

TABLE OF CONTENTS

TABLE OF CONTENTS	1		
ACKNOWLEDGEMENTS	2		
EXECUTIVE SUMMARY	3		
GOALS AND CONSIDERATIONS	5		
CHAPTER 1 – SITE MASTER PLANNING	6		
- SITE MASTER PLANNING INTRODUCTION	7		
- SITE COMPONENTS NARRATIVE	8		
- EXHIBITS:			
1.1 EXISTING FACILITIES	10		
1.2 SITE INFLUENCES	11		
1.3 SITE PLAN FULL BUILDOUT	12		
1.4 SITE PLAN OVERLAY W/EXIST. CONDITIONS	13		
1.5 SITE PLAN PARTIAL BUILD OUT OPTION A	14		
1.6 SITE PLAN PARTIAL BUILD OUT OPTION B	15		
- SITE MASTER PLANNING TASKS & CONSIDERATIONS	16		
CHAPTER 2 – OLSON AUDITORIUM RENOVATION	17		
- OLSON AUDITORIUM RENOVATION NARRATIVE	18		
- ATHLETICS PROGRAM	20		
- EXHIBITS:			
- 2.1 OLSON OPTION 1 -FIRST FLOOR PLAN	26		
- 2.2 OLSON OPTION 1 -SECOND FLOOR PLAN	27		
- 2.3 OLSON OPTION 2 -FIRST FLOOR PLAN	28		
- 2.4 OLSON OPTION 2 -SECOND FLOOR PLAN	29		
- OLSON AUDITORIUM RENOVATION TASKS & CONSIDERATIONS	30		
		CHAPTER 3 – FITNESS AND AQUATIC CENTER	31
		- FITNESS AND AQUATIC CENTER NARRATIVE	32
		- PROGRAM	37
		- EXHIBITS:	
		3.1 FIRST FLOOR PLAN	40
		3.2 SECOND FLOOR PLAN	41
		- FITNESS AND AQUATIC CENTER TASKS & CONSIDERATIONS	42
		CONCLUSIONS -	43
		APPENDIX -	45
		EXHIBIT A.1	46
		EXHIBIT A.2	47

ACKNOWLEDGEMENTS

THE CONSULTANT TEAM GRATEFULLY ACKNOWLEDGES THE PARTICIPATION AND DEDICATION OF THE MANY INDIVIDUALS AND GROUPS WHOSE EFFORTS HELPED SHAPE THE PACIFIC LUTHERAN UNIVERSITY ATHLETIC, RECREATION & PHYSICAL EDUCATION MASTER PLAN. IN PARTICULAR, THE WORK OF THE ATHLETIC, RECREATION & PHYSICAL EDUCATION MASTER PLAN STUDY COMMITTEE WAS CRITICAL TO THE SUCCESSFUL COMPLETION OF THE PLAN.

- SHERI J. TONN, VICE PRESIDENT FOR FINANCE AND OPERATIONS, FINANCE & OPERATIONS OFFICE

THE ATHLETICS, RECREATION & PHYSICAL EDUCATION MASTER PLAN STUDY COMMITTEE

- LAURA MAJOVSKI, COMMITTEE CHAIR, VICE PRESIDENT, ADMISSION & STUDENT LIFE
- LAURIE TURNER, DIRECTOR, ATHLETICS
- RICK NOREN, DIRECTOR ATHLETIC FACILITIES, HEAD SOFTBALL COACH, INSTRUCTOR PE
- TOM HUELSBECK, ASSISTANT DEAN OF CAMPUS LIFE, DIRECTOR, RESIDENTIAL LIFE
- BOB ERICKSON, PROFESSOR, HISTORY
- JENNIFER THOMAS, ASSISTANT ATHLETIC DIRECTOR, SENIOR WOMEN'S ATHLETICS ADMINISTRATOR
- TONY EVANS, INTERIM DEAN OF SCHOOL OF PHYSICAL EDUCATION, PROFESSOR OF PHYSICAL EDUCATION
- FRANCESCA LANE RASMUS, DIRECTOR OF TECHNICAL SERVICES
- DAVE GUNOVICH, DIRECTOR, DEVELOPMENT, MAJOR GIFTS
- JOEL ZYLSTRA, SPECIAL ASSISTANT, PAST ASPLU PRESIDENT
- ELLEN BROTHERSTON, PRESIDENT, RESIDENCE HALL ASSOCIATION
- IAN CORBRIDGE, OUTDOOR REC DIRECTOR, SIL COORDINATOR

EXECUTIVE SUMMARY

TASKED WITH THE ESTABLISHMENT OF A COMPONENT PROGRAM FOR INDOOR AND OUTDOOR FACILITIES THAT MEETS THE CURRENT AND FUTURE NEEDS OF PACIFIC LUTHERAN UNIVERSITY, CANNON DESIGN BEGAN WITH THE EVALUATION OF MEMORIAL GYM, NAMES FITNESS CENTER, OLSON AUDITORIUM, COLUMBIA CENTER, THE SWIMMING POOL AND ALL OUTDOOR FIELDS AND FACILITIES FOR GENERAL PHYSICAL CONDITION AND FUNCTIONAL APPROPRIATENESS.

BASED ON EXPERTS' RECOMMENDATIONS, THE ASSUMPTION WAS MADE THAT OLSON AUDITORIUM COULD REMAIN AND BE RED, WHILE THE LONG TERM VIABILITY OF MEMORIAL GYM AND THE SWIMMING POOL IS LESS CERTAIN. AN INDEPENDENT EVALUATION BY A STRUCTURAL ENGINEERING CONSULTANT INDICATED THAT THE CONDITION OF THESE TWO BUILDINGS SUGGEST THAT RENOVATION FOR LONG-TERM USE WOULD NOT BE COST EFFECTIVE.

A SERIES OF MEETINGS AND DISCUSSIONS WITH THE ATHLETIC, RECREATION AND PHYSICAL EDUCATION MASTER PLAN STUDY COMMITTEE, WITH VARIOUS USER GROUPS AND WITH UNIVERSITY ADMINISTRATION WAS CONDUCTED IN ORDER TO REVIEW LONG TERM GOALS, OBJECTIVES AND FACILITY REQUIREMENTS. BASED UPON THIS INPUT A FACILITY COMPONENT PROGRAM WAS DEVELOPED, WHICH ESTABLISHED THE OVERALL PHYSICAL FACILITY REQUIREMENTS NEEDED FOR ACCOMPLISHING THE PROJECT GOALS AND OBJECTIVES, GIVING CONSIDERATION TO THE USEFULNESS AND ADEQUACY OF EXISTING FACILITIES.

ALTERNATIVE CONCEPTUAL DESIGNS INVOLVING DISTINCT AND SEPARATE APPROACHES TO MEETING THE PROGRAM OF INDOOR AND OUTDOOR FACILITIES WERE EVALUATED BY THE COMMITTEE. THE COMMITTEE IDENTIFIED 6 TOP AREAS OF NEED:

- ADDITIONAL FIELD SPACE
- AQUATIC CENTER
- ARTIFICIAL TURF PRACTICE FIELD
- FITNESS CENTER
- MULTI SPORTS VENUE
- OLSON AUDITORIUM RENOVATION:
 - A) LAB/ CLASSROOM/ STORAGE
 - B) OFFICES
 - C) TEAM LOCKER ROOMS; AND
 - D) TRAINING ROOM

CHAPTER ONE FOCUSES ON THE SITE MASTER PLANNING, INCLUDING A NARRATIVE AND EVALUATIVE DESCRIPTION OF ALL FIELDS AND FACILITIES PROGRAM COMPONENTS, A SITE PLAN OVERLAY WITH EXISTING CONDITIONS, A SITE PLAN INSERTION STRATEGY, PHASING DIAGRAMS AND PROGRAM COMPONENTS.

CHAPTER TWO FOCUSES ON THE INTERCOLLEGIATE ATHLETICS AND SCHOOL OF PHYSICAL EDUCATION ACCOMMODATIONS IN A RENOVATED OLSON AUDITORIUM, INCLUDING A NARRATIVE DESCRIPTION OF THE PROGRAM COMPONENTS, AND CONCEPTUAL PLANS OF THREE OPTIONS OF DEVELOPMENT.

CHAPTER THREE FOCUSES ON THE FITNESS AND AQUATICS CENTER, INCLUDING A NARRATIVE DESCRIPTION OF THE PROGRAM COMPONENTS, A BUILDING SPACE PROGRAM AND CONCEPTUAL BUILDING PLANS.

TASKS AND CONSIDERATIONS ARE INCLUDED AT EACH OF THE THREE AFOREMENTIONED SECTIONS OF THIS DOCUMENT.

AN APPENDIX AT THE END OF THIS DOCUMENT INCLUDES AN ALTERNATE SITE PLAN DIAGRAM WITH INDOOR TENNIS LOCATED ON A SITE ADJACENT TO YAKIMA AVENUE.

A SECOND EXHIBIT CONTAINS DIMENSIONED PLANS OF THE PRINCIPAL OUTDOOR PROGRAM COMPONENTS.

GOALS AND CONSIDERATIONS

THE ATHLETICS, RECREATION & SCHOOL OF PHYSICAL EDUCATION MASTER PLAN STUDY COMMITTEE WAS CONVENED IN JULY OF 2005 AND THE FIRST MEETING INCLUDED THE ESTABLISHMENT OF THE FOLLOWING GOALS AND OBJECTIVES FOR THE STUDY:

GOAL: ASSESS EXISTING FACILITIES AND FIELDS AND THEIR LONGEVITY/USEFULNESS AND FUNCTIONALITY.

CONSIDERATIONS

- IMPROVE THE QUALITY OF FACILITIES AND SUPPORT FACILITIES (E.G. TRAINING ROOM, LOCKER ROOMS, STORAGE, ETC.) TO IMPROVE RECRUITMENT AND RETENTION OF PROSPECTIVE STUDENTS, FACULTY AND STAFF..
- IMPROVE CONNECTIONS BETWEEN UPPER AND LOWER CAMPUSES.
- ADDRESS PEDESTRIAN SAFETY AT 124TH STREET
- SUSTAINABILITY

GOAL: DEVELOP A FIELDS AND FACILITIES MASTER PLAN TO FACILITATE THE VISION OF ATHLETICS, RECREATION AND PHYSICAL EDUCATION.

CONSIDERATIONS

- FACILITIES NEED TO BE COMPARABLE WITH PEER INSTITUTIONS AND NORTHWEST CONFERENCE SCHOOLS.
- FACILITIES SHOULD PROVIDE ALL TEAMS THE OPPORTUNITY TO PRACTICE AND COMPETE ON CAMPUS.
- PROVIDE ADEQUATE SPACE TO ALLOW FOR COACHES AND SCHOOL OF PHYSICAL EDUCATION FACULTY TO BE CO-LOCATED AND WITHIN CLOSE PROXIMITY TO CLASSROOMS.
- CREATE A COMPONENT MENU FOR FUTURE DEVELOPMENT THAT CAN BE IMPLEMENTED AS FUNDING SOURCES ARE IDENTIFIED.

GOAL: DESIGN FIELDS AND FACILITIES TO CREATE SOCIAL SPACES; PROMOTE GATHERING AND OBSERVATION OF ACTIVITIES.

CONSIDERATIONS

- ALL FACILITIES NEED TO ADDRESS THE CURRENT TRENDS AND FUTURE NEEDS OF STUDENTS, STAFF, FACULTY AND COMMUNITY AT-LARGE.
- BUILD FOR A VERY ACTIVE AND DIVERSE UNIVERSITY POPULATION ADDRESSING THE NEEDS OF STUDENTS, FACULTY AND STAFF.
- FACILITIES NEED TO BE MULTI-FUNCTIONAL WITH FLEXIBLE USES THAT PROVIDE PROGRAMMING TO CREATE MULTIPLE OPPORTUNITIES FOR A HEALTHY LIFESTYLE.
- CREATE AN ENVIRONMENT PROMOTING A HOLISTIC APPROACH TO HEALTH WHICH INCLUDES PHYSICAL ACTIVITY.

CHAPTER I
SITE MASTER PLANNING

SITE MASTER PLANNING INTRODUCTION

CLOSE COLLABORATION AMONG CANNON DESIGN, UNIVERSITY STAFF, AND MITHUN (CAMPUS MASTER PLAN ARCHITECT) YIELDED THE PLAN FOR THE OUTDOOR FIELDS AND FACILITIES CONTAINED IN THIS DOCUMENT. EACH FACILITY AND FIELD WAS FIRST INDIVIDUALLY DISCUSSED WITH THE COMMITTEE TO DETERMINE THAT THE INVENTORY OF ELEMENTS WAS INCLUDED IN THE CONCEPT PLAN. SEVERAL ALTERNATIVES WERE PRESENTED TO THE MASTER PLAN STUDY COMMITTEE MEMBERS. BENCHMARKING OF OUTDOOR FIELDS AND FACILITIES AT PEER AND COMPARABLE INSTITUTIONS ALSO INFORMED THE DEVELOPMENT OF THE PROGRAM AND CONCEPT PLAN.

THE PROGRAM AND THE CONCEPT PLAN WILL GUIDE THE UNIVERSITY AS IT CONSIDERS DEVELOPMENT OF THE PARCEL OF CAMPUS SOUTH OF 124TH STREET.

FIELDS AND FACILITIES

THE 64.5 ACRE PARCEL OF LAND SOUTH OF 124TH STREET COMPRISES APPROXIMATELY 49% PERCENT OF THE CONTIGUOUS CAMPUS ACREAGE. INPUT FROM NUMEROUS CAMPUS GROUPS HELPED INFORM THE PLANNING OF THIS SIGNIFICANT PORTION OF CAMPUS.

KEY PLANNING ISSUES INCLUDE: REINFORCEMENT AND EXTENSION OF PEDESTRIAN CONNECTORS INTO THE LOWER CAMPUS AS THE PRIMARY ORGANIZATIONAL STRATEGY FOR THE LOWER CAMPUS DEVELOPMENT; MINIMIZATION OF THE IMPACT TO EXISTING FIELDS AND FACILITIES AS THE PLAN IS IMPLEMENTED PROGRESSIVELY; MAINTENANCE OF A BUFFER ZONE BETWEEN THE PROPOSED FIELDS AND FACILITY DEVELOPMENTS AND THE RESIDENTIAL NEIGHBORHOODS TO THE SOUTH; MAXIMIZATION OF FUNCTIONALLY CORRECT SOLAR ORIENTATION; PROVISION FOR A LOOP ROAD AROUND THE OUTDOOR FIELDS AND FACILITIES COMPLEX TO REDUCE TRAFFIC AND PEDESTRIAN HAZARDS ALONG 124TH STREET; AND DEVELOPMENT OF OUTDOOR FACILITIES COMPARABLE TO THOSE AT PEER INSTITUTIONS TO AID IN RECRUITMENT/RETENTION OF ATHLETES AND STUDENTS IN GENERAL.

SITE COMPONENTS NARRATIVE

MAJOR COMPONENTS OF THE OUTDOOR FIELDS AND FACILITIES INCLUDE:

LIGHTED SYNTHETIC TURF FIELD

- SYNTHETIC TURF FIELD WILL REDUCE COSTLY MAINTENANCE OF GRASS FIELDS AND IMPROVE FOUL WEATHER PERFORMANCE AND SCHEDULING.
- THE FIELD SIZE INDICATED IN THE CONCEPT PLAN WOULD ACCOMMODATE REGULATION FOOTBALL AND SOCCER WITH ADDITIONAL PRACTICE SPACE BEYOND ON THE SOUTH END.
- NIGHT LIGHTING WILL INCREASE SAFETY AND HELP EXTEND THE HOURS OF PLAY, THEREBY HELPING ALLEVIATE THE SERIOUS SHORTAGE OF FIELD SPACE FOR INTRAMURALS, CLUB SPORTS AND RECREATION.

MULTIPURPOSE SPORTS VENUE

- TO MAXIMIZE ITS USEFULNESS, THE LIGHTED OUTDOOR SPECTATOR VENUE IS DESIGNED AROUND A 400-METER TRACK AND SYNTHETIC TURF FIELD SIZED FOR FOOTBALL AND SOCCER AND TRACK AND FIELD EVENTS. THE FACILITY COULD ALSO SERVE AS A VENUE FOR CONCERTS AND PERFORMANCES.
- THE DESIGN WILL ACCOMMODATE 5,000 SEATS.
- THE LOCATION AT THE WEST END OF THE SITE ADJACENT TO THE NEIGHBORING SCHOOL WILL ANCHOR THE WEST END OF THE LOWER CAMPUS.

SOFTBALL/BASEBALL

- THE SOFTBALL AND BASEBALL FIELDS ARE RELOCATED AND RE-ORIENTED TO ACCOMMODATE SHARED FACILITIES.

RECREATION/INTRAMURAL/ATHLETIC FIELDS

- TWO NATURAL GRASS FIELDS ARE LOCATED JUST SOUTH OF THE PROPOSED FITNESS CENTER AND NEAR THE LOWER CAMPUS STUDENT HOUSING. THE COMBINED FIELD AREA IS 420 FEET BY 485 FEET.

OBSERVATORY

- THE LOCATION OF THE OBSERVATORY WAS CONSIDERED AND PERHAPS COULD BE MAINTAINED AT ITS CURRENT LOCATION.

OUTDOOR TENNIS

- THE CONCEPT PLAN INDICATES SIX OUTDOOR TENNIS COURTS AT ALTERNATE LOCATIONS DEPENDING UPON PHASING OF DEVELOPMENT.

INDOOR TENNIS

- THREE SITE ALTERNATIVES ARE IDENTIFIED FOR A SIX-COURT INDOOR TENNIS VENUE WHICH WOULD INCLUDE LOCKERS AND A SMALL SPECTATOR AREA.

FOSS FIELD

- FOSS FIELD WILL REMAIN UNTOUCHED IN THE CONCEPT PLAN, PROVIDING FIELD SPACE FOR INFORMAL RECREATIONAL ACTIVITIES CLOSE TO LOWER CAMPUS HOUSING.

GOLF COURSE

- THE CURRENT GOLF COURSE CONFIGURATION IS IMPACTED BY THE CONCEPT PLAN. FURTHER EVALUATION OF OPTIONS OF RE-CONFIGURING THE EXISTING GOLF COURSE, OF INSTALLING A DRIVING RANGE AND INSTRUCTIONAL CENTER, OR OF CREATING A TWO KILOMETER JOGGING TRAIL IN THE REMAINING BUFFER ZONE WILL BE THE FOCUS OF FUTURE STUDY.

SITE MASTER PLANNING

EXHIBIT 1.1 EXISTING FACILITIES

- A. OLSON AUDITORIUM
- B. SWIMMING POOL
- C. MEMORIAL GYM
- D. DISCUS / HAMMER THROW
- E. OBSERVATORY
- F. SOFTBALL
- G. SOCCER FIELD
- H. TRACK AND FIELD
- I. TENNIS COURTS
- J. BASEBALL
- K. COLUMBIA CENTER



KEY PLAN



DETAIL PLAN

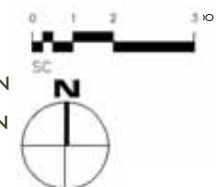


EXHIBIT 1.2
SITE INFLUENCES



SITE MASTER PLANNING

EXHIBIT 1.3
SITE PLAN FULL BUILDOUT

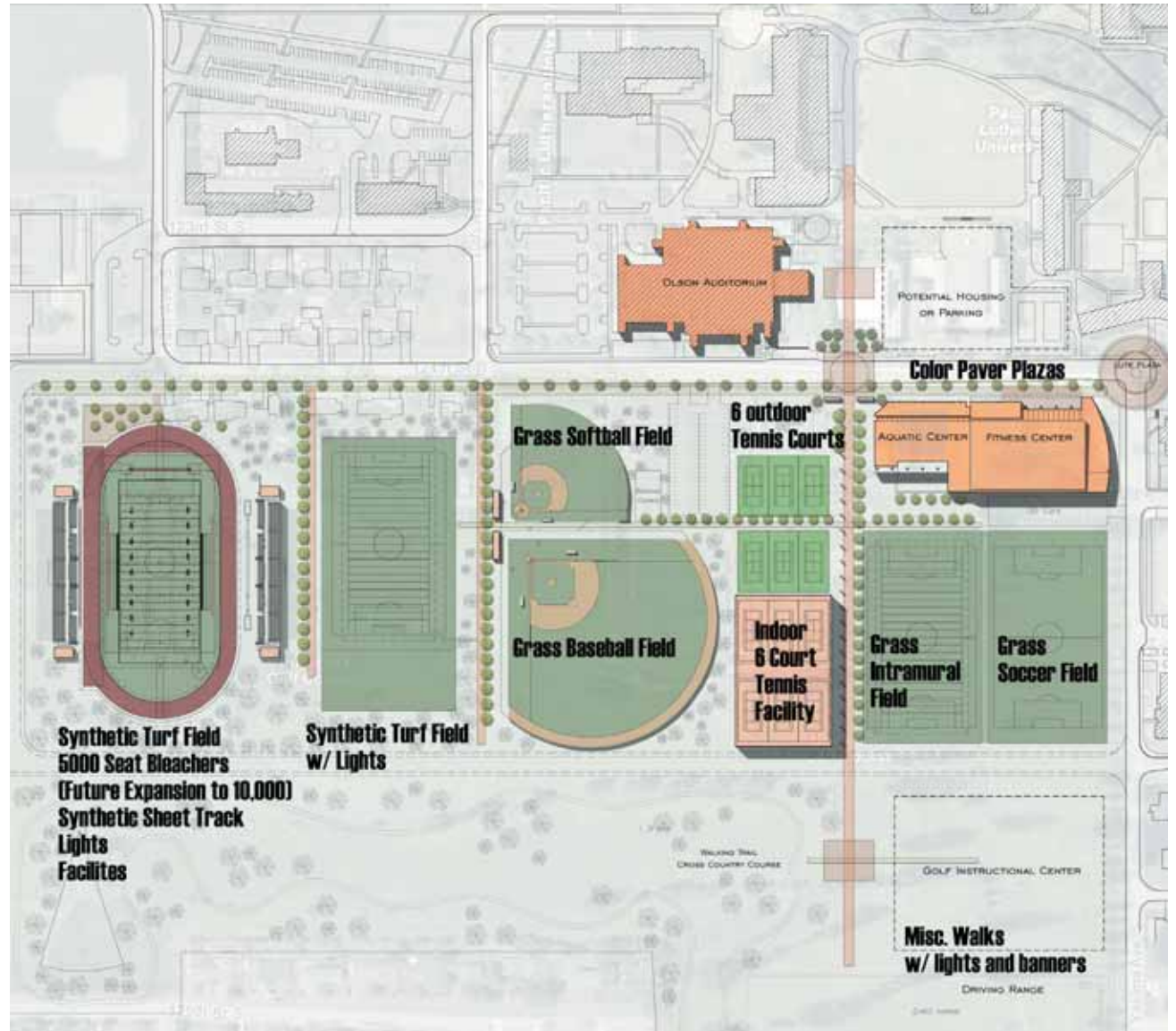


EXHIBIT I.4
SITE PLAN FULL BUILD OUT OVERLAY WITH
EXISTING CONDITIONS

SEE EXHIBIT I.3 FOR FIELD AND FACILITY DESIGNATIONS

- A. SYNTHETIC TURF FIELD WITH 5000 SEATING
- B. SYNTHETIC TURF FIELD WITH LIGHTS
- C. INDOOR TENNIS COURTS
- D. OUTDOOR TENNIS COURTS
- E. FITNESS AND AQUATIC CENTER
- F. GRASS SOFTBALL FIELD
- G. GRASS BASEBALL FIELD
- H. GRASS FIELD
- I. GRASS FIELD



SITE MASTER PLANNING

EXHIBIT 1.5

SITE PLAN PARTIAL BUILD OUT

OPTION A

SEE EXHIBIT 1.3 FOR FIELD AND FACILITY DESIGNATIONS

- A. SYNTHETIC TURF FIELD WITH 5000 SEATING
- B. SYNTHETIC TURF FIELD WITH LIGHTS
- C. INDOOR TENNIS COURTS
- D. RETAIN OUTDOOR TENNIS COURTS
- E. FITNESS AND AQUATIC CENTER
- F. RETAIN EXISTING GRASS SOFTBALL FIELD
- G. RETAIN EXISTING GRASS BASEBALL FIELD
- H. RETAIN EXISTING TRACK & FIELD
- I. GRASS FIELD



EXHIBIT I.6
 SITE PLAN PARTIAL BUILD OUT
 OPTION B

SEE EXHIBIT I.3 FOR FIELD AND FACILITY DESIGNATIONS

- A. SYNTHETIC TURF FIELD WITH 5000 SEATING
- B. SYNTHETIC TURF FIELD WITH LIGHTS
- C. INDOOR TENNIS COURTS
- D. OUTDOOR TENNIS COURTS
- E. FITNESS AND AQUATIC CENTER
- F. GRASS SOFTBALL FIELD
- G. GRASS BASEBALL FIELD
- H. GRASS FIELD
- I. GRASS FIELD



SITE MASTER PLANNING TASKS & CONSIDERATIONS

USE FACILITIES TO HELP CONNECT THE UPPER AND LOWER CAMPUS.

CALM THE TRAFFIC ON I 24TH STREET.

RESPECT AND MAINTAIN THE CAMPUS AXES.

CONSIDER THE INFLUENCE OF FUTURE HOUSING.

CREATE “ANCHORS” (FITNESS CENTER/MULTIPURPOSE SPORTS VENUE) FOR THE IMPLEMENTATION OF THE ATHLETIC FIELDS.

THE KEY SIX COMPONENTS WERE LOCATED TO MAXIMIZE THE USE OF EXISTING FACILITIES.

CREATE A “BUFFER ZONE” AT THE SOUTHERN HOUSING.

EXPLORE RELATIONSHIPS WITH THE NEIGHBORING SCHOOLS.

SOME SITE AND PARKING ISSUES WILL NEED TO BE ADDRESSED IN THE FUTURE AS THE OVERALL MASTER PLAN IS COMPLETED.

NOTE:

THIS MASTER PLAN WAS BASED UPON AN AERIAL PHOTOGRAPH; BEFORE PROCEEDING WITH ANY WORK, PACIFIC LUTHERAN UNIVERSITY SHOULD OBTAIN A FULL TOPOGRAPHIC SURVEY INDICATING MEETS AND BOUNDS, SETBACKS, EASEMENTS, ETC.

CHAPTER 2
OLSON AUDITORIUM RENOVATION

OLSON AUDITORIUM RENOVATION NARRATIVE



THE PROGRAM AND THE CONCEPT PLANS DEVELOPED FOR THE RENOVATIONS AND ADAPTATION OF OLSON AUDITORIUM REPRESENT A ROAD MAP FOR THE IMPLEMENTATION OF CHANGES AIMED AT ACHIEVING THE GOALS AND OBJECTIVES OF THE MANY GROUPS THAT DO AND WILL CONTINUE TO SHARE THE FACILITY. AS WITH THE FIELDS AND FACILITIES COMPONENT OF THE MASTER PLAN, SEVERAL ALTERNATIVES WERE PRESENTED TO THE MASTER PLAN STUDY COMMITTEE. THEIR INPUT PROVIDED THE THREE OPTIONS CONTAINED IN THIS VOLUME. BENCHMARKING OF PROGRAM COMPONENTS AT PEER AND COMPARABLE INSTITUTIONS ALSO INFORMED THE DEVELOPMENT OF THE PROGRAM AND CONCEPT PLANS.

THE PROGRAM AND THE CONCEPT PLANS WILL GUIDE THE UNIVERSITY AS IT PLANS TO RENOVATE OLSON AUDITORIUM WHETHER AS ONE CONSTRUCTION PROJECT OR IN MULTIPLE PHASES AS FUNDING IS ALLOCATED. PHASED CONSTRUCTION COULD BE MANAGED SO THAT INDIVIDUAL PHASES COULD BE CONSTRUCTED DURING SUCCESSIVE SUMMER BREAKS.

OLSON AUDITORIUM



OLSON AUDITORIUM COMPRISES APPROXIMATELY 85,000 GSF ON TWO LEVELS. INDEPENDENT ASSESSMENT OF THE 1960'S BUILDING STRUCTURE CONCLUDED THAT THE STRUCTURE REMAINS SOUND, THUS INFORMING THE COMMITTEE'S EARLY DECISION TO PRESERVE OLSON AUDITORIUM WHILE SEEKING TO ACHIEVE, WHEREVER POSSIBLE, THE GOALS AND OBJECTIVES ESTABLISHED FOR THE VARIOUS CO-OCCUPANTS WITH A RENOVATION PLAN THAT REMAINS WITHIN THE CONFINES OF THE EXISTING BUILDING FOOTPRINT.

KEY PLANNING ISSUES INCLUDE: CONSOLIDATION OF PHYSICAL EDUCATION FACULTY OFFICES AND CLASSROOMS, COACHES OFFICES AND ATHLETICS ADMINISTRATION OFFICES WITHIN OLSON CURRENTLY LOCATED IN SEVERAL BUILDINGS ON THE LOWER CAMPUS; EXPANSION OF THE TRAINING ROOM; AND DEVELOPMENT OF LOCKER ROOMS, TEAM ROOMS AND EQUIPMENT ROOMS COMPARABLE TO THOSE AT PEER INSTITUTIONS TO AID IN RECRUITMENT/RETENTION OF ATHLETES.

MAJOR COMPONENTS OF THE OLSON AUDITORIUM RENOVATION INCLUDE:

ATHLETIC TRAINING ROOM

- EXPANSION OF THE EXISTING ATHLETIC TRAINING ROOM FROM 800 TO 2,400 SQUARE FEET WILL ACCOMMODATE OVER 500 STUDENTS, ATHLETES, PARTICIPANTS IN 20 VARSITY SPORTS. TAPING TREATMENT AREAS, AN EXERCISE AREA, HYDROTHERAPY AREA, A PRIVATE EXAM AREA, WAITING AREA, OFFICE(S) AND STORAGE WILL BE CREATED IN THIS SPACE.
- THIS EXPANSION MAY BE PHASED IN ORDER TO MAINTAIN ONE OR TWO RACQUETBALL COURTS UNTIL THE FITNESS CENTER IS BUILT.

ATHLETICS ADMINISTRATION AND COACHES OFFICES

- ATHLETICS ADMINISTRATION LIKELY RETAINS ITS CURRENT LOCATION JUST NORTH OF THE MAIN BUILDING LOBBY, INCLUDING RECEPTION/SECRETARIAL, OFFICES, WORK ROOM AND CONFERENCE ROOM.
- COACHES AND ASSISTANT COACHES OFFICES ARE CONSOLIDATED FROM LOCATIONS IN SEVERAL BUILDINGS ACROSS THE LOWER CAMPUS TO OLSON.
- THE SCHOOL OF PHYSICAL EDUCATION FACULTY/STAFF OFFICES, PERFORMANCE LAB AND CLASSROOMS
- THE SCHOOL OF PHYSICAL EDUCATION OFFICES ARE CONSOLIDATED IN A SINGLE LOCATION IN OLSON AUDITORIUM. A DEDICATED PERFORMANCE LAB IS ACCOMMODATED IN THE PROGRAM, AS WELL AS A SOMEWHAT REDUCED INVENTORY OF CLASSROOMS AS SOME NON-PHYSICAL EDUCATION CLASSES MOVE TO MORKEN.

LOCKER ROOMS/SHOWERS/TEAM ROOMS

- FLEXIBLE TEAM ROOM SPACES OFF BOTH THE WOMEN'S AND MEN'S SHOWERS WILL PROVIDE THE BEST ACCOMMODATION OF VARIOUS TEAMS EACH SEASON. SEPARATE LOCKER ROOMS WILL BE PROVIDED FOR WOMEN'S AND MEN'S FACULTY/STAFF AND FOR OFFICIALS.
- THE FLEXIBLE LOCKER ROOM SPACES PROGRAMMED FOR OLSON PERMIT COMPARTMENTALIZATION TO ACCOMMODATE VISITORS' TEAMS.
- TECHNOLOGY INFRASTRUCTURE SHOULD INCLUDE VIDEO EQUIPMENT AS NEEDED IN THE ATHLETIC TEAM ROOMS OR ELSEWHERE IN A CLASSROOM ENVIRONMENT.



OLSON AUDITORIUM RENOVATION

GYMNASIUM



- THE LARGEST ASSEMBLY SPACE ON THE PLU CAMPUS WILL CONTINUE TO SERVE THE NEEDS OF THE CAMPUS FOR PHYSICAL EDUCATION CLASSES, ATHLETICS PRACTICES AND COMPETITION (BASKETBALL, VOLLEYBALL), BANQUETS, CONFERENCES, CONVOCATIONS, GRADUATIONS, CONCERTS, SONGFEST, ETC.
- RENOVATION OF OLSON AUDITORIUM WOULD PREDICATE IMPROVEMENTS TO THE SPECTATOR SEATING AND BUILDING SUPPORT SPACES (RESTROOMS, ELEVATOR, SIGNAGE, ETC.) TO COMPLY WITH ADA AND CURRENT CODE REQUIREMENTS. ACTUAL SEATING CAPACITY WILL DIMINISH SLIGHTLY AS ACCESSIBILITY REGULATIONS ARE IMPLEMENTED.
- REMOVAL OF THE STAGE IS A CONSIDERATION TO IMPROVE CROWDED CONDITIONS AT GAMES, BUT WOULD REQUIRE THE RELOCATION OF THE STORAGE BENEATH THE STAGE AND A TEMPORARY STAGE FOR CERTAIN EVENTS.
- THE UPPER BALCONY REFURBISHMENT WILL INCLUDE NEW ADA COMPLIANT BLEACHERS, A NEW WOOD FLOOR AND IMPROVED LIGHTING.



FIELD HOUSE

- INDOOR SPORTS AND RECREATION WILL CONTINUE TO BE ACCOMMODATED IN THE EXISTING FIELD HOUSE ON THE WEST SIDE OF OLSON AUDITORIUM.
- FUTURE PHASES OF THE SITE PLAN MAY INCLUDE THE EXPANSION OR REPLACEMENT OF THE EXISTING FIELD HOUSE TO ACCOMMODATE AN INDOOR PRACTICE FACILITY.

LOBBY/CIRCULATION/BUILDING SUPPORT

- IMPROVEMENTS TO THE BUILDING ENTRY AND LOBBY WILL INCLUDE RELOCATED TICKET BOOTH(S), ELEVATOR ACCESS TO THE UPPER LEVEL, AND OTHER IMPROVEMENTS NECESSARY TO COMPLY WITH ADA ACCESSIBILITY REQUIREMENTS AND OTHER CODE REQUIREMENTS.
- ALL BUILDING RESTROOMS MUST BE RENOVATED TO INCLUDE ACCESSIBLE STALLS AND LAVATORIES. THE ELIMINATION OF DEAD END CORRIDORS, OF UNSAFE PROJECTIONS INTO HALLWAYS, THE REPLACEMENT OF BALCONY GUARDRAILS AND STAIR RAILS, AND THE ELIMINATION OF UNDER-STAIR STORAGE CLOSETS ARE ALL IMPROVEMENTS THAT WILL BE MANDATED BY CODE WHEN OLSON IS RENOVATED EITHER IN PART OR IN WHOLE (DEPENDING UPON THE LOCAL JURISDICTION) AND ARE DETAILED ISSUES NOT RESOLVED AT THE MASTER PLANNING / PROGRAMMING STAGE.

EQUIPMENT ISSUE / STORAGE / LAUNDRY

- A DEDICATED SPACE FOR EQUIPMENT ISSUE IS LOCATED NEAR THE BUILDING ENTRANCE CLOSEST TO THE ATHLETIC FIELDS. THE ELIMINATION OF RACQUETBALL COURTS FROM OLSON WILL PROVIDE MUCH NEEDED ADDITIONAL STORAGE SPACE IN ADDITION TO SPACE FOR THE EXPANDED TRAINING ROOM.



OLSON AUDITORIUM RENOVATION

ATHLETICS PROGRAM

NOTES

OPTION 1 INDICATES PREFERRED PROGRAM AND INCLUDES UPPER LEVEL BUILD-OUT OVER RACQUETBALL COURTS.

OPTION 2 INDICATES AREAS AVAILABLE IF THE UPPER LEVEL OF THE RACQUETBALL COURTS IS NOT UTILIZED, PROGRAM CUTS WOULD BE REQUIRED OF APPROX 4000 SF.

	EXISTING	OPTION 1	OPTION 2
	AREA	AREA	AREA
	APPROX		
ATHLETICS ADMINISTRATIVE ZONE			
ATHLETIC DIRECTOR		200	
ASSISTANT ATHLETIC DIRECTOR		120	
ASSISTANT ATHLETIC DIRECTOR		120	
BUSINESS MANAGER		120	
SPORTS INFORMATION DIRECTOR		120	
MARKETING/MERCHANDISING POOL		120	
CONFERENCE		300	
RECEPTION/CLERICAL		200	
COPY/WORK ROOM/STORAGE (SHARED WITH SOPE)		200	
BREAKROOM		120	
ATHLETICS ADMINISTRATIVE ZONE ASF		1,620	
SUITE CIRCULATION @ 20%		324	
ATHLETICS ADMINISTRATIVE ZONE			
TOTAL GSF	2,110	1,944	1,700
ATHLETICS COACHING ZONE			
FOOTBALL HEAD COACH		120	
FOOTBALL ASSISTANT COACH		120	
FOOTBALL ASSISTANT COACH		120	
SHARED MEETING ROOM/TAPE ETC.		600	
MEN'S BASKETBALL HEAD COACH		120	
WOMEN'S BASKETBALL COACH		120	

ATHLETICS PROGRAM (CONTINUED)

	EXISTING AREA	OPTION 1 AREA	OPTION 2 AREA
BASEBALL HEAD COACH		120	
SOFTBALL HEAD COACH		120	
TRACK / CROSS COUNTRY HEAD COACH		120	
MEN'S SOCCER HEAD COACH		120	
WOMEN'S SOCCER HEAD COACH		120	
VOLLEYBALL HEAD COACH		120	
M+W TENNIS HEAD COACHES		120	
GOLF HEAD COACH		120	
CREW HEAD COACH		120	
M/W PT ASSISTANTS/MEETING		400	
ATHLETICS COACHING ZONE ASF		2,680	
SUITE CIRCULATION @ 20%		536	
ATHLETICS COACHING ZONE TOTAL GSF	1,500	3,216	3,220
ATHLETICS LOCKERS/SUPPORT ZONE			
LOCKER 1		1000	
LOCKER 2		400	
LOCKER 3		300	
SHARED SHOWERS/TOILETS		700	
LOCKER 4		400	
LOCKER 5		400	
LOCKER 6		300	
SHARED SHOWERS/TOILETS		700	
MEN'S SHARED LOCKERS (PE/RECREATION)		200	
WOMEN'S SHARED LOCKERS (PE/RECREATION)		200	
VISITORS LOCKER/SHOWER/TOILETS		1000	
TEAM MEETING ROOM		600	
MEN'S COACH/STAFF LOCKERS/SHOWERS/ TOILETS		300	
WOMEN'S COACH/STAFF LOCKERS/SHOWERS/ TOILETS		300	
OFFICIALS/PERFORMER/ADA LOCKER/SHOWER/ TOILET 1		200	

OLSON AUDITORIUM RENOVATION

ATHLETICS PROGRAM

	EXISTING AREA APPROX	OPTION 1 AREA	OPTION 2 AREA
SUB TOTAL LOCKERS/SHOWERS		7000	5320
LOCKER SUITE CIRCULATION @ 20%		1400	
LAUNDRY		300	
EQUIPMENT STORAGE/ISSUE		1000	1800
ATHLETICS LOCKERS/SUPPORT ZONE TOTAL GSF	6,000	9,700	7,120
ATHLETICS TRAINING/CONDITIONING ZONE			
ATHLETIC TRAINERS OFFICE/CABINET		140	
ASSISTANT ATHLETIC TRAINERS		200	
ATHLETIC TRAINING ROOM INCLUDING AQUATIC THERAPY		1800	
EXAM/TREATMENT ROOM		160	
EQUIPMENT STORAGE (DIVISIBLE)		100	
TOILET		80	
ATHLETICS TRAINING/CONDITIONING ZONE TOTAL	800	2,480	2,400
PHYSICAL EDUCATION FACULTY/STAFF ZONE			
DEAN		200	
FACULTY OFFICE 1		120	
FACULTY OFFICE 2		120	
FACULTY OFFICE 3		120	
FACULTY OFFICE 4		120	
FACULTY OFFICE 5		120	
FACULTY OFFICE 6		120	
FACULTY OFFICE 7		120	
FACULTY SECRETARY/RECEPTION		200	
BREAKROOM		120	
STORAGE		120	
SUBTOTAL		1480	
SUITE CIRCULATION @ 20%		296	
PHYSICAL EDUCATION FACULTY/STAFF ZONE TOTAL	920	1,776	1,240

	EXISTING AREA APPROX	OPTION 1 AREA	OPTION 2 AREA	ATHLETICS PROGRAM (CONTINUED)
PHYSICAL EDUCATION CLASSROOM /LAB ZONE				
CLASSROOM 1		800		
CLASSROOM 2		600		
CLASSROOM 3 (TO BE DETERMINED)		600		
LABORATORY		1 200		
PHYSICAL EDUCATION CLASSROOM / LAB ZONE				
TOTAL	5,460	3,200	2,910	
PROGRAM SUMMARY GSF				
ATHLETICS ADMINISTRATIVE ZONE TOTAL GSF	2,110	1,944	1,700	
ATHLETICS COACHING ZONE TOTAL GSF	1,500	3,216	3,220	
ATHLETICS LOCKERS/SUPPORT ZONE GSF	6,000	9,700	7,120	
ATHLETICS TRAINING/CONDITIONING ZONE GSF	800	2,480	2,400	
PHYSICAL EDUCATION FACULTY/STAFF ZONE	920	1,776	1,240	
PHYSICAL EDUCATION CLASSROOM / LAB GSF	5,460	3,200	2,910	
TOTAL PROGRAM GSF	16,790	25,516	18,590	

NOTES

1. AREA ABOVE RACQUETBALL COURTS APPROX 3000 SF
2. PUBLIC TOILETS TO BE BROUGHT UP TO CODE
3. ADA AND CODE VIOLATIONS TO BE ADDRESSED
4. MECHANICAL/ ELECTRICAL/ PLUMBING SYSTEMS SEPARATE STUDY.

OLSON AUDITORIUM RENOVATION

EXHIBIT 2.1

OLSON OPTION 1 - FIRST FLOOR PLAN

TOTAL 1ST FLOOR - 57,289 SF

TOTAL 2ND FLOOR - 27,816 SF

TOTAL BUILDING - 85,105 SF

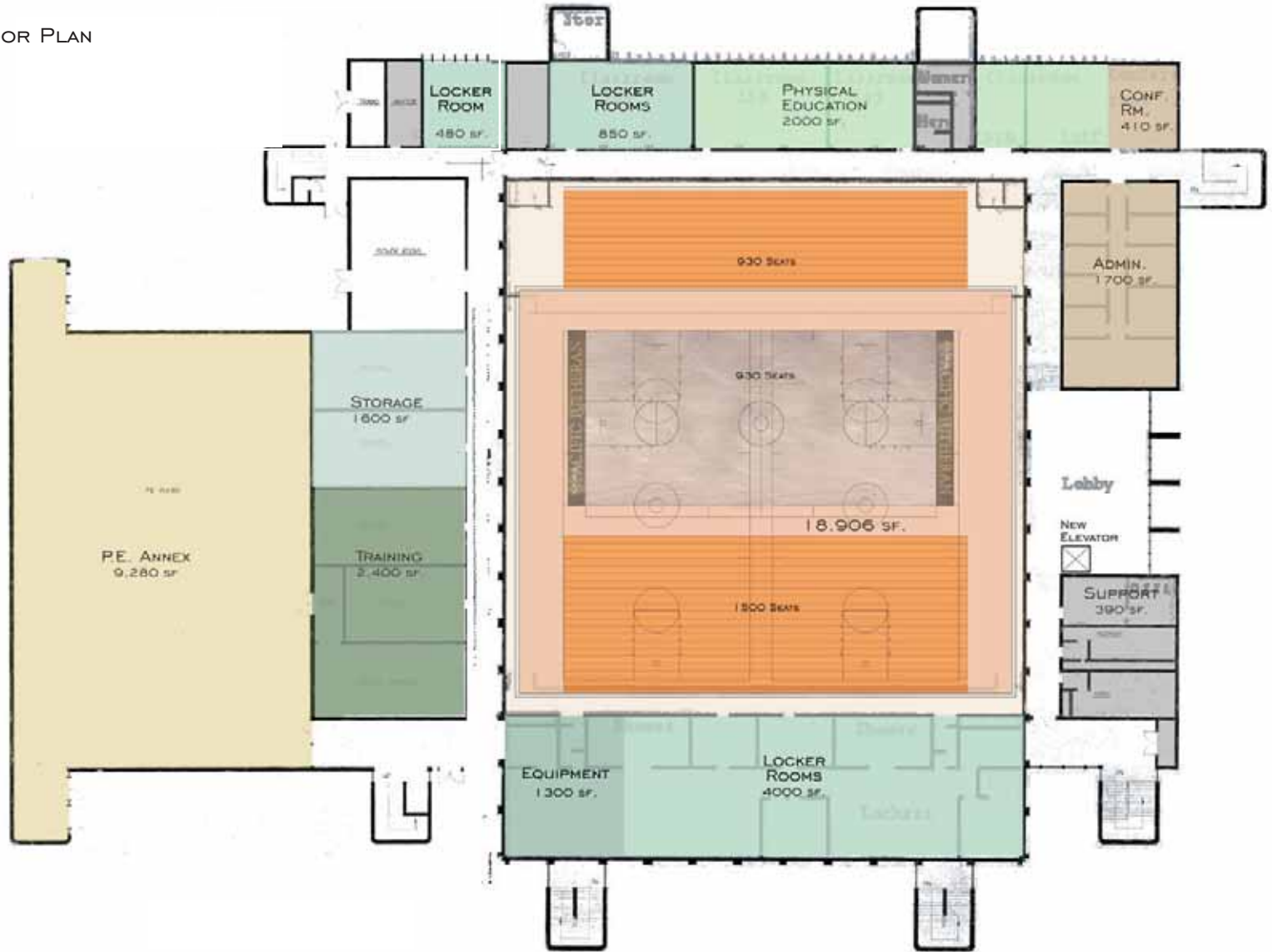
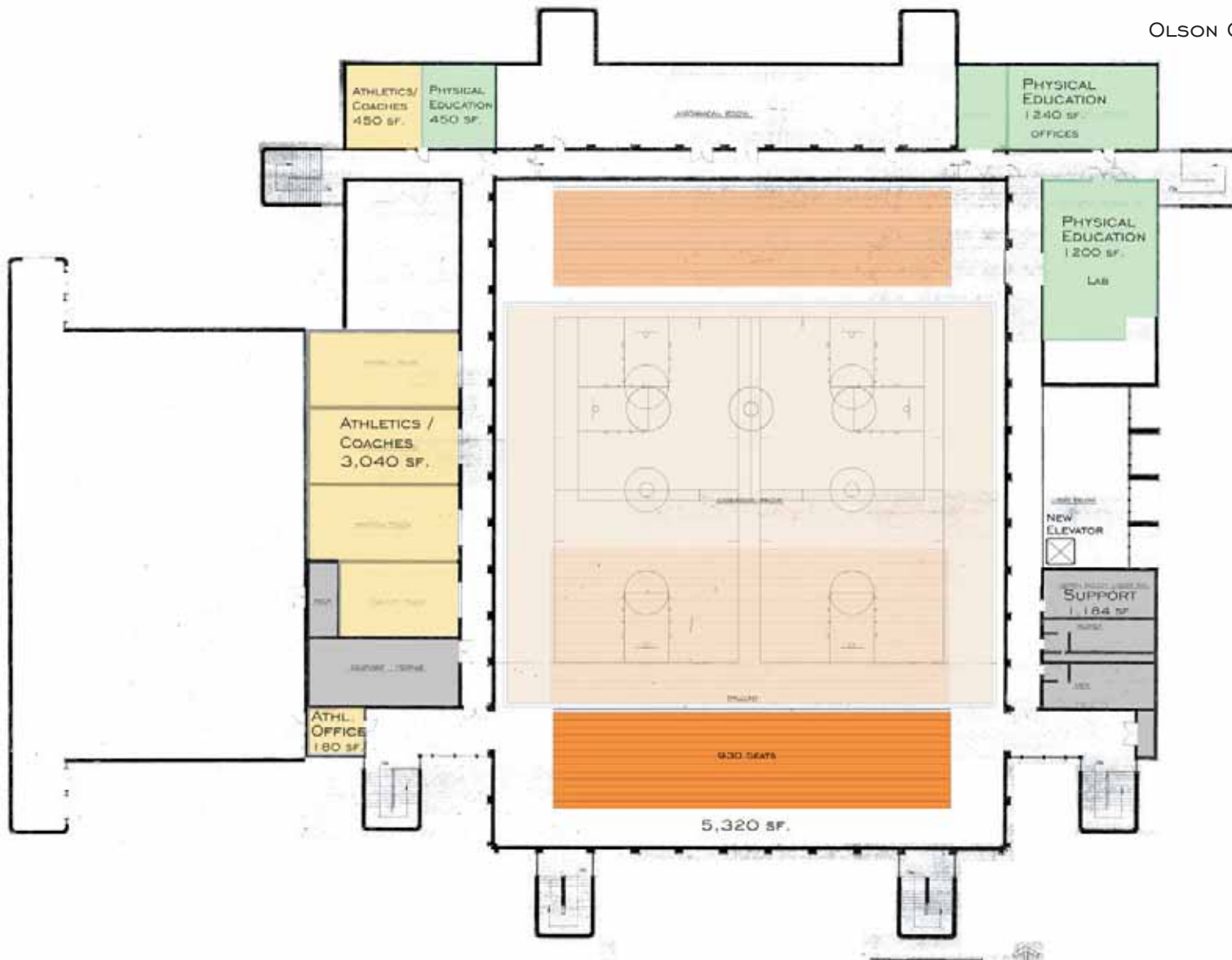


EXHIBIT 2.2
OLSON OPTION 1 - SECOND FLOOR PLAN



OLSON AUDITORIUM RENOVATION

EXHIBIT 2.3

OPTION 2 - FIRST FLOOR PLAN

TOTAL 1ST FLOOR - 57,289 SF

TOTAL 2ND FLOOR - 23,696 SF

TOTAL BUILDING - 80,985 SF

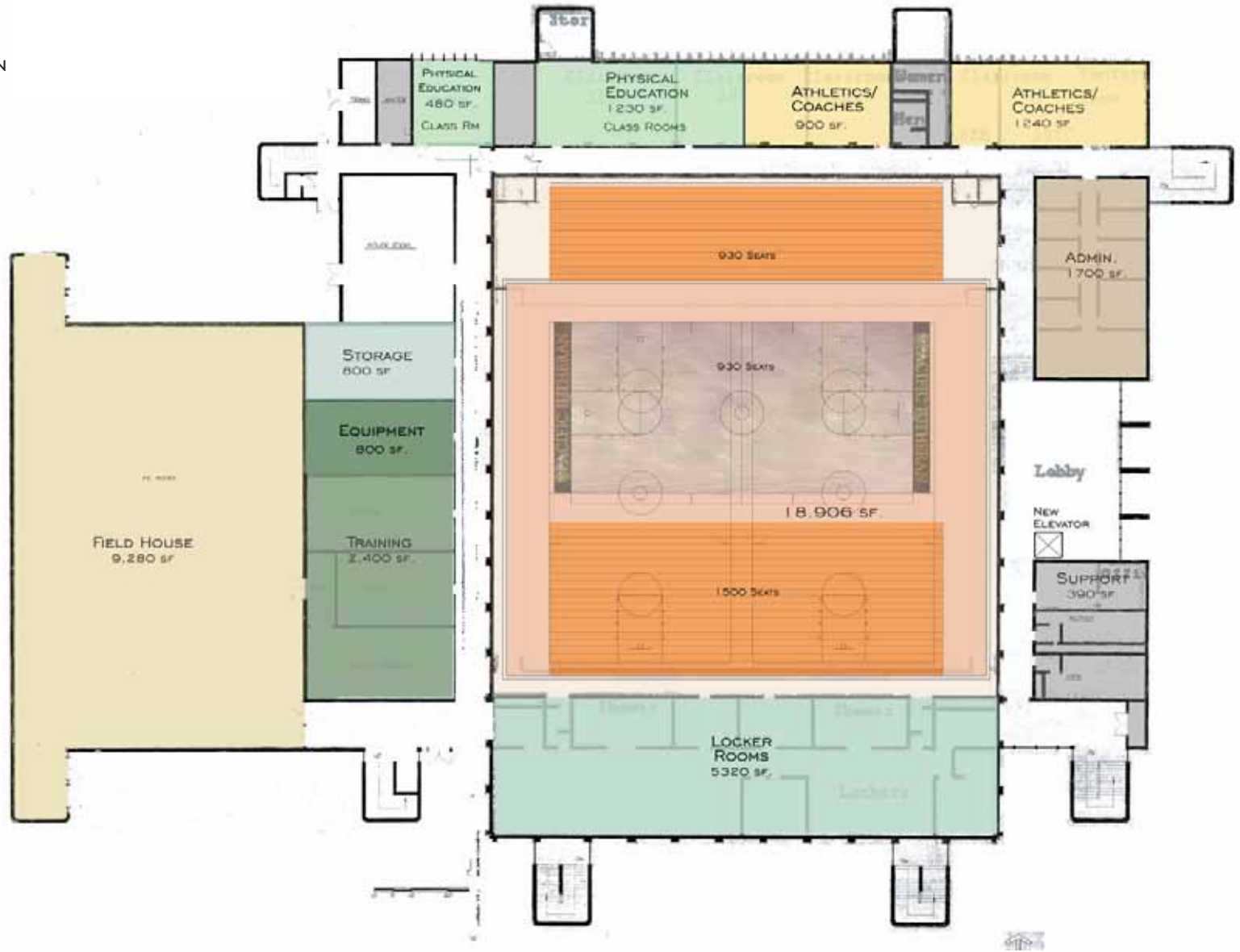
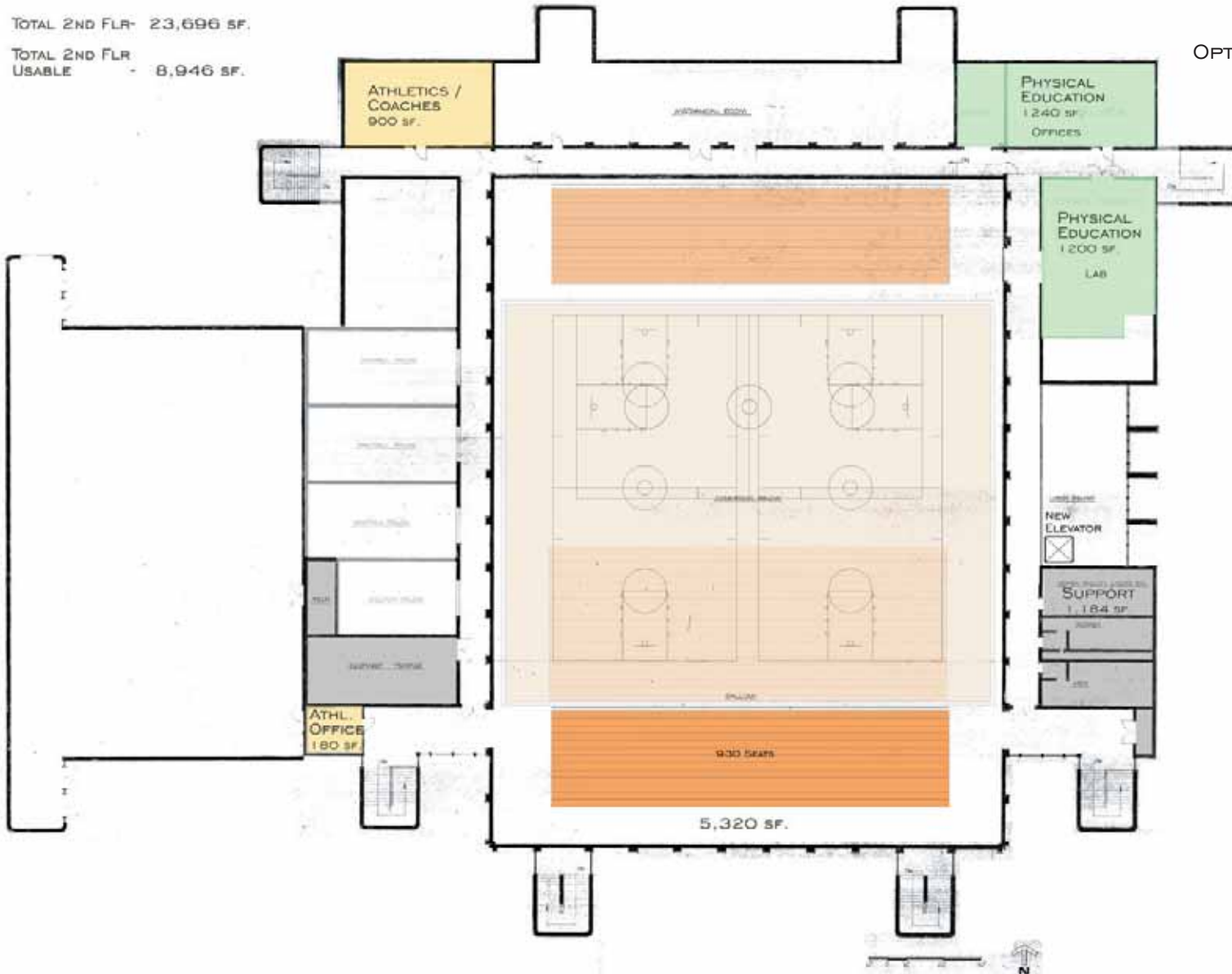


EXHIBIT 2.4
OPTION 2 - SECOND FLOOR PLAN

TOTAL 2ND FLR 23,696 SF.

TOTAL 2ND FLR
USABLE 8,946 SF.



OLSON AUDITORIUM RENOVATION TASKS & CONSIDERATIONS

OLSON AUDITORIUM CAN BE MODIFIED, AND SHOULD BE RENOVATED.

EXPANDING THE ATHLETIC TRAINING ROOM IS A PRIORITY.

THE ATHLETICS AND PHYSICAL EDUCATION FACULTY CAN ALL LOCATE WITHIN OLSON AND STILL BE MAINTAINED WITHIN GROUPS.

THE LOCKER ROOMS WITHIN OLSON CAN BE RE-ORGANIZED FOR USE AND EFFICIENCY.

THERE IS A SURPLUS OF RACQUETBALL COURTS, ESPECIALLY IF ADDITIONAL COURTS ARE BUILT WITHIN A NEW FITNESS CENTER.

CHAPTER 3
FITNESS AND AQUATIC CENTER



FITNESS AND AQUATIC CENTER NARRATIVE

THE PROGRAM AND CONCEPTUAL PLAN FOR THE FITNESS AND AQUATIC CENTER WAS DEVELOPED IN CLOSE COLLABORATION WITH THE APPROPRIATE UNIVERSITY STAFF, AND INCORPORATES CANNON DESIGN'S WIDE EXPERIENCE WITH THE BUILDING TYPE AND BENCHMARKING WITH PEER AND COMPARABLE INSTITUTIONS.

THE PROGRAM AND THE DESIGN CONCEPT WILL PROVIDE A SOUND BASIS FOR DETAILED PROGRAMMING AND DESIGN WHEN THE PROJECT IS FUNDED.

AN IMPORTANT INFLUENCE ON THE CONCEPTUAL PLAN IS TO ALLOW THE FITNESS CENTER OR THE AQUATIC CENTER TO BE CONSTRUCTED AS SEPARATE PROJECTS ON DIFFERENT TIME LINES.

THE CONCEPTUAL DESIGN OF THE PROJECT RESPONDS TO THE SPECIFIC CORNER SITE LOCATION THROUGH THE FOLLOWING STRATEGIES:

- OPEN THE PRESENT CORNER FOR IMPROVED VISIBILITY.
- LOCATE THE FITNESS CENTER WITHIN CLOSE PROXIMITY TO THE STUDENT HOUSING AND THE UNIVERSITY CENTER (UC).
- GIVE THE FOOD VENUE HIGH VISIBILITY AT THE STREET EDGE.
- PROVIDE THE AQUATIC CENTER A SEPARATE ACCESS POINT IN CLOSE RELATION TO OLSON.

THE INTERIOR PLANNING OF THE PROJECT WILL ACHIEVE:

- OPEN, SOCIAL SPACES FOR STUDENTS.
- CAPTURED VIEWS BACK TO THE CAMPUS AND MT. RAINIER.
- AN ABUNDANCE OF NATURAL LIGHT.
- SUSTAINABLE "GREEN" MATERIALS AND DESIGN CONCEPTS.



A. FITNESS CENTER

THE FITNESS CENTER COMPRISES APPROXIMATELY 90,000 GSF AND IS A ONE AND TWO STORY STRUCTURE.

KEY PLANNING ISSUES INCLUDE: THE ABILITY TO CONTROL ACCESS TO THE ACTIVITY COMPONENT, WHILE ALLOWING FREE ACCESS TO THE LOBBY AND FOOD VENUE, LOCKERS, LOCATED IN A WAY THAT THEY SERVE BOTH THE FITNESS CENTER AND THE AQUATIC CENTER.

MAJOR COMPONENTS OF THE FITNESS CENTER INCLUDE:

RECREATION ADMINISTRATION

- OFFICES, CONFERENCE ROOM AND SUPPORT SPACE FOR PROFESSIONAL STAFF AND STUDENT ASSISTANTS.

PUBLIC SPACE

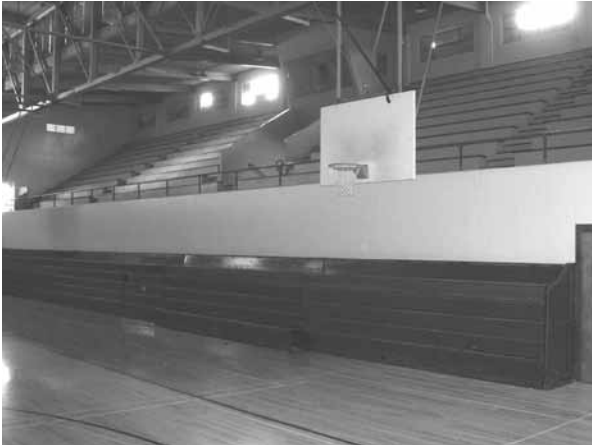
- ENTRY LOBBY AND LOUNGE AREA. INFORMATION DESK AND ACCESS CONTROL.

DINING

- SEATING AND SUPPORT SPACE FOR THE REPLACEMENT OF THE EXISTING BISTRO WHICH WILL BE DISPLACED BY THE NEW BUILDING. THE EXACT SIZE OF THE NEW FOOD VENUE SHOULD BE REVISITED WHEN DETAILED PROGRAMMING AND DESIGN COMMENCE.
- THE NEW FOOD VENUE WILL BE OUTSIDE SECURITY AND CAN KEEP DIFFERENT HOURS THAN THE FITNESS CENTER.



FITNESS AND AQUATIC CENTER



WEIGHT/FITNESS ROOM

- THIS ROOM WILL HAVE A FULL RANGE OF EXERCISE EQUIPMENT TO SERVE THE RECREATION, PHYSICAL EDUCATION AND ATHLETICS' USERS.
- IN ADDITION TO THE ENCLOSED ROOM, CARDIOVASCULAR EQUIPMENT IS ALSO LOCATED IN OTHER PARTS OF THE BUILDING, OFTEN WITH VIEWS OVER THE CAMPUS OR OTHER ACTIVITIES.

GYMNASIUM

- THE GYMNASIUM INCLUDES THREE 84' X 50' BASKETBALL COURTS WHICH ARE ALSO STRIPED FOR VOLLEYBALL AND BADMINTON. TWO OF THE COURTS WILL HAVE AN NCAA REGULATION BASKETBALL AND VOLLEYBALL COURTS PERPENDICULAR TO THEM. TOGETHER WITH RETRACTABLE OR PORTABLE BLEACHER SEATING, THIS WILL ALLOW THE GYMNASIUM TO BE USED FOR SPECTATOR EVENTS WHEN OLSON IS BEING USED FOR OTHER ACTIVITIES.
- THE GYMNASIUM WILL HAVE MOTORIZED RETRACTABLE BASKETBALL GOALS, AND THE COURTS MAY BE SEPARATED USING MOTORIZED DIVIDER CURTAINS TO ALLOW DISPARATE ACTIVITIES TO BE HELD SIMULTANEOUSLY.
- A FOUR LANE ELEVATED JOGGING TRACK CIRCLES THE GYMNASIUM AFFORDING VIEWS TO THE LOBBY, THE CAMPUS AND MOUNT RAINIER.



MULTI-PURPOSE ROOMS

- TWO SPRUNG FLOOR MULTI-PURPOSE ROOMS, EACH ITSELF DIVISIBLE, WILL PROVIDE SPACE FOR AEROBICS, YOGA, TAI CHI AND OTHER GROUP EXERCISE ACTIVITIES. THESE ROOMS CAN ALSO BE USED FOR SOCIAL GATHERINGS.



CLIMBING WALL

- A 60 FT. LONG BY 30 FT. HIGH ROCK CLIMBING WALL IS A FEATURE OF THE ENTRANCE LOBBY. THE WALL WILL BE DESIGNED TO ACCOMMODATE BEGINNERS AS WELL AS PROVIDING PRACTICE OPPORTUNITIES FOR MORE EXPERIENCED CLIMBERS.

RACQUETBALL/SQUASH

- THREE GLASS WALLED RACQUETBALL COURTS ARE PROVIDED, WITH ONE CAPABLE OF BEING CONVERTED TO SQUASH BY THE USE OF A MOVABLE BACK WALL. THESE COURTS REPLACE THE OLSON COURTS WHICH WILL BE CONVERTED TO OTHER USES.

CLASSROOM

- THE CLASSROOM WILL SERVE MANY FUNCTIONS, INCLUDING ACADEMICS, CPR CLASSES, TEAM MEETINGS, INTRAMURAL MEETINGS, ETC.

OUTDOOR RECREATION PROGRAM

- THE OUTDOOR RECREATION PROGRAM MAY BE RELOCATED FROM THE UNIVERSITY CENTER. THIS WILL BE DETERMINED BY THE UNIVERSITY AT A LATER DATE.

WELLNESS CENTER

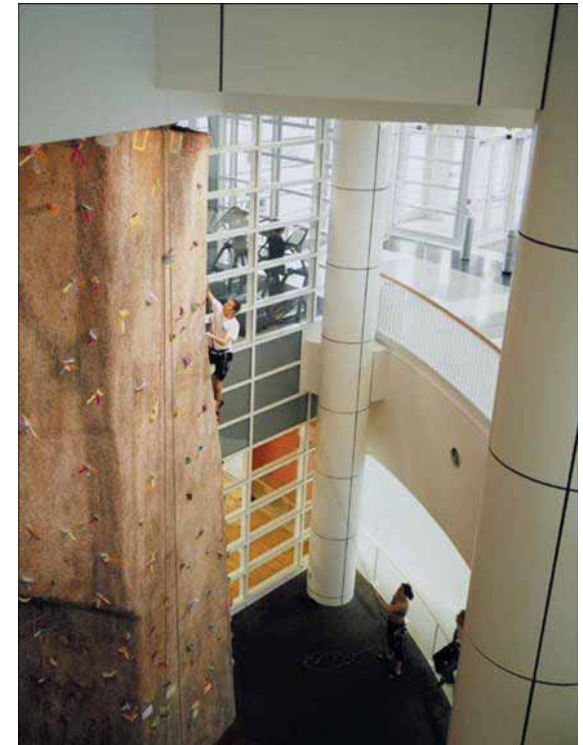
- THE DETAILED PROGRAM FOR THIS SPACE WILL BE DETERMINED BY THE UNIVERSITY AT A LATER DATE.

LOCKERS

- LOCKERS AND SHOWERS ARE PROVIDED FOR MALE AND FEMALE STUDENTS, AND ALSO FOR MALE AND FEMALE FACULTY/STAFF. THERE IS ALSO ONE FAMILY/SPECIAL NEEDS ROOM.
- IF THE AQUATIC CENTER AND FITNESS CENTER ARE CONSTRUCTED AT THE SAME TIME, THE LOCKERS WILL HAVE ACCESS TO BOTH PARTS OF THE FACILITY.

BUILDING SUPPORT

- SUPPORT AREAS INCLUDE EQUIPMENT STORAGE/CHECKOUT, LAUNDRY, COMMUNICATIONS, OPERATIONS AND MAINTENANCE AND CUSTODIAL STORAGE AND SERVICES ACCESS.



FITNESS AND AQUATIC CENTER



B. AQUATIC CENTER

- THE AQUATIC CENTER IS APPROXIMATELY 29,000 GSF AND IS PROGRAMMED TO MEET NCAA REGULATION COMPETITIVE STANDARDS AND PROVIDE RECREATION AND TEACHING CAPABILITIES.
- A KEY PLANNING CONSIDERATION FOR THE AQUATIC CENTER IS TO ALLOW USE OF THE POOL BY CHILDREN AND THE COMMUNITY WITHOUT IMPACTING THE FITNESS CENTER, AND TO PERMIT THE CENTER TO BE CONSTRUCTED INDEPENDENTLY FROM THE FITNESS CENTER, IF REQUIRED.
- THE NATATORIUM CONTAINS AN 8-LANE 25 YD POOL WITH A SHALLOW WATER ALCOVE, A SPA, SAUNA AND 200 SPECTATOR SEATS.
- THE 'COMMUNITY' ENTRANCE TO THE AQUATIC CENTER HAS A CONTROL POINT IN A SMALL LOBBY, BOYS AND GIRLS LOCKERS AND SHOWERS, AND PUBLIC TOILETS.
- THE 'UNIVERSITY' COMPONENT OF LOCKERS INCLUDES MEN'S AND WOMEN'S, FAMILY/SPECIAL NEEDS ROOM. IF THE AQUATIC CENTER AND THE FITNESS CENTER ARE CONSTRUCTED AT THE SAME TIME, THESE FACILITIES WILL BE SHARED.
- OTHER AMENITIES INCLUDE A WET CLASSROOM/MEET MANAGEMENT CENTER, LIFEGUARD AND AQUATIC DIRECTORS ROOM, AND AMPLE DECK STORAGE. FILTRATION ROOM IS LOCATED FOR EASY OUTSIDE ACCESS.

FITNESS AND AQUATIC CENTER PROGRAM

A. FITNESS CENTER PROGRAM

	PROGRAM AREA ASF	
RECREATION ADMINISTRATION		
RECEPTION AREA	1 00	
DIRECTOR	1 60	
ASSISTANT DIRECTOR	1 20	
PROGRAM DIRECTOR	1 20	
FITNESS/WEIGHT ROOM DIRECTOR (IN FITNESS CENTER)	1 20	
STUDENT SUPERVISORS (WORKSTATIONS)	1 20	
WORKROOM/STORAGE	200	
CONFERENCE ROOM	300	
RECREATION ADMINISTRATION ASF	1,240	
PUBLIC SPACE		
MAIN ENTRY LOUNGE AREA	2000	
INTERNET CAFE/ DINING SERVICES/BISTRO-REPLACEMENT	2400	To BE REFINED BY PLU
INTERNET CAFÉ/DINING SERVICES STORAGE/KITCHEN BISTRO-REPLACEMENT	1 800	To BE REFINED BY PLU
PUBLIC SPACE ASF	6,200	
ACTIVITY		
WEIGHT/FITNESS ROOM	1 0000	
WEIGHT ROOM/CV EQUIPMENT STORAGE	200	
GYMNASIUM (3/84' COURTS W/ REG CROSS COURT)	22000	BLEACHER SEATING TBD
GYMNASIUM STORAGE	1 000	
CONDITIONING TRACK	6000	
MULTI-PURPOSE ROOM 1 (DIVISABLE)	3000	

FITNESS AND AQUATIC CENTER

FITNESS AND AQUATIC CENTER PROGRAM (CONTINUATION)	PROGRAM AREA ASF	
MULTI-PURPOSE ROOM 2 (DIVISIBLE)	1 600	
MULTI-PURPOSE ROOM 2 STORAGE	200	
CLIMBING WALL	1 200	
RACQUETBALL 1	800	
RACQUETBALL 2	800	
RACQUETBALL/SQUASH CONVERTIBLE	840	
CLASSROOM	600	
OUTDOOR RECREATION PROGRAM TRIP PLANNING (RELOCATED FROM UNIVERSITY CENTER)	240	To BE REFINED BY PLU
OUTDOOR RECREATION PROGRAM STORAGE	600	
	<hr/>	
ACTIVITY ZONE ASF	49,080	
WELLNESS	PROGRAM	
WELLNESS CENTER/ CLASSROOM / ASSESSMENT	400	To BE REFINED BY PLU
	<hr/>	
WELLNESS ZONE ASF	400	
LOCKERS		
MEN'S LOCKERS/SHOWERS (50 LOCKER FOOTPRINTS)	1 300	
WOMEN'S LOCKERS/SHOWERS (50 LOCKER FOOTPRINTS)	1 300	
FAMILY/SPECIAL NEEDS LOCKERS	200	
MEN'S FACULTY/STAFF LOCKERS/SHOWERS	600	
WOMEN'S FACULTY/STAFF LOCKERS/SHOWERS	600	
	<hr/>	
LOCKERS ASF	4,000	

FITNESS AND AQUATIC CENTER PROGRAM (CONTINUATION)

BUILDING SUPPORT	PROGRAM		
EQUIPMENT STORAGE/CHECKOUT	600	TOTAL FITNESS AND AQUATIC CENTER ASF	82,700
LAUNDRY	200		
GENERAL BUILDING STORAGE	400	TOTAL FITNESS AND AQUATIC CENTER GSF	107,510
COMMUNICATIONS ROOM	140		
OPERATIONS/MAINTENANCE STORAGE	150		
CUSTODIAL STORAGE	150	OUTSTANDING PROGRAM ISSUES	
	<hr/>		
BUILDING SUPPORT ASF	1,640	OUTDOOR RECREATION FACILITIES	
		THE FOLLOWING FACILITIES MAY BE INCORPORATED IN DESIGN	
TOTAL FITNESS CENTER ASF	62,160		
TOTAL FITNESS CENTER GSF @ 70% EFFICIENCY	80,808	SAND VOLLEYBALL	
		OUTDOOR BASKETBALL	
B. AQUATIC CENTER PROGRAM		BARBECUE	
AQUATIC CENTER	PROGRAM		
NATATORIUM (8 LANE 25 YD) INC SPA	14000		
SPECTATOR SEATING (200)	960		
LOBBY	300		
WET CLASSROOM/MEET MANAGEMENT	600		
LIFEGUARD/FIRST AID	160		
AQUATIC COACH/DIRECTOR	120		
M PUBLIC TOILETS	200		
W PUBLIC TOILETS	200		
MEN'S LOCKERS/SHOWERS/TEAM ROOM	800	REDUCE IF FITNESS/AQUATIC COMBINED	
WOMEN'S LOCKERS/SHOWERS/TEAM ROOM	800	REDUCE IF FITNESS/AQUATIC COMBINED	
BOYS LOCKERS/SHOWERS	300		
GIRLS LOCKERS/SHOWERS	300		
SAUNA	200		
FAMILY/SPECIAL NEEDS LOCKERS	200	REDUCE IF FITNESS/AQUATIC COMBINED	
STORAGE	600		
FILTRATION	800		
	<hr/>		
TOTAL AQUATIC CENTER ASF	20,540		
TOTAL AQUATIC CENTER GSF @ 70% EFFICIENCY	26,702		

FITNESS AND AQUATIC CENTER



EXHIBIT 3.1
FIRST FLOOR PLAN

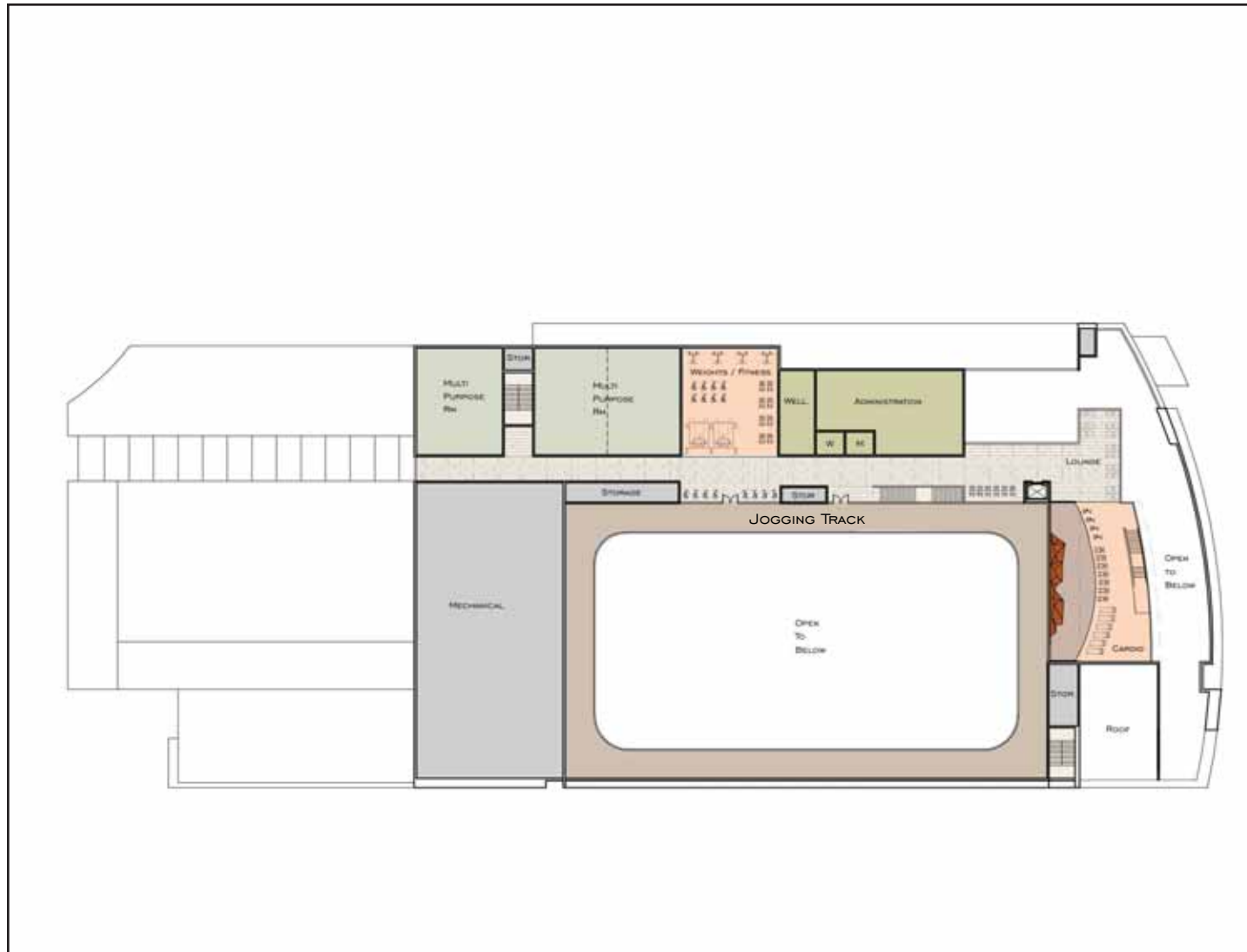


EXHIBIT 3.2
SECOND FLOOR PLAN
PACIFIC LUTHERAN UNIVERSITY MASTER PLAN | 41
ATHLETIC, RECREATION & PHYSICAL EDUCATION

FITNESS AND AQUATIC CENTER TASKS & CONSIDERATIONS

CONVENIENT LOCATION TO STUDENT HOUSING AND UNIVERSITY CENTER.

HIGH USE AND ACTIVITY CAN ASSIST IN UNIFYING THE UPPER AND LOWER CAMPUS.

PROVIDE LOUNGE SPACES FOR SOCIAL INTERACTION AND STUDY.

INCORPORATE A NEW DINING VENUE.

MAXIMIZE NATURAL DAY LIGHTING.

INCORPORATE OUTDOOR RECREATION.

PROVIDE FOR HEALTH EVALUATION FOR STUDENTS, STAFF AND FACULTY.

PROVIDE SEPARATE ENTRANCES AND ALLOW FOR FITNESS AND AQUATICS TO BE BUILT IN SEPARATE PHASES.

THE EXISTING SWIMMING POOL AND MEMORIAL GYM SHOULD BE TAKEN OFF LINE IN THE FUTURE, BUT ONLY ONCE THE REPLACEMENTS HAVE BEEN BUILT.

CONCLUSIONS

THE ATHLETICS, RECREATION AND PHYSICAL EDUCATION MASTER PLAN SETS FORTH A ROADMAP FOR THE INCREMENTAL DEVELOPMENT OF PACIFIC LUTHERAN UNIVERSITY'S LOWER CAMPUS. THE PLAN PRESERVES AND ENHANCES SOME OF THE EXISTING ASSETS OF THE LOWER CAMPUS, LEAVING OTHER VITAL BUT AGING FACILITIES IN PLACE UNTIL REPLACEMENT FACILITIES CAN BE FUNDED AND CONSTRUCTED.

THE INPUT OF NUMEROUS CAMPUS COMMITTEES, ORGANIZATIONS AND INDIVIDUALS INFORMED THIS MASTER PLANNING PROCESS. THE RESULTANT PLAN ACCOMMODATES THE FORESEEABLE NEEDS OF ATHLETICS, RECREATION AND THE SCHOOL OF PHYSICAL EDUCATION GIVEN THE CURRENT LEVEL OF PROGRAM.

THE ATHLETICS, RECREATION AND PHYSICAL EDUCATION MASTER PLAN STUDY FOCUSED ON THE TOTAL AVAILABLE LAND AREA OF THE LOWER CAMPUS AS WELL AS FOUR EXISTING BUILDINGS: OLSON AUDITORIUM, THE SWIMMING POOL, MEMORIAL GYM/NAMES FITNESS CENTER AND COLUMBIA CENTER.

THE RECOMMENDATIONS AS WHETHER TO RENOVATE VERSUS REPLACE THESE FOUR BUILDINGS WERE BASED ON AN ASSESSMENT OF THE ESSENTIAL BUILDING SYSTEMS ON THE FUNCTIONALITY OF THE EXISTING SPACES AND POSSIBLE ADAPTABILITY TO NEW USES, AND ON BUILDING CODE MANDATES TRIGGERED BY ANY SUBSTANTIAL MODIFICATION TO EXISTING STRUCTURES. IN SOME CASES (E.G. MEMORIAL GYM) CODE MANDATES WOULD TRIGGER COSTLY ALTERATIONS THAT RESULT IN REPLACEMENT BEING A MORE FINANCIALLY VIABLE OPTION THAN RENOVATION. IN OTHERS (E.G. THE SWIMMING POOL), FACILITIES ARE NEARING THEIR USEFUL LIFE EXPECTANCY AND COMPLETE RENOVATION WOULD BE A VERY COSTLY OPTION.

THE RECOMMENDATION OF THIS MASTER PLANNING STUDY IS THAT MEMORIAL GYM/NAMES FITNESS CENTER AND THE SWIMMING POOL SHOULD BE CONSIDERED FOR REPLACEMENT WITH A NEW FITNESS CENTER AND AQUATICS CENTER AND THEN DEMOLISHED TO MAKE WAY FOR EXPANSION OF HOUSING, PARKING OR ACADEMIC BUILDINGS. THE PROPOSED LOCATION OF THE NEW FITNESS/AQUATICS CENTER REQUIRES COLUMBIA CENTER TO BE DEMOLISHED TO MAKE WAY FOR A NEW FACILITY. THE FOOD SERVICE NOW OFFERED THROUGH THE BISTRO IS REPLACED WITH A FOOD VENUE WITHIN THE NEW FITNESS CENTER. THE STUDY RECOMMENDS THAT OLSON AUDITORIUM SHOULD BE RENOVATED TO PROVIDE FOR THE NEEDS OF ATHLETICS AND THE SCHOOL OF PHYSICAL EDUCATION, WHILE STILL SERVING THE CAMPUS-WIDE NEED FOR A SPACE FOR LARGE EVENTS.

THE MASTER PLAN FOR THE FIELDS AND FACILITIES ON LOWER CAMPUS MEETS THE IMMEDIATE NEEDS OF THE CAMPUS (E.G. A LIGHTED SYNTHETIC TURF FIELD) WITHOUT DISRUPTING OTHER VITAL FIELDS AND FACILITIES. AN INCREMENTAL DEVELOPMENT WILL CONTINUE TO IMPROVE THE AVAILABILITY AND QUALITY OF ATHLETICS, RECREATION AND SCHOOL OF PHYSICAL EDUCATION FACILITIES, BRINGING THEM MORE IN LINE WITH PEER INSTITUTIONS. THIS MASTER PLAN ACCOMMODATES FIELD SPORTS, BASEBALL, SOFTBALL, TRACK AND TENNIS IN A CONCENTRATED DEVELOPMENT BETWEEN 124TH STREET AND 126TH STREET. THE DESIGN CREATES A MORE PASSIVE ACTIVITY AS A BUFFER ZONE TO NEIGHBORING RESIDENCES SOUTH OF 126TH STREET THE SITE PLAN MAXIMIZES FLEXIBILITY IN THE SEQUENCING AND PHASING OF DEVELOPMENT.

FINALLY, THE MASTER PLAN COMMITTEE IDENTIFIED THE SIX TOP AREAS OF NEED, WHICH INCLUDE (IN ALPHABETICAL ORDER) AN, ADDITIONAL FIELD SPACE, AN AQUATIC CENTER, AN ARTIFICIAL TURF PRACTICE FIELD, A FITNESS CENTER, A MULTI-PURPOSE SPECTATOR VENUE AND RENOVATION OF OLSON AUDITORIUM.

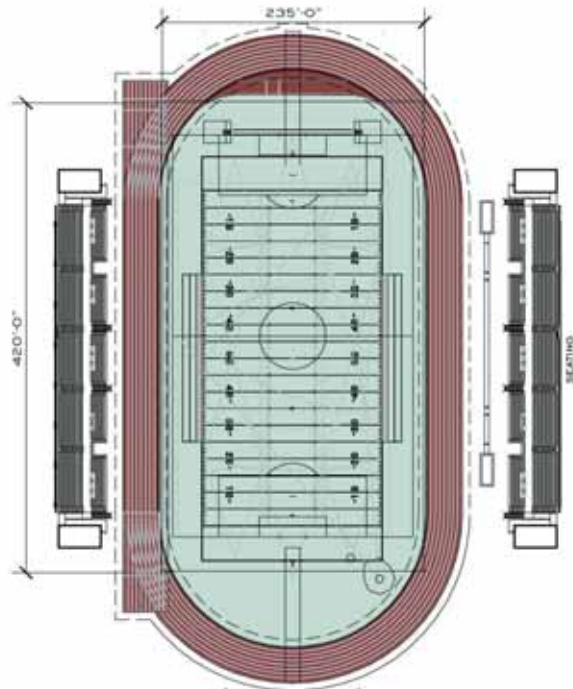
APPENDIX

BASED UPON THE UNIVERSITY'S REQUEST THAT THE MASTER PLANNING TAKE INTO CONSIDERATION THE POSSIBILITY OF THE INDOOR TENNIS FACILITY IN AN INITIAL PHASE, THIS EXHIBIT PROPOSES AN ALTERNATE SITE ON YAKIMA FOR THE INDOOR TENNIS FACILITY, SO AS NOT TO IMPACT THE EXISTING SOCCER FIELD AND TRACK.

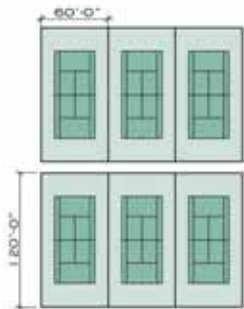
- A. SYNTHETIC TURF FIELD WITH 5000 SEATING
- B. SYNTHETIC TURF FIELD WITH LIGHTS
- C. INDOOR TENNIS COURTS
- D. OUTDOOR TENNIS COURTS
- E. FITNESS AND AQUATIC CENTER
- F. GRASS SOFTBALL FIELD
- G. GRASS BASEBALL FIELD
- H. GRASS FIELD
- I. GRASS FIELD



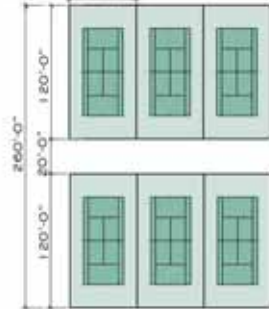
EXHIBIT A.2
PROGRAM COMPONENTS



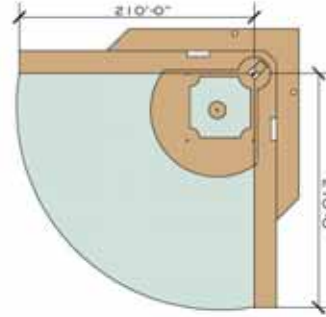
5000 SEAT MULTIPURPOSE SPORTS VENUE



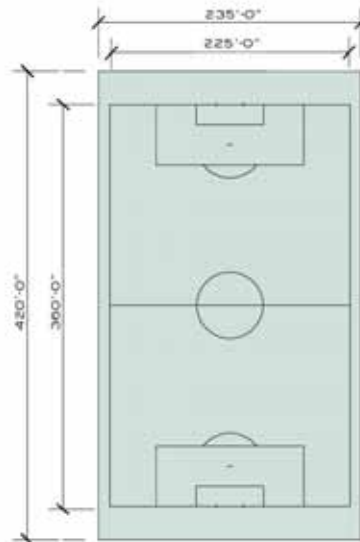
6 OUTDOOR TENNIS COURTS



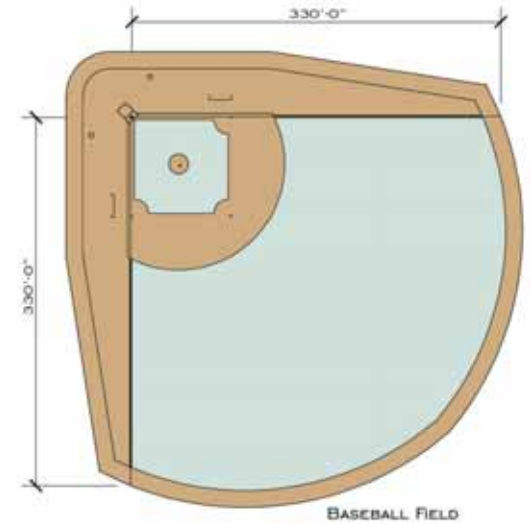
6 INDOOR TENNIS COURTS



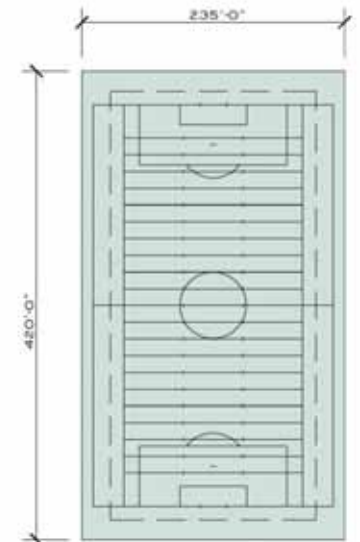
SOFTBALL FIELD



SOCCER FIELD 225' WIDTH



BASEBALL FIELD



MULTI-PURPOSE SYNTHETIC TURF FIELD



ATHLETIC, RECREATION, & PHYSICAL EDUCATION MASTER PLAN

