

SAMMAMISH COMMUNITY & AQUATIC CENTER



COMPLETION

2016

SITE AREA

9.35 Acres

BUILDING SIZE

69,000 SF

PARKING CAPACITY

114 Surface

185 Structure

TOTAL ANTICIPATED COST

\$33,000,000

ARCHITECT

Barker Rinker Seacat Architecture

CIVIL ENGINEER

CEKO, LLC

GEOTECHNICAL ENGINEER

Kleinfelder, Inc.

STRUCTURAL ENGINEER

KPFF Consulting Engineers

LANDSCAPE ARCHITECT

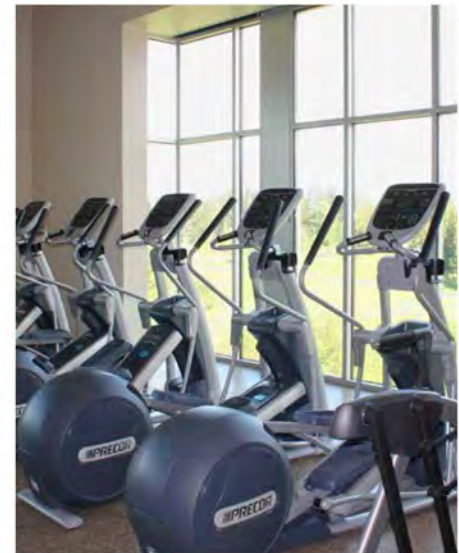
Site Workshop, LLC

COMMISSIONING AGENT

Engineering Economics, Inc.

CONTRACTOR

Porter Brothers Construction, Inc.



PROJECT SUMMARY

The Sammamish Community and Aquatic Center is a two-story building located on the Sammamish Commons campus, adjacent to the Sammamish Library and City Hall. The project added an access loop road, a parking structure and surface parking. The building includes a 6-lane, 25-yard lap pool, a 3,300 square foot leisure pool, a spa, two gymnasiums, a jogging track, fitness space, group fitness rooms, a break room, a family center room, meeting spaces, child watch areas, administration offices and service areas.

Although the project does not include LEED certification for the building, every effort was made to design the facility with energy efficient systems and LID techniques for stormwater. These include energy efficient mechanical and electrical systems, lighting controls and LED lights throughout the building, regenerative filters for the pools that utilize a fraction of the water used by traditional sand filtration systems, a green roof over the entrance canopy to the building, a stormwater detention area for the parking garage, permeable asphalt driveways and parking lots, porous concrete pedestrian walkways, grey water recycling for toilets (rainwater harvesting) as well as on-site and off-site afforestation. The off-site afforestation alone is about 6.5 acres of planting using native species. The facility has wiring for future electrical car charging stations.

TIMELINE

The City conducted a comprehensive community center feasibility study in 2011. In mid-2012, the YMCA was confirmed as the operating partner for the new facility. In the summer of 2012, the City Council approved a resolution authorizing staff to place an advisory vote on the general election ballot regarding the construction of the Community and Aquatic Center. Following the election results in favor of constructing the proposed facility, the City Council authorized the staff to proceed with the steps necessary to design and construct the center.

The design, construction documents and permitting of the Community & Aquatic facility took about a year to complete from March 2013 to April 2014. The project was bid in April 2014 and awarded a month later. Construction commenced in June 2014 and the facility opened its doors to the public on April 22, 2016.

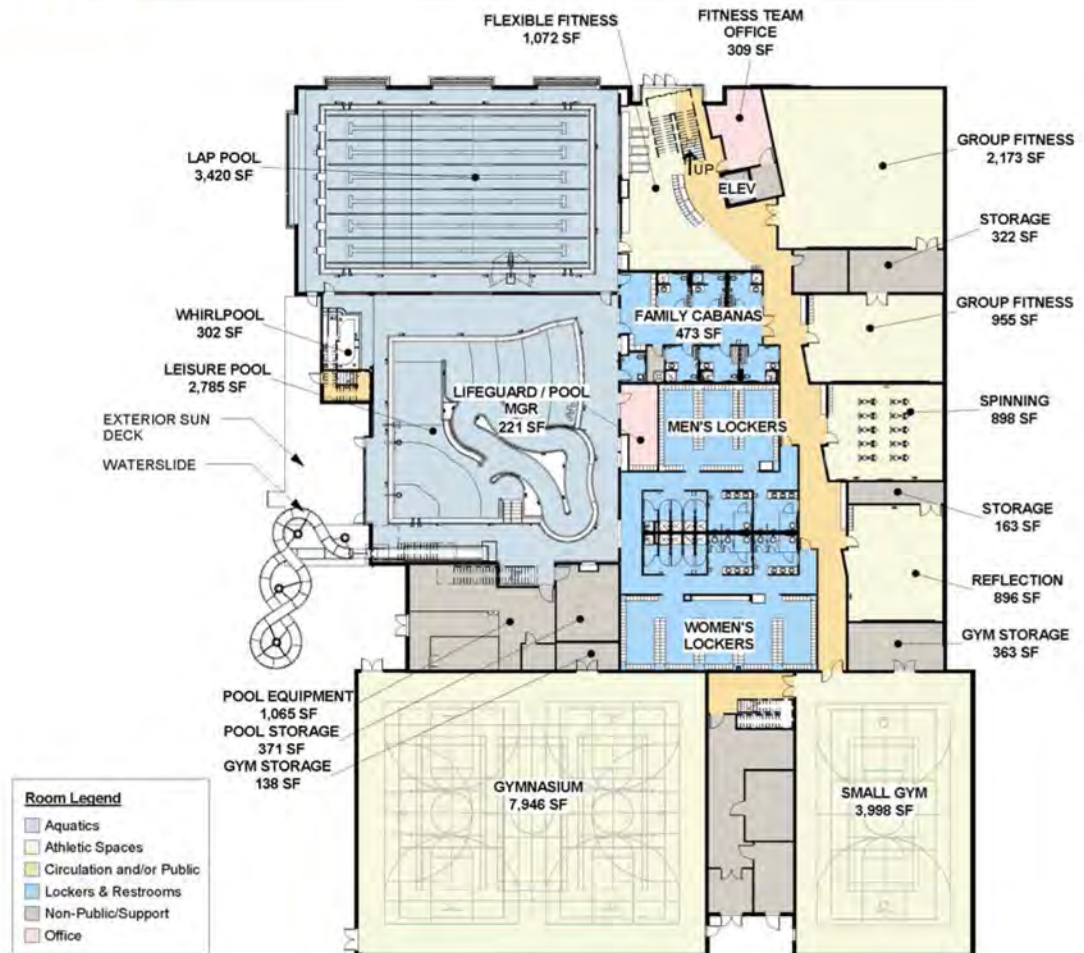
SITE PLAN



UPPER LEVEL



LOWER LEVEL



FINANCE AND OPERATIONS



FUNDING

The facility is located on city-owned land. The total project costs are anticipated to be approximately \$32.9 million at project close-out. The soft costs are approximately \$3.2 million and construction costs are estimated to be \$29.7 million at final completion. The city's operating partner, the YMCA, contributed \$5 million towards the project costs and the remaining costs were covered by a portion of the city's financial reserves and the Parks CIP funds.

OPERATION

Although the Sammamish Community and Aquatic Center is owned by the City, the day-to-day operations are handled by the city's operating partner, the YMCA. As part of their partnership with the city, the YMCA contributed \$5 million towards the project costs. They also furnished and equipped the facility and will be responsible for all operating expenses, ongoing maintenance and capital replacement costs.

QUESTIONS? Kirkland Prop 1: info@goodkirkland.org

