

MEMORANDUM

DATE: October 22, 2002

TO: The Board of Supervisors

FROM: John E. McDonald, Manager of Financial and Management Services

SUBJECT: Partnership - Eastern State Hospital Bathhouse

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The Board of Supervisors, in adopting the FY2003 Capital Budget, set aside \$150,000 for a bathhouse at the Eastern State Hospital (ESH) swimming pool. The Williamsburg Aquatics Club (WAC) has installed a bubble over the pool and has made other improvements to make the pool available for winter swimming. The purpose of the new bathhouse is to provide restrooms, showers, and a dressing area for high school swimmers early in the morning. These swimmers currently use the James City/Williamsburg Community Center (JCWCC) pool, but are restricted by the pool depth that is not deep enough for racing dives.

A possible solution was to build a bathhouse adjoining the ESH pool. As presently envisioned, it would be approximately 2,200 square feet, with toilets, dressing areas, lockers, and showers to accommodate 30 males and 30 females. It would allow at least one of the two high school teams to practice at ESH, allowing showers and an area to dress before the swimmers have to go to school.

The State requires that any permanent improvements to the ESH property belong to the State. Staff is proposing an agreement that would allow the construction of the facility in the following manner:

- Parent volunteers from the high school swim teams and WAC would design and build the facility. Parent volunteers from AES and Carlton Abbott Design Group would provide the design and engineering and are confident that an experienced contractor could be found, from a list of local building contractors that support high school sports teams, to build the facility at cost. ESH would shepherd the proposal through the State review process and expects that it will be a simple one since the State is not being asked to provide any money.
- All operating costs will be assumed by ESH.

The JCWCC benefits by eliminating the conflicting use of at least one high school swim team for early morning practices. It is also better able to work with ESH to use the ESH pool for deep-water activities such as lifeguard training and diving.

ESH benefits since they can be more flexible in programming daytime use of the pool for both staff and residents.

The Schools benefit from a deep-water facility for team practices. The pool is a 25-meter pool, not the high school standard 25 yards, but it could be used for a high school swim meet. There is a diving well at the ESH pool and diving is a new element of the high school athletic program. The diving board may have to be replaced to meet high school sports standards. Daytime programming options for high school lifeguard classes or elementary school learn-to-swim programs are also enhanced.

WAC sees some benefits for swimmers in the winter months but also assumes the responsibility of most operating costs, maintenance, and cleaning of the facility.

The pool has also been the site of the summer swim program championships for the Virginia Peninsula Swimming Union the past two years, having restrooms and shower areas on-site will be helpful in expanding summer use for both ESH and the community.

The County, although providing the funding for the facility, is otherwise not involved. No operating costs or maintenance responsibilities are assumed. On the other hand, we can claim no ownership rights in the facility as it will be owned by the State.

The basics of this arrangement have been unofficially negotiated with ESH. The attached resolution authorizes the County Administrator to enter into an agreement with ESH for the construction of the facility and amends the appropriation to allow that money to be used to reimburse WAC, who is acting as the agent for ESH, for costs incurred in the construction.

Staff recommends approval of the attached resolution.

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John E. McDonald

CONCUR:

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Anthony Conyers, Jr.

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Attachment