

COCO KEY RESORT AT OMAHA HOLIDAY INN CENTRAL OMAHA, NEB.

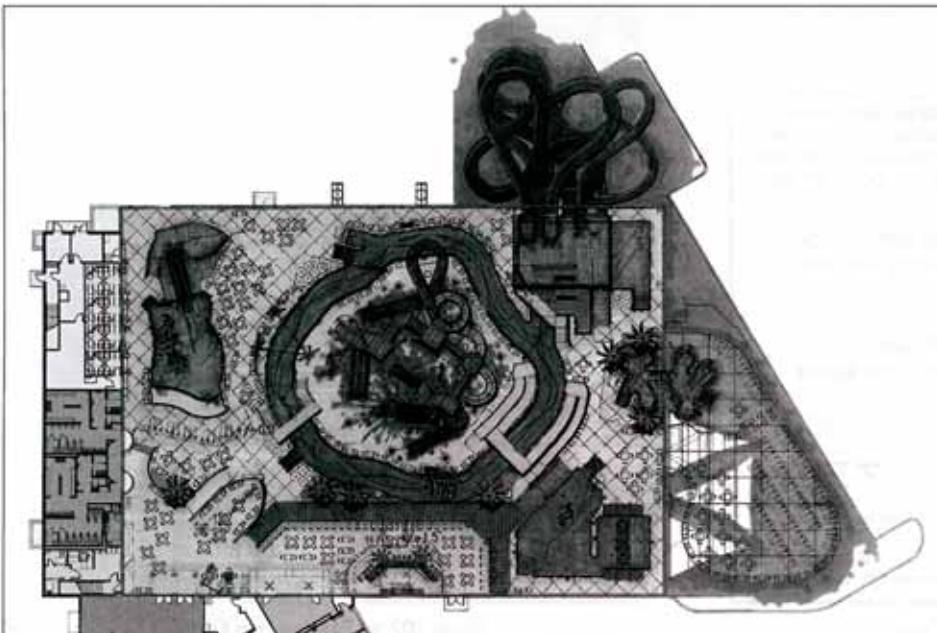
ARCHITECTURAL DESIGN CONSULTANTS INC.

SMARTLY THEMED KEY WEST-STYLE COCO KEY RESORT is just one of several new indoor waterpark resorts that represents the ultimate in hospitality revitalization.

Wave Development, LLC, is a trendsetter in revitalizing large but aging hotel/convention properties in urban areas to become prosperous community assets. Over the past two years, it has started and/or finished nine waterpark resort projects across the United States.

Architectural Design Consultants Inc. transformed the aging hotel/convention center in central Omaha into Coco Key Resort — a thriving, warm-weather themed indoor waterpark.

The project features a 44,200-square-foot waterpark addition, and a new family entertainment center created by a 14,100-square-foot renovation of some underutilized conference center space. Party rooms and arcade festivities greet guests as they make their way to the indoor waterpark. The addition and renovation was part of an overall improvement plan to infuse the property with new vitality.



A 44,200-square-foot waterpark addition, renovated family entertainment center, party rooms and arcade festivities are a few of the key elements that infuse this property with new vitality. Careful, detailed theming come together for an experience that's greater than the sum of this resort's parts.



NUTS & BOLTS

- 1 44,200-square-foot addition
- 2 14,100-square-foot renovation
- 3 Entrance/admissions/lobby area
- 4 Family entertainment center with five party rooms and redemption area
- 5 Key West-themed design
- 6 Specialty lighting system
- 7 Audio-visual system with projection screen
- 8 6,000-gallon zero-depth children's pool with 2 slides
- 9 34-foot-tall island mounted play structure, 2,500 gpm
- 10 309-foot lazy river, 105,000 gallons
- 11 2 body slides
- 12 2 tube slides
- 13 37,000-gallon activity pool
- 14 10,500-gallon indoor/outdoor whirlpool
- 15 Outdoor sun deck
- 16 Open waterpark bar/lounge
- 17 Snack bar — A&W/Pizza Hut
- 18 Towel laundry facility
- 19 Automated locker system
- 20 Semiprivate cabanas

The precast concrete enclosure blends well with the existing hotel facade — and stands up to the harsh Midwestern winters.



SPECIALTY LIGHTING GENERATES **EXCITEMENT** AND EMBELLISHES THE **CHARACTER** OF THE SPACE. THE **LIGHTING CHANGES** THROUGHOUT THE DAY, WITH **VIBRANT BLUE LIGHTING** CREATING A **DRAMATIC NIGHT-TIME GLOW** THAT CAN EVEN BE GLIMPSED FROM THE EXTERIOR.

Precast concrete wall panels were chosen for several reasons: moisture-resistance in the harsh waterpark environment, factory-controlled construction and the ability to be erected even in the harshest Midwestern winter. The precast exterior also complemented the existing hotel façade. The end result was a contemporary, cost-effective, yet durable envelope.

A gently arching metal roof and glass curtain wall near the waterpark slides provide a focal point on the building's exterior and interior. Day-lighting was introduced from the upper reaches of the wall panels, which provided the Weber Group with a welcome canvas for murals and Key West-themed building facades that transport guests into a laid-back and relaxing island atmosphere.

Several special features add depth and variety to the waterpark program. Specialty lighting was introduced to generate excitement and embellish the character of

the space by accentuating the well-done theming. The lighting changes throughout the day, with vibrant blue lighting creating a dramatic night-time glow that can even be glimpsed from the exterior.

Audio visual systems introduce movies shown on a large screen that doubles as a ship's sail, offering families entertainment options within the waterpark. Guests can enjoy A&W, Pizza Hut or a drink at the open bar area.

Semiprivate cabanas in the waterpark make for focused family time and a home base for the day. In addition, five party rooms are provided off the family entertainment center.

Adding the well-branded Coco Key Resort close to highly populated urban centers encourages time-challenged families to come back often. The architecture, theming and aquatics all come together at Coco Key to create a warm, island oasis in the heart of Omaha. ■

ASSOCIATED FIRMS & SUPPLIERS

DEVELOPMENT: Wave Development
ARCHITECT: Architectural Design Consultants Inc. (ADCI)
INTERIOR DESIGN: ADCI Interiors
BUILDING CONSTRUCTION AND PROJECT PLANNING: Horizon Construction
AQUATICS DESIGN/CONSTRUCTION: Neuman Group
SLIDES/PLAY-STRUCTURE DESIGN/CONSTRUCTION: Whitewater West Industries
STRUCTURAL ENGINEERING: Pierce Engineers Inc.
THEME DESIGN/CONSTRUCTION: The Weber Group

THEMATIC LIGHTING DESIGN: illuminart
AUDIO-VISUAL DESIGN/CONSTRUCTION: Fearing's Electronic Systems
PRECAST CONCRETE WALL SYSTEM: Fabcon-USA
GLUE-LAM SUPPLIER: Wood-Lam Inc.
HVAC INSTALLER: Butters Feting
AQUATICS HVAC EQUIPMENT: Annexaire
POOL FILTERS: Neptune-Benson
UV DISINFECTION: ATG Willand
POOL PUMPS: Aurora Pumps