

An architectural rendering of a community center courtyard. The scene features a large, modern building with a tiled roof and large glass windows in the background. In the foreground, there is a paved courtyard area with several wooden benches and a low concrete wall. The courtyard is surrounded by lush green trees, and the sky is a clear, bright blue. The overall atmosphere is bright and inviting.

Community Center Renovation Project Conceptual Design

City Council

June 8, 2023

Community Center Conceptual Design

Required Improvements



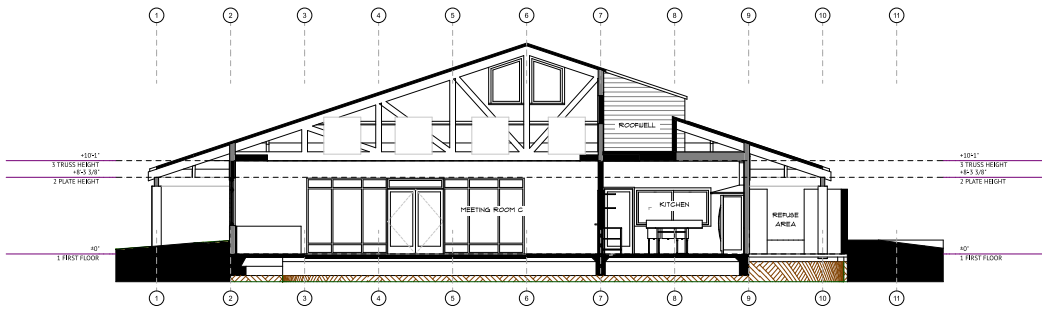
Contract awarded in February 2023

- Boone Low Ratliff Architects

Scope

Capitola Community Center

Remodel Project



BOONE LOW RATLIFF ARCHITECTS



Exterior Views



EXISTING EXTERIOR



PROPOSED EXTERIOR

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Exterior Envelope

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Structural Repairs

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Service Improvements

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Accessibility Upgrades

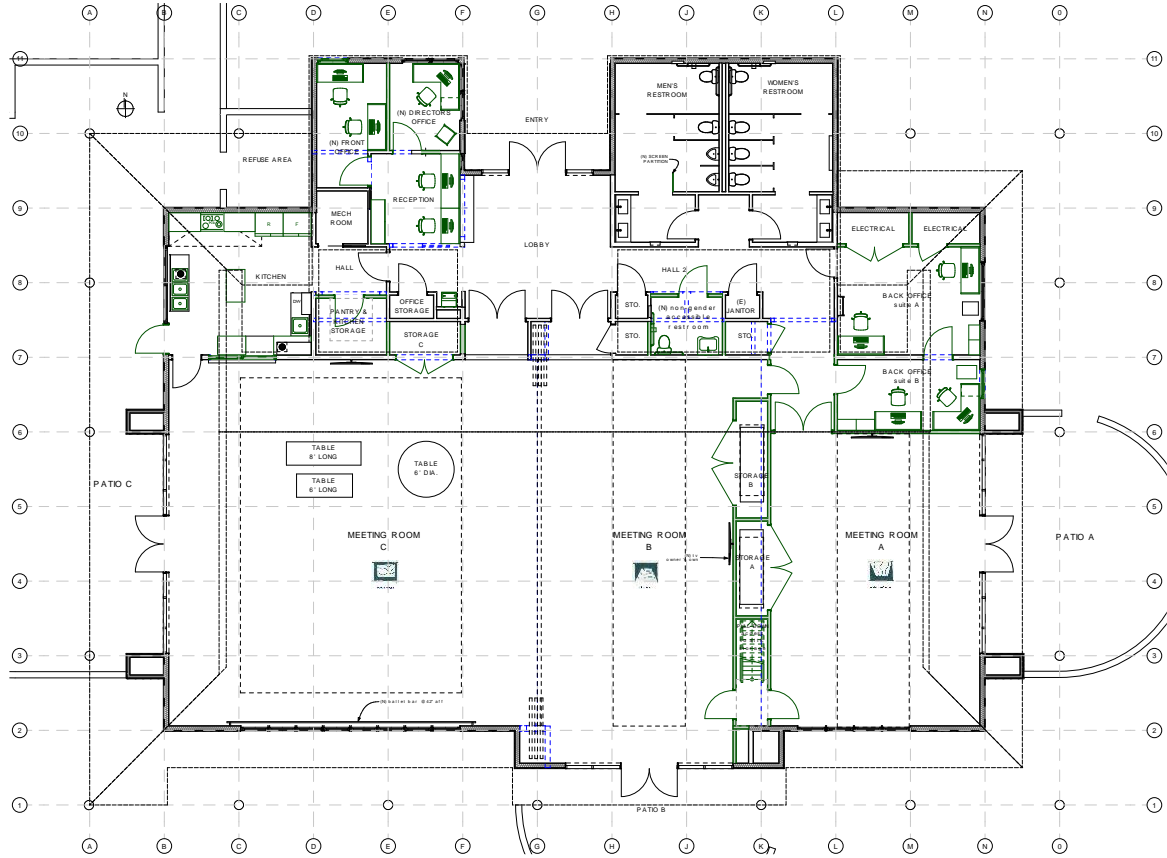
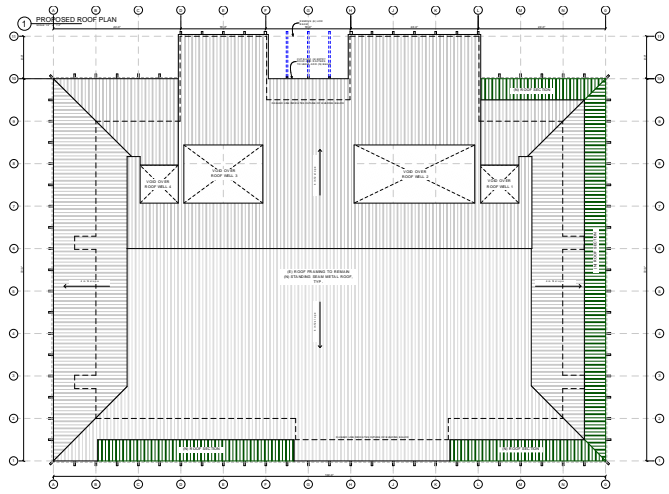
BOONE LOW RATLIFF ARCHITECTS



Interior Improvements

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Proposed Plans



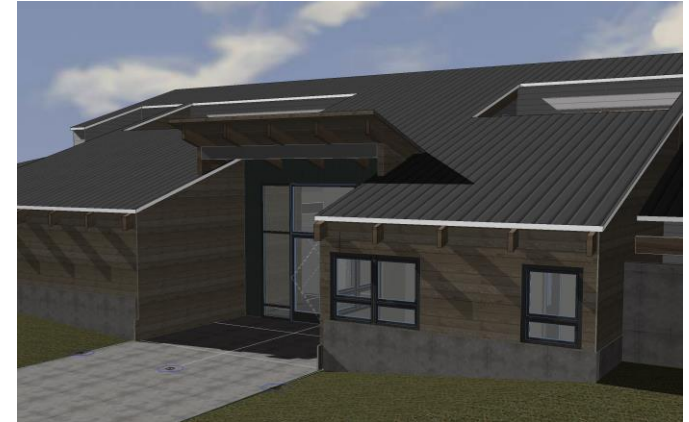
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Colors & Finishes

	OVER BLUFFS COMMUNITY CONNECTION	AT WHARF & BEACH ACTIVITY & MOVEMENT	UNDER OCEAN CONTEMPLATION
	COLOR WALL HIGHLIGHTS & ACOUSTIC PANELS	COLOR WALL HIGHLIGHTS & ACOUSTIC PANELS	COLOR WALL HIGHLIGHTS & ACOUSTIC PANELS
COLORS			
	WARM WOOD ACCENTS	MIXED WOOD ACCENTS	COOL WOOD ACCENTS
WALLS	FIBER-CEMENT SIDING @ EXTERIOR	FIBER-CEMENT SIDING @ EXTERIOR	FIBER-CEMENT SIDING @ EXTERIOR
	MARMOLEUM FLOORING	TILE IN HALL, KITCHEN & RESTROOMS	MARMOLEUM FLOORING
FLOORING	MARMOLEUM FLOORING	MARMOLEUM FLOORING	MARMOLEUM FLOORING
	MEETING ROOM C	MEETING ROOM B & ENTRY/ HALLWAYS	MEETING ROOM A

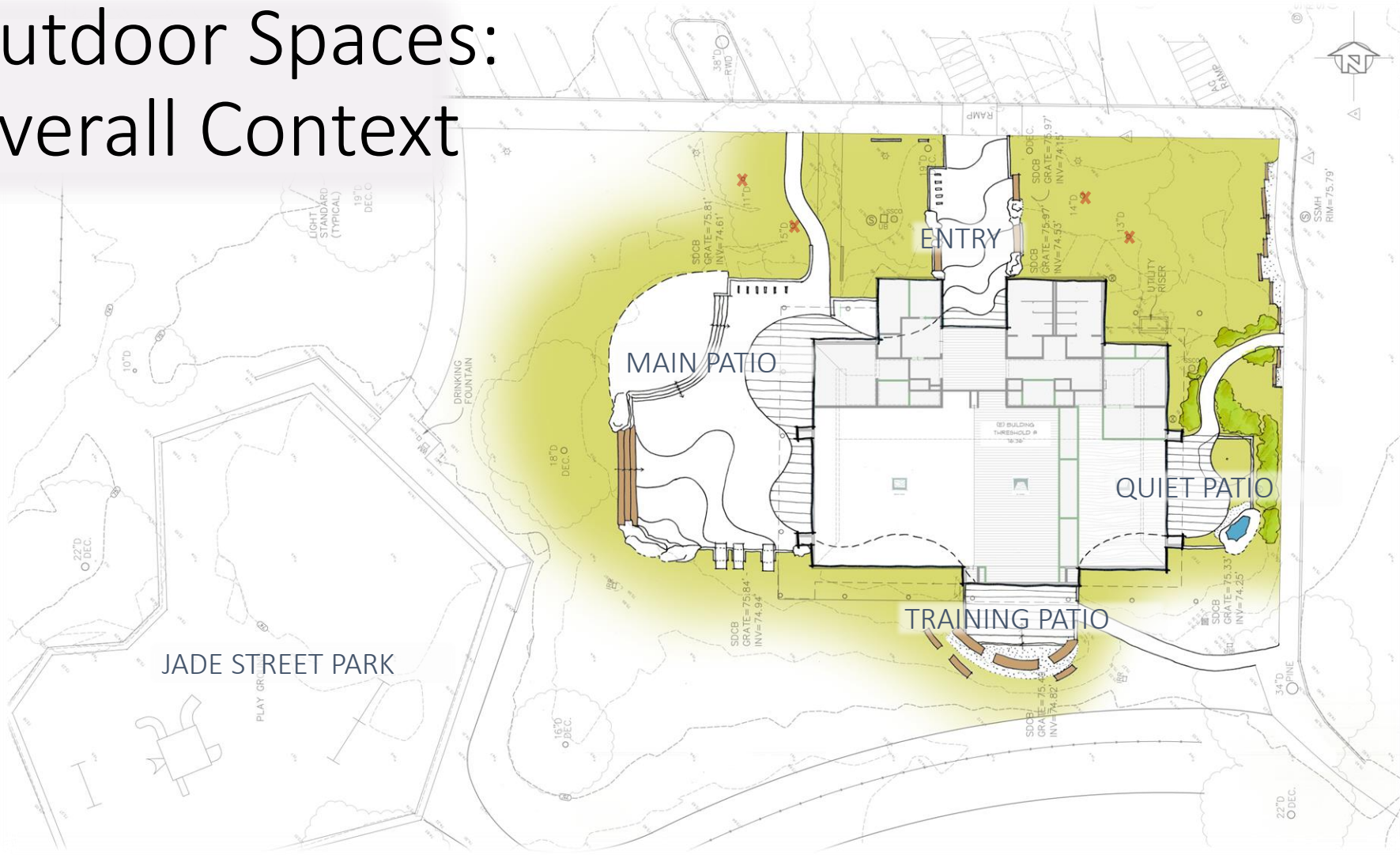
Entry Improvement

- Optional Extra
- Not included in cost estimate



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Outdoor Spaces: Overall Context



Outdoor Spaces: Entry

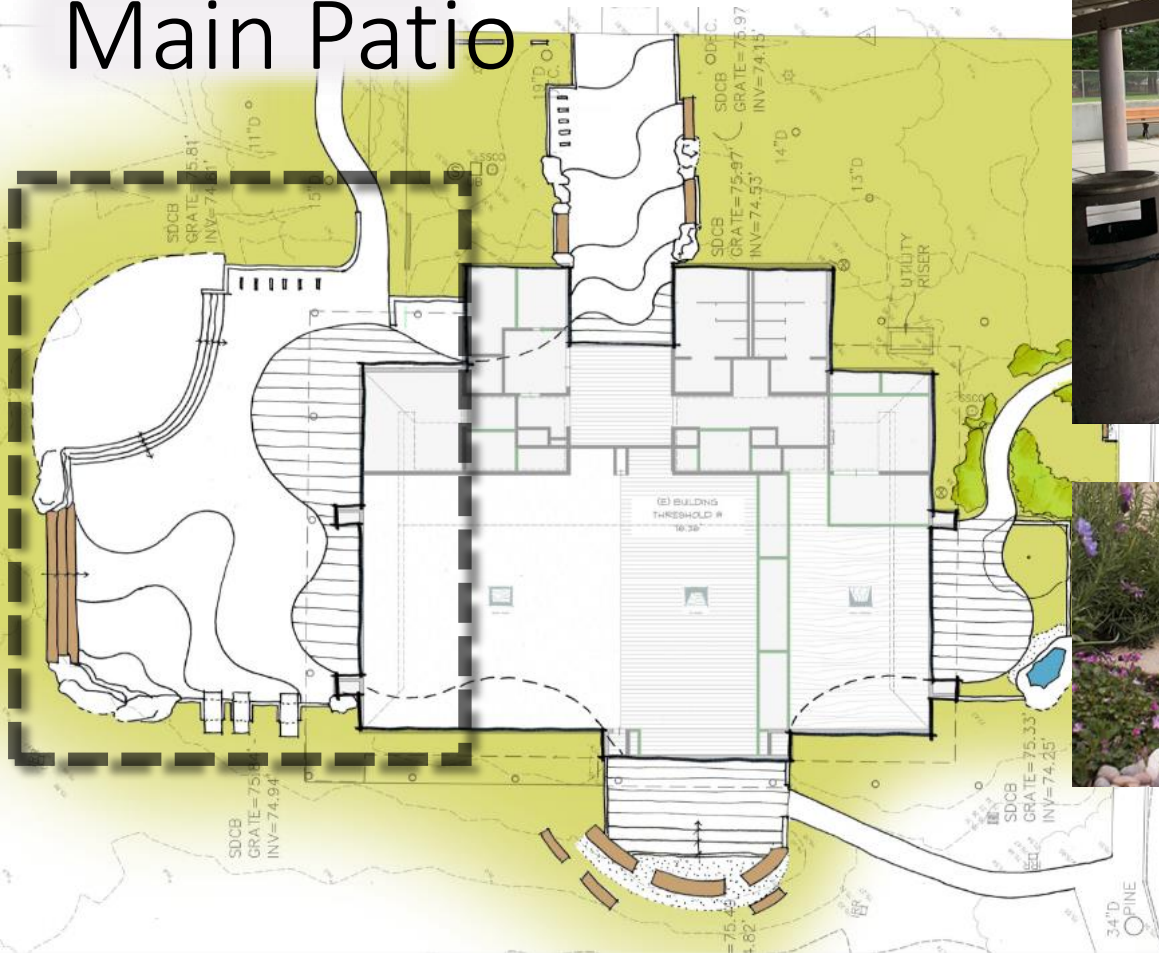


Existing conditions



Inspiration image

Outdoor Spaces: Main Patio



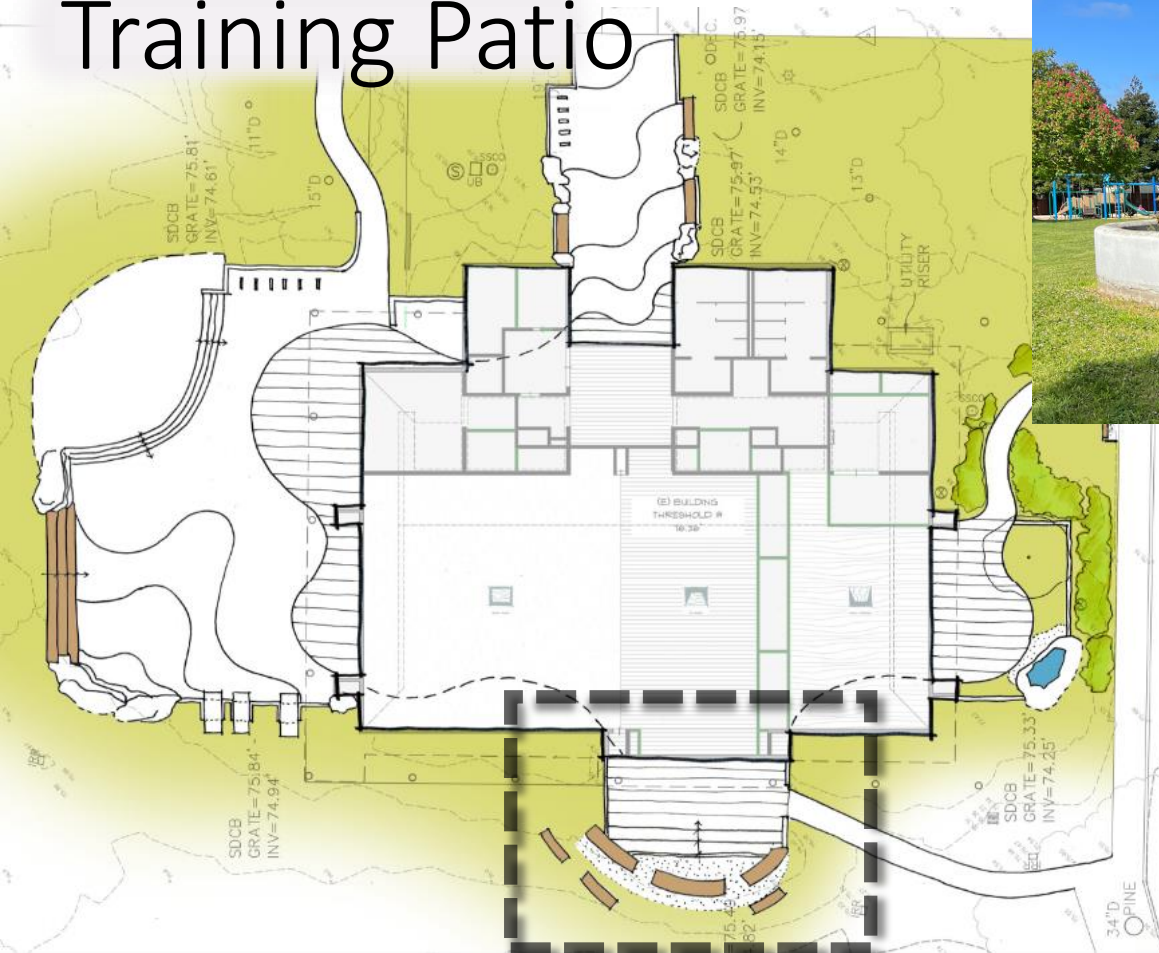
Existing conditions



Inspiration images



Outdoor Spaces: Training Patio

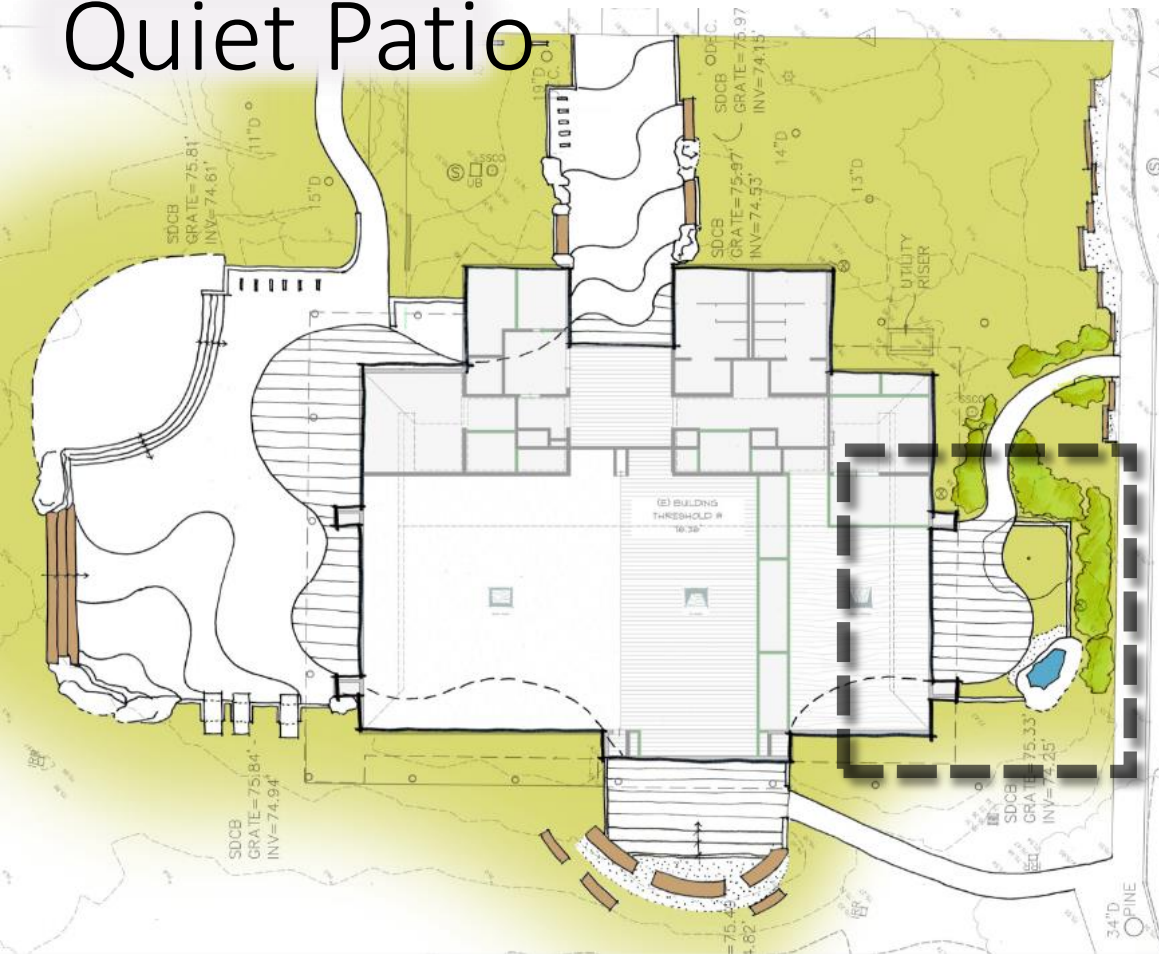


Existing conditions



Inspiration image

Outdoor Spaces: Quiet Patio



Existing conditions



Inspiration image

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Cost Estimate



Description	Budgeted	Cost Estimate	Cost Above Budget
Exterior Upgrades	\$120k	\$600k	\$480k
HVAC	\$80k	\$300k	\$220k
Electrical	\$50k	\$300k	\$250k
Other Items	\$1.15M	\$1.2M	\$50k
Total Job Direct Costs	\$1.4M	\$2.4M	\$1.0M
Optional Sitework	---	\$900k	\$900k
Contingency and Escalation	---	\$1.1M	\$1.1M
Contractor Fee	---	\$300k	\$300k
Total Project Costs	\$1.4M	\$4.7M	\$3.3M

Community Center Conceptual Design

Project Alternatives



Reduce Project Scope	Improvements required by Long-Term Use Agreement	Remove exterior sitework
	Phase Project	Infrastructure then Ancillary Improvements

Impact —————
Significantly reduces public benefit
—————
Project remains in excess of budgeted amount
—————

Community Center Conceptual Design

Recommended Direction



Direct staff to:

- Research external funding opportunities
- Refine cost estimate for entire project, and required infrastructure elements
- Pause additional design work
- Return to Council in September with additional information