



Contra Loma Regional Park

Swim Lagoon Repair Project



Executive Committee Meeting
September 2024

Project Location

- Contra Loma Regional Park
- Lagoon built in 2003 by Contra Costa Water District to replace lake swimming
- EBRPD responsible for operation and maintenance of lagoon



Existing Condition Deficiencies

- ADA Accessibility
- Lagoon Water Clarity and Quality: sand worn and visibility issues for lifeguards
- Chemical Storage Expansion: chemical separations required
- Pump Replacement: structure deterioration resulting in water leaks
- Multiple expansion joints that leak over time
- Plaster finish, mastic joints limited life (1-3 years)



Code Compliance Issues

1.	Parking Signage to include Tow-Away Signage	Tow-away sign to be installed at entrance to parking lot. Language and telephone number to be coordinated with EBRPD.
2.	ADA Parking Striping to be lengthened to be 9'x18' rectangular vehicle space fully adjacent to rectangular access aisles.	ADA parking and access aisle is being re-striped to lengthen to code compliant 9'x18' vehicular space as noted in report.
3.	Detectable Warning Surface are spaced 1.6" apart, measured center to center on a square grid and are to be replaced.	All truncated domes locations are being replaced to code compliant warning surfaces with center to center spacing of 2.3" min. to 2.4" max. measured between the most adjacent domes on a square grid.
4.	Drinking fountain at parking lot/access entry to park is too high and not ADA accessible.	Drinking fountain to be replaced with ADA code-compliant model at all proposed locations.
5.	Cross slope on asphalt walk leading from the parking lot to the fenced perimeter lagoon ranges from 4.2% to 8.3% over a distance of 202 feet.	All proposed hardscape will have cross slopes under 2% max.
6.	Ramp leading to swimming pool deck has slopes over 5% but does not have handrails that is required per code for all walks in excess of 5%.	All proposed walks leading to swimming pool deck will be code compliant. Sloped walks under 5% do not require handrails. All ramps (walks over 5% slope) that are proposed will include handrails.

Current Progress

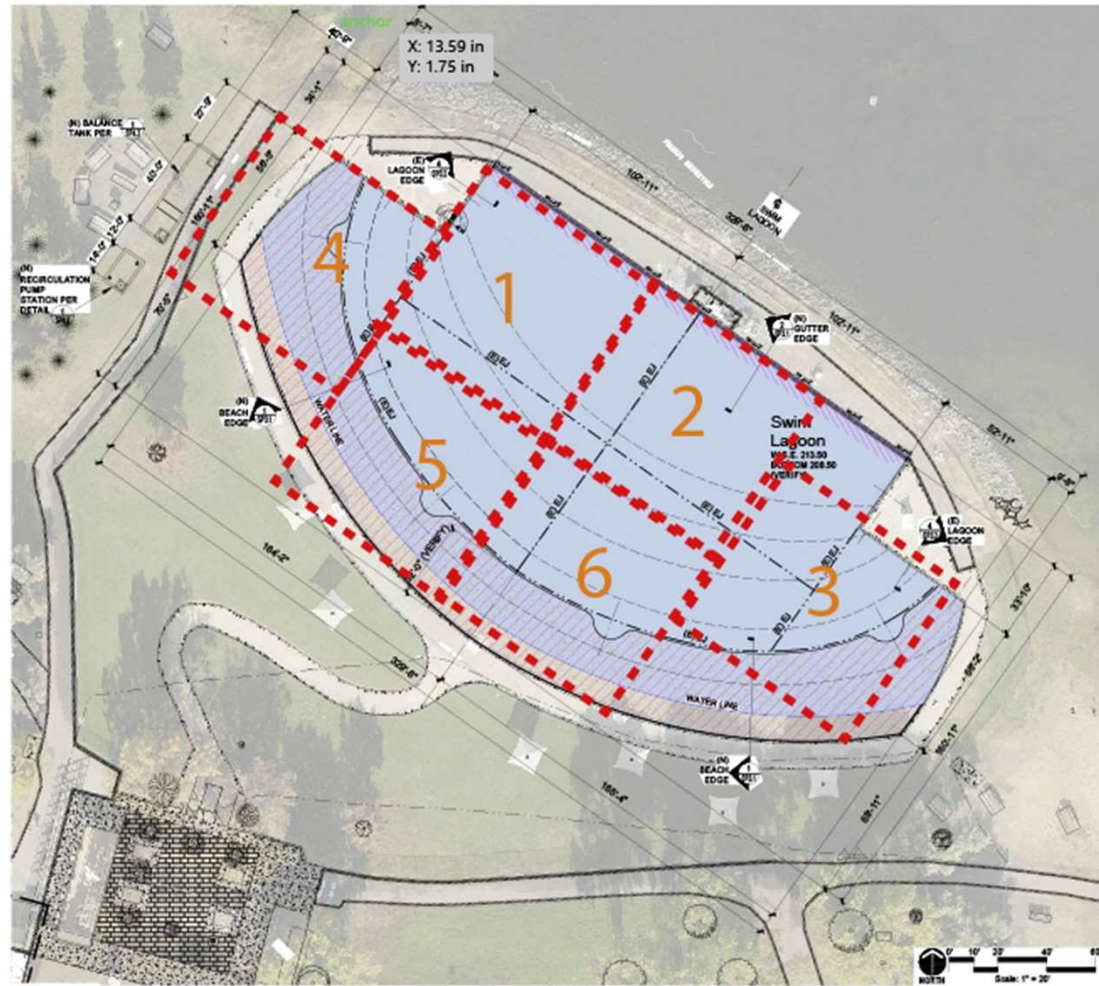


- Awarded contract to Aquatic Design Group that assembled a comprehensive design team
- Conducted in-depth site analysis
- Completed Geotechnical Study and Report
- Drafted two (2) Concept Designs for internal review and comments

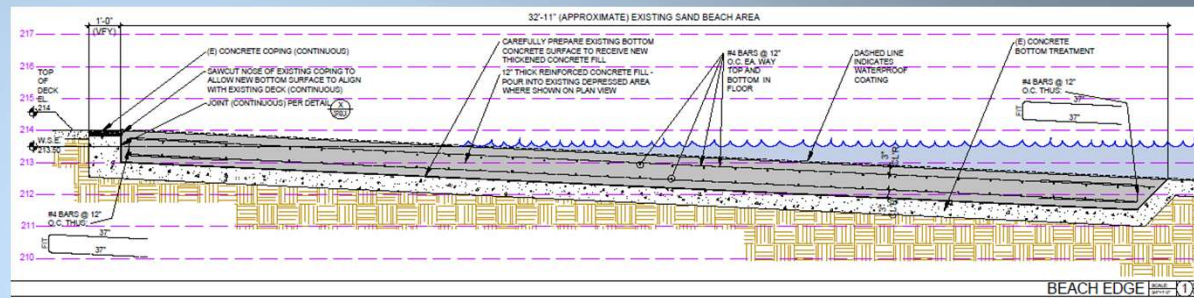
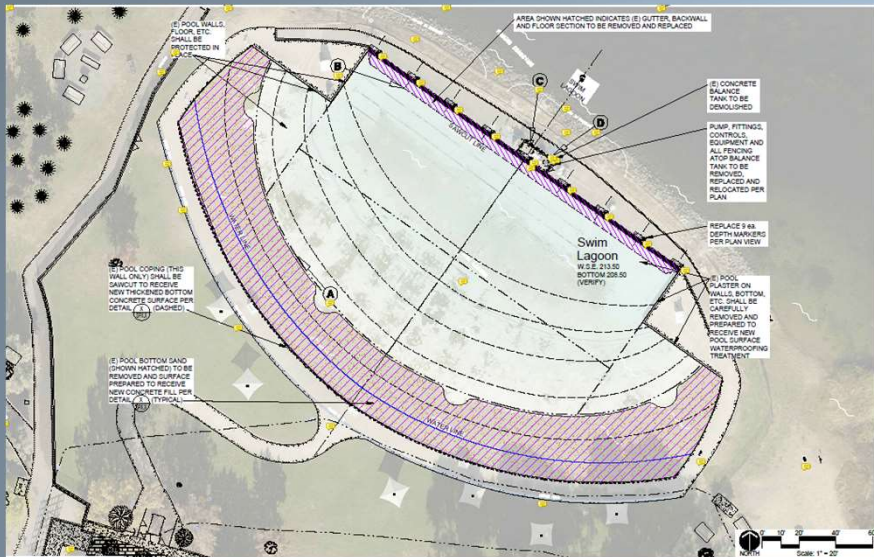
Lagoon Size Comparison

33,110 square feet water surface

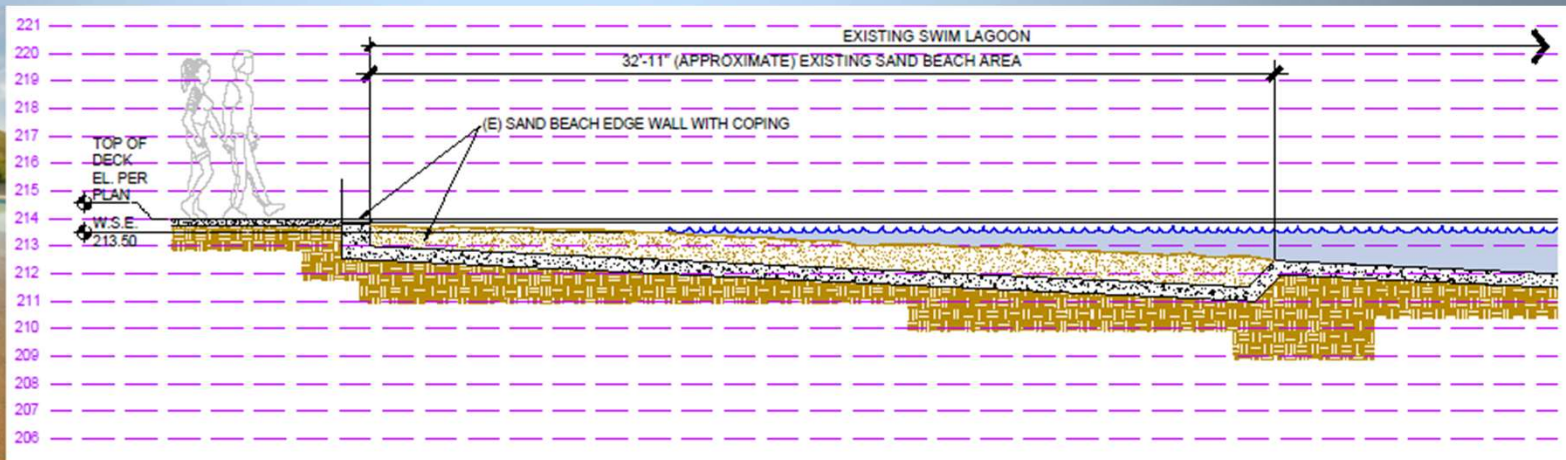
Roberts Pool
25 yards



Sand Edge Cross Section



Proposed Section



CROSS SECTION at (E) SAND BEACH SCALE 1/4" = 1'



Concept A

- Existing Restroom Footprint
- Equipment Overhaul
- Accessibility and Egress Compliance
- Shade Structures
- Base Options show enhanced plaster finish

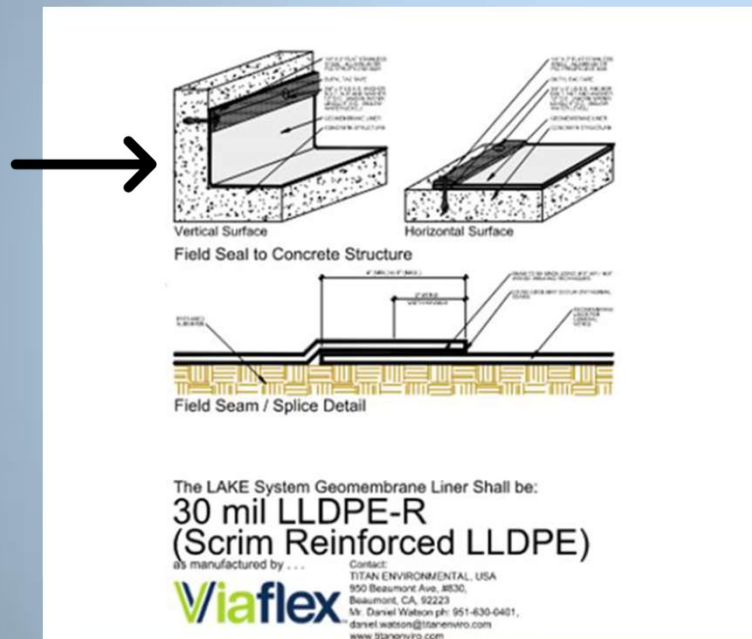
Concept B



- Modified Restroom Footprint
- Equipment Overhaul
- Enhanced Accessibility and Egress Compliance
- Shade Structures
- Kiosk Entry Space
- Terraced Seating
- Enhanced Plaster Finish

Option A & B - Enhanced Waterproofing

- Solves Expansion Joint Leaks
- Longer lifespan



Option 1 Liner with Concrete Slab 20-30 years,
paint required every 2-5 years



Option 2 Vinyl Membrane 15-20 years,
May require repairs or patching over time

Probable Cost Comparison

ITEM	DESCRIPTION	EXTENSIONS
Concept A - Plaster Finish		
1.0	TOTAL SWIM LAGOON CONST. COSTS	\$ 2,856,800.00
2.0	TOTAL ARCHITECTURAL CONST. COSTS	\$ 1,490,000.00
3.0	TOTAL LANDSCAPE CONST. COSTS	\$ 3,050,000.00
4.0	TOTAL SOFT COSTS	\$ 3,232,688.00
5.0	TOTAL ESTIMATED COST	\$ 10,629,488.00
Concept B -Plaster Finish		
1.0	TOTAL SWIM LAGOON CONST. COSTS	\$ 2,856,800.00
2.0	TOTAL ARCHITECTURAL CONST. COSTS	\$ 2,800,000.00
3.0	TOTAL LANDSCAPE CONST. COSTS	\$ 3,810,000.00
4.0	TOTAL SOFT COSTS	\$ 3,881,388.00
5.0	TOTAL ESTIMATED COST	\$ 13,348,188.00

ITEM	DESCRIPTION	EXTENSIONS
Concept A - Vinyl Membrane		
1.0	TOTAL SWIM LAGOON CONST. COSTS	\$ 4,028,088.00
2.0	TOTAL ARCHITECTURAL CONST. COSTS	\$ 1,490,000.00
3.0	TOTAL LANDSCAPE CONST. COSTS	\$ 3,050,000.00
4.0	TOTAL SOFT COSTS	\$ 3,232,688.00
5.0	TOTAL ESTIMATED COST	\$ 11,800,776.00
Concept B -Vinyl Membrane		
1.0	TOTAL SWIM LAGOON CONST. COSTS	\$ 4,028,088.00
2.0	TOTAL ARCHITECTURAL CONST. COSTS	\$ 2,800,000.00
3.0	TOTAL LANDSCAPE CONST. COSTS	\$ 3,810,000.00
4.0	TOTAL SOFT COSTS	\$ 3,881,388.00
5.0	TOTAL ESTIMATED COST	\$ 14,519,476.00

Next Steps



- Design option feedback from the Executive Committee
- Funding
- Design, Permitting, and Construction