



# Sunnyvale Civic Center Modernization

## Phase B.4 – Rapid Prototyping

### Commission Workshop

SUNNYVALE  
CITY HALL

August 26, 2015



# Context, Purpose, & Intended Results

## Context :

Council has provided direction for scenario exploration. With that direction, we begin the Rapid Prototype phase of the effort by exploring the different scenarios with the City's commissions and the community.

## The Purpose of this Meeting is to:

- Explore multiple scenarios for the modernization of the Civic Center
- Gather input regarding the opportunities and constraints of each scenario

## The Intended Results for this Meeting Are:

- Shared understanding of needs, challenges, and opportunities for modernization of the Civic Center
- Input and key findings for each scenario
  - Opportunities and constraints
  - Impacts and trade-offs
  - Questions that need further exploration

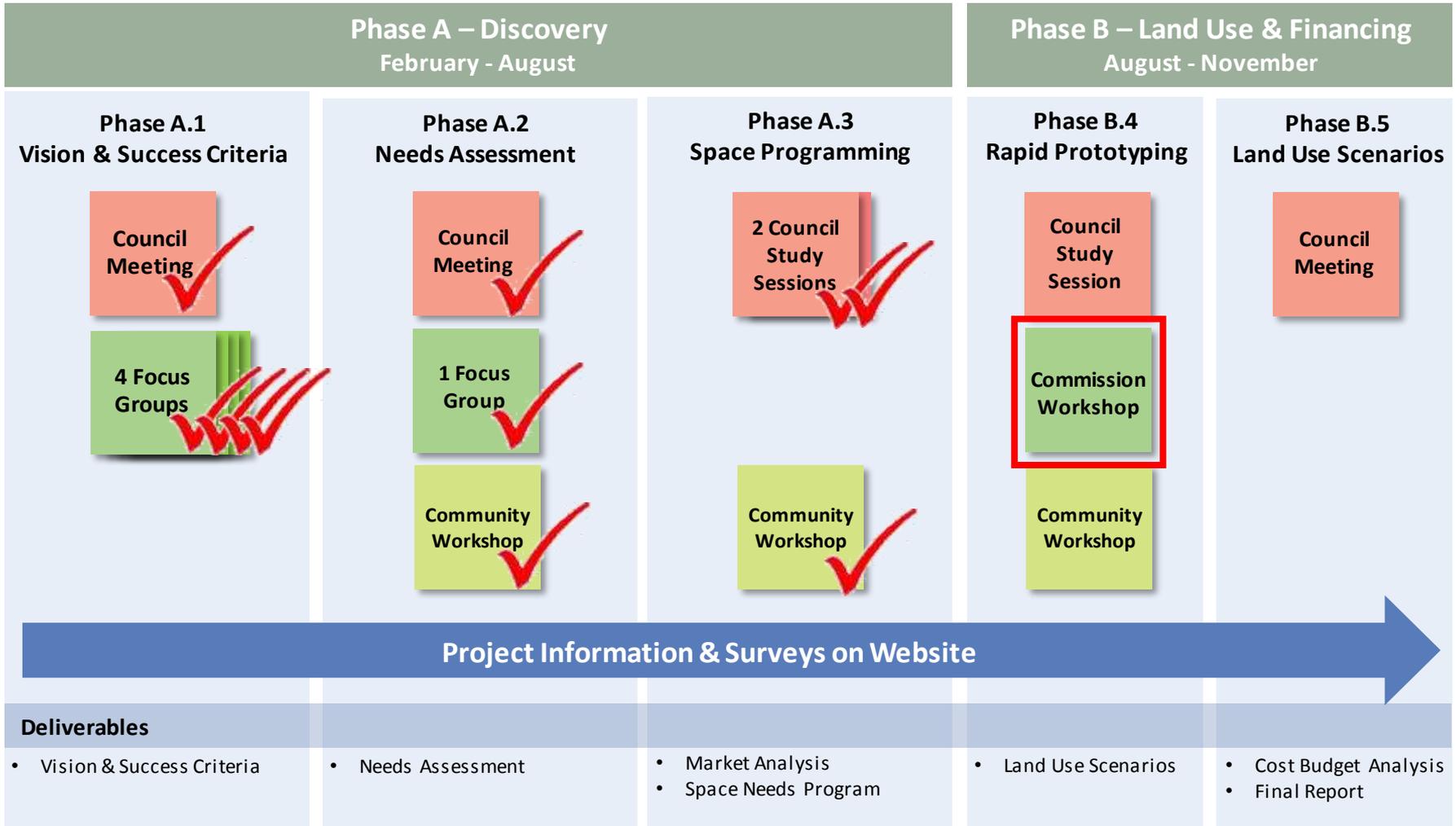


# Agenda

- Introduction
- Public Comment
- Workshop
  - Background Presentation
  - Exercise - Part 1
  - Exercise - Part 2
  - Large Group Discussion
  - Key Findings
- Conclusion



# Project Process – Summary of Community Outreach





# Public Comment



# Background Presentation

Why Are We Doing This?

Vision & Success Criteria

Community Opinion Spectrum

Program & Priorities

Site Background Information



# Why Are We Doing This?

- **Facilities inhibit service delivery, collaboration, and innovation**
  - Walls that block Wi-Fi and prevent technology upgrades
  - Outdated building layout and configuration
  - Poor department adjacencies
  - Multiple, unclear entries and points of service
  - Facilities do not support number and size of staff and community meetings
- **Ineffective use of community resources**
  - Single story buildings and on-grade parking do not make best use of a valuable site
  - Open space does not support a variety of uses
  - Underused site and facilities outside of office hours
- **Community population has grown, facilities are not meeting increased service demand**
  - 38% population growth since last permanent building was built for City services in 1985
  - Population has increased 34% since last Library expansion in 1983
  - Public Safety staff has increase 21% since 1985.
- **Civic Center does not meet current standards**
  - Structural standards
  - Accessibility standards (site and facilities)
  - City sustainability standards



# Vision - Working Draft

The Sunnyvale Civic Center will:

## **Serve the Community by:**

Providing efficient, functional, & flexible facilities that support innovative service delivery and share resources that support the community's needs.

## **Welcome the Community by:**

Reflecting the identity of Sunnyvale and creating an environment that inspires community pride, promotes civic engagement, and offers a wide range of indoor and outdoor services, to accommodate our diverse community.

## **Lead the Community by:**

Supporting participatory governance and being a model of fiscal and environmental sustainability.



# Success Criteria - Working Draft

## ■ Categories

- Improve the Quality of Services – Leaders in New Service Innovation
- Accessible to All Members of Our Diverse Community
- Civic and Community Engagement
- Increase Usability of Open Space
- Leaders in Sustainability
- Fiscally Responsible



# Success Criteria - Working Draft

- **Improve the Quality of Services – Leaders in New Service Innovation**
  - Preserve or Enhance Current City Service Levels
  - Create Flexibility for Future City Needs
  - Improve Technology to Expand Service Capabilities & Improve Efficiencies





# Success Criteria - Working Draft

- **Accessible to All Members of Our Diverse Community**
  - Improve Access to City Services
  - Improve Connectivity Between City Services on the Civic Center Campus
  - Create an Attractive, Welcoming, & Well-Used Environment for the Community
- **Civic and Community Engagement**
  - Flexible and Adaptable Spaces for Civic and Community Use – Meeting and Gathering Space
  - Provide Cultural & Community Resources

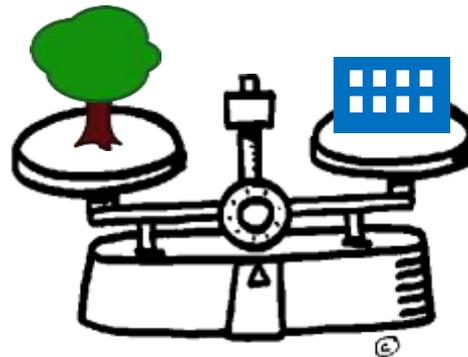




# Success Criteria - Working Draft

## ■ Increase Usability of Open Space

- Provide a Walkable, Safe Environment
- Maintain a Balance between Built Structures and Open Space
- Make sure spaces can accommodate multiple uses – indoor and outdoor
- Outdoor Space that is open and used by the community
- Combine active and passive space to meet a range of user needs





# Success Criteria - Working Draft

## ■ Leaders in Sustainability

- Civic Model of Sustainability
- Reduce Water & Energy Consumption



## ■ Fiscally Responsible

- Consider Lifecycle Costs: Balance Ongoing Operational/Maintenance Costs With Initial Construction Costs
- Balance Short Term Costs with Long Term Value
- Strategic Use of Land and Resources





# Community Opinion Spectrum

Land

**Do Nothing to the Civic Center**

**Improve the Civic Center & Prioritize Reuse**

**New 21<sup>st</sup> Century Civic Center**

**Do Not Sell or Lease Land**

**Sell or Lease Land**

**Only Use the Existing Site**

**Purchase Additional Adjacent Site**

Staff Space

**No Growth for City Staff or Services**

**Provide for Current Staff and Services**

**Plan for Growth of City Staff and Services**

**Meeting Space Staff Use Only**

**Meeting Space Shared with Public After-Hours**



# Community Opinion Spectrum

On/Off-site

**Keep Public Safety  
On-Site**

**Move Portions of  
Public Safety Off-site**

**Keep Library On-Site**

**Consider Moving  
Library Off-site**

Site Use

**Low Density  
Shorter Buildings**

**High Density  
Taller Buildings**

**Prioritize Passive  
Open Space**

**Prioritize Active  
Open Space**

**Protect All  
Existing Trees**

**Protect  
Priority Trees**

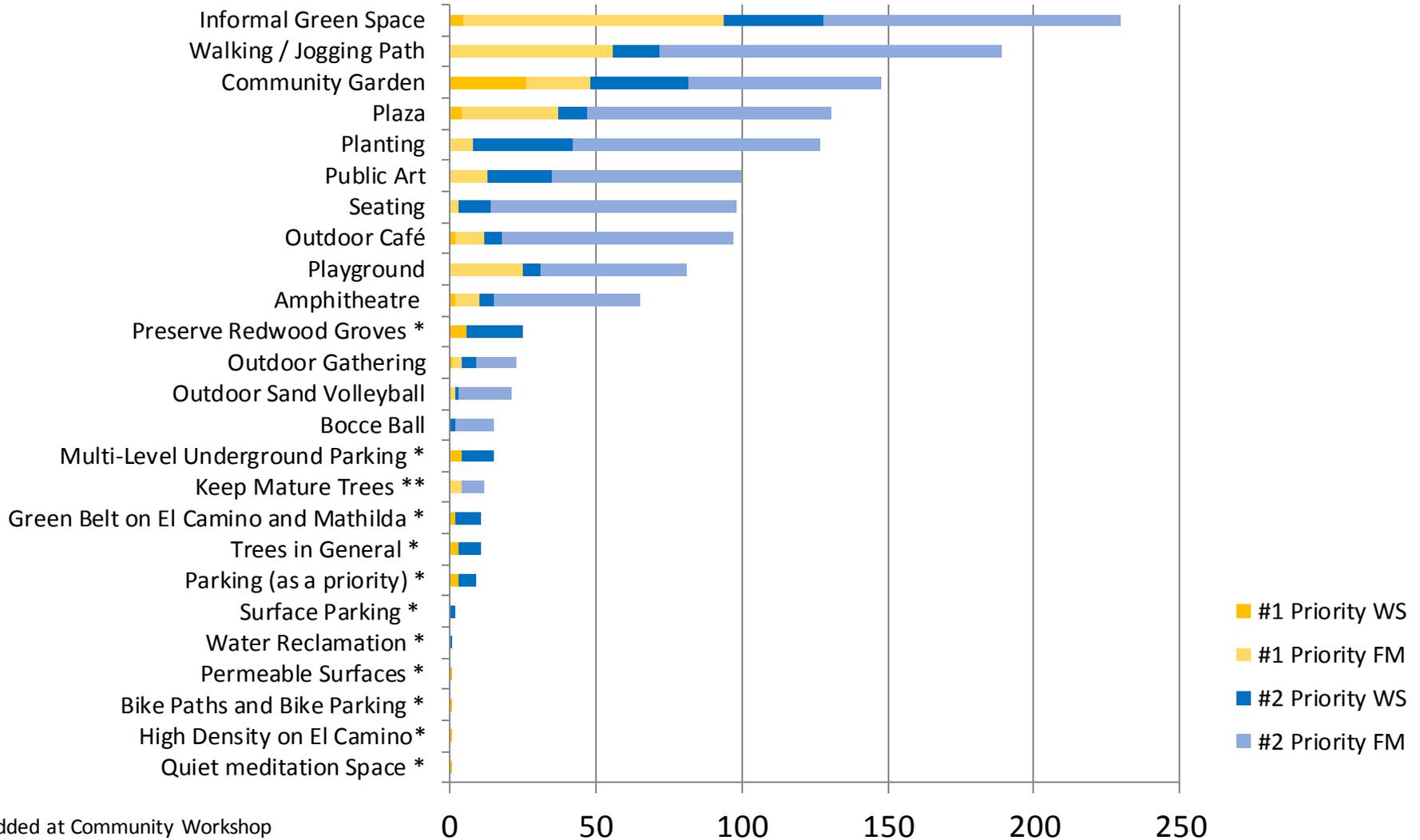
**Prioritize Building  
Locations**

**Surface Parking**

**All Underground  
Parking**



# Exterior Space Priorities



\*= Added at Community Workshop  
 \*\*= Added at Farmer's Market





# Architectural Space Program Recommendations

Interior	Existing	Proposed	Change
Library	61,000	117,000	92%
Public Safety	45,000	57,000	27%
City Hall	66,000	76,000	15%
<i>City Admin</i>		44,000	
<i>Shared</i>		32,000	
NOVA	15,000	19,000	27%
<b>Total</b>	<b>187,000</b>	<b>269,000</b>	<b>44%</b>



## Site Background

Zoning

Solar & Wind

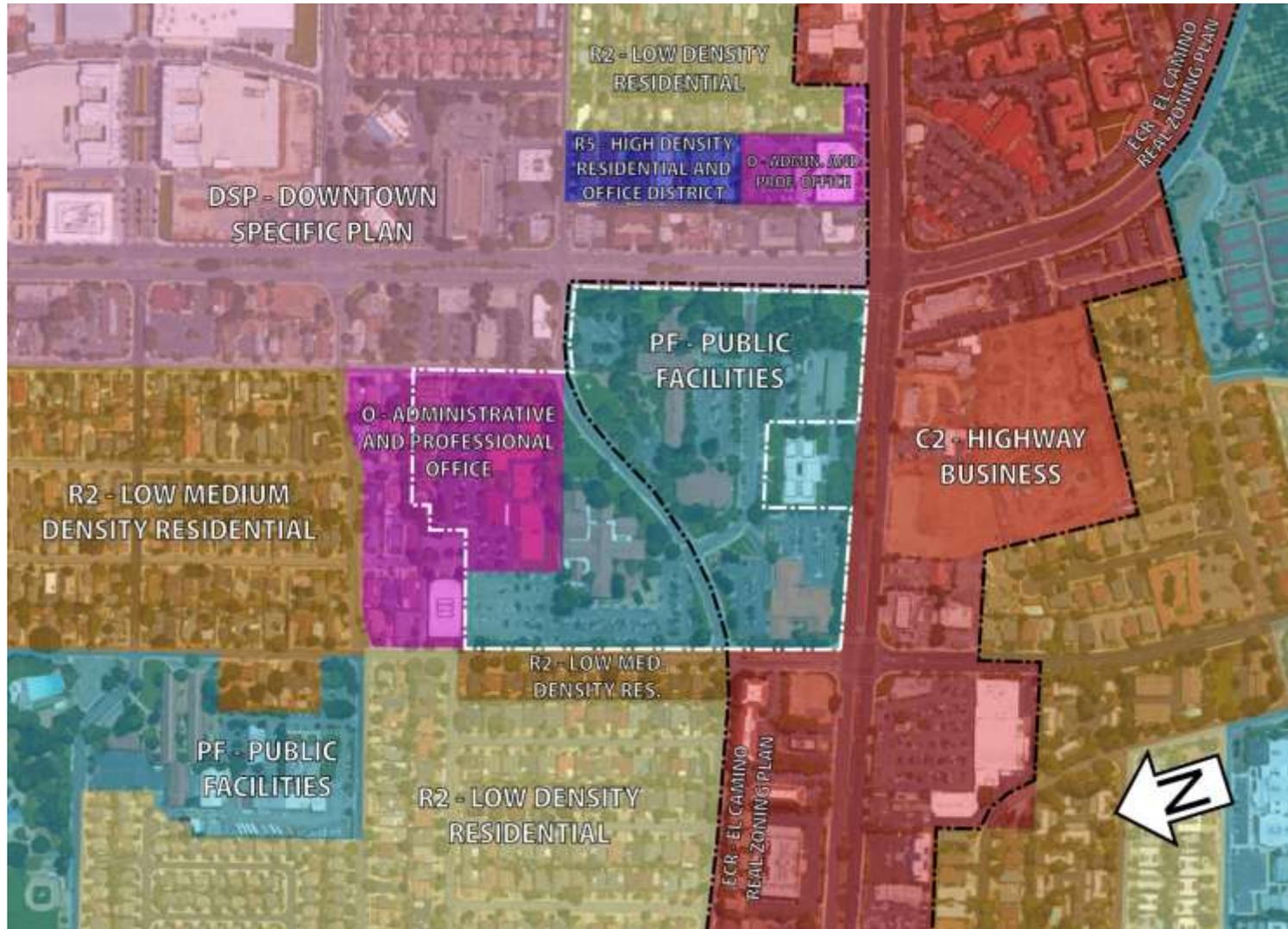
Context

Circulation

Noise



# Site Background - Zoning Information



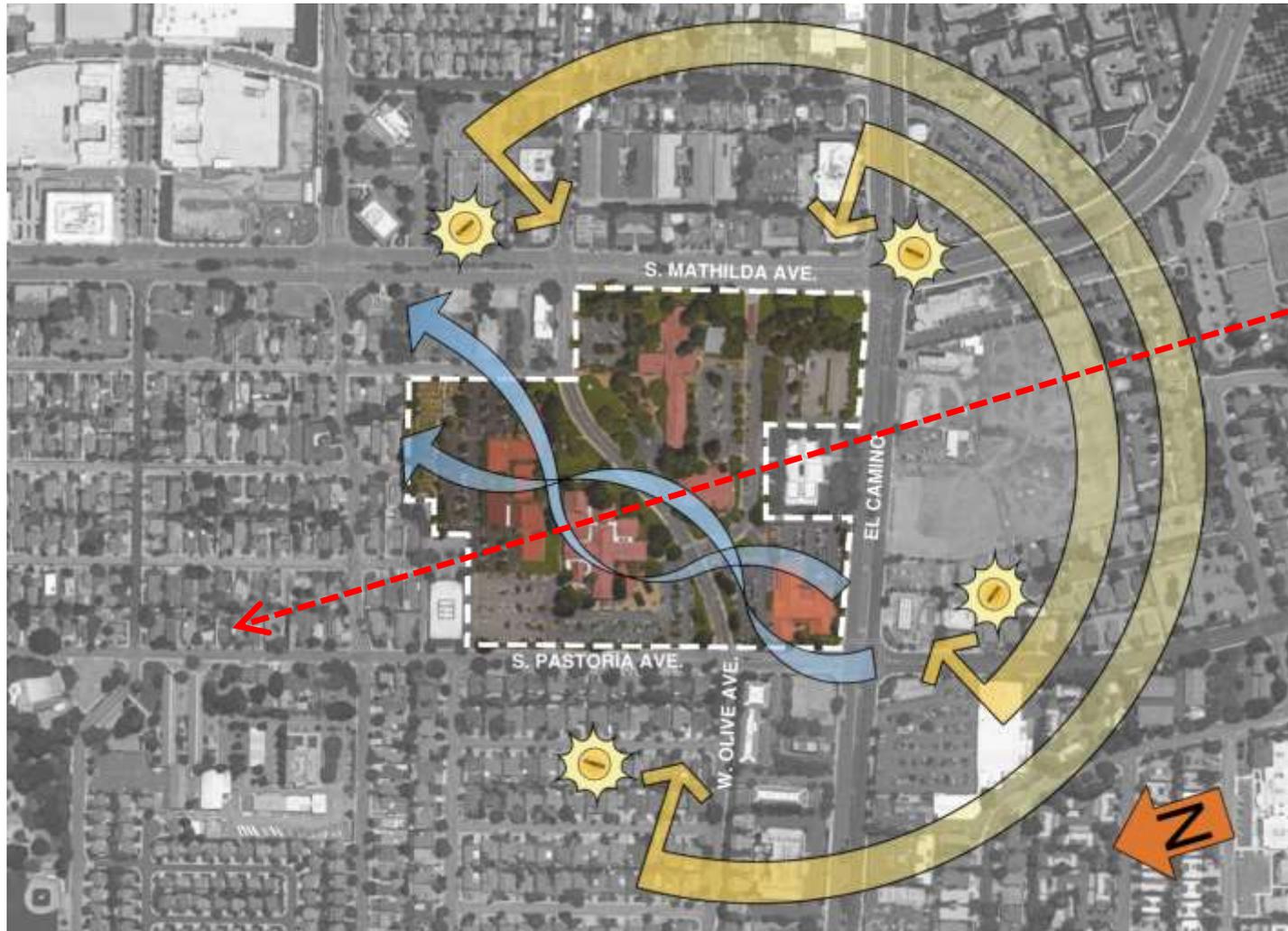


# Site Background - Zoning Information

Zoning	Setback Criteria	Height Criteria
<b>PF</b> Public Facilities	See most restrictive adjacent district criteria	See most restrictive adjacent district criteria
<b>R-0</b> Single-Family Residential	Front: 20' (1 <sup>st</sup> story) 25' (2 <sup>nd</sup> story) Side: 4' (1 <sup>st</sup> story) 7' (2 <sup>nd</sup> story)	30' 2 stories max.
<b>R-2</b> Single-Family Residential	Front: 20' (1 <sup>st</sup> story) 25' (2 <sup>nd</sup> story) Side: 4' (1 <sup>st</sup> story) 7' (2 <sup>nd</sup> story)	30' 2 stories max.
<b>C-2</b> Highway Business	Front: 70' Side: None	40' 2 stories max.
<b>O</b> Administrative and Professional Office	Front: 20' Side: 6' min. 10' total	30' 2 stories max.



# Site Background - Solar and Wind Diagram



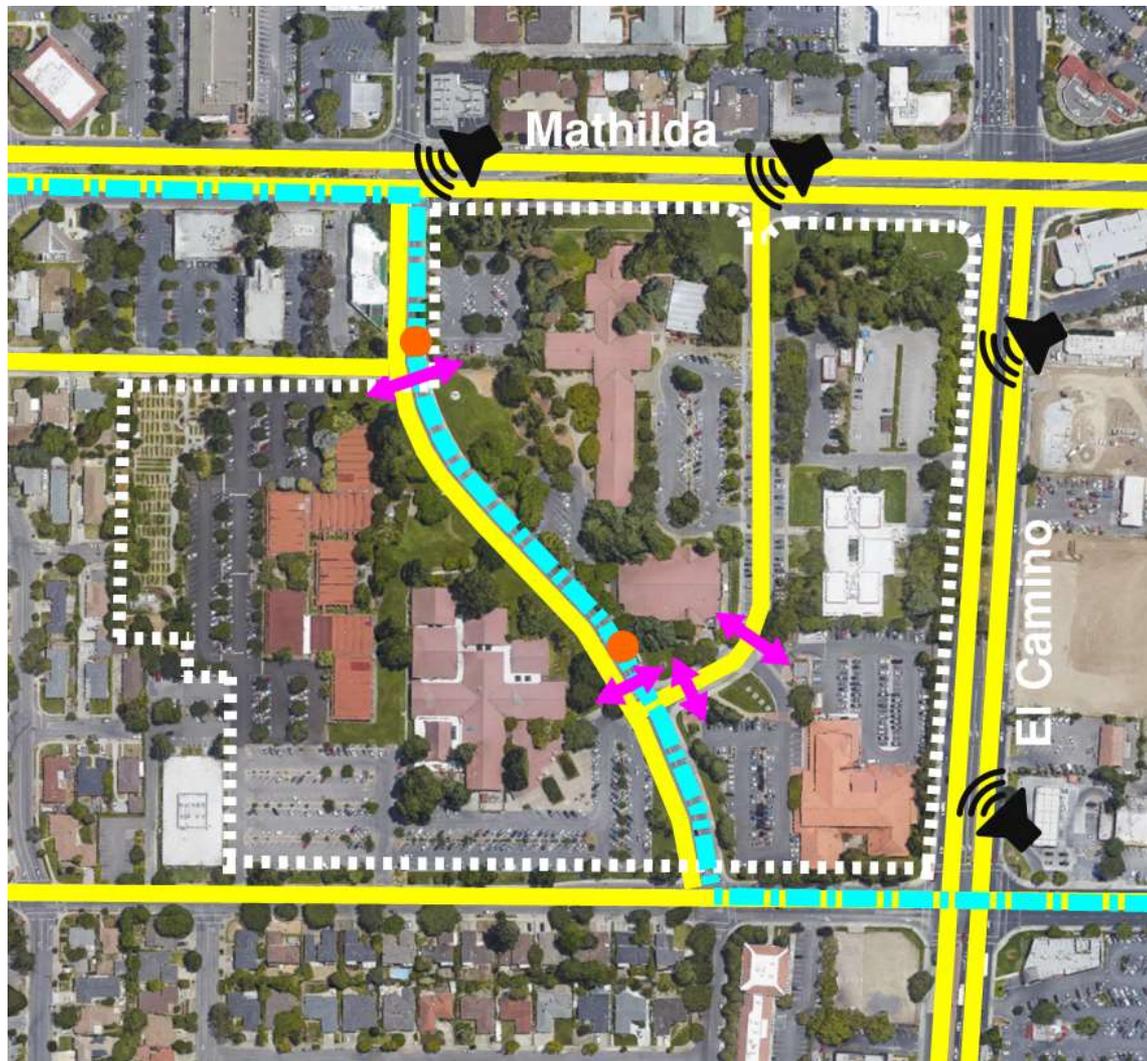


# Site Background - Sunnyvale Context





# Site Background - Circulation



- Vehicular Path of Travel
- Pedestrian Path of Travel
- Bus Line
- Bus Stop
- Site Boundary
- Noise Icon



# Existing Site Photos & Landscape Images

All American towards City Hall





# Site Planning Scenario Exercise

Introduction

Exercise



# Potential Site Planning Scenarios

- **Proposed Scenarios** (Primary Focus)
  - ❖ Prioritize Lower Cost to the Public
  - ❖ Prioritize Open Space
  - ❖ Prioritize Reuse
  
- **All Scenarios Will**
  - Consider Vision and Success Criteria
  - Use the Same Program (Buildings, Parking and Exterior Site Features)



# Application to Scenarios

	<b>Scenario A</b> Lower Cost to Public	<b>Scenario B</b> Reuse	<b>Scenario C</b> Open/Green Space
<b>Building Footprint</b>	Medium Density	Low Density	High Density
<b>Portion of Site for Sale or Lease</b>	Yes	No	No
<b>Acquire Courthouse Property</b>	No	No	Yes
<b>Public Safety</b>	Keep all On-Site	Keep all On-Site	Move a Portion Off-site
<b>Library</b>	On-Site	On-Site	On-Site
<b>Parking</b>	Maximum of 20% Parking Below Ground	Max of 50% Below Ground	Max of 80% Below Ground



# Exercise Instructions

Goals and Parameters

Schedule

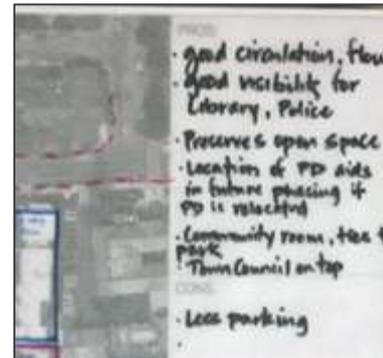
Roles

Resources



# Exercise - Goals & Parameters

- Scenarios are not Intended to be the Solution
- Multiple Perspectives in a Creative Forum
- Rapid Prototyping of Ideas
- Learning Lessons through Testing Scenarios
- Develop Opportunities and Constraints
- Informs Analysis and Land Use Alternatives





# Exercise Instructions – Roles

## ■ All Team Members

- Value Other's Ideas and Contribute Your Own - Participate!
- Discuss Pros and Cons – and Ensure They Are Documented

## ■ Recorder

- Records Key Discussion Points and Pros / Cons for Each Scheme

## ■ Presenter

- Presentation to Large Group (2-3 Minutes)
- Present 'Favorite' Scheme to Larger Group
- Talk About How Other Schemes Differ

## ■ Facilitator (*ABA Team*)

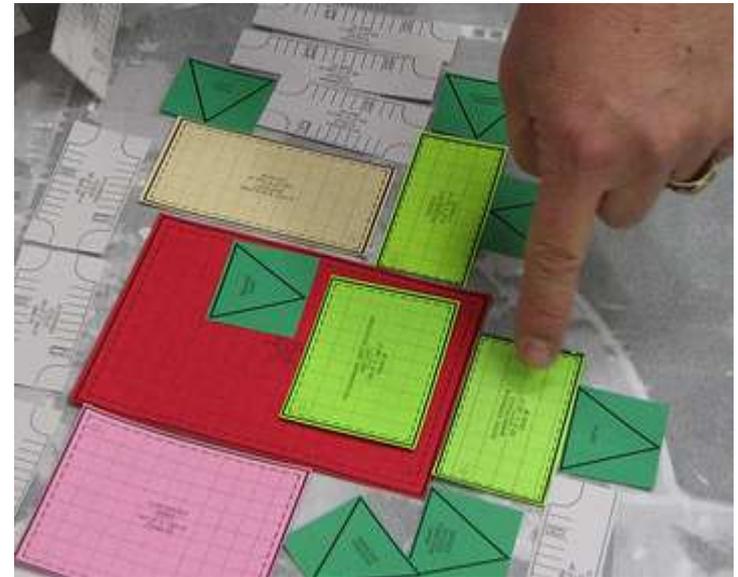
- Ensures Group Participation
- Keeps the Focus





# Exercise Instructions - Resources

- Team Instructions
- Scenario Criteria
- Aerial Site Map
- Space Program “Paper Dolls”
- Background Information





# Exercise - Part #1

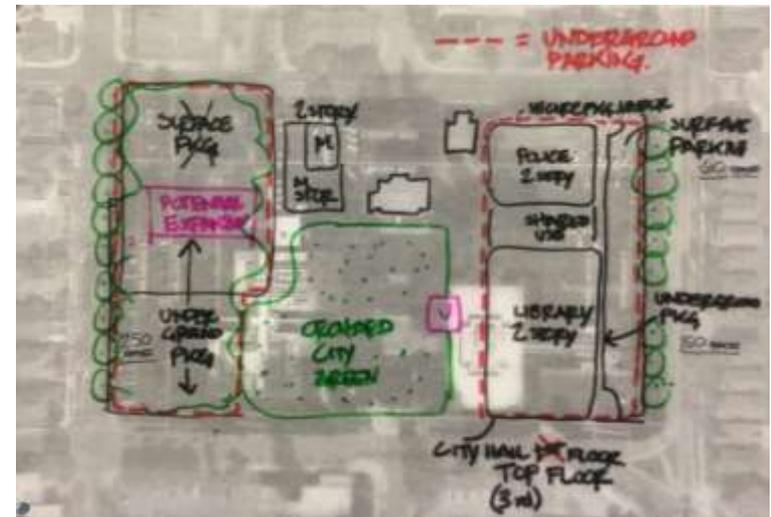
- **Small Group - 40 minutes**
  - Develop at least 2-3 Schemes
  - Document Each Idea on Trace Paper
  - Identify Opportunities and Constraints
- **Presentation of Schemes (2 minutes each Team)**
  - Opportunities and Constraints Discussion
  - Direction for Additional Development





## Exercise - Part #2

- Small Group - 30 minutes
- Develop Additional Schemes or Refine Previous Schemes
  - Develop a Presentation of the 'Best Idea'
  - Summarize Key Findings
  - Summarize Opportunities & Constraints
- Presentation of Revised Schemes (2 minutes each Team)
- Large Group Discussion
  - Opportunities and Constraints Discussion
- Key Findings Discussion





# Conclusion

## ■ Next Steps

- Commission Workshop, Wednesday, August 26, 6:30-9:30pm
- Community Workshop, Saturday, October 3, 9am-12pm
- Council Study Session, October 27<sup>th</sup>

## ■ Feedback



Thank You