



Campus Master Plan, California State Polytechnic University, Pomona

Academic Facilities – Priority Projects

July 2020

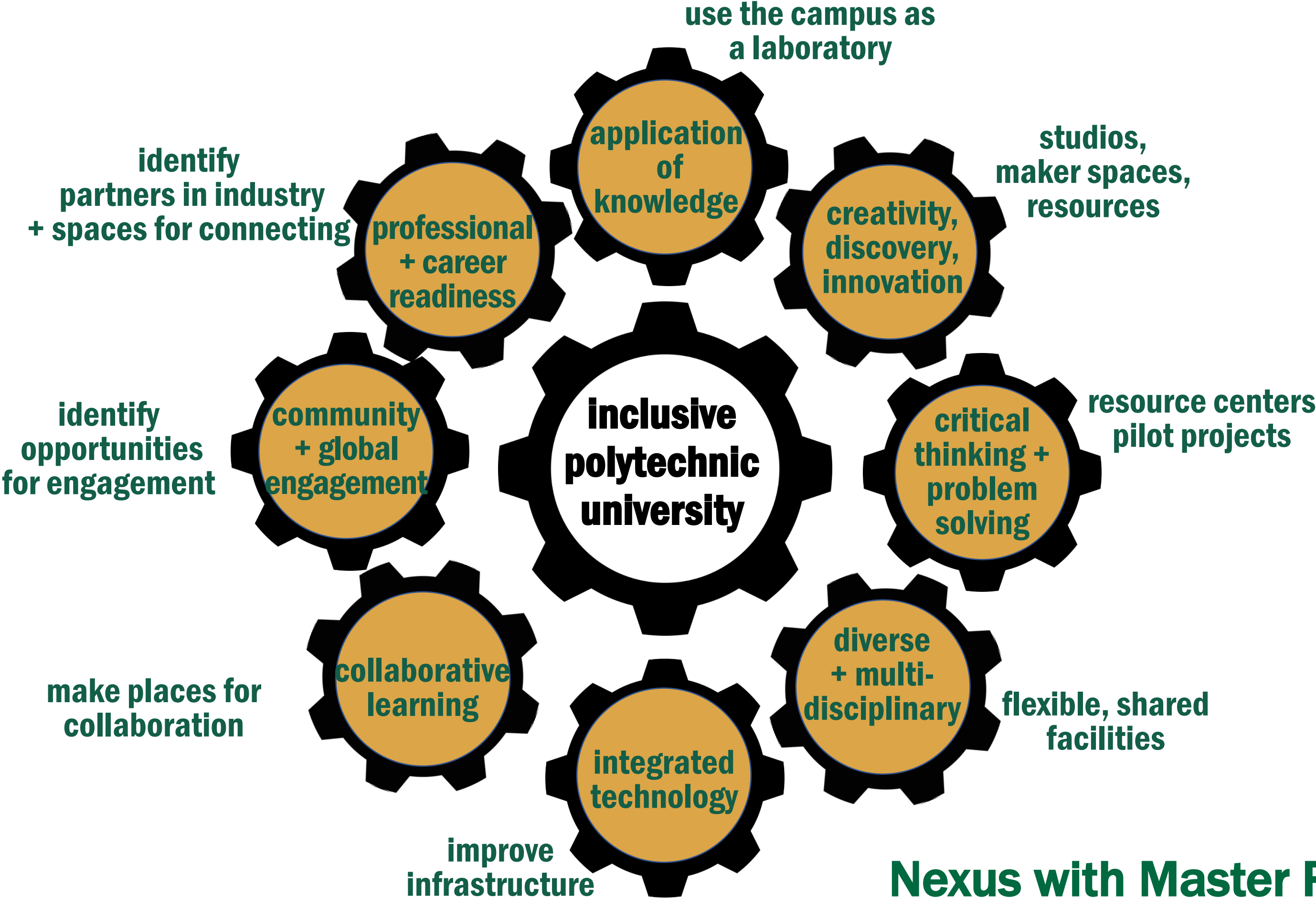
CIP Decision Matrix

All major projects should grow out of the campus needs and be guided by the Strategic Plan, Academic Plan & Master Plan

Cal Poly Pomona Master Plan Matrix for Strategic Decision-Making on Capital Investment & Funding Priorities

Strategic Plan			VALUES						
Values	1 Student Learning + Success	educational experience, student well-being, safety, growth	VALUES provide the vetting process for capital decisions	Does this improve student experience (safety, well-being), learning and success (retention, persistence, completion)?					
	2 Academic Excellence	teaching/learning/activities + faculty scholarship		Does this advance excellence in teaching or scholarship?					
	3 Experiential Learning	integrative, collaboration, learning-by-doing		Does this support integrative, collaborative experiential learning?					
	4 Inclusive	welcoming, reflecting community, value diversity		Does this advance inclusivity goals (including affordability)?					
	5 Community Engagement	nurture partnerships, relationships, stakeholders		Is there a project partner (foundation, industry, community) or a potential to attract or expand relationships and engagement?					
	6 Social + Environmental Responsibility	commitment to each other, society, environment		Does this contribute to CPP Goals (Graduation Initiative, Climate Action Plan, etc.)?					
Initiatives + Goals			policy	prog + adm	physical	primary	sec/contary	tertiary	
1 Quality programs that promote Integrative Learning	2 Enhance student Learning, Development + Success	3 Prepare Students for Future of Work + Civic Engagement	4 Strengthen Economic Vitality + Impact	5 Advance Organizational Development + Employee Excellence	Master Plan impact:			Rank for meeting physical need	
					all instructional space capable of applied/active learning			Physical Needs: (to drive new projects, also see building conditions ratings)	
					expand instructional space types + quantity			upgrade instructional space (AV/IT, SMART bds, white bds, FFE)	
					is a physical expression desirable? Should be flexible			apply new space type-standards (experiential classroom, project studio, etc.)	
					more active learning classrooms, increase avg sf/seat			provide locations to 'showcase' identity, excellence; near main entrances, 1st fl	
	re- envision co-curricular experience			identify + improve co-curricular spaces		add/convert classrooms to active-learning lecture rms, incl large lecture rms		improve BSC meeting space, add flex studios, project labs	
	optimize student retention, persistence from HUC			raise visibility of 'learning-by-doing' activities		ground floor locations (+ outdoor space) for project labs, flex studios			
	strategies to increase graduation rates			provide hardware for student use, enhance IT infrastructure		expand 24 hr study computer lab, laptop loaner stations in library, BSC			
	expand digital student experience, support services			greater capacity for ASI, BSC, BRIC, open space, fields		BSC upgrade mtg rms + expansion; ext shade/seating			
	encourage student engagement experiences			improve facilities, move closer to student housing + activity space (BRIC, BSC)		replace Health-Wellness Center w/new building on the Commons (across from the BRIC) adjacent to the new Dining Hall			
	create culture of wellbeing + resiliency			support w/conf, seminar, incubator, maker spaces		career center? Conference + sandbox, innovation lab (flex project space)			
	student success plan (pre-admit to post-grad)			ILAB opened, expand quantity + quality		ILAB expansion/, more locations?; expand CTTI space (instruction, lab, incubator)			
	career readiness model w/engagement			new development opportunities?		expand CTTI space (instruction, lab, incubator); IV development, Lanterman?			
	i-Lab for civic engagement			Taskforce, Sustainability Plan + Regeneration strategies		CEIS Community Reading Clinic; conf space, maker space, incubator/start-up			
	elevate reputation, showcase polytechnic			workspace modernization, SSB as example		Lyle Center + pilot projects-models (wind, solar, water projects)			
diversify revenue streams			support w/conf/seminar space, Prof Dev sandbox		new faculty suite standard (more FFE, less construction)				
connect to local, national partners			improve IT infrastructure		faculty center w/conference, sandbox-PD-training + video/recording studio				
long-range strategies to optimize physical resources			Operational strategies -use existing bldgs w/LEED standards; reinstate Sustainability Taskforce to develop a full Sustainability Plan		upgrade system capacity, distribution infrastructure?				
great place to work					Sustainability Coordinator in President's office?				
recognize/reward					from Academic Plan Action Steps				
increase retention					add/convert classrooms to active-learning lecture rms, incl large lecture rms				
expand prof dev opportunities					flex faculty or student project/research/exploratory space				
improve infrastructure + processes					improve faculty suites + student-faculty engagement space; interdisciplinary PD 'sandbox'				
model sustainability					HVAC for summer sessions; space for SEES, MEP, EOP				
Academic Plan									
	application of knowledge	Inclusive Polytechnic University	co-curricular, experiential, collaborative, flexible space						
	critical thinking + problem solving	Experiential Learning by Doing	learning-doing classrooms-labs, student project space						
	creativity, discovery, innovation	Support to Exemplify Inclusive Polytechnic Identity	improve/add faculty suites, interdisciplinary prof dev space						
	diverse multi-disciplinary perspectives	Inclusive Student Success	broader sustainability plan-policies (equity, social justice)						
	integration of technology	Degree Program Creation and Growth	IT infrastructure, digital dev/training sandboxes						
	collaborative learning	Shaping the Undergraduate Student Population	capacity for growth, esp transfer, international students						
	community + global engagement	Role + Growth of Graduate Programs	new graduate programs (polytechnic, workforce)						
	career + professional readiness	Enhancement-Development of Space Supporting Polytechnic	outreach space, incubators, research space						
						from Academic Plan Action Steps		performing arts facility w/recording studio, music practice rooms, rehearsal space	

ACADEMIC PLAN ELEMENTS



Nexus with Master Plan

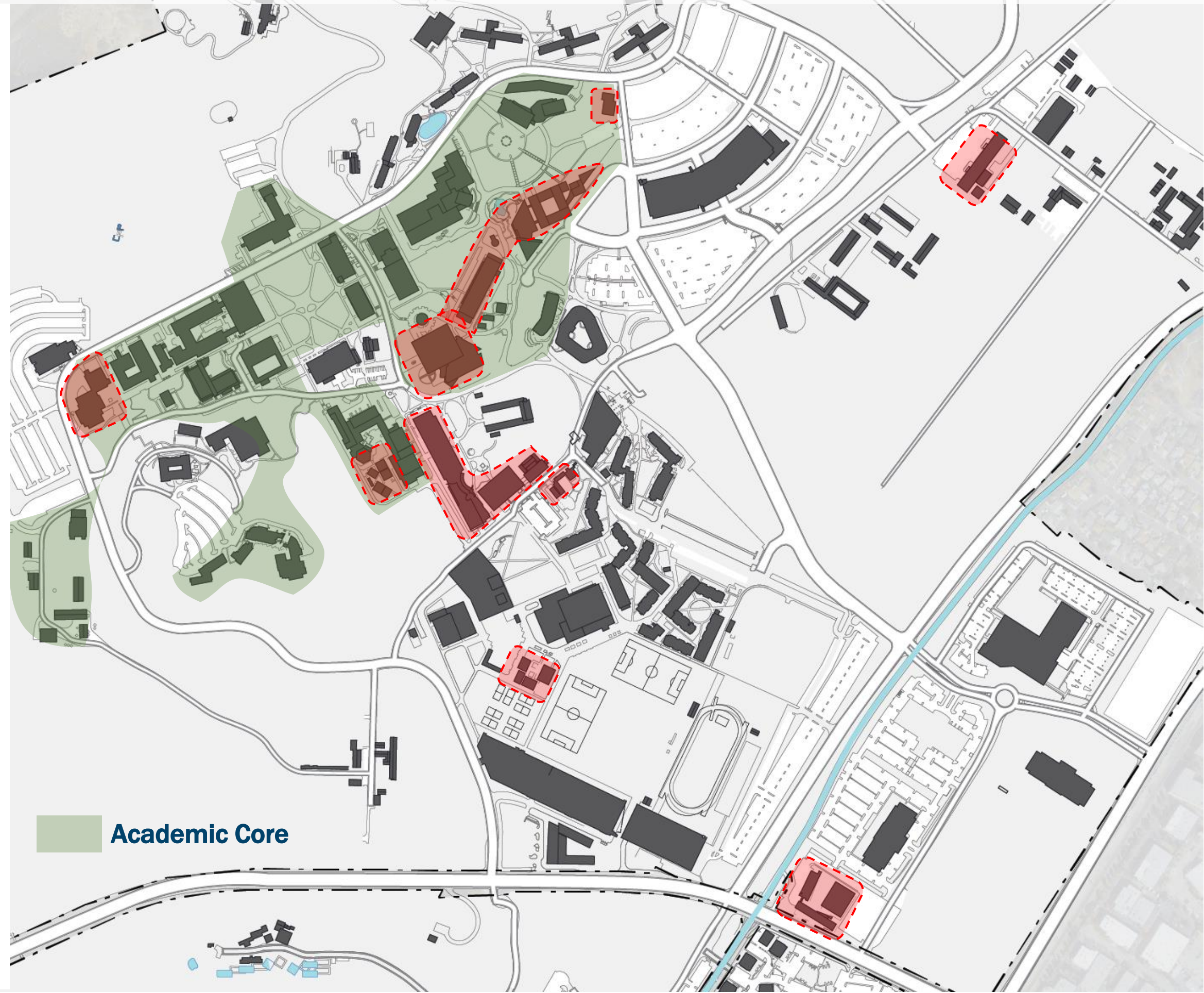
Synthesis + Area Studies + Analysis

Academic Needs

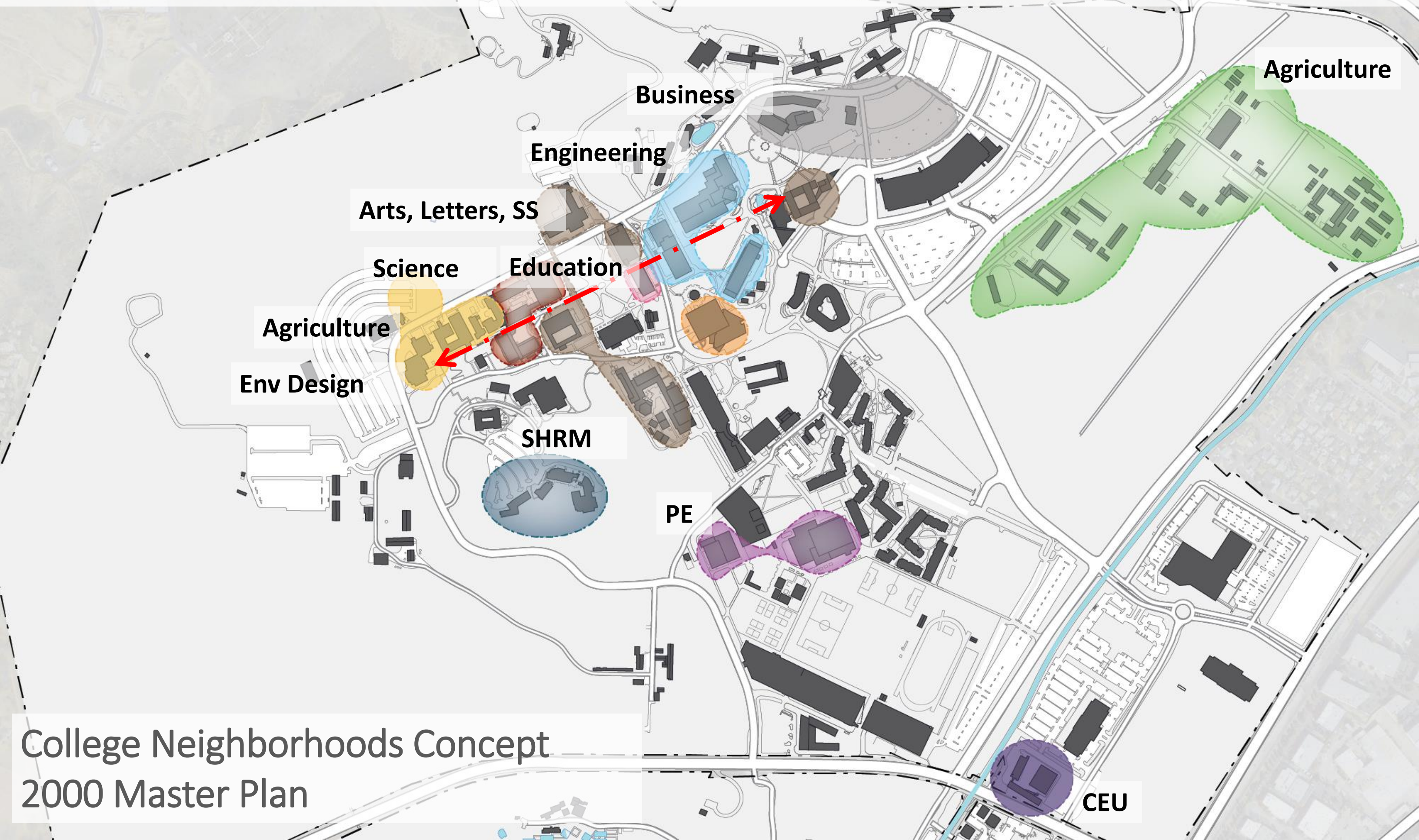
- *opportunities for hubs, shared faculty resources + instructional space*
- *Bldg 98 CLA - new/replacement or reinforce/upgrade*
- *classroom/class lab demand, capacity for growth*
- *need for better space (incl replacing temporaries)*
- *library-learning commons, student study space, student success resources*

ACADEMIC FACILITIES NEEDS

- Instructional space, especially labs, flex studios, and shared project space resources
- Consolidate academic program space within core
- Environmental Design and Interim Design Center – consolidate or expand IDC?
- Solutions to eliminate ‘temporaries’ for instructional space
- CEU + CTTi needs more classroom space
- CLA, Eng/Art Annex, other seismic zone facilities – renovate, or replace?
- More study space, incl library learning commons

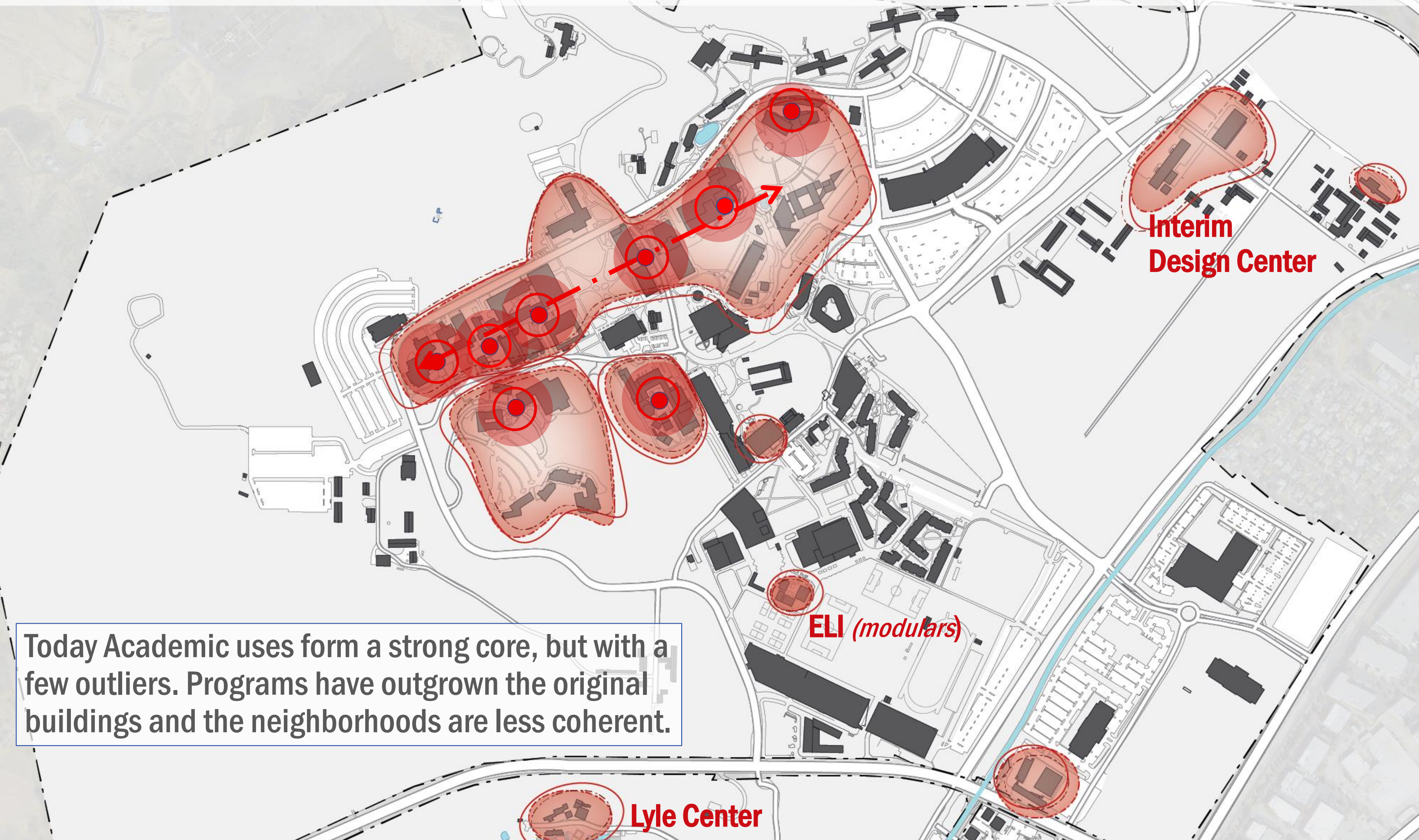


ACADEMIC NEIGHBORHOODS



College Neighborhoods Concept
2000 Master Plan

ACADEMIC NEIGHBORHOODS TODAY



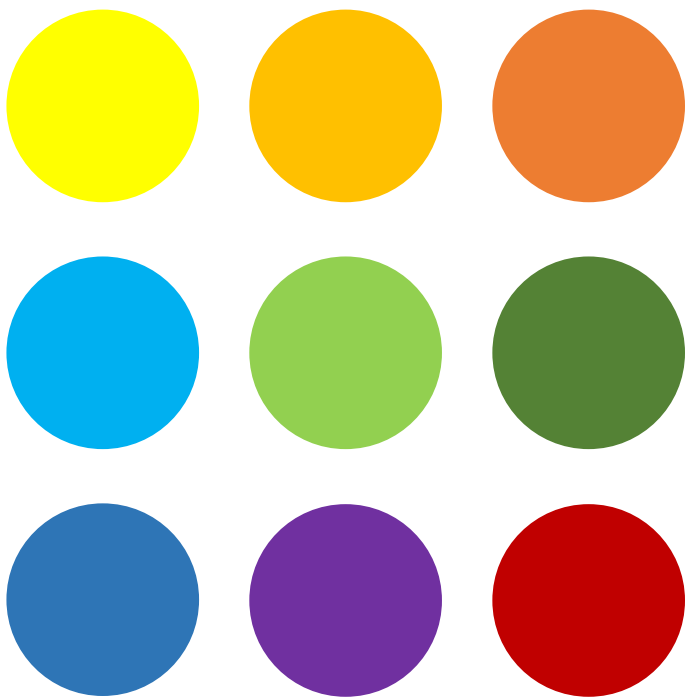
Today Academic uses form a strong core, but with a few outliers. Programs have outgrown the original buildings and the neighborhoods are less coherent.

**Interim
Design Center**

ELI (modulars)

Lyle Center

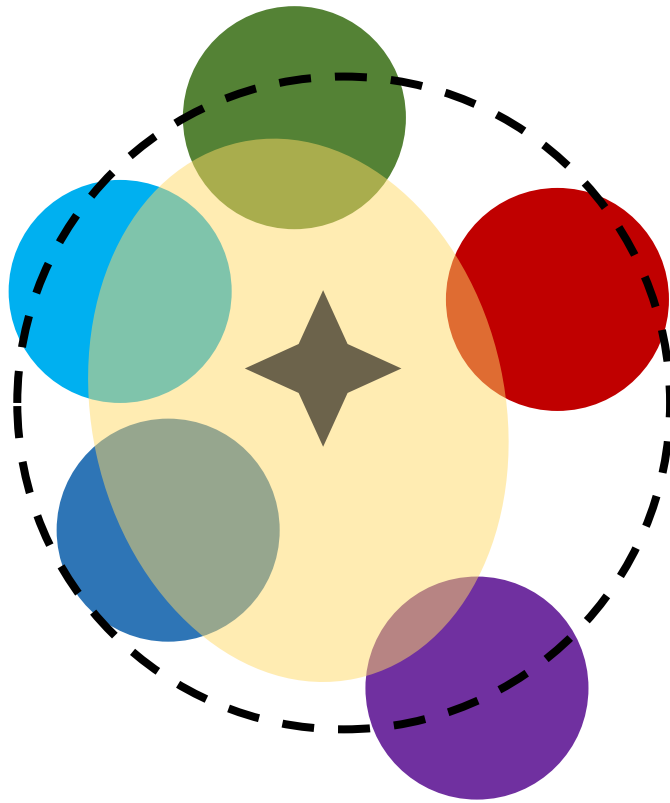
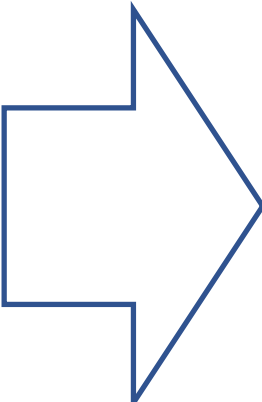
NEIGHBORHOODS CONNECTING AROUND HUBS



Neighborhoods



Intersections:
*Sponsor interdisciplinary activity
+ opportunities for collaborations in
spaces between existing colleges*



Hubs:
Non-siloed space
resources w/ample
interdisciplinary space

Master plan proposes three new HUBS

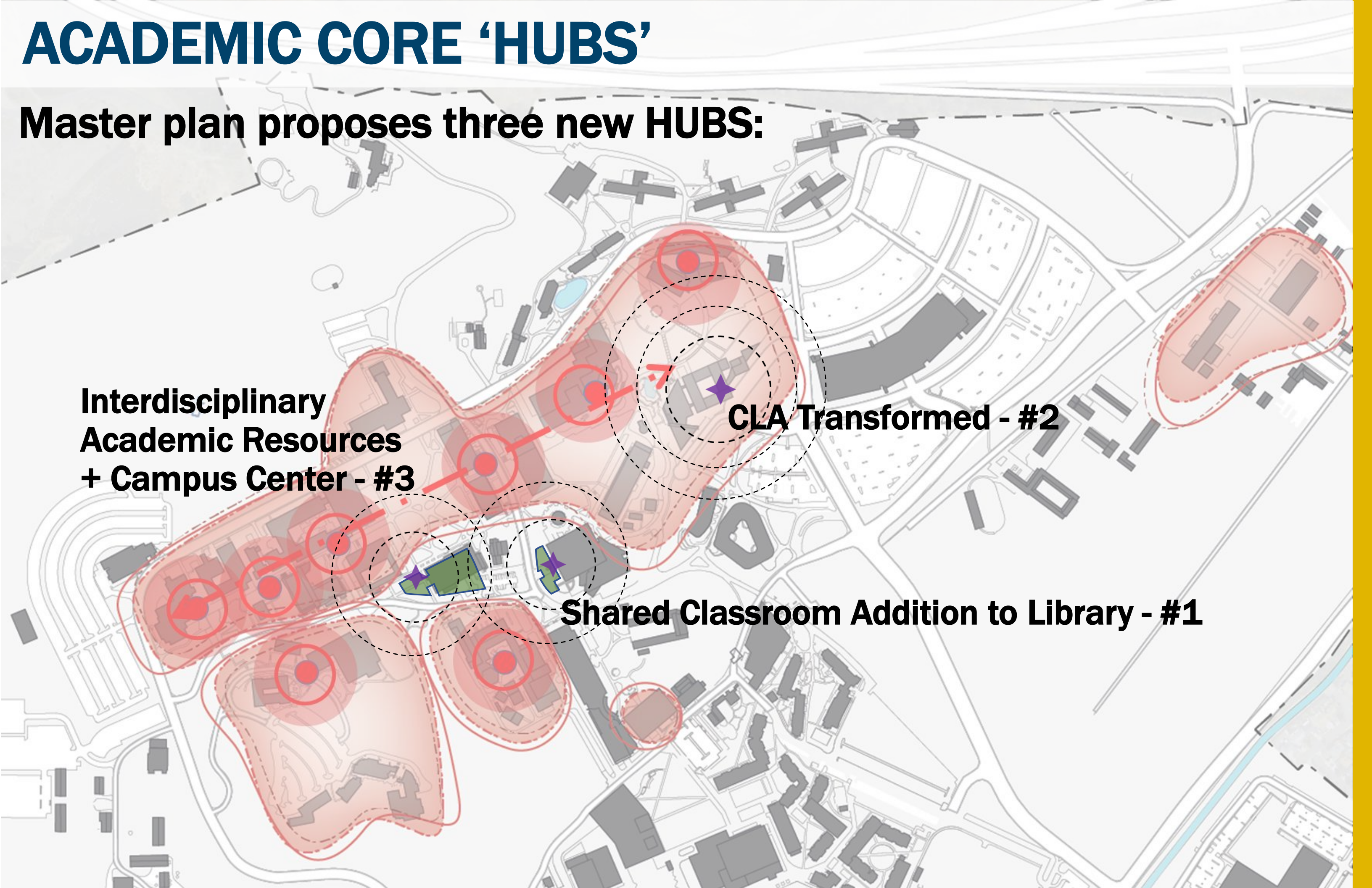
ACADEMIC CORE 'HUBS'

Master plan proposes three new HUBS:

**Interdisciplinary
Academic Resources
+ Campus Center - #3**

CLA Transformed - #2

Shared Classroom Addition to Library - #1



Master Plan Overview

Academic Facilities Conditions, Needs, Priorities

- Academic Facilities Seismic Priorities + FCI/FCNI
- Facilities Conditions (FCI)/ Facilities Conditions Needs Index (FCNI)
- CIP Tracks:
 - Bldg 98 CLA Seismic Priority
 - Academic Core Facilities Improvement

SEISMIC PRIORITIES

Seismic Priority List:

Priority 1:

- 98 CLA
- 76 Kellogg West

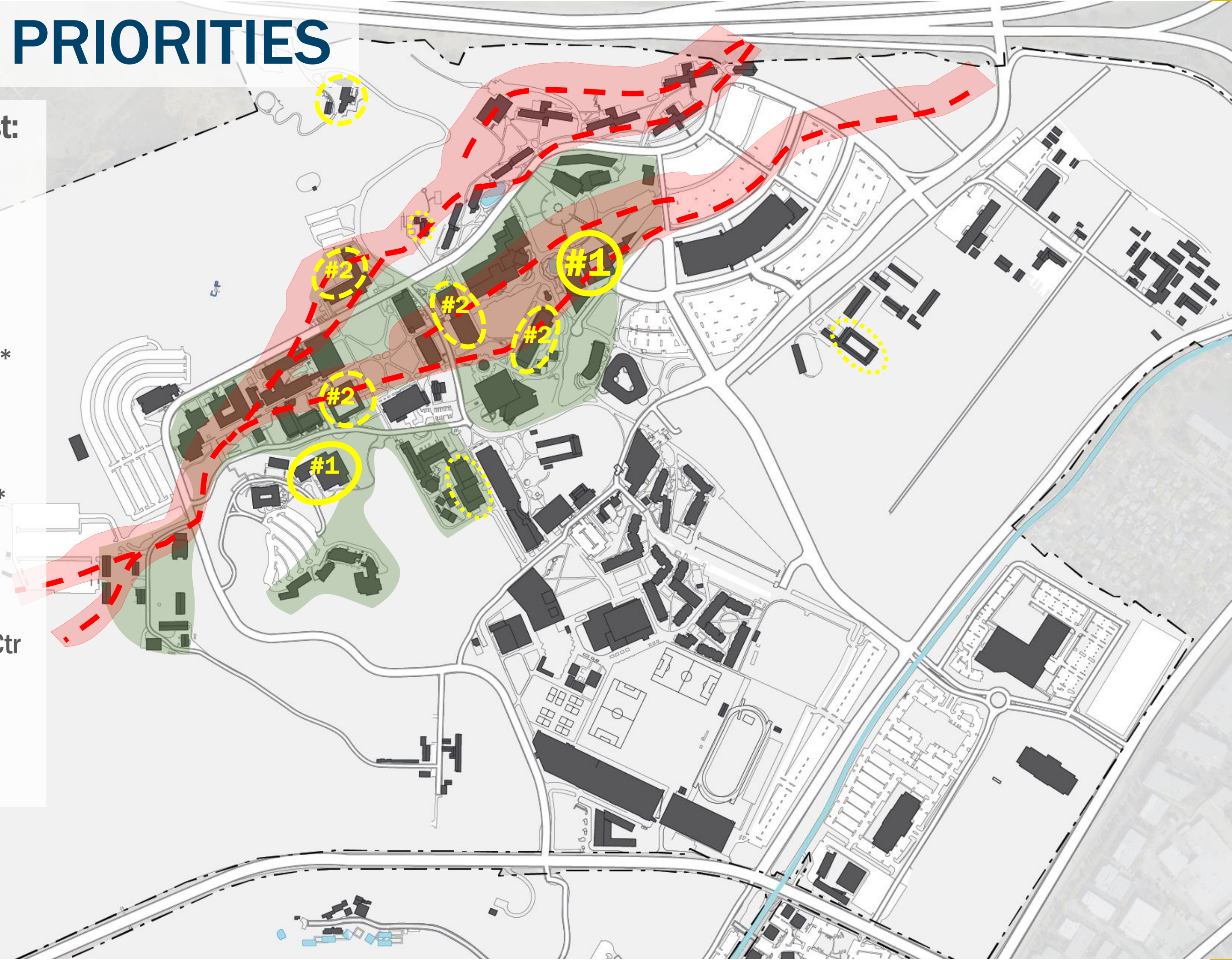
Priority 2:

- 98 P *
- 112 Kellogg House*
- 5 Arts & Letters*
- 1 Admin
- 9 Engineering*
- 13 Art/Eng Annex*

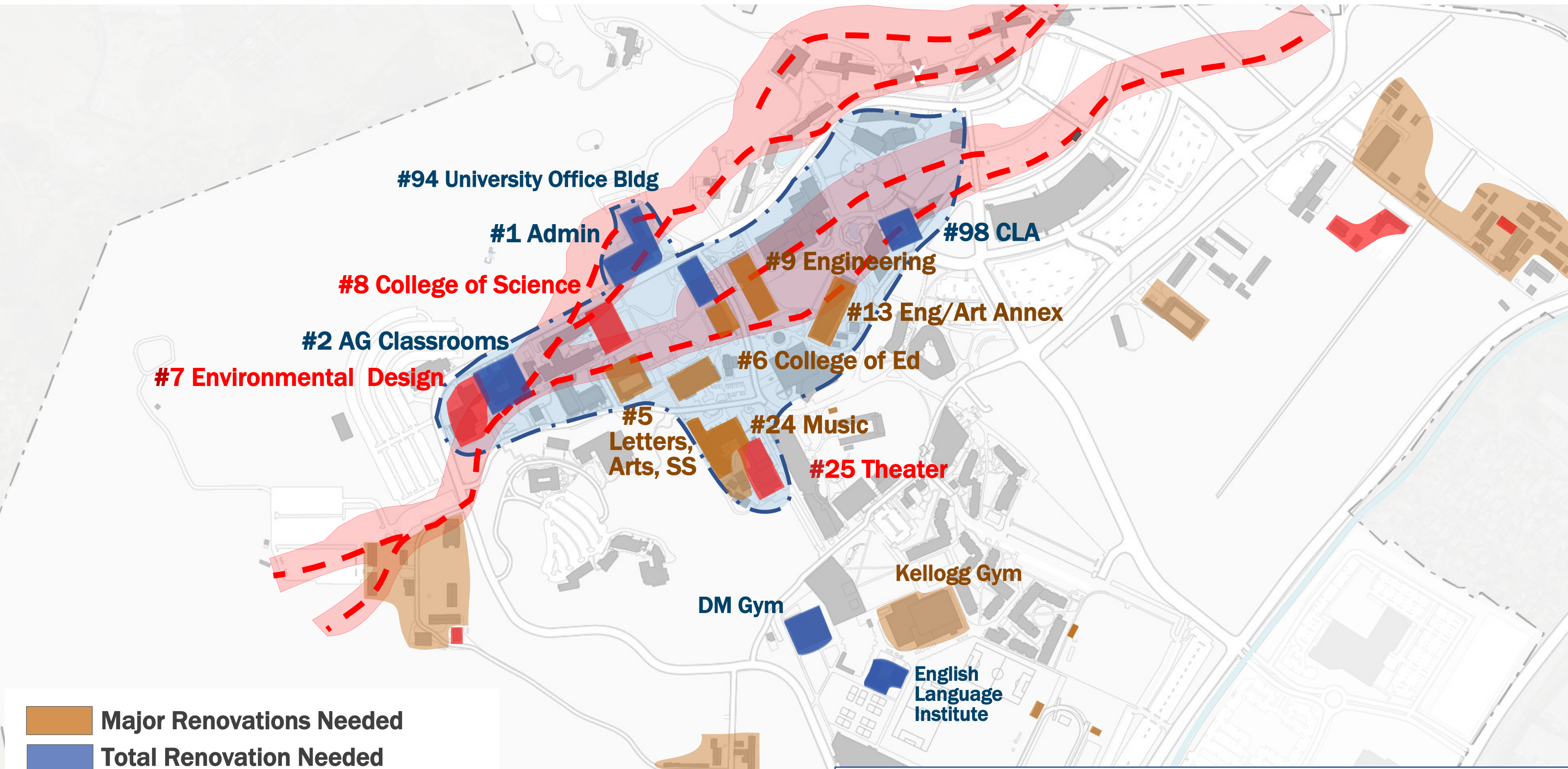
** on 5yr repair list*

also:

- 25 Drama/Theater
- 29 Arabian Horse Ctr
- 31 Poultry Unit
- 38 Sheep Unit
- 50 Ag Storage
- 111 Manor House



ALL ACADEMIC BLDGS FOR TOTAL RENOVATION



- Major Renovations Needed
- Total Renovation Needed
- Complete Replacement Indicated



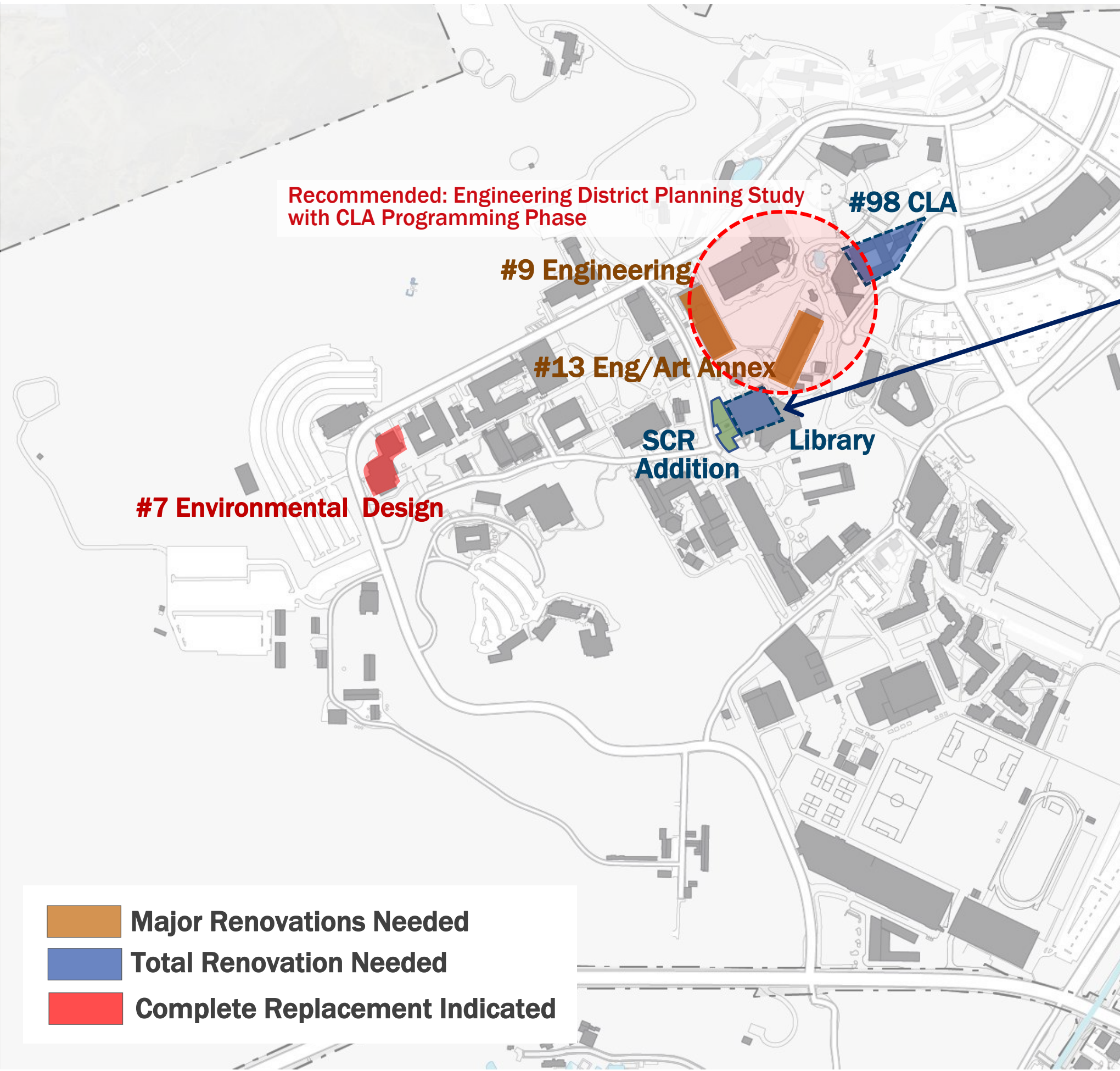
In the Academic Core, existing buildings should be seismically reinforced + reused/renovated whenever feasible, because there are so few sites available for replacement buildings.

Final Plan - CIP

CLA Track: Bldg 98 Seismic Priority #1

- Tower + Registration are vacated – *planning underway for demolition and site redevelopment*
- Acquire surge space to relocate CLA Admin/IT space - *est 50-60,000 asf – Corp Center?*
- Create new instructional surge space w/Shared Classroom Library Addition
- Reinforce-renovate-transform Bldg 98-CLA+P
 - Surge space for academic college total building renovations
 - Space shared by architecture, art, engineering programs
 - HUB for interdisciplinary project-based learning for academic programs + industry partners

IMPLEMENTATION: CLA SEISMIC PROJECT TRACK



Bldg 98 CLA SEISMIC PRIORITY PROJECT

Relocation Surge Space Needed:

- 19,000 asf academic space (in #1)
- 45,000 asf relocated IT/Admin (in #2)

STEPS: some steps may overlap or be concurrent

1

Shared Classroom Resources + Library Transformation

- 3 floors of active learning classrooms, computer class labs (various sizes)
- transform library stack space w/ computer labs, expand LRC, Learning Commons

19,000 GSF new + 45,000 NSF reno = \$25M

2

Acquire admin/support surge space

- adjacent campus (Corporate Center?)
- tenant improvements w/IT capacity

45,000 – 65,000 GSF = est \$8-12M

3

Bldg 98 CLA/P Transformation

Demo down to structure, seismically reinforce + renovate w/efficient systems

102,000 GSF reno = \$53 M

4

Architecture program moves into CLA to facilitate renovation of Bldg #7 Env Des (concurrent w/step 5)

5

Sequenced renovation of Bldgs #5 (then #1) relocating CLASS into the CLA Space + using SCR/Library

IMPLEMENTATION: #98 CLA-P SURGE SPACE NEEDED

CLA Feasibility + Cost for CLA Renovation as 'Surge Space'

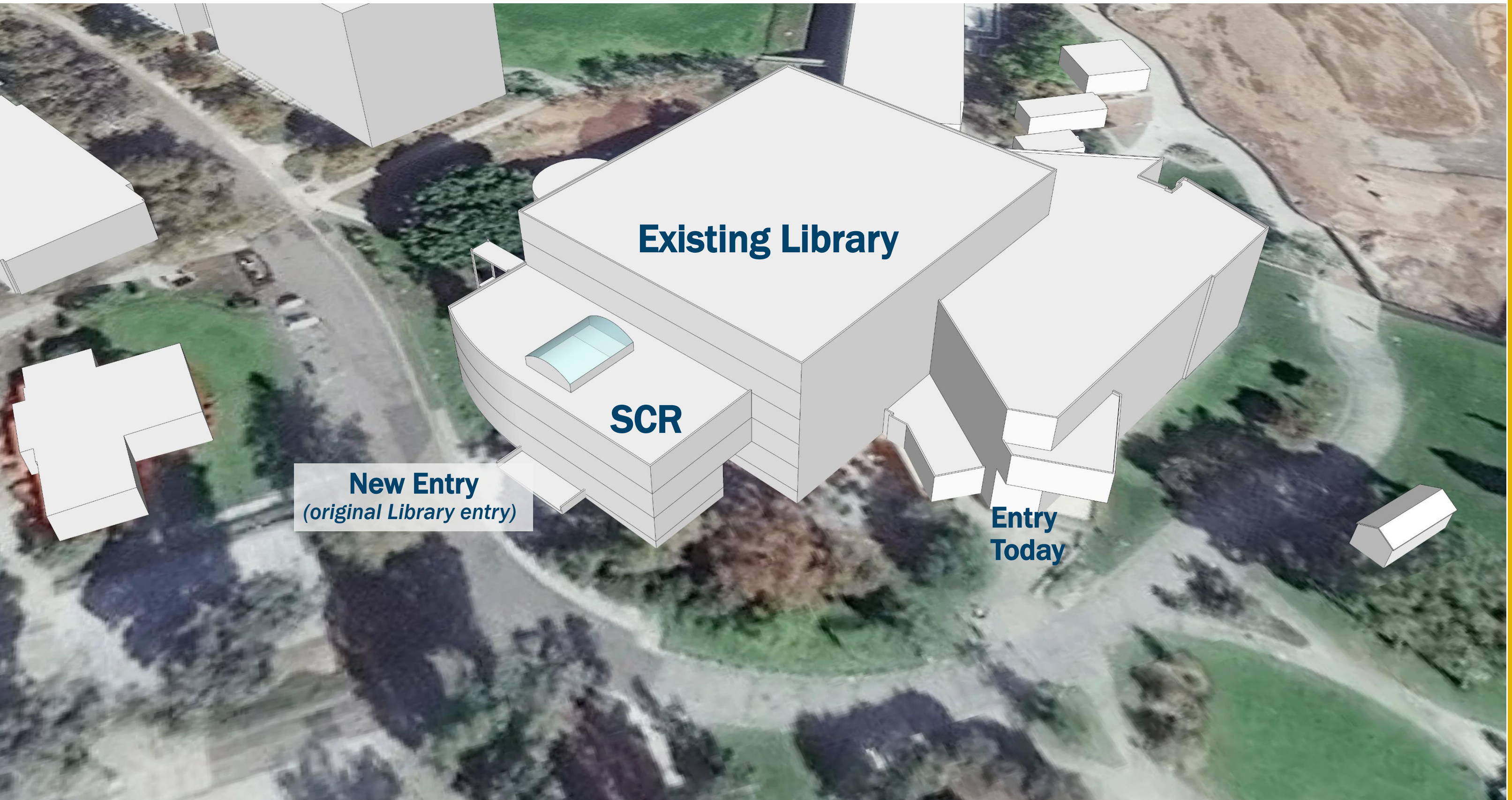
Analysis of Bldg 98-CLA Current Uses

AREA ANALYSIS:						
Bldg 98 calcs:						
	1st Fl ASF	Upper Fls	TOTAL ASF	PUBLISHED ASF	Gross	TOTAL GSF (est)
98-B	Basement-1st fl all bldgs	36,159	<i>in building allocation of basement space below</i>			
98-T	Administration Bldg (Tower)	5,217	30,696		1.50%	53,870
98-R	Registration Bldg	13,755	10,448		1.50%	36,305
						90,174 GSF to demolish
98-C	Classroom/Lab Bldg	17,187	38,682	58,390	1.45%	84,666
98-P	Paseo (Academic Senate)	<i>incl above</i>	4,323		1.30%	5,620
			120,308 ASF TOTAL			
			<i>1.40% actual grossing factor</i>			
			198,895 GSF TOTAL as listed			
				90,285 renovate existing GSF		
				10,521 atrium fl		
				100,806 TOTAL GSF TO RENOVATE		

CE NEEDS ANALYSIS													
Identify temp/shared space				Requires on-campus 'surge space':						Off-Campus space			
Academic Office/Other				Scheduled Instructional Space				Non-Scheduled Instructional Space				IT, Admin	
Bldg	Level	Type	ASF	Lecture: #	ASF	SEATS	Lab: #	ASF	SEATS	Self-Inst/Resource Lab: # ASF	SEATS USE	ASF	USE
CLA/P	B-1											1,290	<i>mailroom</i>
												3,324	<i>3 studios</i>
												5,808	<i>IT Media, Ed TV</i>
												15,897	<i>IT- office, service</i>
P	2	<i>Faculty Senate offices</i>	4,323	1	1,500		65	<i>tiered lecture hall, used by Faculty Senate</i>					
CLA	3	<i>CBA faculty offices, some vacant</i>	1,460	1	665	49				1	616	13	<i>Advanced Computer Forensics Lab</i>
	4	<i>CBA faculty offices, some vacant</i>	2,263	1	757	49	7	9,178	271	1	665	20	<i>Computer lab</i>
	5			3	1,697	117	1	1,211	38	1	1,158	40	<i>Math Emporium</i>
	6	<i>CSEU/CSEM Faculty</i>	198	1	708	47				1	737	30	<i>I-Lab</i>
	7												
			8,244	7	5,327	327	8	10,389	309	4	3,176	103	
			<i>temp assignments</i>								18,892	739	stations
												43,688	<i>asf locate off campus</i>

Bldg 98 Instructional Space	2010	2019-20
<i>lecture rooms</i>	8	7
<i>teaching labs</i>	2	8
<i>self-instruction computer rooms</i>	19	4
<i>instruction-support rooms</i>	13	

1. SHARED RESOURCES CLASSROOM LIBRARY ADDITION

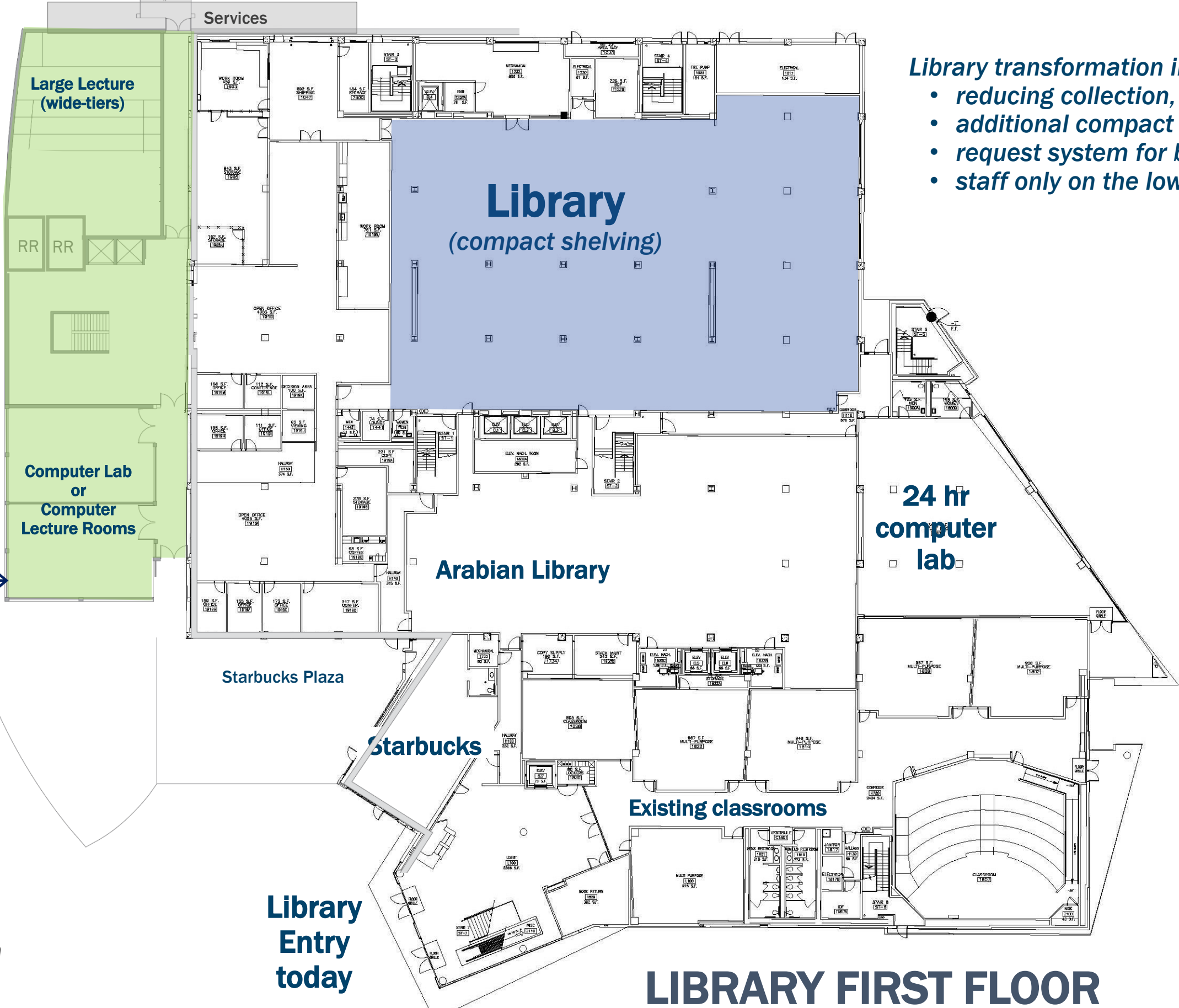


SHARED CLASSROOM RESOURCES/LIBRARY ADDITION

New Building Lower Level

This space could be an additional 24 hr computer lab at peak times →

- Library transformation includes:*
- *reducing collection, stacks*
 - *additional compact shelving*
 - *request system for books*
 - *staff only on the lower level?*



New Addition
 Library Transformation

LIBRARY FIRST FLOOR

SHARED CLASSROOM RESOURCES/LIBRARY ADDITION

New
Entry from
Olive Lane

Large Lecture

Computer Labs
or
Technology
Intensive
Classrooms

Services


LRC (relocate/expand)

Learning
Commons
Expansion

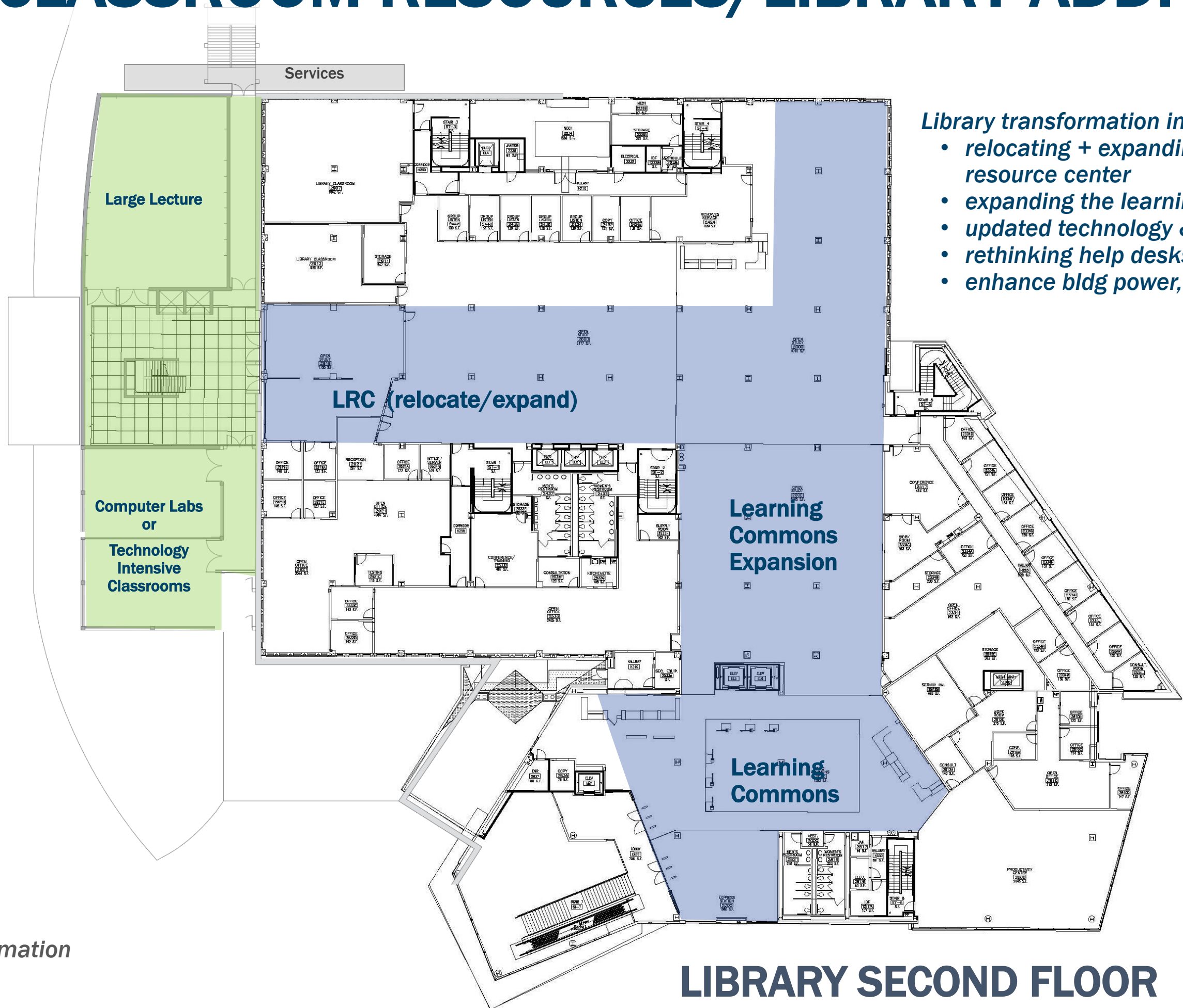
Learning
Commons

Library transformation includes:

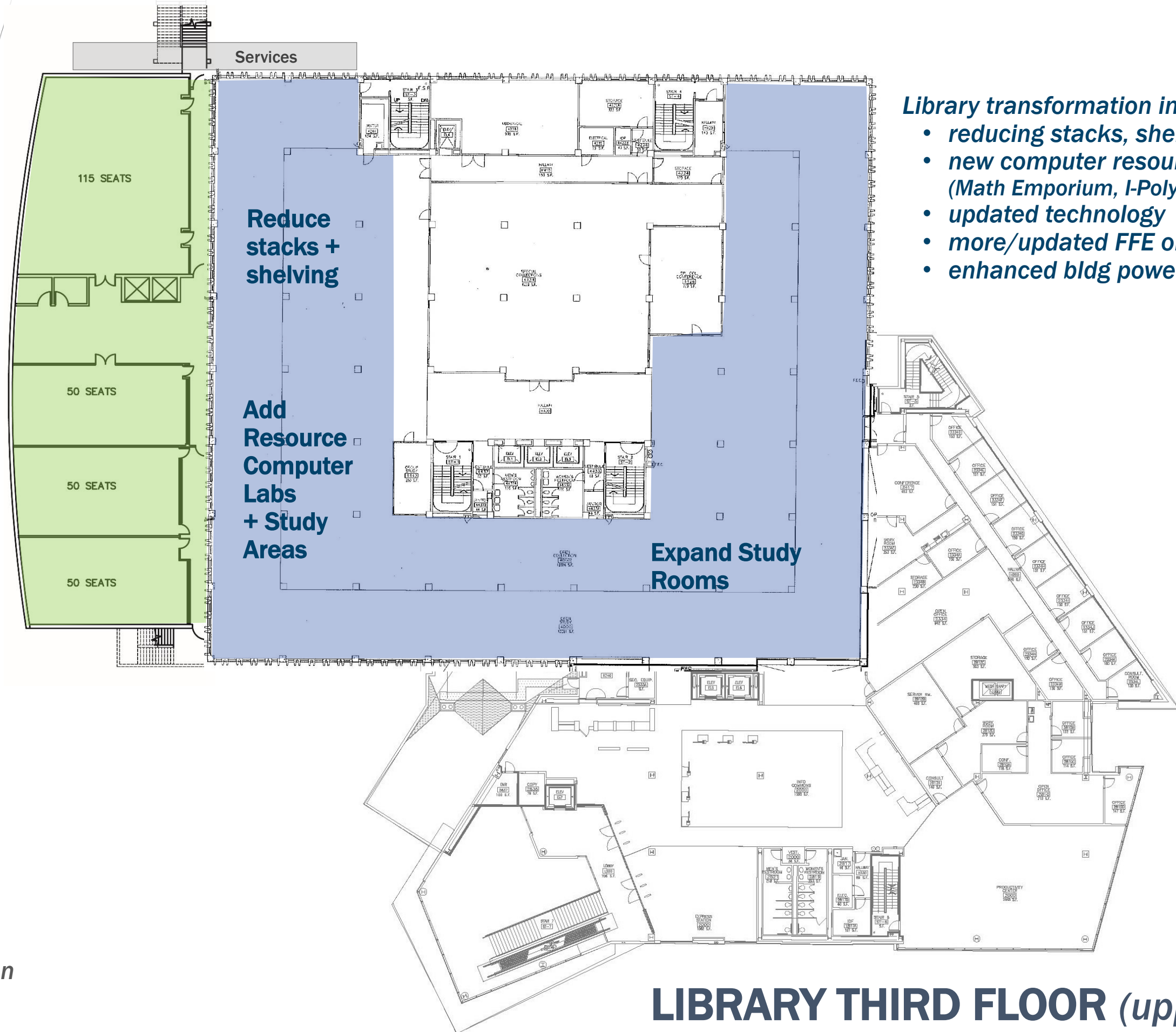
- *relocating + expanding the learning resource center*
- *expanding the learning commons*
- *updated technology & seating/tables*
- *rethinking help desks?*
- *enhance bldg power, services*

-  *New Addition*
-  *Library Transformation*

LIBRARY SECOND FLOOR



SHARED CLASSROOM RESOURCES/LIBRARY ADDITION



- Library transformation includes:**
- reducing stacks, shelves
 - new computer resources labs (Math Emporium, I-Poly, Mac, etc.)
 - updated technology
 - more/updated FFE on all floors
 - enhanced bldg power, services

 **New Addition**
 **Library Transformation**

LIBRARY THIRD FLOOR (upper sim)

SHARED CLASSROOM RESOURCES/LIBRARY ADDITION

Totals

Surge for CLA:

- 20,000 gsf
 - 7,500 gsf lecture
 - 15,000 gsf computer labs
 - 4,500 gsf computer resource labs
- 739 seats/stations needed

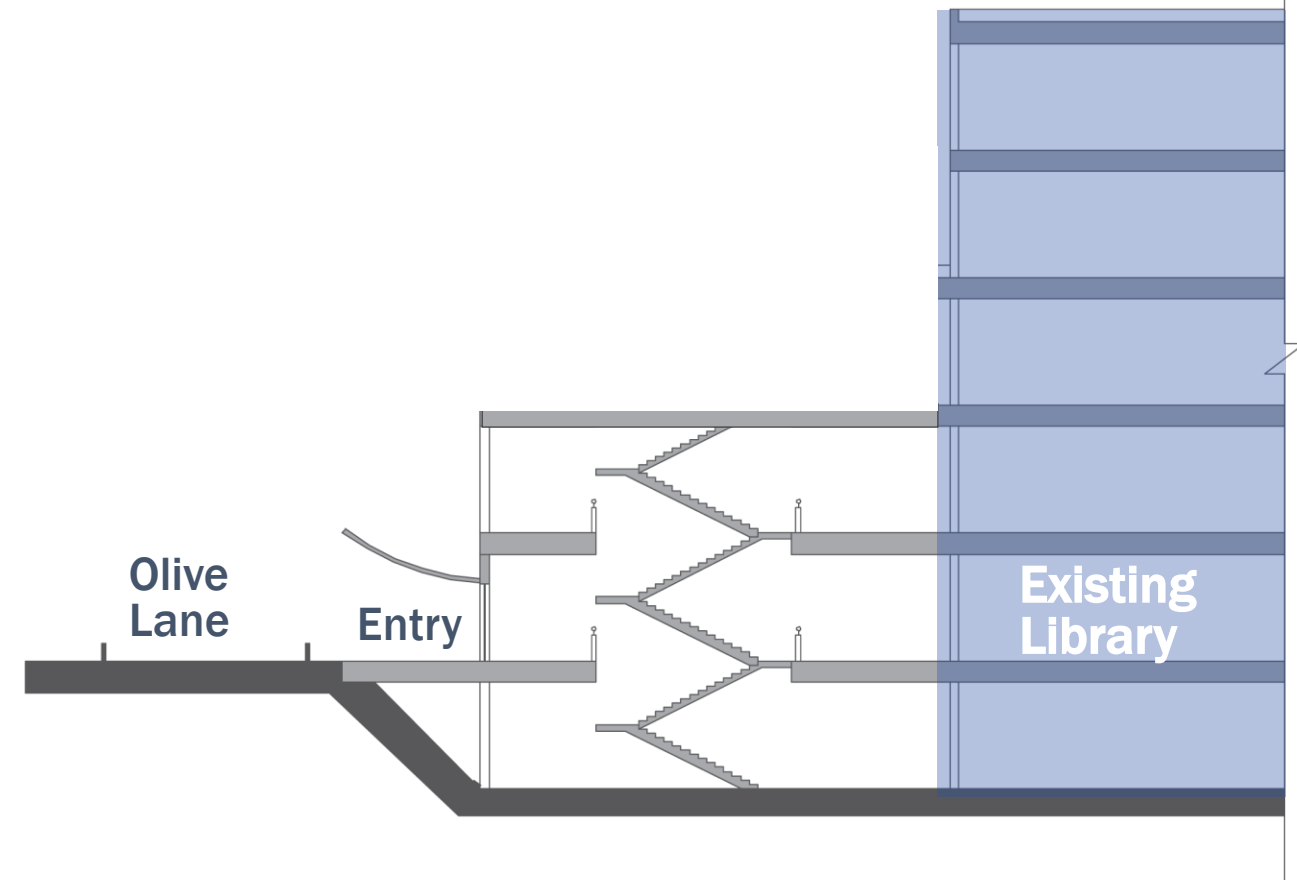
New Addition:

- 20,000 gsf total
- 6-8,000 gsf/floor
- 3 floors (could be more)
- Classrooms (large, over 100 seats mostly)
- Computer labs (incl potential 24/7 lab)

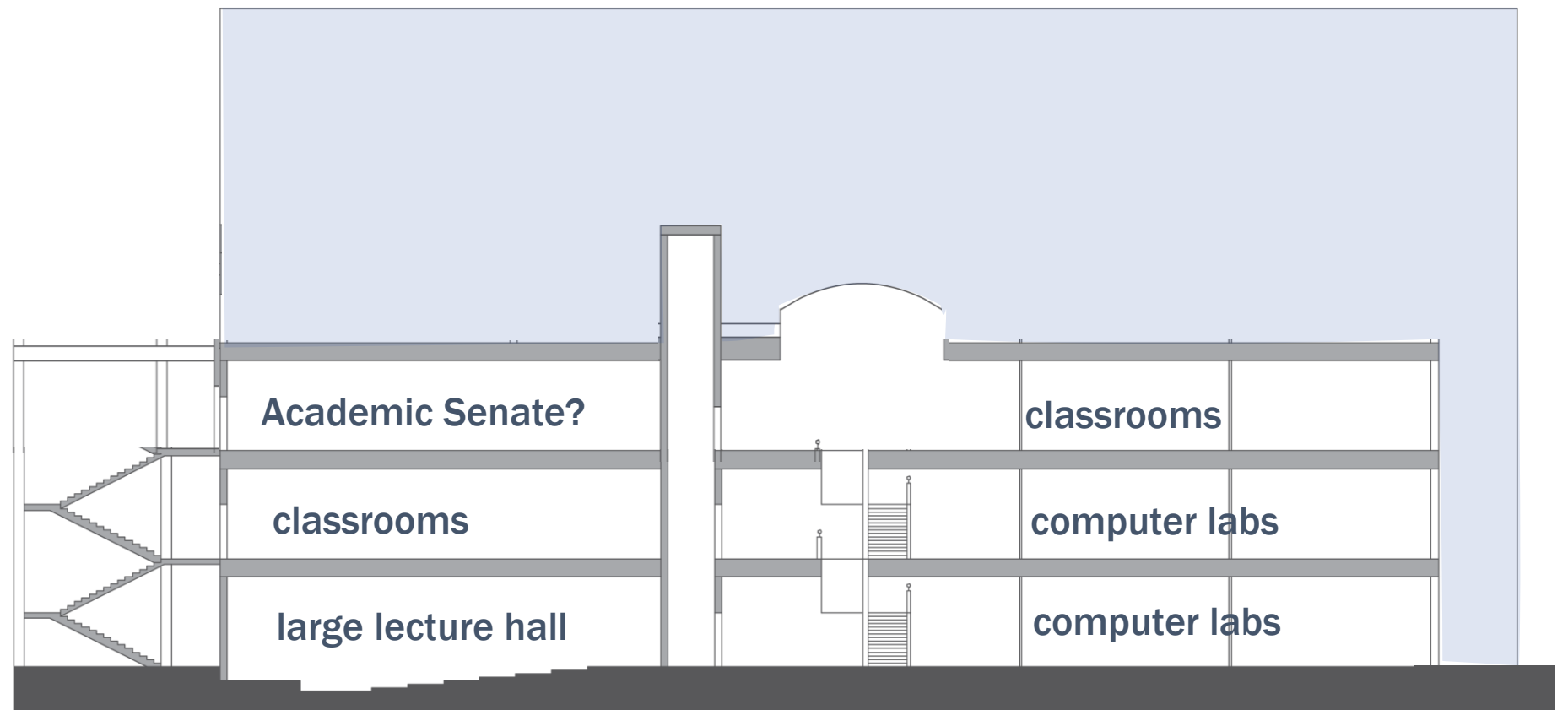
Renovation:

- 45,000 gsf renovated
 - 3,000 gsf computer class labs
 - 4,500 gsf computer resource labs
 - 37,000 gsf for LRC, LC and study areas
- Add power, data, HVAC capacity to library

SECTION E-W

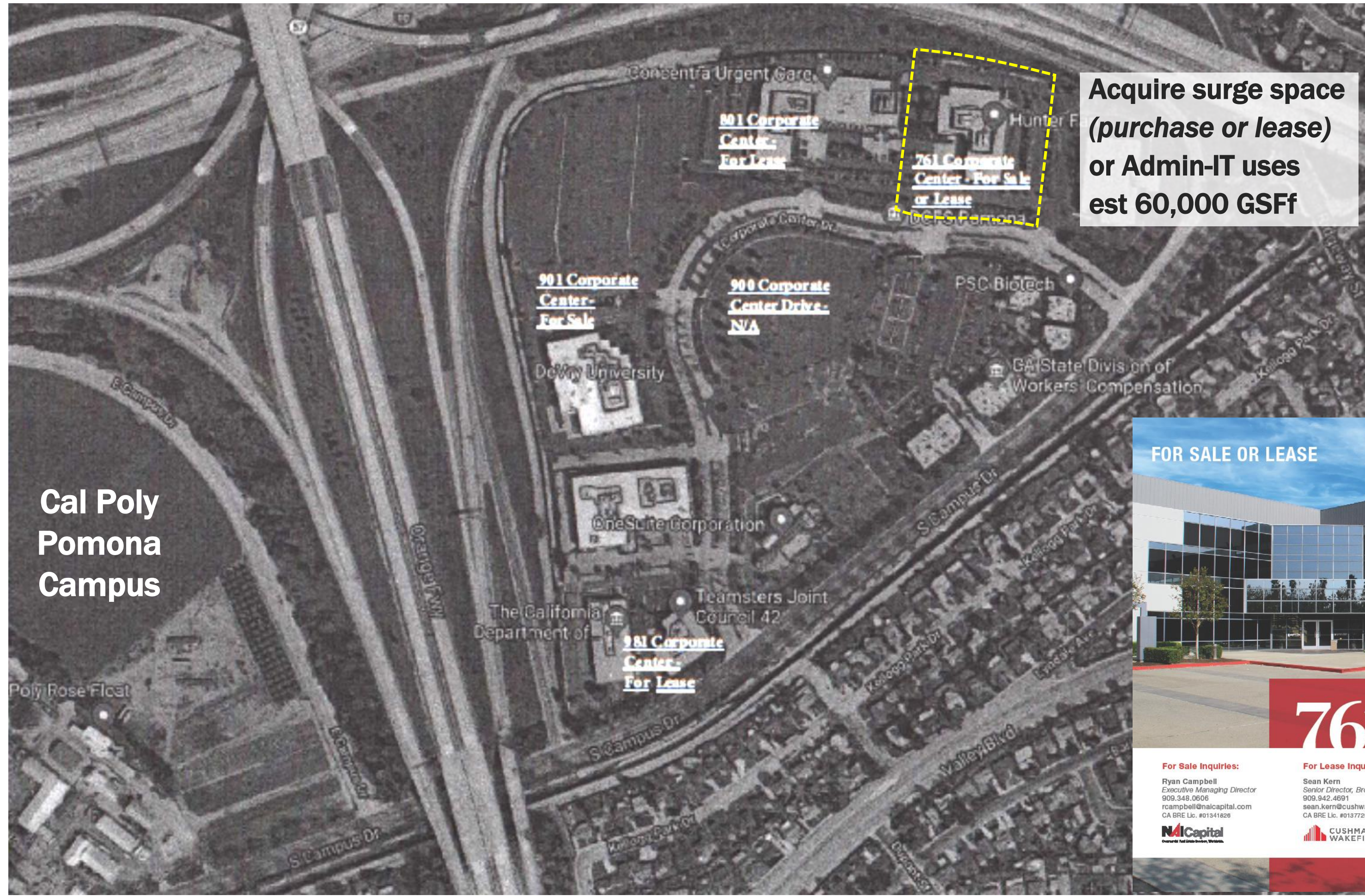


SECTION N-S



- New Addition
- Library Transformation

2. IMPLEMENTATION: ADMIN/IT SURGE SPACE



Acquire surge space
(purchase or lease)
or Admin-IT uses
est 60,000 GSff

Cal Poly
Pomona
Campus

FOR SALE OR LEASE



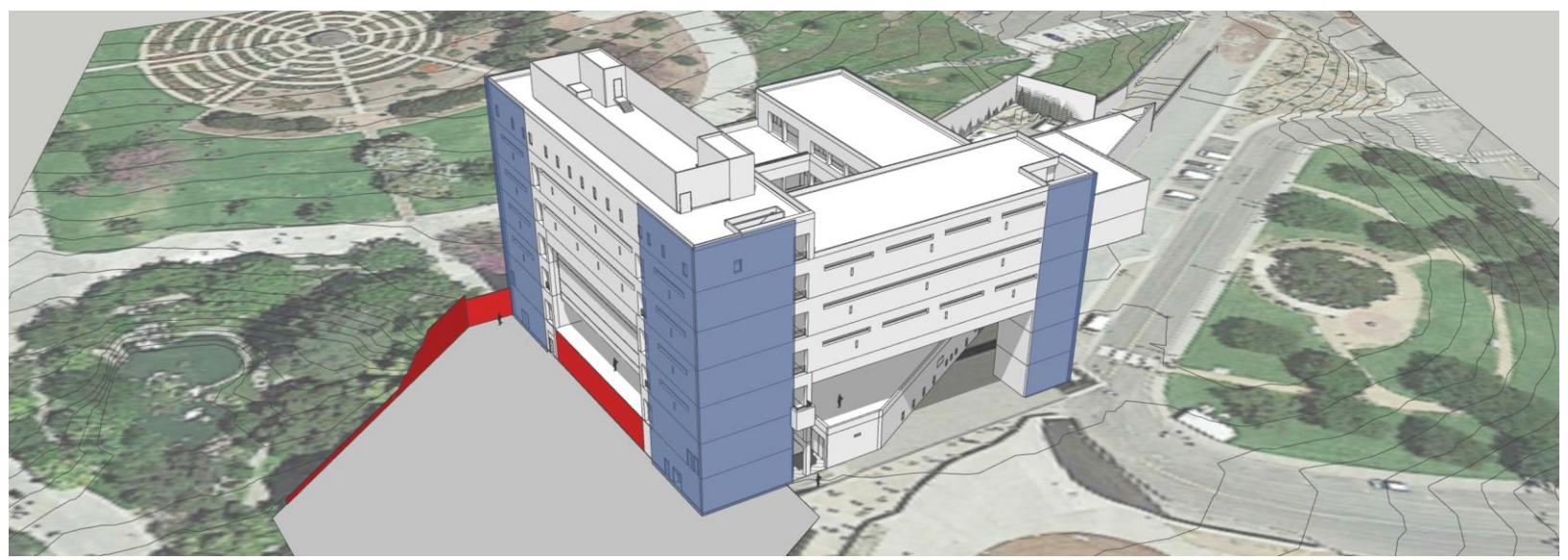
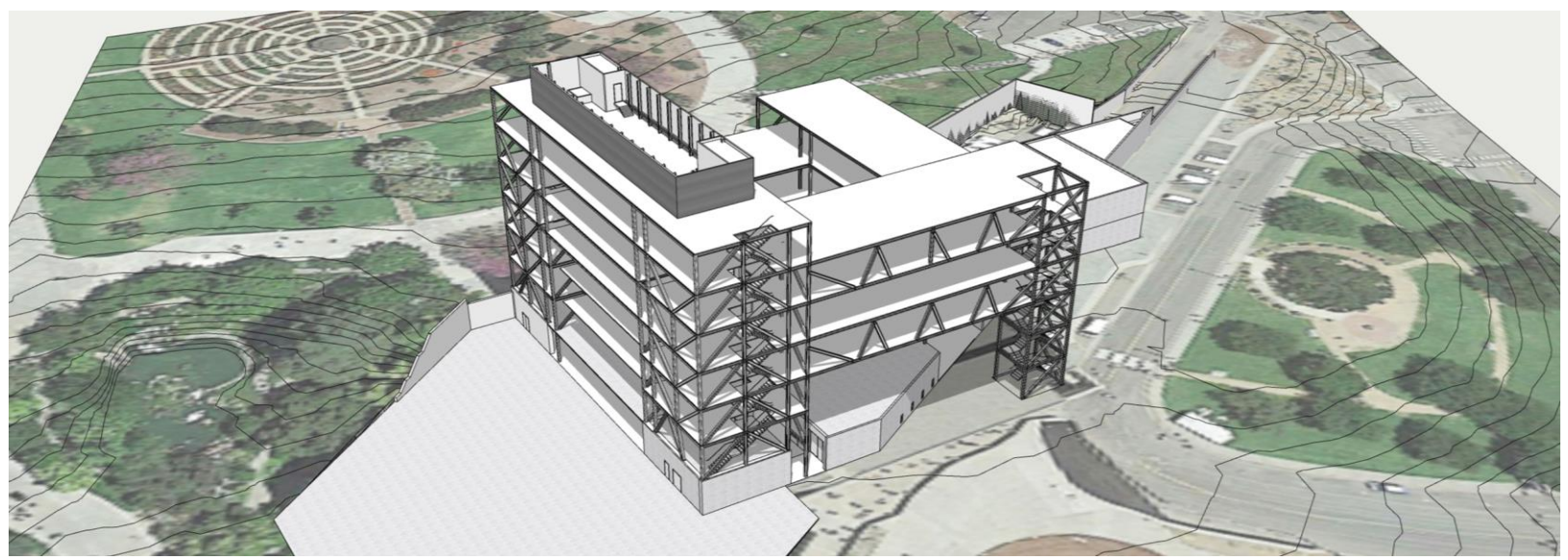
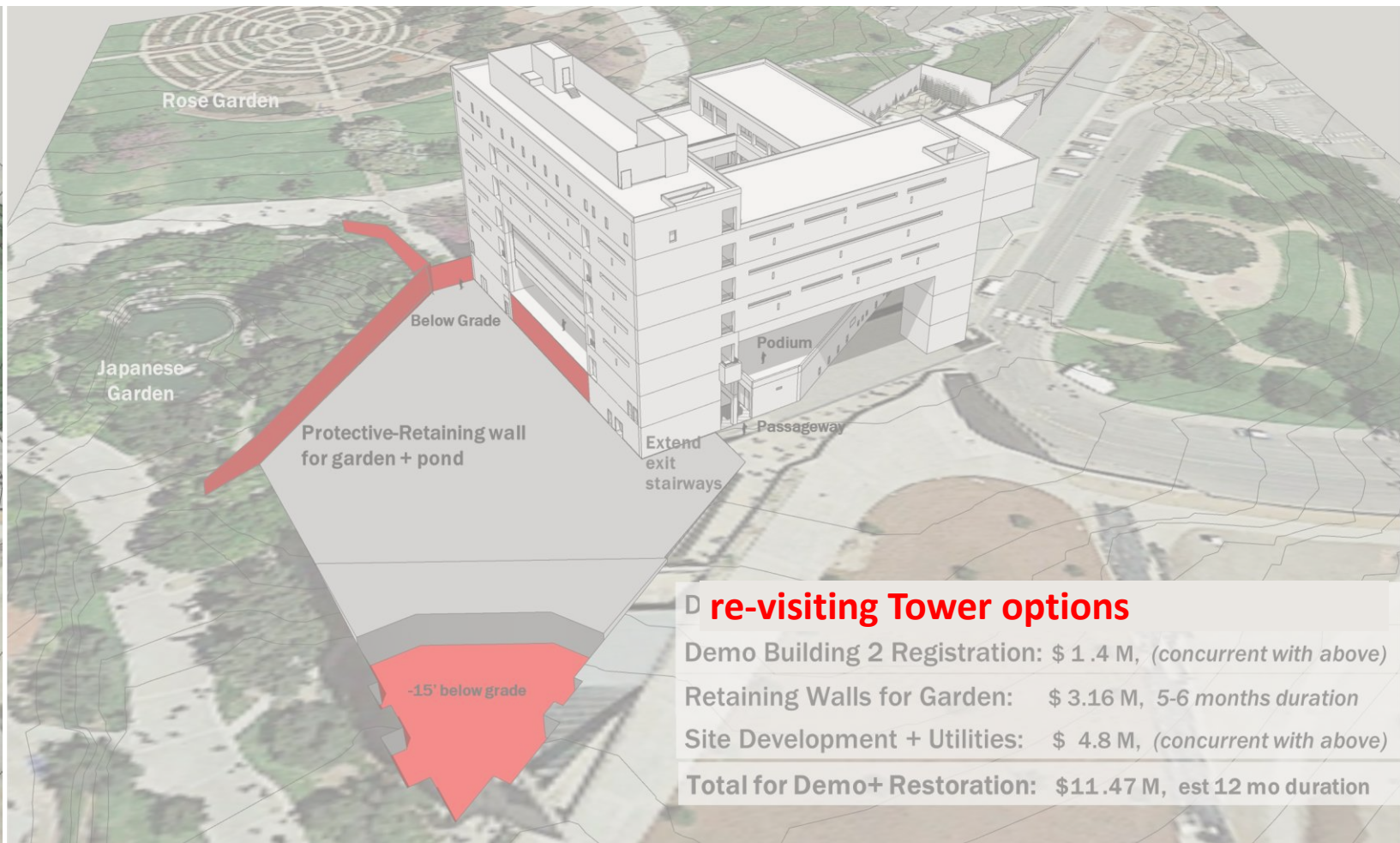
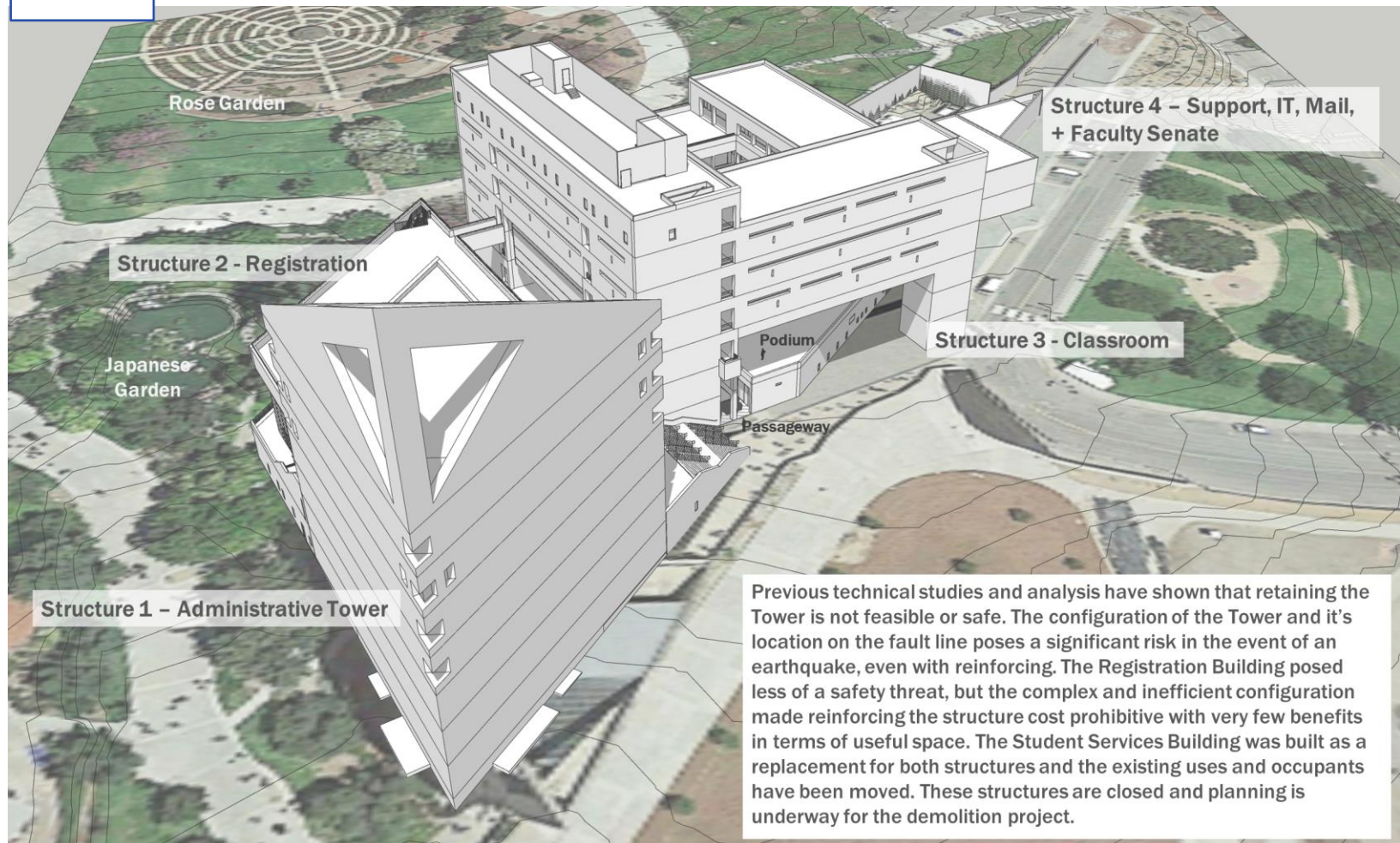
761 CORPORATE CENTER DRIVE
Pomona, CA 91768

For Sale Inquiries: Ryan Campbell Executive Managing Director 909.348.0606 rcampbell@nalcapital.com CA BRE Lic. #01341826	For Lease Inquiries: Sean Kern Senior Director, Brokerage 909.942.4691 sean.kern@cushwake.com CA BRE Lic. #01377294
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NAL Capital
Commercial Real Estate Services, Inc.

CUSHMAN & WAKEFIELD

3. BLDG 98-CLA REINFORCE-RENOVATE TRANSFORM



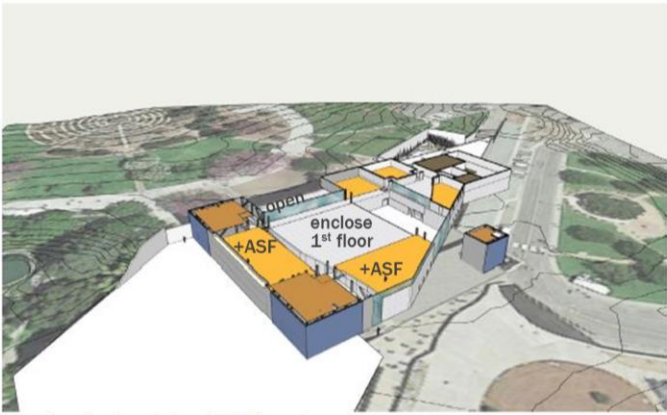
- Vacate CLA-P
- Remove exterior envelope + demo interior to structure

- Add buttresses to reinforce structure for seismic forces
- New efficient exterior envelope to enclose CLA including the podium, plaza, interior courtyard (reducing envelope)

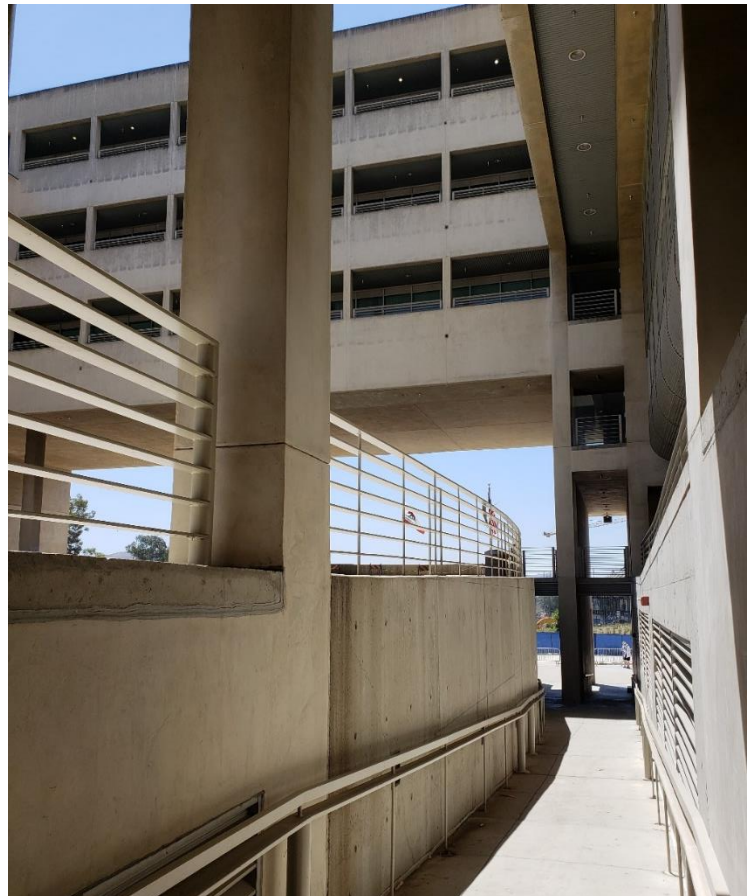
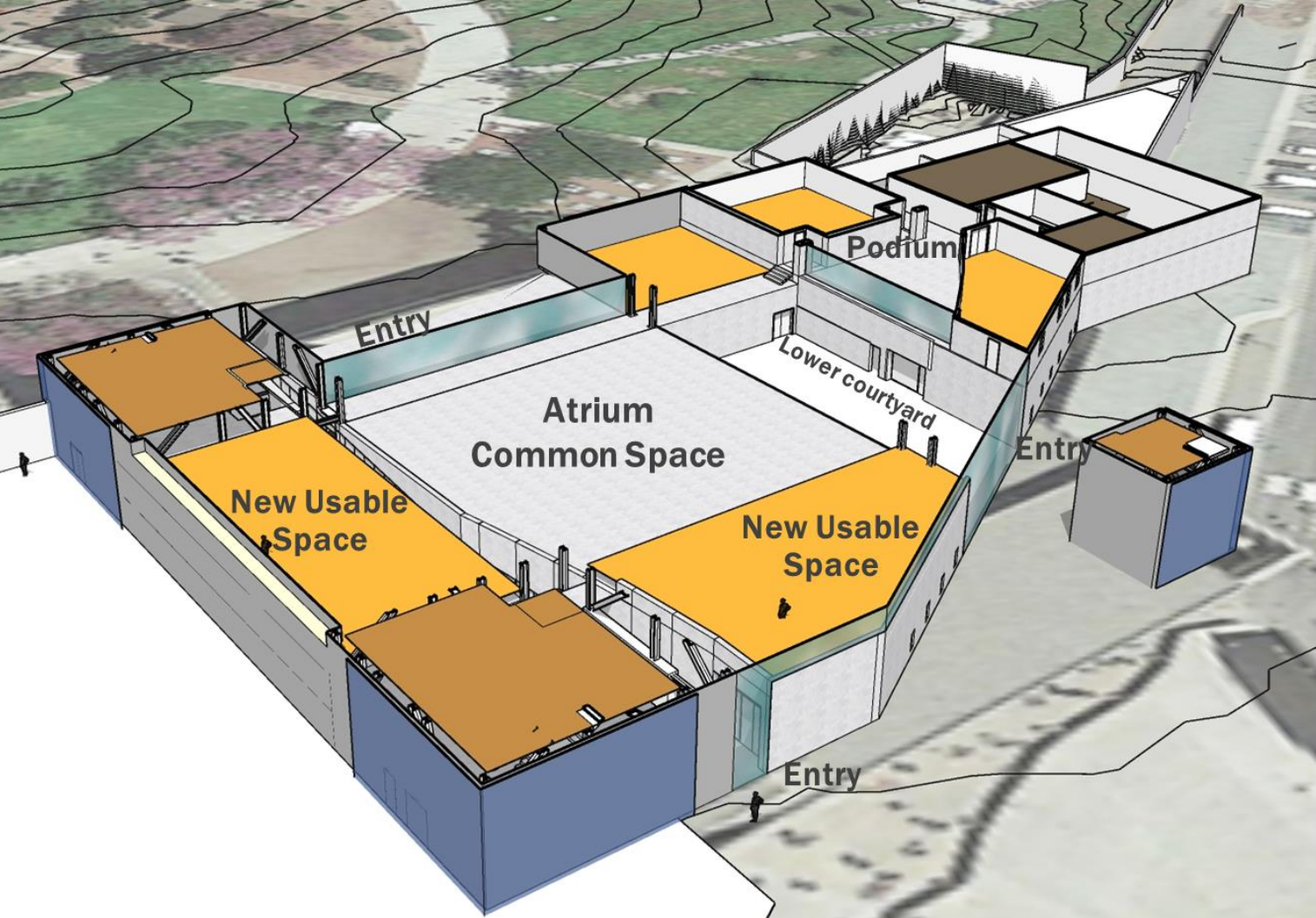
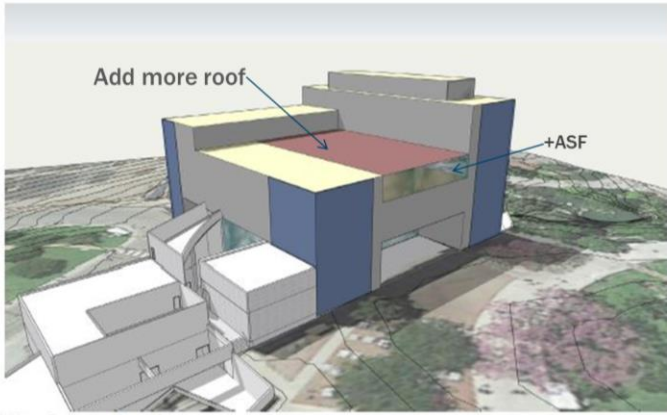
3. BLDG 98-CLA REINFORCE-RENOVATE TRANSFORM



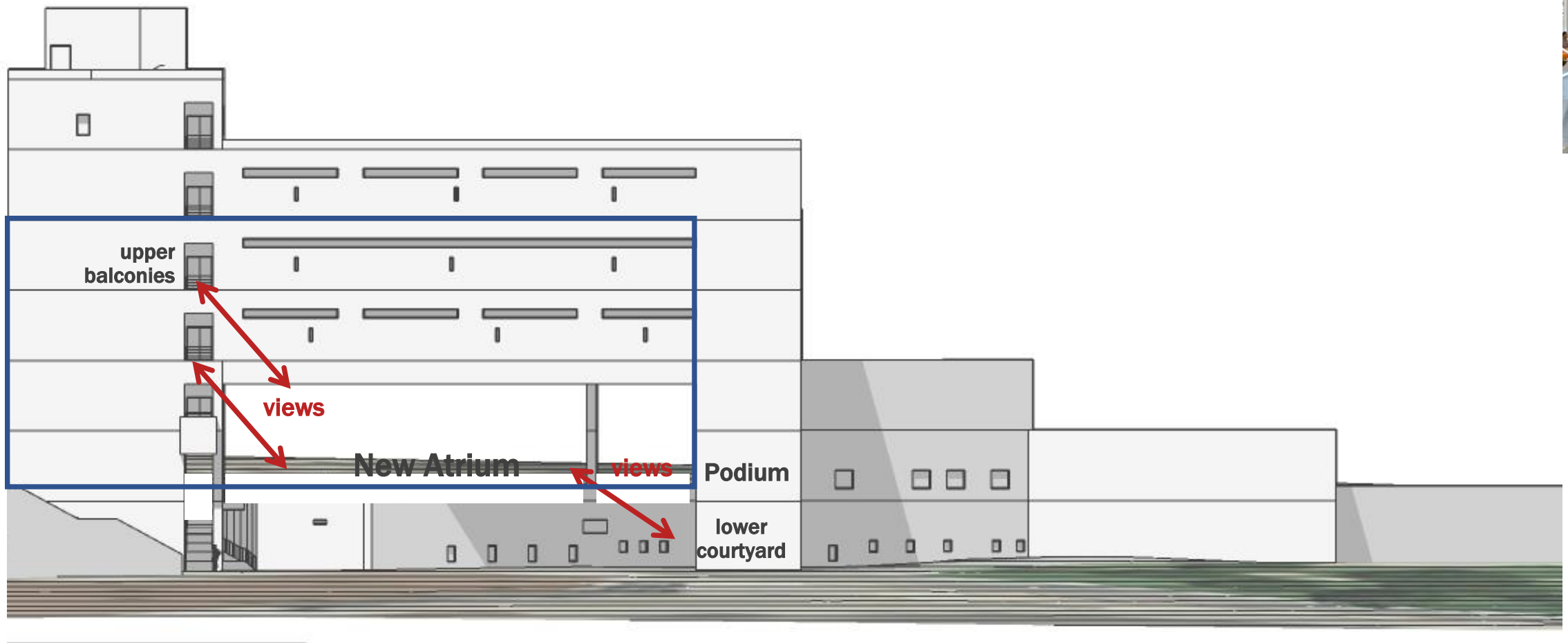
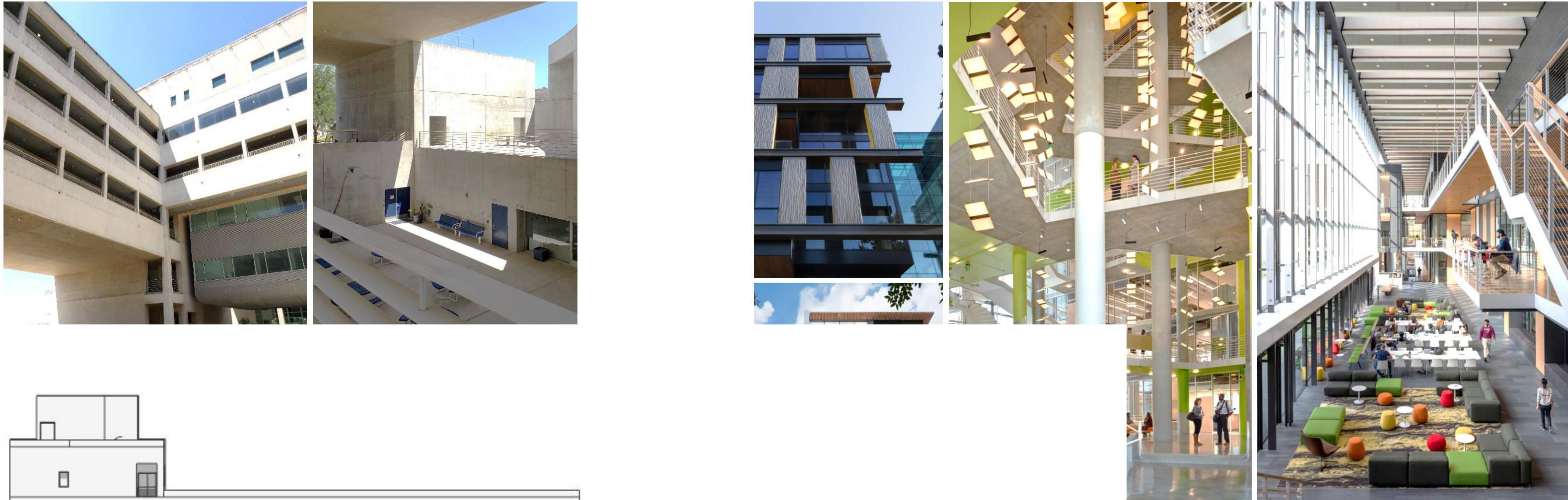
View from Southwest



- OPTION 2**
- 165,000 SF Gross Area (110,480 SF existing)
 - 61,700 SF New exterior walls/fenestration
 - 8,430 SF New exterior walls/fenestration w/ add. Structure
 - 23,500 SF Structural shear wall reinforcement
 - 19,400 SF Re-roofing
 - 9,550 SF New roof with structure
 - 5,000 SF Exterior soffit
 - 2,800 SF Exterior plaza/courtyard
 - 72,000 SF Assignable Area (58,390 SF existing)
 - 10,000 SF Level 1 added ASF
 - 3,000 SF Level 6 added ASF



3. BLDG 98-CLA REINFORCE-RENOVATE TRANSFORM



APPROACH TO ATRIUM SPACE

3. BLDG 98-CLA REINFORCE-RENOVATE TRANSFORM

Add roof/skylight to create an atrium

Balconies become interior circulation and informal gathering space

Extend new exterior wall & glazing to the plaza



This area becomes usable, flexible interior project and event space.

TRANSFORMATION CASE STUDIES



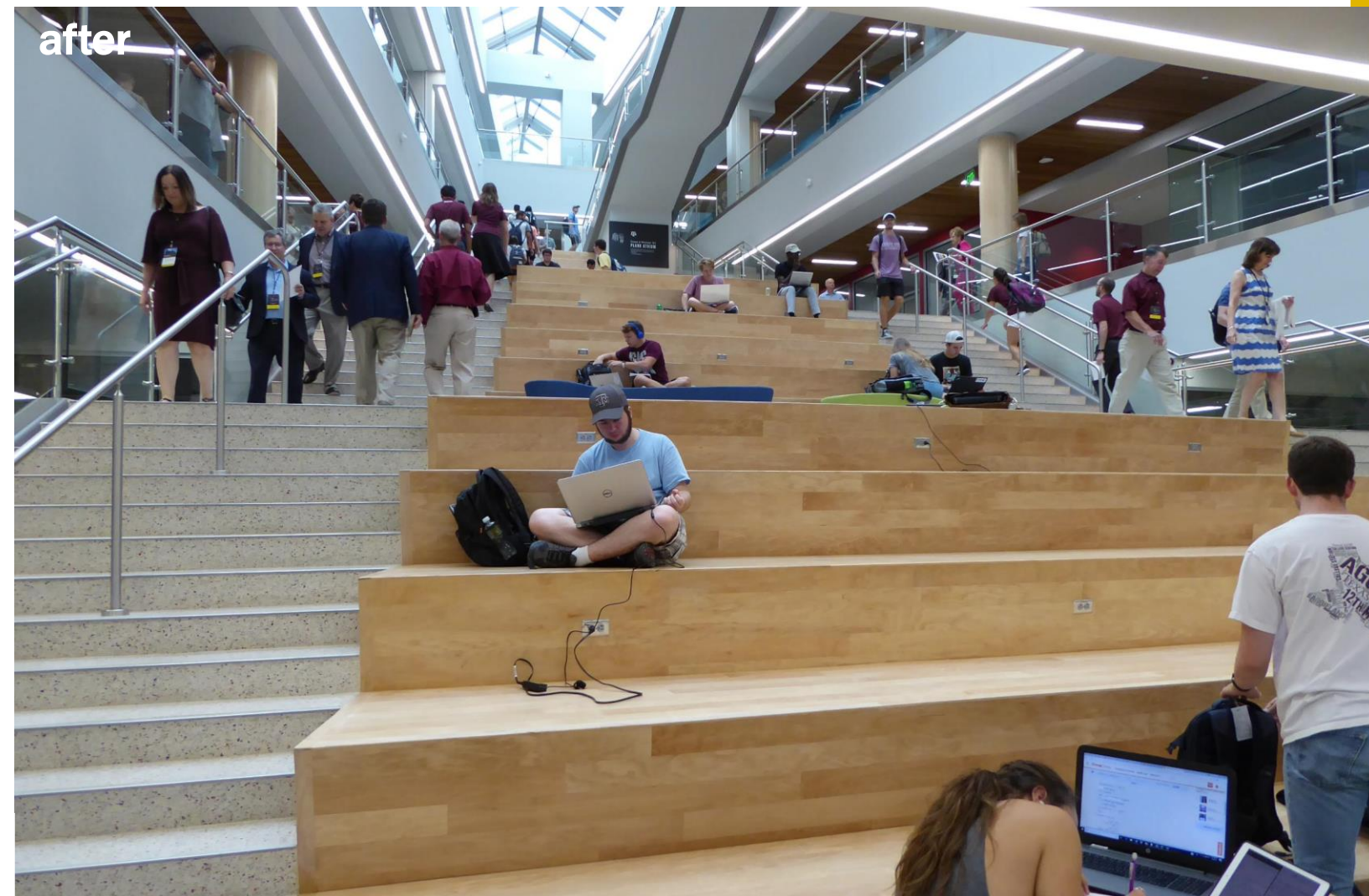
before



before



after

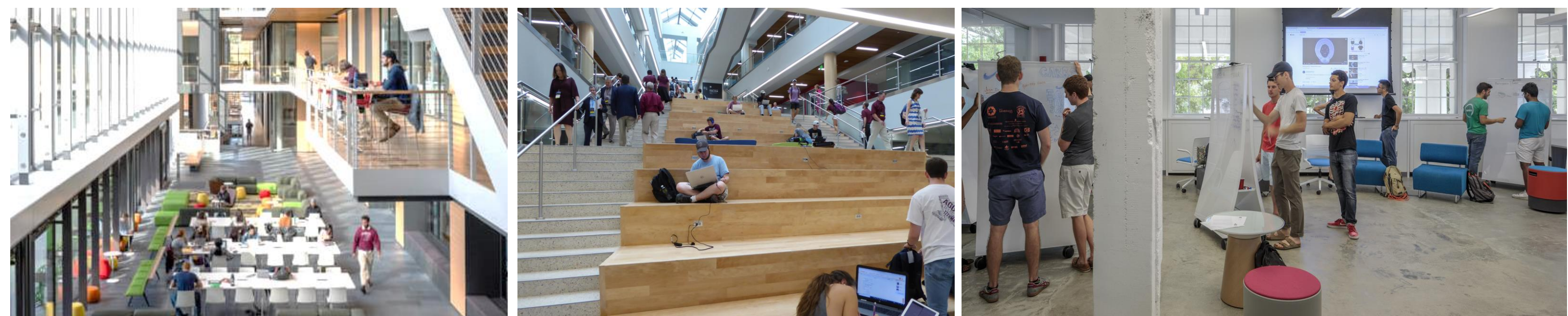


after

Zachry Engineering Education Complex, Texas A&M University

4. USES FOR TRANSFORMED SPACE

- Surge space for academic colleges (*architecture, engineering, business*)
- Model new space types + standards for ‘learning-by-doing’
- Classrooms, studios or labs set-up + scheduled for project-based instruction
- Maker spaces for shared use by various programs and industry partners
- Provide project and study space, various size rooms
- Consider options for flex space to accommodate project-based research space
- Instructional ‘sandbox’ for faculty development of ‘best practices’ w/apps, tech/AV, etc.
- New model for faculty work space, flexible, collaborative (+ more similar to industry)
- Atrium commons could be used for reviews/juries, student group presentation, showcasing projects, and for hosting ‘industry + university’ partnering events;



4. CLA SPACE AS SURGE

CLA space, in conjunction with the classroom/computer lab in the library addition, provides space to vacate and renovate academic college buildings. CLA could accommodate architecture studio/department to facilitate renovation of Bldg #7.

CLA

102,000 gsf

Shared Classroom Library Addition/Renovation

27,500 gsf

129,500 gsf total available

Architecture (permanent relocation)

- 34,000 gsf est total program

After architecture vacates, half of Bldg #7 College of Env

95,500 gsf surge space

Design (51,000 gsf) is vacated for phased renovation

27,500 gsf SC/Library space

68,000 gsf CLA space

5. CLA + ACADEMIC CORE PROJECT TRACK

Bldg #5 – College of Arts, Letters & Social Sciences

76,000 gsf total

CLASS vacates building and moves to CLA temporarily, also using the library addition classroom + computer lab spaces

5. CLA + ACADEMIC CORE PROJECT TRACK

Timeline for Proposed Projects

S - planning, feasibility studies, RFP for AE/GC
P/W - programming, working drawings
C - construction

updated 6/23/2020

		Total GSF	Project Cost	FUND TYPE	SEISMIC Priority	--- Cal Poly Pomona Master Plan 20 Year Time Lin																	
						2020-21	2021-22	2022-23	2023-24	2024-25	2026	2027	2028	2029	2030								
							S	F	S	S	Fall	Spr	S	Fall	Spr	S	Fall	Spr					
							Phase I - through 2025										Phase II - through 2030						
Enabling Project	Corp Center Interior TI (surge admin/support)	100,000	\$12,000,000																				
ACADEMIC PROJECTS TOTAL		1,256,927	\$624,046,400																				
NEW FACILITIES:		245,000	\$158,905,000																				
	Library Addition-Renovation (w/classroom surge space)	65,000	\$25,030,000																				
	Library addition (w/needed infrastructure)	19,000	\$13,300,000	STATE	--																		
	Interior Improvements (Learning Commons, Writing Ctr)	46,000	\$11,730,000	STATE	--																		
	New Campus Center + Interdisciplinary Academic Resources Bldg	120,000	\$87,375,000	ST/N-S	--																		
	97 Demo Campus Center (req's coord w/BSC improvements)	-39,000																					
	Marketplace + Student Success Space (study, Career Ctr)	45,000	\$34,875,000	N-S																			
	Academic w/ Interdisciplinary Resources (academic surge space)	75,000	\$52,500,000	STATE																			
	Engineering Graduate Bldg (#13 Art/Eng Annex replacement)	60,000	\$46,500,000	STATE	#3																		
	Seismic Priority 1 TRACK - Bldg 98 - CLA (Seismic Priority 1)	102,000	\$65,000,000																				
	98 Tower or Reg Bldg Demo (understudy) + Site Restoration	-58,300	\$12,000,000	STATE	#1																		
	- phased to maintain CLA + retaining/protection for garden/pond																						
	98 CLA+P Reinforce + Transformation		\$53,000,000	STATE	#1																		
	CLA-P - Repair-Renovate for academic uses	102,000	\$51,000,000																				
	Total Site incl Voorhees Circle, replaces street w/mall		\$2,000,000																				
	Academic Core TRACK (Seismic Priority 2-3)	809,927	\$400,141,400																				
	Lyle Center Renovation (deferred maintenance HVAC work)	underway	\$5,582,000	DM	funded																		
	5 Letters, Arts + Social Science Major Renovation	76,600	\$34,470,000	STATE	#3																		
	7 Environmental Design Total Renovation	51,000	\$22,950,000	STATE	#3																		
	- start after Architecture moves to CLA or Interim Design Center																						

replaces CLA classrooms during renovation

CLA becomes 'surge space' for colleges 'total bldg' renovations

P-W Reno moves

P-W Const/Reno

P/W Construction

Demo

Const

Const

P/W Construction

P-W Demo + Site

S/P

P-W Renovation

Sitework


move to CLA surge space

P/W renovation

P-W renovation

Bldg #5 Bldg #7 Bldg #1 #8-A #2

#8-B #8



**Transforming 98CLA
has the power to
transform the character
of the center of campus.**