

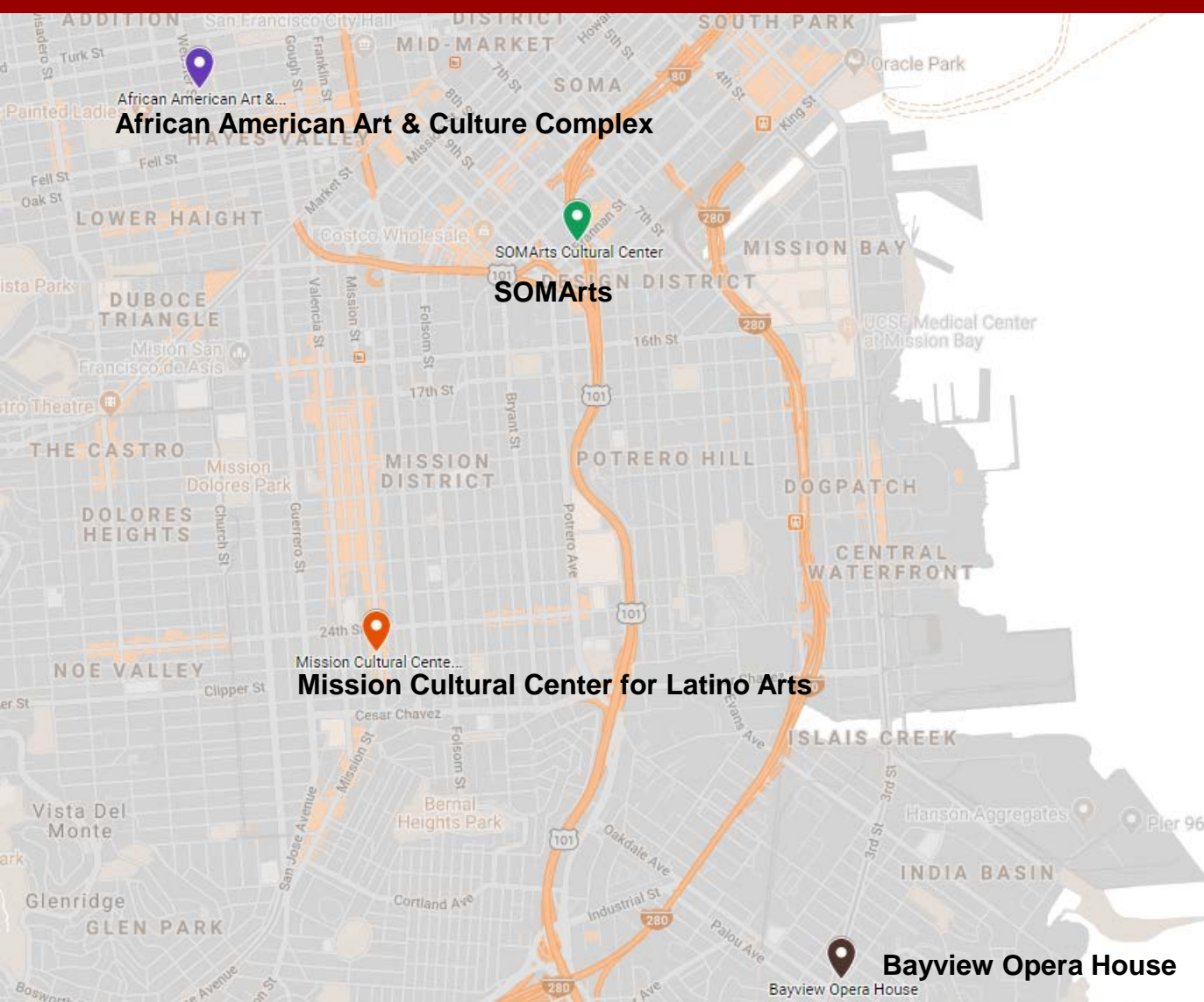
Cultural Center Facility Needs

January 27, 2020



- Intro/overview of the four cultural centers
- Completed projects
- Currently funded capital projects
- Major upcoming needs

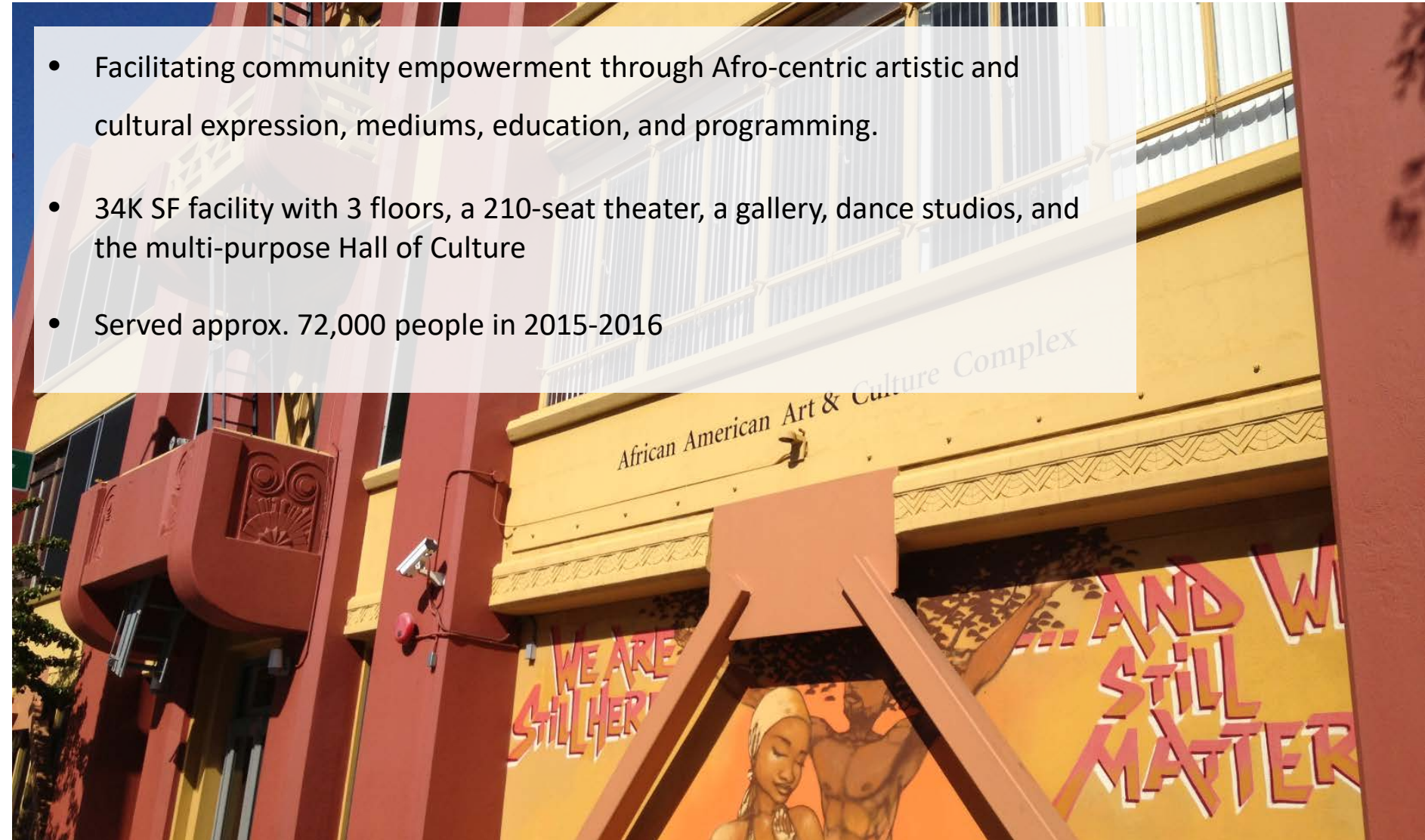
MAP OF FOUR CENTERS



AFRICAN AMERICAN ART AND CULTURE COMPLEX (AAACC)

sfac

- Facilitating community empowerment through Afro-centric artistic and cultural expression, mediums, education, and programming.
- 34K SF facility with 3 floors, a 210-seat theater, a gallery, dance studios, and the multi-purpose Hall of Culture
- Served approx. 72,000 people in 2015-2016



BAYVIEW OPERA HOUSE (BVOH)



- Nurturing the next generation of artists of color by providing accessible, diverse, and high-quality arts education, cultural programs and community events.
- 14,000 SF Historic Landmark facility with a 300 seat theater.
- Served approximately 58,000 people in 2017-2018

MISSION CULTURAL CENTER FOR LATINO ARTS (MCCLA)



- Promoting, preserving, and developing the Latino cultural arts that reflect the living traditions of the Chicano, Central & South American and Caribbean people.
- 33,000 SF facility with 4 floors, a 150-seat theater, two galleries, dance/music/and art studios.
- Served approximately 186,000 people in 2017-2018



- Leveraging the power of art as a tool for social change through multi-disciplinary events and exhibitions.
- 26,000 SF facility with two floors, a 350-seat theater, two galleries, dance/ceramic/print studios, and three classrooms.
- Served approximately 238,400 people in 2017-2018



African American Art and Cultural Complex

- **2010/11:** Furnace replacement
- **2013:** 2nd & 3rd floor barrier removal
- **2015:** Electrical panel upgrade & 30 KVA transformer replacement
- **2018:** Partial replacement of heating equipment

Bay View Opera House

- **2014:** Rerouting of 4" fire water service
- **2015:** Modification to fire alarm system
- **2016:** Emergency panel & initiation device replacement
- **2019:** ADA barrier removal & site / landscape improvements

Mission Cultural Center for Latino Arts

- **2011:** Partial replacement of heating and ventilation equipment
- **2013:** Complete roofing replacement
- **2015:** Modifications to sprinkler & fire alarm systems
- **2015:** 3rd floor bathroom ADA barrier removal

SOMArts Cultural Center

- **2011:** Partial replacement of heating and ventilation equipment
- **2014:** Modification to fire alarm system
- **2015:** Roofing replacement
- **2019:** ADA barrier removal

CURRENTLY FUNDED CAPITAL PROJECTS: MCCLA

- Elevator and ADA Barrier Removal

- Project budget: \$3.25 M
- Schedule:
Bid award: May 2020
Completion: July 2021

- Partial Mechanical Equipment Replacement:

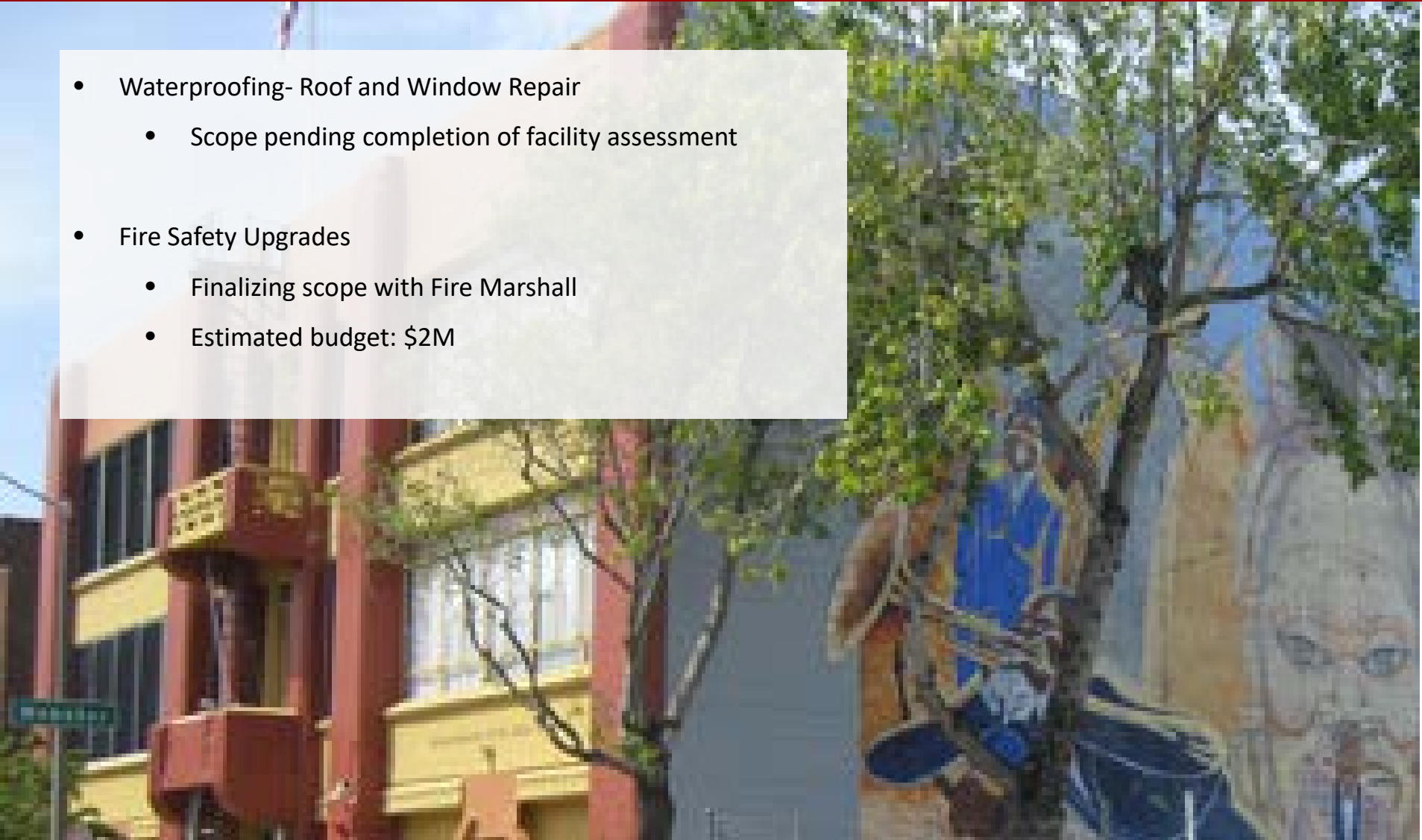
- Project budget: \$2.4 M
- Schedule:
100% CDs: July 2020
Bid award: December 2020
Completion: June 2021



CURRENTLY FUNDED CAPITAL PROJECTS: **AAACC**



- Waterproofing- Roof and Window Repair
 - Scope pending completion of facility assessment
- Fire Safety Upgrades
 - Finalizing scope with Fire Marshall
 - Estimated budget: \$2M



Purpose:

- For Arts Commission facility use and planning
- Assessments include evaluation of architectural, structural, mechanical and life safety systems

Buildings evaluation & estimate categories:

- **REPAIR**: Correction of significant deficiencies in order to improve the safety and comfort of the facility
- **RENOVATION**: Repair as well as replacement of all equipment, fixtures, systems and finishes that are in fair or poor condition.
- **REPLACEMENT**: Includes complete demolition & replacement of existing building.

MAJOR UPCOMING NEEDS:

FACILITY ASSESSMENT – ESTIMATED (ROM) PROJECT BUDGETS



Center	Repair	Renovate (Repair items +)
<p>AAACC SHR 4 Structural Assessment Tier 1 – Complete Tier 2 – Pending</p>	<p>\$3.5 - \$4.0 M HVAC Resilient SHR 4 to SHR 3 New fire alarm Limited repair of roof, exterior walls, doors, windows, and skylights</p>	<p>\$13.0 - \$15.0 M New EV charging stations Addition of HVAC ducted returns Replacement of roof (including insulation and overflow drains), garage door, and electrical switchboard Extensive replacement of doors, windows, louvers, and skylights</p>
<p>BVOH SHR Pending</p>	<p>\$1.2 - \$1.35 M Structural improvements (pending) Replace low roof and gate Fix drainage Add HVAC at laundry Minor lighting</p>	<p>\$3.25 - \$3.75 M Repair items plus new trash/recycling enclosure Extensive replacement of HVAC, kitchen, and wood floors</p>

MAJOR UPCOMING NEEDS:

FACILITY ASSESSMENT – ESTIMATED (ROM) PROJECT BUDGETS



Center	Repair	Renovate (Repair items +)
<p>MCCLA <i>SHR Pending</i></p>	<p>\$1.5 – \$2.0 M <i>Structural improvements (pending) Steel window replacement Limited interior finishes and doors</i></p>	<p>\$3.5 - \$4.0 M <i>Complete barrier removal Paint exterior Extensive replacement of windows, doors, casework, and finishes</i></p>
<p>SOMARTS SHR 4 <i>Structural Assessment Tier 1 – Complete Tier 2 – Complete</i></p>	<p>\$13.25 - \$15.5 M <i>Partially HVAC Resilient (Temperature Only) SHR 4 to SHR 3 Replace theatrical lighting New elevator Limited replacement of doors, windows, roofing, and finishes Sitework</i></p>	<p>\$35 - \$40 M <i>New fire water connection; remaining lighting; extensive replacement of exterior cladding (including insulation), interior finishes, plumbing, and sitework</i></p>