

**fgma**  
FGMA ARCHITECTS



Dallas Park & Recreation  
*Bringing Communities Together*



# White Rock Hills Recreation Center

Community Meeting #1

01.10.2026

# AGENDA

- 1) Welcome & Introductions
  - 2) Project Overview
  - 3) Trends
  - 4) Community Input
- 



# YOUR TEAM



**David**  
Polkinghorn

Project Manager



**Destry**  
Ure

Project Architect



**Rich**  
DePalma

Community  
Engagement/  
Partnerships



**Jason**  
Ringdahl

Architect  
Principal-In-Charge



**Cody**  
Kopecky

Project Manager



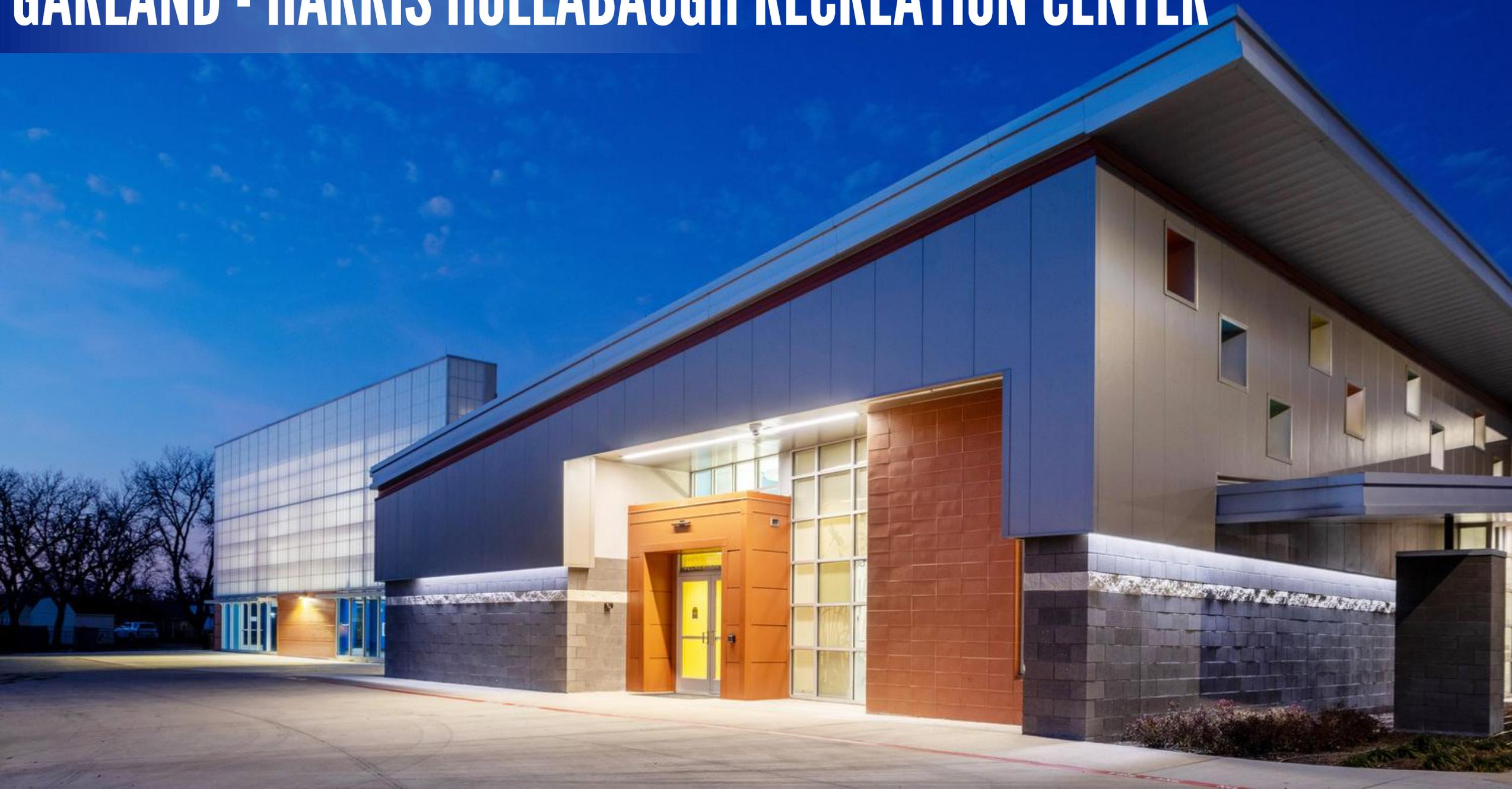
**Mick**  
Massey

Planner/  
Programming Texas  
Regional Director



**EXPERIENCE**

# GARLAND - HARRIS HOLLABAUGH RECREATION CENTER





WINTER CAMP  
17-21  
A SERIES OF FUN AND EDUCATIONAL ACTIVITIES  
OFFERED THROUGHOUT THE FALL BREAK  
TO CREATE WORKSHOPS, VISIT  
TO MAKE NEW FRIENDS, LEARN NEW IDEAS,  
AND LASTING MEMORIES.  
10-11-16  
per week

EXIT



LATIN  
DANCING  
CLASSES

COMEDY NIGHT

SALSA  
BAHATA  
MERENGUE

CORRIDOR

BLACK  
HISTORY  
MONTH  
HAPPY  
VALENTINES  
DAY FEB 14





MEETINGS ROOM





# THE BEACON OF ARLINGTON













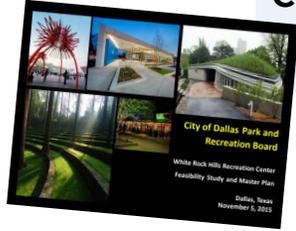


VENDING

# PROJECT HISTORY



# HOW WE GOT HERE



**White Rock Hills Recreation Center Feasibility Study and Master Plan Completed**

2015

**White Rock Hills Park Completion**

2021

**City of Dallas RFP & Award for AE Services for White Rock Recreation Center**



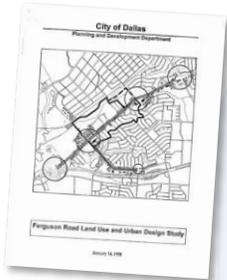
2025

1998

**FRI is Founded**

**White Rock Hills Road Land Use and Urban Design Study Completed**

**Area Re-branded White Rock Hills**



2016

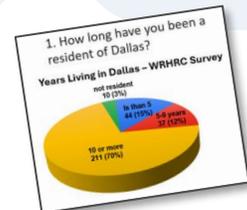
**Project Included in the Dallas Park and Recreation Department Comprehensive Plan Needs Assessment**



2024

**Recreation Center Bond Advocacy**

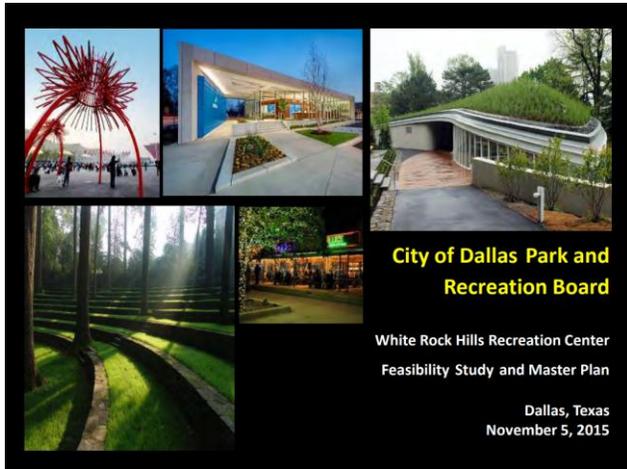
**City Council Includes Project in May 2024 Bond**  
**Successful May 2024 Bond**



2026

**Today!**

# 2015 FEASIBILITY STUDY TO TODAY



## Study Results

- Multigenerational Interaction Space
- Cultural Arts Multipurpose Rooms
- Educational and Social Multipurpose Rooms
- Teaching Kitchen
- Fitness Center
- Multi-use Gym
- Admin, Police and Support Services

## Preliminary Project Scope

- Multigenerational Interaction Space
- Cultural Arts Multipurpose Rooms
- Educational and Social Multipurpose Rooms
- Teaching Kitchen
- Fitness Center
- Gymnasium
- Administration Offices
- Public Safety Office

# PROCESS



# IT'S A PROCESS

 **We Are Here**



*Newman Design Squiggle*

PROGRAMMING

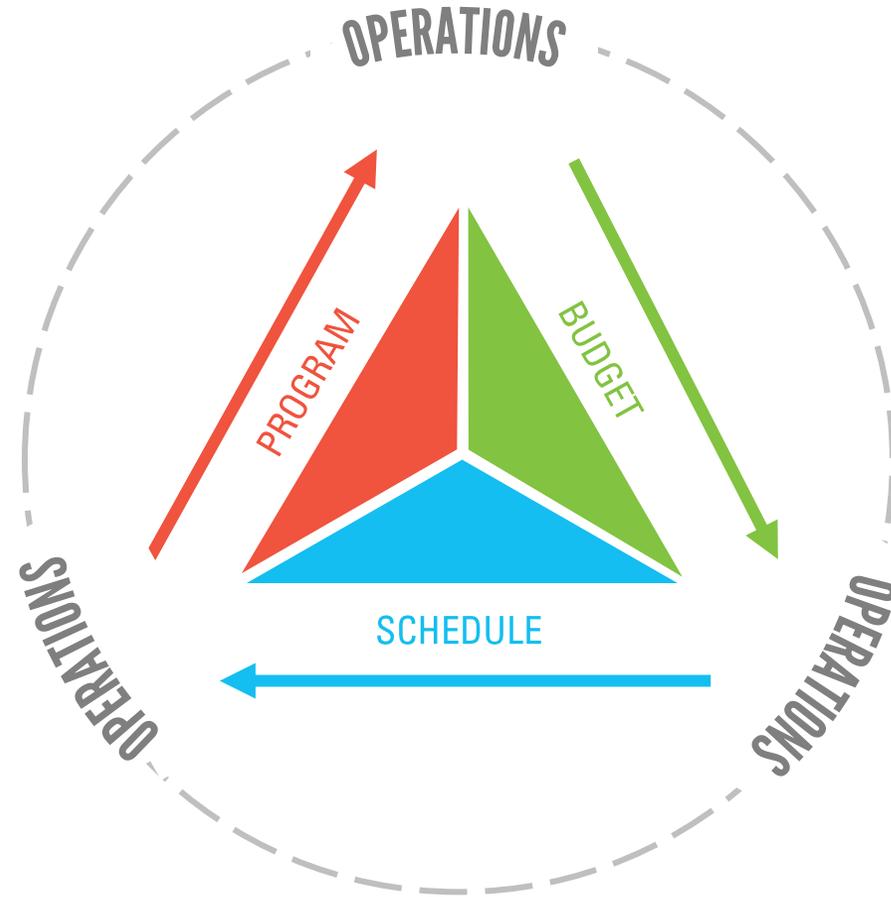
SCHEMATIC DESIGN

DESIGN DEVELOPMENT

CONSTRUCTION DOCUMENTS

# CONFIRM FEASIBILITY PROCESS

A PROVEN PROCESS  
TO GET THE BEST RESULTS!



# THE 3 C'S

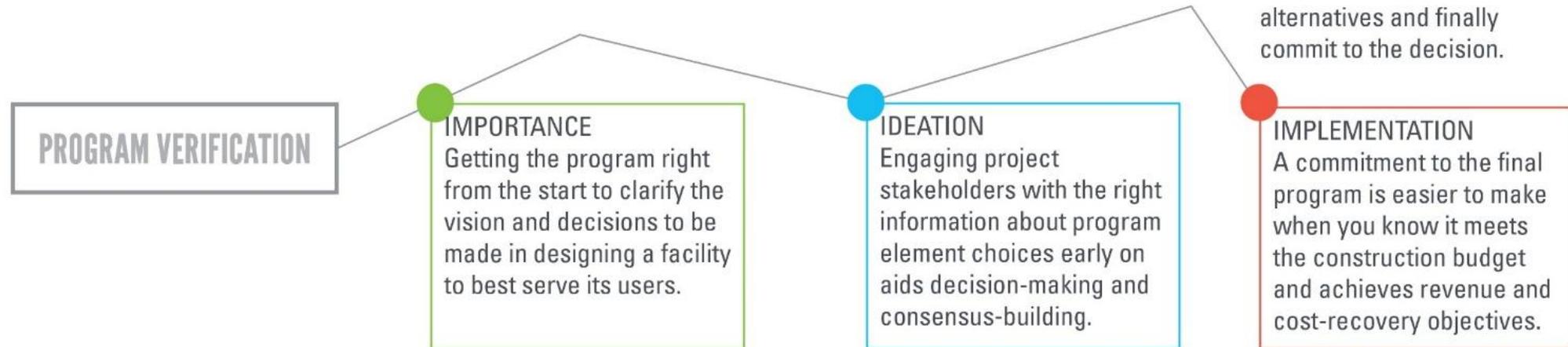
## CONSIDER. CONFIRM. COMMIT.®

THE RIGHT DECISIONS  
AT THE RIGHT TIME  
WITH THE RIGHT INFORMATION

The first step is the "Consider" stage where we introduce the team to a decision point, be it a material choice or an alternative design approach.

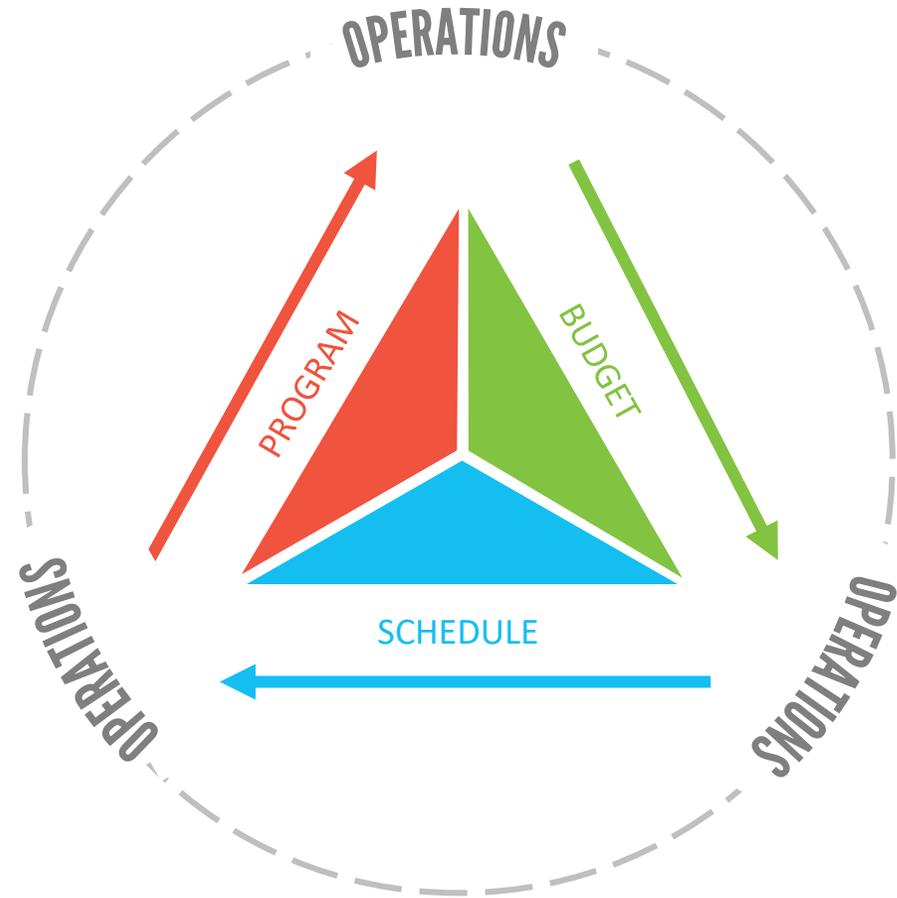
At the next workshop we will discuss the issue in depth, having had some time to understand the implications of the decision and "Confirm" the decision.

The following meeting we would "Commit" to the decision. This allows the client and the community to have enough time to fully understand the issues, research and consider alternatives and finally commit to the decision.

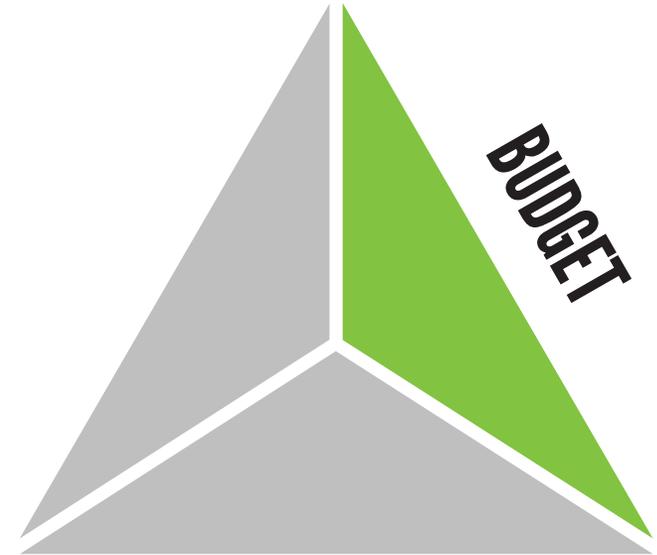


*The three decision-making stages of the Owner's Decision Matrix.*

# MANAGING EXPECTATIONS



# BUDGET



# BUDGET OVERVIEW

## BUDGETING A DESIGN

OR

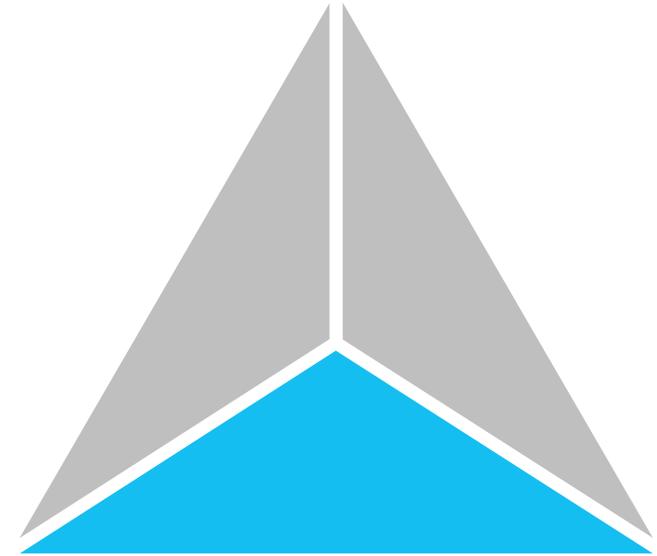
## DESIGNING TO A BUDGET

## \$13 MILLION BUDGET

(HARD COSTS + FF&E)



# SCHEDULE



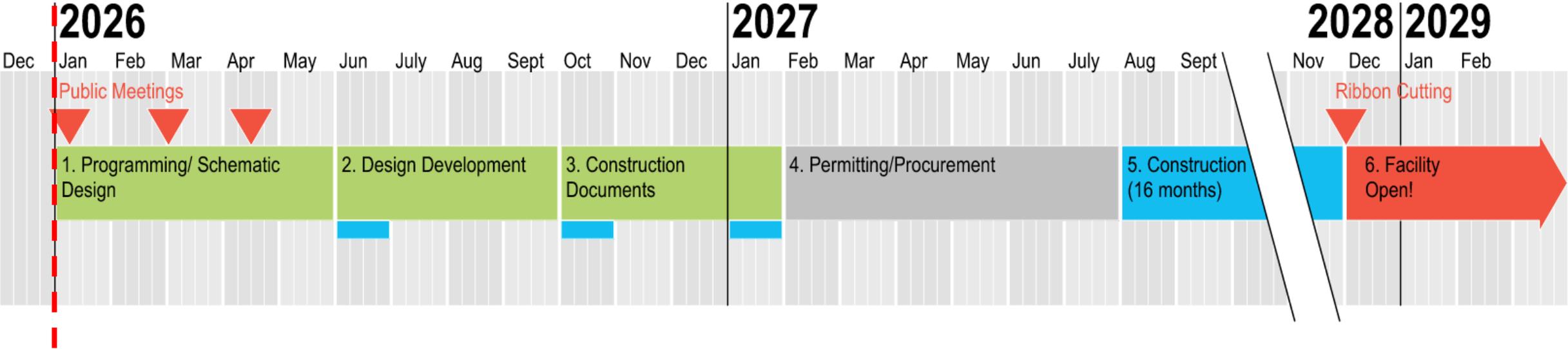
**SCHEDULE**

# THE PATH AHEAD

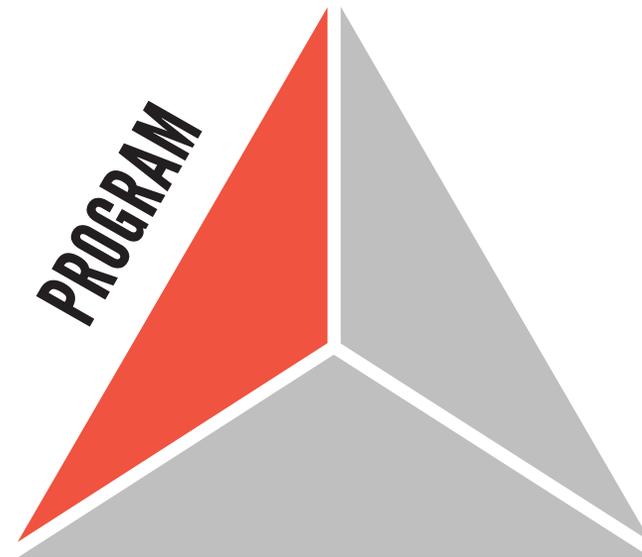
**PROGRAMMING –  
DESIGN  
DEVELOPMENT**  
JAN – SEPT '26

**3 PUBLIC  
MEETINGS**

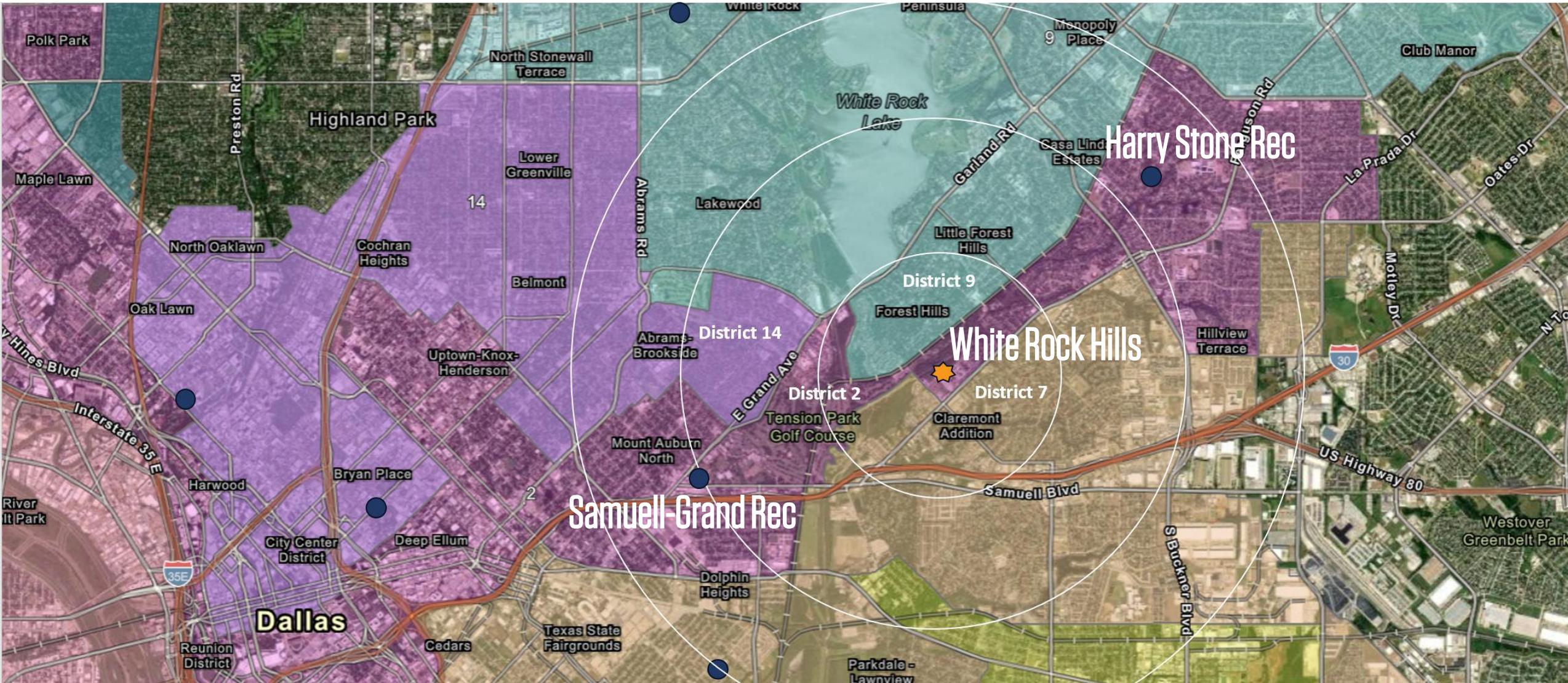
**★ We Are Here**



# PROGRAM



# SERVICE AREA



# SITE ANALYSIS



# SITE ANALYSIS



# TRENDS & POSSIBILITIES



# INDOOR RECREATION

# VERSATILE, OPEN, LIGHT FILLED SPACES



# FUNCTIONAL



**FUNCTIONAL**



# FLEXIBLE OUTDOOR FITNESS



# DIGITAL PLAY



Niveau 3



# SOCIAL SPACES

# GATHERING CHOICES



# GATHERING CHOICES



# GATHERING CHOICES



# FOOD & BEVERAGE



# PUBLIC SAFETY OFFICE



# ACTIVITY ROOMS

# MULTI-PURPOSE CLASSROOMS



# MULTI-PURPOSE ADJACENCIES



**KITCHENS**

# TEACHING KITCHEN



# DEMONSTRATION KITCHEN



**CHILD WATCH**

# CHILD WATCH



# CHILD WATCH



# MULTI-SPORT TRENDS

# TRACK INTEGRATED WITH GYM



# FUTSAL



# MULTIPLE SURFACES



# MULTIPLE SURFACES



**OUTDOOR**

# A PLACE FOR MANY



# A PLACE FOR CELEBRATIONS



# A PLACE TO TRY NEW THINGS



# A PLACE TO SKATE



# A PLACE FOR PLAY



# COMMUNITY INPUT



# COMMUNITY UNDERSTANDING

What are White Rock Hills' unique qualities, character, attitude, and identity?



White Rock Hills Park Grand Open

November 6 | 10 a.m.-1 p.m. | 2229 Highland



# PEOPLE



Who are the people of White Rock Hills and how do they want to be perceived?

# PLACE



Where do people live, work and play? Tell us about landmarks of interest and places of pride.

# PACE



What experiences are you looking for and what is White Rock Hills' pace of life?

# FIVE IMPORTANT QUESTIONS



AWAY



HERE



WHY



BE



NOT BE

1. HOW DO YOU DESCRIBE WHERE YOU LIVE WHEN YOU ARE **AWAY** FROM WHITE ROCK HILLS?
2. WHAT PLACES OR EVENTS MUST VISITORS EXPERIENCE WHEN THEY ARE **HERE** IN WHITE ROCK HILLS?
3. **WHY** DO YOU LIVE IN WHITE ROCK HILLS?
4. HOW DO YOU WANT TO **BE** PERCEIVED AS A COMMUNITY?
5. HOW DO YOU **NOT** WANT TO **BE** PERCEIVED AS A COMMUNITY?

# THANK YOU

Stay Informed!

