

**Physical Activity & Wellness Centre
Design Development Presentation
GFC Facilities Development Committee**

October 27, 2011

Goal:

To re-purpose and re-energize part of the existing Van Vliet Complex into a Physical Activity and Wellness Centre through enhanced programming – both in the academic aspects of the Faculty of Physical Education & Recreation as well as in the physical activity and recreation program to enrich campus experience and wellness for the student body and the university community.

Objectives:

- Improve fitness facilities and equipment**
- Increase available Physical Activity and Wellness space**
- Provide student multipurpose rooms, games room, social space and study space**
- Move and expand the climbing wall**
- Maintain existing gym space for teaching, intramural & recreational use**

Objectives: con't

- **Relocate existing squash courts**
- **Renovate men's & women's locker rooms**
- **Improve circulation and wayfinding**
- **Develop a "Social Street" with food & retail space**
- **Provide Graduate Student lounge space**
- **Improve accessibility for persons with disabilities**

Objectives: con't

- **Enhance functioning of the Steadward Centre**
- **Improve research space for Alberta Institute for Physical Activity & Health (AIPAH)**
- **Address deferred maintenance liability of the VVC**
- **Improve operational efficiency through sustainable design that strives to meet LEED standards for certification**
- **Improve site landscaping**

Design Process: Design Development Stage

- **Approximately 20 design meetings over six months with Architectural Consultants.**
- **Project Steering Committee and Design Committee represented by:**
 - **Faculty of Physical Education & Recreation**
 - **Student Union**
 - **Graduate Students Association**
 - **Office of the Dean of Students**
 - **Facility & Operations – Planning & Project Delivery / Operations & Maintenance**

Program Area Summary

PAW CENTRE AREA SUMMARY			
Area Type	Design Development Gross Area	Schematic Design Gross Area	Functional Master Plan Program Area *
1.1 STUDENT SERVICES	1203.2 m ²	920.9 m ²	834.4 m ²
1.2 FITNESS AREA	3188.6 m ²	2840.8 m ²	2234.5 m ²
1.3 CLIMBING CENTRE	685.2 m ²	493.1 m ²	691.2 m ²
2.1 CONCOURSE	2752.3 m ²	3256.2 m ²	3576.3 m ²
3.1 FACULTY OF PHYS. ED.	935.4 m ²	1225.6 m ²	1243.1 m ²
3.2 STEADWARD CENTRE	2029.1 m ²	1846.6 m ²	1915.6 m ²
3.3 RENEWED	3962.4 m ²	3214.6 m ²	3859.0 m ²
3.4 RENEWED - ADDITIONAL **	1425.7 m ²	1595.6 m ²	0.0 m ²
4.1 SERVICE **	1247.6 m ²	407.5 m ²	0.0 m ²
Grand total	17429.5 m ²	15800.9 m ²	14354.0 m ²

* Program Area is grossed up from Net Assignable (refer to individual Area Type for factor specific to that section)

** This area was not included in the original Functional Master Plan program

Challenges & Opportunities

- **Transforming an existing 50 year old facility, evolved over time, into an active and inspiring new physical activity and wellness centre.**
- **Providing a meaningful destination with a sense of place in the heart of the campus that is accessible and welcoming.**
- **Integrating various functional program areas distributed over 4 floors to provide coherence**
- **Introducing sustainable design principles and natural daylight in a 175,000 s.f. facility with large area floor plates**

Design Principles:

- **Engaging (meaningful)**
- **Adaptability (generic that can be customized)**
- **Flexibility (non-restricting and multifunctional)**
- **Connectivity (accessible)**
- **Proximity (convenience)**
- **Transparency (visible)**

Design Principles: con't

- **Place making (community building)**
- **Sustainability design (environmentally responsible)**
- **Wellness (physically and spiritually uplifting)**
- **Experience (addressing the senses)**
- **Serviceable (operational friendly)**
- **Align with Long Range Development Plan (LRDP)**

Site:



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South Entrance Rendering



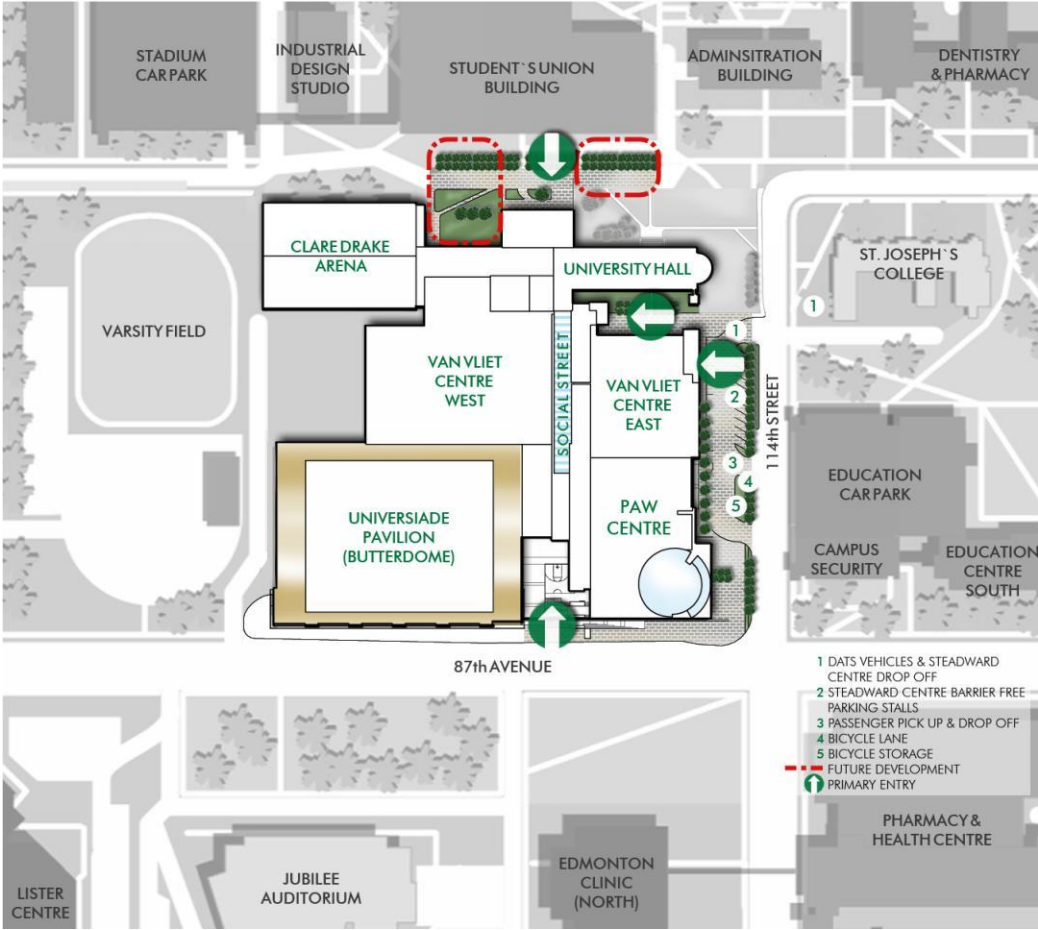
Fitness Centre



87th Avenue and 114th Street



Site Plan



Social Street



Student Lounge / Gymnasium



Social Street – with Living Wall



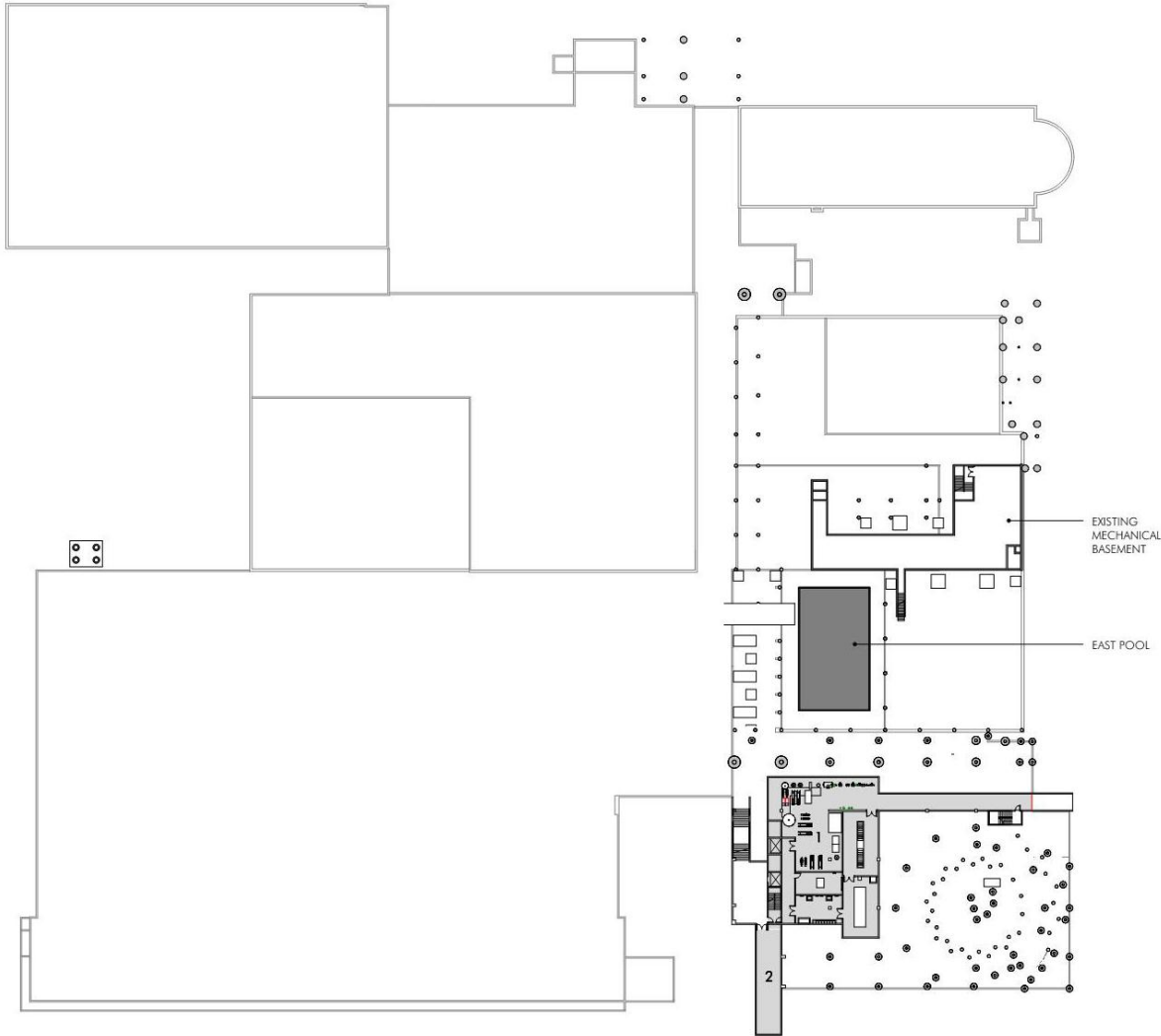
Mezzanine / Multi Purpose Rooms / Social Street



North Entrance Rendering

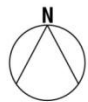


Level 0

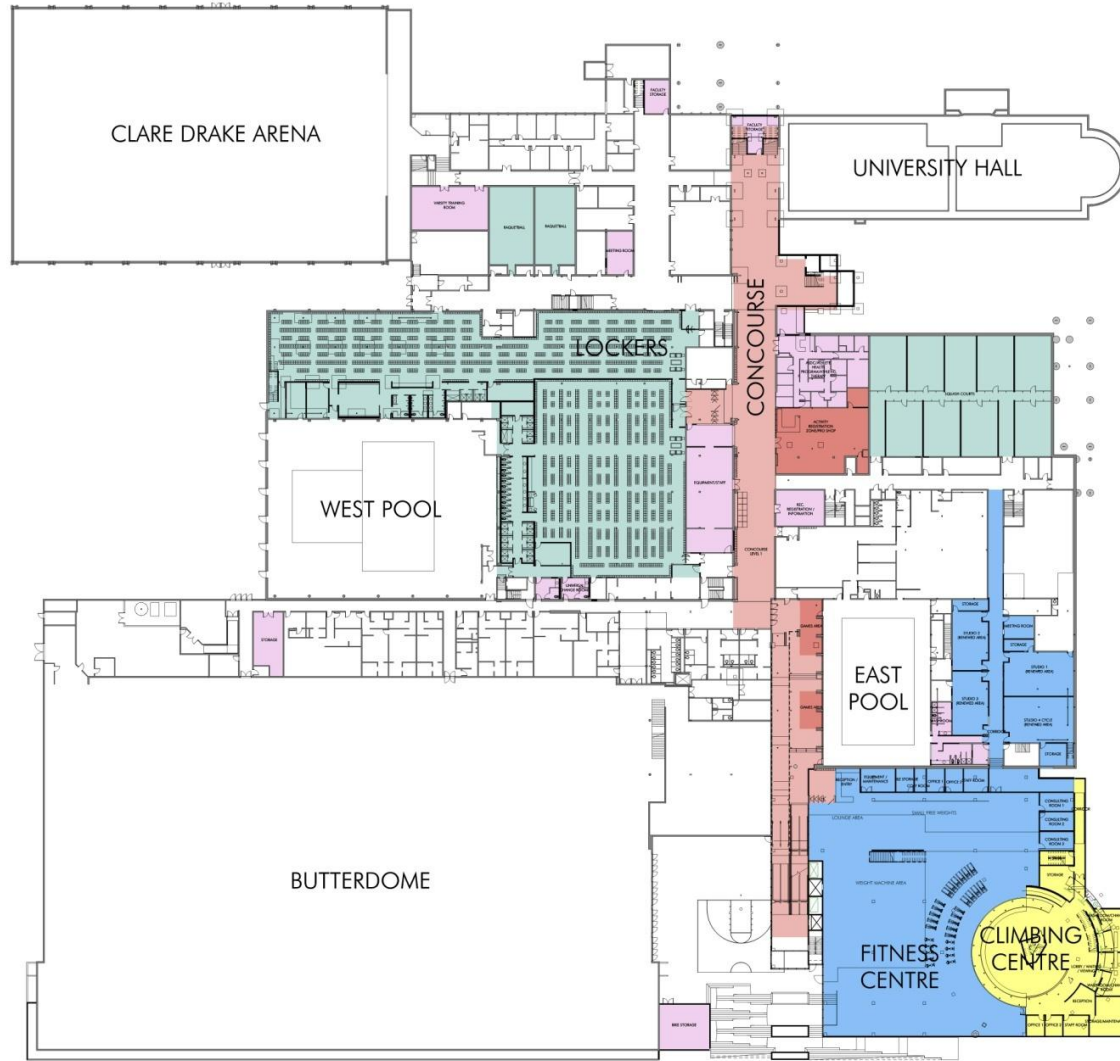


LEGEND

- STUDENT SERVICES
- CONCOURSE
- SERVICE



Level 1



LEGEND

-  STUDENT SERVICES
-  CONCOURSE
-  FITNESS AREA
-  CLIMBING CENTRE
-  RENEWED
-  RENEWED - ADDITIONAL

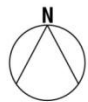


Level 2

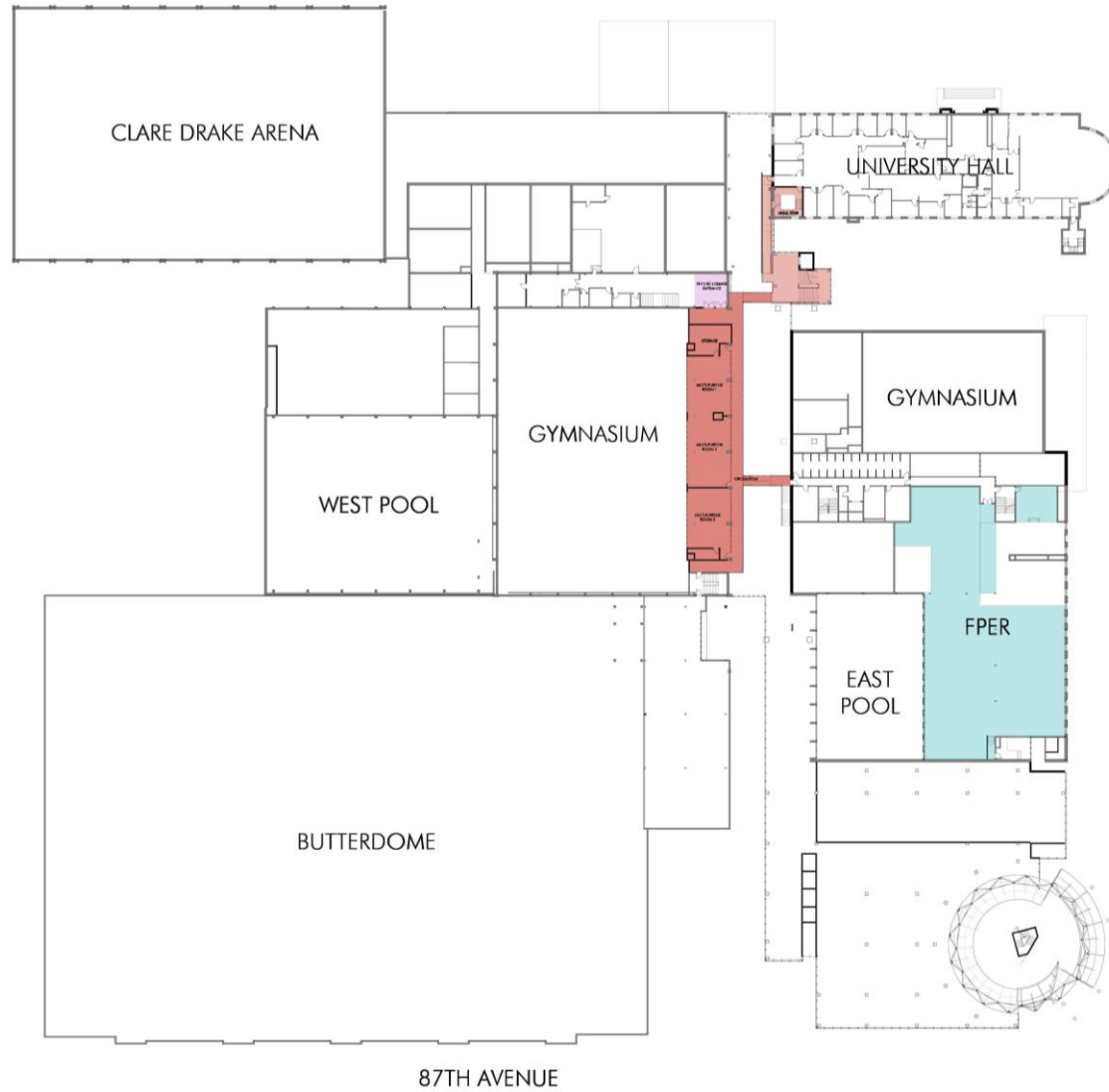


LEGEND

- STUDENT SERVICES
- CONCOURSE
- FITNESS AREA
- CLIMBING CENTRE
- RENEWED
- RENEWED - ADDITIONAL



Level 3

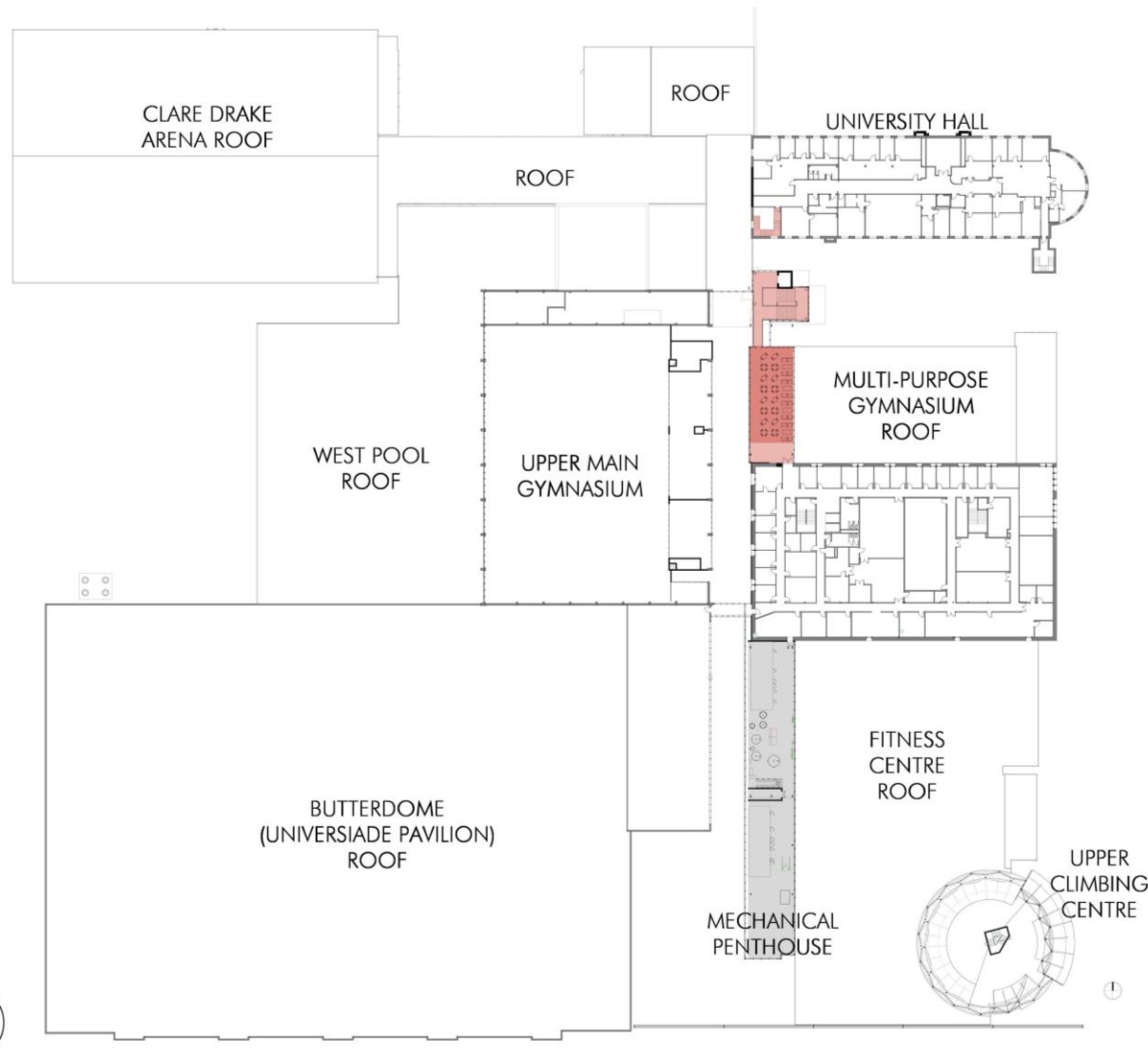


LEGEND

- STUDENT SERVICES
- CONCOURSE
- RENEWED - ADDITIONAL
- FACULTY OF PHYS. ED.



Level 4



LEGEND

- STUDENT SERVICES
- CONCOURSE
- SERVICE



LEED 2009 for New Construction and Major Renovations

Project Checklist

The University of Alberta - Physical Activity and Wellness (PAW) Centre

February 1, 2011

Certified 40-49 points
Silver 50-59 points
 Gold 60-79 points
 Platinum 80-110 points

Green Globe
 3-4 star equivalent

20 6 Sustainable Sites Possible Points: 26

Y	?	N			
			Prereq 1	Construction Activity Pollution Prevention	
1			Credit 1	Site Selection	1
5			Credit 2	Development Density and Community Connectivity	5
	1		Credit 3	Brownfield Redevelopment	1
6			Credit 4.1	Alternative Transportation—Public Transportation Access	6
1			Credit 4.2	Alternative Transportation—Bicycle Storage and Changing Rooms	1
	3		Credit 4.3	Alternative Transportation—Low-Emitting and Fuel-Efficient Vehicles	3
2			Credit 4.4	Alternative Transportation—Parking Capacity	2
	1		Credit 5.1	Site Development—Protect or Restore Habitat	1
1			Credit 5.2	Site Development—Maximize Open Space	1
1			Credit 6.1	Stormwater Design—Quantity Control	1
1			Credit 6.2	Stormwater Design—Quality Control	1
1			Credit 7.1	Heat Island Effect—Non-roof	1
	1		Credit 7.2	Heat Island Effect—Roof	1
1			Credit 8	Light Pollution Reduction	1

8 Water Efficiency Possible Points: 10

Y	?	N			
			Prereq 1	Water Use Reduction—20% Reduction	
4			Credit 1	Water Efficient Landscaping	2 to 4
2			Credit 2	Innovative Wastewater Technologies	2
2			Credit 3	Water Use Reduction	2 to 4

12 1 5 Energy and Atmosphere Possible Points: 35

Y	?	N			
			Prereq 1	Fundamental Commissioning of Building Energy Systems	
Y			Prereq 2	Minimum Energy Performance	
Y			Prereq 3	Fundamental Refrigerant Management	
8			Credit 1	Optimize Energy Performance	1 to 19
	1		Credit 2	On-Site Renewable Energy	1 to 7
2			Credit 3	Enhanced Commissioning	2
2			Credit 4	Enhanced Refrigerant Management	2
	3		Credit 5	Measurement and Verification	3
	2		Credit 6	Green Power	2

6 5 3 Materials and Resources Possible Points: 14

Y	?	N			
			Prereq 1	Storage and Collection of Recyclables	
1		2	Credit 1.1	Building Reuse—Maintain Existing Walls, Floors, and Roof	1 to 3
		1	Credit 1.2	Building Reuse—Maintain 50% of Interior Non-Structural Elements	1
2			Credit 2	Construction Waste Management	1 to 2
	2		Credit 3	Materials Reuse	1 to 2

Materials and Resources, Continued

Y	?	N			
1	1		Credit 4	Recycled Content	1 to 2
1	1		Credit 5	Regional Materials	1 to 2
	1		Credit 6	Rapidly Renewable Materials	1
	1		Credit 7	Certified Wood	1

7 2 6 Indoor Environmental Quality Possible Points: 15

Y	?	N			
			Prereq 1	Minimum Indoor Air Quality Performance	
Y			Prereq 2	Environmental Tobacco Smoke (ETS) Control	
		1	Credit 1	Outdoor Air Delivery Monitoring	1
	1		Credit 2	Increased Ventilation	1
1			Credit 3.1	Construction IAQ Management Plan—During Construction	1
1			Credit 3.2	Construction IAQ Management Plan—Before Occupancy	1
1			Credit 4.1	Low-Emitting Materials—Adhesives and Sealants	1
1			Credit 4.2	Low-Emitting Materials—Paints and Coatings	1
1			Credit 4.3	Low-Emitting Materials—Flooring Systems	1
	1		Credit 4.4	Low-Emitting Materials—Composite Wood and Agrifiber Products	1
	1		Credit 5	Indoor Chemical and Pollutant Source Control	1
1			Credit 6.1	Controllability of Systems—Lighting	1
	1		Credit 6.2	Controllability of Systems—Thermal Comfort	1
1			Credit 7.1	Thermal Comfort—Design	1
	1		Credit 7.2	Thermal Comfort—Verification	1
	1		Credit 8.1	Daylight and Views—Daylight	1
	1		Credit 8.2	Daylight and Views—Views	1

6 Innovation and Design Process Possible Points: 6

Y	?	N			
1			Credit 1.1	Innovation in Design: Exceptional Water Use Reduction	1
1			Credit 1.2	Innovation in Design: Exceptional Waste Water Reduction	1
1			Credit 1.3	Innovation in Design: Green Education	1
	1		Credit 1.4	Innovation in Design: Green Housekeeping	1
1			Credit 1.5	Innovation in Design: Sustain. Sites: Exceptional Public Transit Access	1
1			Credit 2	LEED Accredited Professional	1

4 Regional Priority Credits Possible Points: 4

Y	?	N			
		1	Credit 1.1	Regional Priority: Specific Credit	1
		1	Credit 1.2	Regional Priority: Specific Credit	1
		1	Credit 1.3	Regional Priority: Specific Credit	1
		1	Credit 1.4	Regional Priority: Specific Credit	1

59 8 24 Total Possible Points: 110

Certified 40 to 49 points Silver 50 to 59 points Gold 60 to 79 points Platinum 80 to 110



Questions

