

CAMPUS FORUM

LIBRARY / LEARNING RESOURCE CENTER

MODESTO JUNIOR COLLEGE

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

CAMPUS FORUM

STATE FUNDING FOR PROJECTS

FUNDING APPROACH

FINAL PROJECT PROPOSAL PROCESS

SCHEDULE

MJC LIBRARY/LRC FPP

DEFINING THE NEED

SHARED GOVERNANCE

FPP PROCESS

OUTCOME

LIBRARY / LRC FUTURE PROJECT

PROJECT PROCESS

FUNDING & COST CONTAINMENT

PROJECT SCHEDULE

Q&A

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

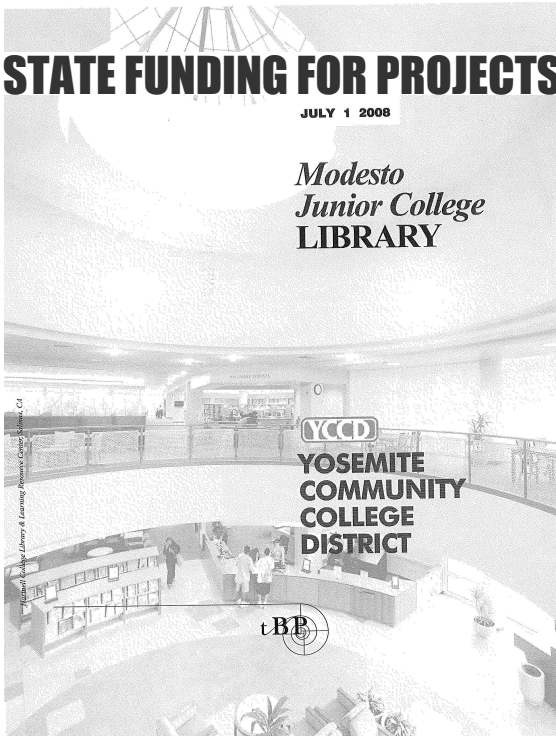
FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

STATE FUNDING FOR PROJECTS

JULY 1 2008

*Modesto
Junior College*
LIBRARY



YCCD
**YOSEMITE
COMMUNITY
COLLEGE
DISTRICT**



FUNDING APPROACH

FINAL PROJECT PROPOSAL PROCESS

SCHEDULE

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

FUNDING APPROACH

STATE BOND FUNDING

LOCAL BOND FUNDING

COMBINATION OF STATE & LOCAL FUNDING



MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

FPP PROCESS

INITIAL PROJECT PROPOSAL (IPP)

DEFINE THE NEED

DESCRIBE A SOLUTION

DISTRICT FILED IN 2007= APPROVED FOR FPP

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

FPP PROCESS

FINAL PROJECT PROPOSAL (FPP)

JUSTIFY THE NEED

DEFINE: PROGRAM
SCHEDULE
BUDGET

POINT SYSTEM & PROJECT RANKING

UPDATED ANNUALLY UNTIL FUNDED

ASF Change Score Calculations for Library/Learning Resources Center Expansion				
Room Type	Net Change in ASF in Project	Initial Cap/Load Ratio	Initial Cap Load Year	Applied Net ASF*
Lecture	1,200	76%	2010	1,200
Lab	0	110%	2010	0

Library/Learning Resources Center Expansion (Official Version)					Page 1
District:	Yosemite Community College District	Project Category	B	Occupancy Date	2013/2014
Campus:	Modesto Junior College	Last Revised Date	6/1/2008		
Project Name:	Library/Learning Resources Center Expansion	District Priority	22		
Project Description: The current library on east campus is a 1935 facility with 1961 remodel which houses 75,000 volumes with only 328 seats. This facility has remained greatly unimproved since 1961. The building is at the end of its lifecycle. The vision provide a safe state of the art Library/LRC which meets the technological needs of the students. The new facility that will accommodate 75,000 volumes and 800 seats. It will contain both collaborative and quiet study areas, storage, workroom/repair space, stack and audio/visual areas. An open computer lab, distance education testing to accommodate computer-based classes and distance education classes will also be housed in the new facility, along with interactive direct broadcast rooms and an instructional resource center to house the MJC Honor's Program.					
Percentage					100%
Eligibility Points					35

* Calculate as follows: If the capacity/load ratio is > 100% or Net ASF < 0, use 0 else use Net ASF

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

SCHEDULE **IDEAL SCENARIO:**

1 YEAR IPP

1 YEAR FPP

DELAYED FUNDING:

STATE BOND DEPENDENT

RANKING CHANGES

CATEGORIES

TOTAL POINTS

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

MJC LIBRARY/LRC FPP

SHARED GOVERNANCE PROCESS

FPP process

participants

schedule

DEFINING THE NEED

siting

project statement

physical issues & programmatic needs

STUDY 4 ALTERNATIVES

OUTCOME

selected alternative

FPP documents

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

SHARED GOVERNANCE PROCESS

FPP PROCESS:

VISIONING & GOAL SETTING

PROGRAM INTERVIEWS

EXISTING BUILDING PHYSICAL ASSESSMENT

ENVIRONMENT & SITING INFLUENCES

PROGRAM SUMMARY REVIEWS

FPP DOCUMENT DEVELOPMENT

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

SHARED GOVERNANCE PROCESS

CAMPUS PARTICIPANTS

Library & Learning Resources

Dr. Tobin Clarke. Dean
Iris Carroll
Wendy Griffiths-Bender
Dodie Larson
Kim Schrader

Multi Media General Media Services

Jeff Swank

Media Services

John Chappell

Technology Services

Felicia Osnaya

Career Development & Transfer Center

Claudia Ramirez
Leticia Cavazas

Academic Senate

David Shrock

Distance Education

Jim Clarke

YFA

Jillian Daly

YCCD

Tim Nesmith, Director of Facilities

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

4 MONTH FPP SCHEDULE

tBP/Architecture Job. No. 20660.00																			
Yosemite CCD	08																		
FPP for MJC LLRC East Campus	Mar				Apr				May				Jun						
Work Plan and Schedule																			
Pre-Programming																			
<i>Review Process, Schedule and Program Parameters (March 31)</i>																			
<i>Home Work</i>																			
Programming																			
<i>Programming Session No. 1 - Home Work Due</i>																			
<i>Develop Initial Departmental Program</i>																			
<i>Library Tours (18 April)</i>																			
<i>Programming Session No. 2 - Review Program & Modify add Detail</i>																			
<i>Programming Session No. 3 - Finalize Program & Develop Relationship Diagrams</i>																			
Design																			
<i>Develop Concepts</i>																			
<i>Review Concepts and Develop Schematics</i>																			
<i>Revise Schematics</i>																			
<i>Finalize schematics</i>																			
Engineering Investigation																			
<i>Systems Investigations and Report by Engineers</i>																			
Documentation																			
<i>Develop Cost Estimates/Draft Document FPP</i>																			
<i>Final FPP Review and Approval</i>																			
<i>Submit to State Chancellor's Office Via Fusion</i>																			

MODESTO JUNIOR COLLEGE LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

DEFINING THE NEED

EXISTING FACILITY

SITING



MODESTO JUNIOR COLLEGE

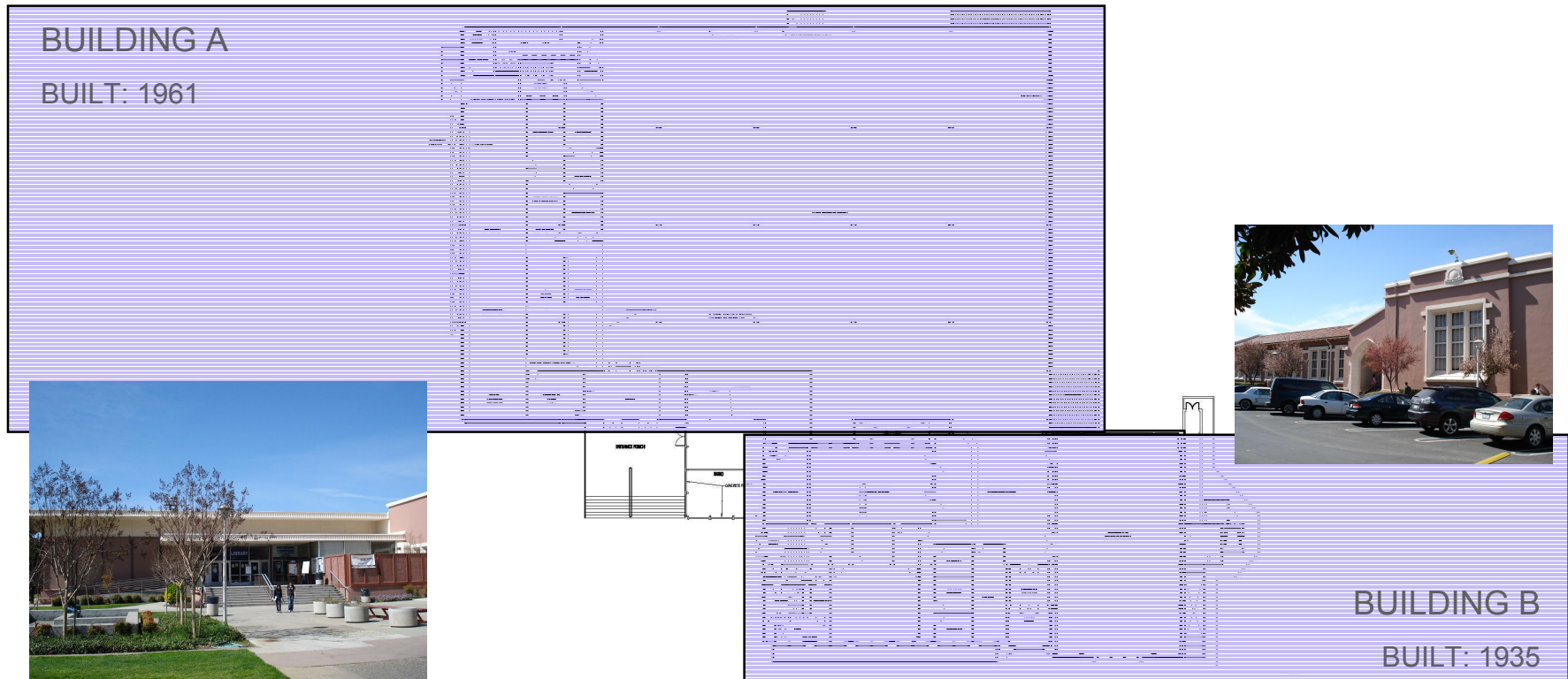
LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

DEFINING THE NEED

EXISTING FACILITY



MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

DEFINING THE NEED

EXISTING FACILITY



MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

DEFINING THE NEED **FPP STATEMENT**

The project involves the replacement of a 36,873 ASF Library on East Campus with a new 46152 ASF Library LRC to meet current code requirements.

The current library on east campus is a 1935 facility with 1961 remodel which houses 75,000 volumes with only 328 seats. This facility has remained greatly unimproved since 1961. The building is at the end of its lifecycle. The vision is to provide a safe state of the art Library/LRC which meets the technological needs of the students. The new facility will accommodate 75,000 volumes and 800 seats. It will contain a variety of spaces accommodating collaborative and quiet study, storage, workroom/repair space, stack and audio/visual areas. An open computer lab, distance education testing to accommodate computer-based classes and distance education classes will also be housed in the new facility, along with interactive direct broadcast rooms and an instructional resource center to house the MJC Honor's Program.

The buildings infrastructure has outlived its effective usefulness. In addition to major changes in the teaching learning spaces, this project addresses outdated mechanical systems, electrical systems, and media support systems.

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

DEFINING THE NEED

PHYSICAL ISSUES &

PROGRAMMATIC NEEDS

Problems include:

- Insufficient space
- Inefficient layout
- Dysfunctional circulation
- Vacated space
- Insufficient technology infrastructure
- Barriers to disabled community
- Aged and degraded building systems
- Significant structural concerns
- Hazardous materials

Replacement project scope includes:

- Properly sized and organized Library spaces.
- Modern technology infrastructure.
- Universally accessible facility (restrooms & elevators)
- New building systems:
 - mechanical, electrical, plumbing, structural, telecom.
- Removal of hazardous materials.
- Seismically safe structure
- Energy efficiency measures, including:
 - new water source mechanical systems, additional insulation, energystar roofing, low-e window systems, daylight harvesting and controls, exterior sunscreens.

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

STUDY FPP SOLUTION CRITERIA

PROVIDE FUNCTIONAL & EFFICIENT SPACE
EFFICIENT BUILDING CIRCULATION PATTERN
REACTIVATE AVAILABLE SPACE
PROVIDE INFRASTRUCTURE FOR INFORMATION TECHNOLOGY SYSTEMS
MEET CURRENT HEALTH & BUILDING CODES THROUGHOUT
REPLACE DEGRADED & AGED BUILDING SYSTEMS
ELIMINATE HAZARDOUS MATERIALS
PROVIDE A BUILDING WHICH CAN LAST 40YEARS & BEYOND
CONSTRUCT FACILITIES THAT ARE COST EFFECTIVE TO BUILD & MAINTAIN

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

STUDY

ALTERNATIVE 1:

TOTAL PROJECT COST: \$33,562,273

RENOVATE & EXPAND EXISTING BUILDING

Approach:

Renovate 36,873 ASF in the existing Library and build a new 9,279 Expansion. Replace structural and MEP systems. Abate structure and provide IT and Fire Safety Systems.

Pros:

This approach meets all of the criteria to provide appropriate space; restore circulation; reuse available space; provide infrastructure technology; meet Accessibility code for restroom; upgrade building systems; eliminate hazardous materials, provide an extended life building, and provide cost-efficient facilities.

Cons:

The cost is slightly more than some of the other options.

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

STUDY

ALTERNATIVE 2:

TOTAL PROJECT COST: \$32,728,553

DEMOLISH & REPLACE EXISTING LIBRARY

Approach:

Demolish and replace the Library. The new, 46,152 ASF facilities will need to be located on the site of the existing building as space is a premium.

Pros:

This approach meets the criteria to provide appropriate space, restore circulation, provide technology infrastructure, improved accessibility, upgrade building systems and eliminate hazardous materials.

Cons:

This alternative is the most cost effective which could meet the project criteria.

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

STUDY

ALTERNATIVE 3:

TOTAL PROJECT COST: \$33,591,534

RELOCATE TO PORTABLES

Approach:

Relocate functions from the Existing Library to 46,152 ASF in portable buildings.

Pros:

This approach meets the criteria to provide appropriate space.

Cons:

This approach is very costly and does not provide permanent, efficient and sustainable spaces. There is not a suitable site on campus, thus one would need to be purchased. This would take students away from the center of instruction, student services, student activities and support functions, as well as impact student access to the campus.

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

STUDY

ALTERNATIVE 4:

TOTAL PROJECT COST: \$82,487,301

RELOCATE TO LEASED SPACE OFF-CAMPUS

Approach:

Relocate functions from the library to 46,152 ASF in leased space elsewhere in Modesto, California.

Pros:

This approach meets the criteria to provide appropriate space.

Cons:

This alternative would disrupt every other instructional program, student service, student activity and support function by sending one of the College's biggest functions away from the campus. Further, this approach is very costly and does not meet any of the criteria to extend the useful life of the Library. It does not provide a permanent space for library programs.

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

OUTCOME

ALTERNATIVE 1:

\$33,562,273

RENOVATE & EXPAND EXISTING BUILDING

ALTERNATIVE 2:

\$32,728,553

DEMOLISH & REPLACE EXISTING LIBRARY

ALTERNATIVE 3:

\$33,591,534

RELOCATE TO PORTABLES

ALTERNATIVE 4:

\$82,487,301

RELOCATE TO LEASED SPACE OFF-CAMPUS

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

OUTCOME PROGRAM DOCUMENT

Rm. Type	Description	TOP No.	Department	No. Rms	No. Sta	Room No.	ASF	Cost Per ASF	Max Bldg Allowance	Sec. ASF	Increase In Space	Equip Cost Per ASF	Gross Allowable Cost	Equip Usable In New Space Program	Total Allowable Cost
110	Classroom	1600	Library Science				1,200	\$401.00	\$481,200		1,200	\$13.09	\$15,708		\$15,708
250	Non-Class Lab	4901	Liberal Arts and Sciences, General					\$401.00	\$0	-1,200	-1,200	\$24.94	-\$29,928		-\$29,928
310	Office	6120	Library				114	\$406.00	\$46,284		114	\$23.35	\$2,662		\$2,662
410	Read/Study Room	6120	Library				90	\$311.00	\$27,990		90	\$30.71	\$2,764		\$2,764
410	Read/Study Room	6120	Library				400	\$311.00	\$124,400		400	\$30.71	\$12,284		\$12,284
410	Read/Study Room	6130	Media Services					\$311.00	\$0	-1,920	-1,920	\$30.71	-\$58,963		-\$58,963
420	Stack	6120	Library					\$311.00	\$0	-1,025	-1,025	\$30.71	-\$31,478		-\$31,478
530	Audio/Visual, Radio, TV	6130	Media Services					\$645.00	\$0	-408	-408	\$91.36	-\$37,275		-\$37,275
650	Lounge	6120	Library					\$378.00	\$0	-696	-696				
650	Lounge	6120	Library				350	\$398.00	\$139,300		350	\$21.21	\$7,424		\$7,424
650	Lounge	6120	Library				350	\$398.00	\$139,300		350	\$21.21	\$7,424		\$7,424
720	Shop	6130	Media Services					\$385.00	\$0	-1,192	-1,192	\$22.89	-\$27,285		-\$27,285
Totals:							46,152	\$418.52	\$19,315,404	-36,873	9,279	\$605.51	\$1,811,801		\$1,811,801

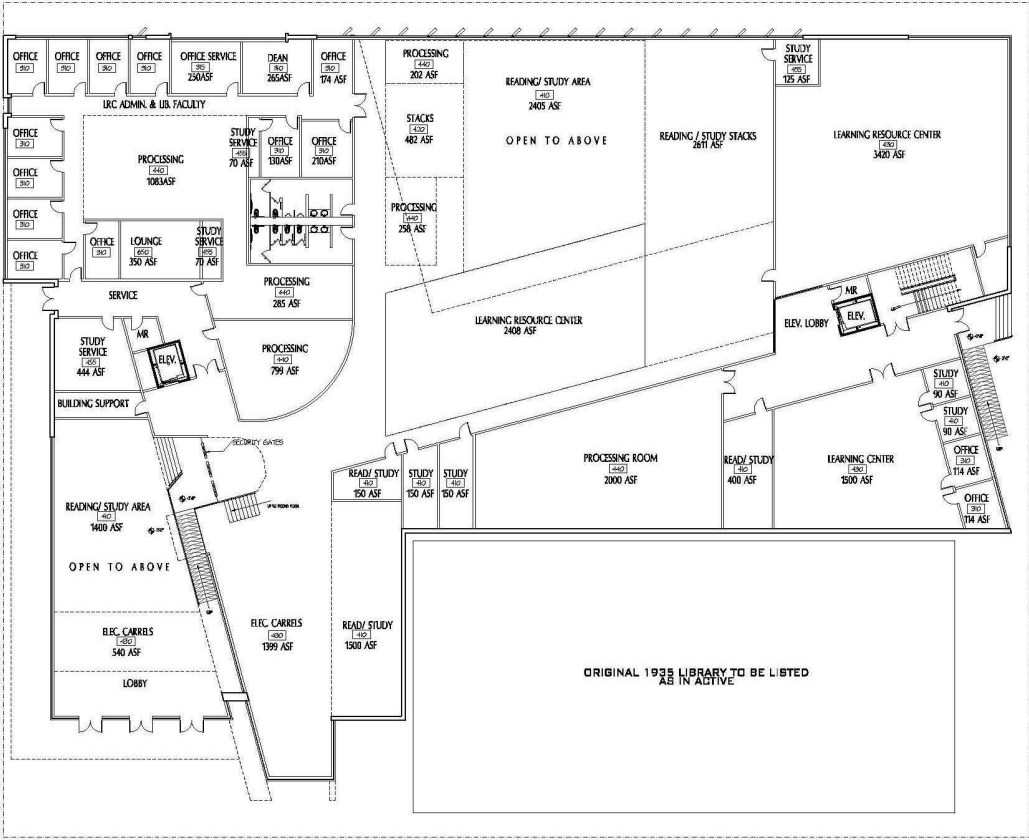
MODESTO JUNIOR COLLEGE LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

SELECTED ALTERNATIVE: DIAGRAM

1ST LEVEL



MODESTO JUNIOR COLLEGE

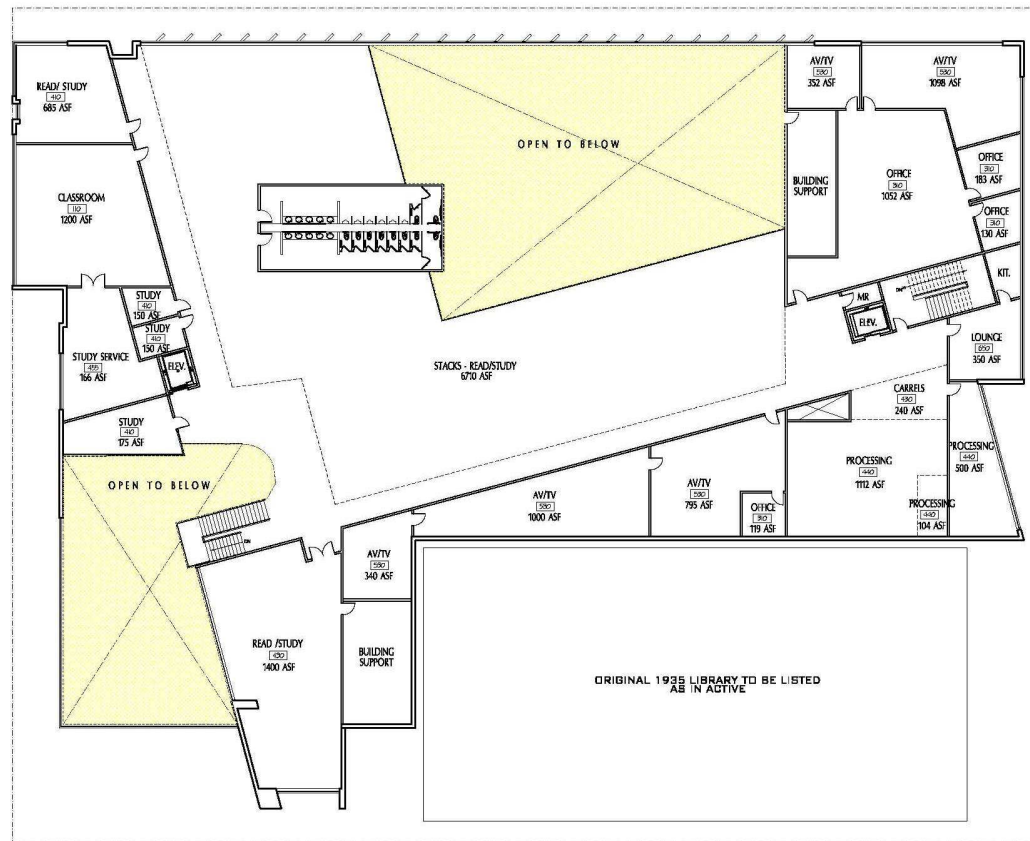
LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

OUTCOME **SELECTED ALTERNATIVE: DIAGRAM**

2ND LEVEL



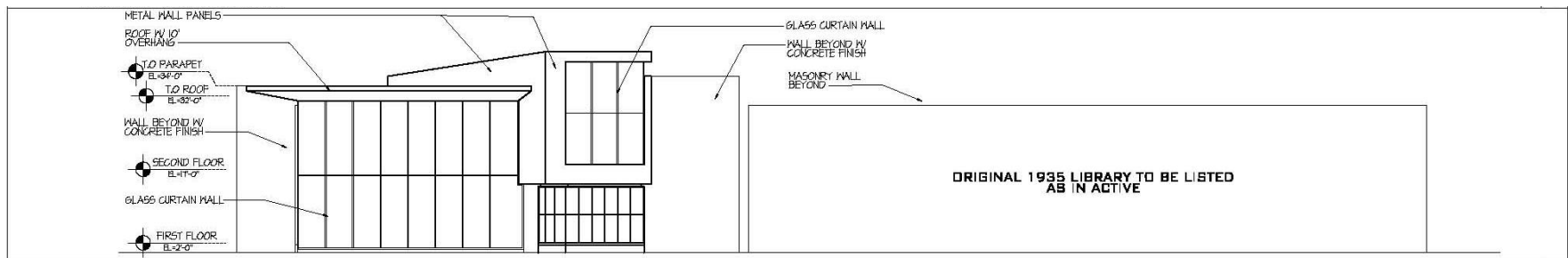
MODESTO JUNIOR COLLEGE LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

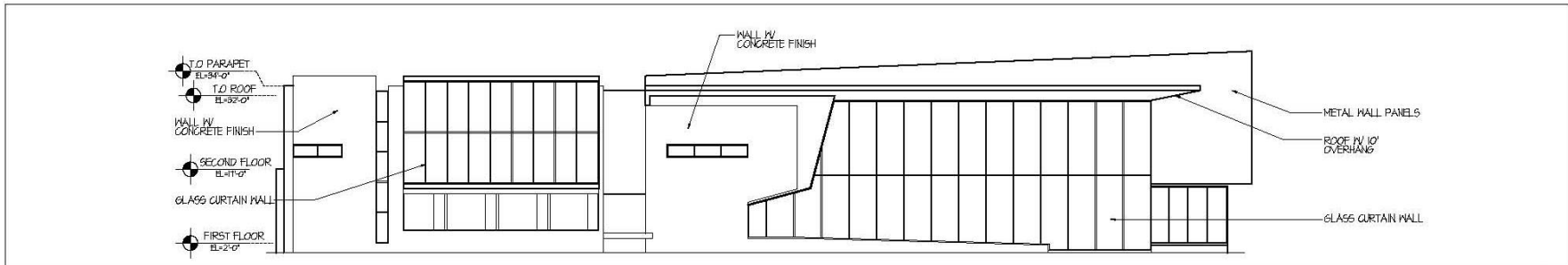
9.12.08
tBP / Architecture

OUTCOME **SELECTED ALTERNATIVE: DIAGRAM**

EAST



SOUTH



MODESTO JUNIOR COLLEGE

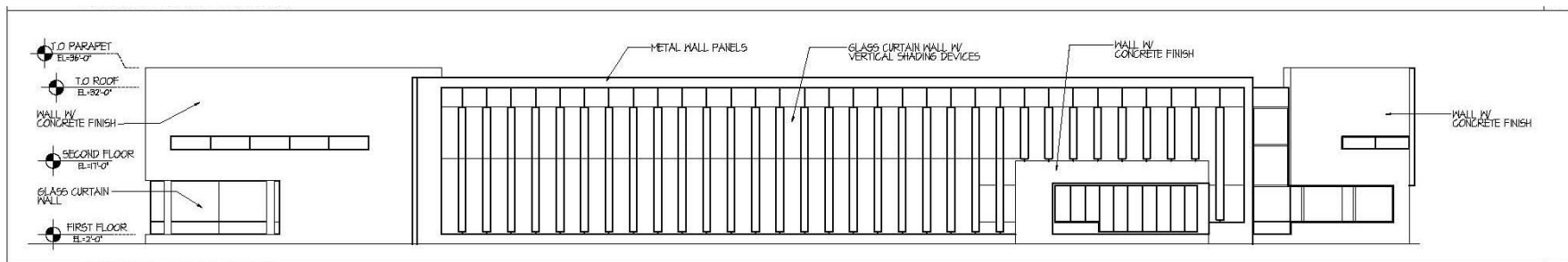
LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

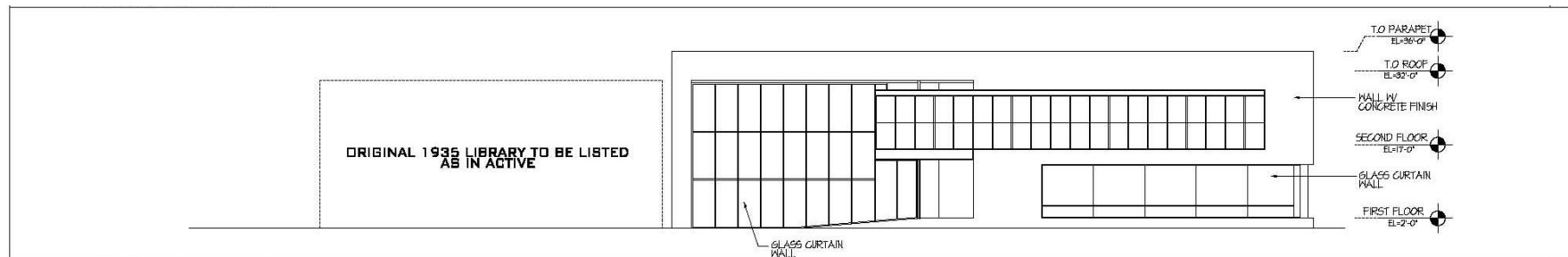
9.12.08
tBP / Architecture

OUTCOME **SELECTED ALTERNATIVE: DIAGRAM**

WEST



NORTH



MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

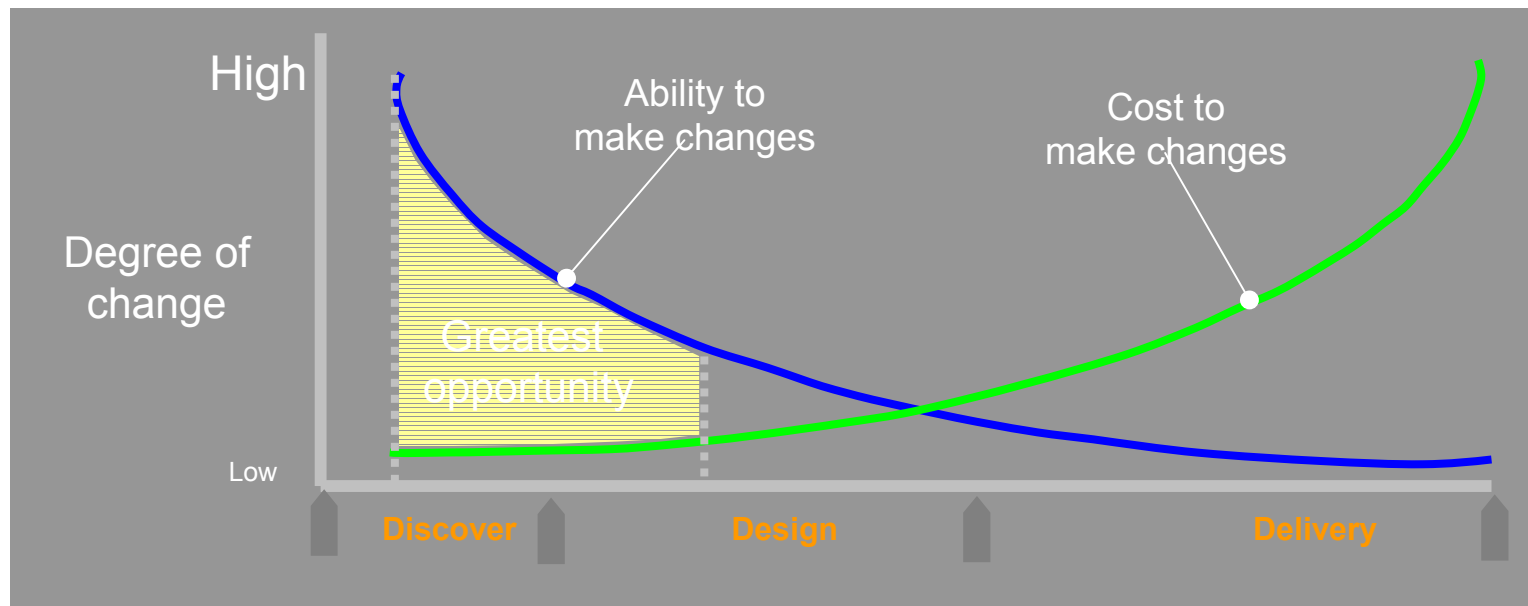
9.12.08
tBP / Architecture

LIBRARY / LRC FUTURE PROJECT

PROJECT PROCESS

FUNDING & COST CONTAINMENT

CURRENT PROJECT SCHEDULE*



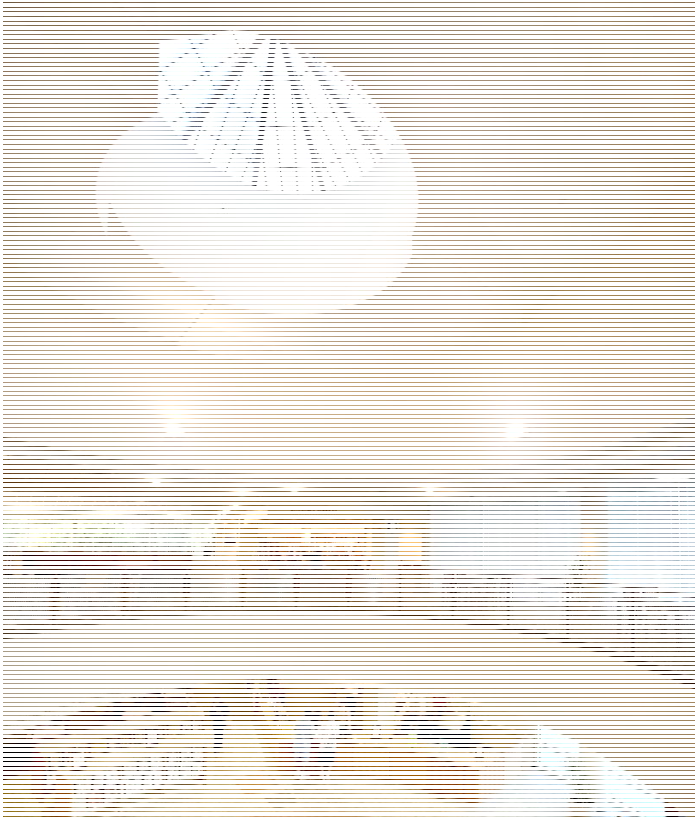
MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

PROJECT PROCESS



PROGRAM & COST VERIFICATION

SCHEMATIC DESIGN PHASE

DESIGN DEVELOPMENT PHASE

CONSTRUCTION DOCUMENTS PHASE

DSA

BIDDING

CONSTRUCTION PHASE

MOVE IN

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

PROJECT PROCESS

LIBRARY SERVICES



EAST CAMPUS

60% → DECREASE
ENGLISH
SPEECH
PSYCHOLOGY
HISTORY



WEST CAMPUS

40% → INCREASE
ALLIED HEALTH SCIENCE

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

FUNDING & COST CONTAINMENT

CONSTRUCTION COST INDEX

STATE ADJUSTS BUDGETS ANNUALLY

REVALIDATE COST

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

CURRENT PROJECT SCHEDULE*

37 MONTH PROCESS

PROJECT KICK-OFF		
	7/1/2011	Start Preliminary Plans
	10/1/2011	Start Working Drawings
	3/1/2012	Complete Working Drawings
	7/1/2012	DSA Final Approval
	8/1/2012	Advertise Bid for Construction
	9/1/2012	Award Construction Contract
	3/1/2013	Advertise Bid for Equipment
	6/1/2014	Complete Project

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture

Q & A

MODESTO JUNIOR COLLEGE

LIBRARY / LEARNING RESOURCE CENTER

FINAL PROJECT PROPOSAL

9.12.08
tBP / Architecture