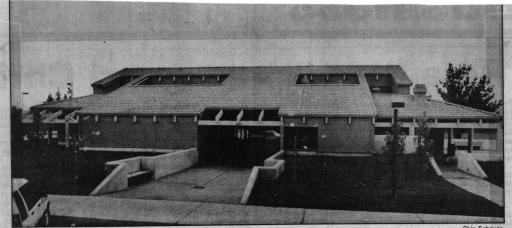


### Community Center Progress Report

### Background



- Constructed in 1985
- 5,792 sq. ft. single-story
- Hub for meetings, recreation, and public events
- Project ensures:
  - Long-Term Use Agreement compliance
  - Modern safety, accessibility, energy efficiency
  - Community resilience and emergency readiness



Jade Street Park's newest feature is its multi-use community center.

Chip Scheuer

#### Capitola community center dedicated

By JENNIFER KOSS

Community spirit was the watchword at last night's dedication ceremonies for Capitola's new Jade Street Park community center.

It was the ideas, thoughts and spirit of the community that made the 6,000 squarefoot center possible, Capitola Mayor Bob Bucher said. He thanked the long list of

He thanked the long list of groups and individuals who turned the years-long dream into reality, from the Capitola Senior Nutrition program to the Capitola Host Lions "And last but not least, we have the man who made the whole thing work: Steve Burrell"

Burrell is Capitola's city manager who organized financing for the \$500,000 center.

Bucher also thanked architect Doug Messini; the contractor, Granite Construction Co.; Barclay Brown of the Brown Bulb Ranch; the Capitola Chamber of Commerce; the Capitola Begonia Festival Association; the Soquel Elementary School District and many others, including the Edgewater Club and Restau-

rant, which catered food for last night's ceremonies.

As a result of all their hard work, he said, "We have something that's going to be here for a long time. We have something we can enjoy for a long time."

It all began with Capitola/ Soquel Community Activities, the local recreation department organized under a joint powers agreement between the city of Capitola and the Soquel school district.

"Along with it came the idea for the gymnasium,"
Bucher said, referring to the

New Brighton Middle School.

The gym was built by Capitola in reciprocation for use of the school district's land for the center.

"We're using their facility, they're using our facility," Bucher said.

Located at 47th Avenue and Jade Street, the center is available for a wide variety of uses. Opened in September, it's now the home base for the nutrition and recreation pro-

It can be divided into three rooms, one with a hardwood floor and two with carpeting, and includes a kitchen.

## Community Center Progress Report Background

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- Funding sources: local funds, state & federal grants
- Design completed: 2024
- Site prep: early 2025
- Contract awarded: SSB
   Construction, Jan 30, 2025



### Community Center Progress Report







- Drywall installation underway, taping & finishing in progress
- Electrical rough-in complete with new service panels
- **HVAC** systems being fitted out

### Community Center Progress Report

### Construction Progress (Exterior & Sitework)





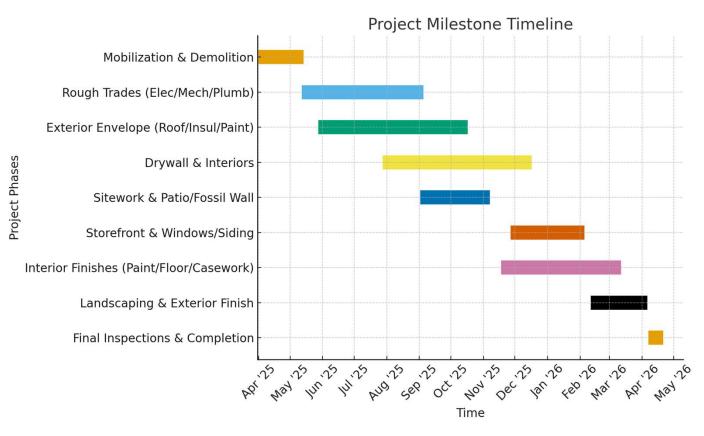


- Roofing:
   insulation &
   membranes
   installed;
   standing seam
   roofing this fall
- Storm drain improvements underway
- Patio demolition
  & grading
  complete; fossil
  wall & retaining
  walls in October

## Community Center Progress Report Project Schedule



- 42% complete as of Sept 1
- Key milestones:
  - Drywall & roofing –
     Fall 25
  - Storefront & windows – Winter 25/26
  - Interior finishes –
     Early 26
- Substantial completion: April 2026



## Community Center Progress Report Change Orders/Fiscal Impact

- **Approved to date:** ~\$180,000 (4% of contract)
- **Pending:** ~\$122,000 → Total ~\$302,000
- Categories:
  - Regulatory & Safety (e.g., mold remediation)
  - Utility coordination (PG&E adjustments)
  - Discovery/coordination items (plumbing, trusses, mechanical)
  - Minor/other repairs
- Within contingency allowance

# Community Center Progress Report Change Orders - Generator

- Existing generator incompatible with new threephase service
- New generator cost: ~\$128,000
- If added: total COs ~\$430,000 → ~\$47,000 contingency remaining
- Staff recommends deferring decision until related bids are complete

# Community Center Progress Report Risks & Upcoming Focus







#### · Risks:

- PG&E coordination (may extend into 2026)
- Weather impacts on patio/concrete
- Long-lead materials (switchgear, storefront, HVAC)
- Next focus: stay on track with roofing, drywall, and patio construction

### Other Jade Street Site Projects

#### **Community Center Patio Improvements**

- Separate CDBG-funded contract with SSB
- Retaining wall & fossil wall work in October

#### **Jade Street Park Restroom Renovation**

- Bids opens October 14, 2025
- 3-month construction: ~\$500,000 budget

#### Treasure Cove Playground

- Bids received August 21, 2025
- Budget: ~\$2.34M







### **Next Steps**

- Renovation on schedule for April 2026 completion
- Patio & playground projects advancing in parallel
- Staff will continue to monitor COs, risks, and PG&E coordination