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Architecture Programming Project 3: 21st century Community center

The history of community city can trace back to 1907. At that time, Edward J. Ward, a Presbyterian minister in New York, proposed community center in schools which provided facilities for inner cities outside school hours. The idea was successful. The community was opened for gatherings, group activities, social support, public information, and other purposes ("Community Centre"). However, most community centers lost its significance in modern lifestyle. Except for community centers operated by specific organizations, other community centers are just simply rental spaces for parties or rooms with gym facilities. It is no longer a place for community gathering. What programs should be put in community centers so as to adapt the use of the building type into modern society? In what way the community center should be designed so that it can gather the community? The research will compare 3 community centers in Beaverton in terms of their organization, sources of income, facilities, types of services they provide and facilities. The assumption of the research is that neighborhoods are close to each other, thus people can commute by walking. In part I, brief introduction of each community center will be given. Comparisons between different centers will be given in a table and a short conclusion. In part II, HECTTEAS Tables will be drawn for each center out of the information from the research so as to understand the community centers in terms of architectural programming. Part III will be a summary of all data and a conclusion.

Part I: Introduction of Tualatin Hills Park and Recreation, Beaverton Family YMCA, and Beaverton Community Center

The Tualatin Hills Park and Recreation is a non-profit, governmental organization. Founded in 1955 by a local activist, Elsie Studhr, the center aims to provide recreation facilities and park spaces to residents in Beaverton. The research will focus on the Elsie Studhr center which serves senior citizens. The Elsie Studhr Center was built in 1978 after the donation of the land by Elsie

Studhr herself (Scatterfield). The Beaverton Family YMCA community center was built in the 70s. It is a non-governmental and non-profit organization. Previously, it was a private health club with recreation facilities and racquetball rooms. Later, it merged with YMCA and expanded to a comprehensive health center (Augustine). Beaverton community center is park of the Beaverton city library complex. It is totally governmental. The whole building is closed when no room is booked. No staff present in the center ("Room Information").

	Elsie Studhr Senior Center, Tualatin Hills Park and Recreation	YMCA Columbia Willamette	Beaverton Community Center
Type of Organization	non-profit, governmental organization founded by local advocates	non-governmental, non-profit organization	governmental
Source of Income	1. Property Tax (50%) 2. Recreation and Sport income (10.6%) 3. Metro Natural Area Bond (7.8%) 4. System development charge (7%) 5. Swim center and Tennis income (6.8%) (The Business Services Division Finance Department 25)	1. Membership (20.5%) 2. Program fee (50.6%) 3. Public Support (9.4%) 4. Investment Income (1.35%) (YMCA of Columbia-Willamette 4)	maintain by government ("Room Information")
Target of Service	80,000 people of east Washington county (The Business Services Division Finance Department 11)	74,000 people in the neighborhood with a focus on children and family (YMCA of Columbia-Willamette 4)	Local residents (about 86,750) Rooms are mostly occupied by Neighborhood association meetings. Weekly food distribution of Tualatin Valley Gleaners (Hthompson)

Type of services provide	Elsie Studhr fitness classes AARP Driver Safety program A variety of classes Health Screen tests Free Blood pressure clinic/ footcare clinic Trips/tours (Scatterfield)	sports/recreation facilities Early Childhood development before/after school enrichment program teen development (YMCA of Columbia-Willamette 8)	10 Rooms for Rentals ("Room Information")
Facilities	1 fitness center 1 cafeteria 1 kitchen 2 sitting rooms (with TV) 7 classroom 1 game room 1 library 1 gift shop 1 computer room (Scatterfield)	8 racquetball rooms 1 basketball court 2 exercise rooms 1 men locker room 1 women locker room 2 music rooms 1 swimming pool 1 child care room 1 sitting room recreation facilities (Augustine)	1 Auditorium 2 meeting rooms 1 conference room 1 family rooms 5community rooms ("Room Information")
Geographic proximity	next to Hall Street. Bus stops. Walkable distance to affordable housing.	next to Beaverton Town Square. Next to Freeway 217. Next to Beaverton City Hall.	Opposite Beaverton City Library, part of the library complex in downtown Beaverton
Can the community center gather the community?	yes	yes	No. (mainly for meetings)
Can meet the need of people who use the space?	yes	yes	No. (Non-profit is allowed to use it at most 3 hours per week.)
Can the center gather people from all races?	yes	yes	yes

Figure1. Comparisons on type of organization, sources of income, services provided and facilities of 3 community centers in Beaverton.

The Elsie Studhr center and Beaverton family are servicing the neighborhood in similar ways. Two centers serve a considerable amount of senior citizens although Beaverton YMCA has a more family-oriented goal. According to staff in two centers, there are no peak hours in

Elsie Studhr center as they have classes and programs throughout the day (Scatterfield). The peak hours of Beaverton YMCA are between 8am to 12pm every morning because it is often occupied by senior citizens (Augustine). Two centers have different geographical advantages. the Elsie Studr is next to affordable housings, and it maintains a walkable distance to regional retails. Beaverton YMCA is next to Freeway 217 and it is near Beaverton City Hall. In terms of the environment, Elsie Studhr has better environment because it is surrounded by city parks. There is a big lawn in front of the center for outdoor activities. Though the building was built in 1978, it had two big renovations. The present building has good thermal control and adequate daylight that there is no sign of an old building.

On the other hand, the Beaverton YMCA does not have a building as nice as the Elsie Studr Center. There are comprehensive sport facilities. Nonetheless, the building is old. Many fluorescent lights are used to provide adequate lighting for the interior. Since it is next to the city government and Freeway 217, there is no space to hold any outdoor activity. Different sources of income between two organizations account for differences in the environment. Tualatin Hills Park and Recreation is a non-profit governmental organization that 50% of their income is from property tax(The Business Services Division Finance Department 25). Though they still hold campaigns to raise money they need, they have a stable source of income. In addition, established by local advocates, they set up good relationship with local lunches and communities for decades. That is reason why they have good sources of volunteers. All these factors make it a successful community center for senior citizens. Thought Beaverton YMCA is serving similar programs, most of their incomes are from membership and program fees(YMCA of Columbia-Willamette 4). That is the reason why they charge more for their sport membership then other private fitness centers in town, who are their major competitors. Also, they need to hold more promotions and classes so as to maintain a variety of services. For example, according to Augustine who is the Senior Director in the center, they are planning to open a variety of classes in 2009 so as to attract more people to the center.

Beaverton Community Center is mere functioning as governmental rental spaces and offices. It fail to unite the community on its own. But, the rental spaces it provides support other associations. For example, according to Scatterfield, Tualatin Hills Park and Recreation borrows rooms from the governmental center when rooms are scare in their centers. For this reason,

rooms in the Beaverton Community Center are reserved most of the time ("Room Information"). Occasionally, it gathers people in the community when activities are held in the rooms.



Figure 2. Ann Scatterfield, the program coordinator of Elsie Studhr of Tualatin Hills Park recreation.



Figure 3 Weekly food supplemental program held in Beaverton Community Center by Tualatin valley Gleaners.

Part II: Uses of Community Center in terms of HECTTEAS

1. Tualatin Hills Park and Recreation	Values	Goals	Facts
Human	All people who live in Beaverton need more green space and recreation facilities. (Elsie Studhr center focus on senior citizens only.)	friendliness of the employees and the high quality of instruction in the various activities creating peaceful suburban environment	a strong network with churches and local communities like Meal on Wheel
Environment	sustainability is also an element to consider in 21st century	enable staff to archive greater efficiency while conserving energy	started district-wide recycle programs (sustainable Practices Program)
Cultural	Server people within Washington county	continue provide high-quality programs and services	started by local advocates, it has a strong regional focus.

Technological	N/A	N/A	have computer facility for senior citizens
Temporal	recreation facilities and parks(governmental), maintain school fields.	comprehensive service in recreation facilities and art classes	try to provide as various classes as possible. Current classes include art classes, computer classes, fitness classes and different clinics. The classes have attracted senior citizens successfully.
Economical	use property tax for facilities and maintenances program fees to support daily operation of the center	still hold several campaigns to raise money for the non-profit organization	Sometimes work with other organizations like YMCA to provide various classes.
Aesthetic	a comfortable, spacious environments	expansion on recreation facilities equipped room	The center had 2 big renovations. currently, the center has high ceiling and much daylight penetration
Safety	N/A	N/A	N/A

2. Beaverton Family YMCA	Value	Goals	Facts
Human	help children thrive and grow, inspire young people, bring family closer	help children thrive and grow, inspire young people, bring family closer	the center has successfully attracted local teenagers and seniors.
Environment	N/A	N/A	N/A
Cultural	N/A	N/A	no art classes are provided currently. Services focus on areas near downtown Beaverton.
Technological	N/A	N/A	no computer room
Temporal	mainly provide recreation facilities, but also hold teenage programs	hold night classes in 2009 so as to bring people to center at night.	Current recreation facilities involve the participation of many teenagers and senior citizens.
Economical	membership fees and program fees are main sources of income	hold night classes in 2009 so as to utilize uses of rooms	sometimes work with other organizations like YMCA to provide various classes.

Aesthetic	provide better environment for programs through expansion of current building	to provide comprehensive recreation facilities at one location	the original building contains racquetball courts and recreation facilities only. After several expansions. the center is consisted of a swimming pool and a basketball court.
Safety	N/A	N/A	N/A

3. Beaverton Community Center	Value	Goals	Facts
Human	N/A	N/A	N/A
Environment	N/A	N/A	N/A
Cultural	N/A	N/A	N/A
Technological	N/A	N/A	N/A
Temporal	provide rooms for regional organizations	occupy rooms as much as possible	non-profit organizations can book room for free for 3 hours per week. If rooms are full. Some organization will book rooms in Beaverton Resource center, another government-owned center.
Economical	keep maintenance cost low	keep maintenance cost low	no staff present in building
Aesthetic	adequate equipment for people who rent the room	N/A	Basic equipments and utilities are provided
Safety	provide a safe place for organizations and communities	Meeting rooms for Neighborhood Associations and other non-profit organizations	The building is locked when rooms are not occupied

From the HECTTEAS tables above, we can summarize several things. The more spaces being filled, the more successful community center is. Tualatin Hills Park and Recreation has the most spaces filled. It is in fact the most successful community center in the area as it has very clear area of focus. And, different issues are addressed. Beaverton Community Center lacks human and cultural goals in their programs. As a result, the center fails to gather people in the community. However, the Temporal, economic and safety goals are still clear that the center continues it success on room rental. In comparing Elsie Studhr Center and Beaverton Family

YMCA, we can see that the environmental and aesthetic factor distinguish the former from ordinary community center. Good environment contributes to the success of Elsie Studhr Center because people are encouraged to stay in the space. Undoubtedly, the economical factor is affecting the success of a community center. The Elsie Studhr Center is having a good source of income and thus good facilities. But, though not having a very stable source of income, the Beaverton Family YMCA can still maintain a good level of services by holding certain fund-raising activities.

Part III: conclusion: What is the 21st century Community Center?

From the HECTTEAS tables above, we can conclude that the more values we consider in the table, the more successful the community center will be. From the example of Beaverton Community Center, we can summarize that the failure of the building as a community center is not because programs of modern community center changes, but the lack of human and cultural factor in its program. Despite being in a more technological-focused society, human values and cultural values are still important factors to consider when we decide programs in a building. They are important factors to coordinate interactions between activities and spaces. Once we understand the human factor and cultural factor, we can further decide the kind of public spaces we need in the building. Temporal factor is another very important indicator on the overall program of the building. It decides the basic function and role of a building. After knowing the basic role, function and the type of public spaces we need, we can further think of the kind of environments and interiors we want, in order to make successful spaces which people want to spend time in. The HECTTEAS table consists most of the elements we need in successful community centers. The only factor which does not affect design of community center may be technological factor. Since we cannot see it being considered in any of the examples, we can make a possible assumption that technological is not affecting the use of community center as a successful space. Beyond this research, future studies may focus on community centers in other cities suffering from sprawl because the decentralized communities may affect the result.

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