



CABRILLO PAVILION & BATHHOUSE RENOVATION FACT SHEET



PROJECT OVERVIEW

The primary objectives of the Cabrillo Pavilion and Bathhouse Renovation Project are to achieve a viable community recreation center and return the building to its original status as the “crown jewel of East Cabrillo Boulevard.”

First constructed in 1926, the building’s outdated interiors, structural deficiencies, failing mechanical, electrical and plumbing systems, as well as poor site accessibility, significantly limit its potential to serve Santa Barbara residents and visitors. As one of the City of Santa Barbara’s most significant public assets, its renovation will ensure that it serves as a prime recreational facility well into the future.

What does the project include?

- Interior renovation of the Pavilion and Bathhouse
- New heating, cooling, ventilation, plumbing and electrical systems
- Renovation of the beachside promenade and the covered walkway (stoa) next to the playground
- Landscaping around the building
- Walkway along the western parking lot to connect Chase Palm Park to the promenade
- Walkway onto the beach
- Site lighting
- New building ramps and walkway access via the parking lots and sidewalk

What improvements are proposed for the Pavilion floor (upstairs)?

- Redesign of the lobby to create one large room
- Renovation of main special event room
- Renovation of restrooms
- Installation of modern prep kitchen for special events and functions
- Elevator connecting to the Bathhouse floor
- Renovation of the enclosed terrace with new windows and doors

What improvements are proposed for the Bathhouse floor (downstairs)?

- Lobby gathering area
- Renovation of men’s and women’s shower and locker facilities including family changing areas
- New multi-purpose rooms for gym/fitness, recreation programs, meetings and special events
- Renovation of area for private restaurant concession
- New small tenant space
- Elevator connecting to the Pavilion floor

How will the building be protected from flooding and storm events?

Renovation will include building structural and foundation waterproofing improvements as well as improved site drainage. The City is also studying methods to protect the building from long-term sea level rise and extreme ocean events.

When will project construction start? How long will it be closed?

Due to the scope and complexity of the project, a project construction schedule will only be developed once project design and preliminary City approvals are complete, which is anticipated in late spring/early summer 2015.

The renovation will require complete closure due to the need to construct structural and seismic improvements, install new mechanical, electrical, and plumbing systems, improve site access, and complete interior renovation improvements and exterior façade repairs.

Due to the amount of required work, it is anticipated that the renovation will require 18 months to complete.

What will the project cost? How is it funded?

The project is currently funded with just over \$9 million in former Re-Development Agency (RDA) bond proceeds. It is anticipated that project costs could exceed \$12 million. The City will be undertaking a fundraising campaign once project designs are complete and a complete cost estimate is developed.

What programs and services will be available when the building is closed?

The Parks and Recreation Department will continue recreation programs, special events, and weddings on East Beach to the extent possible. Temporary arrangements will be required to support these operations. Public beach access will be maintained.

What services and programs will be offered when the building re-opens?

Similar programs and services will be offered. Building renovations will expand the opportunity for new recreation programs and services as well as provide a premier special event venue for public and private gatherings. The renovation will also allow flexibility to address future needs and trends. With increased programming, the City anticipates the Bathhouse will have extended operating hours 7 days a week.

How will the project address public safety?

In addition to improved exterior lighting and longer operating hours, the City anticipates that greater use as a recreation destination by Santa Barbara families and visitors, fitness groups, and beach goers, will support site safety.

Will there continue to be an art and cultural component in the Pavilion?

Art, cultural displays and events are an important part of the facility. It is anticipated that the new facility will continue to provide for art displays and cultural events when reserved for these purposes.

What will happen to the East Beach Grill?

The Parks and Recreation Department has a long-time relationship with East Beach Grill dating back to 1984, and will honor the lease agreement that expires on December 31, 2017. The new facility design includes a dedicated restaurant space, and as is customary when lease agreements expire, the City will solicit a Request for Proposals (RFP) for a restaurant tenant.

How will parking work?

Currently there are no proposed changes to existing parking operations. When the project transitions from design to programming and services, there will be more discussion regarding the adjacent beach parking lots. There will be new bike racks to meet the demands of the facility.

How can I provide input on the project?

As the project design develops, there will be public hearings by the Historic Landmarks Commission, Parks and Recreation Commission and the Planning Commission. These meetings provide an opportunity for public comment. The Parks and Recreation Department will continue to hold community meetings to share project developments and solicit public input. You can also contact Department staff directly via email and/or telephone to ask questions, provide comments, and request to receive future updates. The project also includes a dedicated page on the City's website.

HOW TO STAY UP-TO-DATE ON THE PROJECT

For further information and to request notification of future updates, please contact:

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