

ADF

Peru State College

INDOOR RECREATION COMPLEX

PROGRAM STATEMENT

PERU STATE COLLEGE
PERU, NEBRASKA

April 21, 2022

LEO A DALY



CONFLUENCE



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01 INTRODUCTION

- I. BACKGROUND AND HISTORY
- II. PROJECT DESCRIPTION
- III. PURPOSE AND OBJECTIVES

Photo: Peru State College

I. BACKGROUND AND HISTORY



Image: Peru State College Center for Achievement and Transition Services (CATS)

Peru State College

Peru State College

Peru State College is a public, comprehensive institution located in Peru, Nebraska, a rural community of approximately 800 residents. Nebraska's oldest college, it was established in 1867 as a teacher training school with one building and 60 students.

Today, the College offers courses of study at the undergraduate and master's levels to approximately 1,944 students. Its primary service region is the southeast region of Nebraska, with the majority of out-of-state students coming from southwest Iowa, northwest Missouri, and northeast Kansas. The College offers a mix of innovative on-line and traditional classroom undergraduate and graduate programs, including on-line graduate degrees in education and organizational management. The College also delivers instruction to high school students through the dual credit program.

The College is governed by the Board of Trustees of the Nebraska State College System. It currently employs just under 200 full-time employees, with

approximately 53 full-time faculty. A limited number of individuals, both student and non-student, are employed on a temporary, hourly basis to supplement the permanent staff. Food service and bookstore employees (contracted contractors) are not included in the College's employment figures.

Mission: Peru State College provides students of all backgrounds access to engaging educational experiences to strengthen and enrich communities, Nebraska and the world.

Vision: Peru State College will be renowned for transforming student lives through personal and engaging educational experiences.

The Peru State College Indoor Recreation Facility Program Statement was approved as a priority by the Board of Trustees at their June 16, 2020 meeting. The request identified the future project as a critical need for the College to serve current students and visitors to campus, and to increase the prominence of the institution.

Athletic Facilities and Teams

Peru State College offers men's and women's athletic teams, coed teams, club sports and intramural sports.

The current athletic facilities consist of the following buildings and outdoor areas:

Al Wheeler Activity Center (AWAC)

This facility was built in 1980 and has had renovations and expansions in 2009 and 2011. It is a two-level building used for multiple functions, with athletics and intramurals as the primary functions. It is approximately 61,900 square feet. It is finished with brick and metal panels, with minimal insulation. Roof types include a low sloped EPDM roof and sloped metal roof. The facility is occupied from approximately 5:30 AM to 11:00 PM and contains office and classroom space, locker rooms, gymnasium, fitness, and weight areas.

Oak Bowl and Old Field House

This facility was constructed in several phases beginning in 1900, with concrete bleachers being added in the 1950s. The Field House was built in 1966 and renovated 20 years later. With the exception of the Old Field House, the original buildings were removed and rebuilt in 2014 resulting

in new press boxes, restrooms, hospitality suites, concession area and turf field. The total conditioned floor area is approximately 6,592 square feet of concourse and press level and a 3,544 square foot maintenance and ticketing building. The primary exterior finish is brick, with decorative CMU, metal panel and various types of vertical or lapped siding as accents. All roofs are sloped metal.

Field House

This facility used to be the Elementary school for the City of Peru. The College purchased the property in Fall 2015 and it has had several phases of renovation. It is a single level brick building with minimal insulation and a low sloped EPDM roof. The building is 49 years old and has total conditioned floor area of approximately 9,900 square feet consisting of offices, sports medicine and training areas, weight, and locker rooms. This facility is used by the College football team.

Baseball and Softball Fields

Both facilities include a concrete block and wood press box/concession stand, movable wooden bleachers, concrete block and wooden dug outs, and dirt and grass fields. There is small storage shed used by both programs which provides facility maintenance equipment storage.



Image: Peru State College Al Wheeler Activity Center (AWAC)

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II. PROJECT DESCRIPTION

Planning Process

In August 2021, the Board of Trustees of the Nebraska State College System (NSCS), doing business as Peru State College (College), engaged Leo A Daly and their consultants (Consultant) to provide architectural and engineering planning services to develop a Program Statement for the Peru State College Indoor Recreational Complex, followed by the design of resulting new or renovated facilities. The goal of this Program Statement is to define the functions, size and estimated cost of the proposed facilities; determine the optimal location for any new construction; and identify the functions and size of additional facilities which might be undertaken as separate projects by the College during the next ten years.

The Consultant's data gathering and analysis process included meetings and interviews with the Steering Committee and user groups, a tour of the existing facilities, a review of peer institutions, and a student survey. Recommendations included in this Program Statement focused on the following primary areas of concern as indicated in the professional services solicitation:

1. Athletic/Recreational Space Utilization and Future Needs Assessment for the entire

campus.

2. Athletic/Recreational Equipment Needs Assessment for all athletic/recreational equipment on campus.
3. Campus-wide Athletic/Recreational Land Use.
4. Athletic/Recreational Circulation and Parking.

A space program was developed to include three scope scenarios: All-Inclusive, Needs-Only, and Middle-of-the-Road. The All-Inclusive scenario is aspirational and intended to capture and track all wants and needs communicated by the Steering Committee and users to address current deficiencies and optimize the potential for athletic programming and partnerships throughout the next ten years. The Needs-Only scenario focused on addressing immediate deficiencies. The Middle-of-the-Road scenario adds to the Needs-Only scenario the most immediately impactful programming from the All-Inclusive scenario. All three scenarios included order of magnitude construction costs and evolved throughout the exploration process. Once the College established a project budget for the initial design and construction phase, the scenarios were reduced to two: an aspirational scenario, for long-



Image: Softball Field at Peru State College

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Image: Oak Bowl Amenities at Peru State College

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term planning purposes, and a build scenario for planning funded work.

Project Summary

The project resulting from this process includes expanding the existing Baseball and Softball Complex to include indoor practice and support facilities, and construction of a new indoor recreation facility serving multiple activities and team types to supplement the existing AWAC which is at capacity.

The expanded Baseball and Softball Complex will included construction of a Baseball and Softball support facility, of about 7,900 square feet, to house lockers, offices, treatment and training, equipment storage, concessions and spectator restrooms along with building operations support areas. Because the softball field and baseball field spectator areas are remote from each other, spectator amenities associated with the softball field will be housed in a satellite facility. A third structure, of about 6,300 square feet, is proposed to house a flexible

multipurpose practice area, including space for batting and pitching practice.

The proposed indoor recreation complex will be a multipurpose space accommodating the following uses: track and field (including 200 meter track), golf, multipurpose courts (tennis, basketball, volleyball), weight training, storage, spectator amenities including concessions and restrooms, and building operations support. These functions will be housed in a 84,800 square foot practice facility and attached 5,500 square foot support facility.

For both proposed Complexes, the support facilities are planned as pre-engineered metal building structures with metal panel cladding similar to metal panel cladding featured on existing athletic facilities. The practice facilities are planned to be air-inflated structures (domes).

III. PURPOSE AND OBJECTIVES

Guiding Principles

Bobcat Athletics

The project team is guided by the Vision, Mission and Values of the Peru State College Bobcat Athletics program as stated on their website:

Vision: Peru State College (PSC) Athletics will emerge as a regionally recognized program of excellence.

Mission: PSC Athletics creates a foundation where student athletes develop potential for successful lives.

Values: PSC Athletics values servant leadership, sportsmanship, integrity, respect and responsibility. The Athletic Department encourages the development of these values for the attainment of life-long learning and achieved success.

The Consultant coordinated with the Steering Committee and users to develop values, goals and objectives to guide project-specific decision-making throughout the planning and design phases of the project.

Values

Improve quality of life for campus and community alike.

Provide a welcoming environment for all students, faculty, staff and the community.

Build momentum for continual athletic growth and community engagement.

Project Goals

Generate excitement for enrollment, recruitment and retention.

Create enthusiasm for facilities development and funding opportunities.

Meet the current needs of all athletic programs while preparing for the future growth.

Objectives

Grow and enhance existing sports and recreational facilities.

Boost staffing opportunities: Coaches, Trainers, Maintenance and more.

Increase hosting capabilities for collegiate and community events.

Establish an equitable schedule of facility access among athletes, students, faculty and staff.

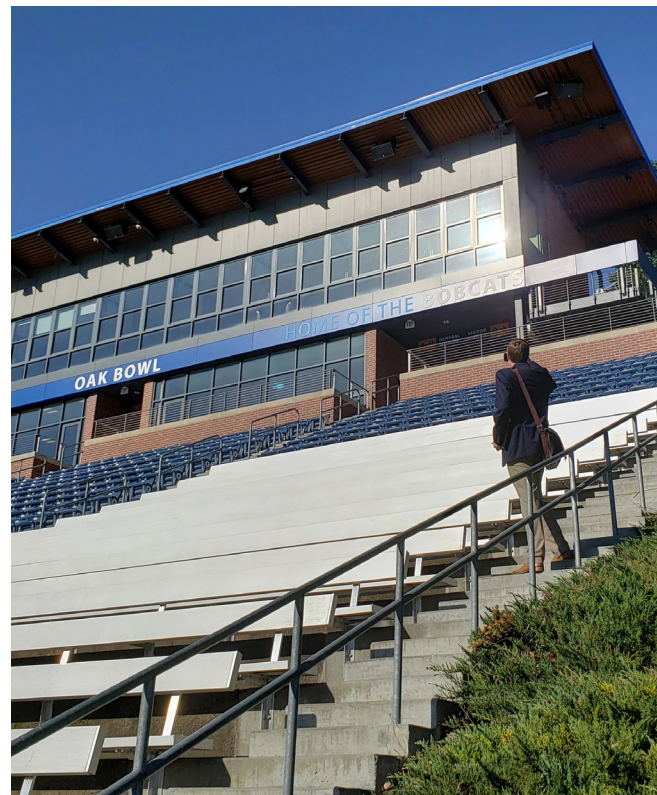


Image: Peru State College Oak Bowl LEO A DALY

Summary of Objectives

What these principles share is an impact on the quality of life at the campus and the associated ability to ensure the longevity of the College through successful recruitment of students, faculty and staff.

On campus facilities are critical for recruitment and retention. This is especially true for a rural location with few amenities like Peru. If Peru State is to remain competitive it must provide facilities that are, at a minimum, on par with regional institutions. The primary goal of this project is to address the following:

1. Relief for over-scheduled spaces.
2. Align facility quality with the number of students served by, and the recruiting potential of, activities.
3. Expand activity offerings to attract more students
4. Enhance opportunities for event hosting.



Image: Peru State College Al Wheeler Activity Center

Peru State College



02 JUSTIFICATION OF THE PROJECT

- I. DATA WHICH SUPPORTS THE FUNDING REQUEST
- II. ALTERNATIVES CONSIDERED

I. DATA WHICH SUPPORTS THE FUNDING REQUEST



Image: Aerial showing existing athletic facilities at Peru State College

Peru State College

Primary Space Deficiencies

The Baseball and Softball Complex does not have public restrooms, team locker rooms or meeting rooms. The existing dug out, press box, and concessions structures are nearing the end of their serviceable life. The existing indoor practice area in the AWAC gymnasium limits the types of training the baseball and softball teams can safely perform and results in ongoing maintenance issues for the facilities staff.

Indoor practice and competition facilities in the AWAC are not large enough to accommodate use by the number of programs currently served, including use by non-athletes. Some users are limited to only early morning or late night use of the facility.

There are insufficient facilities to accommodate a collegiate track team and host associated events.

There is no indoor practice turf for football, which is the largest athletic team program at the College.

Meeting areas, shared locker rooms and storage areas are all at capacity and limit the ability to add sports.

Scheduling and Staffing

Scheduling and staffing were reviewed with facility user groups to determine if additional hours of operation or additional staff could alleviate existing space deficiencies. These are discussed in Part II of this Section. A summary of current and proposed schedules is provided in Section 05, Part III Utilization of Existing Space.

Benchmarking

Peer institutions were identified by the Consultant and Steering Committee for purposes of benchmarking. Peer institutions were selected for comparable size and location. The benchmarking analysis includes a breakdown of facility types and uses plus a total area for all athletic facilities at each campus. This data is a valuable means to quantitatively compare the facilities at Peru State College to those of their competitors. Please see the following pages for the benchmarking data.

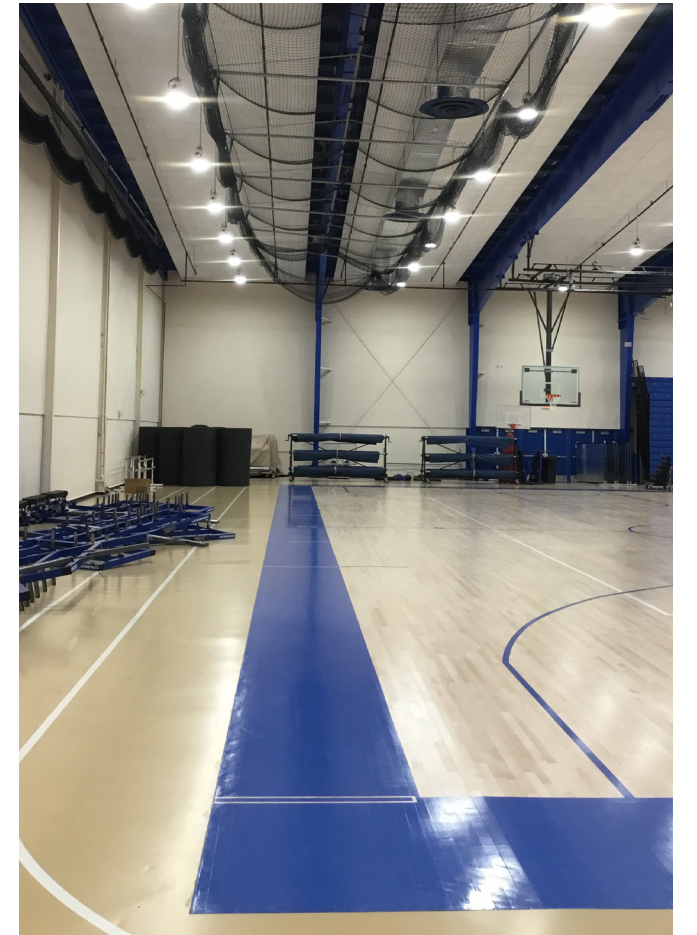


Image: AWAC Gymnasium

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Image: Locker Rooms used for equipment storage at AWAC














Leo A Daly

Benchmarking: Peer Institution Data

COLLEGIATE ATHLETIC FACILITIES					
CATEGORY		SCHOOL NAME			
		Peru State College	William Penn University	Mount Mercy University	Wayne State College
ATHLETIC FACILITIES		1) Al Wheeler Activity Center (AWAC) 2) Oak Bowl Stadium 3) Field House 4) - 5) Baseball Field 6) Softball Field 7) - New Indoor Recreational Complex 8) - New Baseball & Softball Complex	1) Penn Activity Center (PAC) 2) Statesmen Community Stadium 3) Penn Gymnasium & Upper Gymnasium 4) Drost Field (soccer) 5) Penn Baseball Field 6) Penn Softball Field 7) Ron Randleman Fitness Center 8) Cheer and Dance Room (Musco Technology Center)	1) Rinderknecht Athletic Center 2) Football/Soccer Field 3) Hennessey Recreation Center 4) - 5) Baseball Field 6) Softball Field	1) Kirk Gardner Indoor Athletic Complex 2) Memorial Stadium / Bob Cunningham Field & LeRoy Simpson Track 3) Rice Auditorium 4) WSC Soccer Field 5) Pete Chapman Baseball Complex 6) Pete Chapman Softball Complex 7) Recreation Center
FACILITY #1	IMAGE				
	OVERALL BUILDING AREA (GSF)	61,900	155,000	40,000	9,000
FACILITY #2	IMAGE				
	OVERALL BUILDING AREA (GSF)	14,150	26,000	11,180	5,220

COLLEGIATE ATHLETIC FACILITIES					
CATEGORY		SCHOOL NAME			
		Peru State College	William Penn University	Mount Mercy University	Wayne State College
ATHLETIC FACILITIES		1) Al Wheeler Activity Center (AWAC) 2) Oak Bowl Stadium 3) Field House 4) - 5) Baseball Field 6) Softball Field 7) - New Indoor Recreational Complex 8) - New Baseball & Softball Complex	1) Penn Activity Center (PAC) 2) Statesmen Community Stadium 3) Penn Gymnasium & Upper Gymnasium 4) Drost Field (soccer) 5) Penn Baseball Field 6) Penn Softball Field 7) Ron Randleman Fitness Center 8) Cheer and Dance Room (Musco Technology Center)	1) Rinderknecht Athletic Center 2) Football/Soccer Field 3) Hennessey Recreation Center 4) - 5) Baseball Field 6) Softball Field	1) Kirk Gardner Indoor Athletic Complex 2) Memorial Stadium / Bob Cunningham Field & LeRoy Simpson Track 3) Rice Auditorium 4) WSC Soccer Field 5) Pete Chapman Baseball Complex 6) Pete Chapman Softball Complex 7) Recreation Center
FACILITY #3	IMAGE				
	OVERALL BUILDING AREA (GSF)	9,900	29,800	32,000	42,800
FACILITY #4	IMAGE	intentionally blank cell		intentionally blank cell	
	OVERALL BUILDING AREA (GSF)	intentionally blank cell	0	intentionally blank cell	0

COLLEGIATE ATHLETIC FACILITIES					
CATEGORY		SCHOOL NAME			
		Peru State College	William Penn University	Mount Mercy University	Wayne State College
ATHLETIC FACILITIES		1) Al Wheeler Activity Center (AWAC) 2) Oak Bowl Stadium 3) Field House 4) - 5) Baseball Field 6) Softball Field 7) - New Indoor Recreational Complex 8) - New Baseball & Softball Complex	1) Penn Activity Center (PAC) 2) Statesmen Community Stadium 3) Penn Gymnasium & Upper Gymnasium 4) Drost Field (soccer) 5) Penn Baseball Field 6) Penn Softball Field 7) Ron Randleman Fitness Center 8) Cheer and Dance Room (Musco Technology Center)	1) Rinderknecht Athletic Center 2) Football/Soccer Field 3) Hennessey Recreation Center 4) - 5) Baseball Field 6) Softball Field	1) Kirk Gardner Indoor Athletic Complex 2) Memorial Stadium / Bob Cunningham Field & LeRoy Simpson Track 3) Rice Auditorium 4) WSC Soccer Field 5) Pete Chapman Baseball Complex 6) Pete Chapman Softball Complex 7) Recreation Center
FACILITY #5	IMAGE				
	OVERALL BUILDING AREA (GSF)	300	1,000	825	2,700
FACILITY #6	IMAGE				
	OVERALL BUILDING AREA (GSF)	300	500	460	2,300

COLLEGIATE ATHLETIC FACILITIES					
CATEGORY		SCHOOL NAME			
		Peru State College	William Penn University	Mount Mercy University	Wayne State College
ATHLETIC FACILITIES		1) Al Wheeler Activity Center (AWAC) 2) Oak Bowl Stadium 3) Field House 4) - 5) Baseball Field 6) Softball Field 7) - New Indoor Recreational Complex 8) - New Baseball & Softball Complex	1) Penn Activity Center (PAC) 2) Statesmen Community Stadium 3) Penn Gymnasium & Upper Gymnasium 4) Drost Field (soccer) 5) Penn Baseball Field 6) Penn Softball Field 7) Ron Randleman Fitness Center 8) Cheer and Dance Room (Musco Technology Center)	1) Rinderknecht Athletic Center 2) Football/Soccer Field 3) Hennessey Recreation Center 4) - 5) Baseball Field 6) Softball Field	1) Kirk Gardner Indoor Athletic Complex 2) Memorial Stadium / Bob Cunningham Field & LeRoy Simpson Track 3) Rice Auditorium 4) WSC Soccer Field 5) Pete Chapman Baseball Complex 6) Pete Chapman Softball Complex 7) Recreation Center
FACILITY #7	IMAGE	Proposed Indoor Recreational Complex 90,300 GSF			
	OVERALL BUILDING AREA (GSF)	90,300	5,000		54,000
FACILITY #8	IMAGE	Proposed Baseball and Softball Complex 14,200 GSF			Proposed Athletic & Recreation Project Additions
	OVERALL BUILDING AREA (GSF)	14,200	2,500		122,000
TOTAL ATHLETIC FACILITY AREA (GSF)		191,050	219,800	84,465	238,020

INDOOR RECREATIONAL COMPLEX						
CATEGORY	SCHOOL NAME					
	Mount Mercy University	William Penn University	Northwest Missouri State University	Stony Brook University	North Dakota State University	South Dakota State University
DIVISION	NAIA	NAIA	Division II	Division I	Division I	Division I
CONFERENCE	Heart of America	Heart of America	Mid-America Intercollegiate Athletics Association (MIAA)	American East Conference	FCS-Missouri Valley Football Conference	FCS-Missouri Valley Football Conference
FACILITY NAME	Rinderknecht Athletic Center	Penn Activity Center	Carl and Cheryl Hughes Fieldhouse	Dubin Family Indoor Training Facility	Nodak Insurance Football Performance Complex	Sanford-Jackrabbit Athletic Complex
LOCATION	939 17th St NE, Cedar Rapids, IA 52402	1802 N E St, Oskaloosa, IA 52577	Maryville, MO 64468	Stony Brook, NY	1301 15th Avenue North Fargo, ND 58102	1447 Jackrabbit Ave. Brookings, SD 57006
YEAR OPENED RENOVATED	2019 RENO (Gifted Warehouse Shell)	2008	2018	2020	2022	2014
CONSTRUCTION COST	\$2,800,000	\$13,000,000	\$21,000,000	\$10,000,000	\$26,000,000	\$32,000,000
ESCALATED CONSTRUCTION COST (2025)		\$24,050,000	\$28,350,000	\$12,500,000	\$29,900,000	\$49,600,000
CONSTRUCTION DURATION		28 Months		1 Year	14 Months	
OVERALL BUILDING AREA (GSF)	28,690 SF	155,000 SF	137,000 SF	60,700 SF	94,315 SF	154,200 SF
SEATING CAPACITY	0	300 portable bleachers	380 retractable spectator seats	0	0	1,000 total Bleacher seating (990) ADA seating (10)
INDOOR FIELD(s)	1) 60-meter, four-lane track 2) 2,000 SF multipurpsose synthetic turf area	1. (2) Basketball Courts 2. (1) Competitive Volleyball Court 3. (1) Artificial Turf Field (50 yards) 4. 300-meter Indoor Track	1. Synthetic Turf Field - 90 yd length x 55 yd wide 2. 300-meter, (6) running lanes track, (8) lane sprint 3. (2) Tennis Courts 4. Batting Cages 5. Track (high jump, pole vault, triple jump, throwing)	(1) 80 yd Synthetic Turf Field	(1) Synthetic Turf - FieldTurf - 100 yd length - 20' min. runouts Sized to fit full NCAA regulation Football Field, Soccer Pitch (65yd x 120yd), Baseball/Softball Infields	1. (1) Synthetic Turf - 80 yd length, Football field regulation width 2. 300-meter, (8) running lanes track 3. Double runways for long and triple jumps 4. Hammer, shot, discuss throwing circles (2) 5. Pole vault lanes/boxes (2)
OUTDOOR FIELD(s)	n/a	n/a	n/a	n/a	(1) Synthetic Turf - FieldTurf Sized to fit full NCAA regulation Football Field	n/a
CLEAR INDOOR HEIGHT(s)	16' clear	35'-0" clear height min. 50'-0" clear height at the Peak.	35'-0" clear height min. 50'-0" clear height at the Peak.	70'-0" clear height	73'-0" clear at Peak 65'-0" clear at Hash marks	65'-0" clear height min. 80'-0" clear height max.
TECHNOLOGY		1. State-of-the-art light and sound equipment (Musco reno 2018)	1. IPF: Sound system, Video board, Controls for the netting (can be divided into sections) 2. Classroom: Wifi, Full AV capabilities, Projection, DVD player, Sound system		1. Camera Platforms at both endzones, and (1) at East 50yd line - provides lines of sight to indoor field and outdoor field 2. Surround Sound System (AVI) 3. Catapult ClearSky Athlete Tracking System 4. Musco LED Lighting - indoor/outdoor 5. Scoreboards and Play Clocks	1. Camera Platforms at both endzones 2. Surround Sound System (AVI) 3. LED Lighting - indoor 4. Scoreboards and Play Clocks

INDOOR RECREATIONAL COMPLEX						
CATEGORY	SCHOOL NAME					
	Mount Mercy University	William Penn University	Northwest Missouri State University	Stony Brook University	North Dakota State University	South Dakota State University
DIVISION	NAIA	NAIA	Division II	Division I	Division I	Division I
PUBLIC AMENITIES	1. Restrooms	1. Restrooms	1. Restrooms	1. Restrooms 2. Lobby 3. Facility Mgr Office 4. Storage Rooms	1. Restrooms	1. Restrooms 2. Concessions
TEAM AMENITIES	1. Athletic training area 2. Indoor running track/sprint track 3. (3) Artificial turf baseball batting cages 4. Baseball work out area 5. Dynamci movement space 6. (4) Indoor golf putting/chipping greens/bays 7. Golf Hitting Cages 8. Weight room and cardio area	1. Center dividing curtain and perimeter curtains at turf area 2. Cardiovascular equipment mezzanine 3. Football Locker Suite 4. Athletic Training Room 5.Auxiliary Weight Room 6. Wrestling Practice Room 7. Meeting Room (65 tiered fix seats) 8. Offices	1. Locker Room 2. Sub-dividable classroom w/ 150 tiered seats total		1. Drop Curtains at all exterior perimeter walls 2. Canopy netting at 1/2 of ceiling 3. (4) drop batting cages (14' x 14' x 75' ea.) 4. Retractable goal posts (2) 5. Backstop netting	1. Drop Curtains at all exterior perimeter walls 2. Divider Curtains 3. Canopy netting 4. (2) drop batting cages 5. Removable goal posts (2) 6. Backstop netting
ARCHITECT	OPN Architects	RDG Planning and Design	CHA Integrated Solutions	Rafael Vinoly Architects	Crawford Architects	Crawford Architects
CONTRACTOR	Rinderknecht	Merit Construction			Kraus-Anderson	JE Dunn
HEAD COACH				Chuck Priore (Football) Ryan Anatol (MSoc) Tobias Bischof (Wsoc)	Matt Entz (Football)	John Stiegelmeier (Football) Rod DeHaven (Track & Field)
ATHLETICS DIRECTOR	Paul Gavin	Nik Rule	Andy Peterson	Shawn Heilbron	Matt Larsen	Justin Sell
COMMENTS	Converted 30,000 sf warehouse facility 1. Offices 2. Conference rooms 3. Storage 4. Student athlete lounge/film space 5. Multipurpose area for cheer and dance	1. Baseball, softball, football, and wrestling locker rooms in adjacent facility 2. Adjacent Upper Gymnasium renovated with synthetic turf, full hitting cage, and (2) open hitting booths for baseball/softball/golf practice 2. Health Partnership clinic (2nd flr)	1. Venue for conventions, commercial fairs, expositions, school functions and other large-scale events.	1. LEED Silver 2. Tension Fabric Structure 3. Motorized Netting enables field to be sub-divided to facilitate use by multiple teams at the same time. 4. Scoreboard	1. (7) Operable Glass Doors connect IPF to Outdoor adjacent Field 2. Exterior materials typical to the University campus; Insulated Metal Panel, Kalwall, and Insulated Precast w/ embed Brick finish; Insulated Metal Panel Roof; 3:12 pitched roof 3. Pre-engineered Structural frame 4. 5,000 SF Storage Warehouse 5. Heated Cross Ventilation 6. Supports use by Football, baseball, softball, soccer, and golf	1. Adjacent Human Performance Facility: 16,500 GSF; Space for sports medicine, athletic training, strength and conditioning, physical therapy, hydrotherapy, observations rooms and offices 2. Heated and Cooled 3. Supports use by Football, baseball, softball, soccer, and track & field 4. Shed style roof slope

BASEBALL					
CATEGORY	SCHOOL NAME				
	Mount Mercy University	Benedictine College	Wayne State College	The University of British Columbia	
DIVISION	NAIA	NAIA	Division II		
CONFERENCE	Heart of America	Heart of America	Northern Sun (NSIC)		
FACILITY NAME	Robert W. Plaster Athletic Complex	Asher Sports Complex Laughlin Field at Olsen Stadium	Pete Chapman Baseball Complex	Thunderbird Park Tourmaline West Stadium	Rose Indoor Training Centre
LOCATION	651 19th St NE, Cedar Rapids, IA 52402	1412 N 1st St, Atchison, KS 66002	Wayne, NE 68787	3085 Wesbrook Mall Vancouver, BC V6T 1Z3 Canada	3085 Wesbrook Mall Vancouver, BC V6T 1Z3 Canada
YEAR OPENED RENOVATED	2017	2015	1996 2004-2014	2018	2015
CONSTRUCTION COST	\$16,000,000 (baseball, softball, and soccer)			\$5,000,000	\$4,000,000
ESCALATED CONSTRUCTION COST (2023)				\$6,250,000	\$5,600,000
CONSTRUCTION DURATION	1 Year				
OVERALL BUILDING AREA (GSF)	175 SF (pressbox) 650 SF (restrooms)	950 SF (restrooms & pressbox) 180 SF Storage	1400 SF (concessions & RR) 1300 SF (2nd lvl press box & locker room)		12,500 SF
NO. STORIES	2	2	2	2	2
SITE AREA (Acre)	4.09 acres	3.50 acres	4.15 acres		
SEATING CAPACITY	200 bleacher seating	250 Bleacher Seating 70 Chairbacks	190 bleacher seating	480	n/a
FIELD ORIENTATION	Northeast	Northeast	Northeast	Southwest	n/a
OUTDOOR FIELD(s)	Synthetic turf	Synthetic turf	Natural Grass Outfield and Infield; Clay runners lane	Synthetic turf	n/a
OUTFIELD DISTANCE	330'-0" down the foul lines 392'-0" straightway center field	322'-0" down LF 390'-0" straightaway center field 312'-0" down RF	335'-0" down LF 402'-0" straightaway center field 330'-0" down RF	322'-0" down the lines 371'-0" straightway center field	n/a
INDOOR FIELD(s)	n/a	n/a		n/a	Synthetic turf
INDOOR HITTING FACILITY	n/a	n/a	n/a	n/a	1. (4) Batting Cages 2. (1) Pitching Area w/ (2) Pitching Mounds 3. (4) Pitching Machines 4. (3) HitTrax data capture and simulation systems 5. (8) L-screens and (4) pitching targets 6. Big screen 9-panel TV in lobby with live video feed of batting cages 7. UBC Baseball Team Apparel Store 8. Batting area floor space: 160' long by 32' wide 9. Pitching area floor space: 75' long by 24' wide

BASEBALL					
CATEGORY	SCHOOL NAME				
	Mount Mercy University	Benedictine College	Wayne State College	The University of British Columbia	
DIVISION	NAIA	NAIA	Division II		
PRESS BOX	X	X	X	X	n/a
SCOREBOARD	X	10-inning digital scoreboard	10-inning digital scoreboard	X	n/a
LIGHTING	8-pole layout	n/a	n/a	8-pole layout	X
SPECTATOR AMENITIES	Public restrooms Concessions @ adjacent soccer facility	Public restrooms	Public restrooms Concessions		n/a
DUGOUT(s)	(2) @ 750 SF ea	(2) @ 600 SF ea	(2) @ 350 SF ea		n/a
BULLPEN(s)	(2) Full-use pitching areas; (2) batting cages near RF foul line	(2) Full-use double mound pitching areas; (2) batting cages near RF foul line	(2) Full-use pitching areas; (2) batting cages near LF foul line	(2) Fully Enclosed (2) Full-use pitching areas ea. @ RF & LF Corners	n/a
LOCKER ROOM (SF)	(6) locker rooms at adjacent soccer field	n/a	1,000 SF @ 2nd Lvl above bullpen		
LOCKER QTY.			24		
GROUNDKEEPING FACILITY	1,900 SF	n/a	1,200 SF (shared with softball)		n/a
ARCHITECT	Shive-Hattery				Michael Green Architecture, Inc. (MGA)
CONTRACTOR	Rinderknecht	Mammoth Sports Construction			Kindred Construction
HEAD COACH	Jack Dahm	Eric Peterson	Alex Koch	Chris Pritchett	Chris Pritchett
ATHLETICS DIRECTOR	Paul Gavin	Charles Gartenmayer	Mike Powicki	Kavie Toor	Kavie Toor
COMMENTS	Entire complex is home to the Mustang baseball, softball, men's and women's track & field, and men's and women's soccer. Multi-purpose building with public restrooms, a training room, and up to six locker rooms at the center of the complex.	Protective netting at backstop	2014, protective netting was placed over the grandstands	Portable on-field mounts and fence that allow for field conversions to softball, slo-pitch or little league. https://tour.klapy.com/hUw0lCh3OM/?deplinking=true&startscene=0&startactions=lookat(13.12,15.65,90,0,0);	It provides an elite, year-round training environment for the UBC Thunderbirds, as well as a variety of baseball camps, softball leagues, little leagues, and community baseball programs. The facility features four full-sized batting cages, a dedicated pitching area, support functions, offices, a community room with retail space, and a viewing deck for watching games on the adjacent UBC Varsity Baseball field. The building introduces significant innovations in mass timber design and construction. The structure, the first of its kind, features a glulam / LSL composite tilt-up wall system with drop in place, prefabricated roof panels. Integrated Technologies - \$250,000+ https://sportfacilities.ubc.ca/baseball-tc/

SOFTBALL					
CATEGORY	SCHOOL NAME				
	Mount Mercy University	Benedictine College	Wayne State College	UNC Greensboro	Sacred Heart University
DIVISION	NAIA	NAIA	Division II	Division I	Division I
CONFERENCE	Heart of America	Heart of America	Northern Sun (NSIC)	Southern	Northeast Conference
FACILITY NAME	Robert W. Plaster Athletic Complex	Benedictine Softball Field	Pete Chapman Softball Complex	UNCG Softball Stadium	Pioneer Park
LOCATION	651 19th St NE, Cedar Rapids, IA 52402	1020 N 2nd St, Atchison, KS 66002	Wayne, NE 68787	1504 Walker Ave Greensboro, NC 27412	Fairfield, CT 06825
YEAR OPENED RENOVATED	2017	2015	1996 2004-2014	2005	2012
CONSTRUCTION COST	\$16,000,000 (baseball, softball, and soccer)			\$3,000,000	\$2,000,000
ESCALATED CONSTRUCTION COST (2023)				\$5,700,000	\$3,100,000
CONSTRUCTION DURATION	1 Year			1+ Years	
OVERALL BUILDING AREA (GSF)	460 SF (press box)	900 SF (restrooms and pressbox) 180 SF (storage)	1,000 SF (ground level) 1,300 SF (2nd level press box and locker room)		
NO. STORIES	2	2	2	2	2
SITE AREA (Acre)	1.72 acres	1.50 acres	1.51 acres	3 acres	
SEATING CAPACITY	300 Bleacher Seating 130 Chairbacks	250 Bleacher Seating 70 Chairbacks	200 bleacher seating	500	326
FIELD ORIENTATION	North	Southeast	Northwest	Southeast	South
OUTDOOR FIELD(s)	Synthetic turf	Synthetic turf	Natural Grass Outfield; Clay Infield	Tiff Sports Bermuda Grass w/ 90 percent profile and sand field 10' width red stone warning track	Synthetic turf - 2016
OUTFIELD DISTANCE	198'-0" down the lines 200'-0" straightaway center field	200'-0" down the lines 208'-0" straightaway center field	204'-0" down LF 202'-0" straightaway center field 200'-0" down RF	200'-0" down the lines 210'-0" straightaway center field	200'-0" down LF 225'-0" straightaway center field 220'-0" down RF
INDOOR FIELD(s)	n/a	n/a	n/a	n/a	n/a
INDOOR HITTING FACILITY	n/a	n/a	n/a	1,000 SF; (2) Batting Cages	n/a
PRESS BOX	X	X	X	360 SF (2) Broadcast Booths Media Area - 10-12 occupants Heated Air Conditioned	X

SOFTBALL					
CATEGORY	SCHOOL NAME				
	Mount Mercy University	Benedictine College	Wayne State College	UNC Greensboro	Sacred Heart University
DIVISION	NAIA	NAIA	Division II	Division I	Division I
SCOREBOARD	X	10-inning digital scoreboard	X	420 SF wirelessly controlled system w/ inning-by-inning scoreboard display and LED message board	X
LIGHTING	6-pole layout; Musco	n/a	n/a	6-pole layout; Musco 70 fc @ infield 50 fc @ outfield	n/a
SPECTATOR AMENITIES	1. Restrooms	1. Restrooms	1. Concessions 2. Restrooms	1. Concessions 2. Restrooms 3. Ticketing	
DUGOUT(s)	(2) Stepped Dugouts @ 530 SF ea.	(2) @ 490 SF ea.	(2) @ 350 SF ea	(2) @ 700 SF ea. Bat storage Restrooms Drinking Fountains Access to Bullpens @ RF & LF Corners	(2) Connected to Locker Rooms
BULLPEN(s)	(2) Full-use pitching areas; (2) batting cages near RF foul line	(2) Full-use pitching areas; (2) batting cages near LF foul line	(2) Full-use pitching areas at corners; (2) batting cages near RF foul line	(2) Fully Enclosed (2) Full-use pitching areas ea.	(2) Fully Enclosed, each with a batting cage along each foul line
LOCKER ROOM (SF)	(6) locker rooms at adjacent soccer field	n/a	1,200 SF	n/a	2
LOCKER QTY.			15	n/a	
GROUNDKEEPING FACILITY		n/a	1,200 SF (shared with baseball)	X	
ARCHITECT	Shive-Hattery			Cline Design Associates	Rose Tiso Architects, LLC
CONTRACTOR	Rinderknecht	Mammoth Sports Construction			
HEAD COACH	Larry Yoder	Paul Hunt	Shelli Manson	Janelle Breneman	Pam London
ATHLETICS DIRECTOR	Paul Gavin	Charles Gartenmayer	Mike Powicki	Kim Record	Judy Ann Riccio
COMMENTS	Entire complex is home to the Mustang baseball, softball, men's and women's track & field, and men's and women's soccer. Multi-purpose building with public restrooms, a training room, and up to six locker rooms at the center of the complex.	Protective netting at backstop	2014, protective netting was placed over the bleachers	This renovation and addition to the UNC Greensboro Women's Softball Stadium included a new field, drainage system, irrigation system, fencing, 500 seat stadium seating, concessions, pressbox, restrooms, dugouts, bull pens, indoor and outdoor hitting facility and maintenance storage building.	Lawn viewing beyond the outfield in addition to 326 chair back (The BOX Seat 907 Model) seating between first and third bases

II. ALTERNATIVES CONSIDERED

Alternatives to Building

Staffing: In some cases (such as the existing weight room) staff availability impacts the number of hours each day and number of days each week that a given function or space is available for use. In the example of the weight room, for safety reasons, the space is only open for use when staff is available to supervise. Similarly students cannot receive the breadth of available sports-specific training support if there is a lack of staff and/or a lack of specialized staff. While staff consulting is outside the scope of this Program Statement, some increase in staff (including work-study) or analysis of staff shifts might result in expanded availability of certain spaces and activities. Staff recruitment and retention is an important goal of the project.

Scheduling: Scheduling is closely related to staffing, however the focus of this alternative is access to needed equipment and facilities by multiple teams or students regardless of associated staffing requirements. There is high demand for spaces and equipment in the morning and afternoon hours, due to academic scheduling throughout a typical day. Evenings and weekends see high demand for spectator activities. Based on the data collected for this Program Statement the College has exhausted scheduling solutions. Facilities are currently in use from early morning to late evening.

Off-Campus Facilities: Some programs, such as golf, currently make use of off-campus facilities. While off-campus solutions can be practical, the long drives associated with such facilities is a safety concern, especially in the winter. One of the goals of this project is to reduce reliance on off-campus facilities.

Addition to Existing Building

An addition to the existing AWAC was reviewed. Due to existing topography, requiring multi-level access, and adjacent forest, it was determined not to be feasible.

Site Alternatives Explored

As part of the initial project discovery and data gathering phase, the design team toured all existing athletic facilities and all available building sites on the campus. Refer to the campus aerial on the next page for areas that were explored. Section criteria included the following:

Available area: The selected site must be large enough to accommodate the program.

Topography: The campus is quite hilly with more than 140 feet of elevation change between high and low points. Added costs associated with building on slopes were considered, even at sites where sufficient area exists to accommodate the program. Some retaining and/or fill is required at nearly every site explored. Some unbuilt areas were not considered due to exceptionally hilly conditions.

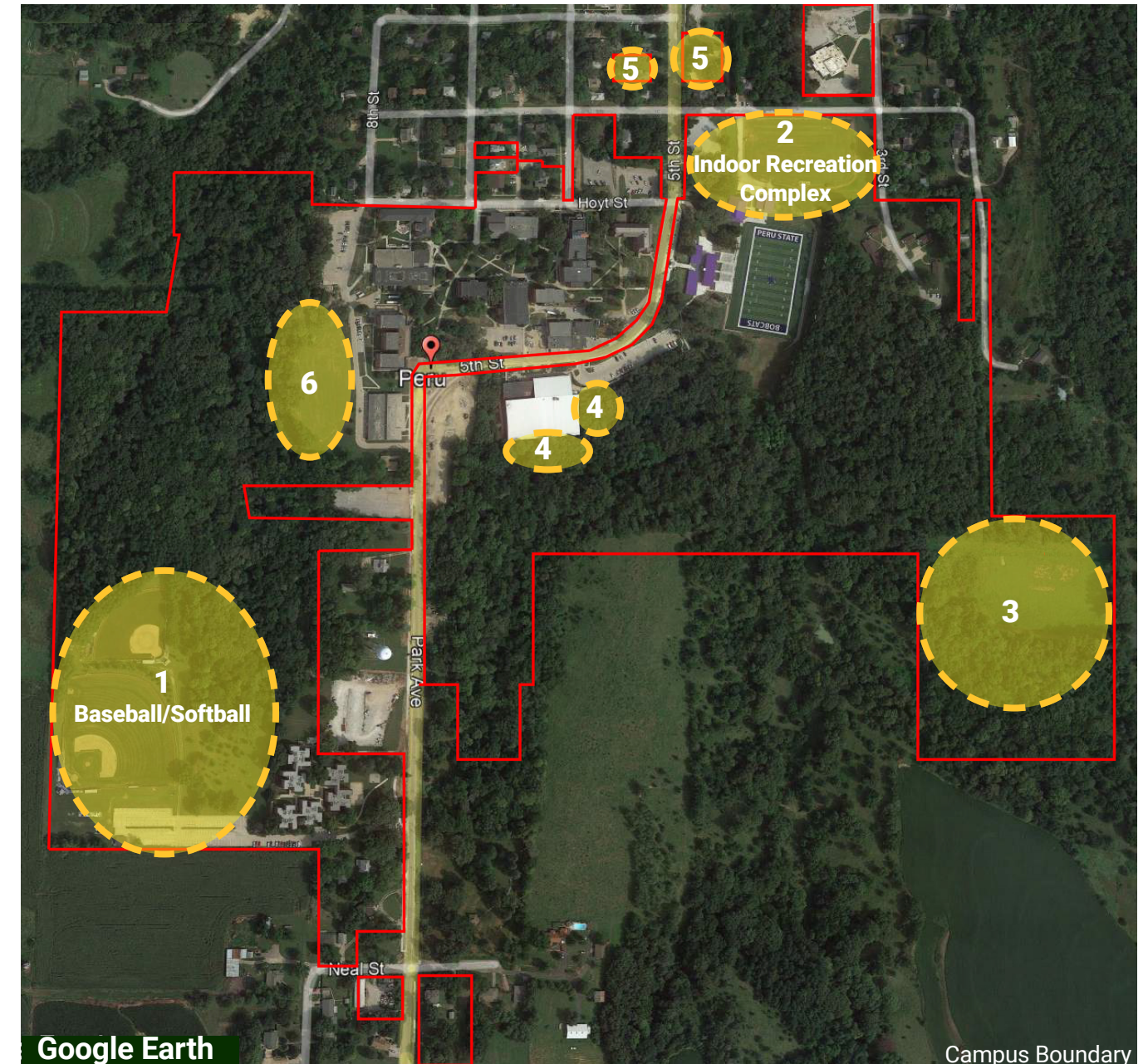
Access: Sites remote from the campus center or existing athletic facilities were considered less desirable.

Non-architectural improvements: Sites requiring a high degree of non-architectural improvements, such as retaining walls to address elevation changes, or roads and sidewalks to provide connection to campus, were considered less favorably.

Preservation of forested area: The heavily-treed campus is a desirable and distinguishing characteristic of Peru State College. As a member of the Nebraska Statewide Arboretum, the College is committed to the preservation of this important student, faculty, staff and community resource. Minimizing the need for tree removal was an important factor in site selection. Some unbuilt areas were not considered due to the density of existing forest.

Utilities: Presence or lack of utilities.

Existing Structures: Sites containing existing structures which would require demolition were not considered.



- Site 1:** Right sized; Mostly flat; Contiguous to Athletics; Minimal retaining; Minimal tree removal; Needs utilities.
- Site 2:** Right sized; Mostly flat; Contiguous to Athletics; Some retaining/little fill; Minimal tree removal; Near utilities.
- Site 3:** Right sized; Mostly flat; Removed from Campus & Athletics; Needs vehicle, pedestrian, and utility improvements; Considerable tree removal.
- Site 4:** Right sized; Hilly; Contiguous to Athletics; Considerable fill/retaining; Considerable tree removal.
- Site 5:** Small; Hilly; Separated from campus by private property; Some fill/retaining; ; Near utilities; Minimal tree removal.
- Site 6:** Right sized; Mostly flat; Contiguous to Campus; Some retaining/fill; Considerable tree removal; Existing well field.

Selected Site Explorations

Of the sites explored on the previous pages, those meeting the most criteria were sites 1 and 2. For both sites multiple iterations were explored. Preliminary studies assumed full build-out of all desired programming to facilitate long-term planning. Once a project budget was provided the programing and site studies were scaled back accordingly.

Site 1 – Baseball / Softball

Since the existing baseball/softball site had room to accommodate support facilities for these programs, and since the existing site is somewhat remote from other existing athletic facilities, the decision was made to consolidate baseball/softball programming in this area.

Two alternatives for building sites were studied for the baseball/softball facilities. The two options shown (A and B) retain the current orientation of the baseball field. This allows for minimal site impacts because the fields maintain current elevations, existing fencing and existing facilities (press boxes, bleachers and dugouts). This is also the most desirable baseball field orientation, and it eliminates the cost of reconfiguration. The down-side of keeping the fields in their current configuration is that it makes sharing building facilities less central to both baseball and softball teams and spectators. Please refer to Appendix A for multiple studies showing Options A and B using both the alternate and existing orientations of the baseball field.

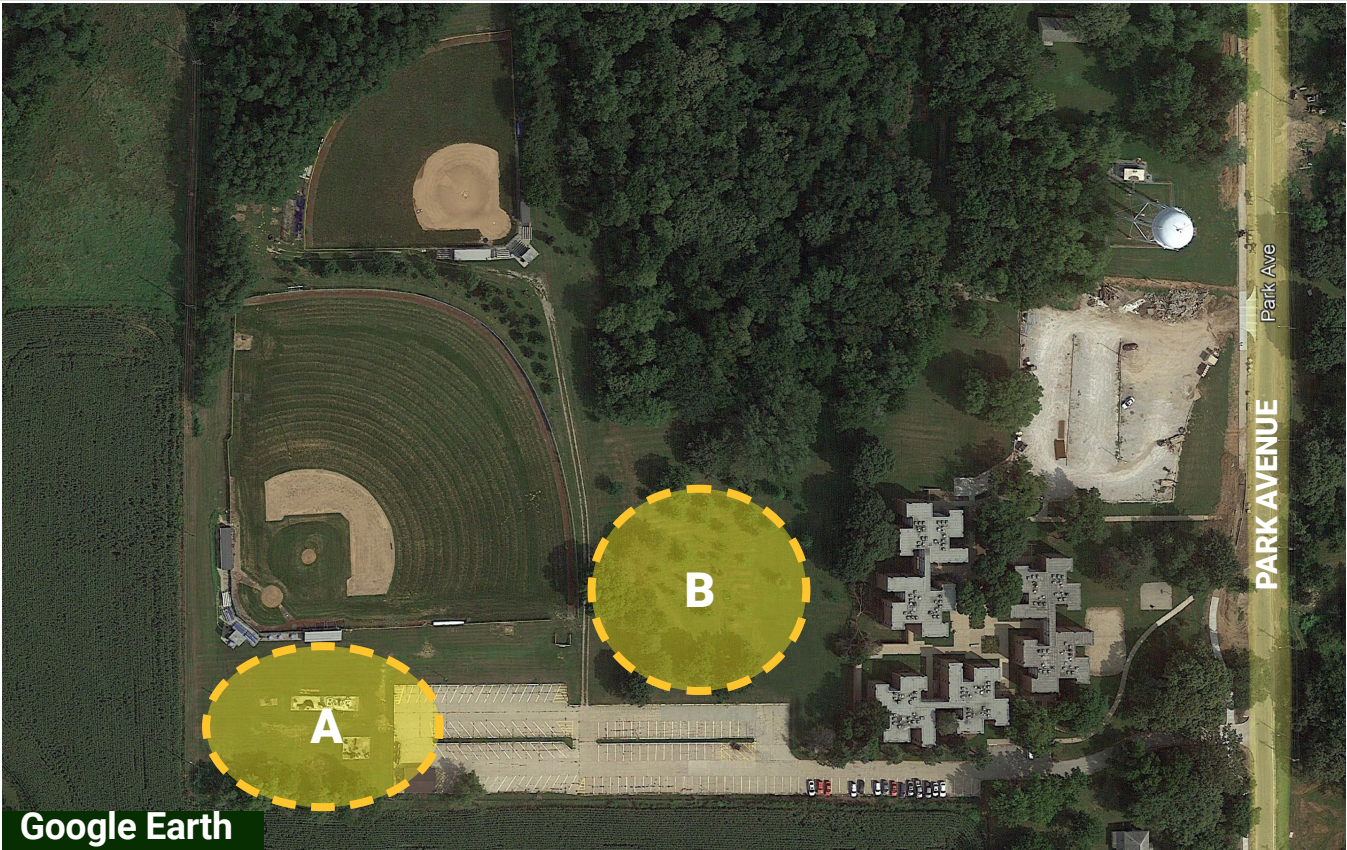
The site selection criteria described on the previous two pages was combined with conditions unique to the existing baseball and softball facilities to evaluate the two build areas. It was determined that Option A provides the best value for Peru State College.

Site 1, Option A, Pros and Cons:

- Relatively flat site (2-5% slopes), minimal need for cut and fill
- Adjacent to existing parking, but may reduce quantity of existing parking stalls
- Allows baseball concessions and spectator restrooms to co-locate in the Baseball/Softball Support Facility
- Requires a separate facility for softball concessions and spectator restrooms
- Minimal tree removal required
- Less flexible options for future uses
- Creates focal point for approach from Park Avenue

Site 1, Option B, Pros and Cons

- Steeply sloped site (10-15%+ slopes, requires substantial fill and retaining and/or a two story facility.
- Adjacent to existing parking, maintains quantity of existing parking stalls, plus room for additional stalls
- Requires a separate facility for baseball concessions and spectator restrooms
- Requires a separate facility for softball concessions and spectator restrooms
- Numerous trees must be removed
- More flexible options for future uses



Site 1, Baseball/Softball: Potential Build Locations A and B

Site 2 – Indoor Recreation Complex

Due to the size of the Indoor Recreation Complex, there is only one build location associated with Site 2.

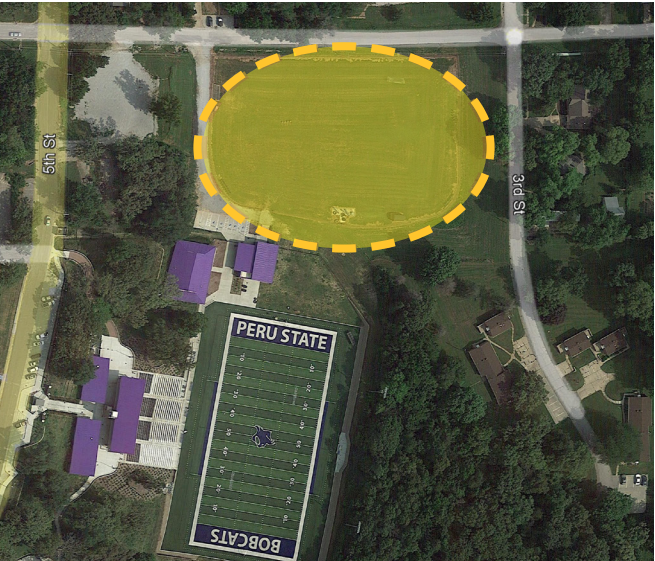
An important goal of the project is to expand track and field offerings and provide space for track and field competitions. The current AWAC does not have space to host such events. The College requested test fits for both a 200 meter and 300 meter track. The track size drives the overall size of the Indoor Recreation Complex Practice Facility (Dome). Sizing of the adjacent Support Facility is more flexible.

The 300 meter track was not pursued because it necessitated the removal of two existing Oak Bowl football support facilities. In addition to demolition costs, the functions supported by these two facilities would need to be replaced as part of the new facility. The larger footprint associated with the 300 meter track will result in cutting and retaining the existing hill at the west and southeast corner of the site. For these reasons the 300 meter track option was rejected.

With the 200 meter track option selected, the remaining challenge was to determine the optimal

location for the support facility. Locations on each side of the Practice Dome were explored as detailed in Appendix A. The location selected limits the amount of soil to be retained, allows area for future expansion, minimizes tree removal, and retains all existing facilities.

Please refer to the following pages for an overview of the numerous iterations that were explored.



Site 2, Indoor Recreation Complex

Concept Refinement

Following the preliminary explorations, the Steering Committee provided feedback, along with a target project budget. A series of refined program and concept alternatives were developed to illustrate what can be achieved within the budget for both baseball/softball and indoor recreation complex sites.

Concept 1

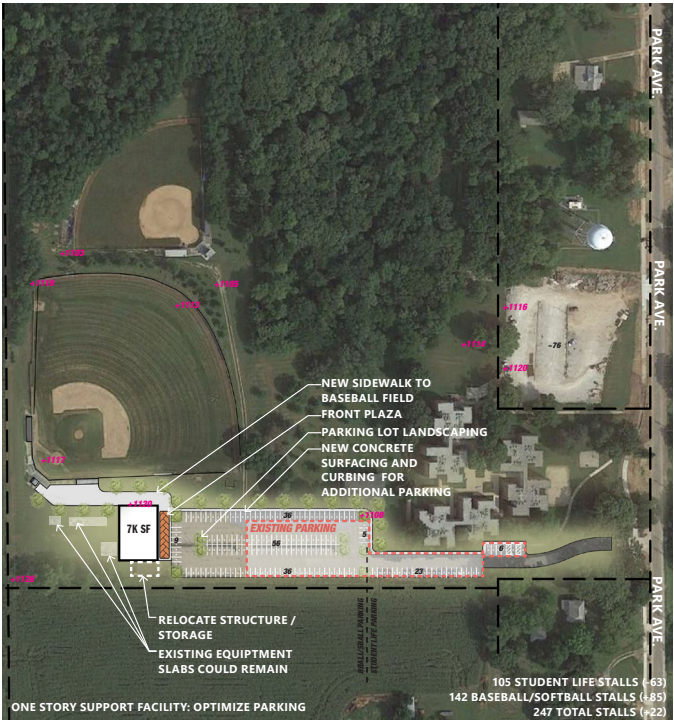
Concept 1 explores maintaining existing parking for baseball/softball, and adding a north bay of stalls to maximize parking while minimizing site impacts. A 7,000 square foot support building is located west of the parking, necessitating relocation of the existing outdoor storage facility. A modest entry plaza with decorative brick paving provides a sense of arrival. No new access is provided to softball.

For the Indoor Recreation Complex, the drive from Washington Street would be improved, with 21 parking stalls added to the 7 existing stalls. A 200-meter track inside a dome is positioned on the flattest portion of the site, with a 7,000 square foot support building just south of it, adjacent to the foot of the southeast hill. A modest entry plaza with decorative brick paving provides a sense of arrival for the support building, while a low entry monument at the northwest corner of the dome facilitates way-finding and sense of arrival from the street. The design of this entry monument is intended to coordinate with similar existing monuments on campus. A pedestrian connection from the field house to a north dome entry is shown. A large retaining wall is required along the east side of the dome. Primary entrance to the dome is via an interior connection from the northwest side of the support facility and is near spectator concessions and restrooms.

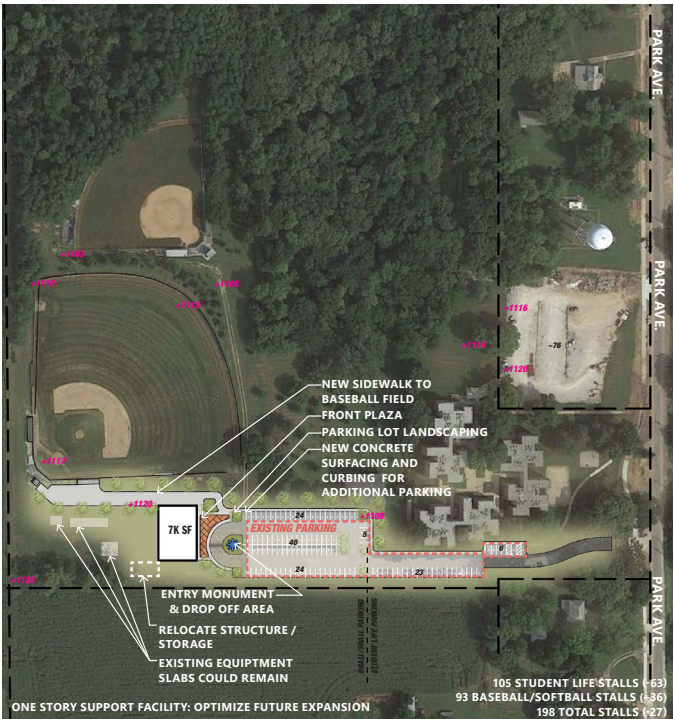
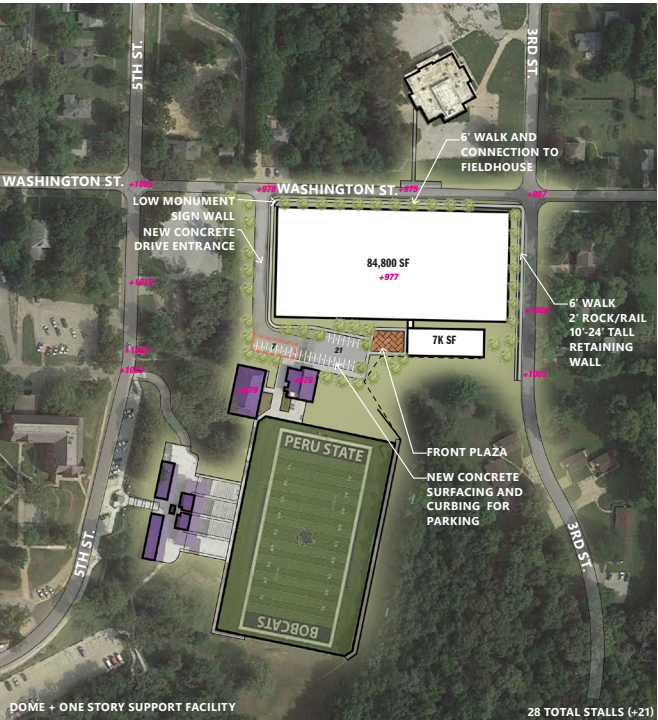
Concept 2

At baseball/softball, Concept 2 positions the 7,000 square foot support building in the best location for future expansion. A larger sense of arrival turnaround is shown in addition to the modest front plaza with decorative brick paving. This building placement and turnaround reduces the existing parking lot footprint; however, the concept does show the addition of a north bay along the north side of the parking lot like Concept 1.

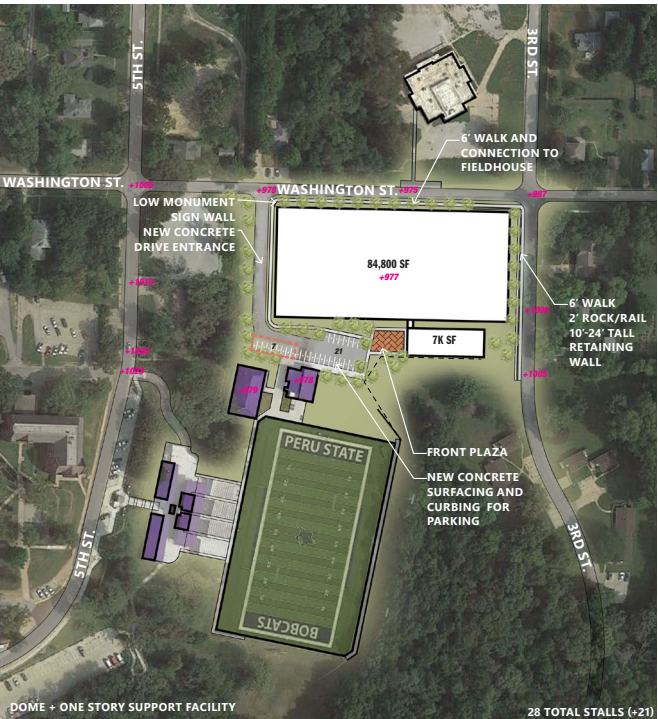
At the Indoor Recreation Complex site, Concept 2 is the same as Concept 1.



Concept 1



Concept 2



Concept 3

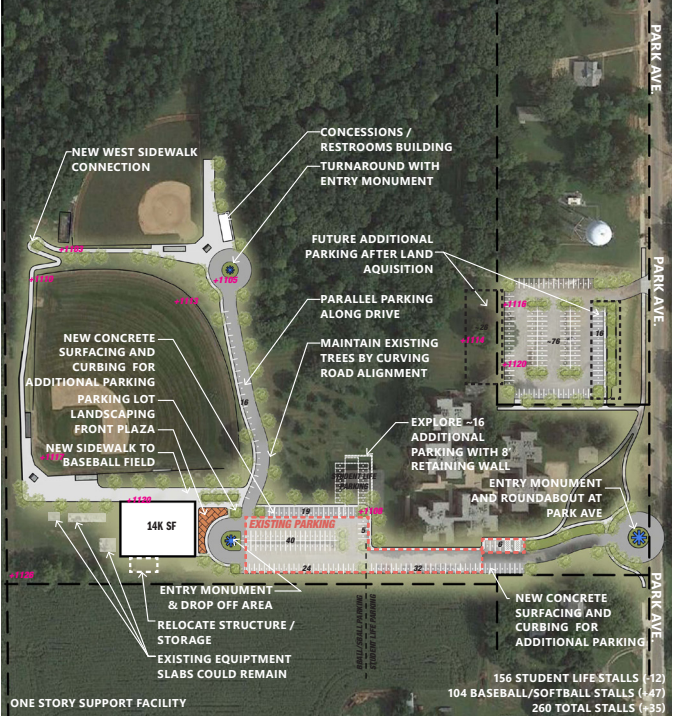
A 14,000 square foot support building is shown in Concept 3 at baseball/softball in the southwest corner of the site. A new concessions/restrooms building is shown at softball along with an improved drive with a turnaround and sense of arrival. Because the support facility is distant from the softball facility, an additional walk along the west side of the baseball field is offered. This concept includes the previously explored roundabout off Park Avenue and considers a newly configured and improved parking lot north of student housing to help offset the reduced parking at the fields. Note that this parking area is not currently owned by the College.

At the Indoor Recreation Complex site, Concept 3 is the same as Concept 1 and 2.

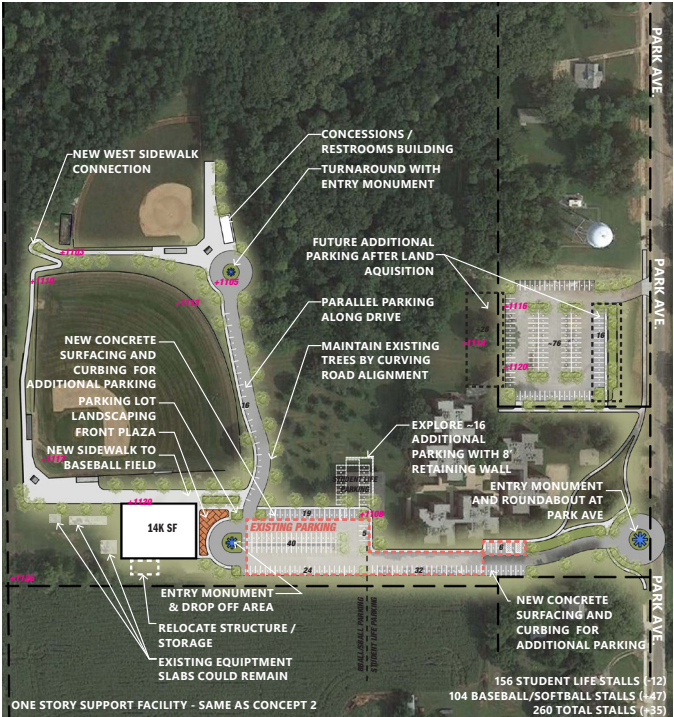
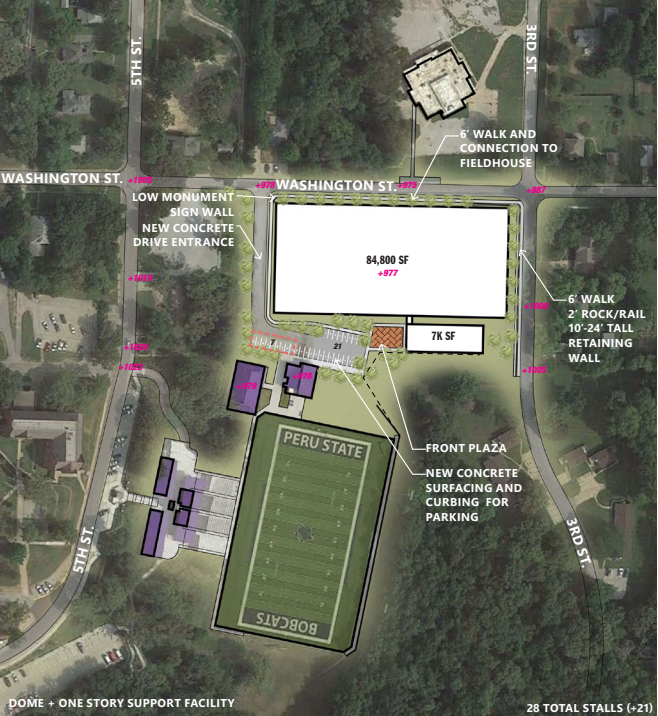
Concept 4

Concept 4 at baseball / softball site is the same as Concept 3.

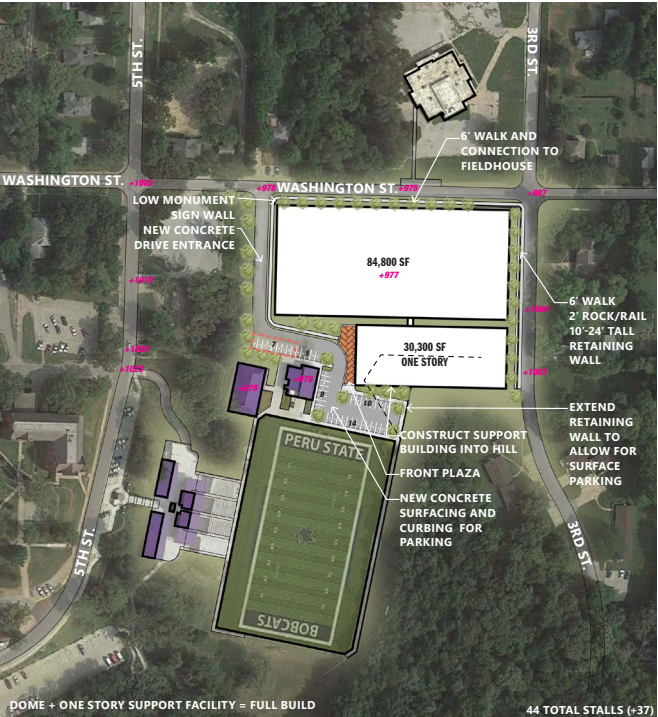
At the Indoor Recreation Complex site, Concept 4 explores a larger footprint support building south of the 200-meter indoor track dome, which is situated the same as in Concept 1. This support building location requires retaining the hill at the southeast corner of the site. The location maximizes parking between the field and the new support building. To provide this parking, a retaining wall would be needed at the west end of the parking lot. Primary entrance to the dome is via an interior connection from the northwest side of the support facility and is near spectator support functions such as restrooms and concessions. A modest entry plaza with decorative brick paving will provide a sense of arrival for the support building, while a low entry monument at the northwest corner of the dome will facilitate way-finding from Washington Street and a sense of arrival.



Concept 3



Concept 4



Concept 5

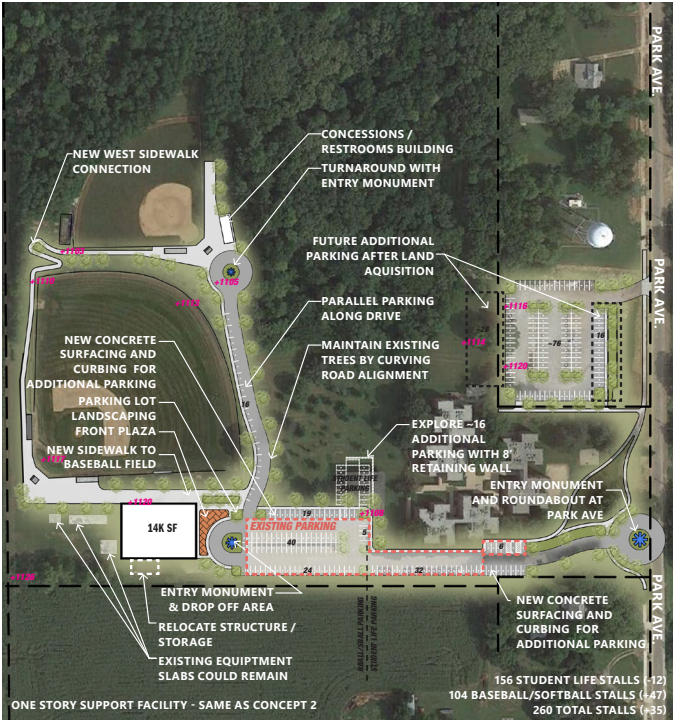
Concept 5 at baseball/softball site is the same as Concept 3 and 4.

At the Indoor Recreation Complex site, Concept 5 explores providing a two-story support building that requires retaining some of the hill at the southeast corner of the site. This small building footprint provides more space for additional parking adjacent to the new Indoor Recreation Complex, provided a retaining wall is installed. A modest front plaza with decorative brick paving provides a sense of arrival for the support building, while a low entry monument at the northwest corner of the dome facilitates way-finding from Washington Street and a sense of arrival to the campus. A pedestrian connection from the field house to a north dome entry is shown. Primary entrance to the dome is via an interior connection from the northwest side of the support facility and is near the support facility lobby as well as spectator support functions such as restrooms and concessions.

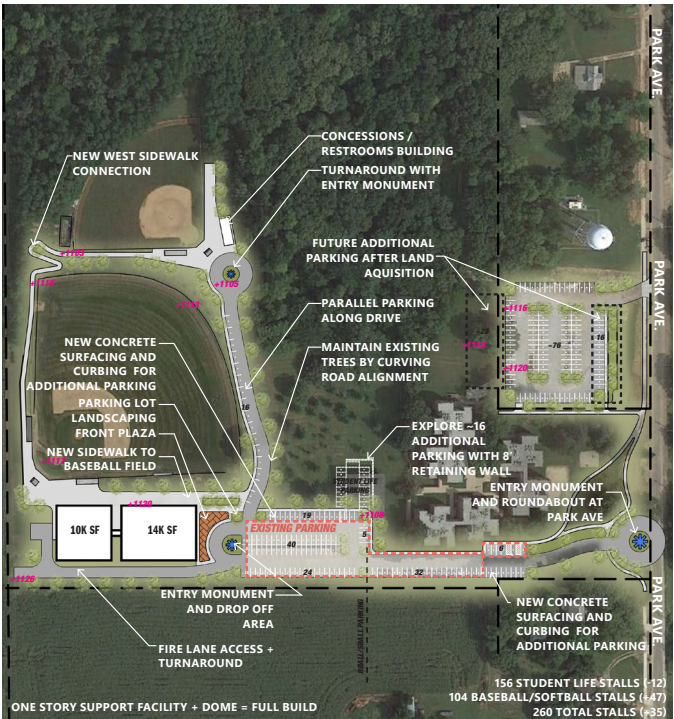
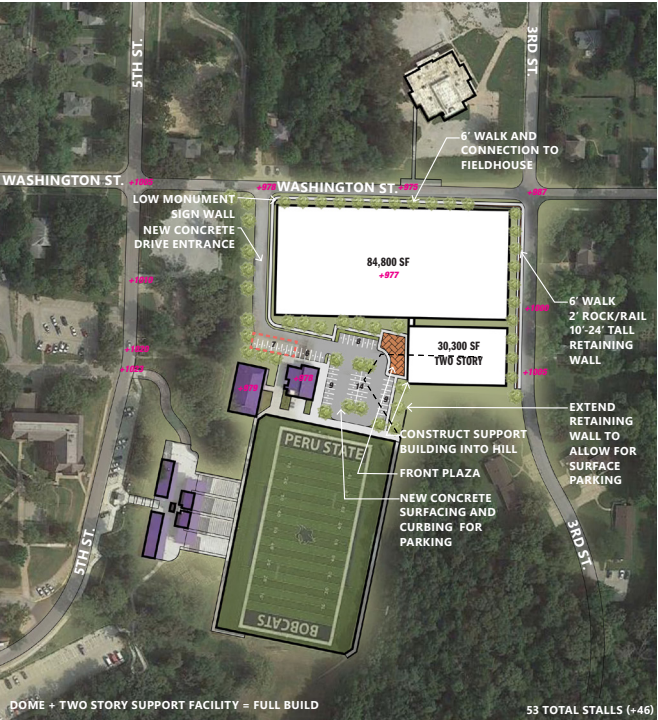
Concept 6

Concept 6 at the baseball/softball area is the same as Concept 4 and 5, with the addition of a 10,000 square foot practice dome. This requires a fire access lane along the south side of the new building and dome.

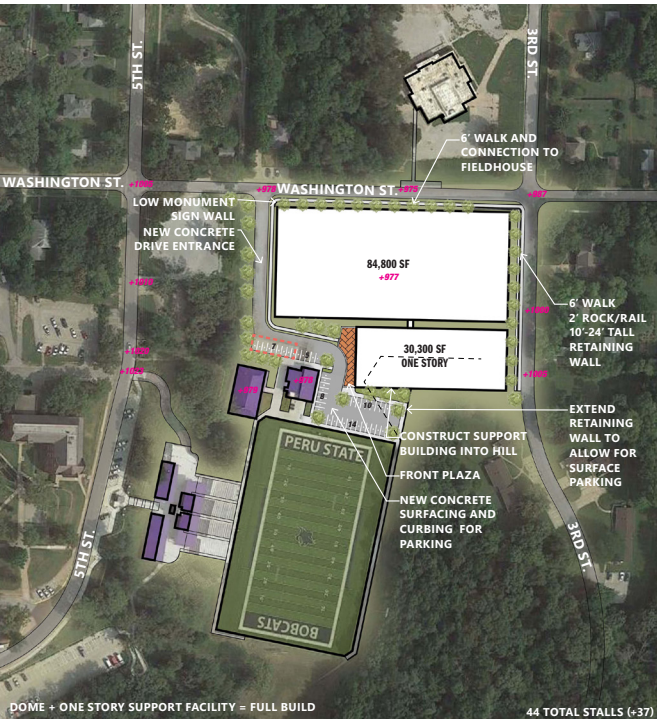
At the Indoor Recreation Complex site, Concept 6 is the same as Concept 4.



Concept 5



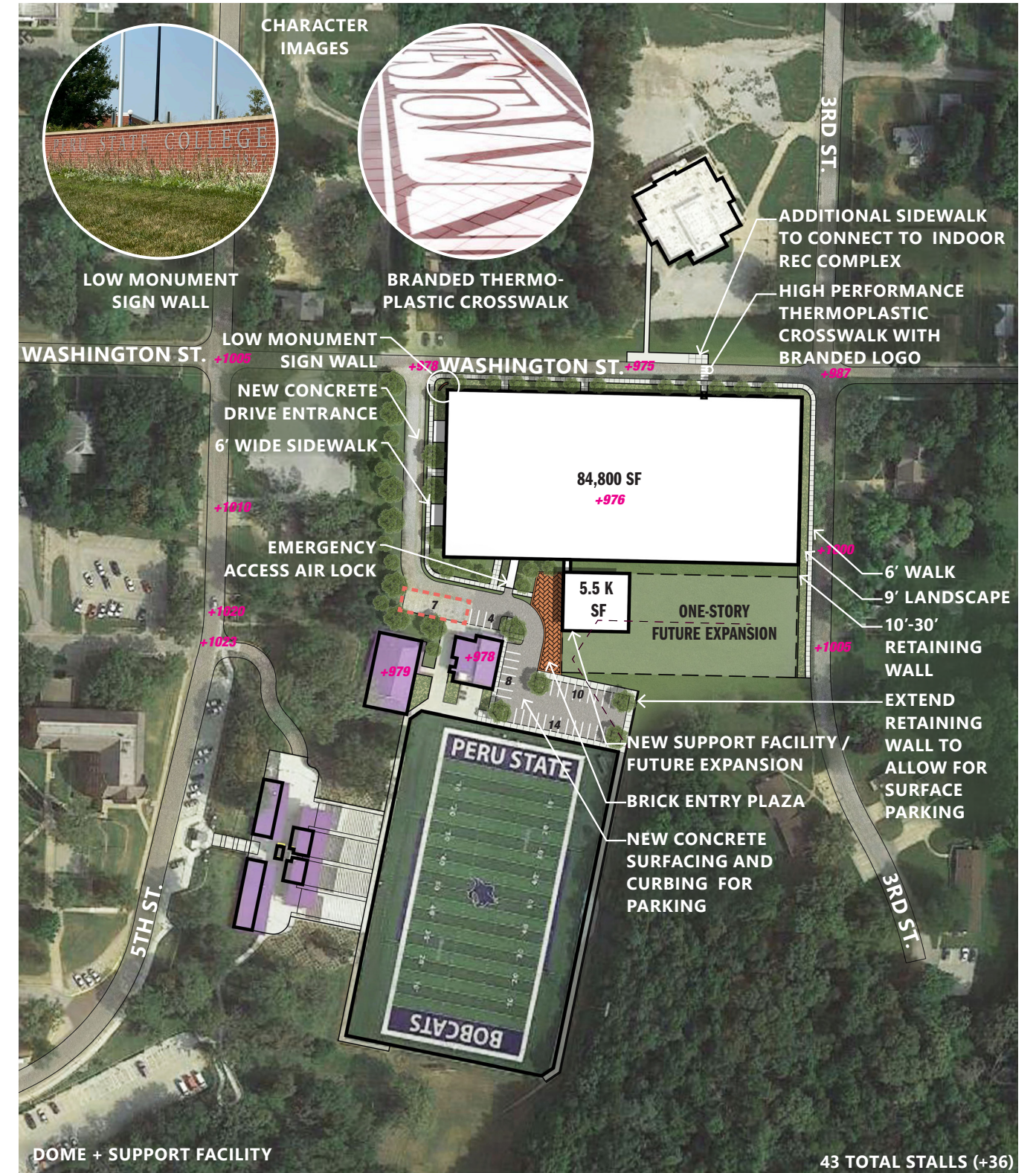
Concept 6



Indoor Recreation Complex

At the Indoor Recreation Complex site, the support building is placed to minimize impact to the southeast hill reducing or eliminating the need for retaining. Parking is shown to expand around and between the proposed structures and existing football facilities. A modest brick plaza is provided to welcome users to the support building, while a low monument sign located at the northwest corner of the indoor practice dome welcomes users to the complex. The dome is integrated into the retaining wall needed along the east side of the site, with a

9' landscape buffer between the dome and the 6' sidewalk along 3rd Street. If possible the retaining wall will step down to the north as the grade lowers to provide a more pedestrian friendly scale along the 3rd and Washington Street right of way. A pedestrian connection between the fieldhouse and dome is provided and can be branded as a high-performance thermoplastic crosswalk. Primary entrance to the dome is via an interior connection accessed from the northwest side of the support facility. The connector is visible from the support facility lobby and is near spectator amenities such as concessions and restrooms.



Proposed Indoor Recreation Complex

An aerial photograph of the Peru State College campus. The image shows a large baseball field in the foreground, surrounded by a green outfield and a brown infield. To the right of the field is a large, empty parking lot. In the background, there are several red brick buildings, a white water tower, and a dense forest of green trees. The entire scene is captured from a high angle, providing a comprehensive view of the campus and its surroundings.

03 LOCATION AND SITE CONSIDERATIONS

- I. GENERAL SITE INFORMATION
- II. INFLUENCE OF PROJECT ON EXISTING SITE CONDITIONS

I. GENERAL SITE INFORMATION

COUNTY: Nemaha County, Nebraska

TOWN: City of Peru

CAMPUS: Peru State College

STATEWIDE BUILDING INVENTORY NUMBER: Not required for new facilities

Proposed Sites

Site 1, the existing baseball/softball complex, is located at the farthest southwest corner of campus, nestled to the west of the existing student housing. The fields are not visible from Park Avenue. Only a small directional sign marks the entrance drive.

The baseball field is at a higher elevation than the softball field, by about 10-12'. There is a dirt drive from the parking lot to the softball field which hosts approximately 18 parallel parking stalls during practice and game days. Along this dirt drive are large, beautiful trees which will be protected during any future improvements. There are no sidewalks from the parking lot to the baseball field, nor from the student housing.

Currently, within the vicinity of the fields, there are a total of 243 parking stalls. Approximately 75 of these stalls are counted toward baseball/softball use (57 paved, and 18 along the dirt drive to the softball field). The remaining 168 stalls are counted toward student housing parking. 76 of these parking stalls are on the leased lot north of student housing. The number of stalls on the leased lot could increase if the lot was improved. Southwest of the student housing facility, 92 stalls serve student housing; however, there is flexibility in this number as not all 92 are being used and could be counted toward baseball/softball parking (24 stalls in flex: see inset image on the previous page).



Existing Conditions - Site 1

Site 2 is the proposed site for the Indoor Recreation Complex. This site is north of the newly renovated Oak Bowl football field and stadium, and south of the recently renovated football field house. It is flat and has existing access off Washington Street. Although the site itself is flat, it is surrounded by steep topography to the east and west. At the southeast

corner of the site, a hill protrudes into the site. Along the west side of the drive is a steep hill between the site and upper gravel parking lot. There are seven ADA parking stalls along the south edge of the site, and two existing support structures associated with the football program.



Existing Conditions - Site 2

II. INFLUENCE OF PROJECT ON EXISTING SITE CONDITIONS

Relationship to Neighbors and Environment

Site 1

The project will maintain the existing baseball and softball orientation and parking lot location, providing minimal overall site and grading work. This minimizes the impact and demolition of existing trees and the need for retaining walls.

The site is surrounded by College property and farmland (refer to Campus Boundary in Part 2.II). Views from the south, of the proposed facilities, will be partially screened by new and existing trees. Proposed improvements are anticipated to have no impact on neighboring properties.

Site 2

The proposed project will maintain the two existing structures north of the Oak Bowl football field and will maintain the existing parking. The project will need to accommodate grades that increase from north to south along 3rd Street, retaining the soil to maximize the space available to develop proposed and future improvements. The intent is to reduce the perceived scale of this retaining wall, at the corner of Washington and 3rd Streets, by stepping the wall down to the north with the slope of the existing hill.

This site fronts two public streets. It is bordered by a mix of College and privately-owned properties, including athletic facilities to the north and south (refer to Campus Boundary in Part 2.II). Due to its height (50'-70'), the proposed practice dome structure will dramatically impact the Washington Street frontage and it will obscure existing views of the Oak Bowl from Washington Street. It will be critical to minimize the scale of the structure by creating a pedestrian friendly environment along this frontage. To this end, the Washington Street frontage is lined with new trees. Other proposed features, such as the monument sign wall, branded crosswalk, and branded dome will interrupt the scale of the dome with car and

pedestrian level interest. These same features will identify entry to the athletic facilities as well as the campus.

To the far west, the scale of the proposed dome is balanced by the existing campus center of large buildings located at an elevation higher than the top of the dome. Neighbors to the near west and east are small residential lots. These lots are heavily treed with deciduous trees. They will have views of the dome, and the view will be unobscured in the winter months. The change in view will be most dramatic for the homes to the east, whose view of the historic campus center and the Oak Bowl will be replaced, or shared, with a view of the dome. With this in mind it is critical to employ measures along 3rd Street similar to those proposed for the Washington Street frontage. The goal at 3rd Street will be to provide an eye-level, foreground view of residential scale streetscape, with the bulk of the dome beyond.

Parking and Circulation

Site 1

The east half of the existing baseball/softball complex parking lot has recently been reconstructed and the proposed program statement solution maintains this investment.

The proposed addition to the baseball/softball complex is designed to increase parking capacity relative to the existing condition. This is accomplished by locating proposed structures west of the existing parking area along with expanding the existing parking area as indicated by the Proposed Solutions in Part 2.II.

Circulation is improved by providing a larger turnaround at the west end of the parking lot and allowing for mid-parking lot circulation at the drive aisle that goes north to the softball field. Circulation is improved to the softball facility by providing a paved surface and turnaround.



Image: Aerial showing existing athletic facilities at Peru State College

Peru State College

Site 2

Due to topographic conditions structured parking was explored for this site. Despite economies associated with the topography, which would eliminate the need for an internal ramp, the cost of structured parking is still beyond the project budget. Because the flat portions of the site are limited, the Steering Committee directed the Consultant to maximize parking on grade while providing campus connectivity for pedestrians. The proposed design increases on-site parking as indicated in the Proposed Solutions in Part 2.II. The amount of parking provided is balanced

by the need to plan for future expansion of the support building.

The proposed parking lot is a “dead end” parking lot but provides a small hammer head to turnaround at the east terminus. This allows parking volumes to maximize without sacrificing those spaces for turnaround locations. Proper signage at the entry of the drive can help assist with visitors who are unsure about access and available parking stalls.



04 COMPREHENSIVE PLAN COMPLIANCE

- I. AGENCY-CAMPUS COMPREHENSIVE PLAN AND UPDATES AND REVISIONS
- II. CONSISTENCY WITH COMPREHENSIVE CAPITAL FACILITIES PLAN
- III. CONSISTENCY WITH CCPE PROJECT REVIEW CRITERIA/STATEWIDE PLAN

I. AGENCY-CAMPUS COMPREHENSIVE PLAN AND UPDATES AND REVISIONS

Portions of this project have been addressed in the Peru State College 2012 Campus Master Plan, as well as the College 2030 Facilities Master Plan, per section 4.II, below.

II. CONSISTENCY WITH COMPREHENSIVE CAPITAL FACILITIES PLAN

The 2012 Campus Master Plan addressed the Ballfields Complex portion of this project on pages 78 and 84. From page 78:

"Renovate and expand the existing parking lot south of the Centennial Complex and provide new parking for students and for Baseball/Softball stadium patrons. Also construct new facility at/near entrance to ballfields to house concessions, batting practice facilities, and patron restrooms, and storage."

From Page 84:

"The [2012] Master Plan calls for removal of Neal Hall and the construction of new Baseball/Softball support facilities, including restrooms, ticket window, equipment storage, and batting cages with a drop-off plaza."

Both the Indoor Recreation Complex and the Baseball/Softball Complex are classified as High Priorities in the Facilities Master Plan section of the Peru State College Facility Master Plan - 2030, which was recently completed. The site improvements section of the same Plan also identifies site projects associated with the two new complexes as High Priorities.

III. CONSISTENCY WITH CCPE PROJECT REVIEW CRITERIA/STATEWIDE PLAN

Page 1 - 7 of the Commission's Comprehensive Statewide Plan states: *"Nebraska public institutions are accountable to the State for making wise use of resources for programs, services, and facilities as well as for avoiding unnecessary duplication."* The proposed project will provide needed upgrades to Baseball and Softball fields amenities, including indoor practice areas, and the addition of the Indoor Recreation Complex north of the Oak Bowl will increase the functional square footage for all users, creating attractive and safe homes for athletics and recreation, and positively impacting student learning environments.

Page 2-9 of the Plan states: *"Most facilities on Nebraska campuses are safe, accessible to the disabled and are fully ADA compliant. Fire safety is a concern on all campuses, but especially those with older residence halls. Accessibility also remains a challenge at some campuses."*

- Institutions continue efforts to provide safe and accessible campuses that are responsive to changing student needs and supportive of a learning environment.*
- Campus facilities are well maintained to assure the safety of students."*

The proposed project will address safety, accessibility, and maintenance issues at the Baseball and Softball fields with ADA accessibility, pedestrian flow in the new buildings, restrooms, laundry rooms, concessions, lighting controls, and lockers. The new Indoor Recreation Complex north of the Oak Bowl will provide safe, indoor shelter for athletic and recreation activities where currently students are exposed to the elements while using the existing outdoor practice and recreation fields.

The 2030 Master Plan draws from Peru State's mission, vision, and values to establish a comprehensive framework for the College's facilities that will allow it to continue to serve students, the state, and the region. The Indoor Recreation Complex and Ballfields Improvements project is critical for the College to progress toward these goals.

The proposed project demonstrates compliance and consistency with the CCPE Comprehensive Statewide Plan, including the institutional role and mission assignment. The proposed project also demonstrates compliance and consistency with the CCPE Statewide Facilities Plan, including criteria such as the degree to which the project demonstrates compliance with the governing-board-approved institutional comprehensive facilities plan, the degree that the project addresses existing facility rehabilitation needs as represented in a facilities audit report or program statement, and the degree to which project justification is due to inadequate quality of the existing facilities because of functional deficiencies, which in this case is due to the lack of critical recreational and athletic facilities because they currently do not exist on Peru State's campus, causing a need for new construction to meet the needs of students.

A close-up photograph of two baseballs resting on a green grassy field. The baseball in the foreground is in sharp focus, showing its white leather and red stitching. The second baseball is slightly behind and to the left, blurred. The background shows a clear blue sky and some out-of-focus trees and a building.

05 ANALYSIS OF EXISTING FACILITIES

- I. EXISTING PROGRAMS RELATED TO THE PROPOSED PROJECT
- II. EXISTING AREA SUMMARY
- III. UTILIZATION OF EXISTING SPACE
- IV. PHYSICAL DEFICIENCIES
- V. PROGRAMMATIC DEFICIENCIES
- VI. REPLACEMENT COST OF EXISTING BUILDING

I. EXISTING PROGRAMS RELATED TO THE PROPOSED PROJECT

Athletic facilities are used by numerous programs as outlined below. In addition to these organized programs, the facilities, especially walking track and weight room, are used by individual students, faculty and staff for physical fitness and, occasionally for other types of social programming such as movie nights.

Athletic Teams*

- Baseball
- Basketball (men and women)
- Bowling (men and women)
- Cross Country (men and women)
- Cheerleading
- Dance
- Football
- Golf
- Softball
- Volleyball
- *some programs have both varsity and junior varsity

Intramurals

- Basketball
- Beach Volleyball
- Disc Golf
- Dodge Ball
- Flag Football
- Kickball
- Soccer
- Softball
- Volleyball

Club Sports

- E-Sports
- Fishing
- Golf
- Ultimate Frisbee
- Volleyball

Student Life

- Basketball (shooting hoops)
- Walking/Running Track
- Weight Training
- Fitness Classes (Yoga, Trampoline, etc)
- Social Events



Image: Peru State College Al Wheeler Activity Center (AWAC) Peru State College

II. EXISTING AREA SUMMARY

Al Wheeler Activity Center (AWAC)

Sub-Class Totals	Room Description	Occupant	Existing Program			Comments
			Units	SF	Total SF	
First Floor	LOBBY		1	1,290	1,290	
	CONCESSIONS		1	355	355	
1290						
First Floor	LOCKER ROOM A:	Multiple Users				21 LOCKERS @ 18"x18"x72" temporary space for athletes/visiting teams/officials/non-athlete students/staff
	LOCKER A		1	175	175	
	TOILET		1	140	140	
	SHOWERS		1	95	95	
	CORRIDOR		1	60	60	
470						
First Floor	LOCKER ROOM B:	Multiple Users				22 LOCKERS @ 18"x18"x72" temporary space for athletes/visiting teams/officials/non-athlete students/staff
	LOCKER B		1	175	175	
	TOILET		1	140	140	
	SHOWERS		1	95	95	
	CORRIDOR		1	60	60	
470						
First Floor	LOCKER ROOM C:	Multiple Users				21 LOCKERS @ 18"x18"x72" temporary space for athletes/visiting teams/officials/non-athlete students/staff
	LOCKER C		1	175	175	
	TOILET		1	140	140	
	SHOWERS		1	95	95	
	CORRIDOR		1	60	60	
470						
First Floor	LOCKER ROOM D:	Multiple Users				22 LOCKERS @ 18"x18"x72" temporary space for athletes/visiting teams/officials/non-athlete students/staff
	LOCKER D		1	175	175	
	TOILET		1	140	140	
	SHOWERS		1	95	95	
	CORRIDOR		1	60	60	
470						
First Floor	FITNESS CENTER	Multiple Users	1	4460	4,460	10 Treadmills, 4 Bikes, 6 Ellipticals, Misc Weight Training
	WEIGHT ROOM	Multiple Users	1	3285	3,285	5 Double Rack Lift Platforms, Dumb Bell Rack, Kettle Ball Rack, Misc Pads and Exc Balls
	STORAGE		1	625	625	
8370						
First Floor	GYMNASIUM	Multiple Users	1	29560	29,560	Competition Basketball Court, Competition Volleyball Court, 3 Practice Basketball Courts, 200m Track, Telescoping Bleachers
	CLASSROOM	Multiple Users	1	1750	1,750	Used by nearly all athletic teams
	TABLE & CHAIR STORAGE		1	280	280	
	ICE		1	100	100	
31590						
First Floor	TEAM ROOM A:	Women's Varsity Basketball				18 LOCKERS
	LOCKER A		1	325	325	
	TOILET		1	110	110	
	SHOWERS		1	40	40	
	CORRIDOR		1	45	45	
520						
First Floor	TEAM ROOM B:	Women's Varsity Volleyball				19 LOCKERS
	LOCKER B		1	345	345	
	TOILET		1	120	120	
	SHOWERS		1	40	40	
	CORRIDOR		1	35	35	
540						
First Floor	TEAM ROOM C:	Men's Varsity Basketball				18 LOCKERS
	LOCKER C		1	325	325	
	TOILET		1	110	110	
	SHOWERS		1	40	40	
	CORRIDOR		1	45	45	
520						
First Floor	TEAM ROOM D:	Cheer and Dance				19 LOCKERS
	LOCKER D		1	345	345	
	TOILET		1	120	120	
	SHOWERS		1	40	40	
	CORRIDOR		1	35	35	
100						

Sub-Class Totals	Room Description	Occupant	Existing Program			Comments
			Units	SF	Total SF	
Second Floor	LOBBY		1	280	280	
	LOUNGE		1	270	270	
	STORAGE		1	175	175	Interested in adding ground level training space
	OFFICE	Athletic Trainer	1	190	190	Interested in adding ground level training space
	WAITING		1	255	255	
	EXAM		1	95	95	
	EXAM		1	90	90	
	FAMILY PLANNING		1	95	95	
	RECEPTION		1	110	110	
	OFFICE	Athletic Trainer	1	150	150	
Second Floor	TRAINING	Multiple Users	1	895	895	Interested in adding ground level training space
	RECEPTION		1	235	235	
	ATHLETIC DIRECTOR	AD & Baseball HC	1	265	265	
	SUPPLIES		1	140	140	
	STORAGE		1	165	165	
3130						
Second Floor	WORKROOM		1	240	240	
	LAUNDRY		1	105	105	2 Washers and 1 Large Dryer
	CHEER STORAGE	Cheer	1	80	80	
	EQUIPMENT STORAGE	Shared	1	170	170	Women's Basketball and Women's Volleyball currently sharing storage
	EQUIPMENT STORAGE	Shared	1	170	170	
	RECRUITING / CONFERENCE ROOM		1	530	530	Skybox Conference Room for small to medium size meetings
	ASSISTANT COACH	Men's Basketball Asst & GA	1	150	150	
	HEAD COACH	Men's Basketball	1	180	180	
	ASSISTANT COACH	Women's Basketball Asst & GA	1	150	150	
	HEAD COACH	Women's Basketball	1	190	190	
	ASSISTANT COACH	Women's Volleyball Asst & GA	1	165	165	
	HEAD COACH	Women's Volleyball	1	175	175	
	ASSISTANT COACH	Baseball Asst & GA	1	155	155	
	ASSISTANT COACH	Softball Asst & GA	1	155	155	
	HEAD COACH	Cheer & Dance	1	170	170	
	HEAD COACH	Softball	1	170	170	
	ASSISTANT COACH	Converted to Storage	1	150	150	
	HEAD COACH	Golf & Cross Country	1	190	190	
	HEAD COACH	Bowling	1	185	185	
2185						
SUB-TOTAL (NET AREA)					52,595	

SPACE CLASSIFICATION LEGEND
CLASS 1 - PUBLIC AREAS LOBBY LOCKER ROOM
CLASS 2 - ATHLETE LOCKER ROOM
CLASS 3 - TRAINING FACILITIES MEDICAL
CLASS 4 - STRENGTH AND CONDITIONING
CLASS 5 - EQUIPMENT ROOM
CLASS 6 - INDOOR PRACTICE TRAINING FACILITY
CLASS 7 - STAFF LOCKER ROOM
CLASS 8 - MEETING ROOMS
CLASS 9 - NUTRITION FOOD PREP
CLASS 10 - EVENT FIELD COURT
CLASS 11 - COACHING AND ADMINISTRATION OFFICES
CLASS 11 - OUTDOOR PRACTICE TRAINING
CLASS 12 - OPERATIONS SUPPORT / UNASSIGNED
CLASS 13 - MAINTENANCE GROUNDSKEEPER
CLASS 14 - FOOD / BEVERAGE / FOOD PRODUCTION
CLASS 15 - SPECTATOR FACILITIES
CLASS 16 - GAME DAY OPERATIONS / SUPPORT AREA

Oak Bowl Stadium

Sub-Class Totals	Room Description	Occupant	Existing Program			Comments
			Units	SF	Total SF	
First Floor	TICKET BOX		1	120	120	
120						
First Floor	FIRST AID		1	150	150	
	TEAM STORE		1	170	170	
	CONCESSIONS		1	500	500	
	PREP		1	570	570	
1390						
First Floor	HOSPITALITY SUITE		1	485	485	Using suite as alternate football meeting room to review film
	HOSPITALITY SUITE		1	485	485	Using suite as alternate football meeting room to review film
970						
Second Floor	VISITOR COACH		1	200	200	
	VISITOR RADIO		1	180	180	
	HOME RADIO		1	180	180	
	HOME COACH		1	185	185	
	CAMERA		1	180	180	
	PA / SCOREBOARD		1	250	250	
	OFFICIAL		1	180	180	
	PRINT MEDIA		1	270	270	
1625						
Exterior	FOOTBALL FIELD	Football (primary); Baseball & Softball Practice; Club & Intramural Sports	1	98850	98,850	
	ADJACENT FIELD SPACE		1	10050	10,050	0.23 Acres
	NORTH PRACTICE FIELD		1	130400	130,400	Currently unused throughout the year, 3.00 Acres
239300						
First Floor (Old Field House)	MEETING ROOM	Football; Visiting Teams	1	640	640	
	MEETING ROOM		1	990	990	
	TRAINING ROOM		1	230	230	Existing visiting team training space is tight
	SHOWERS / DRYING		1	350	350	
	LOCKER ROOM		1	410	410	Add designated visiting team locker room
	STORAGE		1	140	140	
	STORAGE / CUSTODIAL		1	290	290	
3050						
First Floor (Ticketing / Field Maintenance)	TICKETING		1	230	230	
	STORAGE		1	70	70	Storing overflow equipment in Women's Restroom (170 SF)
	FIELD MAINTENANCE / CONVERTED WEIGHT ROOM	Football	1	1480	1,480	Utilizing space as auxilliary weight room (4 double sided weight racks) Add designated weight room for football (Priority II)
1780						
SUB-TOTAL (NET AREA)					248,235	

Field House, Baseball and Softball

Sub-Class Totals	Room Description	Occupant	Existing Program			Comments
			Units	SF	Total SF	
First Floor	OFFENSIVE COORDINATOR OFFICE	Football	1	170	170	
	HEAD COACH OFFICE		1	275	275	
	MULTI-PURPOSE / MEETING ROOM		1	1750	1750	
	LAUNDRY		1	285	285	
	STORAGE		1	85	85	
2565						
First Floor	LOCKER ROOM		1	1915	1915	
	SHOWER ROOM		1	190	190	
	LAUNDRY DROP-OFF		1	180	180	
	RESTROOM		1	490	490	
2775						
First Floor	MEETING ROOM		1	890	890	Add position meeting rooms
	TRAINING ROOM		1	985	985	
	OPEN OFFICE		1	895	895	Add office space for staff expansion
2770						
SUB-TOTAL (NET AREA)			8,110			

Sub-Class Totals	Room Description	Occupant	Existing Program			Comments
			Units	SF	Total SF	
First Floor	BASEBALL FIELD	Baseball (primary); Club & Intramural Sports	1	123,000	123000	Convert infield and outfield to synthetic turf (Priority III)
	DUGOUTS		2	480	960	Recommend demo and rebuild
	BULLPENS		2	900	1800	Recommend demo and rebuild
	SPECTATOR SEATING		2	140	280	50 Seats + 4 picnic tables
	PRESS BOX		1	140	140	Recommend demo and rebuild (aluminum bleachers) - 200 seats
	CONCESSION		1	140	140	Recommend demo and rebuild
	MAINTENANCE / STORAGE		1	780	780	Recommend demo and rebuild; share with Softball
126180						
First Floor	SOFTBALL FIELD	Softball (primary); Club & Intramural Sports	1	45,300	45300	Convert infield and outfield to synthetic turf (Priority II)
	DUGOUTS		2	460	920	
	BULLPENS		2	600	1200	Recommend demo and rebuild
	SPECTATOR SEATING		5	140	700	120 Seats
	PRESS BOX		1	140	140	Recommend demo and rebuild (aluminum bleachers) - 200 seats
	CONCESSION		1	140	140	Recommend demo and rebuild
MAINTENANCE / STORAGE	2		160	320	Share with Baseball	
48260					Head coach noted 25'x25' storage would be adequate	
SUB-TOTAL (NET AREA)			175,820			

SPACE CLASSIFICATION LEGEND
CLASS 1 - PUBLIC AREAS LOBBY LOCKER ROOM
CLASS 2 - ATHLETE LOCKER ROOM
CLASS 3 - TRAINING FACILITIES MEDICAL
CLASS 4 - STRENGTH AND CONDITIONING
CLASS 5 - EQUIPMENT ROOM
CLASS 6 - INDOOR PRACTICE TRAINING FACILITY
CLASS 7 - STAFF LOCKER ROOM
CLASS 8 - MEETING ROOMS
CLASS 9 - NUTRITION FOOD PREP
CLASS 10 - EVENT FIELD COURT
CLASS 11 - COACHING AND ADMINISTRATION OFFICES
CLASS 11 - OUTDOOR PRACTICE TRAINING
CLASS 12 - OPERATIONS SUPPORT / UNASSIGNED
CLASS 13 - MAINTENANCE GROUNDSKEEPER
CLASS 14 - FOOD / BEVERAGE / FOOD PRODUCTION
CLASS 15 - SPECTATOR FACILITIES
CLASS 16 - GAME DAY OPERATIONS / SUPPORT AREA

III. UTILIZATION OF EXISTING SPACE

The football Program is primarily housed in the New Field House but utilizes other campus athletic facilities for training and competition including the Oak Bowl Football Field, Oak Bowl Field House, Oak Bowl Ticketing and Maintenance Building, and the AWAC. A summary of the current football facilities operations:

New Field House – Football Locker Room, Coaches Offices, Training Room, Large Multi-purpose Meeting Room, Equipment Storage, Laundry, Showers, and Restrooms.

Oak Bowl Football Field – Competition Field, Spectator Seating and Club Room, Press Box, Concessions, and Gameday Amenities.

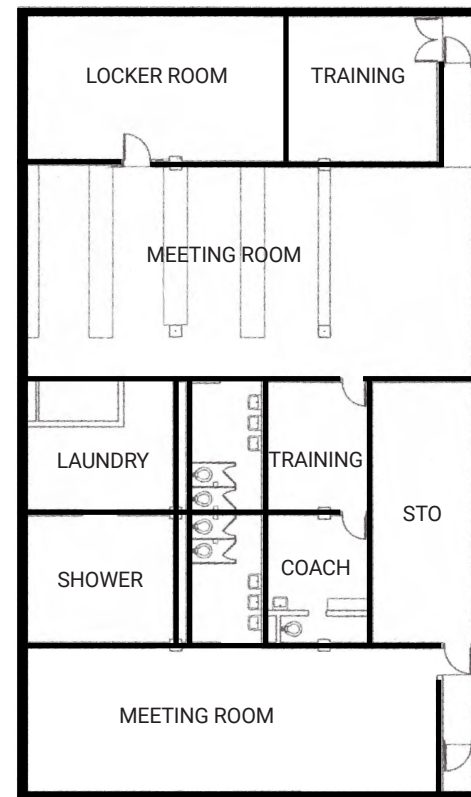
Oak Bowl Field House – Medium Size Meeting Rooms, Overflow Locker Room, Small Training Room, Storage, Laundry, Showers, and Restrooms. Building is used for visiting team locker room and meeting space for game days.

Oak Bowl Ticketing and Maintenance Building – Ticketing, Restrooms, Storage, and Field Maintenance Garage. Maintenance Garage temporarily used as auxiliary weight room.

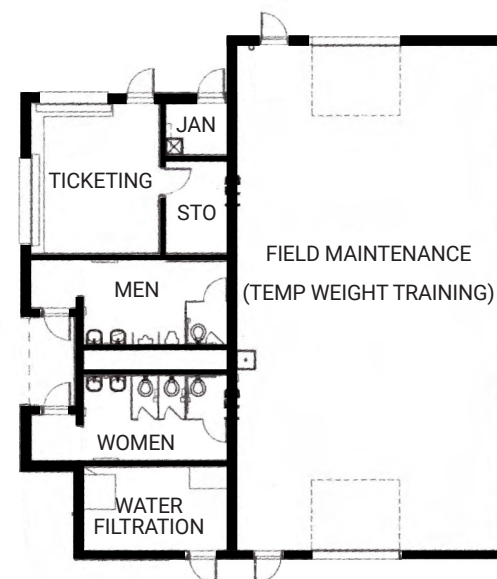
AWAC – No designated football spaces are located in the AWAC. Football Program primarily utilizes the Weight Room, Fitness Center, and Classroom. Availability of AWAC spaces for Football training is very limited.

Priority needs for Football Program include additional coaching staff and workstations, meeting rooms, and storage. Separate from the Indoor Recreational Complex outlined in this Program Statement, an additional future phased development of the New and Old Field Houses has been identified to renovate the two facilities. The future renovations will meet the current needs of the Football Program by adding additional meeting rooms, training capabilities, coaches offices, and high-density storage.

Oak Bowl Field House: Space Usage



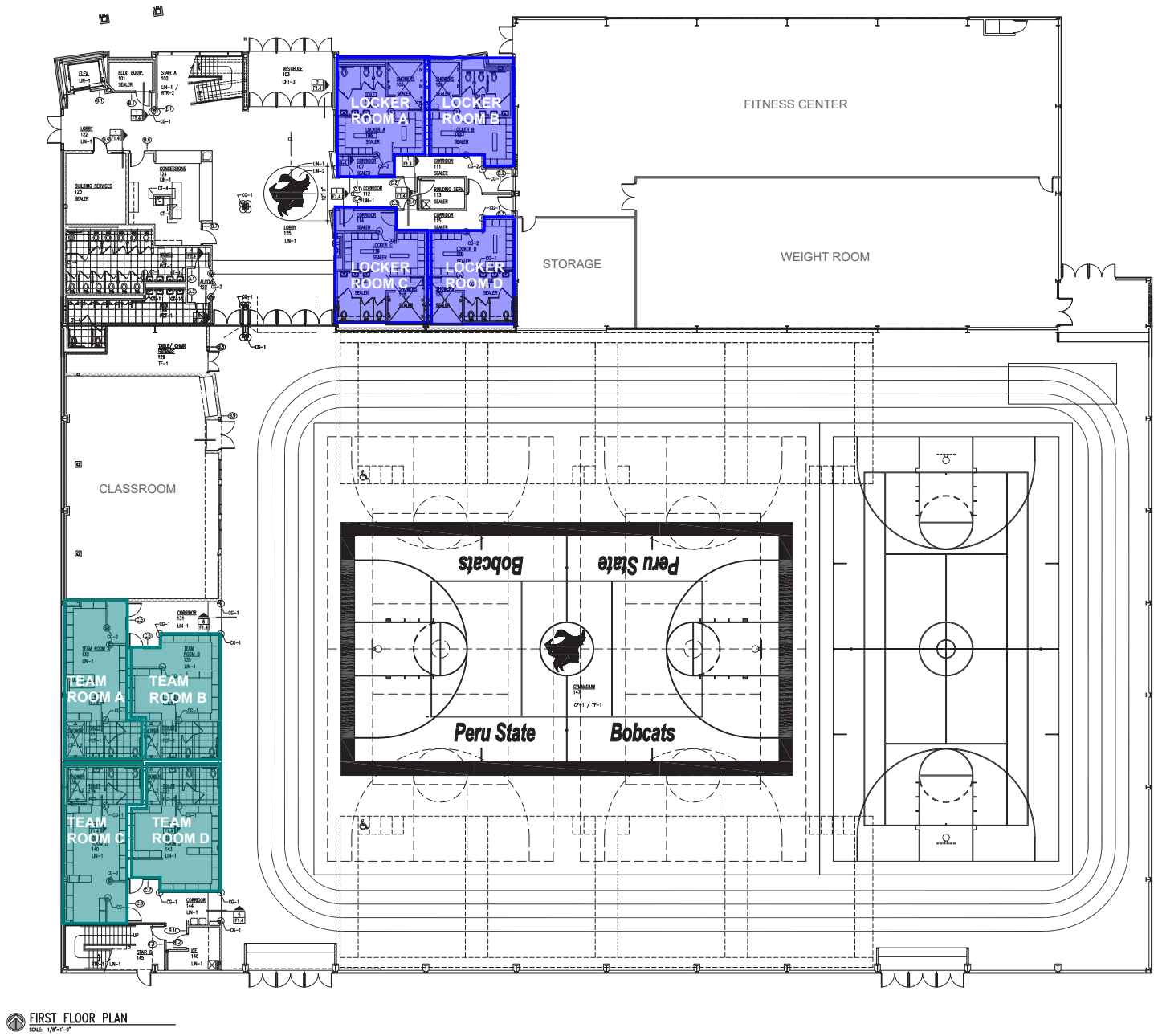
Oak Bowl Ticketing: Space Usage



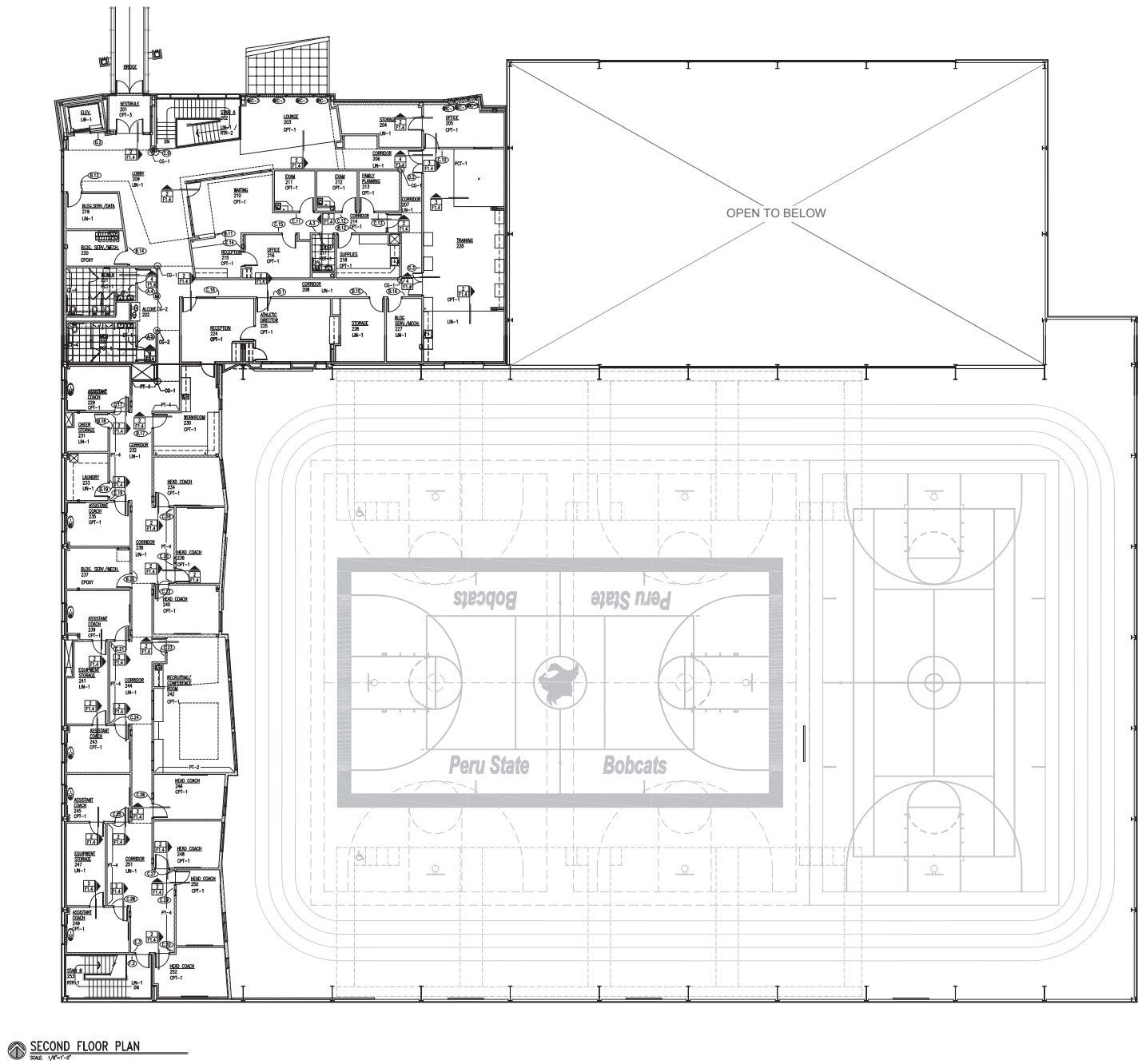
New Field House (Football): Space Usage



Existing AWAC, Level 1: Space Usage



Existing AWAC, Level 2: Space Usage



Facility Use Schedules: Existing and New (Proposed)

Playing Season Postseason
Pre-Season
New Playing Season Postseason
New Pre-Season

		FALL SEMESTER					SPRING SEMESTER					SUMMER CLASSES		Competition Venue	Practice Venue	Comments
		AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL			
N.A.I.A. INTERCOLLEGIATE SPORTS	Football													Oak Bowl Stadium	Oak Bowl Stadium New Indoor Recreational Complex	Schedule overlaps with Track and Field, Soccer, Lacrosse
	Basketball													AWAC	AWAC	Schedule overlaps with Women's Basketball, Volleyball, Cheer/Dance, Wrestling
														AWAC	AWAC	Schedule overlaps with Men's Basketball, Volleyball, Cheer/Dance, Wrestling
	Baseball													Cenntenial Complex Baseball Field	New Indoor Hitting Pavilion	Schedule overlaps with Softball
	Softball													Cenntenial Complex Softball Field	New Indoor Hitting Pavilion	Schedule overlaps with Baseball
	Bowling													Off Campus - Auburn Bowling Alley	Off Campus - Auburn Bowling Alley	Weight training in AWAC and New Indoor Recreational Complex
	Cross Country													Site Various	Site Various	Practice within New Indoor Recreational Complex during inclement weather
														Site Various	Site Various	
	Volleyball													AWAC	AWAC	Schedule overlaps with Women's/Men's Basketball, Cheer/Dance, Wrestling
	Golf													Off Campus - Nebraska City, NE	Off Campus New Indoor Recreational Complex	The Golf Club at Table Creek in Nebraska City is primary competition course
	Cheer													AWAC	AWAC New Indoor Recreational Complex	Schedule overlaps with Women's/Men's Basketball, Volleyball, Wrestling
	Dance													AWAC	AWAC New Indoor Recreational Complex	Schedule overlaps with Women's/Men's Basketball, Volleyball, Wrestling
	Track and Field - Indoor													New Indoor Recreational Complex	New Indoor Recreational Complex	Schedule overlaps with Football, Soccer, Lacrosse
	Soccer													Oak Bowl Stadium	Oak Bowl Stadium New Indoor Recreational Complex	
	Lacrosse													Oak Bowl Stadium	Oak Bowl Stadium New Indoor Recreational Complex	Schedule overlaps with Football, Track and Field, Soccer
														Oak Bowl Stadium	Oak Bowl Stadium New Indoor Recreational Complex	Schedule overlaps with Football, Track and Field, Soccer
	Tennis													Off Campus Competition Courts	Off Campus New Indoor Recreational Complex	
	Wrestling													AWAC New Indoor Recreational Complex	AWAC New Indoor Recreational Complex	

Note: Sports in RED are potential future sports to be added to the PSC Athletic Program

Facility Use Schedules: Existing and New (Proposed)

Playing Season Postseason
Pre-Season
New Playing Season Postseason
New Pre-Season

		FALL SEMESTER					SPRING SEMESTER					SUMMER CLASSES		Competition Venue	Practice Venue	Comments
		AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL			
CLUB SPORTS	eSports													On Campus Virtual	On Campus Virtual	
	Fishing													Off Campus	Off Campus	
	Golf													Off Campus	New Indoor Recreational Complex	
	Ultimate Frisbee													Neal Park	Neal Park	
	Volleyball													AWAC	AWAC	Sun and Tue from 7-9pm
	Marching Band													Oak Bowl Stadium	Oak Bowl Stadium New Indoor Recreational Complex	
	Olympic Lifting													AWAC New Indoor Recreational Complex	AWAC New Indoor Recreational Complex	
INTRAMURAL SPORTS (All Intramural Games Occur 8-11pm Sun-Thur w/ Makeup Games on Fri, See Comments for Exceptions)	Basketball													AWAC New Indoor Recreational Complex	AWAC New Indoor Recreational Complex	
	Beach Volleyball													Outdoor Sand Volleyball Pit	Outdoor Sand Volleyball Pit	
	Disc Golf													Neal Park	Neal Park	
	Soccer													Oak Bowl New Indoor Recreational Complex	Oak Bowl New Indoor Recreational Complex	
	Softball (slow pitch)													Cenntenal Complex Softball Field		No Field Lights, so games take place 4-6pm; Peru State Softball disapproves of their field use
	Volleyball													AWAC New Indoor Recreational Complex	AWAC New Indoor Recreational Complex	
	Dodgeball													AWAC New Indoor Recreational Complex	AWAC New Indoor Recreational Complex	
	Flag Football	Men's												Oak Bowl	Oak Bowl New Indoor Recreational Complex	
		Women's														
	Kickball													Baseball Field or Oak Bowl	Baseball Field or Oak Bowl	Location depends on Baseball schedule
	Rugby													Oak Bowl	Oak Bowl New Indoor Recreational Complex	
	E-Sports													On Campus Virtual	On Campus Virtual	
	Tennis													New Indoor Recreational Complex	New Indoor Recreational Complex	
	Futsal															
	Table Tennis													AWAC New Indoor Recreational Complex	AWAC New Indoor Recreational Complex	
	Pickleball													AWAC New Indoor Recreational Complex	AWAC New Indoor Recreational Complex	

Note: Sports in RED are potential future sports to be added to the PSC Athletic Program

Existing Area Gap Analysis

As a result of user group meetings and facility observations the following gap analysis was developed to summarize space deficiencies for the athletic teams.

	Sport		# of Athletes	# of Coaches	Facility	Specator Seating	Locker Rooms (home)	Locker Rooms (away)	Training Room	Equip/Storage Room	Offices	Team Meeting Space	Event Space	Press/Media	Public Restrooms	Concessions	Ticket Office	First Aid	Comments
PERU STATE N.A.I.A. INTERCOLLEGIATE SPORT TEAMS	Football		170	1 - Head Coach 2 - Asst Coach 2 - Asst Coach (part time) 3 - Grad Asst (part time)	Oak Bowl Stadium	Yes		Yes		Minimal		Yes	Football Field	Yes	Yes	Yes	Yes	Yes	Need to add at least (4) assistant coaches. Need additional workstations.
					Field House		Yes		Yes	Minimal	Yes	Yes							
	Basketball	Men's	35	1 - Head Coach 1 - Asst Coach (part time) 1 - GA (part time)	AWAC	Yes	Yes,	Yes, minimal	Shared Lvl 2 AWAC	Minimal, shared	Yes		AWAC Competition Court		Yes				Junior Varsity athletes currently sharing locker room with other sport teams. Need additional assitant workstations.
		Women's	30	1 - Head Coach 1 - Asst Coach 1 - Grad Asst (part time)	AWAC	Yes	Yes	Yes, minimal	Shared Lvl 2 AWAC	Adequate, shared	Yes	Classroom, Skybox Conference Room	AWAC Competition Court		Yes				
	Baseball		55	1 - Head Coach 1 - Asst Coach 1 - Grad Asst (part time) 2 - Asst Students (part time)	Baseball Field Lift Weights & Winter Practice in AWAC	Yes - Very Minimal	No	No	Shared Lvl 2 AWAC	Minimal	Yes		Baseball Field		No - Portable	Yes - Minimal			Need to add at least (1) Graduate Assitant (part time). Need additional assistant workstation.
	Softball		45	1 - Head Coach 1 - Asst Coach 1 - Grad Asst (part time)	Softball Field Lift Weights & Winter Practice in AWAC	Yes - Minimal	No	No	Shared Lvl 2 AWAC	Minimal	Yes		Softball Field		No - Portable	Yes - Minimal			
	Bowling	Men's	15	1 - Head Coach	Offsite - Auburn Lift Weights in AWAC		No		Shared Lvl 2 AWAC	None, minimal storage in office	Yes								Future roster size to grow by 5 athletes for each Men's and Women's teams. Need to add at least (1) Assistant Coach. Need additional assistant workstation.
		Women's	15				No		Shared Lvl 2 AWAC										
	Cross Country	Men's	10	1 - Head Coach (part time)	(4-5) Routes around Peru		Yes, Sharing		Shared Lvl 2 AWAC	None, minimal storage in office	Yes, sharing								Need to add at least (1) Assistant Coach. Need additional assistant workstation. Currently sharing locker room with other sport teams.
		Women's	10				Yes, Sharing		Shared Lvl 2 AWAC										
	Volleyball	Women's	35	1 - Head Coach 1 - Asst Coach	AWAC	Yes	Yes	Yes, minimal	Shared Lvl 2 AWAC	Minimal	Yes	Shared Conference Room	AWAC Competition Court		Yes	Yes			Junior Varsity athletes currently sharing locker room with other sport teams. Need to add at least (1) Graduate Assistant and (1) Student Assistant. Need additional assitant workstations.
	Golf	Women's	8	1 - Head Coach 1 - Asst Coach	Offsite - Nebraska City & Auburn		No		Shared Lvl 2 AWAC	None, minimal storage in office	Yes, sharing								Future roster size to grow by (7) athletes, Need to add at least (1) Assistant Coach. Need additional assistant workstation.
	Cheer	Coed	17	1 - Head Coach (part time) 1 - Asst Coach (part time)	AWAC - 3rd Court		Yes - Coed shared		Shared Lvl 2 AWAC	Minimal Corner of Gym	Yes	Shared Conference Room	Oak Bowl and AWAC Competition Court						Future roster size to grow by (3) athletes. Athletes currently sharing locker rooms (1 men's and 1 women's) with other sport teams.
	Dance	Coed	10 (Grow to 21)	1 - Head Coach 2 - Asst Coach	AWAC - Weight Room		Yes - Coed shared		Shared Lvl 2 AWAC	Minimal, minimal storage in office	Yes, sharing, need additional assistant workstation		Does not host						Future roster size to grow by (11) athletes. Athletes currently sharing locker rooms (1 men's and 1 women's) with other sport teams.

Locker Use Summary

TEAMS WITH ADEQUATE LOCKER SPACE

- Football [170] (Field house and old field house)
- Basketball, Men’s Varsity [18] (Team Room C)
- Basketball, Women’s Varsity [15] (Team Room A)
- Volleyball, Women’s Varsity [15] (Team Room B)

TEAMS WITH INADEQUATE LOCKER SPACE

- Cross Country, Men’s [10] and Women’s [10] – Sharing with Dance and Cheer (Team Room D)
- Dance, Coed [21] – Sharing with Dance and Cheer (Team Room D)
- Cheer, Coed [20] – Sharing with Dance and Cheer (Team Room D)
- Basketball, Men’s JV [17]
- Basketball, Women’s JV [15] – Sharing with women’s volleyball
- Volleyball, Women’s JV [20] – Sharing with women’s basketball
- Bowling, Men’s [20] – no dedicated locker space
- Bowling, Women’s [20] – no dedicated locker space
- Golf, Women’s [15] – no dedicated locker space
- Future Add Sports??
 - Indoor/Outdoor Track and Field
 - Soccer
 - Lacrosse
 - Tennis
 - Wrestling
 - Band
 - Esports

OTHER USER GROUPS WITH INADEQUATE LOCKER SPACE

- Coach’s – no designated locker rooms or showers, sharing athletes’ locker rooms
- Visiting Basketball and Volleyball Teams - currently using (Locker Room C) as temporary space
- Officials - currently using (Locker Room A, B, C, or D) as temporary space
- Club and Intramural Sports - currently using (Locker Room A, B, C, or D) as temporary space??
- Non-athlete Students - currently using (Locker Room A, B, C, or D) as temporary space??
- Faculty
- Staff

Office Use Summary (AWAC)

EXISTING OFFICE SPACE

- (1) Athletic Director Office – AD & Baseball Head Coach
- (1) Head Coach Office – Men’s Basketball
- (1) Head Coach Office – Women’s Basketball
- (1) Head Coach Office – Women’s Volleyball
- (1) Head Coach Office – Softball
- (1) Head Coach Office – Bowling (would like to add one Assistant Coach)
- (1) Head Coach Office – Golf and Cross Country shared (both Golf and Cross Country would like to add one Assistant Coach each)
- (1) Head Coach Office – Cheer and Dance shared (Dance would like to add two Assistant Coaches)
- (1) Assistant Coaches Office – Men’s Basketball Assistant Coach and GA shared
- (1) Assistant Coaches Office – Women’s Basketball Assistant Coach and GA shared
- (1) Assistant Coaches Office – Women’s Volleyball Assistant Coach and GA shared
- (1) Assistant Coaches Office – Baseball Assistant Coach, GA, and (2) Student Assistants all shared (would like to add one GA)
- (1) Assistant Coaches Office – Softball Assistant Coach and GA shared
- (1) Assistant Coaches Office – Converted to Storage

OFFICE SPACE NEEDED

- (1) Head Coach Office – Golf (no longer sharing with Cross Country, Cheer and Dance HCs to receive their own office)
- (1) Head Coach Office – Cross Country (no longer sharing with Golf, Cheer and Dance HCs to receive their own office)
- (1) Head Coach Office – New Indoor/Outdoor Track and Field Coach
- (1) Head Coach Office – New Esports
- (1) Head Coach Office – New Soccer
- (1) Head Coach Office – New Lacrosse
- (1) Head Coach Office – New Tennis
- (1) Head Coach Office – New Wrestling
- (1) Head Coach Office – New Band
- (1) Assistant Coaches Office – New Baseball Assistant Coaches to share
- (1) Assistant Coaches Office – New Bowling Assistant Coach
- (1) Assistant Coaches Office – New Dance Assistant Coaches to share
- (1) Assistant Coaches Office – New Golf Assistant Coach
- (1) Assistant Coaches Office – New Cross Country Assistant Coach
- (1) Assistant Coaches Office – New Soccer
- (1) Assistant Coaches Office – New Lacrosse
- (1) Assistant Coaches Office – New Tennis
- (1) Assistant Coaches Office – New Wrestling

IV. PHYSICAL DEFICIENCIES

Analysis of physical deficiencies associated with existing structures are not in the scope of work for this Program Statement. Please refer to the current Nebraska State College System Master Plan for a conditions assessment. No renovation of existing facilities is planned for the scope of work proposed in this Program Statement.

V. PROGRAMMATIC DEFICIENCIES

Upon review of the existing athletics and recreation facilities at Peru State College in combination with various user group meetings related to facilities and program operations, we have determined the following main takeaways related to Programmatic Deficiencies:

1. Overcrowded practice space.
2. Existing indoor practice space is not meeting the current needs of baseball and softball. There are durability concerns with existing finishes within the AWAC related to these functions. There are also safety concerns with practicing indoors at the AWAC and sharing this space with adjacent and concurrent student recreational and student athlete practice and events.
3. The existing weight room and fitness areas in the Al Wheeler Activity Center (AWAC) are undersized for the student and student athlete population of Peru State College. Existing warehouse/storage space adjacent to the Oak Bowl has been temporarily converted to supplement weight room program for the Football team, while displacing much needed storage space.
4. The existing training and treatment spaces in the Al Wheeler Activity Center (AWAC) are undersized for the student and student athlete population of Peru State College. Satellite training and treatment areas are much needed as well, especially in close proximity to both Softball and Baseball. There is also a need to expand training staff for the College, which further reinforces the need to supplement existing program space with additional area.
5. Lack of sufficient locker rooms for students and student athlete’s use; overlap of scheduled locker room use amongst students and student athletes, lack of locker room space for staff separate from students and student athletes, operational logistics related to shared locker room areas amongst Peru State College students and student athletes and visiting teams, and lack of locker room space for officials use.

a. Teams with adequate locker space include: Football, Men’s Varsity Basketball, Women’s Varsity Basketball, and Women’s Varsity Volleyball.

b. Teams with inadequate locker space include: Cross Country (currently sharing with Dance and Cheer), Dance, Cheer, Men’s J.V. Basketball, Women’s J.V. Basketball, Bowling, Golf, as well as various future athletics programs being considered including Track & Field, Soccer, Lacrosse, Tennis, Wrestling, Band, and Esports.

6. Lack of Office Space.
7. Lack of Storage: area dedicated to proper storage of equipment and gear. Currently equipment is being stored in locations not originally intended for storage due to lack of sufficient dedicated storage space (i.e. in locker room areas, locker room wet areas, adjacent to circulation elements, in office space, etc.).

VI. REPLACEMENT COST OF EXISTING BUILDING(S)

Not applicable. Facility replacement is not relevant to the scope of work proposed in this Program Statement.



Image: Peru State College Al Wheeler Activity Center (AWAC) Peru State College



06 FACILITY REQUIREMENTS AND PROJECT IMPACT

- I. FUNCTIONS OF PROPOSED PROGRAM
- II. SPACE REQUIREMENTS
- III. IMPACT OF PROPOSED PROJECT ON EXISTING SPACE

I. FUNCTIONS OF PROPOSED PROGRAM

Activity Identification and Analysis

The proposed function and purpose of the project is to grow and enhance the existing sports and recreational facilities. With the increasing demand for practice and event space on campus, the addition of the Indoor Recreational Complex will lessen the strain on existing athletic facilities and provide more recreational opportunities for the student body, faculty, staff, and surrounding community alike. Some of the added functions hosted in the new facilities are as follows:

- a. Dedicated Baseball and Softball Indoor Practice Facility (Dome)
- b. Dedicated Baseball and Softball Support Facility:
 - i. Locker Rooms
 - ii. Sports medicine
 - iii. Equipment
 - iv. Storage
 - v. Offices
- c. Spectator amenities for Baseball and Softball events
- d. Indoor 200-Meter Track and surrounding Track Surfacing:
 - i. Athlete training: Track and field, Cross Country, High Jump, Shot Put, Weight Throw, etc.
 - ii. Hosting indoor track and field events
 - iii. General use for cardio workouts
 - iv. Staging area for free standing netting: Golf practice and simulation
- e. Indoor Synthetic Turf Field:
 - i. Athlete training: Football, Golf, Shot Put, Weight Throw, etc.
 - ii. Recreational and Intramural sporting events: Football, Soccer, Kickball, etc.
 - iii. Collegiate and community gatherings

- f. Multipurpose Playing Courts:
 - i. Athlete training: Basketball, Volleyball, Cheer, Dance, Wresting, etc.
 - ii. Recreation and Intramural sporting events: Basketball, Volleyball, Tennis, Dodgeball, etc.
 - iii. Collegiate and community gatherings
- g. Long Jump and Pole-Vaulting Lanes:
 - i. Hosting indoor track and field events
- h. Putting Green:
 - i. Athlete training: Golf
- i. Weight training spaces and equipment
- j. Concessions / Nutrition Bar:
 - i. Healthy food and drink access for athletes
 - ii. Concession food and drink for spectators

Projected Occupancy/Use Levels

- a. Baseball/Softball Indoor Practice Facility:
 - i. Maximum occupant load = 126
 - ii. Approximate occupant load for Day-to-Day use such as exercise, team practice, etc. = 116 (roster size of baseball and softball plus coaching staff)
- b. Indoor Recreational Facility
 - i. Maximum occupant load = 1,696 (pending review by State Fire Marshall)
 - ii. Approximate occupant load for Day-to-Day use such as exercise, team practice, etc. = 500
 - iii. Spectator Seating = about 300
- c. Added personnel will be required at all facilities for maintenance functions by campus facilities department. Workers for individual events will be by volunteers and staff.

II. SPACE REQUIREMENTS

Space requirements as determined by program study:

Basis for Square Footage/Planning Parameters

Indoor Recreation Complex programs vary significantly from facility to facility based on the exact functions being housed in the facility as well as the desired accommodation of special functions. This program was developed from the following resources:

- a. IBC 2018
- b. 2012 NFPA 101 Life Safety Code
- c. Architectural Graphic Standards
- d. Program development and interviews
- e. Verification of program approach with athletic staff
- f. Study of athletic facilities from other peer colleges weighted with Peru State College user comments
- g. Past athletic facility programs

Square Footage Difference Between Existing and Proposed Areas

- a. Existing Program:
 - i. Al Wheeler Activity Center (AWAC) = 61,900 GSF
 - ii. Oak Bowl Stadium (includes ticketing and old field house) = 14,150 GSF
 - iii. New Field House = 9,900 GSF
 - iv. Baseball Press Box and Concessions = 300 GSF
 - v. Softball Press Box and Concessions = 300 GSF
 - vi. Total of all existing facilities = 86,500 GSF
- b. Proposed Program:
 - i. Baseball and Softball Indoor Practice Facility = 6,300 GSF
 - ii. Baseball and Softball Support Facilities = 7,900 GSF
 - iii. Indoor Recreation Facility = 84,800 GSF
 - iv. Indoor Recreation Support Facility = 5,500 GSF
 - v. Total of all proposed facilities = 104,500 GSF

Baseball / Softball Complex Room Summary

Program Code	Space/Department	Room Use Code #	Proposed NSF
1.0	Baseball & Softball Indoor Practice Complex		
1.2	Administration		
1.2.1	Offices	710	942
1.2.2	Conference Room	710	143
1.2.3	Corridor / Work Area	715	266
Subtotal			1351
1.4	Performance / Training		
1.4.1	Indoor Practice Facility	610	6,300
1.4.2	Vehicle Air Lock	615	165
Subtotal			6,465
1.5	Sports Medicine		
1.5.1	Training Room Work Area	615	467
1.5.2	Ice Room	615	81
1.5.3	Secure Storage	615	10
Subtotal			558
1.6	Locker Rooms		
1.6.1	Baseball Home Team Locker Room	610	878
1.6.2	Softball Home Team Locker Room	610	878
1.6.3	Men's Restroom / Auxilary Locker Room	X01	167
1.6.4	Women's Restroom / Auxilary Locker Room	X02	167
Subtotal			2,090
1.7	Equipment		
1.7.1	Equipment Room	615	132
1.7.2	Laundry	615	128
1.7.3	Team Storage	615	150
1.7.4	Exterior Storage - Softball	615	184
Subtotal			594

Program Code	Space/Department	Room Use Code #	Proposed NSF
1.8	Spectator Facilities		
1.8.1	Concessions / Cooking	615	164
1.8.2	Concessions - Softball	615	171
1.8.3	Women's Public Restroom - Baseball	X03	122
1.8.4	Men's Public Restroom - Baseball	X04	95
1.8.5	Women's Public Restroom - Softball	X05	174
1.8.6	Men's Public Restroom - Softball	X06	100
Subtotal			826
1.9	Operations Support		
1.9.1	Mechanical / Plumbing	YYY	202
1.9.2	Electrical / Telecommunications/ Data	YYY	106
1.9.3	Custodial	YYY	89
1.9.4	Custodial and M/E/P - Softball	YYY	82
Subtotal			479

Baseball & Softball Indoor Practice Complex	Totals	12,363
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TOTAL GROSS AREA: 14,200 GSF

Indoor Recreation Complex Room Summary

Program Code	Space/Department	Room Use Code #	Proposed NSF
2.0	Indoor Recreation Complex		
2.1	Public Areas		
2.1.1	Lobby	610	200
	Subtotal		200
2.3	Indoor Recreation		
2.3.1	Indoor Recreation Facility	610	84,800
2.3.2	Vehicle Air Lock	615	513
	Subtotal		85,313
2.4	Performance / Training		
2.4.1	Weight Room	610	1,590
	Subtotal		1,590
2.7	Equipment		
2.7.1	Sport Storage	615	207
	Subtotal		207
2.8	Spectator Facilities		
2.8.1	Concessions / Cooking / Nutrition	615	154
2.8.2	Pantry / Dishwash	615	90
2.8.3	Women’s Public Restroom	X01	572
2.8.4	Men’s Public Restroom	X02	300
2.8.5	Family Restroom & Shower	X03	148
2.8.6	Day Lockers	615	75
	Subtotal		1,339
2.9	Operations Support		
2.9.1	Mechanical / Plumbing	YYY	251
2.9.2	Electrical / Telecommunications/ Data	YYY	166
2.9.3	Custodial	YYY	109
	Subtotal		526
Indoor Recreation Complex		Totals	89,175
TOTAL GROSS AREA: 90,300 GSF			

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Indoor Practice Facility				
Program Code	1.4				
Classification	Performance / Training				
Space Number	1.4.1				
Name of Space	Indoor Practice Facility				
Room Use Category	610				
No. of Spaces Required	1	NASF/Space	6300	Total NASF	6300
No. of Occupants/Space	126				
Function, Activities and Goals	Includes retractable batting cages for batting and pitching practice				
Adjacency Requirements	Direct connection to Baseball/Softball Support Facility				
Environmental Requirements					
Heat/Cool	68°F - 72°F				
Ventilation	Per bubble requirements for pressurization				
Lighting	LED 40-50 FC				
Acoustics	No requirements				
Power	120V convenience receptacles				
Phone/Data	Yes				
Materials					
Floor	Multipurpose synthetic turf system				
Walls	Dome fabric				
Ceiling	Dome Fabric w/ integral translucent fabric skylight				
Architectural and Utility Requirements	1 Personnel air lock, 1 Single door Emergency exit, 1 Vehicle air lock 8 ft x 8 ft x 15 ft				
Equipment/Furnishings Fixed	4	Batting Cages: 14 ft x 14 ft x 70 ft, retractable netting			
Equipment/Furnishings Movable	4	Pitching machines			
	4	Portable pitching mounds			
	4	Portable protective soft-toss netting			
	1	HitTrax Data Capture and Simulation System			

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Indoor Practice Facility				
Program Code	1.4				
Classification	Performance / Training				
Space Number	1.4.2				
Name of Space	Vehicle Air Lock				
Room Use Category	615				
No. of Spaces Required	1	NASF/Space	165	Total NASF	165
No. of Occupants/Space	-				
Function, Activities and Goals	Provide large vehicle access into dome				
Adjacency Requirements	Direct connection to Baseball/Softball Indoor Practice Facility				
Environmental Requirements					
Heat/Cool	68°F - 72°F				
Ventilation	Per bubble requirements for pressurization				
Lighting	LED 40-50 FC				
Acoustics	No requirements				
Power	120V convenience receptacles				
Phone/Data	Yes				
Materials					
Floor	Sealed concrete				
Walls	Dome fabric supported by metal frame (provided by dome manufacturer)				
Ceiling	Dome fabric supported by metal frame (provided by dome manufacturer)				
Architectural and Utility Requirements	(2) 8 ft x 8 ft garage doors (provided by dome manufacturer)				
Equipment/Furnishings Fixed					
Equipment/Furnishings Movable					

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility			
Program Code	1.2			
Classification	Administration			
Space Number	1.2.1			
Name of Space	Offices			
Room Use Category	710			
No. of Spaces Required	6	NASF/Space	157	Total NASF 942
No. of Occupants/Space	1-2			
Function, Activities and Goals	Private offices for Athletic Staff			
Adjacency Requirements	Near entrance, training areas, staff lockers			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	5 CFM/person + 0.06 CFM/SF			
Lighting	LED 40-50 FC			
Acoustics	Provide acoustic insulation and gwb to deck, both sides			
Power	120V convenience receptacles			
Phone/Data	Yes			
Materials				
Floor	Carpet tile			
Walls	Paint on gwb			
Ceiling	Acoustical tile			
Architectural and Utility Requirements	Level of acoustic privacy for a typical office Window to exterior View to interior (sidelite or glazed door) Telecommunication and data services for computer and TV			
Equipment/Furnishings Fixed	TV and wall mount			
Equipment/Furnishings Movable (per occupant)	1 Desk 1 Return 1 Box, box, file (under desk or return) 1 Wall bin 1 Desk Chair 2 Guest Chair (for solo offices only) 1 Vertical file 1 Computer and monitor(s) (TBD)			

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility			
Program Code	1.2			
Classification	Administration			
Space Number	1.2.2			
Name of Space	Conference Room			
Room Use Category	710			
No. of Spaces Required	1	NASF/Space	143	Total NASF 143
No. of Occupants/Space	9			
Function, Activities and Goals	Conference Room for Athletic Staff			
Adjacency Requirements	Near entrance, offices, training areas, staff lockers			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	5 CFM/person + 0.06 CFM/SF			
Lighting	LED 40-60 FC			
Acoustics	Provide acoustic insulation and gwb to deck, both sides			
Power	120V convenience receptacles			
Phone/Data	Yes			
Materials				
Floor	Carpet tile			
Walls	Paint on gwb			
Ceiling	Acoustical tile			
Architectural and Utility Requirements	Acoustic privacy for a typical conference room Window to exterior View to interior (sidelite or glazed door) Telecommunication and data services for computer and TV			
Equipment/Furnishings Fixed	2 TVs and wall mounts			
Equipment/Furnishings Movable	3 Tables, 8' long 9 Desk Chair			

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility			
Program Code	1.2			
Classification	Administration			
Space Number	1.2.3			
Name of Space	Corridor / Work Area			
Room Use Category	715			
No. of Spaces Required	1	NASF/Space	266	Total NASF 266
No. of Occupants/Space	-			
Function, Activities and Goals	Storage and work area for Athletic Staff			
Adjacency Requirements	Near entrance, training areas, staff lockers			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	5 CFM/person + 0.06 CFM/SF			
Lighting	LED 25-30 FC			
Acoustics	Provide acoustic insulation and gwb to deck, both sides			
Power	120V convenience receptacles			
Phone/Data	Yes			
Materials				
Floor	Carpet tile			
Walls	Paint on gwb			
Ceiling	Acoustical tile			
Architectural and Utility Requirements	Level of acoustic privacy for a typical office			
	Window to exterior			
	View to interior (sidelite or glazed door)			
Equipment/Furnishings Fixed	None			
Equipment/Furnishings Movable				
	2	Desk		
	2	Box, box, file (under desk or return)		
	2	Desk Chair		
	2	Guest Chair		

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility				
Program Code	1.5				
Classification	Sports Medicine				
Space Number	1.5.1				
Name of Space	Training Room Work Area				
Room Use Category	615				
No. of Spaces Required	1	NASF/Space	467	Total NASF	467
No. of Occupants/Space	8				
Function, Activities and Goals	Provide practice/game preperation and medical assistance to athletes				
Adjacency Requirements	Near lockers, practice areas				
Environmental Requirements					
Heat/Cool	68°F - 72°F				
Ventilation	5 CFM/person + 0.06 CFM/SF				
Lighting	LED 40-50 FC				
Acoustics	Provide acoustic insulation and gwb to deck, both sides				
Power	120V convenience receptacles				
Phone/Data	Yes				
Materials					
Floor	seamless rubber or polished concrete				
Walls	Paint on gwb				
Ceiling	Acoustical tile				
Architectural and Utility Requirements	Clerestory windows to exterior				
	Sidelite and/or glazed door to interior				
	Telecommunication and data services for computer ar				
Equipment/Furnishings Fixed	Counter with sink and secure storage cabinets below and above				
	1	TV and wall mount			
	1	T.O.D. clock			
Equipment/Furnishings Movable					
	3	Treatment Tables			
	1	Taping Table			
	1	Tape Storage			

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility			
Program Code	1.5			
Classification	Sports Medicine			
Space Number	1.5.2			
Name of Space	Ice Room			
Room Use Category	615			
No. of Spaces Required	1	NASF/Space	81	Total NASF 81
No. of Occupants/Space	1			
Function, Activities and Goals	Produce/retrieve ice and use of hydrotherapy tub			
Adjacency Requirements	Accessed through Training Work Room			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	5 CFM/person + 0.06 CFM/SF			
Lighting	LED 30-35 FC			
Acoustics	No requirements			
Power	120V convenience receptacles			
Phone/Data	Yes			
Materials				
Floor	seamless rubber or polished concrete			
Walls	Paint on gwb			
Ceiling	Acoustical tile			
Architectural and Utility Requirements	Sidelight and/or glazed door to Training Room Work Area			
Equipment/Furnishings Fixed	Water Tub filler			
Equipment/Furnishings Movable				
	1	Ice Machine w/ filter and tub		
	1	Water Tub Storage and fill		

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility			
Program Code	1.5			
Classification	Sports Medicine			
Space Number	1.5.3			
Name of Space	Secure Storage			
Room Use Category	615			
No. of Spaces Required	1	NASF/Space	10	Total NASF 10
No. of Occupants/Space	-			
Function, Activities and Goals	Secure storage for athlete files and medication			
Adjacency Requirements	Inside Training Room Work Area or Training Staff Office			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	5 CFM/person + 0.06 CFM/SF			
Lighting	LED 20-30 FC			
Acoustics	No Requirement			
Power	120V convenience receptacles			
Phone/Data	No			
Materials				
Floor	LVT or polished concrete			
Walls	Paint on gwb			
Ceiling	Acoustical tile			
Architectural and Utility Requirements	Secure Door			
Equipment/Furnishings Fixed				
Equipment/Furnishings Movable				
	2	File Cabinets		
	1	Adjustable Shelving		

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility			
Program Code	1.6			
Classification	Locker Rooms			
Space Number	1.6.1			
Name of Space	Baseball Home Team Locker Room			
Room Use Category	610			
No. of Spaces Required	1	NASF/Space	878	Total NASF 878
No. of Occupants/Space	60			
Function, Activities and Goals	Store personal belongings and change for practice/game events			

Adjacency RequirementsNear Practice and Training areas

Environmental Requirements	
Heat/Cool	68°F - 72°F
Ventilation	~10-15 air changes/hour
Lighting	LED 35-40 FC
Acoustics	Provide acoustic insulation and gwb to deck, both
Power	120V convenience receptacles
Phone/Data	Yes

Materials	
Floor	Resilient flooring, Tile at toilet fixtures and lavatories
Walls	Paint on gwb, Tile at toilet fixtures and lavatories
Ceiling	Paint on gwb, Epoxy Paint at showers

Architectural and Utility RequirementsView screening vestibule at entrance
Clerestory windows to exterior

Equipment/Furnishings Fixed	60	Single tier Lockers (18x18x72)
	1	Shower w/ drying area
	6	Lavatory
	6	Water Closets
	4	Bench
	1	ADA Bench
	1	Mirror - above lavatory
	1	Mirror - full length
	2	Soap dispenser
	2	Electric hand dryers or paper towel dispensers
	1	T.O.D. clock

Equipment/Furnishings Movable	1	Waste bin
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Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility			
Program Code	1.6			
Classification	Locker Rooms			
Space Number	1.6.2			
Name of Space	Softball Home Team Locker Room			
Room Use Category	610			
No. of Spaces Required	1	NASF/Space	878	Total NASF 878
No. of Occupants/Space	50			
Function, Activities and Goals	Store personal belongings and change for practice/game events			

Adjacency RequirementsNear Practice and Training areas

Environmental Requirements	
Heat/Cool	68°F - 72°F
Ventilation	~10-15 air changes/hour
Lighting	LED 35-40 FC
Acoustics	Provide acoustic insulation and gwb to deck, both
Power	120V convenience receptacles
Phone/Data	Yes

Materials	
Floor	Resilient flooring, Tile at toilet fixtures and lavatories
Walls	Paint on gwb, Tile at toilet fixtures and lavatories
Ceiling	Paint on gwb, Epoxy Paint at showers

Architectural and Utility RequirementsView screening vestibule at entrance
Clerestory windows to exterior

Equipment/Furnishings Fixed	50	Single tier Lockers (18x18x72)
	1	Shower w/ drying area
	6	Lavatory
	6	Water Closets
	4	Bench
	1	ADA Bench
	1	Mirror - above lavatory
	1	Mirror - full length
	2	Soap dispenser
	2	Electric hand dryers or paper towel dispensers
	1	T.O.D. clock

Equipment/Furnishings Movable	1	Waste bin
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Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility			
Program Code	1.6			
Classification	Locker Rooms			
Space Number	1.6.3			
Name of Space	Men's Restroom and Auxiliary Locker Room			
Room Use Category	X01			
No. of Spaces Required	1	NASF/Space	167	Total NASF 167
No. of Occupants/Space	5			
Function, Activities and Goals	Store personal belongings and change for practice/game events			
Adjacency Requirements	Near Practice and Training areas			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	~10-15 air changes/hour			
Lighting	LED 35-40 FC			
Acoustics	Provide acoustic insulation and gwb to deck, both			
Power	120V convenience receptacles			
Phone/Data	Yes			
Materials				
Floor	Tile			
Walls	Epoxy Paint on gwb, Tile at toilet fixtures, showers and lavatories			
Ceiling	Epoxy Paint on gwb			
Architectural and Utility Requirements	View screening vestibule at entrance Clerestory windows to exterior			
Equipment/Furnishings Fixed	5 Two tier Lockers (18x18x72), total 10 lockers 1 Shower w/ drying area 1 Lavatory 1 Water Closet 1 Urinal 1 Mirror - above lavatory 1 Mirror - full length 1 Electric hand dryer or paper towel dispenser 1 Soap dispenser			
Equipment/Furnishings Movable	1 Waste bin 1 Bench			

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility			
Program Code	1.6			
Classification	Locker Rooms			
Space Number	1.6.4			
Name of Space	Women's Restroom and Auxiliary Locker Room			
Room Use Category	X02			
No. of Spaces Required	1	NASF/Space	167	Total NASF 167
No. of Occupants/Space	5			
Function, Activities and Goals	Store personal belongings and change for practice/game events			
Adjacency Requirements	Near Practice and Training areas			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	~10-15 air changes/hour			
Lighting	LED 35-40 FC			
Acoustics	Provide acoustic insulation and gwb to deck, both			
Power	120V convenience receptacles			
Phone/Data	Yes			
Materials				
Floor	Tile			
Walls	Epoxy Paint on gwb, Tile at toilet fixtures, showers and lavatories			
Ceiling	Epoxy Paint on gwb			
Architectural and Utility Requirements	View screening vestibule at entrance Clerestory windows to exterior			
Equipment/Furnishings Fixed	5 Two tier Lockers (18x18x72), total 10 lockers 1 Shower w/ drying area 1 Lavatory 1 Water Closet 1 Mirror - above lavatory 1 Mirror - full length 1 Electric hand dryer or paper towel dispenser 1 Soap dispenser			
Equipment/Furnishings Movable	1 Waste bin 1 Bench			

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility			
Program Code	1.7			
Classification	Equipment			
Space Number	1.7.1			
Name of Space	Equipment Room			
Room Use Category	615			
No. of Spaces Required	1	NASF/Space	132	Total NASF 132
No. of Occupants/Space	1			
Function, Activities and Goals	Distribution, drop-off and work area, equipment work area			
Adjacency Requirements	Near lockers, practice areas			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	5 CFM/person + 0.06 CFM/SF			
Lighting	LED 30-35 FC			
Acoustics	No requirements			
Power	120V convenience receptacles			
Phone/Data	Yes			
Materials				
Floor	Polished concrete			
Walls	Epoxy Paint on gwb, wall protection at utility sink			
Ceiling	Acoustical tile			
Architectural and Utility Requirements	View to interior (sidelite or glazed door)			
Equipment/Furnishings Fixed	Countertop / wok surface Upper and lower cabinets Double bowl utility sink			
Equipment/Furnishings Movable				

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility				
Program Code	1.7				
Classification	Equipment				
Space Number	1.7.2				
Name of Space	Laundry				
Room Use Category	615				
No. of Spaces Required	1	NASF/Space	128	Total NASF	128
No. of Occupants/Space	1				
Function, Activities and Goals					
Adjacency Requirements	Direct access to Equipment Room				
Environmental Requirements					
Heat/Cool	68°F - 72°F				
Ventilation	1 CFM/SF				
Lighting	LED 35-40 FC				
Acoustics	No requirements				
Power	120V convenience receptacles				
Phone/Data	Yes				
Materials					
Floor	Polished concrete				
Walls	Epoxy paint on gwb				
Ceiling	Epoxy paint on gwb				
Architectural and Utility Requirements					
Equipment/Furnishings Fixed	Cabinet for chemical storage Work counter				
Equipment/Furnishings Movable	Washer Dryer				

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility			
Program Code	1.7			
Classification	Locker Rooms			
Space Number	1.7.3			
Name of Space	Team Storage			
Room Use Category	615			
No. of Spaces Required	1	NASF/Space	150	Total NASF 150
No. of Occupants/Space	-			
Function, Activities and Goals				
Adjacency Requirements	Near Locker Rooms			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	5 CFM/person + 0.06 CFM/SF			
Lighting	30-35 FC			
Acoustics	No requirements			
Power	120V convenience receptacles			
Phone/Data	Yes			
Materials				
Floor	Polished Concrete			
Walls	Paint on gwb			
Ceiling	Paint on gwb			
Architectural and Utility Requirements				
Equipment/Furnishings Fixed				
Equipment/Furnishings Movable				
	6	Shelf units		

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility			
Program Code	1.8			
Classification	Spectator Amenities			
Space Number	1.8.1			
Name of Space	Concessions / Cooking			
Room Use Category	615			
No. of Spaces Required	1	NASF/Space	164	Total NASF 164
No. of Occupants/Space	2			
Function, Activities and Goals	Cooking concessions			
Adjacency Requirements	Direct access to playing field spectator plaza			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	20 CFM/person + 0.2 CFM/SF			
Lighting	LED 35-40 FC			
Acoustics	No Requirement			
Power	120V convenience receptacles			
Phone/Data	Yes			
Materials				
Floor	Sealed concrete			
Walls	Epoxy paint over gwb or FRP			
Ceiling	Epoxy paint over mr-gwb			
Architectural and Utility Requirements	Exterior overhead coiling counter shutter at concessions counter, personnel door directly to exterior			
Equipment/Furnishings Fixed	Telecommunication and data services for P.O.S. system			
Equipment/Furnishings Movable				
	1	Hand sink		
	1	3 compartment sink or dw		
		Cooking equipment TBD		
		Work Surface		
		Upper and lower cabinets		
		Service counter		
		Wire storage racks in Pantry		
		Equipment TBD		
		Waste bin		

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility			
Program Code	1.8			
Classification	Spectator Amenities			
Space Number	1.8.2			
Name of Space	Women's Public Restroom - Baseball			
Room Use Category	X03			
No. of Spaces Required	1	NASF/Space	122	Total NASF 122
No. of Occupants/Space	-			
Function, Activities and Goals	Spectator restrooms			
Adjacency Requirements	Direct access to playing field			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	~10-15 air changes/hour			
Lighting	LED 20-30 FC			
Acoustics	Provide acoustic insulation and gwb to deck, both sides, or CMU			
Power	120V convenience receptacles			
Phone/Data	NO			
Materials				
Floor	Polished concrete			
Walls	Tile or Polished CMU			
Ceiling	Epoxy paint on gwb			
Architectural and Utility Requirements	Access directly to exterior, or access to exterior via vestibule shared w/ women's restroom			
Equipment/Furnishings Fixed	3 Water closet 1 Lavatory 1 Mirror - above lavatory 1 Electric hand dryer or paper towel dispenser 1 Soap dispenser			
Equipment/Furnishings Movable	1 Waste bin			

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility			
Program Code	1.8			
Classification	Spectator Amenities			
Space Number	1.8.4			
Name of Space	Men's Public Restroom - Baseball			
Room Use Category	X04			
No. of Spaces Required	1	NASF/Space	95	Total NASF 95
No. of Occupants/Space	-			
Function, Activities and Goals	Spectator restrooms			
Adjacency Requirements	Direct access to playing field			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	~10-15 air changes/hour			
Lighting	LED 20-30 FC			
Acoustics	Provide acoustic insulation and gwb to deck, both sides, or CMU			
Power	120V convenience receptacles			
Phone/Data	No			
Materials				
Floor	Polished concrete			
Walls	Tile or Polished CMU			
Ceiling	Epoxy paint on gwb			
Architectural and Utility Requirements	Access directly to exterior, or access to exterior via vestibule shared w/ women's restroom			
Equipment/Furnishings Fixed	1 Water closet 1 Urinal 1 Lavatory 1 Mirror - above lavatory 1 Electric hand dryer or paper towel dispenser 1 Soap dispenser			
Equipment/Furnishings Movable	1 Waste bin			

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility			
Program Code	1.9			
Classification	Operations Support			
Space Number	1.9.1			
Name of Space	Mechanical / Electrical / Plumbing			
Room Use Category	YYY			
No. of Spaces Required	1	NASF/Space	202	Total NASF 202
No. of Occupants/Space	1			
Function, Activities and Goals	House equipment necessary for the operation of the building			
Adjacency Requirements	Direct access to exterior			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	5 CFM/person + 0.06 CFM/SF			
Lighting	LED 20 FC			
Acoustics	No Requirement			
Power	120V convenience receptacles			
Phone/Data	No			
Materials				
Floor	Sealed Concrete			
Walls	Paint on gwb			
Ceiling	Exposed to Structure			
Architectural and Utility Requirements	Provide pair of doors as required to accommodate equipment			
Equipment/Furnishings Fixed				
Equipment/Furnishings Movable				

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility			
Program Code	1.9			
Classification	Operations Support			
Space Number	1.9.2			
Name of Space	Electrical / Telecommunications / Data			
Room Use Category	YYY			
No. of Spaces Required	1	NASF/Space	106	Total NASF 106
No. of Occupants/Space	1			
Function, Activities and Goals	House equipment necessary for the operation of the building			
Adjacency Requirements	Direct access to exterior			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	5 CFM/person + 0.06 CFM/SF			
Lighting	LED 20 FC			
Acoustics	No Requirement			
Power	120V convenience receptacles			
Phone/Data	Yes			
Materials				
Floor	Sealed Concrete			
Walls	Paint on gwb			
Ceiling	Exposed to Structure			
Architectural and Utility Requirements	Provide single door as required to accommodate equipment			
Equipment/Furnishings Fixed				
Equipment/Furnishings Movable				

Baseball / Softball Complex Room Data Sheet

Name of Building	Baseball/Softball Support Facility			
Program Code	1.9			
Classification	Operations Support			
Space Number	1.9.3			
Name of Space	Custodial			
Room Use Category	YYY			
No. of Spaces Required	1	NASF/Space	89	Total NASF 89
No. of Occupants/Space	1			
Function, Activities and Goals	House equipment necessary for cleaning the building, collection and removal of waste			
Adjacency Requirements	Access to primary interior circulation, direct access to exterior if possible			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	~10-15 air changes/hour			
Lighting	LED 20 FC			
Acoustics	No requirements			
Power	120V convenience receptacles			
Phone/Data	No			
Materials				
Floor	Sealed concrete			
Walls	Epoxy paint on gwb w/ wall protection at mop sink			
Ceiling	Epoxy paint on gwb			
Architectural and Utility Requirements				
Equipment/Furnishings Fixed	1	Mop sink		
	1	Mop storage and shelf		
Equipment/Furnishings Movable	1	Rolling waste bin		
	1	Rolling recycling bin		
	1	Metal shelving		

Baseball / Softball Complex Room Data Sheet

Name of Building	Softball Spectator Facility			
Program Code	1.7			
Classification	Equipment			
Space Number	1.7.4			
Name of Space	Exterior Storage - Softball			
Room Use Category	615			
No. of Spaces Required	1	NASF/Space	184	Total NASF 184
No. of Occupants/Space	1			
Function, Activities and Goals	Equipment Storage			
Adjacency Requirements	Contiguous with spectator amenities			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	5 CFM/person + 0.06 CFM/SF			
Lighting	LED 20 FC			
Acoustics	No Requirements			
Power	120V convenience receptacles			
Phone/Data	No			
Materials				
Floor	Sealed Concrete			
Walls	Exposed CMU			
Ceiling	Exposed to structure, Painted			
Architectural and Utility Requirements	Direct access to exterior, double door or overhead coiling door			
Equipment/Furnishings Fixed				
Equipment/Furnishings Movable				

Baseball / Softball Complex Room Data Sheet					
Name of Building		Softball Spectator Facility			
Program Code		1.8			
Classification		Spectator Amenities			
Space Number		1.8.2			
Name of Space		Concessions			
Room Use Category		615			
No. of Spaces Required		1	NASF/Space	171	Total NASF 171
No. of Occupants/Space		2			
Function, Activities and Goals		Concessions, minimal cooking			
Adjacency Requirements		Direct access to playing field spectator plaza			
Environmental Requirements					
Heat/Cool		68°F - 72°F			
Ventilation		20 CFM/person + 0.2 CFM/SF			
Lighting		LED 35-40 FC			
Acoustics		No Requirements			
Power		120V convenience receptacles			
Phone/Data		Yes			
Materials					
Floor		Sealed concrete			
Walls		Epoxy paint over gwb or FRP			
Ceiling		Epoxy paint over mr-gwb			
Architectural and Utility Requirements		Exterior overhead coiling counter shutter at concessions counter, personnel door directly to exterior			
Equipment/Furnishings Fixed		1	Hand sink		
		1	3 compartment sink or dw		
			Cooking equipment TBD		
			Work Surface		
			Upper and lower cabinets		
			Service counter		
Equipment/Furnishings Movable			Equipment TBD		
			Waste bin		

Baseball / Softball Complex Room Data Sheet					
Name of Building		Softball Spectator Facility			
Program Code		1.8			
Classification		Spectator Amenities			
Space Number		1.8.5			
Name of Space		Public Restrooms - Softball - Women			
Room Use Category		X05			
No. of Spaces Required		1	NASF/Space	174	Total NASF 174
No. of Occupants/Space		-			
Function, Activities and Goals		Spectator restrooms			
Adjacency Requirements		Direct access to playing field			
Environmental Requirements					
Heat/Cool		68°F - 72°F			
Ventilation		~10-15 air changes/hour			
Lighting		LED 20-30 FC			
Acoustics		Provide acoustic insulation and gwb to deck, both sides, or CMU			
Power		120V convenience receptacles			
Phone/Data		No			
Materials					
Floor		Polished concrete			
Walls		Tile or Polished CMU			
Ceiling		Epoxy paint on gwb			
Architectural and Utility Requirements		Access directly to exterior, or access to exterior via vestibule shared w/ women's restroom			
Equipment/Furnishings Fixed		3	Water closet		
		1	Lavatory		
		1	Mirror - above lavatory		
		1	Electric hand dryer or paper towel dispenser		
		1	Soap dispenser		
Equipment/Furnishings Movable		1	Waste bin		

Baseball / Softball Complex Room Data Sheet

Name of Building	Softball Spectator Facility				
Program Code	1.8				
Classification	Spectator Amenities				
Space Number	1.8.6				
Name of Space	Public Restroom - Softball - Men				
Room Use Category	X06				
No. of Spaces Required	1	NASF/Space	100	Total NASF	100
No. of Occupants/Space	-				
Function, Activities and Goals	Spectator restrooms				
Adjacency Requirements	Direct access to playing field				
Environmental Requirements					
Heat/Cool	68°F - 72°F				
Ventilation	~10-15 air changes/hour				
Lighting	LED 20-30 FC				
Acoustics	Provide acoustic insulation and gwb to deck, both sides, or CMU				
Power	120V convenience receptacles				
Phone/Data	No				
Materials					
Floor	Polished concrete				
Walls	Tile or Polished CMU				
Ceiling	Epoxy paint on gwb				
Architectural and Utility Requirements	Access directly to exterior, or access to exterior via vestibule shared w/ women's restroom				
Equipment/Furnishings Fixed	1 Water closet 1 Urinal 1 Lavatory 1 Mirror - above lavatory 1 Electric hand dryer or paper towel dispenser 1 Soap dispenser				
Equipment/Furnishings Movable	1 Waste bin				

Baseball / Softball Complex Room Data Sheet

Name of Building	Softball Spectator Facility				
Program Code	1.9				
Classification	Operations Support				
Space Number	1.9.3				
Name of Space	Custodial and M/E/P - Softball				
Room Use Category	YYY				
No. of Spaces Required	1	NASF/Space	82	Total NASF	82
No. of Occupants/Space	1				
Function, Activities and Goals	House equipment necessary for cleaning the building, collection and removal of waste. House equipment necessary for the operation of Access to primary interior circulation, direct access to exterior if possible				
Adjacency Requirements					
Environmental Requirements					
Heat/Cool	68°F - 72°F				
Ventilation	~10-15 air changes/hour				
Lighting	LED 20 FC				
Acoustics	No requirements				
Power	120V convenience receptacles				
Phone/Data	No				
Materials					
Floor	Sealed concrete				
Walls	Epoxy paint on gwb w/ wall protection at mop sink				
Ceiling	Epoxy paint on gwb				
Architectural and Utility Requirements					
Equipment/Furnishings Fixed	1 Mop sink 1 Mop storage and shelf				
Equipment/Furnishings Movable	1 Rolling waste bin 1 Rolling recycling bin 1 Metal shelving				

Indoor Recreation Complex Room Data Sheet

Name of Building	Indoor Recreation Facility				
Program Code	2.3				
Classification	Indoor Recreation				
Space Number	2.3.1				
Name of Space	Practice / Training				
Room Use Category	610				
No. of Spaces Required	1	NASF/Space	84,800	Total NASF	84,800
No. of Occupants/Space	1,696				
Function, Activities and Goals	Multi-sport practice and training area				
Adjacency Requirements	Connected to Indoor Recreation Center Support Facility				
Environmental Requirements					
Heat/Cool	68°F - 72°F				
Ventilation	Per bubble requirements for pressurization				
Lighting	LED 40-50 FC				
Acoustics	No Requirements				
Power	120V convenience receptacles				
Phone/Data	Yes				
Materials					
Floor	Permanent surfaces appropriate for the various uses: Synthetic Turf System and Polyurethane sport flooring system. Striping for various sports as indicated on plan.				
Walls	Open to structure				
Ceiling	Open to structure				
Architectural and Utility Requirements	Long Jump pit and cover system installed flush with tra Pole Vault pit and cover system installed flush with tra Embedded sleeves for tennis and volley poles (3) Walk-draw divider curtain or netting by dome manufacturer				
Equipment/Furnishings Fixed	Fixed or Portable Spectator Seating Custom design putting green w/ holes, pins, and surfacing TBD 2 T.O.D. clocks				
Equipment/Furnishings Movable	6 Portable Basketball Goals 3 Sets of Tennis poles and nets 3 Sets of Volleyball poles and nets TBD Freestanding mesh and opaque partitions for screening weight area and storage areas 5 Doulbe Sided weight racks and weights 10 adjustable weightlifting benches 10 Resilient Floor weightlifting platforms				

Indoor Recreation Complex Room Data Sheet

Name of Building	Indoor Recreation Facility				
Program Code	2.3				
Classification	Indoor Recreation				
Space Number	2.3.2				
Name of Space	Vehicle Air Lock				
Room Use Category	615				
No. of Spaces Required	1	NASF/Space	513	Total NASF	513
No. of Occupants/Space	-				
Function, Activities and Goals	Provide large vehicle access into dome				
Adjacency Requirements	Connected to Indoor Recreation Facility				
Environmental Requirements					
Heat/Cool	68°F - 72°F				
Ventilation	Per bubble requirements for pressurization				
Lighting	LED 40-50 FC				
Acoustics	No Requirements				
Power	120V convenience receptacles				
Phone/Data	Yes				
Materials					
Floor	Sealed				
Walls	Open to structure				
Ceiling	Open to structure				
Architectural and Utility Requirements	(2) 12 ft x 12 ft garage doors (provided by dome manufacturer)				
Equipment/Furnishings Fixed					
Equipment/Furnishings Movable					

Indoor Recreation Complex Room Data Sheet

Name of Building	Indoor Recreation Center Support Facility			
Program Code	2.1			
Classification	Public Areas			
Space Number	2.1.1			
Name of Space	Lobby			
Room Use Category	610			
No. of Spaces Required	1	NASF/Space	200	Total NASF 200
No. of Occupants/Space	14			
Function, Activities and Goals	Circulation and waiting area for public entrance			
Adjacency Requirements	Contiguous with public entrance			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	5 CFM/person + 0.06 CFM/SF			
Lighting	30-35 FC			
Acoustics	No Requirements			
Power	120V convenience receptacles			
Phone/Data	Yes			
Materials				
Floor	Polished concrete			
Walls	Painted gwb or metal liner panel			
Ceiling	Open to structure w/ accent ceiling cloud			
Architectural and Utility Requirements	Wifi access and device charging			
Equipment/Furnishings Fixed				
Equipment/Furnishings Movable				
	4	Seating with integral charging		
	4	Side/coffee table(s) with integral charging		
	1	Walk-off matt		

Indoor Recreation Complex Room Data Sheet

Name of Building	Indoor Recreation Center Support Facility				
Program Code	2.4				
Classification	Performance / Training				
Space Number	2.4.1				
Name of Space	Weight Room				
Room Use Category	610				
No. of Spaces Required	1	NASF/Space	1590	Total NASF	1590
No. of Occupants/Space	32				
Function, Activities and Goals	Weight training for athletes and non-athletes				
Adjacency Requirements	Near lobby				
Environmental Requirements					
Heat/Cool	68°F - 72°F				
Ventilation	20 CFM/person + 0.06 CFM/SF				
Lighting	LED 40-50 FC				
Acoustics	No requirement				
Power	120V convenience receptacles				
Phone/Data	Yes				
Materials					
Floor	28mm Resilient Athletic Flooring				
Walls	Painted gwb or metal liner panel, resilient flooring wainscoting (2' off floor)				
Ceiling	Open to structure, painted				
Architectural and Utility Requirements	wifi access				
	Telecommunication and data services for TVs				
Equipment/Furnishings Fixed					
	3	TVs and wall mounts			
	1	T.O.D. clock			
Equipment/Furnishings Movable					
	4	Doulbe Sided weight racks and weights			
	8	adjustable weightlifting benches			
	4	Dumbbell racks and free weights			
	TBD	Misc. Weight training equipment			

Indoor Recreation Complex Room Data Sheet

Name of Building	Indoor Recreation Center Support Facility			
Program Code	2.7			
Classification	Equipment			
Space Number	2.7.1			
Name of Space	Sport Storage			
Room Use Category	615			
No. of Spaces Required	1	NASF/Space	207	Total NASF 207
No. of Occupants/Space	2			
Function, Activities and Goals	General sports and athletic equipment storage			
Adjacency Requirements	Entrance off of primary circulatoin corridor			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	5 CFM/person + 0.06 CFM/SF			
Lighting	LED 20 FC			
Acoustics	No Requirements			
Power	120V convenience receptacles			
Phone/Data	Yes			
Materials				
Floor	Sealed concrete			
Walls	Paint on gwb or CMU			
Ceiling	Exposed to sturcture, painted			
Architectural and Utility Requirements	Power for equipment charging?			
Equipment/Furnishings Fixed				
Equipment/Furnishings Movable				
	9	2'x4' Metal shelf		

Indoor Recreation Complex Room Data Sheet

Name of Building	Indoor Recreation Center Support Facility				
Program Code	2.8				
Classification	Spectator Amenities				
Space Number	2.8.1				
Name of Space	Concessions / Cooking / Nutrition				
Room Use Category	615				
No. of Spaces Required	1	NASF/Space	154	Total NASF	154
No. of Occupants/Space	2				
Function, Activities and Goals	Cooking concessions, doubles as a Nutrition Bar				
Adjacency Requirements	Open to lobby and near connection to Practice / Training, personnel entrance off of primary circulation corridor				
Environmental Requirements					
Heat/Cool	68°F - 72°F				
Ventilation	5 CFM/person + 0.06 CFM/SF				
Lighting	LED 35-40 FC				
Acoustics	Provide acoustic insulation and gwb to deck, both sides, or CMU				
Power	120V convenience receptacles				
Phone/Data	Yes				
Materials					
Floor	Polished concrete				
Walls	Epoxy paint on gwb or CMU or polished CMU				
Ceiling	Kitchen grade acoustic tile				
Architectural and Utility Requirements	Provide secure overhead coiling counter shutter at service counter, provide staff personnel door				
Equipment/Furnishings Fixed	1	Hand sink			
		Cooking equipment TBD			
		Work Surface			
		Upper and lower cabinets			
	1	Service counter w/ 3 points of sale and storage below			
Equipment/Furnishings Movable	TBD	Wire storage shelf			
		Equipment TBD			
	1	Waste bin			

Indoor Recreation Complex Room Data Sheet

Name of Building	Indoor Recreation Center Support Facility				
Program Code	2.8				
Classification	Spectator Amenities				
Space Number	2.8.2				
Name of Space	Concessions				
Room Use Category	615				
No. of Spaces Required	1	NASF/Space	90	Total NASF	90
No. of Occupants/Space	1				
Function, Activities and Goals	Pantry storage and dish washing				
Adjacency Requirements	Connected directly to Concessions / Cooking / Nutrition				
Environmental Requirements					
Heat/Cool	68°F - 72°F				
Ventilation	.7 CFM/SF				
Lighting	LED 35 FC				
Acoustics	Provide acoustic insulation and gwb to deck, both sides, or CMU				
Power	120V convenience receptacles				
Phone/Data	No				
Materials					
Floor	Polished concrete				
Walls	Epoxy paint on gwb or CMU or polished CMU				
Ceiling	Kitchen grade acoustic tile				
Architectural and Utility Requirements					
Equipment/Furnishings Fixed	1	3 compartment sink or dw			
Equipment/Furnishings Movable					
	TBD	Wire storage shelf or adjustable shelving			
	TBD	Cleaning equipment			

Indoor Recreation Complex Room Data Sheet

Name of Building	Indoor Recreation Center Support Facility				
Program Code	2.8				
Classification	Spectator Amenities				
Space Number	2.8.3				
Name of Space	Women's Public Restroom				
Room Use Category	X01				
No. of Spaces Required	1	NASF/Space	572	Total NASF	572
No. of Occupants/Space	-				
Function, Activities and Goals	Code required restroom facilities				
Adjacency Requirements	Near lobby, concessions and connector to Practice / Training				
Environmental Requirements					
Heat/Cool	68°F - 72°F				
Ventilation	~10-15 air changes/hour				
Lighting	LED 20-30 FC				
Acoustics	Provide acoustic insulation and gwb to deck, both sides, or CMU				
Power	120V convenience receptacles				
Phone/Data	No				
Materials					
Floor	Polished concrete				
Walls	Tile or Polished CMU				
Ceiling	Epoxy paint on gwb				
Architectural and Utility Requirements	Provide view screening at entrance				
Equipment/Furnishings Fixed	12	Water closet			
	6	Lavatory			
	1	Mirror - above each lavatory			
	4	Electric hand dryer or paper towel dispenser			
	4	Soap dispenser			
	1	Baby changing table - flip down			
Equipment/Furnishings Movable	2	Waste bin			

Indoor Recreation Complex Room Data Sheet

Name of Building	Indoor Recreation Center Support Facility			
Program Code	2.8			
Classification	Spectator Amenities			
Space Number	2.8.4			
Name of Space	Men's Public Restroom			
Room Use Category	X02			
No. of Spaces Required	1	NASF/Space	300	Total NASF 300
No. of Occupants/Space	-			
Function, Activities and Goals	Code required restroom facilities			
Adjacency Requirements	Near lobby, concessions and connector to Practice / Training			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	~10-15 air changes/hour			
Lighting	LED 20-30 FC			
Acoustics	Provide acoustic insulation and gwb to deck, both sides, or CMU			
Power	120V convenience receptacles			
Phone/Data	No			
Materials				
Floor	Polished concrete			
Walls	Tile or Polished CMU			
Ceiling	Epoxy paint on gwb			
Architectural and Utility Requirements	Provide view screening at entrance			
Equipment/Furnishings Fixed	3 Water closet 6 Urinal 4 Lavatory 1 Mirror - above each lavatory 2 Electric hand dryer or paper towel dispenser 2 Soap dispenser 1 Baby changing table - flip down			
Equipment/Furnishings Movable	1 Waste bin			

Indoor Recreation Complex Room Data Sheet

Name of Building	Indoor Recreation Center Support Facility			
Program Code	2.8			
Classification	Spectator Amenities			
Space Number	2.8.5			
Name of Space	Family Restroom and Shower			
Room Use Category	X03			
No. of Spaces Required	2	NASF/Space	74	Total NASF 148
No. of Occupants/Space	-			
Function, Activities and Goals	Code required restroom facilities with shared use as officials restrooms and showers			
Adjacency Requirements	Near public restrooms			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	~10-15 air changes/hour			
Lighting	LED 20-30 FC			
Acoustics	Provide acoustic insulation and gwb to deck, both sides, or CMU			
Power	120V convenience receptacles			
Phone/Data	No			
Materials				
Floor	Polished concrete			
Walls	Tile or Polished CMU			
Ceiling	Epoxy paint on gwb			
Architectural and Utility Requirements				
Equipment/Furnishings Fixed	1 Water closet 1 Lavatory 1 Mirror - above lavatory 1 Electric hand dryer or paper towel dispenser 1 Soap dispenser 1 Shower w/ drying area 1 Baby changing table - flip down			
Equipment/Furnishings Movable	1 Waste bin			

Indoor Recreation Complex Room Data Sheet

Name of Building	Indoor Recreation Center Support Facility		
Program Code	2.8		
Classification	Spectator Amenities		
Space Number	2.8.6		
Name of Space	Day Lockers		
Room Use Category	615		
No. of Spaces Required	25	NASF/Space 3	Total NASF 75
No. of Occupants/Space	-		
Function, Activities and Goals	For use by facility users, staff and officials		
Adjacency Requirements	Open to main circulation corridor and adjacent to public restrooms		
Environmental Requirements			
Heat/Cool	68°F - 72°F		
Ventilation	~10-15 air changes/hour		
Lighting	LED 30-35 FC		
Acoustics	No requirement		
Power	120V convenience receptacles		
Phone/Data	Yes		
Materials			
Floor	Polished concrete		
Walls	Paint on gwb or CMU		
Ceiling	Paint on gwb		
Architectural and Utility Requirements			
Equipment/Furnishings Fixed	25	Two tier z-style lockers - 18x18x72 (50 total lockers)	
Equipment/Furnishings Movable			

Indoor Recreation Complex Room Data Sheet

Name of Building	Indoor Recreation Center Support Facility		
Program Code	2.9		
Classification	Operations Support		
Space Number	2.9.1		
Name of Space	Mechanical / Plumbing Room		
Room Use Category	YYY		
No. of Spaces Required	1	NASF/Space 251	Total NASF 251
No. of Occupants/Space	2		
Function, Activities and Goals	House equipment necessary for the operation of the building.		
Adjacency Requirements	Direct access to exterior		
Environmental Requirements			
Heat/Cool	68°F - 72°F		
Ventilation	5 CFM/person + 0.06 CFM/SF		
Lighting	20 FC		
Acoustics	No requirement		
Power	120V convenience receptacles		
Phone/Data	No		
Materials			
Floor	Sealed concrete		
Walls	Paint on gwb or CMU		
Ceiling	Open to structure or acoustical tile, painted		
Architectural and Utility Requirements	Pair of personnel doors at exterior		
Equipment/Furnishings Fixed			
Equipment/Furnishings Movable			

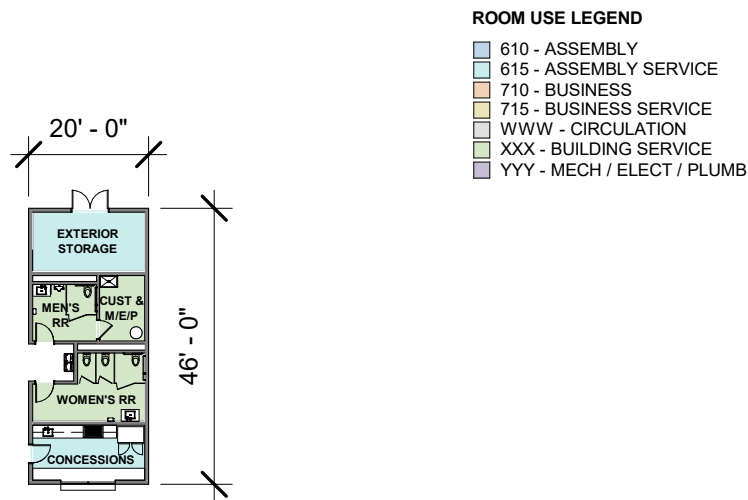
Indoor Recreation Complex Room Data Sheet

Name of Building	Indoor Recreation Center Support Facility			
Program Code	2.9			
Classification	Operations Support			
Space Number	2.9.2			
Name of Space	Electrical / Telecommunications / Data Room			
Room Use Category	YYY			
No. of Spaces Required	1	NASF/Space	166	Total NASF 166
No. of Occupants/Space	1			
Function, Activities and Goals	House equipment necessary for the operation of the building			
Adjacency Requirements	Direct access to exterior			
Environmental Requirements				
Heat/Cool	68°F - 72°F			
Ventilation	5 CFM/person + 0.06 CFM/SF			
Lighting	LED 20 FC			
Acoustics	No requirement			
Power	120V convenience receptacles			
Phone/Data	Yes			
Materials				
Floor	Sealed concrete			
Walls	Paint on gwb or CMU			
Ceiling	Open to structure or acoustical tile, painted			
Architectural and Utility Requirements	Personnel door at exterior			
Equipment/Furnishings Fixed				
Equipment/Furnishings Movable				

Indoor Recreation Complex Room Data Sheet

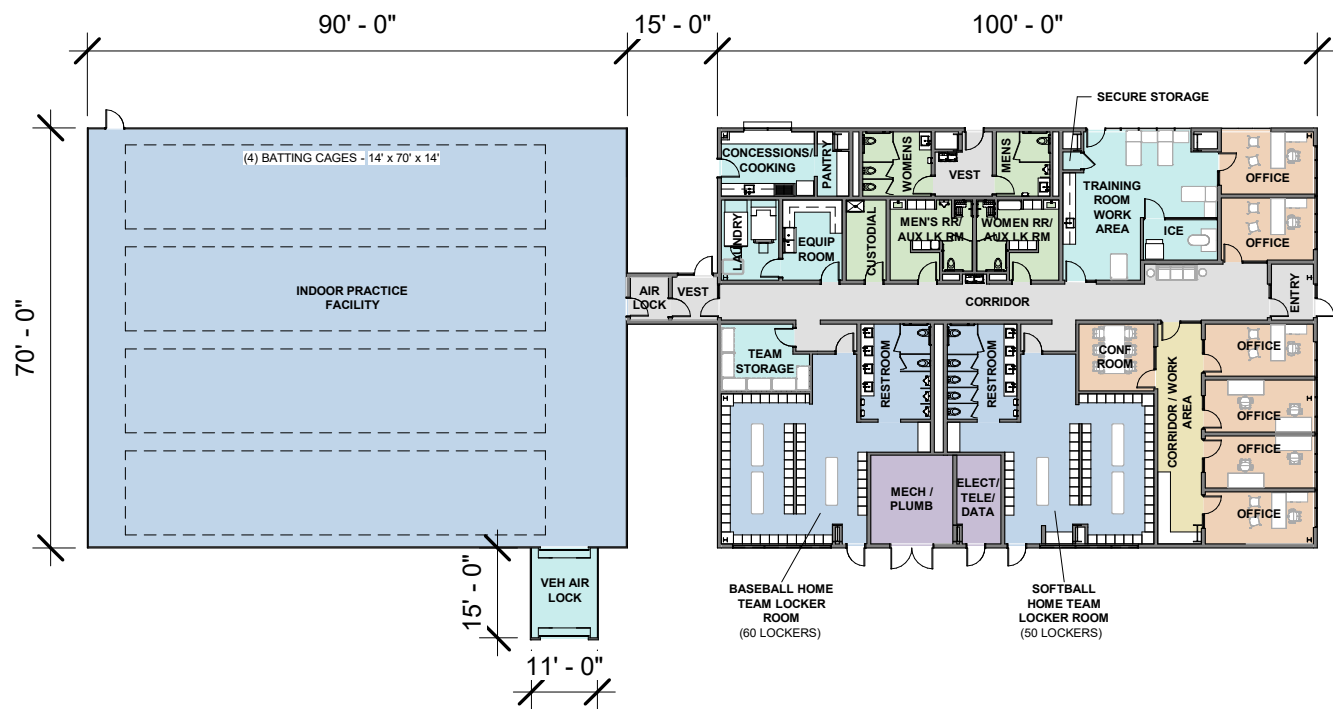
Name of Building	Indoor Recreation Center Support Facility				
Program Code	2.9				
Classification	Operations Support				
Space Number	2.9.3				
Name of Space	Custodial				
Room Use Category	YYY				
No. of Spaces Required	1	NASF/Space	109	Total NASF	109
No. of Occupants/Space	1				
Function, Activities and Goals	House equipment necessary for cleaning the building, collection and removal of waste				
Adjacency Requirements	Access to primary interior circulation, near service entrance or direct access to exterior (for waste removal)				
Environmental Requirements					
Heat/Cool	68°F - 72°F				
Ventilation	~10-15 air changes/hour				
Lighting	LED 20 FC				
Acoustics	No requirement				
Power	120V convenience receptacles				
Phone/Data	No				
Materials					
Floor	Sealed concrete				
Walls	Epoxy paint on gwb w/ wall protection at mop sink				
Ceiling	Epoxy paint on gwb or open to structure				
Architectural and Utility Requirements	Walls to deck, if no ceiling				
Equipment/Furnishings Fixed	1	Mop sink			
	1	Mop storage and shelf			
Equipment/Furnishings Movable					
	1	Rolling waste bin			
	1	Rolling recycling bin			
	1	Metal shelving			

Concept Floor Plans



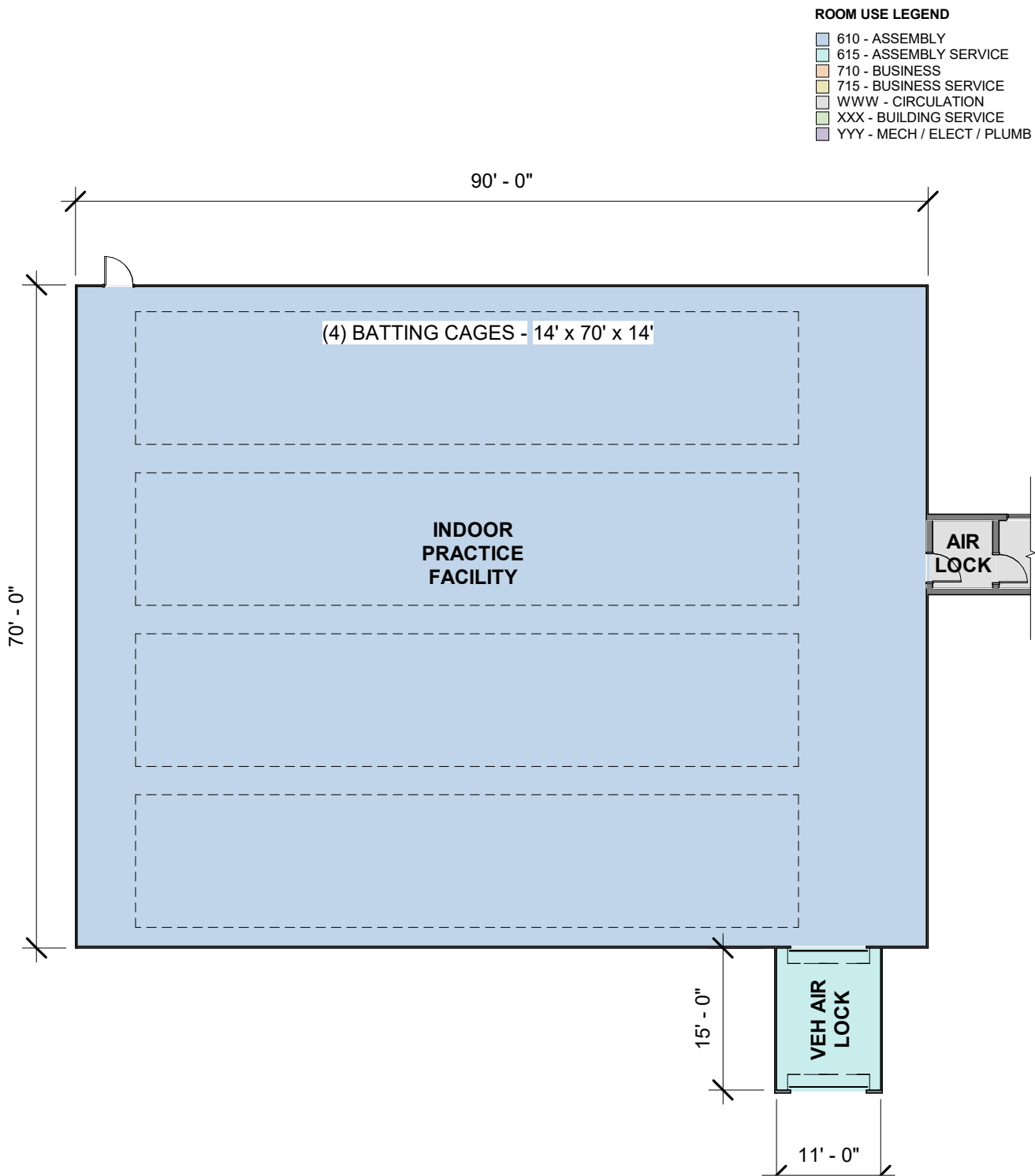
OVERALL CONCEPT PLAN - SOFTBALL SPECTATOR AMENITIES FACILITY

SCALE: 1/32" = 1' - 0"



OVERALL CONCEPT PLAN - BASEBALL & SOFTBALL INDOOR PRACTICE COMPLEX

SCALE: 1/32" = 1' - 0"



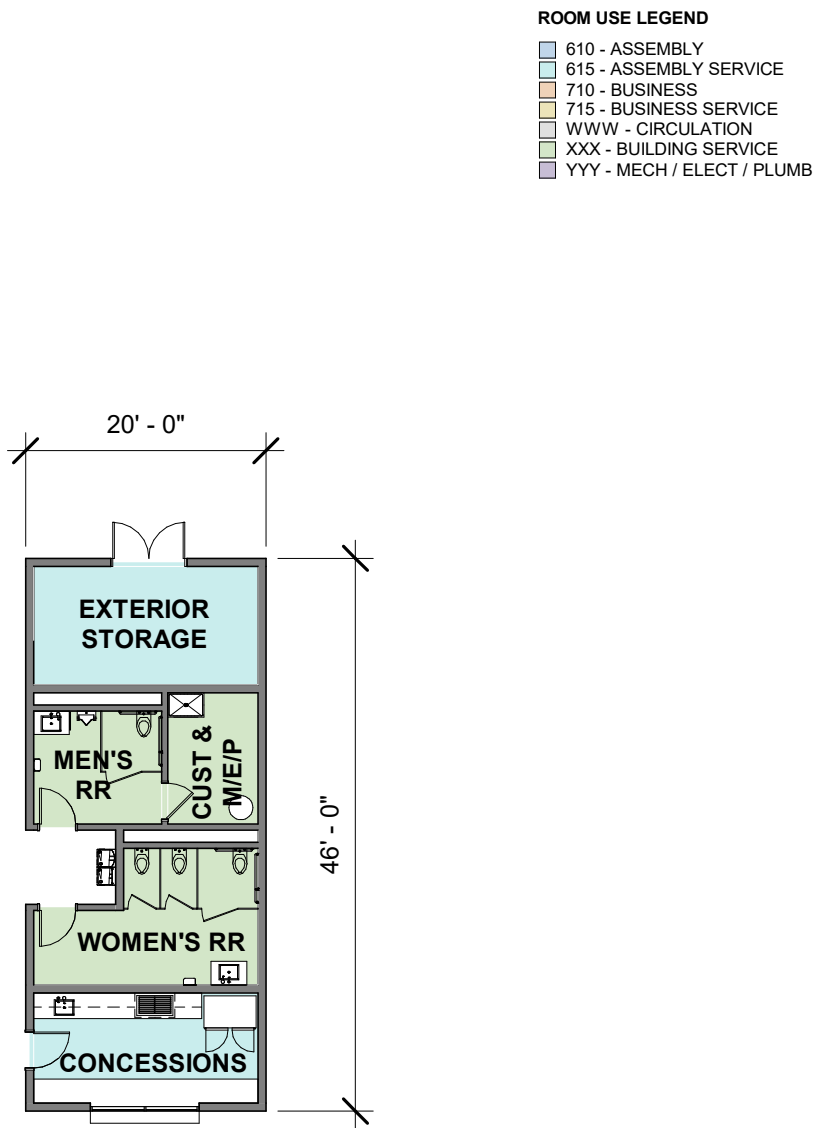
ENLARGED CONCEPT PLAN - BASEBALL & SOFTBALL INDOOR PRACTICE DOME

SCALE: 1/16" = 1' - 0"



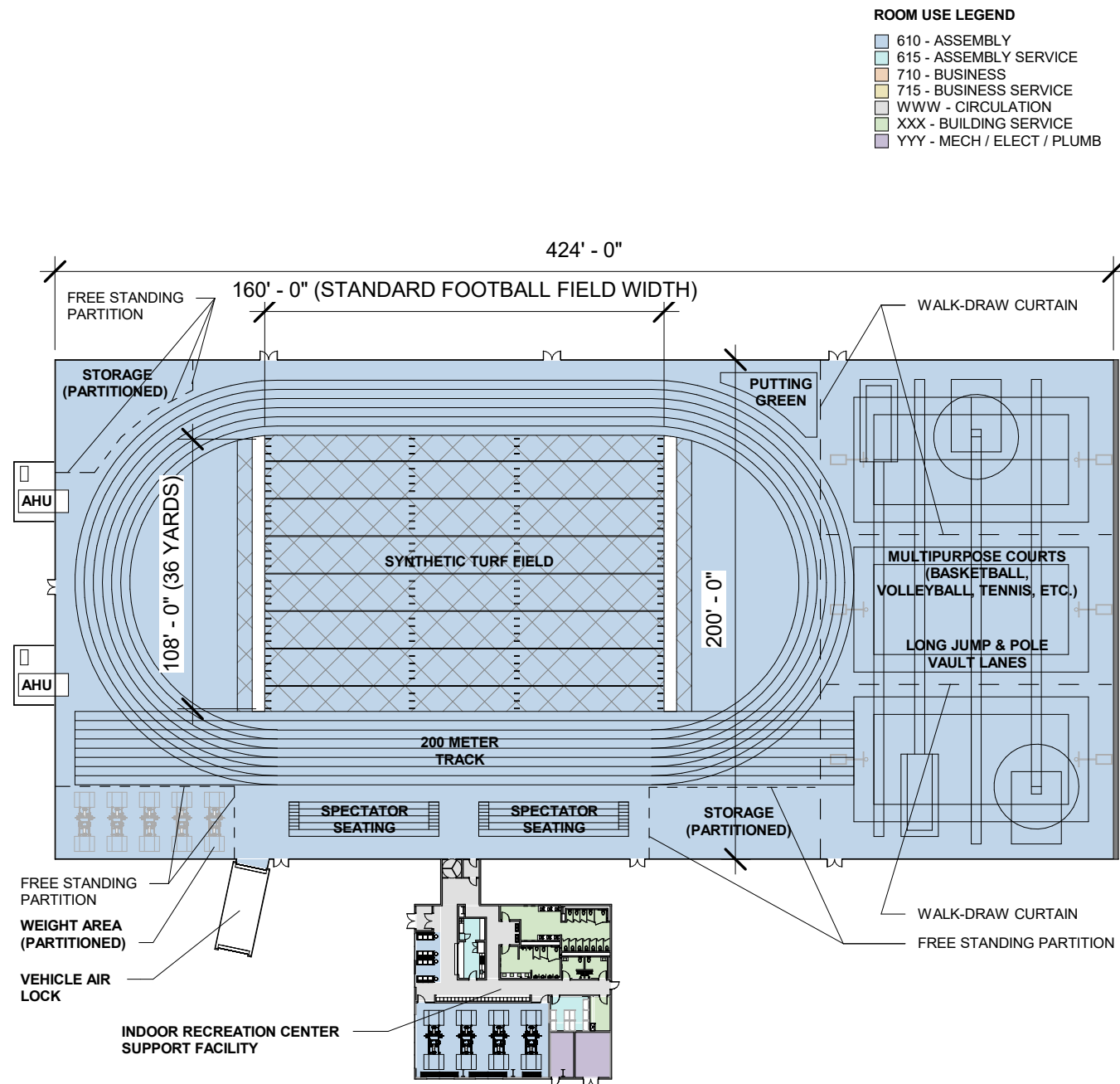
ENLARGED CONCEPT PLAN - BASEBALL & SOFTBALL SUPPORT FACILITY

SCALE: 1/16" = 1' - 0"



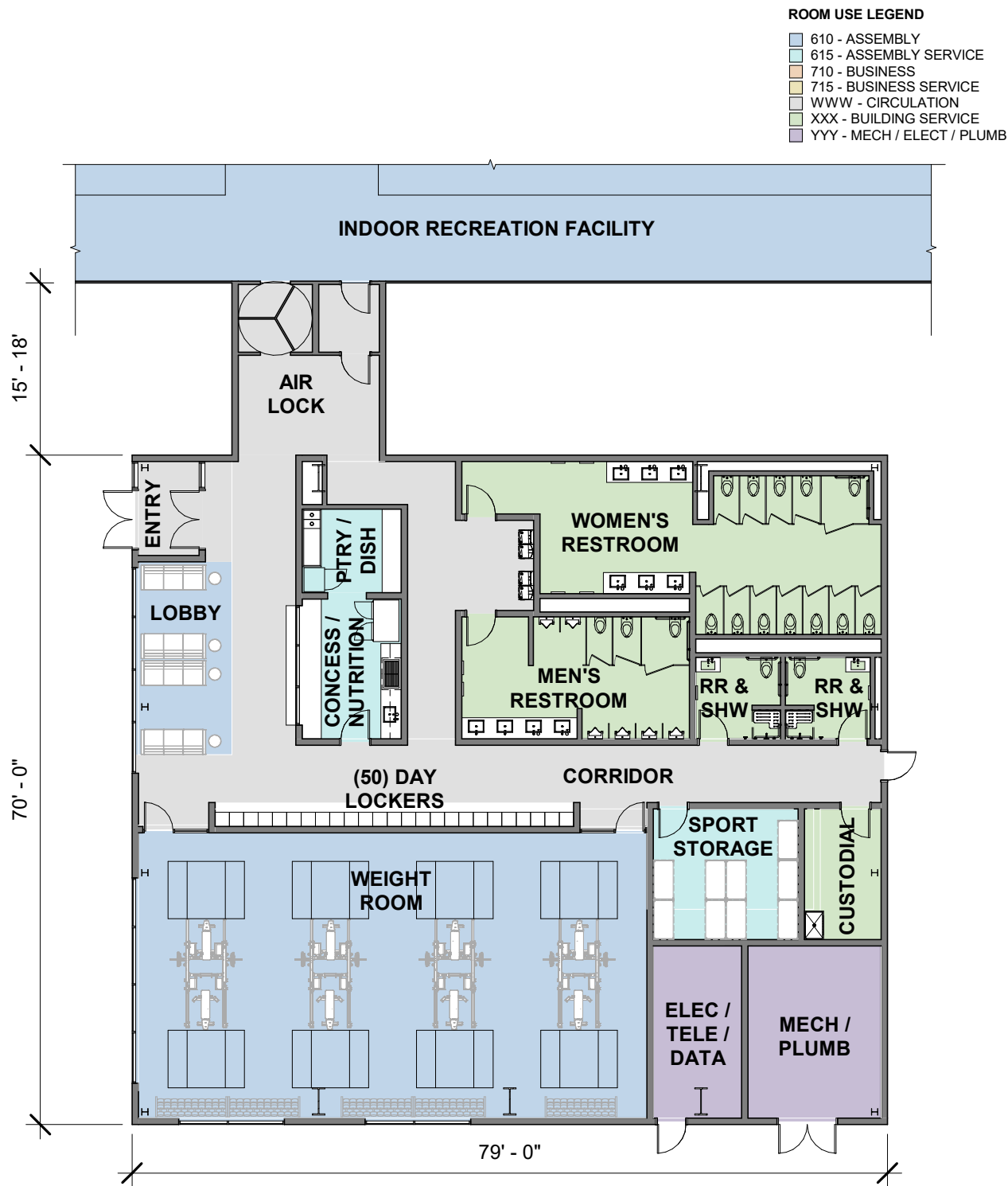
ENLARGED CONCEPT PLAN - SOFTBALL SPECTATOR AMENITIES FACILITY

SCALE: 1/16" = 1' - 0"



OVERALL CONCEPT PLAN - INDOOR RECREATION COMPLEX

SCALE: 1/64" = 1' - 0"



ENLARGED CONCEPT PLAN - INDOOR RECREATION SUPPORT FACILITY

SCALE: 1/16" = 1' - 0"

III. IMPACT OF PROPOSED PROJECT ON EXISTING SPACE

Indoor Recreational Complex

The existing grass field site that the proposed IRC will be located on will not significantly affect the current daily campus activities. The grass field itself has been noted to be seldomly used and acts as a primary pathway to and from the Oak Bowl Football Field and the New Field House. The proposed IRC site will force foot traffic to circulate around the building, adding minimal additional pedestrian path of travel. The location of the IRC adjacent to Oak Bowl Stadium and the AWAC will create a hub for athletes to navigate between both the large outdoor and indoor practice and competition spaces.

Baseball and Softball Indoor Practice Complex

The existing grassy areas that the proposed Baseball and Softball Indoor Practice Facility and Softball Spectator Amenities Building will be located on will not significantly affect the current daily campus activities. Relocation of current baseball training and field maintenance equipment will be housed in the new facilities. The footprints of both facilities are adjacent to the baseball and softball fields, not affecting the current flow of spectators and vehicular traffic, but still providing accessible amenities for athletes, coaches, staff, and general public.

A close-up photograph of a basketball, showing the textured orange surface and the black lines of the seams. The basketball is positioned diagonally across the frame. A solid blue rectangular overlay is placed on the right side of the image, containing white text.

07 EQUIPMENT REQUIREMENTS

- I. LIST OF AVAILABLE EQUIPMENT FOR REUSE
- II. ADDITIONAL EQUIPMENT

I. LIST OF AVAILABLE EQUIPMENT FOR REUSE

Indoor Recreational Complex

All equipment at this facility will be new. Existing equipment will remain in use at the AWAC facility.

Baseball and Softball Indoor Practice Complex

Fixed equipment for this facility will be new. Furniture will be new. Some movable equipment, such as playing equipment, and equipment storage racks will be moved from AWAC storage to the new Complex.

II. ADDITIONAL EQUIPMENT

Indoor Recreational Complex

A preliminary list of new furniture and equipment is provided on the Room Data Sheets in Section 06, Part II. Space Requirements.

Baseball and Softball Indoor Practice Complex

A preliminary list of new furniture and equipment is provided on the Room Data Sheets in Section 06, Part II. Space Requirements.



08 DESIGN CONSIDERATIONS

- I. GENERAL BUILDING INFORMATION
- II. HEATING AND COOLING SYSTEMS
- III. FUTURE EXPANSION

I. GENERAL BUILDING INFORMATION

PROPOSED CONSTRUCTION TYPE (IBC 2018 Chapter 6)
Type IIB, Unlimited Area per IBC 507.4.

LIFE SAFETY
New facilities will be designed according to The National Fire Protection Association (NFPA) 101 Life Safety Code, 2012 Edition, and the 2018 International Building Code (IBC), both as adopted by the State of Nebraska.

ADA
All proposed new construction and site improvements shall conform to ADA Standards for Accessible Design 2010 and ANSI/ICC A117.1 2009.

HISTORIC OR ARCHITECTURAL SIGNIFICANCE
No existing structures are impacted by the proposed new facilities. Existing facilities adjacent to the proposed new construction are not historically significant.

ARTWORK
Per State College System policy, the project budget includes art. Please refer to the budget provided.

ARBORETUM
A “Campus of a Thousand Oaks”, Peru State College is a member of the Nebraska Statewide Arboretum. Preservation of this natural environment is critical to any planning for new or expanded facilities.

PHASING
The proposed work is planned as a single phase of design and construction.



Photo: Brandon Collum Unsplash

II. HEATING AND COOLING SYSTEMS

Baseball/Softball Complex

Base HVAC Design Options:

Option A: Gas Heat/DX Cooling:

- Practice Dome: HVAC unit(s) (air-handling unit and condensing unit) designed and provided by Dome manufacturer. Utilities (gas and electrical) to unit and installation by contractor.
- Support Facility: Split system/mini splits provide heating and cooling in a zoned manor. Systems can utilize gas or electrical for heating source.

Option B: Geothermal:

- Practice Dome: Air-handling unit(s) are designed and provided by the Dome manufacturer. Geothermal utilities to unit and installation will be by the general contractor. Pumps, piping and well field system will be provided by the contractor.
- Support Facility: Heat pumps shall provide heating and cooling in a zoned manor. Pumps, piping and well field system will be provided by the contractor.
- Proposed Well Field Location: Baseball field

Preliminary energy analysis shows:

- Geothermal systems are estimated to save approximately 25-35% energy over a traditional gas heat/DX cooling system.
- The simple payback to go to a geothermal system is estimated to be between 10-12 years, with life cycle paybacks around 9-15 years.

HVAC Description

- Temperature controls will be included as part of a building automation system.

- Fire dampers and/or radiation dampers shall be provided at all penetrations through any rated system.

- Supply air ducts will be routed in Support Facility areas above ceiling to distribute conditioned air. Dome space will use “air rotation” type air handlers without any ductwork.

- Return ductwork shall be lined for sound considerations.

- Air systems will be balanced by a licensed and professional contractor to quantities indicated during design to ensure proper comfort and operation of equipment.

- Exhaust and Outdoor Air Requirements: One dedicated outdoor air unit (DOAU) shall be provided to serve the Support Facility spaces. Unit shall provide exhaust and fresh air capabilities.

Electrical Systems:

Electrical shall be a 208/120V 3 phase 4 wire system with an estimated capacity of around 600A. This service will likely be fed from the west property line or from the primary line near the Centennial Complex.

Lighting shall be LED technology and comply with 2018 IECC. Lighting will consist of LED high bay, LED troffers, and LED can lights.

The Dome pressurization air-handler will be provided with a generator (from dome manufacturer) to keep the facility inflated during loss of power.

Telecommunications and IT:

Rough ins for voice/data, wireless access points, and security camera locations shall be indicated by the designer of record. Cabling will be by others.

Fiber optic will need to be extended west from the existing fiber loop at Park Avenue.

Fire Sprinkler System:

The Support Facility will be a 4” fire service with a single wet zone to serve the entire building. Concealed heads shall be used in areas with ceiling

and upright heads with protectors in areas without ceilings. All systems will be designed and installed meet NFPA 13 and 24 requirements.

Softball Spectator Amenities Building

Mechanical Systems:

Base HVAC Design Options:

- Option A: Split System: A split system will provide heating and cooling in a zoned manor. The systems can utilize gas or electrical for heating source.
- Option B: Mini Split System: Mini splits will provide heating and cooling in a zoned manor. Systems can utilize gas or electrical for the heating source.
- If this facility is used frequently and year-round, the option of geothermal can be explored (in that case it is potentially expected to save 20 to 25% in energy with paybacks in the 4 to 7 year range).

HVAC Description

- Temperature controls will be included as part of a building automation system.
- Fire dampers and/or radiation dampers shall be provided at all penetrations through any rated system.
- Supply air ducts will be routed above the ceiling to distribute conditioned air.
- Return ductwork shall be lined for sound considerations.
- Air systems will be balanced by a licensed and professional contractor to quantities indicated during design to ensure proper comfort and operation of equipment.
- Exhaust and Outdoor Air Requirements: One dedicated outdoor air unit (DOAU) shall be provided to serve the building. The unit shall provide exhaust and fresh air capabilities.

Electrical Systems:

Electrical shall be a 208/120V 3 phase 4 wire system with an estimated service size of 200A. This service will likely be fed from the softball complex transformer.

Lighting shall be LED technology and comply with 2018 IECC. Lighting will consist of LED high bay, LED troffers, and LED can lights.

Telecommunications and IT:

Rough ins for voice/data, wireless access points, and security camera locations shall be indicated by the designer of record. Cabling will be by others.

Fiber will need to be extended west from the existing fiber loop at Park Avenue.

Indoor Recreation Complex

Base HVAC Design Options:

Option A: Gas Heat/DX Cooling:

- Dome: HVAC unit(s), including air-handling unit and condensing unit, will be designed and provided by the Dome manufacturer. Utilities (gas and electrical) to the unit(s) will be provided by the general contractor.
- Support Facility: Split system/mini splits will provide heating and cooling in a zoned manor. These systems can utilize gas or electrical for the heating source.

Option B: Geothermal:

- Dome: Air-handling unit(s) will be designed and provided by the Dome manufacturer. Geothermal utilities to the unit(s) will be provided by the general contractor. Pumps, piping and well field system will be provided by the general contractor.
- Support Facility: Heat pumps will provide heating and cooling in a zoned manor. Pumps, piping and well field system will be

provided by the general contractor.

- Proposed Well Field Location: Practice field

Preliminary energy analysis shows:

- Geothermal systems are estimated to save approximately 25-35% energy over a traditional gas heat/DX cooling system.
- The simple payback to go to a geothermal system is estimated to be between 11-13 years, with life cycle paybacks in the 14–16 year range.

HVAC Description

- Temperature controls will be provided as part of a building automation system.
- Fire dampers and/or radiation dampers shall be provided at all penetrations through any rated system.
- Supply air ducts will be routed in the Support Facility using areas above ceiling to distribute conditioned air.
- Return ductwork shall be lined for sound considerations.
- Air systems will be balanced by a licensed and professional contractor to quantities indicated during design to ensure proper comfort and operation of equipment.
- Exhaust and Outdoor Air Requirements: One dedicated outdoor air unit (DOAU) shall be provided to serve the Support Facility spaces. The unit shall provide exhaust and fresh air capabilities.

Electrical Systems:

Electrical shall be a 208/120V 3 phase 4 wire system with an estimated service size of around 4,000A and will likely be fed from the primary loop near the Oak Bowl. This service shall be fed from a new transformer tied to the campus’ primary loop.

Lighting shall be LED technology and comply with 2018 IECC. Lighting will consist of LED high bay, LED

troffers, and LED can lights.

Air-handling unit(s) are provided by the Dome manufacturer. Geothermal utilities serving the unit(s) will be provided by the general contractor. Pumps, piping and well field system to be provided by contractor.

Telecommunications and IT:

Rough ins for voice/data, wireless access points, and security camera locations shall be indicated by the designer of record. Cabling will be by others.

Fiber optic will be extended from the existing fiber loop from Hoyt Avenue to the East.

Fire Sprinkler System:

For the Support Facility a 4” fire service with a single wet zone will serve the entire building. Concealed heads will be specified in areas with ceiling, and upright heads with protectors in areas without ceilings. All systems will be designed and installed to meet NFPA 13 and 24 requirements.

Fire Alarm Systems

For each proposed facility, an addressable fire alarm system with voice evacuation and reporting back to the main fire alarm monitoring location shall be provided. Annunciation and detection will also be provided.

Sustainability

Following is a preliminary assessment of sustainability options applicable to all of the proposed facilities.

Geothermal – utilizing the ground as a heat source and sink is a very efficient way to heat and cool. This option also eliminates larger outside condensing units and the cost of replacing them. Geothermal is proposed and recommended for these buildings if budgets allow.

Solar and wind – these electricity generating options tend not to payback well in Nebraska and especially for large users with very competitive energy rates. The paybacks will likely be close to the life cycle

of the equipment. The Dome roofs cannot be used to support equipment. The Support Facilities and Spectator Amenities Building roofs are not large and would only fit a limited amount of equipment. At this time these options are not recommended.

Rainwater harvesting and reclamation – This would involve collecting, storing, treating and pumping reclaimed water for use in water closets or lawn watering. This will add equipment to maintain and require additional building area for the equipment. The roof areas of the Support Facilities and Spectator Amenities Building are relatively small and will not collect large amounts of water. The Dome roofs are large but are not designed to funnel water to consolidated collection points, rather it just runs off on all sides. At this time these options are not recommended.

Plumbing Systems

Following is a preliminary general description applicable to all facilities:

- Plumbing fixture styles shall be determined in the next phase of design.
- Water closets shall be floor mounted flush valve type with lever on open side to meet ADA
- Public hand washing lavatories shall include faucets meeting ADA with wrist blade handles and tempered water from a mixing valve for hot water.
- Domestic cold water shall have a new service extended from the main. The new service will serve each Dome and Support Facility as a single service. Water service to be approximately 2”. The Softball Spectator Amenities building will have a third, separate service.
- Water and waste piping shall extend to plumbing fixtures per local code. Cleanouts shall be provided as required. A double exterior cleanout shall be provided outside where the sanitary exits each building.
- All public Rest Rooms and Mechanical Rooms will be provided with floor drains as needed. Floor drains shall be provided at all locations where HVAC equipment is to be placed.
- Gas piping shall extend into each building as a 2PSI system. A dirt leg, union, and regulator shall

be provided at the connection to each piece of equipment as required.

- Domestic gas water heaters will be used with a recirculation pump. A mixing valve shall be provided at all hand washing lavatories and sinks.

III. FUTURE EXPANSION

Future Expansion: Baseball/Softball Complex, Site 1

Site Option B remains available for a future structure. At this site a smaller footprint, multi-story building is best suited to absorb the grade change and limit the amount of tree removal. Design for future construction on this site should emphasize the protection of trees and should preserve diversity of tree ages (in lieu of all new or all old trees).

Work that is critical within the next ten years, and not funded by this project, includes replacement of the following existing facilities which are nearing the end of their serviceable life:

- Baseball and Softball press boxes and concession stands are proposed to be replaced with prefabricated structures for press box and storage (concessions are provided as part of this project)
- Baseball and Softball dugout structures
- Baseball and Softball spectator seating

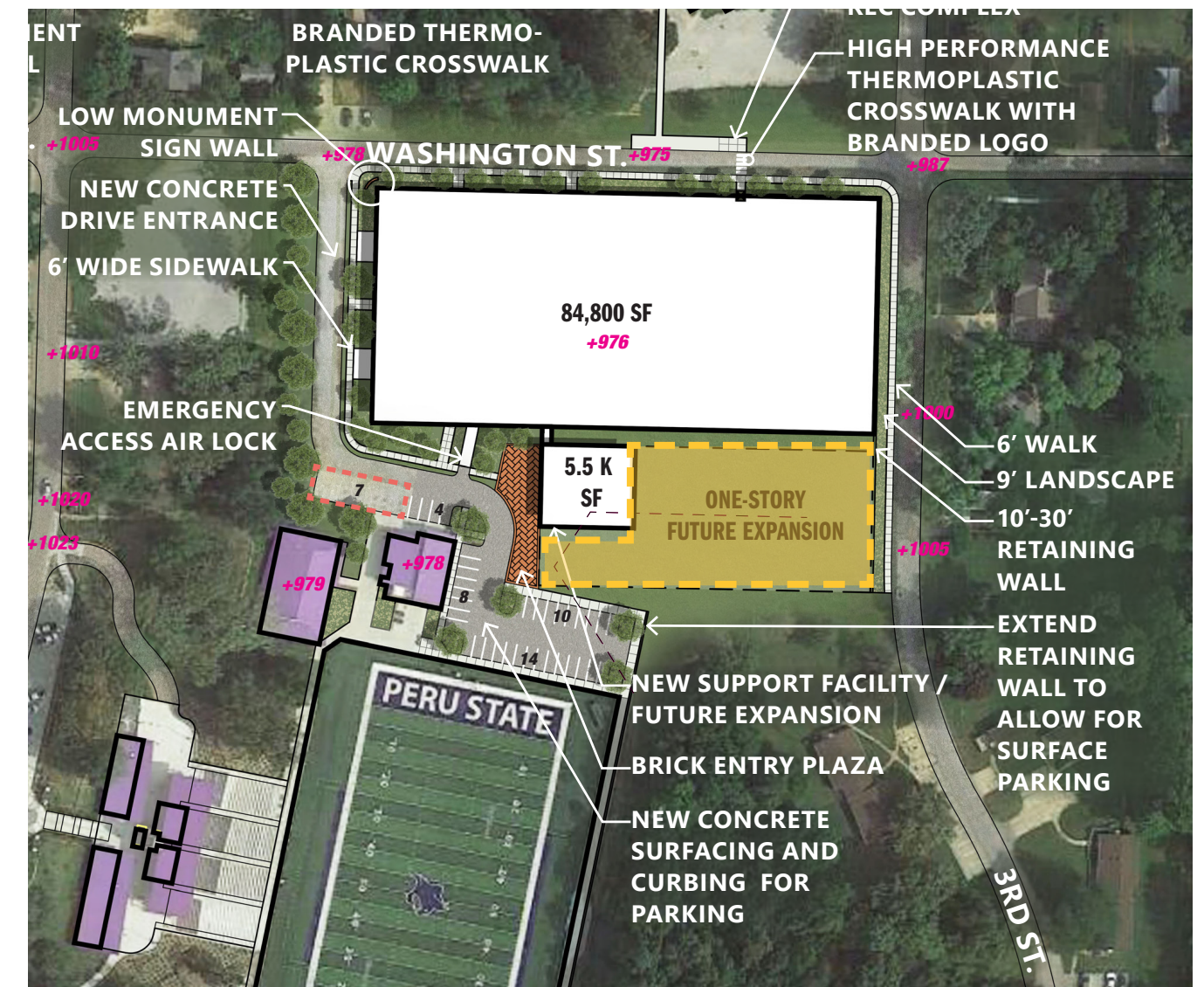
Work that is desirable within the next ten years, and not funded by this project, includes the following:

- Replacing the existing live turf at both Baseball and Softball fields with artificial turf
- Field lighting and electronic scoreboards for both Baseball and Softball



Future Expansion: Indoor Recreation Complex, Site 2

The Indoor Recreation Complex Support Facility is located to allow for a future expansion to the south and east. Current code restrictions associated with the proposed complex dictate that such an expansion will be limited to a single story. If a multi-story facility is desired it will need to be treated as a separate building and will require physical separation from the existing facilities, fire separation walls or both.



A photograph of a white golf ball on a green golf course. In the background, a flag on a tall pole is visible against a blue sky with scattered white clouds. The foreground is a lush green lawn.

09 PROJECT BUDGET AND FISCAL IMPACT

- I. COST ESTIMATE CRITERIA
- II. TOTAL PROJECT COST
- III. ANNUAL BUILDING OPERATION COSTS

I. COST ESTIMATE CRITERIA

Standards and Sources Used to Develop the Probable Cost

The following tools were utilized to establish a planning budget based on the programming phase of the design process:

- Historical data on similar type projects
- Review and compare the project with company database on similar projects
- Adjust for specific project requirements & additional project specific scope
- Adjust for project location
- Adjust for anticipated market conditions

Once the budget is developed, the estimator continues to work with the design team to check and control cost and capture revisions throughout the programming phase. At this early phase, available details are minimal. A building square foot cost is used to establish a benchmark check for the Total Construction Cost. A measure of the basic building elements is completed and then square foot costs and historic unit costs are applied, where available on an element/systems level. Clarified assumptions are used to establish the quantities where necessary.

The cost estimating consultant maintains detailed databases that allow unit prices to be built up with a separate review on labor, material, plant & equipment. A proprietary general condition and overhead and margin calculator is used and allows immediate adjustment with price and labor increases ensuring the most accurate information is provided. The escalation factor then prices the work to mid-point of construction, which anticipates future price increases.

Year and Month on Which Estimates Are Made and Inflation Factors Used

Probable costs provided assume midpoint of construction occurs October 2023. A 9.5% escalation factor is used.

Gross and Net Square Foot Analysis

Site Gross Square Feet

Site work95,200 GSF

Building Gross Square Feet

Baseball/Softball Dome6,300 GSF
Baseball/Softball Support Facility (including Softball Spectator Amenities Building)7,900 GSF
Indoor Recreation Dome84,800 GSF
Indoor Recreation Support Facility5,500 GSF

Total Building Gross Square Feet104,500 GSF

Building Net Area Square Feet

Baseball/Softball Dome6,300 NASF
Baseball/Softball Support Facility (including Softball Spectator Amenities Building)5,898 NASF
Indoor Recreation Dome84,800 NASF
Indoor Recreation Support Facility3,862 NASF

Total Net Square Feet102,455 NASF

Construction Cost per GSF = \$115.14

Total Project Cost per GSF = \$140.17

II. TOTAL PROJECT COST

A. Design & Construction Administration Fees	\$874,697.00
B. Construction Costs	\$12,032,627.00
C. Moveable Equipment	\$187,435.00
D. Special & Technical Equipment	\$312,392.00
E. Land Acquisition	\$0.00
F. Artwork	\$65,000.00
G. Other Costs	\$212,426.00
- Testing / Surveys	
- Special Inspections	
- CMR Pre-construction Fee	
- Plan Review	
H. Project Contingency (7%)	\$962,868.00
Total Opinion of Probable Cost	\$14,647,445.00

III. ANNUAL BUILDING OPERATION COSTS

Estimated Additional Operational and Maintenance Costs Per Year

The estimated annual utility (gas and electric) costs for the proposed facilites are as follows:

- BBSB Dome - \$14,000 (could see savings of around \$3,200 going geothermal)
- BBSB Support - \$11,000 (could see savings of around \$3,000 going geothermal)
- SB Support Building - \$3,100 (could see savings of around \$700 going geothermal)
- IRC Dome - \$183,000 (could see savings of around \$33,000 going geothermal)
- IRC Support - \$ 9,000 (could see savings of around \$2,500 going geothermal)

Total: \$220,100 (potential savings \$42,400 if geothermal systems are used).

Estimated annual maintenance includes the addition of 1 FTE (two parttime facilities staff at 0.5 FTE each): \$51,655

Peru State College intends to request state funds totaling \$271,755 for operating and maintenance costs for new state building openings associated with this project. Such request would be submitted in September of 2022 for the 2023 -2025 biennium

Estimated Additional Programmatic Costs Per Year

No fiscal impact is anticipated. Additional faculty or program staff will not be required for the first several years of operation.



10 FUNDING

- I. TOTAL FUNDS REQUIRED
- II. PROJECT FUNDING SOURCES
- III. FISCAL YEAR EXPENDITURES FOR PROJECT DURATION

I. TOTAL FUNDS REQUIRED

The estimated total project cost is \$14,647,445.00

II. PROJECT FUNDING SOURCES

Funds will be provided by the following sources:

Bond proceeds supported by LB384 State Funds: \$9,761,000

State Sports Facility Cash Funds: \$900,000

Peru State College Cash Funds: \$1,500,000

Fundraising: \$2,486,445

TOTAL PROJECT: \$14,647,445

III. FISCAL YEAR EXPENDITURES FOR PROJECT DURATION

FY 2021 - 2022: \$250,000

FY 2022 - 2023: \$1,250,000.00

FY 2023 - 2024: \$12,100,000.00

FY 2024 - 2025: \$1,047,445.00



11 TIME LINE

I. PROJECT SCHEDULE



I. PROJECT SCHEDULE

Program Statement Aproved by Board of Trustees

April 21, 2022

Funding

State funding was approved in LB384 (2021) and in LB1012 (2022)

Board approved bond sale on February 28, 2022

Initiate Design

May 2022

CMR Selection

June 2022

CCPE Approval of Program Statement

July 2022

Schematic Design & Design Development

Spring/Summer 2022 (Four Months)

Design Development Approved By Board of Trustees

September 2022

Construction Documents / Bidding

January 2023 (Three Months)

Establish GMP

February 2023

Start of Construction

March 2023

Substantial Completion

May 2024 (14 Months)

A photograph of a school hallway. In the background, there are two rows of blue lockers with silver handles. In the foreground, there is a long wooden table supported by two blue metal legs. The floor is a light-colored concrete.

12 HIGHER EDUCATION SUPPLEMENT

- I. CCPE REVIEW
- II. METHOD OF CONTRACTING

I. CCPE REVIEW

CCPE REVIEW

The NSCS will forward this document for review, comment, and final approval by the Coordinating Commission for Postsecondary Education.

II. METHOD OF CONTRACTING

Proposed Method of Contracting

As discussed during project meetings with NSCS Vice Chancellor for Facilities, the project will be contracted using the Construction Manager at Risk method.

Benefits to the NSCS

Construction Manager at Risk Contracting provides both cost and schedule control benefits to the NSCS including:

1. The guaranteed maximum price reduces the risk of construction cost escalation after bidding.
2. Ongoing project cost updates during design ensure the design stays on budget.
3. Value engineering reviews during the design phase identify potential cost savings while avoiding redesign fees.
4. Constructibility reviews during the design phase minimize surprises, questions and potential delays during construction.
5. Potential for early contracting of key sub-contractors provides further opportunity to identify value engineering and constructibility opportunities during design.
6. Early identification of long-lead items help improve scheduling accuracy.

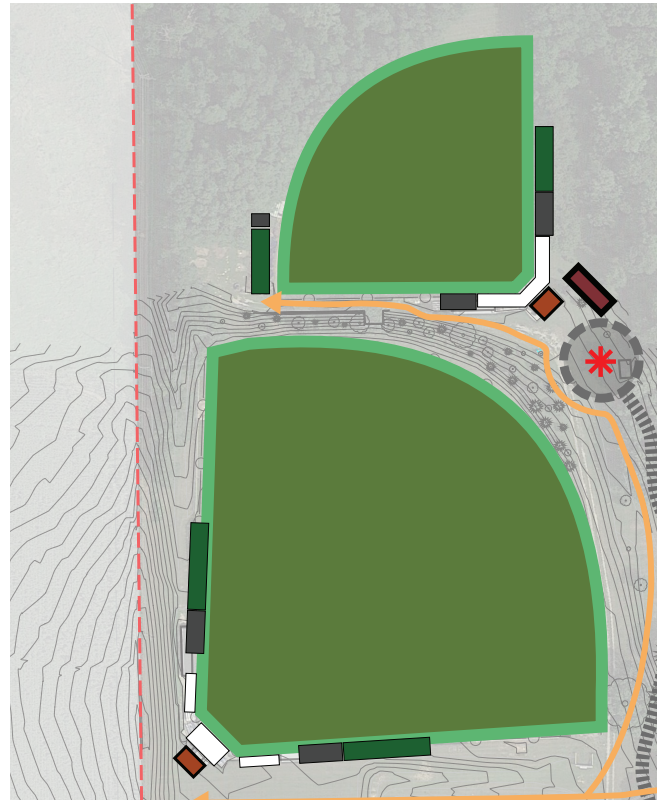


13 APPENDICES

- A. APPENDIX A: SITE EXPLORATIONS
- B. APPENDIX B: CONCEPT DIAGRAMS AND VIEWS

Photo: Peru State College

A. APPENDIX A: SITE EXPLORATIONS



Baseball Softball - Current Orientation



Baseball Softball - Flipped Baseball Orientation

Selected Site Explorations

Of the site alternatives explored in Chapter 02, section II, those meeting the most criteria were sites 1 and 2. For these sites multiple iterations were explored. Preliminary studies assumed full build-out of all desired programming to facilitate long-term planning. Once a project budget was provided the programming and site studies were scaled back accordingly.

Site 1 – Baseball / Softball

Field Orientation

For both sites A and B, options were studied which either flip or retain the orientation of the baseball field. Keeping the existing orientation of the baseball field allows for minimal site impacts as the fields maintain current elevations and fencing. This is also the most desirable orientation of the baseball field for play. A down side of the existing orientation is that it makes shared building facilities less central to both baseball and softball. To address this, Options A4-6 and B4-6 flip baseball to have home plate align with softball. This shortens and simplifies the pedestrian

connection between the two facilities, allowing shared building uses to be more centralized. As stated previously, while beneficial for facility sharing, this results in an orientation of the baseball field that is less desirable for play.

Options A1-3 create an arrival sequence to accommodate the less central location of Site A. A roundabout along Park Avenue is shown, and each field has a dedicated drop-off roundabout at the team and spectator entrance. These concepts maximize the relatively flat, non-treed areas of the site, reducing the need for fill and retaining walls. Parking quantities vary through this series as different building programs and configurations were explored.

Options B1-3 emphasize the arrival experience to the baseball/softball complex by featuring a series of a roundabouts: at Park Avenue, at the proposed new facility entrance, and at the softball field entrance. The roundabouts provide way-finding throughout the site, each marking a point of entry. These options locate a new facility central to both baseball

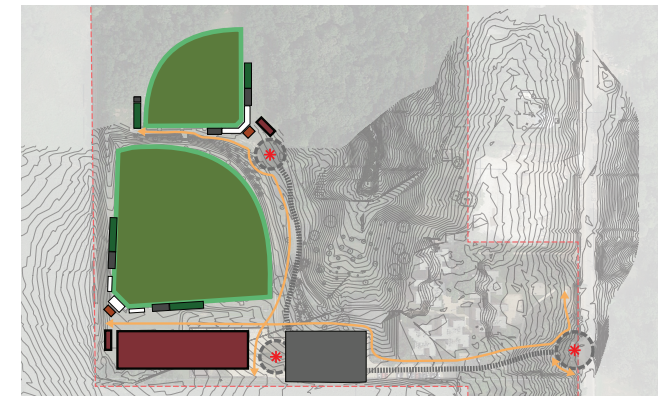
and softball but would require varying levels of fill, retaining walls and tree removal. Parking would also be significantly reduced.



Option A1



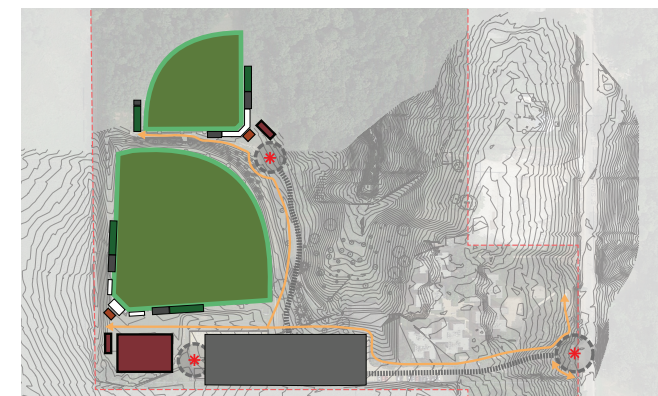
Option B1



Option A2



Option B2



Option A3

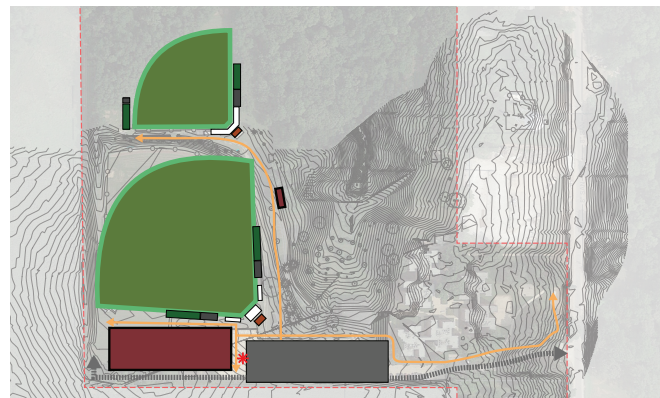


Option B3

Options A4-6 explore a simplified entry sequence into the baseball / softball area relative to options A1-3. This series eliminates the roundabouts and replaces the vehicle access to softball with pedestrian access. The baseball field is flipped to locate home plate in line with the pedestrian route serving softball; however, there is less advantage to reorienting the baseball field when the shared facilities are located at Site A.



Option A4



Option A5



Option A6

Options B4-6 explore the same simplified entry sequence as Option A4-6 series, however use of site B takes better advantage of the reoriented baseball field. The practice and support facilities are central for both baseball and softball but would require varying levels of retaining walls and tree removal. Similar to options A4-6, a pedestrian route is shown to softball, but no additional turnaround or sense of arrival at softball is provided.



Option B4



Option B5

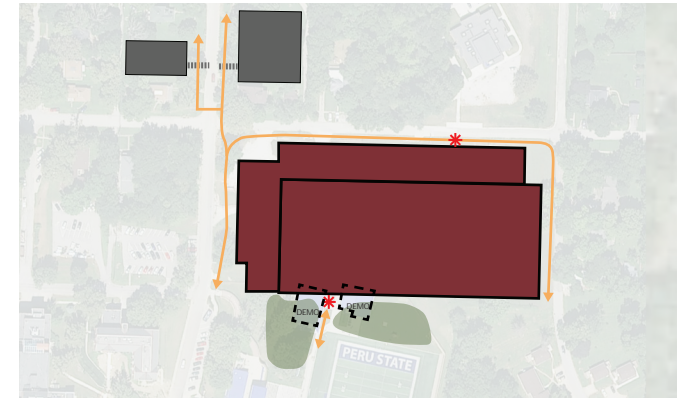


Option B6

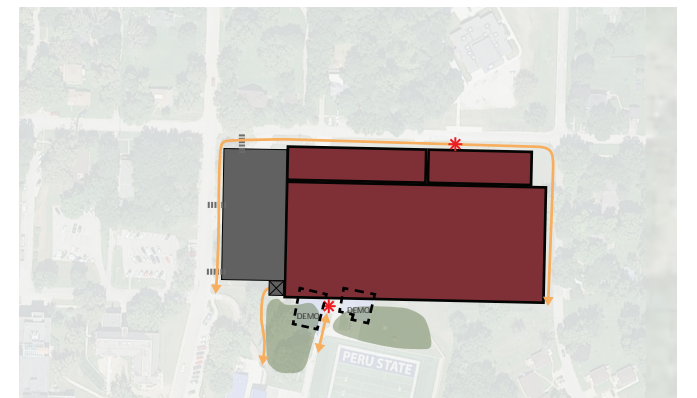
Site 2 – Indoor Recreation Complex

Option A1 illustrates the scale of a 300-meter track with support uses attached along the north and west sides of the building. It would require removal of two existing structures to the south and retaining walls around most of the edges of the buildings. No parking can exist on site with this concept.

Option A2 explores stacking the support use spaces north of the 300-meter track and utilizing the grade along 5th street to provide three independently accessible parking decks from the three different elevations along 5th Street and Washington Street to serve the new Indoor Recreation Complex building. The removal of two existing structures would be needed to accommodate this option.



Option A1



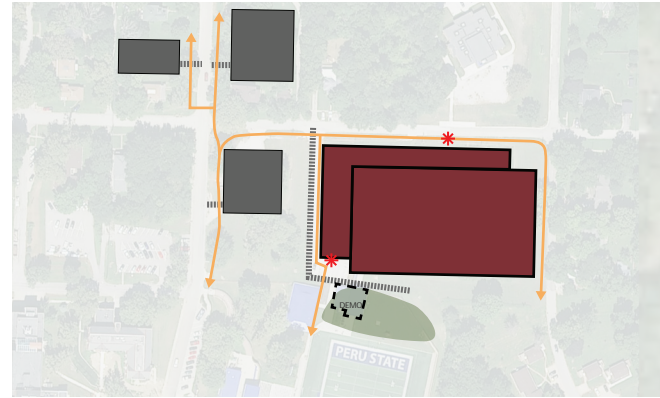
Option A2

Option B1 Reduces the track size to 200 meters and makes use of satellite parking locations along 5th Street. The new 200-meter track includes support uses that wrap the north and west sides. This option shows one of the existing support buildings being removed to maximize green space between the football field and new Indoor Recreation Complex facility.

Option B2 studies the separation of the 200-meter track from the support uses building, locating the support uses building off site on a vacant parcel owned by the College. Option B2 removes one of the existing buildings and puts parking in its place to provide on-site parking for the new indoor 200-meter track.

Option B3 considers utilizing the grade to the east of the site for on site, structured parking decks, providing separately accessed decks from Washington Street and 3rd Street. The 200-meter track and adjacent support uses are pushed to the far west of the site, and the two existing structures remain.

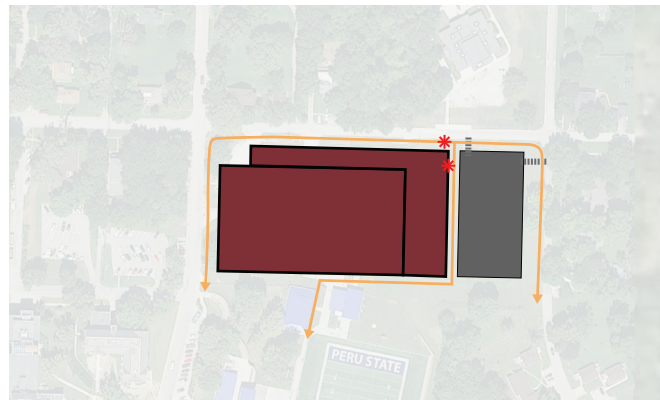
Option B4 considers a 200-meter track dome structure with an attached two-story support building. Parking is located on site, with overflow parking shown in three areas adjacent to the site. This concept removes the existing structures north of the football field.



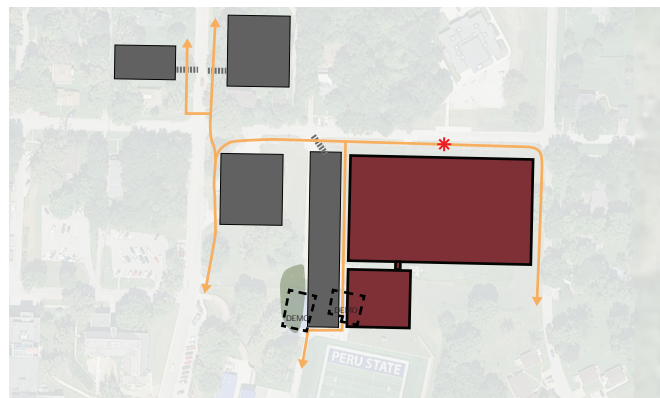
Option B1



Option B2



Option B3



Option B4

B. APPENDIX B: CONCEPT VIEWS

Site 1: Baseball / Softball Complex Support Facility and Practice Dome



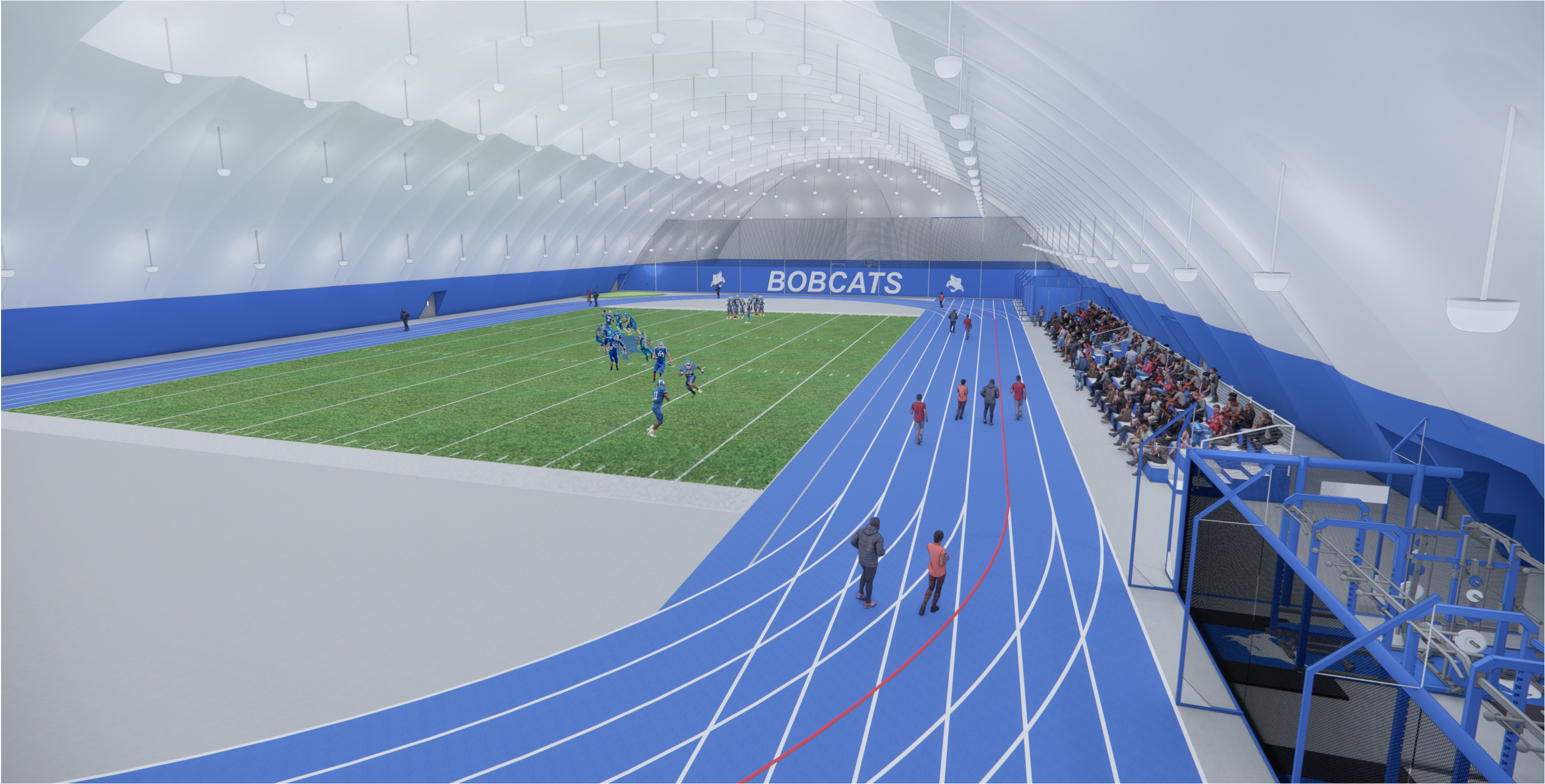
Site 1: Baseball / Softball Practice Dome (option one)



Site 2: Indoor Recreation Complex Support Facility and Practice Dome



Site 2: Indoor Recreation Complex Practice Dome



LEO A DALY

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