Campus Planning Committee

March 10, 2008
Meeting Minutes
[Approved]

Members Present: Barbara Mooney, Connie Peterson, Alan Peters, Bettina Hass, Gregg Oden, Mark Young, Thomas Kruckeberg

Members Absent: Tom Schmidt, Songwei Chen, Melinda Brocka, James O’Hollearn

Others Present: Don Guckert, Rod Lehnertz, Bob Brooks, Larry Wilson, Barbara Eckstein, Brian McClatchey

Call to Order: Gregg Oden called the meeting to order.

Previous Minutes: Minutes of the November 29, 2007, CPC meeting were approved as distributed.

Action Item(s):

Finkbine Golf Course Signage
A refined design of the Finkbine Golf Course signage was presented. The sign will be double-sided and perpendicular to Melrose Avenue east of the golf course entrance near existing evergreen trees. The shape of the overall sign, minus the medallion, conforms to the guidelines being considered/recommended by the Campus Signing/Wayfinding Study. The design also uses the Tiger Hawk logo. The justification for the “branding” being used in the sign is that Finkbine is a revenue generating entity and to entice and draw patrons’ attention they feel the signage should have a stronger identity with Athletics. University Relations was consulted for their reaction to the use of the Tiger Hawk and they felt it was appropriate.

The Committee endorsed the Finkbine Golf Course Signage with the preference of same sized letters for Finkbine instead of the larger F and E that was depicted in the presentation.

Information Item(s)

None

CPC Subcommittee Reports:

Land Use Subcommittee

UIHC Long-Term Growth Plan
The UIHC Strategic Facilities Master Plan (FY06-35) was presented. With the completion of the Phased Capital Replacement Program begun in 1970, the first building constructed as part of the plan is now 32 years old; emerging technological advances requires greater height, floor space, more sophisticated systems; consumer expectations continue to rise; space requirements for teaching and clinical research space has been necessitated by the need for more clinical experience by UIHC’s 2,400 students, residents, fellows and others, as well as the newly awarded Clinical and Translational Science Award; and a new strategic plan identifying four targets for strategic growth. These all indicate the need for a new visionary strategic facilities master plan.
Assessing the strategic, physical and operations needs resulted in guiding principles and priorities, a long-term vision and mid and short term options. Eight available zones were assessed using the guiding principles. They include a sufficiently large enough contiguous growth plan so that the institution can fully replenish itself in phases over multiple decades while maintaining continuous operations; that the growth path “grows away” from older infrastructures rather than surrounding it with newer facilities, so that the oldest facilities can be removed with the least disruption; and that circulation of different kinds of traffic needs to be segregated, both internally and externally.

The zones that offer the best potential for accommodating long-range growth and renewal are as combination of three sites. They include the Parking Ramp 1 area, General Hospital/Boyd Tower area, and the Wendell Johnson Speech and Hearing/Center for Disabilities and Development area. This would provide for a good infrastructure and flexible footprint, a highly visible new image, segregated service entry with enhanced lower level circulation, and higher and better use of real estate.

Oakdale Utilities and Service Area – Electrical Substation
A proposal for placement of an electrical substation that will be serving the Oakdale “Service Area”, which represents five proposed new buildings, including the Hygienic Laboratory was presented. This substation consists of transformers placed on a 1-acre site surrounded by chain link fencing. The five proposed locations were driven by the new buildings planned for the “Service Area”, as well as the topography. Impact on future development was discussed. Placement of the substation along railroad tracks southeast of TIC was endorsed by the Oakdale Design Review Committee with stipulations that the size be reduced to the bare minimum and screened. The CPC Subcommittee endorsed the location requesting that staff try to downsize it as much as possible and that it be screened appropriately. This project will go forward to the Design Review Subcommittee for continued review.

Design Review Subcommittee

Oakdale Environmental Management Facility
The preliminary design for the Oakdale Environmental Management Facility was presented. This project will renovate the easterly portion of the existing Waste Storage Facility and construct a new addition immediately adjacent to this area to consolidate and markedly improve the University’s environmental management operations which is currently housed in three obsolete structures on the Oakdale Campus. The Waste Storage Facility will continue to be used for radiological and biological waste handling. The new addition will house a small office area for administrative functions, a shower facility, and a series of hazardous materials storage areas that are each specially designed for their particular waste product. The two structures are connected by a shared loading dock.

The structure itself will be constructed of insulated precast and metal panels with deflagration (blowout) roof panels over select areas. The “public” side of the structure would face north along Old Farmstead Road.

Discussion included security at the facility and safety measures being used for containment of the hazardous waste stored within. The subcommittee had no objections to the design and felt it was headed in the right direction. A more refined design will be brought back for review.
Cambus Maintenance Facility – South Side Addition
The preliminary design for the Cambus Maintenance Facility south side addition was presented. Though not finished with programming, this 8,000 sf addition is being designed to house 12 buses. Studies are still being evaluated to determine the optimal height of the south wall to employ passive solar energy to help heat the facility. Three designs were presented depicting a slight variation of roof pitches. They included a flat roof, a slanted version and a curved slant similar to the roof of USB. The façade was shown in a cast stone similar to MSSB and USB. The subcommittee was impressed with the designs presented mentioning how well they blended with the surrounding buildings. A refined design will be brought back to the subcommittee for review.

Rowing Team Boat House
An update of the final design for the Rowing Team Boat House was presented. The facility is trying for LEED certification by incorporating such items as post consumer recycled content in the siding, porous paving and rain gardens to name a few. The structure will be a combination of precast concrete and 2’x8’ composite lapped panels. The subcommittee was asked which panels they preferred and either the washed wood polymer core panel or the 3-piece epoxy panels were suggested. This presentation was informational and no further review will occur.

Institute for Orthopaedic, Sports Medicine and Rehabilitation
An update of massing and material plans for the Institute for Orthopaedics and Sports Medicine Rehabilitation project that continue to be refined was presented. This two-phase project sits on approximately 3.5 acre site on the Hawkeye Campus has been evaluated for local building styles, area activity, and the natural setting/views. Obstacles they have identified include high pressure gas lines and the challenging site shape.

The design team responded to previous comments from the subcommittee stressing the importance of efficient use of the site while being sensitive to the boundaries depicting an orthogonal positioning of the building that is set in a step fashion along Prairie Meadow Drive, creating a buffer between parking and road, and pushing some of the programming to a second floor. Parking was repositioned allowing for a drop-off loop.

The materials being suggested are similar to what was used with the Tennis Center and the Athletic Hall of Fame.

Concerns included inadequate parking and circulation of traffic, as well as the boundary issues with Phase Two. Representatives from Parking and Transportation and Facilities Management will work with the design team to study parking and flow, and the design team will explore a slight redesign of Phase Two that softens the presence along Prairie Meadow Drive and University Housing. Refinement of Phase Two will be brought back to this subcommittee for review.

Campus Environment Subcommittee
Outdoor Warning System
Test results of the outdoor warning system found voids in coverage, particularly in the area of the Pentacrest. Options to improve coverage suggested placement of a pole/siren somewhere on the Pentacrest. Alternate sites were discussed, as was working cooperatively with the City for other potential sites. The subcommittee felt strongly about not placing a pole on the Pentacrest and requested further testing of the system. Results of further evaluation resulted in a couple of additional options, the first option being the south end of the T. Anne Cleary Walkway and the
second location being north of Calvin Hall. Neither seemed acceptable by the Subcommittee due to the presence in the viewshed of the Old Capitol. Discussion of alternate locations included the roof of the parking ramp which was not an option due to they way the sirens are mounted and the lack of solar panels. Placement of a pole/siren on the north side of the mall/UCC about midway in the alcove was suggested. This option will be evaluated and forwarded to the Subcommittee asking them send any feedback electronically to help move this project along.

Carver College of Medicine Donor Recognition Signage
Refined designs for the recognition signs for the Carver College of Medicine were presented. Signs are proposed in two locations, west of Hardin Library for the Health Sciences at the bus turnaround and between the Medical Education and Research Facility and the Medical Education Building, both along Newton Road. A third sign is proposed east of the proposed UI Institute of Biomedical Discovery Building after the building is completed. The signs are to be constructed of limestone cladding with projecting bronze letters and the University logo in the upper left of the sign face. The sign will be approximately 5’ high by 35’ long. The subcommittee supported the refined design.

Intersection of Church and Dubuque Streets
A City of Iowa City project involving the corner of Church and Dubuque Streets was reported. The project consists of increasing the turn radius for buses, improving the ADA ramps, and reconstructing the brick street in front of 102 Church was reported. Construction should occur between May and July and allow access to the President’s Residence during construction. Discussion included the timing of the traffic lights, the use of countdown pedestrian lights, and the future enhanced entrance to campus. There was no action at this time.

Lindquist Center – Emergency Generator
A proposal for replacement of the existing generator on the east side of the Lindquist Center with a larger unit and two dry coolers was presented. This project provides additional power, air conditioning and a service redundancy to the building. Changes to the area include an expanded surface area for placement of the generator and coolers surrounded by a retaining wall which would reduce the visibility of these units from the east. There will also be an 18” diameter stack that will run up the side of the building along a space between windows in the façade extending 3 feet above the roofline. This would be painted brown to match the existing window trim.

A separate project to upgrade the utility service to the Lindquist Center timed in conjunction with the generator project will require that three trees growing directly along the east side of the building be removed. Once both projects are complete, appropriate landscaping will be done to revitalize the area.

The Subcommittee supported the proposal for placement of the larger generator and stack, which will be painted to match the window trim, along the east side of the building and the removal of the three trees.

Temporary Emergency Generator for Jessup Hall
A proposal for placement of a temporary emergency generator to be used to backup the IT hub in Jessup Hall was presented. The location being considered is the southeast corner of Gilmore Hall tucked under an outside stairwell. This location was selected due to the location of the available duct banks connecting to Jessup. Discussions that followed included the possibility of other locations and the challenges with each. The subcommittee determined that this project is a work in progress and asked that different options be evaluated and brought back for review.
Glen Mowery presented the updated proposal on placement of a temporary emergency generator for Jessup Hall. After further evaluation, placement of the temporary generator on the west side of Jessup Hall along the service drive in the pullout area was recommended. The generator measures approximately 19’x5’x8’ and would be painted a neutral color to blend with the building. Landscaping around the turn out is ample at this time to help screen the unit.

The Subcommittee endorsed the proposed plan for placement of this temporary emergency generator along the west side of Jessup Hall in the pull off area.

**Rowing Team Boat House**

A naming proposal for the Rowing Team Boat House suggesting placement of the name on the building proper was presented. The letters will be of an anodized aluminum. The Subcommittee supported the naming proposal suggesting careful review of how the letters line up with the siding panels.

**UI Campus No Smoking Signage**

The Subcommittee was reminded of the approval of the campus-wide ban on smoking and future role the Campus Planning Committee will play in the design of signage used to communicate this policy.

Meeting adjourned at 2:50 p.m.