Jenness State Beach
Bathhouse Replacement Project
August 9, 2017

www.nhstateparks.org
Project Information

- **Capital Budget FY 2018–2019**
  - $1,000,000 plus $200,000 agency funds

- **Project Management**
  - Division of Public Works; project administrator
  - Division of Parks & Recreation; user agency

- **Design & Engineering**
  - Samyn–D’Elia Architects
  - VHB Engineering
Site Plan

- Parking Lot
  - Traffic flow will continue to be south to north in the parking lot
  - Angled parking
  - Accessible pedestrian walkway between the seawall and parking lot separated by bollards
  - Central crosswalk to beach entrance
  - New traffic island between Ocean Blvd & parking lot; shoulder of road will be reduced to 6’ from 8’
  - Widen parking lot
  - 61 parking spaces (3 accessible)
Site Plan

- Plaza
  - Service corridor south side of bathhouse
  - Improvements to beach access
  - Rinse off shower poles
  - Pay station
  - Bike racks

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Floor Plan

- Toilet Rooms – 5 fixtures a side
- Family bathroom
- Changing rooms
- Privacy vestibules
- Paper storage
- Mechanical and equipment storage (lifeguards & maintenance)
- Plumbing chase
North Elevation view from parking lot

North Elevation
SCALE: 1/2" = 1'-0"
West Elevation view from Ocean Blvd
## Design Comparison (2016/2017)

<table>
<thead>
<tr>
<th></th>
<th>Existing Structure</th>
<th>2016 Proposed Facility</th>
<th>2017 Proposed Facility</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Foot Print</strong></td>
<td>11 feet by 36 feet</td>
<td>41 feet by 42 feet</td>
<td>26 feet by 40 feet</td>
</tr>
<tr>
<td><strong>Square Feet</strong></td>
<td>443 square feet*</td>
<td>1,482 square feet</td>
<td>1,040 square feet</td>
</tr>
<tr>
<td><strong>Height</strong></td>
<td>10 feet</td>
<td>18’3” feet to ridge/25 feet to peak of cupola</td>
<td>18’3” inches to ridge **</td>
</tr>
<tr>
<td><strong>Distance from Property Line</strong></td>
<td>5 feet</td>
<td>28 feet</td>
<td>23 feet</td>
</tr>
<tr>
<td><strong>Width Along Road</strong></td>
<td>11 feet</td>
<td>41 feet</td>
<td>26 feet</td>
</tr>
<tr>
<td><strong>Women’s Room</strong></td>
<td>4 toilets/1 sink</td>
<td>5 toilets/1 multiport sink</td>
<td>5 toilets/1 multiport sink</td>
</tr>
<tr>
<td><strong>Men’s Room</strong></td>
<td>1 toilet/2 urinals/1 sink</td>
<td>2 toilets/3 urinals/1 multiport sink</td>
<td>2 toilets/3 urinals/1 multiport sink</td>
</tr>
<tr>
<td><strong>Number of Family Bathrooms</strong></td>
<td>0</td>
<td>1</td>
<td>1</td>
</tr>
<tr>
<td><strong>Number of Changing Rooms</strong></td>
<td>1 men’s/0 women’s/3 unisex</td>
<td>4 unisex</td>
<td>2 unisex</td>
</tr>
</tbody>
</table>

* Includes privacy panels
** currently facility is in floodplain district AO, the new preliminary floodplain maps will change the designation of Jenness Beach to a VE14, which will mean our floor slab elevation will be a minimum of 14’
Timeline

- Public meeting August 9, 2017
- Rye Planning Board Meeting: September 5, 2017
- Public Comment: Closes September 15, 2017
- Fall 2017 – design and engineering
- Fall 2018 – construction starts
- Late-Spring 2019 – open new bathhouse
Key Project Requirements

- Toilet rooms with 5 fixtures
- Privacy screening to toilet rooms adequate circulation space
- Family bathroom
- Plumbing chase
- Lifeguard equipment, paper and cleaning supply storage
- Changing rooms
- Mechanical room (electrical service, hot water heater, two-way radio system equipment)
- ADA compliance
- Address ratio of pervious to impervious surfaces (Wetlands permit)
- Service corridor for equipment access, maintenance and Park Patrol
Questions & Comments

- Project webpage: www.nhstateparks.org
  - Current plans
  - Subscribe to project updates
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