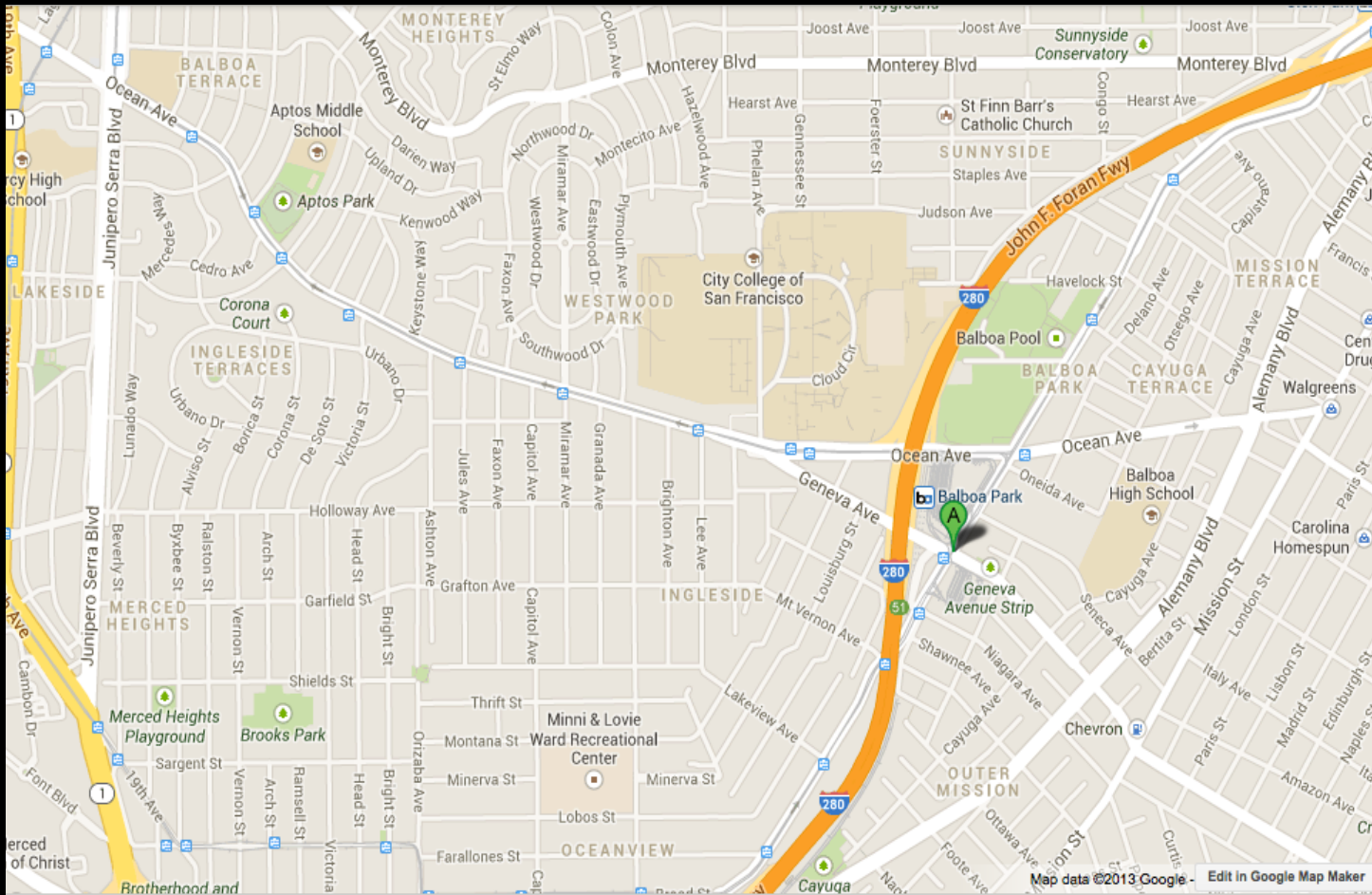


GENEVA CAR BARN AND POWER HOUSE PROJECT

BALBOA PARK STATION COMMUNITY ADVISORY COMMITTEE
May 24, 2016



LOCATION



2301 San Jose Ave.

GENEVA CAR BARN & POWERHOUSE



1901-1903

GENEVA CAR BARN & POWERHOUSE



1970's

CURRENT STATE



Mothballing and seismic stabilization work in 2004

PROGRAMMING FOR YOUTH

Arts-related training for underserved youth.

- Performance arts, literary arts, media arts, photography, design and technical arts
- Design Studios
- Safe haven
- City-wide partnerships with best-of-class organizations



COMMUNITY PROGRAMMING

The Car Barn will become a new cultural and neighborhood hub for all District 11 residents.

Planned amenities:

- 80 seat state-of-the-art black box theater
- Exhibition space
- 70 person café
- 300 person event space with a catering kitchen, dance floor and display walls
- Visitor Serving retail space
- Community meeting space

POWERHOUSE INTERIOR



POWERHOUSE



Mezzanine and Barn Doors

POWERHOUSE



View of Powerhouse from Office Building Corridor

GROUND FLOOR CORRIDOR



Original Wainscot and Woodwork

OFFICES



Retain Coved Ceiling and Woodwork

GILLEY ROOM



A tall open space where men received daily orders

GILLEY ROOM



Corner Turret Space

SECOND FLOOR ASSEMBLY ROOM



Materials visible behind accretive changes

ATTIC



Height provides usable space within exposed wood structures

ATTIC



Trusses and wood framing will be highlighted

GENEVA CAR BARN AND POWERHOUSE



FUTURE

POWERHOUSE INTERIOR



Arts Classes, Events Space and Community Programs

BLACKBOX THEATER



Practice Space by Day

BLACKBOX THEATER



Performance Space at Night

ATTIC



Captured for Classroom Studio Space

PROJECT STATUS

Phased Approach

Approvals Received

SHPO/NPS (Part 1 and 2)

CEQA (CatEx)

Historic Preservation Commission

Civic Design Review

Planning Commission (Conditional Use and Variance)

Total Estimated Project Cost: \$7.2M/\$21M

Design Status (Phase 1): 75% CDs

Estimated Completion Date: Fall, 2017
(Funding Dependent)

“The Geneva Car Barn and Powerhouse represents a cultural and economic development project that can enhance the vitality and urban renewal underway in this forgotten district of the City.”

