



Redmond
SENIOR & COMMUNITY CENTER
Building our future TOGETHER

Redmond Senior & Community Center Briefing

June 1, 2021



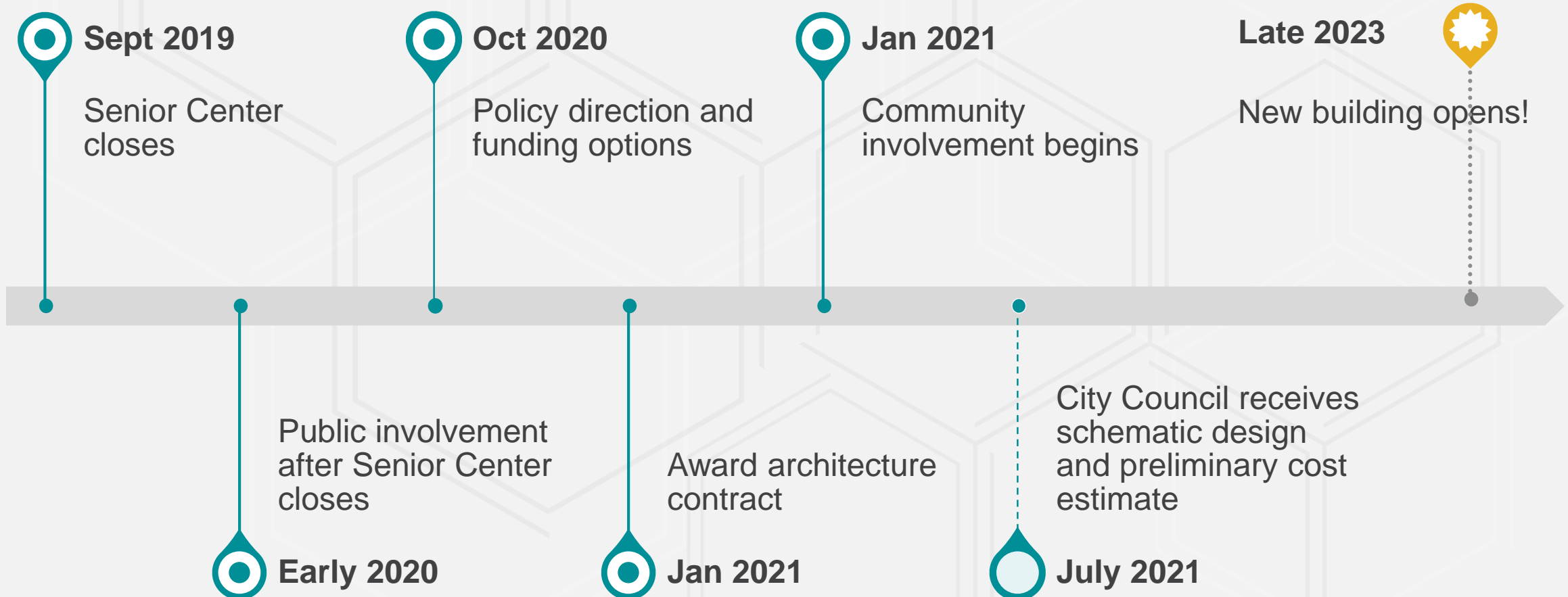


Project Timeline

Overall Project Timeline



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Project Milestones for Council Decision



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- ☒ 1/19/2021 – Approve Architect Agreement
- ☒ 2/16/2021 – Approve Owner's Rep Agreement
- ☒ April/May 2021 - Approve GCCM Pre-Construction Agreement
- ☐ July 2021 – Approve Schematic Design & Project Budget
- ☐ November 2021 – Approve Early Construction Package
- ☐ April 2022 – Approve MACC, Architect, and Owner's Representative Amendments for Construction



Additional City Council Touchpoints



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- ✓ ☒ 3/9/2021 – Study Session – Program Information & Preliminary Public Feedback
- ✓ ☒ 5/4/2021 – PHS Committee of the Whole– Preliminary Cost Estimates & Building Size
- ☐ 6/22/2021 – Study Session – Rough Schematic Design & Cost
- ☐ 7/6/2021 – Update on Building Design & Cost Estimate
- ☐ 7/20/2021 – Approve Schematic Design & Project Budget



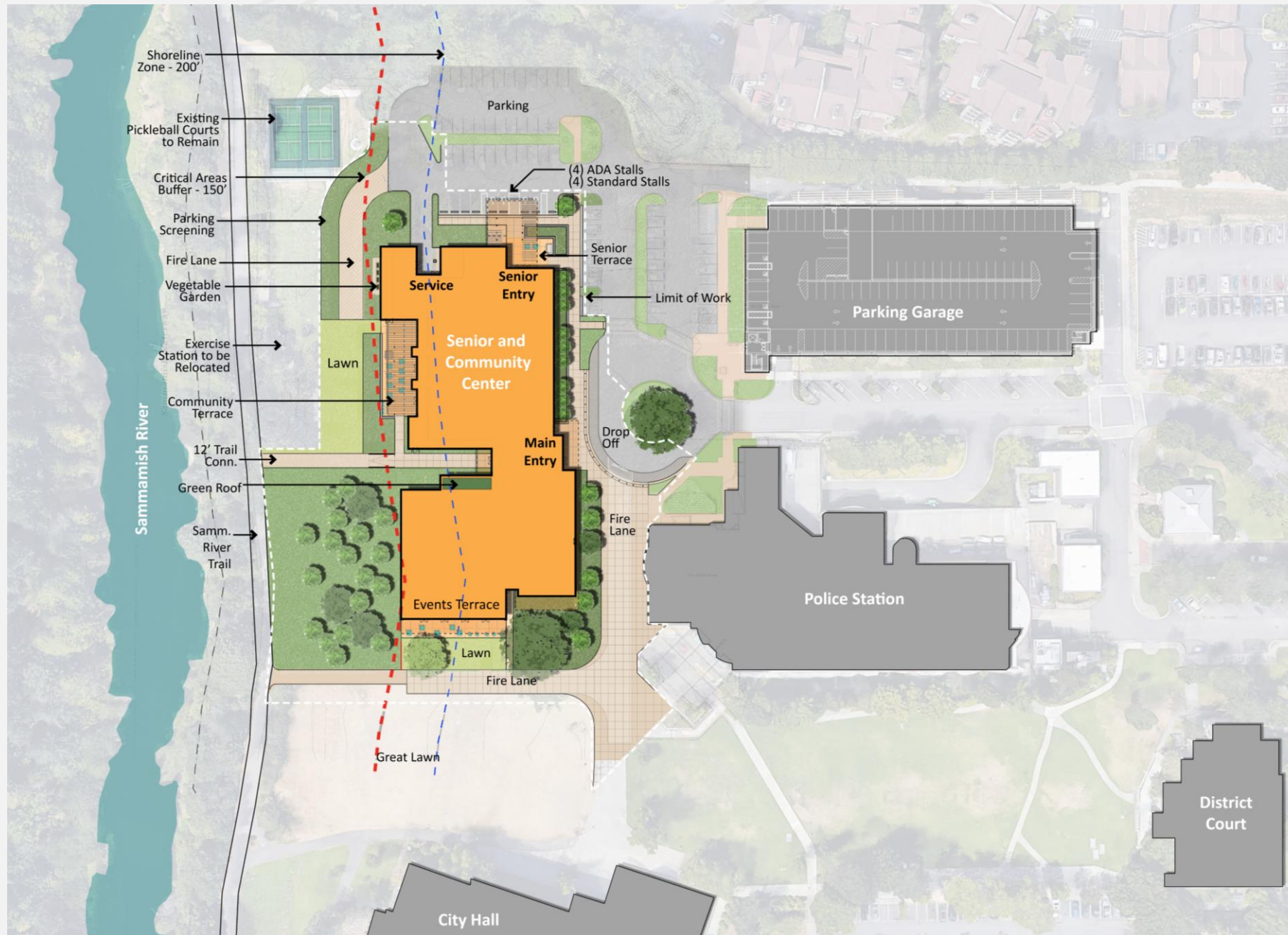


Project Updates



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Partnership Update



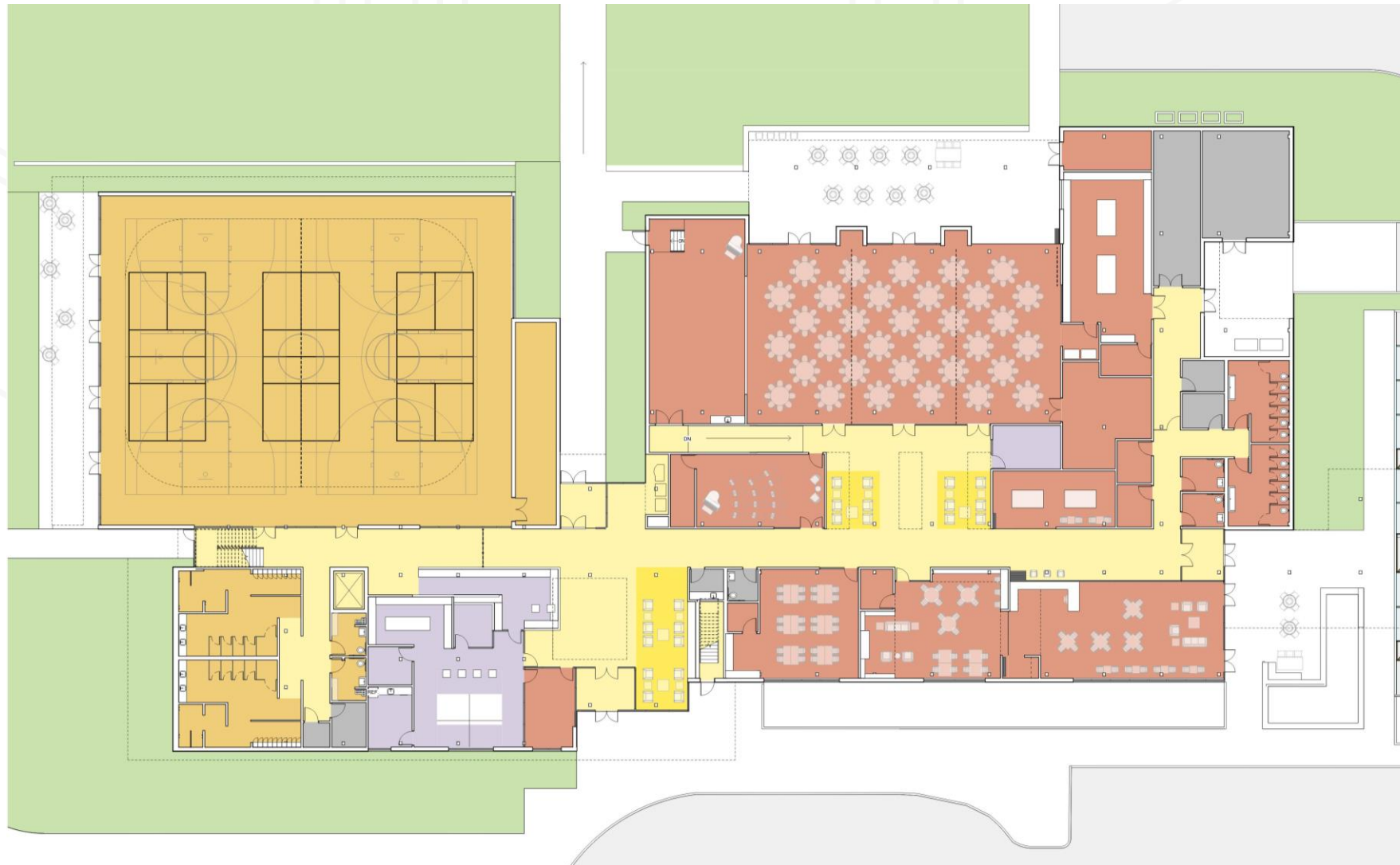
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Conceptual Site Plan

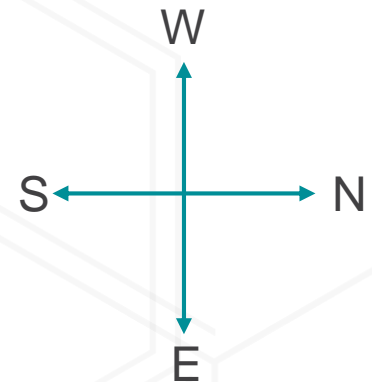
Floor Plan – Level 1



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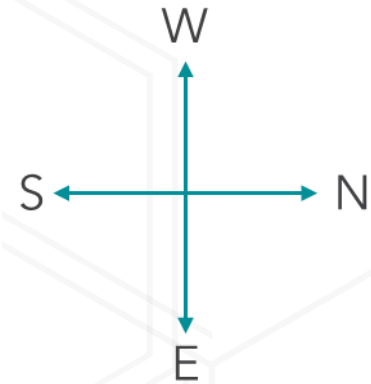
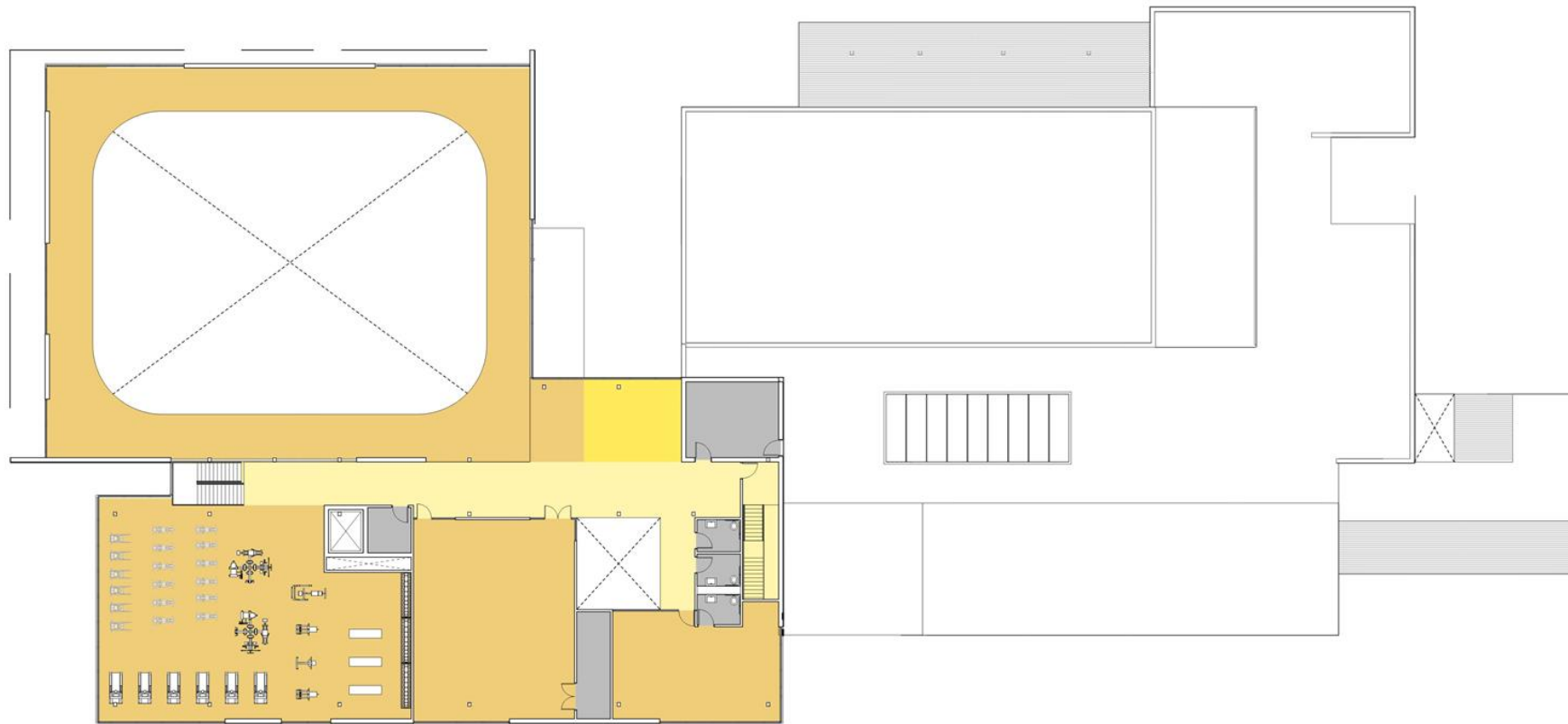
Level 1: 36,904 sf
Level 2: 9,333 sf
Total: 46,237 sf



Floor Plan – Level 2



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View From Northeast



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View From East



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View from South



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View from West



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Soft Cost Information



Architecture and Engineering	\$4.4M
Construction Management	\$1.6M
Permits and Impact Fees	\$1.0M
Furnishings	\$0.8M
1% for Arts	\$0.3M
Structural Analysis and Demolition of previous Senior Center	\$0.3M
Project Contingency (5% of all costs)	\$2.0M
Soft Cost Total	\$10.4M

Questions & Answers



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- “What are we not getting that the community has asked for?”
- “What is the opposition to the project?”
- “How are we creating value?”
- “How high is the stage in the Multi-Use Community Room?”
- “How many laps around the walk/jog track is a mile?”
- “How do we protect the floor in the gymnasium if it is used during events?”
- “Are we designing as an emergency facility?”



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Thank you

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