

Rancho Cordova Civic Center Visioning Session - Meeting #2



AGENDA

Process Timeline

VISION

Shared Values

Project Vision Statement

PROGRAM

Focused Research

Student Survey Findings

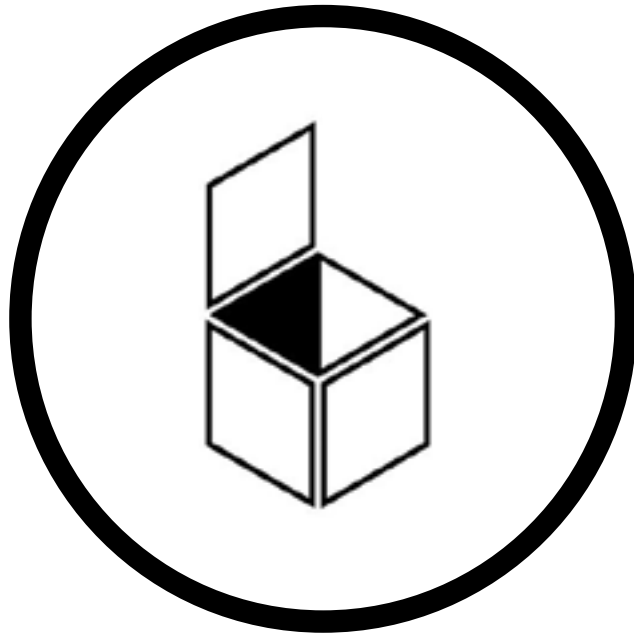
PLACE

Asset Mapping

Site Analysis - Mills Station & Kilgore

PHASE 1

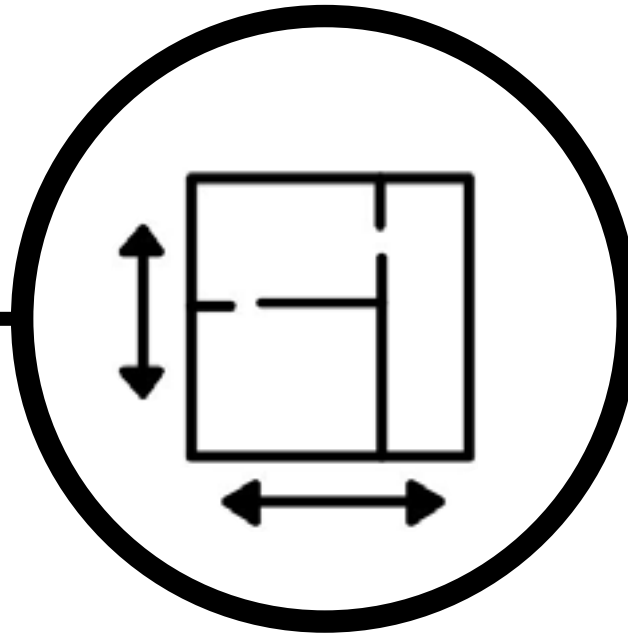
Define the Vision



- Precedent Research of Civic & Community Centers
- Workshop and Define
 - program components
 - quality of experience
 - typology

PHASE 2

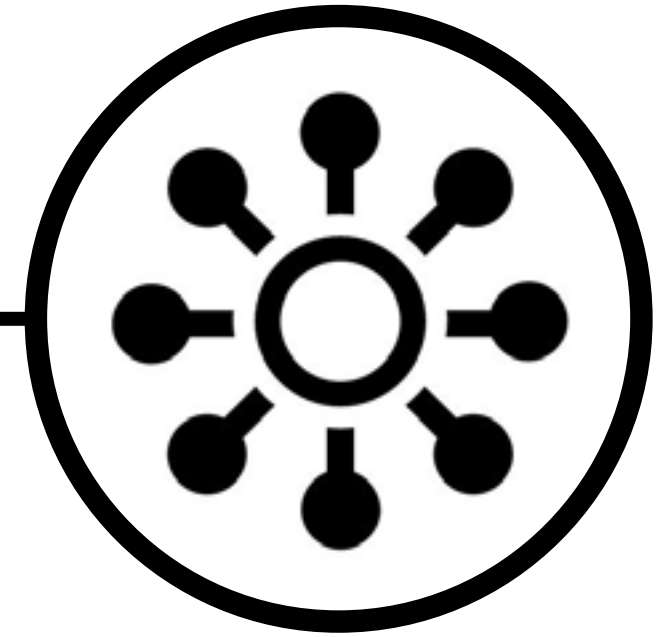
Conceptual Planning & Test Fit



- Identify Potential Sites with established set of programs, preferred experience, and typology
- Feasibility analysis of recommended site(s)
- Prioritize program need and consider phasing

PHASE 3

Comprehensive Master Planning



- Master Planning to define program size, site planning concepts, and framework for city planning & development
- Formation of Consultant Team
- Define proposed funding per phase
- Define a strategy for community and stakeholder engagement



VISION

An aerial photograph of Rancho Cordova, California, during sunset. The sky is a mix of orange, yellow, and blue. A dense forest of green trees covers the landscape. A prominent red metal truss bridge spans across a body of water in the foreground. The water reflects the colors of the sky. In the background, a line of evergreen trees is visible against the horizon.

**Which of Rancho Cordova's
Shared Values
will the Civic Center most reflect?**

**What are the potential
Programs + Site Characteristics
for the Rancho Cordova Civic
Center?**

Rancho Cordova Shared Values

Partnership



Diversity



Fun



Family + Youth



Strong Sense
of Community



Shared Concerns / Project Touchstones



Health
Integrated
Wellness



Economy
Inclusive Growth



Society
Social Solidarity



Infrastructure
Engaged
Ownership



Security
Public Safety



Environment
Sustainable
Practices



Education
Open Opportunity

Imagine If...



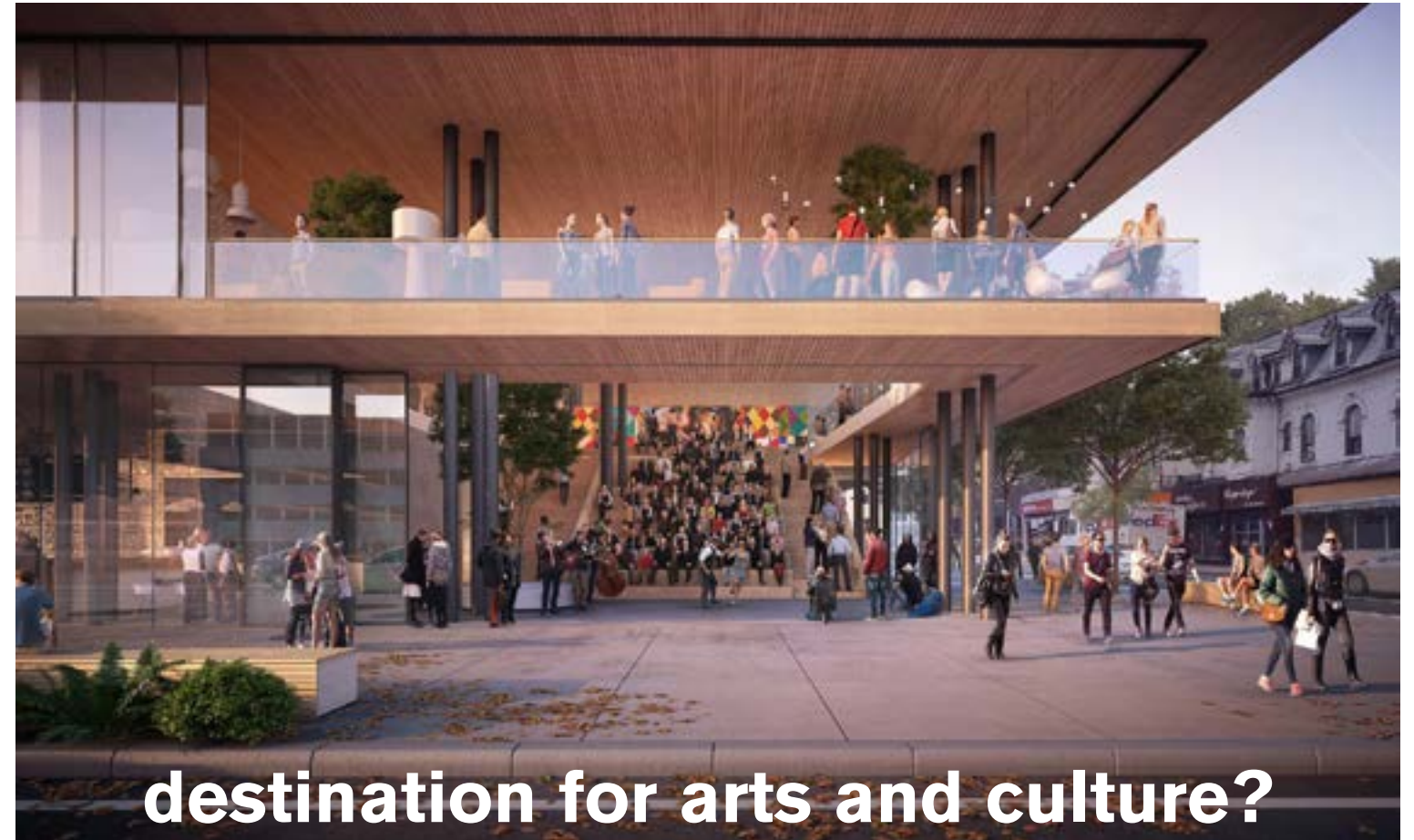
catalyst for local business?



community health, wellness, and fun?



citizen-focused service center



destination for arts and culture?

The goal of the Rancho Cordova Civic Center is to develop a flexible gathering place for the citizens of Rancho Cordova and larger community which promotes the sharing of **culture** and opportunities for **recreation** within a **civic** sensibility.

The Rancho Cordova Civic Center is a place that:



Grows, promotes culture



Feels good, supports recreation & wellness



Reflects the civic values of Rancho Cordova

The Rancho Cordova Civic Center is not:



a single-use facility.

Flexibility is important



retail focused.

The city has other opportunities



a government center

The existing Civic buildings meet the city's current need

What are the qualities of Great Civic Centers?

They give identity to cities.

They have active, pedestrian-scaled, outdoor space.

They serve a diverse population.

They benefit cities economically.

They occupy important locations.

They are resilient.



PROGRAM

What are the potential Programs for the Rancho Cordova Civic Center?



CULTURAL

[Library](#)
[Children's Museum](#)
[Art Museum](#)
[Arts Center](#)
[Theater/Auditorium](#)
[Performance Center](#)
[Teen Center](#)
[Nature Center](#)
[Veterans Center](#)
[Senior Center](#)
[Community College](#)
[Classroom/Study Rooms](#)
[Pre-School/Daycare](#)
[Exhibition Space](#)
[History Museum](#)
[Preschool](#)
[Church Meeting Space](#)
[Boys & Girls Club](#)

RECREATIONAL

[Park](#)
[Basketball Courts](#)
[Baseball Courts](#)
[Soccer Fields](#)
[Tennis Courts](#)
[Multipurpose Community Room](#)
[Gymnasium](#)
[Yoga/Meditation](#)
[Fitness Room](#)
[Locker Rooms](#)
[Craft / Maker Room](#)
[Classroom Kitchen](#)
[Community Center](#)
[Dance Studio](#)
[Community Garden](#)
[Playground](#)
[Aquatic Center](#)
[Foodtruck Lot](#)

CIVIC SERVICES

[Council Chambers](#)
[Administrative Offices](#)
[Public Works](#)
[Human Resources](#)
[Community Development](#)
[Recreation](#)
[Finance](#)
[Executive Offices](#)
[Permit Center](#)
[Police Department](#)
[Staff Cafeteria](#)
[Transit Center](#)
[Parking](#)

COMMERCIAL

[Retail](#)
[Café](#)
[Hotel](#)
[Conference Center](#)
[Housing](#)
[Local Vendor Market](#)
[Events Space](#)
[Co-Working Space](#)
[Restaurant](#)

What are the potential Programs for the Rancho Cordova Civic Center?



CULTURAL

Library
Children's Museum
Art Museum
Teen Center
Nature Center
Veterans Center
Senior Center
Classroom/Study Rooms
Pre-School/Daycare
Exhibition Space
History Museum
Preschool
Church Meeting Space
Boys & Girls Club



RECREATIONAL

Basketball Courts
Multipurpose Community
Room
Craft / Maker Room
Classroom Kitchen
Community Center
Playground
Foodtruck Lot



COMMERCIAL

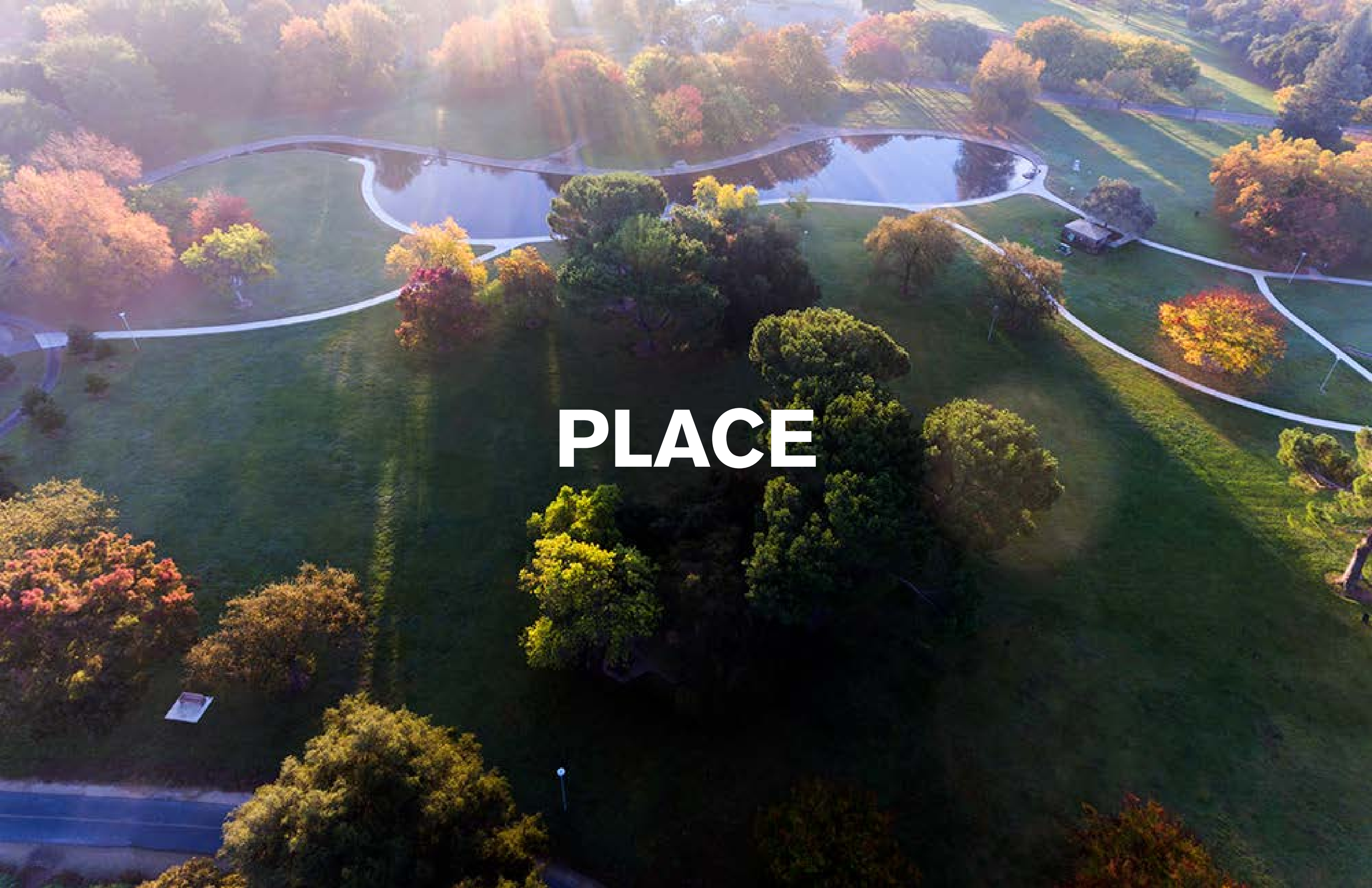
Café
Conference Center
Local Vendor Market

What are the potential Programs for the Rancho Cordova Civic Center?

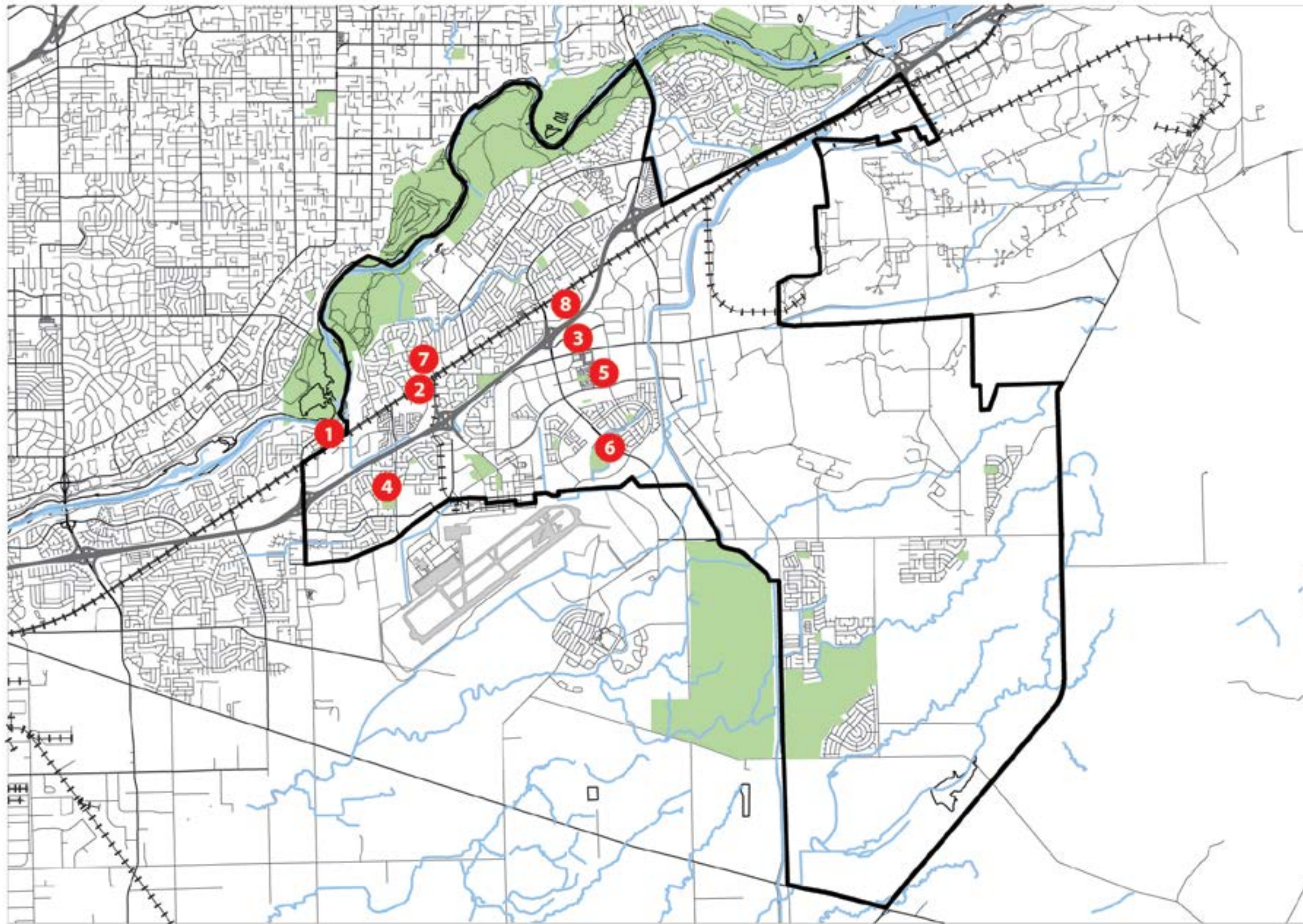


STUDENT SURVEY

Community Study Rooms
Mental Health Services
Multi-purpose Community
Rooms
Gymnasium
Dance Studio
Game Room
Cafe
Movie Theater
Pet Cafe



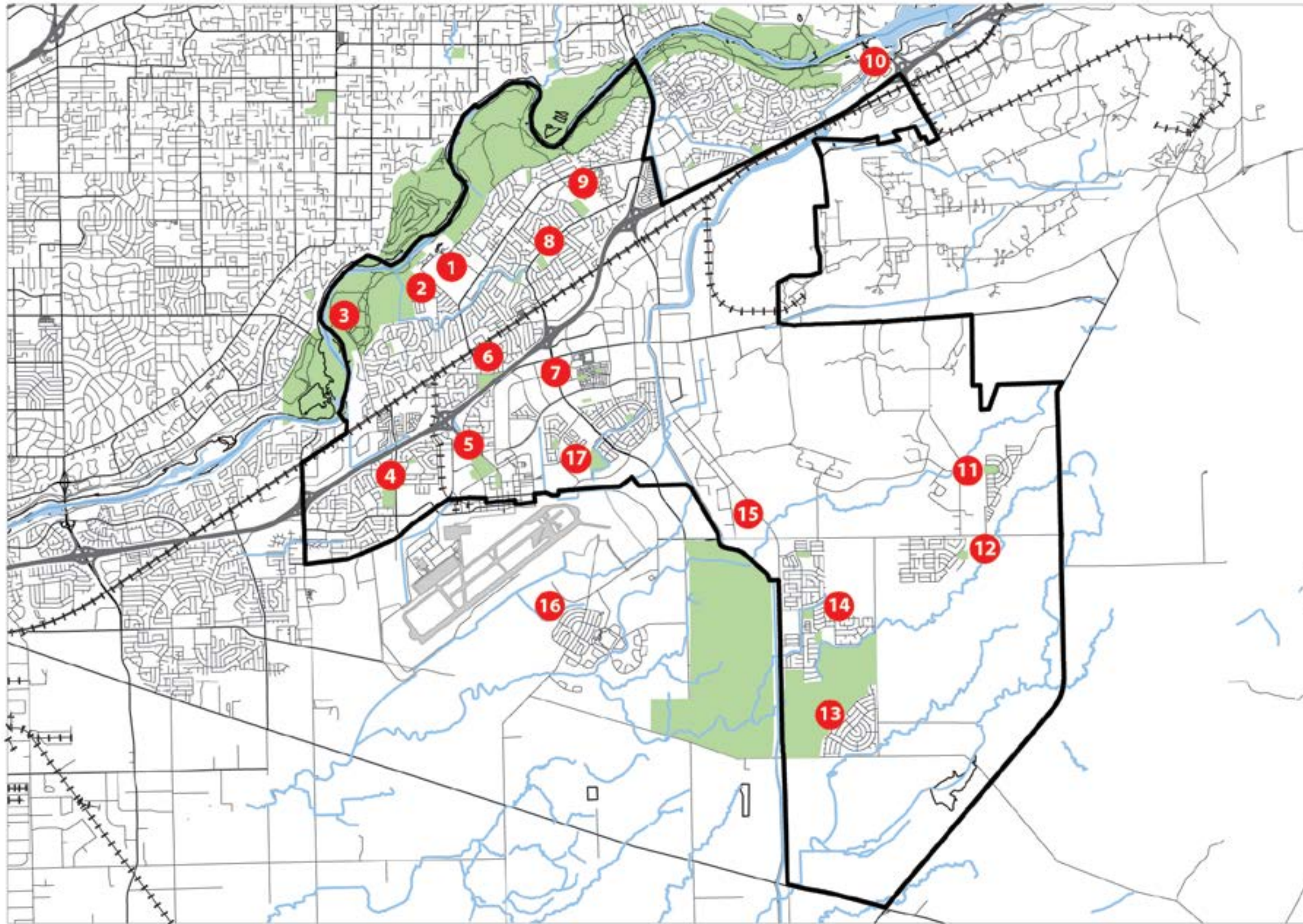
PLACE



CULTURAL ASSETS

- 1 RANCHO CORDOVA LIBRARY
- 2 MILLS ART AND CULTURE CENTER
- 3 SACRAMENTO CHILDREN'S MUSEUM
- 4 NEIL ORCHARD SENIOR ACTIVITIES CENTER
- 5 VILLAGE GREEN PARK AMPHITHEATER
- 6 STONE CREEK PARK AMPHITHEATER
- 7 FOLSOM LAKE COLLEGE
- 8 SAN JOAQUIN VALLEY COLLEGE



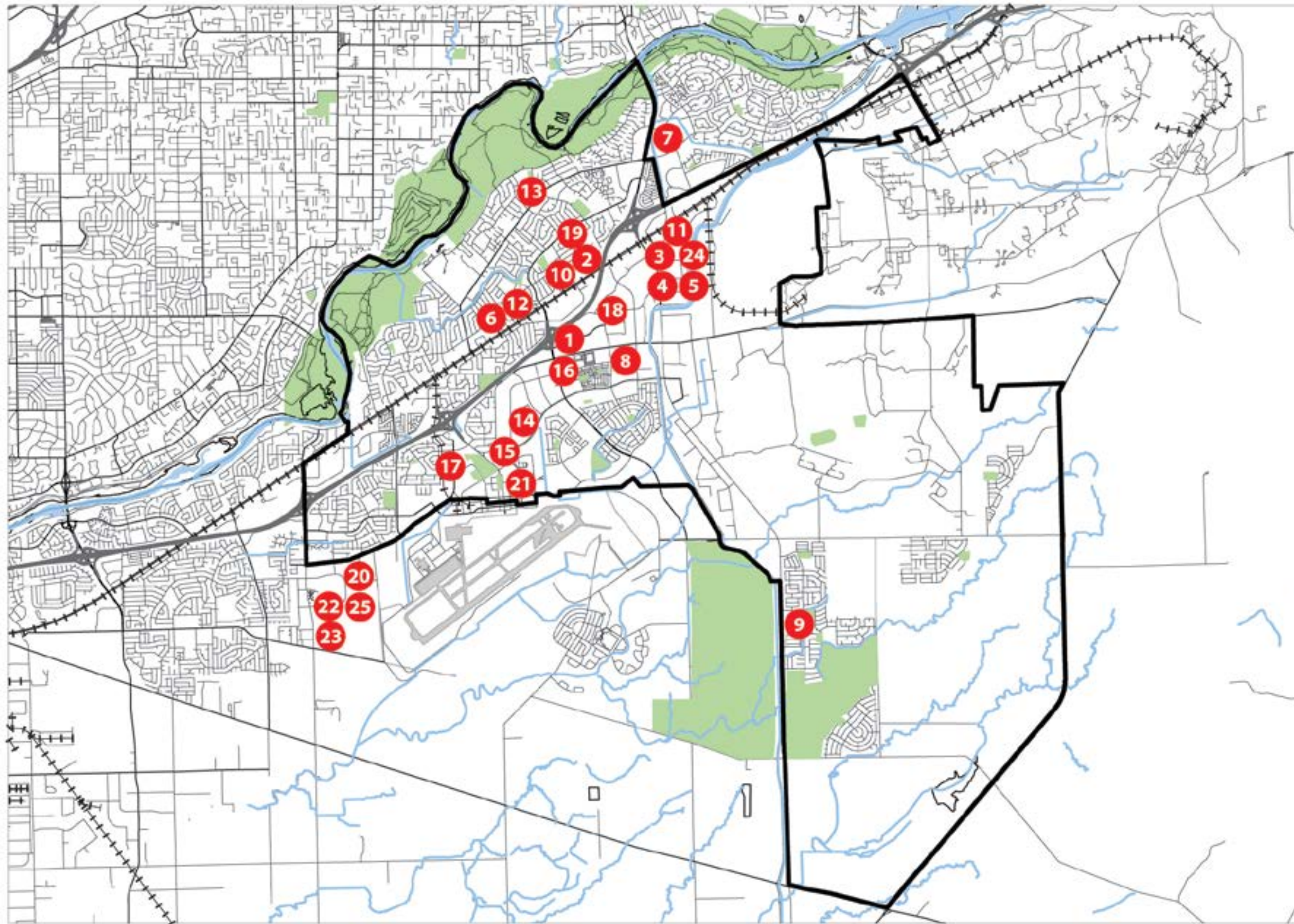


RECREATIONAL SPACE

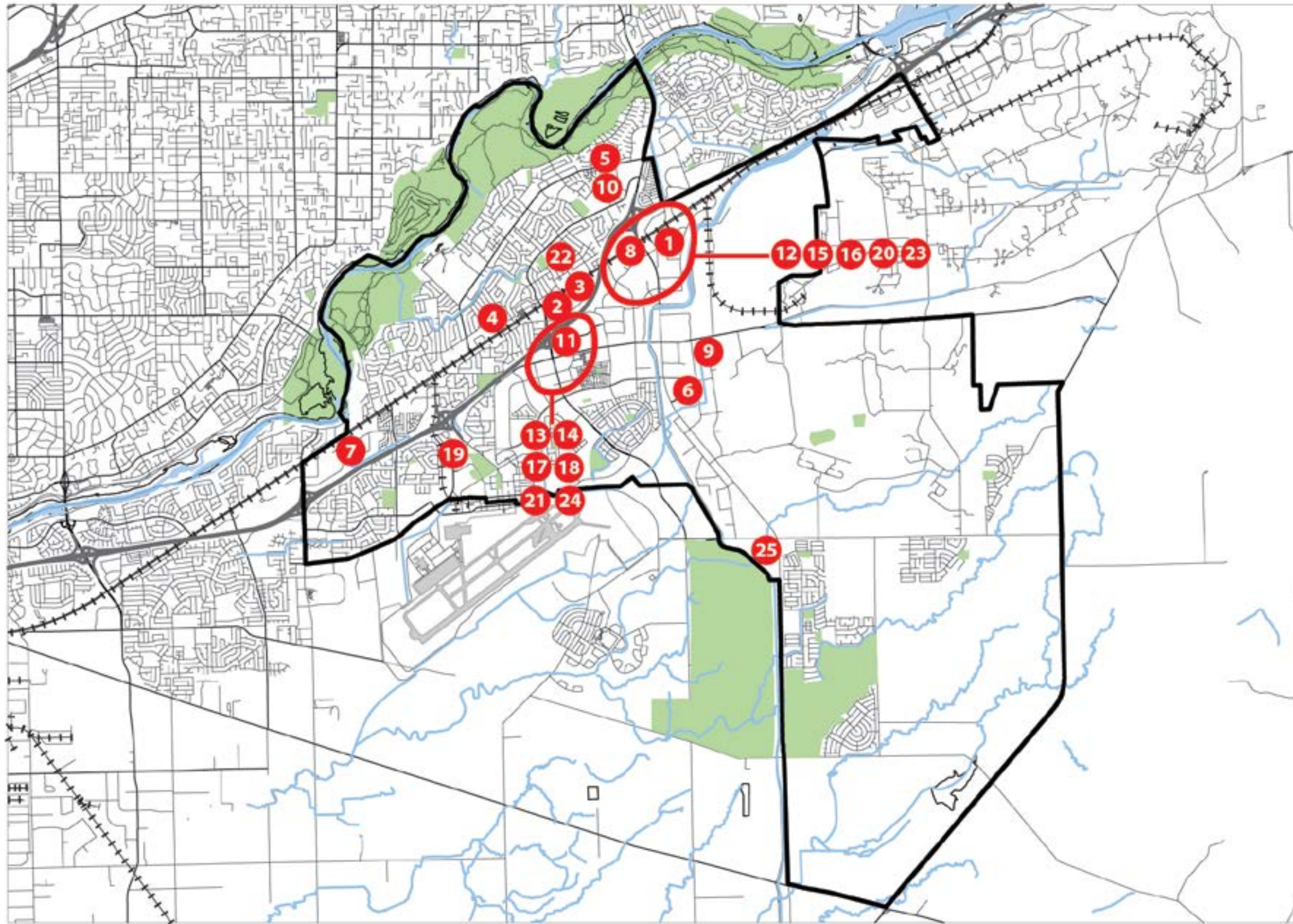
- 1** HAGAN COMMUNITY CENTER
- 2** SOIL BORN FARMS
- 3** RIVER BEND PARK
- 4** LINCOLN VILLAGE
- 5** MATHER SPORTS CENTER
- 6** WHITE ROCK COMMUNITY CLUBHOUSE
- 7** VILLAGE GREEN PARK
- 8** AHLSTROM PARK
- 9** DAVE ROBERTS PARK
- 10** NIMBUS FISH HATCHERY
- 11** HILLSIDE PARK
- 12** SUNRIDGE PARK
- 13** KAVALA RANCH PARK
- 14** HERON LANDING PARK
- 15** CORDOVA SHOOTING CENTER
- 16** INDEPENDENCE PARK
- 17** STONE CREEK



CIVIC SERVICES



- 1 RANCHO CORDOVA CITY HALL
- 2 RANCHO CORDOVA POST OFFICE
- 3 RANCHO CORDOVA POLICE FACILITY
- 4 MATTHEW KILGORE CEMETERY
- 5 NEIGHBORHOOD SERVICES
- 6 FIRE STATION 61
- 7 FIRE STATION 65
- 8 FIRE STATION 66
- 9 FIRE STATION 68
- 10 CORDOVA TOWN CENTER STATION
- 11 SUNRISE STATION
- 12 ZINFANDEL STATION
- 13 RANCHO CORDOVA WIC
- 14 KAISER PERMANENTE
- 15 SACRAMENTO VA MEDICAL CENTER
- 16 UC DAVIS MEDICAL CENTER
- 17 WELLSPACE HEALTH COMMUNITY HEALTH CENTER
- 18 WATER QUALITY CONTROL BOARD
- 19 FOLSOM CORDOVA JOB CENTER
- 20 REGIONAL PAROLE OFFICE
- 21 SAC. COUNTY OFFICE OF EDUCATION CONFERENCE CENTER
- 22 SAC. COUNTY MUNICIPAL SERVICES
- 23 SAC. COUNTY GENERAL SERVICES
- 24 CALIFORNIA HIGHWAY PATROL
- 25 NATIONAL GUARD



COMMERCIAL SPACE

- 1 SUNRISE FARMERS MARKET
- 2 RANCHO CORDOVA TOWN CENTER
- 3 KOREANA PLAZA
- 4 CORDOVA VILLAGE SHOPPING MALL
- 5 COLOMA SQUARE
- 6 CLAIMSTAKE BREWING
- 7 WORKFLOW LOUNGE INC.
- 8 SUNRISE EVENT CENTER
- 9 THE PALACE BALLROOM
- 10 DAS PLATINUM PALACE BANQUET HALL
- 11 HYATT PLACE
- 12 HOLIDAY INN SACRAMENTO
- 13 FAIRFIELD INN & SUITES
- 14 BEST WESTERN PLUS
- 15 SACRAMENTO MARRIOTT
- 16 LA QUINTA INN & SUITES
- 17 COURTYARD SACRAMENTO
- 18 HAMPTON INN
- 19 DAYS INN & SUITES
- 20 DOUBLETREE SUITES BY HILTON HOTEL
- 21 RESIDENCE INN BY MARRIOTT
- 22 RED ROOF INN & SUITES
- 23 CROSSLAND SACRAMENTO
- 24 EXTENDED STAY AMERICA
- 25 SUNRIDGE PLAZA

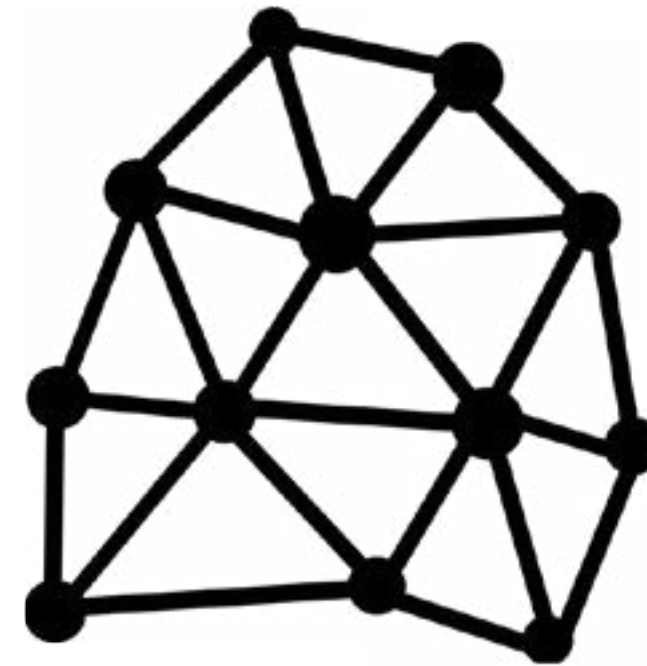
SITE SELECTION QUALITIES

The Civic Center siting feels right as:



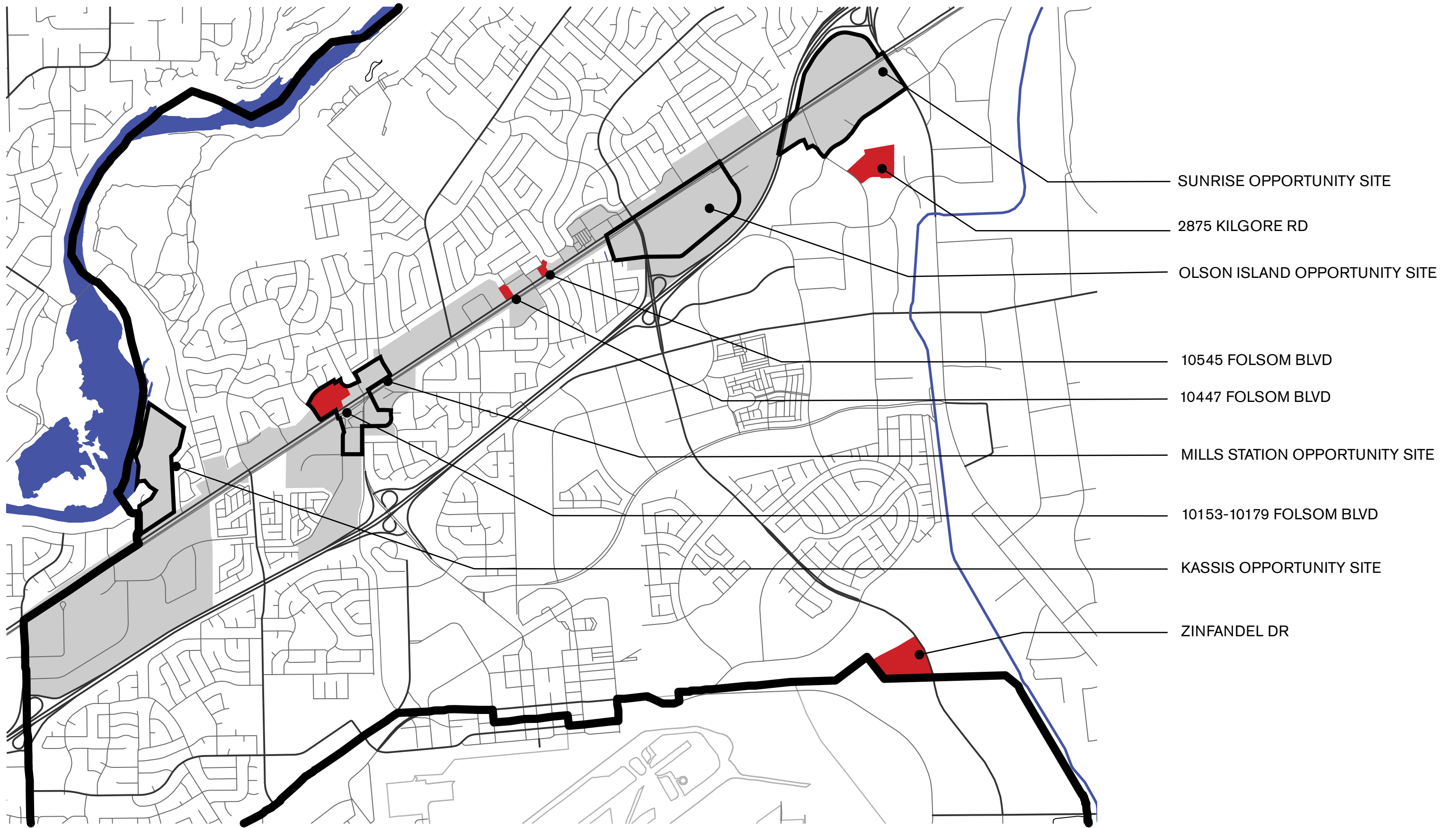
SINGLE SITE

Built up or added to in future phases

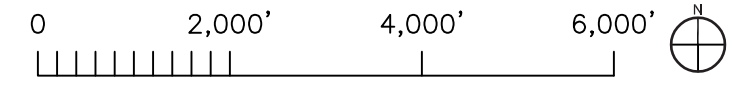


DISTRIBUTED LOCATIONS

Multiple projects, phased with City development



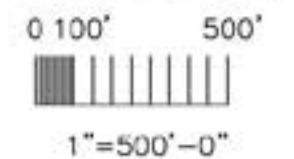
CITY OWNED SITE
 FOLSOM BLVD SPECIFIC PLAN
 FBSP OPPORTUNITY SITE
 CITY BOUNDARY



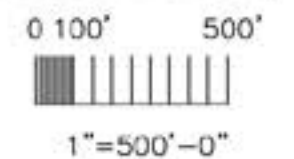
RANCHO CORDOVA - POTENTIAL SITES OVERVIEW

An aerial photograph of a suburban area. A large, rectangular, cleared plot of land is the central focus. To its left, a multi-lane road runs parallel to a set of railroad tracks. Further left, there are several large industrial-style buildings with white roofs and parking lots. To the right of the cleared plot, there are more residential buildings, some with swimming pools, and a large parking lot with several white vans. The overall scene is a mix of residential and commercial/industrial development.

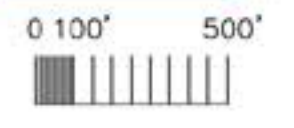
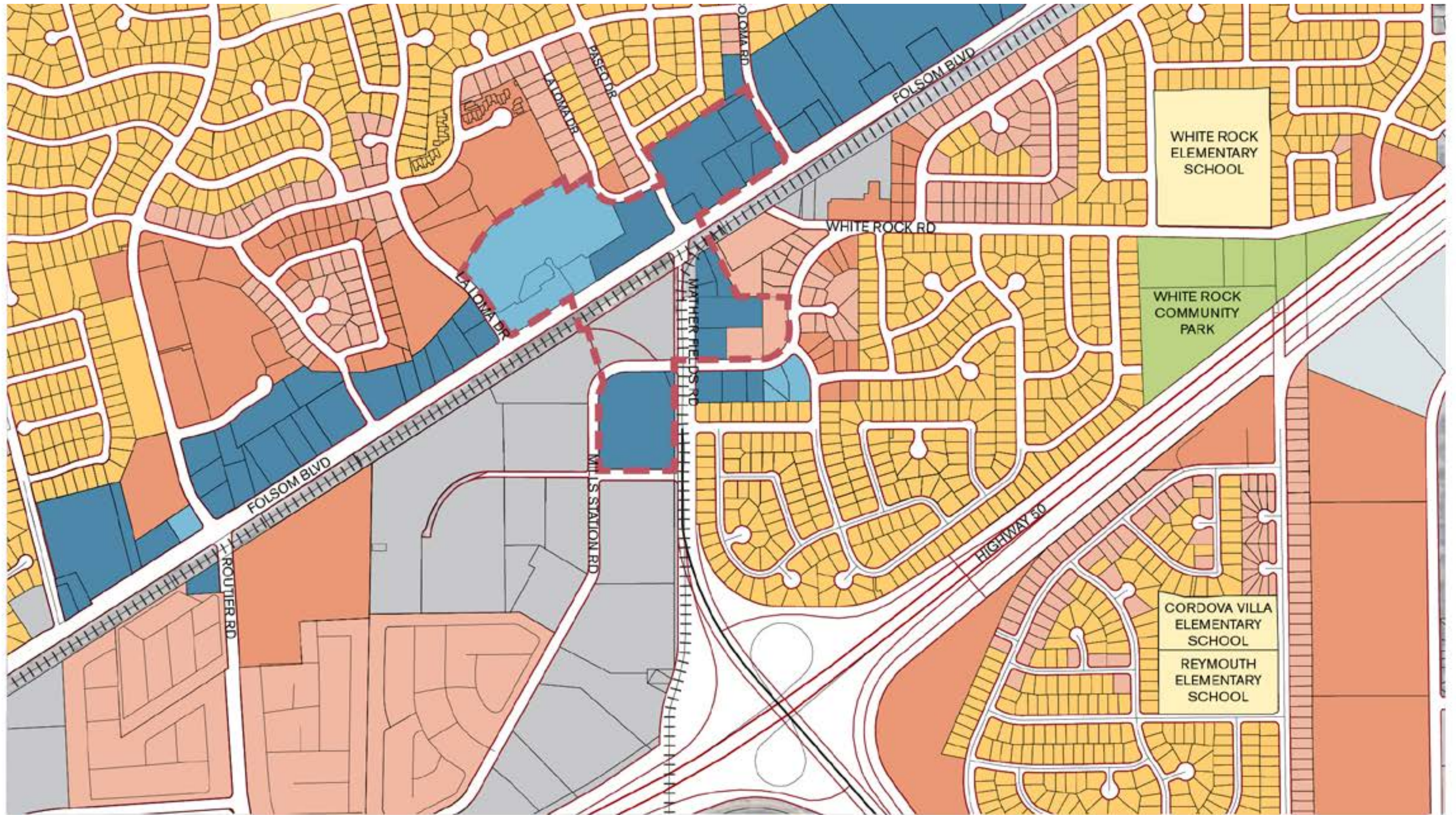
MILLS STATION SITE



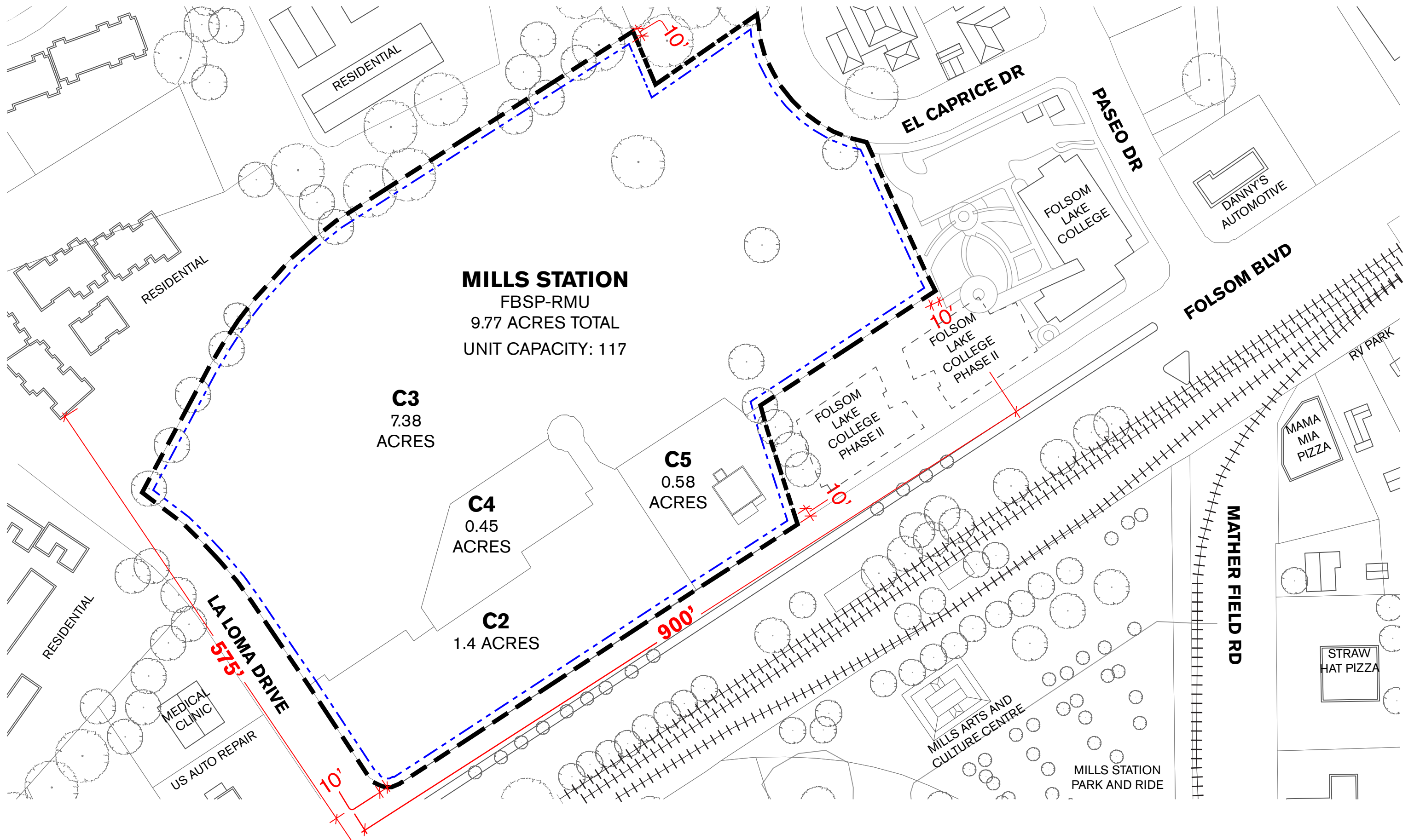
RANCHO CORDOVA - MILLS STATION - SITE ANALYSIS



RANCHO CORDOVA - MILLS STATION - SITE ANALYSIS



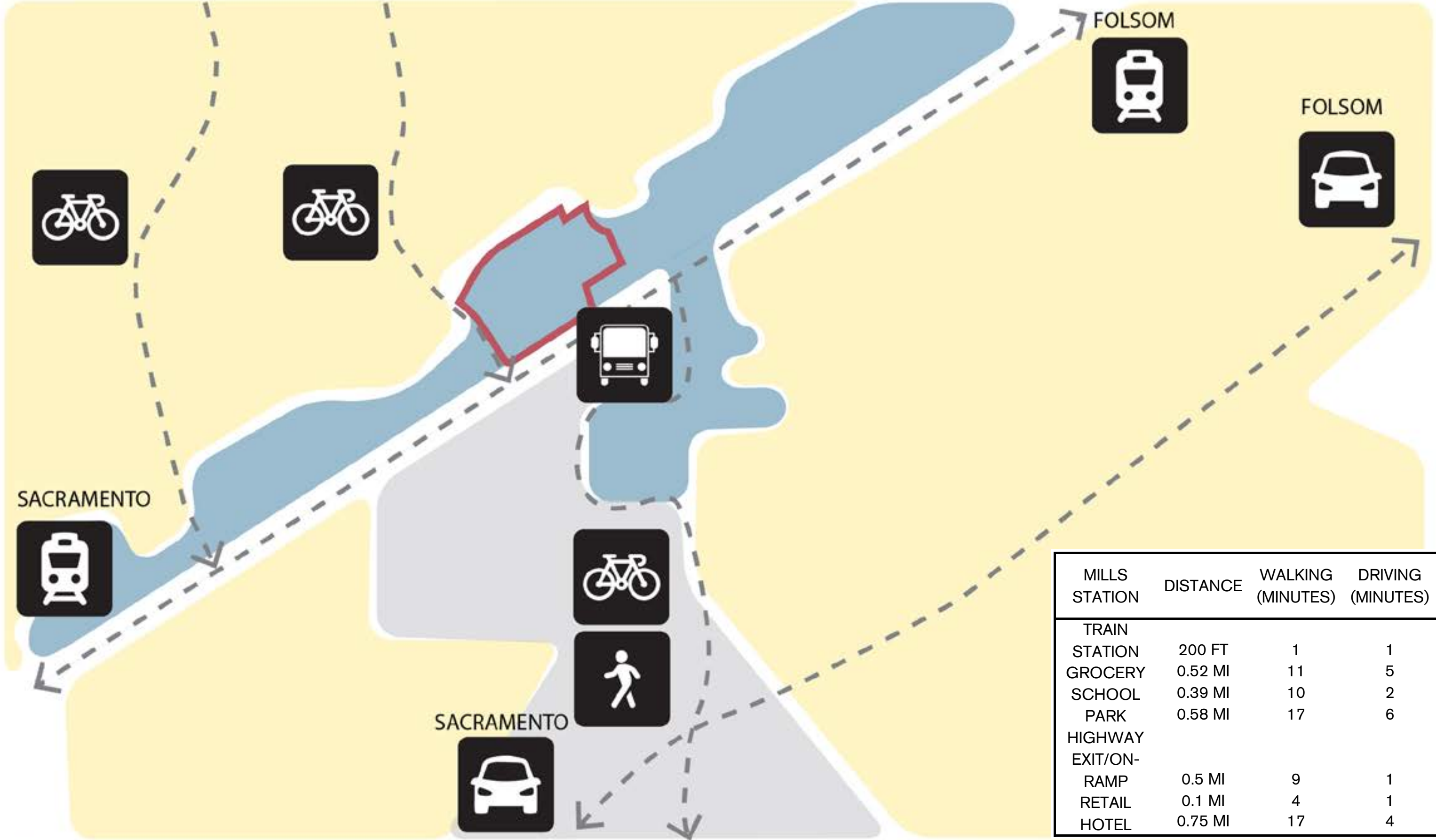
RANCHO CORDOVA - MILLS STATION - SITE ANALYSIS



[---] PROPERTY LINE [---] SETBACK

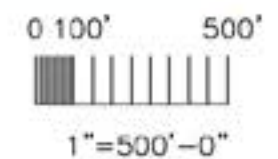
RANCHO CORDOVA - MILLS STATION - SITE ANALYSIS

WRNSSTUDIO



MILLS STATION	DISTANCE	WALKING (MINUTES)	DRIVING (MINUTES)
TRAIN STATION	200 FT	1	1
GROCERY	0.52 MI	11	5
SCHOOL	0.39 MI	10	2
PARK	0.58 MI	17	6
HIGHWAY EXIT/ON-RAMP	0.5 MI	9	1
RETAIL	0.1 MI	4	1
HOTEL	0.75 MI	17	4

RESIDENTIAL
 COMMERCIAL / RESIDENTIAL MIXED USE
 OFFICE INDUSTRIAL MIXED USE
 MAJOR TRANSIT ROUTE
 SITE



RANCHO CORDOVA - MILLS STATION - SITE ANALYSIS



LA LOMA DRIVE

PASEO DRIVE

MATHER FIELD ROAD

FOLSOM BLVD



SPINCYCLE

O'Reilly
AUTO PARTS

Auto
Zone

DOGMAN
pet control

KID'S WORLD
LEARNING CENTER

The
Redwoods
AT MATHER STATION
Apartments

Chardonmay
Court

HALL'S SAFE CO.
World's Best

LA LOMA DRIVE

U-HAUL

the
MACC
mills station arts & culture center

FOLSOM
LAKE
COLLEGE

PASEO DRIVE

Chevron

STRAW HAT
PIZZA

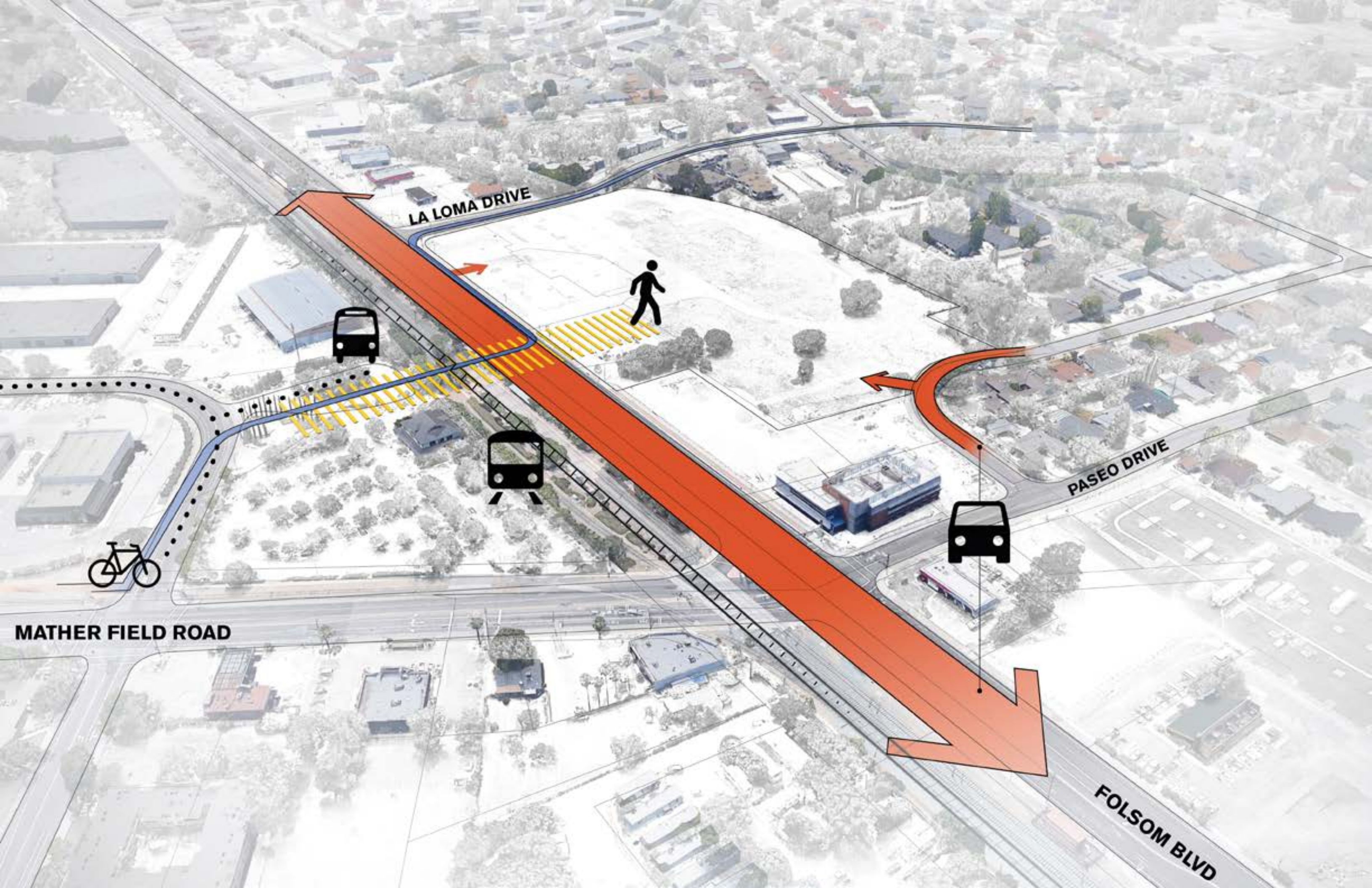
MAMA MIA PIZZA

Danny's
Automotive

MATHER FIELD ROAD

Rosie's
Country
Kitchen

FOLSOM BLVD



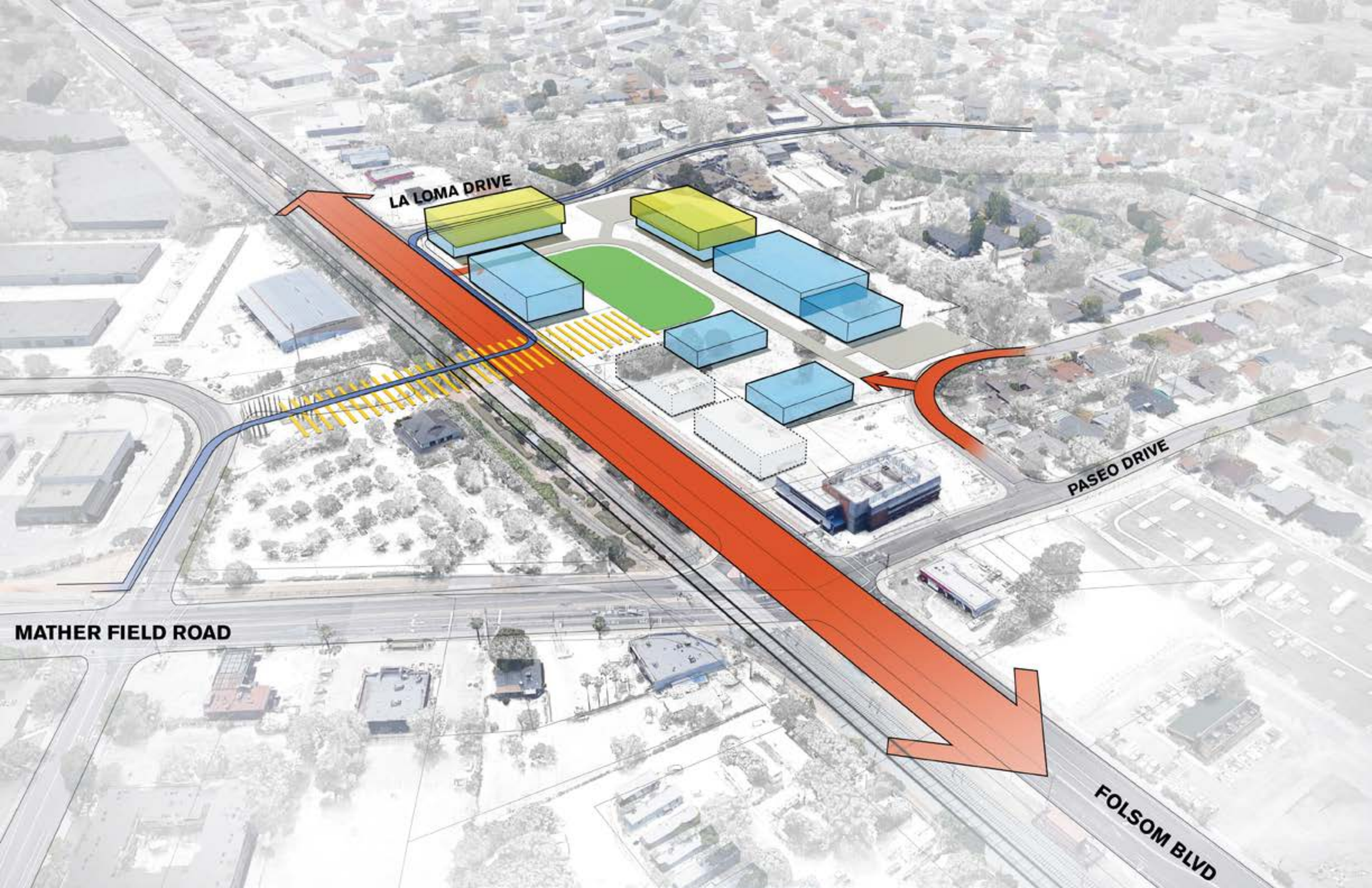
LA LOMA DRIVE

PASEO DRIVE

MATHER FIELD ROAD

FOLSOM BLVD



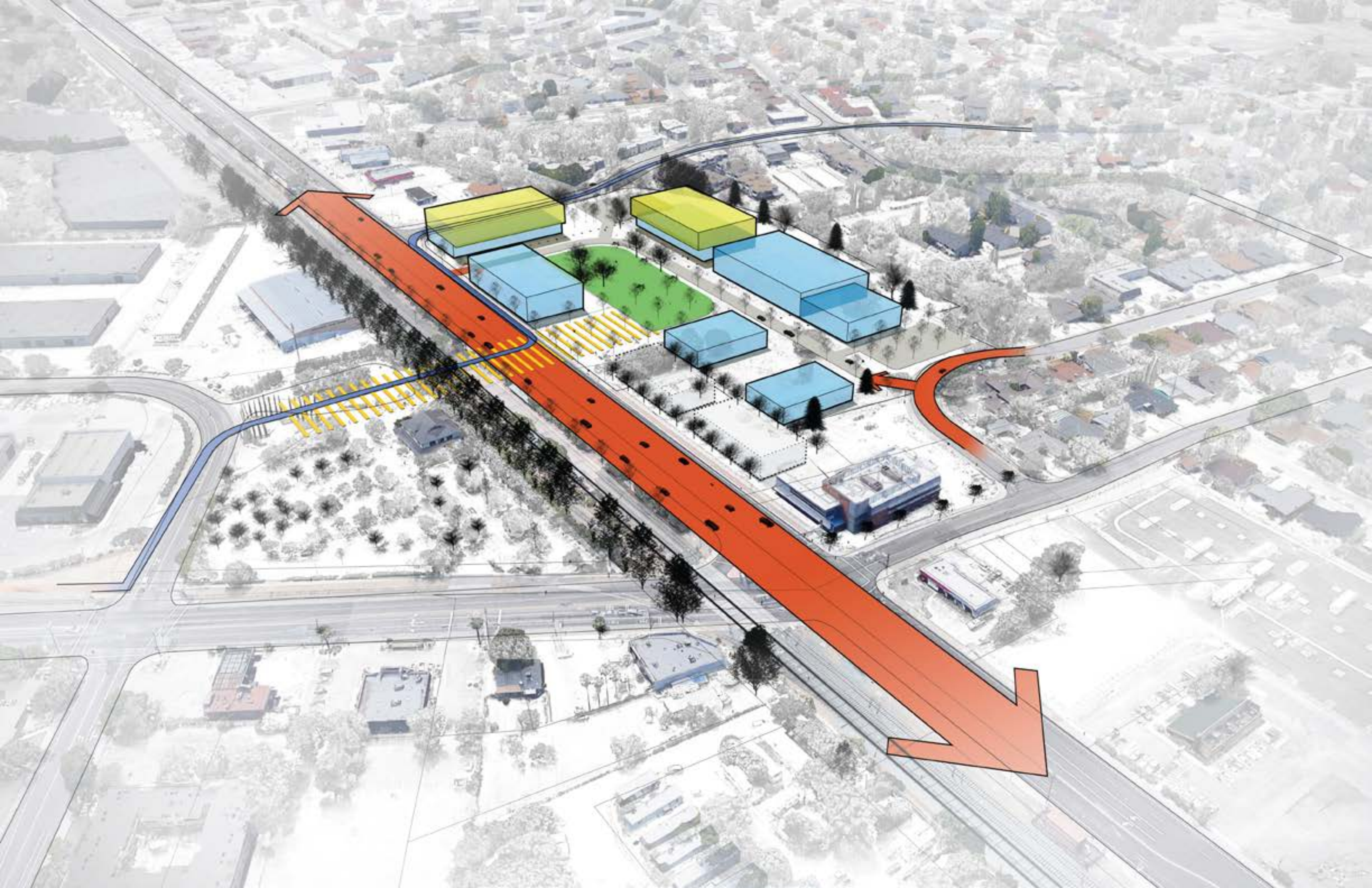


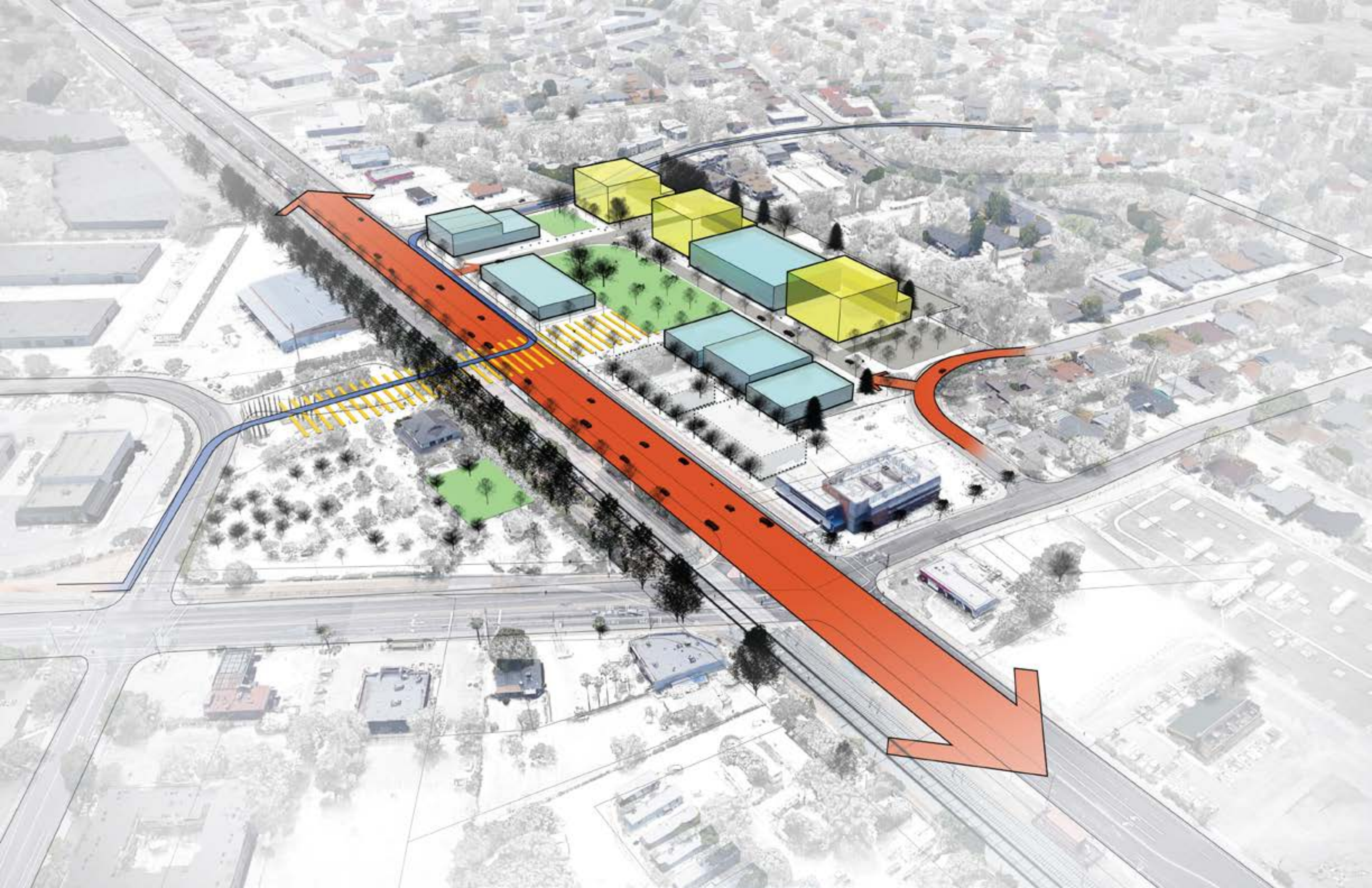
LA LOMA DRIVE

PASEO DRIVE

FOLSOM BLVD

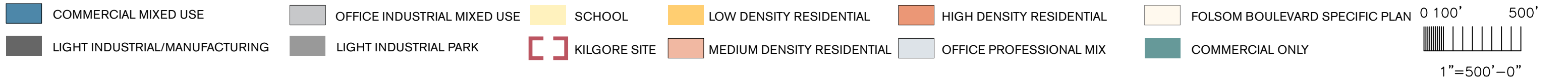
MATHER FIELD ROAD



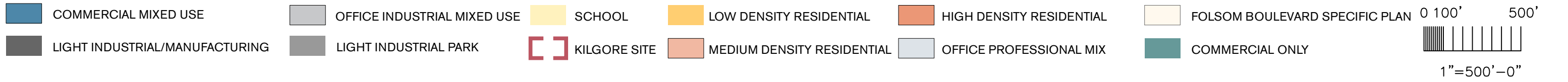


An aerial photograph showing a large, undeveloped plot of land in the center, surrounded by industrial buildings, parking lots, and roads. The text "KILGORE SITE" is overlaid in white on the central plot.

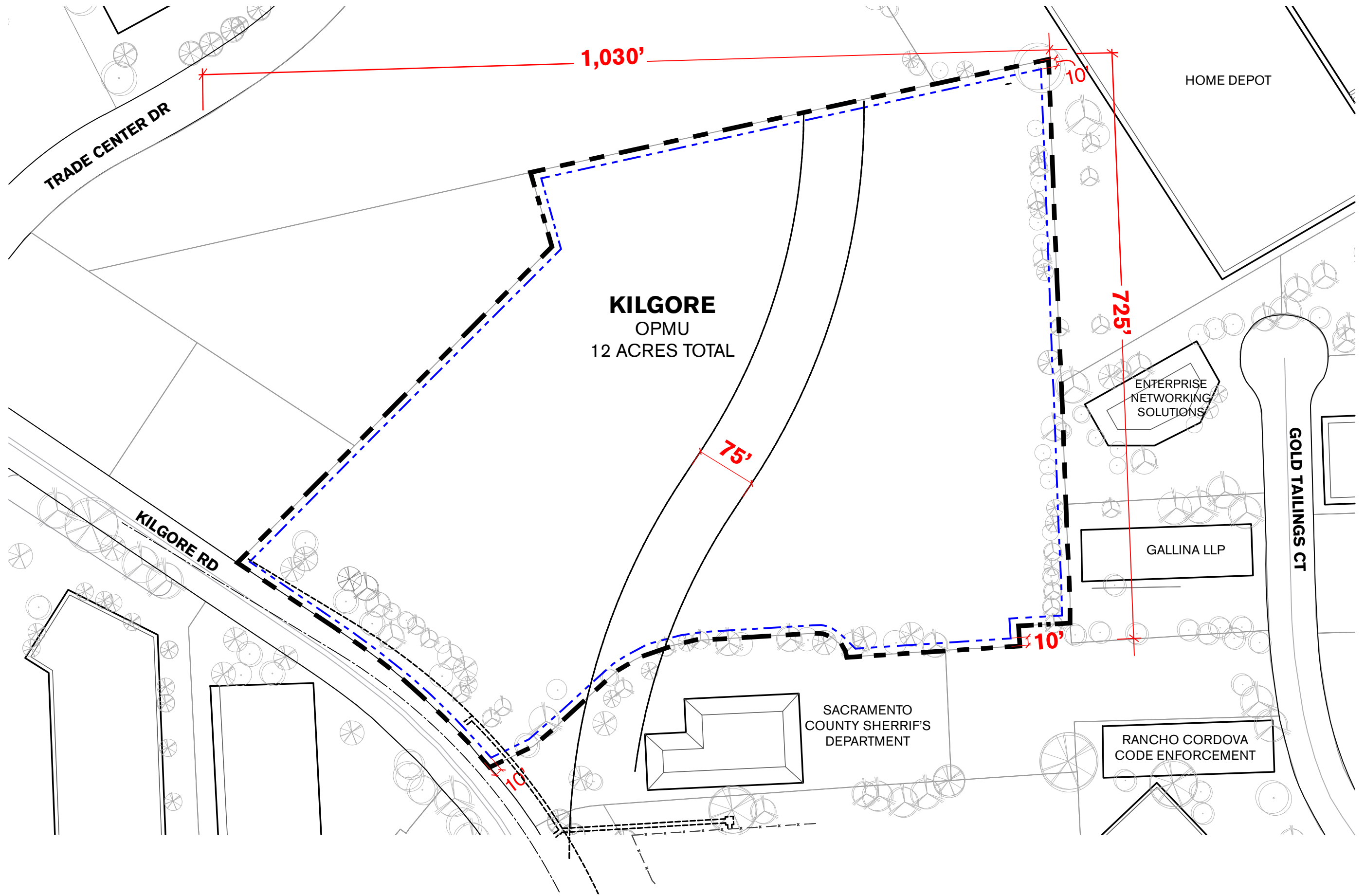
KILGORE SITE



RANCHO CORDOVA - KILGORE - SITE ANALYSIS

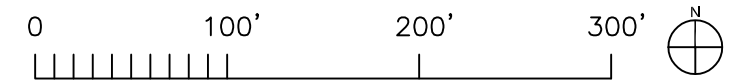


RANCHO CORDOVA - KILGORE - SITE ANALYSIS

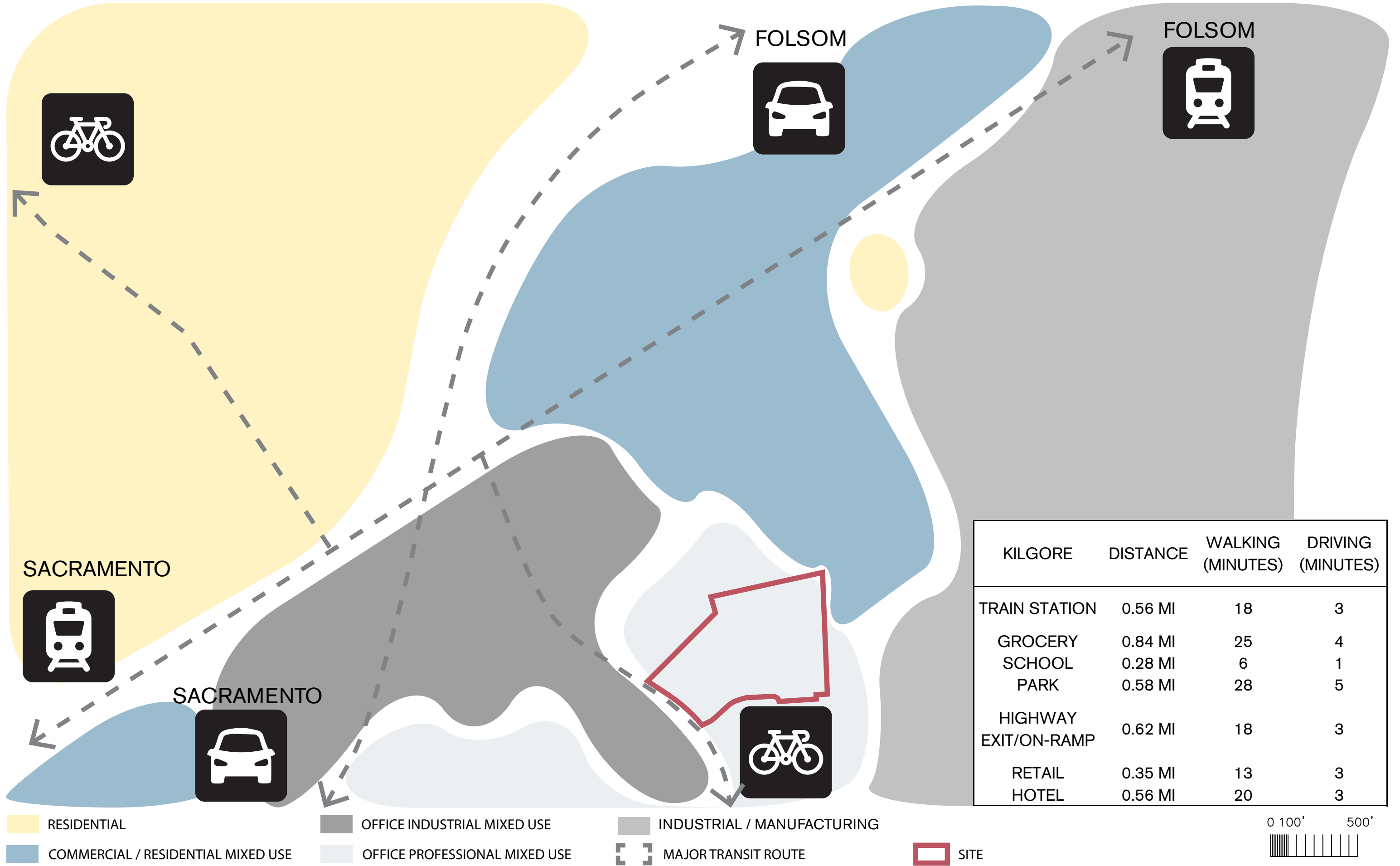


PROPERTY LINE
 SETBACK
 SEWER EASEMENT

RANCHO CORDOVA - KILGORE - SITE PLAN

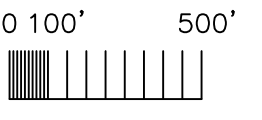


WRNSSTUDIO



KILGORE	DISTANCE	WALKING (MINUTES)	DRIVING (MINUTES)
TRAIN STATION	0.56 MI	18	3
GROCERY	0.84 MI	25	4
SCHOOL	0.28 MI	6	1
PARK	0.58 MI	28	5
HIGHWAY EXIT/ON-RAMP	0.62 MI	18	3
RETAIL	0.35 MI	13	3
HOTEL	0.56 MI	20	3

- RESIDENTIAL
- COMMERCIAL / RESIDENTIAL MIXED USE
- OFFICE INDUSTRIAL MIXED USE
- OFFICE PROFESSIONAL MIXED USE
- INDUSTRIAL / MANUFACTURING
- MAJOR TRANSIT ROUTE
- SITE



1"=500'-0"



FOLSOM BLVD

HWY 50

SUNRISE BLVD

TRADE CENTER DRIVE

KILGORE RD

GOLD TAILINGS CT

HWY 50



FOLSOM BLVD



SUNRISE BLVD



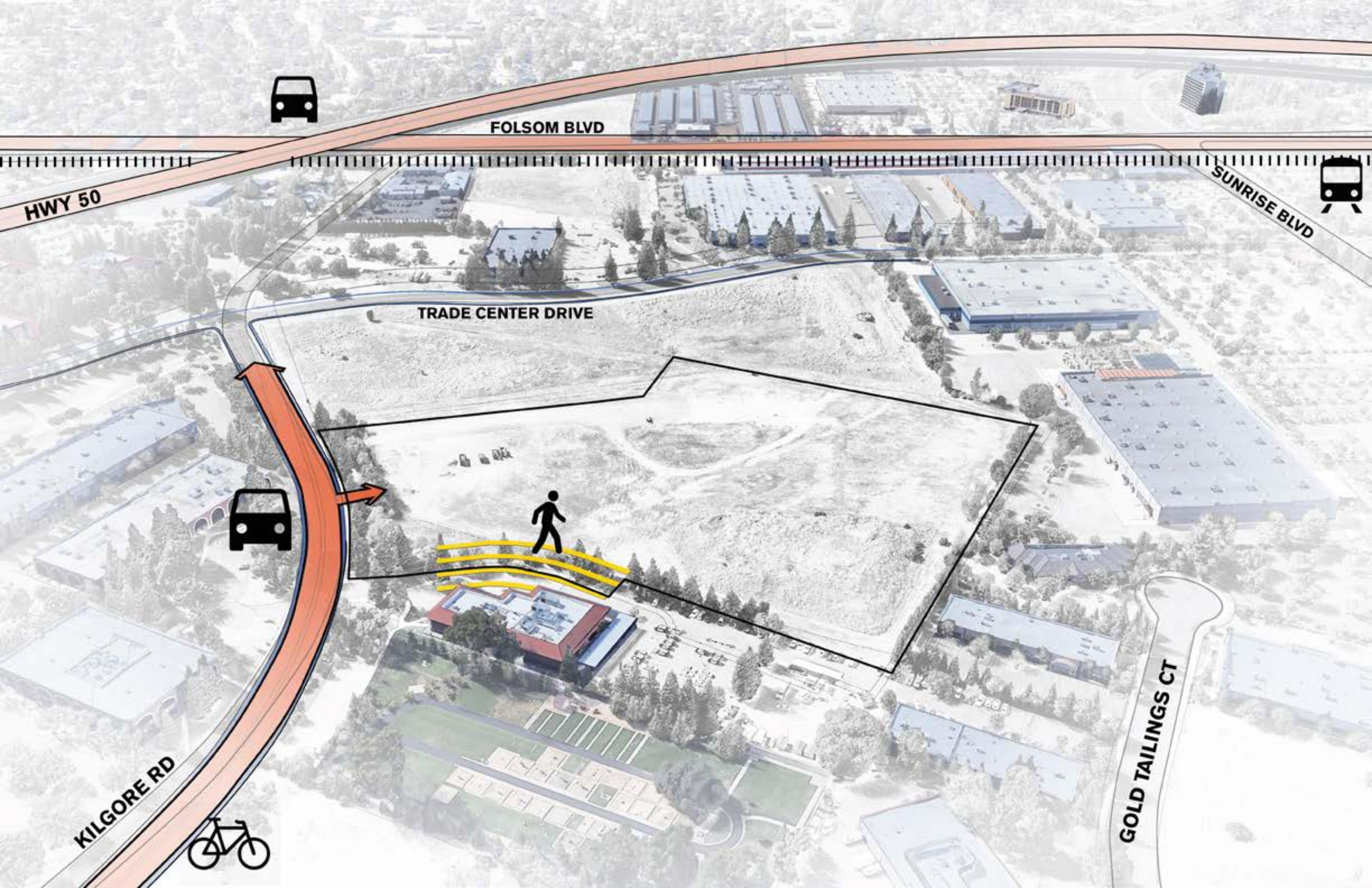
TRADE CENTER DRIVE



KILGORE RD



GOLD TAILINGS CT



FOLSOM BLVD

HWY 50

SUNRISE BLVD



TRADE CENTER DRIVE



KILGORE RD



GOLD TAILINGS CT





FOLSOM BLVD

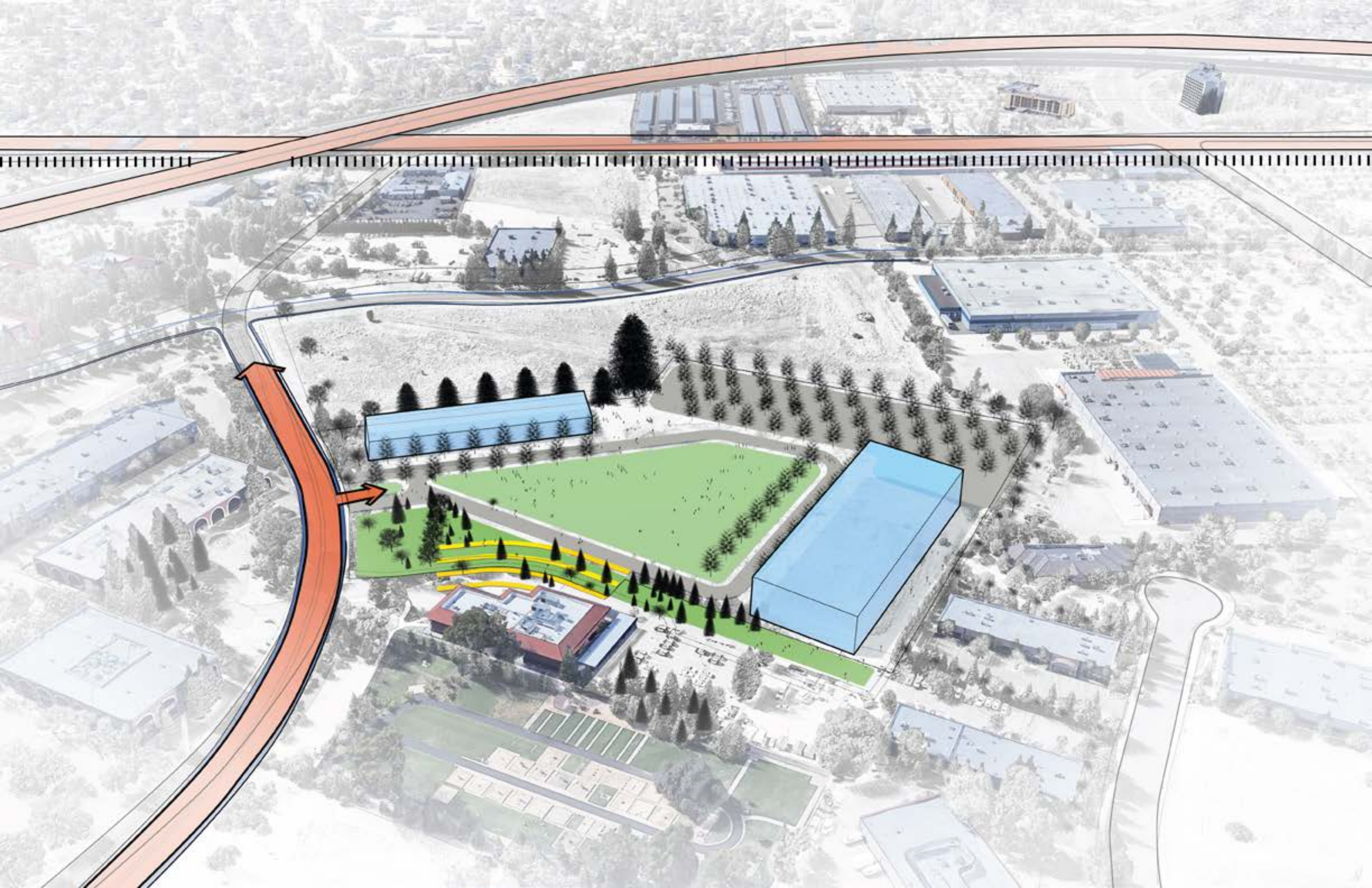
HWY 50

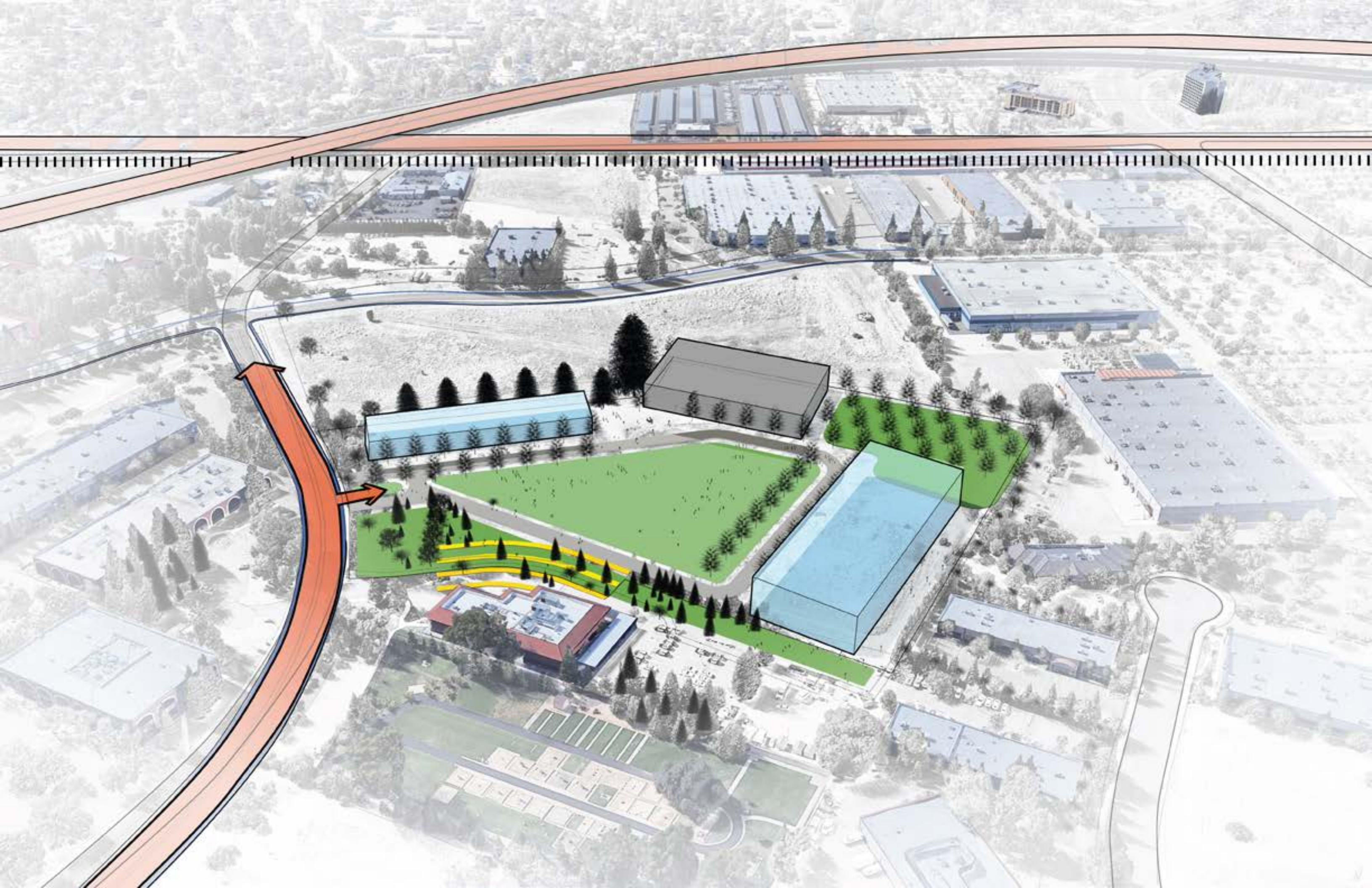
SUNRISE BLVD

TRADE CENTER DRIVE

KILGORE RD

GOLD TAILINGS CT





MILLS STATION



OPPORTUNITIES

- Diverse set of neighbors
- High visibility / Main Street
- Active site, people present
- Historic location
- Infrastructure, connectivity, transit
- Catalyst for surroundings

KILGORE



OPPORTUNITIES

- Destination for gathering
- Large-scale
- Open space
- Central location
- Police Department adjacency
- Near hotel & brewery district