NE ADDITION & PROJECT UPDATE
MEMORIAL UNION FEASIBILITY STUDY

GOALS

• DETERMINE THE BEST POTENTIAL USE FOR THE HOTEL ROOMS
• INVESTIGATE REPURPOSING THE SPACE VACATED TO IMPROVE TENANT/USER SPACES, WAY-FINDING, AND THE STUDENT EXPERIENCE IN THE BUILDING
OBJECTIVES

- Repurpose Hotel Room floors with the best function and fit
- Expand dining seating
- Improve and expand student organization and student activity spaces
OBJECTIVES

- Repurpose hotel room floors with the best function and fit
- Expand dining seating
- Improve and expand student organization and student activity spaces
- Multicultural center expansion
- Multicultural student affairs office space
GUIDELINES

- STAY WITHIN EXISTING WALL BOUNDARIES
- LIMITED RENOVATION TO RECENTLY UPDATED SPACES
- IMPLEMENTATION PLAN MUST BE ACHIEVABLE UNDER REASONABLE TIMEFRAMES AND BUDGETS
GUIDELINES

• STAY WITHIN EXISTING WALL BOUNDARIES
• LIMITED RENOVATION TO RECENTLY UPDATED SPACES
• IMPLEMENTATION PLAN MUST BE ACHIEVABLE UNDER REASONABLE TIMEFRAMES AND BUDGETS
• IDENTIFY OPPORTUNITIES AVAILABLE WITH EXPANSION TO THE NORTHEAST
THE STARTING POINT
DISCOVERY

- EVALUATE GOAL-SETTING
- STAKEHOLDER MEETINGS
DISCOVERY

- EVALUATE GOAL-SETTING
  - GOALS FOR ADDITIONAL STUDY WORK
  - CHANGING NEEDS
  - NEW NEEDS
  - DESIRED OUTCOMES

- STAKEHOLDER MEETINGS
DISCOVERY

- EVALUATE GOAL-SETTING
  - GOALS FOR ADDITIONAL STUDY WORK
  - CHANGING NEEDS
  - NEW NEEDS
  - DESIRED OUTCOMES

- STAKEHOLDER MEETINGS
  - UNIVERSITY BOOK STORE
  - DINING SERVICES
  - MULTICULTURAL STUDENT AFFAIRS
STRATEGY

- PROGRAMMATIC DIAGRAMMING
- MEMORIAL UNION BOARD PRESENTATION
- STUDENT PRESENTATION AND BUY-IN
- ADMINISTRATIVE REVIEW AND APPROVAL
STRATEGY

• PROGRAMMATIC DIAGRAMMING
  - EVALUATE OPPORTUNITIES
  - PRESENT OPTIONS
  - EVALUATE SCHEDULE IMPLICATIONS
  - EVALUATE BUDGET IMPLICATIONS

• MEMORIAL UNION BOARD PRESENTATION
• STUDENT PRESENTATION AND BUY-IN
• ADMINISTRATIVE REVIEW AND APPROVAL
• EXISTING BOUNDARIES-PAST STUDY
• POTENTIAL ADDITION
GROUND FLOOR, FIRST FLOOR-5,300 SF
1,200 SF CIRCULATION
750 SF SERVICE
350 SF FREIGHT ELEVATOR
3,000 SF PROGRAM AREA

SECOND FLOOR, THIRD FLOOR-6,300 SF
1,200 SF CIRCULATION
750 SF SERVICE
350 SF FREIGHT ELEVATOR
4,000 SF PROGRAM AREA
MEMORIAL UNION FEASIBILITY STUDY

SECTIONAL DIAGRAM

ADMINISTRATION

SIXTH FLOOR

ADMINISTRATION

FIFTH FLOOR

STUDENT SERVICES

FOURTH FLOOR

STUDENT LEADERSHIP

THIRD FLOOR

STUDENT ORGANIZATIONS

THIRD FLOOR ADDITION

VISITORS

SECOND FLOOR

MCC/MSA

SECOND FLOOR ADDITION

GENERAL STUDENTS

EXISTING VERTICAL CONNECTION

PROPOSED VERTICAL CIRCULATION

FIRST FLOOR

DINING/RETAIL/TENANT

FIRST FLOOR ADDITION

GENERAL STUDENTS

PARKING RAMPS

MECHANICAL/STORAGE

LOWER FLOOR

LOWER FLOOR ADDITION

IOWA STATE UNIVERSITY
MEMORIAL UNION

INVISION
3/16/2016
• REPURPOSE HOTEL ROOM FLOORS WITH THE BEST FUNCTION AND FIT
MEMORIAL UNION FEASIBILITY STUDY

- IMPROVE AND EXPAND STUDENT ORGANIZATION AND STUDENT ACTIVITY SPACES
- 55% GROWTH
  14,000 SF CURRENTLY
  21,500 SF SHOWN

THIRD FLOOR

Student Leadership
(1,688 SF)

Alternate Freight Elevator Location

Student Collaborative Work Space (3,500 SF)

Student Leadership
- Student Activities Center
- Marketing
- Student Accounting
  (1,372 SF)

Proposed Freight Elevator location

Student Leadership
(5,000 SF)

Restrooms and Support (615 SF)

Collaborative Space (635 SF)

Small Meeting Rooms (4,555 SF)

Student Leadership
(7,540 SF)

Greek Affairs
(2,230 SF)
• IMPROVE AND EXPAND STUDENT ORGANIZATION AND STUDENT ACTIVITY SPACES
• MULTICULTURAL CENTER EXPANSION
  685 SF ADDITIONAL OFFICE SPACE
  855 SF SHARED SPACE
• MULTICULTURAL STUDENT AFFAIRS OFFICE SPACE
MEMORIAL UNION FEASIBILITY STUDY

- **EXPAND DINING SEATING**
  Estimated 200 seats added to existing capacity
MEMORIAL UNION FEASIBILITY STUDY

GROUND FLOOR

- Storage (1,730 SF)
- Student Leadership Storage (2,940 SF)
- Maintenance/Custodial Offices, Workshop and Storage (3,019 SF)
- Alternate Freight Elevator Location
- New Restrooms (525 SF)
- Proposed Freight Elevator Location
- Mechanical (2,975 SF)
- Loading Dock Expansion (653 SF)
- UBS Storage (7,670 SF)
- Workspace (3,245 SF)
- Lounge/Dining Seating Additional Retail (1,575 SF)
- Veterans Center New Student Programs ISU Printing Services (2,000 SF)
- Visitor Center Expansion (4,368 SF)

Office
- Meeting Room
- Shared/Collaborative
- Retail/Dining Seating
- Storage
- Service/Support

Administration
- Student Resources
- Student Leadership
- Visitors
- General Students
- **EXPAND DINING SEATING**
  Estimated 75 seats added to existing capacity
- **EXPAND VISITOR’S CENTER**
- **EXPAND VETERAN’S CENTER**
MEMORIAL UNION FEASIBILITY STUDY

MASSING STUDIES
MEMORIAL UNION FEASIBILITY STUDY

MASSING STUDIES
GROUND FLOOR-EXPANDED DINING SEATING
FIRST FLOOR-STUDENT RECREATION
THIRD FLOOR-STUDENT ORGANIZATIONS
COLLABORATIVE SPACE
IMPLEMENTATION

- STUDY BOOKLET UPDATE
- UPDATED SCHEDULE
- UPDATED COSTS
- ADMINISTRATIVE REVIEW AND APPROVAL
ASSUMPTIONS:
• PROJECT DESIGN AS ONE LARGE PROJECT WITH PHASED CONSTRUCTION
• ADDITION AND HOTEL FLOORS COMPLETED SIMULTANEOUSLY
MEMORIAL UNION FEASIBILITY STUDY

SUMMARY

• Repurpose hotel to provide more direct services to students
• Increase multicultural center space and services
• Provide additional dining and lounge seating
• Increase space to accommodate growth in student organizations
• Increase student engagement opportunities
• Increase dedicated space for veteran services
• Make substantial improvements to the facility infrastructure due to the age of the building
QUESTIONS?