



Kick-Off Meeting

April 3, 2018



BARTON SPRINGS BATHHOUSE REHABILITATION KICK-OFF AGENDA

- Guiding principles
- Recap relevant Feasibility Study findings
 - Site
 - Bathhouse
 - Sheffield/Splash
- Critical Project Constraints
- Tentative project schedule and current activities
- Public engagement and approval process
- New Maintenance Barn

BARTON SPRINGS BATHHOUSE REHABILITATION PROJECT PURPOSE

- Design for rehabilitation of the Barton Springs Bathhouse
- In accordance with the 2009 Barton Springs Master Plan and the 2016 Zilker Bathhouse Zone Feasibility Study

BARTON SPRINGS POOL MASTER PLAN GOALS STATEMENT

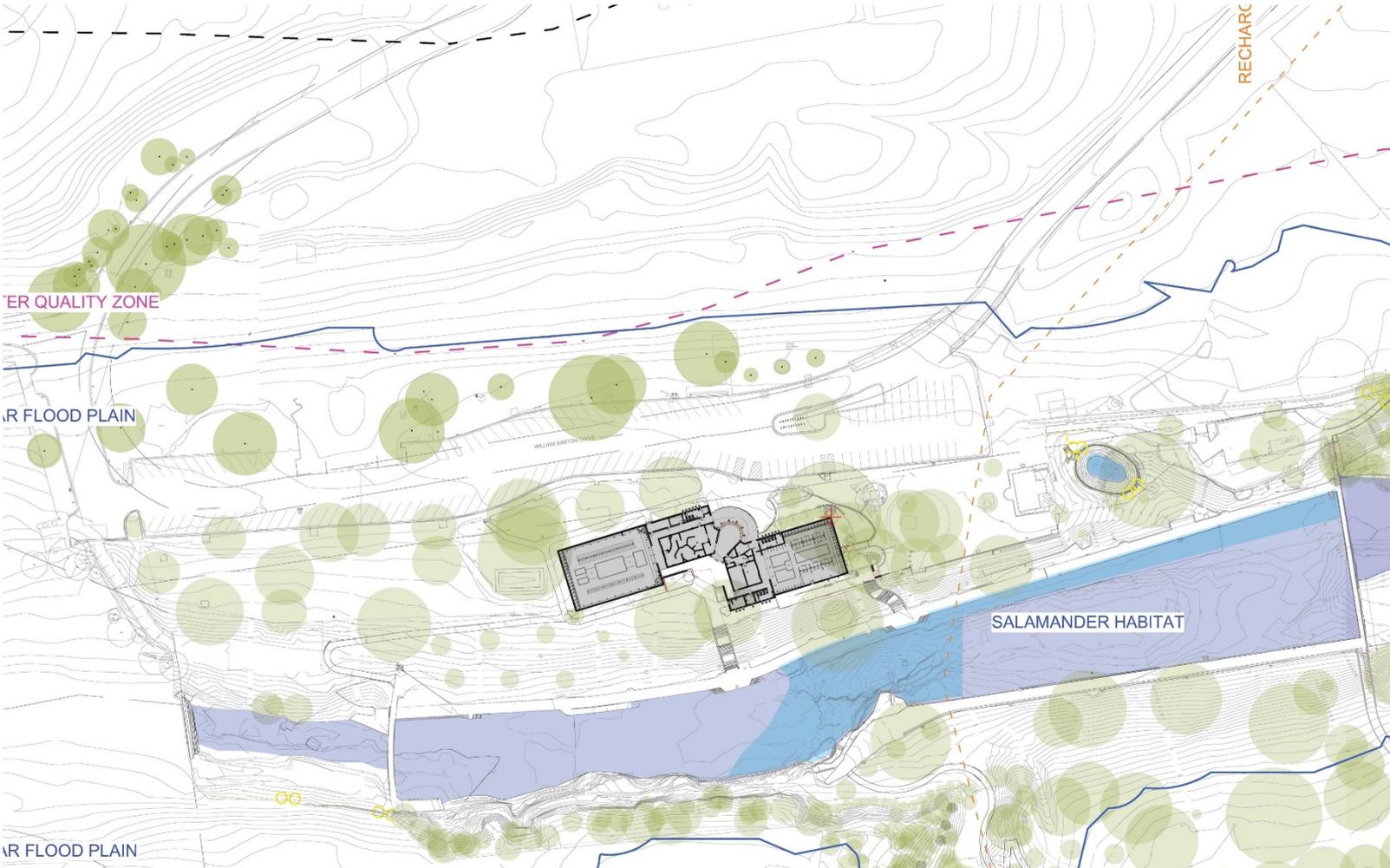
- Return site to its rightful glory with cleaner water and more enjoyable experience
- Propose appropriate additions and renovations to pool, buildings and grounds
- Respect unique natural and historical setting
- Accommodate significant demands on Austin's most popular park amenity

ZILKER BATHHOUSE ZONE FEASIBILITY STUDY

PROJECT PLANNING PRIORITIES

- Focus on grounds and facilities on the north side of Barton Springs Pool and how they interact
- Provide safe, durable park facilities capable of handling increasing use for 50 years
- Appreciate the special environment and history of the Barton Springs zone
- Increase ability of facilities and staff to deliver enhanced programs and amenities
- Plan for exemplary, sustainable facilities
- Leverage resources with public/private partners

BARTON SPRINGS POOL NORTH GROUND



2 SITE PLAN - OVERALL
Scale: 1" = 40'



ZILKER BATHHOUSE ZONE FEASIBILITY STUDY

INFRASTRUCTURE KEY FINDINGS

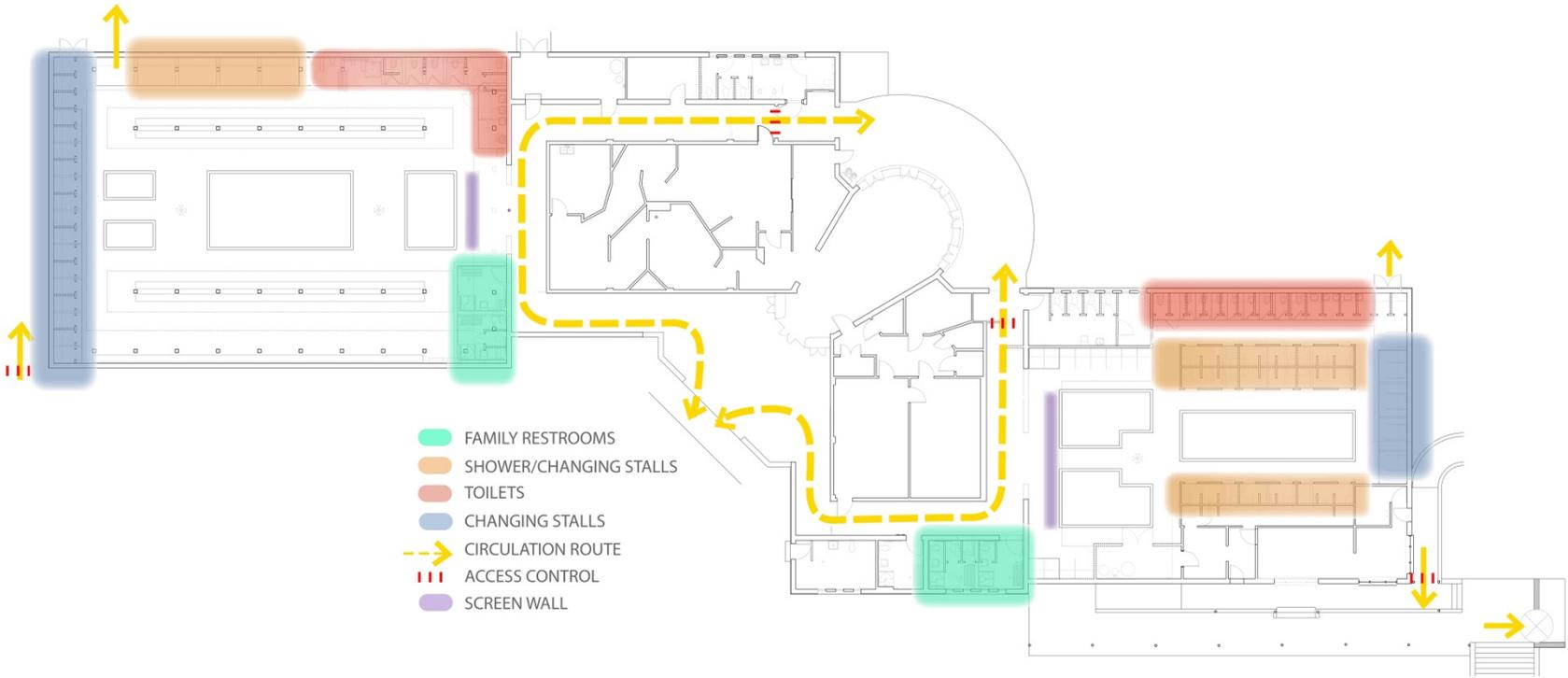
- Water quality elements should be considered
- Pedestrian circulation is conflicted and major pathways are inadequate
- Public restrooms and amenities need improvement
- Primary electric supply is old and overloaded
- Directional and Interpretive signage should be enhanced
- Vehicle circulation is hazardous; consider realignment and develop transit options
- Bike storage and parking could be improved



ZILKER BATHHOUSE ZONE FEASIBILITY STUDY

BATHHOUSE KEY FINDINGS

- Sheffield spaces, attic workshop and some storage elements are non-conforming use and construction
- Consider pedestrian entry(s) relocation with more automated control
- More exits are required for building and pool users
- Plumbing systems should be replaced
- Additional family restrooms are needed
- Visitor/information function needs staffing and possibly improved location

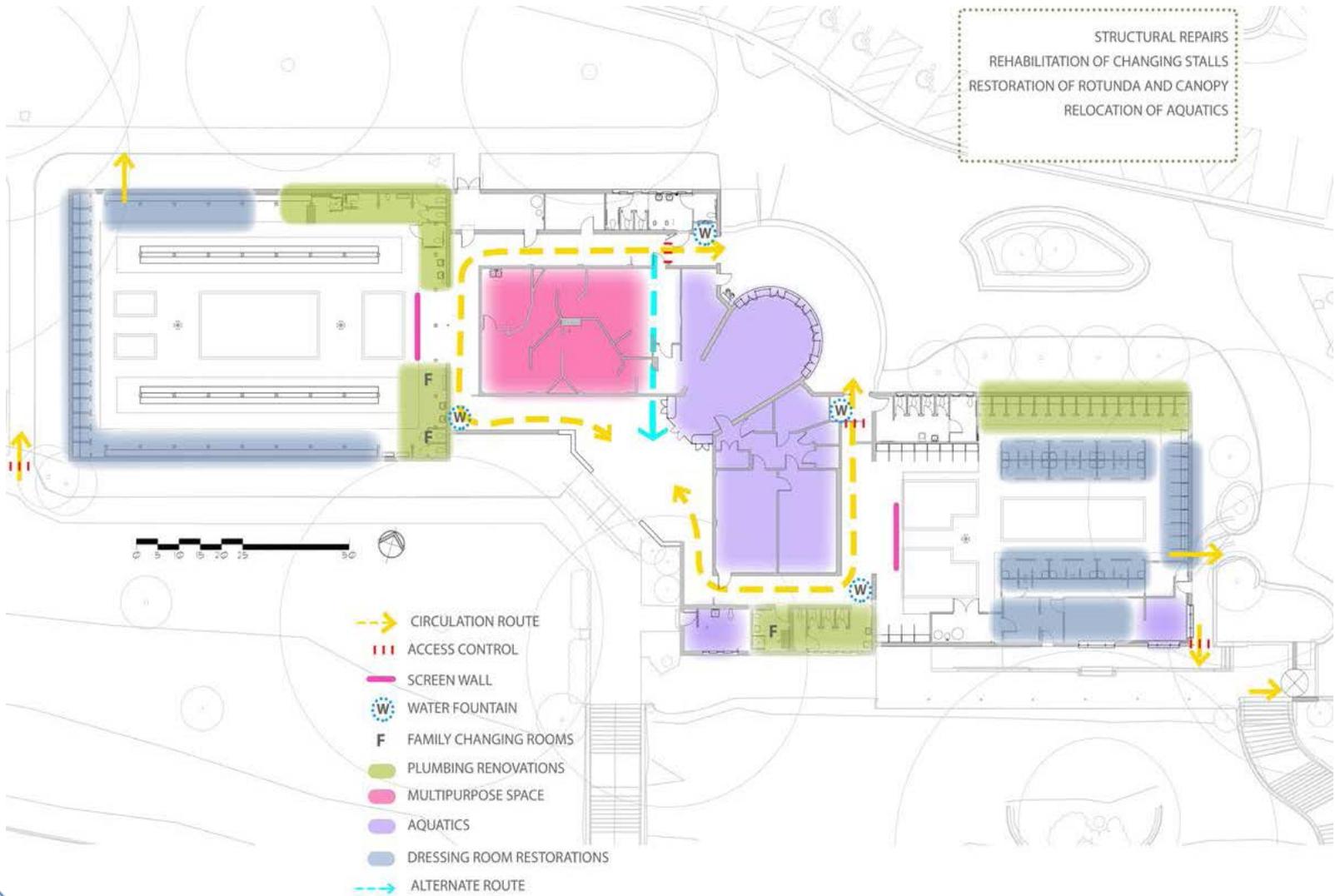


ZILKER BATHHOUSE ZONE FEASIBILITY STUDY

BATHHOUSE KEY FINDINGS CONT.

- Aquatics needs adequate and expanded spaces for staff, first aid and storage
- Both dressing areas are larger than current usage
- Most changing stalls need major repairs and/or modifications
- Number of shower stalls should be increased
- Canopy structures need significant repairs
- Some (west facing) bathhouse walls may need reinforcing
- Watershed biologist space should be included in the bathhouse

STRUCTURAL REPAIRS
REHABILITATION OF CHANGING STALLS
RESTORATION OF ROTUNDA AND CANOPY
RELOCATION OF AQUATICS



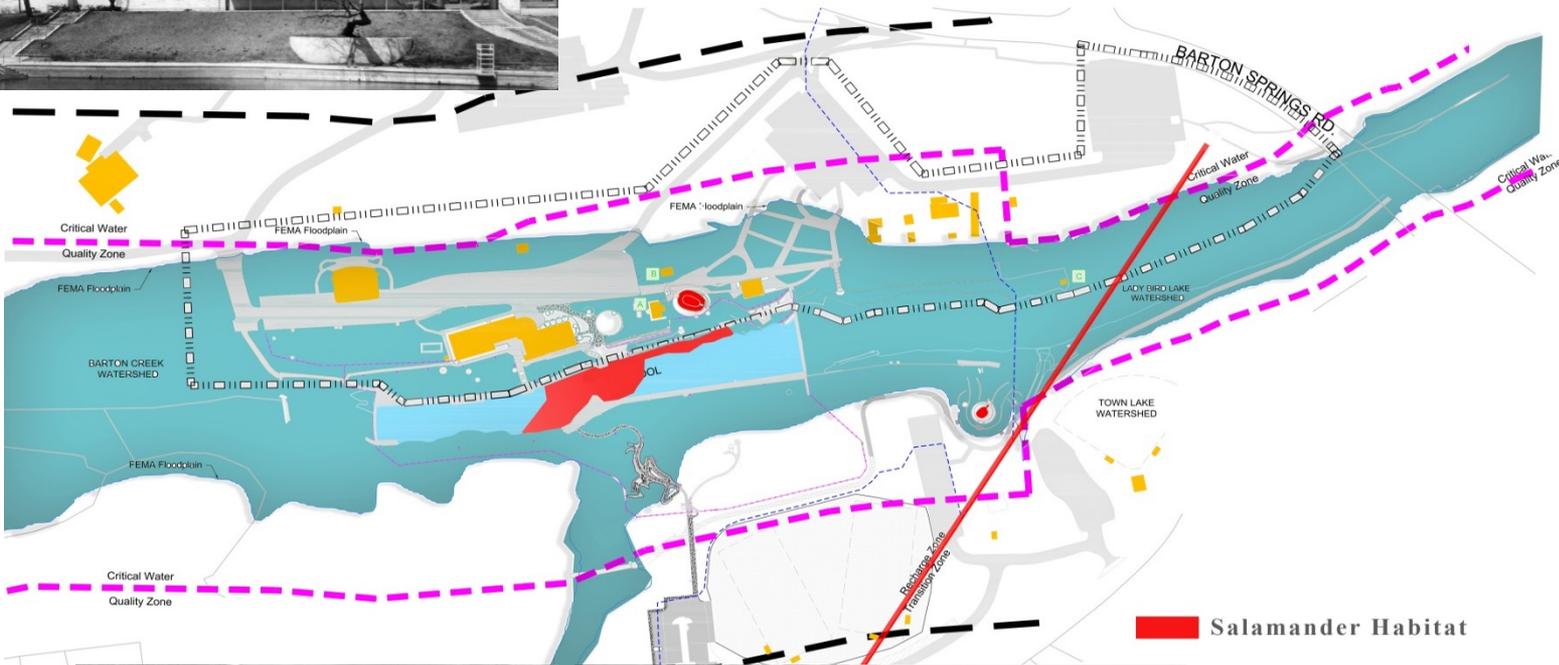
ZILKER BATHHOUSE ZONE FEASIBILITY STUDY SHEFFIELD/ SPLASH KEY FINDINGS

- Sheffield/Splash must remain in vicinity of Barton Springs Pool, Eliza and other natural elements
- If Sheffield/Splash remain in Bathhouse as non-conforming use and construction then improvements and replacement could be severely restricted
- Pedestrian egress (above flood plain) and accessible pathway need minor improvements
- Exhibits are in need of updating

ZILKER BATHHOUSE ZONE FEASIBILITY STUDY SHEFFIELD/SPLASH KEY FINDINGS CONT.

- Additional space for Sheffield exhibits, workshop, offices and education would enhance program delivery
- Any replacement facility should offer expanded capabilities
 - Possible visitor's/info center
 - Toilets for children and staff
 - Updated display, possibly underneath
- If moved, use of the vacated spaces is restricted

CONSTRAINTS



 Salamander Habitat

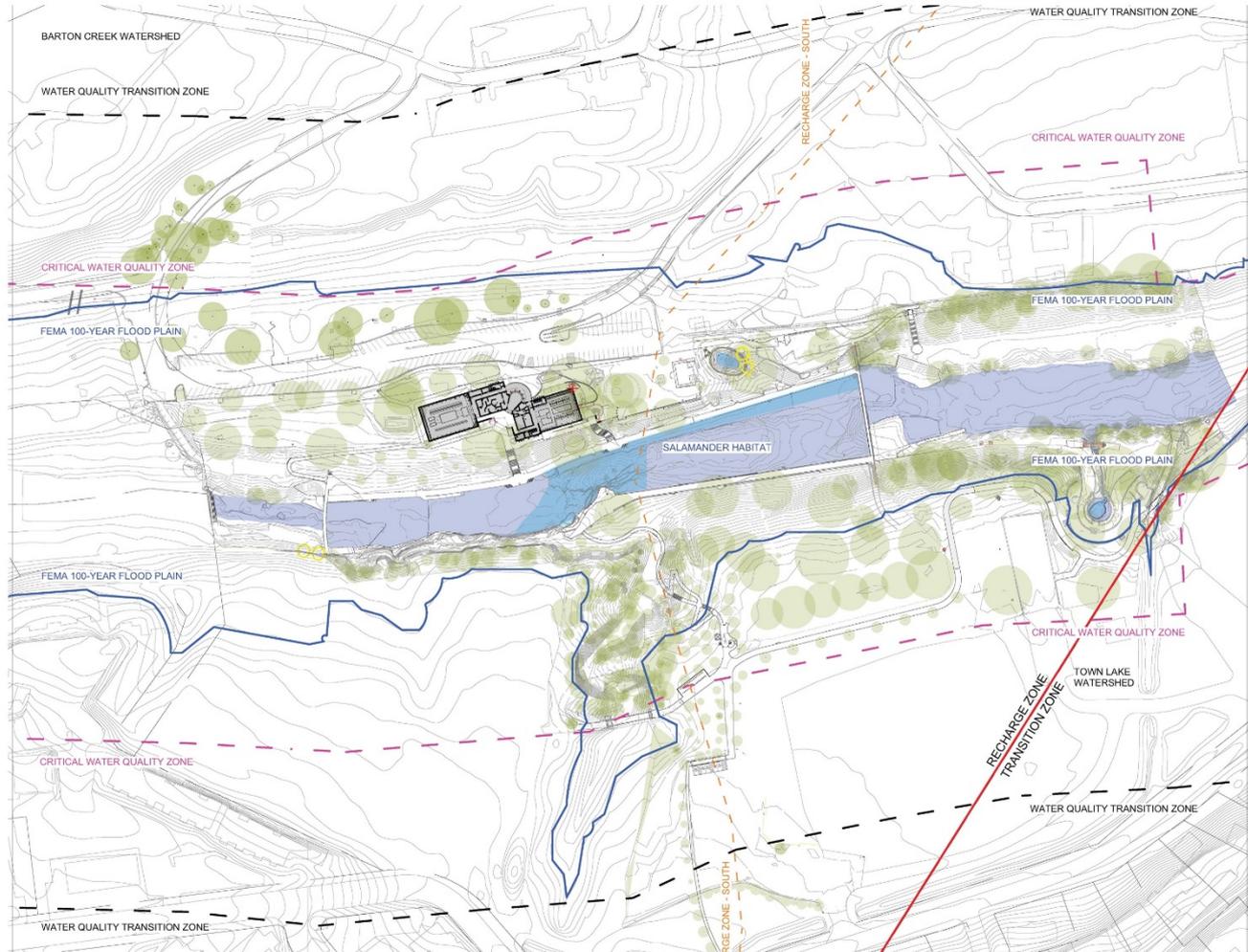


ZILKER PARK IMPROVEMENTS AT THE BATHHOUSE ZONE

BARTON SPRINGS BATHHOUSE REHABILITATION CRITICAL PROJECT CONSTRAINTS

- Public safety concerns
- Impervious cover beyond limit
- Inadequate water quality elements
- Major facilities in flood zone
- Critical species habitat and corresponding educational commitments
- Historical designations
- Heritage trees

BARTON SPRINGS POOL SITE OVERVIEW



1 SITE PLAN - OVERALL
Scale: 1:500

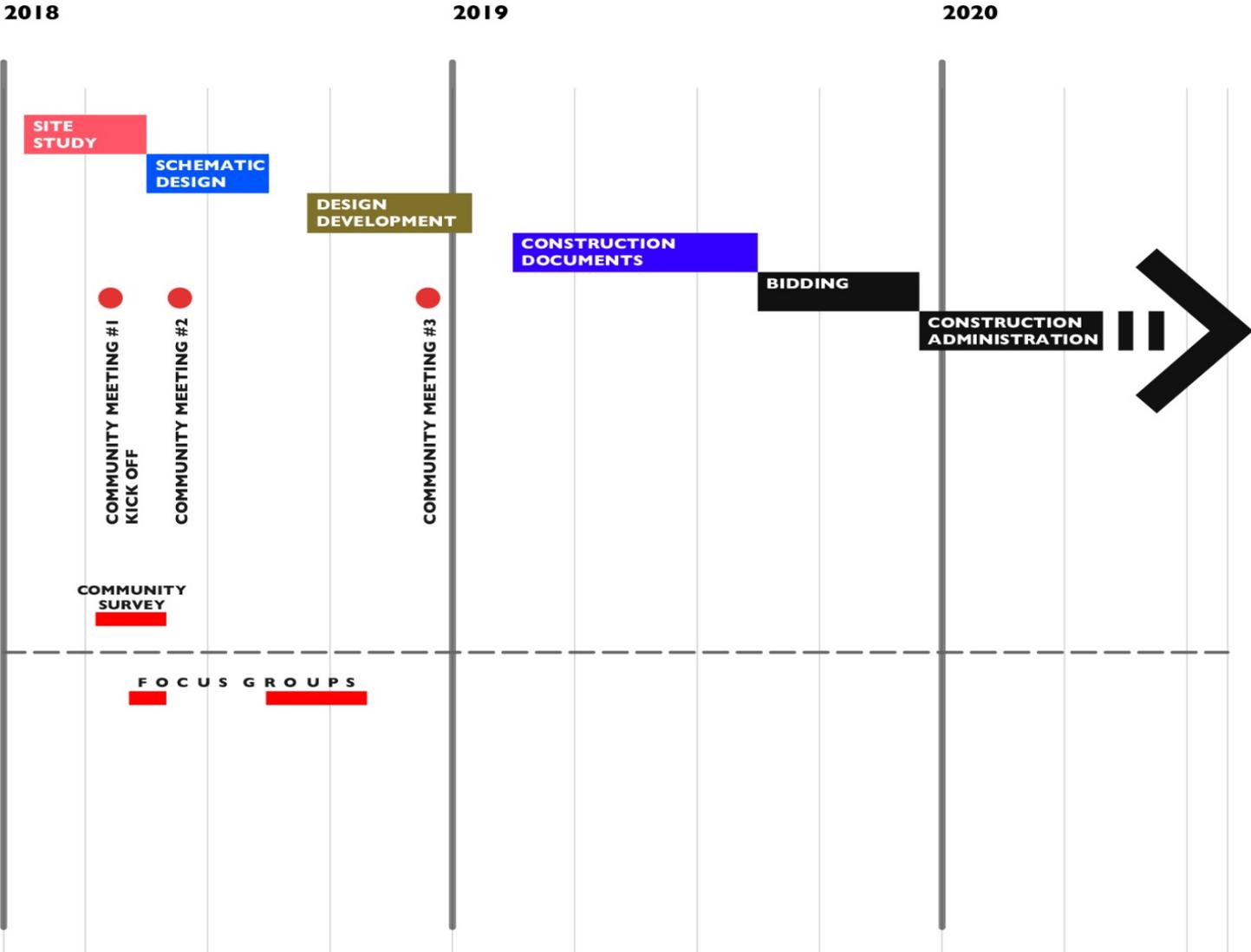


BARTON SPRINGS BATHHOUSE REHABILITATION

RECENT PROGRESS

- Consultant Limbacher & Godfrey Architects started work in March confirming measurements and conditions
- Ongoing investigations of mechanical, electrical, plumbing and structural conditions
- Initial programming discussions with on-site staff and Watershed Protection staff
- Consultant has made initial contact with State and City historic preservation staff; cleared for geotechnical borings

BATHHOUSE REHABILITATION TENTATIVE SCHEDULE



BARTON SPRINGS BATHHOUSE REHABILITATION DECISION MAKERS

- Austin City Council - ultimate approval of site plan ordinance (SOS Amendment)
- Approval of Plans - PARD Director and Parks and Recreation Board
- Other Key Influencers:
 - Joint Committee of the Environmental Board and Parks and Recreation Board
 - Historic Landmark Commission
 - Planning Commission

BARTON SPRINGS BATHHOUSE REHABILITATION PROMISE TO THE PUBLIC

- We will work to ensure that your concerns and aspirations are reflected in the alternatives developed and provide feedback on how the public input influenced the decision.

BARTON SPRINGS BATHHOUSE REHABILITATION COMMUNITY ENGAGEMENT TEAM

- David Kim Taylor - Public Works, Project Manager
- John McKennis – PARD, Project Coordinator
- Cara Welch – PARD, Community Engagement Specialist

BATHHOUSE EXISTING FLOOR PLAN

