University Building Committee
1/24/13 Meeting Minutes
1:30-2:30 p.m.
325 Burruss Hall

Present: Jason Soileau – Chair, Jack Davis, Leslie O’Brien, Brett Jones, Ken Smith, Tim Reddeck, Brennan Shepard, Matt Chan, Chris Wise, and Dan Marion.

This meeting was called to order by Jason Soileau.

Review of Charge of Committee: The committee began this discussion with the current charge and reviewing the proposed changes to the charge and committee name. The process for approval of any changes was outlined.
  - Proposed Name Change to: Campus Development Committee
  - Proposed charge with changes:
    “To make recommendations and to serve as a conduit to disseminate information and solicit feedback concerning the planned physical development of the university’s built environment, specifically as it relates to buildings, grounds, and transportation planning.”

Construction Updates: Construction updates were given on the progress, funding, and expected completion of the following projects:
  - College Ave Promenade
  - Center for the Arts
  - North Chiller Plant
  - Signature Engineering Building

Planning Update:
  - B-Lot Precinct
  - Drill Field
  - 460 Interchange
  - Upper Quad

Next meeting will be held in 325 Burruss Hall on February 24, 2013.

No other questions were asked, and the meeting continued over to Turner Street for a tour of the new facility with Elizabeth Reed.

Please send any future agenda items, or tours that you are interested in covering to the chair at jsoileau@vt.edu.
CURRENT BUILDING COMMITTEE CHARGE:

To make recommendations concerning the physical development of the University and the planning and construction of University buildings and physical features.

PROPOSED CHANGE TO CHARGE:

To make recommendations and to serve as a conduit to disseminate information and solicit feedback concerning the planned physical development of the university’s built environment, specifically as it relates to buildings, grounds, and transportation planning.

PROCESS:

- To Vice President for Admin Services
- To Commission
- To University Counsel
- To President
Construction Update
Completion: Summer 2013

- Town of Blacksburg Project
- Funding: 100% Other
- Conversion of road to one-way
- Enhance pedestrian corridor
- Improve town/gown relationship
- Completed in phases
Performing Arts

Completion: September 2013
Budget: $100,087,000
30% General Funds
70% Non-General Funds

- 92,000 GSF
- 1,300 seat auditorium
- Visual arts gallery

CENTER FOR THE ARTS
Completion: April 2013
Budget: $20,097,729
60% General Funds
40% Non-General Funds

- 16,655 GSF
- Additions and improvements to campus chilled water infrastructure
Completion: February 2014
Budget: $95,218,249
50% General Funds
50% Non-General Funds

- 154,935 GSF
- State of the art flagship building
Planning Initiative Update
### 460 INTERCHANGE – project schedule

<table>
<thead>
<tr>
<th></th>
<th></th>
<th></th>
<th></th>
<th></th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>DAIRY:</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Design</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Construction</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td><strong>AIRPORT:</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Design</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td>*TBD</td>
</tr>
<tr>
<td>Construction</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td>*TBD</td>
</tr>
<tr>
<td><strong>SOUTHGATE:</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Design</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td>*TBD</td>
</tr>
<tr>
<td>Construction</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td>*TBD</td>
</tr>
</tbody>
</table>
Drill Field:
Drill Field: Current Use
Drill Field: Identified Problems

- Poor quality paths with erosion
- Lack seating opportunities (formal & informal)
- “Cow Paths”
- Turf wear
- Lighting
- Bike infrastructure
- Vehicle infrastructure
Drill Field: Desired Outcome

• **Paths**
  • Alignment
  • Materials
  • Trailheads

• **Seating**
  • Formalized perimeter seating
  • Amphitheater seating

• **Transportation**
  • Parking
  • Bikes
  • Bus

• **Landscape**
  • Turf
  • Perimeter planting

• **Amenities**
  • Improved lighting
  • Wifi
  • Other
Repurposing the
Upper Quad

December 12, 2012 Update
Location and Use...
Now...More than Ever

The Virginia Tech Corps of Cadets

Primary Use of the Upper Quad is by the CORPS of Cadets
United States

Plus

Jordan
Japan
Germany
Denmark

33 States
America Needs Leaders

Growth of the Corps

Class of 2016 - **421 New Cadets**
Impact to Residential Quad...
### Upper Quad - Existing Bed Count:

<table>
<thead>
<tr>
<th>Hall</th>
<th>Beds</th>
</tr>
</thead>
<tbody>
<tr>
<td>Montieth Hall</td>
<td>211 Beds</td>
</tr>
<tr>
<td>Thomas Hall</td>
<td>232 Beds</td>
</tr>
<tr>
<td>Rasche Hall</td>
<td>287 Beds</td>
</tr>
<tr>
<td>Brodie Hall</td>
<td>303 Beds</td>
</tr>
<tr>
<td><strong>Total Beds</strong></td>
<td><strong>1,033 Beds</strong></td>
</tr>
</tbody>
</table>

1,033 Beds < 1,066 Cadets = **33 Bed Deficit**

### Additional Storage:

Storage requirements for Cadets has increased through the years. Equipment has not only increased in quantity, but has also increased in size. In addition to personal belongings, each Cadet must also store the following in each resident room:

<table>
<thead>
<tr>
<th>Item</th>
<th>Dimensions</th>
<th>CF</th>
</tr>
</thead>
<tbody>
<tr>
<td>Duffle Bag</td>
<td>43”x14”x14”</td>
<td>3.74</td>
</tr>
<tr>
<td>Field Pack w/ Frame</td>
<td>20”x15”x20”</td>
<td>3.76</td>
</tr>
<tr>
<td>Sleeping System</td>
<td>20”x13”x14”</td>
<td>2.24</td>
</tr>
<tr>
<td>Matt Sleeping</td>
<td>24”x7”x7”</td>
<td>0.72</td>
</tr>
<tr>
<td><strong>Total Space Requirement</strong></td>
<td><strong>10.46 cf</strong></td>
<td></td>
</tr>
</tbody>
</table>
Is Renovation of Rasche and Brodie Halls a Viable Solution?

If the original Rasche and Brodie Halls were restored and brought up to current building codes, a minimum of 3 resident double rooms per wing on each floor would be lost for conversion to bathrooms and egress stairwells for a **Net Loss of 54 Beds**!

Furthermore, the **double loaded structurally load bearing walls restrict widening** existing space to accommodate common space and increase room sizes.
**New Construction Accommodates Growth**

<table>
<thead>
<tr>
<th>Residence Hall</th>
<th>Existing Rasche &amp; Brodie</th>
<th>Replacement of Rasche &amp; Brodie</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>No. of Floors</td>
<td>No. of Beds</td>
</tr>
<tr>
<td>Brodie Hall</td>
<td>4/5</td>
<td>303</td>
</tr>
<tr>
<td>Rasche Hall</td>
<td>3/4</td>
<td>287</td>
</tr>
<tr>
<td>Subtotals</td>
<td>590</td>
<td>29,742</td>
</tr>
</tbody>
</table>

- Brodie Hall: 4/5 floors, 303 beds, GSF 14,506, Footprint 65,037, GSF/Bed 215
- Rasche Hall: 3/4 floors, 287 beds, GSF 15,236, Footprint 62,491, GSF/Bed 218
- Subtotals: 590 beds, GSF 29,742, Footprint 127,528

- Replacement of Rasche & Brodie: 5 floors, 500 beds, GSF 18,661, Footprint (5 floors) 93,303, GSF/Bed 187

- Replacement of Rasche & Brodie: 5 floors, 500 beds, GSF 18,995, Footprint (5 floors) 94,976, GSF/Bed 190

- Subtotals: 1,000 beds, GSF 37,656, Footprint 188,279
Preserve the heritage...
...build for the future

New Brodie Hall

Lane Hall Remains

New Rasche Hall
So... Why a Precinct Plan?
This new precinct plan will provide improved facilities, new amenities and enhanced features that will solidify this quad as a center for community activities and engagement.

This new plan **MUST** acknowledge and maintain the longstanding traditions intrinsic to the CORPS of Cadets as expressed in the Upper Quad through its gathering, marching, and other leadership and community related exercises.

CORPS traditions to be integrated and/or reinterpreted into new precinct plan will include:

- “VT” paving configuration
- Flagpole and area known as “The Rock”
- Addison Caldwell statue
- Lockable enclosure for “The Skipper”
- Ranger physical training area
- Civil War field guns
Design Competition

Virginia Tech is conducting a design competition, to engage top planning firms, to prepare concept designs for the Upper Quad. This approach is expected to promote “out of the box” planning, consistent with elevating the VT campus (grounds) to an elite status equal to its academic reputation!

Design Competition Target Dates:

• January 15, 2013       Planning Firm “Shortlist” developed
• January 17, 2013       Pre-Competition meeting
• January 30, 2013       Competition Q&A
• March 12-15, 2013      Competition Jury
Design Challenge...

Retain the Architectural Character of the Historic Upper Quad

Possibly By...
- Site Elements
- Entry Corridors
- Other

While Introducing and Reinforcing the VT Brand Through the use of Hokie Stone and Collegiate Gothic Architecture
Questions & Discussion

Tour of Turner St.