

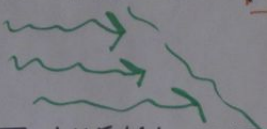
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ACHIEVEMENTS SINCE JUNE

- FILLING OUT THE TEAM
- CONTRACTOR PROPOSALS
- DONOR ANNOUNCEMENT
- REFERENDUM IN NOV.
- COST ESTIMATOR SOON

ROBIN HELMES

COMPLICATED PROJECT: THANKS
 ARCHITECTS: PLEASE PUSH US



50 000 FOOT VIEW OF FUTURE
 TRULY TRANSFORMS OUR CAMPUS
 INCLUSIVE, FUN, STUDIOS,
 PRACTICAL - OREGON 2020

INNOVATIVE CUTTING EDGE

STUDENT EXPERIENCE

IT'S ABOUT MORE THAN SPACE:

RECRUIT & RETAIN BEST

STUDENTS & FACULTY

SET BAR HIGH - PUSH EACH OTHER

PROCESS

②

IT'S ABOUT MORE THAN SPACE:
RECRUIT & RETAIN BEST
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MB

PROCESS

(2)

CONSENSUS TOOL: THUMBS



UP / SIDWAYS /
DOWN

GL TOURS & LESSONS LEARNED

- SEEK TIMELESS DESIGN
75-100 YR AVOID "DATED"
HORIZON

- NATURAL WAYFINDING
- MULTIPURPOSE SPACE - DANCE/MOVIE/
CONCERT HALL
EXAMPLE

SONOMA ST. CONCERT HALL

1400 SEATS - WOOD

- SOUND REFLECTION/DIFFUSION
- WINDOWS & DAYLIGHT
- TUNABLE ACOUSTICS VIA CURTAINS
- SIGHT LINES ALLOW DIFFERENT SHAPE
DON'T NEED TO SEE FEET
- UNDERFLOOR PLENUM - QUIET

MONDAVI CENTER - U.C. DAVIS

③

PERFORMANCE CENTER
ALL TYPES OF PERFORMANCE

CLUB ROOM FOR DONORS → \$\$\$
"SALE" OF SEATS

REMOVABLE SECTION BECOMES THRUST OF SEATS
STAGE

NOT MODEL FOR EMU

FLEXIBLE BLACK BOX SPACE
WITH RETRACTABLE RAKED SEATING

FOR EMU: HOW TO MULTI-USE

LOBBYS, TICKET OFFICES, PREP SPACES,
ETC.

VS. ACOUSTICAL CHALLENGES

OHIO ST. -

DC: RECENT UNION
STAKEHOLDER INVOLVEMENT
PERFORMANCE SPACES



STUDENT PROGRAM SPACES NOT FEATURED
RESOURCE ROOMS AVAILABLE TO ST. ORGS.
= COLLABORATIVE SPACE

STUDENT SENATE MEETING ROOM

CT: NO SECOND-CLASS SPACES!

LACKED UNITY, FOCUS. GOT BUSY
OVER BRANDED?



4

ALL OVER THE TOP
UO IS MORE SUBTLE

NOT AGING GRACEFULLY

NO ATTENTION TO SUSTAINABILITY

SILOED · CONFERENCING / FOOD / STUDENT
PROGS

DID NOT CONNECT WELL TO OUTDOORS

GOOD ATTENTION TO DETAILS

STORAGE · LOADING DOCK · ETC

NICE DISPLAYS: DONORS, HISTORY

PLANNED FOR ART SECURITY · WIRED!

24/7 PUBLIC SAFETY STATION @ LOADING DOCK

97 MONITORING STATIONS!!

OHIO UNIVERSITY

DESIGNED AROUND ESCALATOR

DIDN'T FEATURE STUDENT ACTIVITIES

TOP-DOWN DESIGN PROCESS

4 DIRECTORS IN 5 YRS

SAME ARCHITECTS AS OHIO STATE

NO ATTENTION TO SUSTAINABILITY

CONVOLUTED CORRIDORS TO GET TO PROGRAMS

UNIV OF AKRON

- LONG CORRIDORS
- LONG LINES
- FACULTY LOUNGE (?)
- CONFERENCE CENTER, PARKING TOO FAR
- CEILING HEIGHTS LOW, OPPRESSIVE
SQUEEZING INTO "BETWEEN" LEVELS

CLEVELAND STATE NEIGHBORHOOD SAFETY ISSUES

ATRIUM PLAN

ECHOS, NOISE

LITTLE CONTROL OF SPACES
BY UNION

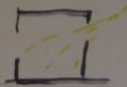
COMPUTER LAB SEE & BE SEEN

LARGE SPACE SUBDIVIDABLE

ALL ROOMS WITH WINDOWS,
VIEWS

NOTED ARCHITECT, BUT SOME CORE NEEDS
WERE NOT MET. CURRENTLY REMODELING

UNDER-BRANDED RELATIVE TO OHIO PEERS ?
NOW TRYING TO PERSONALIZE, I.D.



PREVIOUS STUDIES

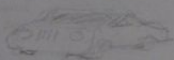
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GL 2003 - UNION MASTER PLAN, 2009 B.#D.
NOT DECISIONS, INSPIRATIONS & EXPLORATIONS

BOTH: PRESERVE 1950s SECTION
REPLACE 1970s SECTION (INEFFICIENT)
TAKE ADVANTAGE OF PED FLOW (NOW UNDER)
PROMINENCE FOR MULTICULTURAL ORGS
EXPANDED CONFERENCING & RETAIL
PED FLOW: CAPTURE, "EDDYS", LINGER

PROGRAM ~~SUMMARY~~ SUMMARY

PARKING



How MANY?
WHERE?

FOOD SERVICE - DRIVES ACTIVITY

WHAT TO SAVE, TO REPLACE

CONSTRUCTION COST

\$110M TOTAL COST

\$83M CONSTRUCTION



SCHEDULE

LATE SUMMER 2013 - END OF DESIGN DEV'T

QUESTIONS

7

LEVEL OF CONCERT HALL
MULTIPURPOSENESS
ON-GOING OPERATIONS DURING
CONSTRUCTION

DECISIONS

PROGRAM
SCHEDULE

AFFIRMED
BY THUMBS

VISIONING

8

BIG MOVES GET ESTABLISHED EARLY

FROM BIG TO SMALL ISSUES

PROJECT DESCRIPTION SET GOALS
(SEE LIST)

OPES

FEARS

HEART OF CAMPUS

HOME AWAY FROM HOME

SUSTAINABLE → OFF THE GRID

REFLECTS & CELEBRATES DIVERSITY

STUDENT-LED FACILITY

PRETTY

FUNCTIONAL

INTERACTIVE - SOCIALLY, TECHNOLOGICALLY

REFLECTS CULTURE AND PLACE, PACIFIC NW

NOT A SHOPPING MALLS

LIKED BY ALL : WOW

EQUALLY-VALUED

WORKING UNION, NOT A RETAIL MALL

FLEXIBLE

NOT OVER BUDGET
 PROUD OF RESULTS
 ENGAGEMENT OF COMMUNITY
 SAFE & FUNCTIONAL SPACE
 TRANSFORM THE HEART OF CAMPUS
 INSPIRING

FEARS

BECOMES LIKE A MALL
 STUDENT VOICES ARE LOST
 OVER BUDGET
 ACCESS & ~~B~~ PARKING
 NEGATIVE COMMENTS LIKE THE "ICE CUBE"
 CONSERVATIVE, "BY COMMITTEE," MEDIOCRE
 BECOME TOO RISK AVERSE
 HAVE TO COME BACK IN 30 YRS TO DO-OVER
 CAN IT AFFORD SUSTAINABLE DESIGN
 VOTE IN NOVEMBER
 WAYFINDING
 CAN'T AFFORD TO OPERATE
 LOOSE SIGHT OF MAGNIFICENT RESULTS WITH LESS
 DONOR DRIVEN
 FORGET OUTSIDE SPACES, OPEN SPACE FRAMEWORK
 FORGET CORE STUDENT ACTIVITIES & ACCESS
 TOO LITTLE SPACE FOR STUDENT ACTIVITIES
 COMPROMISE HISTORIC FABRIC OF 50's-60's WINGS

- KEEP UP WITH CHANGING TECH NEEDS
- EXPECTATION THAT THIS PROJ. SOLVES ALL PARKING PROBS.
- BIG, HASTY DECISION-MAKING

10

DOT EXERCISE -

HOPES

SUST

TRA

BEAUTI

COMMIT TO

UNIQUE TO US, FLEISBLE, TIMELEAG,

FEARS

EXPECTATION OF PARKING

SUSTAINABILITY

OVER BUDGET

MEDOCRITY

LACK OF PROG SPACE

SUSTAINABILITY

ENERGY

MORE
LESS

11

STORM WATER

- MORE EFFECTIVE
- TREAT STREETS

PEOPLE

O
TH

- HOW STUDENTS MANAGE FACILITY
- VO COURSE
- BLDG AS LEARNING TOOL

HOW DO WE STAY UP WITH THE STANDARDS?

EXPRESSION OF SUSTAINABILITY: BRANDING

TODAY'S TECHNOLOGY IS TOMORROW'S ANTIQUES

DAYLIGHTING IS TIMELESS

MOVE BEYOND GIMMICKS

LONG-TERM INVESTMENTS

BRAND EXPERIENCE MORE THAN IMAGE

SITE CIRCULATION

(12)

"GIFT" OF THE SITE: CIRCULATION

- CENTER OF CAMPUS
- PATHS RUN THROUGH BUILDINGS

DOOR DATA?

OPEN SPACE CAMPUS FRAMEWORK PLAN

REINFORCE EDGES

REPAIR 13TH AVE. EDGE

13TH SETBACK AS

OPPORTUNITY ZONE



SACRED?

ADJUSTMENTS POSSIBLE

HISTORIC BUILDING

ENTRANCES - 4 DIRECTIONS

EVOLUTION

TUNNEL DISCONNECTED FROM ENTRANCES

FROM FOOD

BROKE LOGICAL CIRCULATION

IS THIS TUNNEL ELEVATION RIGHT? RAISE?

DON'T ASSUME EXTERIOR CIRCULATION REMAINS OUTDOOR

AWKWARD WALK UP FROM 13TH TO FISHBOWL

CHOICE OF RAISING OR FIXING

CAN'T IGNORE NEED FOR PATH TO RES. HALLS,

SO HOW TO ENGAGE?

ACCESSIBLE GRADES MAY DRIVE SOLUTION

HOW MUCH TO KEEP?

(13)

LUNCH



SUSTAINABILITY

STEP 1: OREGON MODEL

LEADERSHIP POSITION

USE THIS BUILDING TO SHOW THE FUTURE

LIVING. BUILDING CHALLENGE

⊕ EXPRESSION OF SUSTAINABLE
DESIGN

~~SEE~~ BUILDING AS TEACHER

INTEGRATED DESIGN

KEEP IT SIMPLE - FEWER SYSTEMS!

PM. TIMELESSNESS - LONG-TERM SUSTAINABILITY

USE ABUNDANCE OF NATURAL WEALTH

PATTERNS - SEE PROJECT DESCRIPTION
OVERLAY SITE CONDITIONS

PARTS

14

EXTENT OF CHANGE

RETAIN

RENOVATE

REMOVE

1970's

SOUTH
NORTH

1960's

SE

1950's

SOUTH
MIDDLE
NORTH

EFFICIENCIES OF LAND USE

REPLACEMENT OF 2 STORY W/ 4 STORY
10% OF BUILDING ENERGY IS CONSTRUCTION!

50% OF EMBODIED ENERGY = STRUCTURE & SKIN

ICONIC ~~THE~~ CHARACTERISTICS OF ORIGINAL LAUR.

COMPLEX FORMS

BUILDING

"ARCHITECTURETUM"

HIGH QUALITY, PERMANENT MATERIALS OF SO'S WING

MODIFICATION AS OPTION

CLIMATE

15

MOSTLY NEED HEAT

HOW MANY HOURS NEED COOLING?

A FEW HUNDRED HOURS...

ALTERNATIVE TO MECHANICAL COOLING?

DAYLIGHTING • 75% - 80% CLOUDY

USE DIFFUSE - TOP LIGHT?

RAINFALL = 65K GALLON TANK = NET
ZERO

INTERIOR COURTYARD MOSTLY IN SHADOW

EXISTING BUILDING PROGRAM

MEZZANINE MYSTERY SPACE?

FORMER CATERING SPACE?

[& OTHER MYSTERIES]

PROGRAM BLOCK EXERCISE

ENERGY INTENSITY DOTS

DAYLIGHTING DOTS