



## Programming Study for the Trumbull Community/Senior Center

Program Assessment

October 20, 2016

Programming meetings with the facility's administration, program supervisors, and focus meetings with community and program patron groups form the basis of the data used to establish the program.

The following programmatic synopsis addresses each space, its functional needs, a synopsis of its use, and a final determination of its size.

### ENTRY VESTIBULE

75 sf

Automatic door openers – Sliding Style (2) sets  
Emergency release doors  
Air-lock  
Durable finishes  
Walk off carpet or recessed aluminum entrance mat  
Vision panels / windows to the outside  
Direct access from covered entry area  
Adjacency to front desk – observation  
Well lighted  
Trash receptacle  
Fire Alarm Annunciator Panel  
Knox Box  
Drop box  
Down blast heater or “warm air curtain” to be provided  
Digital reader for “senior trac” software.

*The entry vestibule will serve as an air lock, and transition space to the lobby and core of the building. This space is to be durable as it receives more pedestrian traffic than any other individual space in the building.*

LOBBY

300 + Net to Gross

Adjacent to the administrative front desk(s) for observation  
Adjacent to community information kiosk  
Adjacent to “special use” spaces & Senior Store  
Adjacent to the HC Toilet Rooms  
Adjacent to the multi-purpose room with direct access  
Adjacency to the café space  
Indirectly connected via internal corridor to social services offices/space  
Carpeted / Tile or Laminated Wood / Tile finishes  
Seating / Lounge Areas  
Direct visual observation of vehicular drop off  
Supplemental heat and A/C to compensate for adjacent entry (see vestibule)  
Well lighted  
Wall protection – Continuous chair rail  
Integral sound / AV system  
Directory / signage.  
Wide corridors for comfortable travel each way.  
Set up as an art gallery  
Display cases  
Photo and wall displays  
Drinking Fountain  
CCTV observation and security  
Automatic Defibrillator

*The lobby space is key to the success of the community/senior center. The lobby should be centralized to minimize the overall pedestrian travel distances in the building. This will create a zone of activity that is adjacent to most of the center’s function areas and can easily be monitored by the staff. It will also provide an opportunity to develop a centralized “social corridor” with various lounge areas and “public” special use spaces like a retail store, or a café / snack / juice bar. This space will be the transitional hub of the center.*

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**LOBBY HC TOILET ROOMS** 200 sf

(1) Men’s HC Room	100 sf
(1) Women’s HC Room	100 sf

Tile finishes – Floors and walls  
 Grab bars  
 Fully Accessible  
 Under counter lavatories  
 Full width mirrors  
 Indirect, wall mounted or ceiling recessed lighting  
 Match accessories with town standard  
 Provide Urinal in the Men’s Room  
 Diaper deck to be included in these public toilet rooms

*Toilet facilities near the main lobby may also serve the café and/or the multipurpose/entertaining room. They should be fully HC Accessible.*

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**COAT STORAGE** 60 sf

Continuous closet rod and shelves  
 Double height bars and shelves  
 Tall bar and shelves for winter coats  
 Special storage hooks for bags  
 Storage cubbies  
 Boot shelf  
 Umbrella container  
 “Dutch” transition door  
 Counter for tickets, receipts, and tips  
 Positive air flow  
 Solid surface floor finish  
 Floor drain if possible  
 Dedicated for Coat Storage Only, no program storage in this space

*The coat storage room should be a part of the lobby and directly adjacent to the multi-purpose rooms.*

COMMUNITY INFORMATION AREA

In Lobby

Computer access terminal & desk  
 Informational pamphlets  
 Advertising Area – Tack/Poster Board and digital displays  
 Adjacent to café  
 Adjacent to main entrance  
 Located within the lobby space  
 Tickertape notification area

CAFÉ

200 sf

## Prep, Work &amp; Counter

75 sf

Continuous counter  
 Coffee service / Juice service  
 Refreshments & Snack counter  
 Register  
 Sinks  
 Refrigerators  
 Disposal / Dishwasher  
 Drink cooler  
 Dry good storage  
 Condiments  
 Tile, wood, or rubber barback surfaces  
 Floor drain  
 TV's

## Seating

125 sf

Seating for 12  
 Various seating options (tables, couch, chairs, high tables, bench)  
 Direct visibility to lobby, drop off, and multi-purpose functions  
 Adjacent to senior retail store  
 Wireless modem and internet access  
 Wood or carpet finishes  
 Gas Fireplace if possible

*The cafe should be a part of the lobby and directly adjacent to the multi-purpose rooms. This space may be treated as a special function space. This space will serve as the core of the social and circulation spaces. It offers all patrons the ability to get refreshments without going into the main dining/service area. The café also will serve as a staging area for multi purpose events.*

GALLERY

Within Lobby and Circulation Spaces

## Gallery / Display

Locked, glass display cases  
 Open display  
 Wall display  
 Dedicated, accent lighting  
 Secure access  
 Observation, CCTV

HEALTH SCREENING

200 sf

## (1) Medical screening room

125 sf

Room for one screening table (medical or dental)  
 Room for one desk & side chair  
 Base and upper cabinets  
 Sink  
 Hazardous materials disposal (Sharps)  
 Directly adjacent to Health Screening HC Toilet  
 Semi-Private location, away from main circulation  
 Near the lobby  
 Poured resinous or sheet vinyl flooring  
 High level of lighting

## Health Screening HC Toilet

75 sf

Tile finishes – Floors and walls  
 Grab bars  
 Fully Accessible  
 Automatic door openers  
 Under counter lavatories  
 Stainless steel accessories  
 Directly adjacent to medical screening room (interior access)  
 Adjacent to waiting area  
 Emergency assist notifier  
  
 Possibly Shared with Administrative services

*The health screening space is an independent space to be patronized by numerous community and senior groups. The area should be centralized and could be addressed as a “special use” space.*

<u>SENIOR RETAIL DISPLAY AREA</u>	<u>Total 100 sf</u>
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Retail Display Cases	75 sf
Adjacent to main lobby and cafe	
Display cases with counters and window display	
Track lighting - flexibility	
Wall racks and storage	
Base cabinet storage	
Secured Storage	
Storage Area	25sf

*The senior retail area is where community arts and crafts can be displayed. A common program element in numerous senior centers, this space requires a direct relationship with the lobby and circulation spaces. This space is to be considered a “special use” space.*

<u>SALON</u>	<u>Total 175 sf</u>
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Current size	0 sf
Salon Room	175 sf
1 – 2 chairs	
Mirrors	
Equipment storage	
Waiting area	
Magazine racks	
1 Desk / reception counter	
Sinks and hair wash	
Dryer equipment	
Storage cabinets	

COMMUNITY CENTER - ADMINISTRATION Total 1,225 sf

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Main Transaction Desk – (within lobby space)	75 sf
Room for 1 full workstation	
Room for 1 temp workstation	
Computer workstations	
Transaction counter	
Printer	
File drawers	
Cash / transaction drawers	
Service cabinets	
Direct adjacency to the administrative area	
Direct adjacency to the main lobby	
Direct adjacency to the open office and copy area	
Visual observation of the lobby and entry to the multi-purpose room	
Small storage closet	
Tackable surfaces under the transaction counter	
HC access	
Pendant and direct lighting – tasks	
CCTV monitors for drop off area	
Secured use for after hours and community use	
“Air lock” configuration to senior center admin space	
 Senior Center Director’s Office	 175sf
Workstation for one	
Storage Closet	
Visitors Chairs	
Conference Table for 4	
 Asst Director / Programming Office	 150sf
Workstation for one	
Storage Closet	
Visitors Chairs	
 Aquatic Director’s Office	 150sf
Workstation for one	
Storage Closet	
Visitors Chairs	

Parks and Recreation Office Workstation for one	125sf
Transportation & Future Growth Office Workstation for one	125sf
Shared Conference Room Conference Table for 8-12 Coffee Station / fridge / sink Millwork Tack board/white board display Video capability Shared with social services office	200sf
Staff Open Office Area Transportation Coordinator Program Supervisor Program Instructor Program Instructor Room for 2-4 work desks Computers Part time staff, drivers, contract staff Mail boxes File Storage	200sf
Private HCT toilet – Possible share with health screening	included above
Storage Room	25sf
Copy Area Large format copier Paper storage Layout space	Within the space

Coat storage

*The Senior Center administrative offices is to be located in a central area that is accessible directly from the building entrance, yet can be “isolated” from the everyday activities. Only the main desk should have a large visible presence within the facility. The administrative area does not have to be directly proximate to all of the activity areas.*

<u>SOCIAL SERVICES - ADMINISTRATION</u>	Total	470 sf
Social Service Director's Office		200sf
Workstation for one		
Storage Closet		
Visitors Chairs		
Conference Table for 4		
Cable TV		
Nurse / Visiting Nurse Office		125sf
Workstation for one		
Food Pantry Director		125sf
Workstation for one		
Shared Conference Room		included above
Private HCT toilet – Possible share with health screening		included above
Storage Room		20sf
Copy Area & Coat Storage		Within the space
Large format copier		
Paper storage		
Layout space		

COMMUNITY FOOD PANTRY Total 400 sf

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Dry Food Storage room 300 sf

Adjacent to main desk or social services office  
 Transaction Counter or pass through storage area  
 Fixed Shelving and storage area arranged in grocery store configuration  
 Display area  
 Direct, discreet access to exterior of building  
 Delivery doors (dual or overhead) to exterior

Work Area / Storage Area 50 sf

Sorting Area  
 Utility Sink  
 Disposer  
 Floor Drain  
 Shelving  
 Cabinets  
 Counter and Bench  
 Garbage & Recycling bins

Register/Bagging Area 50 sf

**GAME ROOMS** **Total 1,350 sf**

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**Billiard Room / Table Games** **600 sf**

Room for table games (billiards or ping-pong, etc)  
 Space for all gaming accessories  
 “softer” finishes  
 carpeting  
 Operable windows and natural daylighting  
 Integral sound system  
 Storage cabinets  
 Dimmable lighting  
 Operable partitions between the spaces

**Game Room - Cards** **600 sf**

Tables for card playing and tournaments  
 Space for all gaming accessories  
 “softer” finishes  
 carpeting  
 Operable windows and natural daylighting  
 Integral sound system  
 Storage cabinets  
 Lounge type furniture  
 Dimmable lighting  
 Operable partitions between the spaces

The game room should have a “secluded” feel, to support privacy for certain gaming activities, but should be expandable to the adjacent spaces for larger events

**Storage Rooms** **(2) at 150 total sf**

ACTIVITY & COMPUTER CLASSROOMS (3) 1,900 sf

Activity Classroom (3) at 600

Projection Screens  
 White Boards  
 Storage Cabinets (Upper and Lower)  
 Storage Closet  
 Cable TV  
 CCTV monitoring  
 Natural Light & Operable Windows  
 Dimmable Direct / Indirect Lighting  
 Anti-Static carpeting  
 Digital Projector – Set up for formal presentations & movies  
 Surround Sound System  
 Operable Partition separating spaces  
 Direct adjacency to the library space

Storage Closet (3) totaling 60 sf

Network Closet 40 sf

*The activity classrooms are to be designed for the most flexibility, and are to be geared to accommodate local education events. As classrooms, they can also be re-arranged to accommodate other meeting space and practice space needs.*

*One activity classroom will double as the computer classroom and will feature an adjacent lab/workspace. Directly adjacent to the library space the rooms can be opened to each other for larger presentations.*

ACTIVITY / CLASSROOM (SOFT) 450 sf

Reading / Book storage 450 sf

Soft Seating – chairs, couch, “afgans” etc.  
 Limited Book and Periodical shelving at one edge  
 Directly adjacent to the Activity/Computer Classroom  
 Adjacent to café area  
 Adjacent to gas fireplace  
 Carpet / soft finishes  
 Well lit  
 WIFI and computer compatible  
 Operable Partition separating it from the Activity / Computer room  
 Display Board / White Board

*The library space is a soft space that currently holds most of the discussion classes, language classes, and viewing. It is essential that this room embody a “soft”, homey, feeling. When open to the activity classroom, it should have a similar, contiguous feeling.*

MUSIC / CHORAL ROOM Total 650 sf

Music Classroom 600 sf

Up to 30 students at a time  
 Temporary platforms as required  
 Instructor Podium  
 Piano on casters  
 Shaped to address acoustics  
 Integral Sound system  
 Cubbies for personal goods  
 Carpeted flooring  
 Dimmable, direct / indirect lighting  
 Resilient finishes for acoustics  
 Ideally this space would also serve as a green room or backstage space to the multi-function & stage space.

Storage room 50 sf

Racks for equipment, instruments, costumes and space for furniture

*The addition of this space will not only provide a use specific atmosphere for the singing, music lessons, and training, but it will free up the other program spaces and multi-purpose space for additional uses.*

<u>ARTS &amp; CRAFTS AREA</u>	<u>Total 1,675 sf</u>
Arts & Crafts Classroom (2 @ 700sf)	1,400 sf
<ul style="list-style-type: none"> <li>Quilting / Sewing Room</li> <li>Watercolor / Painting Room</li> <li>White Boards</li> <li>Chalk Boards</li> <li>Storage Cabinets (Upper and Lower) – at perimeter</li> <li>Tall cabinet storage - lockable</li> <li>Utility Sinks</li> <li>Floor Drains</li> <li>Grease traps</li> <li>Cable TV</li> <li>CCTV monitoring</li> <li>Natural Light &amp; Operable Windows</li> <li>Direct Lighting – Higher lighting levels</li> <li>Full Perimeter Power Strips</li> <li>Sheet Vinyl Flooring</li> <li>Table &amp; Chair storage</li> <li>Designed for designated uses</li> <li>Flexible space to allow quilting program and Oil Painting Program</li> </ul>	
Kiln Room	75 sf
<ul style="list-style-type: none"> <li>Rated Kiln Storage</li> </ul>	
Joint Storage Rooms (4) @ 50sf	200 sf
<ul style="list-style-type: none"> <li>Full wall storage</li> <li>Between both spaces</li> <li>Direct access from each or both spaces</li> <li>Secure space</li> </ul>	

*The arts and crafts classrooms must remain flexible for future programming.  
Natural light (northern) is essential for these spaces.*

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**WEIGHT/CARDIO ROOM** **Total 600 sf**

Exercise Classroom 500 sf

- 15 machines x 40sf
- Room for exercise equipment
- Treadmills and exercise machines
- Small free weights
- Water bubbler or drinking fountain
- Special HVAC requirements
- Mirrors
- Multiple TV locations
- Cable TV
- Private listening stations and headphones
- Storage for cleaning supplies
- Full perimeter power supply to equipment
- White boards
- Integral sound system back to main desk
- Towel dispensers
- Adjacent to changing rooms

Desk Area 50 sf

“Main Desk” for instructor with personal file storage

Storage Room 50 sf

Walk in storage

EXERCISE / FITNESS ROOM Total 1600 sf

Fitness / Dance Classroom	1500 sf
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- Up to 30 students at a time; 40 sf per student + circulation
- Molded Athletic Flooring
- Mirrors
- Exercise Bar
- Acoustic ceiling coverings
- Integral Sound System
- Water bubbler or drinking fountain
- Special HVAC requirements
- Multiple TV locations
- Cable TV
- Operable partition between both spaces for one large room
- Direct access to the outside
- Adjacent to the changing rooms
- Coat and personal item storage

Storage Closet (2 @ 50)	100 sf
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- Adjacent to fitness room
- Storage for all fitness equipment
- Storage space for table games – ping pong

*The fitness room is a dire program need. Its addition will not only meet the burgeoning requirement for this type of space, but will also free up the multi-purpose room for additional uses.*

GYMNASIUM Total 5,650 sf

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Gym Space 5,500 sf

- Elementary School Sized Gym
- Basketball Courts / baskets
- Used for Large dance classes, dances, senior/community recreation
- Wood Resilient Flooring
- Spectator Seating – Limited
- CMU Finishes
- Acoustic Controls
- LED lighting
- Operable Partition (curtain style)

Direct Adjacency to the lockers/changing rooms

Dedicated Entrance Area for After hours isolated access if necessary

Storage Room 150 sf

CHANGING ROOMS / Lockers Total 500 sf

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Locker Rooms & Toilets (2) at 225 sf

- HC accessible
- Carpet and tile surfaces
- Toilets, Showers
- Floor drains
- Personal storage lockers
- Special HVAC requirements
- Towel and accessory storage (closets)
- Directly adjacent to gymnasium and exercise rooms
- Direct access from the corridors

Janitor Closet 50 sf

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**MULTI-PURPOSE ROOM** Total 4,000 sf

Multi-Purpose Room 3,500 sf

Seat up to 200 for dinner ( 200 x 17.5 ) at round tables  
 Vinyl or laminate flooring  
 Direct / Indirect Lighting  
 Natural Light  
 Integral Sound System  
 Projection Screen  
 Digital Projector – for large screenings  
 Cable TV  
 Direct Adjacency to the kitchen  
 Direct Adjacency to the main Circulation spine / Lobby  
 Direct Adjacency to the IT / Head End / Projection Room  
 Configuration for use for public / governmental meetings  
 After hours use – able to isolate  
 Portable tables and chairs  
 Ancillary space for buffet layout and display  
 Operable partitions to allow for 2-3 spaces

Stage / Platform Area 350 sf

Proscenium  
 Ramp Access

Storage Room (2) @ 75

Table, Chair and equipment storage 150 sf

*The multi-purpose space is to be designed for a maximum amount of flexibility. It must have the ability to be broken down into 2-3 different meeting spaces or a combination of others. It should be directly adjacent to the kitchen. Kitchen access should be for more than one breakout space if possible.*

KITCHEN Total 575 sfKitchen 500 sf

Food Prep  
 Dishwashing  
 8' Hood  
 Cart storage  
 Cutting and wrapping  
 Delivery access  
 HC accessible  
 Hard, washable surfaces  
 Higher levels of lighting  
 Display lighting / heat lighting for service line  
 Special HVAC requirements  
 Oil / Water / Grease / Sediment trap  
 Ovens  
 Fridge and Freezer – stand ups

Dry Goods Storage 35 sfOffice 40 sf

1 desk

Storage closet

*This function must be adjacent to the multi-purpose room.*IT / Projection / Head End - TCTV Total 650 sfHead End / Projection 100 sf

Video Control Room  
 Counters  
 Directly Adjacent to Multi Function Room / Meeting Spaces  
 Hard wired (video/data) to all spaces in the Center  
 Fixed Desk  
 CCTV Monitoring  
 Audio Controls

Equipment Storage / Future Studio Space 500 sfNetwork/Equipment Closet 50 sf

RECREATION/THERAPY POOL – Alternate #1 Total 10,625 sf

Natatorium	8,600 sf
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6 lane pool – 25 meter	4,000 sf
Therapy /exercise pool	1,600 sf
Deck space – fully accessible	2,200 sf
Seating for 200 visitors	800 sf

Mechanical Room – (pool equipment)	400 sf
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Mechanical Equipment – rooftop	NIC
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Electric Room	75 sf
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Equipment Storage	200 sf
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Chemical Storage	75 sf
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Locker Rooms (men, women, & family)	(2) at 350 sf (fam) 400 – 1,100 sf
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- HC accessible
- Toilets, Showers
- Personal storage lockers
- Special HVAC requirements
- Directly adjacent to pool space
- Direct access from the corridors

(This square footage is a supplement to the existing locker room space)

Janitor Closet	25 sf
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Lifeguard / Monitoring Station / Office	150 sf
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- Visual observation of the pool deck and entrances
- Desk area
- Seating / waiting area

TOILET ROOMS 750 sf

Sized per code requirements (approx (6) @ 125)

HC accessible

Serve the remainder of the facility

Phenolic partitions

Grab bars

Under counter lavatories

Full width mirrors

Indirect, wall mounted or ceiling recessed lighting

Stainless steel accessories

Tile finishes

Poured resinous finishes

SHELTER STORAGE 200 sf

Cot, Blankets, Emergency Equipment, etc.

ELECTRIC ROOM(S) 100 sf

Switch gear 50 sf

Main panels 25 sf

Sub panels &amp; communications 25 sf

MECHANICAL ROOM 250 sf

Boiler / Furnaces

Hot water heaters

Equipment

Provide desk and storage for maintenance staff

Some equipment may be located at rooftop level or on grade

WATER / SPRINKLER SERVICE ROOM 100 sfEMERGENCY GENERATOR On-siteCIRCULATION Net to Gross Ratio

Current size sf

Net to Gross for Community Senior Centers (w/ pool &amp; gym) 1.20 x

This program assessment was prepared by Mr. Thomas P. Arcari, A.I.A., principal, Quisenberry Arcari Architects, LLC.

If you have any further questions or clarifications regarding this assessment, please do not hesitate to contact our office (860) 677 - 4594