



Long Beach Civic Center Project

October 24, 2019

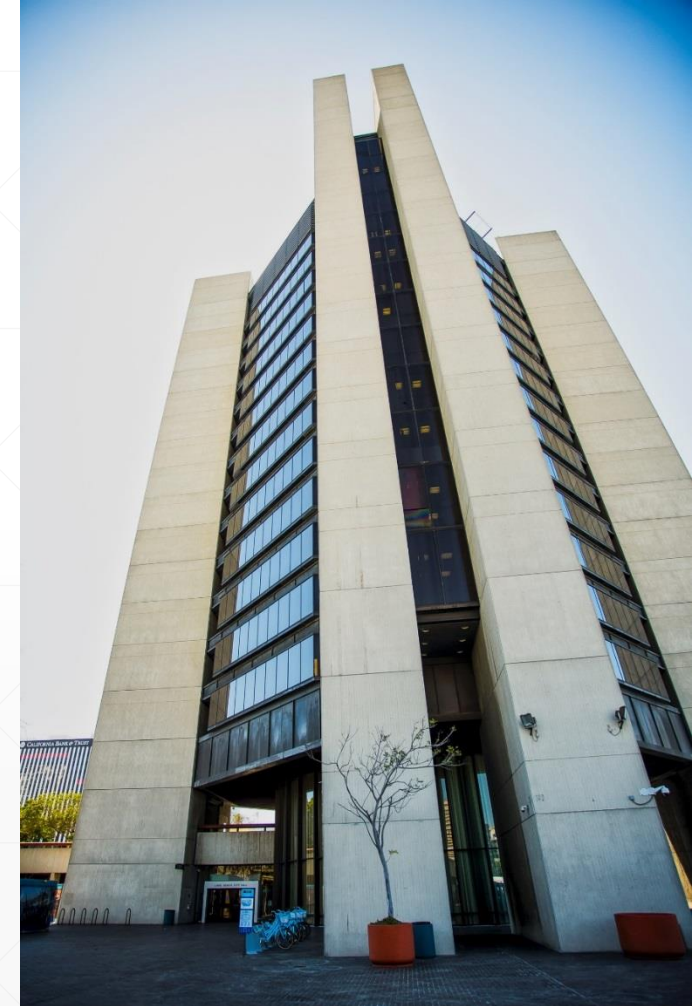
Overview of old Civic Center Campus

- City Hall – 225,000 sq ft
- Library – 135,000 sq ft
- Lincoln Park – 5 acres
- Dedicated July 4th, 1976
- Total acreage of the Civic Center Campus – 15.87



Challenges

- Seismic studies
 - April 2005 –
 - Screening Phase (Tier 1)
 - September 2005 –
 - Evaluation Phase (Tier 2)
 - December 2013 –
 - Detailed Evaluation Phase (Tier 3)
- Urban planning – open the grid
- Poor energy efficiency
- Cost for repair vs. new construction



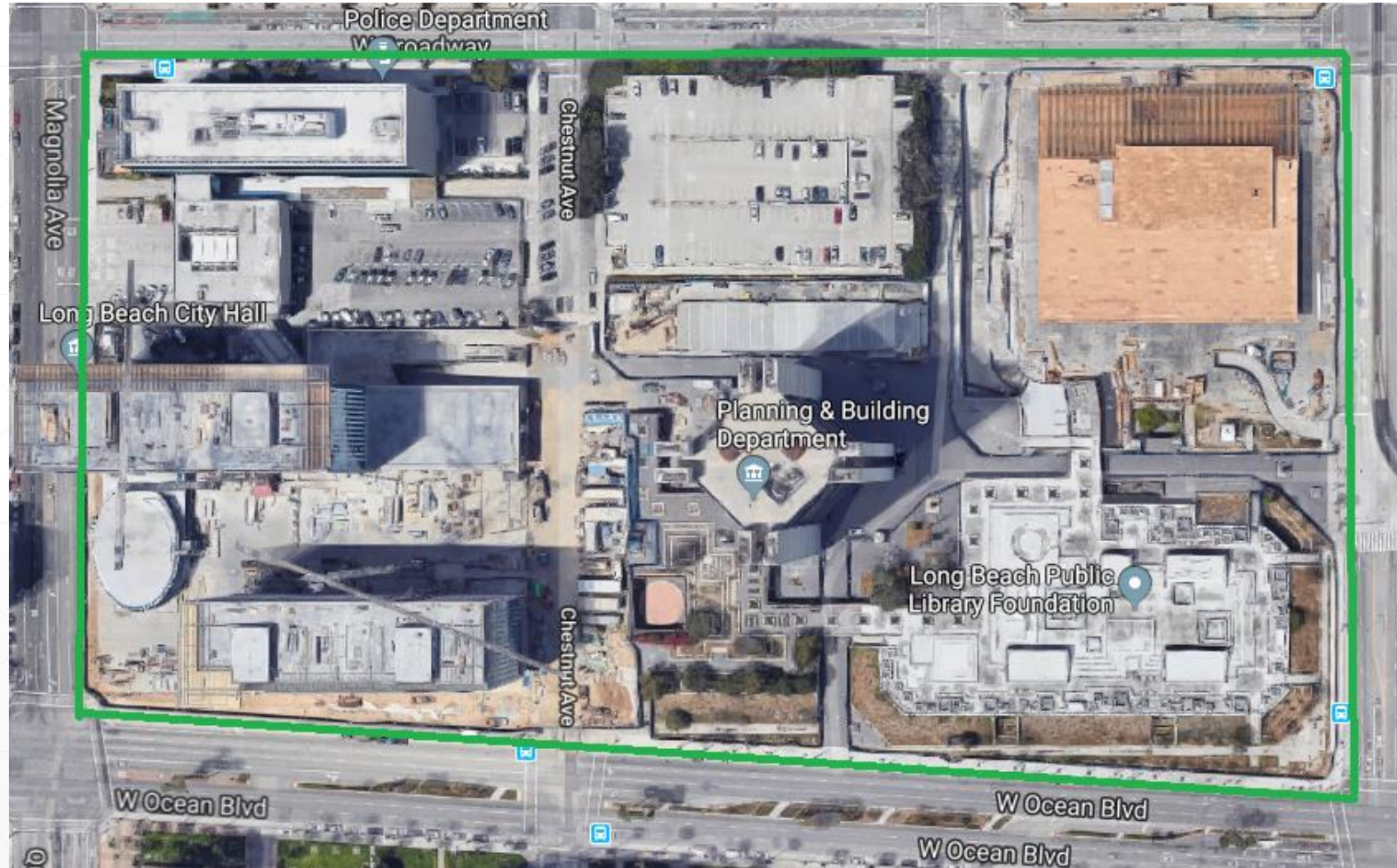
Development Group



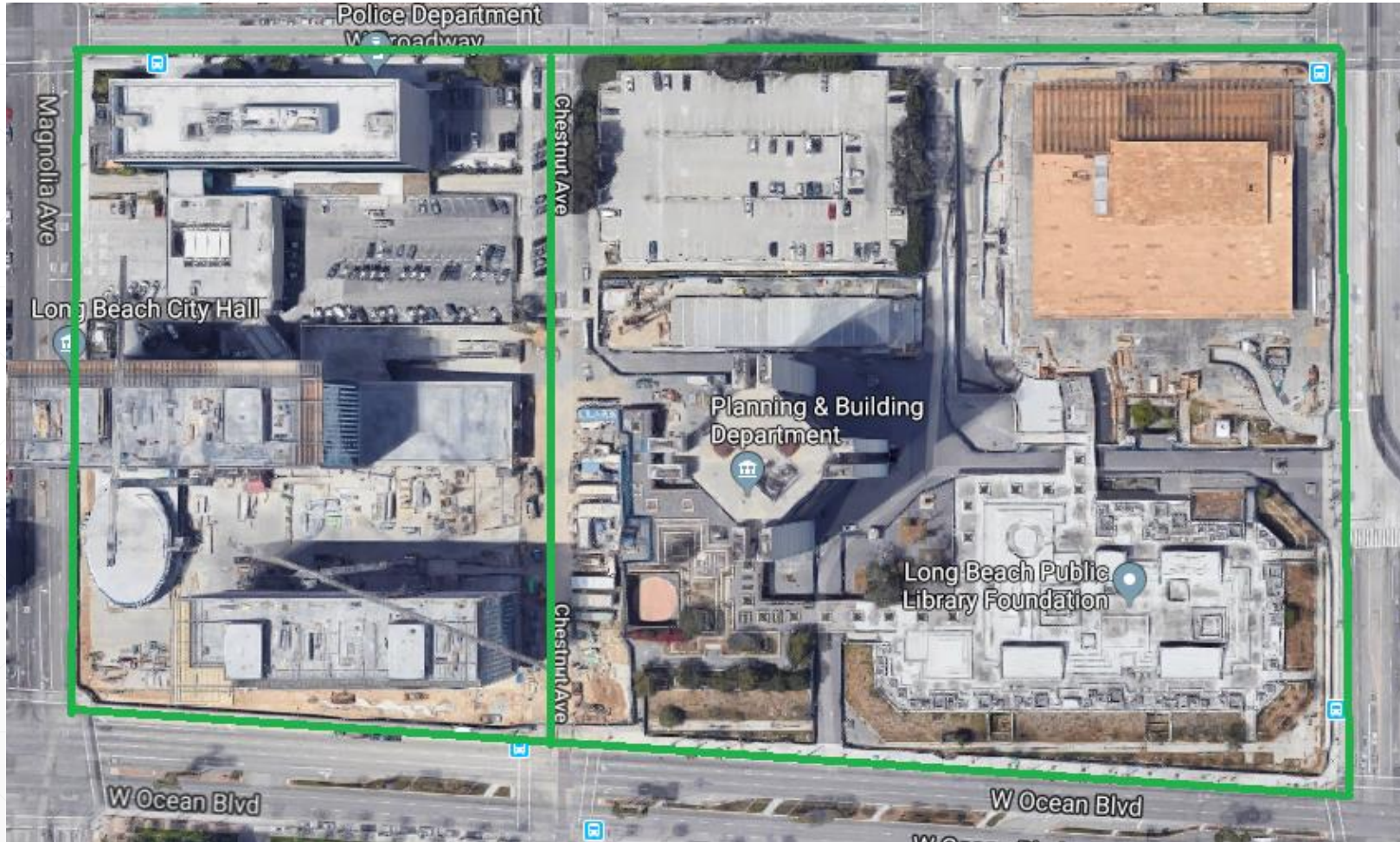
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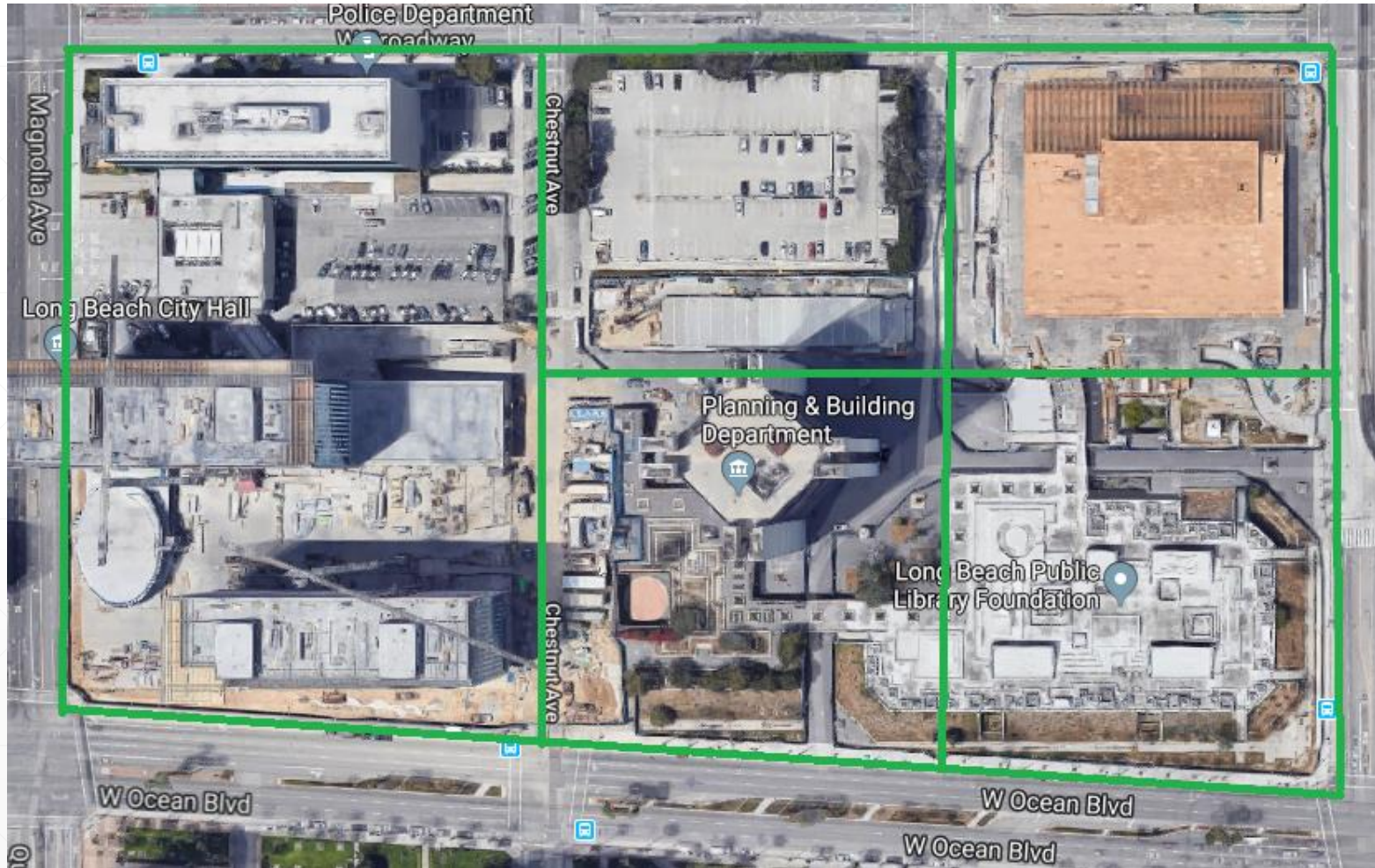
Civic Center Grid – Past



Civic Center Grid – Present



Civic Center Grid – Future



LONG BEACH CIVIC CENTER



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Design-Construction's Civic Elements

- City Hall and Port Headquarters
 - Designed as separate distinct buildings to meet respective programming and security requirements, as well as to create a modern and efficient workplace environment. Both buildings have shared facilities and open to the new Civic Plaza.
- Main Library and Lincoln Park
 - The New Main Library is based on a sustainable design and state-of-the-art programming and interior planning. A revitalized Lincoln Park is designed with walkways, lighting, and landscaping to create multiple activity zones with improved amenability and public safety.



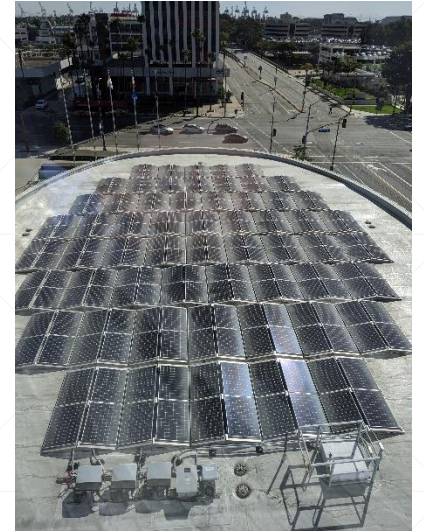
Key Aspects of Sustainable Design

- Use of materials, examples
 - Billie Jean King Main Library:
 - Natural / renewable sources – Billie Jean King Main Library glulam made of Douglas Fir wood obtained from the Pacific Northwest (Oregon and Washington)
 - Lincoln Park
 - Use of old Main Library demo as a filler to save on natural resources



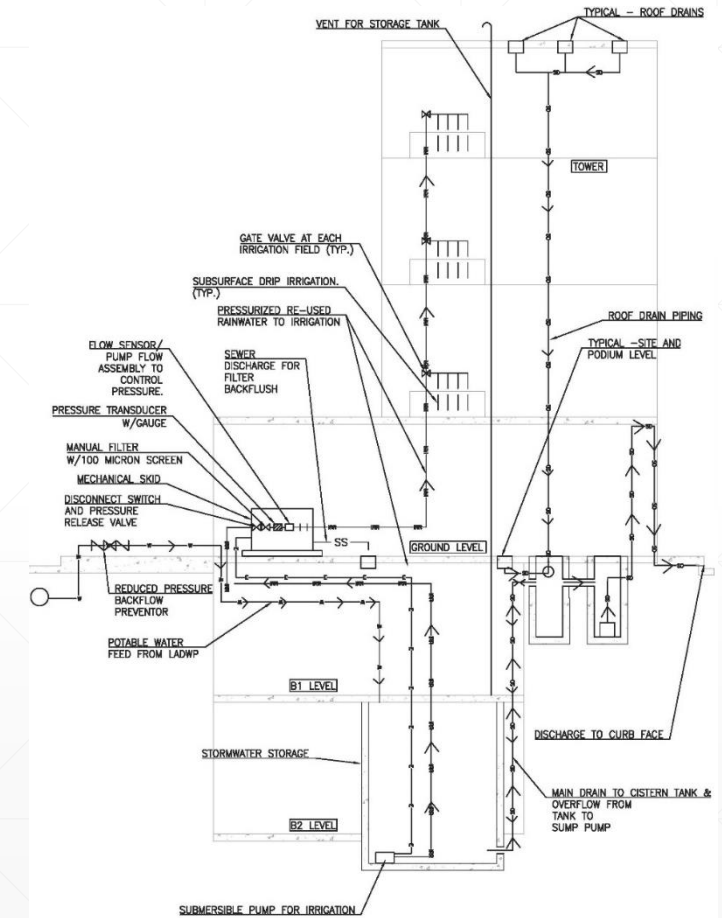
Key Aspects of Sustainable Design

- Energy systems in buildings
 - E-Rating on glass improves heating/cooling
 - Provide more natural light into interior floors
- Solar
 - 930 total kWh between the solar panels on: Port, Civic Chambers, City Hall and Library buildings
 - That is enough electricity to power 119 average homes, annually!



Key Aspects of Sustainable Design

- Water management – Civic Center stormwater capture
 - The site drainage network collects all site stormwater and stores it in a cistern to feed the irrigation system
 - The underground cistern is sized to capture the first 3/4" rain fall - 70,000 gallons
 - All stormwater entering the cistern or cistern overflow will run through the treatment filter to insure first flush contaminants will be addressed in any condition, including lack of cistern maintenance.



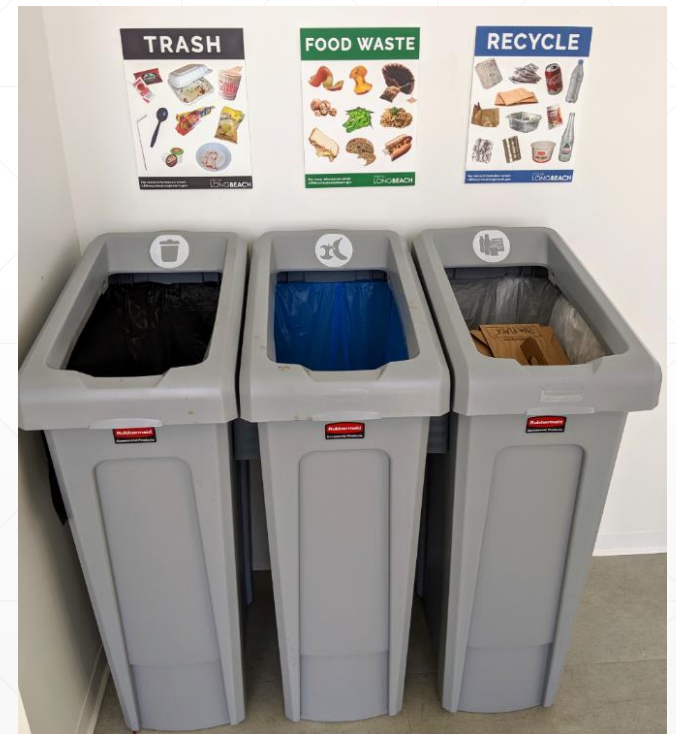
Key Aspects of Sustainable Design

- Health and indoor environmental quality which include:
 - Routine testing and reporting on environmental health including inspections from various agencies such as SCAQMD, City of Long Beach Water, Fire Department, State of CA Department of Industrial Relations
 - Local labor – job fairs with CLARK construction
 - Use of facility for community needs
 - Hydration stations
 - Green cleaning products



Next Steps

- LEED Gold certification
- Green Business Certificate
- Ongoing partnerships and projects
 - Civic Center activation
 - Public transportation access
 - Employee education



Thank You