



Bremerton Co-location Project Talking Points

Growth

- Bremerton School District is currently showing a surge in preschoolers and kindergarteners. As these children continue in the school system we have sufficient capacity to accommodate them for elementary school, but we will be very short of space at the middle school level. We project we will be 150 students over capacity by 2013 at the middle school level. And by 2020 it is expected to see an additional 1000 students enrolled within the Bremerton School Districts K-12 program, and approximately 375 of these students will be at the middle school level.
- An analysis of this projected growth in population shows that it is likely to occur in West Bremerton, through the development of new residential neighborhoods and dense urban infill within the City's designated centers.

The Co-location Idea

- If the trend continues, and we need to build another middle school, why not save money by partnering with other organizations to provide additional community services co-located with the school? They could share some spaces, allowing the project to serve more of our community economically.

The Grant

- Based on this idea the City of Bremerton and Bremerton School District applied for and was selected for a state grant to study this idea.

The Process

- To study the problem the City and District interviewed consultants and selected NAC|Architecture for the study.
- A 30 - 40 person Citizens Committee was formed; selected to represent a broad cross section of the community.
- The task of the Citizens Committee was to determine what functions made sense to co-locate with a middle school, and in what area of the city such a facility should be located.
- The Committee started by agreeing on the goals for a co-located facility. (Provide handout of goal Statements)
- Next, the committee reviewed co-location projects from around the world, talked about them, and then brainstormed the kinds of facilities that might be appropriate for Bremerton. There

were many good ideas ranging from a swimming pool to a performing arts center to senior, teen and community centers.

- The Committee prioritized the ideas and determined that the collocation of a teen, senior, or community center best met the goals for the project. (Provide handout of prioritized list of ideas)

The Location

- After determining what should be co-located, the next task was to determine where to locate the facility.
- Since the goal of the study was not to pick a specific site for the project but rather to understand which general areas of the City would be best for the facility, it was determined to study how the facility might work in an urban area versus a suburban area.
- Working with City and school district staff the city was divided into suburban and urban areas with the dividing line roughly along Highway 3.
- Several hypothetical sites were identified in each area and their characteristics were noted. City sites were smaller and usually flatter and well served by roads and utilities, while larger suburban sites were hillier and often did not have good road or utility access.
- From this process two sites were selected as **“Hypothetical Representative Sites”** . These sites are not likely to be available for the actual development of the project, but are typical of the kind of sites that might actually be found if the project goes forward.
- The suburban site is the south part of the National Guard Armory site, and the urban site is in the West Park Development.

Comparing the Uses and Locations

- The uses the Committee favored for co-location turn out to have similar kinds of building needs. They all need meeting rooms, assembly rooms and offices, and could benefit through use of the school gym, commons, computer lab and library.
- Based on these similarities it was easy to compare how they would fit on the collocated sites and determine the pros and cons of the locations.
- The Committee reviewed the sites and the representations of how the facilities might work on them. They talked about how each location met the original goals for the project.
- The Committee concluded that the urban site met many more of the goals of the project than did the suburban site. Specifically the urban site was:
 - More an integral part of the neighborhood thus fostering community pride
 - In walking distance of users – less needs for bussing or cars
 - Likely to be used more
 - Potentially able to offer more services such as utilities and streets
 - Better at using existing infrastructure
 - Providing greater opportunities to integrate adults and kids
 - A more efficient use of land

- Safer for after school activities
- Less cost for landscaping
- Less cost for bussing.
- Able to use existing fields
- More widely usable, the track could be used by the elderly for walking for example
- Small/Compact – less environmental impact.
- Better at meeting the goals for the project
- Easier to share

Next Steps

- The next step is to hear from you – What do you think?

Please contact the Department of Community Development, Lindsey Sehmel, 345 6th Street, suite 600, Bremerton WA 98337, or 360.473.5845 to submit comments regarding this project.

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