

2014 Vision for Jamestown's Community, Recreational & Cultural Arts Needs

*Andrew E. Nota, Town Administrator
October 20th, 2014 – Public Workshop*



Agenda

- ▶ Overview
- ▶ Review of Scheduled Projects – (Pre PAC Discussion)
 - Golf Course Clubhouse
 - Fire Department Consolidation
- ▶ Collins Center Study – Recreation Assessment
- ▶ New Vision (PAC Opportunity)
 - Golf Course Clubhouse – (Revised project scope)
 - Recreation Department Consolidation (PAC Restoration)
 - Community Center – Restoration of USO Community/
Events Function
 - Fire Department Consolidation (Future of EMS Facility?)
- ▶ Summary
- ▶ Questions – Public Discussion

Pre-PAC Capital Project Discussion

Golf Course – \$2.5 million Cost estimate


- Multiple elements –
(Clubhouse/Upper Level Recreation Space/Equipment,
Cart Storage, and Site Improvements)

Fire Station Expansion – \$1.5 million

- Station Expansion \$1.2 million
- New Pumper Truck \$300,000
- Architectural/Engineering Services contract
awarded Oct. 2014 \$88,500 from CIP funds

Total Required Bonding – \$4 Million Dollars

Plan Limitations

- Does not address recreational indoor space needs – as noted by public and user groups
 - Does not address Indoor Public/Private event space needs
 - Does not address Performing Arts needs including events and rehearsal areas
 - Leaves Recreation Programs decentralized, managed less efficiently from multiple locations
 - Creates pressure on staffing and cost to manage multiple facilities
 - Creates pressure on Golf Course lease to fund larger percentage of project and address reduction in revenue transfer to general fund
 - Plan does replicate former recreational space that the community has used previously
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PAC – The New Recreation Center

- ▶ Consolidates Recreation Department in one centralized facility
- ▶ Provides similar indoor square footage in improved configuration to support increase in number and types of programs offered
- ▶ Centralized location in proximity to schools, outdoor recreational fields/courts, Senior Center, Library, Arts Programming and Town Hall

Reduced Scope of Golf Course Building– \$1.5 Million

- Storage building (existing) – 1,500 sqft **\$20,000**
- Clubhouse: 3,800sqft +/- **\$1.35 million**, includes upper level(unfinished)with future storage/expansion opportunity
- Cart Storage: 2,500sqft **\$0 – not proposed**
- General Storage: 3,300sq.ft.
Equipment storage – partial finished/unfinished
Project not funded by Town – **\$363,000**
- Site: Parking area and Building demolition **\$130,000**

Total Cost: \$1.5 Million

Benefits of this Plan

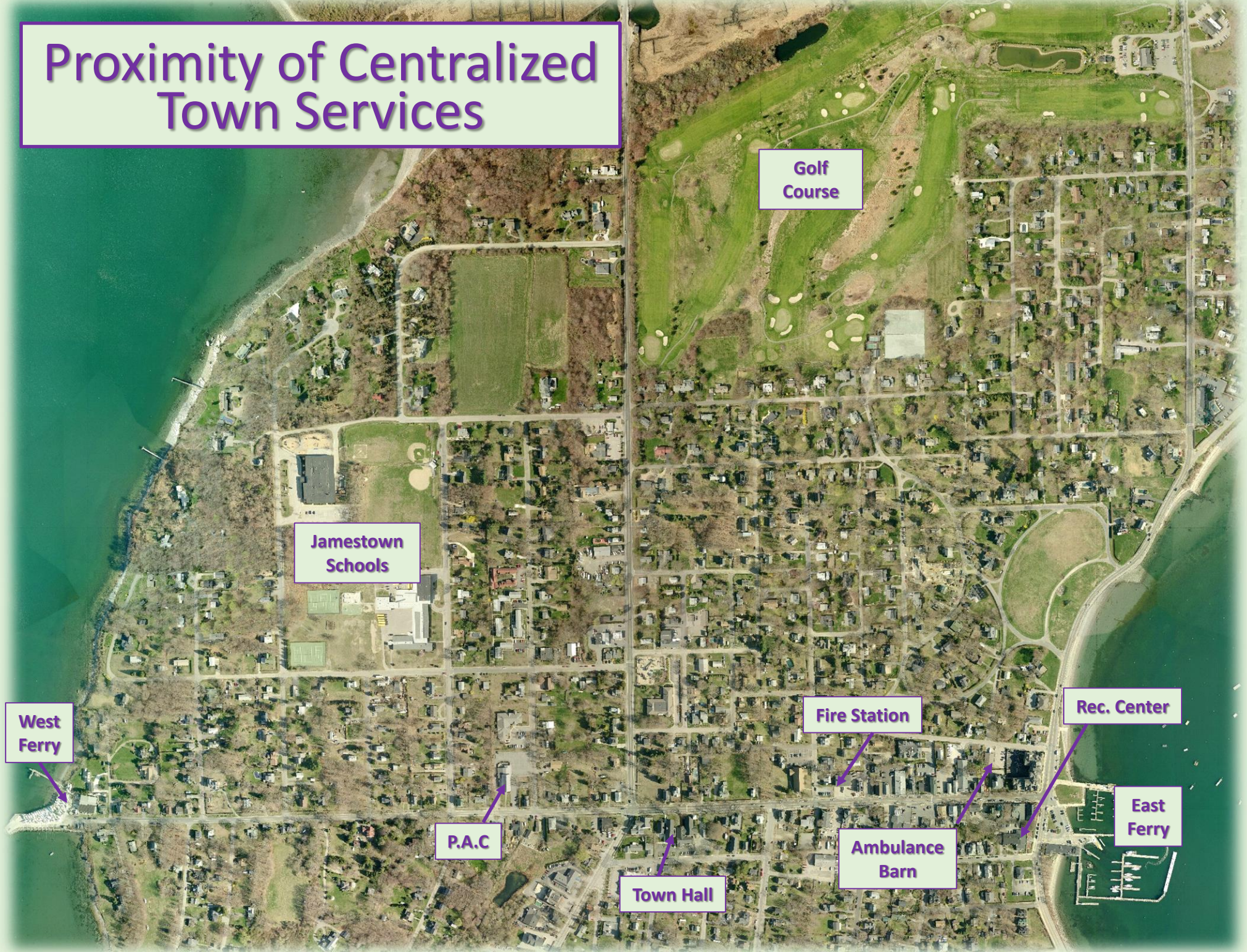
- ▶ Improves the utility and functionality of the Towns Inventory of Property's
- ▶ Preserves the PAC historic use for the community
- ▶ Restores the PAC and the USO facility as community spaces targeting their original purpose
- ▶ Provides needed space to expand and diversify recreational programs as noted by community members
- ▶ Provides sufficient parking at PAC with ADA access
- ▶ Addresses need for indoor space for public/private event space and cultural/performing arts programming as noted by community members and user groups
- ▶ Creates opportunity to develop a Public/Private partnership at community center to assist with programming, funding of facility improvements and long-term operating costs
- ▶ Maintains projected debt service request at \$4 million, possibly lower with sale of EMS Barn

Financial Plan of PAC Vision

- ▶ Golf Course: \$1.5 Million
- ▶ PAC: \$1 Million
- ▶ Fire Department \$1.5 Million

Total Required Bonding – \$4 Million Dollars

Proximity of Centralized Town Services



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visit www.jamestownri.gov for more information

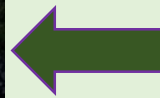
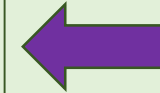


Step 1:

- Purchase PAC Property
- Relocate Recreation Department to PAC
- Consolidate core recreation programming and staff at one facility
- Provides centralized location and available parking

Step 2:

- Change focus of Community Center
- Provide public/private and community space to address program and event needs
- Establish public/private partnership to support future improvements and annual operating program



Step 3:

- Modify scope of Clubhouse Project
- Reduce footprint and partner with operator to implement full development plan.
- Eliminate potential user conflicts and burden of larger project and cost on existing lease revenues

Step 4:

- Complete Fire Dept. consolidation
- Assess property values and repurposing options for Ambulance Barn
- Consider sale of Ambulance Barn Property

