



# Districts 2 and 7 Neighborhood Water Parks

February 5, 2019





## Initiative 12 Realize Aquatics Plan

**Goal 4: Enhance El Paso's Quality of Life through recreational, cultural, and educational environments**



# Ja'Naj (Water House) Water Park

Anticipated Completion

# Spring 2020



## Location:

6101 Hughey, Unit B

## District:

2

## Total Budget:

\$7,862,000 approved

\$4,014,725 additional pending  
Council approval

## Funding Source:

2012 Quality of Life Bond

2017 Capital Plan



# Project Location









# WAYFINDING INSPIRATION

## Rainforest

Rustic materials like vintage handmade rope and rustic dark woods

Improvised rope lashing for sign structures

Mayan symbology is used as graphic accents





# WAYFINDING DESIGN



# JA'NAJ - GRAPHIC ELEMENTS

## Recommended Fonts

YARIN

A B C D E F G H I J K L M N O P Q R S T U V W X Y Z 1 2 3 4 5 6 7 8 9 0

PUERTO MAGNIFICO

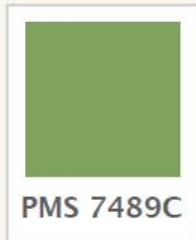
A B C D E F G H I J K L M N O P Q R S T  
U V W X Y Z 1 2 3 4 5 6 7 8 9 0

FELT TIP ROMAN

a b c d e f g h i j k l m n o p q r s t u v w x y z A B C D E F G H I J K  
L M N O P Q R S T U V W X Y Z 1 2 3 4 5 6 7 8 9 0

## Recommended Colors

Based on Pantone color system



## Environmental Accent Graphics

Mayan Pictographs



## Recommended Materials and Processes

Dark Rustic Wood



Coco Rope



Hand Painted  
Lettering





# Chapoteo (Splash) Water Park

Anticipated Completion

# Spring 2020



## Location:

7735 Phoenix St.

## District:

7

## Total Budget:

\$7,383,000 approved

\$3,897,662 additional  
pending Council approval

## Funding Source:

2012 Quality of Life Bond

2017 Capital Plan



# Project Location









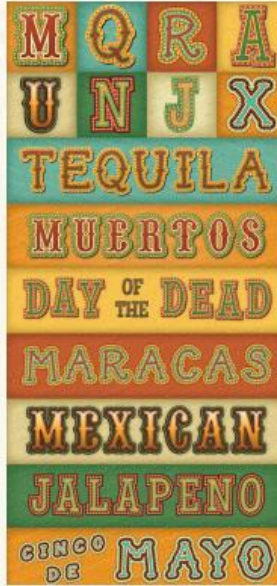
# WAYFINDING INSPIRATION

Hand painted lettering

Fiesta themed bright color schemes

Wood panel stock

Picado and Mexican folk art graphic accents





# WAYFINDING DESIGN





# CHAPOTE0 - GRAPHIC ELEMENTS

## Recommended Fonts

BETH ELLEN  
*abcdefghijklmnopqrstuvwxyz*  
*ABCDEFGHIJKLMNOPQRSTUVWXYZ*  
*1234567890*

CANDY INC.  
*abcdefghijklmnopqrstuvwxyz*  
*abCdefghIjklmnopqrstuvwxyz*

CARNIVALEE FREAKSHOW  
**ABCDEFGHIJKLMNOPQRSTUVWXYZ**  
**ABCDEFGHIJKLMNOPQRSTUVWXYZ**  
**1234567890**

HUSTLERS ROUGH DEMO  
**ABCDEFGHIJKLMNOPQRSTUVWXYZ**  
**ABCDEFGHIJKLMNOPQRSTUVWXYZ**

UGLYQUA REGULAR  
*abcdefghijklmnopqrstuvwxyz*  
*ABCDEFGHIJKLMNOPQRSTUVWXYZ*  
*1234567890*

UGLYQUA ITALIC  
*abcdefghijklmnopqrstuvwxyz*  
*ABCDEFGHIJKLMNOPQRSTUVWXYZ*  
*1234567890*

## Recommended Colors

Based on Pantone color system



## Environmental Accent Graphics

Mexican folk designs



Rustic painted wood



Weathered Dark Wood



Hand Painted Lettering





# Neighborhood Water Parks

## District 2 & 7 Amenities:

- Water slide
- Leisure pool
- Lap pool
- Climbing wall
- Children's pool
- Kid's play structure
- Current channel
- Cabanas
- Patio / Event space
- Bathhouse
- Restrooms
- Admin office
- Kitchen
- Outdoor grill



# Neighborhood Water Parks

- Construction Manager at Risk method provides an alternate construction delivery method utilizing Construction Management Services to procure bids and contracts for construction of a project.
- Construction Manager worked with Owner and Designer to establish cost estimates and refine scope of work to keep within prescribed budget.
- Preconstruction Phase services included initial estimates and development of suggested bid packages in coordination with Architect Schematic Designs and Owner criteria.



# Neighborhood Water Parks

## CMAR

Construction Manager at Risk



Improved cost control

## Advantages of CMAR Include:



Improved delivery time



Team approach to project delivery  
that can improve quality



## Neighborhood Water Parks

**For City Council to approve the amendment of the Guaranteed Maximum Price for the District 2 & 7 Neighborhood Water Parks for an additional amount not to exceed \$17,981,778 between the City of El Paso and Arrow Building Corp.**



An aerial night-time rendering of a water park. The scene features a large rectangular pool with lane markers, a winding slide with orange and yellow tracks, a large circular pool with people, and a smaller heart-shaped pool. A building with a Spanish-style facade and a bell tower is in the foreground. The area is surrounded by trees, walkways, and outdoor seating. The text "Thank You" is overlaid in the center.

# Thank You