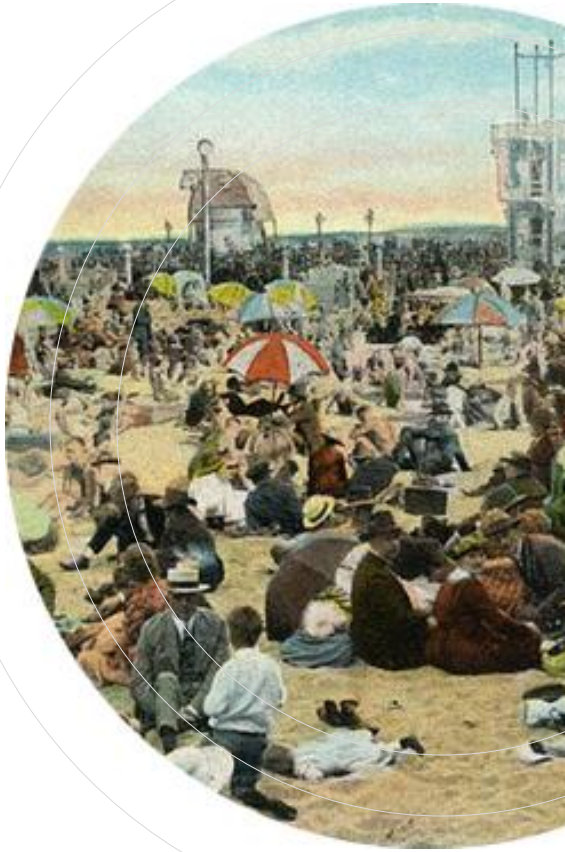
NEW BUILDING C&D

COLLEGE OF ALAMEDA

June 07, 2011

PROGRAM

	ASF	GSF
Building	49,594	72,932
Shell	27,255	40,081
TOTAL	**76,849**	**113,013**



- General Classrooms
- CIS/Bus./Econ. Computer Labs
- Disabled Student Programs & Services
- Division I&II Faculty Offices
- Dean Office Suite
- Art
- Apparel Design & Merchandising
- AV/Radio/TV
- Science (Shelled)
- Storeskeeper

CLASSROOMS

EXISTING

15 Classrooms for 30-45 students

2 Classrooms for 60-75 students

2 Tiered Classroom for 80-100 students

NEW

10 Classrooms for 55 students

7 Classrooms for 45 students

1 Tiered Classroom for 150 students

FUTURE

3 Classrooms for 55 students

1 Tiered Classrooms for 150 students

EXISTING

3	Biology labs for 29-35 students
1	Chemistry lab for 34 students
1	Physics lab for 34 students

FUTURE

4	Biology labs for 55 students
1	Chemistry lab for 55 students
1	Physics lab for 55 students
1	Science classroom for 55 students
1	Science computer lab for 55 students

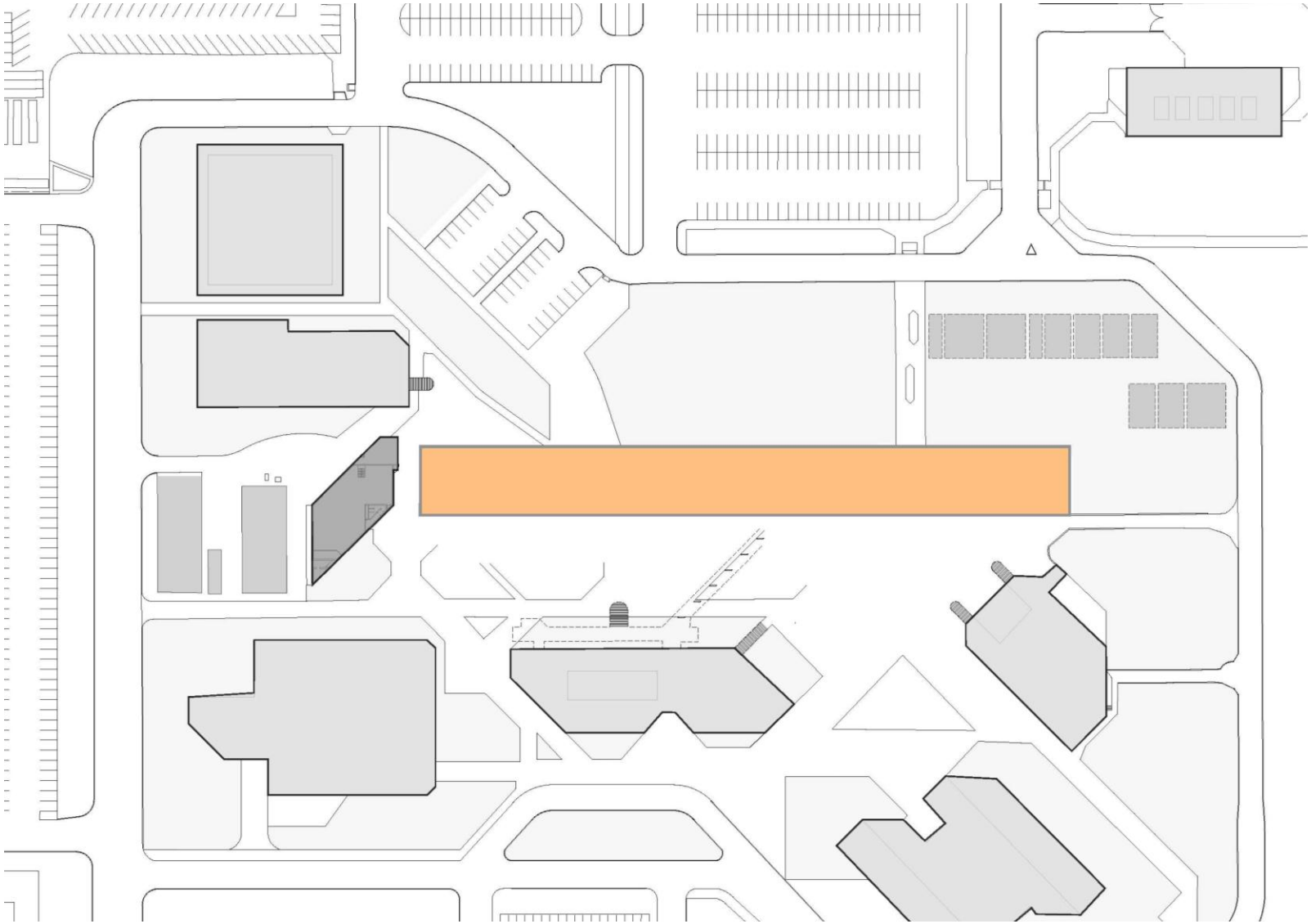
SPACE NEEDS BY DEPT-WITH WSCH

WSCH

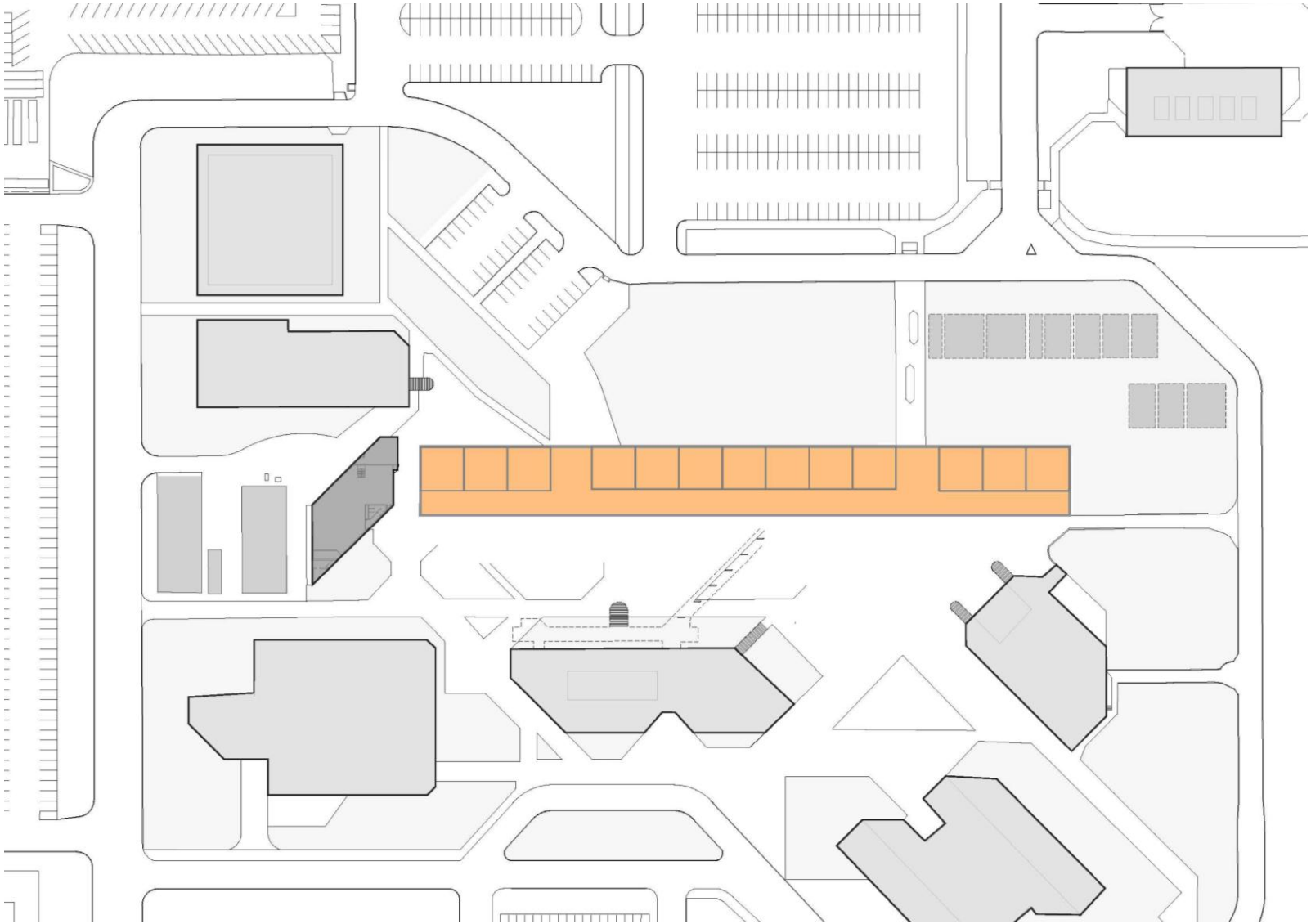
SUMMARY BY WSCH GROUP ONLY*	Existing SF	State ASF/100 WSCH 2007	State ASF/100 WSCH 2022	Proposed SF	Delta SF Proposed - WSCH 2022	Delta SF Proposed - Existing
ADAM (Apparel Design/Merch)	5,072	2,028	2,876	5,993	3,117	921
Art	1,862	1,932	2,895	1,900	-995	38
CIS/Business/Economics	2,307	755	1,173	2,850	1,677	543
Faculty Offices	4,747	10,384	13,120	3,550	-9,570	-1,197
General Classrooms	18,826	13,666	20,599	21,750	1,151	2,924
SUMMARY						
SUBTOTAL ASSIGNABLE AREA (ASF)	32,814	28,765	40,662	36,043	-4,619	3,229
68% EFFICIENCY FACTOR						
SUBTOTAL GROSS AREA (GSF)	48,256	42,302	59,797	53,004	-6,793	4,749
SHELL PROGRAM						
Science (SHELL)	10,120	9,543	14,086	21,420	7,334	11,300
General Classrms (SHELL)	1,887	0	0	5,835	5,835	3,948
SUMMARY						
SUBTOTAL ASSIGNABLE AREA (ASF)	12,007	9,543	14,086	27,255	13,169	15,248
68% EFFICIENCY FACTOR						
SUBTOTAL GROSS AREA (GSF)	17,657	14,034	20,714	40,081	19,367	22,424
TOTAL BUILDING + SHELL WSCH SUMMARY*						
TOTAL ASSIGNABLE AREA (ASF)	44,821	38,309	54,748	63,298	8,550	18,477
68% EFFICIENCY FACTOR						
TOTAL GROSS AREA (GSF)	65,913	56,336	80,511	93,085	12,574	27,172

*OTHER NON-ACADEMIC BUILDING AREA	13,551	ASF
AV. DSPS, Shared Areas, Dean's Suite, Supporting Facilities, IT, Storeskeeper, Custodial, Storage, Operations	19,928	GSF
GRAND TOTAL BUILDING + SHELL SUMMARY	76,849	ASF
	113,013	GSF

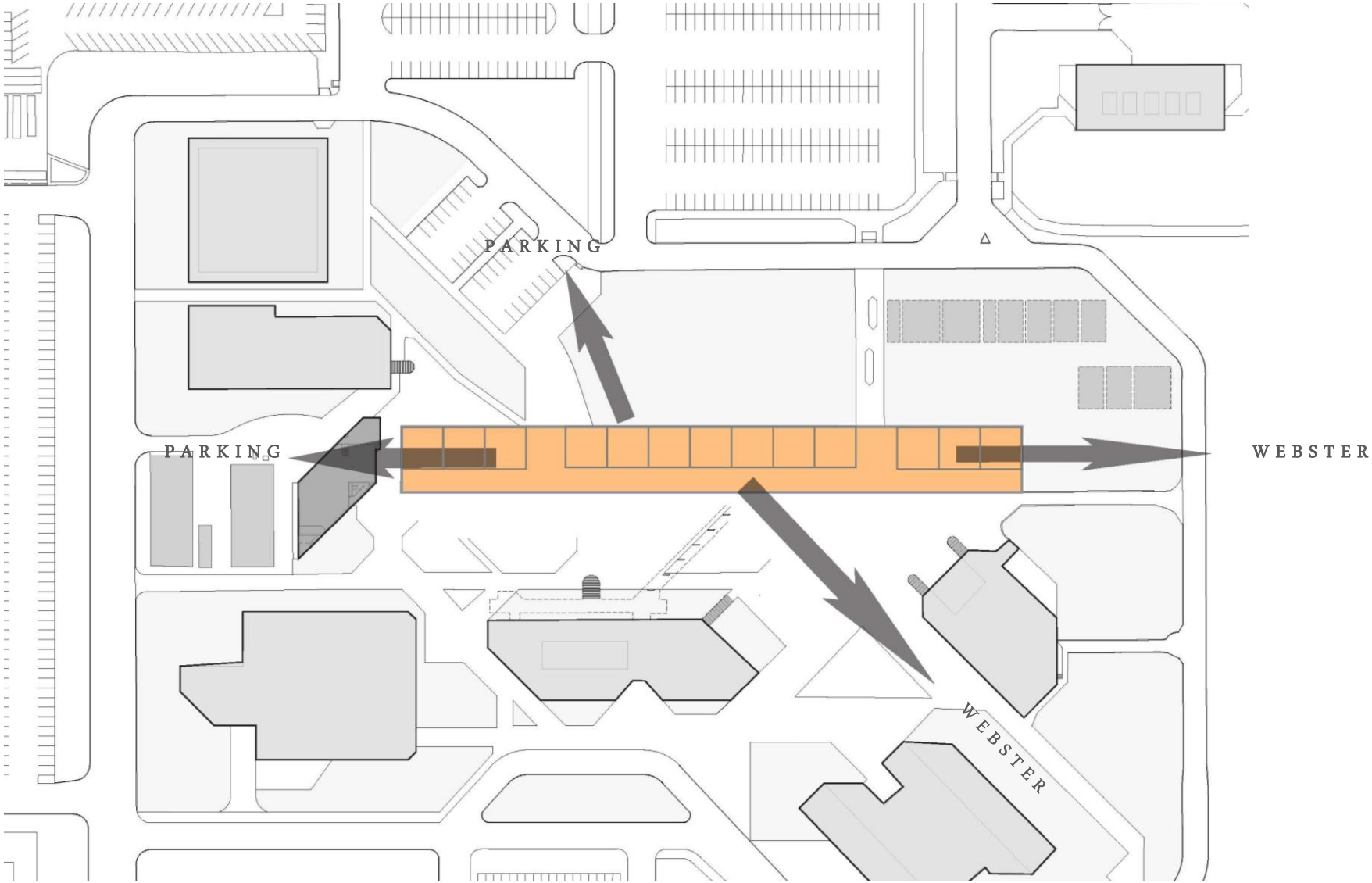
BUILDING SHAPE



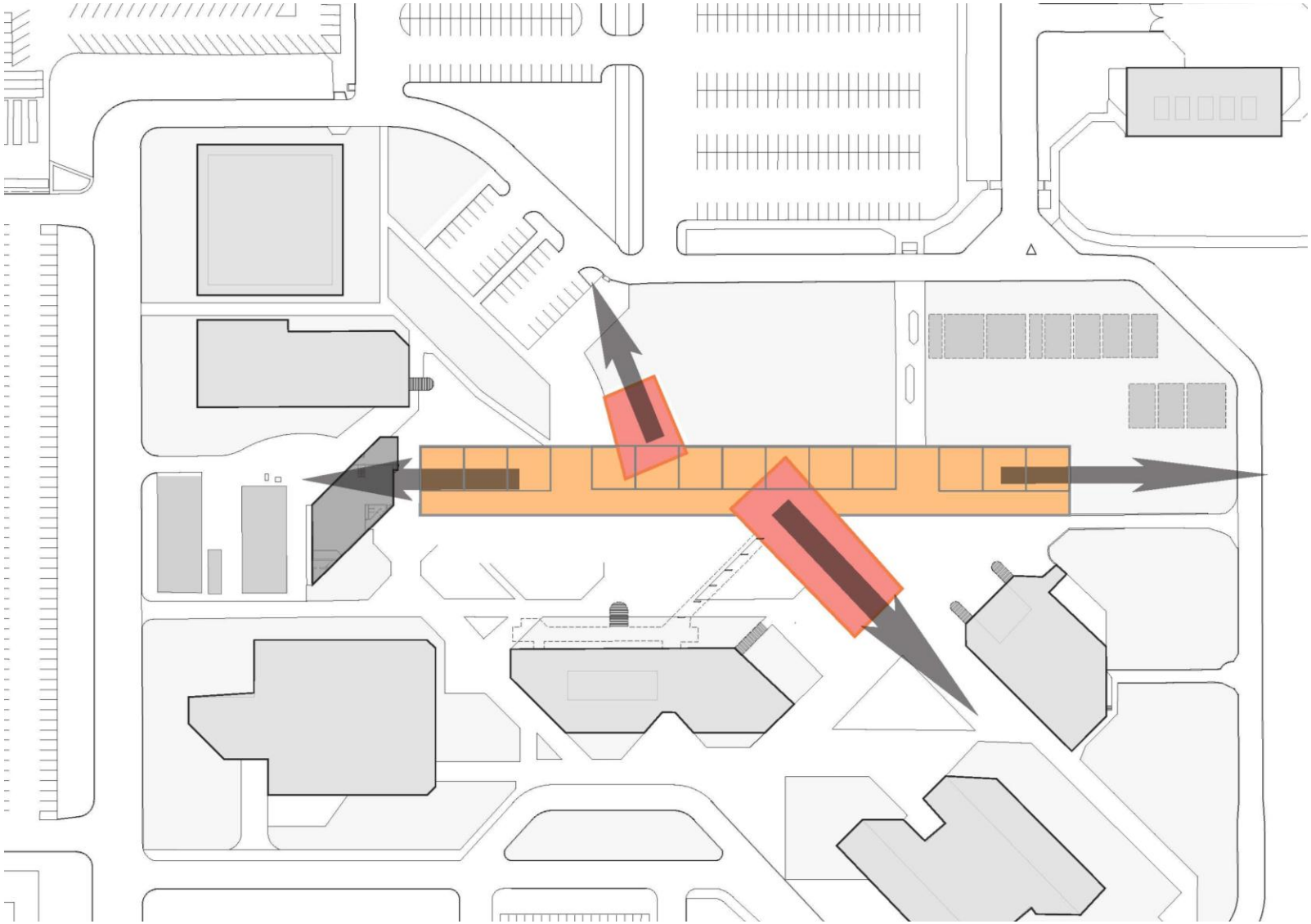
Building Shape

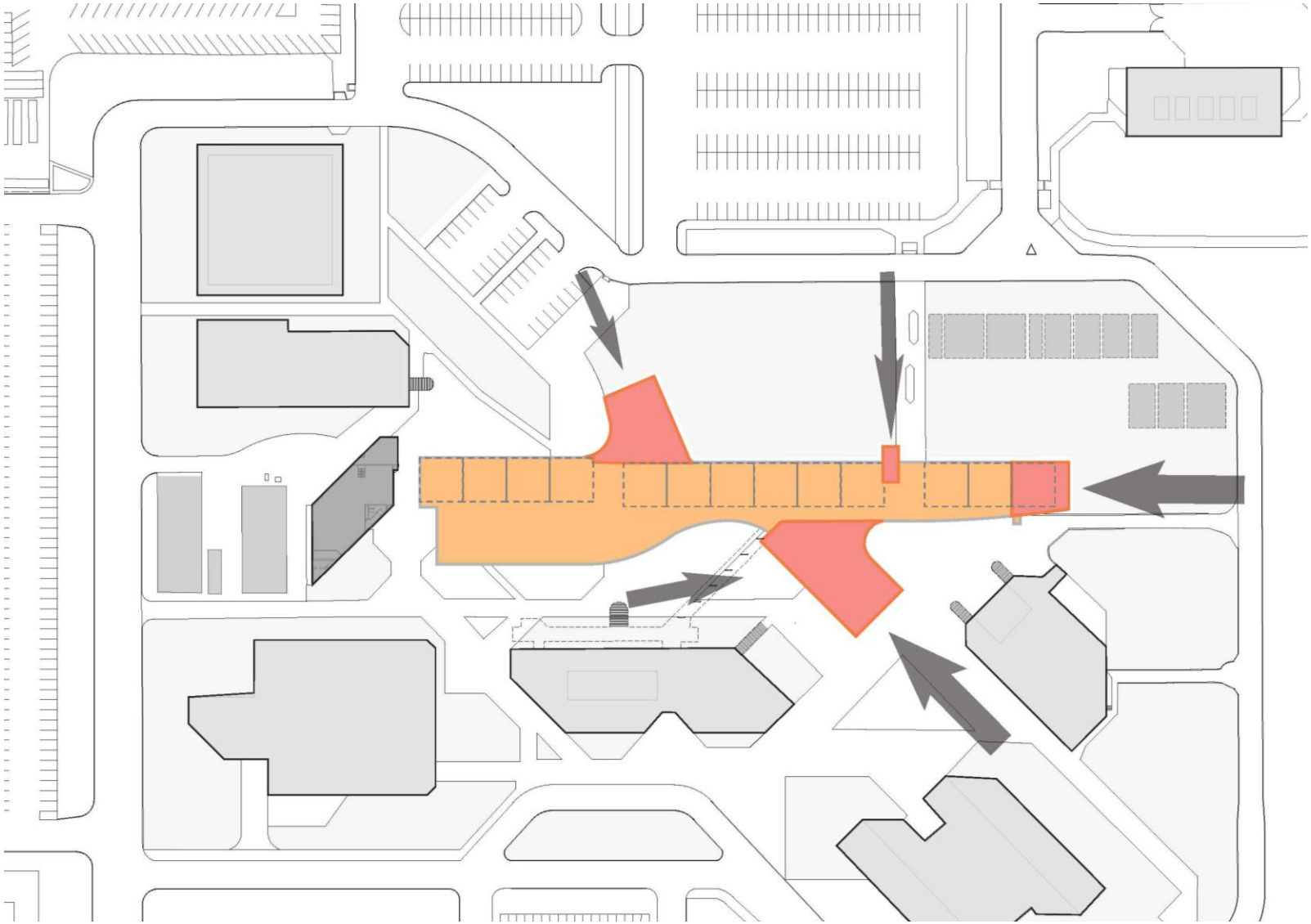


Classroom Arrangement

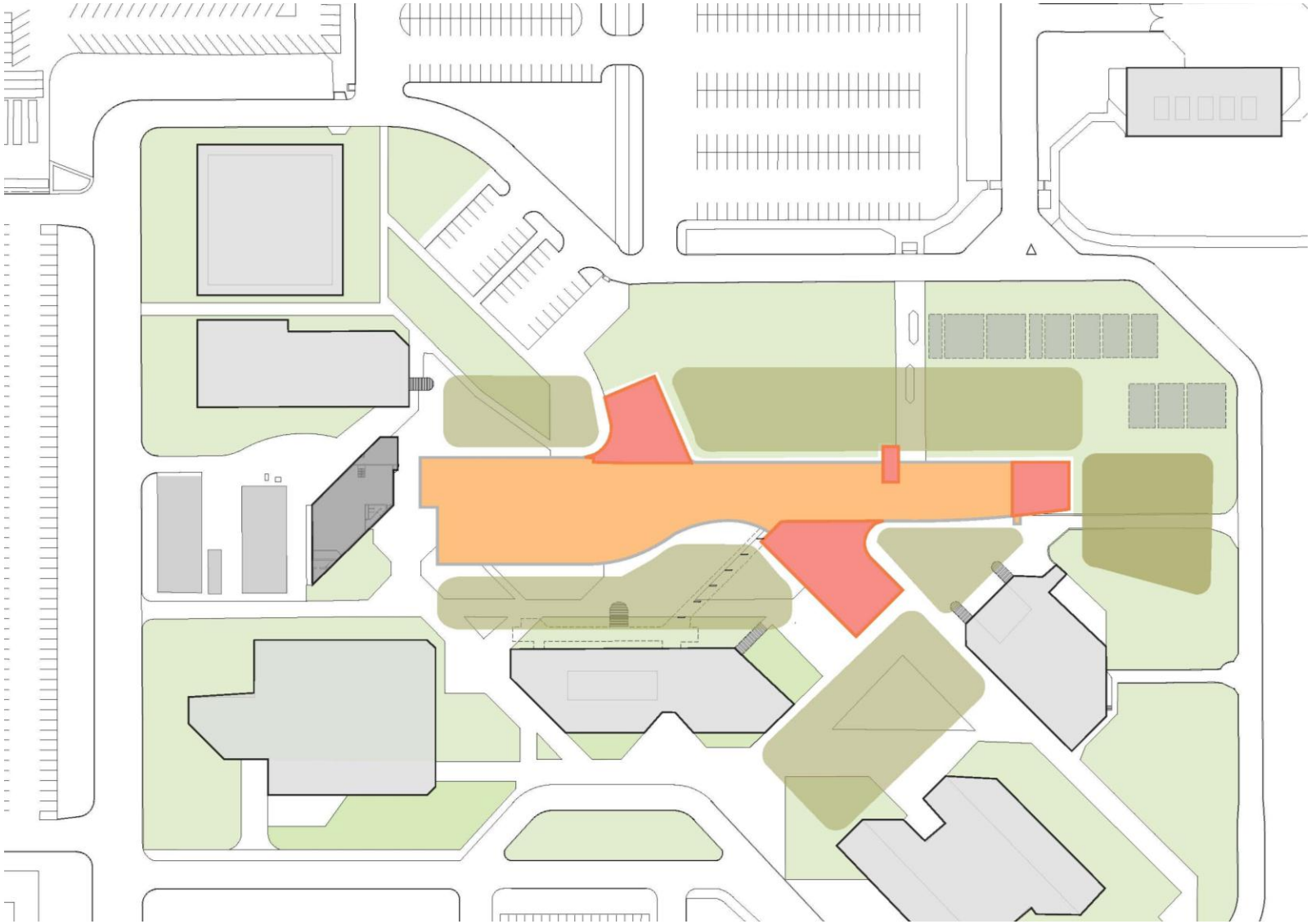


Campus Entries

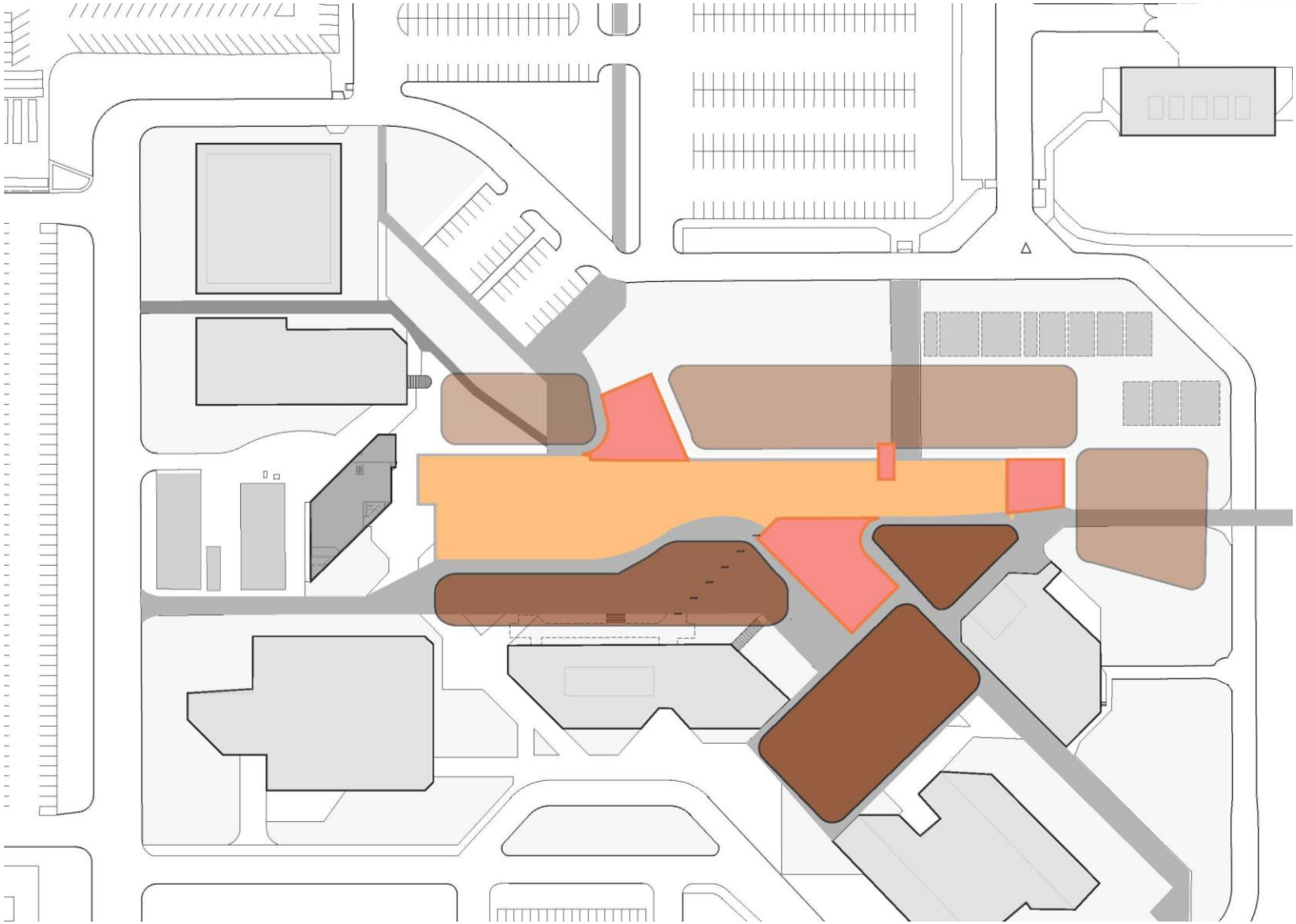




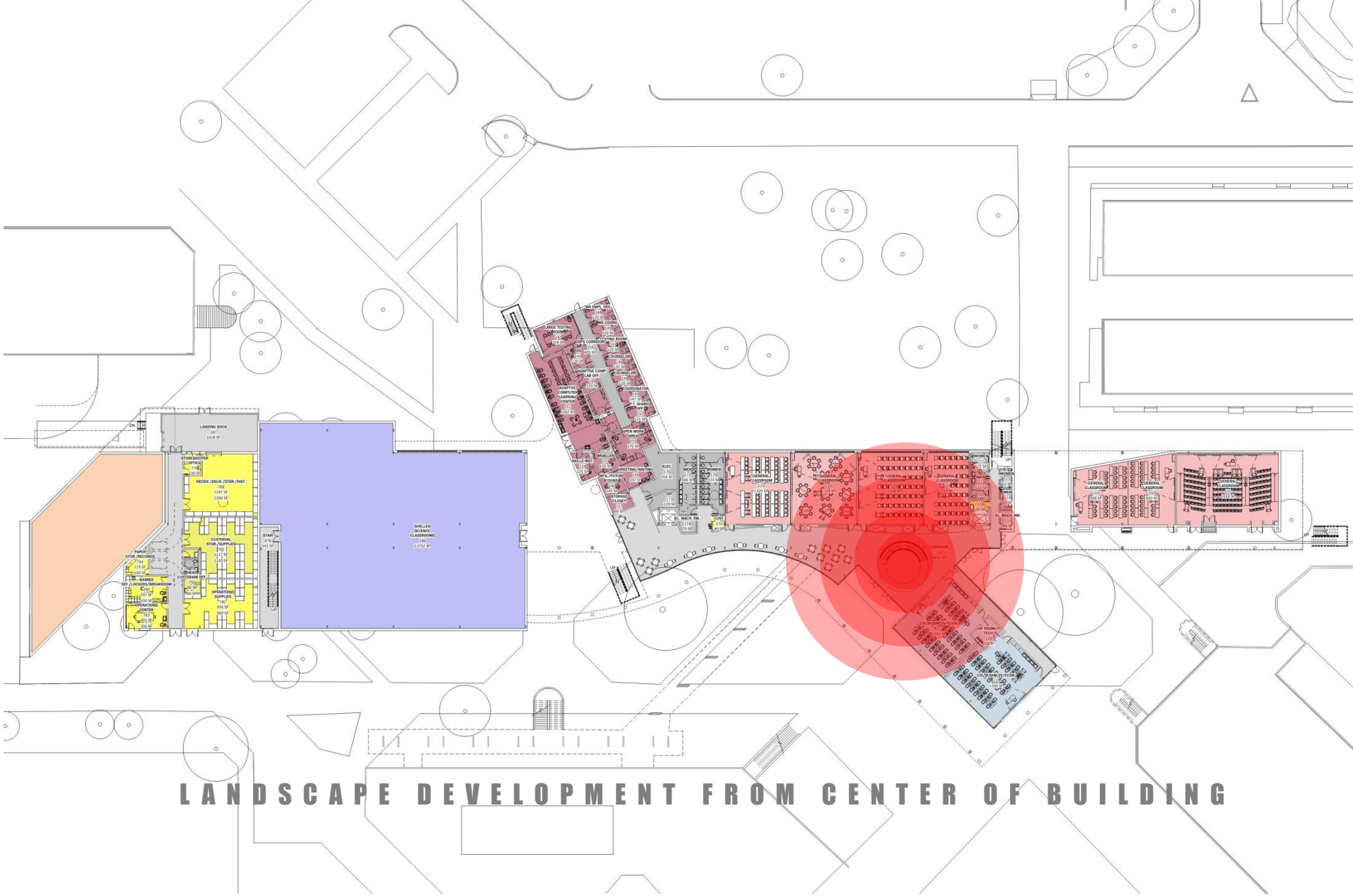
Curvilinear Forms



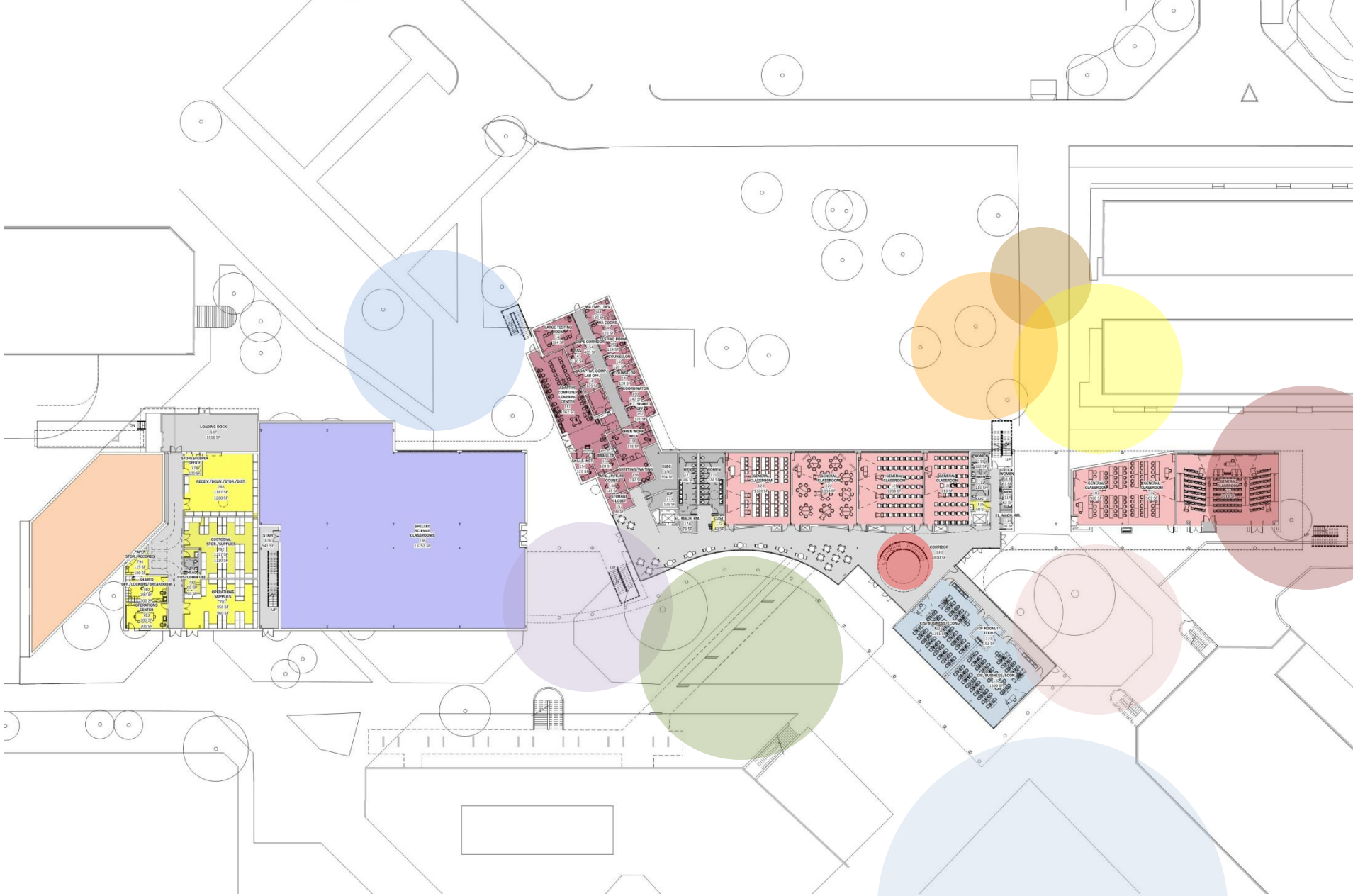
Open Spaces



Open Space Typology



Radiating Ripples



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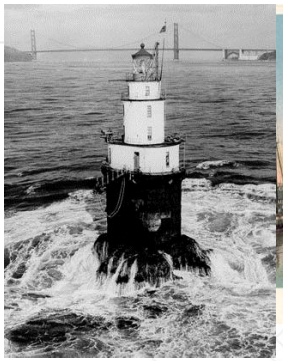
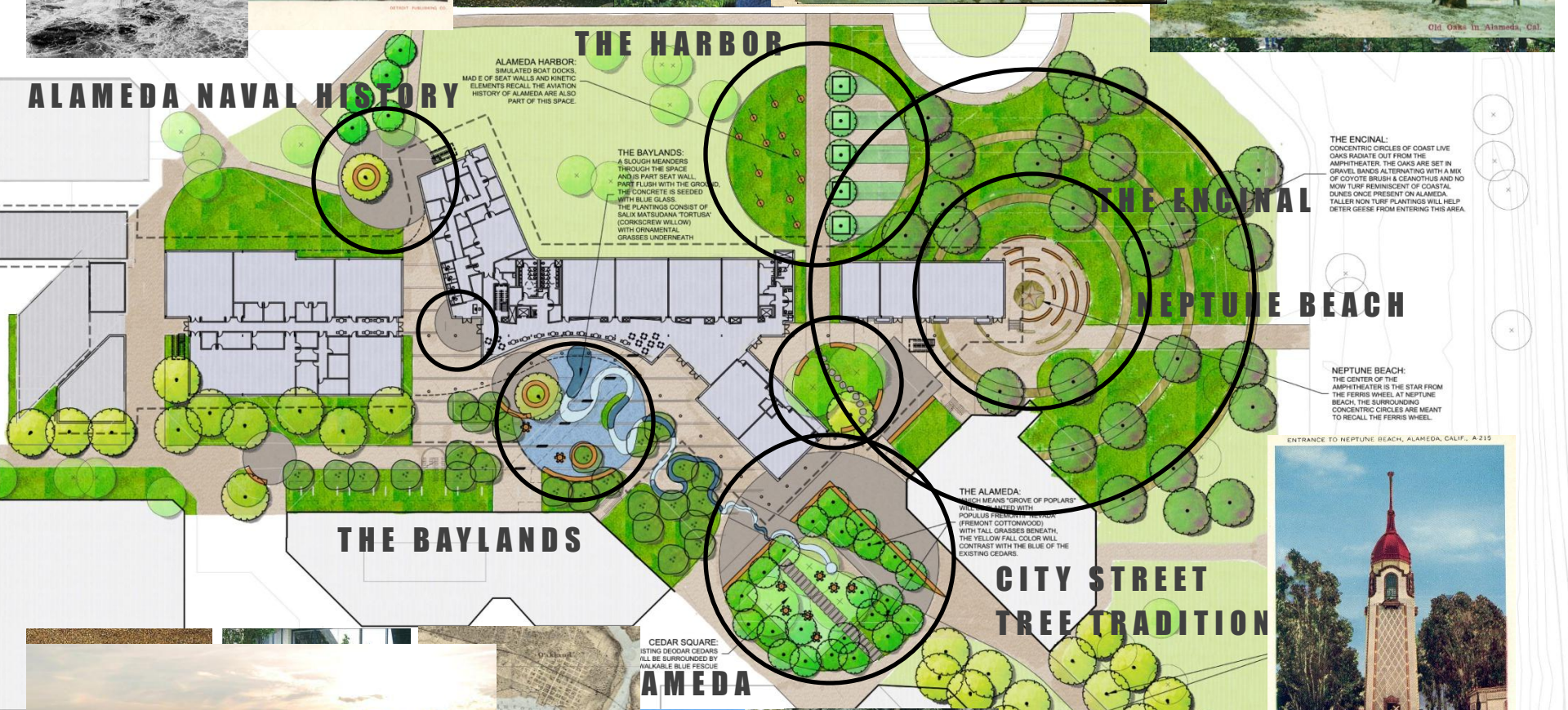
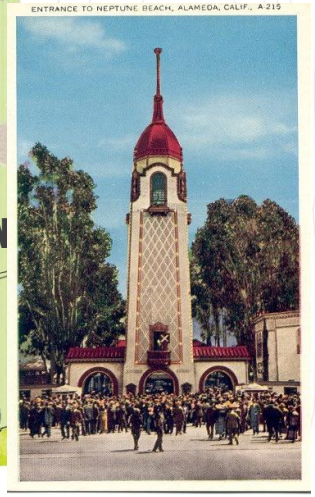
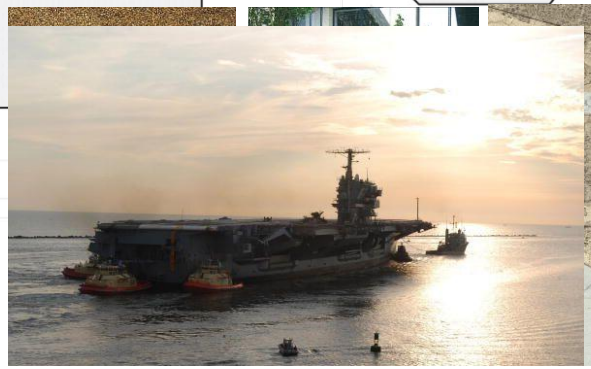
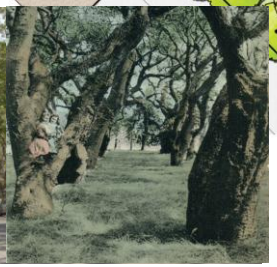




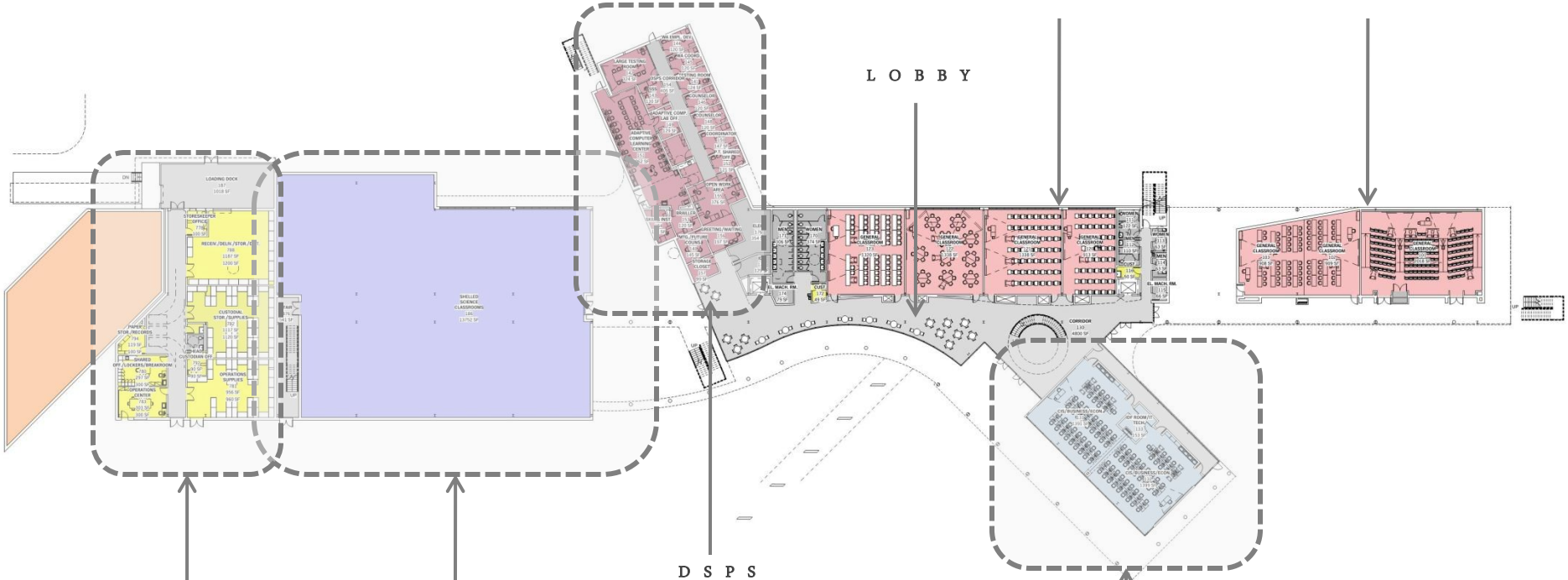




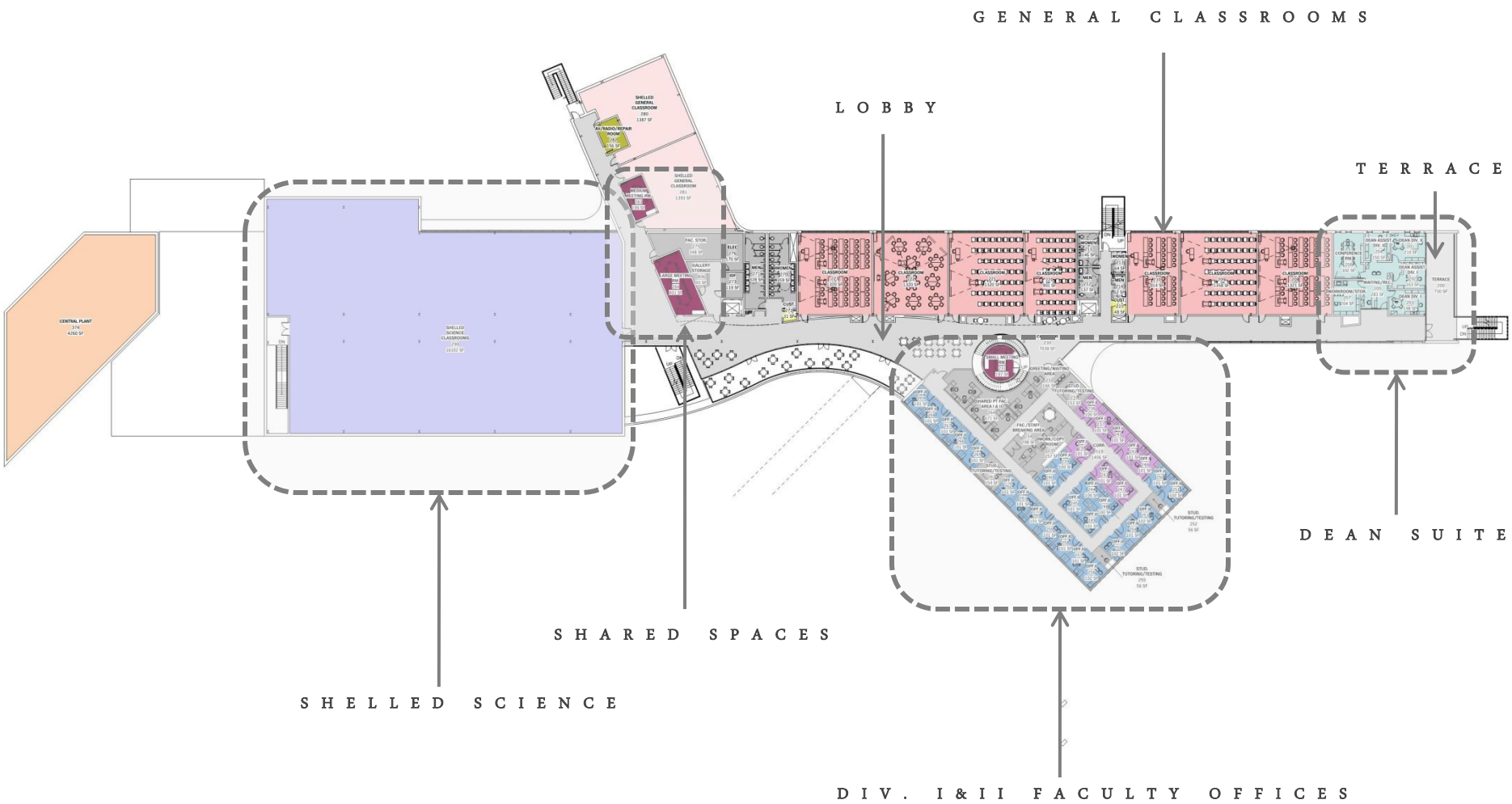


Site Plan Alameda History

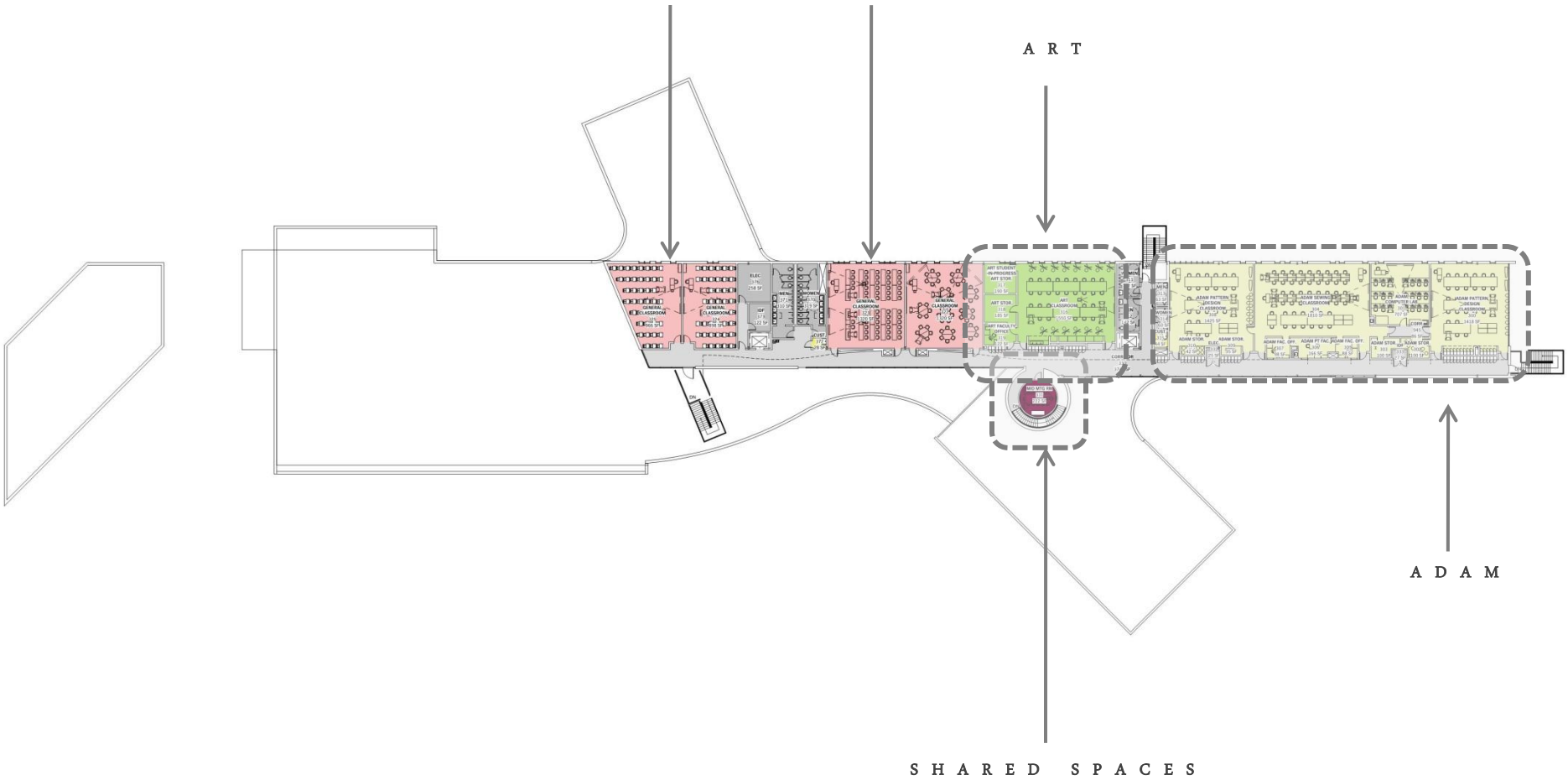
THE BUILDING



1st Floor Plan

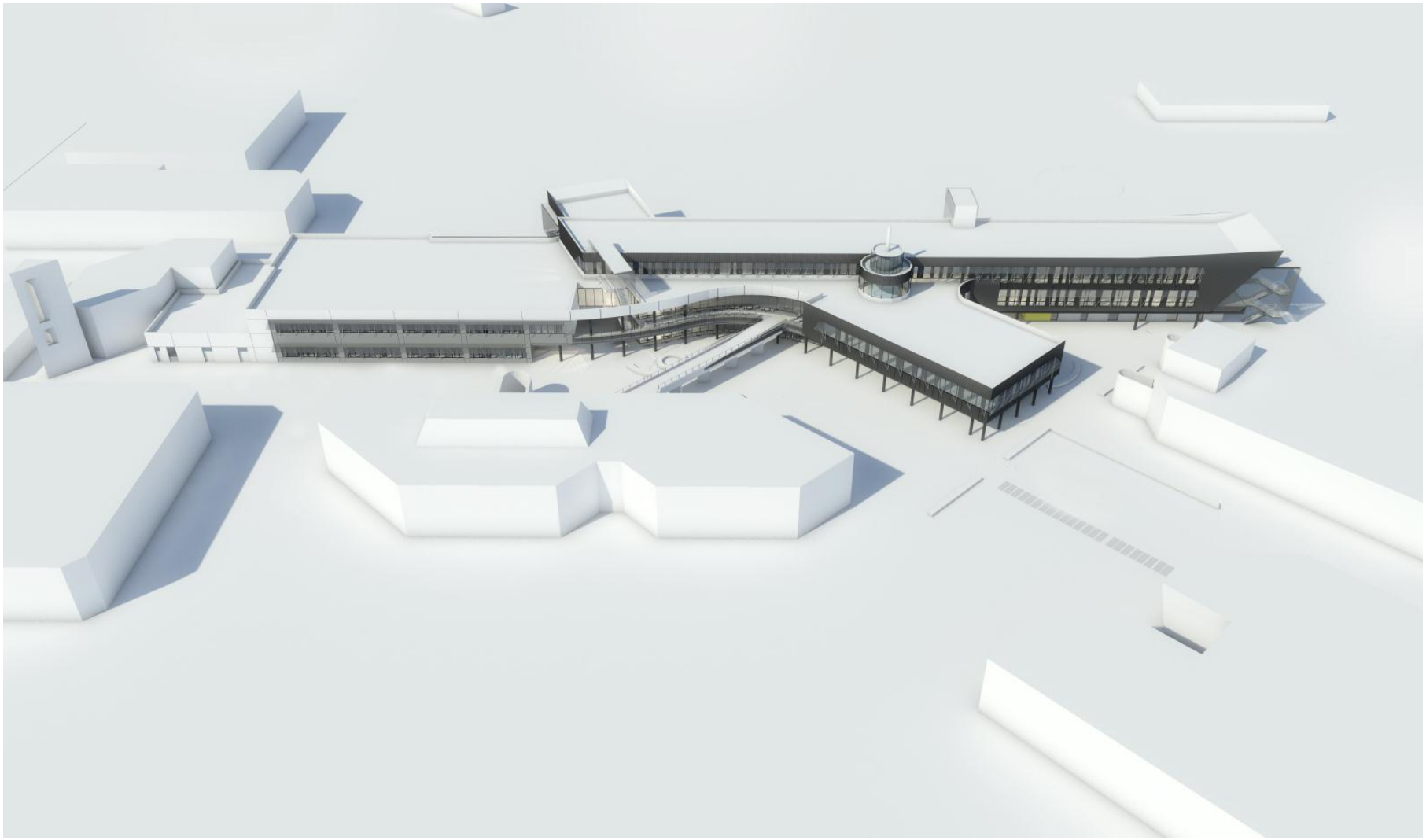


2nd Floor Plan



3rd Floor Plan

ELEVATIONS



Aerial View_South

Aerial View_North

Interior Courtyard_View

Interior Courtyard_View

North Façade_View

The Quad_View

East Façade (Webster Av.)_View

SUSTAINABILITY

SUSTAINABILITY APPROACH

-Natural Ventilation

-Daylighting & Views

-Optimize Energy Performance

-Minimize Heat Island Effect

-Water Efficient Landscaping

-Use of Rapidly Renewable materials

-Use of materials with Recycled Content

LEED Gold Building

SUSTAINABILITY APPROACH

-Sustainable Sites	17 (+4) points
-Water Efficiency	2 (+2) points
-Energy & Atmosphere	17 (+9) points
-Material & Resources	6 (+2) points
-Indoor Environ. Quality	9 (+4) points
-Innovation & Design	3 (+2) points
-Regional Bonus Credits	0 (+2) points

LEED Gold (60-70 req.)	**54-79 points**

Natural Ventilation with Operable Windows

Natural Daylighting Maximum North Exposure

Water Conservation Features

Radiant Floor for Cooling and Heating

Use of Recycled Content

Exceed T-24 by greater than 30%

Sustainable Features

Saylor Concept Estimate (4/20/11)		$31,906,700
Adjustments:		
• Add Storekeeper Space	$1,925,000	
• Add Stairs	$ 68,000	
• Larger Lobby/Halls	$ 869,132	
• Value Engineer Skin	($3,802,810)	
• OHP, Contingency	($ 262,731)	
Current Estimated Cost		**$30,703,290**

COST ESTIMATE

PROJECT SCHEDULE

PROJECT SCHEDULE

MARCH 2011 – MAY 2011
Schematic Design

JUNE 2011 – AUGUST 2011
Design Development

Cost Estimating

OCTOBER - 2011
Design-Build Process begins

NEW BUILDING C&D

COLLEGE OF ALAMEDA

June 07, 2011