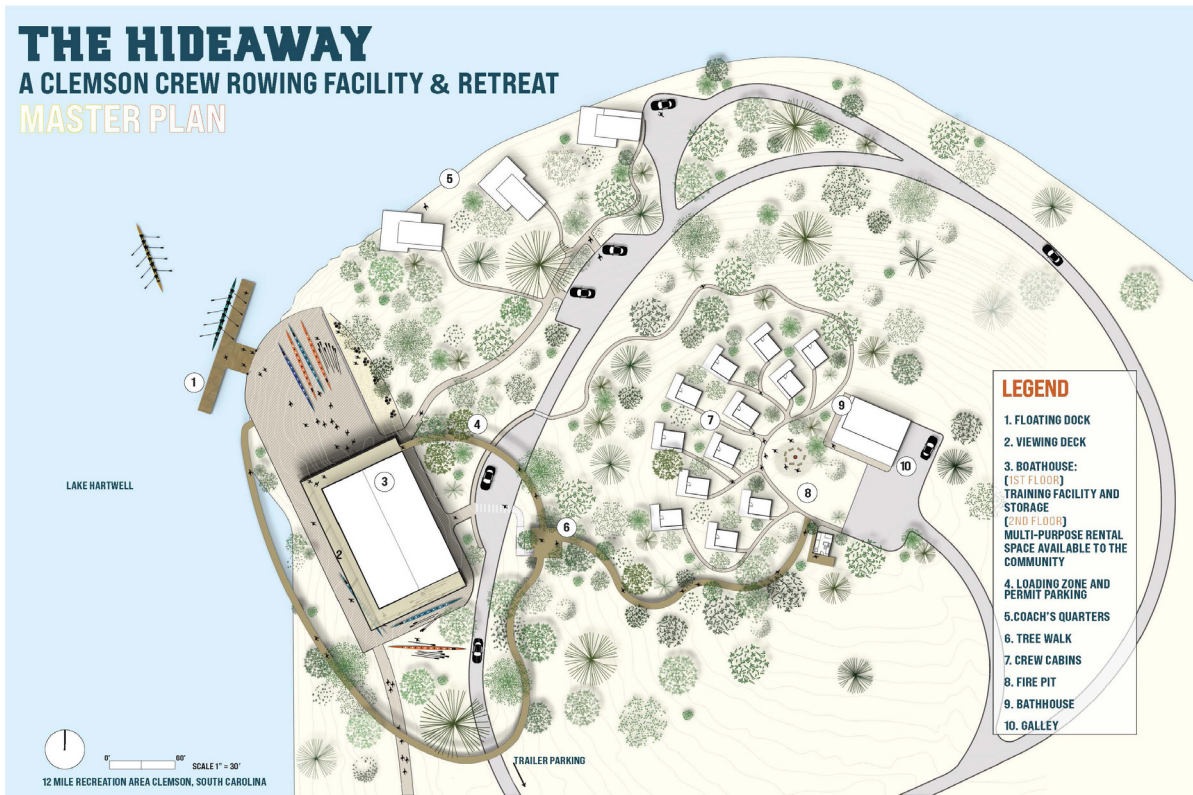




## PROPOSED CLEMSON CREW BOATHOUSE

### INVENTORY AND ANALYSIS

#### LOCATION

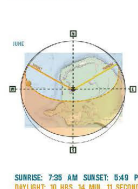


12 MILE RECREATION AREA  
CURRENTLY MANAGED BY  
THE CITY OF CLEMSON  
3.5 MILES FROM THE  
CURRENT CLEMSON  
UNIVERSITY CREW  
FACILITY

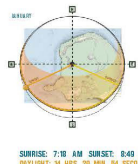
#### CIRCULATION



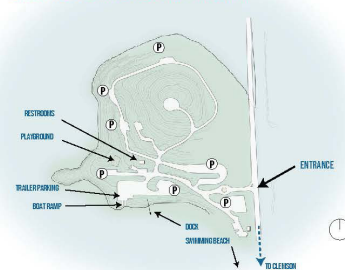
#### SUN STUDY



#### SUNSET VIEWS



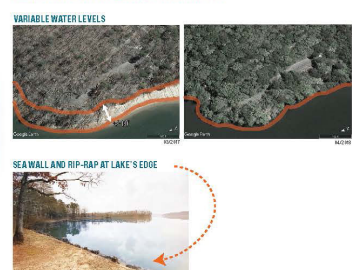
#### EXISTING AMMINITIES AND PROGRAM



#### EXISTING SOCIAL ACTIVITIES & USER EXPERIENCE



#### EXISTING SHORELINE CONDITIONS



#### CONSTRAINTS

- LIMITED BUILDABLE AREA BETWEEN ROAD AND SHORELINE
- VARIABLE TOPOGRAPHY, SOME STEEP GRADES
- SEAWALL AND RIP-RAP AT LAKE'S EDGE
- LIMITED ADA ACCESSIBILITY
- MOTOR BOAT TRAFFIC PRESENTS POTENTIAL

#### OPPORTUNITIES

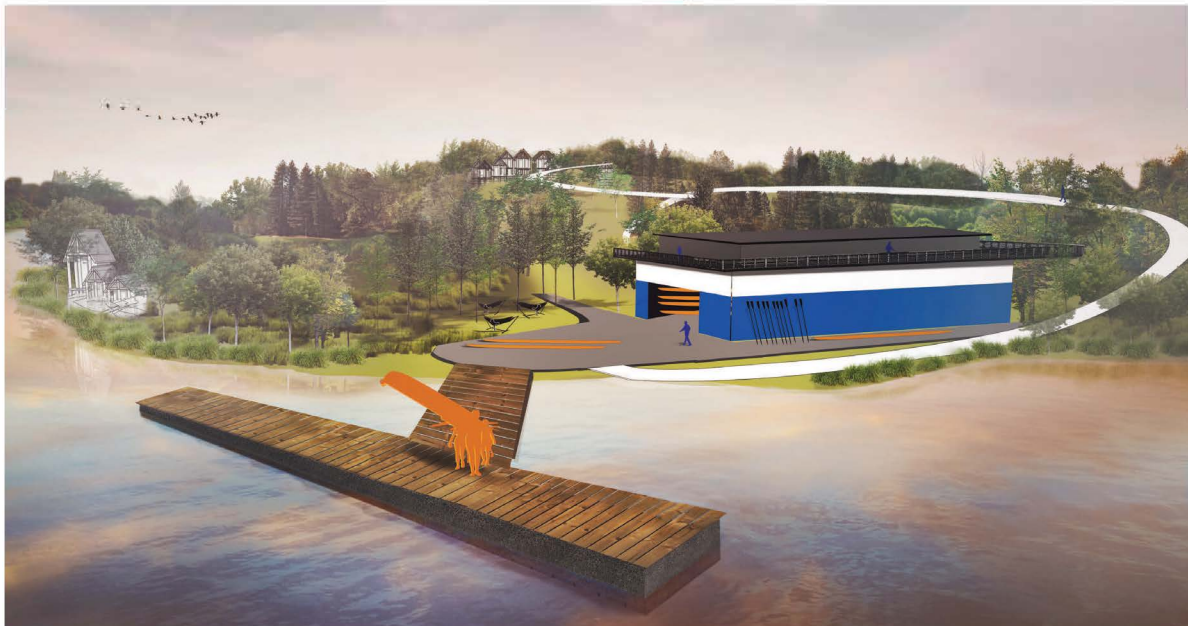
- EXCELLENT VIEWS OF LAKE AND SUNSETS
- MATURE TREE CANOPY
- CLOSE PROXIMITY TO THE UNIVERSITY
- PRE-EXISTING FACILITIES AND PROGRAM COULD BE INTEGRATED WITH NEW ONES

#### POTENTIAL AREA OF FOCUS:



# THE HIDEAWAY

## SECTION & PERSPECTIVE

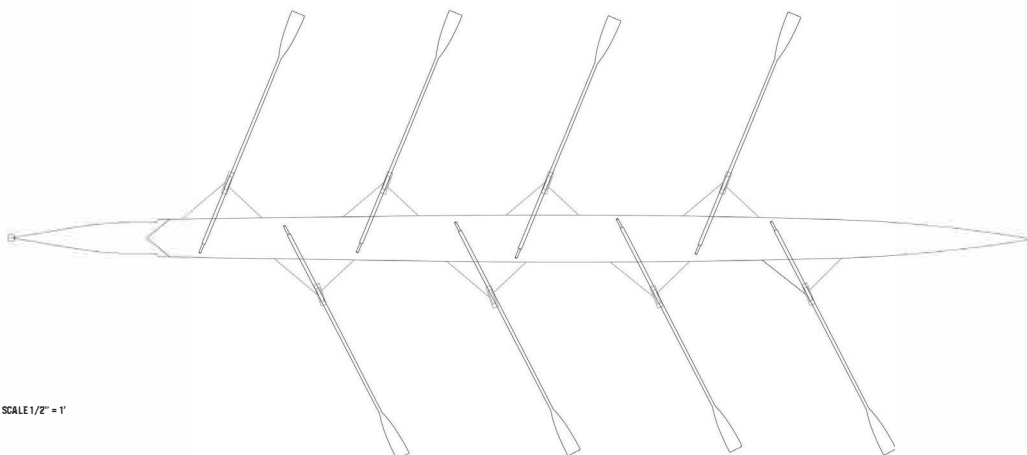
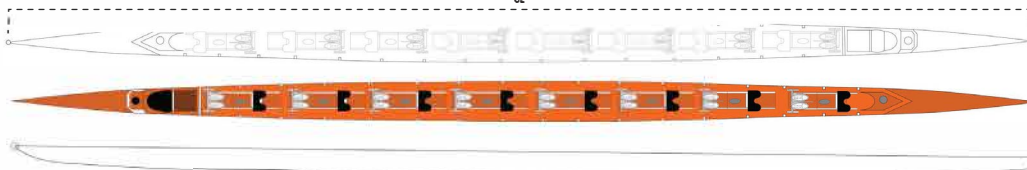


# ROWING SHELLS

## THE 8 PERSON SWEEP



62'



SCALE 1/2" = 1'

# THE HIDEAWAY

## PROPOSED PROGRAM AND FEATURES

### THE BOATHOUSE:

#### 1ST FLOOR:

INDOOR TRAINING FACILITY  
BOAT & GEAR STORAGE  
RESTROOMS  
HYDROTHERAPY ROOM  
COVERED OUTDOOR SPACES  
RESTROOMS  
WI-FI



#### 2ND FLOOR:

EVENT ROOM  
MEETING ROOMS  
RESTROOMS  
CATERERS' KITCHEN  
VIEWING DECK ACCESS  
TREE WALK ACCESS



### PEDESTRIAN CIRCULATION:

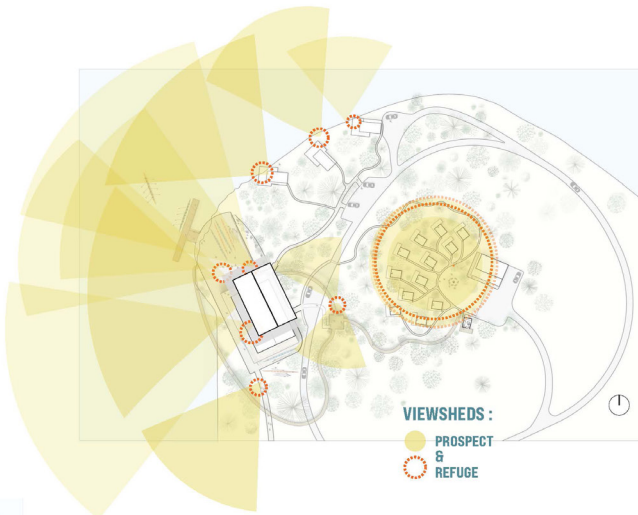
— GROUND LEVEL  
- - - ELEVATED



### EXISTING VEHICLE CIRCULATION:



### PROPOSED VEHICLE CIRCULATION:



### VIEWSHEDS:

● PROSPECT  
○ REFUGE

### TREE CANOPY:



### GATHERING SPACES:



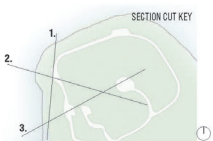
### COVERED OUTDOOR SPACES:



### WATERFRONT ACTIVATION / ENGAGEMENT:



SECTION THREE



Alex Leonard / LARC 8020 / Spring 2022

## Goals and Mission

### Mobility Goal

No parking availability, specifically spaces large enough for rowing trailers  
Existing circulation patterns are prioritized for single car traffic



Simple and direct circulation for boat movement  
Multi-size parking for boat trailers and vehicles

### Topography Goal

Steep slopes along the Northern bank  
Restriction of space close to the waters edge



Cut and fill the topography for pavilions, rowing facility, roads, and parking lots

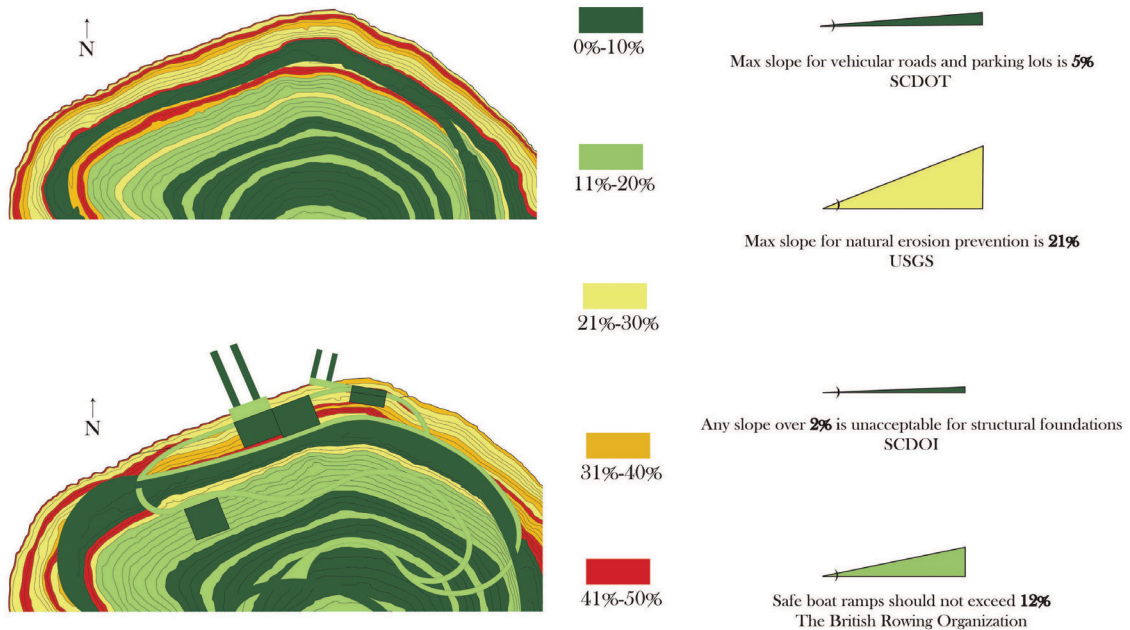
### Mission

To create a premier rowing facility for Clemson Rowing  
that serves as a public facility utilized as part of the existing  
12 Mile Park programs

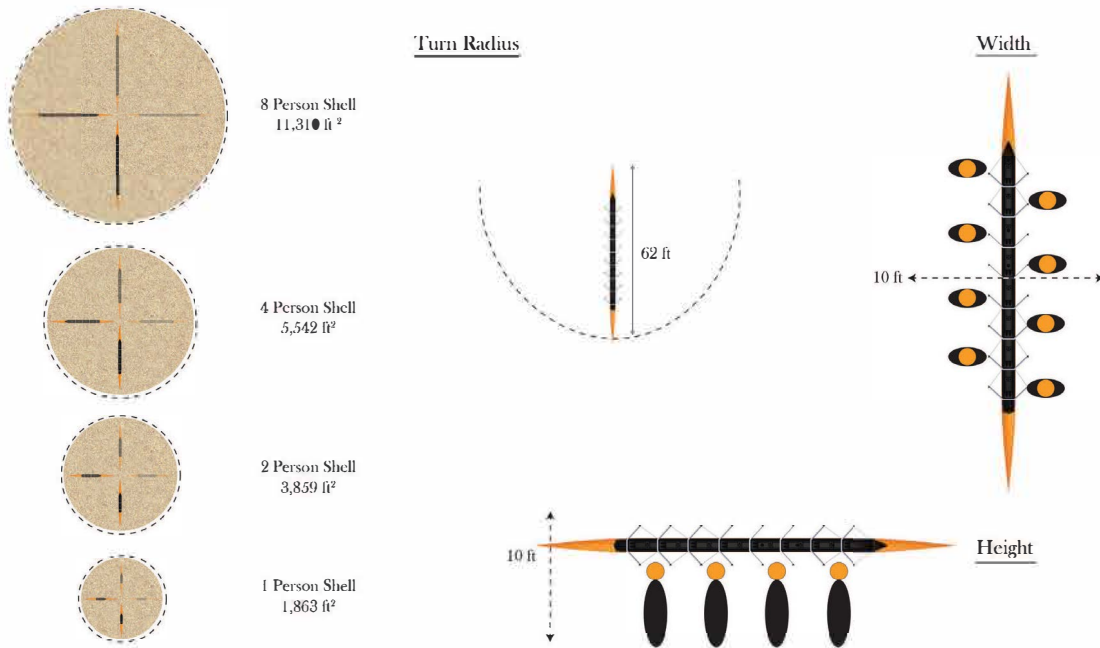


Alex Leonard / LARC 8020 / Spring 2022

## Topography Analysis and Diagrams

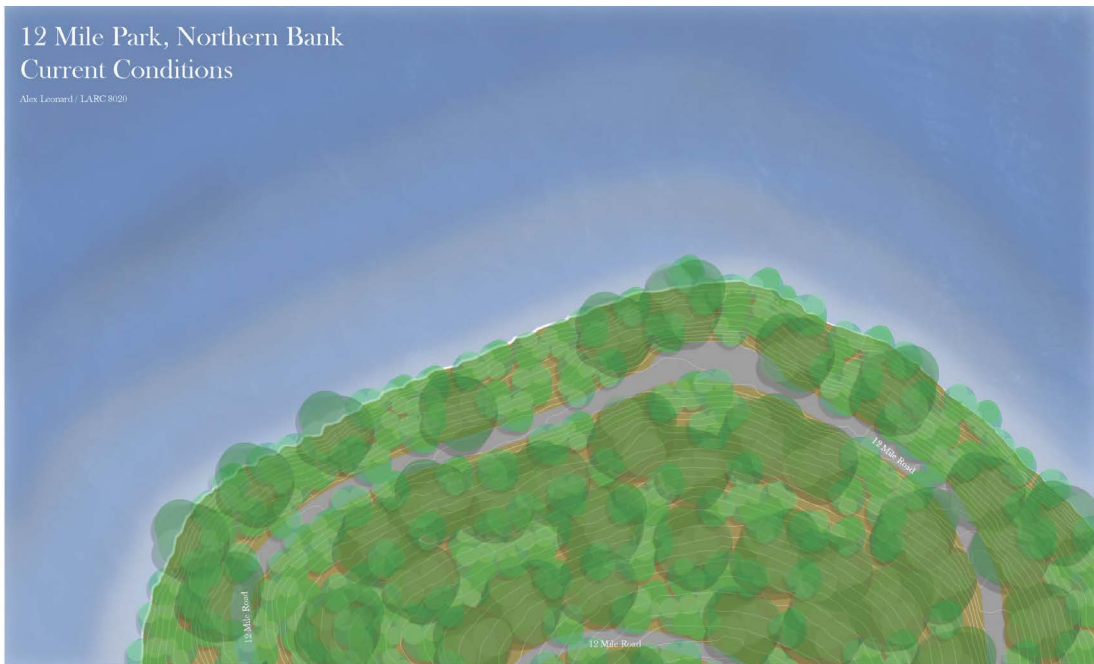


# Mobility Analysis and Diagrams



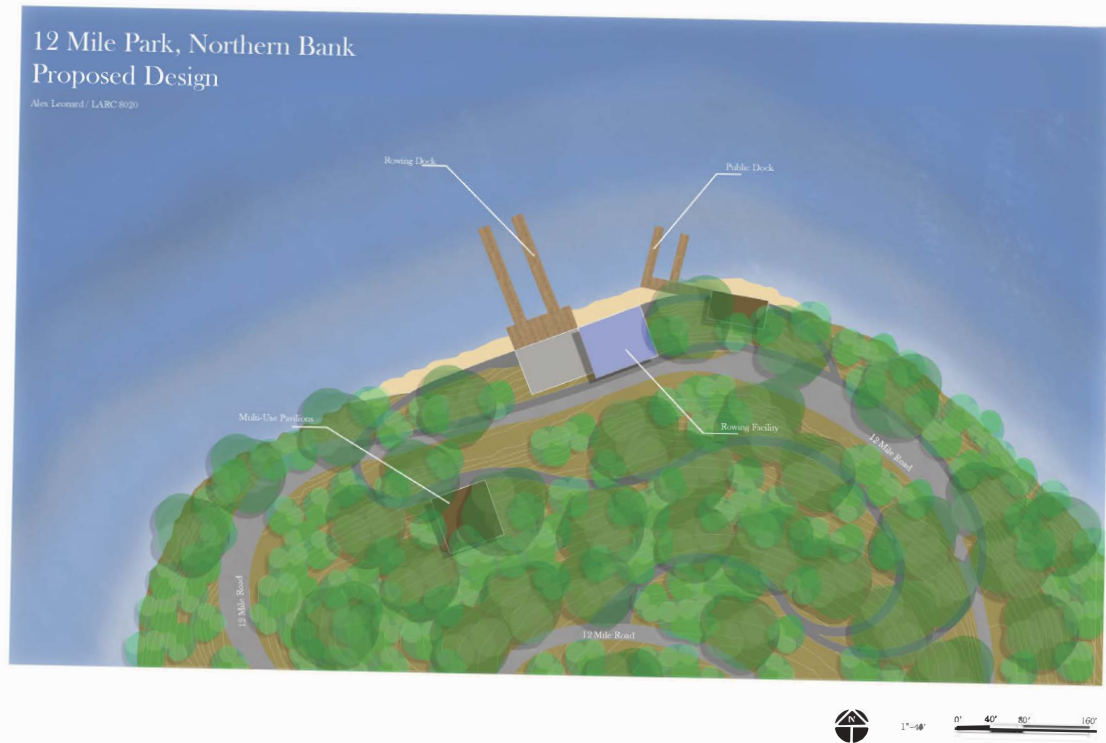
## 12 Mile Park, Northern Bank Current Conditions

Alex Leonard / LARC 8020



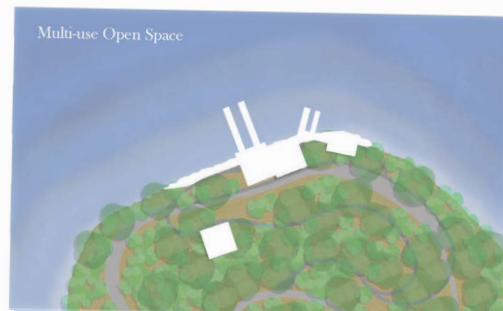
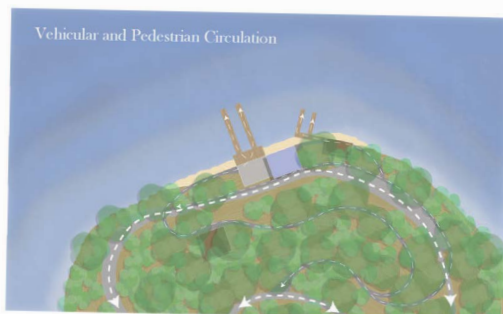
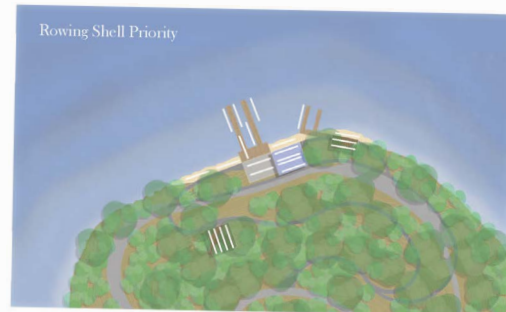
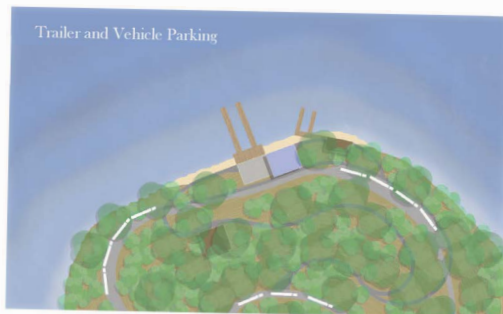
1"=40'

0° 40° 80° 160°



Alex Leonard / LARC 8020 / Design #101

## Implementation Analysis

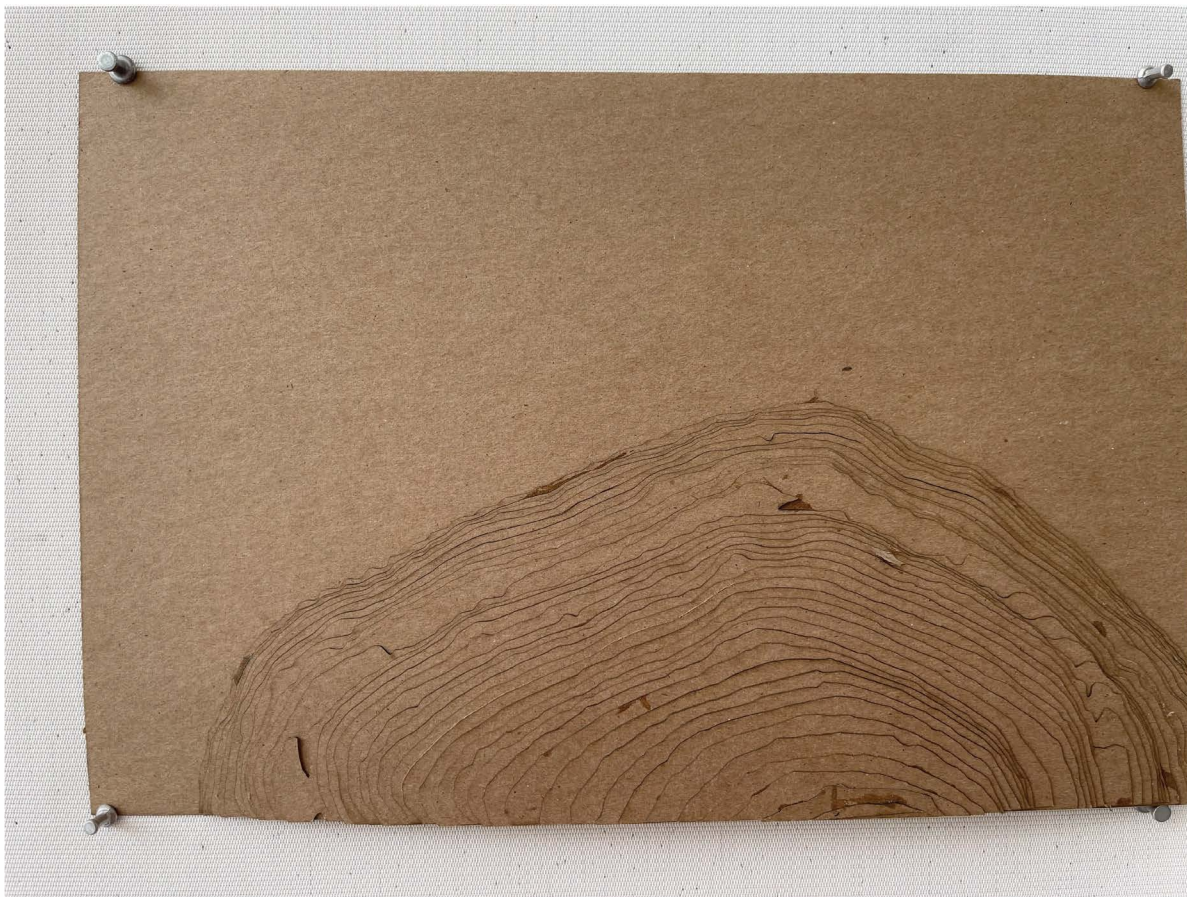
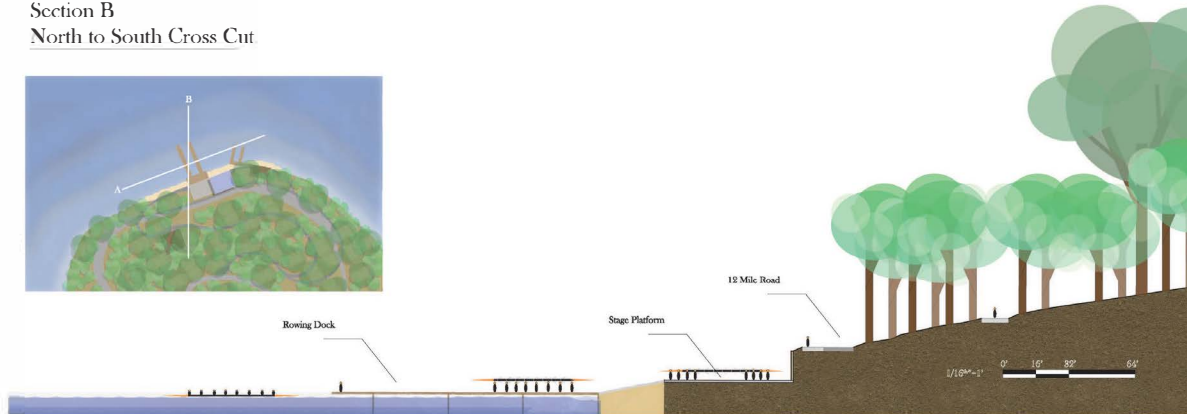
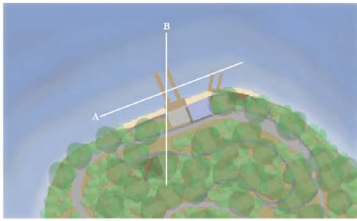


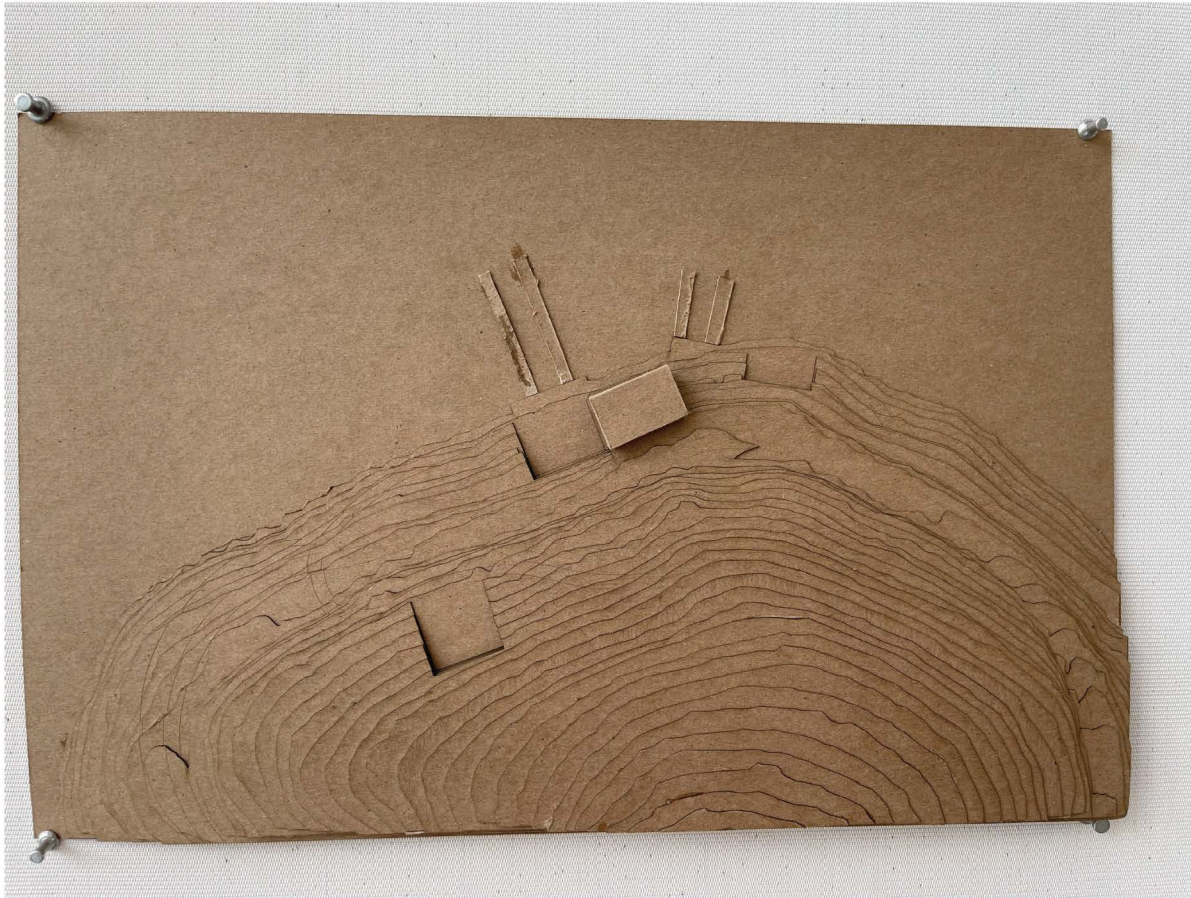
## Section A West to East Cross Cut

Alta Landscapes / LARC 8020 / Spring 2022



## Section B North to South Cross Cut





Architect: LARC (2010) / Spring 2010

## Precedent Boathouse Study



**Newell Boathouse**  
Harvard

Originally constructed in 1901, one of the oldest in the country, then restored 2008

Roughly 23,000 square feet over two stories

Indoor rowing tanks, locker rooms, meeting rooms, coaches offices and indoor rowing halls

Exterior and interior storage space for boats and maintenance

Direct ramp into the river, with parallel access into the water

Men's and Women's Varsity Only

On campus facility, fits within existing landscape and campus environment



**Pierce Boathouse**  
MIT

Replaced the 1966 original building in 2021

22,000 square feet, two stories, attached to the side of the river

Men's and Women's club and varsity, along with alumni groups (80 men, 90 women)

Interior storage only, with locker rooms, offices, and indoor training hall

Multiple staging areas and wrap around docks

Urban river side setting, no vegetated landscape, but has some floating aspects



**WMS Boathouse**  
Clark Park, Chicago

Both Public and Private

22,600 square feet and 11,200 square foot facilities

LEED Silver certified facilities, with two indoor training tanks, indoor storage space

Ramp, stair, and dock launching space

University of Chicago Men's and Women's team's varsity and club, and HS Clubs

Terry Guen Design Associates

Landscape focuses on circulation, accessibility, ecological restoration, and the facilities position to the sun and the river

Design is meant to mimic the rowing motion of arms and paddle position



**Duke Rowing House**  
Duke

18,400 square foot, two story, barn style

Warehouse interior for 56 boats, along with indoor training equipment

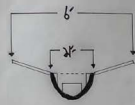
Leads from boathouse down a concrete ramp to floating docks along the lakes edge Lake Michie

Has a separate facility for strength training and functional training within the Card Gym, the athlete only gym, along with locker rooms

The boat house is roughly 20 minutes away from campus within a forest environment

4 Person Sweep Shell

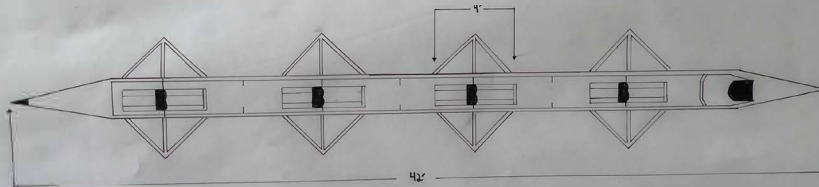
Section

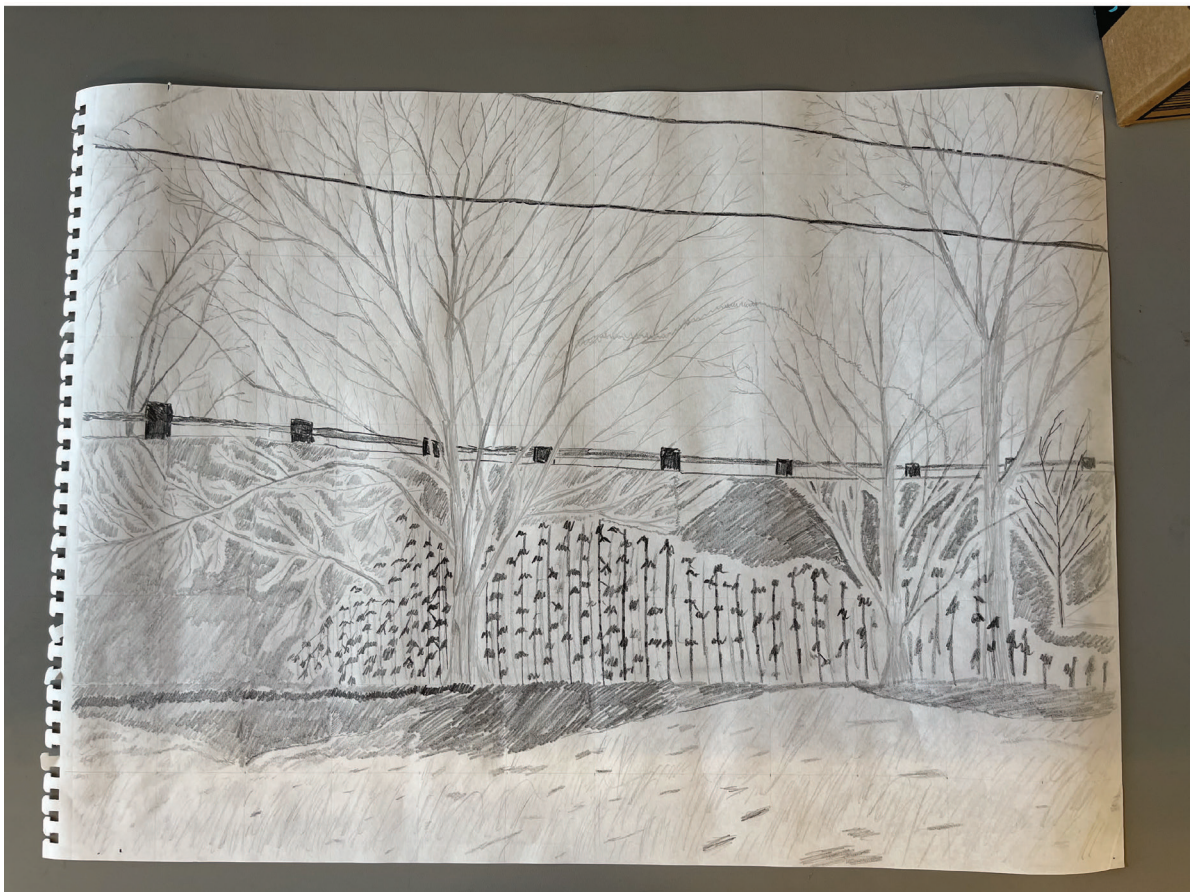


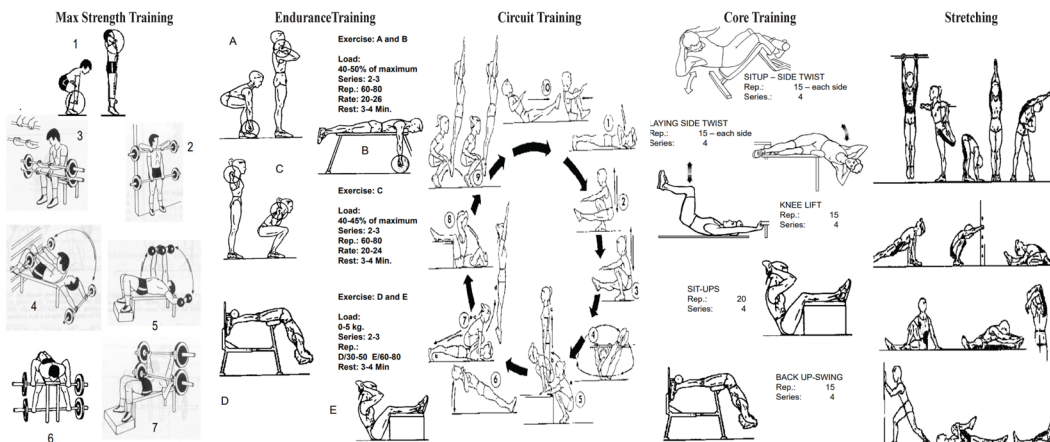
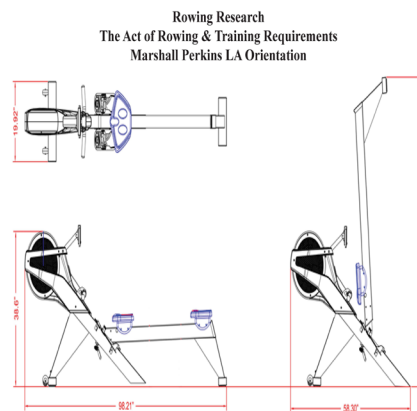
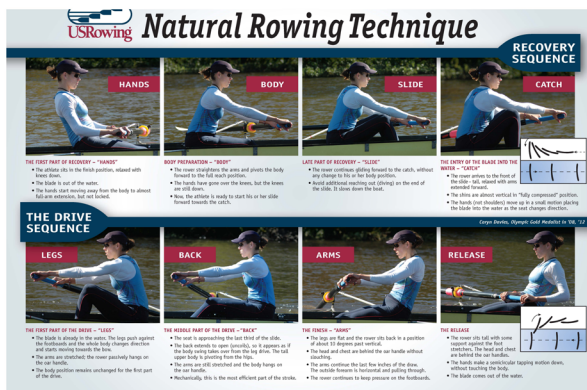
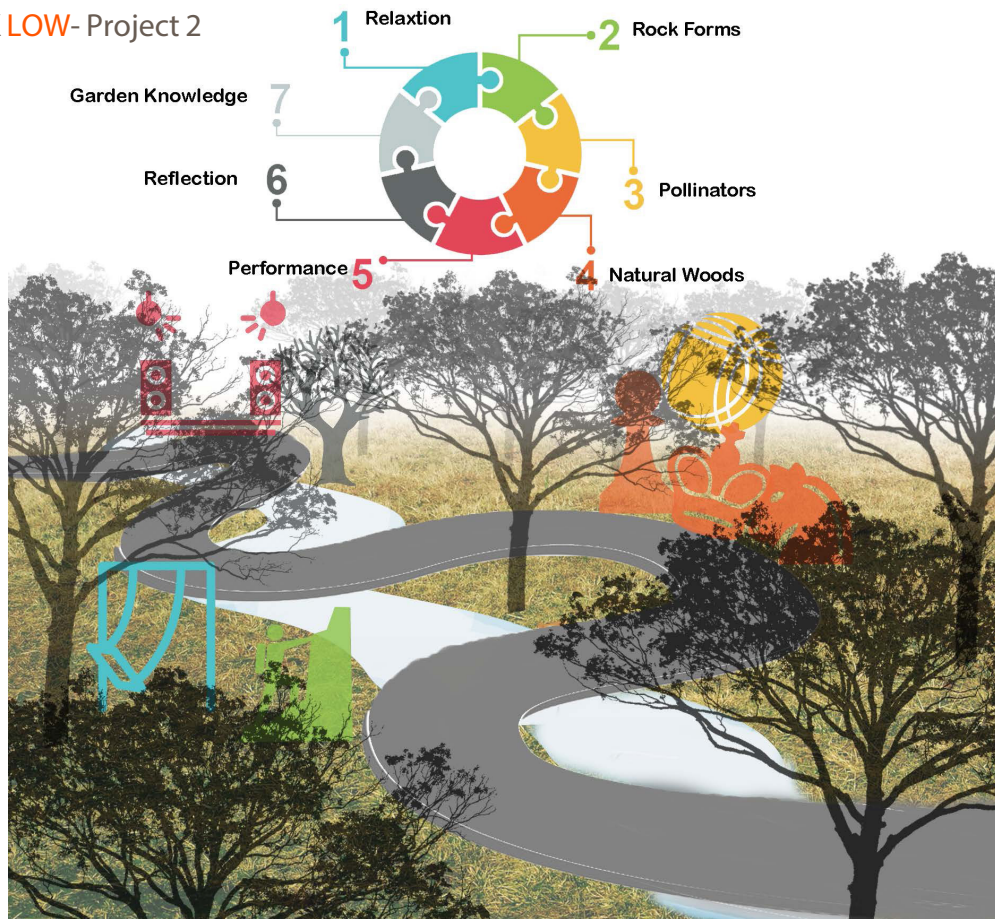
Elevation



Plan view







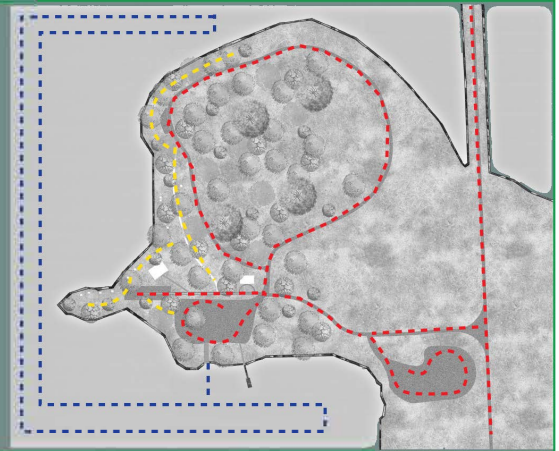


#### Site Circulation

#### Boat Circulation

#### Vehicle Circulation

#### Pedestrian Circulation



#### Current Site Amenities

49 Picnic Tables



Lifejacket Suppliers



Boat Ramp Access



1 Public Restroom



20-30 Grills



Beach Access



Fishing Access



1 Picnic Shelter



RV Camping Spots



Swimming Access



2 Play Grounds



Dock Access



#### Site Usage

Mostly Locals around  
Clemson and Central

28,000 Cars visiting  
per year

3,000 Boats launched  
per year

#### Twelve Mile Recreation Area Annual Pass Information

PICKENS COUNTY RESIDENTS  
ANNUAL CAR PASS: \$40.00  
ANNUAL BOAT RAMP PASS: \$75.00

NON PICKENS RESIDENTS  
ANNUAL CAR PASS: \$120.00  
ANNUAL BOAT RAMP PASS: \$150.00

Annual Passes are sold via online form  
contact 864-624-1120 Ext. 0  
cmedeiros@cityofclemson.org

DAILY PASS \$5.00/CAR  
(daily passes available on site)

#### Constraints

1. Poorly maintained/ lack of pedestrian paths.
2. Current programs are inefficient and repetitive.
3. Topography is steep around the site, limiting opportunities for new programs.

#### Concept Activation

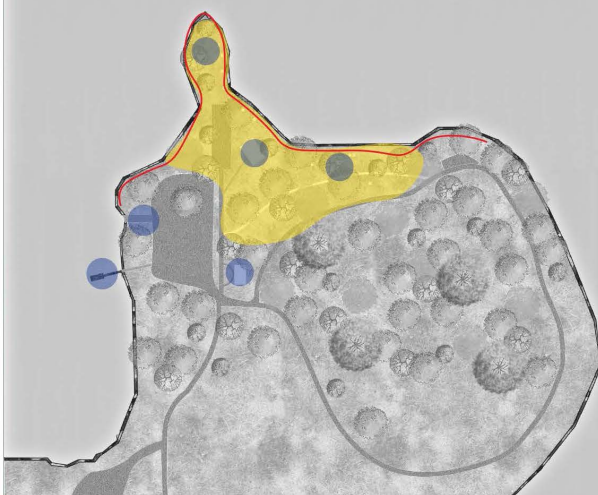
#### Goals

1. Create new programs to attract a more diverse user group and build stronger relationship with clemson.
2. Establish better pedestrian circulation within the site proposal to allow easier and safer access to programs.

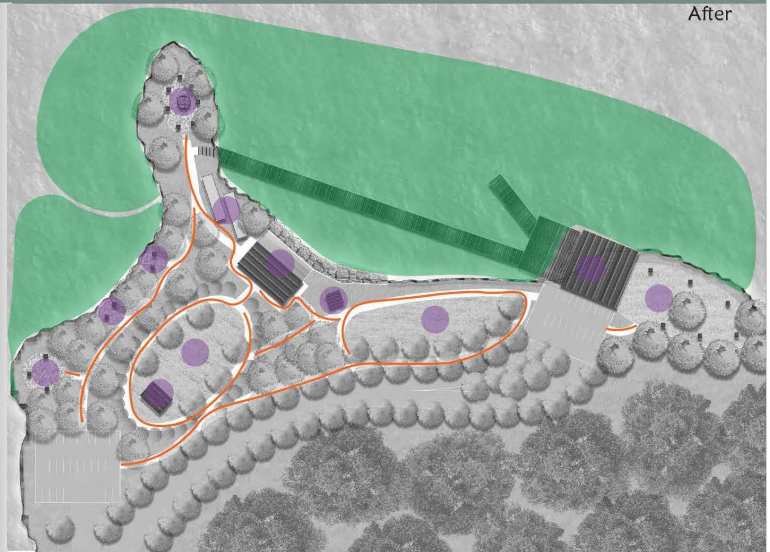
#### Opportunities

1. Create other programs within the park.
2. Create better circulation throughout site proposal.
3. Create purposeful views around the site.

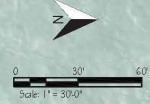
Before



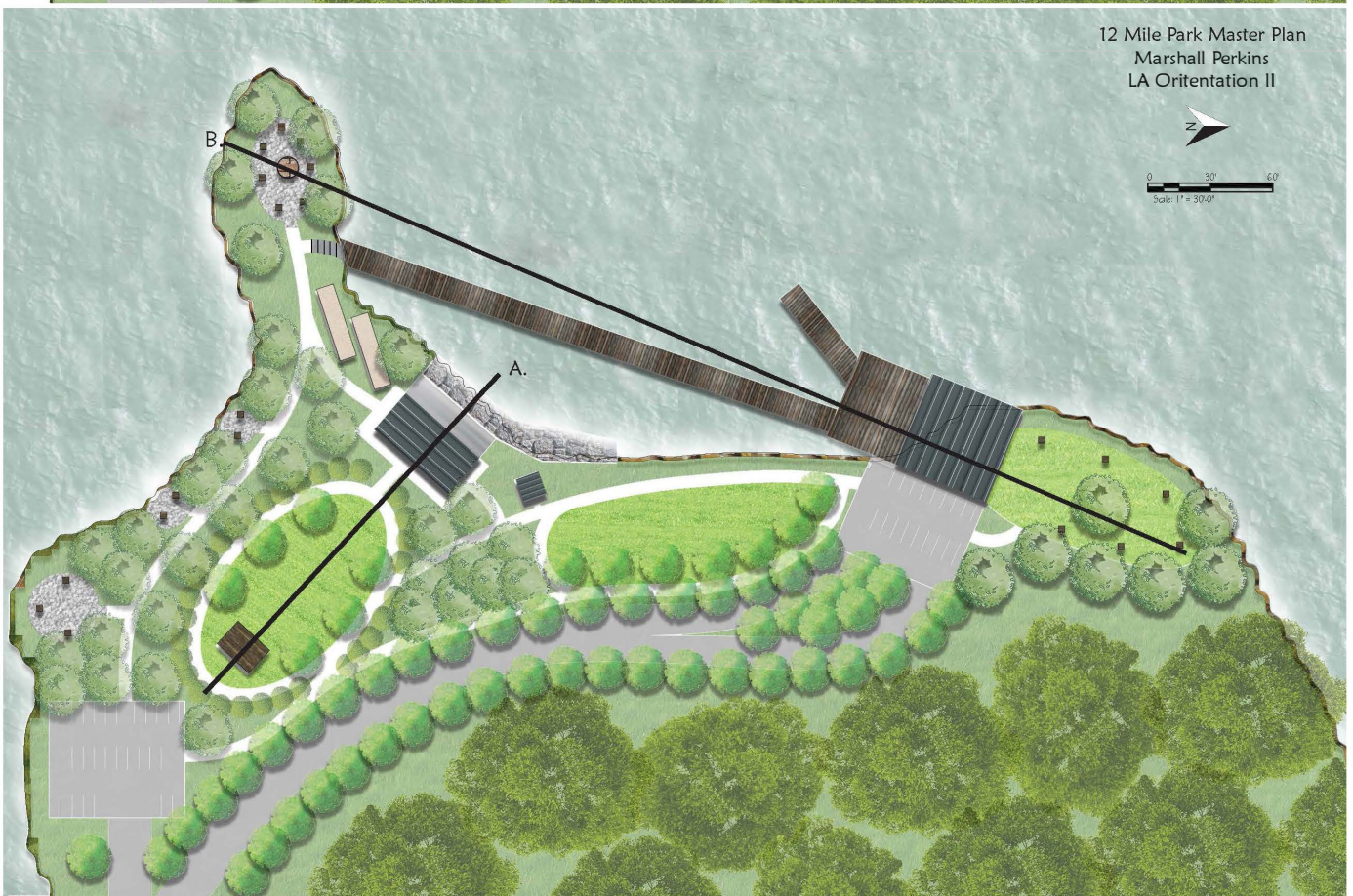
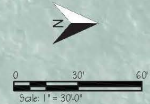
After



12 Mile Park Master Plan  
Marshall Perkins  
LA Orientation II



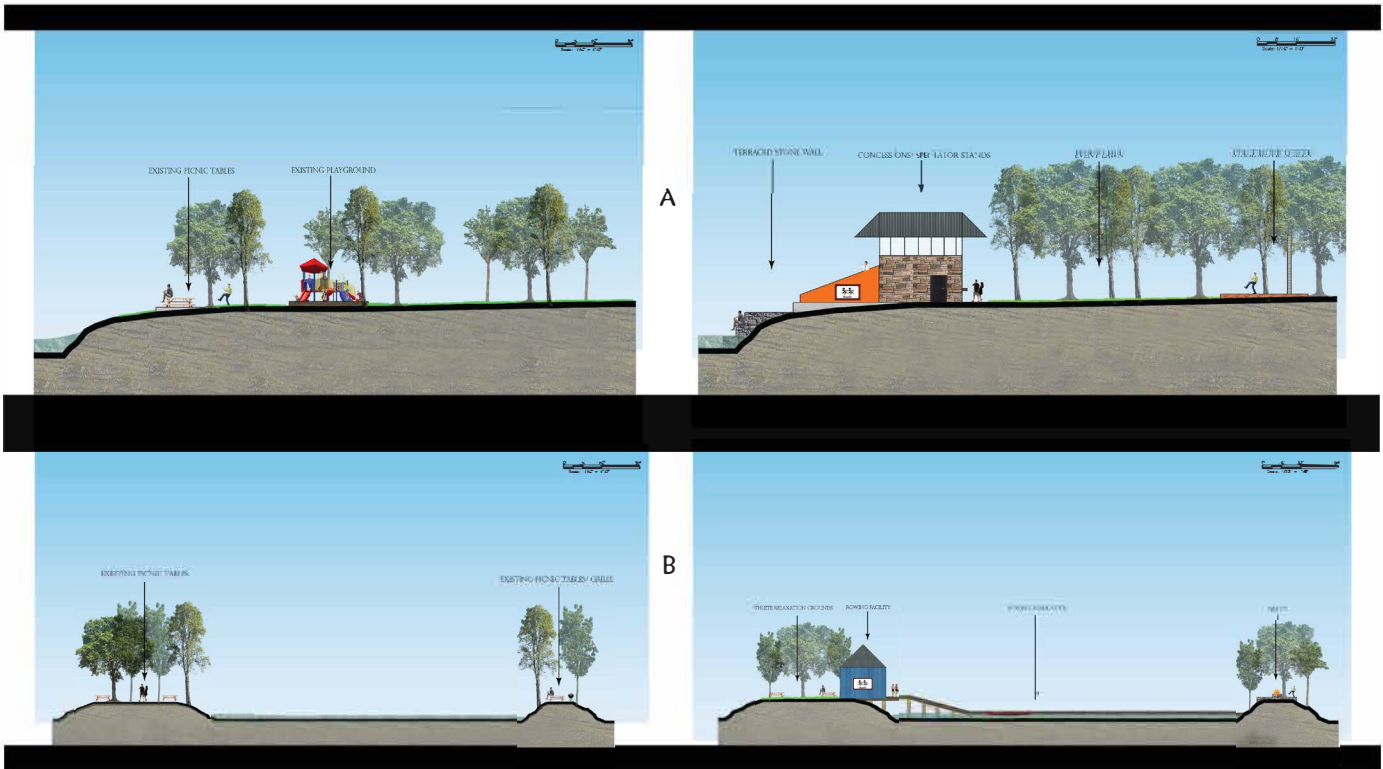
12 Mile Park Master Plan  
Marshall Perkins  
LA Orientation II



## 12 Mile Park Sections

BEFORE

AFTER



## Site Model

