

TOWN OF ORCHARD PARK

**BRUSH MOUNTAIN
MULTI-GENERATIONAL COMMUNITY CENTER**

WENDEL || ARCHITEKTON
MAY 31, 2016



ARCHITEKTON

BRUSH MOUNTAIN MULTI-GENERATIONAL COMMUNITY CENTER

TOWN OF ORCHARD PARK

May 31, 2016

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BRUSH MOUNTAIN MULTI-GENERATIONAL COMMUNITY CENTER

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HISTORY

The Brush Mountain Multi-Generational Community Center has a rather long history. The Center was first discussed in a 2009 report for the Brush Mountain Park Master Plan. Between 2009 and 2015, a final plan for the facility was not pursued. The Wendel Team (Wendel and Architekton) was hired in 2015 to assist the Town of Orchard Park, guiding them towards a Schematic plan for the Community Center.

The intent of the center is/was to bring together the Town’s Recreational facilities and the Town’s Senior Center under one roof, thus forming a Multi-Generational Community Center.

PROCESS

The Wendel team undertook a lengthy and involved outreach process. It was essential to gather feedback from all potential user groups of the facility. This feedback allowed us to develop a Final program that, through an extensive design process, evolved into the building plan.

RECOMMENDATIONS

The final building, located in the southwest corner of the park, is approximately 136,591 square feet, with exterior space dedicated to circulation and parking. The building will be constructed out of a series of 1-story pre-engineered metal buildings, with the addition of unique details and forms to enhance the aesthetics.

The major elements of the building include:

- Community & Senior Center: 56,461 sq.ft.
- Gym: 12,871 sq.ft.
- Indoor Pool: 18,105 sq.ft.
- Outdoor Splash Pad: 19,110 sq.ft.
- Field House: 30,044 sq.ft.

PHASING & COSTS

Phasing of such a large facility is often used to make a project more financially feasible by spreading costs over time. The layout and function of the spaces as well as the structural and mechanical systems, were considered as part of the phasing discussion. We also considered the Town’s priorities.

The Team developed an Opinion of Probable Construction Costs, which is an early calculation of the approximate costs of the project by phase. We calculated a low and a high cost for each phase to give the Town an idea of the range of possible costs (different finishes/equipment will impact the final cost). The OPCC assumes that all phases will be constructed at the same time. If the project is constructed in phases, then escalation costs must be added for each phase. The Town and the residents will be the ones to guide this ultimate decision. It is anticipated that a vote will be held in 2016 to determine the direction of the Brush Mountain Multi Generational Community Center.

2016 OPCC Summary Table

			Low	High
		sf	total	total
Phase 1	Sr. Ctr/Comm. Ctr	56,461	\$ 12,421,420.00	\$ 15,244,470.00
Phase 2	Gym	12,871	\$ 2,188,070.00	\$ 2,574,200.00
Phase 3a	Pool	18,105	\$ 4,345,200.00	\$ 5,250,450.00
Phase 3b	Splash Pad	19,110	\$ 1,528,800.00	\$ 1,911,000.00
Phase 4	Field House	30,044	\$ 5,407,920.00	\$ 6,609,680.00
		136,591	\$ 25,891,410.00	\$ 31,589,800.00

B. PROJECT & PROCESS

HISTORY

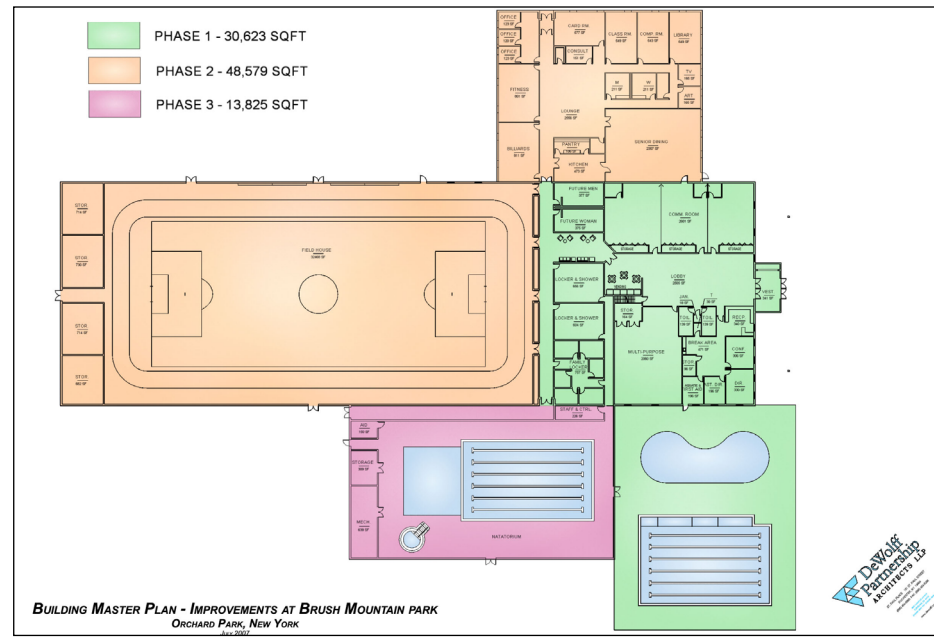
The Brush Mountain Multi-Generational Community Center has a long history. The over 65 and under 18 populations have been on the rise in recent years, causing overcrowding at the senior center and within the existing recreation programs.

In 2009 the Town and their consultants (Peter J. Smith & Company, Inc.) produced a report titled “Master Plan for Improvements at Brush Mountain Park”. This plan established Park improvement goals, and identified a need and location for a proposed community/senior center. The Plan further elaborated on the center and proposed a program, plan and elevations. However, due to cost constraints, the Community/Senior Center was put on hold and the Town chose to pursue park improvements over a period of time.

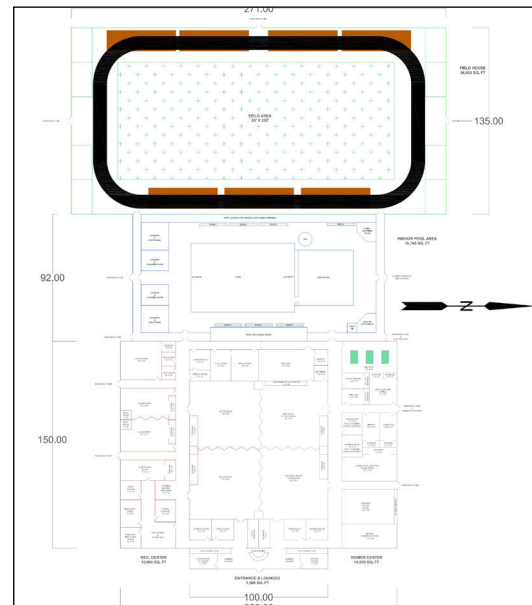
In 2011 the Town Engineering Department revisited the center and the previous report. They created an interim program and building layout, however it was not pursued by the Town. In 2015 the Town looked to the Wendel Team to reconcile the program and produce a schematic design that meets today’s needs.

INTRODUCTION TO PROCESS

The Town, stakeholders and Project Team undertook a very important and unique process to arrive at the recommendations for the Brush Mountain Multi-Generational Community Center. To truly call this a community center, it was essential to obtain input from various sources throughout the Town.



2009 Building Plan



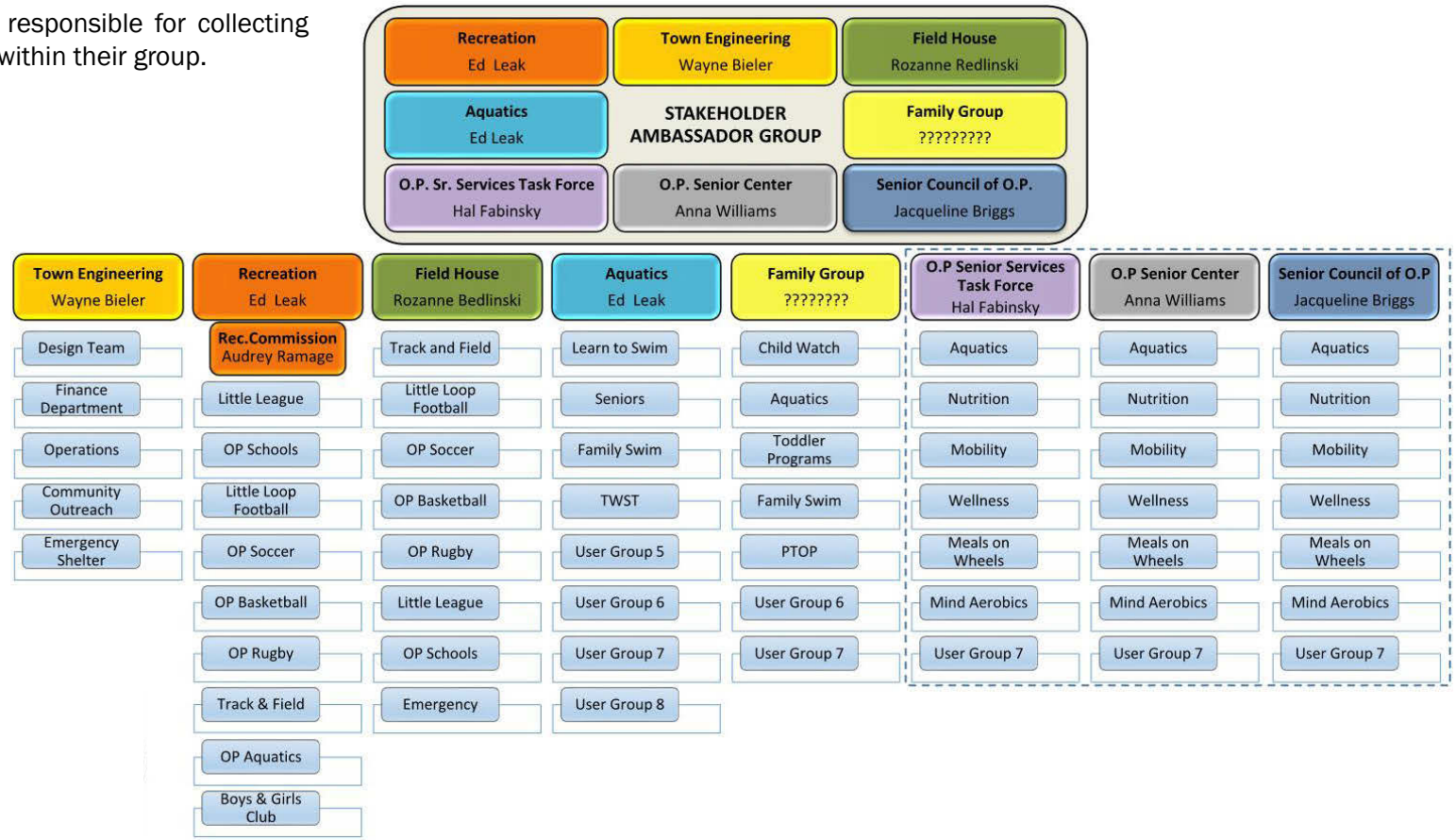
2011 Building Plan



2009 Master Plan

TEAM

At a very early stage in the process, the town recognized the value of community input. We worked with the Town to identify the major stakeholders/user groups. Realizing the list was very long, it was determined that we would adjust our approach. We identified “Ambassadors” for each of the major stakeholder groups. The Ambassadors and the Town Representatives made up the Design Review Committee. Within each of those user groups were the individuals, teams and organizations that would offer their input. Each Ambassador was responsible for collecting and disseminating information within their group.



Ambassadors & User Groups

B. PROJECT & PROCESS

PROGRAM RECONCILIATION

As part of a months-long outreach process, we worked with the ambassadors to reconcile the program. The team did not start from scratch with the program but we used the 2009 and 2011 programs along with stakeholder input to build the 2015 program (see figure & Appendix 1). It was important that the previous research and efforts not be ignored, but they be built upon. The phase involved extensive outreach and communication with the ambassadors and stakeholder groups. The goal of this phase was to build consensus and garner support for a final program. We collected and analyzed the previous programs, and then we questioned the stakeholder groups as to their current needs. We attended meetings and work sessions to refine, synthesize and finalize the program. Follows is a brief outline of each of the meetings, and the programming highlights. The full minutes are attached in Appendix 2.

Kick off meeting

Date: April 20th, 2015

Intent: Kick off meeting to establish the scope and structure of the project

Main Discussion Points:

- Decision making structure established
- Schedule established
- Discussion of basic concerns.

Area	Room/Unit	2,009			2011			Proposed 2015		
		Qty	SF Per	Total SF	Qty	SF Per	Total SF	Qty	SF Per	Total SF
Indoor Pool Area				16,745			16,745			16,745
	Pool	1								
	Spa	1								
	Zero Entry pool	1								
	Mechanical Room	1								
	Aquatic Supervisor	1								
	First Aid	1								
	Family Changing room	1								
	Men's Showers/Restrooms	1								
	Men's Lockers/Changing Room	1								
	Women's Showers/Restrooms	1								
	Women's Lockers/Changing Room	1								
	Open Lockers									
	Benches	7								
Recreation Center				10,053			11,398			30,298
	Women's Restroom	2	240	480						
	Men's Restroom	2	240	480						
	Storage	1	168	168						
	Open Office/Secretary	1		0	1	650	650			
	Assistant Dir. Office	1	225	225						
	Dir. Office	1	300	300						
	Office Storage	1	240	240						
	Staff Lounge	1	210	210						
	Conference Room	1	480	480						
	storage	1	120	120						
	Vending Machine Area	1	210	210						
	Multi-Purpose Room	2	2,500	5,000						
	Multi-Purpose Storage	2	132	264						
	Classroom	1	805	805						
	Restroom	1	56	56						
	Classroom Storage	2	88	175						
	Classroom	1	840	840						
	Community Room				1	0	0			
	Programming				1	285	285			
	Assistant Programming				1	0	0			
	Break Room				1	150	150			
	Copy Room				1	260	260			
	Program Registration				1	0	0			
	Outdoor Pool				1	0	0			
	Outdoor Splash Pad				1	0	0			
	Child Watch							1	2,000	2,000
	Gymnasium							1	7,000	7,000
	Fitness							1	7,500	7,500
	Activity Room							1	2,400	2,400

Program Reconciliation Table
(for full Table, see Appendix 2)

Stakeholder meeting #1, #2

Date: May 7-8, 2015

Intent: Gather information and establish a program

Seven (7) separate sessions were held over the course of 2 days to gather information from each of the stakeholder groups that were identified by the Ambassadors. The main goal of these work sessions was to establish a program for the multi-generational facility. These sessions were an opportunity for all stakeholders to express their wants and needs in an open forum without judgement.

Stakeholder meeting #3

Date: July 7th, 2015

Intent: refine the program

The initial purpose of the agenda was to refine the program as discussed during the work sessions. However, the meeting quickly gravitated towards a detailed discussion of the Field House wants/needs. We realized it was important to work through some of those details before we moved on.

The team discussed the specific desires regarding a field house designed for competitive events. From Section VI track and field to soccer, baseball, rugby and football, there are very specific requirements that would impact the size of not only the field house, but the entire community center and the parking needs.

After this meeting, a questionnaire was distributed to the user groups to more specifically identify their needs. This would allow the design team to perform a more thorough needs assessment.

Schematic Design Discussions with DRC

Date: August 11th, 2015

Intent: Review Schematic plan sketch

Met with the DRC to review the program and schematic plan sketch to obtain input and identify additional needs.

Schematic Design Presentation to DRC

Date: November 9th, 2015

Intent: Review the Final Plan

Town Board Final Presentation

Date: April 13th, 2016

Intent: Present the entire project to the public.

The Town of Orchard Park Town Board held a public meeting to present the final results of the design. The Wendel team described the process and presented the final program, plan and exterior renderings.

B.PROJECT & PROCESS

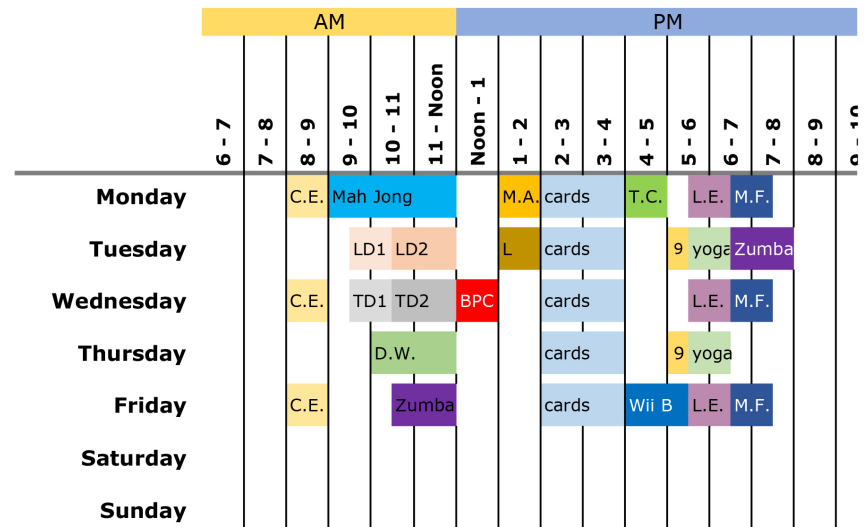
PROGRAM TESTING

After the team identified a final program, we validated and tested the specifics using data sheets. Based on the scheduling needs provided to us by the stakeholder groups (Appendix 3), we charted the schedules for each of the different program elements. It was important for us to base this program on the actual needs, and not just the wants. These tables allow us to test for efficiencies in the rooms, and even allow for future expansion. This exercise was performed for all of the spaces.

As an example, we charted the programming schedule for the seniors, and determined that one Activity Room could cover many of the senior activities.

Brush Mountain Activity Room Sample Schedule

Wendel + Architekton



key

program	
Cards	5
L.E. Ladie's Exercise	3
M.F. Men's Fitness	3
C.E. Chair Exercise	3
Yoga	2
9 Club 99 Exercise	2
Mah Jong	1
D.W. Diabetes Wellness	1
LD2 Intermediate Line Dance	1

program	
LD1 Beginner Line Dance	
TD2 Intermediate Tap	
L Language	
M.A. Mind Aerobics	
T.C. Tai Chi	
TD1 Beginner Tap	
BPC Blood Pressure Check	
Wii B Wii Bowling	
Zum Zumba	

Wendel + Architekton

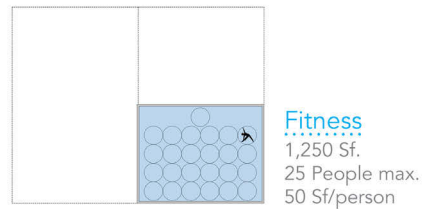
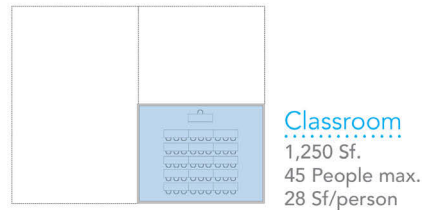
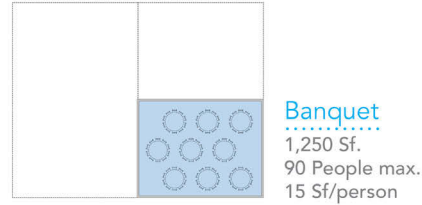
Once we identified how many and what type of rooms were needed, we tested them for efficiency and flexibility. Looking at the proposed room sizes, we were able to estimate the approximate capacity based on square footage. We then reviewed the programming needs to confirm that the room sizes were sufficient.

The Multi-Purpose room (MP) is the best example of how this was achieved. The MP room can be divided into several different configurations based on the needs at any given time. It can be:

- One large space (5,000 sf)
- 2 small spaces (1,250 sf each) and one medium (2,500 sf)
- 2 medium spaces (2,500 sf each).

Each of the spaces was tested for use as a banquet space, a classroom and a fitness space. Each of those uses has a specific square foot per person need (based on team experience). The following images demonstrate the testing results.

The program testing results were presented to the stakeholders and summarized in a report which can be found in Appendix 4.



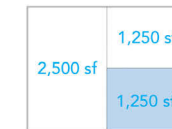
Multi - Purpose Small

Flexible and divisible into 3 separate rooms with acoustic operable walls. Carpet tile flooring, adjustable lighting, flexible furniture, audio-visual, adjacent to kitchen and exterior patio(s). Large storage room(s) adjacent.

Rentable for community events, movies, dances, weddings, and senior dining.

5,000 sf : divisible

Possible Program:



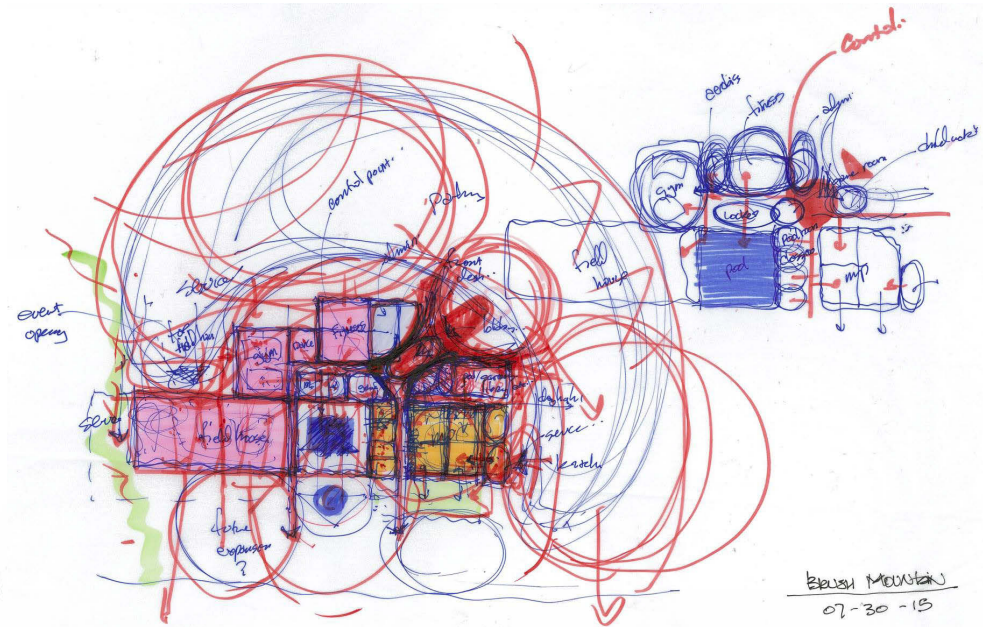
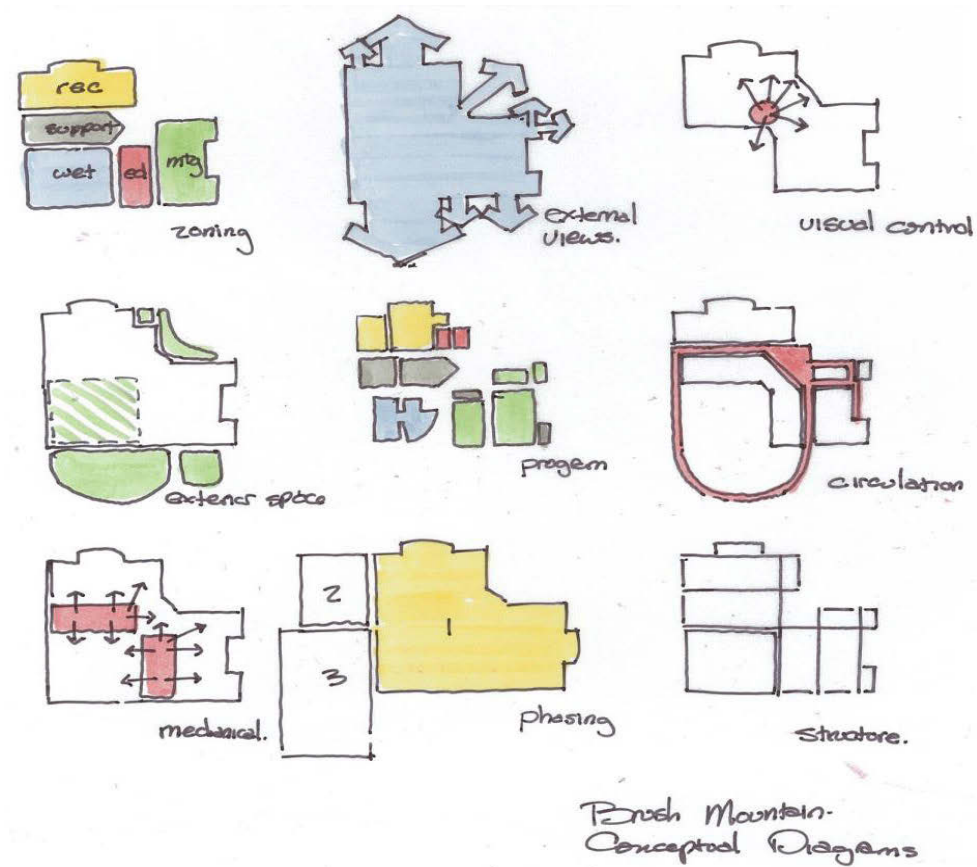
- *TGIF Summer
- *Mini Camp
- *Afternoon Escapades
- *Preschool Play Camp
- *Adventure Camp
- *Adventure Camp Plus
- *Day Camp
- Dance
- Paint Paste Play
- *PKNO
- *TGIF
- Fencing
- Performing Arts
- *Preschool Play
- *Young Artists
- *Art Explorers
- Culinary Creations



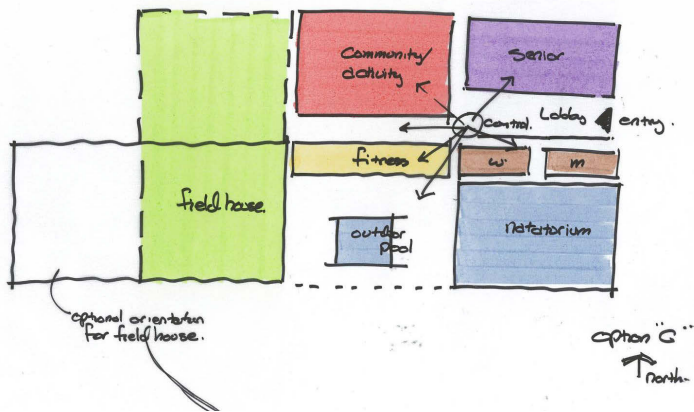
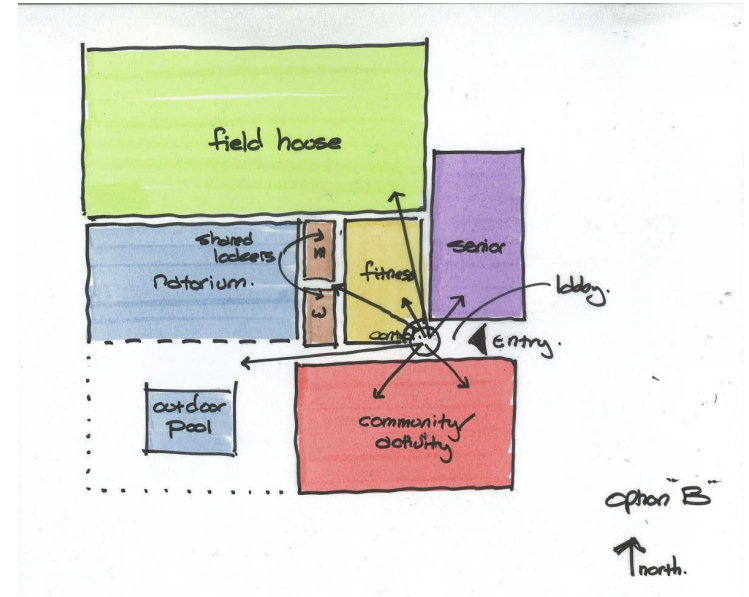
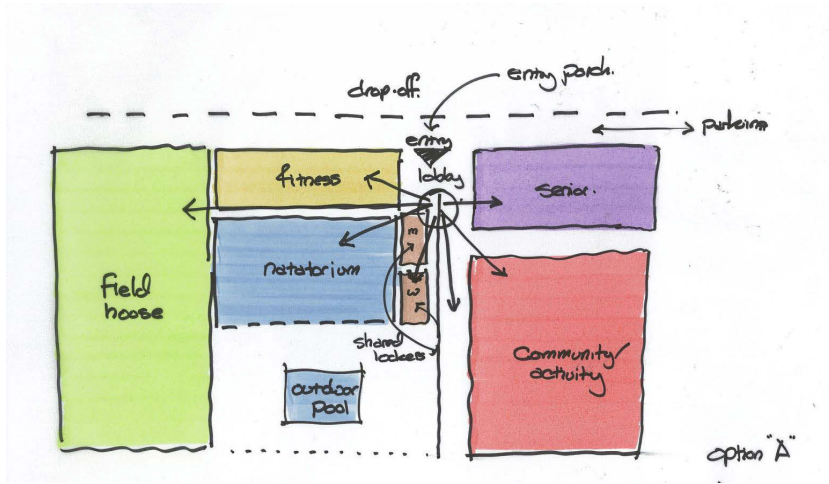
Wendel + Architekton DRAFT 07/07/2015

B. PROJECT & PROCESS

The team then began to explore the architecture and the spaces at a very high level. We used partis to help explore the basic schemes of the building. This included an exploration of Spatial Proximity, Connectivity between spaces, orientation of the building, functional relationships, circulation, and indoor/outdoor space. With these ideas in place, and serving as a backdrop for future decisions, we moved onto Site Analysis..



Brush Mountain
07-30-13



C. SITE ANALYSIS

EXISTING SITE

One must understand the “lay of the land” to truly design an efficient, and beautiful building. The team walked the site, photographing existing conditions and identifying valuable vistas. We performed extensive research into the physical and environmental constraints that would help us establish site limits and building orientation.

Overall Description

Brush Mountain Park is located west of the Village of Orchard Park, on California Road, south of Big Tree Road.

The Brush Mountain Park was identified by the Town as the preferred location for the Community Center. The 2009 Brush Mountain Master Plan report proposed a community center on the southwest corner of the park. The park is currently used for sports with four baseball fields, one football field, and one practice area for football. There are three parking areas and a concession/restroom building. The site is characterized by the two “mountains” in the center of the park, from which the park gets its name.

There is one entrance/exit point onto the site off of California Road.



Environmental Constraints

The Town and Project Tea, have identified some environmental constraints within Brush Mountain Park: wetlands and a floodplain. For a building plan to be successful we must have an understanding of the environmental condition of the site.

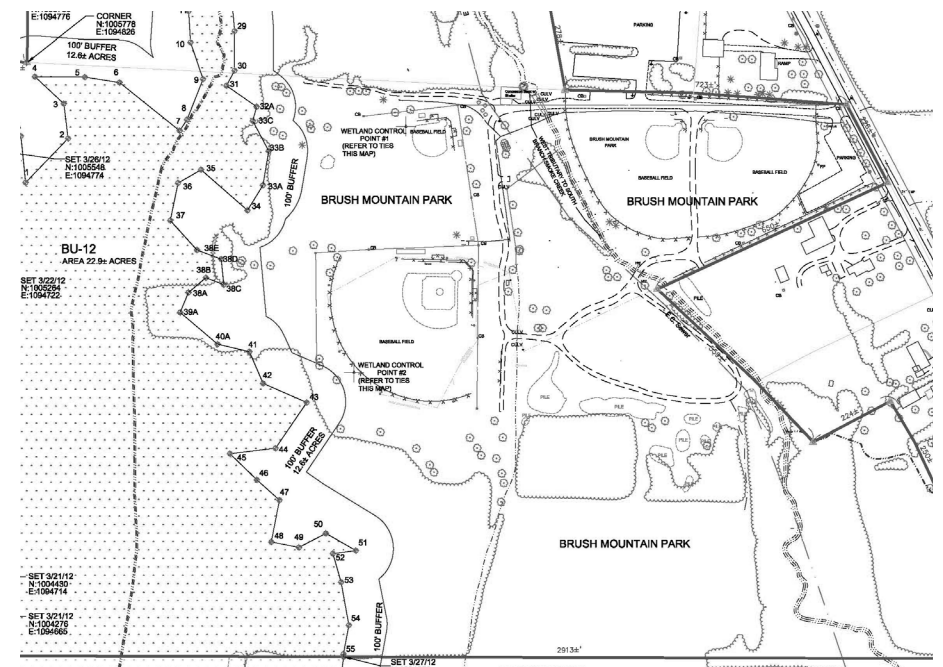
Wetland (section written by Town, Appendix 5)

A portion of the Brush Mountain Park site lies within a wetland under New York State jurisdiction designated BU-12 on NYSDEC FWW map and US Army Corps Wetlands along the Creek. Of the approximately 105 acres at Brush Mountain Park (not including the west property), approximately 22.1 acres are designated jurisdictional wetlands with an additional 12.6 acres of wetland buffer (wetland buffer is protected area 100 feet around the wetland). The wetlands and buffer are regulated by the US Army Corps of Engineers and the NYS Department of Environmental Conservation (DEC).

Town-related site improvements at Brush Mountain Park have been carefully laid out to avoid the wetland and buffer, however, there are some locations outside of the proposed site limits for the Community Center, where there are minimal intrusions into the wetland areas. Wetland Delineation was completed and approved by NYSDEC (Appendix 6). Wetland Permit application was made with the NYSDEC for the two retention ponds' installation with the first Phase of the Bussendorfer Drainage Improvement Project. The pond construction would allow drainage improvements upstream within the Bussendorfer residential neighborhood as well as provide retention for future Brush Mountain Park improvements. The plan sheet WD101 shows the preliminary wetland impacts (Appendix 6).

Flood Plain (Town)

A portion of Brush Mountain Park is within the 100-year floodplain for Smokes Creek (Appendix 7). This means that this area will be inundated when a storm of a 100-year magnitude occurs. Construction may occur in a floodplain provided that flood elevations are not increased by more than a foot. The proposed building will have a minimum finished floor elevation two-feet above the flood elevation. The proposed bridge crossing for the site's main entrance as well as the existing stream crossing FEMA Floodplain and Floodway Encroachment Analysis is currently being completed by Professional Civil Engineering LLC. FEMA LOMR documents, drawings and information will be submitted to FEMA in 2016.



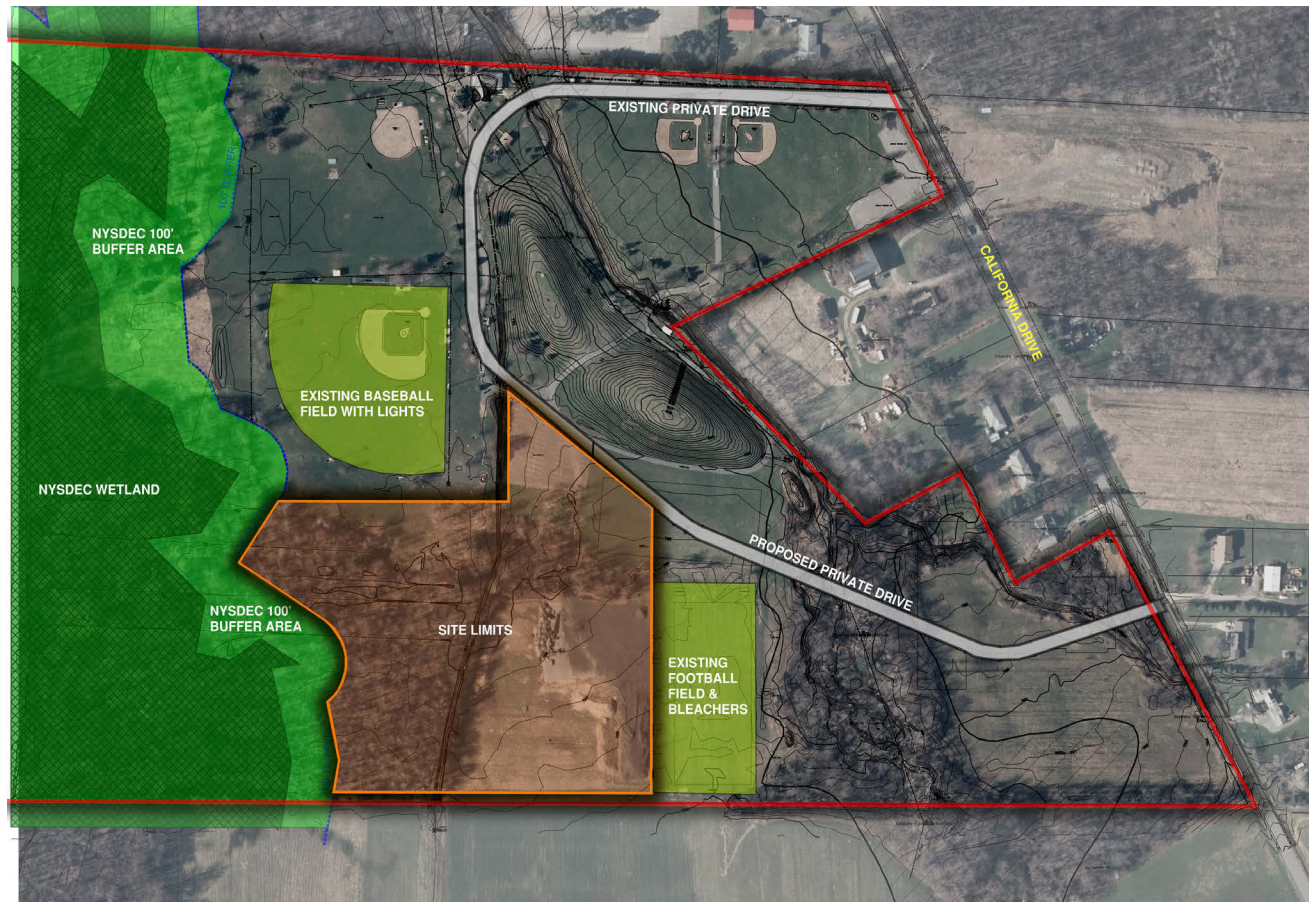
C. SITE ANALYSIS

SITE LIMITS

The site offers a tremendous opportunity to provide the residents of Orchard Park with a well-integrated community center nestled in the existing park. To establish specific site limits, or constraints, for the proposed building we studied the environmental constraints (previous section) and existing park constraints. When selecting the site limits, our goals were to respect the surrounding built facilities, integrate into the natural surroundings and celebrate the contextual features of the site.

Based on our knowledge of the site, and analyses of the constraints, we located the building in the southwest corner. The following site constraints created a 10+/- acre building site:

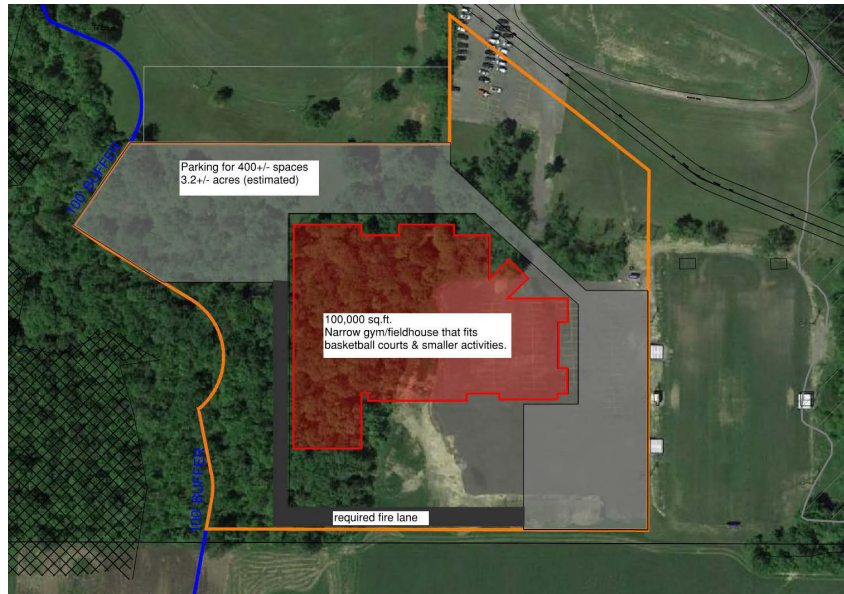
- South limit: existing property line
- West limit: existing NYSDEC buffer
- North limit: existing baseball field with lights
- North east limit: per the 2009 Master Plan, the Town will extend the existing road to gain access to this site, and to create an additional exit onto California Road.
- East limit: existing football field & bleachers.



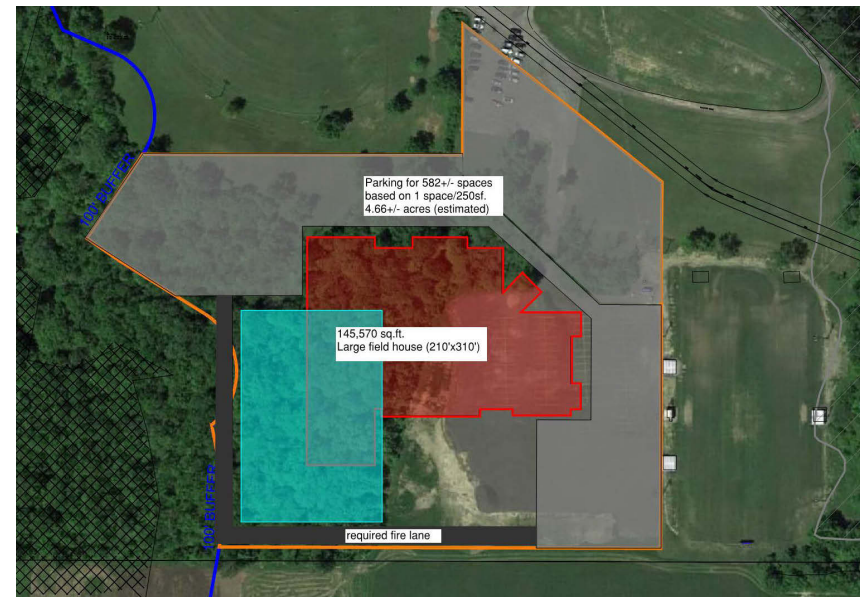
When designing a building, on a specific site, one must play a balancing act between the size of the building and the land available for parking. It became clear to us that the desired program had the potential to stretch the limits of the site. Therefore, we had to test the program one more time, ensuring that there was enough land area within the site limits for required parking.

As part of the field house program reconciliation, it was important to understand the parking needs for the desired uses. Based on the completed fieldhouse questionnaires (Appendix 8), we compared the various desired field house uses and their required parking with the available land area.

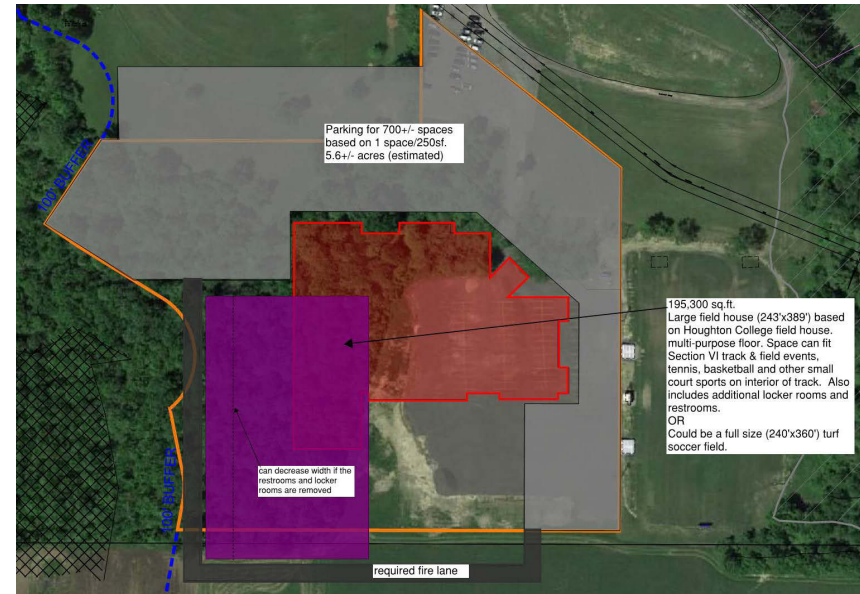
The following sketches represent our analysis which resulted in a fieldhouse, building size, and parking lot size between sketches 1 and 2.



Sketch 1: Narrow gym/field house combination. 100,000 sq.ft. building



Sketch 2: Large fieldhouse. 145,570 sq.ft building



Sketch 3: Large fieldhouse for Section VI events or full-size soccer field. 195,000 sq.ft building

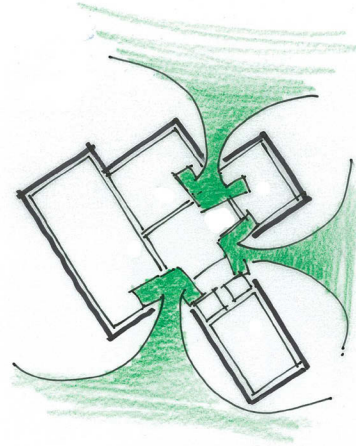
D.GOALS & KEY ISSUES

Identifying Goals and Key Issues is not only an important process in recognizing, weighing, prioritizing and solving the driving factors that define the salient issues of any architectural design resolution, but is also a wonderful methodology used for organizing design principals.

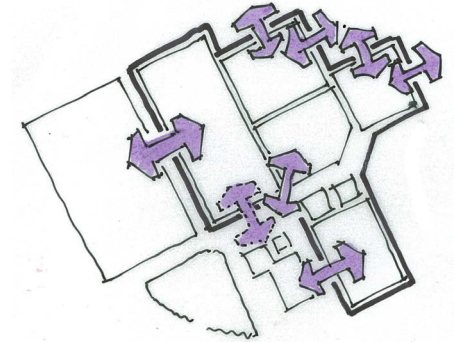
For the Orchard Park Brush Mountain Multi-Generational Community Center, we focused on the following Goals and Key Issues during our Programming and Concept Design phases:

GOALS:

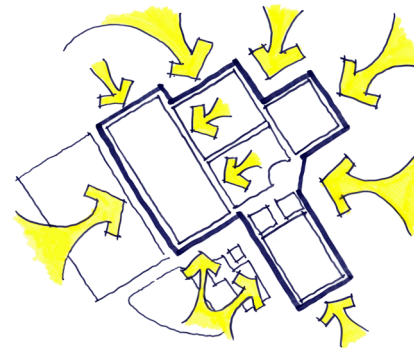
- Collaboration with the end users, Ambassadors and User Groups.
- To explore the most cost effective building and system solutions for this type of facility, focusing on durability, functionality, aesthetics and initial cost: life cycle cost analysis.
- Eliminate “wasted space”. Be intentional and aware of spatial uses, proximities and orientation in the proximity analysis phase to create the maximum “useable space”. Organize spaces in a way that allows spaces to be used for multiple purpose as opposed to singular functions.
- Provide convenient parking for both the Community and Senior Centers that can double as parking for the baseball and football fields.



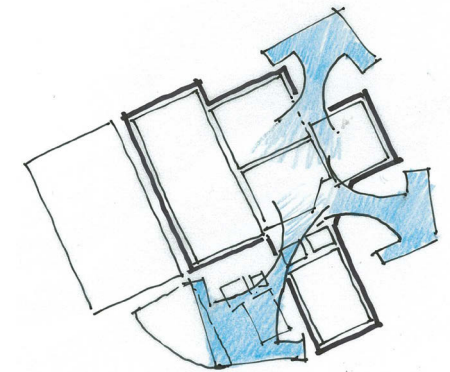
Bringing the park inside



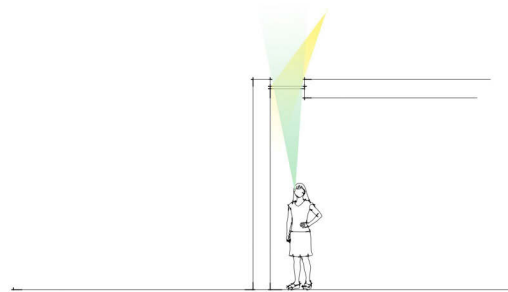
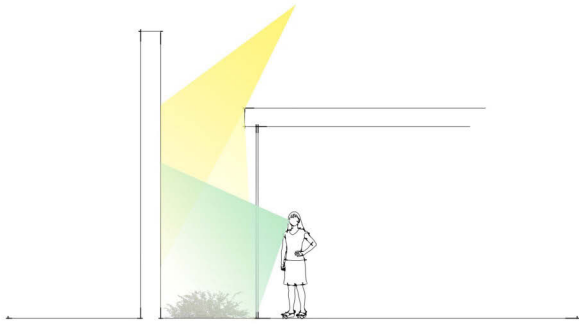
Indoor/Outdoor connections



Daylighting

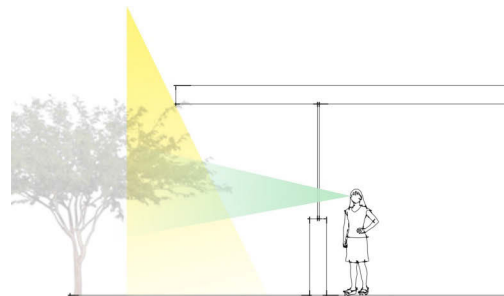
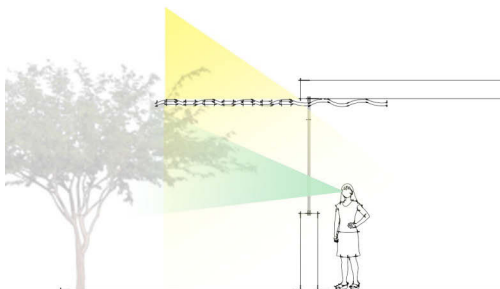
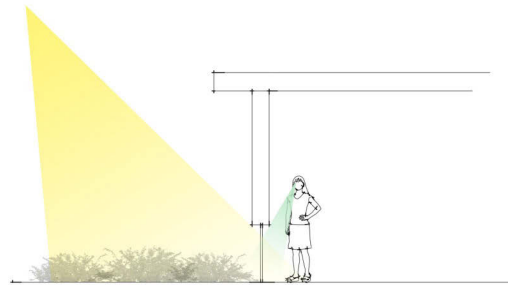
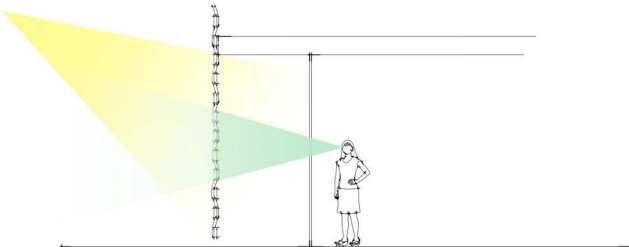


Frame views



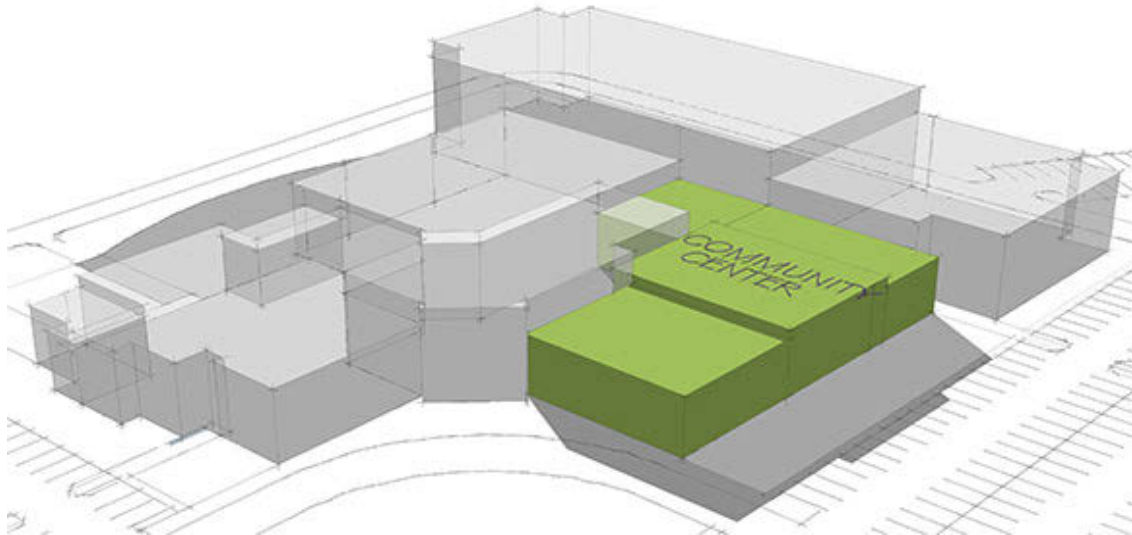
KEY ISSUES

- Parameters of the existing site.
- Solar Orientation.
- Use of Daylighting schemes.
- Views.
- Sustainably Responsible Design.
- Safe Pedestrian Circulation.



Daylighting Examples

PROGRAM ELEMENTS



Community Center

Flanking the Core area, the Community Center is the centroid of communal activities for children, young adults and families.

The Multi-Purpose Dance/Aerobics Studio will be a flexible activity room with walk-in storage and a wood sports floor, 2 mirrored walls, ballet bar, audio/visual, adjustable lighting, ceiling fans, and will be acoustically and visually separated from other rooms. Other uses may include aerobics, Zumba, TRX, Yoga.

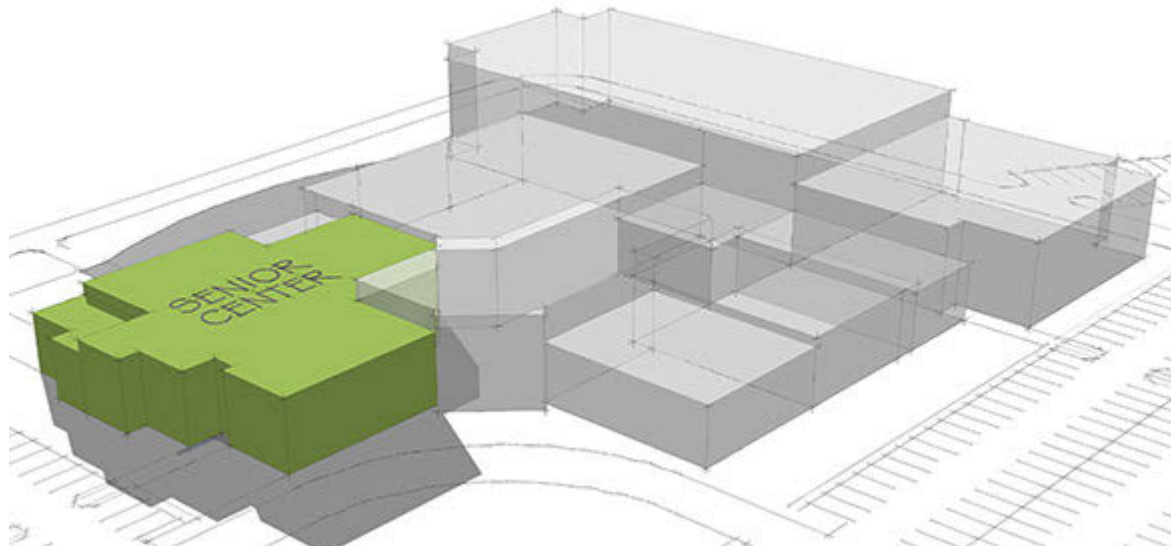
The Shared Fitness / Portable Class Room Area is a flexible open space with a 12' ceiling. This space will provide the ability to layout a variety of fitness equipment, zoned for different age groups and training styles. This room will also be used during the summer months by the Recreation Department for portable Summer Camp classrooms.

A Game Room offering flexible, multi-generational space for a variety of games and activities will also be provided and located in view of the front desk. Pool tables, Foosball, ping pong, Wii gaming, card tables, comfortable seating and TV can be provided.

A flexible and secure Child Watch space for toddlers whose parents are using the facility will be provided. It will include a control desk with cubbies, kid-proof gate, storage for strollers, play structure(s), and toddler sized toilets with Dutch doors. There will be a controlled exterior play area. This will not be a day care program requiring state licensing.

Community and Facility storage offering plenty of storage for community facility events and user groups will be provided throughout facility at key locations.





Senior Center

Located on the East side of the building with the convenience of its own entrance and designated parking area, the Senior Center is designed to provide the Senior Citizens of Orchard Park with a new home for their activities.

Among the primary spaces within the Senior Center are the Senior Billiards Room which will be a dedicated room for seniors.

Medium Multi-Purpose Classrooms will be flexible rooms with carpet, adjustable lighting, teaching surfaces and flexible furniture systems.

A Large Multi-Purpose Room will be flexible and divisible into 3 separate rooms with acoustic operable walls. The room(s) will have carpet or tile flooring, adjustable lighting, flexible furniture, audio-visual, and will be adjacent to the kitchen and exterior patio(s). This space will be used for senior dining, and various activities. It will also be rentable for community events, movies, dances, weddings, and other events.

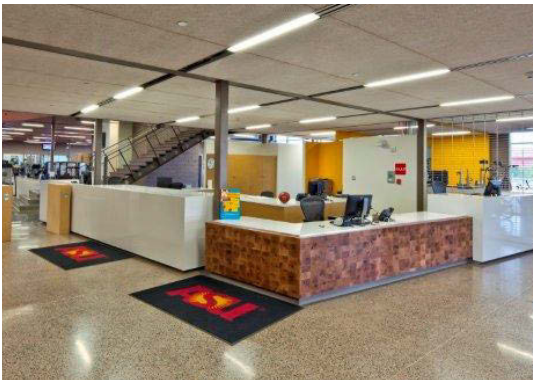
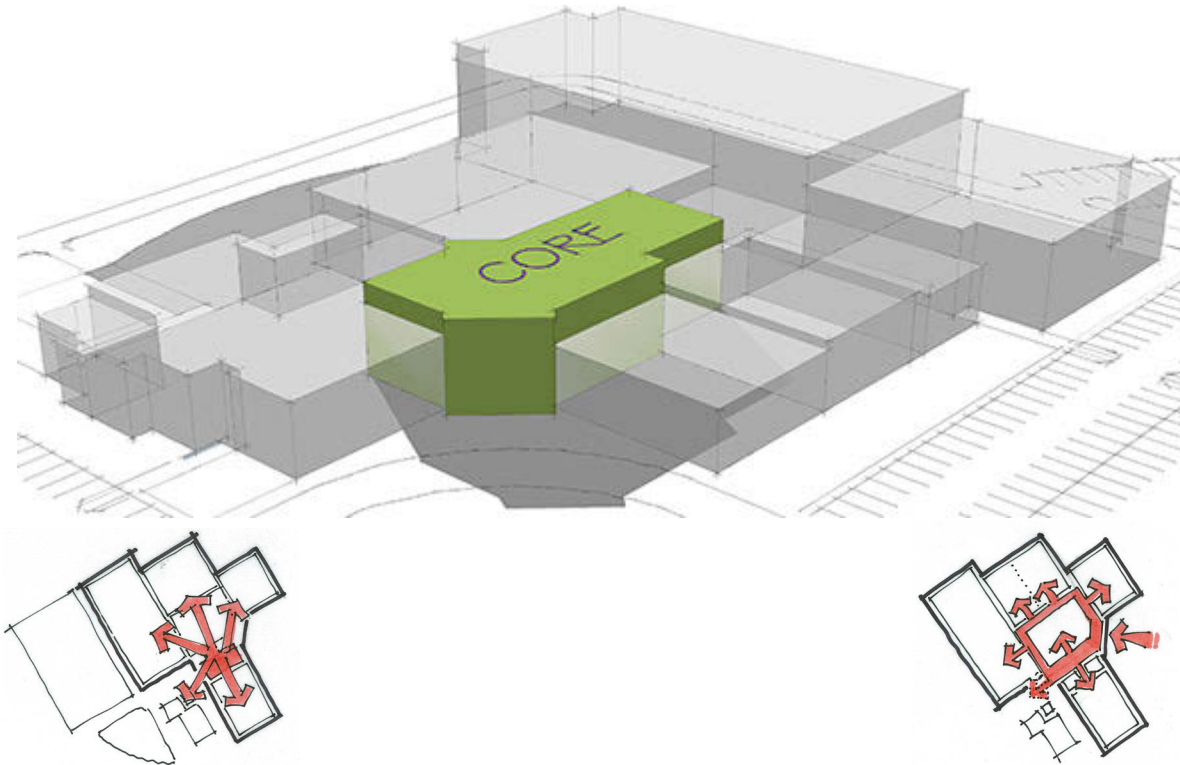
There will be a flexible Arts and Crafts Room with easily cleanable floors and walls, natural daylighting (preferably north light), sink, counter, millwork and storage.

Located in a quiet area of building, the Library will include a small reading room with shelving for books, comfortable seating and natural light.

A flexible Catering - Teaching Kitchen will provide food preparation and storage. It will be adjacent the large Multi-purpose room and the loading/refuse area.

Wellness / Medical Screening Rooms for visiting doctors, private exams, check ups and flu shots will be part of the Senior Center.





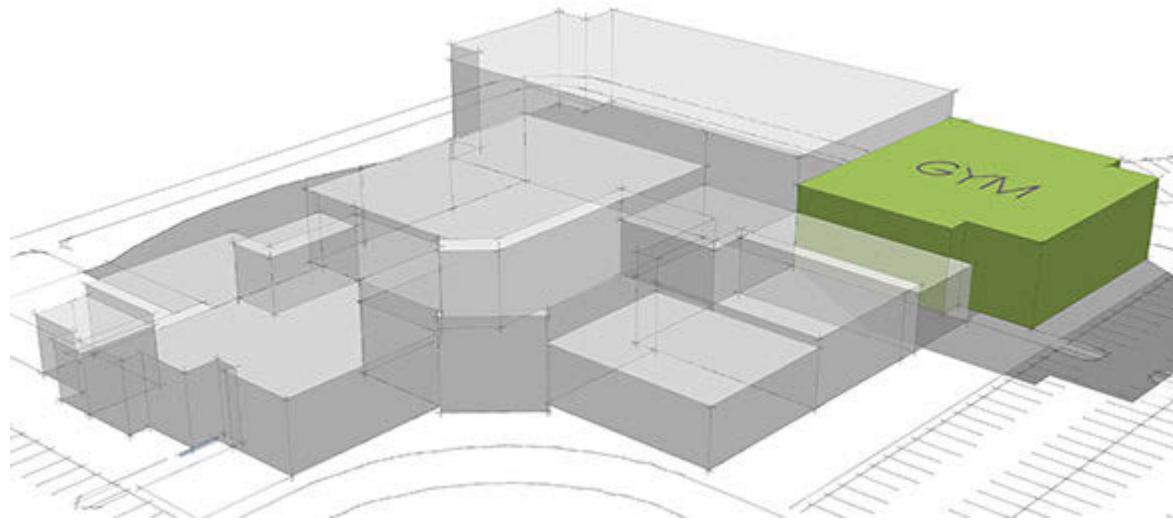
Core

The Core is the heart of the facility and accordingly is centrally located.

The Entry / Reception Area provides a single point of entry with entrance control/information desk. Includes vestibule, queuing, comfortable seating area, coat room, toilets. Welcoming, information, entry control, organize trips, waiting for transportation and equipment check out.

Shared Office Space will be provided. Office space for recreation and senior programs operations. Shared conference room, staff lounge, office storage and copy room. Located near entry control/information desk. Recreation Director's office, Senior Director's office, Recreation Assistant Director's office, Senior Assistant recreation office, Secretary /open work area, Recreation Programming office, Assistant Programming office and Program Registration work area, Community-Based Policing office, Rural Transit office, storage closets.

Locker Rooms will be provided in the Core area. There will be durable men's and women's locker rooms with showers, day lockers, toilets, sinks, and makeup counters. A family changing room with day lockers and individual changing rooms, showers and toilets. Located adjacent to pool, fitness programs and field house.



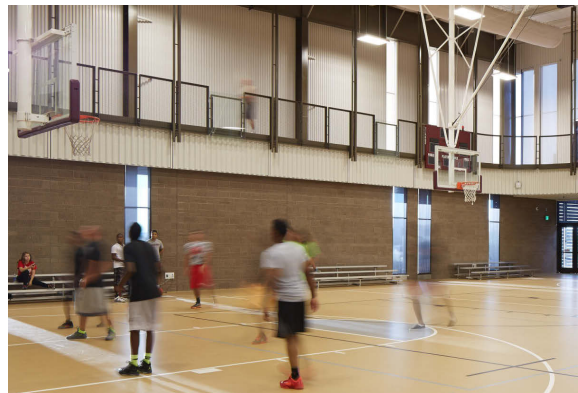
Gym

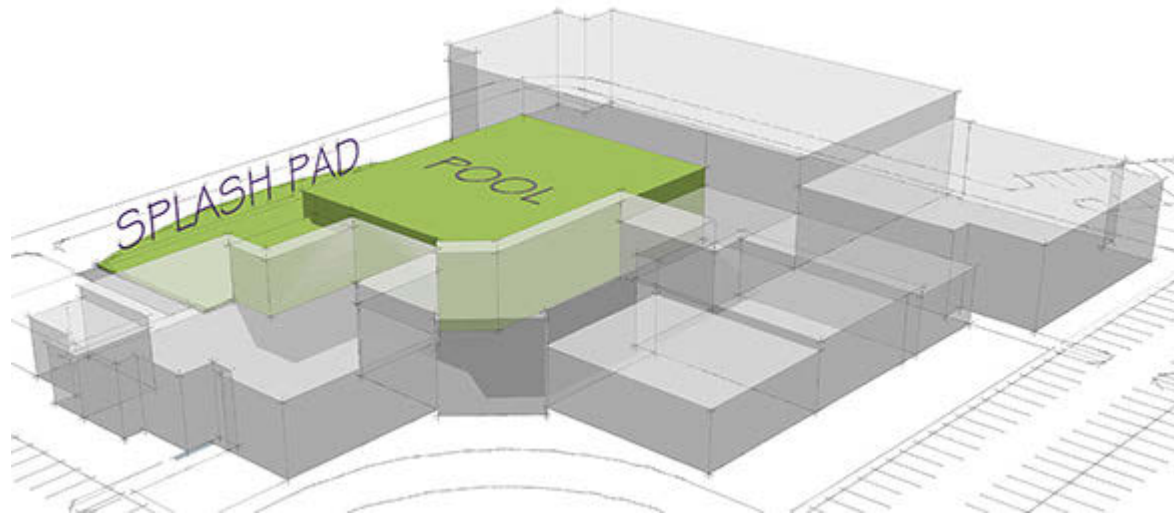
The gym is conveniently located to the Core of the building, the locker rooms, fieldhouse and parking, and can be provided with a secure exterior entrance to be accessed when the Community Center is closed. Access to the locker rooms can be provided without providing access to the entire center.

The gym will have a Multi-Activity Center floor. The flooring will be striped for multiple sports including basketball, volleyball, pickle ball and others. Electronic roll-up vertical nets that when dropped will sub-divide the gym for concurrent use by multiple users.

The gym will be used by many user groups. It is not intended to be used for competitive high school sports, but rather for community wellness and recreation programs serving the full generational gamut from youth to seniors.

The Boys and Girls Club has expressed interest in using the gym and perhaps partnering in the cost.



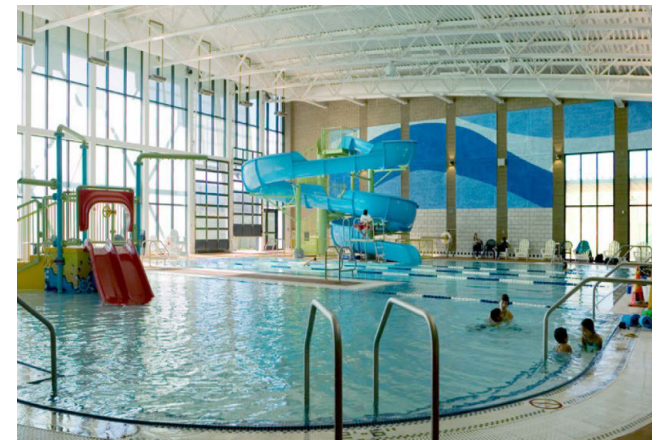


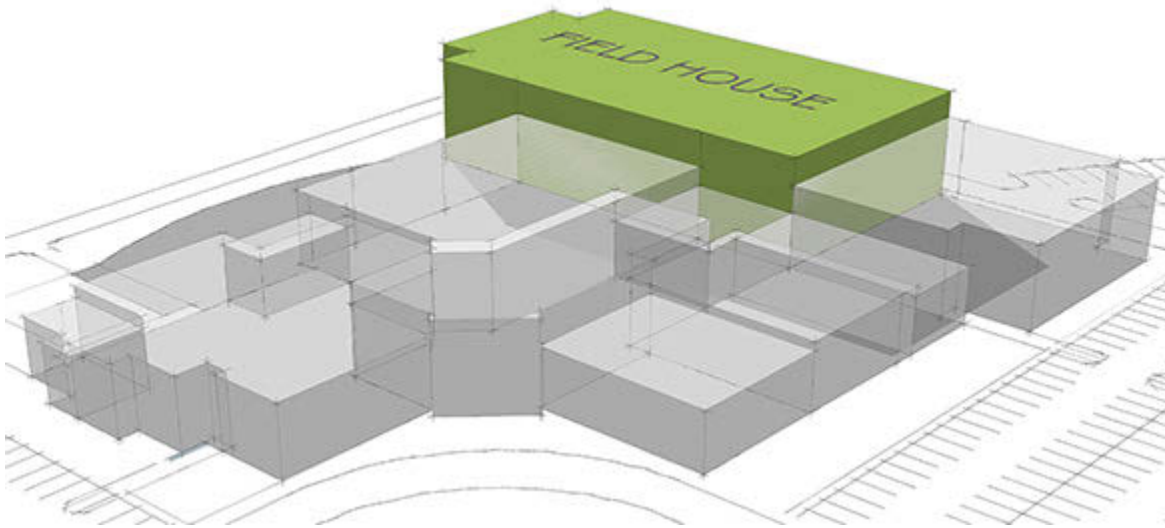
Indoor Pool & Exterior Splash Pad

An indoor natatorium will include a flexible, heated, single body of water pool with zero entry, play / exercise area, (6) 25 yard lanes and slide. It will have operable doors to the exterior sun deck and splash pad. A multi-generational activity pool can be used for lap swimming, family play, water aerobics, life guard training, rentals, therapy etc.

The exterior Splash Pad will be a south oriented multi-faceted water play zone on rubber playground decking, surrounded by sun bathing deck with shade structures.

A flexible, Multi-Purpose Room will be adjacent to the indoor pool and splash pad. It will have interior finishes that can get wet and will have the ability to be secured from the pool or the rest of the facility, depending on use. Can be used for family pool parties or as an aquatic educational room.





Fieldhouse

The field house is intended to be flexible and to function as a multi-purpose community space designed to accommodate multiple sports and activities. The field house is not intended to be used for competitive sports or events.

The field house will have a peripheral “wellness track” constructed of the same Multi-Purpose Athletic floor as provided in the Gym, for jogging, sprinting and walking. The track is not intended to provide a venue for competitive track meets. While this was considered during the design process, the space limitations on the site prohibited the design of facilities large enough to comply with NYS Section VI requirements for indoor track and field competition.

In the center of the wellness track will be a “turf” field with additional drop down nets to accommodate half court play. Bleachers will be located in the “dead space” at the corners of the field house.

The field house will be a pre-engineered structure that will clear span the full width of the fields.

Storage is very important and proximity to restrooms, locker rooms and showers will be considered in design. A small “alternate” turf field may be considered for baseball fielding, soccer and other turf sports.



SYSTEMS NARRATIVES

Site/Civil

While the Team has been evaluating the conceptual design for the Brush Mountain Multi-generational Community Center, the Town of Orchard Park Engineering Department has been undertaking site improvements beyond the Center's site limits (Bussendorfer Drainage Improvement Project). As part of the separate site project, the Town evaluated the existing storm drainage on and off the site, providing new storm water detention areas, and pursuing wetland permits for areas of disturbance. A summary of all of the site work, both for the center and the park site is below. The Town of Orchard Park Engineering Department has written sections for some of the site features, and their contributions are noted below. Refer to Appendix 5 for the Town's Engineering Narrative.

Drainage (Town)

The first step in planning for stormwater management using green infrastructure is to avoid or minimize land disturbance by preserving natural areas. Preservation of natural features includes techniques to foster the identification and preservation of natural areas that can be used in the protection of water, habitat and vegetative resources. Conservation design includes laying out the elements of a development project in such a way that the site design takes advantage of a site's natural features, preserves the more sensitive areas and identifies any site constraints and opportunities to prevent or reduce negative effects of development.

The Town is currently undertaking a separate project that includes the utilization of land in the northwest corner of the existing Brush Mountain Park property to provide a regional retention pond. The construction of a retention pond at the downstream end of the watershed will alleviate the upstream and downstream flooding, and provide stormwater quality treatment. Water quality treatment will be treated by a forebay before it enters the retention basin.

The proposed storm system for the Community Center will utilize a closed drainage system, bioretention areas located within partially curbed islands and rain gardens. The stormwater from the parking lot area will be collected through a series of HDPE storm drainage pipes and parking lot catch basins and conveyed to the forebay and retention pond.

The existing drainage ditch that runs from south to north will be redirected in a closed system to the north side of the facility and outlet to the Tributary of South Branch Smokes Creek to the north of the proposed facility.

Cut/fill (Town)

Approximately 40,000 cubic yards of embankment fill will be required to raise the ground elevation to the proposed facility and parking lot design. Suitable embankment borrow generated from the construction of the forebay and retention ponds for stormwater management will be used for the proposed facility, parking lot, future park landscaping or fields as well as the park access road.

Sanitary Sewer Service (Town)

Sanitary sewer for the proposed building will be connected into the existing Erie County Sewer District #3 with the installation of a doghouse manhole on the 15" sanitary sewer main which runs through the center of the site along Smokes Creek. This main will provide sanitary sewage service for the Brush Mountain Community Activity Center Project. Approximately 650 LF of new 8" SDR-35 PVC sewer main will be installed from the new building to the 15" main that runs along Smokes Creek.

Coordination with ECSD #3 will be required to determine the available capacity within the existing sewer system.

Sanitary Sewer calculations can be found in Appendix 5.

Water Service (Town)

A 24" public main currently exists along the west side of California Road. This main will be the source of water for this project. Water for the proposed building will be supplied by approximately 3,000 LF of new 8 inch AWWA C-900 PVC water line that will run from California Road along the south side of the proposed new roadway into the park. The 8 inch line will be connected into an existing Erie County Water Authority 24" transmission main that is located on California Road. New fire hydrants will be installed along the new park roadway with adequate connections for water wheel sprinkling of the existing and proposed ball diamonds and football fields.

Preliminary estimates by Wendel that this facility would need a minimum of 750 GPM for fire protection. This will need to be verified once final layout of the building is determined and the fire insurance carrier has determined that fire flow protection is needed. A 2007 hydrant fireflow test along Big Tree Road north of Big Tree Road resulted in a static pressure of 46 psi, residual pressure of 40psi and a flow of 1114 GPM which is likely the lower pressure zone #6. Results from a fire hydrant flow test at 4740 Old Duerr Rd. Hydrant J17-C30 on April 12, 2016 resulted in a static pressure of 78 psi, residual pressure of 58psi and a flow of 3156 GPM which is pressure zone #1. Currently there are no hydrants along California Rd. between Duerr Road and Big Tree Road (Route 20A).

The Erie County Water Authority provided the necessary pressure and flow information to complete the design of the backflow prevention device for this project. The data provided by ECWA included a static pressure of 106 pounds per square inch (psi) under a normal working condition. Under a fire flow condition, it was determined that there was an available flow rate of 2,446 gallons per minute (GPM) with a residual pressure reading of 84 psi. This information was obtained near the intersection of Big Tree Road and California Road, which has an approximate elevation of 782' above sea level. The elevation of the RPZ will be approximately 787'. The head loss through the meter at 30 GPM is 2 psi and the head loss through the RPZ is 8 psi, the static pressure would equate to approximately 94 psi.

Using Water Cad software, the estimated residual pressure during a fire flow event would be approximately 28 psi.

Water Supply Installation & Testing (Town)

The proposed mains, hydrant branches and hydrants will be installed and tested in accordance with Town of Orchard Park and ECWA Standard Specifications. All pipe material for the new main, hydrant installation and fittings, valves, etc. will be in accordance with Town of Orchard Park and ECWA standards. All proposed water mains will maintain physical separation from other utilities as specified per Ten States Standards.

Inspection and certification of the installation and testing of the water samples will be done by the Town of Orchard Park Engineering Department and submitted to the ECWA for approval.

Other Utilities (Town)

Power is currently being provided to the site from power poles from California Road that run west through the park. The service line will need to be upgraded and additional poles/underground lines run to service the proposed building.

Gas service for the proposed building will be supplied by National Fuel from their existing lines on California Road. The gas service will run along the proposed roadway that will be built for access to the proposed building.

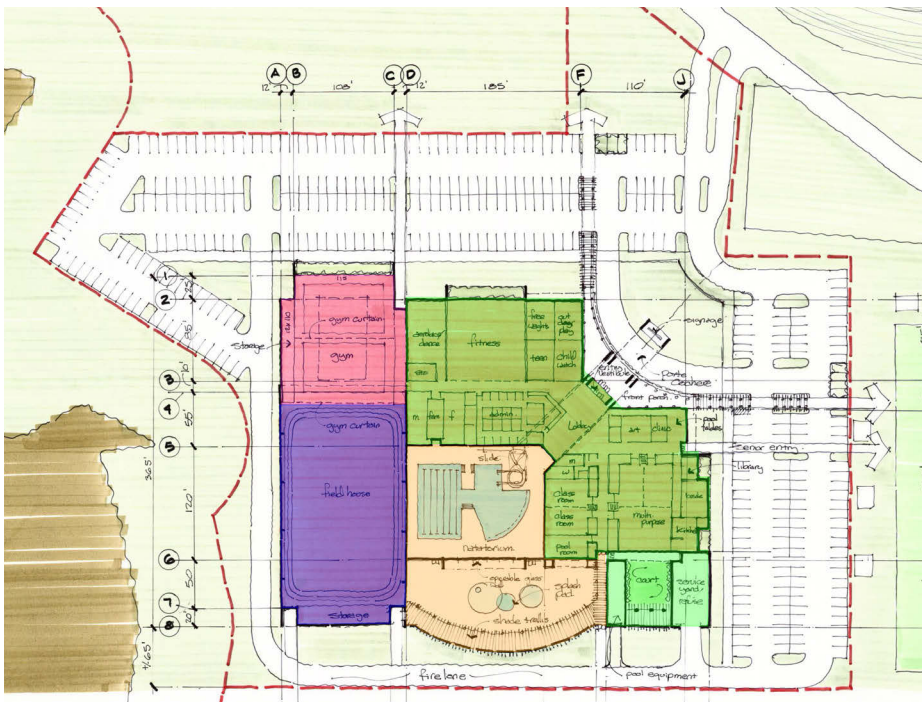
Traffic (Town)

The new facility will be used during the day by seniors and users of the recreation services provided by the Town Recreation Department. The traffic generated from the Senior Center will vary from day to day depending on programming. The programs currently generate 25 to 30 cars in the morning and the same amount in the afternoon. If the Senior Center is hosting a special event, the facility can estimate between 50 and 60 cars.

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The child watch program that the Town offers during the school year for toddlers and their parents averages about 10 to 15 cars per day. During the summer months, the Recreation Program offers full day camp which will generate traffic in the morning and then again in the afternoon when parents are dropping off and picking up children for the summer camp program. Staff parking will also increase during the summer programs.

The evening recreation programs and sport fields will generate the majority of traffic for the facility. The main entrance to the new facility will be from a new entrance to the park, south of the existing entrance. The existing entrance will only be used for baseball games on the north side of the park utilizing the existing parking lot. Through traffic between the two entrances will not be allowed. The roadway that will connect the two entrances will only be used for maintenance vehicles, emergency vehicles and pedestrian traffic.



Parking (Wendel)

For purposes of the schematic design, it was important for us to identify the amount of acreage that would be taken up by the proposed parking, and to consider the layout of the spaces in our plans. There are many uses combined into one building, therefore it is difficult to identify an exact number of required parking spaces. The proposed parking for the Brush Mountain Multi-Generational Community Center is based on our general knowledge and experience with this type of facility. Once the project reaches final design, the number and layout of spaces will be refined. For now, the Team used a calculation of 1 parking space per 250 square feet of building area. Each space is estimated to be 10'x18' per Town code.

The parking will account for overflow from the adjacent ball fields. The lot will also account for separate parking for the senior center users, adjacent to their separate entrance. We have accounted for Emergency vehicle access by providing a fire lane around the entire building.

Architectural

Siting, Architectural Programming and Design

A unique site and community are the catalysts of inspiration for the Brush Mountain Community Recreation Center. With this concept in mind we begin our approach to design and create an authentic project that reflects the community it serves and represents.

One of the appealing aspects of this typology is the range of needs and desires of the multi-generational users of the facility. These projects need to carefully respond to the specific requirements of each user group throughout the facility. State of the art community centers are transitioning to blur lines between the generations, providing options to attempt new explorations and increase the opportunity to interact with community members. These facilities are more open, approachable and receptive in plan with ample daylight, views and easy wayfinding throughout.

The facility design is carefully considered to minimize circulation for efficiency, while providing outstanding visual control over as many programs as possible. This design awareness decreases construction costs, reduces staffing and minimizes operational costs. The same philosophy carries through the design process to carefully consider material selection, acoustics, light fixture selection and building services.

These community projects are significant and meaningful investments, making it critical to consider how to design the facility to maintain relevancy during the lifetime of the structure. The one constant that we have ascertained through our experiences with similar facilities over the years is that recreation and community centers continually change programs and services in order to adjust with changing trends and behaviors.

Our design approach leads to a facility that is easily phased for construction and that can easily adapt to these changes. We consider flexible mechanical systems, free spanning structural systems, the ability to add or modify technology through time, and planning for thoughtful and logical potential future additions.

Building Systems and Materials

Selecting the most cost effective systems was a critical factor in the reconciliation between the programmatic needs and maintaining a cost effective solution for the Town. Based on the size and general configuration of the various spaces (long clear spans), the structural system lends itself very well to a pre-engineered structural system. This is generally more cost effective than a traditional steel post and beam structural system and can accomplish much greater clear spans.

The pre-engineered building system is generally a traditional gable roof system with a standing seam metal roof. Bringing the roof material vertically down the exterior walls will create a uniform look and will be celebrated at the ends of the gable ends by cladding the underside of the cantilevered roof and walls with a special material that looks like wood. This creates the “bow tie” effect. The attention is drawn to very specific and strategic areas while allowing the larger mass to remain simple, but elegant.

Natural daylighting is incorporated throughout the facility through the use of large windows and clerestory openings located high in the structure. The core of the building is located at the center of the mass and is very strategically located and designed in a way that allows rooftop equipment to be placed in a central location for even distribution with shorter runs throughout the building. The flat roof is invisible from a pedestrian perspective so all equipment is hidden.

The floors will be concrete slab on grade and the finishes will be “mid-range” with some special materials in unique locations. Walls will be primarily metal stud and gypsum board with varying finishes appropriate for the specific use of each space. Floor finishes will be durable and selected on an area by area basis, again being appropriate for the use of each space.

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Glazing will be thermally broken aluminum framed, hermetically sealed 1" insulated glass with argon gas. Shading devices will be incorporated into southern glazing to filter out the direct heat gain from direct southern exposure while windows facing north will be maximized to allow for the wonderful natural light without heat gain offered by northern exposure.

The pool will take advantage of southern exposure for heat gain in the winter months, but will utilize strategically placed thermal louvers to reduce heat gain in the summer months when the sun is higher in the sky.

Wood will be used in the interior for strategic wall cladding and furniture, ceiling finishes as it brings a natural warmth and sense of home to any space.

The gymnasium will utilize a Multi-Activity Center flooring material that is firm yet forgiving on the knees, ankles and bones which makes this material ideal for a multi-generational activity center. In the dance studio, natural wood flooring will be provided.

Door hardware will be heavy duty commercial grade, as it will experience high cycles of use. Artificial lighting will be used strategically for each space based on the specific needs of that space, but will also be used to create a sense of atmosphere to draw attention to special niche common spaces.

Structural

Geotechnical Conditions

A geotechnical investigation has been performed by EMPIRE GEO Services, Inc., dated January 2008. A summary of the geotechnical report is as follows:

- Foundation type: Conventional spread footings for building columns.
- Allowable bearing Pressure: 3,000 PSF
- Spread footings should bear at an elevation not less than 4'-0" below the adjacent grade.
- Spread footings should bear on suitable indigenous soil or properly constructed engineered fill material
- Seismic Site Class "C" in accordance with New York State Building **Code**

Groundwater levels have been monitored between November 12, 2007 and January 25, 2008 and indicate that groundwater level vary from .25 ft to 14 ft below the surface. Groundwater levels vary seasonally and by location on the project site. Groundwater may be problematic in relation to pool construction. Additional groundwater testing should be performed at the location of the pool once the location and elevations have been finalized. The contractor should be directed to the "Construction Dewatering" portion of the geotechnical report.

Building System Description

Brush Mountain Community Activity Center is to be comprised of a series of 1-story, pre-engineered metal buildings, constructed in 4 phases.

The roof structure will likely consist of light-gage "Z" purlins supporting steel roof panels. The initial concept is for the roofs to be sloped, which will provide aesthetics and proper drainage. A portion of the roof toward the middle of the Community Activity Center will be flat and designed to support the Mechanical equipment needed to service this facility.

The perimeter wall system will likely consist of light-gage steel girts supporting insulated steel wall panels and integral glazing systems. Interior walls will be constructed of either masonry block or metal studs.

Lateral resistance to wind and seismic loads will be provided by rigid steel moment frames. The use of building expansion joints is anticipated between each phase of construction.

Due to the nature of how pre-engineered metal buildings typically support exterior wall loads by use of horizontal wind girts, it is likely that significant amounts of additional support steel will be required to incorporate the glazing elements into the pre-engineered metal building system as shown in the conceptual plans.

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Mechanical

General - All Phases

Piping Schedule:

Condensate:	Type "L" copper
Gas:	Schedule 40, Black Steel
Refrigeration:	ACR, Type "L" copper
Hot water and heat pump water:	2 inches and below- Type "L" copper
	2 ½ inches and above- Schedule 40 steel with grooved fittings and joints

Insulation Schedule:

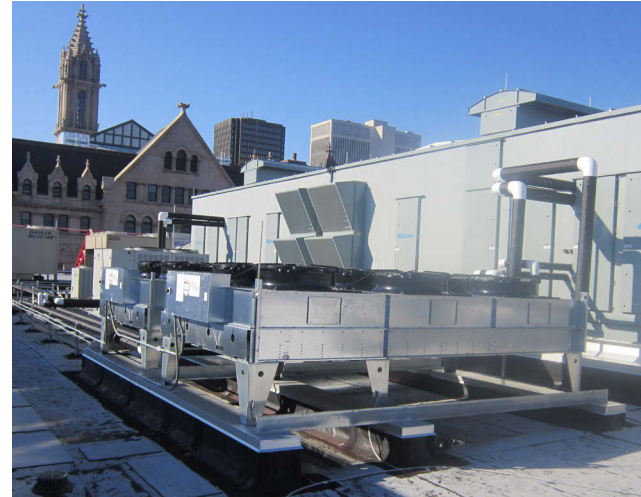
Piping	
Refrigeration: on outdoor pipe)	1" Closed Cell Foam (UV protection)
Hydronic	2" Fiberglass with ASJ

Ductwork

Supply:	Fiberglass with ASJ
Inlet Plenum:	Rigid Fiberglass with ASJ

Phase 1 – Senior Center/Rec Center

The Phase 1 areas will be heated and cooled with zoned heat pumps. Each zone will control individual heat pumps associated with that zone. Ventilation air to these spaces will be provided through DOAS (Dedicated 100% outside air systems). Individual DOAS units will be provided for areas with similar ventilation requirements. The DOAS units will include a heat pump and energy recovery wheel to temper the incoming ventilation air. The air will be tempered to 55 deg F in the summer and a neutral 70 deg F in the winter. The heat pump units and DOAS units will be networked together through a hydronic heat pump loop allowing for simultaneous heating and cooling to take place. During intermediate seasons heat is transferred from spaces



requiring cooling to spaces requiring heating. Similarly, heat from spaces that require year round cooling is transferred to spaces that require heating in the winter through the heat pump loop. During the cooling season the heat pump loop temperature will be maintained utilizing

an exterior mounted Closed Circuit Cooling Tower. To reject heat during cooling operations, a heat exchanger will transfer heat between the Cooling Tower loop and the closed heat pump loop to eliminate the requirement for glycol freeze protection throughout the system. Freeze protection methods will include providing coil pumps on the DOAS units and the draining of the Cooling Tower basin during the winter months. During the heating season the heat pump loop temperature will be maintained utilizing high efficiency condensing boiler connected to the heat pump loop with a primary/secondary cross over bridge. In line boiler pumps will be provided at each boiler. Base mounted pumps will distribute heat pump water throughout the building. Separate hot water base mounted pumps will distribute hot water to the radiant and finned tube convectors described below. A reversed return piping arrangement will be designed to accommodate system balancing.

A ducted air distribution system and linear Slot diffusers will be used to supply air to the spaces and perimeter of the building connected to the associated heat pumps. Ventilation and return air from the DOAS units will be ducted to the intake side of the heat pumps.

Areas with high ventilation requirements will be provided with demand control ventilation. A VAV (Variable Air Volume) box will be installed within the ventilation ductwork supply outside air to these spaces. A carbon dioxide sensor will control the VAV box and the associated dedicated outside air unit supply fan speed will vary to maintain a duct static pressure.

The Locker Rooms and the toilet rooms will be exhausted by a dedicated exhaust fan. Make-up air will be provided by the dedicated outdoor air units.

The kitchen cooking area will be served by a fume capture hood with a gas-fired roof mounted exhaust/make-up air unit. The system will be integrated with cooking equipment and designed complete with appropriate fire protection system and gas safety controls.

A complete and operational Building Automation System (BAS) will be provided consisting of a temperature control system using direct digital control (DDC) technology including complete automation of the mechanical systems. This system shall control all components of the HVAC system including monitoring of additional owner selected equipment as required. The BAS will be expandable and extended to include control and monitoring of systems included as described below for subsequent phases.

Phase 2 –Gymnasium

The Gym areas will be served through a roof mounted dedicated direct gas fired and Direct Expansion (DX) cooling HVAC unit. The unit will incorporate a heat wheel energy recovery system to enhance energy efficiency

To accommodate varying space ventilation requirements the HVAC system will incorporate a carbon dioxide (CO₂) based demand control ventilation control. Outdoor air will be introduced as required through the HVAC unit and supply fan speed will vary to maintain space pressure within proper ranges.

Phase 3 – Pool/Splash Pad

A roof-mounted dedicated precision control HVAC system will serve the specific requirements for an indoor swimming pool (natatorium). The HVAC dehumidification units will use outside air to control space humidity levels, maintain acceptable indoor air quality, minimize interior corrosion and reduce chloramine levels in the air. In the winter, dry outside air is used to create a fresh, comfortable environment, and reduce operating costs by reducing the need for mechanical dehumidification. An air-to-water heat exchanger will transfer heat from the exhaust air into the Pool water heating system to enhance energy efficiency. In the summer, a DX coil chills outside air to keep pool humidity and temperature at controlled levels.

The HVAC units will be designed with non-corrosive components and coated coils to withstand the corrosive environment, using all-aluminum interior walls, an aluminum heat exchanger and coated heating coils.

Mechanical systems for natatoriums will be capable of maintaining an indoor air temperature 83°-89°F (3° higher than water temperature), water temperature of 80°-86°F (Lap swimmer/Swim Teams prefer 80°-82°F; Instruction, Recreation, Water Exercise prefer 82°-86°F), relative humidity of 50-60%, and ventilation of at least 4 complete air changes per hour during high occupancy.

Room pressurization controls will be utilized to accommodate operations of varying occupancy, purging and periods when there is open access to exterior splash pad area.

Pool water temperature will be monitored and be provided as an input to the HVAC Control System in order to maintain the indoor air temperature 3° higher than the water temperature. Deterioration of materials from condensation will be anticipated and minimized through proper mechanical design and wall/window transmission values. Air velocity in the immediate pool area will be designed to be minimal.

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Phase 4 - Field House

The Field House mechanical system will utilize an air turnover type vertical design installed at ground level at the end of the building. These systems use high volume, low velocity, air-circulation to distribute conditioned air to a large open space. The system will incorporate outdoor air ventilation and gas-fired heating.

Mechanical cooling is not included due to the high operating costs for the large space, but could be added to the system if desired.

The general concept of air turnover is to return the majority of the in the space to the HVAC unit a sufficient number of times per hour to ensure an even distribution of the heated air. This configuration provides for an even temperature distribution of the conditioned air. Throughout the building, the temperature will not vary by more than a few degrees F from its set point.

The HVAC unit is designed to pull the return air in at floor level by means of a continuously circulating fan system. The return air section has a temperature sensor that measures air temperature. When the sensor detects the requirement to add building heat, the gas heater will fire to increase the air temperature. The discharge air is passed on to an air outlet where it is directed into the space, typically near the ceiling. The heated air is a low temperature compared to other HVAC system, generally only 20 degrees Fahrenheit above the set point. This low temperature air, when delivered to the space mixes more effectively with the existing ambient air by reducing the stratification that occurs with higher temperature systems.

Heat relief of the spaces in the summer is accomplished through movement of air through the space and exhaust control. The exhaust fan system will be located on the roof at the opposite end of the building from outdoor air louvers to promote air movement throughout the space. The exhaust system will include variable volume control to control space pressure and promote energy efficiency.

Plumbing

General

Domestic water to the facility will be fed from a 6" RPZ (Reduced Pressure Zone) backflow preventer located in an electrically heated Hotbox enclosure located near the municipal water line tap. The hotbox enclosure will also contain a 6" double detector check type backflow preventer to serve the facility fire protection system.

Low-flow plumbing fixtures will be utilized to reduce the building domestic water use. The domestic hot water load will be served by high efficiency, domestic water heaters. Water will be stored at 140 degrees F and a master mixing valve will temper the water down to a maximum of 120 degree F before being sent out to the system. Toilet Room and Locker room Lavatories and sinks will use battery powered electronic faucets. Water closets will be made of vitreous china water closets with battery powered flush valves.

Hot and cold water will be supplied to all restrooms, sinks, and janitor's closets. Water for showers will provided with automatic mixing valves where hot water is over 105°F. Shut off valves will be provided at all plumbing fixtures. Floor drains will be provided in all dressing rooms, shower rooms, toilet areas, and janitor's closets.

Water Circulating Systems: Domestic cold water, hot water and hot water circulating systems will be provided for all spaces requiring water service including: Toilet rooms, Locker rooms, Kitchen area, Water coolers, Hose Bibbs, Landscape irrigation and pool/splash pad water make-up.

Gas fired Condensing Water heaters will serve toilet rooms, kitchen and bar spaces. Water heaters will be sized having a capacity of 150% of the total load for redundancy. A hot water circulating pump and piping will be provided for on-demand hot water availability to fixtures. A main tempering valve will be installed to prevent scalding.

The total storage capacity will provide sufficient recovery and storage capacity to meet the building demands including Locker Room shower and Kitchen areas. The hot and cold water will be distributed through type "L" copper pipe 2 1/2" and below and schedule 40, galvanized black steel pipe above 2 1/2".

Storm drainage will be collected through roof drains and connected to the site storm system.

The sanitary and storm will be hub and spigot cast iron below grade and no-hub cast iron above. Drainage piping smaller than 2" will be DWV copper. All buildings will be provided with a primary roof drain system.

Natural gas meter set will be located outdoors. Gas will be utilized for selected HVAC units, boilers, domestic water heaters and pool heaters. Piping will be schedule 40 black steel pipe with threaded wrought steel fittings for piping 2" smaller. Forged steel welded fittings will be used for all piping larger than 2-1/2".

Pool/Splash Pad

Domestic hot and cold water, sanitary and storm drainage and natural gas systems will be provided. Hose bibs to enable hose access to the entire pool deck, and Outdoor Splash Pad. Metering that provides a pulse input into the Utility Monitoring and Control System will be used to monitor water and natural gas usage.

Pool Filtration, Circulation, and Heating Systems

Pool mechanical equipment and chemical storage areas will be located away from public access. Doors or openings will be sized to permit the replacement of all equipment, and ventilation is required for motors and heaters.

Circulation and Filter Systems

All portions of the water distribution systems serving the swimming pool, splash pad and auxiliary facilities will be protected against backflow. Water introduced into the pool and splash pad, either directly or into the circulation system, will be supplied through air gap fittings. There will be no direct physical connection between the sanitary or storm sewer system and any drain from the swimming pool or splash pad recirculation systems.

We recommend that provisions be made for complete, continuous circulation of water through all parts of the swimming pool and splash pad by appropriately sized, non-corrosive pipes.

Schedule 40 PVC will be utilized for most circulation piping requirements. The valves and draining system for the pool and splash pad will be sized to prevent flooding (surcharging) of the sanitary or storm drainage system.

Circulation piping will be designed for a maximum velocity of 10 feet per second. All suction piping will be designed for a maximum of 6 feet per second.

A hair and lint filter of stainless steel with removable basket will be provided to filter and remove leaves, hair, and other solids entering the drainage systems.

Centrifugal circulation pumps will be provided of sufficient capacity to provide the minimum turnover rate to the pool and splash pad, plus an additional allowance of 30%.

Recirculation System Minimum Requirements

Recirculation systems, consisting of pumps, piping, filters, feeders, water conditioning equipment, municipal water make-up, surge tank, and other accessories will be provided to clarify and disinfect the swimming pool and splash pad volumes of water in six hours or less.

Under normal operating conditions, water will be re-circulated from the main drain and through the overflow gutter into the circulating pumps. Approximately 30% of the water will enter the main drain, while 70% “skims” over the gutter system through the surge tank and into the pumping system.

Surge Tanks and Surge Control

Circulation systems will be equipped with concrete, cast-in-place surge tanks, unless the maximum surge requirements of a pool can be handled by a surge gutter system. The purpose of the surge tank is to allow water displaced by pool occupants to be collected in the surge tank and later returned to the pool as occupancy decreases. Flow control valves will be used to modulate water flow from the main drain and from the surge tank.

Pumps

Pumps will be used to circulate water, chemicals and other fluids. Centrifugal style pumps will be generally used for all circulation pumps and will be sized appropriately to handle the required capacity. Typical types of pumps will be required for pool and splash pad equipment, such as chemical feed pumps, transfer pumps, vacuum pumps, circulation pumps and booster pumps.

Mesh-bucket strainer-filters immediately in front of circulation pumps to protect the internal components of the pump from larger, solid objects and to strain hair and lint from the re-circulating water.

A pump pit may be required adjacent to the surge tank to circulate water for filtration, heating and return it to the pool.

Flow Meters

A flow meter in each main line serving the swimming pool and splash pad will be provided. Flow meters will be installed on a straight, uninterrupted section of pipe at least 10 pipe diameters down-stream from the last fitting with about five diameters distance “clean run” beyond so that the smooth, linear flow is not disturbed to ensure accurate readings.

A manometer-type flow meter at the discharge of the circulating pump will be used to control primary flow and backwash.

A flow control valve will be included so that the operator may manually control the circulation rate of the pump, thereby maintaining the turnover rate throughout a filter cycle from clean to dirty.

Filters

Filtration is the physical process of removing solids which would interfere or impede the disinfection process if not removed. Filters only remove solids and any dissolved elements must be removed as part of the disinfection process.

It is recommended to use high rate sand pressure type filtration banks that are National Swimming Pool Foundation (NSPF) approved because their effectiveness actually improves over time due to the buildup of trapped soil that becomes increasingly dense and resistant to water flow.

Fire Protection

General

The Fire Protection systems will be designed to meet the requirements of NFPA 13. NFPA has minimum requirements based on the content and usage of the space to provide a minimum density of water on the floor measured as gallons per minute, per square foot.

The facility will require a 6" fire protection service to meet the demand. The sizing of the system will be designed to be sufficient for the completion of all phases of building construction. The city water pressure at this location is assumed to be sufficient to meet the demand. The service will be tapped from the street to a site located hotbox type enclosure containing a 6" double check detector assembly and supply water to a wet pipe sprinkler system to an interior mechanical room and distributed throughout.

Piping is anticipated to be schedule 40 black iron grooved pipe construction to facilitate expansion.

The majority of the spaces for all phases will be classified as light hazard and protected with a minimum water density of 0.10 gpm/sf.

The mechanical and electrical rooms are classified as ordinary hazard group 1 spaces, and will be protected with a water density of 0.15 gpm/sf.

Pool Chemical storage areas are preliminarily classified as ordinary hazard group 1 and will be protected with a water density of 0.15 gpm/sf. This classification is subject to change based on final pool chemical treatment system design.

Electrical

Electric Service

Power will be brought to the site via an underground utility company owned feeder. This service is anticipated to be 1500 KVA with a 2500 Amp, 480/277 Volt switchboard to be located within the building. The utility company transformer will be pad mounted and located on the site

Standby Power System

The standby/emergency power system will consist of one (1) 500 KW generator. The generator is sized to use the facility as an emergency shelter and would provide enough power to the building mechanical systems, emergency lighting and selected receptacles throughout the facility.

Site Lighting

Site lighting will be accomplished primarily with pole mounted luminaries. The poles will be 30 foot high on 3 foot concrete bases for car parking areas and roadways.

The luminaries will be “dark sky,” full, cutoff type fixtures with house side shields where required to eliminate glare and to control light spill off of the property. The required lighting levels are achieved by varying the number of heads on the poles as the specific areas require.

Site lighting will be controlled by photocells and timers.

There will be building mounted cutoff wall fixtures located over every door. Building façade lighting will be provided primarily from in-ground surface washes

Telephone/Television & Data Service

Underground conduit will be provided to the communications room in the building.

Lightning Protection

A complete lightning protection system will be included for each structure with all the appropriate components including air terminals, cables and grounding points.

Power

480 volt power will originate from a utility company pad mounted transformer and enter the main electric room. From there it will pass through the main distribution switchboards. The main distribution switchboards will feed non-emergency loads. Where required, the 480 volt distribution will be locally transformed to provide 208/120volt power for receptacles and equipment.

Power feeding the various areas of the building will originate from circuit breaker panels with surge suppression to reduce transients.

Receptacles will be conveniently located for computers, office equipment, task lighting, etc.

Power for lighting will be primarily 277 volt fed from dedicated lighting panels, or locally transformed to 208/120 for lighting controls and equipment requiring this voltage. Power for major mechanical equipment will be 480 volt. A complete grounding and bonding system for safety and communications will be provided.

Lighting

General lighting in the administration areas, corridors, fitness and game rooms will be energy efficient LED lighting. Direct/indirect lighting will be provided in all offices and in critical viewing areas. Gymnasium and Field house lighting will all be high bay LED type lighting.

All areas will have local control. Spaces that have day lighting will have daylight harvesting controls and bi-level switching. All other occupied spaces will have bi-level switching.

E.INSPIRATION & SOLUTIONS

Wet areas such as pool, and locker rooms, will have sealed, gasketed, wet location fixtures. Mechanical/electrical/storage areas will have industrial grade, four foot, strip lighting.

Emergency Lighting

Emergency egress lighting will be provided from the generator. LED exit signs with battery backup will be provided where required.

Fire Alarm / Area of Rescue Assistance

An addressable fire alarm system will be provided. The facility head end will be located in this building. An annunciator panel will be located at the main entrance. Smoke and or heat detectors will be located throughout the areas as appropriate. Pull stations will be located at all exits and exit pathways. Audio/visual alarm indicators will be located as required including toilet rooms.

Carbon Monoxide System

Carbon monoxide system will be provide where gas appliances and gas fired mechanical equipment is utilized to notify occupants of Carbon Monoxide leak.

Security

A security system will be provided consisting of access control, intrusion detection and CCTV monitoring and recording. The head-end systems will be located in this building. Proximity readers will be provided at selected doors. All doors will be alarmed. Selected areas will have motion detectors. CCTV cameras will be provided at selected locations both inside and outside the buildings. Monitored at the local satellite police station.

Telephone / Data

Telephone/data outlets will be located on 2 of 4 walls in offices, at all desk, copy machine, and fax locations. There will be different colored telephone jacks for data and telephone. Data and telephone jacks will be provided on columns and along the walls where appropriate in the other areas.

Data and telephone cables will be run to free standing data rack(s) with patch panels located in the electrical/communications rooms. Data and telephone cables will be Cat 6.

Television

Television jacks will be located in selected locations.

Sustainable Design

Sustainability is a foundation for which all of our designs are based upon, whether the client is actively pursuing a third part certification, such as LEED, or not. Conserving energy, water and other resources is an inherent design principal we adhere to and actively promote in our projects.

During Conceptual Design, the Team considered sustainable features at a high level. Once detailed design begins, the team will challenge ourselves to use innovation and best practices as tools for integrating sustainability elements into design. This project is unique, with specific constraints, challenges, and opportunities to minimize pollution and resource waste, conserve energy, and increase the comfort, health and safety of the people who come to play, work, and discover.

Working hand in hand through a transdisciplinary approach, the process will be highly collaborative and will analyze design strategies throughout the course of the project. This is a dynamic process and each iteration lends to the feasibility of the sustainability ‘big ideas.’ As such, the items below are a snapshot of where we are and future opportunities to explore.

Sustainable Design

Building Orientation is a key consideration early in design. The orientation impacts solar heat gain and energy usage, daylighting, and connections to the outside environment. Our team found a balance between the site constraints and our knowledge of best practices to create the proposed layout. The design reconciles tradeoffs in optimal orientation with synergies for maximizing natural daylighting and views to create connections to the outside environment.

Bringing the outside in provides a sense of health and wellness to building users, an important aspect of sustainable design. A healthy indoor environment will also be supported by our standard practice of specifying materials that are locally sourced, made from recycled content, and minimize exposure to volatile organic compounds (VOCs).

Building envelope design is critical to how the building will function. We have introduced a concept utilizing a pre-engineered structure with insulated steel wall panels that lend to the overall thermal performance. Industry lifecycle analysis have shown prefabricated buildings have a lower environmental impact at the construction and the end-of-life stages. This is due to the reduction of waste during the construction process and the ease by which system components may be disassembled and reused or recycled.

Systems

Our team evaluated several opportunities for integrating energy conservation measures into building systems design and controls. Through this analysis, considerations were given to budget, site constraints, building programming, and operations and maintenance. The following strategies are incorporated into the 30% design:

- Energy recovery systems to temper incoming air
- Building automation system (BAS) to effectively control systems for energy savings and occupant comfort
- LED lighting and dark sky compliant, full-cutoffs to minimize light pollution
- Low flow plumbing fixtures

The team will also be utilizing performance analysis software to assist in the decision making process as design progresses. This will allow us to review efficiencies and the point of diminishing return on various strategies.

As the project progresses, there are additional opportunities that can be evaluated at the owner’s request. These may include solar thermal, photovoltaics, and commissioning. Incentives may be available to support green building strategies and our team will work with the Town to review options.

F. RECOMMENDATIONS

FINAL PROGRAM

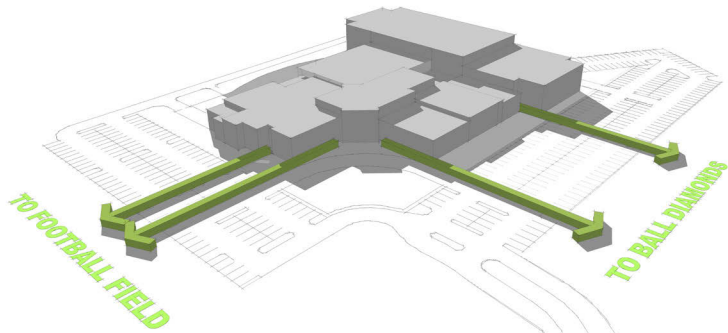
Through consensus building we arrived at a final program that addresses the needs and desires of the community.

PROGRAM SPACE	AREA
Entry/Reception Area	5,382 sqft
Shared Office Space	
All Offices/copy room/conf room	3,686 sqft
Nutrition Coordinator	204 sqft
Shared Break Room	676 sqft
Community Based Policing Office	126 sqft
Rural Transit Office	157 sqft
Administration Sub Total	4,849 sqft
Senior Billiards Room	768 sqft
Multi-Purpose classrooms (1,160 sqft x 2 ea)	2,320 sqft
Divisible Multi-purpose Room (not inc. storage)	5,183 sqft
Art & Crafts Room	777 sqft
Poolside Multi-Purpose Rom (not incl storage)	1,049 sqft
Library	416 sqft
Catering Kitchen	1,293 sqft
Wellness/Medical Screening room (178x2)	356 sqft
Multi-Purpose Dance Studio (not inc. storage)	3,232 sqft
Shared Fitness Area	8,509 sqft
Game Room	1,130 sqft
Child Watch (interior space)	1,163 sqft
Locker Rooms	3,114 sqft
Community & Facility Storage Rooms	4,164 sqft
Vending Machine Area	205 sqft
Public Restrooms (includes Auxiliary HC Toilets)	516 sqft
Subtotal other spaces	34,195 sqft
Grossing factor (35%) - circulation, mechanical rooms, etc	12,035 sqft
Subtotal (incl. Reception)	56,461 sqft
2 court Gymnasium (Boys & Girls Club)	12,871 sqft
Indoor pool with deck and pool office	18,105 sqft
Exterior Splash Pad	19,110 sqft
Field House	30,044 sqft
Wellness Track, Floor System, Turf Area	sqft
Swing up Basketball Backstops	ea
Scoreboard	ea
Subtotal	80,130 sqft
TOTAL	136,591 sqft

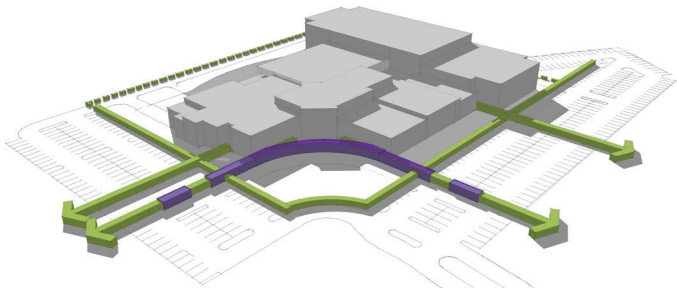
Final Program
(see Appendix 9)

FINAL SITE PLAN

The final site plan considers the existing site constraints and addresses the needs of the community. The building location and orientation provides easy access to the existing adjacent ball fields, and also provides safe pedestrian circulation throughout the site, and around the building.



Pedestrian Connectivity

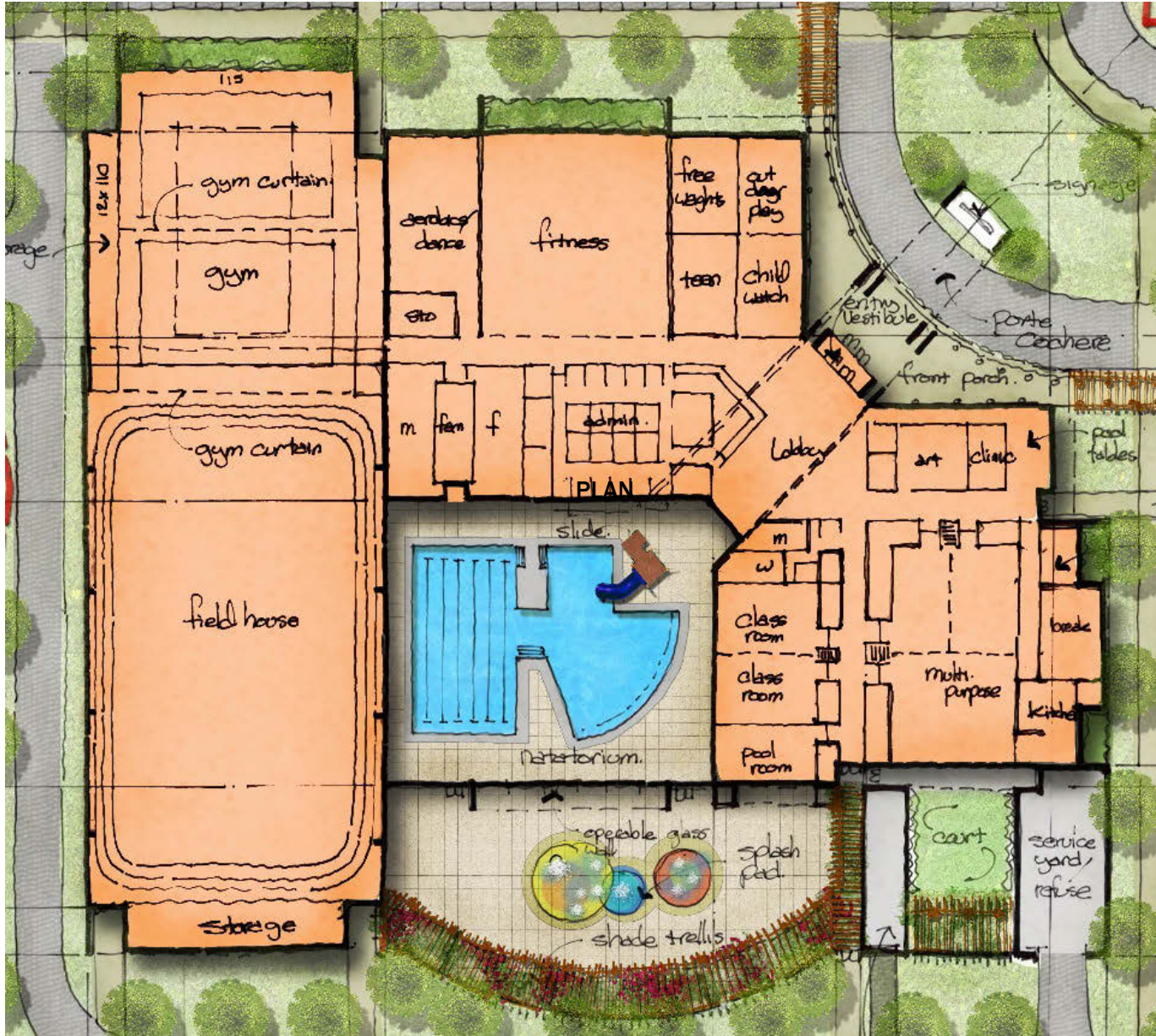


Pedestrian Circulation

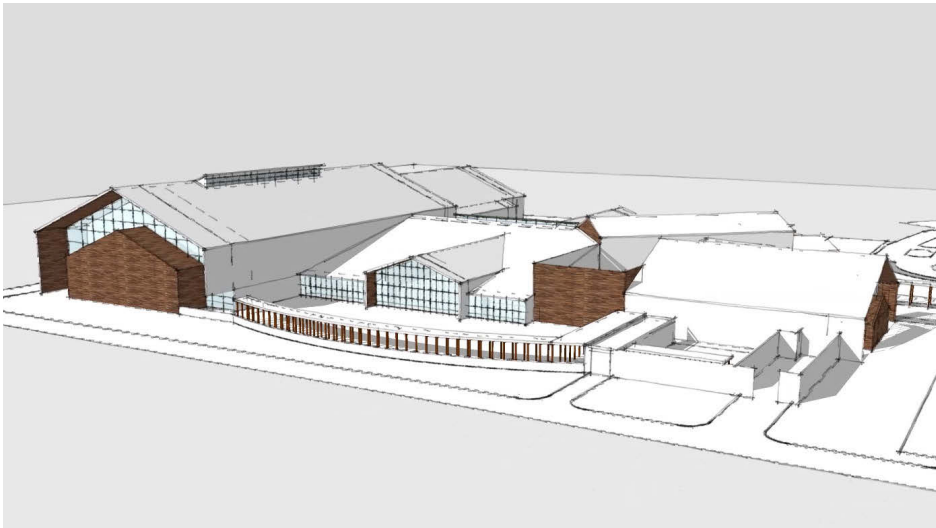
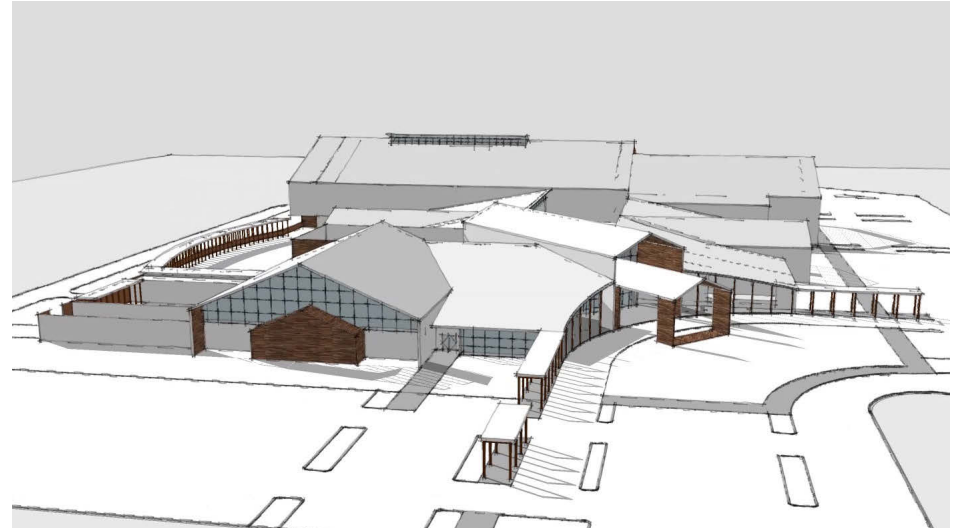
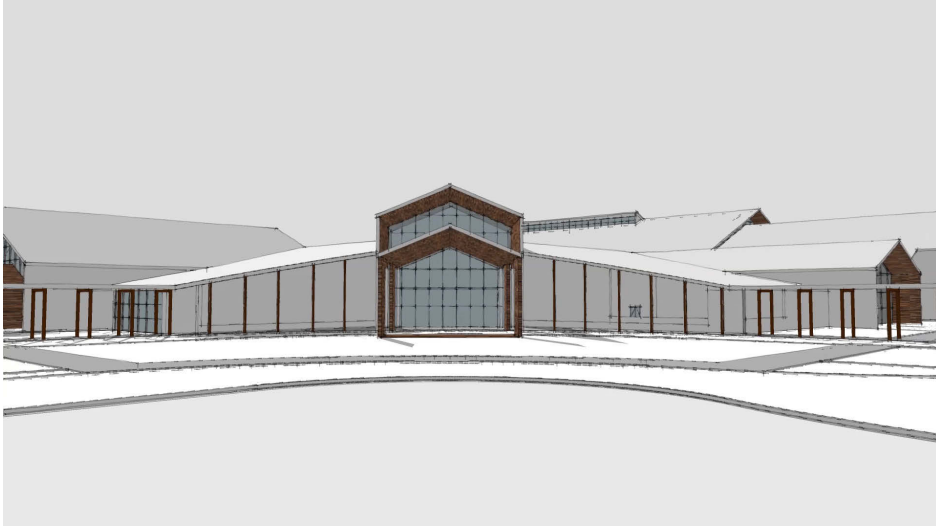


F. RECOMMENDATIONS

PLAN



3-D MODEL VIEWS



F. RECOMMENDATIONS

ELEVATIONS/RENDERINGS





F. RECOMMENDATIONS





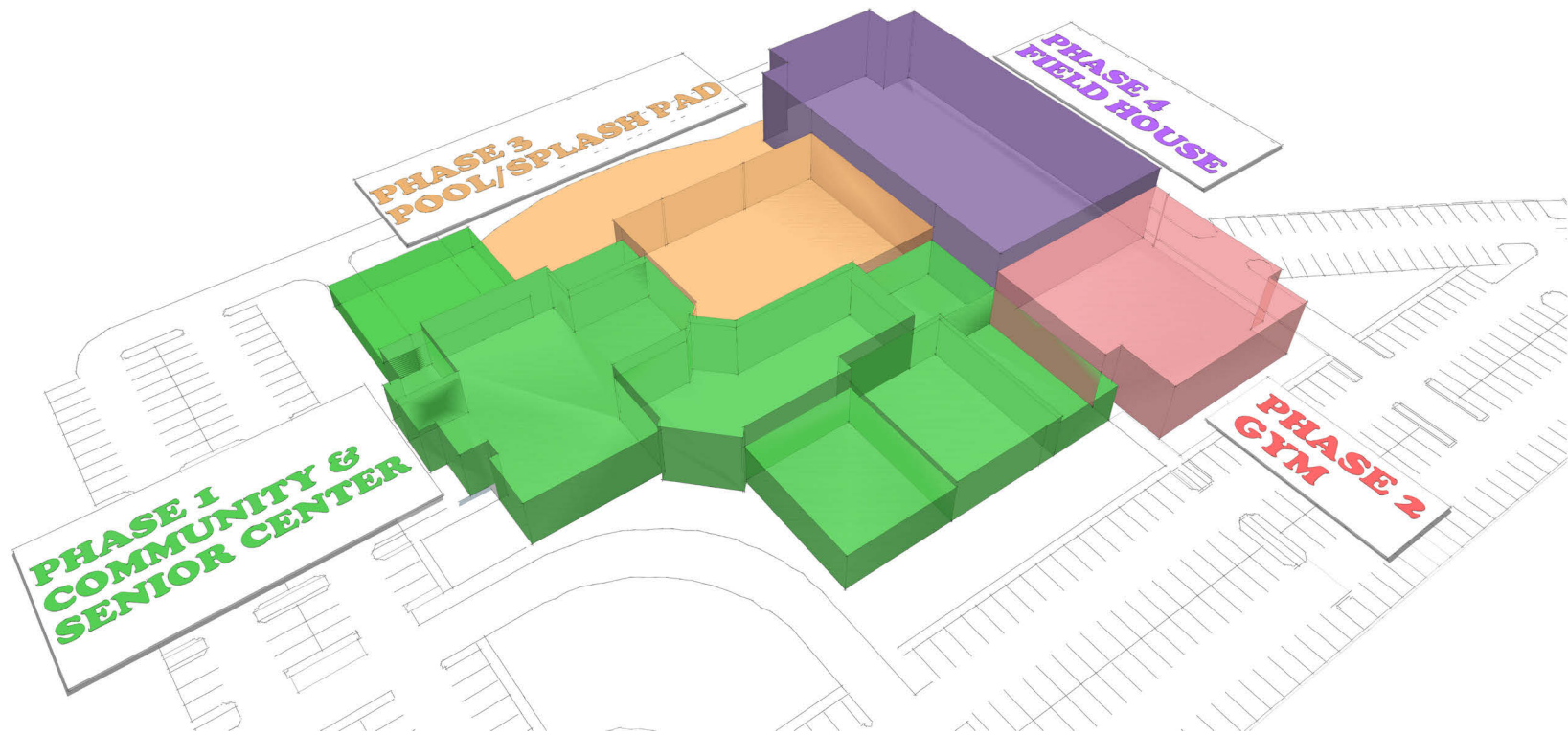
F. RECOMMENDATIONS

PHASING

Wendel based the phasing recommendations on appropriate construction sequencing, and the most pressing needs of the Town. It was determined that the Senior and Community center portions of the building should be the first priority, followed by the gym, then the Indoor Pool/outdoor Splash Pad and finally, the Field House would be the last piece to complete the center. The building is designed so that each phase can be constructed at a different time, or a few of the phases can be completed together. For example, the Town and stakeholders discussed the possibility of constructing the Gym at the same time as the Senior/Community Center.

Phasing of a large facility is often used to make a project more feasible by spreading costs out over a period of several years.

- Phase 1: Senior/Community Center at 56,461 s.f.
- Phase 2: Gymnasium at 12,871 s.f.
- Phase 3a: Indoor Pool at 18,105 s.f.
- Phase 3b: Outdoor Splash Pad at 19,110 s.f.
- Phase 4: Field House at 30,044 s.f.



OPINION OF PROBABLE CONSTRUCTION COST

Wendel established an Opinion of Probable Construction Cost (OPCC) based on the conceptual design, and in 2016 dollars. An OPCC is a very early calculation of the approximate costs of a project. As such, it includes many assumptions, inclusions and exclusions. The OPCC will be updated to a cost estimate during the final design phase. Bidding will further refine the construction cost.

The below table summarizes the OPCC, identifying a low and high cost per phase. It assumes that all four phases will be constructed at the same time. If the project is constructed in phases, then escalation costs must be added for each phase. The OPCC also includes several indirect costs or burdens:

General Conditions/CM (10%)

Construction Manager Fee (5%)

Design Contingency (20%)

If the Town were to construct Phases 1 and 2 at the same time, costs may range between \$16.5 million and \$17.8 million. Escalation must then be added to the cost for each subsequent phase.

Additional Details:

- Site preparation, landscaping, parking, fill importing/exporting are not included. The Town will undertake this work separately.
- IT equipment: Only wiring and jacks are included.
- Not included: Furniture, computer equipment, kitchen equipment and window coverings.
- Included: Flooring, allowance for lighting fixtures, allowance for plumbing fixtures and allowance for gym equipment.

2016 Opinion of Probable Construction Cost

		Low			High	
		sf	cost/sf	total	cost/sf	total
Phase 1	Sr. Ctr/Comm. Ctr	56,461	\$ 220.00	\$ 12,421,420.00	\$ 270.00	\$ 15,244,470.00
Phase 2	Gym	12,871	\$ 170.00	\$ 2,188,070.00	\$ 200.00	\$ 2,574,200.00
Phase 3a	Pool	18,105	\$ 240.00	\$ 4,345,200.00	\$ 290.00	\$ 5,250,450.00
Phase 3b	Splash Pad	19,110	\$ 80.00	\$ 1,528,800.00	\$ 100.00	\$ 1,911,000.00
Phase 4	Field House	30,044	\$ 180.00	\$ 5,407,920.00	\$ 220.00	\$ 6,609,680.00
		136,591	\$189.55	\$ 25,891,410.00	\$ 231.27	\$ 31,589,800.00

- 1. Program reconciliation table**
2. Meeting minutes
3. Schedule Table from Seniors
4. Program Refined Report (by Architekton)
5. Site/Civil Narrative with Sewer Calculations
6. NYSDEC Wetland letter and map
7. FEMA Floodplain
8. Fieldhouse Questionnaires
9. Final Program

Area	Room/Unit	2,009			2011			Proposed 2015		
		Qty	SF Per	Total SF	Qty	SF Per	Total SF	Qty	SF Per	Total SF
Indoor Pool Area				16,745			16,745			16,745
	Pool	1								
	Spa	1								
	Zero Entry pool	1								
	Mechanical Room	1								
	Aquatic Supervisor	1								
	First Aid	1								
	Family Changing room	1								
	Men's Showers/Restrooms	1								
	Men's Lockers/Changing Room	1								
	Women's Showers/Restrooms	1								
	Women's Lockers/Changing Room	1								
	Open Lockers									
	Benches	7								
Recreation Center				10,053			11,398			30,298
	Women's Restroom	2	240	480						
	Men's Restroom	2	240	480						
	Storage	1	168	168						
	Open Office/Secretary	1		0	1	650	650			
	Assistant Dir. Office	1	225	225						
	Dir. Office	1	300	300						
	Office Storage	1	240	240						
	Staff Lounge	1	210	210						
	Conference Room	1	480	480						
	storage	1	120	120						
	Vending Machine Area	1	210	210						
	Multi-Purpose Room	2	2,500	5,000						
	Multi-Purpose Storage	2	132	264						
	Classroom	1	805	805						
	Restroom	1	56	56						
	Classroom Storage	2	88	175						
	Classroom	1	840	840						
	Community Room				1	0	0			
	Programming				1	285	285			
	Assistant Programming				1	0	0			
	Break Room				1	150	150			
	Copy Room				1	260	260			
	Program Registration				1	0	0			
	Outdoor Pool				1	0	0			
	Outdoor Splash Pad				1	0	0			
	Child Watch							1	2,000	2,000
	Gymnasium							1	7,000	7,000
	Fitness							1	7,500	7,500
	Activity Room							1	2,400	2,400
Entrances/Lounges				680			680			680
	Reception	1								
	Waiting Lounge									
	Coffee Lounge	1	220	220	1	220	220	1	220	220
	Conference TV Lounge	1	220	220	1	220	220	1	220	220
	Coat Room	2	120	240	2	120	240	2	120	240
Senior Center				12,376			32,001			32,001
	Men's restroom	1	240	240						
	Women's restroom	1	240	240						
	Storage	1	168	168	1	2,500	2,500			
	Fitness Equipment Room	1	700	700						
	Exercise Dance Room	1	950	950						
	locker area			0						
	Classroom (games/crafts)	1	613	613						
	Storage	1	125	125						
	Multi Use Room	1	2,500	2,500						
	Storage	1	110	110						
	Dining Room	1	2,500	2,500						
	cafeteria counter	1		0						
	Storage	1	130	130						
	Kitchen	1	920	920	1	800	800			
	pantry	1	115	115						
	Nutrition Office	1	115	115						
	Mens Changing rooms/showers	1	240	240						
	Womens Changing rooms/showers	1	240	240						
	Library	1	250	250						
	storage	1	65	65						
	Computer Room	1	250	250	1	800	800			
	Storage	1	65	65						
	First Aid Room	1	184	184						
	Storage	1	46	46						
	Rural Transit Office	1	184	184						
	Storage	1	46	46						
	Dir/Asst Dir office	1	380	380						
	storage	1	80	80						
	Billiards	1	920	920	1	700	700			
	Arts and Crafts Room				1	800	800			
	Large Partitionable Space				1	4,200	4,200			
	Library				1	1,325	1,325			
	Administrative Offices				1	1,400	1,400			
	Gymnasium				1	3,600	3,600			
	Medical Screening Room				1	0	0			
	Large Activity/Classroom				4	1,600	6,400			
	Medium Activity/Classroom				4	300	1,200			
Shared				1,150			1,150			1,150
	Mechanical Room	1	460	460	1	460	460	1	460	460
	Electrical Room	1	345	345	1	345	345	1	345	345
	Janitor Office	1	120	120	1	120	120	1	120	120
	Janitor Room	1	225	225	1	225	225	1	225	225
	Vertical Circulation	1								
	Circulation	1								
Total				41,004			61,294			80,874

Area	Room/Unit	2,009			2011			Proposed 2015		
		Qty	SF Per	Total SF	Qty	SF Per	Total SF	Qty	SF Per	Total SF
Indoor Pool Area				16,745			16,745			16,745
Field House			36,600	36,000		36,600	36,000		36,600	36,000
	Field area	1	17,000	17,000	1	17,000	17,000	1	17,000	17,000
	Bleachers									
	Run/Walk Track	1								
Total				77,004			97,294			116,874

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MEETING MINUTES

140 John James Audubon Parkway, Suite 201
Amherst, NY 14228

Phone: 716-688-0766
Fax: 716-625-6825

Project No. 328207

Project Title: *Brush Mountain Community Activity Center*

Meeting Date: 4/20/15

Location:

Subject:

Attended?	Initials	Name	Company
Y	HF	Hal Fabinsky	Orchard Park Senior Services Task Force
Y	AW	Anna Williams	Orchard Park Senior Center
Y	JB	Jacqueline Briggs	Senior Council of Orchard Park
Y	EL	Ed Leak	Orchard Park Recreation Department
Y	AR	Audrey Ramage	Orchard Park Recreation Commission
Y	RB	Rozanne Bedlinski	Orchard Park Comprehensive Plan
Y	PK	Patrick Keem	Orchard Park Town Government
Y	WB	Wayne Bieler	Orchard Park Engineering
N	BF	Bill Fulton	Orchard Park Engineering
Y	JK	John Kane	Architekton
Y	GFS	Jerry Summe	Wendel
Y	DJM	Dan Marinaro	Wendel
Y	TGW	Timothy Walck	Wendel

TOPICS DISCUSSED:

1. Introductions – see sign-in sheet attached.
2. Orchard Park Decision Making Structure
 - a. Wayne – **Main Contact for this project for the Town** – Town Engineering
 - b. Ed – Recreational Committee
 - c. Anna – Senior Center
 - d. Hal – Senior Task Force
 - e. Roz – Field House Liaison (Track & Field)
 - f. A Community Activity Center Task Force has been formed with several subcommittees.
 - i. The Design Subcommittee will oversee this schematic design process; members are as follows:
 1. Wayne, Anna, Ed, Fred (Highway Superintendent), Rozanne
3. Wendel
 - a. Jerry Summe – Client Advocate/Facilitator
 - b. Dan Marinaro – Project Manager
 - c. Tim Walck – Project Sponsor
 - d. John Kane – Architekton – Sub-consultant to Wendel
4. User Groups:
 - a. Seniors, Little League (baseball and softball), Orchard Park (OP) School System, Little Loop Football, OP Soccer, OP Basketball, OP Rugby, Track & Field (Houghton is the closest indoor facility), Meals on Wheels, pool users
 - b. What activities will there be for middle age adults? People that drop off their kids for activities and would like something to do while they wait.
 - c. Emergency shelter; concern raised if there was a major snow storm when Ralph Wilson stadium is filled with fans that can't get home.
5. Open Discussion
 - a. Middle School pool is currently used all year long; popular program (non-competitive)
 - b. Competitive programs use the high school
 - c. YMCA has a good swim program
 - d. Supervisor Keem asked a question as to whether another pool is needed.
 - e. Middle School & Yates Park – two main hubs for recreation per Ed Leak

- f. Agency Review: Engineering and Building Department. Health Department – Food Service. NYSERDA – Grants/Energy Programs
 - g. Hal expressed concerns of the interaction between seniors and youth. Example: Three people using walkers meet three kids running the opposite way with basketballs.
 - h. September 30th – Deadline for completion of this phase of the project which is schematic/preliminary design for the overall facility. Phasing for the facility will also be decided.
 - i. Wetland Delineation just completed; Engineering Department is preparing drawings. An updated survey was just done. This information will be provided to Wendel by OP Engineering Department.
 - j. Another consultant hired by the Town is designing a regional detention facility on the Brush Mountain Park property for an adjacent planned residential area.
 - k. Wayne pointed out the original master plan for Brush Mountain Park and that it addressed wetlands interaction and traffic flow.
 - l. Wayne suggested that the design committee tour other community activity centers. Example: Cheektowaga Facility had health screening rooms for men and one for women, but not a coed room where a husband and wife could stay together to be screened.
 - m. Architectural Overlay District – the property not in the overlay, but we should engage this committee for input on design and façade.
 - n. Wendel/Architekton will engage the key user groups in an “immersion process” – four stakeholder meetings; it needs to be decided who will be involved in each of these meetings.
 - o. The Operations Subcommittee of the Community Activity Center Task Force will be important because scheduling activities will be a key component of success.
 - p. The committee would like to see other multi-generational facilities. Since John’s work is in Arizona, he will need to “virtually” walk the committee through some of the facilities he has designed through a “show-n-tell presentation. The group is not aware of any multi-generational facilities in Western New York.
 - q. Bill Fulton – key guy in OP Engineering Department that can help create a matrix for programming
 - r. Storage will be a major consideration. Example: When senior activity is done, where does stuff get stored before the youth activity starts?
 - s. Committee wants this to be a “destination” – a place people want to go for activities such as Pickleball, Volleyball, etc.
 - t. Emergency shelter (“dirty bomb” scenario) was discussed.
 - u. Have something for parents to do while their kids are at an activity instead of driving home.
6. Schedule:
- a. Four stakeholder meetings – can we shoot for May? Would like all meetings to happen over two days if possible.
 - b. Number of key people: target 5 people from each key group. What are the groups? Wendel will provide suggestions to the Town based on the kickoff meeting input.
 - c. It would be beneficial to have all groups together and using “Dot voting”
7. Homework:
- a. Main contacts need to develop list of around 5 people for each stakeholder group.
 - i. What time of day for this meeting?
 - b. Review the summary of information/programming needs that was prepared by Wendel/Architekton from the information provided to us by OP Engineering to make sure that we captured the previous work by each group accurately. The document was handed out at the meeting and was titled, “Initial Program Review/Consolidation – April 20, 2015”
 - c. Wayne to send Wendel copies of all existing studies for this property.
 - d. Existing studies that we need a copy of:
 - i. Wetland study
 - ii. Topographic Survey
 - iii. Geotechnical report
 - iv. Any environmental studies done as part of SEQR
8. Project Budget: Master Plan had a construction cost of 15 million plus contingency. However, this is an estimate from 2010 or earlier so inflation will need to be taken into account. Also, the new programming being completed as part of this schematic design process could change the cost estimate.
9. Miscellaneous:
- a. Handed out “Initial Program Review/Consolidation” document for committee to review.
 - b. Should we plan for a second floor on the facility?
 - c. Do we want a raised track in the field house?
 - d. A full size soccer field that can be split into fourths for side-to-side play for smaller kids would be beneficial.

The above minutes represent Wendel's understanding of the major topics discussed. Please provide any additions/deletions to the undersigned within 5 business days of receipt.

Prepared By:

Wendel

Signed:



David J. Marinano

Dated: 4/20/15

Meeting Sign-In Sheet

Page 1 of 3



Project No.: 328207

Date: April 20, 2015

Project Name: Brush Mountain

Meeting Location: Orchard Park, NY

	Company Name & Address	Name of Attendee (Please Print)	Phone Number	Fax Number and e-mail address
1	Wendel	Timothy Walek	688-0766	t.walek@wendelcompanies.com
2	OP-Senior Service Tech Force	HAL FABINSKY	662-9856	Fabinsky@aol.com
3	O.P. Sr Ctr.	Anna Willem	662-6452	willemsa@orchardparkny.org
4	Senior Council of OP Inc	Jacqueline BRIGGS	662 3982	jacqueline.briggs1@verizon.net
5	RECREATION Dept.	Ed LEAK	662 6450 ext 4	leake@orchardparkny.org
6	Recreation Commission	Audrey Ramage	648-4481	TRAM0930@hotmail.com
7	Rozanne Bedlinski Comprehensive Plan	Rozanne Bedlinski	662-0137	rozfered@verizon.net
8	OP Town Government Town Supervisor	PATRICK J. Keem	662-6400 374-0167	SUPERVISOR.KEEM@orchardparkny.org

Meeting Sign-In Sheet

Page 2 of 3



Project No.: 328207

Date: April 20, 2015

Project Name: Brush Mountain

Meeting Location: Orchard Park, NY

	Company Name & Address	Name of Attendee (Please Print)	Phone Number	Fax Number and e-mail address
9	O.P. Eng.	Wayne Bieler	662-6425 ext 1801	bielerw@orchardparkny.org
10	O.P. Eng. (side table)	Bill Fulton	662-6425	Fultonb@orchardparkny.org
11	WENDEL	JERRY SUMMERS	6880766	jsummers@WD-AE.COM
12	Architekton	John Kane	480-229-4236	jkane@architekton.com
13	WENDEL	DAN MARINARO	688-0766	-
14				
15				
16				



MEETING NOTES

140 John James Audubon Parkway, Suite 201
Amherst, NY 14228

Phone: 716-688-0766
Fax: 716-625-6825

Project No. 328207

Project Title: *Brush Mountain Community Activity Center*

Meeting Date: 5/7/15

Location:

Subject: Workshop Day 1

Attended?	Initials	Name	Company
Y	DR	Dave Robmann	
Y	KG	Kathy Gorkiewicz	
Y	DS	David Schuster	
Y	AS	Al Szymanski	
Y	LS	Lorraine Szymanski	
Y	AW	Anna Willems	
Y	RB	Rozanne Bedlinski	
Y	BG	Bill Gehen	Boys & Girls Club of Orchard Park
Y	NH	Nancy Herdic	Boys & Girls Club of Orchard Park
Y	KS	Kristin Sanhillo	Orchard Park Rec
Y	WB	Wayne Bieler	Town of Orchard Park
Y	PK	Pat Keem	Town of Orchard Park
Y	JS	Joe Stallone	Orchard Park Little League
Y	DJM	Dan Marinaro	Wendel
Y	GFS	Jerry Summe	Wendel
Y	LEV	Leanne Voit	Wendel
Y	JFK	John Kane	Architekton

TOPICS DISCUSSED:

Session 1 – Rec/Bldg.

1. Recreation – programs are all-age. Youth basketball/baseball – additional users.
 - a. 2009 needs still exist for rec group.
 - b. Multipurpose is crucial
 - c. 24/7 use.
 - d. 300-500 for some events.
 - e. 4 offices are ok
 - f. Dance room – mirrors, special floor. Can't have dirt on it.
 - g. Renting for weddings?
2. Resiliency
3. Flexibility
4. Traditional gymnasium
 - a. Possibly in F. House
 - b. Basketball, volleyball, badminton, etc – outside user groups
 - i. 2 full courts basketball that can be combined.
 - c. High school/Section VI
 - d. NCAA
 - e. Seating?
 - f. Rec Standpoint – No seating for spectators. Benches for participants.
5. Boys and Girls Club after school program – offices, gym, own designated space. Can still run out of existing facility.
 - a. Need full size gym
 - b. Possibly put B&G Club in facility. They would raise funds to add what they need.
 - c. Shared vs. separate
6. Fitness Equipment
 - a. No existing programs but they don't currently have facilities
 - b. Fire Company interested.
7. Teen/Youth 11-16
 - a. Game rooms, activity space, pool tables, dart boards
8. Pre-School
 - a. Classroom needed
 - b. Mostly socialization

9. Daycare
 - a. For the parents that use facility
10. YMCA
 - a. Duplicating facilities? Residents need an affordable alternative.
 - b. Not building a place for gym memberships.
11. Kiosk/Store
12. Concerns about rec spaces and uses throughout town being duplicated. High school facilities are in high demand.
13. Cub Scouts
14. Private schools – can community use the spaces?
15. Locker rooms – Rec standpoint is kids/families do not use showers. Storage/lockers are for backpacks. Cubby area for day programs.
16. Storage
 - a. NEED!
 - b. Shelving – Ex: balls, volleyball standards.
 - c. Winterized.
 - d. Tables/chairs
17. 3 Multipurpose rooms
18. Summer – all day. Rest of the year - after 4:00.
19. Towels – bring your own.
20. Main reception area
21. First aid/wellness room combined.

Session 2 – Pool

1. 10 feet deep
 - a. Teach Red Cross
2. Wading pool/splash pad outside for toddlers – possible playground use during cooler days.
3. Is there a need for an external pool?
 - a. Orchard Park does not have a community pool
 - b. Lots of demand over 10 week summer – sun deck
 - c. Would consider indoor/outdoor combo pool (Holiday Valley, Marriott – Tor.)
4. Family needs – open swim
5. Diving board? Liability?
6. Passive use
7. Internal pool
 - a. zero entry
 - b. Heated
 - c. Lap/play – bulkhead that separates the two.
 - d. 25 yard x 5 lanes
 - e. Lift chair/accessibility
 - f. Typ 75’ x 75’ space
 - g. Whirlpool
 - h. Slides considered
 - i. 24/7
 - j. “Existing” pool
 - i. 110 kids for summer camps (largest group)
 - ii. 3-4 classes using at the same time
 - iii. Walking lane (restricted by hours)
8. Storage
 - a. Lifeguard safety equipment
 - b. Water aerobics
9. Deck Area (Internal)
 - a. Wet room off deck for parties
 - b. Bleachers?
10. Revenue
 - a. Renting part of pool/whole pool for parties, sectionals/meet, WB scouts, Red Cross, “Twist”. ECC - \$4,000/day
11. Locker Rooms
 - a. Male/Female/Family – Special needs
 - b. Competition locker rooms?
12. User group “TWST” – they hold competitions. Is seating needed?
 - a. Upper level swim meet needs a warm-up space/pool
13. “Ideal”

- a. 50M Olympic
- b. Attract regional/national events
- c. "Long course" training – 3 existing in region.
- d. Bleacher seating – 300-450 athletes w/2 adults each.
- e. OR 8-lane 20 M at a minimum – maybe more practical?

Session 3 – F. House

- 1. Section VI state meet
 - a. Parking
 - b. Bleachers
- 2. Walking track
- 3. 200m track w/100m straight
- 4. Drop nets for other uses
- 5. Soccer/football/tennis
- 6. **Is the community center a revenue generating facility or a community only use??**
- 7. Revenue
 - a. Concessions
 - b. Section 6 meets/sectionals
 - c. UB
 - d. Marching Band
 - e. How do you blend large meets with other uses for the community?
- 8. Options/Sponsorship
 - a. Public/Private Partnerships – Naming rights
 - b. Athletic teams
- 9. Storage
 - a. Cleaning supplies
 - b. Loading ramp/dock
- 10. 200m track can't fit much in center
 - a. Original program calls for full size fields within walking track
- 11. Post prom party, banquets
- 12. *Combine gym with F. House
 - a. Use times are a concern
- 13. Emergency shelter
 - a. What/how many/storage needs?
- 14. Boys/Girls Club
 - a. Can combine entrances
 - b. Full size gym
- 15. Concessions can work for inside and outside events
- 16. Traffic/parking concerns
- 17. Change of character (currently rural in nature)

Session 4 – Master Plan

- 1. Parking issue with ball diamonds currently
- 2. Respect existing facilities
- 3. Show wetlands
- 4. Located new football field
- 5. Existing culverts undersized
- 6. Mounds can be moved
- 7. Crushed stone parking near fields for summer usage
- 8. Paved parking near building
- 9. Building in future center location vs. current center location (based on property ownership/acquisition)
- 10. *Local or regional destination?
- 11. Police substation
- 12. Separate outdoor pool is a high priority (can share mechanicals with indoor pool)

Little League

- 1. Baseball – OP Little League – not for profit.
- 2. Indoor needs currently met.
- 3. Outdoor – use all 4 existing diamonds. Can't lose any.
- 4. Current – 10,000 sq. ft. rented, 3 batting cages, 5,000 sq. ft. indoors for fielding.
 - a. Spend \$54,000 in rent. 50k-75k equipment.

5. Want – Batting cages (2), facility/materials where you can use hardballs, year round use (kids have private coaches)
6. Softball – 200 +/- girls
7. Little League - 625 little kids
8. SR league - 40 adults
9. T-Ball - 18 teams
10. Baseball - 74-75 teams, ~1600 families, 400 coaches
11. Existing diamond location – concessions



MEETING NOTES

140 John James Audubon Parkway, Suite 201
Amherst, NY 14228

Phone: 716-688-0766
Fax: 716-625-6825

Project No. 328207

Project Title: *Brush Mountain Community Activity Center*

Meeting Date: 5/8/15

Location:

Subject: Workshop Day 2

Attended?	Initials	Name	Company
Y	SH	Kristin Sanhilo	OP Rec
Y	JB	Jackie Briggs*	Senior Council of Orchard Park
Y	AR	Audrey Ramage*	Chair Rec Commission
Y	BG	Bill Gehen	Boys & Girls Club
Y	DS	David Schuster*	Concerned Citizen
Y	AS	Al Szymanski	Senior Council of Orchard Park
Y	RB	Rozanne Redlinski*	Fieldhouse
Y	TS	Timm Slade	Section VI
Y	DR	Dave Rebmann	Director of Youth Services
Y	TP	Tom Pieczynski	OP Senior Task Force
Y	HF	Hal Fabinsky*	OP Senior Task Force
Y	PK	Pat Keem*	Town of Orchard Park
Y	WB	Wayne Bieler*	Town of Orchard Park
Y	MO	Mary O'Leary*	
Y	DJM	Dan Marinaro*	Wendel
Y	GFS	Jerry Summe*	Wendel
Y	LEV	Leanne Voit*	Wendel
Y	JFK	John Kane*	Architekton

*attended Wrap-Up Session

TOPICS DISCUSSED:

Session 5 – Presentation by John

1. Strategy 1 -
 - a. Separate Sr.'s from Recreation uses/kids, with some Shared common/MP rooms
 - b. Minuses:
 - i. Staffing ea. Entry, down time of each space
 - c. Pluses:
 - i. The users blend together, offices overlooking pool/lobby, good use of green space, zero entry pool, community gardens.
 - d. Community comments:
 - i. Double sided corridors – create short travel distances for seniors. Amherst Senior Center has long corridors.
2. Strategy 2 –
 - a. Boys & Girls Club shared space with comm. Gym was center focus.
 - b. Pluses:
 - i. Fewer entries
 - ii. Separate entry for seniors
 - iii. Shared classrooms
 - iv. Circulation loop
 - v. Police substation/office
 - c. Minuses:
 - i. Corridors not wide enough.
3. Strategy 3 –
 - a. 60,000 sq. ft. facility
 - b. Did not provide dedicated rooms for each of the groups
 - c. One entry
 - d. Free community side/paid use side
 - e. Wet room next to the pool
 - f. Big outdoor lawn that rooms open onto
 - g. Two floors – fitness upstairs – track overlooking gym

- h. Catering kitchen, not full kitchen.
- i. Community Comments:
 - i. *See YMCA/LA Fitness....do we want to duplicate services?
 - ii. Seniors pay \$20/year for YMCA
 - iii. During winter it's nice to have somewhere to go and move around.

Other Stakeholders

1. Police (Chief M. Pacholec)
 - a. Community policing
 - b. Assist citizens
 - i. Lieutenant Ray: In charge of people with special needs
 - ii. Provide assistance with social services
 - c. Large room 15x30 or large room that can be divided in two (15x15). Creates primary/secondary space
 - d. Think globally re: threats
 - i. Bollards/BFR's
 - ii. Security protocol
 - e. Redundancy
 - i. What is Plan B in an emergency?
 - ii. Provide emergency locations/shelters
 - f. Buffalo Bills security has already run emergency scenarios.
2. Section VI (Tim Slade)
 - a. 2,500 people to be housed in an emergency
 - b. 95 H. Schools
 - c. Current use:
 - i. Basketball – Buff State & JCC
 - ii. Track – Fredonia \$2,500/day
 - iii. Swimming – ECC \$2500-\$3500/day
 - iv. Sahlen's soccer \$200/field
 - d. Field house could be greatly utilized for events
 - e. Spend thousands a year on rent
 - f. When would it be used? How much money could it generate?
 - g. Concessions are important – revenue generating
 - h. Bleachers
 - i. Interchangeable flooring for different sports
 - j. Parking: Can we work with Erie County for parking at ECC/Stadium and provide a shuttle?

Session 6 – Seniors

1. 1 story building – needs to be easy to get out in an emergency
2. Separate senior bathrooms from recreation users?
3. Social interaction – provides support for seniors, but not with kids
4. Billiard room needs to be separate. Want 4 tables (have 2 right now)
5. Aging transitions are important
6. More high-end equipment for tournaments
7. Ping-pong – can be in multi-gen space
8. Senior living room: connect to outside (visually & physically), café/lounge (this could be shared)
9. No railings visible on wall – reminds of nursing home. Subtle supports.
10. Coat closets near activity centers
11. Address visually impaired users
12. Parking for overnight senior trips
13. Fitness/walking trails – connect to Fox Run & Orchard Glen
14. HC parking is essential and needs to be well above code.
15. Drop-off area with canopy. Can create a “front porch” area
16. No ramps
17. Start thinking about diversity/language
18. Fitness/Equipment Room
 - a. Larger/combined area is ok but there should be specialized equipment – shared space.
 - b. Best on first floor
 - c. What should hours be?
19. Café/lounge/dining room
 - a. Meals on Wheels capabilities
 - i. 5 days a week for lunch

20. 6 senior groups may want to remain separate – WILL THIS FACILITY COMBINE THESE 6 GROUPS INTO ONE?
 - a. 250 people in group
 - b. Meet 2x/month (each group)
 - c. 720 people + total
21. Computer Room (like business center)
 - a. 2 standalone stations
 - b. Computer classes have become 1-on-1
22. Library – can be a shared but quiet space (30'x20')
 - a. Donated book collection
 - b. Place to read
 - c. Can also be computer space, study room
23. Movies:
 - a. Projector station with connection to internet
 - b. 200 seats
24. Health/Wellness:
 - a. Health monitoring
 - b. Health teaching
 - i. Diet counseling
 - c. Private room
 - i. Meet 1-on-1
 - ii. No cot/bed needed
 - iii. Physical therapy
 - d. Foot care
 - e. Chair massage
 - f. Social worker/counseling
 - g. YMCA has separate doctor's offices. Created a medical facility funded by Independent Health.
25. GOAL FOR SENIORS:
 - a. Maintain dignity and independence
 - b. Feel valued

Session 7 –Wrap Up

1. Community Center is a real opportunity to bring people together, especially with the expansion of the Town
2. Senior Center/Community Center can be blended to a point
3. What about child watch?
 - a. NOT daycare
 - b. Dedicated space
 - c. Must be staffed
4. Adult daycare – might not be feasible.
5. Additional storage needs - Historical Society, OP Symphony. Should we consider a basement?
6. Park maintenance – keep it separate
7. Family group ambassador is needed
 - a. An active family with kids
8. Be cognizant of senior memory loss, but it can't be assisted living.
9. Have fitness components but don't compete with private gyms
10. Visit YMCA, former BAC, LA Fitness, Amherst Senior Center
11. *This is a unique center*



MEETING NOTES

Centerpointe Corporate Park
375 Essjay Road, Suite 200
Williamsville, NY 14221

Phone: 716-688-0766
Fax: 716-625-6825

Project No. 328207

Project Title: *Brush Mountain Community Activity Center*

Meeting Date: 7/7/15

Location: Wendel

Subject: Programming Verification Meeting

Attended?	Initials	Name	Company
Y	GM	Gene Majchrzak	Orchard Park Town Board
Y	JS	Joe Stallone	Orchard Park Little League
Y	TP	Tom Pieczynski	OP Senior Task Force
Y	JB	Jackie Briggs	Senior Council of Orchard Park
Y	WB	Tom Hanlon	Orchard Park Soccer
Y	HF	Hal Fabinsky	OP Senior Task Force
Y	JP	John Pendrak	OP resident
Y	CM	Chuck Mosey	OP Rugby
Y	CB	Colleen Baker	OP Chamber of Commerce
Y	FP	Fred Piasecki	OP Highway Superintendent
Y	DR	David A. Rood	
Y	DB	David Borodzik	
Y	DH	David Hack	OP Schools
Y	JP	Jeff Petrus	OP Schools
Y	BG	Bobby Grande	Boys & Girls Club
Y	SK	Steve Kraft	
Y	TF	Tim Fischer	OP Youth Basketball
Y	JK	John Kane	Architekton
Y	DM	Dan Marinaro	Wendel
Y	GS	Gerald Summe	Wendel
Y	LV	Leanne Voit	Wendel

TOPICS DISCUSSED:

The meeting moved from the original agenda, and gravitated towards a detailed discussion of the Field House wants/needs.

Field House

Needs

- Track: 8-lane straight-away, 6 lanes around track
- Soccer: currently use Sahlen’s T/Th/F at cost of \$36,000/year
- Baseball: Currently use indoor facilities 7 days/week
- Space for Rugby, football practice

Action

- Finance Committee should start research to find additional funding options/sponsors
- Wendel to create a Fieldhouse questionnaire for the stakeholders.
 - Needs?
 - Use time?
 - Number of users
 - High/Low Priorities
 - What would you be willing to spend per hour?
 - Estimated Annual Revenue Generation for the field house (“how much can you bring to the table?”)

Existing Comparable Facilities

- Sahlen’s
 - Soccer, lacrosse, flag football, softball, field hockey
- Lancaster Baseball Center
- Buffalo Niagara Court Center
 - Basketball, volleyball, roller hockey
- Fredonia State University – Steele Hall Fieldhouse
 - Section VI Track
- Houghton College – Kerr-Pegula Athletic Complex & Fieldhouse
 - Section VI Track



MEETING NOTES

Centerpointe Corporate Park
375 Essjay Road, Suite 200
Williamsville, NY 14221

Phone: 716-688-0766

Fax: 716-625-6825

Project No. 328207

Project Title: *Brush Mountain Community Activity Center*

Meeting Date: 8/11/15

Location: Wendel

Subject: Schematic Discussions

Attended?	Initials	Name	Company
Y	RB	Rozanne Redlinski	
Y	WB	Wayne Bieler	Town of Orchard Park
Y	PK	Pat Keem	Town of Orchard Park
Y	DJM	Dan Marinaro	Wendel
Y	GFS	Jerry Summe	Wendel
Y	LEV	Leanne Voit	Wendel
Y	SR	Scott Rybarczyk	Wendel

TOPICS DISCUSSED:

General Comments

1. Seniors want
 - a. Cover over entrance
 - b. Own parking
 - c. Is large multi-purpose room big enough for the seniors?
 - i. Design shows capacity for 350? Need to confirm this with Senior stakeholders
 - ii. Can the gym be used?
 - d. Can Seniors enter off of their parking area?
 - i. DM: will be controlled access
2. Employee parking/entrance
3. Meals on Wheels
4. Love the shade area at the pool
5. Where is police/security?
6. Family changing room?
7. Hot tubs?
8. Pool schedule/conflicts are a concern, particularly regarding Sr. use
9. Storage!!
 - a. Cleaning supplies
 - b. Tables/chairs?
 - c. Art supplies
 - d. Kitchen
 - i. Meals on Wheels
 - ii. Seniors
 - iii. Cooking class
10. Fitness Area
 - a. Should it be looking at the trees, or active area?
11. Traditional gymnasium
 - a. Need commitment from Boys & Girls Club
 - b. Needs access to bathrooms
12. Field house
 - a. It has been a challenge for users to identify exactly what they want / need. (RB)
 - i. Should we designate a prime user but allow other users access? (RB)
 - b. Should fieldhouse be contribution/lease based? What are groups willing to contribute? What do they want in return? (WB)
 - c. We have 7+/- specific users for the Fieldhouse that we should account for (DM)

13. Phasing/Scope
 - a. Focus on Phase 1, but must also briefly discuss/analyze Phase 2 & 3.
 - i. Phase 1 (rec, seniors, pool) is main scope
 - ii. Phase 2 (traditional gymnasium)
 - iii. Phase 3 (field house)

Site discussion

1. Wetlands
 - a. 2015 map has been re-approved by NYSDEC (WB to confirm)
 - b. Town is currently performing mitigation for the ponds
 - i. Town willing to do mitigation for the building, and feel DEC will be amenable to it (WB)
 - c. Town re-surveyed whole area south of proposed pond in order to design the drainage (WB to provide to Wendel)
 - i. If the complete survey has not been updated WB to provide Wendel with a preliminary plan
2. Drainage
 - a. ditch coming from the South will have to be re-routed/piped into the creek
 - b. existing culverts are under sized
 - i. Town willing to replace when they do the road/site work.
3. Flood plain
 - a. Master plan shows a bridge over the floodplain
 - b. A HEC RAS will have to be done for the crossings (Wendel to provide proposal)
4. Proposed pond
 - a. Soil from the pond will be spread on the building site
5. Utilities
 - a. Long run for the water line, but Town has already issues a bond resolution to extend the water along the existing road
 - b. Can connect to the existing sanitary sewer trunk line
 - c. Electrical lines are overhead
6. Plans need to be updated with new topography and updated field/building locations as well as any new parking

ACTION ITEMS

1. Wendel
 - a. HEC RAS proposal
 - b. Confirm that the multi-purpose room is large enough for the seniors to hold banquets
 - c. Define the "hard line" site constraints, esp. environmental and setbacks
 - d. Study and summarize the field house questionnaires
2. Town
 - a. Confirm DEC mapping has been re-approved
 - b. Provide the most current topographic mapping
 - i. If not immediately available, will provide preliminary mapping
 - c. What did Di Donato use for their Finish Floor elevation
 - d. Estimate the increase in property taxes for incremental amounts (\$10 mill?)
 - e. Need commitment from Boys & Girls Club and/or other stakeholders

1. Program reconciliation table
2. Meeting minutes
3. **Schedule Table from Seniors**
4. Program Refined Report (by Architekton)
5. Site/Civil Narrative with Sewer Calculations
6. NYSDEC Wetland letter and map
7. FEMA Floodplain
8. Fieldhouse Questionnaires
9. Final Program

ORCHARD PARK SR. CTZ. NEEDS

Prepared By	Initials	Date
Approved By		

AREA
 \$25,000 SQ FT
 PRORATED BY # OF AREA
 PER SR FROM OTHER NEARBY
 TOWNS
 EG. HAMBURG O.P.
 $40,373 \square = X \square$
 $16,977 \text{ SRs} = 9,336 \text{ SRs}$
 $X = 26,600 \square$ FOR O.P. SR CTZ.

HAMBURG = $2,38 \square$ / SENIOR
 AMHERST = $\frac{50000}{37,379} = 1.44 \square$ / SENIOR

ORCHARD PARK = $\frac{25000}{9,336} = 2.67 \square$ / SR.
 BUT O.P. IS ACCOMODATING
 RECREATION & COMMUNITY USAGE
 ALSO 2 SATELITE SENIOR GROUPS
 WITH 138 O.P. RESIDENTS WILL HAVE
 A PLACE TO MEET, THEY ARE
 ALWAYS LOOKING FOR MTG PLACES
 AND HAVE BEEN MOVED TWICE
 THIS YEAR. ALSO FOR 12 MORE
 SATELITE GROUPS WILL BE
 ABLE TO MEET AT THE NEW CTZ.
 ACCOMODATING 75 O.P. RESIDENTS.

CURRENT SR SATELLITES
 RECEIVING AID FROM HILLCREST:
 O.P. WITH O.P. RESIDENTS.
 O.P. :
 Armour
 Oils in
 OIL, Sea
 ST. J. Vian
 NOTE: THE O.P. CTZ
 & HILLCREST CTZ
 ARE ALWAYS LOOKING
 FOR PLACES TO MEET
 AT A COST TO THEM. HILLCREST CURRENTLY PAYS \$4800/YR.
 O.P. PAYS \$2400/YR.

PROGRAMS OFFERED/RECOMMENDED		
1. POOL SHOOTING EVERY DAY	9 AM-4 PM	
2. LADIES EXERCISE 3/WK	9-10 ALL YR.	
3. BEGINNER TAP 1/WK	10 WK ALL YR	
4. INTERMEDIATE TAP 1/WK	1 HR 8 WK 48 WKS/YR	
5. CHAIR EXERCISE 3/WK	24 WK 10 WK	
6. LANGUAGE (SPANISH) 1/WK	1 HR 18 WK	
7. MIND AEROBICS 1/WK	1 HR - 1-2 PM ALL YR	
8. MENS FITNESS 3/WK	8 AM-10 AM ALL YR	
9. INTERMEDIATE LINE DANCE 1/WK	10:30-11:30 AM ALL YR	
10. BEGINNER LINE DANCE 1/WK	10:35-11:35 AM ALL YR	
11. CARDS (SUCKER, PINOCHLE, BRIDGE, BINGO)	5/WK ALL YR	
12. DIABETES WELLNESS 1/WK	6 WK CLASS 1-3 PM	
13. ZUMBA 1/WK		
14. ART SKETCH 1/WK	1-3 per Jan - June & Sept - Dec	
15. ART ACRYLIC PAINTING 1/WK	1-3 PM ALL YR	
16. CLUB 99 EXERCISE 2/WK	100-11:30 ALL YR	
17. WATER COLOR PAINTING 1/WK	1-3 PM ALL YR	
18. CURRENT MOVIES 2/WK	1-3 PM ALL YR	
19. STAY FIT DANCING (5/WK) & DANCING		
20. TAI CHI 1/WK	1-2 PM ALL YR	
21. YOGA 2/WK	Wed 11:30-12:30 Fri 9-10 ALL YR	
22. WII BOWLING 1/WK		
23. MAH JONG 1/WK	Fri 1-4 PM ALL YR	
24. BLOOD PRESSURE CK 1/WK	(SLOWLY) (SLOW)	
25. UNIVERSITY EXPRESS 1/WK	Apr - June	
26. LIBRARY	CONSTANT USE	
27. KITCHEN & SERVING LINE (LIKE HAMBURG)		
28. ADMIN OFFICES COPIES (EST MADE)		
29. COMPUTER ROOM	OPEN	
30. GYMNASIUM WITH MALE & FEMALE LOCKERS (ALL HAMBURG)		

Comments	RQMT	RECREATIONAL Use	Community Use	
STAND ALONE RM	3 TABLES X 700 \square	NO	NO	
5 ACTIVITY ROOMS FOR APPROX 40 ACTIVE PEOPLE OUT WITH EQUIPMENT	eg Room 40x40 = 1600 \square x 5 = 8,000 \square	AFTER 4 PM & WEEKENDS WITH SUPERVISION WHEN THERE	WEEKENDS	
	STAND ALONE WITH EQUIPMENT	NO	MUST BE SUPERVISED WHEN THERE	
	CAN USE WITH UNIV EXPRESS 40x40 200 SEATS 60x70	1600 \square	AFTER 4 PM & WEEKENDS	WEEKENDS
	STAND ALONE FOR 250 people, parties etc	4,200 \square	"	"
	PART OF ACTIVITY ROOMS (SEE ABOVE)	EST 35x35 = 1325 \square	"	"
		6000 \square	AFTER 4 PM & WEEKENDS	WEEKENDS
		1000 \square	NO	NO
	STAND ALONE 8 STATIONS	800 \square	NO	NO
		3600 \square	AFTER 4 PM & WEEKENDS	WEEKENDS
	Entrance Lounge Area	23,425 \square		
	1,500 \square			
	24,925 \square TOTAL Sq 25,000 \square			
OPTIONAL: Swimming Pool (Therapeutic) primarily for SR's could open to entire community after 4 PM & Weekends				
2-4 BOWLING ALLEYS				
STORAGE AREA				
		1,000 \square		
		26,000 \square		

1. Program reconciliation table
2. Meeting minutes
3. Schedule Table from Seniors
- 4. Program Refined Report (by Architekton)**
5. Site/Civil Narrative with Sewer Calculations
6. NYSDEC Wetland letter and map
7. FEMA Floodplain
8. Fieldhouse Questionnaires
9. Final Program



Town of Orchard Park

Brush Mountain Community Activity Center

Proposed Program Spaces

July 07, 2015




SENIOR CENTER ROOM NEEDS	CAPACITY REQUEST	PHYSICAL REQUESTS	SQ. FOOTAGE REQUESTS	PROPOSED ACTIVITY / USE OF ROOM
		standard equipment plus freezer, dishwasher, clean table, island (low shelves)	1000-1250	lunches, special events, cooking classes, caterers <i>RECEIVED MAR 22 2015</i>
KITCHEN	10 workers			
PANTRY		shelves, locking	100-150	food storage, general storage <i>to be or designed by someone else</i>
DINING ROOM	200	16 round tables, comfy chairs, large seats, skylights	?	presentations, lunches, social events, TV
DINING ROOM STORAGE		?	?	minimum storage for 16 tables and 200 chairs
CONSULTATION / FIRST AID	4	stink, large reclining chair	?	first aid treatment, massage therapy, pedicures
COAT ROOM	100/150	tall benches, rubber mats, coats only	?	coats
DIRECTOR OFFICE	1	workspace, table, storage	?	director use only, no sharing
NUTRITION COOR. OFFICE	1	workspace, storage	?	nutrition use only, no sharing
ASSISTANT OFFICE	1	workspace, storage	?	asst. director use only, no sharing
COPY/SUPPLY ROOM		copy machine, supplies	?	storage, seasonal decorations
CLASSROOM	100	tables & chairs, chalk boards, tech wires, storage	?	meetings, classes-AARP, flu shot clinic, health fair, book club, dinner club
COMPUTER ROOM	7	6 computers, next to director's office, desks, chairs	?	general use, training, lab tops (wireless)
LIBRARY	?	shelves, tables, specific lighting	300/350	reading/quiet room only
BILLIARD ROOM	30	3 official tables, isolated area	?	billiards use only
ART & CRAFT ROOM	60	10-15 card tables, specific lighting 4 tread, 4 bikes, 4 ellipticals, universal games, tv, windows, scale fountain	?	cards, painting, knitting
FITNESS EXP. ROOM	30	next to fitness room, benches, 50 lockers	?	working out
FITNESS LOCKERS / ROOM	?		?	changing, securing belongings
ENTERTAINMENT TV ROOM	100	comfy chairs, cup holders, skylights	?	movies, classroom AARP, general meetings
LOUNGE/WAITING ROOM	25/30	gas fireplace, coffee bar	?	socializing, waiting for transportation
EXERCISE ROOM	30	dance floor, mirrored walls, stretch bars	?	line dancing, tap dancing, yoga, tai chi, chair exercise, ladies fitness
SECRETARY/RECEPTIONIST	1	counter, open space	?	register people, answer questions
RESTROOMS	2 sets / 4 rooms	large enough for helpers/aids, full length urinals, emergency system, lockers, hand dryers & paper	?	men - 3 urinals, 2 stalls & women - 3 stalls
PRIVATE RESTROOM	1	locking, toilet only	?	office personal use only
RURAL TRANSIT	2 + visitors	2 workspaces, waiting chairs	?	setup transportation, communicate with drivers, rides for senior center/shopping/appointments
*no knobs / all lever doors				large amounts of storage are needed in most rooms

RECREATION ROOM NEEDS	CAPACITY REQUEST	PHYSICAL REQUESTS	SQ. FOOTAGE REQUESTS	PROPOSED ACTIVITY / USE OF ROOM
MULTI-PURPOSE ROOM	300	hardwood floors, storage	?	assorted sports, assorted camps, various group meetings, special events <i>RECEIVED MAR 22 2015</i>
COMMUNITY or CLASS ROOMS	30 per room 150 total capacity	5 rooms - moveable walls?, storage, private baths in at least 3 rooms	?	camps, certification training, rental, parties <i>www.wendelarch.com</i>
SECRETARY/OFFICE SPACE	2-3 workers	work station, open area, desks, waiting area (seats)	650	great people, registrations, information, answer questions
DIRECTOR'S OFFICE	1 + visitors	outside window, desk, table	285	programming
ASSIST. DIR. OFFICE	1 + visitors	outside window, desk, table	?	assistant programming
CONFERENCE ROOM	12	table, comfy chairs, web, projector	?	meetings, presentations, training, rental
OFFICE STORAGE/COPYER		near offices & secretary	260	supplies, copying
STAFF LOUNGE	10	kitchenette, sink, microwave, frig., table & chairs	150	breaks, lunches, serving, events, meetings
LOBBY	20	public bathrooms nearby, direct visual to receptionist	?	mainly if combined building, to wait, organize groups, trips
WAITING/SEATING AREA	6	located near main office	?	program registration, waiting to be picked up/dropped off and wait
RECEPTION AREA	?	located near the entrance	?	mainly if combined building, to greet and point people in the correct direction
VENDING MACHINE AREA	?	6-8 machines, near the lobby	?	snacks for the workers, visitors, kids and parents
PUBLIC RESTROOMS (2 sets)	?	near entrance, near rest, drinking fountains	220	general use
INDOOR POOL	100	zero entry, 10 ft. deep, 6 lanes, track, slides, zero entrance off to side, bleachers, emergency access	?	programs (preschool-seniors), competitions, teams, certificates, training, rentals, therapy
AQUATIC SUPERVISOR	3	view to pool/outside features, desk	?	meetings, programming
RESTROOMS (NEAR POOL) LOCKER ROOMS	2 each 3 stalls each	lockers 50 each, showers, family changing areas	?	general use, changing, securing valuables
FIRST AID	5	direct access to pool, splash pad, outside pool, storage, table, desk	?	treatment for injuries
FIELD HOUSE	500	mixed use floor, sized for full-size soccer field, track, 7 bleachers, large storage areas, locker rooms, share bathrooms with pool?, 6 basketball baskets	?	sports, camps, seniors, rentals, expositions, special events, community gym time, training programs, walking groups, etc.
OUTDOOR POOL	?	?	?	programs (preschool-seniors), competitions, teams, certificates, training, rentals, therapy
OUTDOOR SPLASHPAD	?	?	?	varied use (mainly young kids)
INDOOR SPA	?	not requested by Recreation	?	senior use (mainly for healing and therapy)

DESIGN REPORT

MASTER PLAN FOR IMPROVEMENTS AT BRUSH MOUNTAIN PARK

FOR THE TOWN OF ORCHARD PARK, NEW YORK

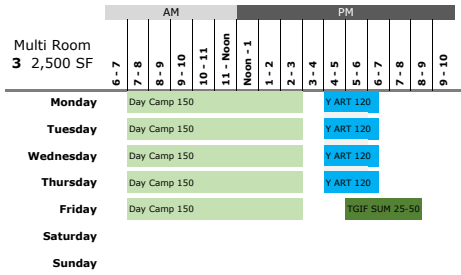
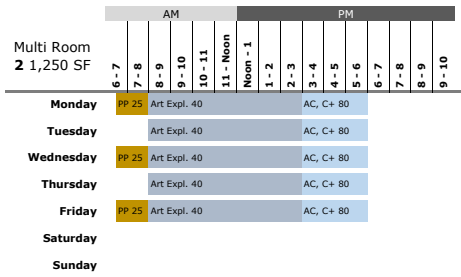
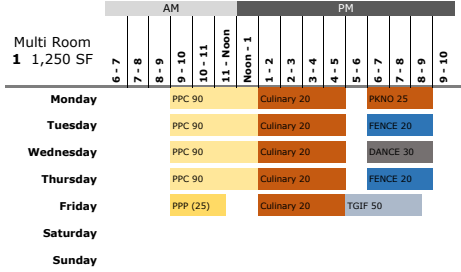
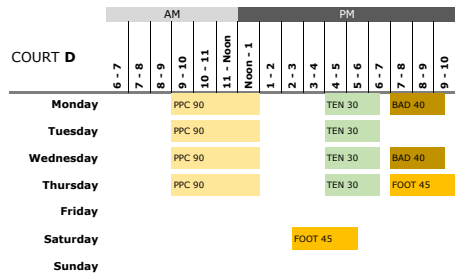
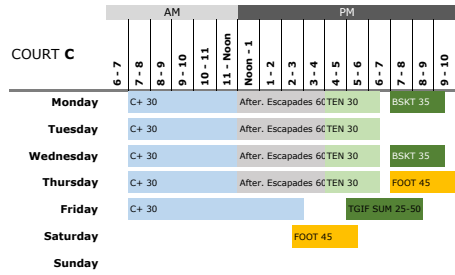
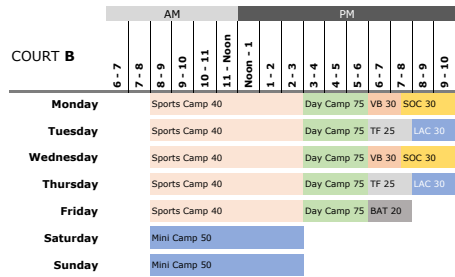
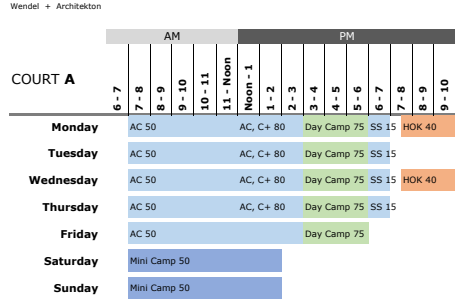


peter j. smith & company, inc.
with
DeWolff Partnership Architects
DiDonato Associates, P.E. P.C.
Earth Dimensions, Inc.
October 2009

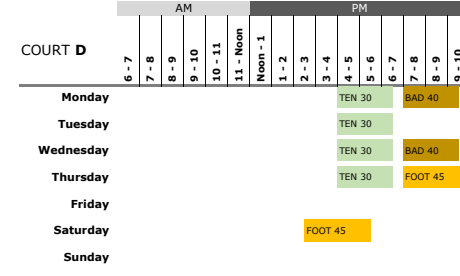
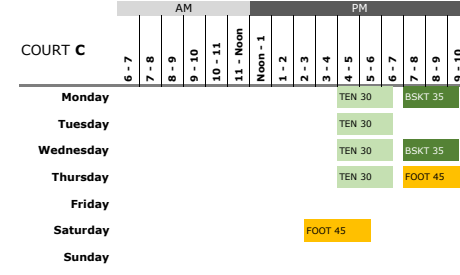
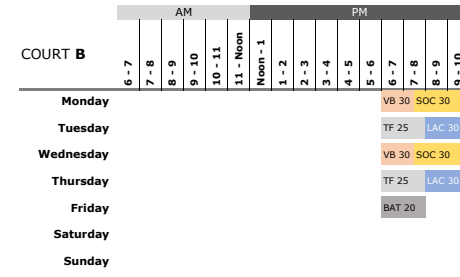
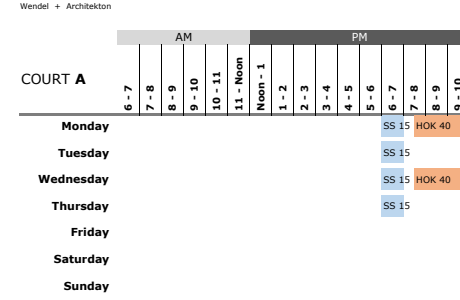
Item	Description	Comments	Rate	Estimated Qty	Est. Cost	Notes
1	AREA					
2	72,000 SQ FT					
3	PERMITS					
4	PAVING					
5	CONCRETE					
6	ASPHALT					
7	GRAVEL					
8	LANDSCAPE					
9	PLANTING					
10	IRRIGATION					
11	SEWER					
12	WATER					
13	ELECTRIC					
14	TELEPHONE					
15	HEATING					
16	Cooling					
17	Paint					
18	Signage					
19	Security					
20	Insurance					
21	Legal					
22	Professional					
23	Contingency					
24	Subtotal					
25	Total					

Gym & Multi-Purpose

Brush Mountain
Gym/Multi-Room Sample Daytime Schedule June - September



Brush Mountain
Gym/Multi-Room Sample Daytime Schedule October - May



Summer Schedule



Winter Schedule

COURT A	AM					PM										
	6-7	7-8	8-9	9-10	10-11	11 - Noon	Noon - 1	1-2	2-3	3-4	4-5	5-6	6-7	7-8	8-9	9-10
Monday	AC 50						AC, C+ 80		Day Camp 75		SS 15				HOK 40	
Tuesday	AC 50						AC, C+ 80		Day Camp 75		SS 15					
Wednesday	AC 50						AC, C+ 80		Day Camp 75		SS 15				HOK 40	
Thursday	AC 50						AC, C+ 80		Day Camp 75		SS 15					
Friday	AC 50								Day Camp 75							
Saturday	Mini Camp 50															
Sunday	Mini Camp 50															

COURT C	AM					PM										
	6-7	7-8	8-9	9-10	10-11	11 - Noon	Noon - 1	1-2	2-3	3-4	4-5	5-6	6-7	7-8	8-9	9-10
Monday	C+ 30								After. Escapades 60 TEN 30						BSKT 35	
Tuesday	C+ 30								After. Escapades 60 TEN 30							
Wednesday	C+ 30								After. Escapades 60 TEN 30						BSKT 35	
Thursday	C+ 30								After. Escapades 60 TEN 30						FOOT 45	
Friday	C+ 30													TGIF SUM 25-50		
Saturday														FOOT 45		
Sunday																

COURT B	AM					PM										
	6-7	7-8	8-9	9-10	10-11	11 - Noon	Noon - 1	1-2	2-3	3-4	4-5	5-6	6-7	7-8	8-9	9-10
Monday	Sports Camp 40								Day Camp 75		VB 30		SOC 30			
Tuesday	Sports Camp 40								Day Camp 75		TF 25		LAC 30			
Wednesday	Sports Camp 40								Day Camp 75		VB 30		SOC 30			
Thursday	Sports Camp 40								Day Camp 75		TF 25		LAC 30			
Friday	Sports Camp 40								Day Camp 75		BAT 20					
Saturday	Mini Camp 50															
Sunday	Mini Camp 50															

COURT D	AM					PM										
	6-7	7-8	8-9	9-10	10-11	11 - Noon	Noon - 1	1-2	2-3	3-4	4-5	5-6	6-7	7-8	8-9	9-10
Monday				PPC 90								TEN 30			BAD 40	
Tuesday				PPC 90								TEN 30				
Wednesday				PPC 90								TEN 30			BAD 40	
Thursday				PPC 90								TEN 30			FOOT 45	
Friday																
Saturday														FOOT 45		
Sunday																

Gym Schedule

MP Room 1 1,250 SF	AM					PM										
	6-7	7-8	8-9	9-10	10-11	11 - Noon	Noon - 1	1-2	2-3	3-4	4-5	5-6	6-7	7-8	8-9	9-10
Monday			PPC 90						Culinary 20						PKNO 25	
Tuesday			PPC 90						Culinary 20					FENCE 20		
Wednesday			PPC 90						Culinary 20					DANCE 30		
Thursday			PPC 90						Culinary 20					FENCE 20		
Friday			PPP (25)						Culinary 20					TGIF 50		
Saturday																
Sunday																

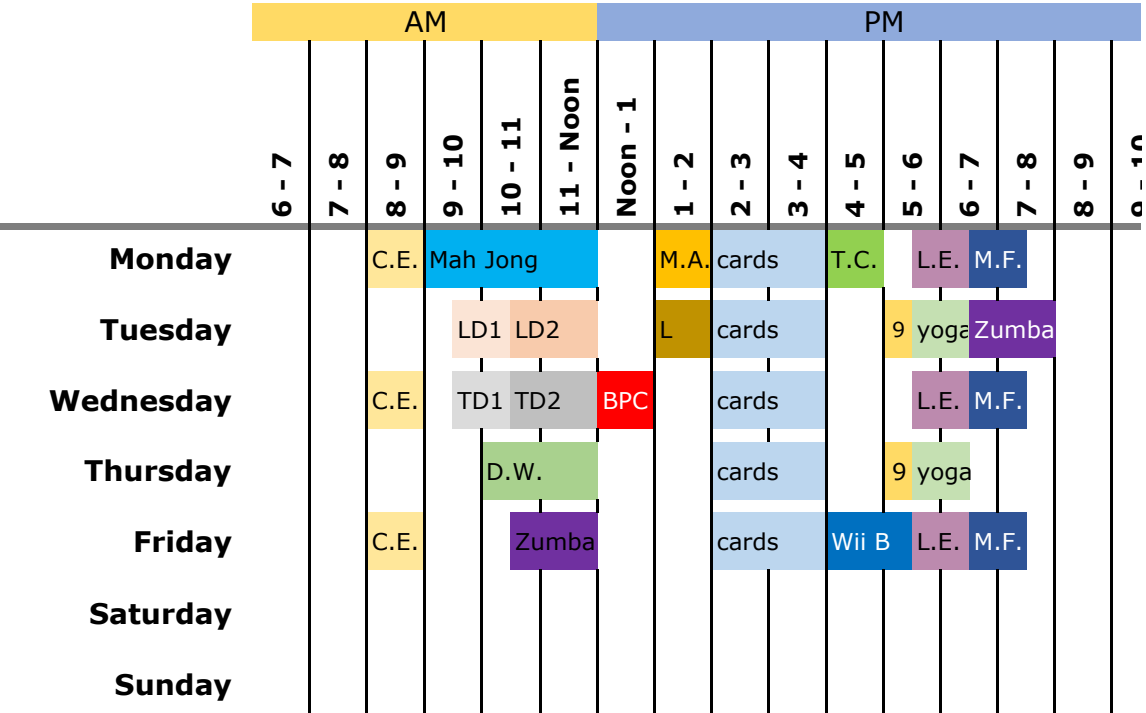
MP 2 1,250 SF	AM					PM										
	6-7	7-8	8-9	9-10	10-11	11 - Noon	Noon - 1	1-2	2-3	3-4	4-5	5-6	6-7	7-8	8-9	9-10
Monday			PP 25						Art Expl. 40					AC, C+ 80		
Tuesday									Art Expl. 40					AC, C+ 80		
Wednesday			PP 25						Art Expl. 40					AC, C+ 80		
Thursday									Art Expl. 40					AC, C+ 80		
Friday			PP 25						Art Expl. 40					AC, C+ 80		
Saturday																
Sunday																

MP 3 2,500 SF	AM					PM										
	6-7	7-8	8-9	9-10	10-11	11 - Noon	Noon - 1	1-2	2-3	3-4	4-5	5-6	6-7	7-8	8-9	9-10
Monday				Day Camp 150										Y ART 120		
Tuesday				Day Camp 150										Y ART 120		
Wednesday				Day Camp 150										Y ART 120		
Thursday				Day Camp 150										Y ART 120		
Friday				Day Camp 150												TGIF SUM 25-50
Saturday																
Sunday																

Multi-Purpose Schedule

Brush Mountain Activity Room Sample Schedule

Wendel + Architekton



key

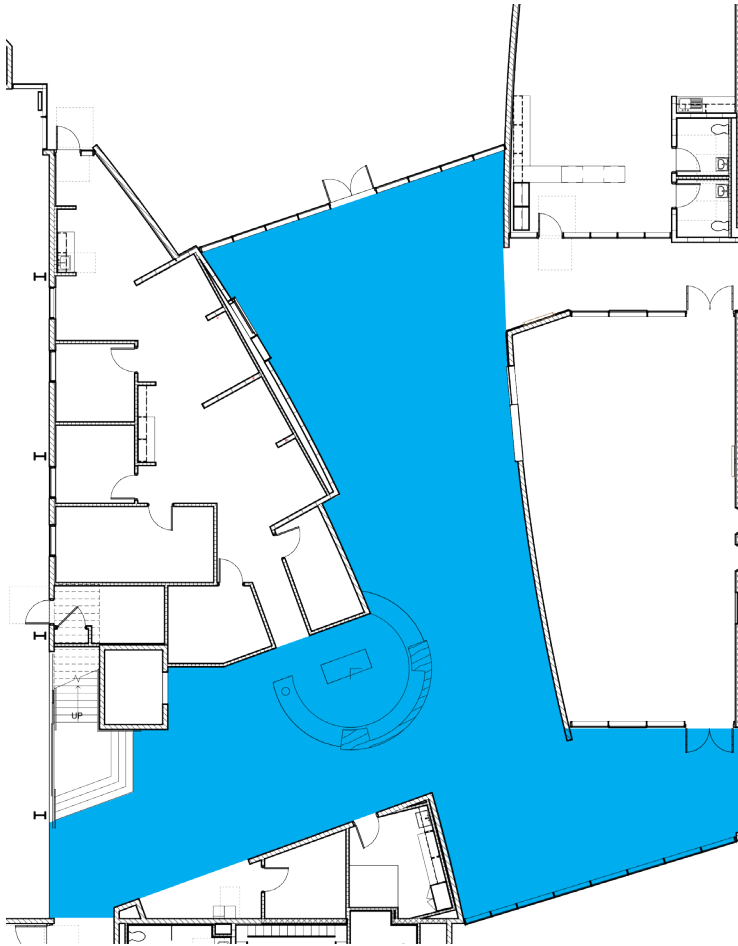
program	
Cards	5
L.E. Ladie's Exercise	3
M.F. Men's Fitness	3
C.E. Chair Exercise	3
Yoga	2
9 Club 99 Exercise	2
Mah Jong	1
D.W. Diabetes Wellness	1
LD2 Intermediate Line Dance	1

program	
LD1 Beginner Line Dance	
TD2 Intermediate Tap	
L Language	
M.A. Mind Aerobics	
T.C. Tai Chi	
TD1 Beginner Tap	
BPC Blood Pressure Check	
Wii B Wii Bowling	
Zum Zumba	

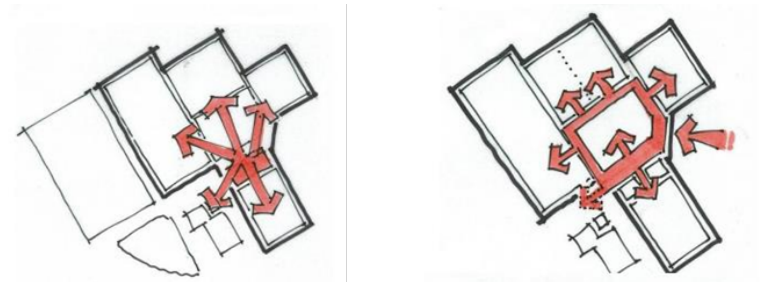
Entry / Reception Area

Single point of entry with entrance control/information desk. Includes vestibule, queuing, comfortable seating area, coat room, toilets, tv and waiting.

Welcoming, information, entry control, organize trips, waiting for transportation, equipment check out, fireplace.

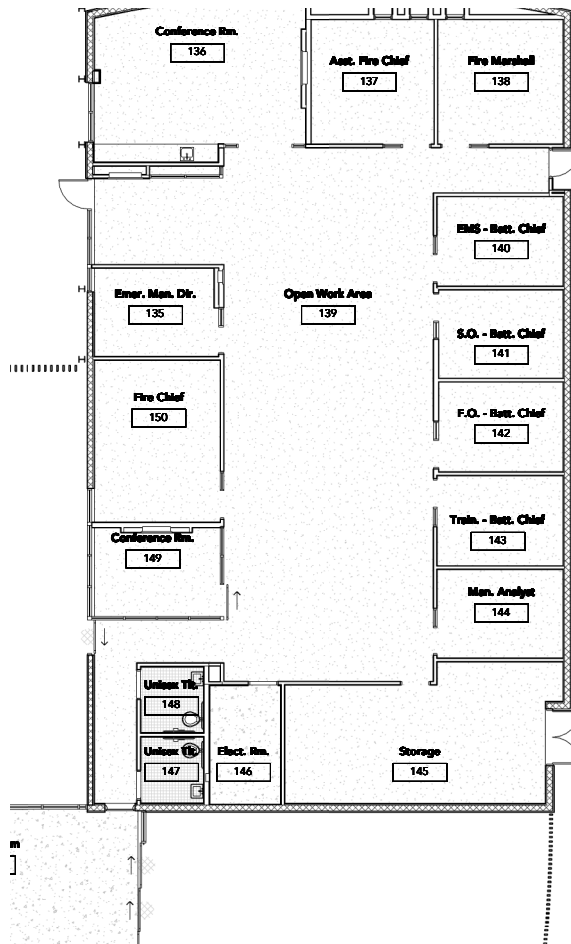


2,500 Sf.
167 People max.
15 Sf/person



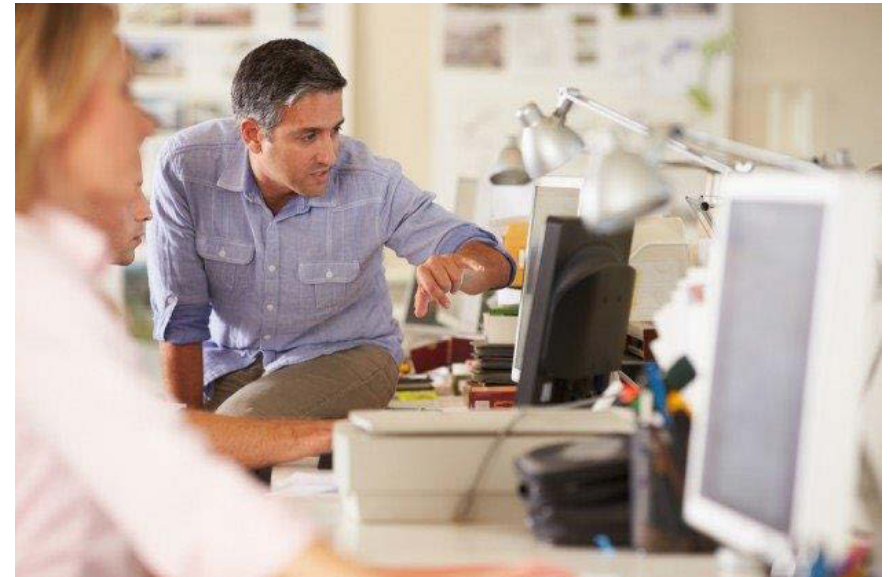


Shared Office Space



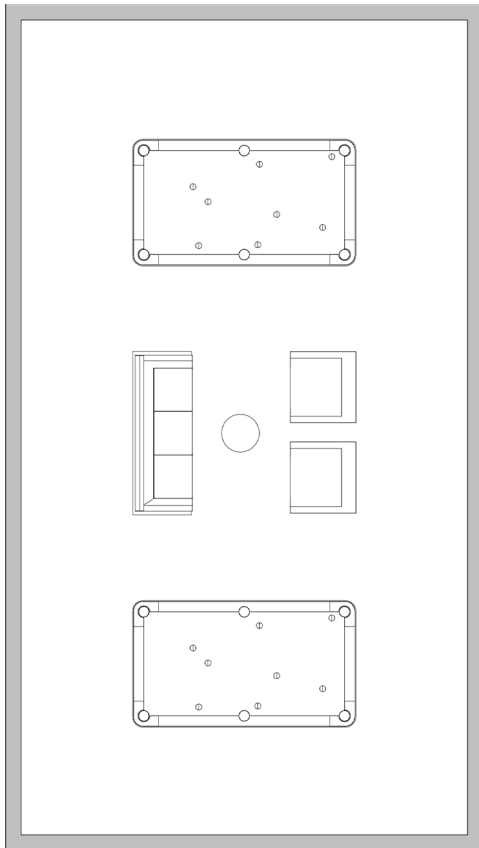
3,595 Sf.
39 People max.
100 Sf/person

Office space for recreation and senior programs operations. Shared conference room, staff lounge, office storage and copy room. Located near entry control/information desk. Recreation Director's office, Senior Director's office, Recreation Assistant Director's office, Senior Assistant recreation office, Secretary /open work area, Recreation Programming office, Assistant Programming office and Program Registration work area, Community-Based Policing office, Rural Transit office, storage closets.



Senior Billiards Room

Dedicated billiards room for seniors.

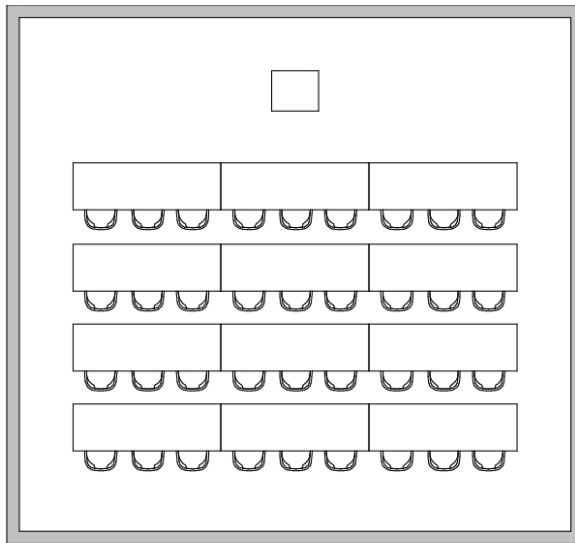


700 Sf.
47 People max.
15 Sf/person



Multi-Purpose Classrooms

Flexible rooms with carpet, adjustable lighting, teaching surfaces and flexible furniture systems. Includes storage closets.

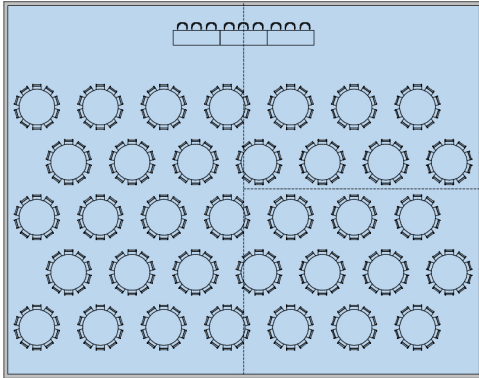


740 Sf.
36 People max.
21 Sf/person

Possible Program:

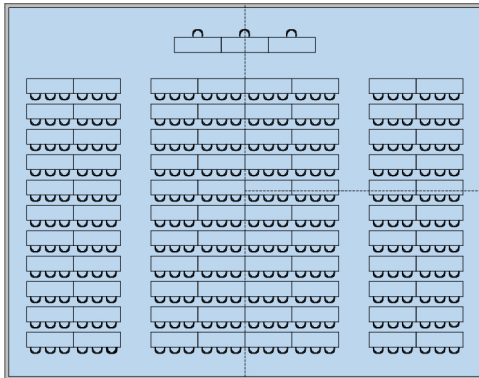
Camps	Senior Diabetes
Certification	Wellness
Training	Mind Aerobics
Rentals	University Express
Parties	Meditation





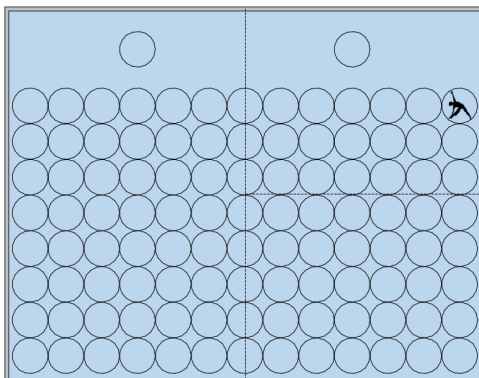
Banquet

5,000 Sf.
350 People max.
15 Sf/person



Classroom

5,000 Sf.
264 People max.
20 Sf/person



Fitness

5,000 Sf.
104 People max.
49 Sf/person

Multi - Purpose Large

Flexible and divisible into 3 separate rooms with acoustic operable walls. Adjustable lighting, flexible furniture, audio-visual, adjacent to kitchen and exterior patio(s). Large storage room(s) adjacent. Rentable for community events, movies, dances, weddings, and senior dining.

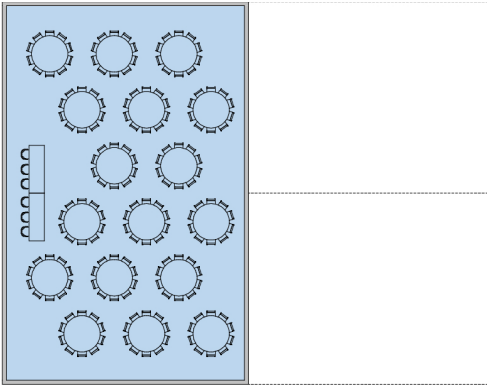
5,000 sf : divisible

Possible Program:

2,500 sf	1,250 sf
	1,250 sf

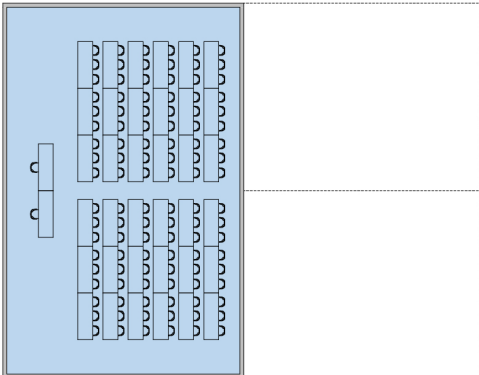
- *TGIF Summer
- *Mini Camp
- *Afternoon Escapades
- *Preschool Play Camp
- *Adventure Camp
- *Adventure Camp Plus
- *Day Camp
- Dance
- Paint Paste Play
- *PKNO
- *TGIF
- Fencing
- Performing Arts
- *Preschool Play
- *Young Artists
- *Art Explorers
- Culinary Creations





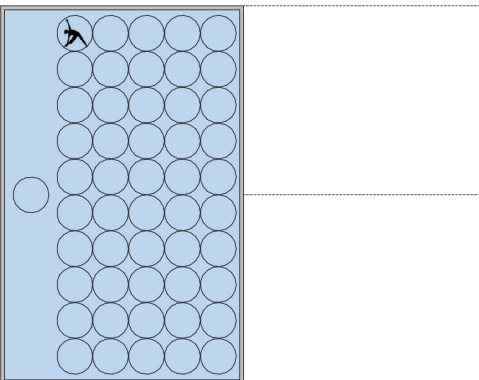
Banquet

2,500 Sf.
170 People max.
15 Sf/person



Classroom

2,500 Sf.
108 People max.
23 Sf/person



Fitness

2,500 Sf.
50 People max.
50 Sf/person

Multi - Purpose Medium

Flexible and divisible into 3 separate rooms with acoustic operable walls. Carpet tile flooring, adjustable lighting, flexible furniture, audio-visual, adjacent to kitchen and exterior patio(s). Large storage room(s) adjacent.

Rentable for community events, movies, dances, weddings, and senior dining.

5,000 sf : divisible

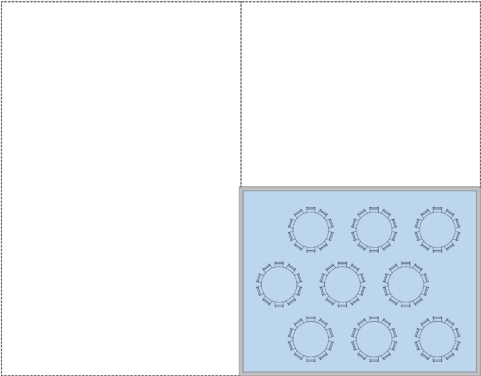
Possible Program:

2,500 sf	1,250 sf
	1,250 sf

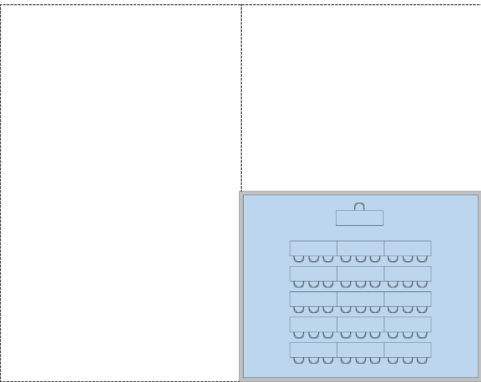
- *TGIF Summer
- *Mini Camp
- *Afternoon Escapades
- *Preschool Play Camp
- *Adventure Camp
- *Adventure Camp Plus
- *Day Camp
- Dance
- Paint Paste Play
- *PKNO
- *TGIF Fencing
- Performing Arts
- *Preschool Play
- *Young Artists
- *Art Explorers
- Culinary Creations



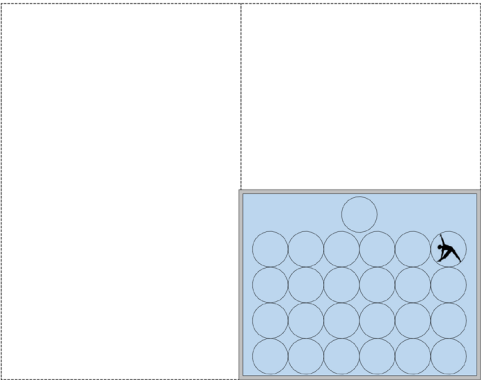
Multi - Purpose Small



Banquet
 1,250 Sf.
 90 People max.
 15 Sf/person



Classroom
 1,250 Sf.
 45 People max.
 28 Sf/person



Fitness
 1,250 Sf.
 25 People max.
 50 Sf/person

Flexible and divisible into 3 separate rooms with acoustic operable walls. Carpet tile flooring, adjustable lighting, flexible furniture, audio-visual, adjacent to kitchen and exterior patio(s). Large storage room(s) adjacent.

Rentable for community events, movies, dances, weddings, and senior dining.

5,000 sf : divisible

Possible Program:

2,500 sf	1,250 sf
	1,250 sf

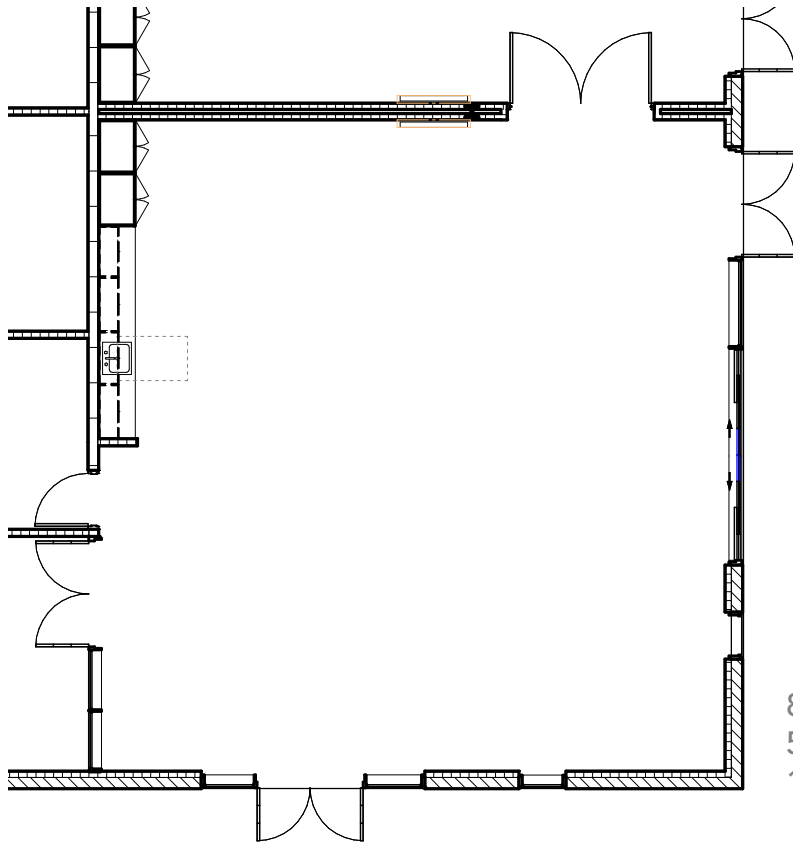
- *TGIF Summer
- *Mini Camp
- *Afternoon Escapades
- *Preschool Play Camp
- *Adventure Camp
- *Adventure Camp Plus
- *Day Camp
- Dance
- Paint Paste Play
- *PKNO
- *TGIF
- Fencing
- Performing Arts
- *Preschool Play
- *Young Artists
- *Art Explorers
- Culinary Creations





Arts & Crafts Room

Flexible room with easily cleanable floors and walls. Natural daylighting (preferably north light), sink, counter, millwork and storage. Arts and Crafts, multi-generational classes.



800 Sf.
54 People max.
15 Sf/person

Possible Program:

Senior Art Acrylic Painting
Art Sketch

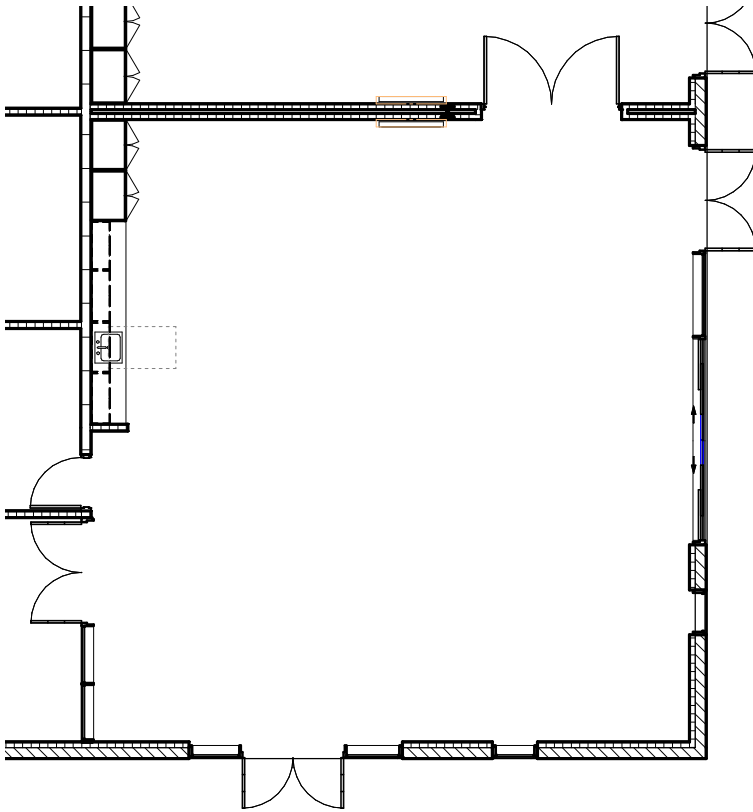
Water Color Painting
Art Expression





Poolside Multi-Purpose Room

Flexible room adjacent and accessible to indoor pool. Interior finishes that can get wet. Can secure from pool or rest of facility.



1,200 Sf.
80 People max.
15 Sf/person

Possible Program:

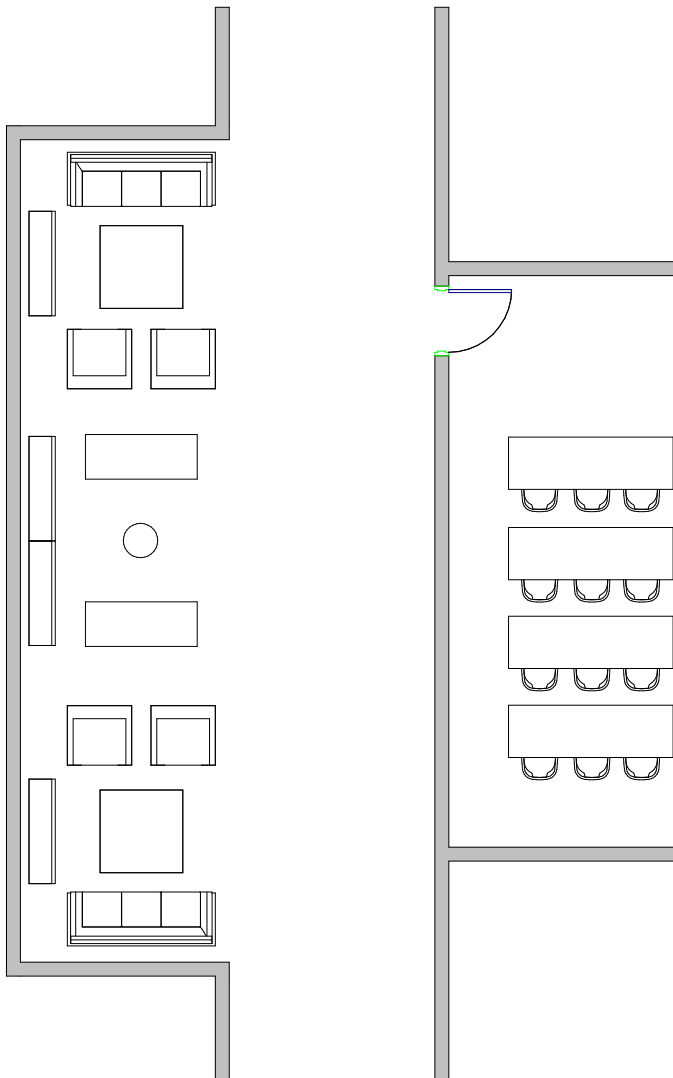
Family Pool Parties
multi-purpose

Aquatic Educational Room
arts and crafts



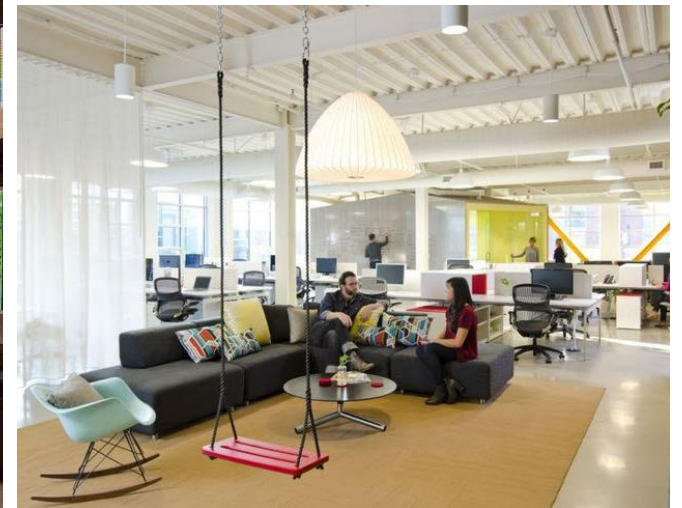
Library

Small reading room/niche with shelving for books, comfortable seating and natural light. Located in quiet area of building
Individual reading, book checkout, small group meeting room.



400 Sf.
10 People max.
40 Sf/person

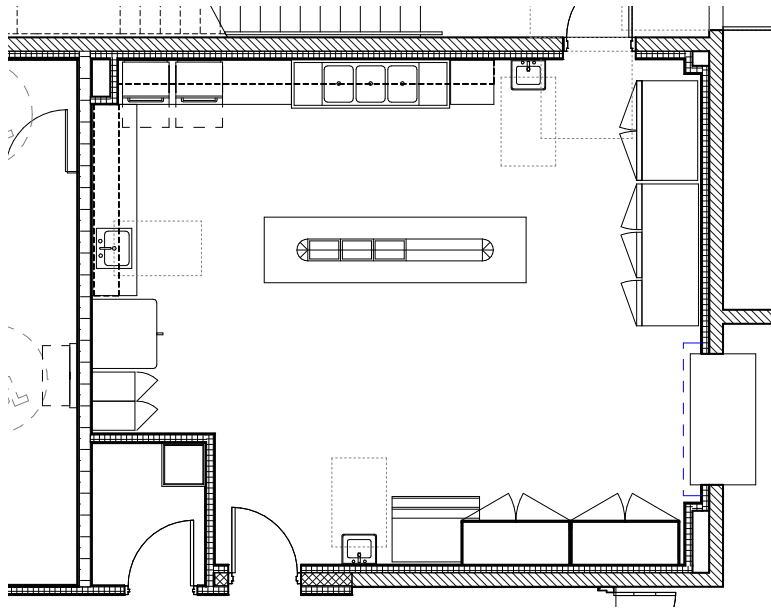




Catering Kitchen

Flexible food preparation and storage. Cold and dry storage. Adjacent to external loading and refuse. Adjacent to large Multi-purpose room. Large buffet service counter with rolling shutter

Preparation of food for events in large multi-purpose room.



1,000 Sf.
5 People max.
200 Sf/person

Possible Program:

Stay Fit Dining
Multi-Purpose

Social Events
Teaching

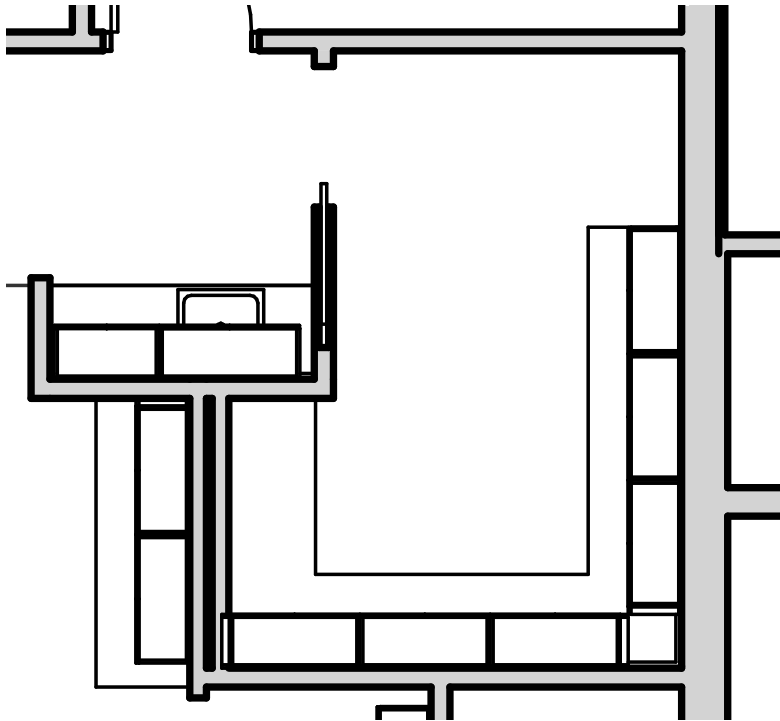




Wellness / Medical Screening Room

Private exam rooms, visiting doctor's office and adjacent ADA Toilet room.

Senior check-ups, flu-shots, first aid treatment, massage therapy, pedicures.

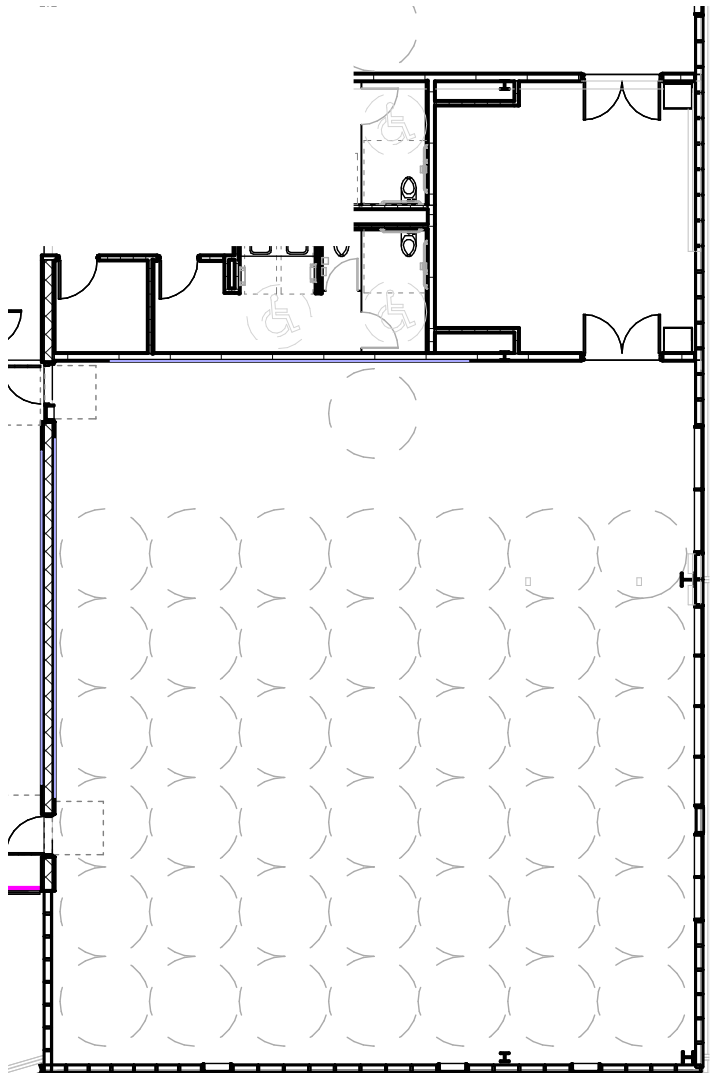


240 Sf.
3 People max.
100 Sf/person



Multi-Purpose Dance Studio

Flexible activity room with walk-in storage. Wood sports floor, 2 mirrored walls, ballet bar, Audio/visual, adjustable lighting, ceiling fans, TRX corner, acoustically and visually separated



2,400 Sf.
48 People max.
50 Sf/person

Possible Program:

Aerobics	Intermediate Line
Dance Classes	Dance
Zumba	Intermediate Tap
TRX	Women's Exercise
Yoga	Men's Fitness
Beginner Line	Senior Active
Dance	Fitness
Beginner Tap	Group Dance
	Meditation



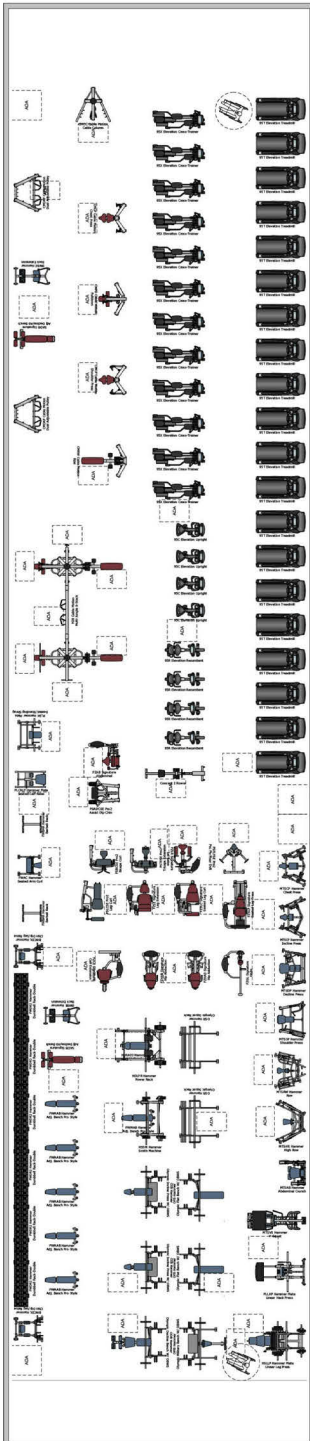


Shared Fitness Area

Flexible open room with 12' ceiling. Ability to layout variety of fitness equipment in many ways. Zoned for different age groups and training styles. Rubber sports flooring, clg fans, cubbies and help desk

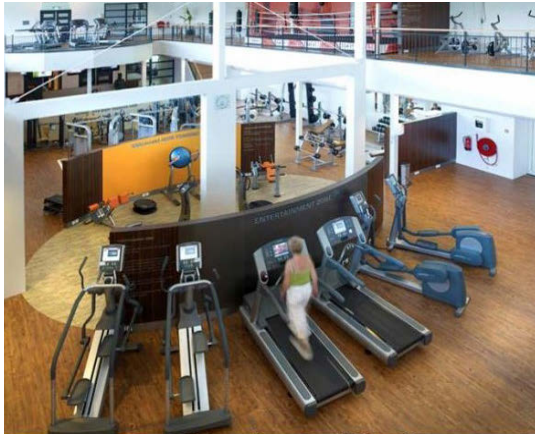
Possible Program:

Free Weights	Circuit Training
Cardio	Senior Zone
Strength Training	



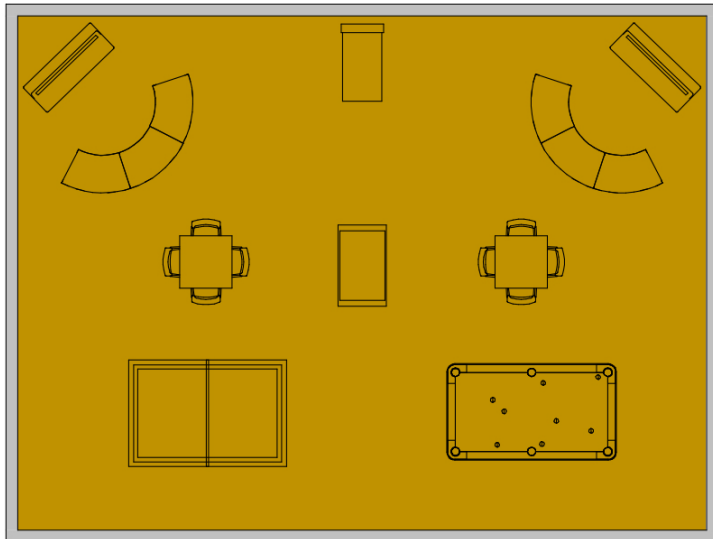
7,500 Sf.
150 People max.
50 Sf/person





Game Room

Flexible, multi-generational space for variety of games and activities. Located in view of front desk.



1,200 Sf.
24 People max.
50 Sf/person

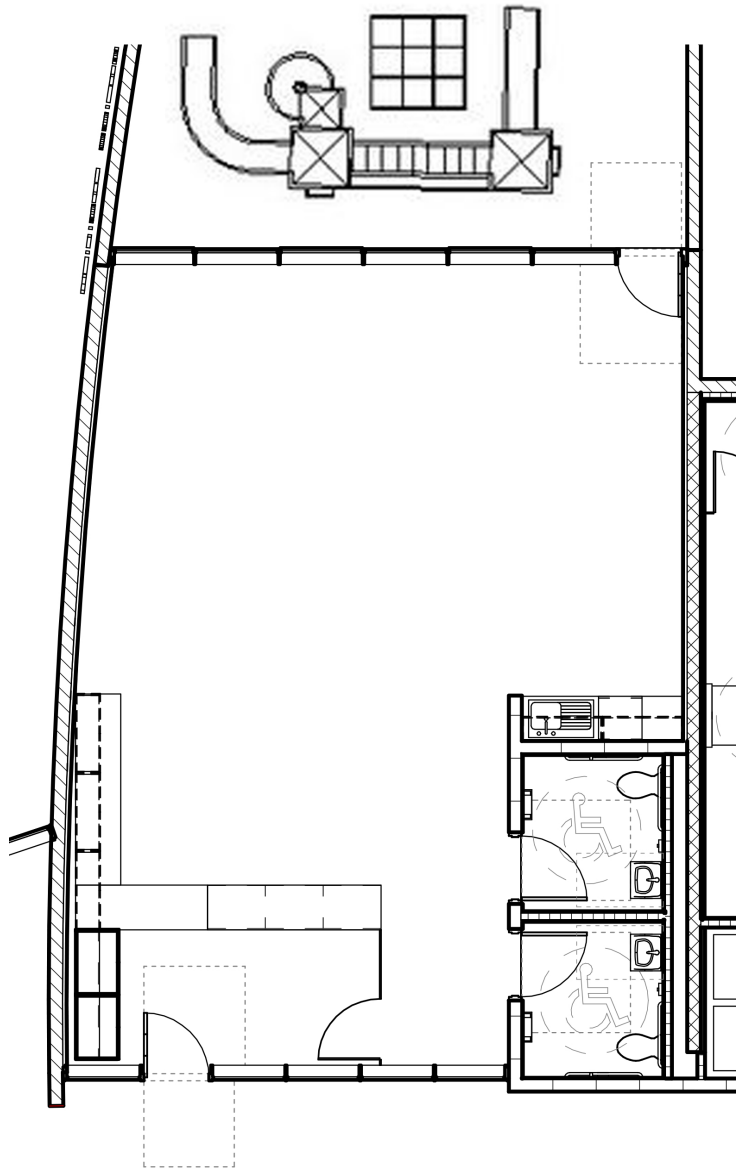
Possible Program:

- | | |
|-----------|-------------|
| Wii | Foosball |
| Billiards | Board Games |
| Pool | Cards |
| Ping Pong | TV |





Child Watch



Flexible space for toddlers whose parents are using the facility to play in a supervised and secure area. Control desk with cubbies, kid-proof gate, storage for strollers, play structure(s), toddler sized toilets with Dutch doors. Adjacent controlled exterior play area. Child watch for range of ages to be determined. Possible day care programming requires state licensing.

1,200 Sf.
35 People max.
35 Sf/person

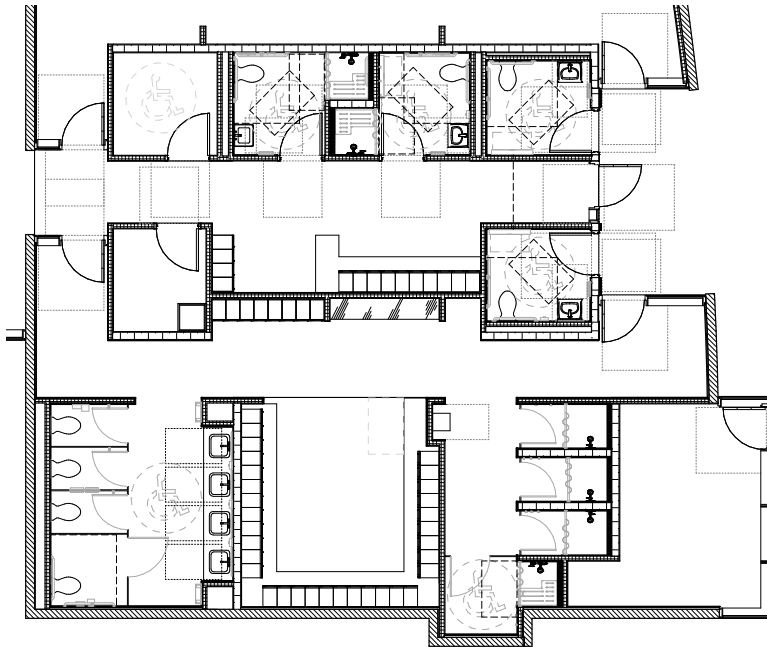




Locker Rooms

Durable men's and women's locker rooms with showers, day lockers, toilets, sinks, and makeup counters. A family changing room with day lockers and individual changing rooms, showers and toilets.

Located adjacent to pool, fitness programs and field house

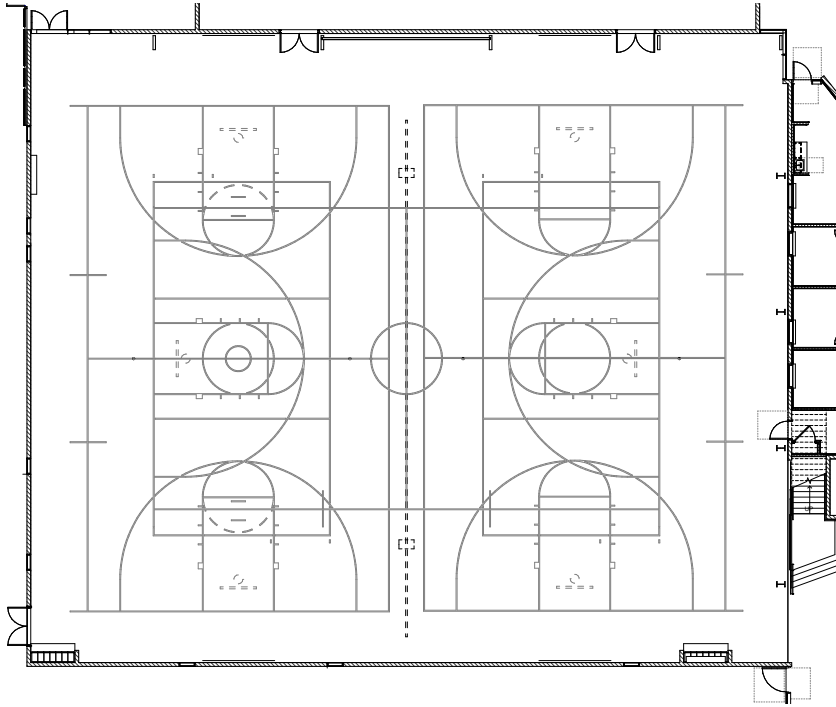


3,000 Sf.
60 People max.
50 Sf/person



2 Court Gymnasium

Boys and Girls Club gym with Sports wood floor, adjustable basketball hoops, durable materials acoustical treatments
Myriad of Boys and Girls Club programming and recreational programming when available



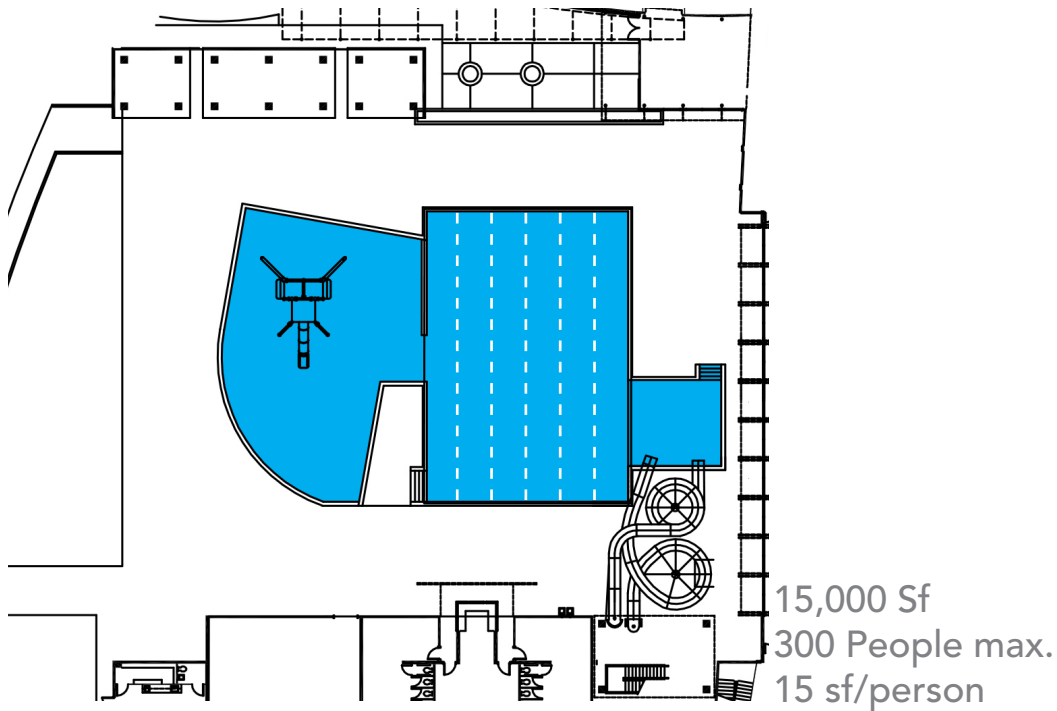
10,000 Sf.
667 People max.
15 Sf/person



Indoor Pool

A flexible, heated, single body of water pool with zero entry, play / exercise area, (6) 25 yard lanes and slide. Interior space with operable doors to exterior sun deck and splash pad

Multi-generational activity pool for lap swimming, family play, water aerobics, life guard training, rentals, therapy etc

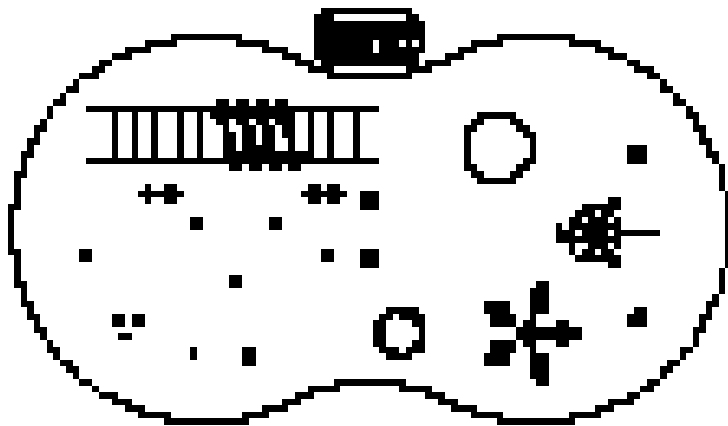




Exterior Splash Pad

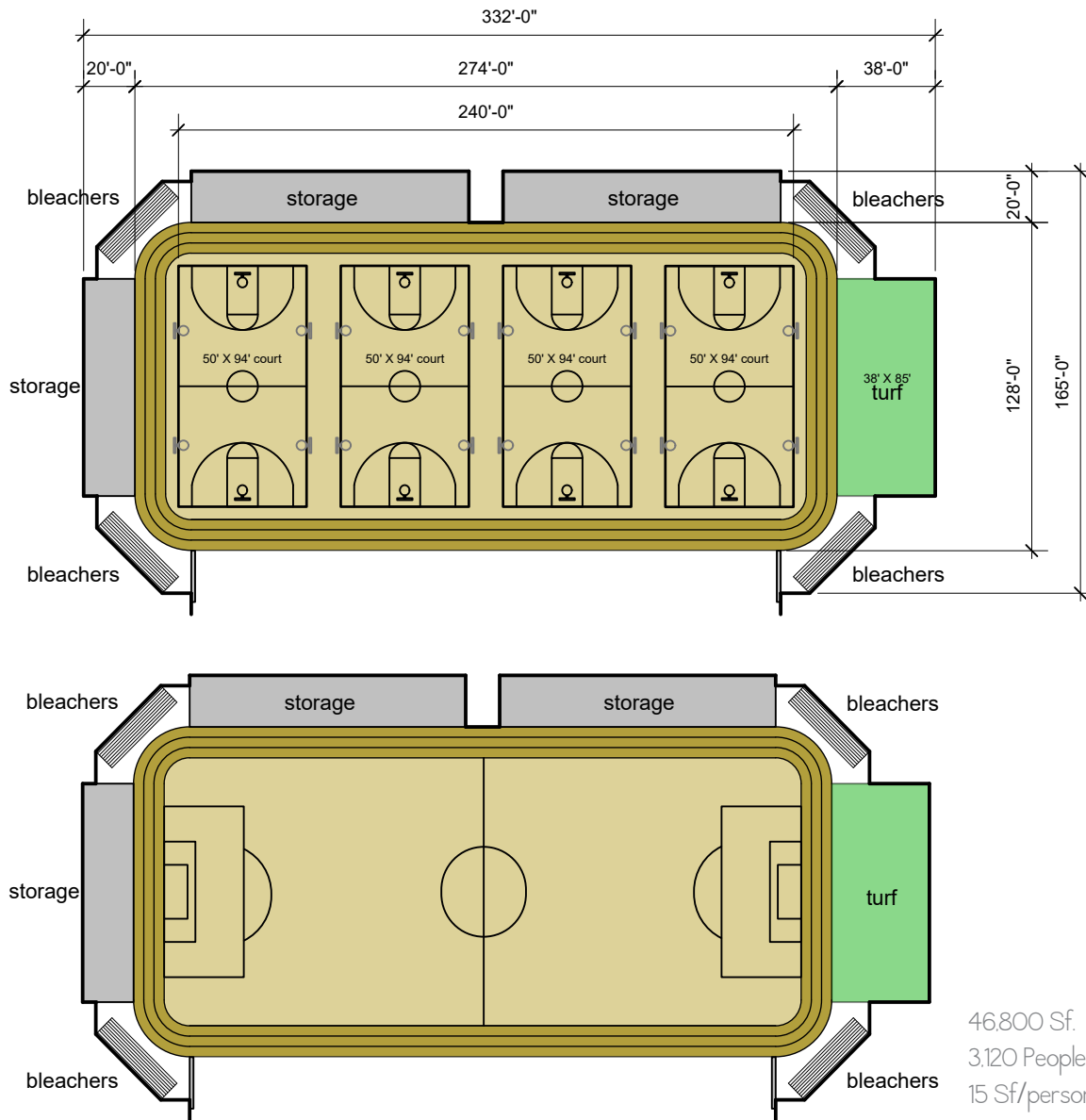
South oriented multi-faceted, water play zone on rubber playground decking. Surrounded by sun bathing deck with shade structures. Adjacent to natatorium and locker rooms

Young children play, family sun bathing, summer outdoor activities





Field House

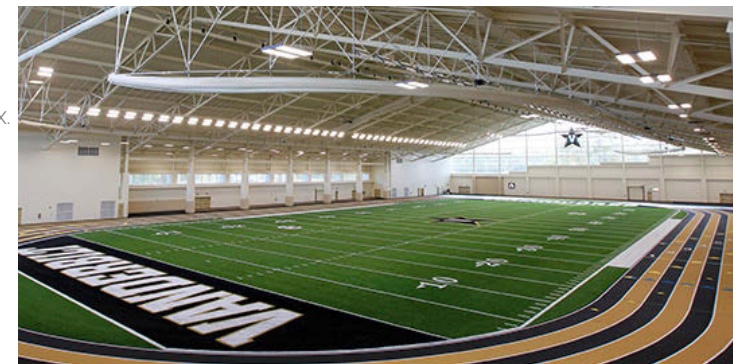


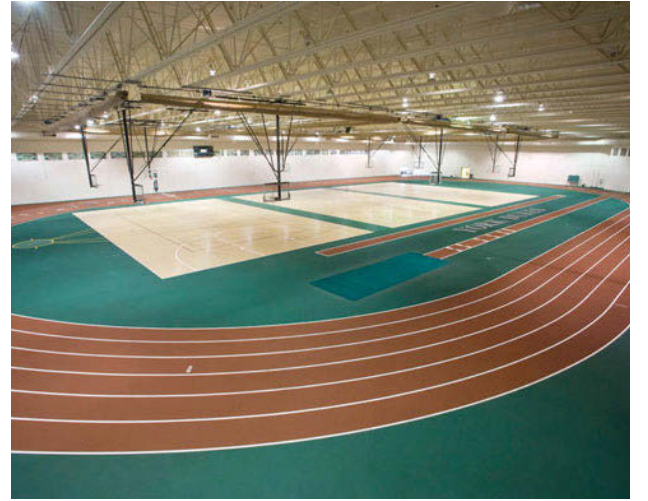
A multi-purpose space designed to accommodate multiple sports and activities, complete with loading dock. Isolation of courts and uses with drop nets, this pre-engineered structure with clear span the full width of the fields.

The field house will have a peripheral "wellness track" for jogging and walking, there will be four (4) MAC basketball courts with additional drop down hoops to accommodate half court play and striping for a soccer field. Bleachers will be located in the "dead space" at the corners of the field house.

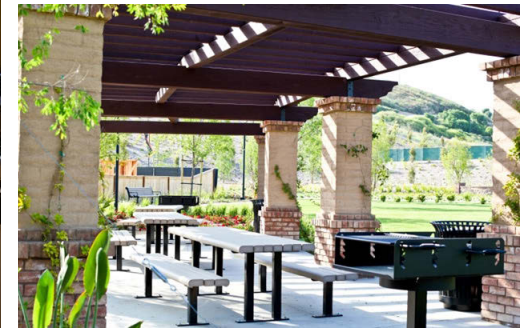
Storage is very important and proximity to restrooms, locker rooms and showers will be considered in design. A small "alternate" turf field may be considered for baseball fielding, soccer and other turf sports.

46,800 Sf.
3,120 People max.
15 Sf/person





Outdoor Spaces



1. Program reconciliation table
2. Meeting minutes
3. Schedule Table from Seniors
4. Program Refined Report (by Architekton)
5. **Site/Civil Narrative with Sewer Calculations**
6. NYSDEC Wetland letter and map
7. FEMA Floodplain
8. Fieldhouse Questionnaires
9. Final Program



TOWN OF ORCHARD PARK

ENGINEERING DEPARTMENT

S 4295 South Buffalo Street Orchard Park, New York 14127-2609

Phone: (716) 662-6425
Fax: (716) 662-6488
Email: openg@orchardparkny.org

TOWN ENGINEER
WAYNE L. BIELER, P.E.

(Revised 5/10/16)

Brush Mountain Park Preliminary Site Design Information

Wetland

A portion of the Brush Mountain Park site lies within a wetland under New York State jurisdiction designated BU-12 on NYSDEC FWW map and US Army Corps Wetlands along the Creek. Of the approximately 105 acres at Brush Mountain Park (not including the west property), approximately 22.1 acres are designated jurisdictional wetlands with an additional 12.6 acres of wetland buffer (wetland buffer is protected area 100 feet around the wetland). The wetlands and buffer are regulated by the US Army Corps of Engineers and the NYS Department of Environmental Conservation (DEC).

Town related site improvements at Brush Mountain Park have been carefully laid out to avoid the wetland and buffer, however, there are some locations outside of the proposed site limits for the Community Center, where there are minimal intrusions into the wetland areas. Wetland Delineation was completed and approved by NYSDEC. Wetland Permit application was made with the NYSDEC for the two retention pond's installation with the first Phase of the Bussendorfer Drainage Improvement Project. The pond construction would allow drainage improvements upstream within the Bussendorfer residential neighborhood as well as provide retention for future Brush Mountain Park improvements. The plan sheet WD101 shows the preliminary wetland impacts.

Floodplain

A portion of Brush Mountain Park is within the 100-year floodplain for West Tributary to the South Branch of Smokes Creek (Smokes Creek). This means that this area will be inundated when a storm of a 100-year magnitude occurs. Construction may occur in a floodplain provided that flood elevations are not increased by more than a foot. The proposed building will have a minimum finished floor elevation two-feet above the flood elevation. The proposed bridge crossing for the site's main entrance as well as the existing stream crossing FEMA Floodplain and Floodway Encroachment Analysis is currently being completed by Professional Civil Engineering LLC. FEMA LOMR documents, drawings and information will be submitted to FEMA early this summer.

Drainage

The first step in planning for stormwater management using green infrastructure is to avoid or minimize land disturbance by preserving natural areas. Preservation of natural features includes techniques to foster the identification and preservation of natural areas that can be used in the protection of water, habitat and vegetative resources. Conservation design includes laying out the elements of a development project in such a way that the site design takes advantage of a site's natural features, preserves the more sensitive areas and identifies any site constraints and opportunities to prevent or reduce negative affects of development.

The Town is currently undertaking a separate project that includes the utilization of land in the northwest corner of the existing Brush Mountain Park property to provide a regional retention pond. The construction of a retention pond at the downstream end of the watershed will alleviate the upstream and downstream flooding, and provide stormwater quality treatment. Water quality treatment will be treated by a forebay before it enters the retention basin.

Visit the Town's website at www.orchardparkny.org

The proposed storm system for the Community Center will utilize a closed drainage system, bioretention areas located within partially curbed islands and rain gardens. The stormwater from the parking lot area will be collected through a series of HDPE storm drainage pipes and parking lot catch basins and conveyed to the forebay and retention pond.

The existing drainage ditch that runs from south to north will be redirected in a closed system to the north side of the facility and outlet to the Tributary of South Branch Smokes Creek to the north of the proposed facility.

Sanitary Sewer Service

Sanitary sewer for the proposed building will be connected into the existing Erie County Sewer District #3 trunkmain with the installation of a doghouse manhole on the 15" sanitary sewer main which runs through the center of the site along Smokes Creek. This main will provide sanitary sewage service for the Brush Mountain Community Activity Center Project. Approximately 650 LF of new 8" SDR-35 PVC sewer main will be installed from the new building to the 15" trunkmain that runs along Smokes Creek.

Sanitary Sewer Calculations

Brush Mountain Estimated Sanitary Sewer Loadings

Type of Space	Area of Space (SF)	Number of People per SF	Maximum Occupancy	Type of Loading	Unit Type	Units	Hydraulic Loading Rates (GPD/Unit)	Liquid Waste Produces (GPD)
All Offices/Copy Room/Conference Room	3,686	100	37	Office Building	Employees	10	15	150
Nutrition Coordinator	204	100	2	Office Building	Employees	1	15	15
Community Based Policing Office	126	100	1	Office Building	Employees	1	15	15
Rural Transit Office	157	100	2	Office Building	Employees	1	15	15
Senior Billiards Room	768	15	51	Assembly Hall	Patron	20	5	100
Multi-Purpose Room (not inc. storage)	2,320	20	116	School - Day	Student	116	10	1,160
Divisible Multi-Purpose Room (not inc. storage)	5,183	15	346	Banquet Hall	Student	346	10	3,460
Arts & Crafts Room	777	15	52	School - Day	Student	52	10	520
Poolside Multi-Purpose Room (not inc. storage)	1,049	15	70	Health Club	Patron	70	20	1,400
Library	416	50	8	Libray/Museum	Patron	8	5	40
Catering Kitchen	1,293	200	6	Office Building	Employees	6	15	90
Wellness Medical Screening Room (178 SF x 2 ea.)	356	100	4	Doctor's Office	Doctor	1	250	250
Multi-Purpose Dance Studio (not inc. storage)	3,232	50	65	School-Day (w>Showers)	Student	65	15	975
Shared Fitness Area	8,509	50	170	Health Club	Patron	170	20	3,400
Game Room	1,130	50	23	Assembly Hall	Patron	23	5	115
Child Watch (interior space)	1,163	35	33	Day Care	Child	33	20	660
2 Court Gymnasium (Boys & Girls Club)	12,871	15	858	Assembly Hall	Patron	858	5	4,290
Indoor Pool with Deck and Pool Office	18,105	50	362	Swimming Pool	Patron	200	10	2,000
Field House (inc. Wellness Track, Floor System, Turf Area)	30,044	15	2,003	Assembly Hall	Patron	2,003	5	10,015
Totals	91,389		4,209			3,984		28,670

	Contingency	4,300
	Total	32,970

Without Splash Pad

Average Daily Total (GPD) =	32,970
Average Daily Total (GPM) =	23
Max Day (ADF x 2)(GPD) =	65,940
Max Day (ADF x 2)(GPM) =	46
Peak Hourly (ADF x 4)(GPD) =	131,880
Peak Hourly (ADF x 4)(GPM) =	92

From similar sized splash pad designs, the approximate water usage was estimated to be 350 GPM. In NYS, splash pad systems are typically pump and dump therefore the water usage and sanitary loading were assumed to be the same. The splash pad demand was only included for the GPM of the average day, maximum day and peak hourly flow as 350 GPM for each. It was also assumed that the splash pad would only operate 8 hours per day. (Information taken from Wendel sewer/water demand calculation narrative). When the indoor pool phase is constructed, the filtration system will treat the splash pad as well.

With additional Splash Pad:

Average Daily Total (GPM) =	373
Max Day (GPM) =	396
Peak Hourly (GPM) =	442

Water Service

A 24" public main currently exists along the west side of California Road. This main will be the source of water for this project. Water for the proposed building will be supplied by approximately 3,000 LF of new 8 inch AWWA C-900 PVC water line that will run from California Road along the south side of the proposed new roadway into the park. The 8 inch line will be connected into an existing Erie County Water Authority 24" transmission main that is located on California Road. New fire hydrants will be installed along the new park roadway with adequate connections for water wheel sprinkling of the existing and proposed ball diamonds and football fields.

Preliminary estimates by Wendel that this facility would need a minimum of 750 GPM for fire protection. This will need to be verified once final layout of the building is determined and the fire insurance carrier has determined that fire flow protection is needed. Results from an April 12, 2016 fire hydrant flow test at 4740 Old Duerr Rd. (Hydrant J17-C30) resulted in a static pressure of 78 psi, residual pressure of 58psi and a flow of 3156 GPM which is pressure zone #1. The Brush Mtn. Community Activity Center is located in pressure zone #1. Currently there are no hydrants along California Rd. between Duerr Road and Big Tree Road (Route 20A).

In 2010, the Erie County Water Authority provided the necessary pressure and flow information to complete the design of the backflow prevention device for Meadow Wood Townhouse Project. The data provided by ECWA included a static pressure of 106 pounds per square inch (psi) under a normal working condition. Under a fire flow condition, it was determined that there was an available flow rate of 2,446 gallons per minute (GPM) with a residual pressure reading of 84 psi. This information was obtained near the intersection of Big Tree Road and California Road, which has an approximate elevation of 782' above sea level. The elevation of the RPZ will be approximately 787'. The head loss through the meter at 30 GPM is 2 psi and the head loss through the RPZ is 8 psi, the static pressure would equate to approximately 94 psi.

Water Supply Installation & Testing

The proposed mains, hydrant branches and hydrants will be installed and tested in accordance with Town of Orchard Park and ECWA Standard Specifications. All pipe material for the new main, hydrant installation and fittings, valves, etc. will be in accordance with Town of Orchard Park and ECWA standards. All proposed water mains will maintain physical separation from other utilities as specified per Ten States Standards.

Inspection and certification of the installation and testing of the water samples will be done by the Town of Orchard Park Engineering Department and submitted to ECWA for approval.

Other Utilities

Power is currently being provided to the site from power poles from California Road that run west through the park. The service line will have to be upgraded and additional poles/underground lines run to service the proposed building.

Gas service for the proposed building will be supplied by National Fuel from their existing lines on California Road. The gas service will run along the proposed roadway that will be built for access to the proposed building.

Traffic

The new facility will be used during the day by seniors and users of the recreation services provided by the Town Recreation Department. The traffic generated from the Senior Center will vary from day to day depending on programming. The programs currently generate 25 to 30 cars in the morning and the same amount in the afternoon. If the Senior Center is hosting a special event the facility can estimate between 50 and 60 cars.

The child watch program that the Town offers during the school year for toddlers and their parents averages about 10 to 15 cars per day. During the summer months, the Recreation Program offers full day camp which will generate traffic in the morning and then again in the afternoon when parents are dropping off and picking up children for the summer camp program. Staff parking will also increase during the summer programs.

The evening recreation programs and sport fields will generate the majority of traffic for the facility. The main entrance to the new facility will be from a new entrance to the park, south of the existing entrance. The existing entrance will only be used for baseball games on the north side of the park utilizing the existing parking lot.

Through traffic between the two entrances will not be allowed. The roadway that will connect the two entrances will only be used for maintenance vehicles, emergency vehicles and pedestrian traffic.

Cut/Fill

Approximately 40,000 cubic yards of embankment fill will be required to raise the ground elevation to the proposed facility and parking lot design. Suitable embankment borrow generated from the construction of the forebay and retention ponds for stormwater management will be used for the proposed facility, parking lot, future park landscaping or fields as well as the park access road. The total embankment borrow generated from the ponds will total $\pm 120,000$ cubic yards. Surplus embankment will be stockpiled to be hauled by Parks and Grounds for use on Town Projects or to Webster Road Town Property for future Recreation site development needs.

1. Program reconciliation table
2. Meeting minutes
3. Schedule Table from Seniors
4. Program Refined Report (by Architekton)
5. Site/Civil Narrative with Sewer Calculations
- 6. NYSDEC Wetland letter and map**
7. FEMA Floodplain
8. Fieldhouse Questionnaires
9. Final Program

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION

Division of Fish, Wildlife and Marine Resources, Region 9
182 East Union, Suite 3, Allegany, NY 14706-1328
P: (716) 372-0645 | F: (716) 372-2113
www.dec.ny.gov

RECEIVED

March 30, 2015

APR - 2 2015

TOWN OF ORCHARD PARK
ENGINEERING DEPARTMENT

Mr. Wayne Bieler
Town of Orchard Park
Engineering Department
S 4295 South Buffalo Street
Orchard Park, New York 14127

Dear Mr. Bieler:

**Wetland BU-12
Wetland Boundary Survey Map
Town of Orchard Park, County of Erie**

This letter is to inform you that the New York State Department of Environmental Conservation Region 9 Real Property Unit reviewed the Wetland BU-12 survey map prepared for the Brush Mountain Park project. The Real Property Unit determined that the map meets the Department's specifications for wetland survey and mapping. I subsequently approved, stamped, and signed the map. I have enclosed one copy of the approved map for your files, have retained a copy for the Department's freshwater wetlands files, and provided a copy to the Division of Environmental Permits.

If you have any questions, you may contact me at (716) 372-0645.

Sincerely,



Anne O. Rothrock
Senior Wildlife Biologist

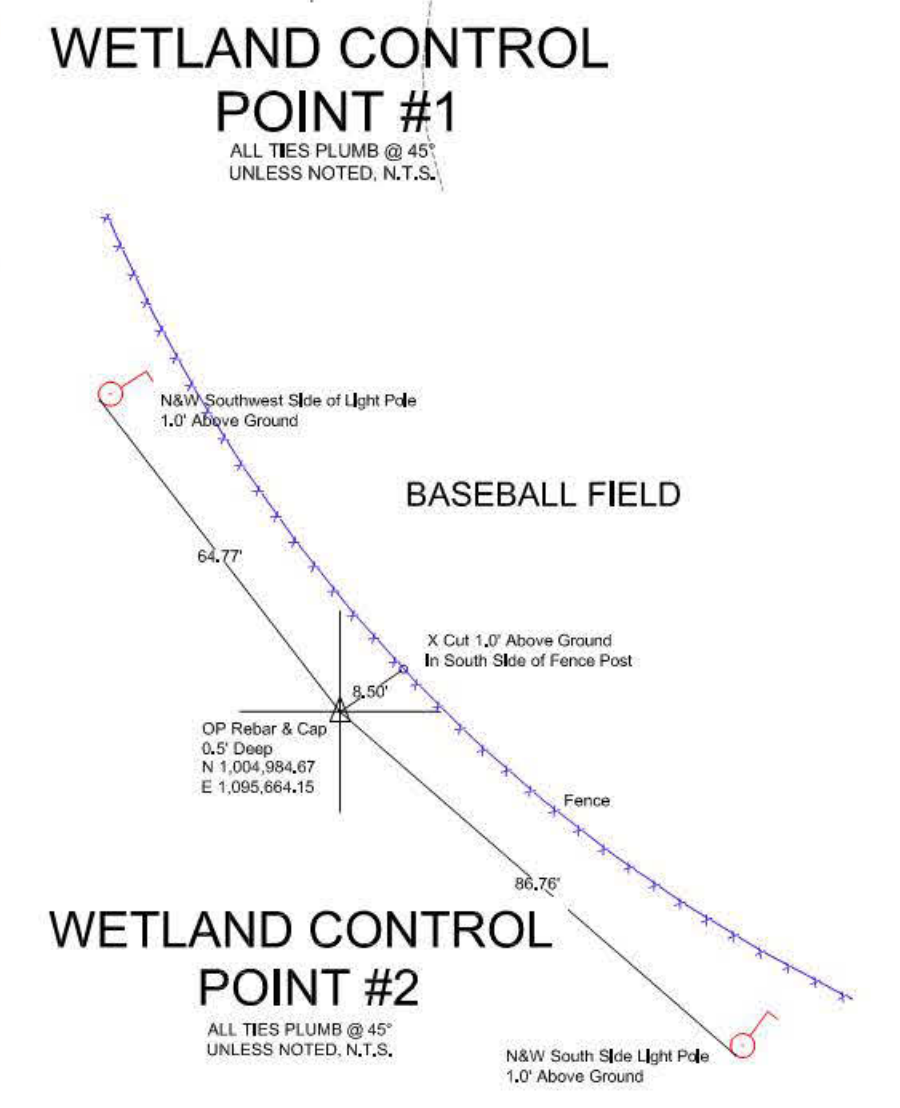
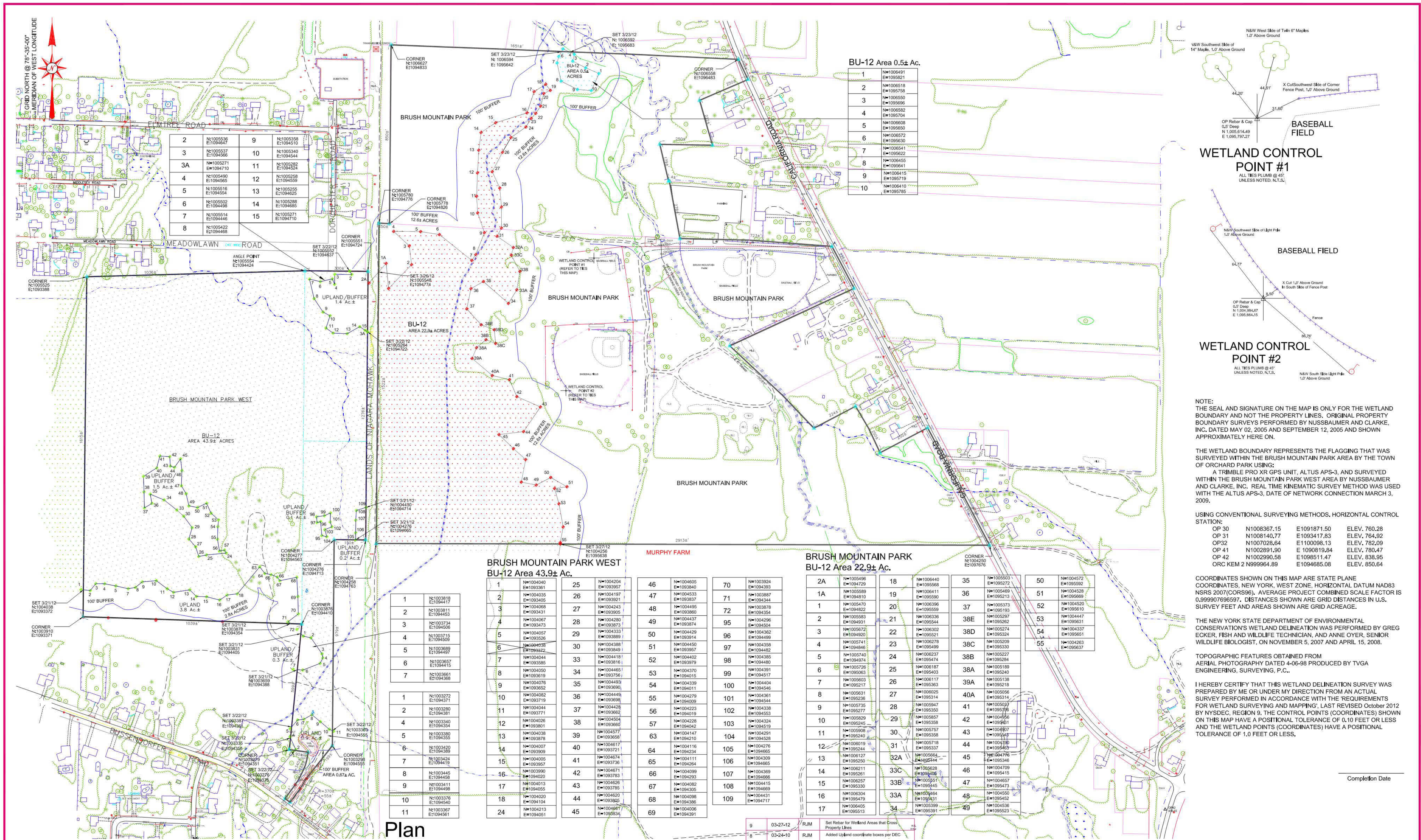
AOR:cj

Enclosure

cc: Mr. David Denk, NYSDEC Permits
Wetland BU-12 file



Department of
Environmental
Conservation



NOTE:
THE SEAL AND SIGNATURE ON THE MAP IS ONLY FOR THE WETLAND BOUNDARY AND NOT THE PROPERTY LINES. ORIGINAL PROPERTY BOUNDARY SURVEYS PERFORMED BY NUSSBAUMER AND CLARKE, INC. DATED MAY 02, 2005 AND SEPTEMBER 12, 2005 AND SHOWN APPROXIMATELY HERE ON.

THE WETLAND BOUNDARY REPRESENTS THE FLAGGING THAT WAS SURVEYED WITHIN THE BRUSH MOUNTAIN PARK AREA BY THE TOWN OF ORCHARD PARK USING:
A TRIMBLE PRO XR GPS UNIT, ALTUS APS-3, AND SURVEYED WITHIN THE BRUSH MOUNTAIN PARK WEST AREA BY NUSSBAUMER AND CLARKE, INC. REAL TIME KINEMATIC SURVEY METHOD WAS USED WITH THE ALTUS APS-3, DATE OF NETWORK CONNECTION MARCH 3, 2009.

USING CONVENTIONAL SURVEYING METHODS, HORIZONTAL CONTROL STATION:

OP 30	N1008367.15	E1091871.50	ELEV. 760.28
OP 31	N1008140.77	E1093417.83	ELEV. 764.92
OP 32	N1007026.64	E1100098.13	ELEV. 782.09
OP 41	N1002891.90	E11090819.84	ELEV. 780.47
OP 42	N1002990.58	E1098511.47	ELEV. 838.95
ORC KEM 2	N999964.89	E1094685.08	ELEV. 850.64

COORDINATES SHOWN ON THIS MAP ARE STATE PLANE COORDINATES, NEW YORK, WEST ZONE, HORIZONTAL DATUM NAD83 NSRS 2007(CORS96). AVERAGE PROJECT COMBINED SCALE FACTOR IS 0.999907696597. DISTANCES SHOWN ARE GRID DISTANCES IN U.S. SURVEY FEET AND AREAS SHOWN ARE GRID ACREAGE.

THE NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION'S WETLAND DELINEATION WAS PERFORMED BY GREG ECKER, FISH AND WILDLIFE TECHNICIAN, AND ANNE OYER, SENIOR WILDLIFE BIOLOGIST, ON NOVEMBER 5, 2007 AND APRIL 15, 2008.

TOPOGRAPHIC FEATURES OBTAINED FROM AERIAL PHOTOGRAPHY DATED 4-06-98 PRODUCED BY TVGA ENGINEERING, SURVEYING, P.C..

I HEREBY CERTIFY THAT THIS WETLAND DELINEATION SURVEY WAS PREPARED BY ME OR UNDER MY DIRECTION FROM AN ACTUAL SURVEY PERFORMED IN ACCORDANCE WITH THE REQUIREMENTS FOR WETLAND SURVEYING AND MAPPING, LAST REVISED October 2012 BY NYSDEC, REGION 9. THE CONTROL POINTS (COORDINATES) SHOWN ON THIS MAP HAVE A POSITIONAL TOLERANCE OF 0.10 FEET OR LESS AND THE WETLAND POINTS (COORDINATES) HAVE A POSITIONAL TOLERANCE OF 1.0 FEET OR LESS.

Completion Date

Plotted: 3-24-15

Plan
Scale: 1" = 200'
PART OF LOTS 30 AND 38, TOWNSHIP 9,
RANGE 7 OF THE HOLLAND LAND
COMPANY'S SURVEY
TOWN OF ORCHARD PARK
COUNTY OF ERIE, STATE OF NEW YORK

REVISIONS

REV.	DATE	BY	DESCRIPTION
9	03-27-12	RJM	Set Rebar for Wetland Areas that Cross Property Lines
8	03-24-10	RJM	Added Upland coordinate boxes per DEC
7	02-23-10	RJM	Updated Wetland BU-12 Added Points per DEC letter date 2-15-10 & changes per Town Surveyor
6	12-14-09	RJM	Updated Wetland BU-12 Added Points per DEC & changes per Town Surveyor
5	3-24-09	RJM	Wetland BU-12 Added Point Missing 12.14.21 22.23, & 25 Added Brush Mtn. Park West Wetland Area 3 Resurvey Per DEC Letter Dated 10-14-08
4	10-29-08	RJM	Completed Brush Mtn. Park Wetlands and Brush Mtn. Park West Wetlands
3	5-02-08	RJM	Change Wetland Area per DEC Brush Mtn. Park West
2	4-28-08	RJM	Wetland Area 2 Resurvey Per DEC
1	4-28-08	RJM	Wetland Area 2 Resurvey Per DEC

TOWN OF ORCHARD PARK
ENGINEERING DEPARTMENT

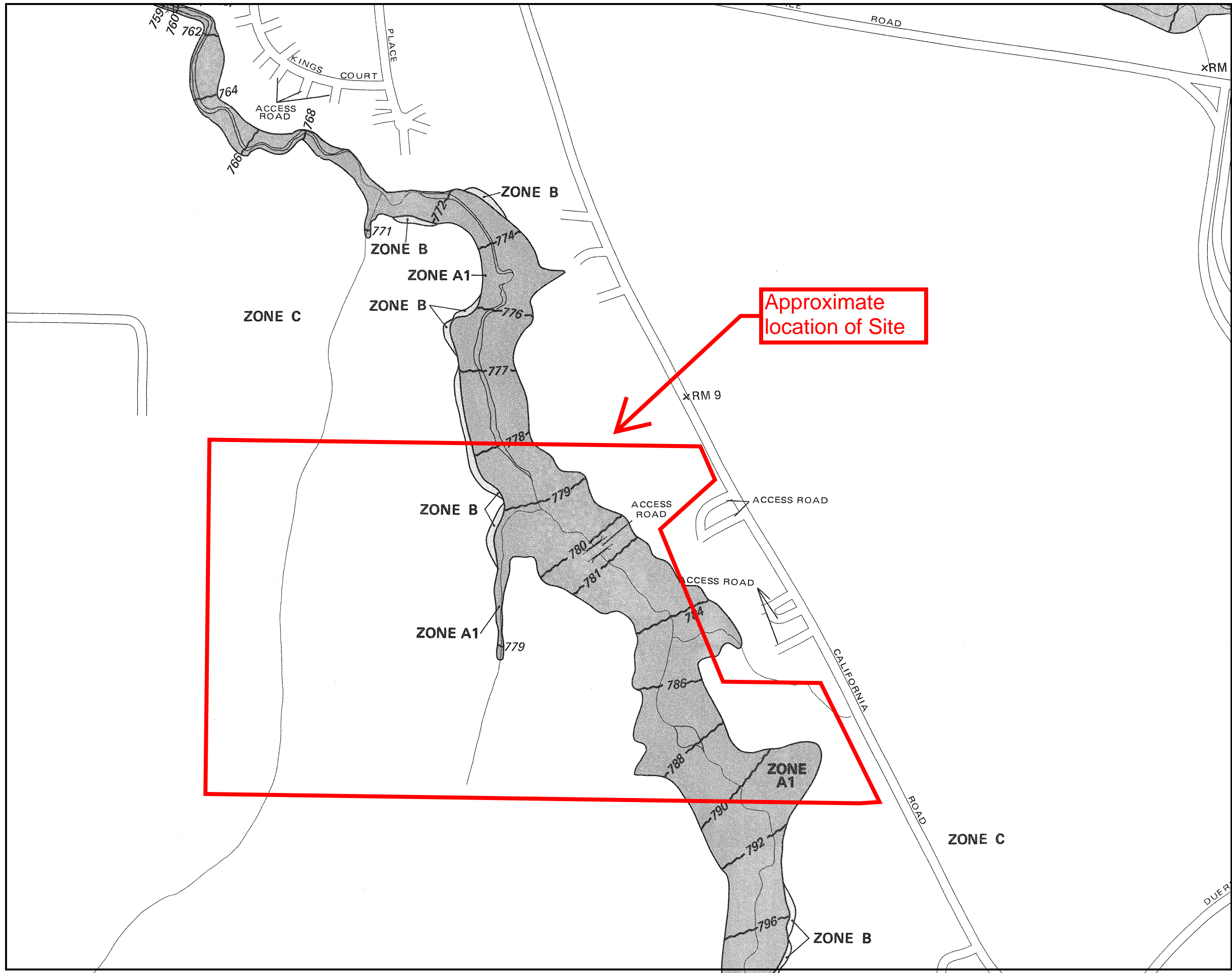


S. 4295 SOUTH BUFFALO STREET

ORCHARD PARK, NEW YORK 14127

TITLE			
WETLAND MAP			
BRUSH MOUNTAIN PARK & BRUSH MOUNTAIN PARK WEST			
DRAWN BY	DATE	SCALE	PROJECT NO.
RJM	05-16-05	AS NOTED	2002-030
CHECK BY	DATE		
KWP	11-14-08		
APPROVED BY	DATE		
WLB	11-20-08		
			2002-030-01

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2. Meeting minutes
3. Schedule Table from Seniors
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6. NYSDEC Wetland letter and map
7. **FEMA Floodplain**
8. Fieldhouse Questionnaires
9. Final Program



APPROXIMATE SCALE
400 0 400 FEET

NATIONAL FLOOD INSURANCE PROGRAM

FIRM
FLOOD INSURANCE RATE MAP

TOWN OF
ORCHARD PARK,
NEW YORK
ERIE COUNTY

PANEL 6 OF 14
(SEE MAP INDEX FOR PANELS NOT PRINTED)

COMMUNITY-PANEL NUMBER
360255 0006 B

EFFECTIVE DATE:
MARCH 16, 1983



Federal Emergency Management Agency

This is an official copy of a portion of the above referenced flood map. It was extracted using F-MIT On-Line. This map does not reflect changes or amendments which may have been made subsequent to the date on the title block. For the latest product information about National Flood Insurance Program flood maps check the FEMA Flood Map Store at www.msc.fema.gov

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Brush Mountain - Field House Users Group Program Needs

User Group	Representative Name, and Contact Information	Type of Program	Type of Play Surface Desired	Number of participants per session	Days of Week Required	Time of Day Requested	Program Season	Duration	Estimated Annual Revenue Generation for Facility	Notes
OP Little League Baseball	Joseph Stallone	Baseball	Turf	1100 players	Mon-Sunday	5pm -9pm	off season usage	December-April	Approx 35-40k	

Brush Mountain - Field House Users Group Program Needs

User Group	Representative Name, and Contact Information	Type of Program	Type of Play Surface Desired	Number of participants per session	Days of Week Required	Time of Day Requested	Program Season	Duration	Estimated Annual Revenue Generation for Facility	Notes
Track & Field	OPCSD	Indoor T/F	indoor track	100	5	3:30 to 6 PM	11/10 to 3/6	5 months	???	
	Section VI	Indoor T/F	indoor track	400	Sat	9 to 2 PM	12/2 to 2/15		\$2,500 per meet	

Brush Mountain - Field House Users Group Program Needs

User Group	Representative Name, and Contact Information	Type of Program	Type of Play Surface Desired	Number of participants per session	Days of Week Required	Time of Day Requested	Program Season	Duration	Estimated Annual Revenue Generation for Facility	Notes
Orchard Park Rugby	Chuck Mosey 20 stoughton Lane Orchard park Y 14127 cmosey@esportsfundraising.com Bo Minogue <bminogue@mavroimaging.com>	Youth, High School, Adult	Turf (anti scrape) 120 meters by 70 meters	200	Flexible 7 days	3:30:10:00 M-F weekends flexible	Spring	Jan-June primarily	\$15000-\$20,000	

Brush Mountain - Field House Users Group Program Needs

User Group	Representative Name, and Contact Information	Type of Program	Type of Play Surface Desired	Number of participants per session	Days of Week Required	Time of Day Requested	Program Season	Duration	Estimated Annual Revenue Generation for Facility	Notes
OP Basketball OPYBA Orchard Park Youth Basketball Association	Tim Fischer President cell 864-5262 email tim@aspenrtradingco.com	Youth basketball Program	Hard wood or multi-use surface	10-20 Kids per court per hour	Possibly every day but not all day	We would need M-F 5pm-9pm Sat/Sun 9am-1pm some 3-7pm	Oct-April		See notes For certain reasons outlined in Notes, we don't believe we would be a major source of income for the facility although we could give enough money to cover basic costs.	OPYBA is a 501(c)(3) non-profit organization. While we keep a strong positive bank account, our structure requires us to basically spend all proceeds that come in. We intentionally keep our registration costs low so that anyone can play. We believe that we are the best value in the area when it comes to cost vs playtime. We currently use OP school gyms and occasionally other gyms including the Hub. Because of our non-profit status, we are able to use OP schools at no charge M-F and pay \$50/hour on Sat/Sun. The Hub costs us \$20/hour and OP Boys + Girls charges us about the same. If a field house was built with a court we could use we wouldn't need all of the hours requested because we still would use OP school gyms (.....)

we envision using
our gym space and we could use it
to support possible tournaments (which would
bring income to the facility).

The reality is that local gym space
is scarce and more programs are vying
for that same limited space.

Our board does have many contacts
in the business community, mostly from
the fact we have local businesses who
sponsor teams and donate funds to
our program.

OPYBA is very interested in supporting
a new fieldhouse in any way possible.

Brush Mountain - Field House Users Group Program Needs

User Group	Representative Name, and Contact Information	Type of Program	Type of Play Surface Desired	Number of participants per session	Days of Week Required	Time of Day Requested	Program Season	Duration	Estimated Annual Revenue Generation for Facility	Notes
<p>Track & Field</p> <p>Wrestling</p> <p>Volleyball</p> <p>Cheerleading</p> <p>Basketball</p>	<p>Section VI</p> <p>Section VI</p> <p>Section VI</p> <p>Section VI</p> <p>Section VI</p>		<p>Synthetic Track</p> <p>Gym Floor</p> <p>Gym Floor</p> <p>Gym Floor</p> <p>Gym Floor</p>		<p>Saturdays</p> <p>Fri/Saturday</p> <p>m-Sat</p> <p>Sunday</p> <p>m-Sun</p>		<p>December-March</p> <p>February</p> <p>late Oct/Early Nov</p> <p>Feb, 7th weekend</p> <p>Feb-March</p>	<p>one weekend</p> <p>est 9 days</p> <p>one day</p> <p>est 10 days</p>		<p>In order for Section VI to potentially utilize this facility seating, parking, locker rooms, concession etc.. would be needed to be adequate for the specific event</p>

Brush Mountain - Field House Users Group Program Needs

AUG 03 2015

SUPERVISOR'S OFFICE
TOWN OF ORCHARD PARK

User Group	Representative Name, and Contact Information	Type of Program	Type of Play Surface Desired	Number of participants per session	Days of Week Required	Time of Day Requested	Program Season	Duration	Estimated Annual Revenue Generation for Facility	Notes
Orchard Park Soccer	Tom Hanlon 912-6258	Youth Soccer	Turf	It would depend on the size of the field. Each team has 16-18 players and we utilize 4 fields at a time at Sahlens.	M-F	5:30-9:30 pm	November - April	Typically 60-90 minute training sessions.	we currently pay Sahlens around \$36,000 per year. Estimated revenue would depend on how much of that training time we could move to the new facility.	Our teams practice indoors starting in November but our biggest usage of time is from January through April and that is primarily due to cost and availability at Sahlens. If we had more availability and flexibility we may look to expand expand our usage of indoor training. Our teams typically train on field space measuring approximately 55 yards by 35 yards for the older teams. Younger teams can train on slightly smaller fields.
	Mike Clough 553-7079				Sat/Sun	9:00 am - 8:00 pm				

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Proposed Brush Mountain Community Activity Center Program

PROGRAM SPACE	AREA
Entry/Reception Area	5,382 sqft
Shared Office Space	
All Offices/copy room/conf room	3,686 sqft
Nutrition Coordinator	204 sqft
Shared Break Room	676 sqft
Community Based Policing Office	126 sqft
Rural Transit Office	157 sqft
Administration Sub Total	4,849 sqft
Senior Billiards Room	768 sqft
Multi-Purpose classrooms (1,160 sqft x 2 ea)	2,320 sqft
Divisible Multi-purpose Room (not inc. storage)	5,183 sqft
Art & Crafts Room	777 sqft
Poolside Multi-Purpose Rom (not incl storage)	1,049 sqft
Library	416 sqft
Catering Kitchen	1,293 sqft
Wellness/Medical Screening room (178x2)	356 sqft
Multi-Purpose Dance Studio (not inc. storage)	3,232 sqft
Shared Fitness Area	8,509 sqft
Game Room	1,130 sqft
Child Watch (interior space)	1,163 sqft
Locker Rooms	3,114 sqft
Community & Facility Storage Rooms	4,164 sqft
Vending Machine Area	205 sqft
Public Restrooms (includes Auxiliary HC Toilets)	516 sqft
Subtotal other spaces	34,195 sqft
Grossing factor (35%) - circulation, mechanical rooms, etc	12,035 sqft
Subtotal (incl. Reception)	56,461 sqft
2 court Gymnasium (Boys & Girls Club)	12,871 sqft
Indoor pool with deck and pool office	18,105 sqft
Exterior Splash Pad	19,110 sqft
Field House	30,044 sqft
Wellness Track, Floor System, Turf Area	sqft
Swing up Basketball Backstops	ea
Scoreboard	ea
Subtotal	80,130 sqft
TOTAL	136,591 sqft

* All areas (square feet) are approximate