

Cedar-Riverside Recreation Center

CAC #5

September 22, 2020



Welcome!



Meet the Team -

Daniel Elias, MPRB Project Manager

Siciid Ali, Project Planner

Madeline Hudek, GIS Analyst - Tech Support

If you are having trouble with the meeting, call Madeline for assistance at **(612) 283-9496**

Alyssa Gilmore, Research Assistant

Abdirahman Mukhtar, Community Outreach Coordinator

David Dimond, Perkins&Will

John Slack, Perkins&Will

Chris Kastelic, Perkins&Will

Kathryn Watson, Perkins&Will

Today's Agenda -

Welcome

Introduction

Progress Update

Schedule & Process Update

Small Group Discussion

Recreation Center Site Opportunities

Recreation Center Program Option

Community Advisory Committee Q&A and Discussion

Public Comment

Next Steps

MPRB Land Acknowledgement

We collectively acknowledge that the Minneapolis Park and Recreation Board system is located on the traditional, ancestral, and contemporary lands of Indigenous people. This land holds great historical, spiritual, and personal significance for its original stewards, the Native nations and peoples of this region.

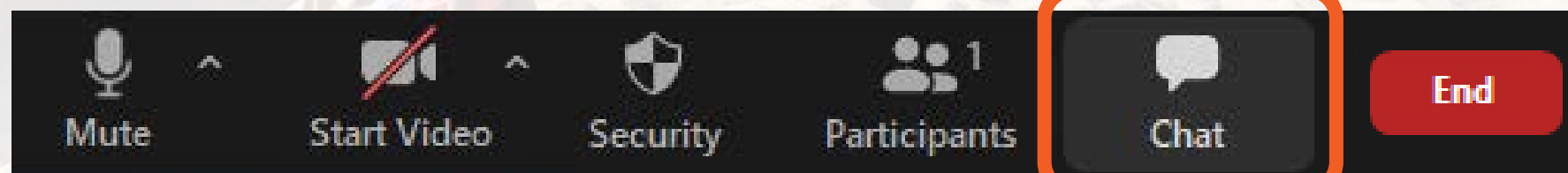
Orientation

The presentation, notes, a documentation of Questions and Answers from the session and the draft Predesign document will be posted following the meeting.

This is a public meeting, however, it is NOT being recorded.

At any point during the presentation, please type a question into the Group Chat Window and following the presentation, we will try to answer all the questions in the order they were submitted.

Press the 'Chat' Button and leave your comment in the dialogue box



CAC Charge

- A.** Become knowledgeable about the project and its scope and advise MPRB staff and consultants throughout the planning process.
- B.** Contribute to broad community engagement by acting as primary contact for the CAC's represented communities, and by enhancing the project's interaction with a wide range of stakeholders and stakeholder groups.
- C.** Assist with ongoing communication of technical plan elements to the community and public.
- D.** Report back to appointers, as requested, on the plan process, information presented and possible recommendations.
- E.** Make recommendations to the MPRB Commissioners on this Predesign including program, vision, goals and principles created through a community-driven process.

Cedar Riverside Project Page - bit.ly/cr-rec

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Cedar-Riverside Recreation Center Predesign

Exploration of a new Recreation Center to supplement a renovation/relocation of the Brian Coyle Community Center in the Cedar-Riverside neighborhood

[MPRB Home](#) > [Park Care & Improvements](#) > [Park Projects](#) > [Current Projects](#) > Cedar-Riverside Recreation Center Predesign

Project Location
Cedar-Riverside Neighborhood

Project Manager
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Subscribe to Email Updates

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Submit

Language Resources

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Key Documents

- [Frequently Asked Questions](#) [PDF]
- [Memorandum of Understanding – Shared Facility serving the Cedar-Riverside Neighborhood](#) [PDF]
- [Community Engagement Plan](#) [PDF]
- [Community Engagement Assessment](#) [PDF]
- [Somali-Link Radio Show- KFAI](#)
- [Project Update – KSTP](#)

➔ CAC Meeting 1

➔ CAC Meeting 2

➔ CAC Meeting 3

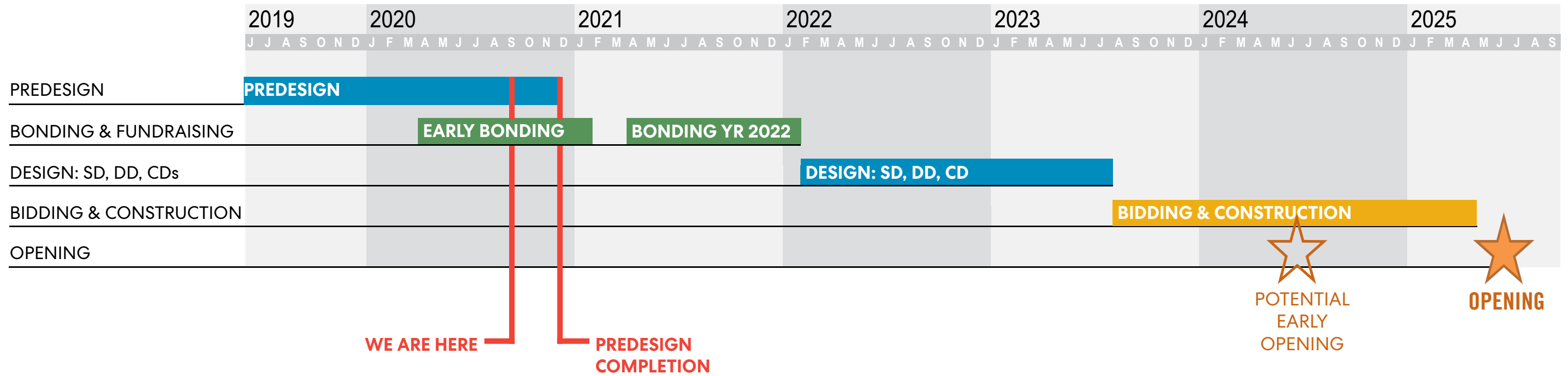
➔ CAC Meeting 4

➔ **Virtual Open House**

➔ Project Summary

Status
Anticipated Predesign Completion: November 2020

Project Schedule



- SEPT 22** CAC#5 (Virtual) – Release/Present Draft PreDesign
- SEPT 25** Release Draft PreDesign document to CAC and general public
- OCT 06** Staff Office Hours 3:00-5:00 pm (Virtual)
- OCT 20** CAC#6 (Virtual) – CAC Recommendation on PreDesign
- NOV 04** Board Meeting – Notice of Opening of 45-day comment period
- NOV 06** Open 45-day comment period/Release CAC Recommended Draft PreDesign
- DEC 16** Board Meeting Study Report on PreDesign
- DEC 21** Close 45-day comment period (tabulate comments)
- JAN 20** Planning Committee Public Hearing for PreDesign
- FEB 03** Board Meeting – Board approval of PreDesign

State Bonding Update

The 2020 State Bonding Bill has not been approved by the current legislature and is still held up over the Governor's Emergency Executive Order regarding the State's response to the COVID-19 pandemic. The likelihood that the 2020 Bonding Bill moves forward in its current form this year is low.

Due to this low likelihood, the off-year 2021 Bonding Bill will either be a reduced version of the 2020 Bonding Bill already published, or it will not exist at all.

This makes the 2022 standard Bonding year (or after) the most likely source of funding for a new Recreation Center in Cedar-Riverside.

Through this project and at CAC Meeting No. 6, we will be asking the CAC to make a recommendation to the MPRB Board of Commissioners on the draft Predesign and that this project be added to the Park Board's legislative agenda.

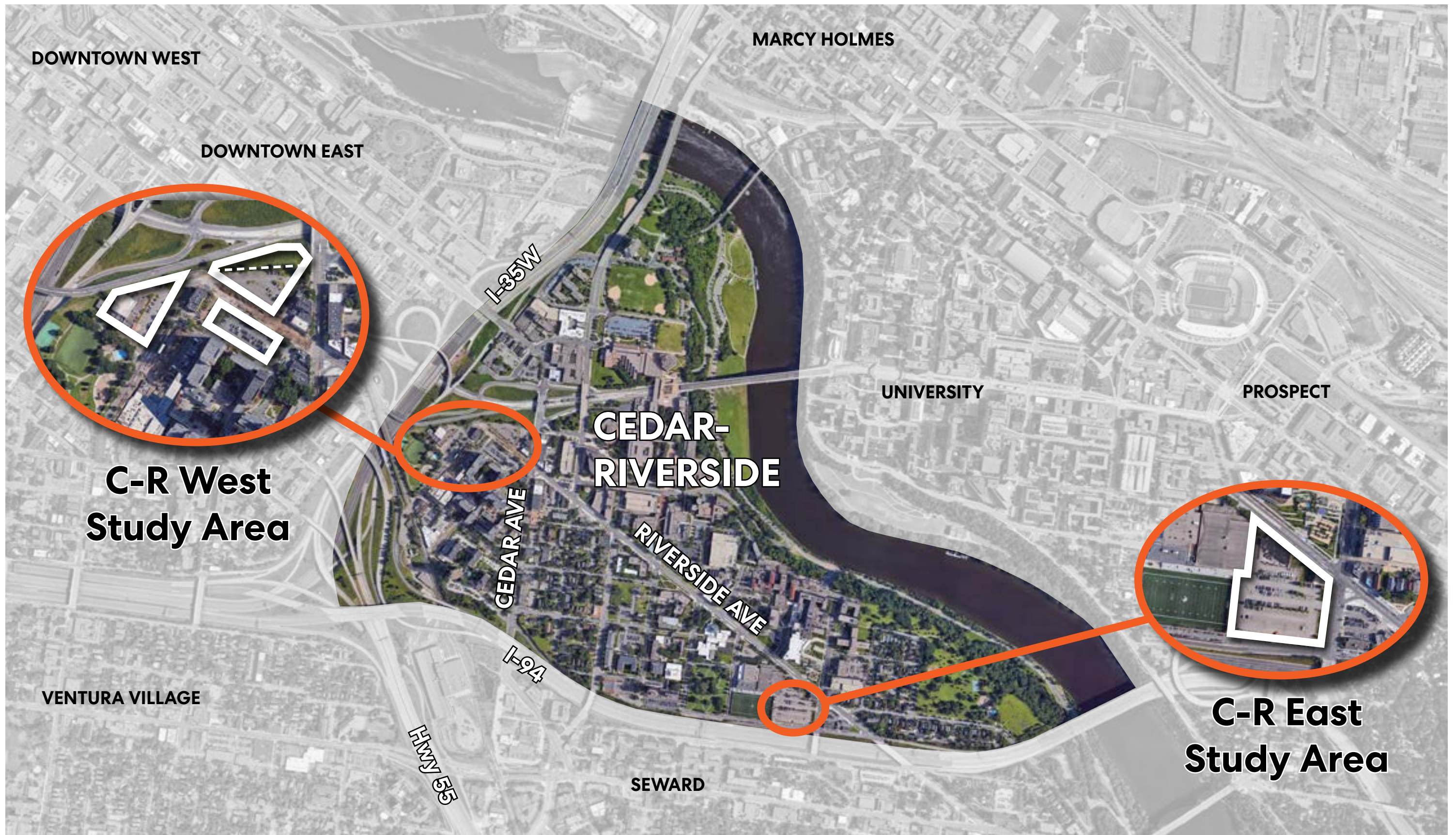
Small Group Discussion

How have the last six months changed the way you think about and value recreation?

CAC Discussion - Predesign Guiding Principles

- accessible and welcoming for all
- programming for all ages and stages
- a space that feels safe
- celebrates cultural diversity
- equitable investment in community
- a place to have fun and learn
- community pride and belonging

Recreation Center Study Areas - C-R West + C-R East



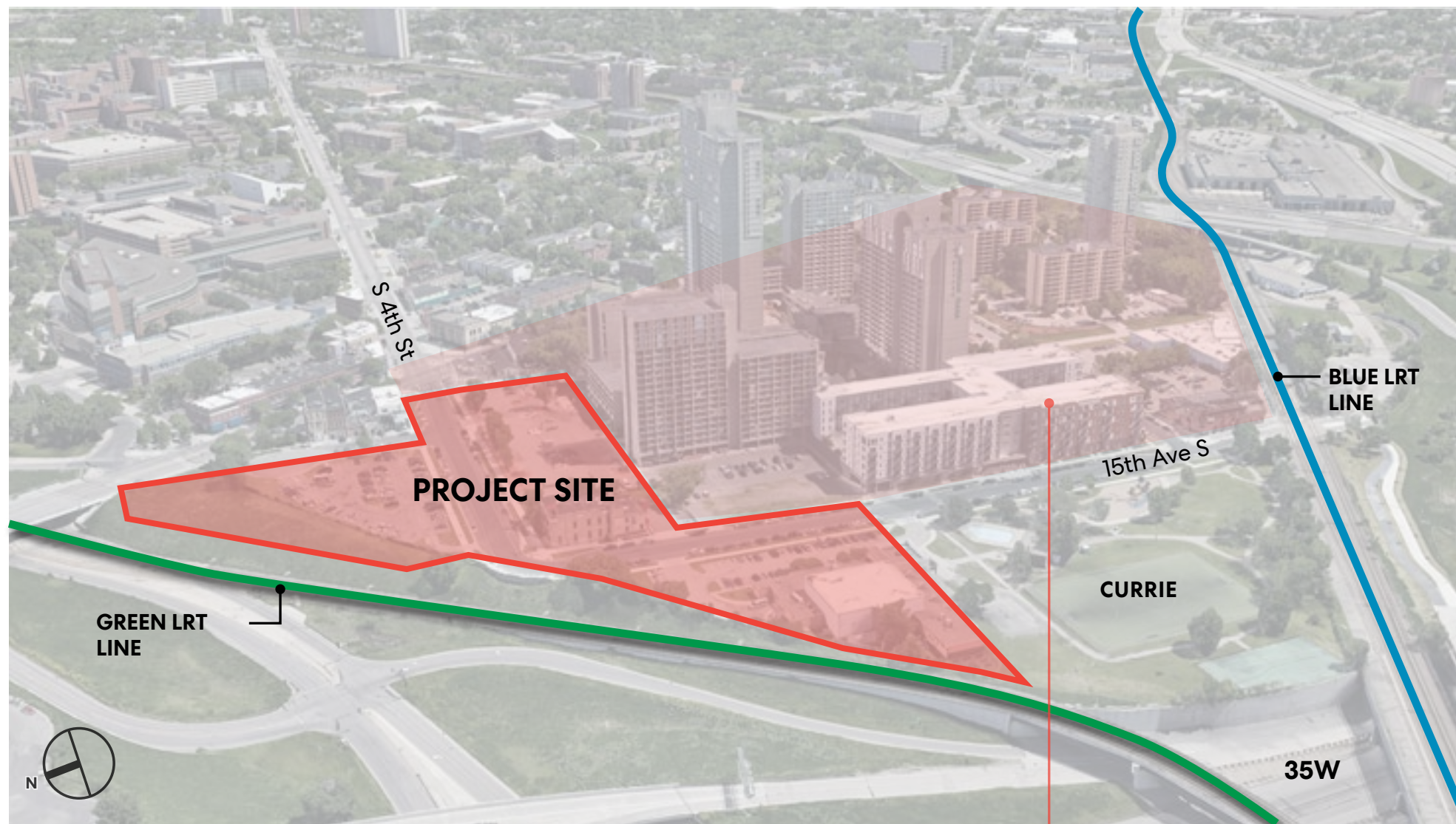
Project Progress Summary

- There has been a project schedule extension based on shelter-in-place response to COVID-19; the project schedule extension will not impact the timing to apply for State funding.
- The project is focusing further efforts on the C-R West location.
- We are considering and evaluating the feasibility of multiple properties within C-R West.
- A range of Program/Space Options are under consideration. Options 1A and 1B keep the existing Brian Coyle Center, while Option 2 replaces the existing Brian Coyle Center by co-locating those programs/spaces within the new recreation center. Option 1B includes a teaching pool, while Options 1A and 2 include a wider range of program spaces instead. Options 1A and 2 would serve significantly more people than Option 1B.



Cedar-Riverside West - Potential Recreation Center Development Sites

Project Site



Other development opportunities may arise as the project moves forward; the project is not dependent upon integration with development at Lots A/F.

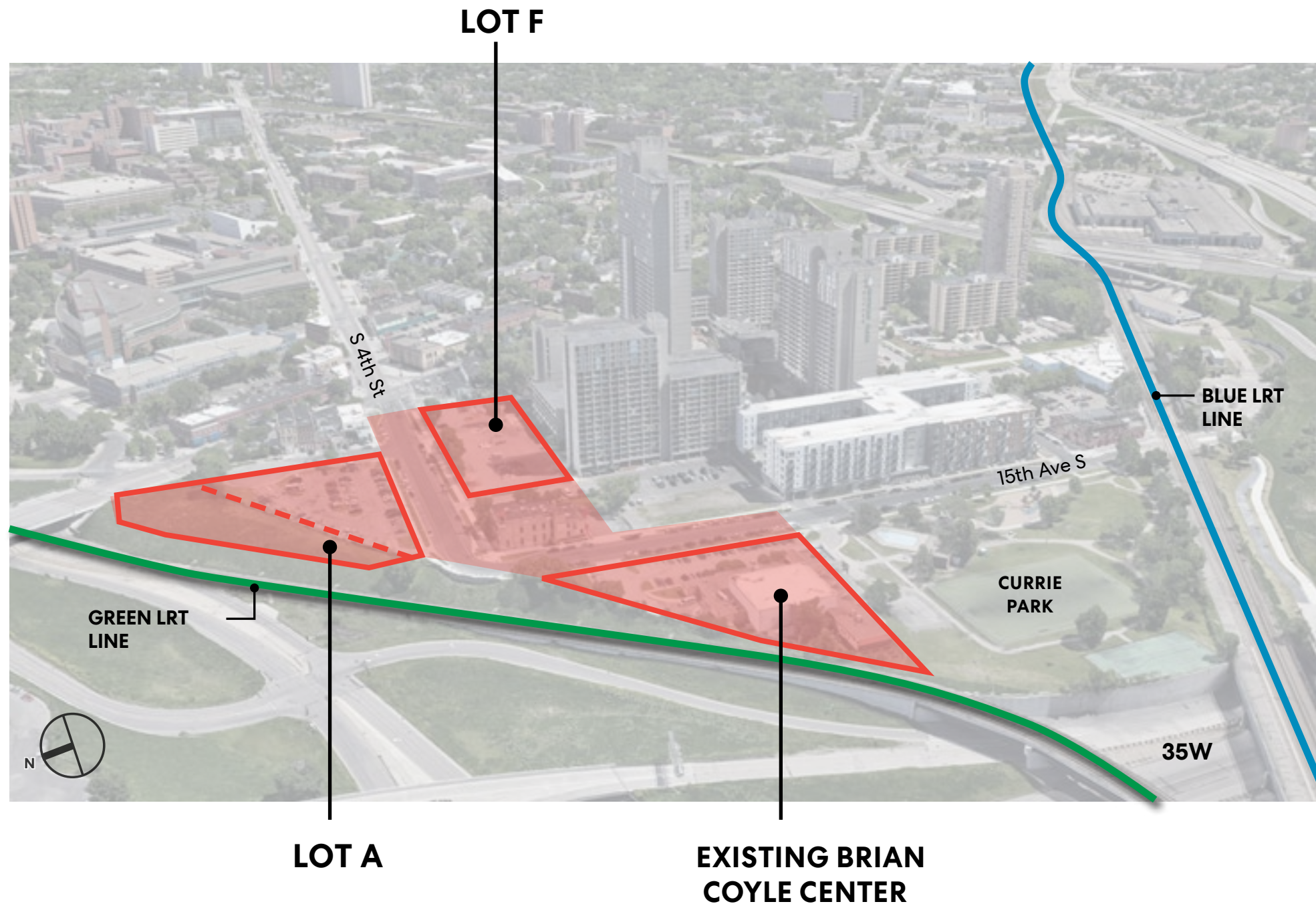
Focus on Cedar-Riverside West

- Community priority for a recreation center on the western side of the neighborhood.
- State funding for two new recreation centers within the same neighborhood at the same time is unrealistic.
- Building two new recreation centers in the near term would not be financially or operationally feasible.

Community input around a potential recreation center within the eastern side of the neighborhood has been documented, and the highest priority programs/spaces have been consolidated at the western location.

Cedar-Riverside West - Potential Recreation Center Development Sites

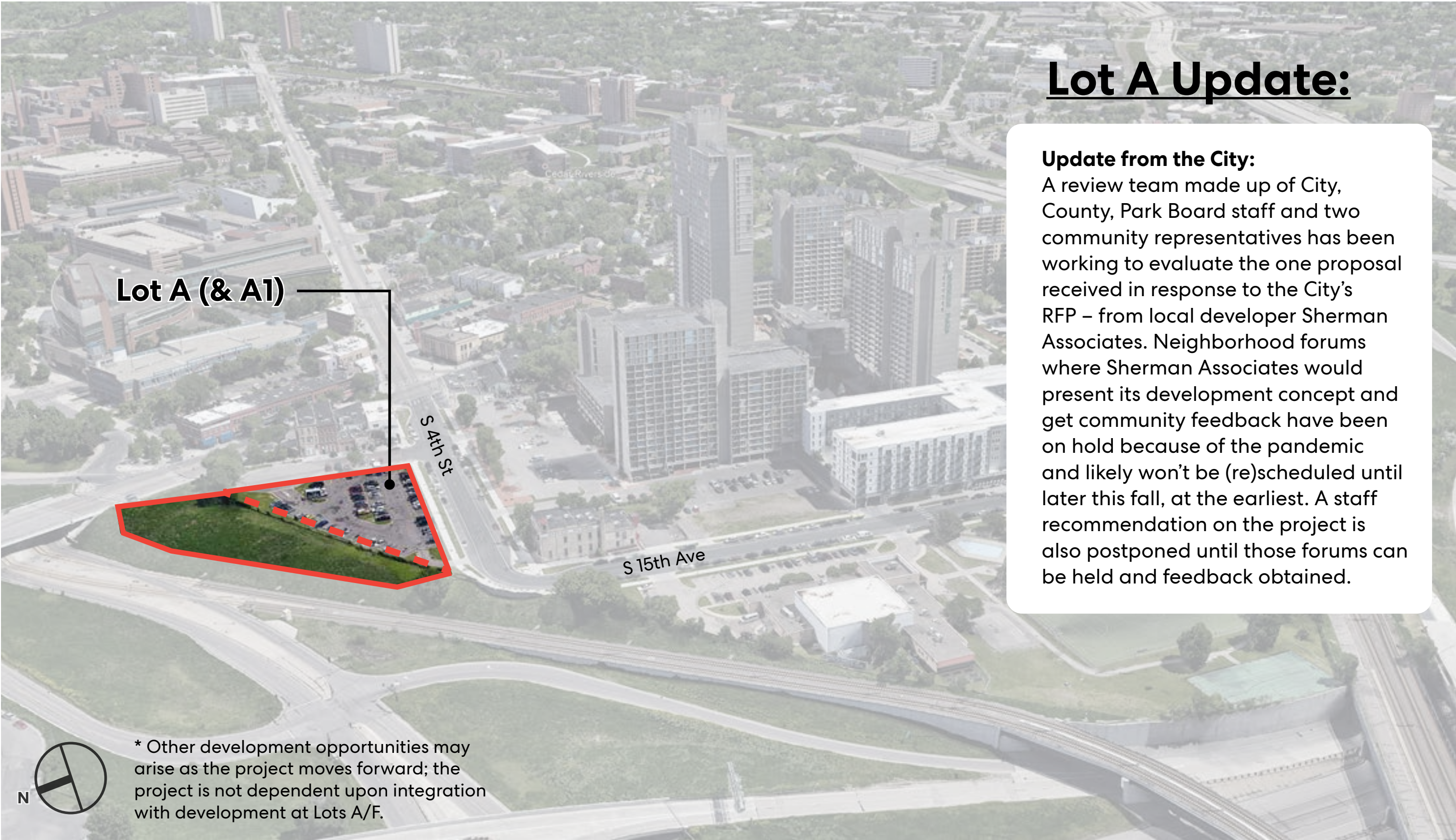
Project Site Options



Several sites for the new facility are under consideration:

- Lots A/A1: Proposed mixed-use development at the City-owned/County-owned Lots A/A1 could include community-benefitting space, such as the new recreation center.
- Lot F: Proposed mixed-use development at Lots A/A1 might be coupled with supporting development at Lot F, which could include community-benefitting space, such as the new recreation center.
- Existing Brian Coyle Center site: The site of the existing Brian Coyle Center within Currie Park is already owned by MPRB, and the existing facility is leased and operated by Pillsbury United Communities. If other potential development sites fail to actualize, and if a new agreement acceptable to both MPRB and PUC can be reached, the existing facility can be renovated and expanded, or replaced with a new, larger facility.

Cedar-Riverside West - Potential Recreation Center Development Sites



Lot A Update:

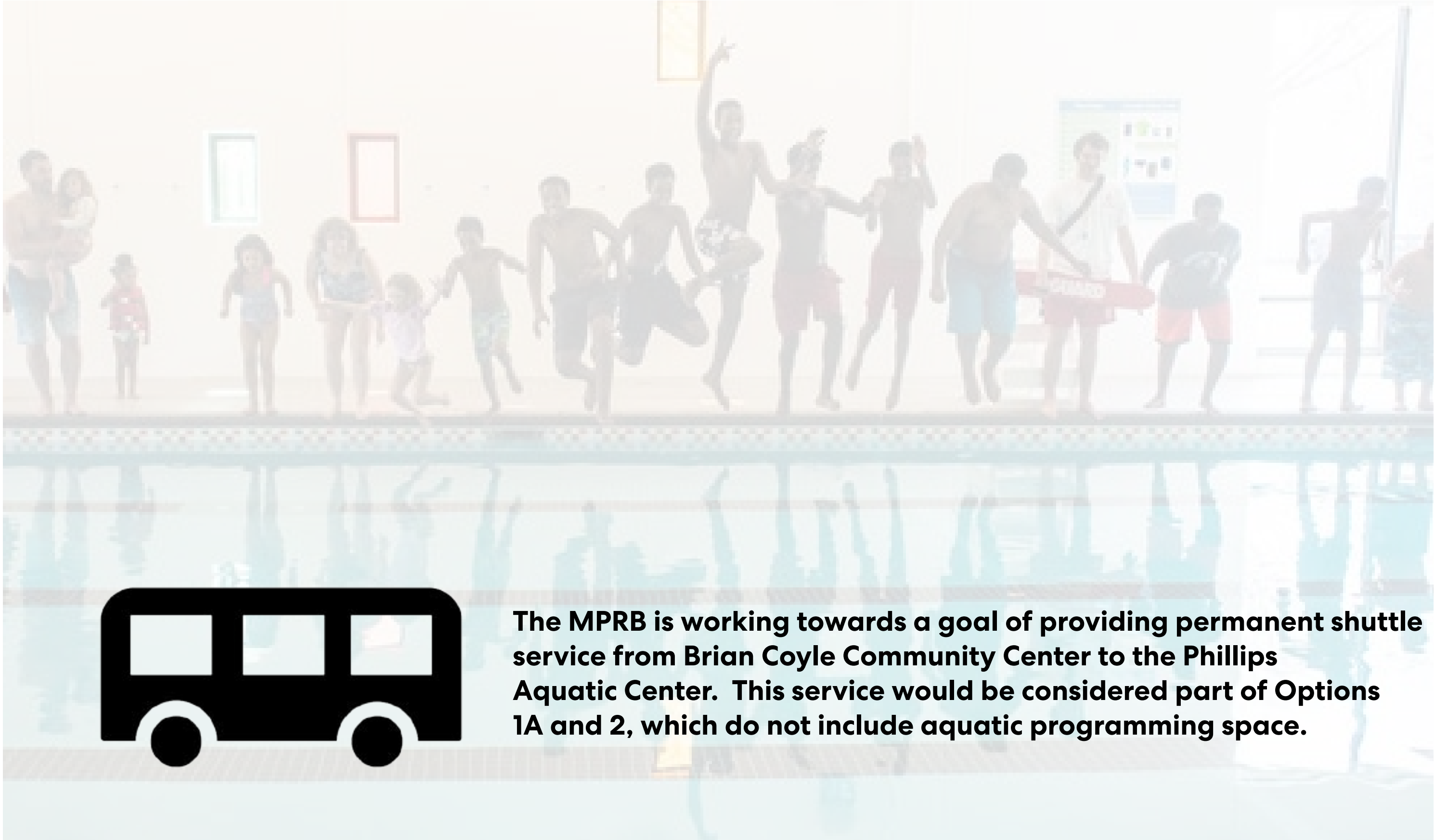
Update from the City:

A review team made up of City, County, Park Board staff and two community representatives has been working to evaluate the one proposal received in response to the City's RFP – from local developer Sherman Associates. Neighborhood forums where Sherman Associates would present its development concept and get community feedback have been on hold because of the pandemic and likely won't be (re)scheduled until later this fall, at the earliest. A staff recommendation on the project is also postponed until those forums can be held and feedback obtained.

Lot A (& A1)

* Other development opportunities may arise as the project moves forward; the project is not dependent upon integration with development at Lots A/F.

Pool Shuttle



The MPRB is working towards a goal of providing permanent shuttle service from Brian Coyle Community Center to the Phillips Aquatic Center. This service would be considered part of Options 1A and 2, which do not include aquatic programming space.

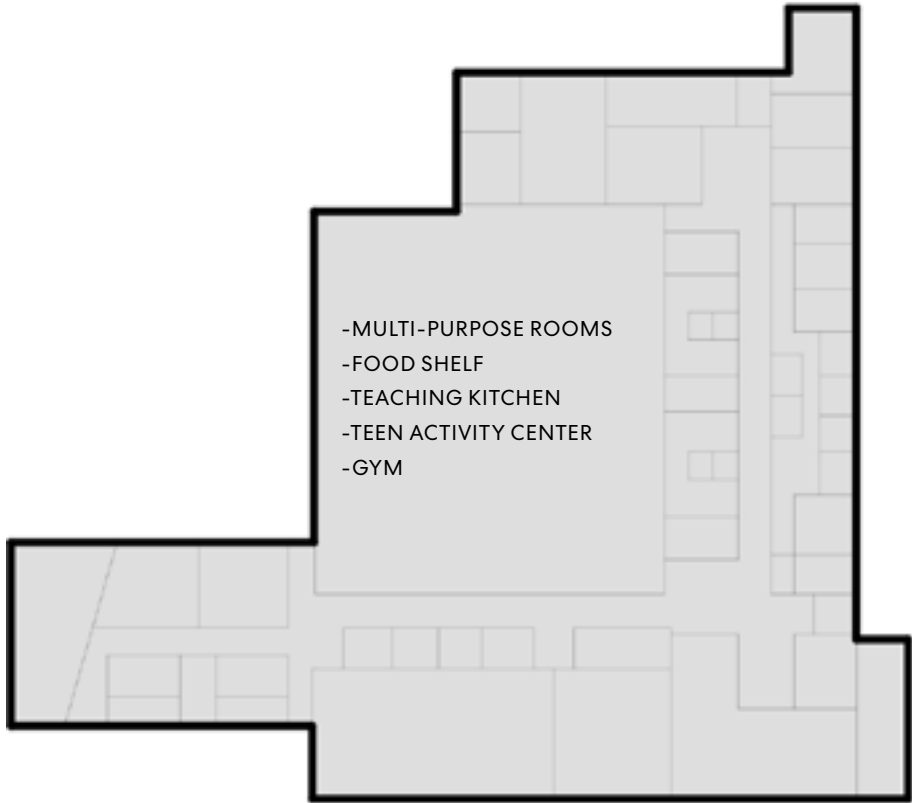
Cedar-Riverside Recreation Center Program Options

Option 1A

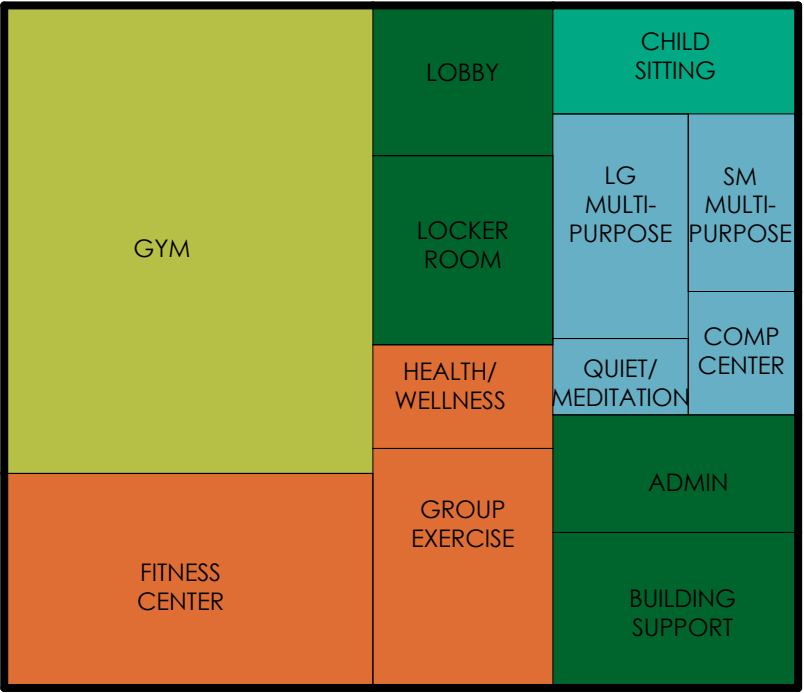
Build a new, 26K SF recreation center at Lot A/F (as part of a mixed-use development); keep existing Brian Coyle Center.

New Recreation Center at Lot A/F	26,000
Existing Brian Coyle Center	21,000
	47,000 GSF Total

EXISTING BRIAN COYLE CENTER



NEW RECREATION CENTER



Program Spaces

1A

Community Spaces	
Multi-purpose - Small	
Multi-purpose - Small	
Multi-purpose - Small	
Multi-purpose - Large	
Multi-purpose - Large	
Information Hub	
Quiet/Meditation Space	
Food Shelf	
Teaching Kitchen	
Maker Space - small	
Computer Center - Small	
Youth Spaces	
Child Sitting	
Teen Activity Center	
Indoor Playground	
Gymnasium + Indoor Sports Spaces	
Multi-Activity Gymnasium (1-court)	
Multi-Activity Gymnasium (1-court)	
Elevated Running Track	
Aquatics Spaces	
Teaching Pool	
Fitness Spaces	
Fitness Center - Small	
Group Exercise Studio - Medium	
Plyometric / Cross Training Fitness Area	
Health & Wellness Spaces	
Health and Wellness Suite	
Support Spaces	
Lobby Spaces - Small/Large	S
Locker Rooms - Small/Large	S
Administrative Staff Areas - Small/Large	S
Building Support - Small/Large	S
Potential to Expand Outdoor Park / Rec.	
Per Currie Park Master Plan	

Average People Served Per Day

550-600

Notes:
 Colored cells indicate spaces included for each Option.
 Gray cells indicate spaces included at Brian Coyle Center.
 'S' and 'L' indicate small or large spaces, respectively.

Program Tabulation - Option 1A

Space	Net Area (SF)	No. of Spaces	GSF
COMMUNITY SPACES			
Multipurpose Classroom (Small)			
Multipurpose classroom (20 ppl)	500		
Storage	150		
Mechanical, walls, structural, etc.	163		
Total Multipurpose Classrooms (Small)	813	1	813
Multipurpose Classroom (Large)			
Multipurpose classroom (40 ppl)	1,000		
Storage	200		
Mechanical, walls, structural, etc.	300		
Total Multipurpose Classrooms (Large)	1,500	1	1,500
Quiet/Meditation Space			
Quiet/Meditation Space	250		
Storage	50		
Mechanical, walls, structural, etc.	75		
Total Quiet/Meditation Space	375	1	375
Computer Center (Small)			
Digital Lab	300		
Print/Production area	100		
Storage	50		
Mechanical, walls, structural, etc.	113		
Total Computer Center	563	1	563
YOUTH SPACES			
Child Sitting			
Child Sitting Activity Space (20 children)	900		
Youth Restroom	40		
Storage	150		
Mechanical, walls, structural, etc.	273		
Total Child Sitting	1,363	1	1,363

Space	Net Area (SF)	No. of Spaces	GSF
GYMNASIUM + INDOOR SPORTS SPACE			
Multi-Activity Gymnasium (1 court)			
Gymnasium (1- 50 ft. x 84 ft.)	6,864		
Gymnasium storage (shared with main gym)			
Mechanical, walls, structural, etc.	1,716		
Total Gymnasium	8,580	1	8,580
FITNESS SPACES			
Fitness Center-Small			
Strength training (10 stations)	1,000		
Circuit training (12 stations)	900		
Cardiovascular training (25 stations)	1,250		
Mechanical, walls, structural, etc.	788		
Total Fitness Center	3,938	1	3,938
Group Exercise Studio -Medium			
Aerobics/Dance Studio (25 persons)	1,400		
Seating/queuing area	150		
Storage	250		
Mechanical, walls, structural, etc.	450		
Total Medium Group Exercise Studio	2,250	1	2,250
HEALTH & WELLNESS SPACES			
Health and Wellness Suite			
Entry/recreation area	150		
Evaluation/consultation rooms (2)	200		
Small conference/classroom for 10-12	240		
Evaluation Equipment area	300		
Mechanical, walls, structural, etc.	185		
Total Health and Wellness Suite	925	1	925

Space	Net Area (SF)	No. of Spaces	GSF
SUPPORT SPACES			
Lobby Spaces (Small)			
Entry hall, lobby, vestibule	600		
Casual activity lounge	150		
Reception, access control desk	75		
Public restrooms	250		
Mechanical, walls, structural, etc.	269		
Total Lobby Spaces	1,344	1	1,344
Locker Rooms (Small - no pool)			
Fitness locker room - men	400		
Fitness locker room - women	400		
Family change dressing area	250		
Family change dressing stalls (4)	140		
Family changing rms (2 w/ toilets, shower, etc.)	160		
Mechanical, walls, structural, etc.	338		
Total Locker Rooms	1,688	1	1,688
Administrative Staff Areas (Smaller)			
Director's office	175		
Private offices (2 @ 120 sf)	240		
Open workstations (2@ 100 sf)	200		
Count room	100		
Office storage	50		
Work/copy room	150		
Mechanical, walls, structural, etc.	229		
Total Staff Areas	1,144	1	1,144
Building Support (Smaller)			
Laundry closet	50		
Maintenance/receiving area (incl. workstation)	200		
Main custodial room	150		
General building storage	200		
Main mechanical room	250		
Main electrical room	200		
Water entry/riser room	60		
Mechanical, walls, structural, etc.	150		
Total Building Support	1,260	1	1,260
			25,740

Cedar-Riverside Recreation Center Program Options

Option 1A



Existing Brian Coyle Center
21,000 sf

New Community Recreation Center
26,000 sf

Proposed Shuttle Service
to Phillips Aquatic Center



1. Gymnasium- 1 court



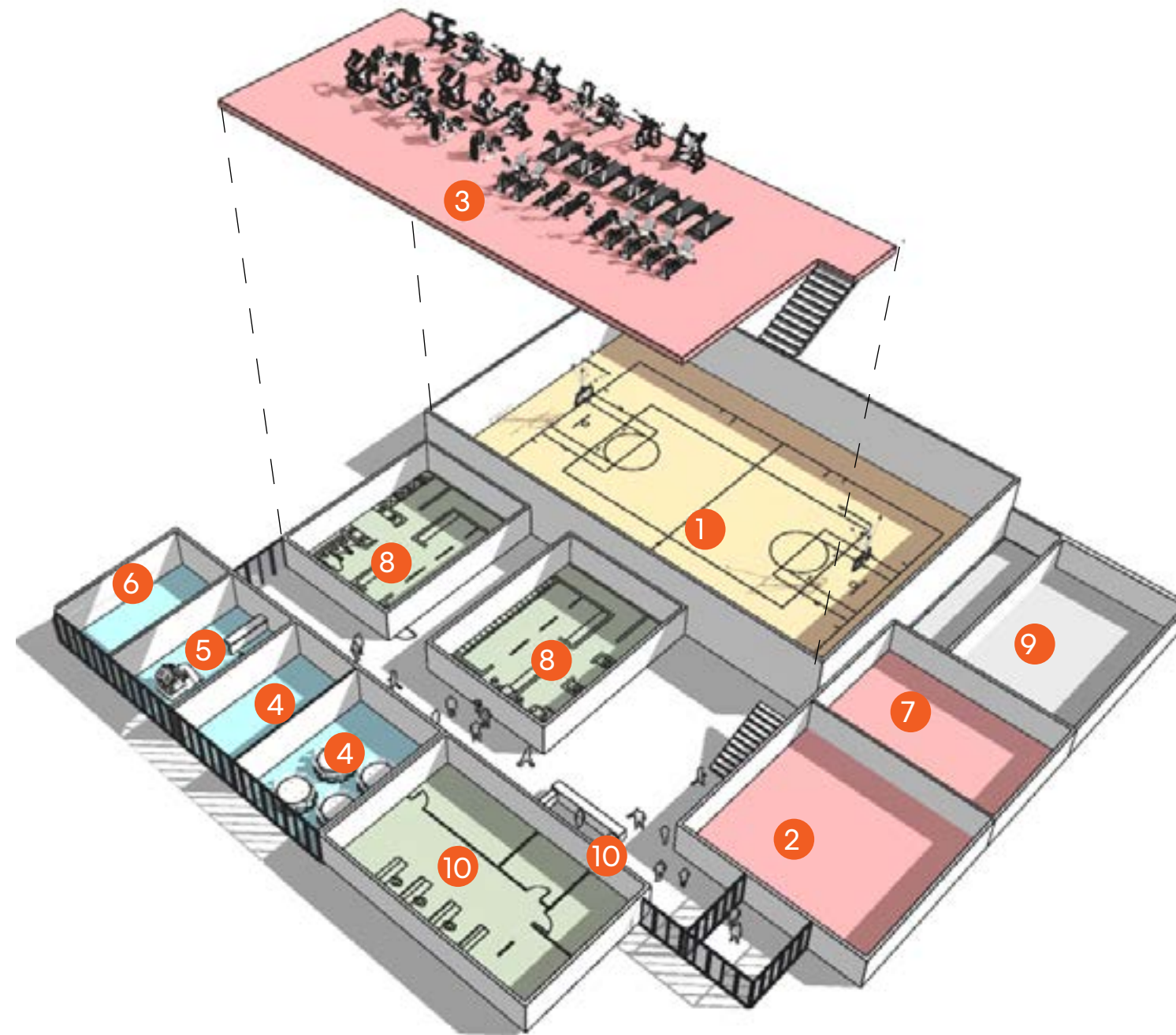
2. Group Exercise



3. Fitness Center



4. Meeting Room



5. Child Sitting



6. Computer Lab



7. Health & Wellness Suite



8. Locker Rooms



9. Building Support



10. Administrative Offices

Cedar-Riverside Recreation Center Program Options

Option 1B

Build a new, 22K SF recreation center at Lot A/F (as part of a mixed-use development), **including a pool**; keep existing Brian Coyle Center.

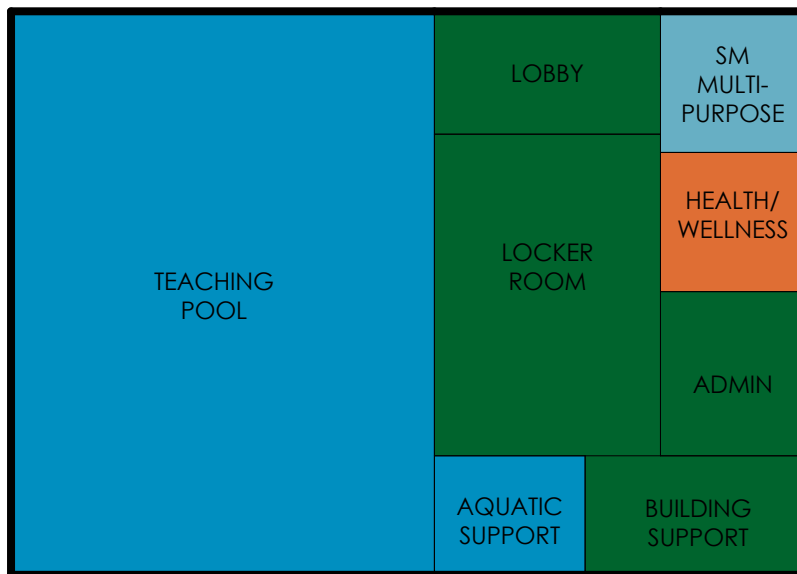
New Recreation Center at Lot A/F	22,000
Existing Brian Coyle Center	21,000
43,000 GSF Total	

This option has been configured to maintain a similar capital and O&M investment as Option 1A, while including a teaching pool. A teaching pool would **primarily** support educational aquatics programming, such as lessons, water safety, and women-only swim opportunities, with **secondary** opportunities for open swim sessions.

EXISTING BRIAN COYLE CENTER



NEW RECREATION CENTER



Program Spaces

1B

Community Spaces

Multi-purpose - Small	
Multi-purpose - Small	
Multi-purpose - Small	
Multi-purpose - Large	
Multi-purpose - Large	
Information Hub	
Quiet/Meditation Space	
Food Shelf	
Teaching Kitchen	
Maker Space - small	
Computer Center - Small	

Youth Spaces

Child Sitting	
Teen Activity Center	
Indoor Playground	

Gymnasium + Indoor Sports Spaces

Multi-Activity Gymnasium (1-court)	
Multi-Activity Gymnasium (1-court)	
Elevated Running Track	

Aquatics Spaces

Teaching Pool	
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Fitness Spaces

Fitness Center - Small	
Group Exercise Studio - Medium	
Plyometric / Cross Training Fitness Area	

Health & Wellness Spaces

Health and Wellness Suite	
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Support Spaces

Lobby Spaces - Small/Large	S
Locker Rooms - Small/Large	L
Administrative Staff Areas - Small/Large	S
Building Support - Small/Large	S

Potential to Expand Outdoor Park / Rec.

Per Currie Park Master Plan	
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Average People Served Per Day

350-375

Notes:

Colored cells indicate spaces included for each Option. Gray cells indicate spaces included at Brian Coyle Center. 'S' and 'L' indicate small or large spaces, respectively.

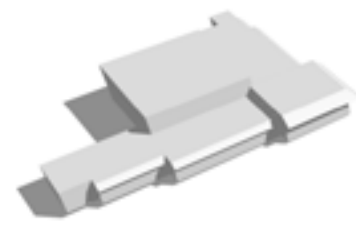
Program Tabulation - Option 1B

Space	Net Area (SF)	No. of Spaces	GSF
COMMUNITY SPACES			
Multipurpose Classroom (Small)			
Multipurpose classroom (20 ppl)	500		
Storage	150		
Mechanical, walls, structural, etc.	163		
Total Multipurpose Classrooms (Small)	813	1	813
AQUATIC SPACES			
Aquatic Support			
Aquatic manager's office	150		
Lifeguard, first aid, pool support	350		
Pool office storage	50		
Pool staff change area	100		
Mechanical, walls, structural, etc.	138		
Total Aquatic Support	788	1	788
Teaching Pool			
Lap pool natatorium (incl. 3,700 SF pool area)	9,450		
Access equipment, starting blocks, bench seating, jets			
Lap Pool storage	185		
Lap Pool mechanical room area	925		
Mechanical, walls, structural, etc.	1,203		
Total Lap Pool	11,763	1	11,763
HEALTH & WELLNESS SPACES			
Health and Wellness Suite			
Entry/recertion area	150		
Evaluation/consultation rooms (2)	200		
Small conference/classroom for 10-12	240		
Evaluation Equipment area	300		
Mechanical, walls, structural, etc.	185		
Total Health and Wellness Suite	925	1	925

Space	Net Area (SF)	No. of Spaces	GSF
SUPPORT SPACES			
Lobby Spaces (Small)			
Entry hall, lobby, vestibule	600		
Casual activity lounge	150		
Reception, access control desk	75		
Public restrooms	250		
Mechanical, walls, structural, etc.	269		
Total Lobby Spaces	1,344	1	1,344
Locker Rooms (Large)			
Fitness and aquatic locker room - men	1,000		
Fitness and aquatic locker room - women	1,000		
Family change dressing area	250		
Family change dressing stalls (6)	210		
Family changing rooms (4 full-service: toilets, shower, etc.)	320		
Mechanical, walls, structural, etc.	695		
Total Locker Rooms	3,475	1	3,475
Administrative Staff Areas (Smaller)			
Director's office	175		
Private offices (2 @ 120 sf)	240		
Open workstations (2@ 100 sf)	200		
Count room	100		
Office storage	50		
Work/copy room	150		
Mechanical, walls, structural, etc.	229		
Total Staff Areas	1,144	1	1,144
Building Support (Smaller)			
Laundry closet	50		
Maintenance/receiving area (incl. workstation)	200		
Main custodial room	150		
General building storage	200		
Main mechanical room	250		
Main electrical room	200		
Water entry/riser room	60		
Mechanical, walls, structural, etc.	150		
Total Building Support	1,260	1	1,260
			21,511

Cedar-Riverside Recreation Center Program Options

Option 1B

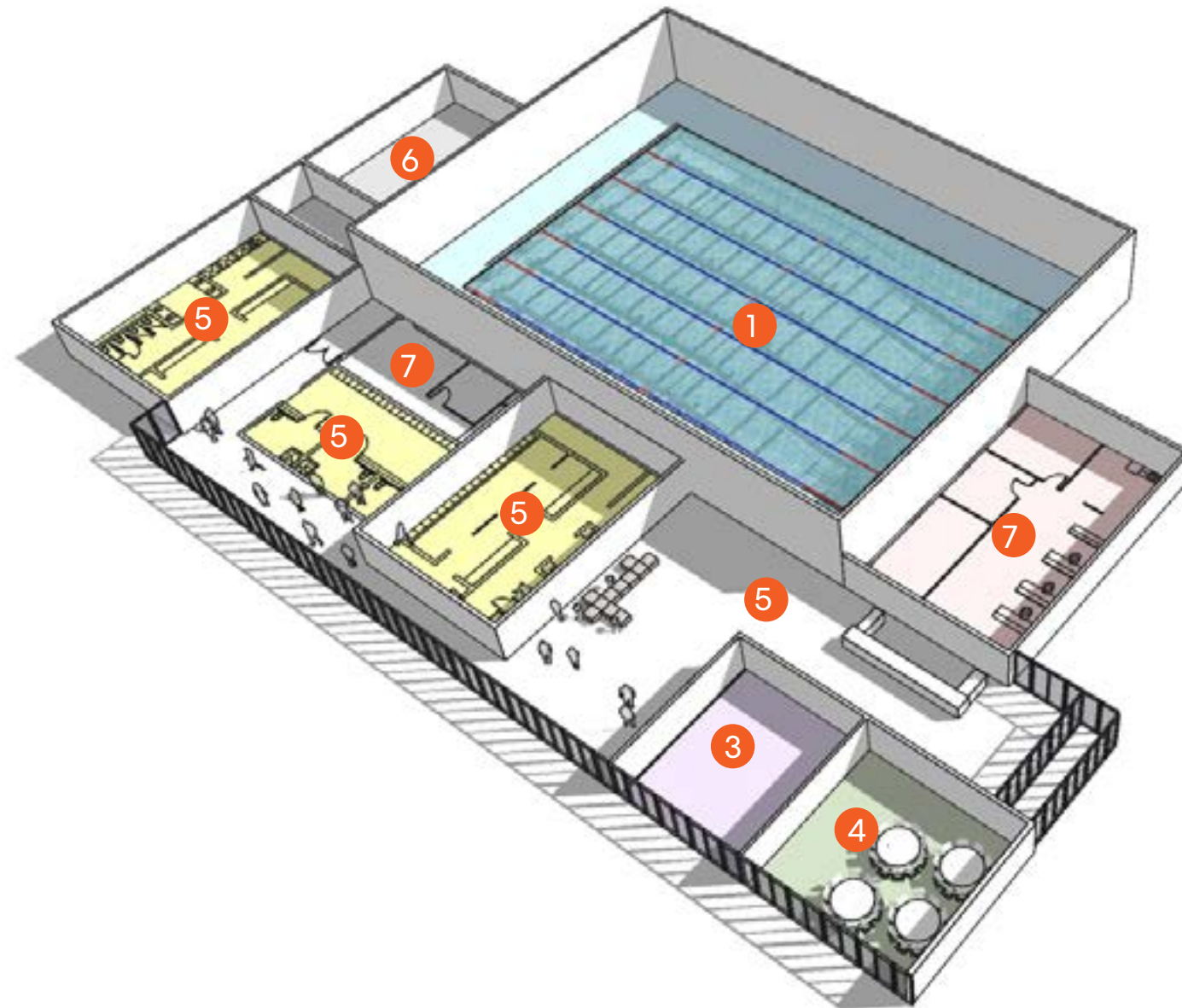


Existing Brian Coyle Center
21,000 sf

+



New Aquatic Center
22,000 sf



1. Teaching Pool



2. Group Exercise



3. Health & Wellness Suite



4. Meeting Room



5. Locker Rooms



6. Building Support



7. Administrative Offices

Pool Notes



A teaching pool would **primarily** support educational aquatics programming, such as lessons, water safety, and women-only swim opportunities, with **secondary** opportunities for open swim sessions.

The new splash pad at Currie Park will provide water-based play opportunities upon completion and re-opening.

Pools are expensive to build and operate, forcing tradeoffs with other important program elements in order to maintain feasible construction and operations costs.

There is a recently-built aquatics center at Phillips Community Center, 1.5 miles from C-R West. This pool provides women-only swim opportunities with blackout curtains. **There is an existing shuttle program, and additional transportation between Phillips Community Center and Cedar-Riverside is being arranged.**

Cedar-Riverside Recreation Center Program Options

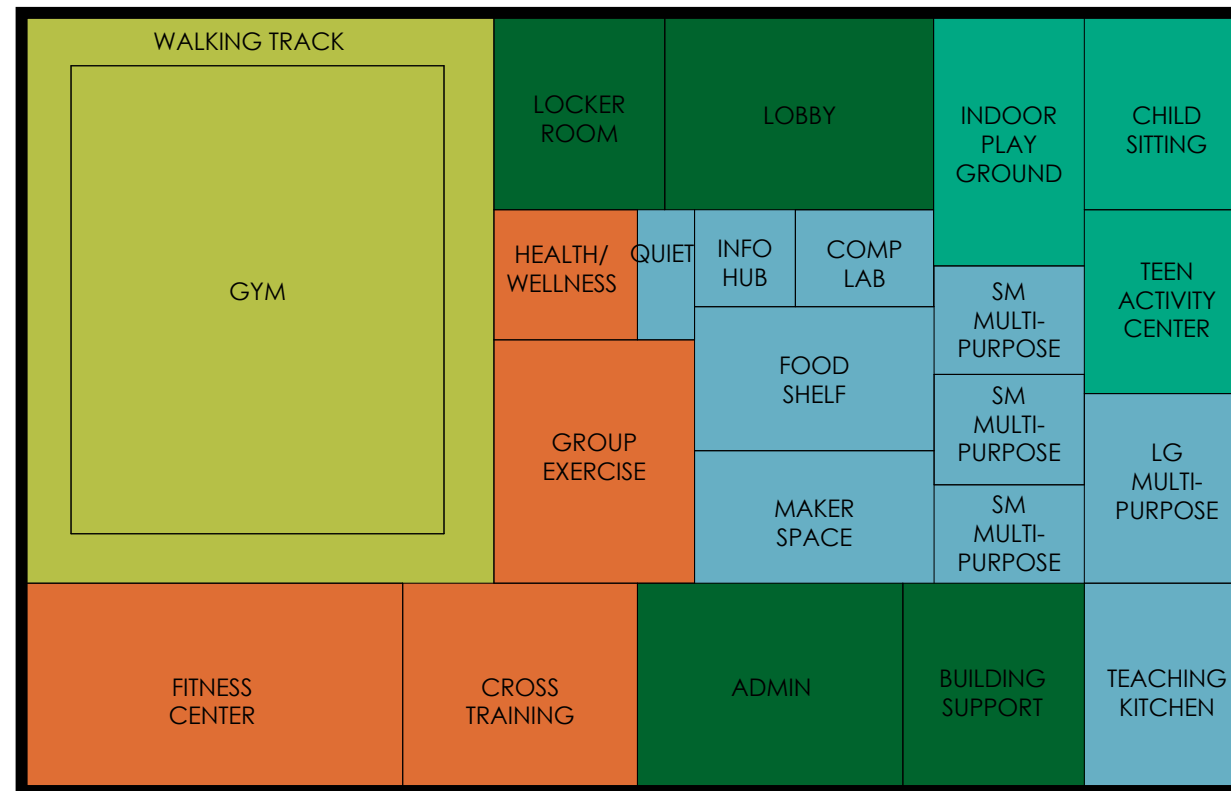
Option 2

Build a new, 46K SF recreation center at Lot A/F (as part of a mixed-use development), demo existing Brian Coyle Center and co-locate programs. Expand Currie Park.

New Recreation Center at Lot A/F	46,000
Existing Brian Coyle Center	(Demolish)
	46,000 GSF Total

The new recreation center would replace existing spaces/programs at the existing Brian Coyle Center, and existing programs would remain operational throughout construction.

NEW RECREATION CENTER



Program Spaces

2

Community Spaces

Multi-purpose - Small	
Multi-purpose - Small	
Multi-purpose - Small	
Multi-purpose - Large	
Multi-purpose - Large	
Information Hub	
Quiet/Meditation Space	
Food Shelf	
Teaching Kitchen	
Maker Space - small	
Computer Center - Small	

Youth Spaces

Child Sitting	
Teen Activity Center	
Indoor Playground	

Gymnasium + Indoor Sports Spaces

Multi-Activity Gymnasium (1-court)	
Multi-Activity Gymnasium (1-court)	
Elevated Running Track	

Aquatics Spaces

Teaching Pool	
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Fitness Spaces

Fitness Center - Small	
Group Exercise Studio - Medium	
Plyometric / Cross Training Fitness Area	

Health & Wellness Spaces

Health and Wellness Suite	
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Support Spaces

Lobby Spaces - Small/Large	L
Locker Rooms - Small/Large	S
Administrative Staff Areas - Small/Large	L
Building Support - Small/Large	L

Potential to Expand Outdoor Park / Rec.

Per Currie Park Master Plan	
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575-625

Notes:

Colored cells indicate spaces included for each Option. 'S' and 'L' indicate small or large spaces, respectively.

Program Tabulation - Option C

Space	Net Area (SF)	No. of Spaces	GSF
COMMUNITY SPACES			
Multipurpose Classroom (Small)			
Multipurpose classroom (20 ppl)	500		
Storage	150		
Mechanical, walls, structural, etc.	163		
Total Multipurpose Classrooms (Small)	813	3	2,438
Multipurpose Classroom (Large)			
Multipurpose classroom (40 ppl)	1,000		
Storage	200		
Mechanical, walls, structural, etc.	300		
Total Multipurpose Classrooms (Large)	1,500	1	1,500
Information Hub			
Information Hub	200		
Storage	50		
Mechanical, walls, structural, etc.	63		
Total Information Hub	313	1	313
Quiet/Meditation Space			
Quiet/Meditation Space	250		
Storage	50		
Mechanical, walls, structural, etc.	75		
Total Quiet/Meditation Space	375	1	375
Food Shelf			
Food Shelf	500		
Food Storage Room	250		
Walk-in Cooler	150		
Mechanical, walls, structural, etc.	225		
Total Food Shelf	1,125	1	1,125
Demonstration/Teaching/Catering Kitchen			
Kitchen Catering/Prep Area	550		
Demonstration and learning seating area	600		
Kitchen equipment allowance			
Storage	300		
Mechanical, walls, structural, etc.	225		
Total Kitchen	1,675	1	1,675
Maker Space (small)			
Design/Study Area	500		
Digital Lab	250		
Storage	100		
Mechanical, walls, structural, etc.	213		
Total Maker Space (small)	1,063	1	1,063
Computer Center (Small)			
Digital Lab	300		
Print/Production area	100		
Storage	50		
Mechanical, walls, structural, etc.	113		
Total Computer Center	563	1	563

Space	Net Area (SF)	No. of Spaces	GSF
YOUTH SPACES			
Child Sitting			
Child Sitting Activity Space (20 children)	900		
Youth Restroom	40		
Storage	150		
Mechanical, walls, structural, etc.	273		
Total Child Sitting	1,363	1	1,363
Teen Activity Center			
Multi-purpose Activity, game, lounge space	900		
Storage	200		
Mechanical, walls, structural, etc.	275		
Total Teen Activity Center	1,375	1	1,375
Indoor Playground			
Playground Space	1,000		
Equipment Allowance			
Seating/Gathering area for parents	300		
Mechanical, walls, structural, etc.	325		
Total Indoor Playground	1,625	1	1,625
GYMNASIUM + INDOOR SPORTS SPACE			
Multi-Activity Gymnasium (1 court)			
Gymnasium (1- 50 ft. x 84 ft.)	6,864		
Gymnasium storage (shared with main gym)			
Mechanical, walls, structural, etc.	1,716		
Total Gymnasium	8,580	1	8,580
Elevated Running Track			
Running track (3-lane, 1/10 mile)	4,752		
Mechanical, walls, structural, etc.			
Total Running Track	4,752	1	4,752
FITNESS SPACES			
Fitness Center-Small			
Strength training (10 stations)	1,000		
Circuit training (12 stations)	900		
Cardiovascular training (25 stations)	1,250		
Mechanical, walls, structural, etc.	788		
Total Fitness Center	3,938	1	3,938
Group Exercise Studio -Medium			
Aerobics/Dance Studio (25 persons)	1,400		
Seating/queuing area	150		
Storage	250		
Mechanical, walls, structural, etc.	450		
Total Medium Group Exercise Studio	2,250	1	2,250
Plyometric and Cross Training Fitness Area			
Open Fitness Floor	1,000		
Specialized Training area	500		
Equipment area	400		
Mechanical, walls, structural, etc.	475		
Total Plyometric Fitness	2,375	1	2,375

Space	Net Area (SF)	No. of Spaces	GSF
HEALTH & WELLNESS SPACES			
Health and Wellness Suite			
Entry/recreation area	150		
Evaluation/consultation rooms (2)	200		
Small conference/classroom for 10-12	240		
Evaluation Equipment area	300		
Mechanical, walls, structural, etc.	185		
Total Health and Wellness Suite	925	1	925
SUPPORT SPACES			
Lobby Spaces (Large)			
Entry hall, lobby, vestibule	1,200		
Casual activity lounge	600		
Reception, access control desk	300		
Public restrooms (2)	400		
Mechanical, walls, structural, etc.	625		
Total Lobby Spaces	3,125	1	3,125
Locker Rooms (Small - no pool)			
Fitness locker room - men	400		
Fitness locker room - women	400		
Family change dressing area	250		
Family change dressing stalls (4)	140		
Family changing rms (2 w/ toilets, shower, etc.)	160		
Mechanical, walls, structural, etc.	338		
Total Locker Rooms	1,688	1	1,688
Administrative Staff Areas (Larger)			
Director's office	175		
Private offices (6 @ 120 sf)	720		
Open workstations (4@ 80 sf)	320		
Conference rooms (2 @ 20-24 ppl)	880		
Count room	100		
Office storage	50		
Staff break room	150		
Work/copy room	150		
Mechanical, walls, structural, etc.	636		
Total Staff Areas	3,181	1	3,181
Building Support (Larger)			
Laundry room	100		
Maintenance/receiving area (incl. workstation)	400		
Main custodial room	150		
General building storage	400		
Main mechanical room	400		
Main electrical room	200		
Water entry/riser room	60		
Mechanical, walls, structural, etc.	263		
Total Building Support	1,973	1	1,973
			46,198

Cedar-Riverside Recreation Center Program Options

Option 2

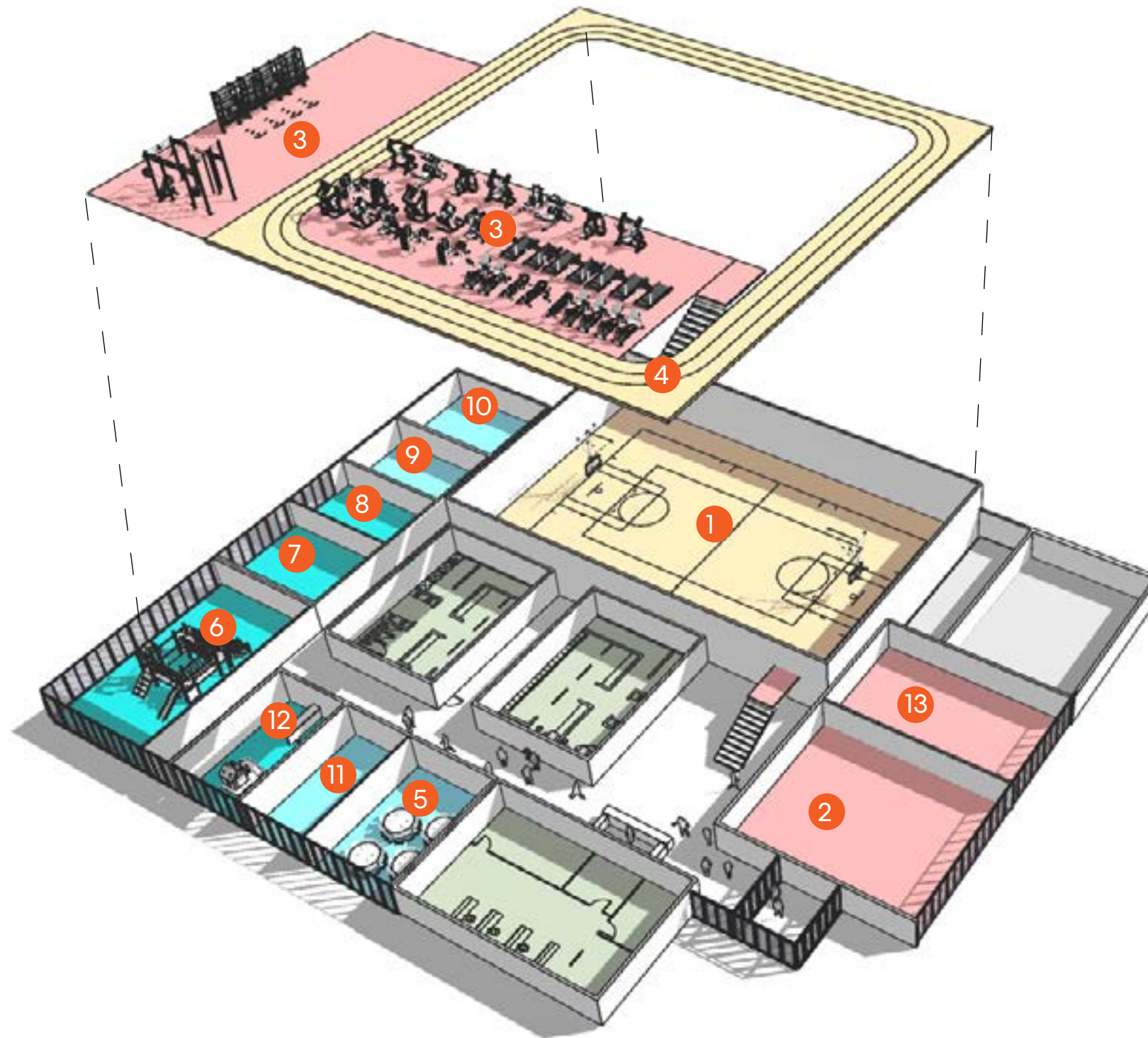
+



Replace Brian Coyle Center with expanded park space

New Full-Service Recreation Center
46,000 sf

Proposed Shuttle Service to Phillips Aquatic Center



1. Gymnasium- 1 court



2. Group Exercise



3. Fitness Center/Plyometric



4. Walking/Jogging Track



5. Meeting Room



6. Indoor Playground



7. Teen Activity Center



8. Maker Space



9. Instructional/Catering Kitchen



10. Food Shelf



11. Computer Lab



12. Child Sitting



13. Health & Wellness Suite



Program Options Comparison

Option 1A

New Recreation Center	26,000
Existing Brian Coyle Center	21,000
47,000 GSF Total	

Option 1B

New Recreation Center	22,000
Existing Brian Coyle Center	21,000
43,000 GSF Total	

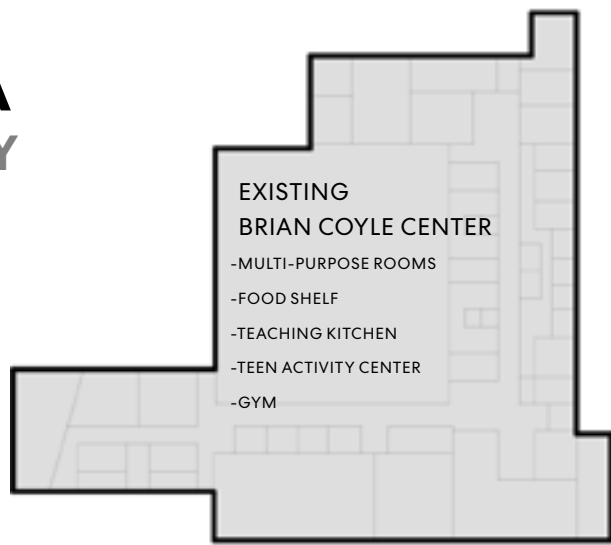
Option 2

New Recreation Center	46,000
Existing Brian Coyle Center	(Demolish)
46,000 GSF Total	

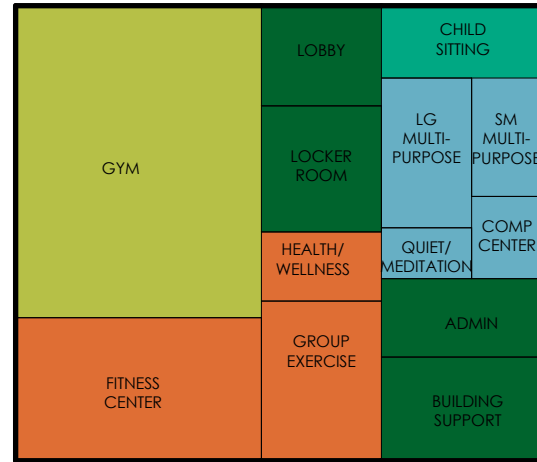
Program Spaces by Option

	1A	1B	2
Community Spaces			
Multi-purpose - Small	Light Blue	Light Blue	Light Blue
Multi-purpose - Small	Grey	Grey	Light Blue
Multi-purpose - Small	Grey	Grey	Light Blue
Multi-purpose - Large	Light Blue		Light Blue
Multi-purpose - Large	Grey	Grey	
Information Hub			Light Blue
Quiet/Meditation Space	Light Blue		Light Blue
Food Shelf	Grey	Grey	Light Blue
Teaching Kitchen	Grey	Grey	Light Blue
Maker Space - small			Light Blue
Computer Center - Small	Light Blue		Light Blue
Youth Spaces			
Child Sitting	Teal		Teal
Teen Activity Center	Grey	Grey	Teal
Indoor Playground			Teal
Gymnasium + Indoor Sports Spaces			
Multi-Activity Gymnasium (1-court)	Light Green		Light Green
Multi-Activity Gymnasium (1-court)	Grey	Grey	
Elevated Running Track			Light Green
Aquatics Spaces			
Teaching Pool		Blue	
Fitness Spaces			
Fitness Center - Small	Orange		Orange
Group Exercise Studio - Medium	Orange	Grey	Orange
Plyometric / Cross Training Fitness Area			Orange
Health & Wellness Spaces			
Health and Wellness Suite	Orange	Orange	Orange
Support Spaces			
Lobby Spaces - Small/Large	S	S	L
Locker Rooms - Small/Large	S	L	S
Administrative Staff Areas - Small/Large	S	S	L
Building Support - Small/Large	S	S	L
Potential to Expand Outdoor Park / Rec.			
Per Currie Park Master Plan			Light Green
Average People Served Per Day	550-600	350-375	575-625

Option 1A COMMUNITY SERVICES



21,000 GSF



26,000 GSF



SHUTTLE TO
PHILLIPS AQUATIC
CENTER



TOTAL PEOPLE SERVED PER DAY

550-600

TOTAL RECREATION SPACE

47,000 GSF

COST OF OPERATION

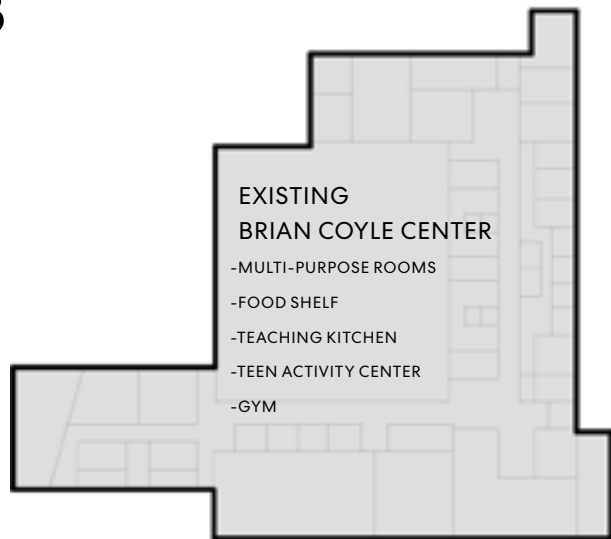
\$2.64

COST PER PERSON/PER DAY

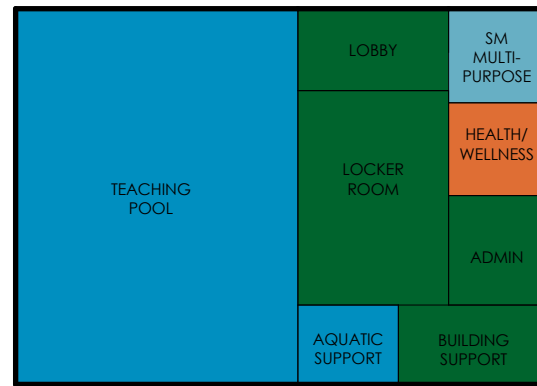
\$20.36

COST PER SQ. FT./PER YEAR

Option 1B TEACHING POOL



21,000 GSF



22,000 GSF



TOTAL PEOPLE SERVED PER DAY

350-375

TOTAL RECREATION SPACE

43,000 GSF

COST OF OPERATION

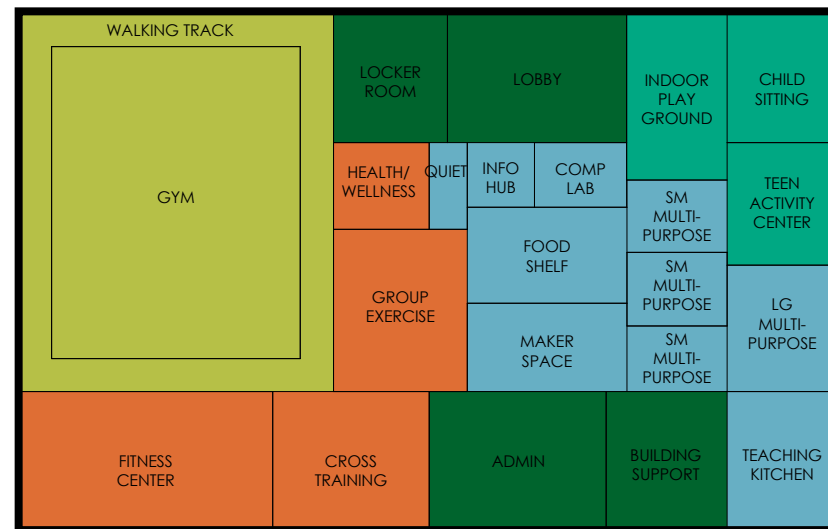
\$3.24

COST PER PERSON/PER DAY

\$18.83

COST PER SQ. FT./PER YEAR

Option 2 FULL SERVICE



46,000 GSF



SHUTTLE TO
PHILLIPS AQUATIC
CENTER



TOTAL PEOPLE SERVED PER DAY

575-625

TOTAL RECREATION SPACE

46,000 GSF

COST OF OPERATION

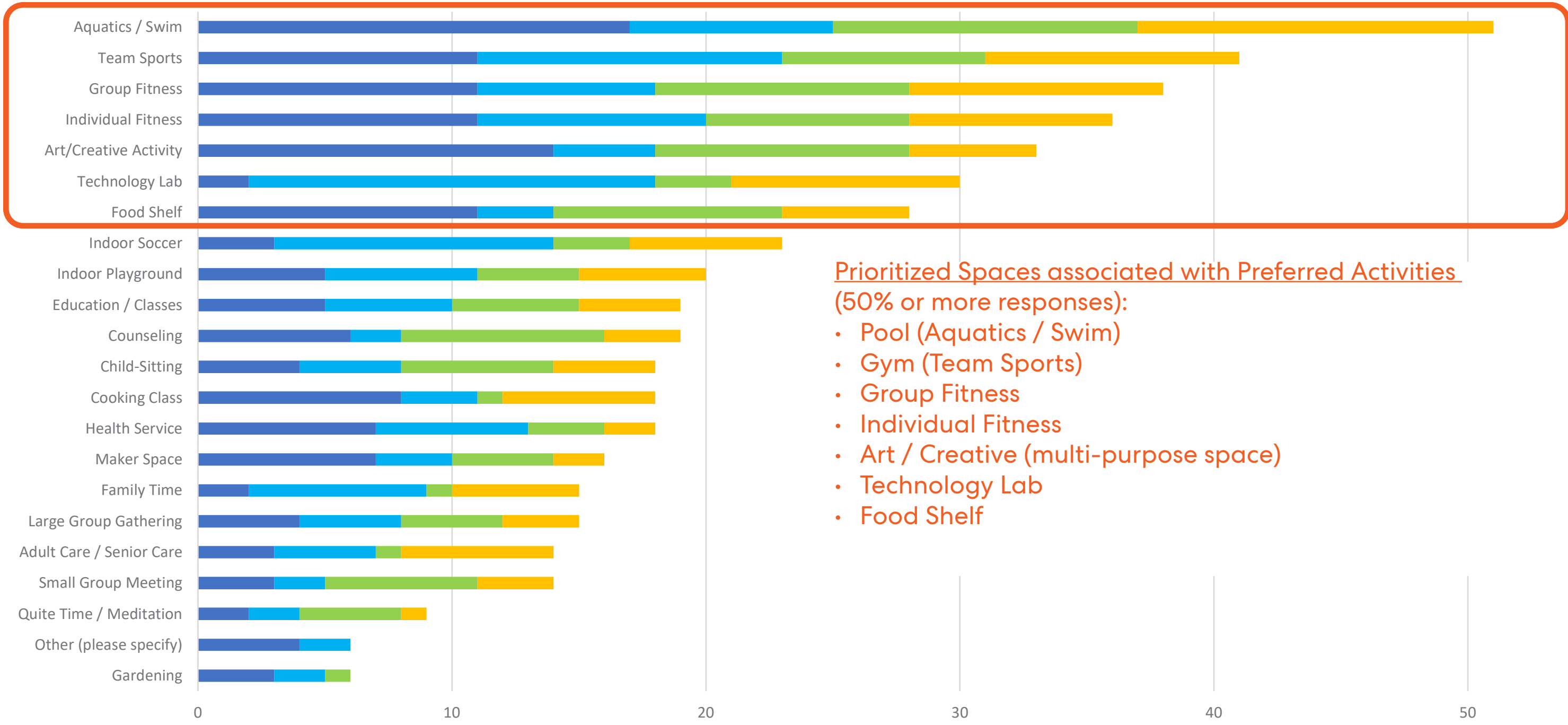
\$2.92

COST PER PERSON/PER DAY

\$13.64

COST PER SQ. FT./PER YEAR

Project Scalability



Prioritized Spaces associated with Preferred Activities (50% or more responses):

- Pool (Aquatics / Swim)
- Gym (Team Sports)
- Group Fitness
- Individual Fitness
- Art / Creative (multi-purpose space)
- Technology Lab
- Food Shelf

KEY

- Preferred Activities from Online Survey - for survey participant
- Preferred Activities from CAC 3 activity and printed copies - for survey participant
- Preferred Activities from Survey - for someone else
- Preferred Activities from CAC 3 activity and printed copies - for someone else

Number of responses

CAC Q&A / Discussion

1. Do you support the current Guiding Principles?
2. Are there any Guiding Principles you would want to change or add?
 - accessible and welcoming for all
 - programming for all ages and stages
 - a space that feels safe
 - celebrates cultural diversity
 - equitable investment in community
 - a place to have fun and learn
 - community pride and belonging
3. Between Option 1A and 1B, which do you prefer and why?



Do you have comments or questions? Please type your comment into the Group Chat Window.

The presentation, notes, and a documentation of Questions and Answers from the session will be posted following the meeting.

Public Comments



Wrap-up and Next Steps

A. The presentation, notes, and documentation of Questions and Answers from the session will be posted following the meeting on the project web site, [\[bit.ly/cr-rec\]](https://bit.ly/cr-rec)

B. **Staff Office Hours:** OCT 06 from 3-5 pm (virtual)

C. **CAC Meeting #6:** Predesign Approval / Project Celebration - OCT 20 (virtual)

Project Contact:

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delias@minneapolisparcs.org

Currie Park - Phase 1 Construction Progress



Thank you!