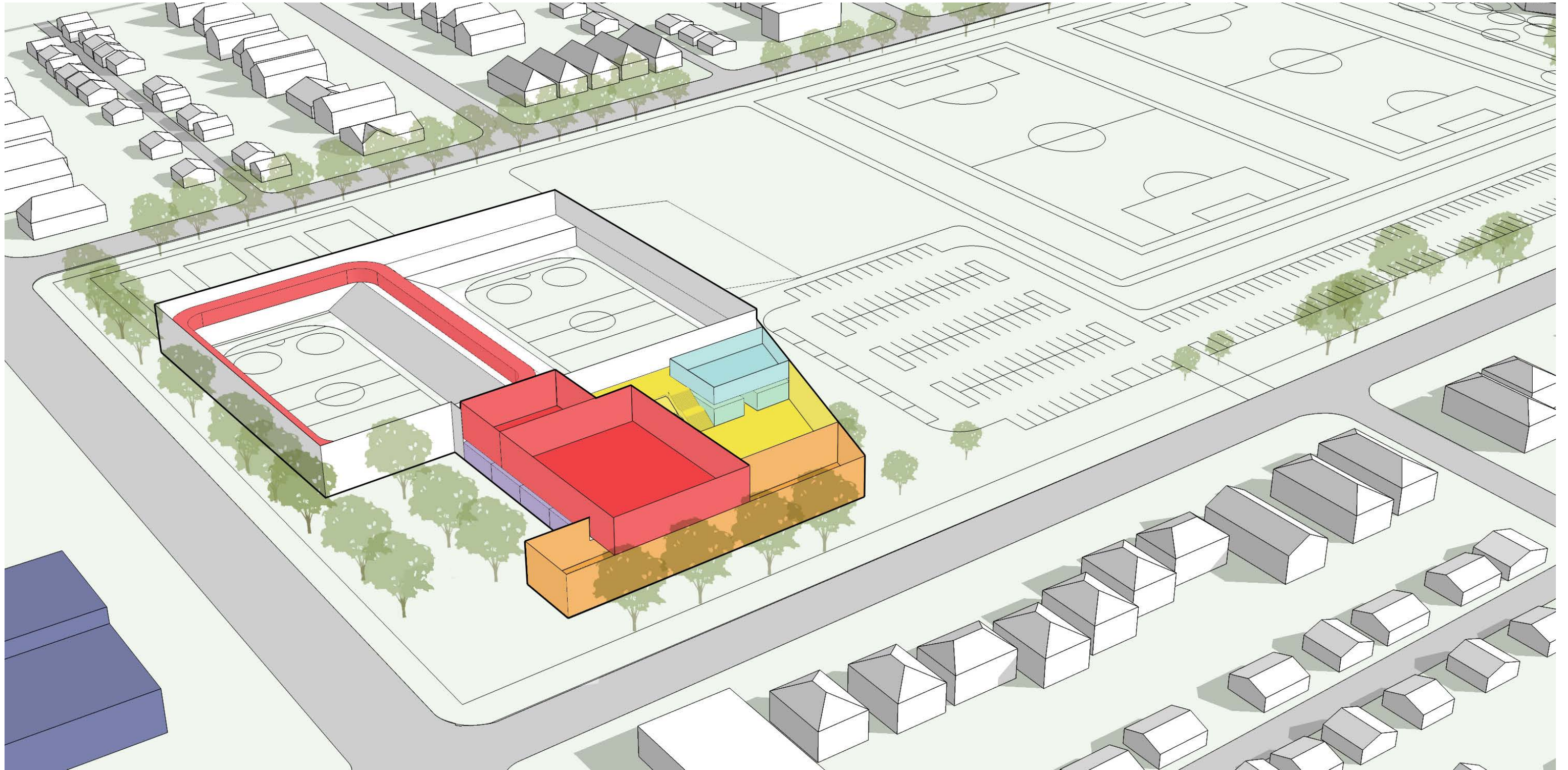
OPTION D
Community
Facing Fields



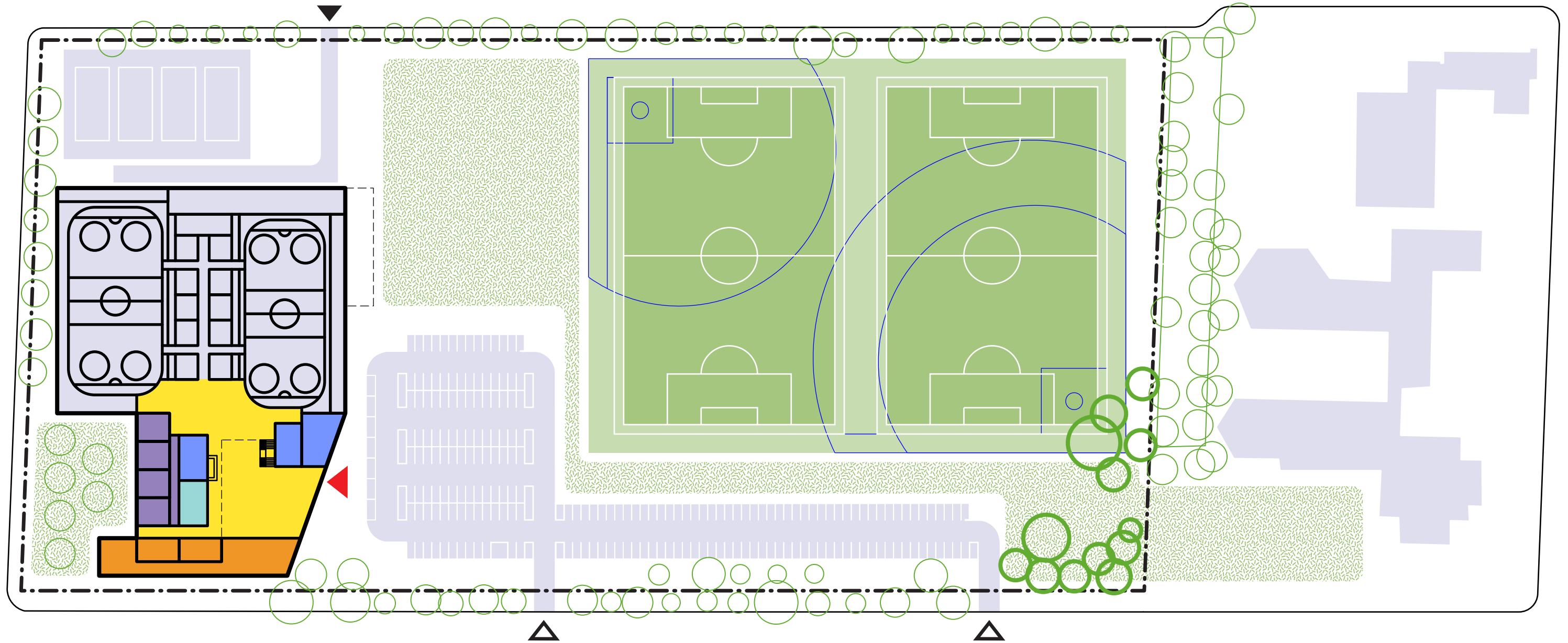
SCHEME 1



SCHEME 1



SCHEME 1



- LIBRARY
- ICE RINK
- RECREATION
- COMMUNITY
- PRESCHOOL
- ADMINISTRATION
- SOCIAL SPACE

SITE AREA: 702,600 SF
TURF AREA: 238,000 SF
PARKING: 206
OPEN AREA: 17%

SCHEME 1



SPORTFIELD SUPPORT



INFORMAL RECREATION



STORMWATER CAPTURE/REUSE



WALKING PATH



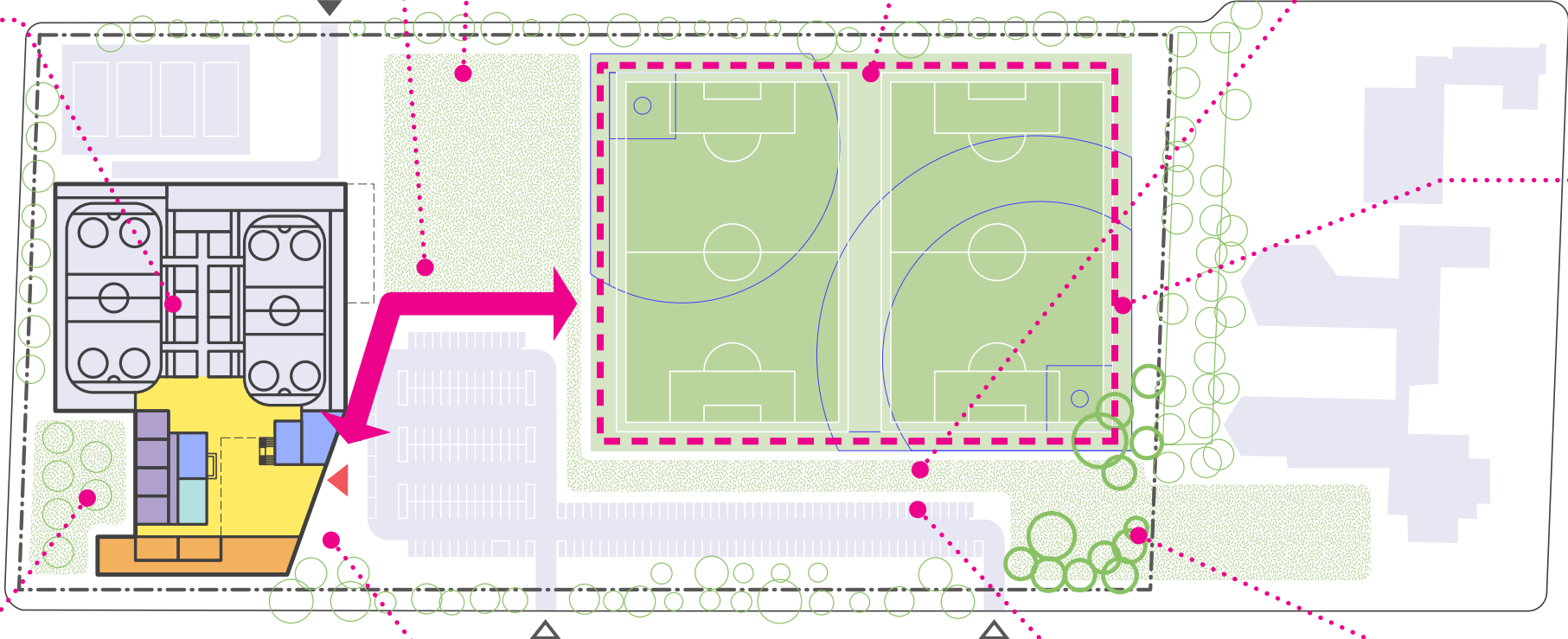
GARDEN STEP / VIEWING



MATURE CLUSTER/ TREE LINED BOULEVARD



PHOTOVOLTAIC ROOF



TREE LINED READING GARDEN

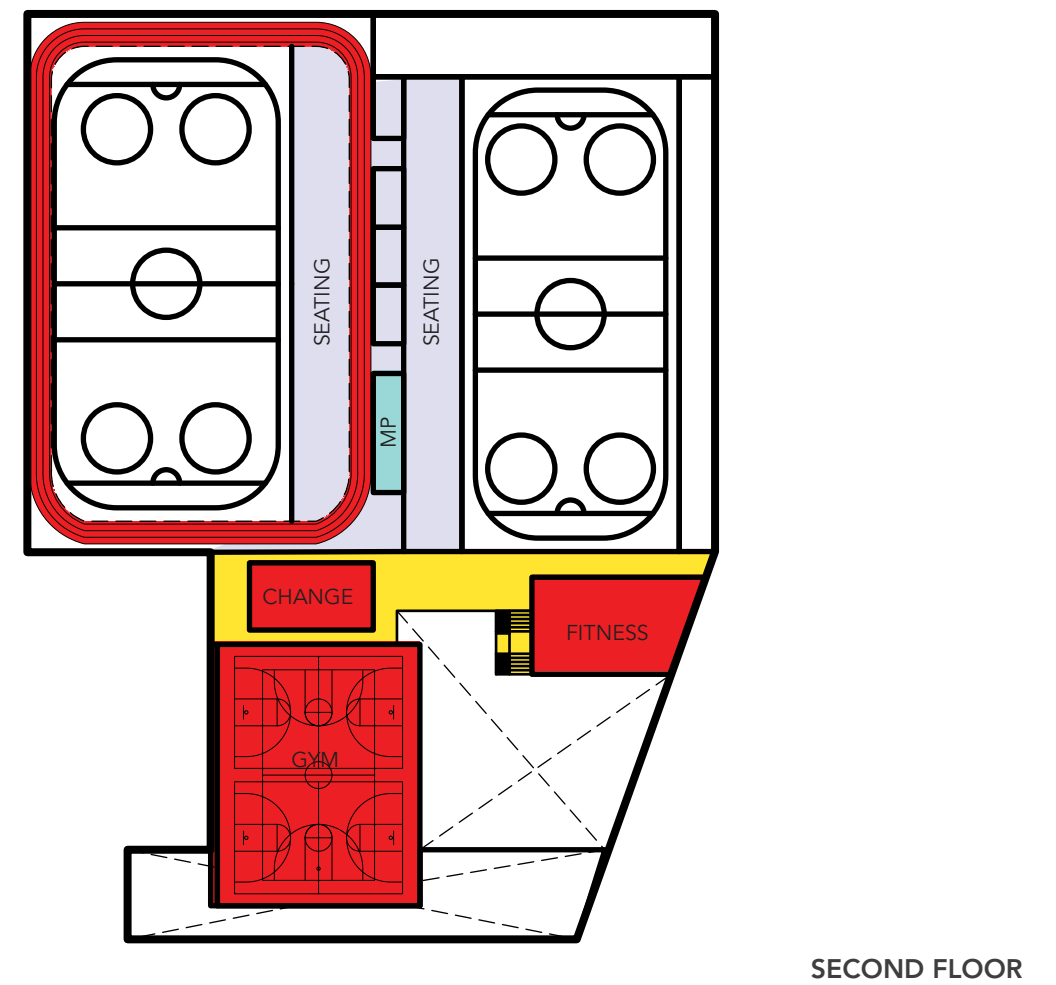
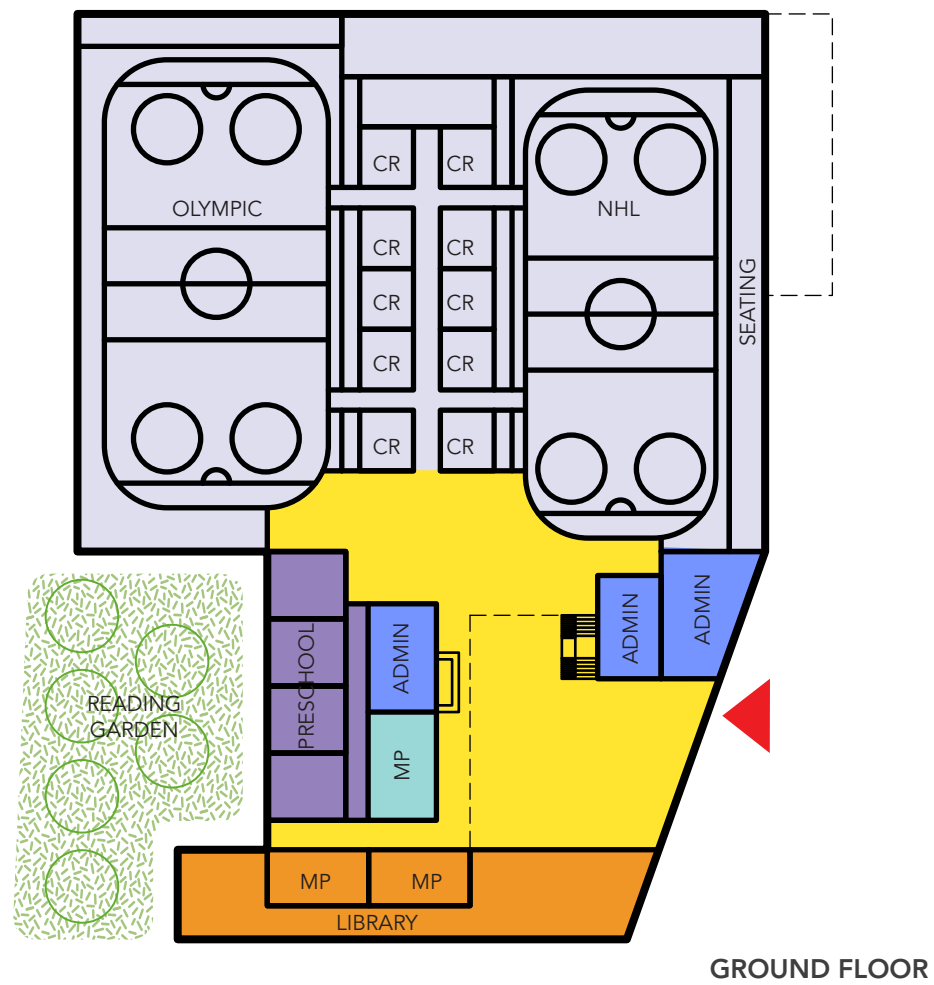


DIVVY BIKESHARE

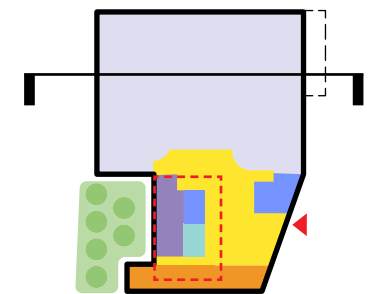
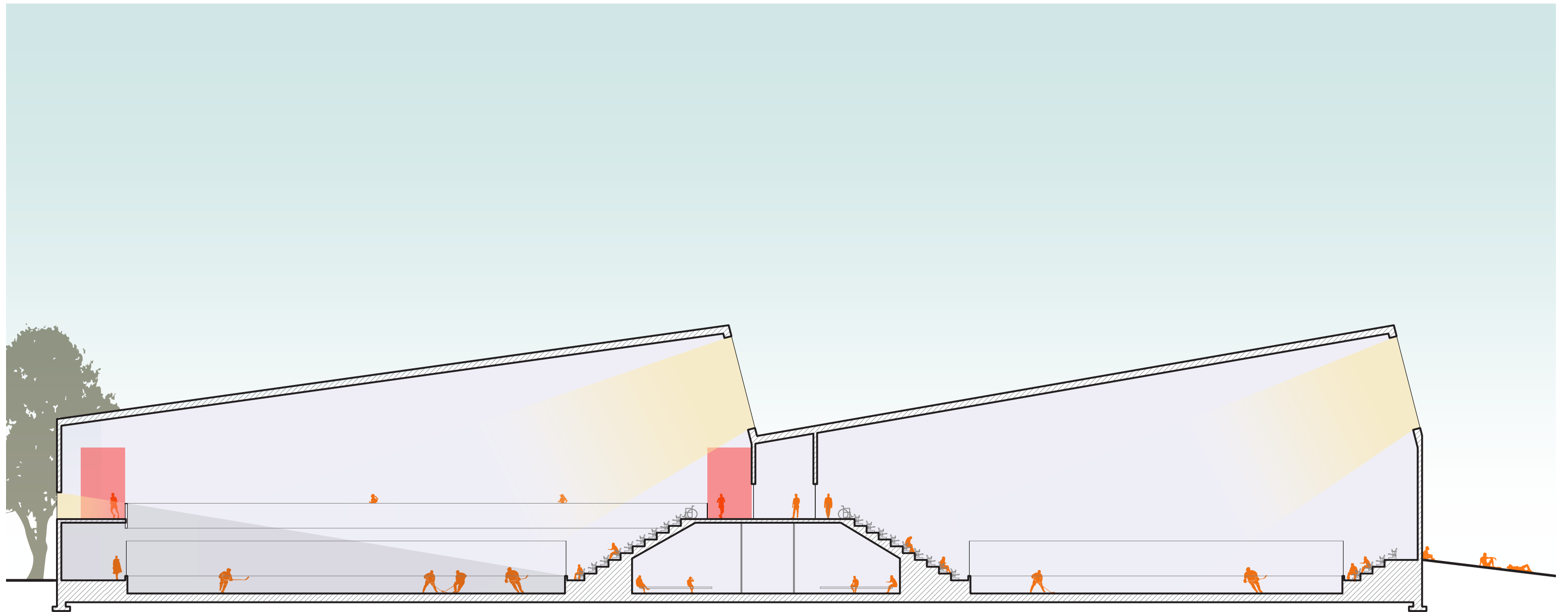


BIORETENTION

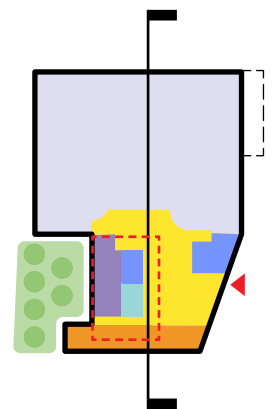
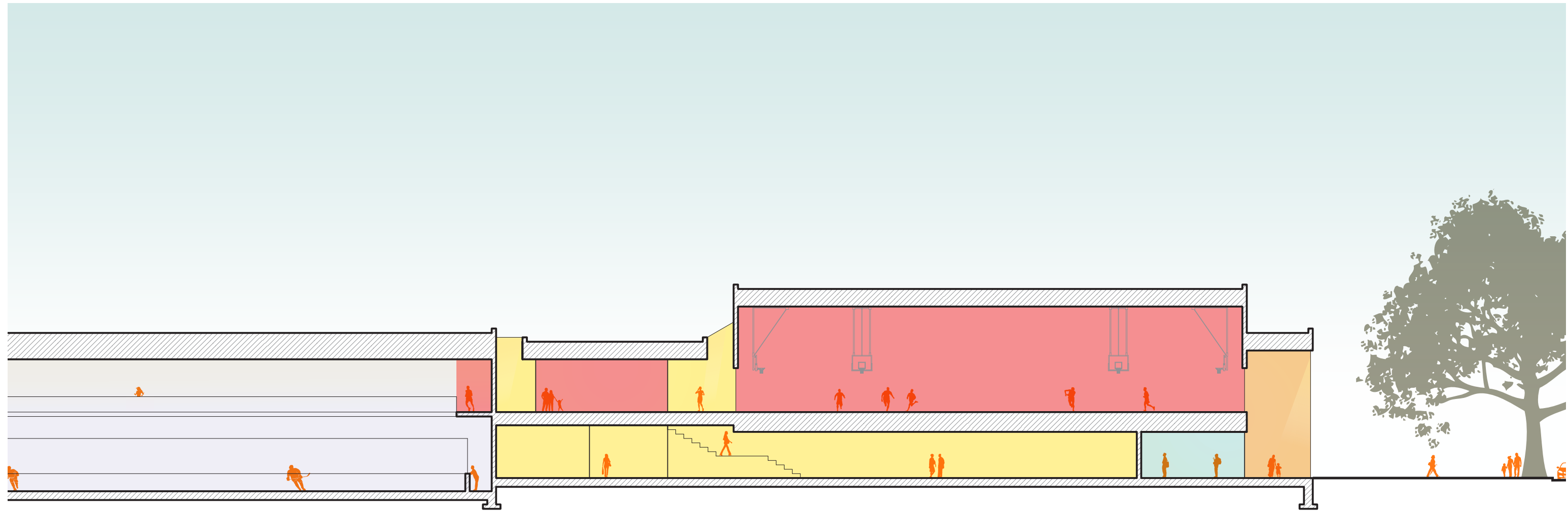
SCHEME 1



SCHEME 1



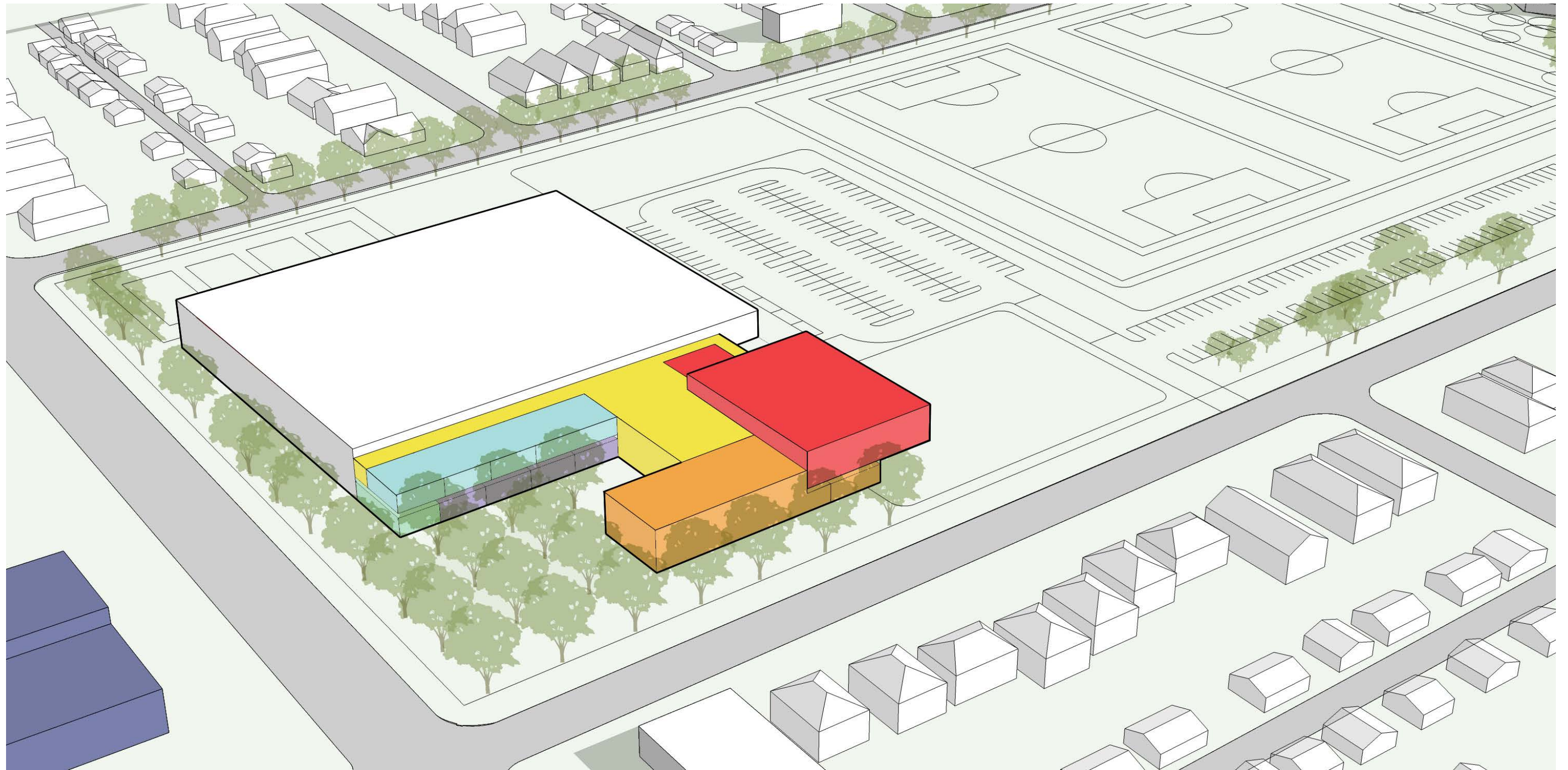
SCHEME 1

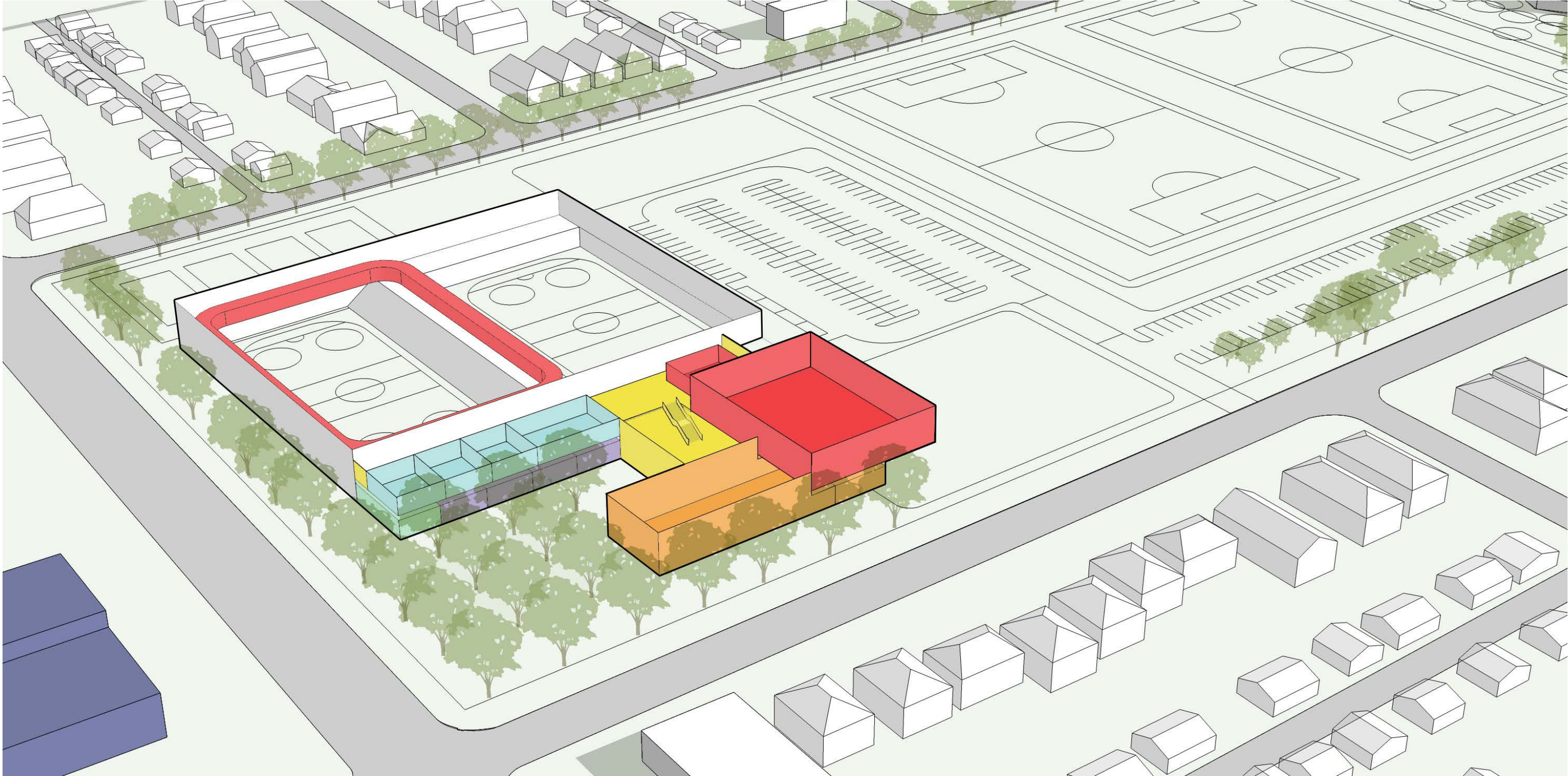


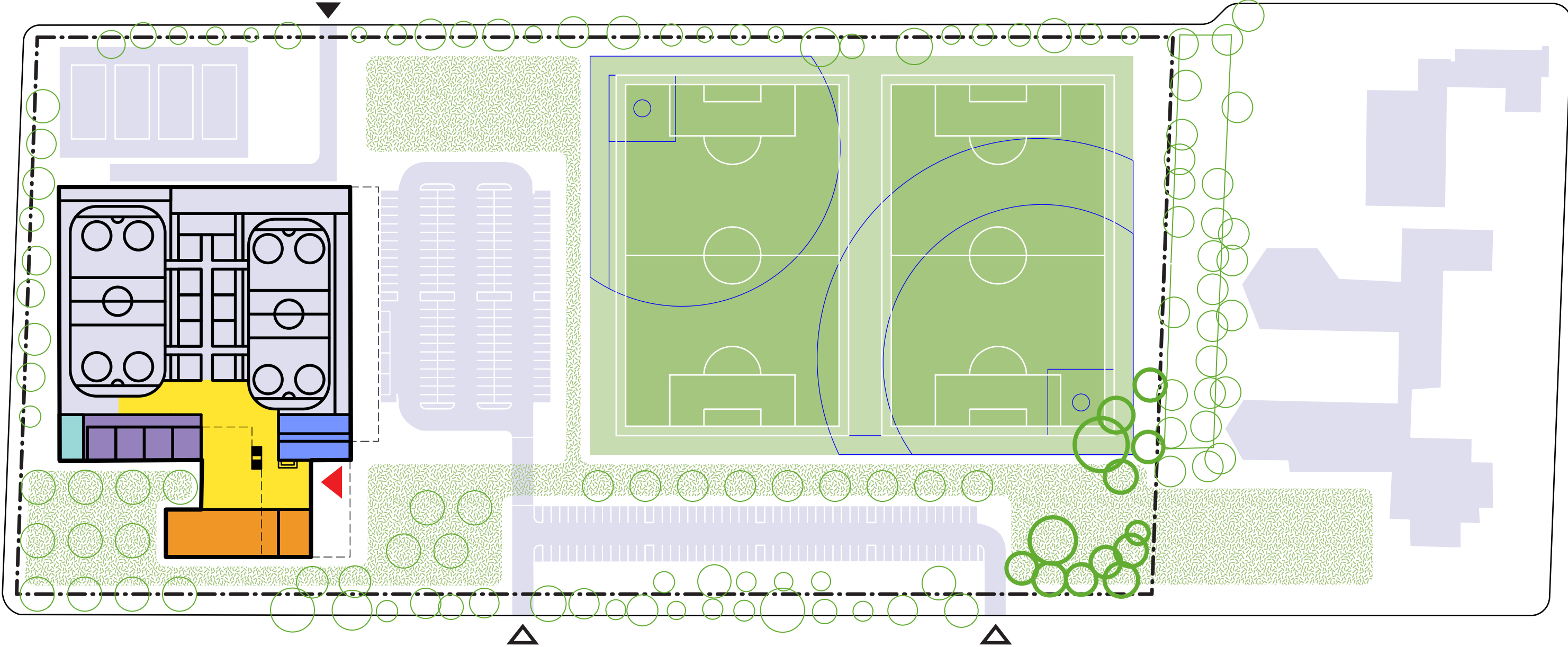




SCHEME 2



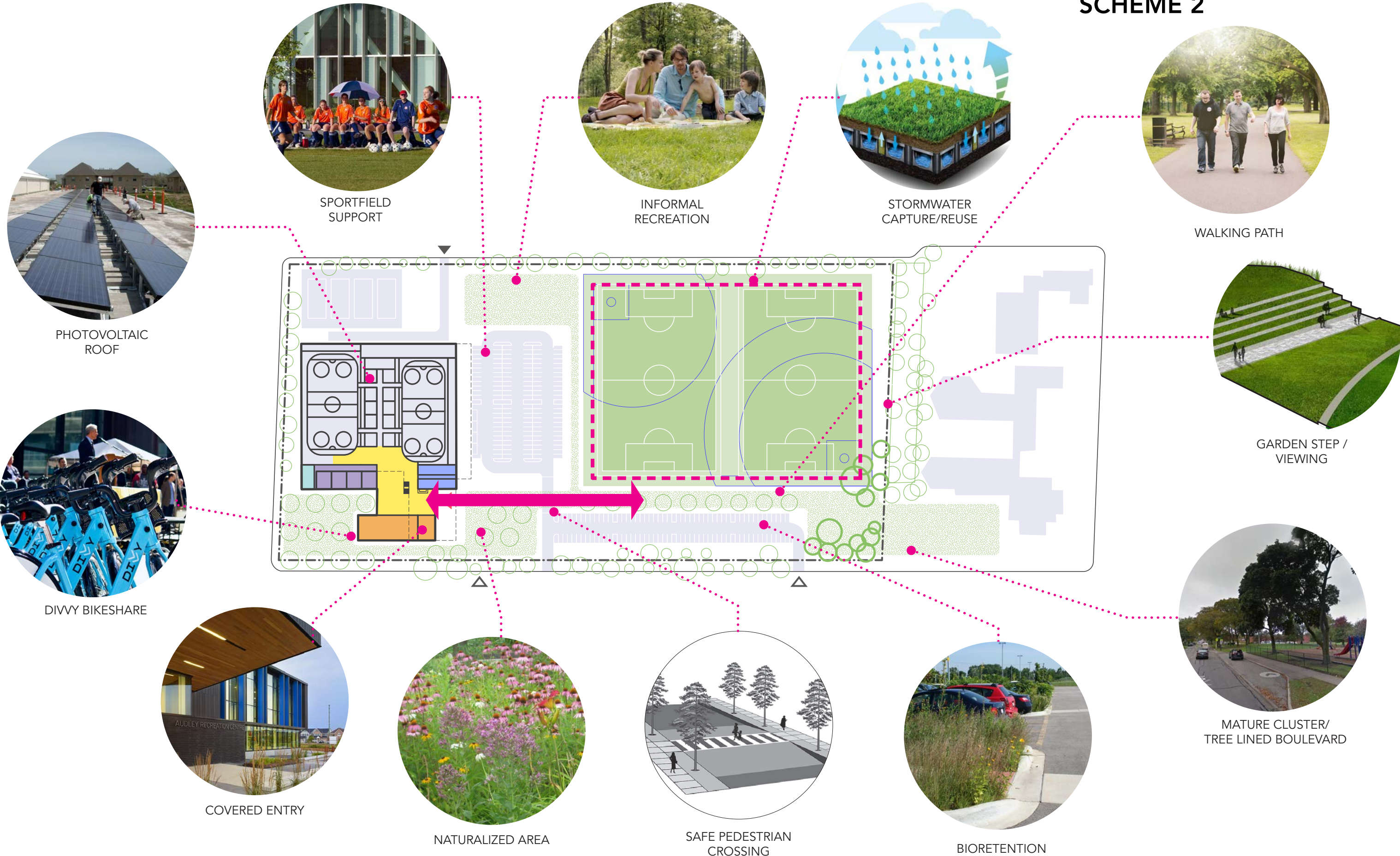




- LIBRARY
- ICE RINK
- RECREATION
- COMMUNITY
- PRESCHOOL
- ADMINISTRATION
- SOCIAL SPACE

SITE AREA: 702,600 SF
 TURF AREA: 236,000 SF
 PARKING: 206
 OPEN AREA: 18%

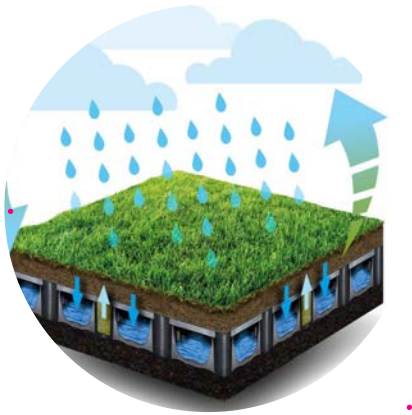
SCHEME 2



SPORTFIELD SUPPORT



INFORMAL RECREATION



STORMWATER CAPTURE/REUSE



WALKING PATH



GARDEN STEP / VIEWING



MATURE CLUSTER / TREE LINED BOULEVARD



PHOTOVOLTAIC ROOF



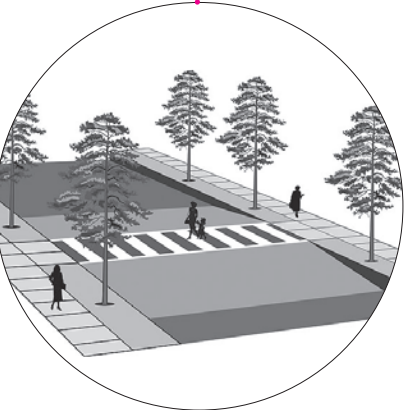
DIVVY BIKESHARE



COVERED ENTRY



NATURALIZED AREA

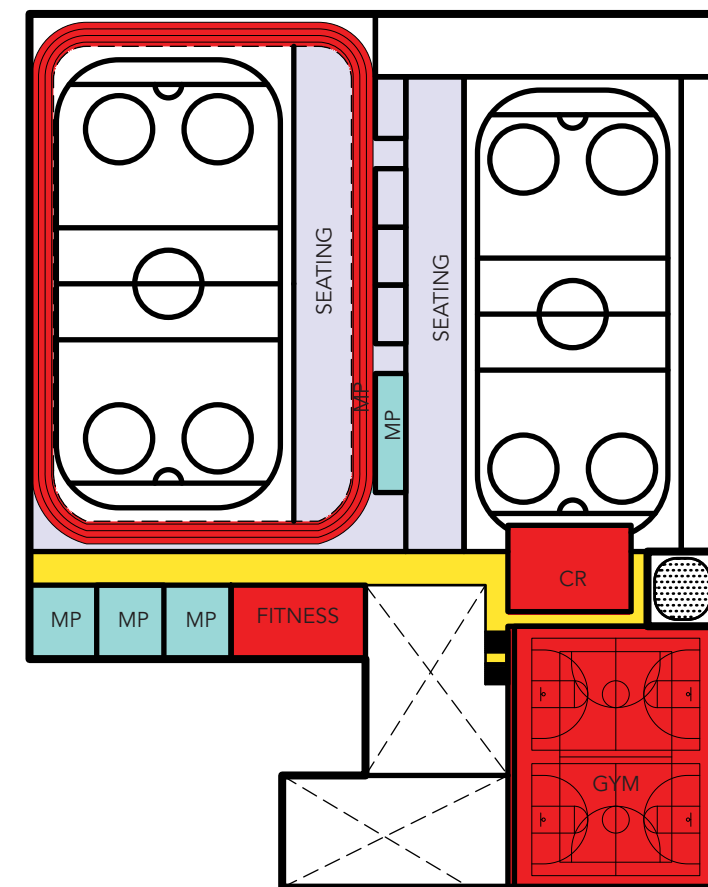
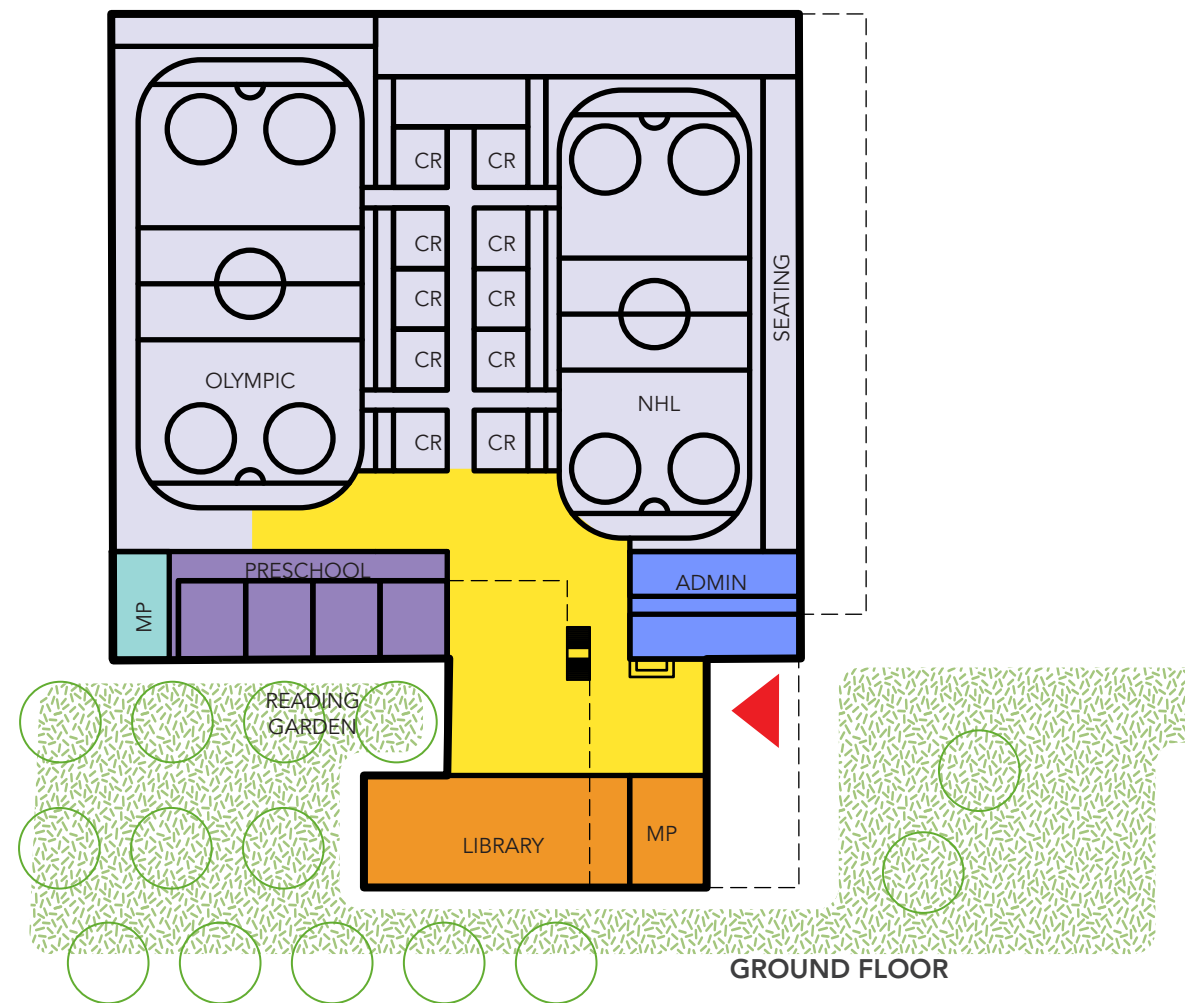


SAFE PEDESTRIAN CROSSING

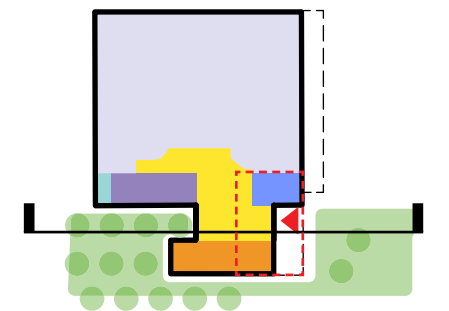
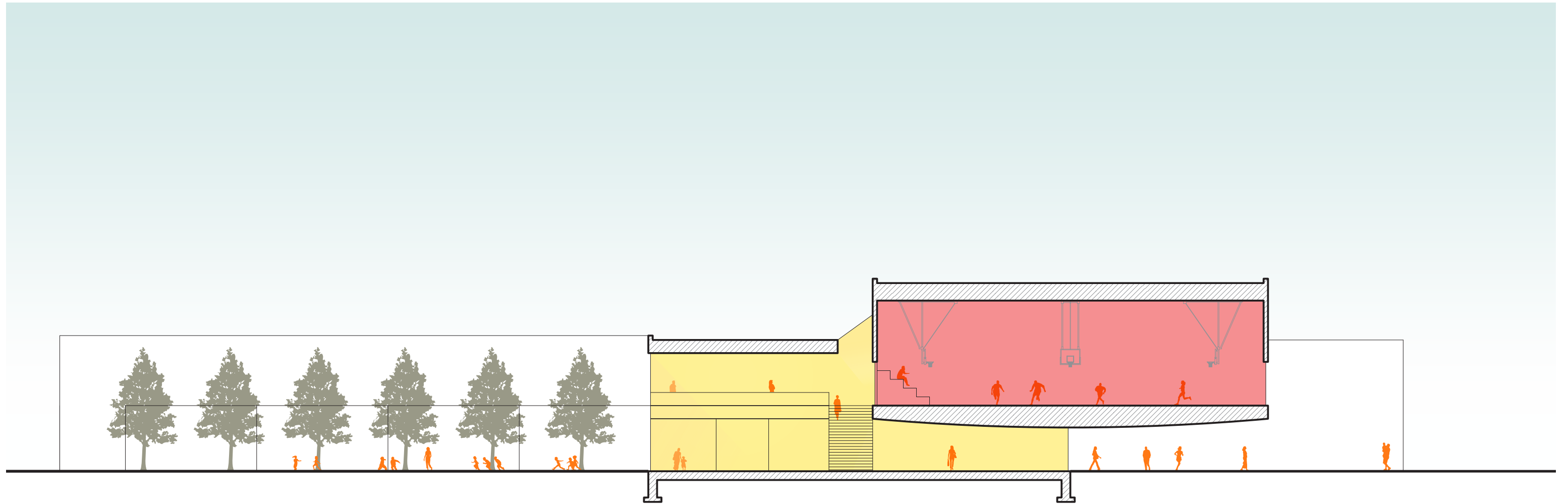


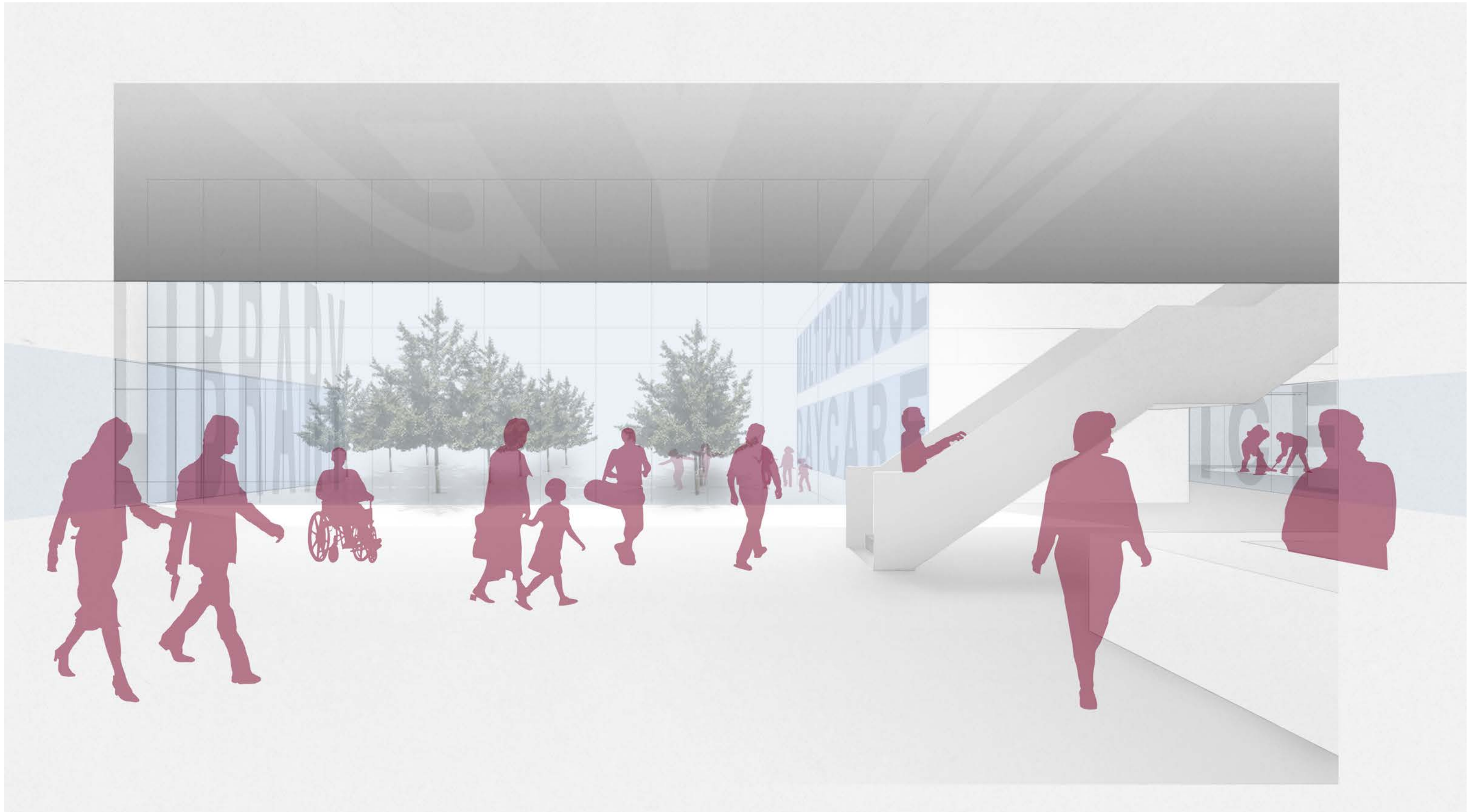
BIORETENTION

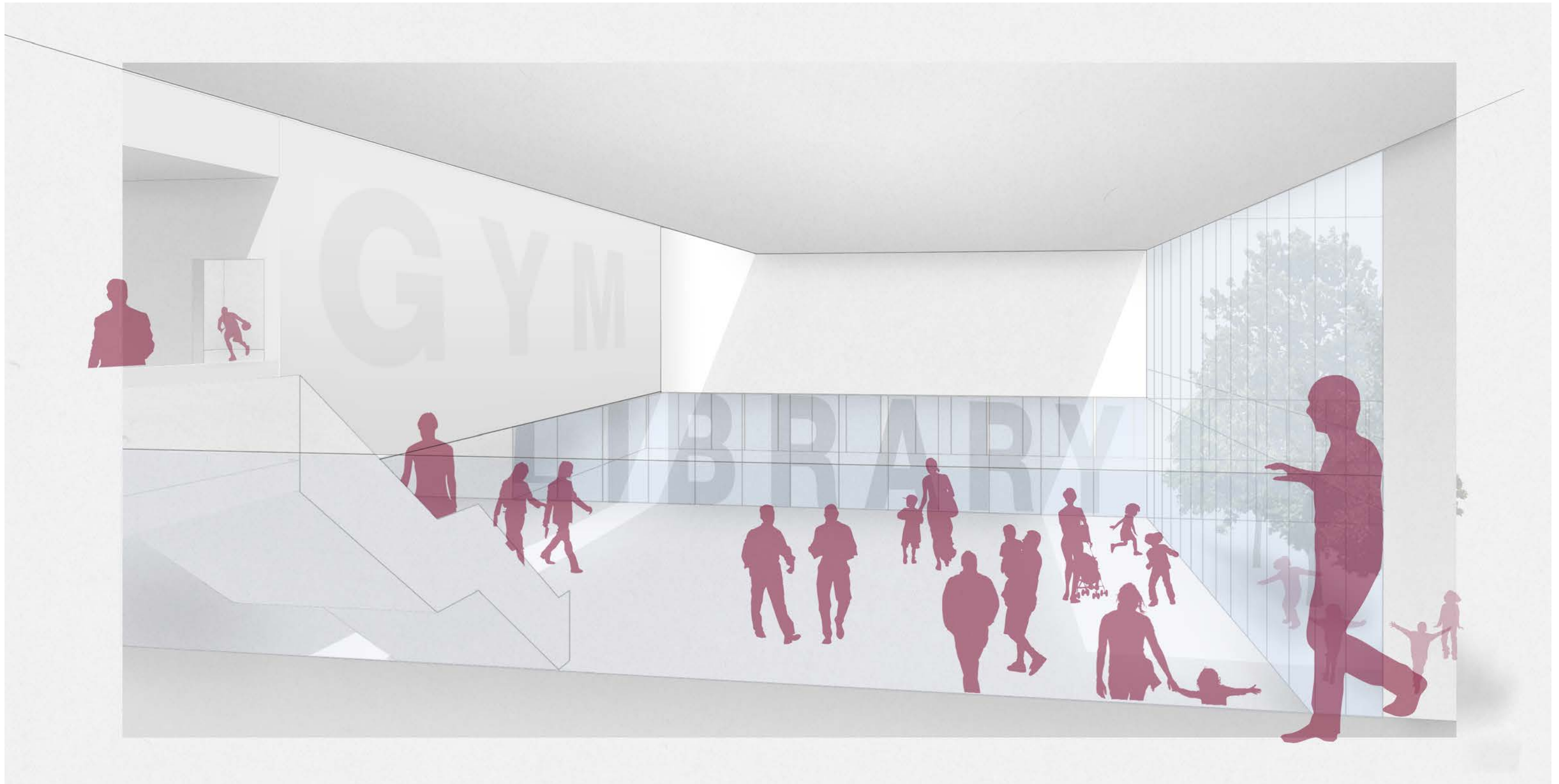
SCHEME 2

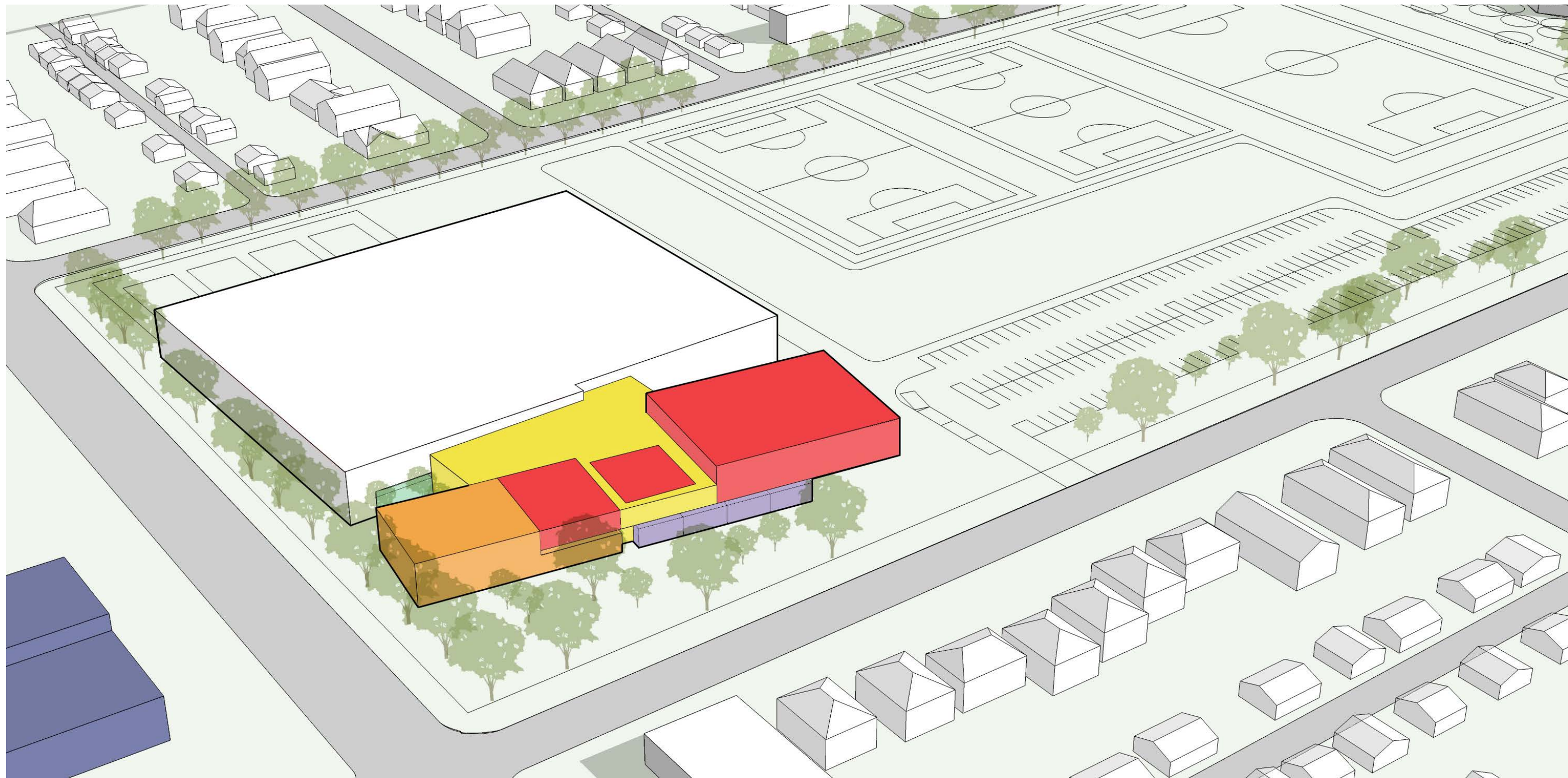


SCHEME 2

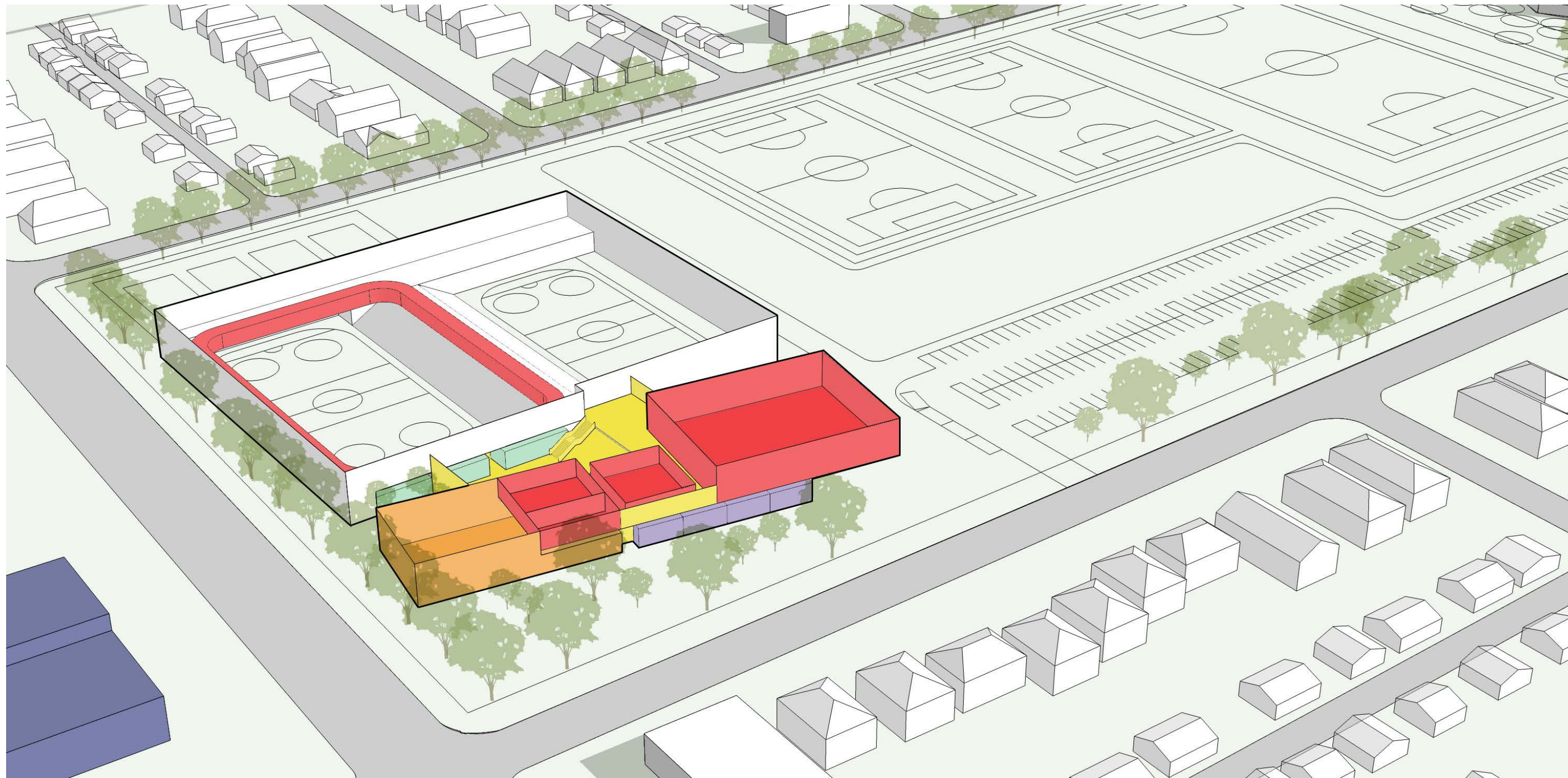




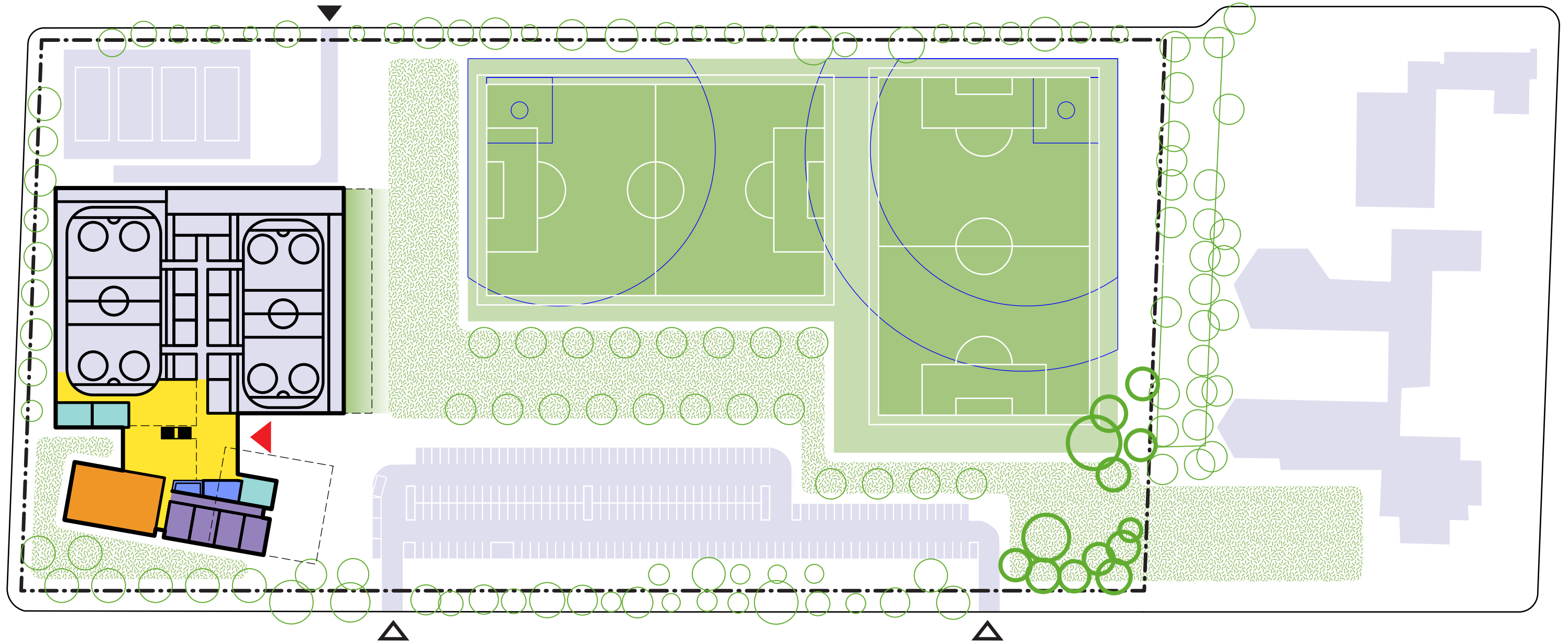




SCHEME 3



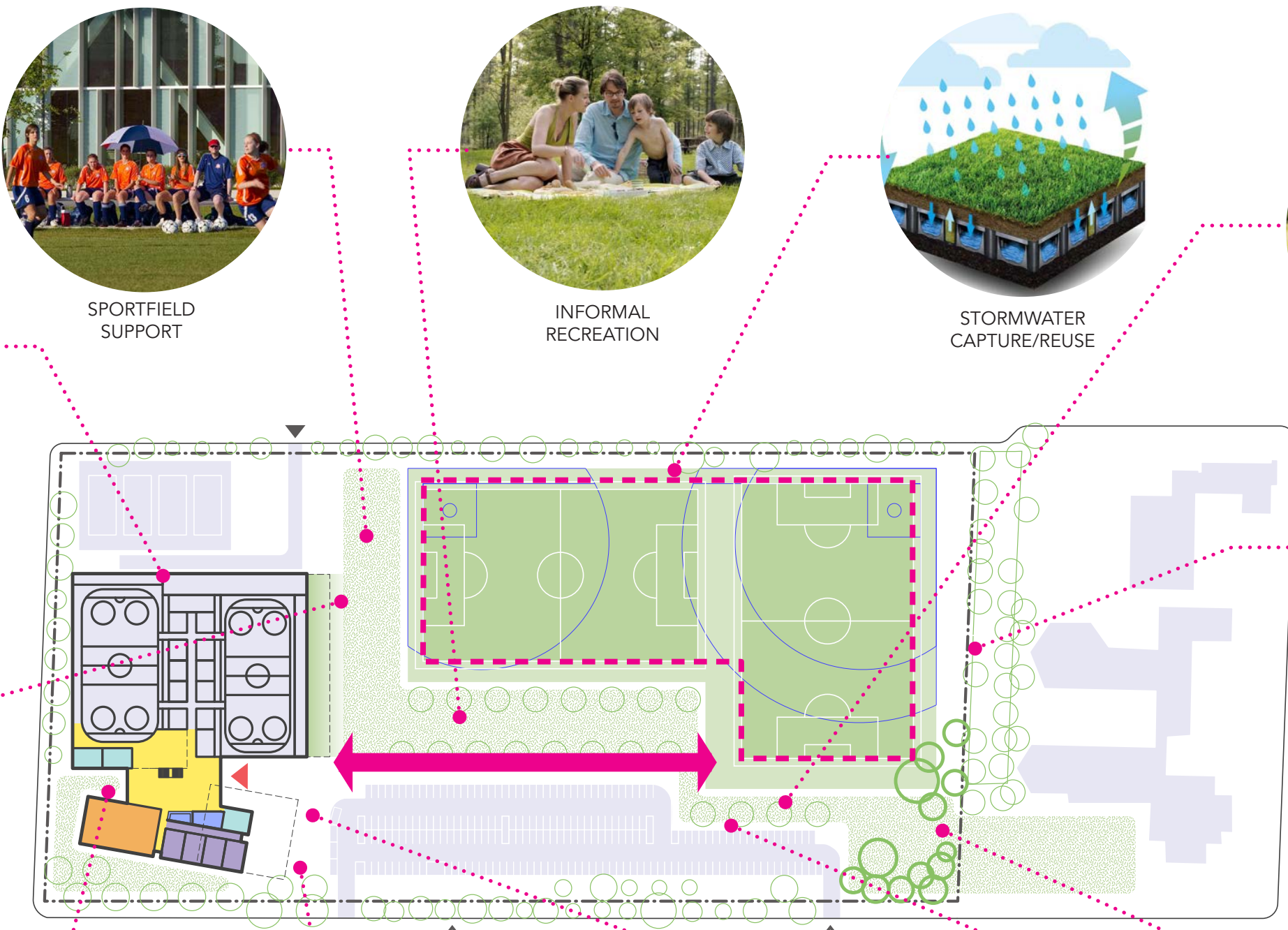
SCHEME 3



- LIBRARY
- ICE RINK
- RECREATION
- COMMUNITY
- PRESCHOOL
- ADMINISTRATION
- SOCIAL SPACE

SITE AREA: 702,600 SF
TURF AREA: 238,000 SF
PARKING: 206
OPEN AREA: 17%

SCHEME 3



SPORTFIELD SUPPORT



INFORMAL RECREATION



STORMWATER CAPTURE/REUSE



WALKING PATH



PHOTOVOLTAIC ROOF



SPECTATOR SEATING



GARDEN STEP / VIEWING



TREE LINED READING GARDEN



DIVVY BIKESHARE



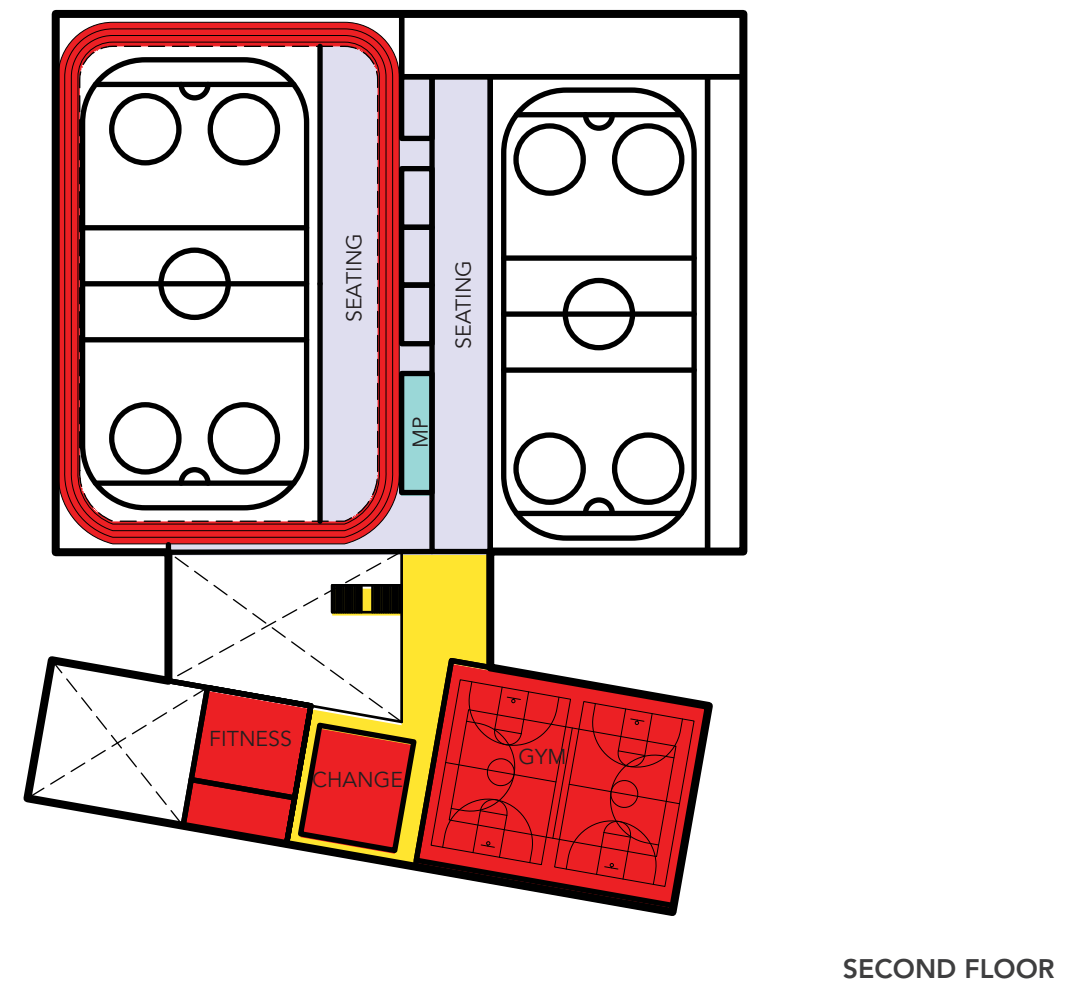
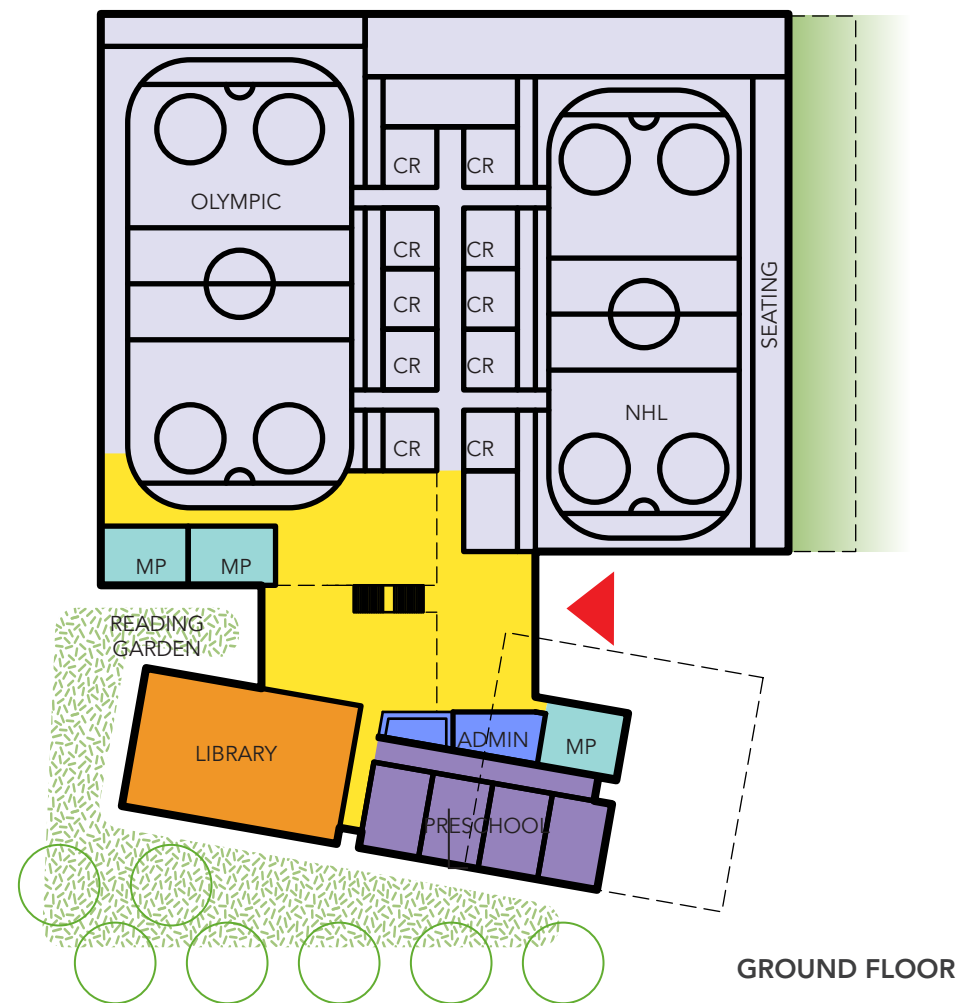
COVERED ENTRY



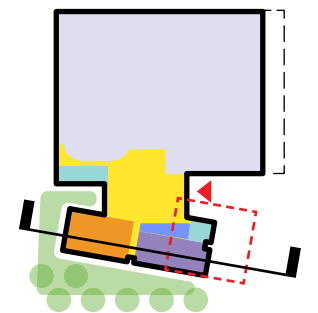
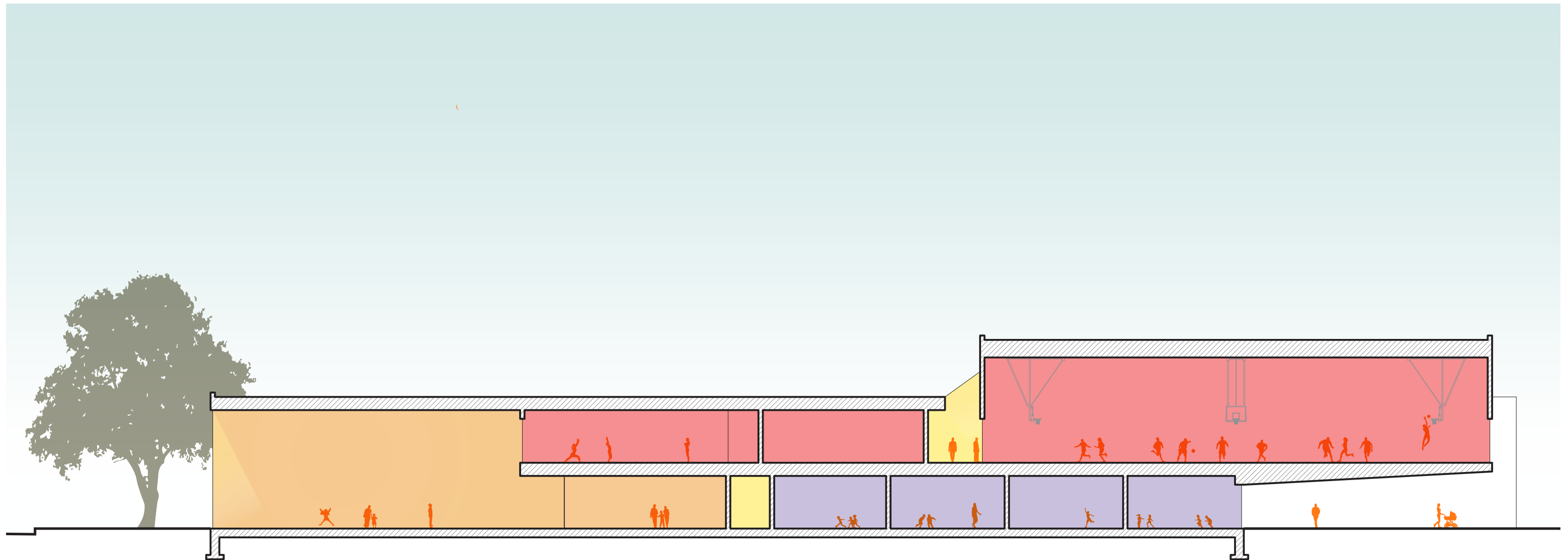
BIORETENTION



MATURE CLUSTER/ TREE LINED BOULEVARD



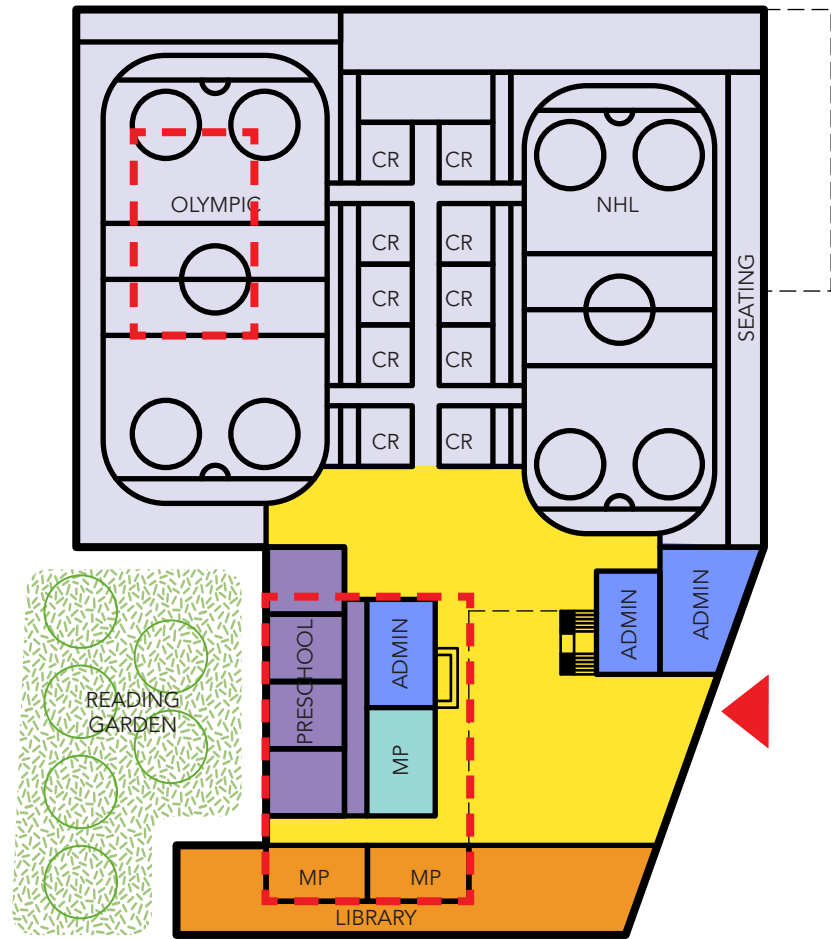
SCHEME 3



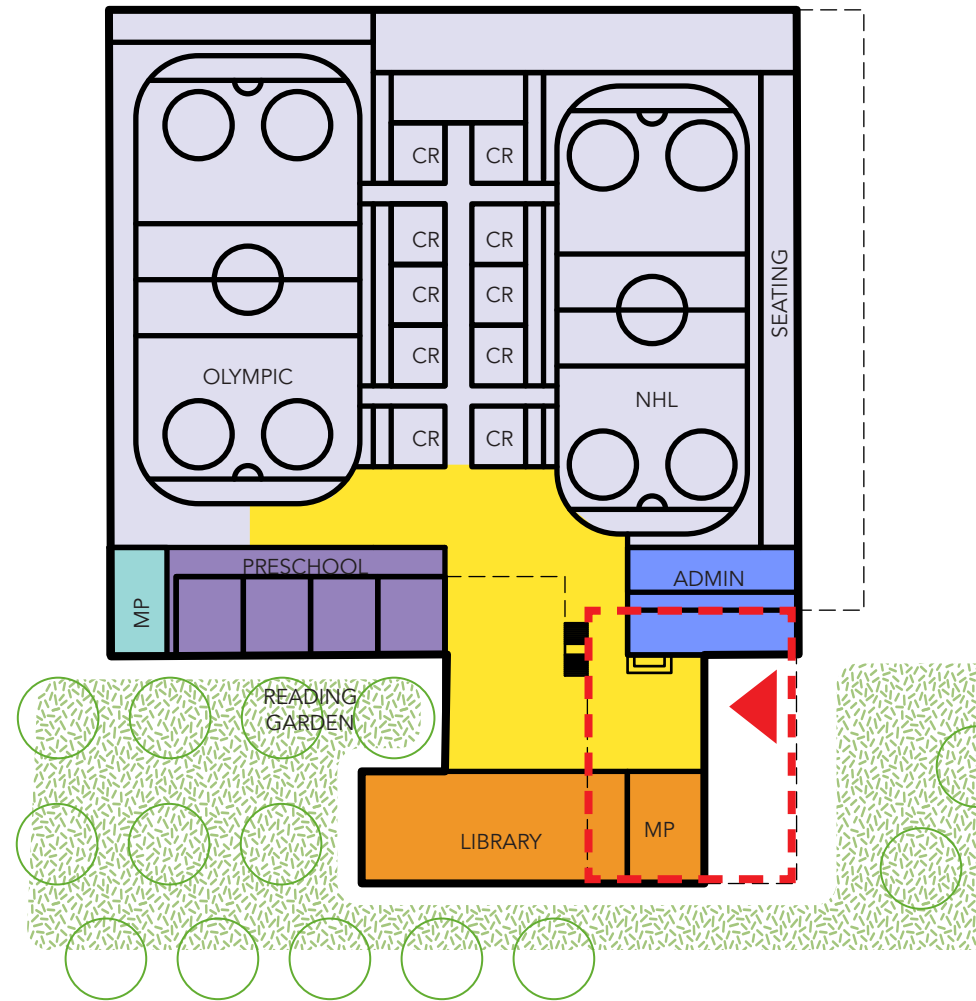




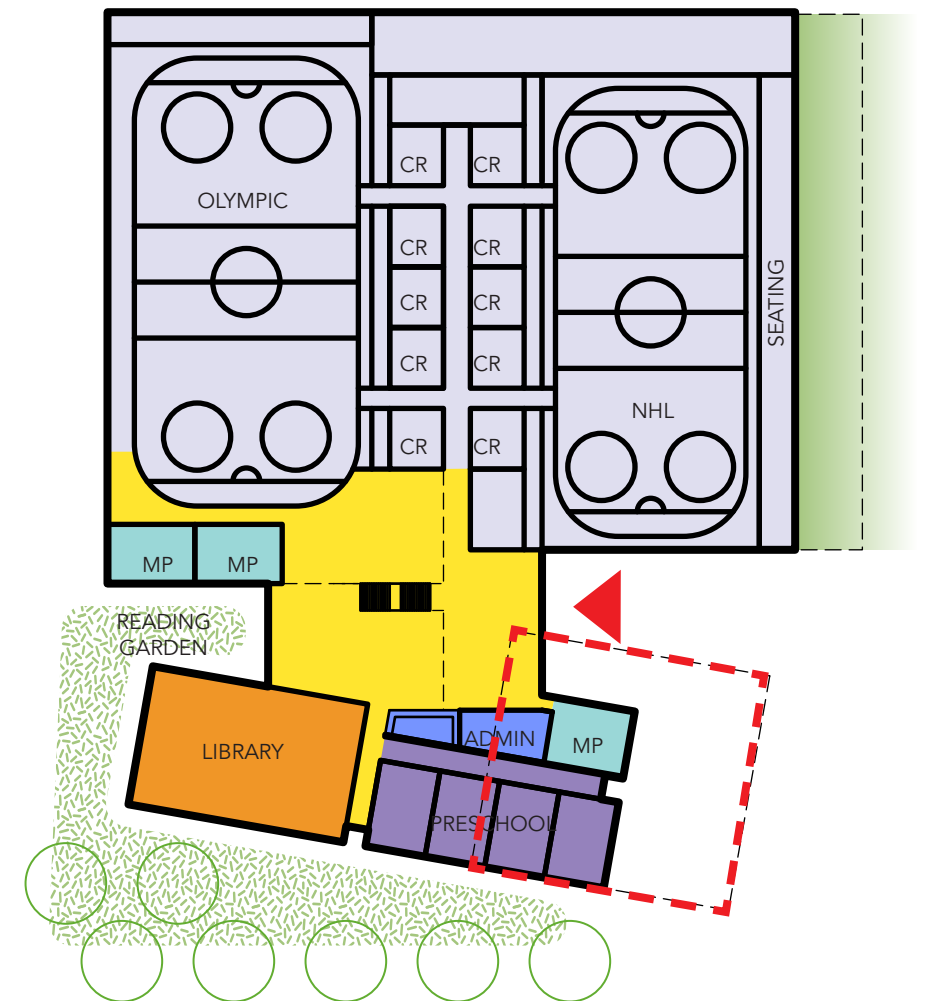
SCHEME 1



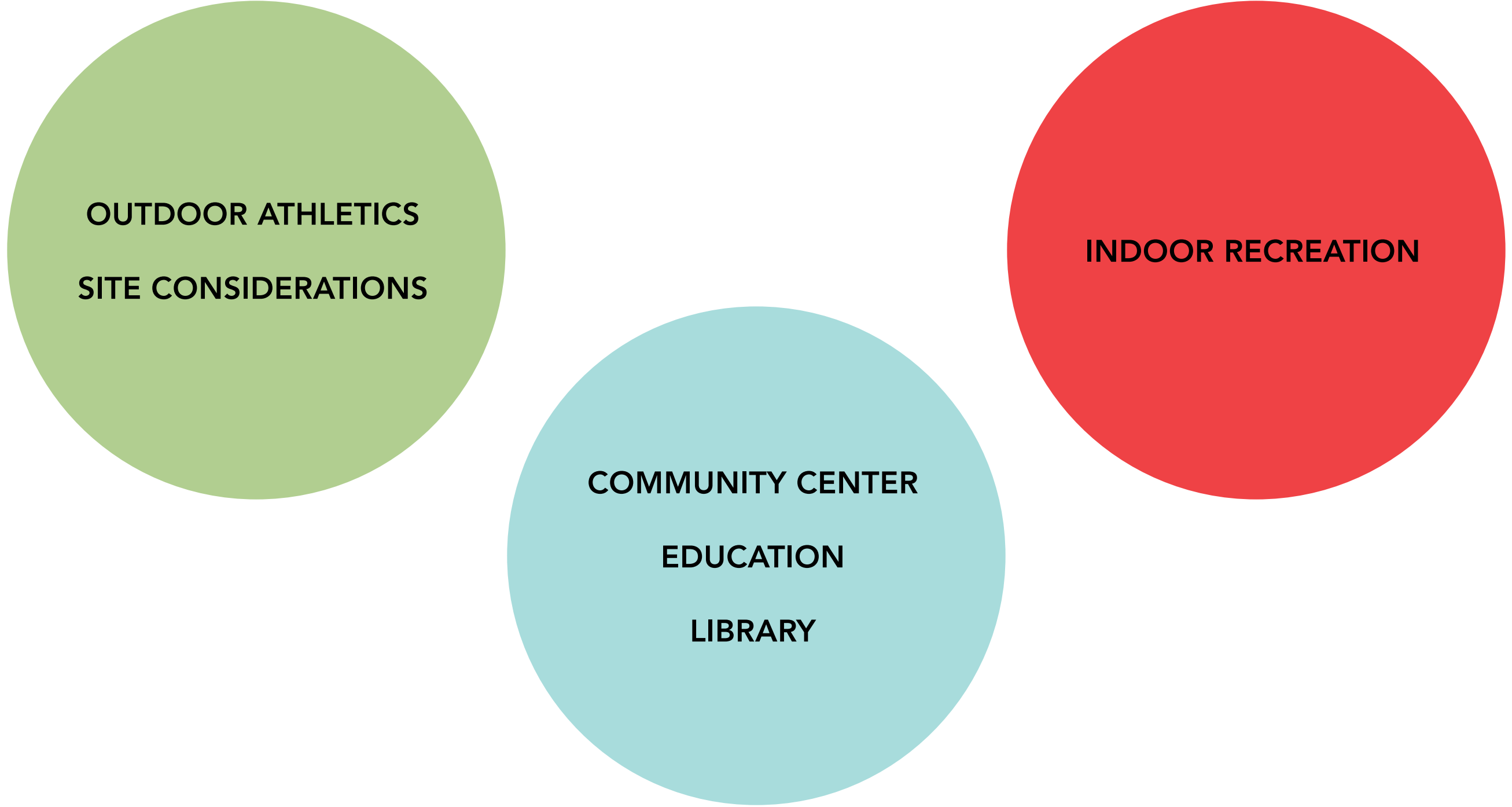
SCHEME 2



SCHEME 3



STAKEHOLDER DISCUSSION



OUTDOOR ATHLETICS
SITE CONSIDERATIONS

COMMUNITY CENTER
EDUCATION
LIBRARY

INDOOR RECREATION