

# Recreation Park Renovation Project - Phase One Proposed Teen Center and Teen Plaza Schematic Design

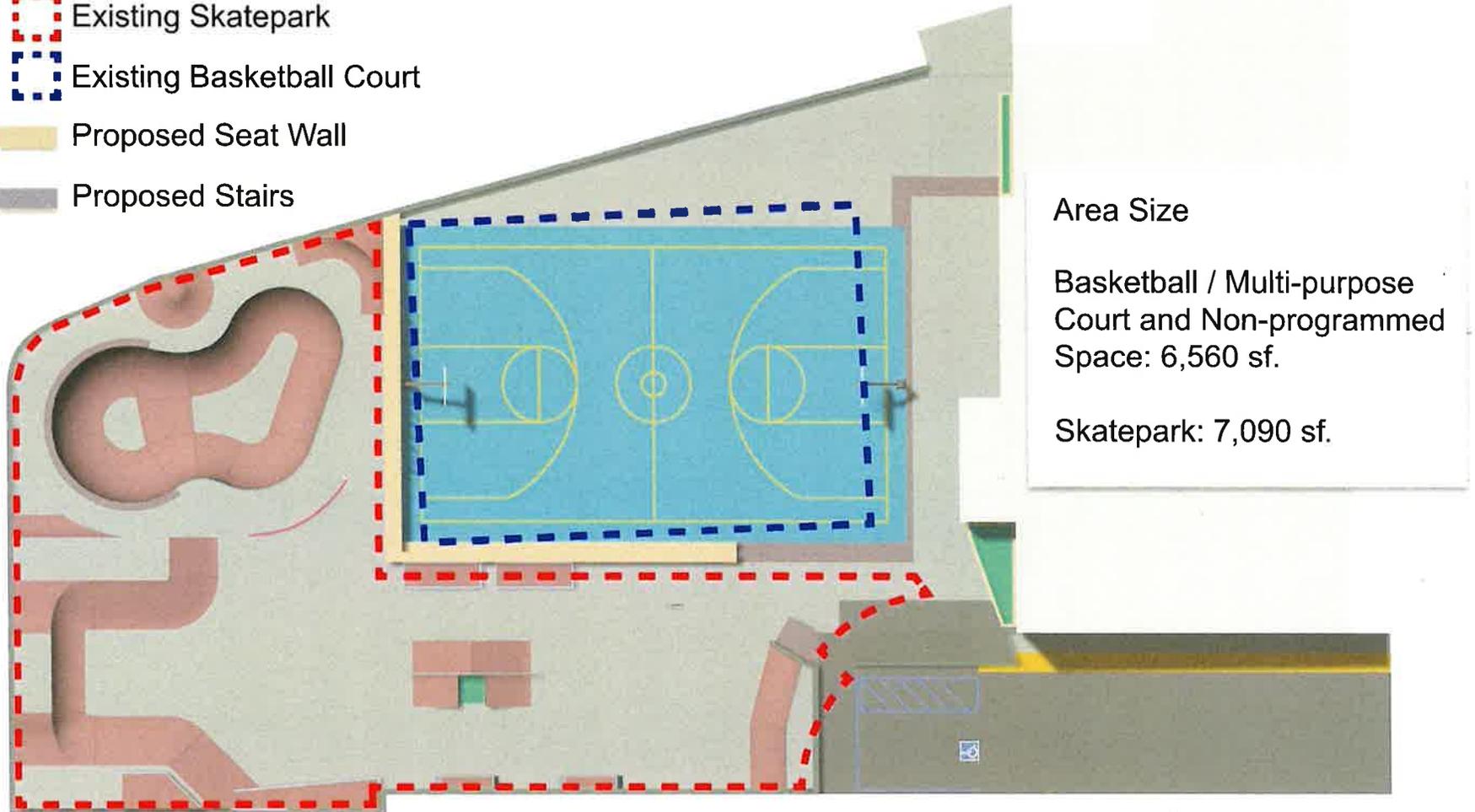
December 3, 2024



# Option 2 – New Basketball / Multi-Purpose Court

## Legend

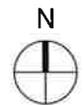
-  Existing Skatepark
-  Existing Basketball Court
-  Proposed Seat Wall
-  Proposed Stairs



Area Size

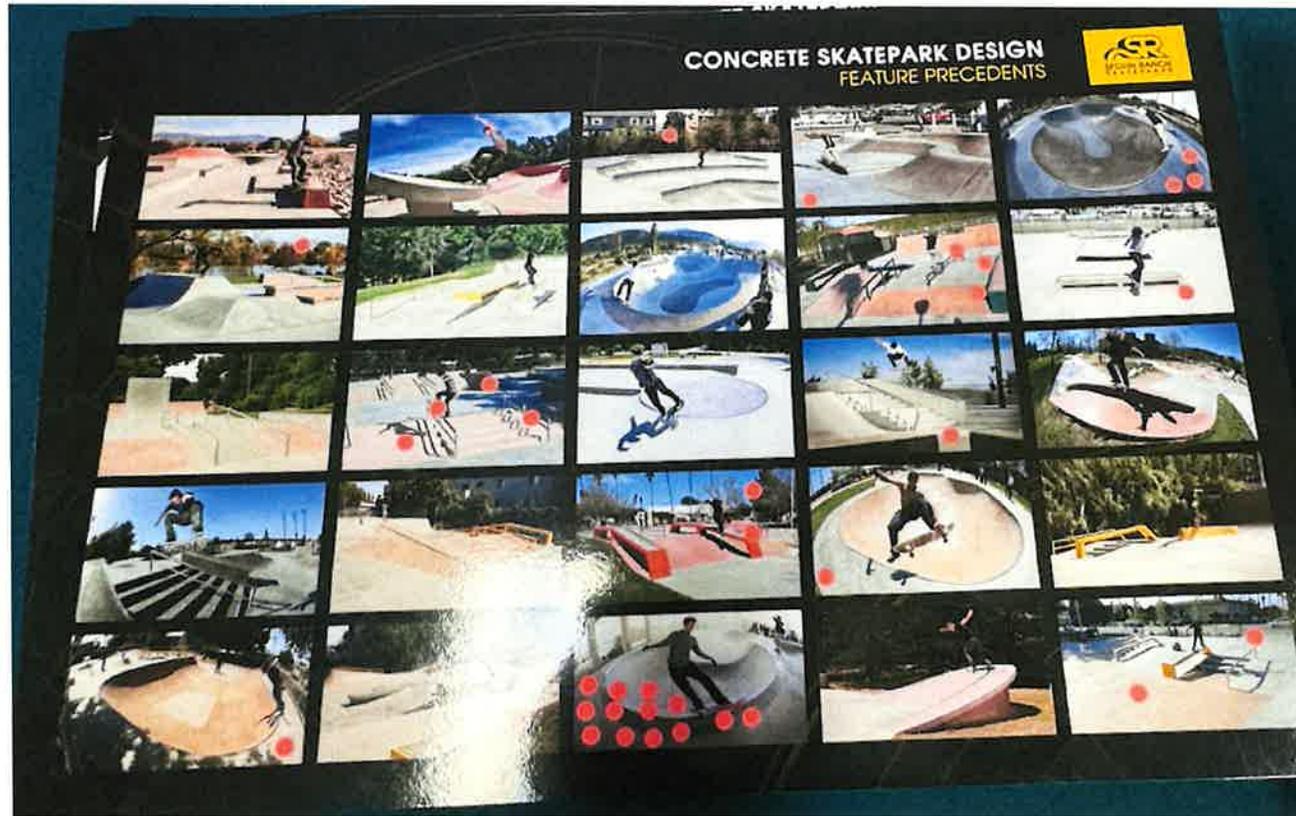
Basketball / Multi-purpose Court and Non-programmed Space: 6,560 sf.

Skatepark: 7,090 sf.

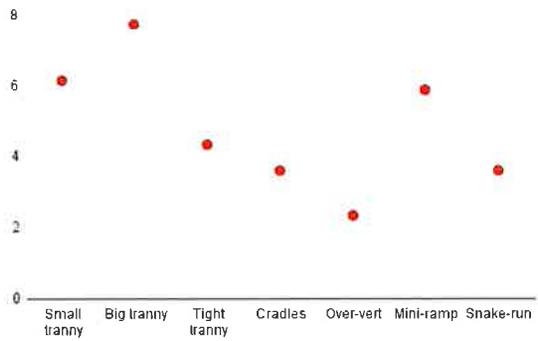


Skate area design not complete, for spatial study only

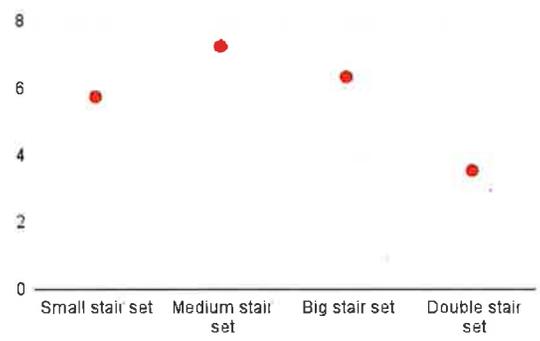




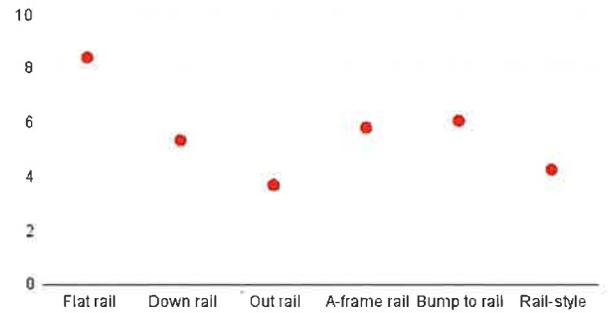
#### Transition



#### Stairs

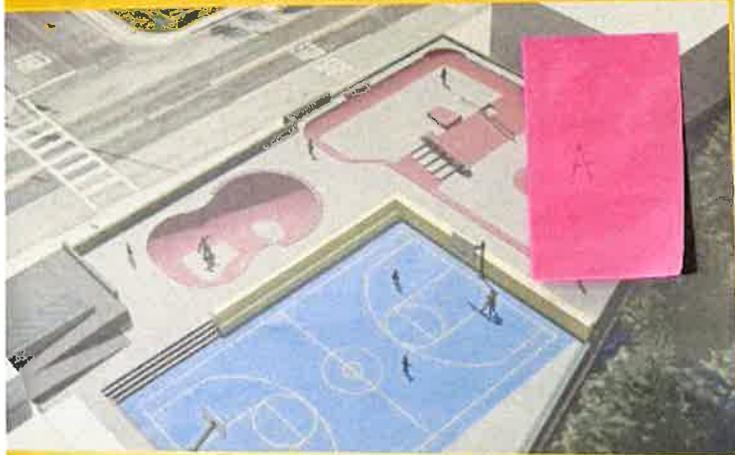


#### Rails

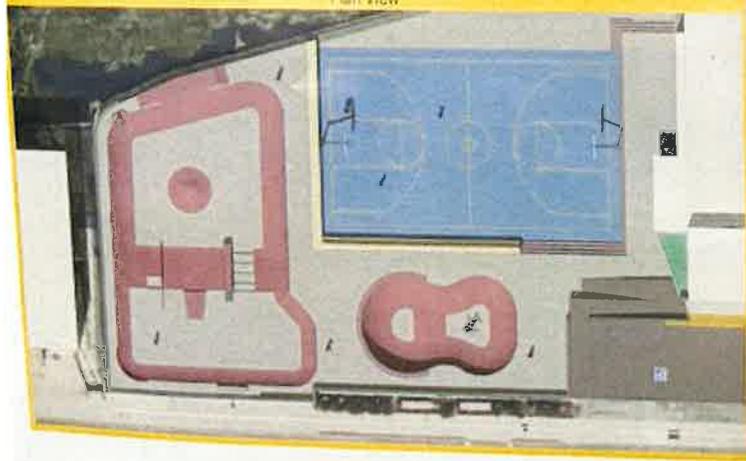


Option A - Sunken Flow/Plaza Area & Smaller/Shallower Bowl

Perspective View from Northeast



Plan View



Option B - Elongated Street Area & Larger Bowl

Perspective View from Northeast



Plan View





\* LIKE HOW OPEN FOR MULTIPLE  
USE AT SAME TIME

\* CONSIDER OVERNIGHT

\* CONSIDER MANUAL - IF POWER GOES OUT

\* lots of OUTLETS @ SIDES of ROOM

\* E-BIKE PARKING OUTSIDE - LOCKERS

\* MUSIC - SPEAKERS OUTSIDE + INSIDE

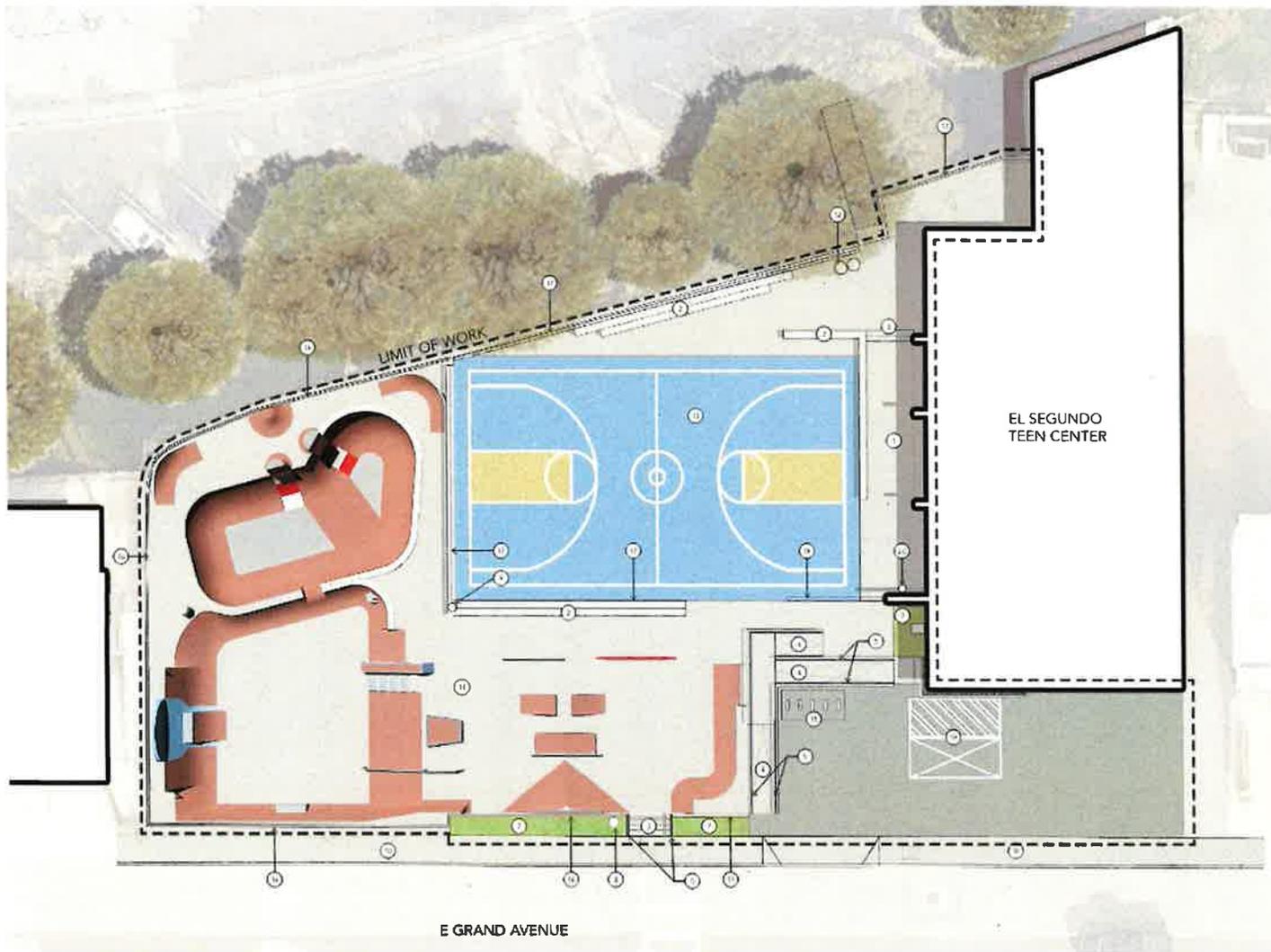
\* CABLE MANAGEMENT

## **Teen Plaza Findings**

- Users prefer Skatepark Option B with elongated street area and larger bowl
- Fencing around the multi-purpose court is desired
- Lockable bicycle parking needed
- Most users are advanced skateboarders
- Users are also beginners and scooter riders
- Most desired use the multi-purpose court is for basketball
- Good lighting was requested

## Teen Center Findings

- Preference to keep space open and flexible with comfortable seating arranged around media centers for group entertainment
- Preferred activities are table games, video gaming, and watching movies along with hanging out and lounging
- Preference for durable materials
- Operable windows are needed for good ventilation
- Better acoustics and open shelving are needed
- Exterior mural should represent the entire City including the beach and the ocean and be completed by a local artist
- The mural project will be completed by the Arts and Culture Committee



## KEYNOTES

- ① Concrete Pavement
- ② Cast-in-place Concrete Seatwall
- ③ Cast-in-place Concrete Steps
- ④ Concrete Ramp
- ⑤ Handrail at Ramp
- ⑥ Handrail at Steps
- ⑦ Planting Area
- ⑧ (E) Light to Remain
- ⑨ Security Light
- ⑩ (E) Concrete Walk to Remain
- ⑪ Monument Sign
- ⑫ Trash Receptacle
- ⑬ Multipurpose court
- ⑭ Skate Park
- ⑮ Bike Rack
- ⑯ 42" High Perimeter Fence
- ⑰ 8' High Court Fence
- ⑱ 20' Wide Sliding Gate
- ⑲ ADA Parking
- ⑳ Bottle Filler









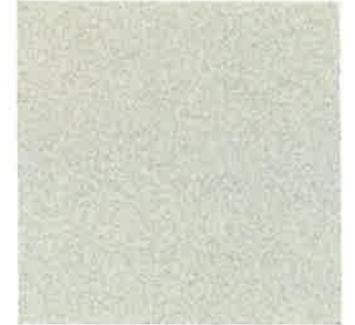
10 42" HIGH PERIMETER FENCE  
SCALE: N.T.S.



7 MONUMENT SIGN  
SCALE: N.T.S.



4 CONCRETE RAMP  
SCALE: N.T.S.



1 CONCRETE PAVEMENT  
SCALE: N.T.S.



11 8' HIGH COURT FENCE  
SCALE: N.T.S.



8 TRASH RECEPTACLE  
SCALE: N.T.S.



5 HANDRAIL AT STEPS AND RAMP  
SCALE: N.T.S.



2 CAST-IN-PLACE CONCRETE SEATWALL  
SCALE: N.T.S.



12 BOTTLE FILLER  
SCALE: N.T.S.



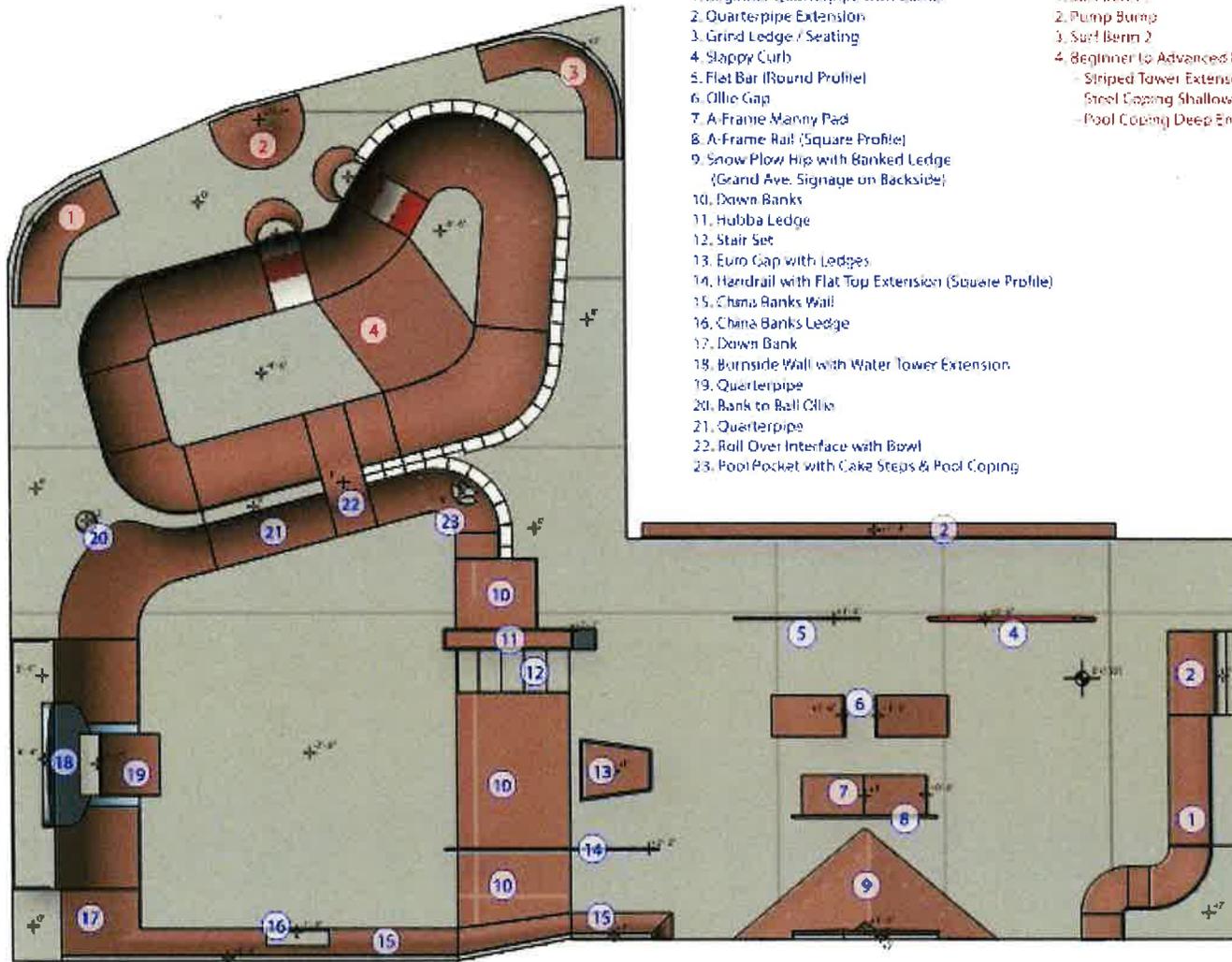
9 BIKE RACK  
SCALE: N.T.S.



6 SECURITY LIGHT  
SCALE: N.T.S.



3 CAST-IN-PLACE CONCRETE STEPS  
SCALE: N.T.S.

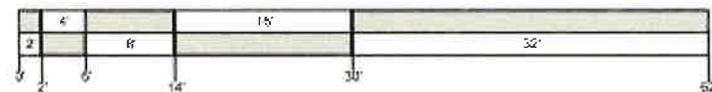


**STREET AREA (~65% PARK SF)**

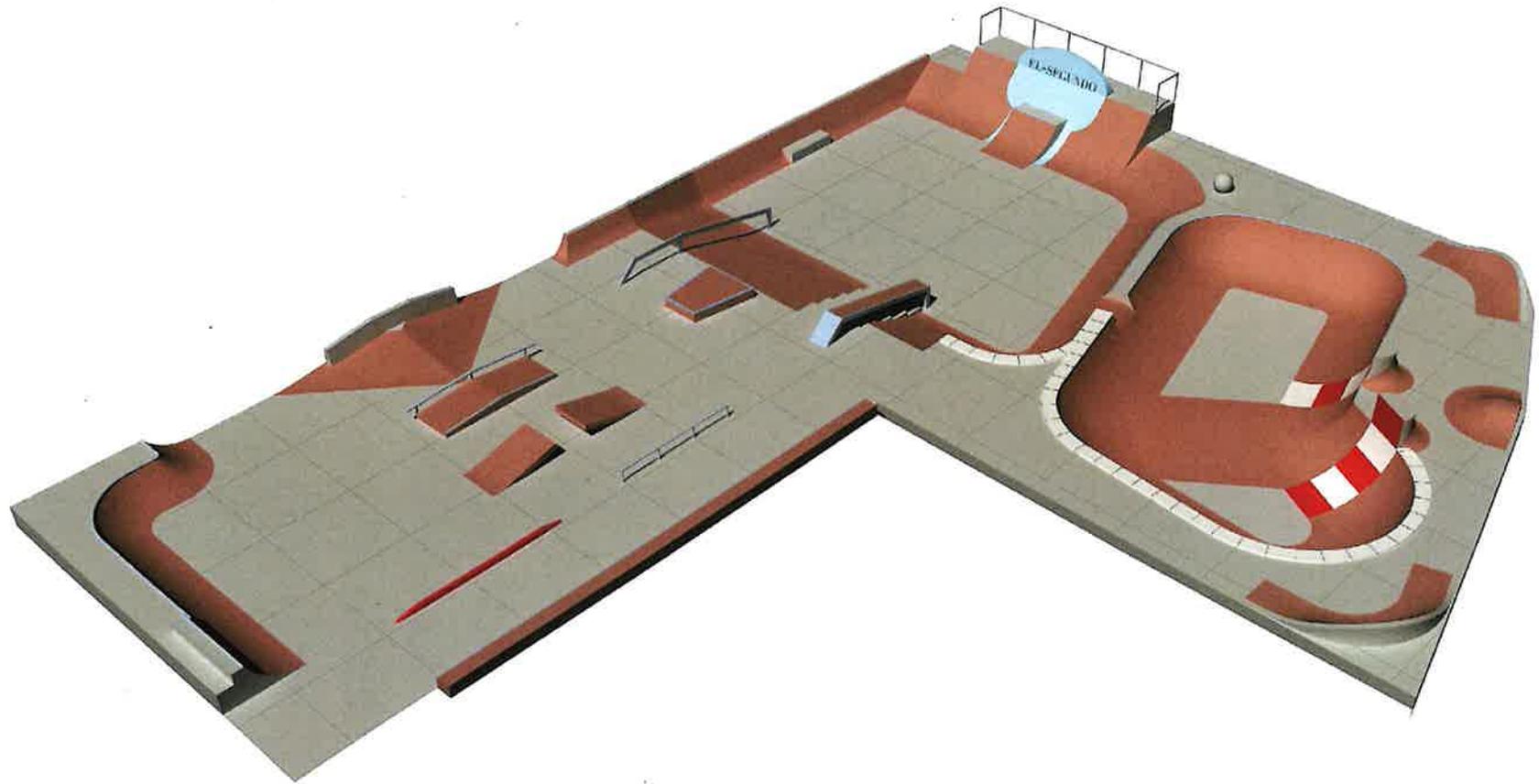
1. Beginner Quarterpipe with Corner
2. Quarterpipe Extension
3. Grind Ledge / Seating
4. Slappy Curb
5. Flat Bar (Round Profile)
6. Ollie Gap
7. A-Frame Manny Pad
8. A-Frame Rail (Square Profile)
9. Snow Plow Hip with Banked Ledge (Grand Ave. Signage on Backside)
10. Down Banks
11. Hubba Ledge
12. Stair Set
13. Euro Gap with Ledges
14. Handrail with Flat Top Extension (Square Profile)
15. China Banks Wall
16. China Banks Ledge
17. Down Bank
18. Burnside Wall with Water Tower Extension
19. Quarterpipe
20. Bank to Ball Ollie
21. Quarterpipe
22. Roll Over Interface with Bowl
23. Pool Pocket with Cake Steps & Pool Coping

**BOWL & FLOW AREA (~35% PARK SF)**

1. Surf Berm 1
2. Pump Bump
3. Surf Berm 2
4. Beginner to Advanced Hipped Bowl
  - Striped Tower Extensions,
  - Steel Coping Shallow End
  - Pool Coping Deep End



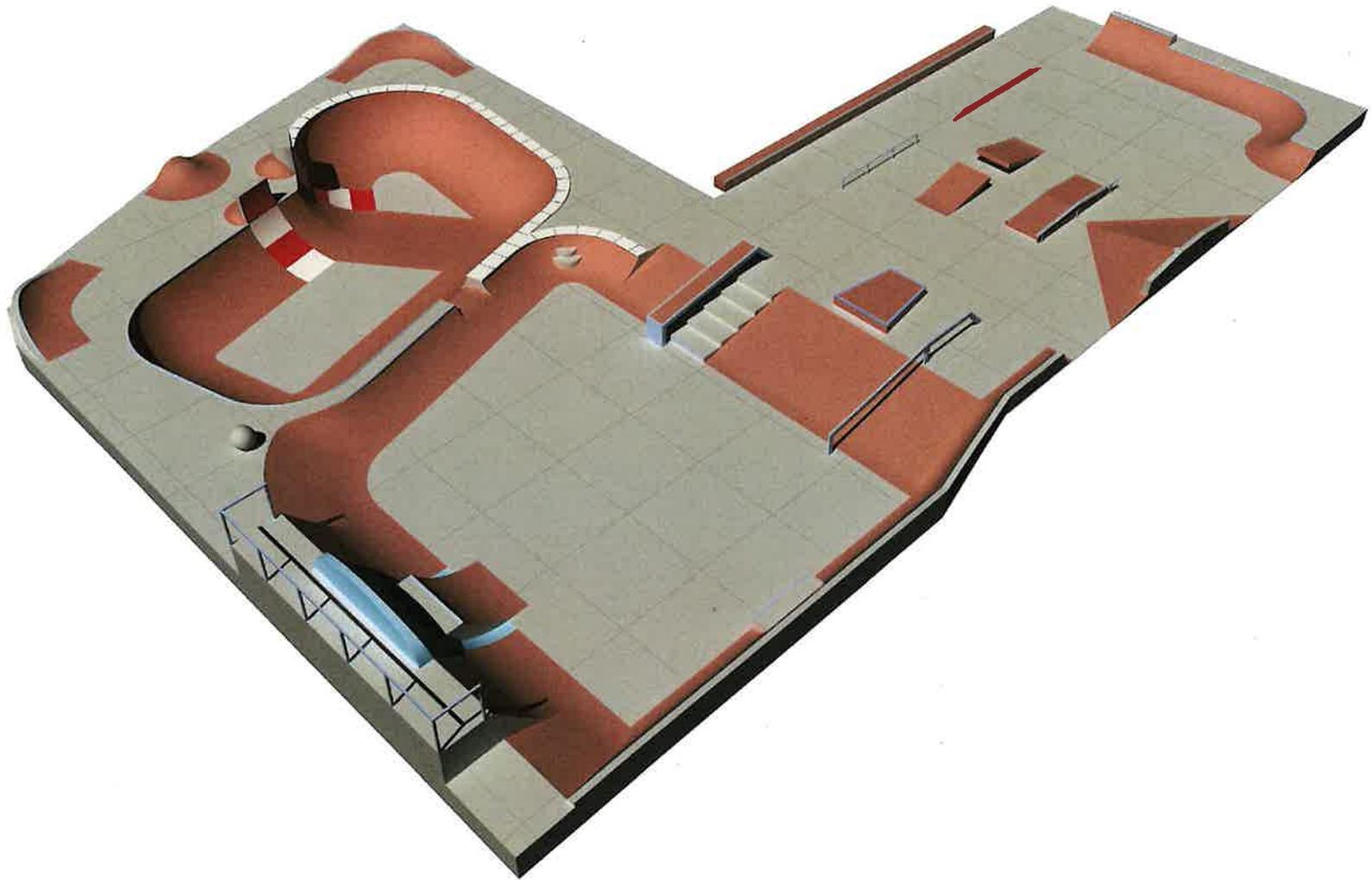
# Northeast view of skatepark



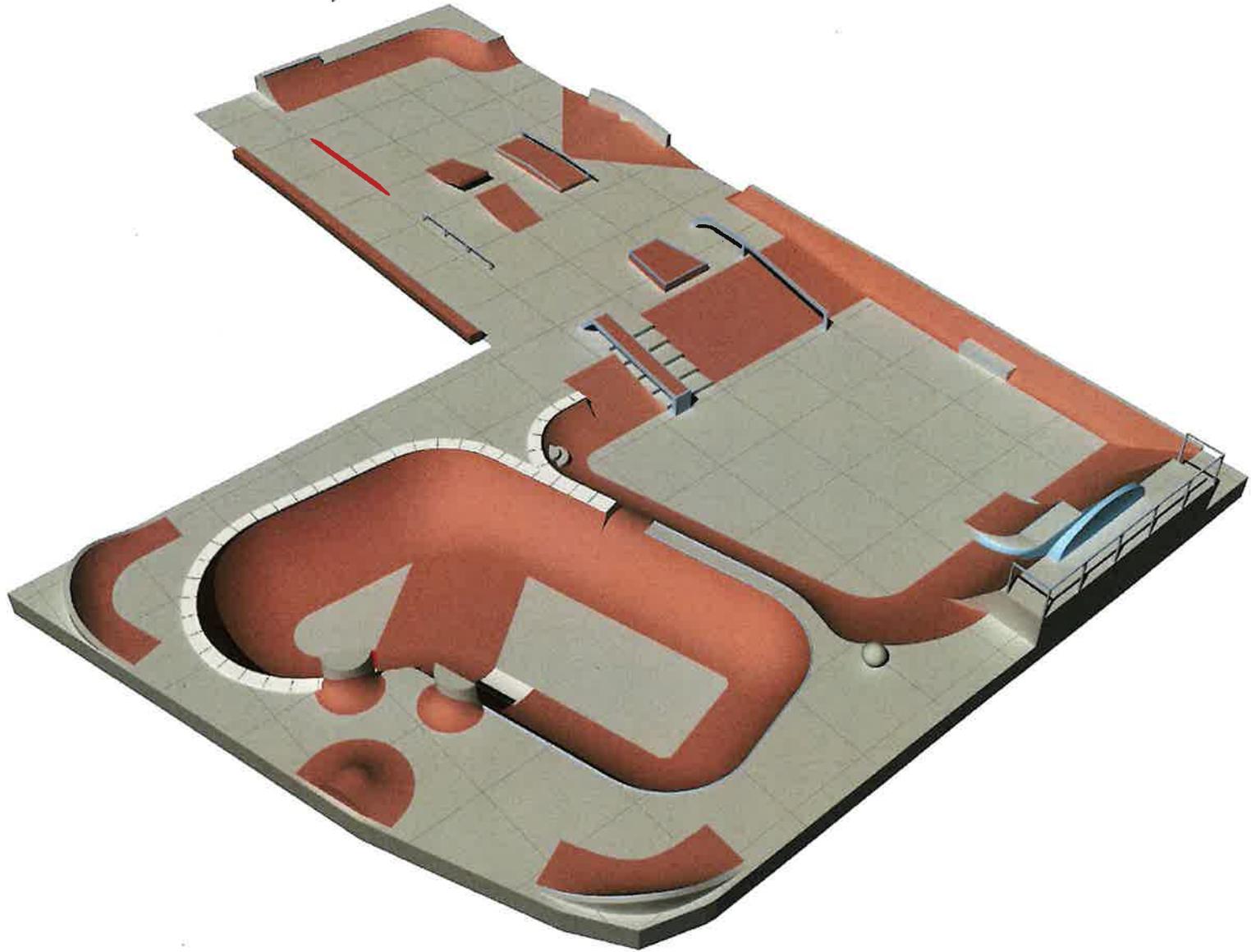
# Southeast view of skatepark

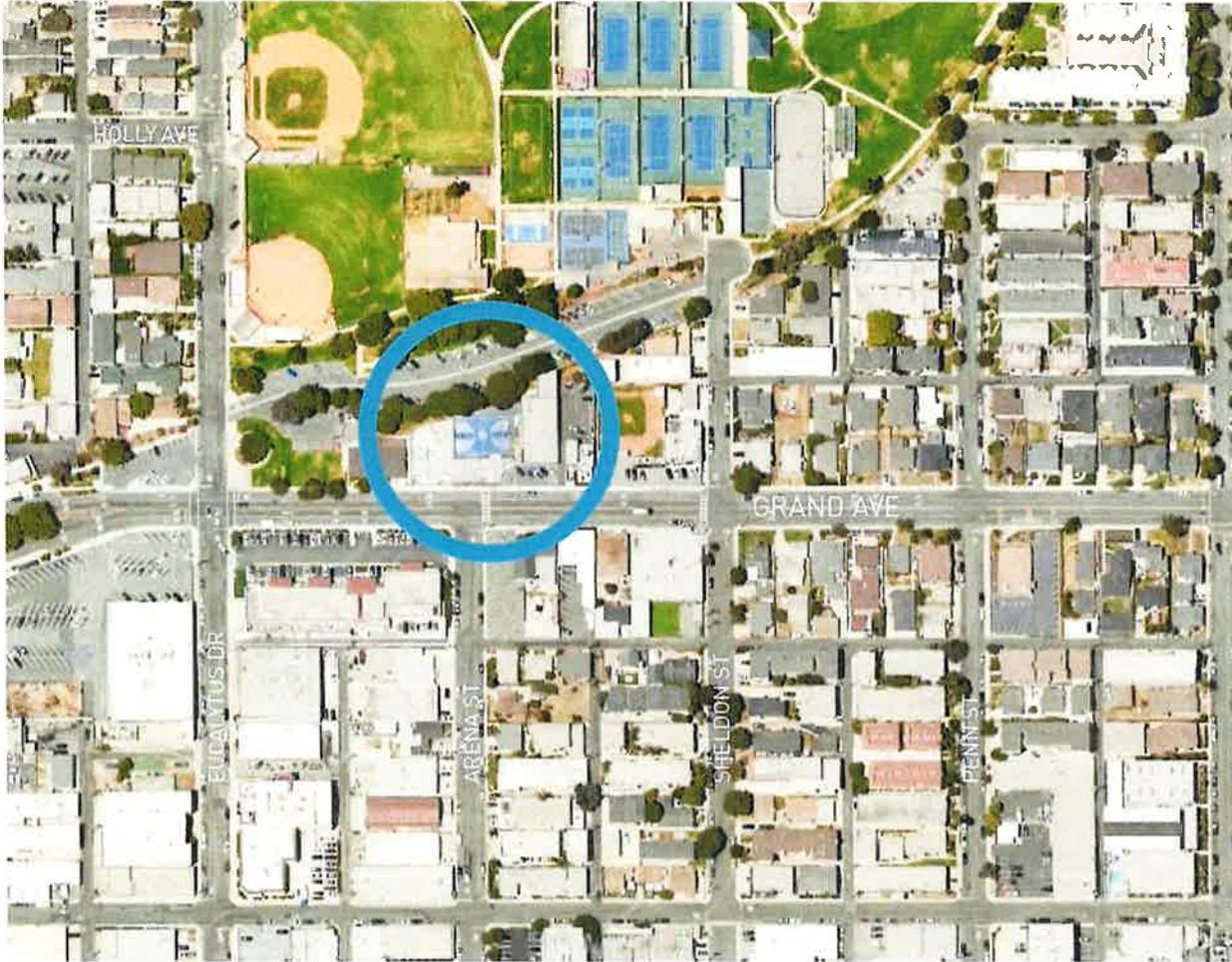


# Southwest view of skatepark



# Northwest view of skatepark





**El Segundo Teen Center**

405 E Grand Ave

El Segundo, CA

Existing



# Inspiration

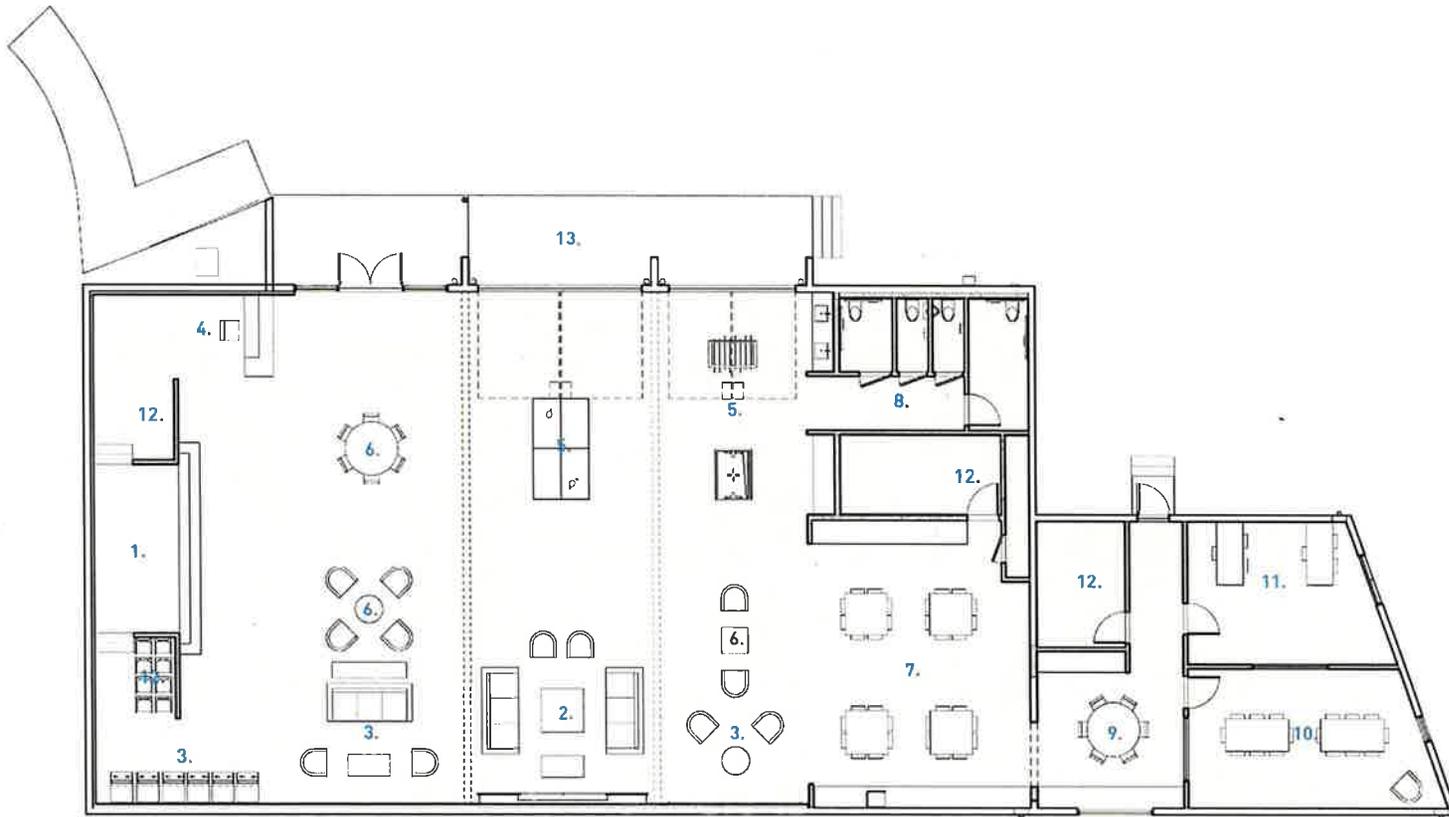


# Arrangements

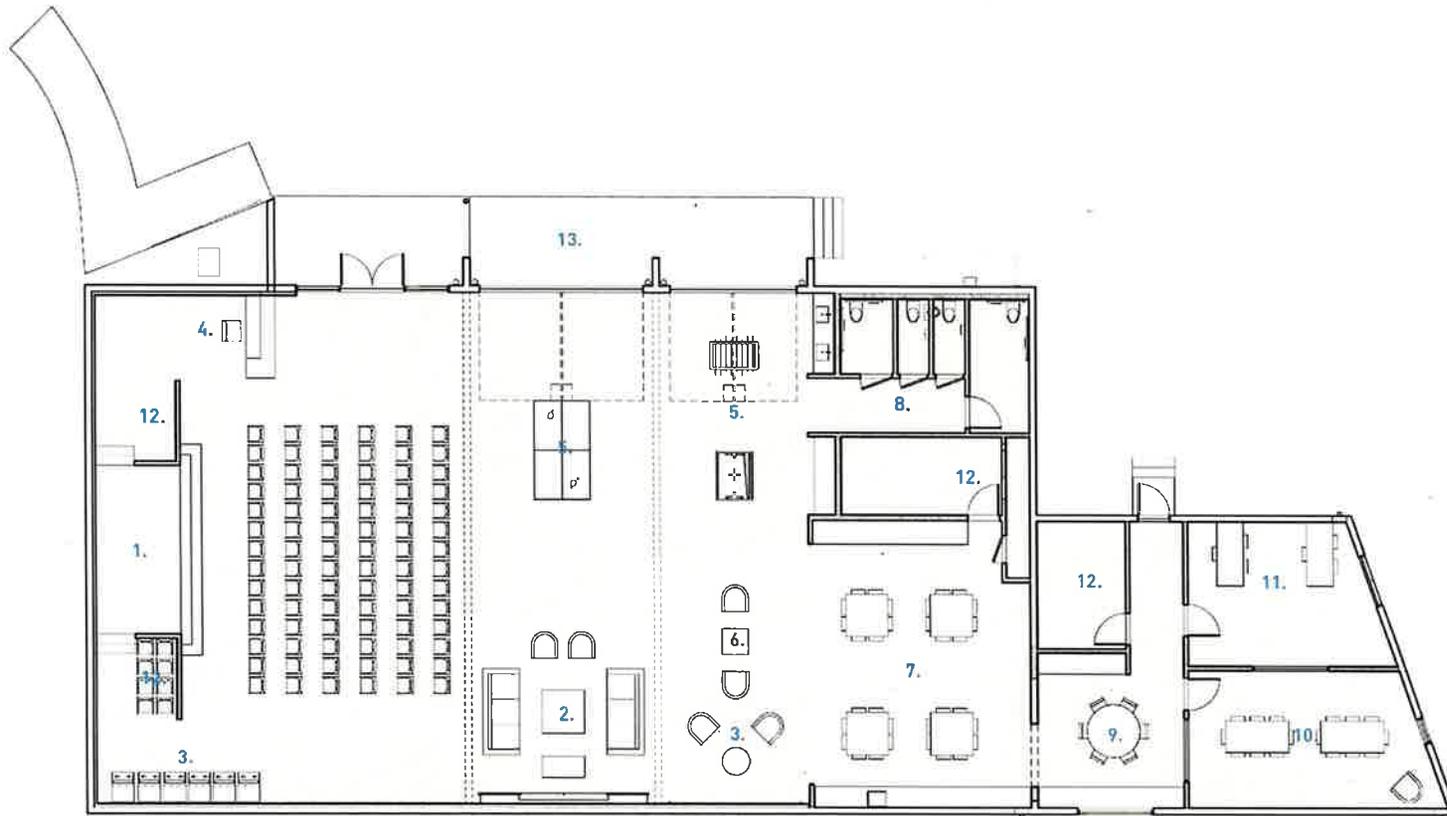


# Materiality

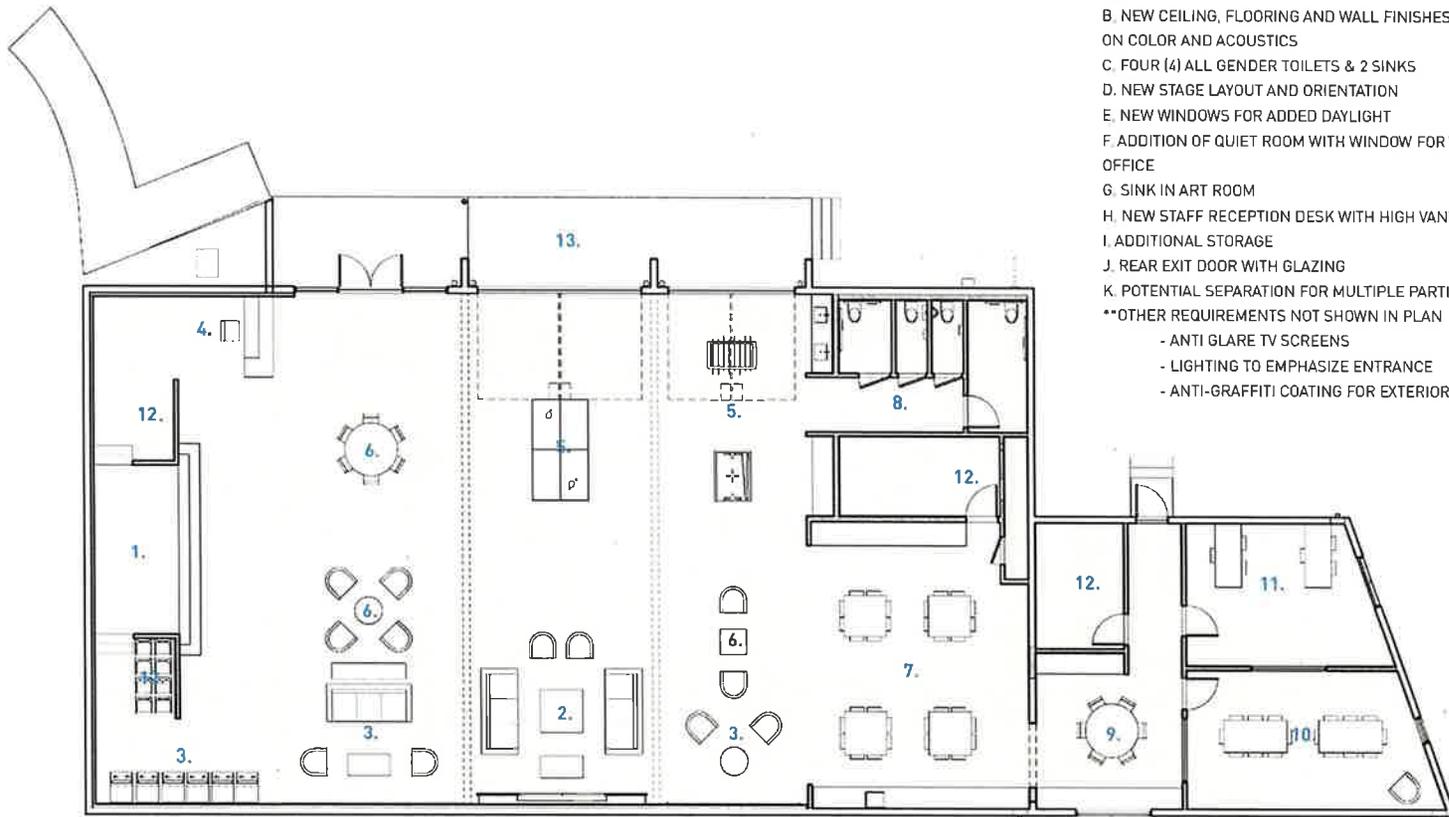




1. STAGE 2. ENTERTAINMENT 3. VIDEO GAMING 4. RECEPTION 5. GAMES 6. SEATING AREA  
 7. ART ROOM 8. BATHROOMS 9. GAME ROOM 10. QUIET ROOM 11. OFFICE 12. STORAGE 13. OUTDOOR AREA



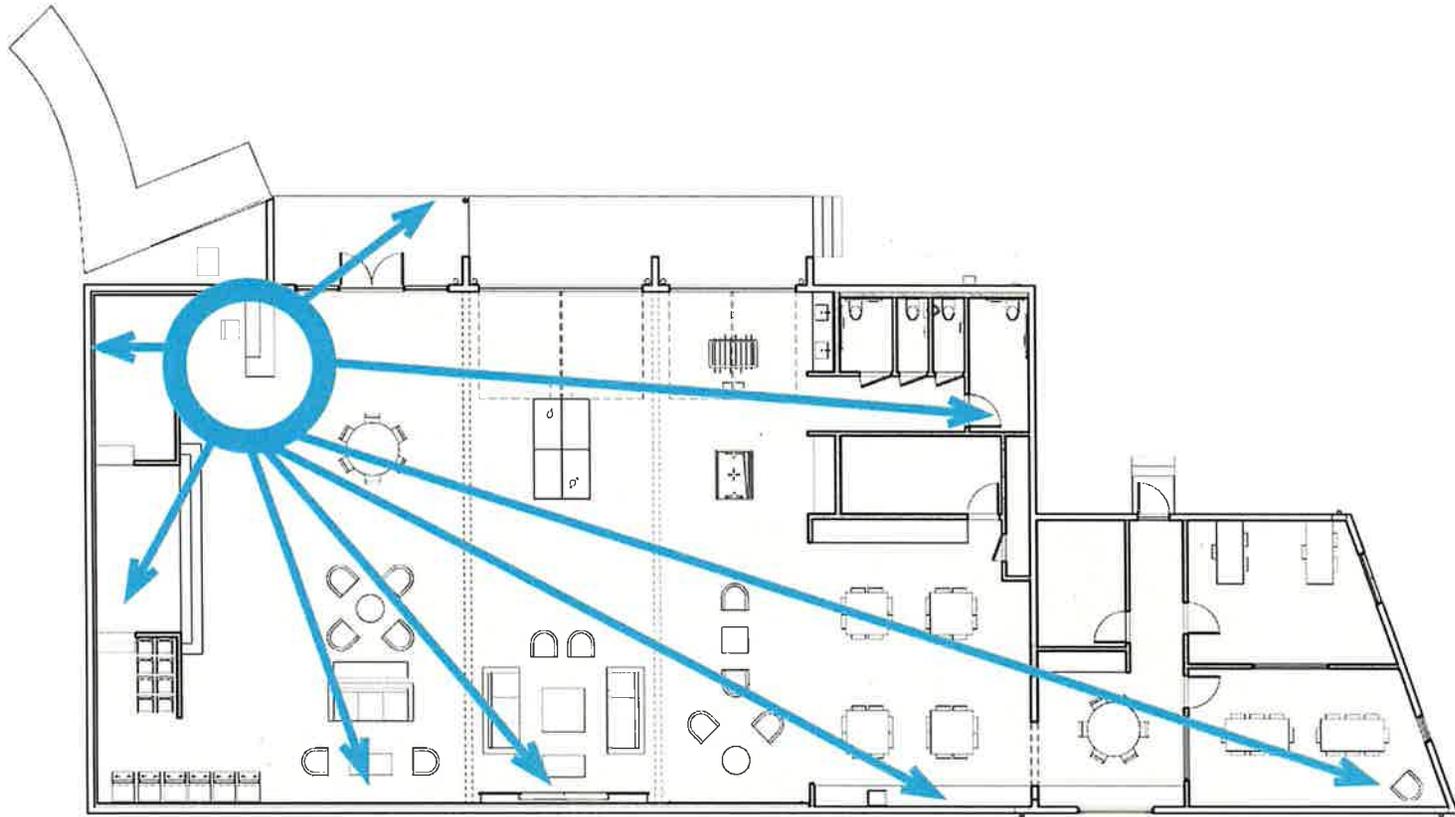
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**NEW PLAN ADJUSTMENTS**

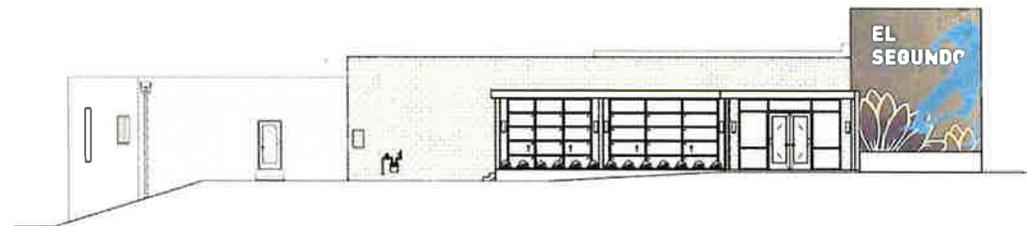
- A. ENHANCED CONNECTION BETWEEN INT / EXT BY ADDITION OF ROLL UP DOORS
- B. NEW CEILING, FLOORING AND WALL FINISHES WITH AN EMPHASIS ON COLOR AND ACOUSTICS
- C. FOUR (4) ALL GENDER TOILETS & 2 SINKS
- D. NEW STAGE LAYOUT AND ORIENTATION
- E. NEW WINDOWS FOR ADDED DAYLIGHT
- F. ADDITION OF QUIET ROOM WITH WINDOW FOR VISIBILITY TO STAFF OFFICE
- G. SINK IN ART ROOM
- H. NEW STAFF RECEPTION DESK WITH HIGH VANTAGE TO ALL SPACES
- I. ADDITIONAL STORAGE
- J. REAR EXIT DOOR WITH GLAZING
- K. POTENTIAL SEPARATION FOR MULTIPLE PARTIES
- \*\*OTHER REQUIREMENTS NOT SHOWN IN PLAN
  - ANTI GLARE TV SCREENS
  - LIGHTING TO EMPHASIZE ENTRANCE
  - ANTI-GRAFFITI COATING FOR EXTERIOR WALLS

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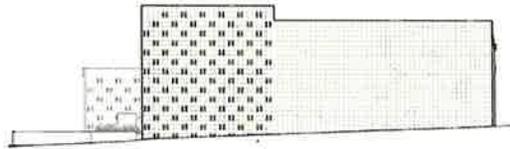




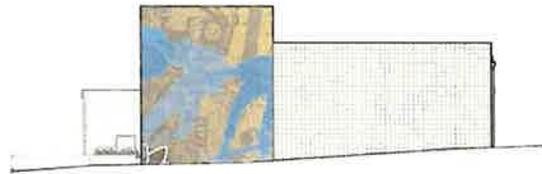
EXISTING WEST ELEVATION



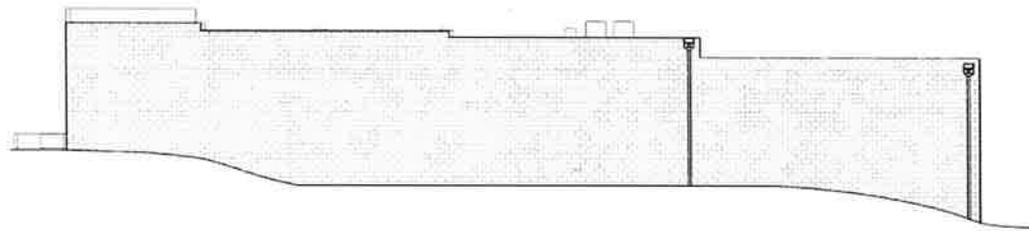
PROPOSED WEST ELEVATION



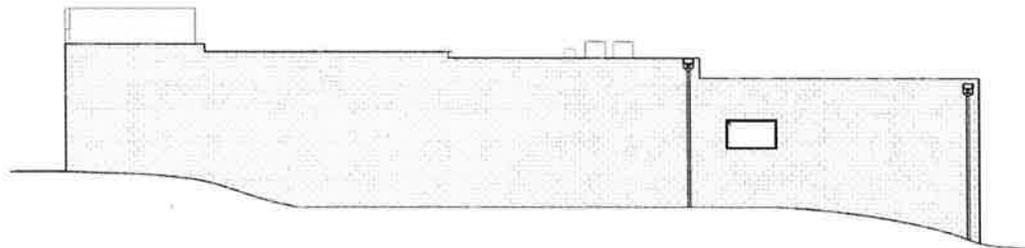
EXISTING SOUTH ELEVATION



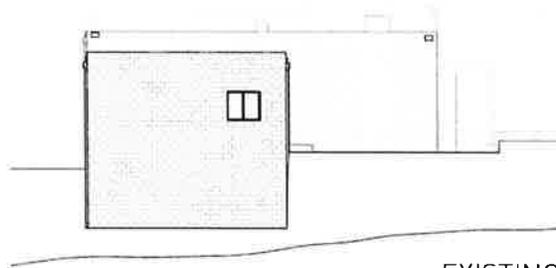
PROPOSED SOUTH ELEVATION



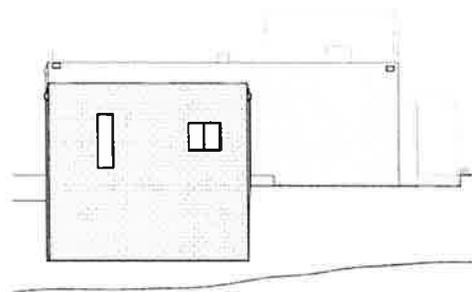
EXISTING EAST ELEVATION



PROPOSED EAST ELEVATION



EXISTING NORTH ELEVATION



PROPOSED NORTH ELEVATION







Mural Studies













### Teen Plaza Renovation

Demolition and Site Prep	1	Lump Sum	\$ 178,388.00	\$ 178,388.00
Skatepark	1	Lump Sum	\$ 625,000.00	\$ 625,000.00
Site Improvements	1	Lump Sum	\$ 625,993.00	\$ 625,993.00
Site Mechanical Utilities	1	Lump Sum	\$ 94,875.00	\$ 94,875.00
Site Electrical Utilities	1	Lump Sum	\$ 55,000.00	\$ 55,000.00
<b>Sub-Total</b>				<b>\$ 1,579,256.00</b>
General Conditions, Bonds & Insurance, Overhead & Profit Contingency Escalation	0.4949	Percent		\$ 781,573.79
<b>Total</b>				<b>\$ 2,360,829.79</b>

### Teen Center Renovation

Building Interior and Exterior	1	Lump Sum	\$ 944,686.00	\$ 944,686.00
Building Demo, Equipment, Plumbing	1	Lump Sum	\$ 425,853.00	\$ 425,853.00
<b>Sub-Total</b>				<b>\$ 1,370,539.00</b>
General Conditions, Bonds & Insurance, Overhead & Profit Contingency Escalation	0.4949	Percent		\$ 678,279.75
<b>Total</b>				<b>\$ 2,048,818.75</b>

<b>Total Teen Plaza and Center</b>				<b>\$ 4,409,648.55</b>
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