City of Burlingame
Community Center Conceptual Design

Parks & Recreation Commission
06.18.2015
7:00 pm
AGENDA

1. Project and Schedule Updates
   - Work Plan
   - Participation and Outreach Schedule Updates

2. Program Update

3. Design
   - Review Site Plan and Analysis
   - Review Floor Plan
   - Conceptual Building Massing Options
     - Design Options
     - Precedent Design Elements
     - Evaluation

4. Next Steps
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4. Next Steps
1. PROJECT INITIATION

2. SITE & BUILDING PROGRAM REFINEMENT, TRAFFIC ANALYSIS, DESIGN VALUES, AND SITE/RURRII/F. DIAGRAMS

3. CONCEPTUAL DESIGN OPTIONS

4. PREFERRED CONCEPTUAL DESIGN

5. CEQA INITIAL REPORT, TECHNICAL STUDY, AND MITIGATED NEGATIVE DECLARATION (MND)

- PROJECT PARTICIPATION
  - TECHNICAL MEETINGS
  - PROJECT TEAM MEETINGS
  - CITIZENS ADVISORY COMMITTEE
  - COMMUNITY OUTREACH
  - PRESENTATIONS & PUBLIC HEARINGS

- PROGRAM CONFIRMATION
- CONCEPTUAL DESIGN OPTION
- PREFERRED DESIGN

- INTEGRATE INPUT FROM CAC AND COMMUNITY FROM ROUND #1 OUTREACH
- CONCEPTUAL FLOOR PLAN AND BUILDING MASSING OPTIONS
- DEFINE EXTERIOR MATERIALS PALETTE
- DEVELOP DESIGN VALUES FOR MATERIALS, INTERIOR SPACES, AND SUSTAINABILITY
- ANALYZE EACH OPTION BASED ON EVALUATION CRITERIA
- DEVELOP PRELIMINARY COST MODELS FOR EACH OPTION

DRAFT
PARTICIPATION OPPORTUNITIES OVERVIEW

▪ Community Outreach (subject to change)

▪ ROUND 1
  ✓ MARCH 19th: Parks & Recreation Commission Meeting, 7pm
  ✓ MARCH 21st: Community Open House @ Washington Park, 10am-2pm
  ✓ MARCH 22nd: Community Kiosk @ Farmers Market, 9am-1:30pm
  ✓ Teen/Youth Specific Outreach:
    Week of May 4th – Lunchtime Kiosks at BHS and BIS

▪ ROUND 2
  ✓ MAY 30th: Community Open House @ Washington Park, 10am-2pm
  ✓ MAY 31st: Community Kiosk @ Farmers Market, 9am-1:30pm
  ❑ JUNE 18th: Parks & Recreation Commission – Public Hearing/Meeting, 7pm
PARTICIPATION OPPORTUNITIES OVERVIEW

- **Community Outreach (subject to change)**
  - ROUND 3 – to be scheduled Fall 2015
    - Community Open House – Downtown Merchants Association
    - Rotary Club Meetings
    - Burlingame Mother’s Club
    - Traffic and Safety Commission

- **Presentations and Public Meetings**
  - (2) Planning Commission
    - August 24, 2015
    - October 2015
  - (2) City Council Meetings
    - August 17, 2015 – Study Session
    - November 2015 – Final Presentation
Combined Results: BHS (5/06/15) & BIS (5/07/15)

**Design Values Dot Exercise**

Total participants: 265

- **Civic**
  - Intermediate: 174
  - High School: 70

- **Warm + Inviting**
  - Intermediate: 127
  - High School: 68

- **Easy Modern**
  - Intermediate: 86
  - High School: 12

- **Traditionally Influenced**
  - Intermediate: 41
  - High School: 33

- **Expressive**
  - Intermediate: 41
  - High School: 22

- **Colorful**
  - Intermediate: 40
  - High School: 9

- **Contextural Inspiration**
  - Intermediate: 18
  - High School: 26

- **Rural + Rustic**
  - Intermediate: 21
  - High School: 11
Combined Results: BHS (5/06/15) & BIS (5/07/15)

Teen Survey - Handouts

- #1 Warm + Inviting (109 respondents)
- #2 Civic (50 respondents)
- #3 Contextual Inspiration (41 respondents)
- #4 Traditionally Influenced (40 respondents)

Total participants: 278
OUTREACH ROUND 1 + CAC: Combined Results

Design Values Dot Exercise

Warm + Inviting
-4 177 195

Civic
-11 109 244

Traditionally Influenced
-7 119 74

Contextual Inspiration
-18 77 44

Expressive
-20 22 63

Rural + Rustic
-21 51 32

Easy Modern
-73 29 98

Colorful
-58 18 49

Total participants: 466
OUTREACH ROUND 1: Online Survey Results

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<thead>
<tr>
<th></th>
<th>1</th>
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<th>5</th>
<th>6</th>
<th>7</th>
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<td>Contextual Inspiration</td>
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<td>Traditionally Influenced</td>
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<td>17</td>
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<td>Civic</td>
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<td>7</td>
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<td>26</td>
<td>21</td>
<td>7</td>
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<td>11</td>
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<tr>
<td>Warm + Inviting</td>
<td>27</td>
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<td>18</td>
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<td>2</td>
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<tr>
<td>Rural + Rustic</td>
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<td>3</td>
<td>8</td>
<td>17</td>
<td>27</td>
<td>15</td>
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<tr>
<td>Easy Modern</td>
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<td>7</td>
<td>17</td>
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<td>15</td>
<td>9</td>
</tr>
<tr>
<td>Colorful</td>
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<td>4</td>
<td>4</td>
<td>8</td>
<td>10</td>
<td>12</td>
<td>32</td>
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<tr>
<td>Expressive</td>
<td>6</td>
<td>7</td>
<td>3</td>
<td>4</td>
<td>12</td>
<td>25</td>
<td>29</td>
<td>26</td>
</tr>
</tbody>
</table>

*Italicized number is the number of participants

Total participants: 122

- #1 Contextual Inspiration (59 respondents)
- #2 Traditionally Influenced (49 respondents)
- #3 Warm + Inviting (35 respondents)
- #4 Civic (26 respondents)
PREFERRED DESIGN VALUES

CONTEXTUAL INSPIRATION

TRADITIONALLY INFLUENCED

WARM + INVITING

CIVIC
AGENDA

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4. Next Steps
# BUILDING PROGRAM OPTION

<table>
<thead>
<tr>
<th>Proposed Spaces:</th>
<th>Compare to (E) Spaces:</th>
</tr>
</thead>
<tbody>
<tr>
<td>1 Lobby and Reception</td>
<td>Lounge 2</td>
</tr>
<tr>
<td>Social Lounge and Gallery</td>
<td></td>
</tr>
<tr>
<td>2 Community Hall</td>
<td>Auditorium @ 3,500 sf</td>
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<tr>
<td>Multipurpose Room @ 4,000 sf</td>
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</tr>
<tr>
<td>Raised Platform</td>
<td></td>
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<tr>
<td>Catering Kitchen</td>
<td></td>
</tr>
<tr>
<td>Conference/Small Meeting Room</td>
<td></td>
</tr>
<tr>
<td>3 Enrichment and Personal Development</td>
<td>Teen Room</td>
</tr>
<tr>
<td>Enrichment Center Classroom</td>
<td></td>
</tr>
<tr>
<td>Teen Scene/Adult Drop-in</td>
<td></td>
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<tr>
<td>Kids Town</td>
<td></td>
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<tr>
<td>Musical Arts</td>
<td></td>
</tr>
<tr>
<td>Studio B</td>
<td></td>
</tr>
<tr>
<td>4 Social &amp; Assembly</td>
<td>Social Hall</td>
</tr>
<tr>
<td>Large Meeting Room</td>
<td></td>
</tr>
<tr>
<td>Active Lounge</td>
<td>Lounge 1</td>
</tr>
<tr>
<td>5 Tinker Lab</td>
<td>Computer Room</td>
</tr>
<tr>
<td>Maker Space</td>
<td></td>
</tr>
<tr>
<td>6 Visual &amp; Fine Arts</td>
<td>Art Room</td>
</tr>
<tr>
<td>Fine Arts</td>
<td></td>
</tr>
<tr>
<td>Creative Arts &amp; Ceramics</td>
<td>Craft room</td>
</tr>
<tr>
<td>Kiln Room</td>
<td></td>
</tr>
<tr>
<td>7 Performing Arts, Dance, &amp; Fitness</td>
<td>Dance Studio</td>
</tr>
<tr>
<td></td>
<td></td>
</tr>
<tr>
<td>8 Staff Spaces</td>
<td></td>
</tr>
<tr>
<td>9 Support Spaces</td>
<td></td>
</tr>
</tbody>
</table>

## ADDITIONAL & IMPROVED PROGRAMMING SPACES:

- Attractive Community Hall with raised platform
- Teen Scene classroom
- Kids Town classroom
- Maker Space
- Dance & Fitness Studio

**Total Program** ~35,700 sf
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4. Next Steps
# Burlingame Community Center

## Conceptual Design Options: CAC Summary

<table>
<thead>
<tr>
<th></th>
<th>A1</th>
<th>A2</th>
<th>B1</th>
<th>B2</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Design Values</strong></td>
<td>Traditionally Influenced &quot;Mission&quot;</td>
<td>Traditionally Influenced &quot;Arts &amp; Crafts&quot;</td>
<td>Warm &amp; Inviting &quot;Gables&quot;</td>
<td>Warm &amp; Inviting &quot;Pavilions in the Park&quot;</td>
</tr>
<tr>
<td><strong>Comments:</strong></td>
<td>Like the entry tower</td>
<td>Like the feel of the community hall massing</td>
<td>Gable roof too dominant</td>
<td>Building forms melt well with the park</td>
</tr>
<tr>
<td></td>
<td>More articulation needed</td>
<td>Entrance feels too institutional</td>
<td></td>
<td>Like how the buildings open up to the park</td>
</tr>
<tr>
<td></td>
<td>Explore incorporation of arches</td>
<td>Like the trellis</td>
<td></td>
<td>Well-articulated</td>
</tr>
<tr>
<td></td>
<td>Make colonnade more prominent</td>
<td>More shallow roof pitch</td>
<td></td>
<td>Like the transparency</td>
</tr>
<tr>
<td></td>
<td>Include more traditional mission or Spanish influenced elements</td>
<td></td>
<td></td>
<td>Butterfly and shed roofs reduce the visual prominence of the roof forms</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td>Building forms too broken up?</td>
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<td></td>
<td></td>
<td></td>
<td>Not timeless</td>
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<tr>
<td></td>
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<td></td>
<td></td>
<td>Does not feel like Burlingame</td>
</tr>
</tbody>
</table>
OPTION A: DESIGN ELEMENTS

Explore the incorporation of arches

More prominent colonnades

Trellis for covered outdoor areas and sun shading
OPTION A: DESIGN ELEMENTS

- Punched window openings along Burlingame Ave.
- Broad overhangs and grand entry
- Possible vertical tower Element at entry
OPTION A: DESIGN ELEMENTS

- Broad overhangs and arched openings
- Greater articulation
- More prominent colonnade
OPTION B: DESIGN ELEMENTS

- Continuous sun shading trellis
- Shed roof forms open up towards park
- Generous glazing towards park side
OPTION B: DESIGN ELEMENTS

- Alternating façade depth along Burlingame Ave.
- Continuous sun shading trellis on south façade
- Butterfly roof embraces both street and park side entries
OPTION B: DESIGN ELEMENTS

- **Butterfly roof** embraces both park and street entrances
- **Shed roof** forms open up towards park
- **More glazing and openings** towards the park
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NEXT STEPS

- **AUGUST 17th:**
  City Council Study Session Meeting, 6pm

- **AUGUST 25th:**
  Planning Commission Meeting, 7pm