

Introductions.
Visioning.
Goal Setting.

- 1 Preamble
- 2 Planning Team
- 3 Methodology & Approach
- 4 Understanding Your Campus
- 5 Uncovering Opportunities
- 6 Discussion



Preamble



Preamble

The New Normal

- Creating Identity in a Crowded Market
- Competition for Shrinking State Funding
- Smaller Private Donor Pool
- Flat Population Trajectory
- Increasing Graduate Population (International)
- Migration Toward Research
- Shrinking Debt Capacity
- Lack of Collaborative Space
- Outdated Teaching Facilities (Sciences)
- Need for New Housing Models



Preamble

The New Normal

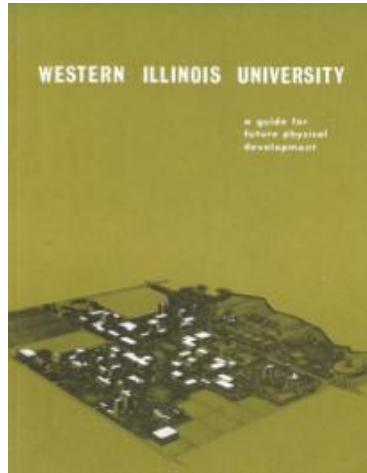
Master Plan Update

Not a Traditional Planning Exercise

Build on the 2007 Master Plan

Create Realistic, Phased, & Implementable Strategies

1970



2007

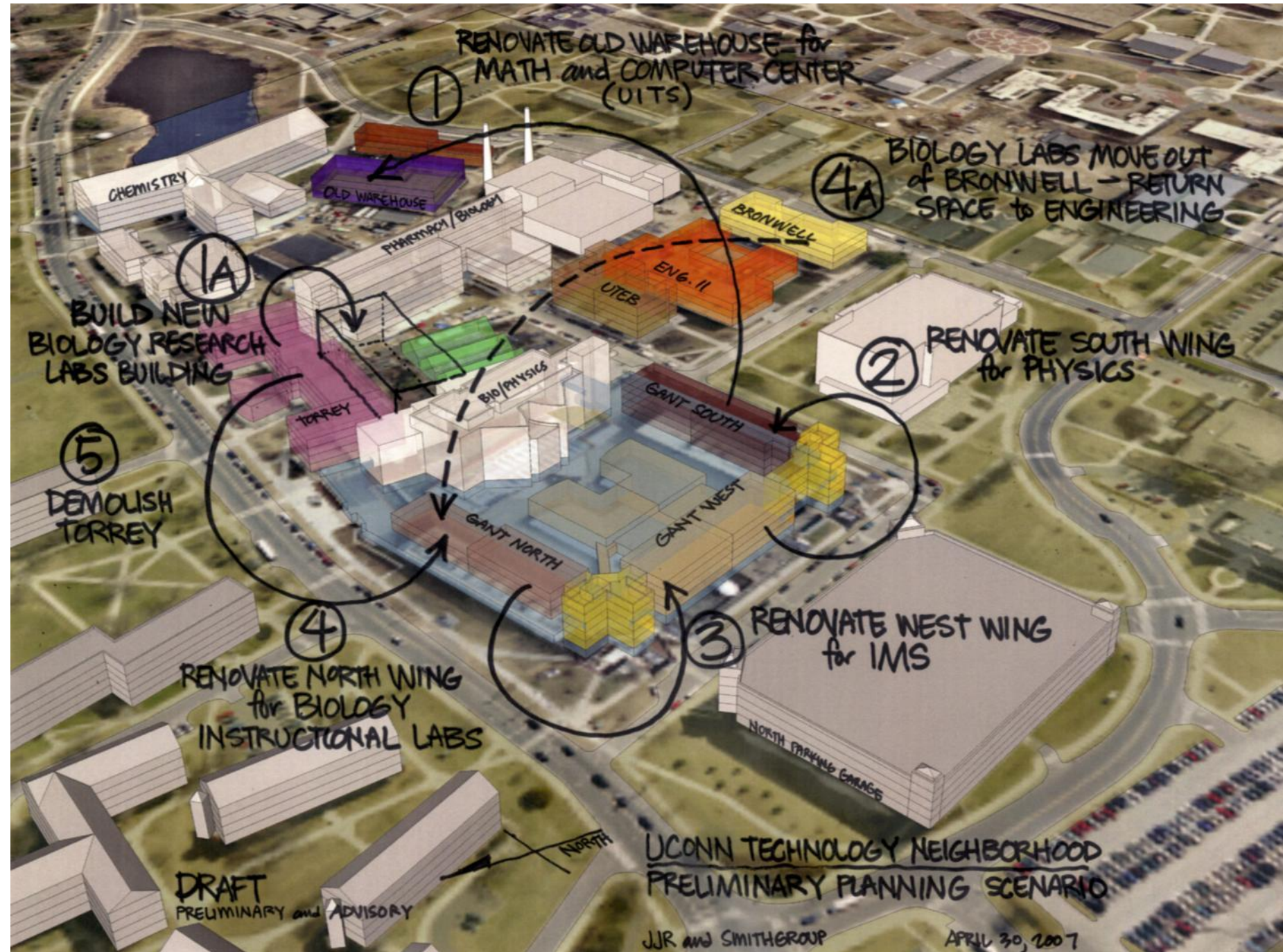


2011



WESTERN ILLINOIS UNIVERSITY

CAMPUS MASTER PLAN UPDATE



SMITHGROUP JJR

Preamble

The New Normal

Master Plan Update

Strategic Plan (and Core Values)

Focused Recruitment and Retention

Enrich Academic Excellence

Provide Educational Opportunities

Support Personal Growth

Promote Social Responsibilities

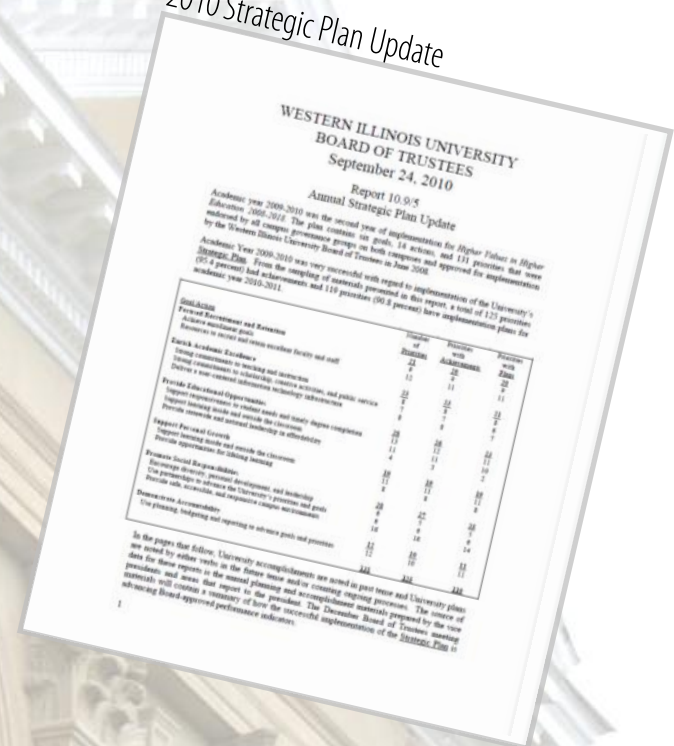
Demonstrate Accountability

Higher Values in Higher Education

2008-2018 Strategic Plan



2010 Strategic Plan Update



Preamble

The New Normal

Master Plan Update

Strategic Plan

Right Sizing the University

Institutional Sustainability

Strengthen Core Competencies

Match Enrollment and Spatial Needs to Facilities

Increase Quality, Efficiency and Utilization



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ILLINOIS
UNIVERSITY

CAMPUS MASTER PLAN UPDATE



SMITHGROUP JJR

Preamble

The New Normal
Master Plan Update
Strategic Plan
Right Sizing the University
Identity and Student Experience

Campus Image and First Impression
Memory
Generational Ambassadors
Amenities for 12,500 “Customers”



Planning Team



159 Years. Multi-Disciplinary. National Practice.



Ann Arbor
Chicago
Dallas
Detroit
Durham
Madison
Los Angeles
Phoenix
San Francisco
Washington DC

Master Planning
Urban Design
Civil Engineering
Programming
Facility Assessment
Architecture
Interior Design
Sustainable Design

MEP Engineering
Structural Engineering
Fire Protection Engineering
Commissioning
Landscape Architecture
Environmental Engineering
Lighting Design
Building Forensics



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CAMPUS MASTER PLAN UPDATE

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Understanding of Comprehensive Universities



University of North Alabama



Kent State University



East Carolina University



Indiana University of Pennsylvania



Indiana State University



Western Michigan University



University of Wisconsin River Falls



Sam Houston State University

Your Core Team



Doug
Team Leader

Campus Planning



Lauren
Project Manager

Urban Design / Planning



Randy
Landscape Architect

Site Design & Placemaking



Tim
Architect

Strategist / Adaptive Reuse



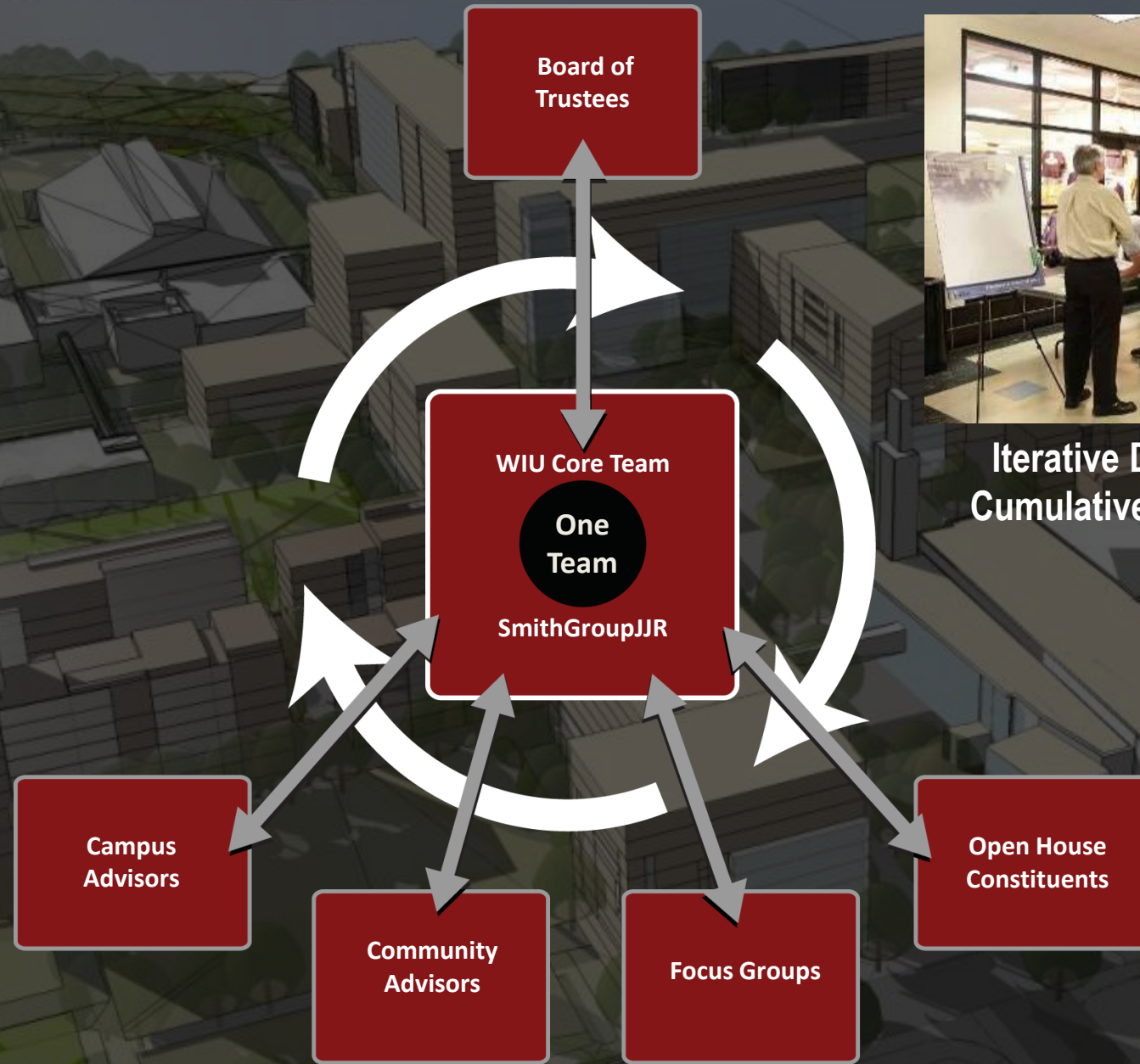
Methodology & Approach



3

Meeting Facilitation + Consensus Building

A Place for People
Learning Centered
Research Based
Sustainable
Non-Prescriptive



Iterative Design Based on Cumulative Decision Making



Two Phases. A Clear Methodology

I. Listen. Validate. Reimagine. Update.
(or...clarify the 2007 master plan)

II. Prioritize. Phase. Document.
(and...figure out how to implement it)

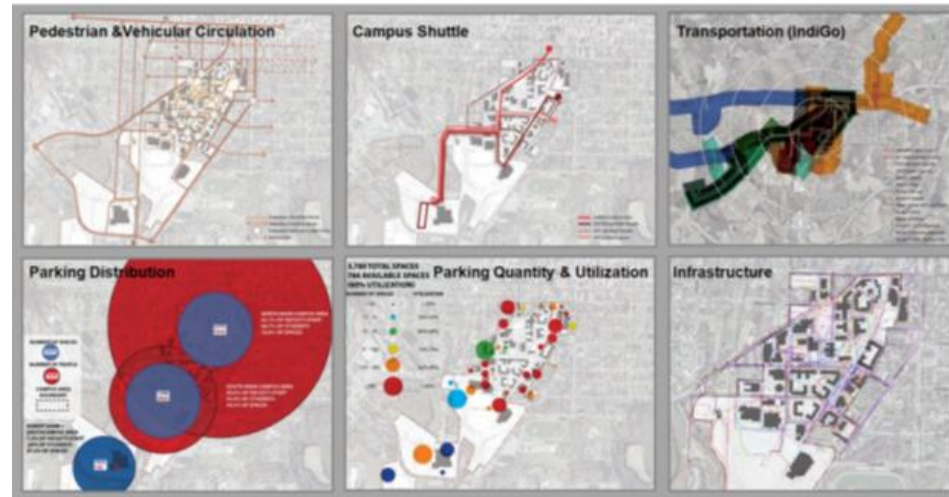


Two Phases. A Clear Methodology

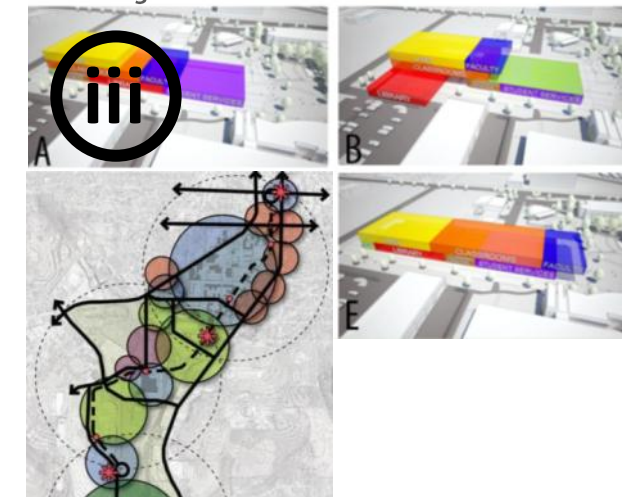
Validate Initiatives



Cross Discipline Analysis



Visioning



Updated Plan



Identify Priorities



Phasing and Cost Modeling

Project	Program Space	Class + Lab	Other Acad. Space	Support Space	Aux Space	Total
A Renovate Memorial Field House	SF			SF	SF	SF
B Renovate Johnson Hall as Safety Science	3,000	1,000				4,098
C Wayne Ave. Parking Phase II	4,736					4,736
D Renovate Folger Dining, New Entry to Crimson Event Center	3,911					13,566
E Replace Davis Hall and Demolish Foster	3,051					3,675
F Demolish Davis Hall		8,645	5,456			14,099
G Demolish Ackerman Hall		7,574	3,472			11,046
H Eicher Building Repurpose for Storage/Archives		23,299	4,566			27,866
I Renovate Stright Hall		9,149	3,064			12,213
J Renovate Zink Hall				5,280		5,280
K Renovate Sprows Hall				1,440		1,440
L Design and Build University Multi-cultural Center						
M Pierce Replacement Adjacent to						
Total	64,413	2,176	6,720	-	-	91,299

Classroom + Lab Space	Existing GSF	Proposed GSF
CNST Tech.	36,973	45,845
HVAC	7,694	25,362
Plumbing	-	522
Architecture	2,496	3,227
Civil	1,046	562
Mechanical Design	3,720	4,674
Electrical Tech.	-	10,670

Documentation - Implementation



Phase I – Project Initiation

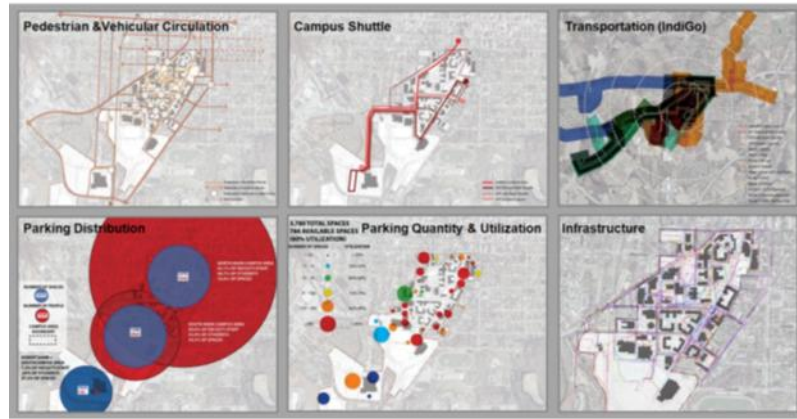
Confirm Mission and Vision

Identify Core Institutional Priorities

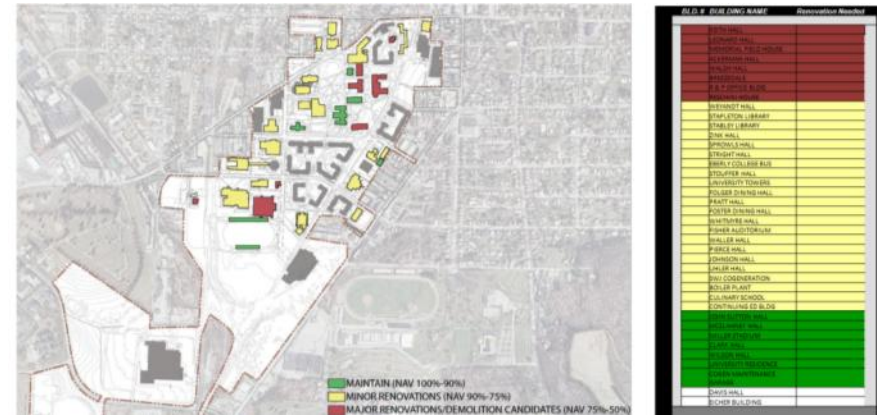
Understand Financial Capability



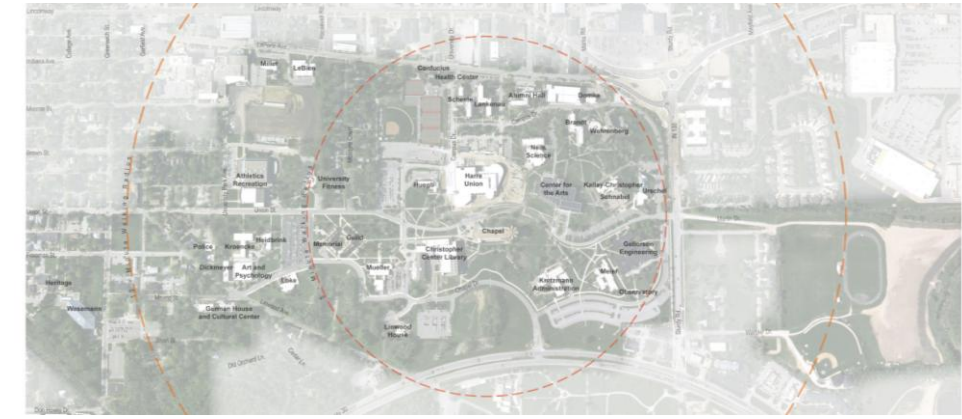
Phase I – Cross Discipline Analysis



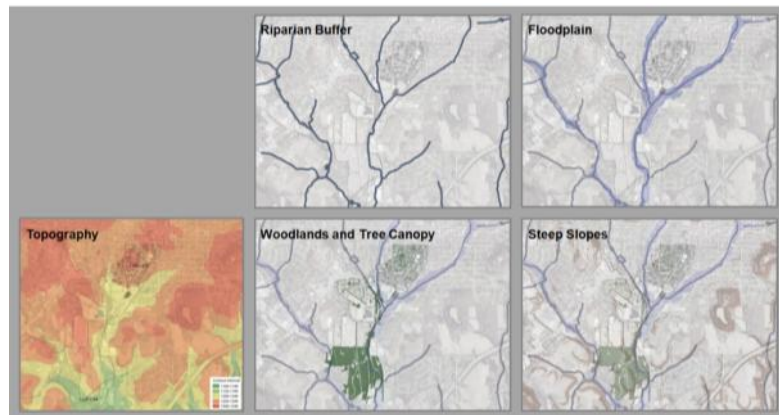
Physical Analysis



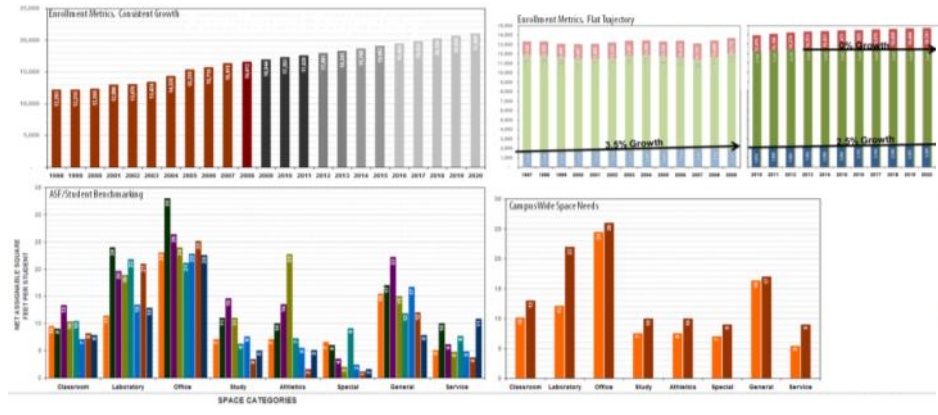
Facility Condition Assessment



Community Assessment



Natural Analysis



Programmatic Analysis



Use Analysis

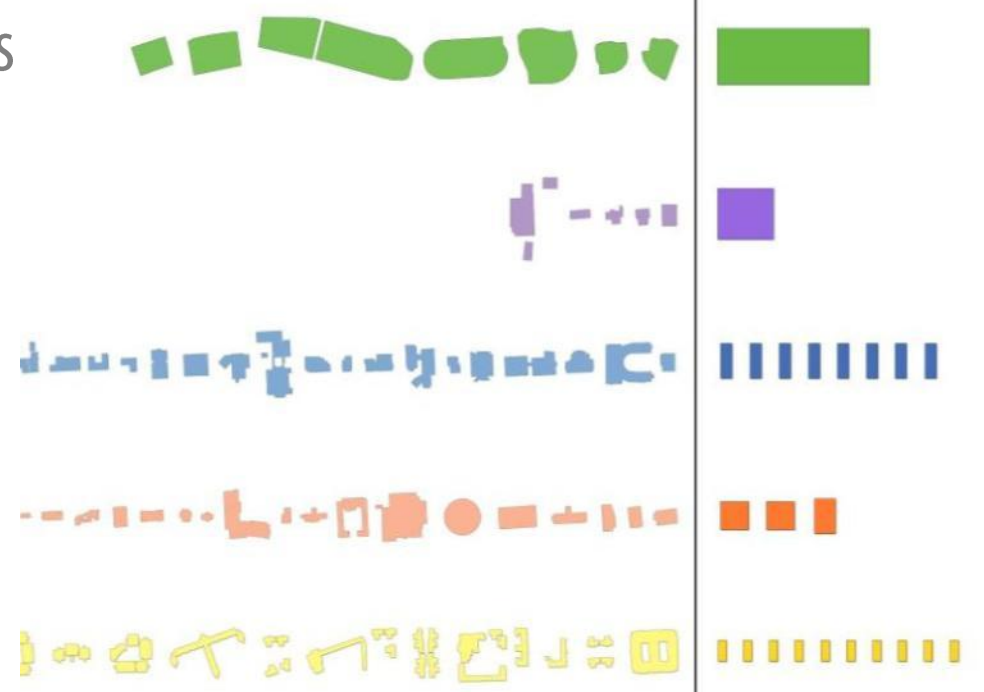


Phase I – Visioning

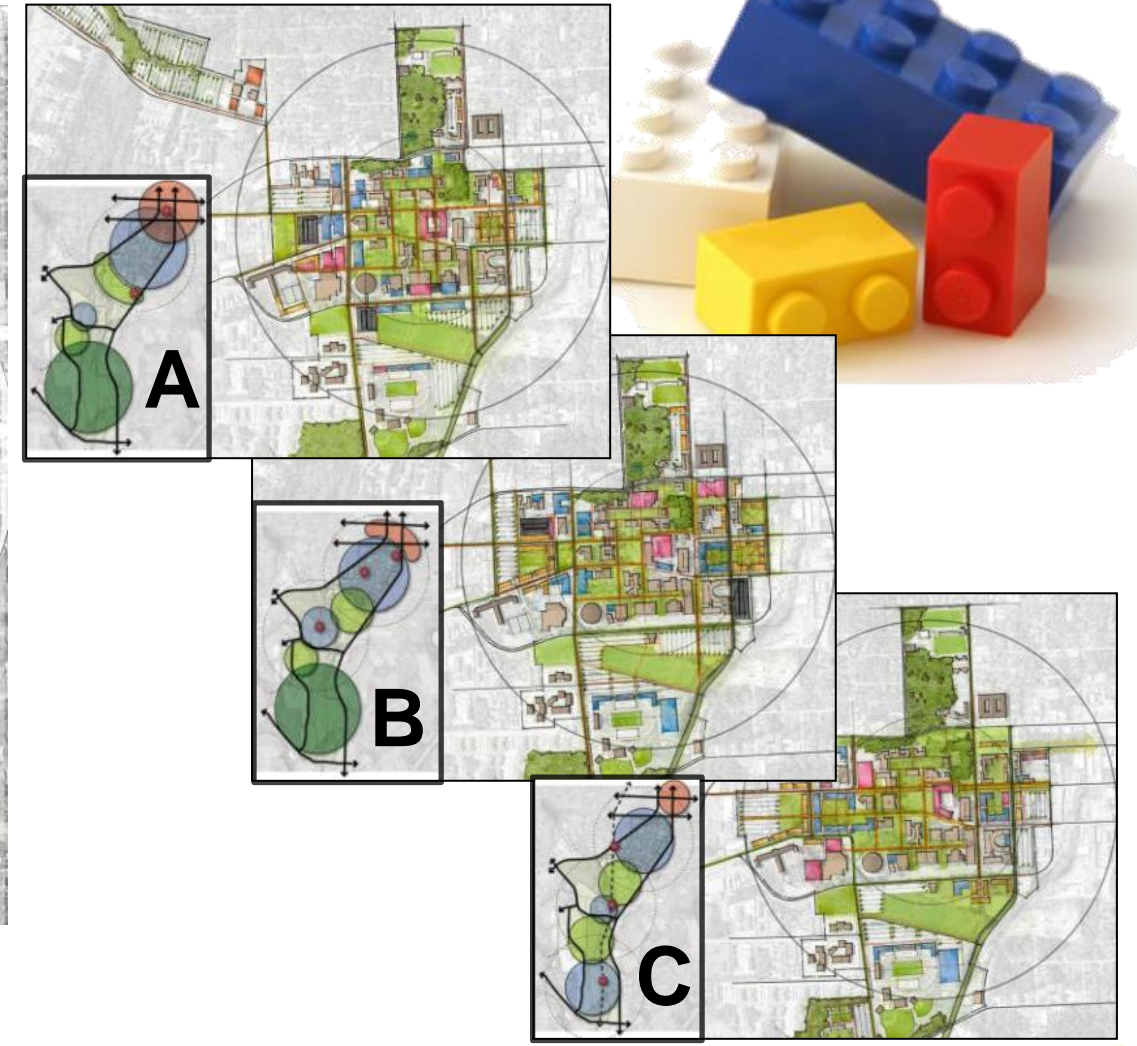
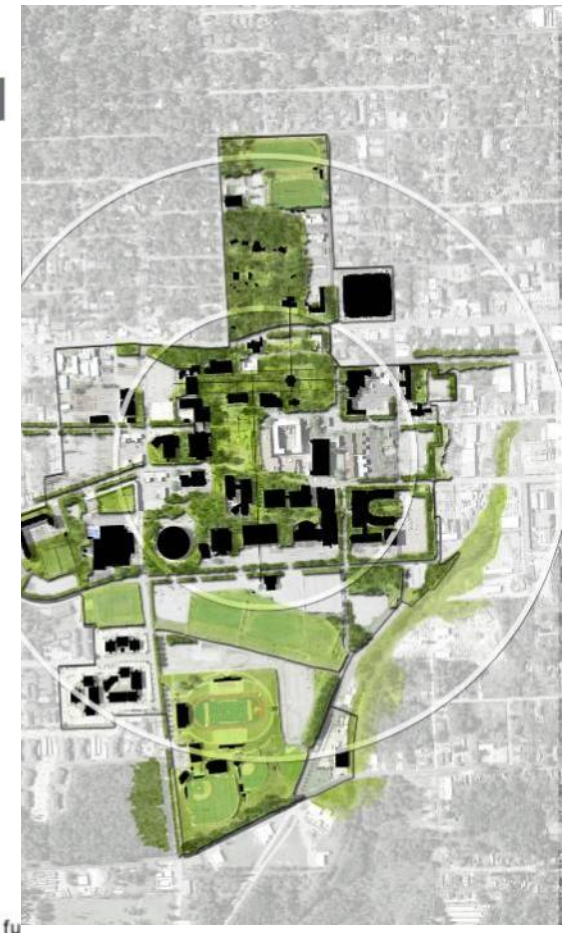
Spatial Models



Physical Models



today



Phase I – Updated Plan



Prioritized Action Items
Appropriate Graphics
Data Informed Metrics

	Today	2015
Total Campus Population	17,436	20,287
Student Headcount	15,900	18,500
Undergraduate	13,992	16,280
Graduate	1,908	2,220
Graduate Percentage	12%	12%
Faculty	751	874
Staff	785	913
Campus Area	272 ac.	272 ac.
Total Building GSF	3,377,356 gsf	4,874,564 gsf
Campus FAR	0.29	0.41
Academic GSF	2,347,939 gsf	3,423,272 gsf
Academic NASF/Student	97 nasf	120 nasf
Academic NASF	1,547,917 nasf	2,220,000 nasf
Residential Units	3,500	4,625
Residential GSF	1,029,417 gsf	1,451,292 gsf
Residential Ratio	0.22	0.25
Total Parking Spaces	5,789	6,740
Parking Ratio	3.01	3.01



Phase II—Identification of Priorities



- Project**
- (A) Renovate Memorial Field House
 - (B) Renovate Johnson Hall as Safety Science
 - (C) Wayne Ave. Parking Phase II
 - (D) Renovate Folger Dining, New Entry to Crimson Event Center
 - (E) Replace Davis Hall and Demolish Foster
 - (F) Demolish Davis Hall
 - (G) Demolish Ackerman Hall
 - (H) Eicher Building Repurpose for Storage/Archives
 - (I) Renovate Stright Hall
 - (J) Renovate Zink Hall
 - (K) Renovate Sprowls Hall
 - (L) Design and Build University Multi-cultural Center
 - (M) Pierce Replacement Adjacent to
 - (N) Demolish R&P Office Building and Remediation
 - (O) New South Campus Academic Building
 - (P) Roundabout/Gateway @ Wayne
 - (Q) Enhance Library Quad to Sutton
 - (R) Arboretum Phase III
 - (S) Crimson Line Phase II - Robertshaw to South Campus
 - (T) Crimson Line Phase III - Kovalchick Complex to Robertshaw
 - (U) Roundabout/Gateway @ Oakland
 - (V) 12th St. Roadway Extension - Kovalchick Complex to Maple
 - (W) 11th St. Mall - Grant to Miller Stadium and Kovalchick Complex
 - (X) Demolish R&P Office Building and Remediation
 - (Y) New South Campus Academic Building
 - (Z) Roundabout/Gateway @ Wayne
 - (aa) Enhance Library Quad to Sutton
 - (bb) Arboretum Phase III
 - (cc) Crimson Line Phase II - Robertshaw to South Campus
 - (dd) Crimson Line Phase III - Kovalchick Complex to Robertshaw



Phase II—Phasing, Cost + Implementation

INITIAL PRIORITIES

Project	Unit	Est. Cost	Fund*
01 Landscape improvements on DOT property		\$450,000	2,4
02 Vertical wind turbines on DOT property		\$150,000	2,3,4
03 Change one-way circulation to two-way		Not Available	1,4,5
04 Deferred maintenance		Not Available	1
05 Short-term space for IT, support services + staff		Not Available	1,5
06 Construct classroom building "C"	75,000 (SF)	\$20,400,000	1,2,3,4,5
07 Central plant for south side of campus		\$3,200,000	3
08 Geothermal for building "C"		\$1,125,000	3
09 Site work and additional parking for building "C"		\$1,500,000	1,2,3,4,5

SECONDARY PRIORITIES

10 Construct facilities/IT building "E"	45,000 (SF)	\$9,720,000	1
11 Renovate building 10 for data center	22,000 (SF)	\$3,850,000	1
12 Removal of buildings 59,113,25,20		\$1,300,000	1,4,5
13 Renovate building 60 for student use	6,500 (SF)	\$1,000,000	1



Program Space	Class + Lab Space	Other Acad. Space	Support Space	Aux Space	Total
	SF	SF	SF	SF	SF
Business	3,042	1,056	-	-	4,098
Campus	-	4,736	-	-	4,736
Comm. + Humanities	9,654	3,912	-	-	13,566
Health + Pub. Service	3,051	624	-	-	3,675
IT + E-Learning	8,643	5,456	-	-	14,099
Languages + Visual Arts	7,574	3,472	-	-	11,046
Math + Nat. Sciences	23,299	4,566	-	-	27,866
Social Sci.	9,149	3,064	-	-	12,213
Auxiliary	-	-	-	-	-
Flexible	-	-	5,280	-	5,280
Support	-	-	1,440	-	1,440
Total	64,413	2,176	6,720	-	91,299

Classroom + Lab Space	Existing GSF	Proposed GSF
CNST Tech.	36,973	45,845
HVAC	7,694	25,362
Plumbing	-	522
Architecture	2,496	3,227
Civil	1,046	562
Mechanical Design	3,720	4,674
Electrical Tech.	-	10,670



Plan View of Preferred Building "C"



Phase I

Phase II

PROJECT INITIATION

DATA REVIEW + ANALYSIS / DUE DILIGENCE

VISIONING + ALT.

UPDATED

IDENTIFICATION OF PRIORITIES

PHASING, COST + IMPLEMENTATION

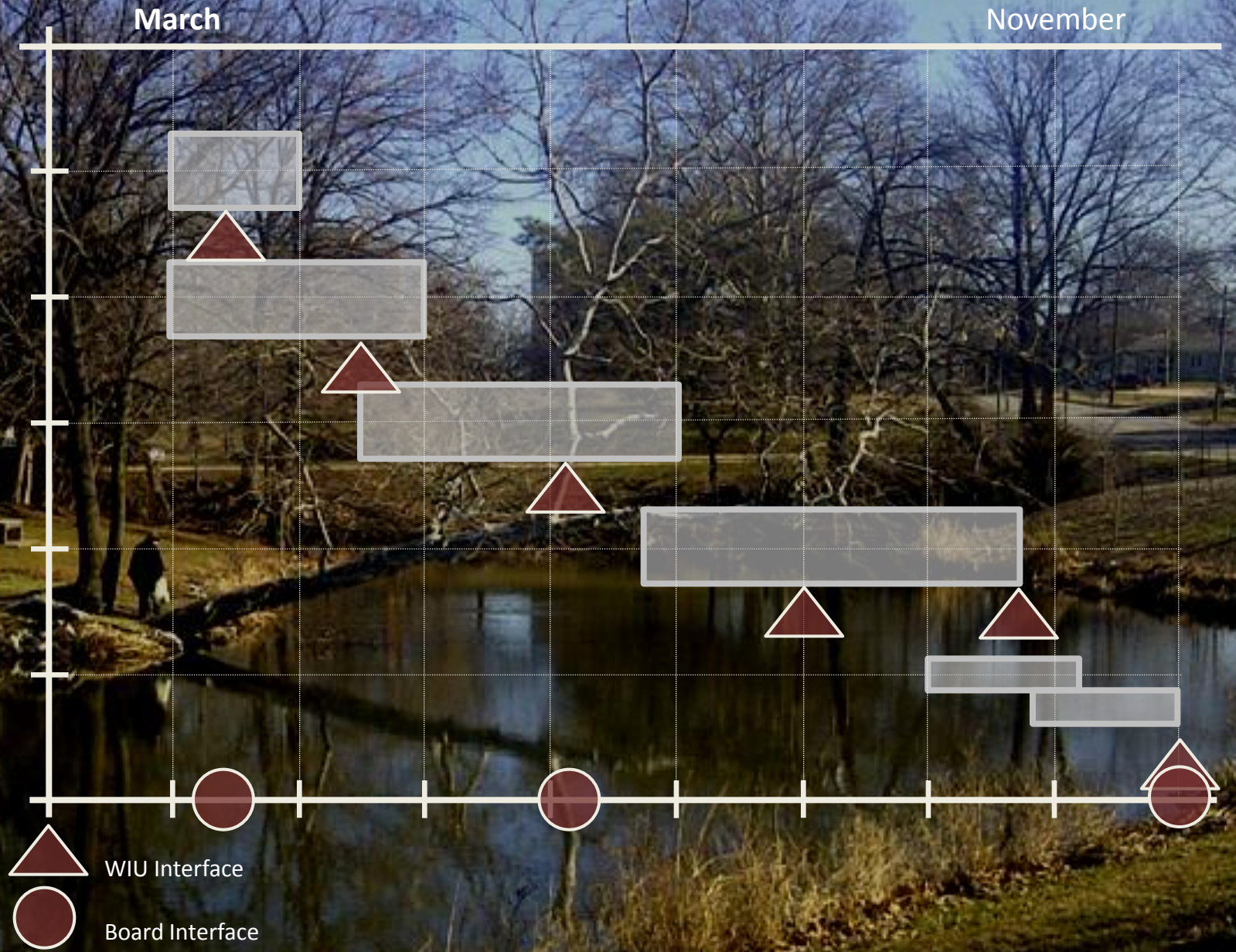
FINAL PRESENTATION + REPORT DELIVERY

Phase II—Presentation + Delivery



Schedule

PHASE II



Understanding Your Campus



4

Building a Campus



1900 – A New Century Takes Flight



1910 – The World Goes to War



1920s – The Roaring '20s



1930 – The Great Depression



1940s – The World goes to War Part II



1950s – The Golden Age



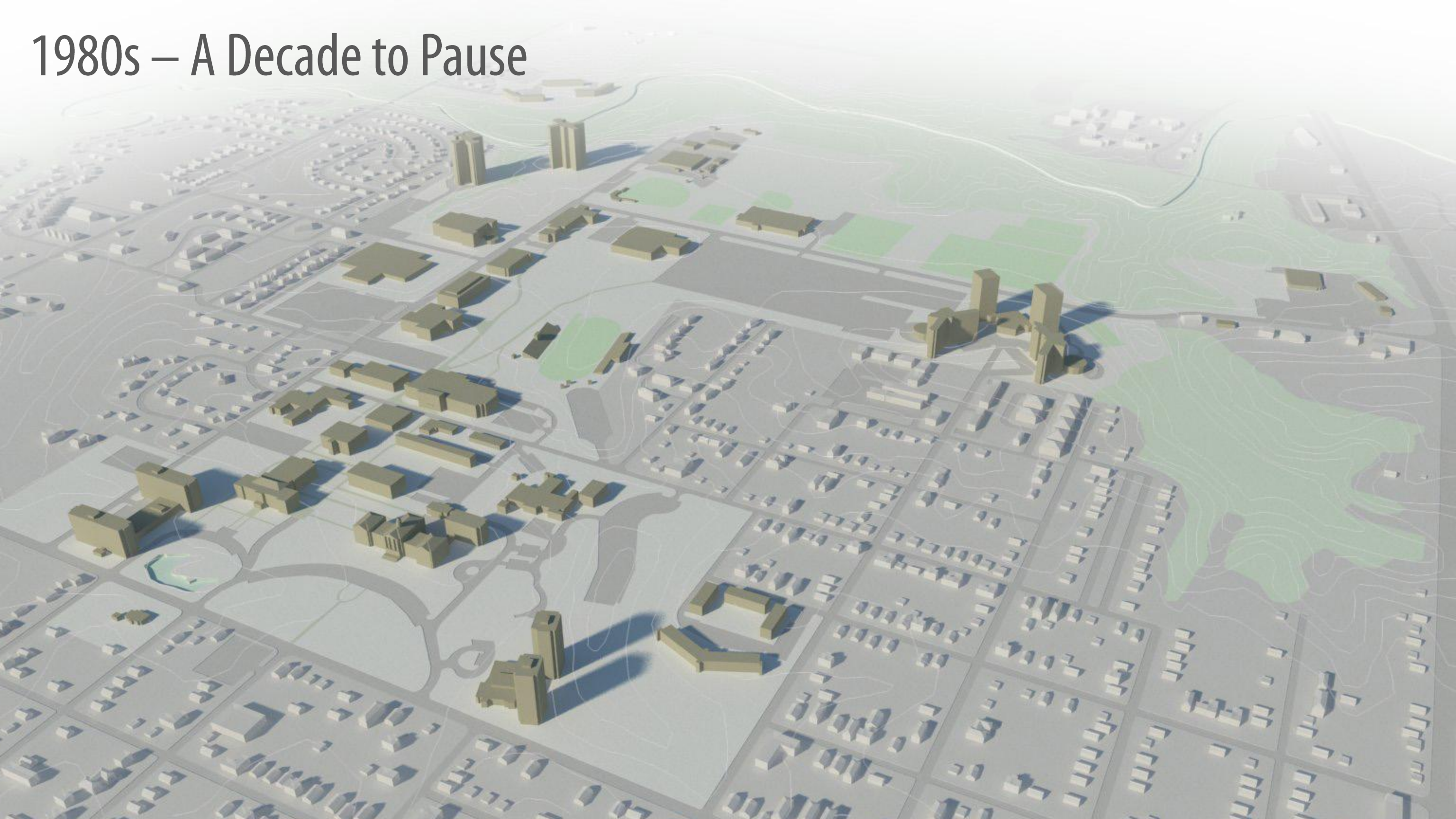
1960s – Peace, Love and War



1970s – A Decade of Crisis



1980s – A Decade to Pause



1990s – The End of a Century



2000 – A New Age of Sustainability



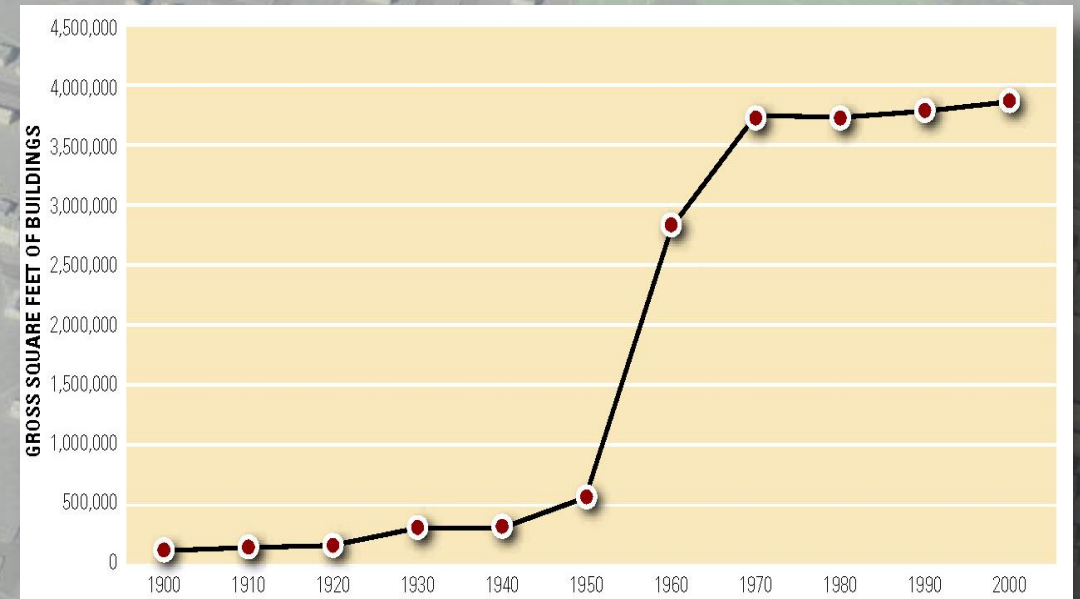
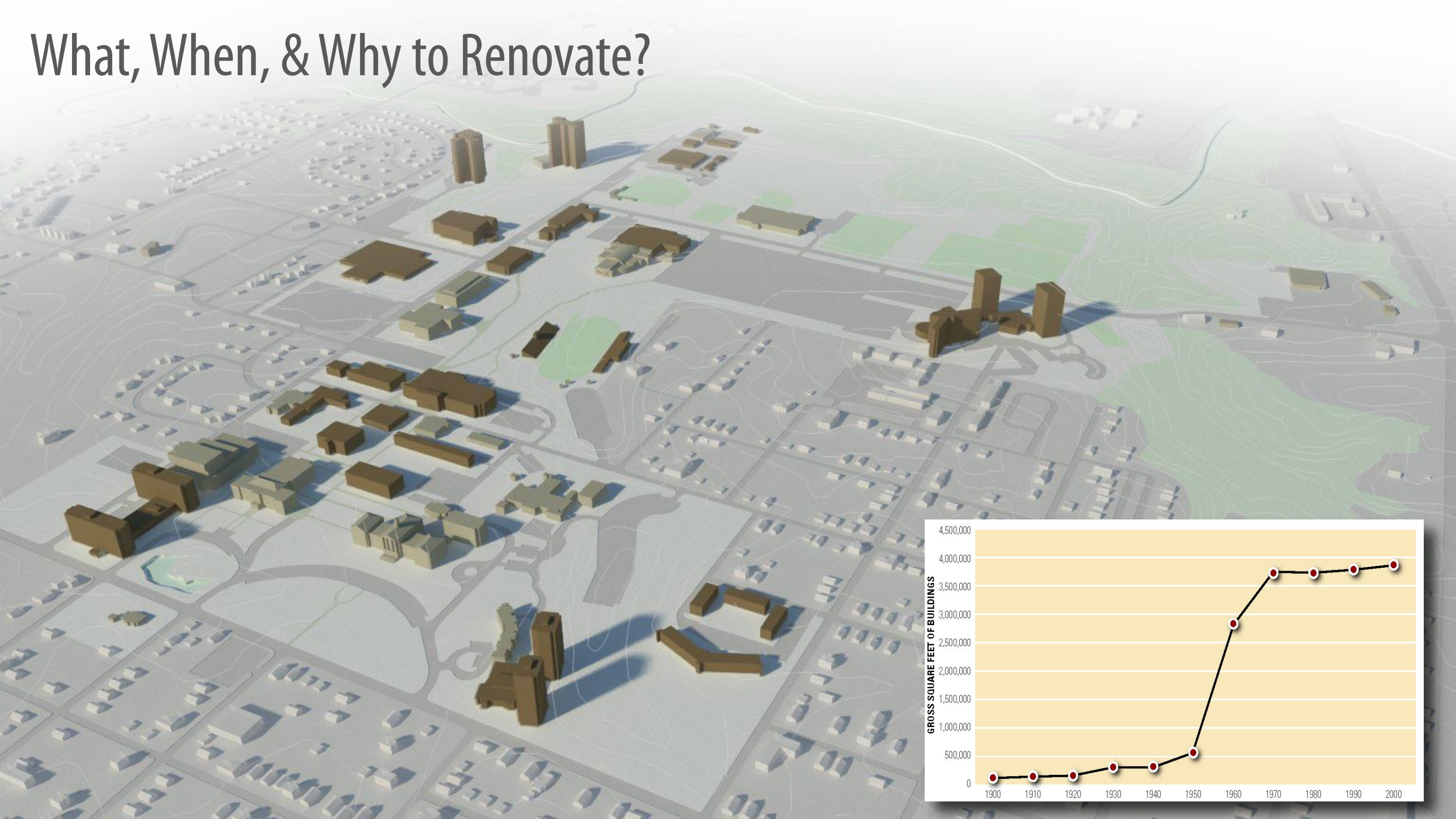
2012 and Beyond...



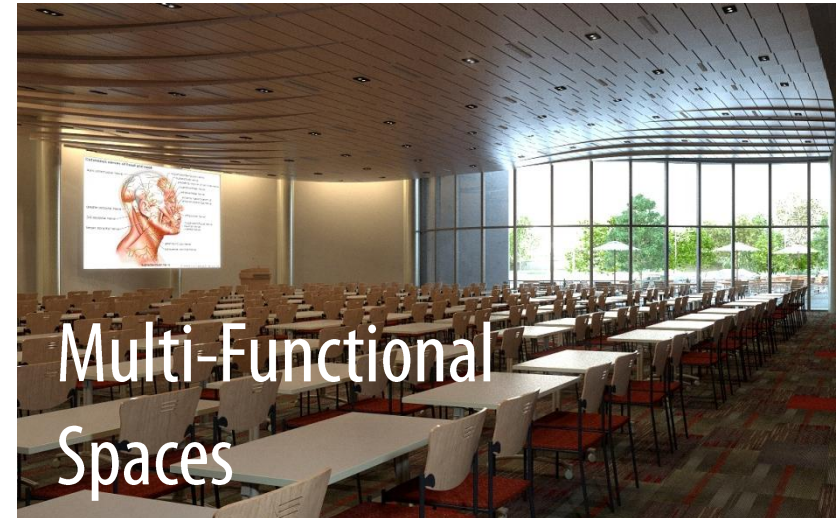
Current Campus Organization



What, When, & Why to Renovate?



Trends in Academic Environments



Future Campus Framework





WESTERN
ILLINOIS
UNIVERSITY

Open Space. Natural Systems.



WINTER WIND

SUMMER SUNSET

FALLSPRING SUNSET

Western Avenue

University Drive

SUMMER SUNRISE

WINTER SUNSET

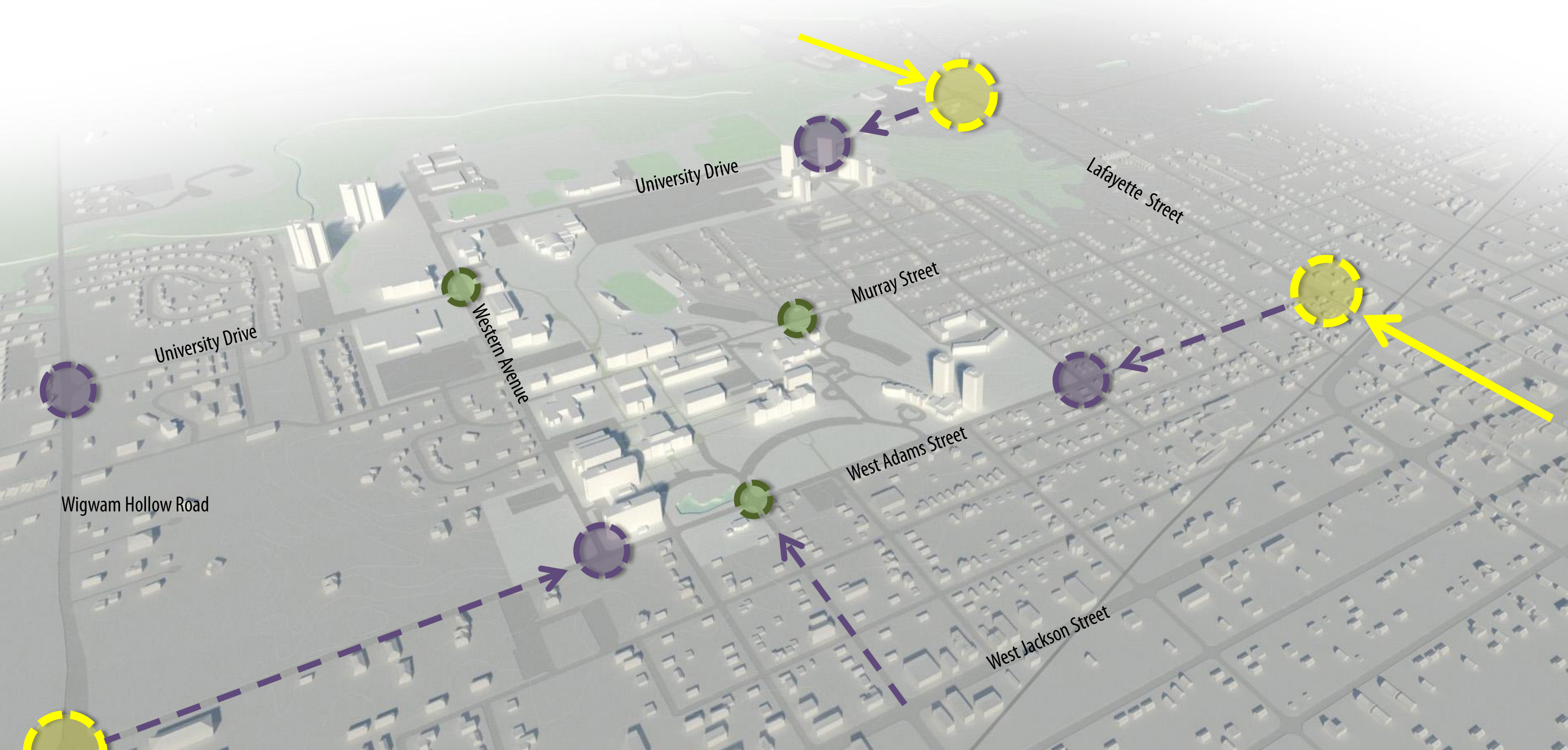
Murray Street

FALLSPRING SUNRISE

West Adams Street

WINTER SUNRISE

Entry Experience. Gateways.



Primary Northern Gateway



University Drive at Lafayette Street (Highway 67)

Gateways



Western Avenue at West Adams



West Adams at Charles Street



West on University Drive



Pedestrian Experience



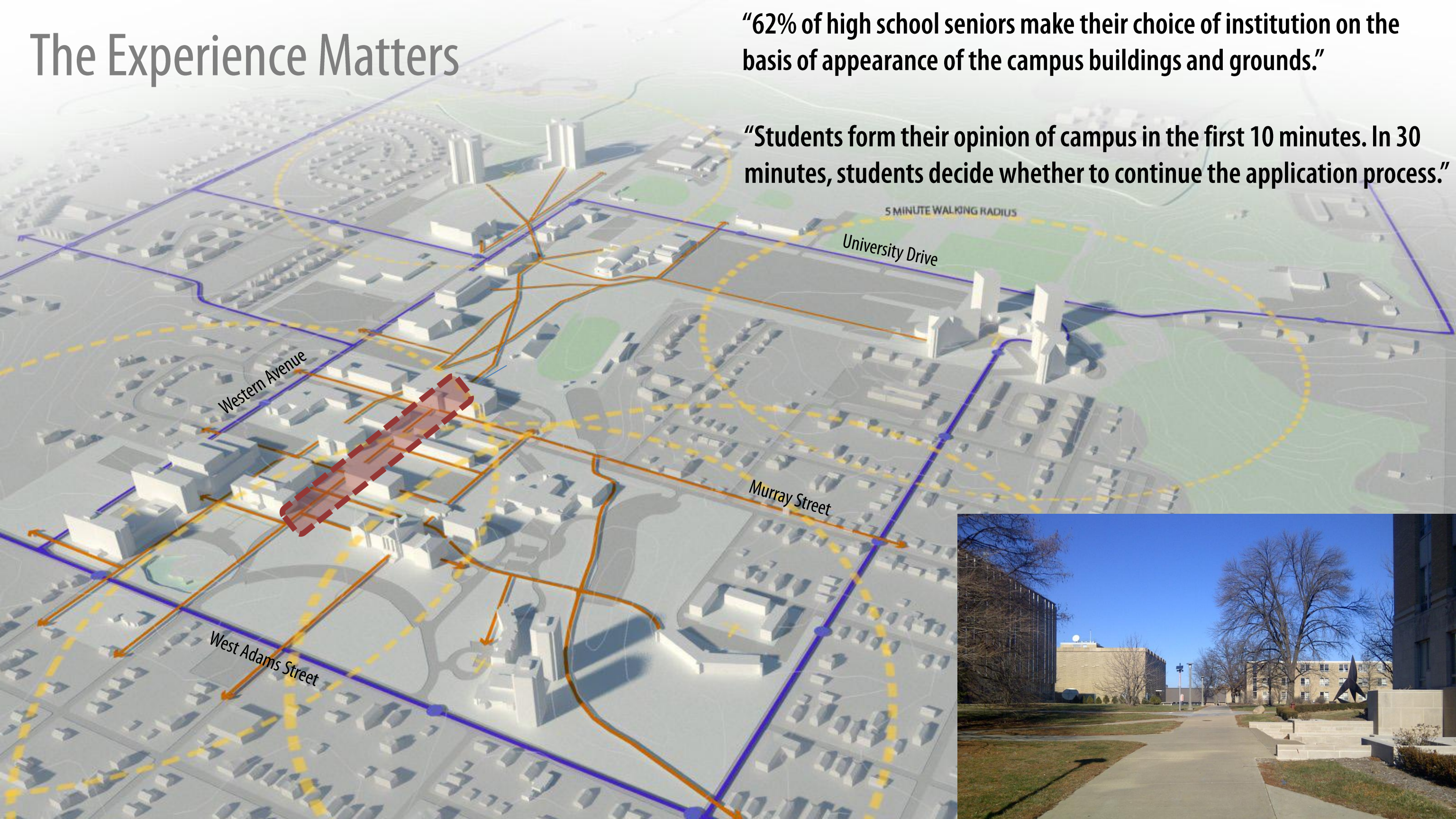
Future Performing Arts Center Courtyard



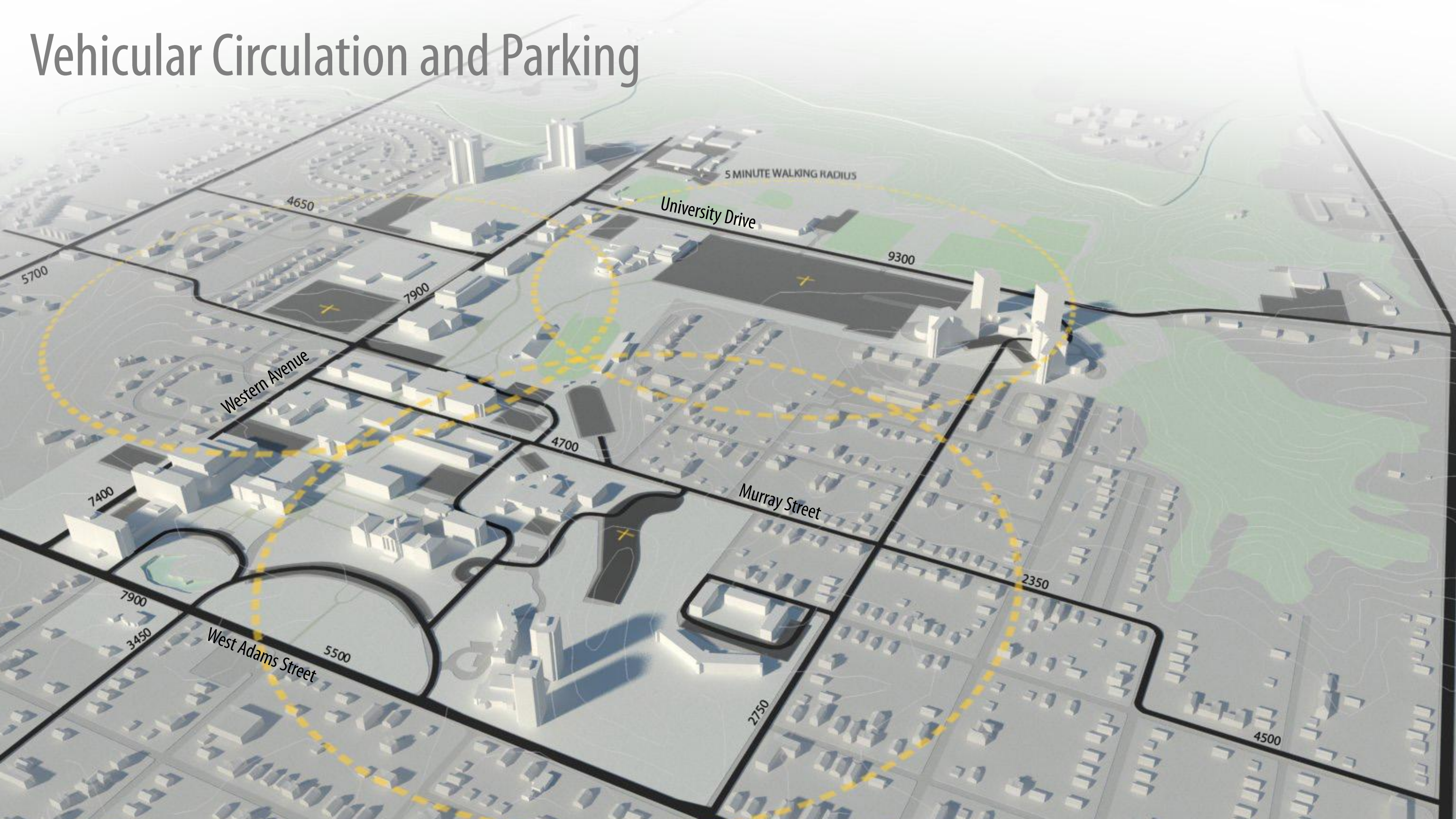
The Experience Matters

"62% of high school seniors make their choice of institution on the basis of appearance of the campus buildings and grounds."

"Students form their opinion of campus in the first 10 minutes. In 30 minutes, students decide whether to continue the application process."



Vehicular Circulation and Parking



Data Informed Decision Making.



Q Lot

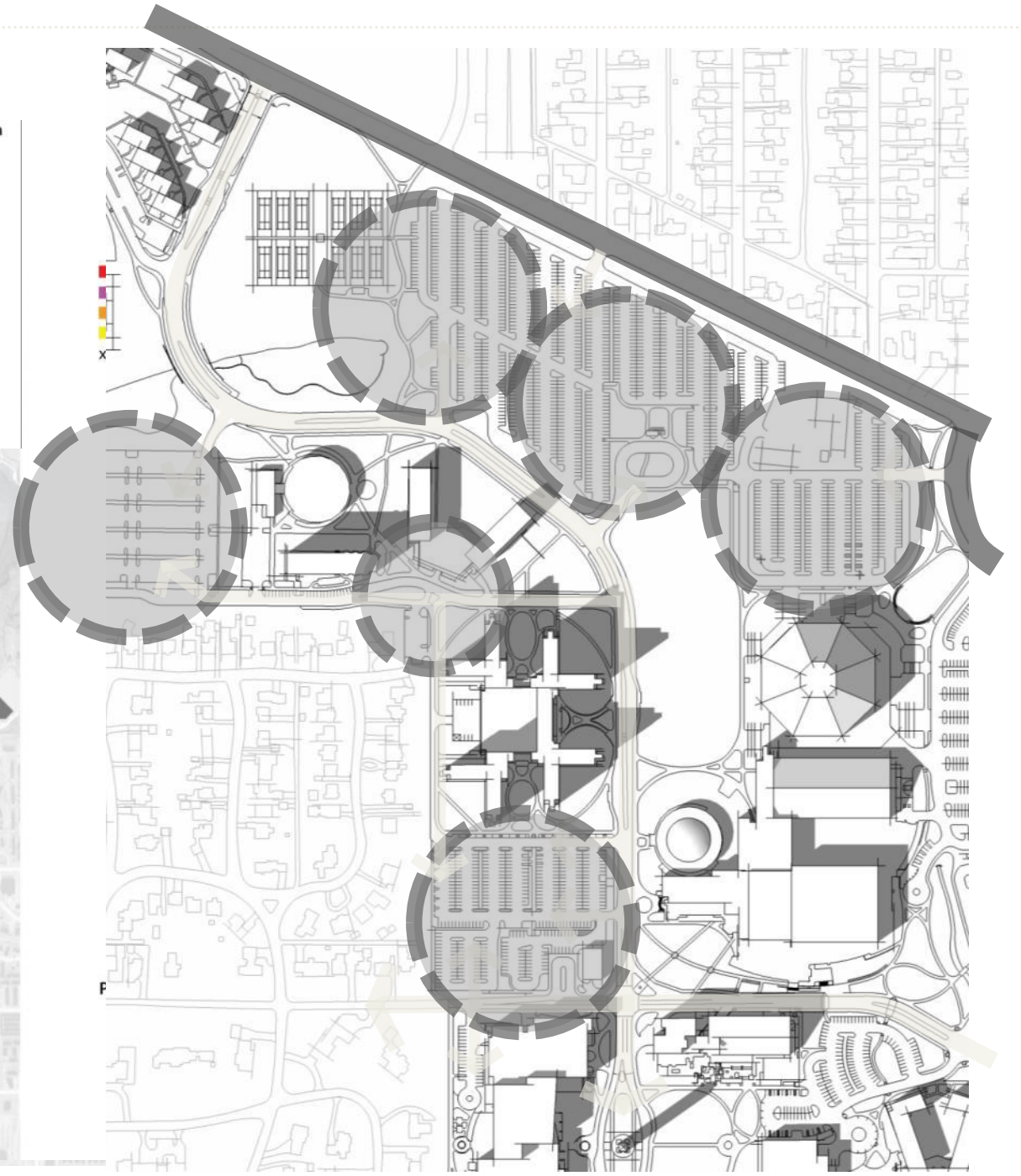
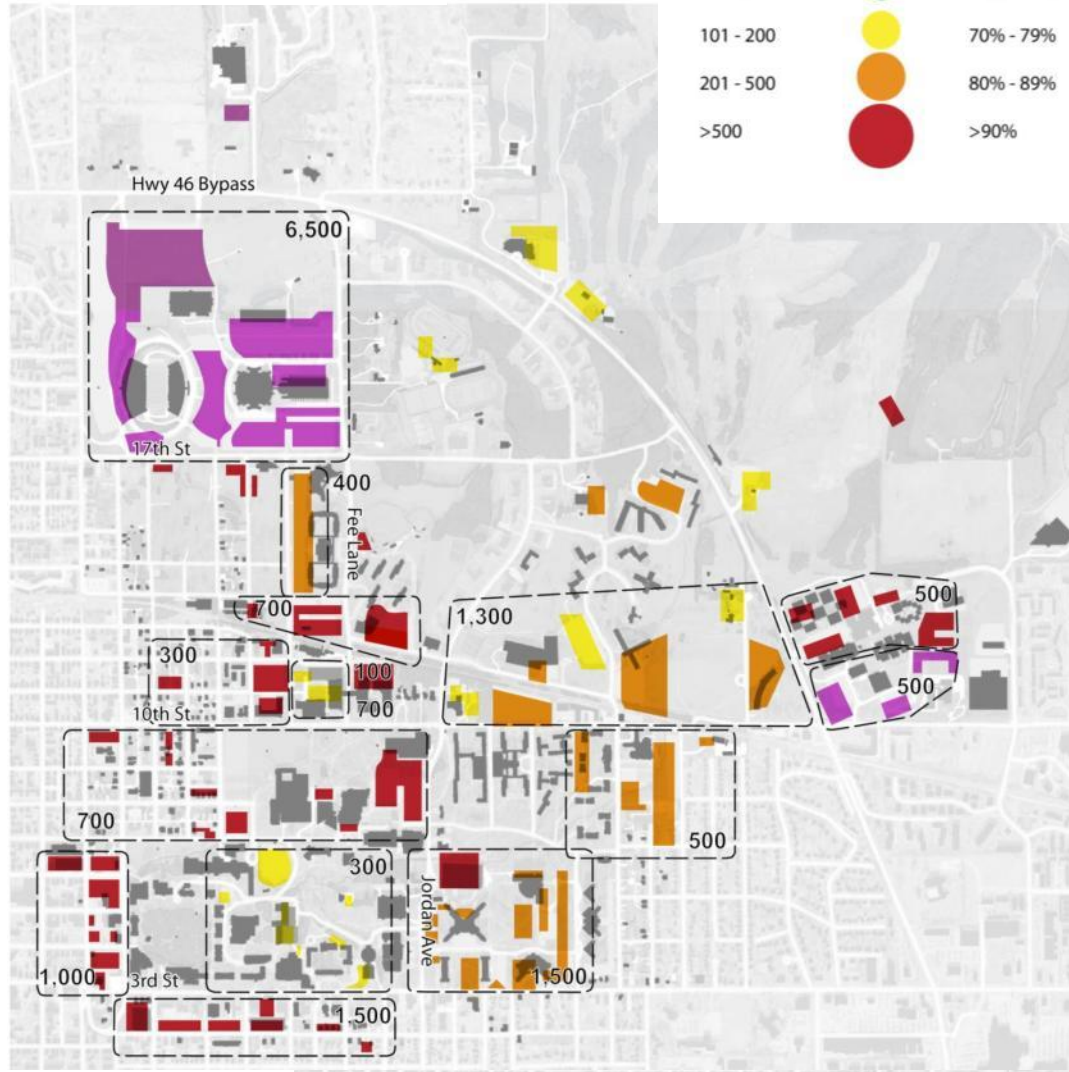
Take a Road Out? Move Parking? Oh, boy.

Typology

- Academic/Staff/Research Parking
- Commuter Student Parking
- On-Campus Student Parking
- Other/Garage Parking
- xx Approximate Number of Spaces

Utilization

Number of Spaces	Utilization
<25	<50%
25 - 50	50% - 59%
51 - 100	60% - 69%
101 - 200	70% - 79%
201 - 500	80% - 89%
>500	>90%



Location
Type (and Utilization)
Distribution



Corridor Enhancement



People. Cars. Buses.



Western Avenue

Street to Pedestrian Mall



Streetscape Improvements



Macomb Land Use. Community Interface.



Uncovering Opportunities




5

So, What Would You Do?

 Preserve

 Enhance

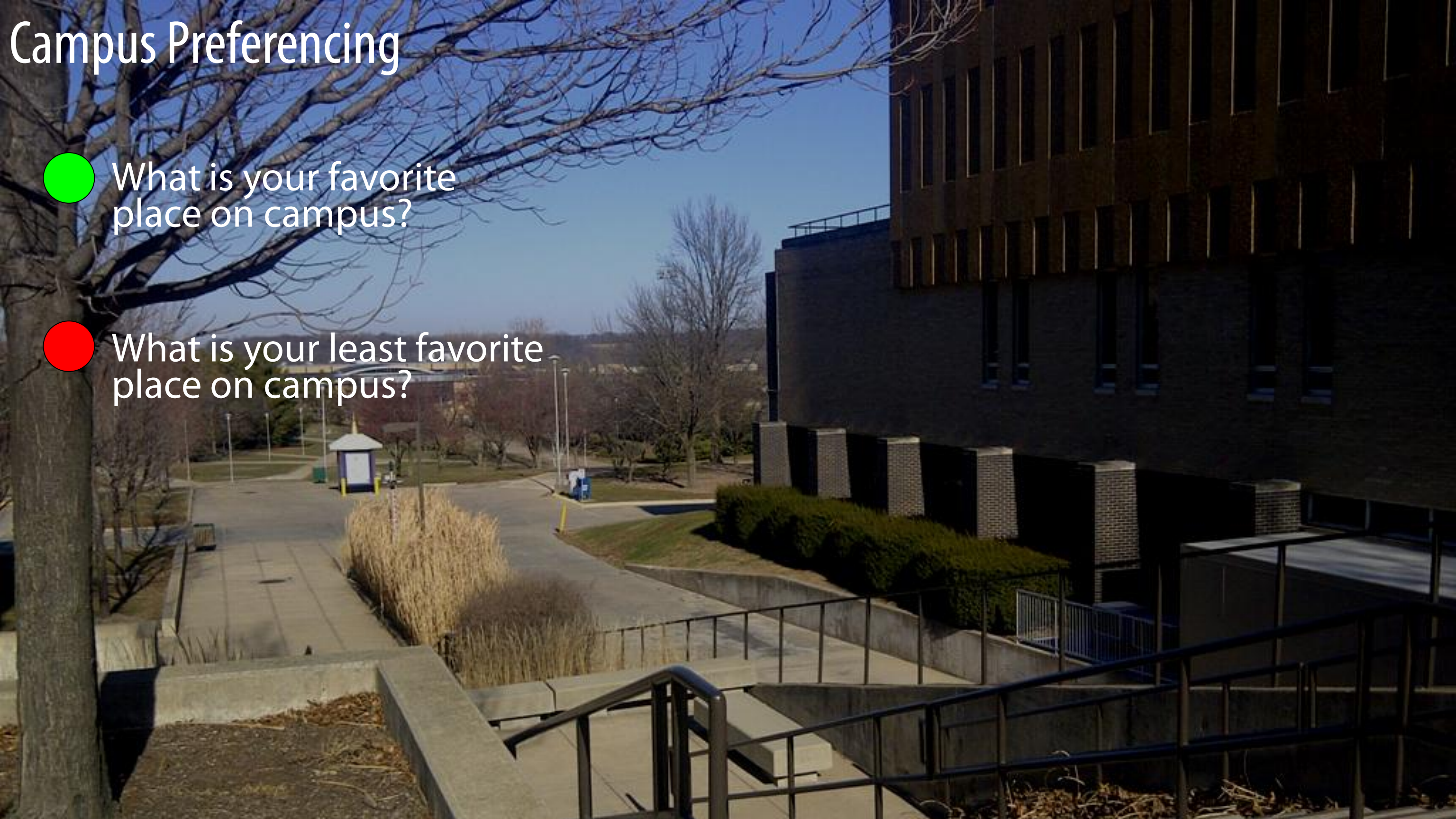
 Transform



Campus Preferencing

● What is your favorite place on campus?

● What is your least favorite place on campus?



Small Projects. Big Impact. What comes to mind?



What Makes Macomb, Macomb? What makes Western, Western?



What are your favorite aspects of the 2007 Campus Master Plan?



Discussion



6