

# JAMES BUILDING COMMUNITY SURVEY

Friends of the Lower Grand Coulee surveyed Soap Lake residents to gauge commitment to support the remaking of the James Building. The survey was open for just over one week and received 137 responses. Questions focused on gathering ideas for the use of the James Building, with highest interest in use as a “third space,” historical and geologic exhibits, art exhibits, and classroom space. Other ideas expressed include restaurants, retail, community center, and youth space. Just over 60% of respondents indicated they are interested in supporting the development and sustainability of the space.

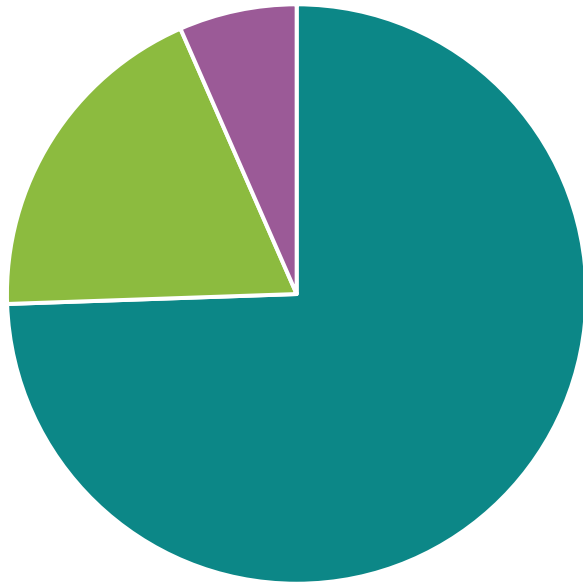


# SURVEY RESPONDENTS

Survey respondents consisted of:

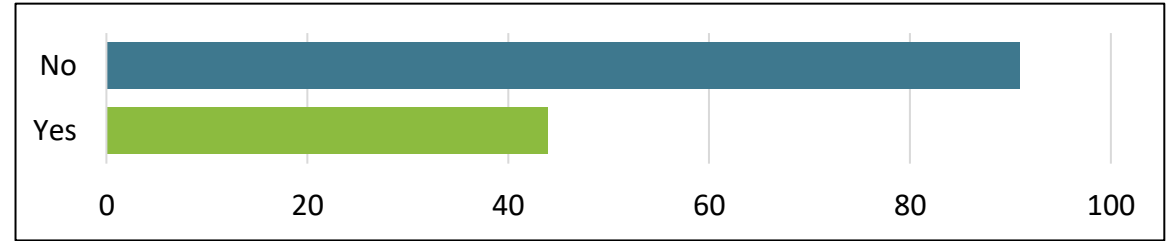
- 102 Soap Lake Residents
- 26 Grant County Residents
- 9 Part Time Residents

Resident Status

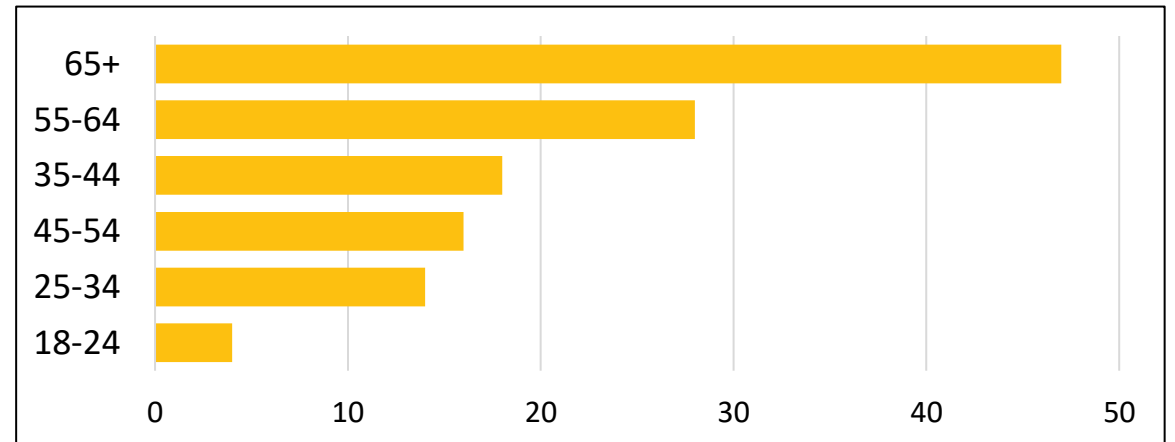


■ Soap Lake Resident ■ Grant County Resident ■ Part-Time Resident

44 survey respondents indicated they have a business interest in or near Soap Lake:

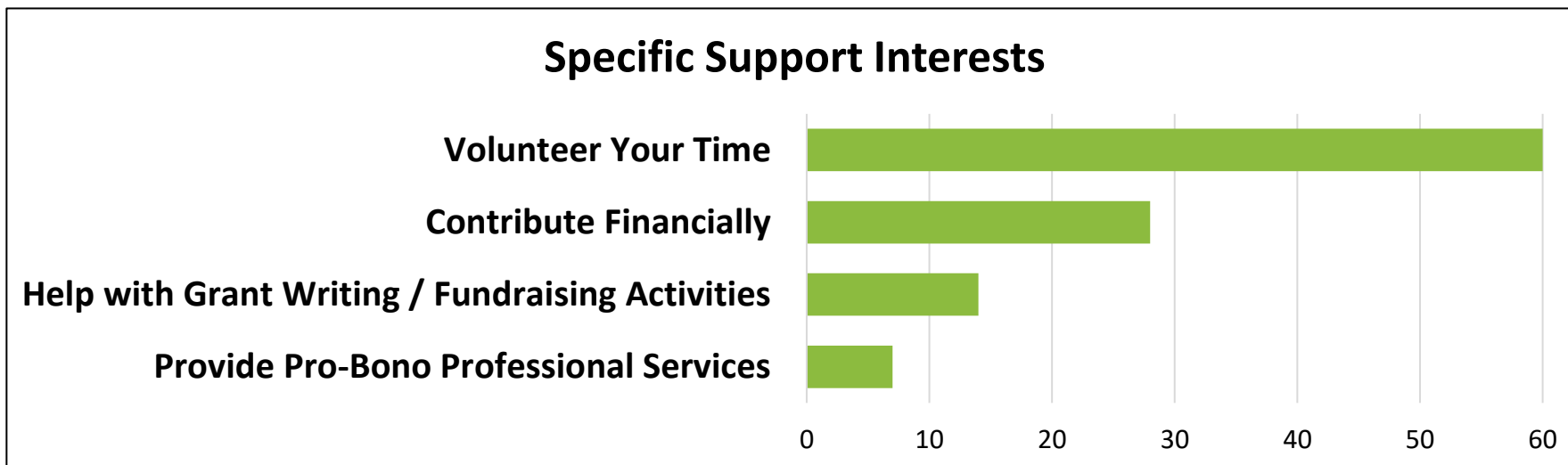
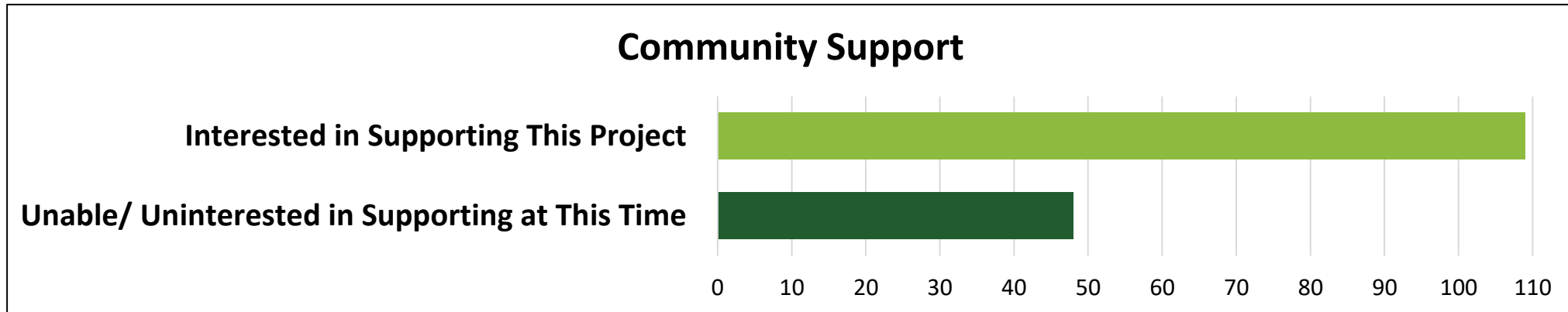


Nearly 60% of the 127 respondents who completed the demographics questions are over the age of 55. No respondents indicated they are under 18.



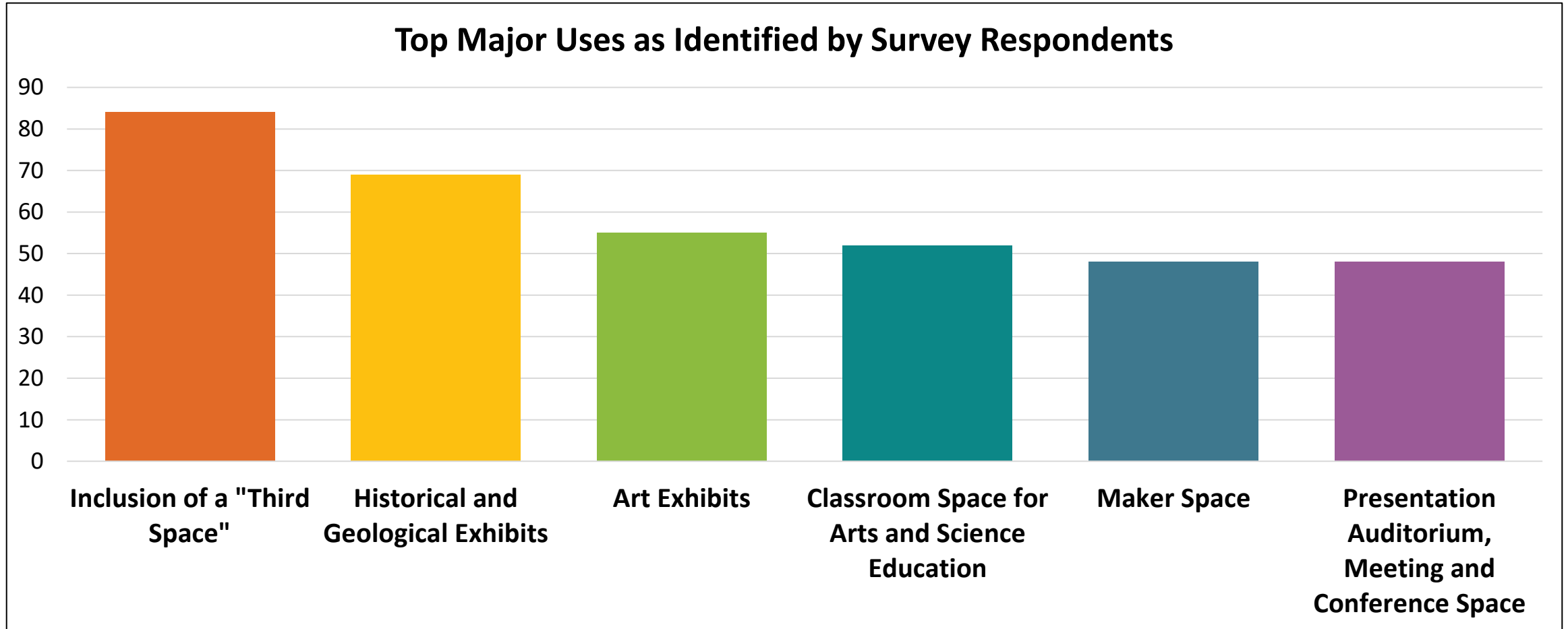
# COMMUNITY SUPPORT

The majority of survey respondents are interested in supporting this project.



Nearly 49% of survey respondents are interested in supporting the development and sustainability of the space by volunteering their time. Approximately 23% are interested in contributing financially.

# JAMES BUILDING USES



Other options provided to survey respondents were Business Incubator Space for Small Startups and Entrepreneurs, and Guest Artist Studio. 14.6% of survey respondents indicated they are interested in stopping all revitalization efforts and putting the property on the market in 2026 when the City is legally allowed. The fewest number of survey respondents chose that option.

# OTHER USAGE IDEAS

*"A kid friendly space like arcade or Rec room."*

*"Soda fountain type of diner that is family-oriented."*



# IDEAS & COMMENTS

**“Turn it into a positive place for the youth in the community and Grant County to go for support and fun activities.”**

**“Open to the public to host events.”**

**“My favorite idea is the Historical and geological exhibits. With a coffee shop and a gift store. We have so many visitors here.”**

**“Town/county/state museum... run from donations and grants.”**

**“Become a Washington State registered historic building.”**

**“I'd like a space that resembles Pybus Market in Wenatchee.”**

**“Gym for families similar to the Moses Lake recreation center.”**

**“I think a business incubator is great. I know there is funding for this, so that would cover operation costs and give smaller local business as a chance to start up even if they don't have the capital.”**

**“I think a community center is the best use of the building. It would be versatile for many different types of events. It could raise revenue by being available to rent for special events like weddings, receptions, presentations, etc. What about a monthly community movie night? Family friendly and not too expensive. You could even sell popcorn. I could go on and on but I think you all are on the right track as long as you market it properly and keep the calendar booked.”**

# OTHER IDEAS

“A 65’ observation tower. This has been considered in the past. There is an existing model. This would be a major tourist attraction providing a unique panoramic view of the coulee walls and the lake. It has the potential to meet major goals of: The Friends of the Lower Grand Coulee, the Soap Lake Conservancy, and the Creative District. There is around \$140,000 in the City Lava Lamp fund that might be available for this project.”

“Would be cool to have glass fusion and or paint n sip. These would be private enterprises but pretty big building could share space to fund other programs. Give the tourists and locals something to do and a keep sake...”

“I think our community has a great need for an intermixing of generations with positive role models. This can be accomplished by keeping in mind that the children are the future, therefore creating a space where local churches and community groups can be those role models in various sport and recreational activities would be an endeavor that would serve that goal.”

“Open market vendor space.”

“Lease it to a business that will generate jobs and revenue for Soap Lake.”

“A warming/ cooling center for those in need.”

“More of a visitor information center with some sales to generate income.”

“A place for community action and support.”

“A positive place for kids to go.”

# OTHER OPPORTUNITIES

There is potential opportunity to communicate about funding and project costs, business plan, etc. to address residents' questions.

“Move forward with any James project ONLY if demographics, resources, volunteers, business plan, etc., demonstrate the project is sustainable.”

“Prohibitive costs to convert to studios: heat, electrical, insulation, plumbing, A.C.”

“Get an estimate to make building habitable: water, electrical, heat bathrooms, AC, fixtures—80k? Initiate a survey of who and how many studio/lofts might be needed and what rate would be acceptable. Most artists need space. (No welding sparks and fire) one third of building to display art for sale—retail area.”

“Include locals in planning. Locals who have been here more than 10 yrs.”