Clean and Safe Neighborhood Parks Bond, Neighborhood Parks Project
Alamo Square Park Restroom Project

WELCOME TO THE COMMUNITY MEETING

Mtg 2: May 16, 2012
Clean and Safe Neighborhood Parks Bond, Neighborhood Parks Project
Alamo Square Park Restroom Project

AGENDA

5 MIN     INTRODUCTIONS
30 MIN    PRESENTATION
30 MIN    QUESTIONS/COMMENTS
15 MIN    NEXT STEPS
Clean and Safe Neighborhood Parks Bond, Neighborhood Parks Project
Alamo Square Park Restroom Project

PROJECT TEAM:

PROJECT MANAGEMENT
Mary Hobson, Project Manager, Recreation and Parks Department

PROJECT DESIGN
Jasmine Kaw, Landscape Architect, Department of Public Works
Nelson Szeto, Architect, Department of Public Works

PARK OPERATIONS & MAINTENANCE
Steve Cismowski, Neighborhood Services Area Manager, RPD
### Baseline Project Budget

Total Construction Budget: $1.2 Million

### Baseline Project Schedule

<table>
<thead>
<tr>
<th>Phase</th>
<th>Start</th>
<th>Finish</th>
<th>Duration</th>
</tr>
</thead>
<tbody>
<tr>
<td>Planning</td>
<td>Winter 2011</td>
<td>Summer 2012</td>
<td>8 months*</td>
</tr>
<tr>
<td>Design</td>
<td>Fall 2012</td>
<td>Winter 2012</td>
<td>6 months*</td>
</tr>
<tr>
<td>Bid/Award</td>
<td>Winter 2012</td>
<td>Spring 2013</td>
<td>3 months</td>
</tr>
<tr>
<td>Construction</td>
<td>Spring 2013</td>
<td>Winter 2013</td>
<td>9 months</td>
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<tr>
<td>OPENS TO THE PUBLIC:</td>
<td>Winter 2013</td>
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*May increase due to final renovation option selection*
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Renovation Work Includes:

- New Men’s and Women’s Restrooms
- Accessible Paths to and from the Restroom
- Signage
- Related Site Improvements

Aerial View of the Alamo Square Park
Community Meeting #2

Goals

- Review and confirm the feedback received during Meeting #1.
- Review proposed site plans developed based on that feedback, and select a preferred Renovation Option.
- Gather feedback on site specific project features, such as fencing, lighting and landscape.
Community Meeting #1
Recap of Community Feedback

- The restroom location chosen should have minimal impact to the site.
- The Summit location was preferred over other proposed locations; however, there was concern about how the new accessible path might impact the existing site, trees, slopes, etc.
- Like the idea of renovating the existing restroom, if feasible.
- Expressed that the “Traditional” and the “Contemporary” restroom models do not fit into the Alamo Square aesthetics. Prefer a different building design option.
- If the unisex restroom is placed next to existing accessible path of travel, the north of the playground location was preferable.
- Eliminate the need for a cargo container on-site by providing gardener’s work and storage space.
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Alamo Restroom Bldg Location Options

- Proposed Unisex Restroom: North of Playground Location
- Existing Restroom @ Summit
- Existing Accessible Path of Travel
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Alamo Restroom Bldg Renovation Options

**Summit Site**

**RENOVATION OPTION 1**– Full renovation and seismic upgrade of existing restroom building with new accessible ramp to the Summit. Gardener’s work and storage space is added (remove existing cargo container.)

**RENOVATION OPTION 2**– Full renovation and seismic upgrade of existing restroom building without new accessible ramp to the Summit. Alternate accessible restroom accommodation, a *unisex restroom* (north of playground location), is required. Gardener’s work and storage space is added (remove existing cargo container.)
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Renovation Option 1
Renovation Option 2

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Existing Alamo Restroom Bldg Renovation Plans – Options 1 & 2

Existing Restroom Floor Plan

Proposed Restroom Floor Plan – Option 1

Proposed Restroom Floor Plan – Option 2
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Existing Alamo Restroom Bldg Renovation
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Existing Alamo Restroom Bldg Renovation
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**Proposed ADA Path of Travel – Option 1**

- Proposed Accessible Path of Travel to the Summit
- Existing Accessible Path of Travel
- Existing Playground
- Existing Restroom
- Existing Picnic Area
- Existing Tennis Court
- ADA Ramp to Restroom
- Restroom Building
- Maintenance & Storage Room
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Proposed ADA Path of Travel Visualization – Option 1
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Proposed Unisex Restroom Design – Option 2
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Alamo Restroom Bldg Renovation Options Summary

<table>
<thead>
<tr>
<th>Option</th>
<th>Existing Restroom Renovation</th>
<th>Seismic Upgrade of Existing Restroom</th>
<th>Unisex Restroom</th>
<th>Accessible Ramp</th>
<th>Total # of Tree Loss</th>
<th>Estimated Conceptual Construction Cost</th>
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<tr>
<td>Option 1</td>
<td>Yes</td>
<td>Yes</td>
<td>No</td>
<td>Yes</td>
<td>21*</td>
<td>$1,000,000</td>
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<td>Option 2</td>
<td>Yes</td>
<td>Yes</td>
<td>Yes</td>
<td>No</td>
<td>7*</td>
<td>$1,100,000</td>
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* Out of the total tree loss count of 21 for Option 1, 16 are evaluated by a certified Arborist to be in “poor” condition, 3 are rated “moderate” and 2 are rated “good.” For Option 2, out of the 7 total loss, 5 are in “poor” condition and 2 are rated “moderate.”
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Questions & Comments?
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Project Development

- Arts Commission Civic Design Review
- Historic Preservation Committee
- Recreation and Parks Commission Approval of the Final Concept Plan

Baseline Project Schedule:

- Community Meeting 2 5/16
- Detailed Design and Bid Complete
- Construction Begins
- Construction Ends
Thank you!

For additional comments/questions, please contact:

Mary Hobson, Project Manager
Recreation and Parks Department

(415) 581-2575
Email: mary.hobson@sfgov.org

www.sfrecpark.org/restroomProject.aspx