

Project: John Chavis Memorial Park
Raleigh, NC
Number: 2014-0170

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Type of Meeting: General Public Schematic Design Review

Date of Meeting: February 15th, 2017, 4:00-6:00 pm

Date of Report: February 17th, 2017

Reported by: Sonny Patel, Clearscapes, PA

Present at Meeting: Shawsheen Baker, PR&CR
 Kristen Shea, PR&CR
 Kim Curry-Evans, PR&CR
 Luke Wallenbeck, PR&CR
 Ken Hisler, PR&CR

Eric Davis, Rachel Watson (Surface 678)

David Wilson (project artist)

Steve Schuster, Sonny Patel, Emily Morgan (Clearscapes)

Attachments: 1. Public Input Comments

This report is the writer's interpretation of the events, discussions, and transactions which took place during the meeting. If there are any additions and/or corrections, please inform the writer within three (3) days.

Action	#	Items Discussed
	1.000	Introduction and Agenda (4:09 – 4:11)
	1.001	Shawsheen Baker welcomed participants and presented the agenda: 4:00 – 4:30pm - Design Update - Planning Updates - Concept Design - Public Art Opportunities 4:30 – 4:45pm - Group Questions 4:45 – 5:30pm - Breakout Sessions 5:30 – 6:00pm - Summary + Next Steps After doing so, Shawsheen introduced the members of the design team and then handed the presentation to Steve Schuster of Clearscapes.
	2.000	Planning Updates (4:11 – 4:31)

	2.001	<p>Steve Schuster gave a brief overview of the day's events, outlining the general framework of the meeting, emphasizing the fact that the design team is here to listen and will stay until all questions have been answered. He then moved into explaining the master planning process to date and how it began with a 2-year community-driven master plan to establish priorities, followed by a 1-year Strategic Implementation Study to test and refine elements of the master plan. The Strategic Implementation Study determined the Phase 1 scope based on the priorities determined by the community in the master plan.</p>
	3.000	Phase I
	3.001	<p>SS presented the scope of Phase I on a site plan, which is currently in the schematic design phase. He reiterated that, based on priorities determined in the Strategic Implementation Study, the Phase 1 focus is building from the center of the park out and that sequencing will keep the park operational during construction. He then outlined the specific elements involved in the Phase 1 scope, which includes:</p> <ul style="list-style-type: none"> -new and expanded community center -new multi-functional central plaza -new and expanded playground area -renovated original carousel house
	3.002	<p>Eric Davis of Surface 678 reiterated the design process involved with JCMP, which entails:</p> <ol style="list-style-type: none"> 1. Listening 2. Researching 3. Designing 4. Testing <p>After doing so, ED gave a recap of the previous public meeting and explained the structure and results of the youth input sessions. The youth results were then compared to the adult results from the Strategic Implementation Study to help illustrate why specific playground elements were chosen in the Schematic Design plan.</p> <p>Playground: Eric Davis presented the playground, pointing out that the current playground is 14,000sf and the proposed, Schematic Design version will be close to 28,000sf. ED noted that these numbers will undoubtedly fluctuate as we are in the 'test' phase of the design process. ED moved deeper into the schematic design plan, explaining the priorities for the public to:</p> <ol style="list-style-type: none"> 1. Make it unique 2. Make it inclusive 3. Make it safe 4. Provide amenities <p>He then discussed the elements of the playground site plan in detail while</p>

		moving on to the specifics of the equipment types and playground surfaces.
	3.003	<p>Central plaza: ED presented the community's priorities to:</p> <ol style="list-style-type: none"> 1. Support community events 2. Generate revenue 3. Make it safe 4. Make it unique. <p>He showed images that got the most positive feedback from the community during the Strategic Implementation Study. The feedback helped guide the central plaza design to provide water play with a splash pad and natural splash area during the warm months. There will be an upper plaza area that can serve as a stage for performances (for which the NC Symphony is the benchmark), while the lower plaza will be able to accommodate 700 seats. There will be moveable shaded seating, designated locations for food trucks, and capacity for up to 60 tents during festival events. The central plaza also provides the space for a 60' x 120' ice rink during the winter months – highlighting the flexibility and adaptability of the Central Plaza. Eric then presented and described the perspective renderings of the playground, central plaza and water play features.</p>
	3.004	<p>Original carousel house: SS presented the community's priorities to</p> <ol style="list-style-type: none"> 1. Provide amenities 2. Have opportunities to serve food 3. Not become a bathroom building <p>He showed the proximity to the new playground and how the additional comfort station, drinking fountain, and trash/recycling will be built outside of the main building footprint to serve that area. There will also be an opportunity for shaded seating under the roof of the original carousel house. There will be a family bathroom, storage room, and kitchenette to serve the interior space of the original carousel house, which will have about 2000 SF of open space. It should be able to provide tables and seating for about 88 people, or standing room for about 150. The renovated space will be air-conditioned, and the exterior wall openings will be glazed to allow for transparency and daylight. He then showed the rendering of the renovation.</p>
	3.005	<p>Community center: SS presented the community's priorities for the new building to</p> <ol style="list-style-type: none"> 1. Have views out to the park and city 2. Have transparency 3. Be iconic 4. Provide a front porch and a range of activity spaces 5. Tell the community's story <p>Steve presented the Community Center floor plans. The main entry will be roughly equidistant from the North and South parking lots, there will be a covered porch space at the upper plaza, field level access on the second floor, and a view towards downtown from the larger multi-purpose space. The lower level will include main entry and fitness spaces such as</p>

		gymnasium, weights/fitness, locker rooms and 2 program rooms. The upper level will include the cultural and meeting spaces like 2 multi-purpose rooms and 2 smaller meeting/program rooms. One of the multi-purpose rooms will have a warming kitchen associated with it for catering prep. The restrooms on the upper floor will serve the indoor spaces, as well as certain events from the field and existing track area. There will be access to an indoor walking track in the gymnasium at this level.
	4.000	Concept Design (4:31 – 4:34)
	4.001	Steve then explained how the building got its shape through the building massing diagram. He noted how the park and site influenced the architecture and how the building is unique to JCMP. If you were to move this building to another site, it wouldn't make any sense – it only works at JCMP. He then moved on to presenting the 3D renderings showing the aerial view, along with the seasonal central plaza views. He reiterated how these images are preliminary studies that show massing and the relationship to solid and voids – there is no definition of material yet.
	5.000	Public Art Opportunities (4:35 – 4:45)
	5.001	<p>David Wilson presented the opportunities for public art within the park. He is working with Terry Naranjo, a landscape architect from NYC, to explore where art can happen within the site. David outlined his process in creating art opportunities within the site:</p> <ol style="list-style-type: none"> 1. Listen and discover – taking photographs & conducting interviews 2. Gather feedback 3. Define 4. Analysis <p>He reiterated how he is focusing his efforts on SE Raleigh as a whole, not just JCMP, and hopes to gather stories from the community and incorporate them into the park. From which, David has begun to explore opportunities available, which are:</p> <ol style="list-style-type: none"> 1. Paths & Plazas 2. Tree grates 3. Stairways – could be a community project 4. Glowing Concrete 5. Interactive Projection Mapping 6. Interactive LEDs w/ Motion Detection <p>David continued to emphasize the importance of telling a story and the significance of pulling from the rich cultural history of JCMP and SE Raleigh. Technology can help tell a story and be an important 'wow' factor for the park. An example can be elements such as lights tying into the Community Center through color and/or pattern. The</p>

		goal is to develop art that is dynamic in the evening, as well as the day since there will be more night time activity at JCMP. He reviewed some materials that could be used in the palette for the project: wood, brick, stone, glass, mesh, HPL, and metal panel.
	6.000	Group Questions (4:45 – 5:00)
	6.001	SS opened the floor to broad questions from the community. These are divided into those related to Phase I and those related to future phases.
	6.002	<p>Phase I questions and comments:</p> <ol style="list-style-type: none"> 1. There were compliments on the design of the project (site and building), and acknowledgement of the vast progress made over the past year. 2. Are the site and buildings wheelchair accessible? SS explained that all site features and the community center are designed to be fully accessible. Although both floors of the community center will have access at grade, there will be an elevator in the building. 3. How many bathrooms are there? SS pointed out there are restrooms on both floors of the community center (12 women's fixtures, 11 men's fixtures, 1 family toilet currently shown). The original carousel house will have 2 women's fixtures and 2 men's fixtures open to outdoor activities during park hours, and the family toilet room inside the carousel house will be accessible when the building is open. 4. There was concern that a concession stand should be included in the community center to provide healthy food options aside from vending machines, similar to the Alexander YMCA. It was explained that the Y has an outside vendor who pays to use the space. The design team will study where infrastructure for a future concession stand can be incorporated so that an outside vendor can be accommodated. 5. Several people voiced concern about the need for an ice rink. There were many suggestions to omit the ice rink and reallocate those funds elsewhere.
	6.003	<p>Future phases questions and comments:</p> <ol style="list-style-type: none"> 1. SS clarified that the new community center will be located to allow for expansion of the park to include a separate aquatic center building with both indoor and outdoor pools. The master plan shows the aquatic center to be located where the existing community center is now in a future phase. 2. Will the park ever have a P-51 Mustang airplane like those flown by the Tuskegee Airmen? How much would this cost? The master plan presents opportunities to include such a feature, however this is not included in Phase I. The cost research can be found in the Strategic Implementation Study.

	7.000	Breakout Session (4:45 – 5:35)
	7.001	At this point, everyone had the opportunity to look closer at the plans and images on the easels and to ask questions of the design team. The displays showed floor plans for the community center and the carousel house, 3d massing renderings of both buildings' exterior, Phase I site plan, site plan showing activity during the warmer months, plan options of the central plaza serving various functions, playground plan design, playground equipment, and 3d renderings of the central plaza and playground. The members of the community were handed comment cards to write down all their questions and comments, whether or not they vocalized them. A summary of these comments is attached at the end of this document. Some of the questions and comments made to the design team are below, divided into those related to Phase I and those related to future phases.
	7.002	Phase I questions and comments: <ol style="list-style-type: none"> 1. There were a few people who were more interested in providing a roller rink rather than an ice skating rink. There was concern that the ice rink was not unique enough to be a draw and that the mild winters would be problematic for its operation. The design team will evaluate the feasibility of roller skating and skateboarding elements in this phase. 2. Will the play structures be inspected and cleaned daily? Like all the other playgrounds in the system, this playground will be placed on the playground maintenance schedule and will be inspected on a weekly basis in order to maintain code compliance. The playground will be cleaned on a regularly schedule as well. 3. If the elevator remains in the location shown on today's floor plans of the community center, maybe provide an intermediate resting space for chairs or bench in the corridor. 4. Will there be new/better lighting throughout the park? The heart of the park will have new lighting, which includes the Heritage Plaza, playground, Central Plaza, and Community Center. 5. Would like the art component(s) to express African-American history, including icons and leaders. Would also like to see art, imagery and text to educate the youth, similar to how the wall of fame in the existing community center does. 6. Would like to see technology in the art – "wow" factors! 7. Would like to see gaming opportunities, such as chess, translated into art.
	7.003	Future phases questions and comments: <ol style="list-style-type: none"> 1.
	8.000	Group Questions, Summary + Next Steps (5:35 – 6:00)

	8.001	<p>Before SS opened the floor up to additional comments and questions, he and ED recapped the most common concerns of the night that the design team will study:</p> <ol style="list-style-type: none"> 1. Provide infrastructure for concessions vendor in community center 2. Placement of elevator in community center, 1 vs. 2 elevators 3. Cost vs. value of ice skating rink 4. Not enough storage <p>Phase I group questions and comments</p> <ol style="list-style-type: none"> 1. Would like to see picnic areas fenced off 2. What sustainability measures will be taken with the building? The City of Raleigh requires that all of their new buildings set a goal to achieve LEED Silver rating. 3. What kind of federal funding will the project receive for sustainable measures? We have been pursuing grant opportunities and will continue to do so, not just on sustainability. 4. What is happening to the tennis courts in Phase 1? They will be removed to make way for the new Community Center, and are in the master plan to be located just north of MLK Blvd. in a future phase. 5. Existing carousel – will it remain in operation during construction? The goal is to keep the existing community center and carousel operational as long as possible during construction. There may be a short period of time where they go dark before the new community center opens. 6. Is there rock climbing in the play area? There are climbing elements shown in the design but they are more transparent than traditional rock climbing structures for safety and supervision reasons. 7. Would like to see a replica plane instead of an ice rink, which was not shown in the master plan. The design team will study removing the ice rink from Phase I, but the saved funds are not expected to make up for the cost of a replica plane. The master plan provides opportunities for a plane in future phases, however it is not included in Phase I. The cost research can be found in the Strategic Implementation Study. 8. What activities and draws will there be for middle and high school age kids? Currently there is the central plaza which will provide opportunities for a wide range of programming, water play for all ages, and a game room in the community center. The design team will study opportunities for a skate spot on the site as well. 9. Can a partnership with local businesses provide the food amenity to the community center? This is an operation item that can be looked at during facility programming. 10. What kind of technology improvements will be included in the new
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		building? There will be wifi, infrastructure for future tech. advancements, data and power throughout, LED lighting, speakers, etc. Multiple rooms contain specific A/V needs. This is a level of design that will be addressed and incorporated in the coming months.
	8.002	Future phases questions and comments: 1. Is the original train included in future park plans? Phase I of the park does not include a train, but the Phase I site design will allow for a future tired vehicle to be included in a future phase.
	9.000	Next Steps
		SS closed the meeting with a summary of the project schedule. 1. Construction documents will wrap up in Winter 2018 2. Project will be out to bid in Winter 2018 3. Construction will start Spring 2018 4. Park open late Summer 2019
		END OF MEETING MINUTES