

University of Idaho

Sandpoint Campus





UNIVERSITY
OF IDAHO
SANDPOINT CAMPUS

MASTER PLAN



UNIVERSITY
OF IDAHO
SANDPOINT CAMPUS

MASTER PLAN



Version 1.0

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PROGRAMMING PARTICIPANTS & ACKNOWLEDGEMENTS

INTRODUCTION

The purpose of this Master Plan is to clearly illustrate, guide and provide structure for the creation of the University of Idaho Sandpoint Campus. The Master Plan will provide a road map for successful implementation of the plan consistent with the values of the Wildrose Foundation and the University of Idaho; while recognizing the unique attributes of the site and the Sandpoint community. The idea of “campus” is first and foremost a sense of place and community. The Master Plan will give rise to both.

SITE HISTORY

The Sandpoint Research and Extension Center in Sandpoint, Idaho, was established in 1915 and was originally named the Sandpoint Branch Experiment Station. T. J. Humbert, President of the Humbert Lumber Company, donated the land comprising the Center. The deed transferring the property to the State Board of Education and Board of Regents of the University of Idaho was dated July 12, 1913.

Over the ensuing years, the original deeded acreage was reduced through easements to the U.S. Corps of Engineers and the Idaho State Highway Department as well as a land sale to Great Northern Railroad in 1916. The remaining 63 acres comprises the present Research and Extension Center.

In general, research at the Sandpoint Center was directed toward practical agriculture in the northern Idaho area. Although cereal production was not a major crop in Bonner County, this Center has been used extensively for testing varieties adapted to other northern Idaho counties. In the past few years, interest has grown in small fruits, ornamentals and Christmas trees as the number of small, family farms has increased in Idaho's three northern counties.

Though a component of this campus will be agricultural in nature in recognition of this history of use, the overall educational and academic mission of this campus at Sandpoint will be much broader based and geared both toward the future educational needs of this region and the overall mission of the University of Idaho as delineated in the University's Strategic Plan.

SITE VICINITY



VISION . . . CREATING CAMPUS AS LABORATORY

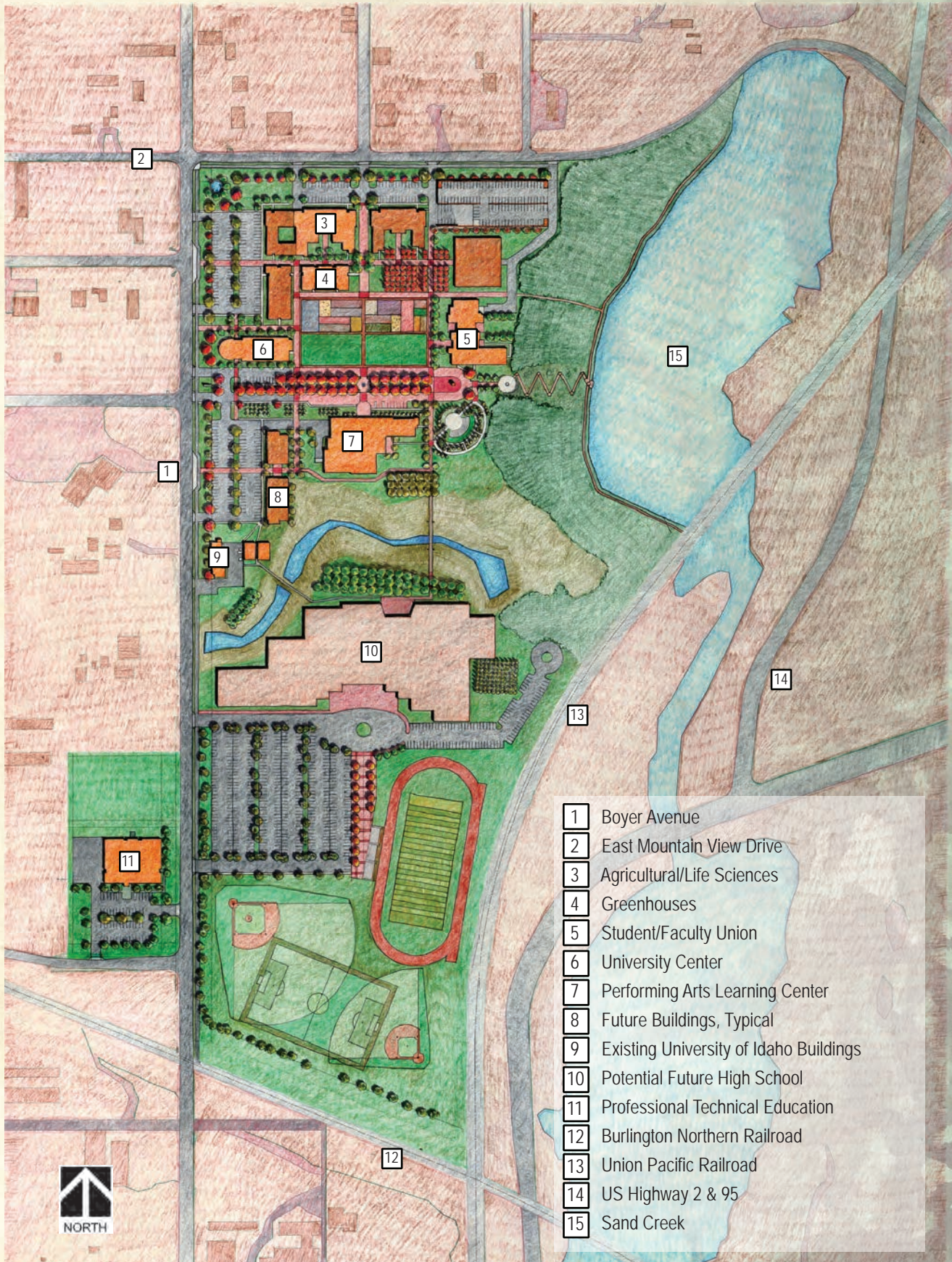
Sandpoint is an extraordinary setting for the new University of Idaho campus and its focus on the educational experience and the environment. The new campus will create an innovative teaching and learning venue with the Central Green to be developed as an experimental educational space and as an acknowledgment of the agricultural history of the site. The primary identity of the campus will be defined by this space and the development of its "landscape."

Likewise, the new buildings will create a scale of intimacy, vitality and appropriate diversity within the campus while facilitating the curriculum that supports and advances the mission of the University of Idaho. In other words, the buildings are a backdrop to the educational mission and the sense of place for academic endeavors. This new campus is to engage the larger Sandpoint community and region in active participation in educational opportunities ranging from Performing Arts to Master Gardening to an Executive MBA program. All aspects of the site and educational experience are to enrich and enliven the region.

The underlying values of environmental and ecological sensitivity will engender a conscious, sustainable approach to the treatment of the site and its surroundings. The over-arching goal of meeting sustainable objectives will give direction to the buildings and their systems and minimize the carbon footprint left behind. With pilot and demonstration projects threaded into the fabric of the campus, the campus will truly be an innovative approach where student and faculty alike benefit.



MASTER PLAN



CAMPUS ENVIRONMENT

TENETS AND PLANNING PRINCIPLES

Guiding the Master Planning of the campus are several planning principles and tenets including:

- Authenticity, Integrity and Respect for the Campus
- Stewardship of the Historic Existing Natural Attributes
- Facilities and Infrastructure that Provide:
 - Flexibility/Expandability
 - Accessibility
 - Respect/Honor the Environment
- Value the Community Context
- Sustainability
- Use of Open Space as Organizational Center
- Human Scale
- Pedestrian Orientation and Accessibility



Overall View Looking Southeast at Central Green, Performing Arts Learning Center and Amphitheater

CAMPUS ENVIRONMENT

THE NATURAL ENVIRONMENT, OPEN SPACE AND VIEWS



A minimum 40' greenbelt setback will be dedicated on the north edge along East Mountain View Drive and the west edge along Boyer Avenue. This generous soft edge helps to visually define the campus and provides a landscape buffer to adjacent community land owners.

Open space, landscape and the Central Green are to be developed over time to allow ecological and environmental projects to occur and co-exist within the framework of the campus, providing a rich mix of "landscape" and diversity of plant material. Master Gardening and Ag Extension projects are to be integrated into the Master Plan where workable and appropriate and may change over time depending on the nature of the research and community interest.



Landscape in and around the parking sectors will be designed to appropriate levels for mitigation of heat islands and will respect the Campus tenet of a "green," environmentally sensitive and responsible in sustainability. In this regard, alternative pavement types will be investigated and installed as a pilot project to demonstrate differing methods of controlling and dealing with stormwater while minimizing the heat island effects of normal paving.

Within the campus, the surrounding views and view corridors will accommodate and capture the existing background mountains and create new view corridors that reinforce connectivity to Sand Creek and views beyond to the Selkirk Mountains to the east. Views from the perimeter into the campus will be framed by buildings and allees of trees. The inward focus will be toward the Central Green which becomes the "place" that orients students, faculty and visitors to the academic core.

CAMPUS ENVIRONMENT

THE BUILT ENVIRONMENT, ARCHITECTURAL CHARACTER

The University of Idaho at Sandpoint has an opportunity to fashion a unique architectural expression that speaks to the mission and vision of this newly created campus. This character will evoke the qualities of the University of Idaho's main campus while recognizing the unique and extraordinary site context and specific building types that form this campus.

The architecture will be unique and authentic to five principle planning tenets. These tenets will ensure an integrity that unmistakably captures the essence of Sandpoint, the site and the University of Idaho. These tenets are:

1. North Idaho and Sandpoint's geographical context:
 - Water
 - Mountains
 - Vistas
 - Timber
 - Air
2. Site-specific qualities, characteristics and attributes that enrich and enhance the creative learning environment.
3. Main University of Idaho campus material qualities and attributes that promote:
 - Quality, Longevity, Permanence, Civic Import
 - The Natural and Sustainable
 - Basic University/Campus Standards
4. Authenticity of building expression true to each specific building type and function.
5. Sustainable principles and natural material selections that honor and respect the environment.

Building size and character of the architecture will be consistent and respect basic University of Idaho campus standards; and respect the context of the site, neighborhood and accepted campus qualities and characteristics . . . open spaces, vistas, etc. Specific character will vary depending on each building's designated use and be commensurate with functionality and expression unique to that use. The buildings are to be considered "contextual buildings" that shape the campus and create unique spaces between building edges.

Materials will be a range of concrete masonry, brick, stone, non-reflective glazing, wood where applicable and a variety of warm metals. All material selections will be of environmentally sensitive origin; sustainable and durable.

Buildings shall be of a human scale and be infused with texture and imagery derivative of both northern Idaho and the University of Idaho. Building edges shall provide shade, shelter and comfort from the weather and environment.

Height of buildings is generally not to exceed three levels or 45 feet, creating a uniform height appropriate to the programs and the functionality of each building. Possible exceptions will be a Campus Campanile serving as a campus identity and possibly the Performing Arts Learning Center that requires up to 50 foot in height to accommodate volume and fly lofts for stage sets used in teaching and learning.

CAMPUS ENVIRONMENT



*View Looking Northwest Towards
College of Agriculture & Life Science*

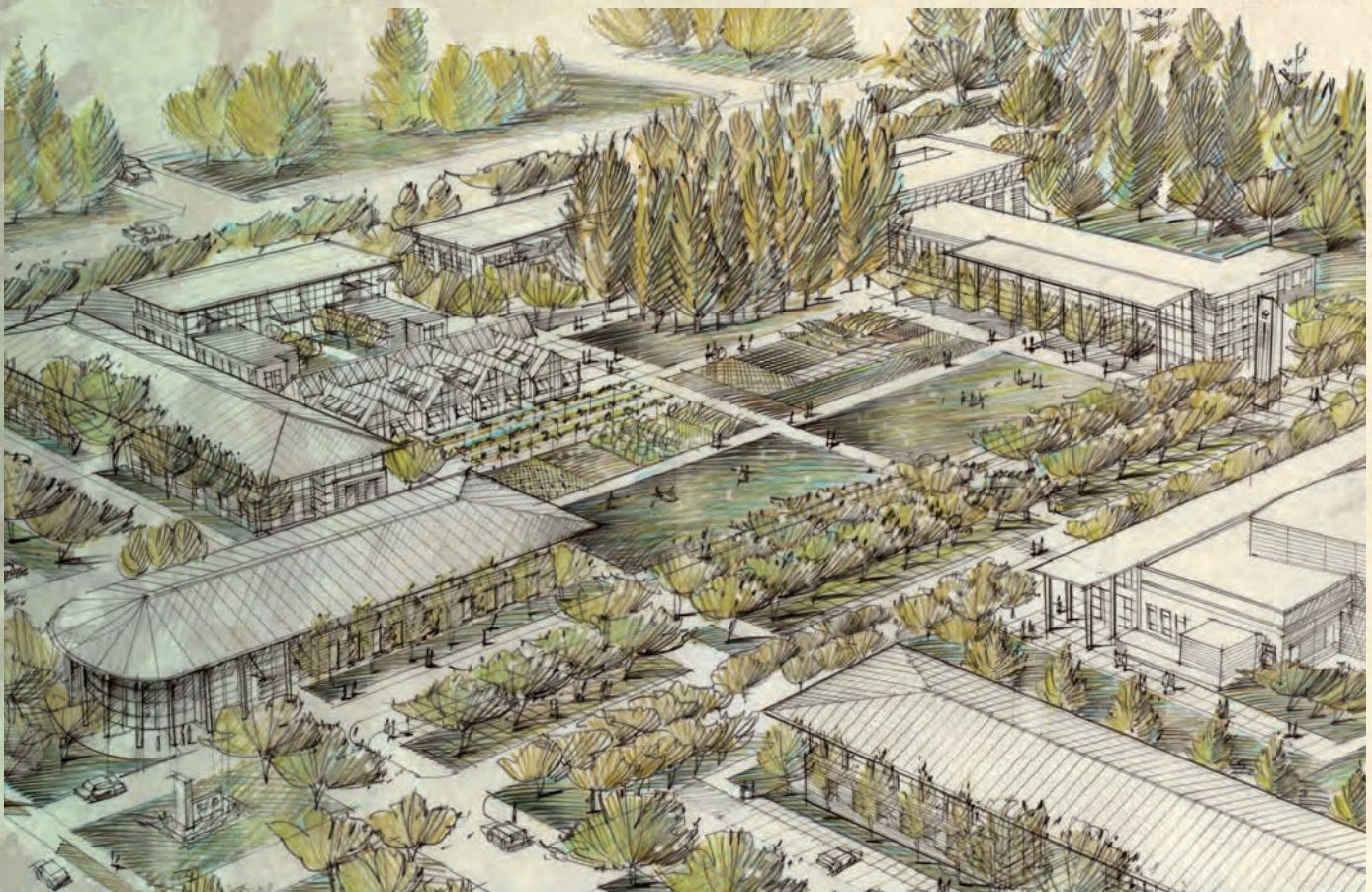
CAMPUS ENVIRONMENT

NEIGHBORHOODS, OPEN SPACE AND FOCAL POINTS

The campus is organized around a Central Green with academic disciplines arranged as distinct zones around this Central Green. This allows a five minute walk from building to building and a ten minute walk to cross campus or from parking sectors. The academic zones are as follows:

- Performing Arts Learning Center
- College of Agriculture & Life Sciences
- Administration/Center Operations
- Student Union

The initial Academic Buildings begin to frame the central space. As future building sites are developed, and additions to existing building are developed, these will further reinforce the Central Green, enhance the sense of place (both grand and intimate) and augment entry portals to the pedestrian center campus. These promenades, pathways and view corridors are to be preserved and further developed (shown in diagrams on page 17 and 20.)



Overall View Looking Northeast

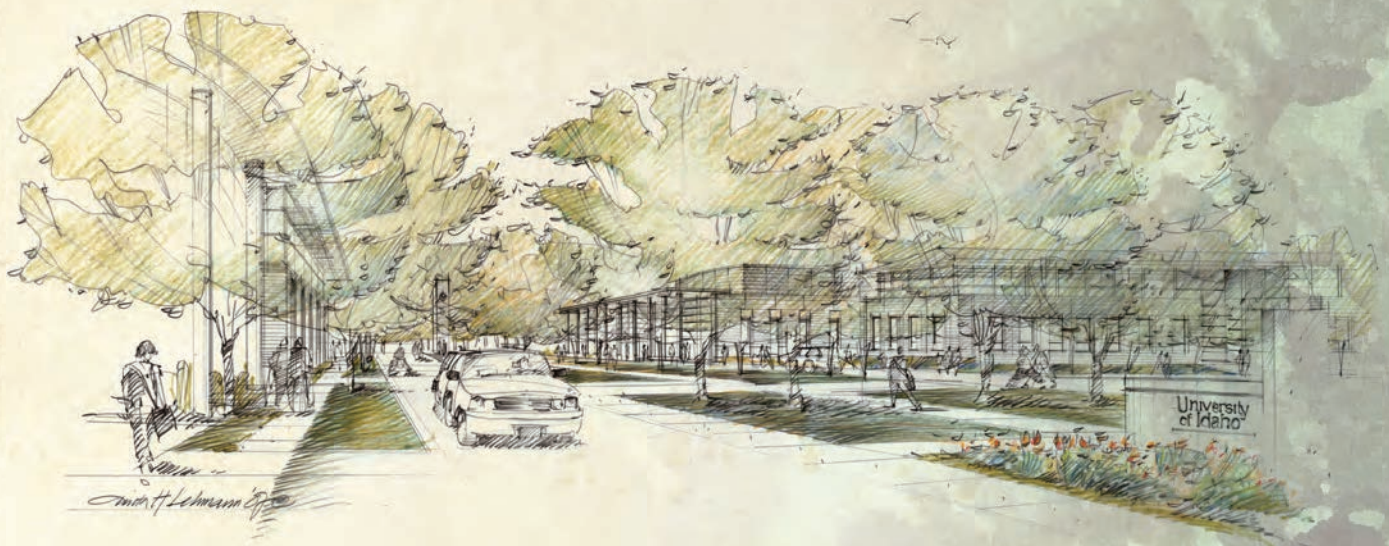
CAMPUS ENVIRONMENT

GATEWAY, ENTRY FOCUS

The primary campus entry is on Boyer Avenue with a secondary entry off East Mountain View Drive. The primary campus auto/visitor entry is limited to the western edge of the campus for ease of visitor access to the new Administration Building.

In special cases, such as large theater productions and special events at the Performing Arts Learning Center, controlled access for buses and access for vehicles of persons with disabilities would be allowed along the main promenade. Vehicles are restricted to a looped drive that provides access to the south parking area and visitor parking.

Once parked, students, faculty and visitors are presented with "framed" view corridors, wide walking surfaces and treed promenades that provide direction to the main buildings on campus. The pedestrian pathways and the visual keys reinforce the special nature of the Campus Plan.



*View Looking East From Boyer Avenue at Administration/
Center Operations Building and Main Entry Drive*

CAMPUS ENVIRONMENT

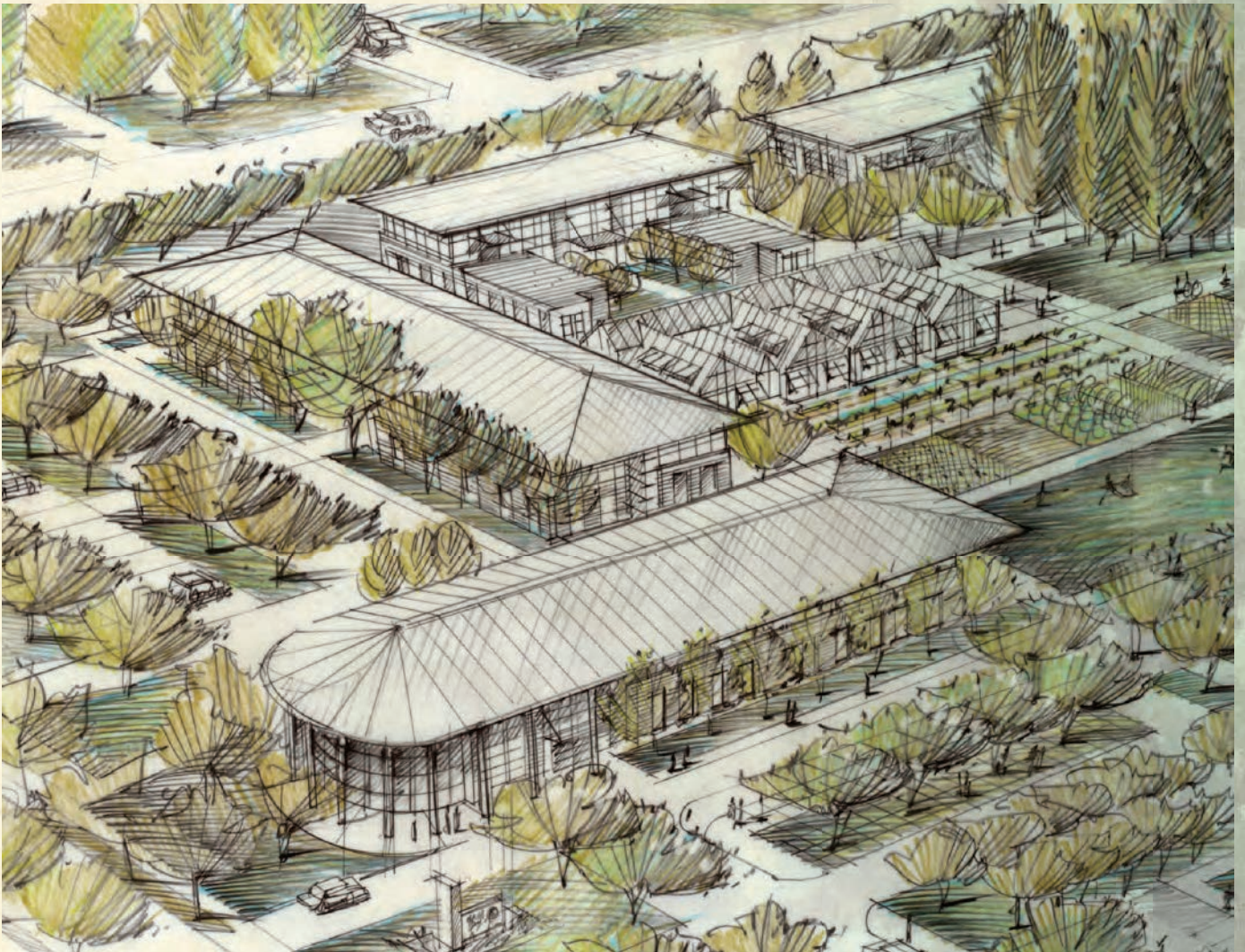
TRAFFIC AND PEDESTRIAN ORIENTATION

As primarily a commuter campus, parking is necessary and organized in three "sectors" and kept at the perimeter of the site. This will provide ease of access to the campus from Boyer Avenue and East Mountain View Drive respectively, keeping the campus a pedestrian priority environment free of automobiles. Three parking "sectors" will be surface parking with appropriate landscaping for the first phase and ultimate campus build out. The number of stalls is approximately 300-350 in the first phase. The full Master Plan build-out requires a two-level parking structure to satisfy the University of Idaho Sandpoint's parking requirements of approximately 600⁺ stalls while minimizing the hard surface and/or storm water impact. Possible locations in the Master Plan for such parking structures are the northeast or southwest sectors.

Building service is also contained within and from the parking sectors, while only campus service vehicles are allowed within the campus proper via pedestrian pathways or promenades. Appropriate fire access lanes will be provided to each of the buildings and will be part of the service access circulation.

Accessible pedestrian pathways are organized around the Central Green and connect east-west from parking sectors to the waterfront, the Academic Core and Sand Creek. These pathways are to be developed over time to activate the natural dense greenbelt at the east edge of the campus. In the north-south direction, the pedestrian pathways connect the campus core with the existing pastoral greenbelt and potential future high school site. Bicycle pathways are to be recognized to coincide and connect with the existing system developed by the City and to occur at the eastern edge.

CAMPUS ENVIRONMENT



*View to Northeast of Administration/Center Operations,
Life Sciences and Central Green*

CAMPUS ENVIRONMENT

LANDSCAPE TENETS, PRINCIPLES AND SITE AMENITIES

Tenets that will guide the landscape development include:

- Accessibility
- Safety
- Esthetics
- Sustainability
- Disease Resistance
- Drought Tolerant
- Adaptive Species
- Native and Indigenous Species
- Ease and Effective & Maintenance

Site amenities (existing and new) include:

- East greenbelt with Sand Creek accessibility.
- The south pastoral greenbelt naturally divides yet is center to the entire 68 acre site. A man-made "water feature" in this greenbelt will serve as irrigation to the campus.
- A new outdoor amphitheater will anchor one corner of the site and will serve the Performing Arts Learning Center, the campus as a whole and the community at large.
- Connecting existing bicycle paths to new paths, ensuring connectivity to the campus.

The landscape design will include at its core a sustainable plant palette of native and adapted materials suitable to the microclimate. The plant palette will allow a much lower irrigation requirement, a lower need for pesticide application and pruning, and will provide a longer lasting landscape rather than introducing materials that are not well suited to the Sandpoint area, or consistent with University Campus Standards.

Irrigation systems will include equipment that will allow the use of on-site non-potable water sources, and will include variable speed pumps that place a lower electrical demand on the utility system; efficient water filters to provide water clean enough for irrigation use; highly efficient subsurface shrub and groundcover irrigation; and limited areas of landscape that require conventional rotor or spray heads. Irrigation systems will be equipped with rain sensors, soil moisture sensors, and, potentially, a weather station that will adapt irrigation water application in near real-time.

CAMPUS ENVIRONMENT

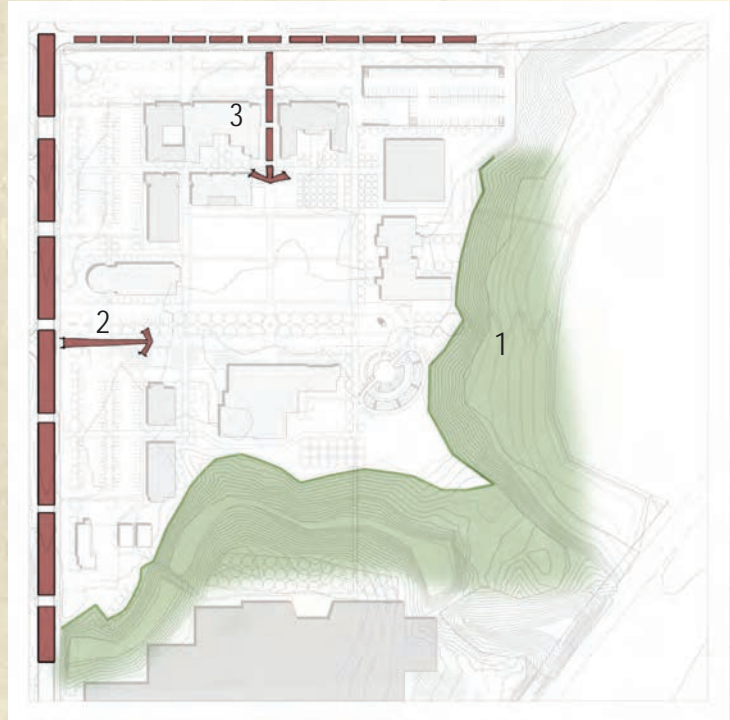


- | | | | |
|-------------------------------|-------------------------------|--------------------------|--------------------------------|
| 1 Boyer Avenue | 10 Fine Arts - Phase 1 | 19 Service | 28 Sand Creek |
| 2 Main Entry | 11 Ag Life Sciences - Phase 1 | 20 Future High School | 29 40' Setback From P.L. |
| 3 East Mountain View Drive | 12 Greenhouse - Phase 1 | 21 Bridge to High School | 30 Visitor Parking - 11 Stalls |
| 4 Existing Structures | 13 Student Union - Phase 1 | 22 Natural Water Feature | 31 Event Parking - 10 Stalls |
| 5 Parking - 101 Stalls | 14 Central Green | 23 Existing Walnut Trees | 32 Snow Removal Area |
| 6 Parking - 101 Stalls | 15 Amphitheater - 500 Seats | 24 Existing Apple Trees | 33 River Access |
| 7 Parking - 56 Stalls | 16 Clocktower Plaza | 25 Existing Plum Trees | 34 Union Pacific Railroad |
| 8 Parking Garage - 228 Stalls | 17 Overlook | 26 Existing Cherry Trees | |
| 9 Center Building - Phase 1 | 18 Phase 2 Buildings | 27 Existing Poplar Trees | |

PRINCIPLE DIAGRAMS

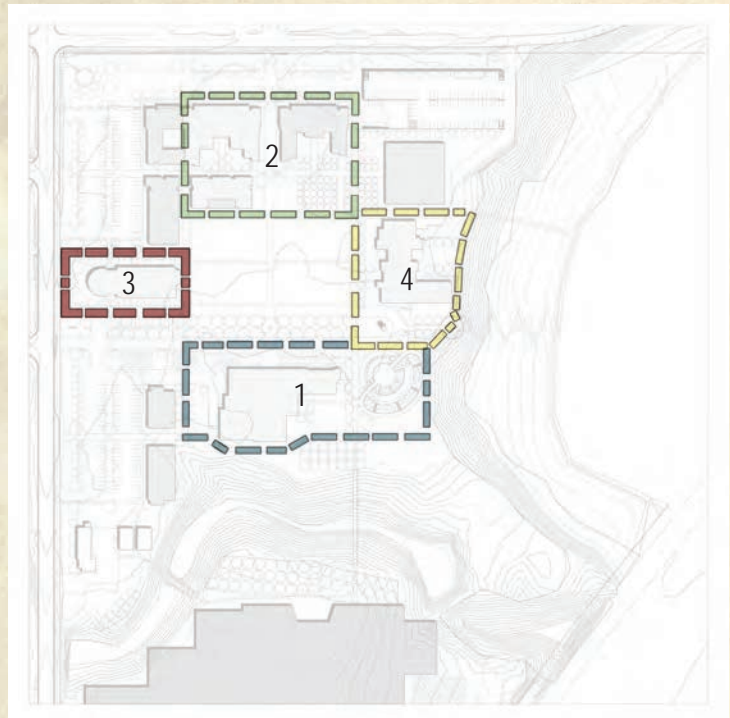
EDGES:

1. Existing "Edges" to Remain
2. Primary Gateway/Identity to Campus from Boyer Avenue
3. Secondary Entry Identity to Campus from East Mountain View Drive



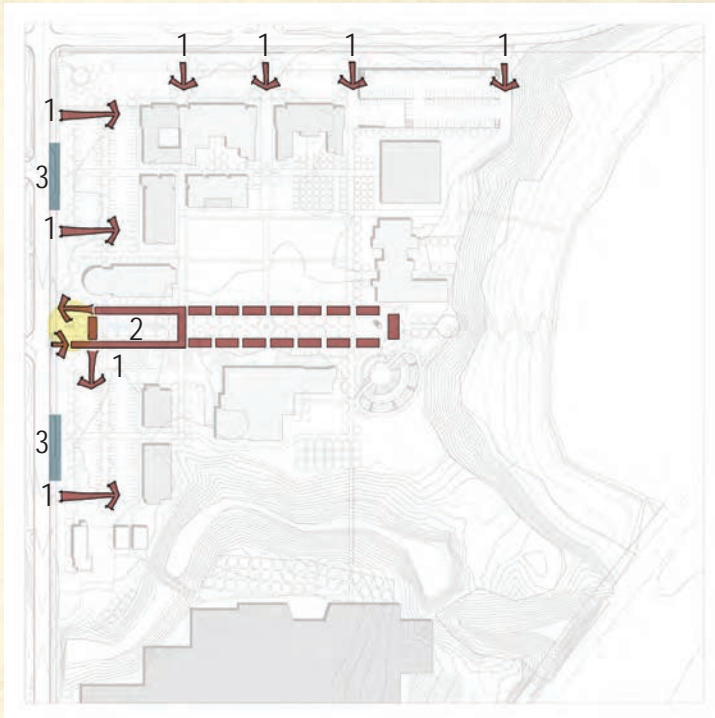
NEIGHBORHOOD & BUILDING ORGANIZATION:

1. Performing Arts Neighborhood
2. Agriculture/Life Sciences Neighborhood
3. Administration/Center Operations/Classroom Neighborhood
4. Student Union Neighborhood



PRINCIPLE DIAGRAMS

VEHICULAR/TRANSPORTATION MOVEMENT:



1. Entry Points to Parking
2. Main Entry Drive from Boyer Avenue with Controlled access to Performing Arts Learning Center
3. Covered Transit Drop Points Along Boyer Avenue that Align with Campus Pathways

PEDESTRIAN CONNECTIVITY: PROMENADES & PATHWAYS



- 10 Minute Walking Distance from Edge to Edge of Campus
- 5 Minute Walking Distance from Building to Building
- Organized Network of Pedestrian Pathways (in green)
- Connectivity to Water
- Connectivity to South

PRINCIPLE DIAGRAMS

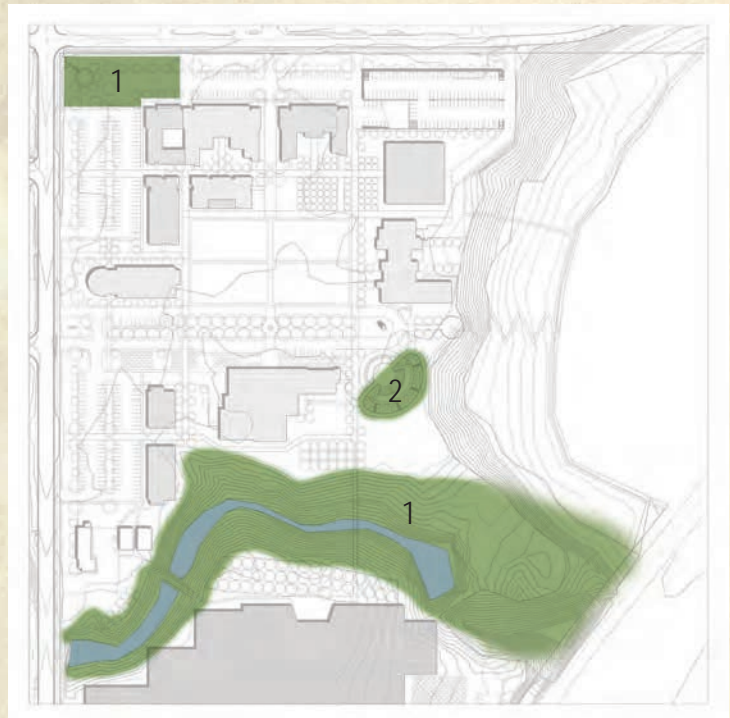
NEW OPEN SPACE: CENTRAL GREEN

1. New Central Green as Center of Campus
 2. Secondary Greens / Forecourts and Courtyards to Buildings
 3. 40' Wide Green Belt
- Existing Agricultural Projects / Plants Where Appropriate or Applicable



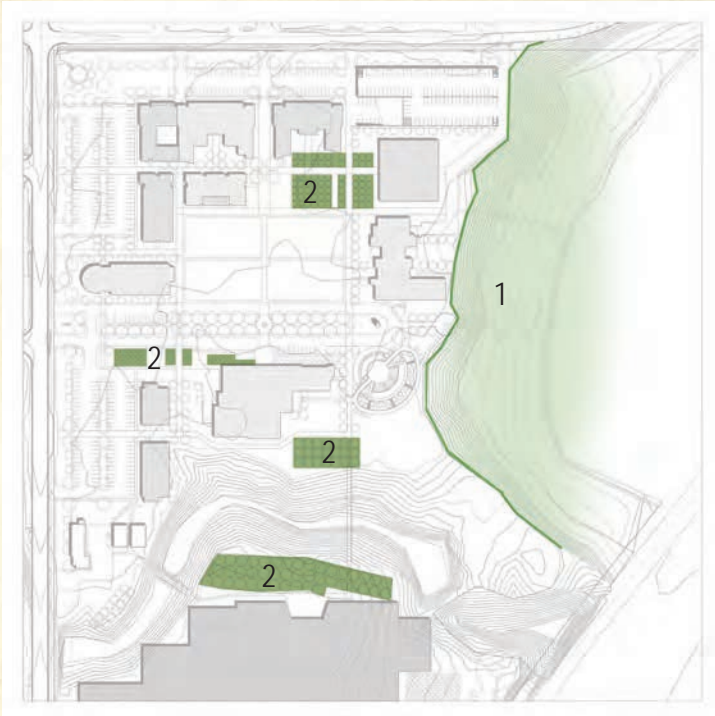
OPEN SPACE: NATURAL AMENITIES

1. Pastoral Green
2. Natural Amphitheater



PRINCIPLE DIAGRAMS

EXISTING LANDSCAPE



1. Greenbelt to the East
2. Existing Tree Groves

BIKE CONNECTIVITY

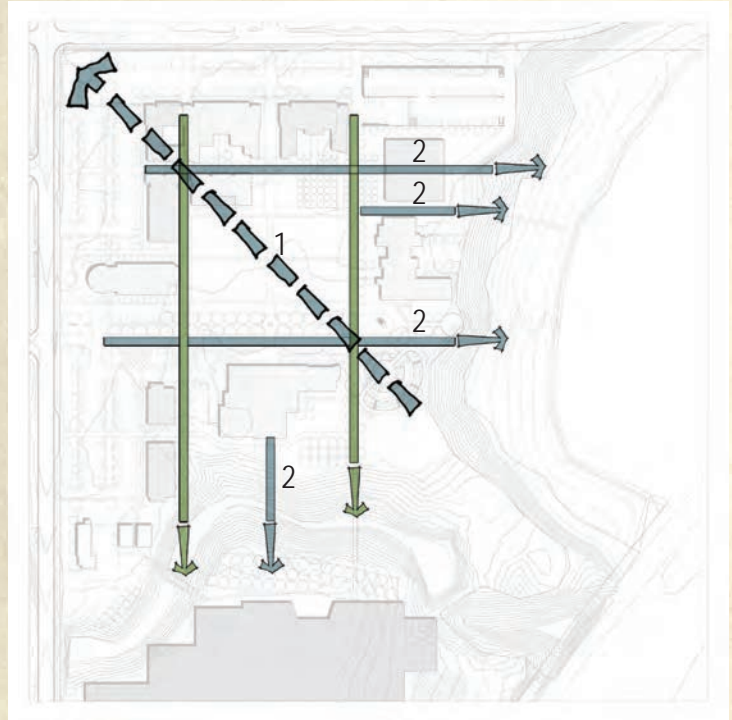


1. Existing Bike Path Along Boyer Avenue and East Mountain View Drive
2. New Bike Path on East of Site Along Sand Creek

PRINCIPLE DIAGRAMS

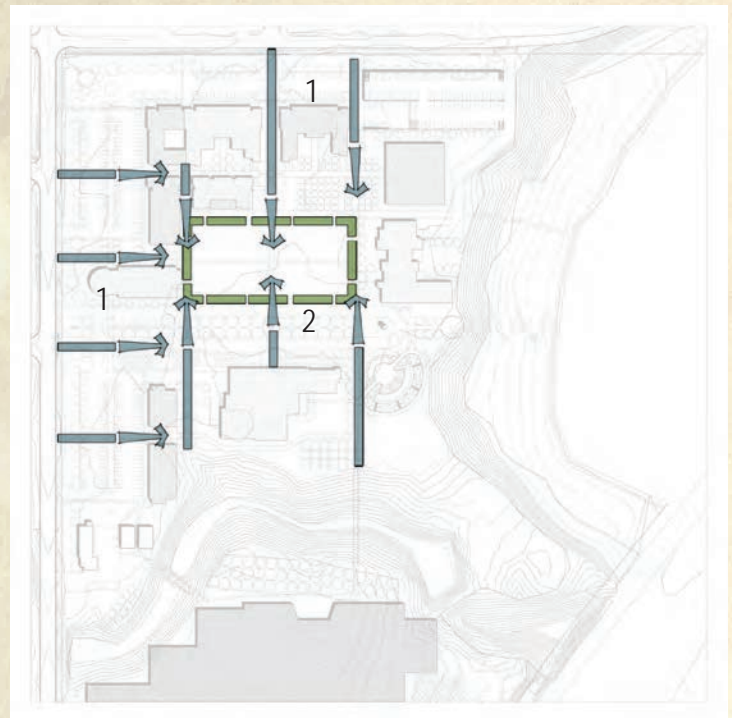
VIEW CORRIDORS OUT: MOUNTAIN/ WATER VIEWS

1. Mountain Views to Northwest
2. Secondary Views out to East and South



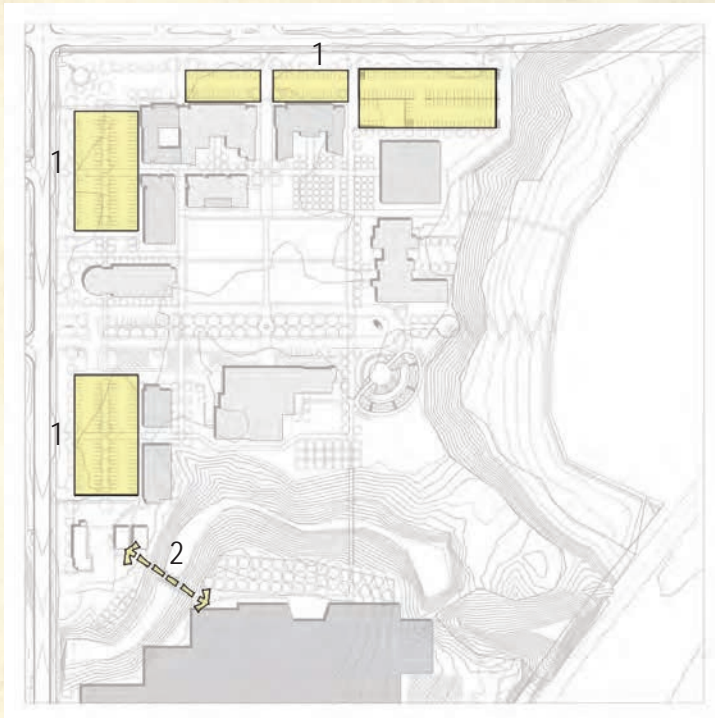
VIEW CORRIDORS IN

1. Views in from Perimeter
2. Views Along Promenade to Central Green



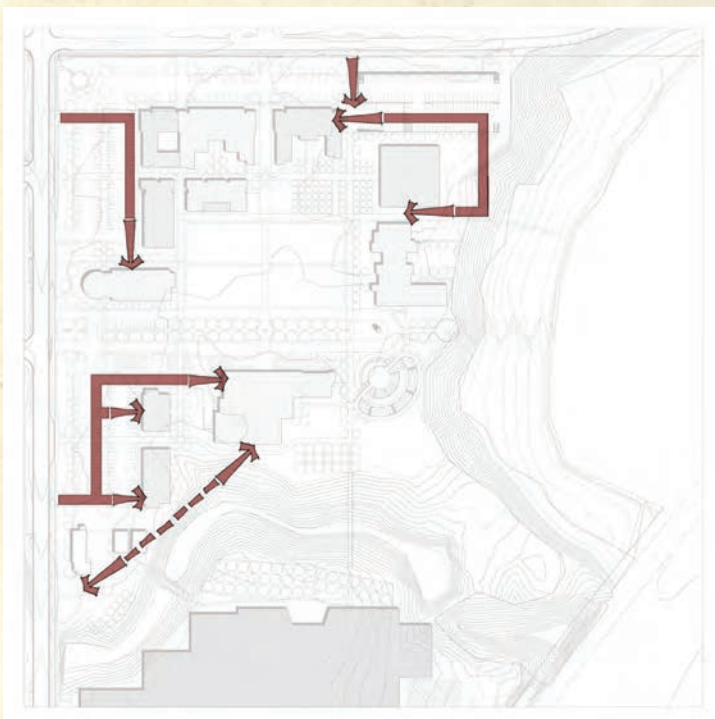
PRINCIPLE DIAGRAMS

PARKING SECTORS



1. Surface Parking at Perimeter with Access from Boyer Avenue and East Mountain View Drive
2. Future Shared Use Parking from South Parcel

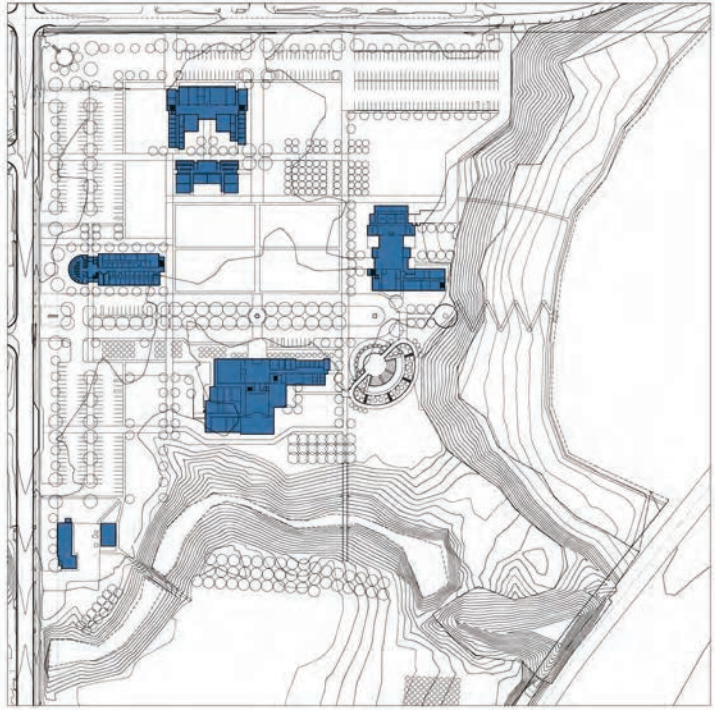
CAMPUS/BUILDING SERVICE



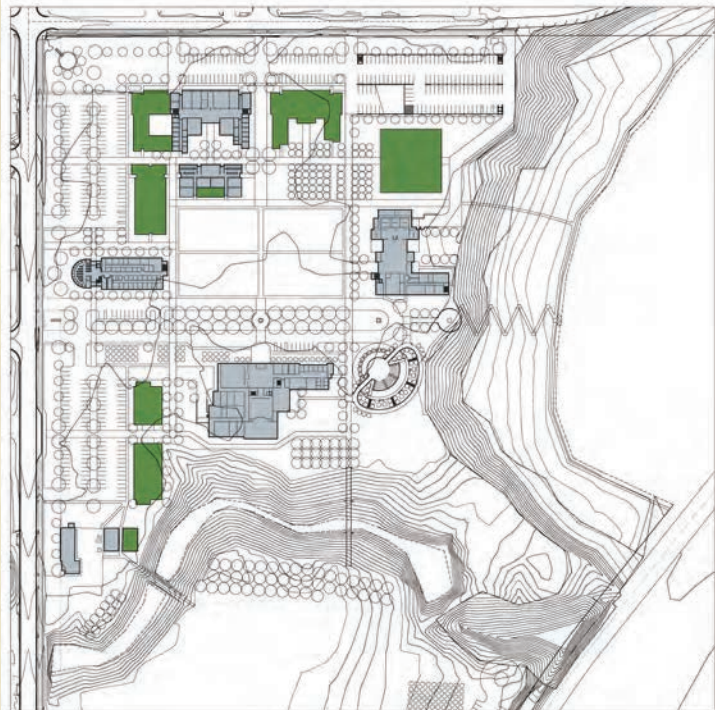
- Building Service Access from Perimeter through Parking

PHASING

PHASE 1



PHASE 2



HIGH SCHOOL (SOUTH PORTION OF SITE)

The south portion of the site is a possible location for a new High School of roughly 1,800-2,000 students totaling roughly 240,000-260,000 square feet. This location is adjacent to the new University of Idaho Sandpoint Campus and a natural pastoral greenbelt to the north and east.

Primary access to the site will occur off of Boyer Avenue with possible additional entries from the southern portion of the site.

This possible site location envisions having a clear and strong connectivity to the new University of Idaho Sandpoint Campus, facilities and classrooms; with shared use parking for faculty members, to parking along Boyer Avenue north of the natural greenbelt. (See Parking Sectors Diagram, Page 21)

This possible High School site will share in the amenities that the overall site offers such as natural settings, bicycle connectivity and newly formed pedestrian pathways that will be developed over time as part of the Master Plan.

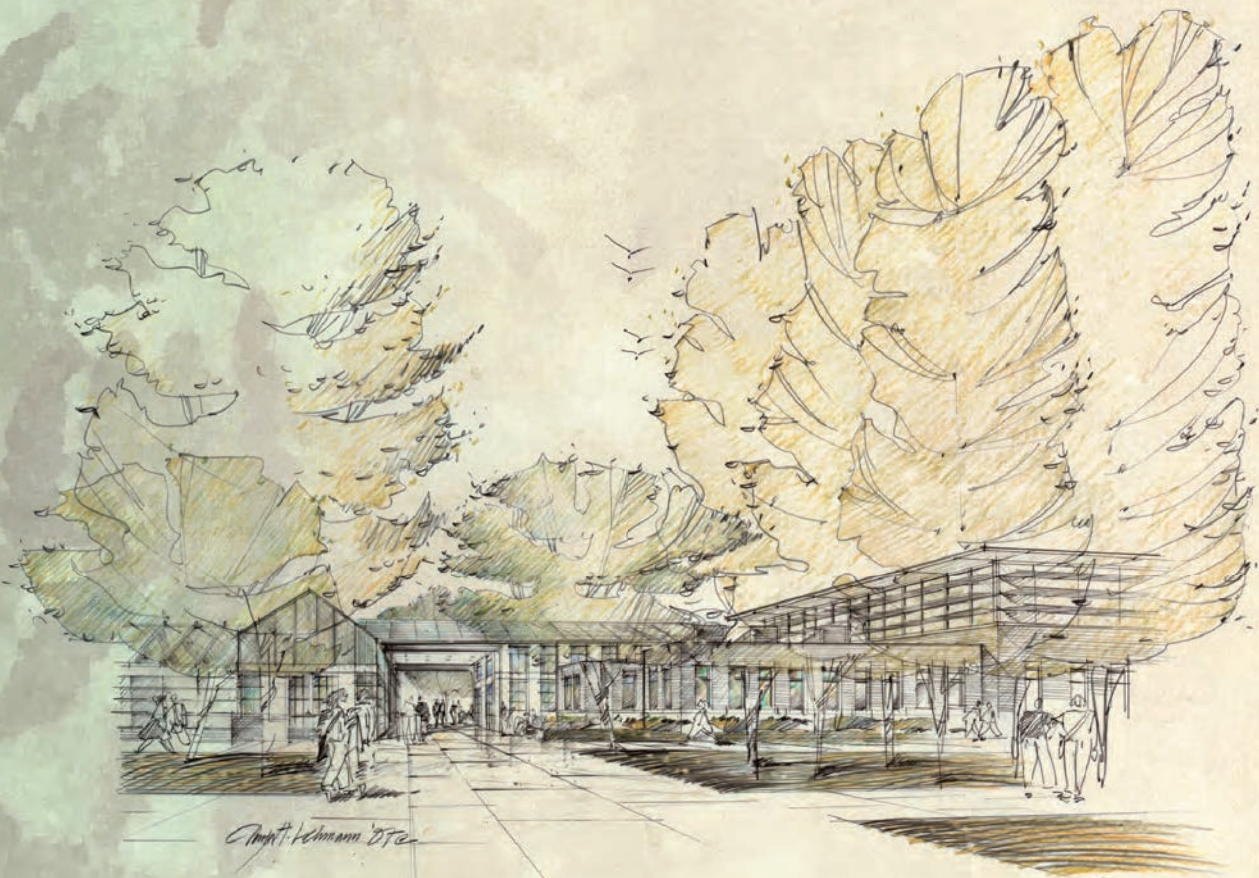
South of the main building will include accommodations for adequate student parking, school bus drop-off and athletic facilities such as baseball/softball, track and field and football.





UNIVERSITY
OF IDAHO
SANDPOINT CAMPUS

PROJECT PROGRAM
GUIDE



View Looking Northwest Towards
College of Agriculture & Life Science

INTRODUCTION

The purpose of this Project Program Guide (PPG) is to clearly illustrate, guide and provide a structure, integrity, program and program relationships for the creation of each building and to ensure the successful implementation of the plan consistent with the quality and values of the University of Idaho and the Campus Master Plan.

MISSION STATEMENT

The mission of the project is to create a 21st Century environment that fosters innovative, interdisciplinary, interactive, integrated, collaborative, and sustainable programs that reflect the land grant concept with programs provided in teaching, learning, scholarly and creative activity, research, outreach and engagement.

Physically, the campus will serve as an innovative venue that engages students and faculty in an uncommon way, fosters excellence in all programs and makes use of the natural environment and the campus infrastructure to experiment with and develop new programs and educational approaches.

Programmatically, the facility will support technologically enhanced teaching and learning, scholarship and creativity, outreach and engagement, social interaction, interdisciplinary activities, sensitivity to environmental sustainability with recognized centers of excellence in selected areas of emphasis consistent with the University strategic themes.

All programs and facilities should reflect the central theme, "Developing healthier and more sustainable lives and communities through education."

PROJECT GOALS AND OBJECTIVES

The University of Idaho at Sandpoint has an opportunity to create a unique place with a unique architectural expression that speaks to the mission/vision of the University of Idaho and the Wildrose Foundation. The buildings are to be considered as “background buildings” that shape the campus and create unique spaces between building edges. The goals and objectives are focused on three categories:

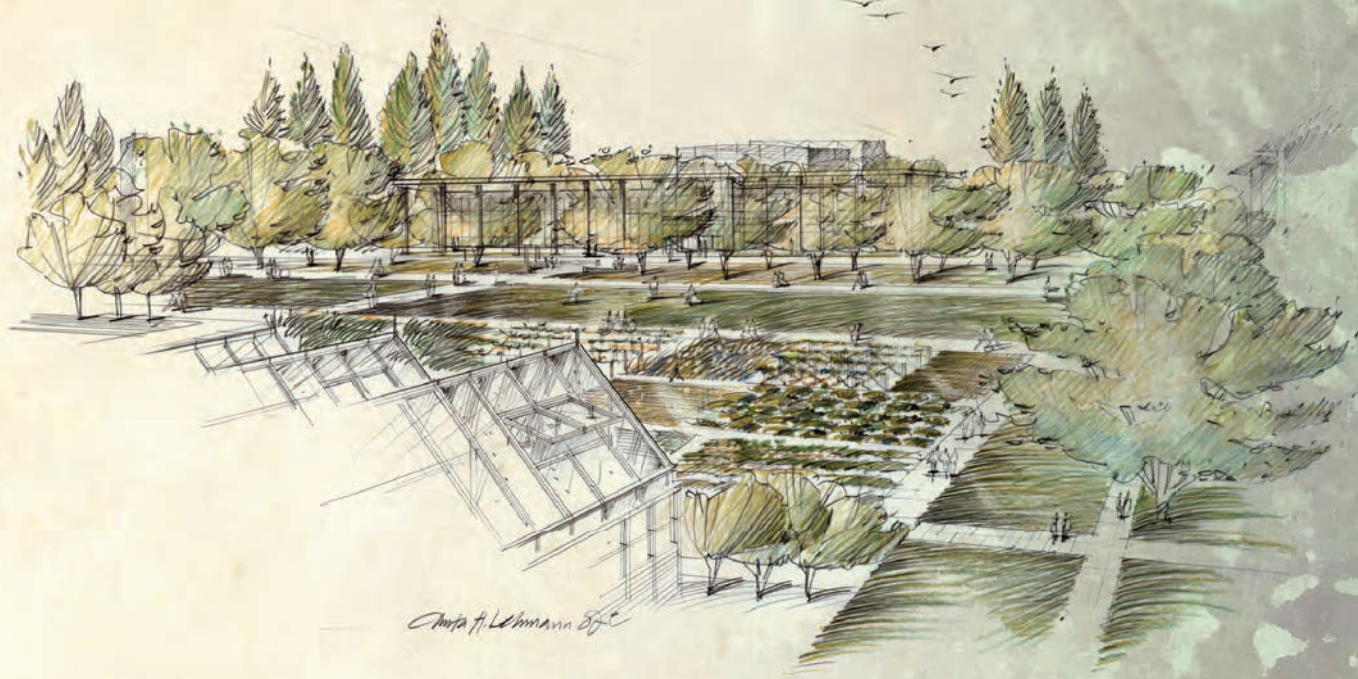
CAMPUS

- Plan and design the facilities and campus to create both a unified location and identity for the University of Idaho yet foster closer linkages with the community, all other educational institutions and other enterprises that enhance the campus community.
- Develop a campus that promotes collegiality among units and creates a sense of community for students and faculty.
- The campus should be a recruitment tool for future faculty, staff, students and potential donors with quality offices, student spaces and state-of-the-art instructional and research spaces.
- The campus should respect the environment and remain open and intimate.
- The campus shall be a venue to exhibit sustainable practices.
- Enhance the campus with technologies that support, maintain, and improve the learning and scholarly activity of the Campus. Create an adaptable building whose infrastructure allows for future technologies and changes in uses.
- Expand the capacity for delivery of outreach programs and services. Buildings should provide state-of-the-art telecommunication capabilities for interactive program delivery.
- Create laboratory buildings that provide state-of-the-art equipment and provide for interactive research projects and flexibility in the use of the spaces.

ARCHITECTURAL

EDUCATIONAL

- Provide instructional spaces that support interdisciplinary, collaborative and interactive teaching and learning that are complemented by appropriate technology features. Team-teaching, student presentations, and small group interactions are integral to innovative curriculum delivery and require flexible and creative space layouts for teaching and learning. Flexibility will be essential in all environments and informal learning spaces should be included to complement formal spaces.
- The architecture shall be human scaled and memorable; infused with texture and scale.
- The architecture shall be consistent yet authentic to the specific program.
- The architecture shall be uniquely Sandpoint and foster a collegiate feel.
- The architecture shall focus on creating place, space and an interactive environment.
- The architecture shall reinforce pedestrian environment.
- The architecture shall provide edges and micro-climates that shelter and protect.



Christa H. Lehmann 2012

Overall View Looking Southeast at Central Green,
Performing Arts Learning Center and Amphitheater Beyond

GENERAL BACKGROUND

SITE DESCRIPTION

The Sandpoint Campus will occupy the northern half (approximately 31 acres) of the current University of Idaho Ag Research Center. The site is generally flat with a significant man-made water feature at the south edge of the proposed campus.

From the plateau of the main campus, the east edge is steeply graded down to Sand Creek. Walking trail access will be provided to this natural water course.

The campus currently features stands of experimental trees, fruit trees, conifers and fruit-bearing shrubs. These will be maintained to the degree they can be integrated into the campus master plan.



GENERAL BACKGROUND

EXISTING FACILITIES



Currently on the site is the University of Idaho Ag Research Station office and shops. This facility constitutes approximately 3,000 square feet of space. In addition, there are also two Quonset hut greenhouses.

The office and shop facility will remain and be renovated to accommodate new program uses, as well as, be compatible with the campus architecture. This facility shall fulfill service and facility support functions for the campus such as:

- General Storage
- Maintenance Office
- Shop Facility for Performing Arts
- Ground Maintenance Equipment

Once overall site operations and maintenance issues become clear, an addition to this building may be needed.

An existing pump station on Sand Creek will also remain and be utilized as a part of the site's general irrigation plan.



EDUCATIONAL PROGRAM

BACKGROUND & DESCRIPTION

The University of Idaho has delivered programming to the Sandpoint area since the early 1900's. The primary programming in Sandpoint has been through the research and extension programs provided through the College of Agricultural and Life Sciences. The College has maintained a Research & Extension Center in Sandpoint since 1912. The current station is located on 63 acres within the City of Sandpoint and includes a research laboratory, greenhouse, and field plots. Research at Sandpoint currently focuses on commercial and home horticulture, small-scale farming, specialty crops, and agroforestry. In addition to research, the center provides extension workshops and demonstrations and technical assistance to established and prospective commercial farmers. In cooperation with Bonner County, University of Idaho Cooperative Extension has been in Bonner County since the 1920's and continues to provide active extension programs in youth and family programs, master gardening and community development. Two extension educators and three staff are located in the county office. A compressed video center opened in the county office in 2001 and is currently funded through state dollars, Bonner County dollars, and user fees. The center offers academic credit courses through University of Idaho and NIC. It is also used by a variety of private/public entities.

The Northern Idaho Panhandle is one of the fastest growing areas of the State and educational programming is expected to play a major role in the development of the area in the next 10-20 years. With the successful development of programs in the region and a strong infrastructure of faculty, staff and facilities already in place, the University of Idaho is expected to play a lead role in the development of educational programming for the region.

The University of Idaho's action plan for the Northern Panhandle calls for significant growth in academics, research, and outreach programs. To achieve these goals will require development of additional infrastructure and funding. The University of Idaho must maintain the quality of program offerings while at the same time develop the quantity of offerings needed in the region. Consistent with the Land Grant mission of the University of Idaho, we have chosen to respond to the educational programming needs of this region through the development of educational centers at distinct

locations throughout the Northern Idaho Panhandle. This "dispersed" location approach assures access at the local level and allows the University to take advantage of unique local characteristics and support throughout the region. Through the organization of a common administrative structure for all programs and the use of these unique facilities and locations, fiscal, programmatic and administrative efficiencies can be achieved while at the same time providing local access. The University of Idaho will take advantage of existing extension and university facilities, infrastructure, and programs at three sites (Post Falls, Sandpoint, and Coeur d'Alene) and 5 county extension office sites in the North Idaho Panhandle.

In the fall of 2006, the College of Education established an MS program in educational leadership that is delivered in Sandpoint. Thirty seven students are enrolled in this "tailored-for-the-district" Master of Education Degree cohort. Two faculty members located at University of Idaho Coeur d'Alene provide on-site instruction, with one serving as overall coordinator. On-site program facilitation is provided by a COE selected affiliate who is an administrator in the District and University of Idaho PhD graduate. In order to sustain cohort enrollment, University of Idaho Coeur d'Alene and the University of Idaho College of General Studies have provided on-site financial and academic advising.

The new Sandpoint Campus will build on the existing programs at University of Idaho Coeur d'Alene, the University of Idaho Research Park and existing programs at the Sandpoint Research and Extension Center and Bonner County Extension to provide access to the growing population in the Bonner County area (> 50,000) for general higher education programs. The Campus will also provide unique programs that are based on local business, community and natural resource assets and take advantage of the local research and extension programs already existing at the site. Discussions are underway to locate the local high school adjacent to the new Campus thus increasing the synergism and collaboration between secondary and higher education in the area. With this combination, the new Campus is expected to be a unique model for higher education which combines the resources in higher education, extension, research and secondary education to create a Campus responsive to local and statewide economic and educational needs.

EDUCATIONAL PROGRAM

PROGRAM PLAN

Consistent with the vision and strategic action plan of the University of Idaho¹, the new Campus will be built around the land grant concept with programs provided in teaching and learning, scholarly and creative activity, and outreach and engagement. The new Sandpoint Campus will be developed to create a 21st Century environment that fosters innovative, interdisciplinary, interactive, integrated, collaborative, and sustainable programs. Reflecting our University's Strategic Action Plan, the Sandpoint Campus will:

- Emphasize quality and access, focusing efforts on sustaining strong programs and investing resources in strategic directions that advance the interests of Idaho in an increasingly interdependent and competitive world.
- Through collaboration across strong academic disciplines, and through the creation of public, private, and community partnerships undertake bold initiatives to:
 - Promote science, technology, and their applications.
 - Invigorate the liberal arts and sciences.
 - Catalyze entrepreneurial innovation.
 - Steward the natural environment.
 - Develop the design, lifestyles and civic infrastructures of sustainable communities.

The Sandpoint Campus objectives are also congruent with the five inter- and multidisciplinary academic thematic areas that have been identified by the University for investments in the future.² The academic themes are responsive to the needs of the people of Idaho and are believed to provide challenges to, and opportunities for, Idaho's future. The five thematic areas are:

1. Promoting Science and Technology: advancing Idaho's core competencies in science, technology, and engineering areas of imaging, power and energy, biosciences, and nanoscience and materials.
2. Advancing Liberal Arts and Sciences: strengthening the arts and sciences to improve scientific discovery, social and cultural enhancement, and progress in the applied professions.
3. Catalyzing Entrepreneurial Innovation: using ideas, creativity, innovation and engagement to inspire enterprise and technological change.
4. Stewarding the Environment: sustaining Idaho's natural resources that contribute to our quality of life and natural resources-based industries.
5. Understanding Sustainable Design and Life Style: the integration of architecture, creative arts, and law in urban, rural, and frontier environments.

¹ Strategic Action Plan 2006-2020. Vision, Values, and Directions

² University of Idaho Strategic Directions, A Plan for Renewal of People, Programs, and Place, February, 2005

EDUCATIONAL PROGRAM

AREAS OF EMPHASIS

Emphasis will be placed on the Campus that reflects innovation and excellence in all of our programs and makes use of the natural environment and the campus infrastructure to develop new innovative programs and educational approaches. A major theme of the campus will be "Developing healthier and more sustainable lives and communities through education."

SCHOLARLY & CREATIVE ACTIVITY (Research)

Build a nationally recognized center for horticultural research in the biosciences.

- Build a unique laboratory, greenhouse and field infrastructure.
- Add faculty to Horticultural Molecular Biology, Soil Science, Food Science and Nutrition to create a unique interdisciplinary team, faculty and program.
- Engage business and institutions in application of basic and applied research to regionally serve the nursery and horticultural industry.
- Use the Campus venue for interactive experimental demonstrations with horticultural crops and practices aimed at sustainability.

Build a nationally recognized center for conservation impacts and solutions.

- Build a center for research, outreach and professional development on the causes, implications and opportunities in a region shaped by climate change, rapid development, and conservation stewardship.
- Build programs through addition of faculty in natural resources.
- Utilize surrounding water and forest assets as natural laboratories with focus on the Priest River Experimental Forest and Mica Creek Paired Watershed.
- Utilize the campus as a demonstration of sustainable practices.

- Develop outreach and professional development offerings on the challenges and opportunities of achieving sustainable resource allocation and constructive conservation planning in the dynamic environment of climate change and rapid population growth.

OUTREARCH & ENGAGEMENT (Extension)

- Continue and enhance the influence of the Bonner County Extension through new buildings and greater integration and involvement with the rest of the University of Idaho.
- Continue and enhance programs and partnerships such as Master Gardener, 4-H Youth Programming, Community Development.
- Develop greater outreach to the local school programs in music, conservation, environmental science, math and science.
- Develop the summer repertory theater as a part of Sandpoint Campus and encourage greater engagement with the local arts community.

TEACHING & LEARNING (Academic Degree Programs)

- Engage students in transformational experience of discovery, understanding and global citizenship.
- Build innovative curricula and develop effective integrative learning activities.
- Provide access to programs/courses Statewide.
- Provide offerings at both undergraduate and graduate degree levels in selected areas.
- Offer undergraduate completion degrees as well as four-year undergraduate degree programs.
- Offer graduate programs in select areas.
- Focus on live program delivery supplemented by web-based and web-assisted delivery.
- Use Interdisciplinary integrated approaches as the hallmark of all programs.

EDUCATIONAL PROGRAM

DEGREE OFFERINGS

The University of Idaho plans to deliver the following programs at its Sandpoint Campus when it opens in FY10:

General Education Core

The Core is at the heart of a broad university experience and comprises 33-35 credits in all University of Idaho programs. With a limited number of faculty at Sandpoint, we will use an integrated approach to the delivery of the core curriculum. The basis of the general core requirement will be met through the development of **core discovery courses** in three emphasis areas consistent with the campus themes: Arts and Community; Natural Resources and Sustainability; and Health, Nutrition and Wellness. The courses will be designed to meet the international and humanities/social sciences requirements of the core and will be linked to the **communications** courses to meet those requirements. **Science and math** courses comprise an additional 10-11 credits of the core requirements and these will also be delivered via a year long integrated science/math course that will incorporate biological, chemical, math and physics principles according to the campus themes.

- **Integrated Interdisciplinary B.S./B.A.:**

This program will be the marquee undergraduate program offered at Sandpoint. The program will be a 4 year program with a major goal of implementing the University of Idaho's Strategic Action Plan to engage students in a transformational experience and to build innovative curricula that include effective integrative learning activities. The program provides the University the opportunity to experiment with and refine a 21st century approach to teaching and learning. Consistent with the Sandpoint Campus development and the strategic themes of the University, the program will offer three emphasis areas: Arts and Community; Health, Nutrition and Wellness; and Natural Resources and Sustainability. General education requirements will be met through a combination of regular and integrated courses offered at the Sandpoint Campus. The program is expected to be a destination program nationally and to show rapid growth as the program is developed.

- **Business:**
 - Executive MBA
 - Website-based Business Undergraduate Minor
 - Consideration given to delivery of B.S. in Business using Integrated Business Curriculum model
- **Education:**
 - M.S. in Educational Leadership
 - M.S. Program Combining M.S. in Education & Conservation Biology
 - B.S. in Elementary & Secondary Education through University of Idaho Coeur d'Alene
 - B.S. in Industrial Technology as a 2 Plus 2 Plus 2 Program
- **Psychology & General Studies:**
 - Web-Based & Compressed Video & Live Delivery
- **Fine Arts:**
 - Bachelor & Masters in Fine Arts in Music Theater
 - Summer Repertory Theater
- **Environmental Science:**
 - B.S. & M.S. in Environmental Science
 - Outreach to Local High School
- **Food Science & Nutrition:**
 - B.S. in Foods & Nutrition (nutrition and culinology options)
 - M.S. degrees in Food Science & Nutrition
- **Horticulture & Plant Science**
 - M.S. in Plant Science
 - Classes in Master Gardening, Landscape Horticulture and Greenhouse Management
- **Natural Resources**
 - Masters of Natural resources in Conservation Administration
- **Certificates:**
 - Arts Management
 - Geographical Information Systems (GIS)
 - Organizational Dynamics
 - Diversity & Stratification
 - Food Science
 - Conservation
 - Graphic Arts

EDUCATIONAL PROGRAM

STUDENT/FACULTY HISTORY AND PROJECTION

PROJECTED ENROLLMENTS

Total headcount is expected to be approximately 350 at startup in FY10 with student FTE of 180. Total student credit hours for the academic year are expected to be approximately 5,600 with an additional 900 credit hours generated in the summer. Regular growth of 3% is anticipated in enrollments with most of the startup programs; however, all programs are expected to grow each year as new students are added to new incoming classes. The program could grow to a larger extent with the addition of new faculty to the Campus. Within 5 years the headcount at the campus is expected to approach 1,000 +/- with a FTE of 600.

PROJECTED FACULTY AND STAFF

Approximately 34 resident faculty and staff will occupy the buildings when opened in FY10. We also anticipate 10-20 additional non-resident faculty will be providing programs at the site on a regular basis. The number of resident faculty staff will likely increase as the numbers of students increase with a projected increase of 3% per year.



DESIGN CRITERIA AND FUNCTIONAL REQUIREMENTS

BUILDING DESIGN PRINCIPLES

The campus architecture will be unique and authentic to five principle tenets. These tenets will ensure an integrity that is unmistakably unique to Sandpoint, the site and University of Idaho.

1. North Idaho and Sandpoint context.
2. Site specific qualities, characteristics and attributes that enrich and enhance the creative learning environment.
3. Main University of Idaho campus material qualities and attributes that regard:
 - Quality and longevity
 - Natural and Sustainable
 - Basic University/Campus Standards
4. Authenticity of building expression true to each specific building type and function.
5. Sustainable principles and natural material selections that honor and respect the environment.

The integrity of each building will reflect a heritage, seriousness and purposefulness of each respective building in its choices of materials and methods. The expression of each building and its form is not to imitate characteristics of the main campus Gothic architecture. Each building will respect and capture the values, qualities and attributes of the University of Idaho while remaining authentic to its unique identity and function.

Each building shall identify and address:

- Identity/authentic architectural expression.
- Views/view corridor opportunities.

- Entrance priorities.
- Building edge priorities.
- Connectivity to campus and adjacent buildings and open space.
- Sustainability/daylighting.
- Expandability/flexibility.
- Clear wayfinding and circulation.
- Service/back-of-house.
- Constraints/opportunities.
- LEED Orientation (Leadership in Energy and Environmental Design)
- Reinforcement of pedestrian environment.
- Campus as a place.

DESIGN CRITERIA AND FUNCTIONAL REQUIREMENTS

SUSTAINABILITY

Sustainable design is a priority. Each building will employ fundamental sustainable practices that will evaluate systems, materials and create choices around water reclamation, energy consumption, capital investment and economic returns and will be measured throughout the process. Each building is to determine at what level it will perform and deliver a LEED project. Each building will strive to:

- Provide a healthy indoor environment.
- Reduce its carbon footprint.
- Use the site and buildings as a teaching tool linking curriculum to our relationship with the environment.
- Minimize energy use.
- Utilize sustainable and renewable material choices.
- Minimize environmental impact.

Environmentally focused projects will be explored and employed strategically within the entire campus structure as well as within individual buildings. Items to be considered include:

- Photovoltaic exploration and demonstrations.
- Green roofs and water reclamation for the entire campus proper.
- Creating a water retention lake that maintains the hydrologic cycle (stormwater; with filtration, purification and reuse).

- Reduction of parking lot "heat islands" with increased permeability and alternative paving material.
- Creating a technologically smart campus that enables flexibility and versatility through technology, teaching and communications.
- Energy usage that is at least 25% better than natural energy standard.
- Daylighting.
- Natural ventilation where feasible.

DESIGN CRITERIA AND FUNCTIONAL REQUIREMENTS

INTERIORS / SPACE PLANNING

The objectives of space planning and the allied interiors are to augment and support the exterior architecture and bring life to the functions that will be housed within. Space planning and interiors provides logic, efficiency and order to how space will be used and add flexibility to long-term operational potentials.

Characteristics of interior spaces include:

- Open and Accessible
- Secure
- Clear Circulation, Easy Orientation, Simple Wayfinding
- Logical and Efficient Floor and Room Layout
- Functionally Equipped:
 - Lecture
 - Distance Learning
 - Technologically Advanced
- Comfortable and Health Environment
- Warm, User-Friendly Materials
- Durable, Easily Maintained
- Adaptability to a Variety of Pedagogical Approaches
- Access to Daylight and Ventilation

EXTERIOR DESIGN CRITERIA

Building Scale, Mass, Proportion: The building masses will generally be three stories or less with a 45' high limitation. The other two dimensions (width and length) will be a product of the functions to be housed within. The resulting campus fabric will have a uniform height. The articulation of the functional masses of each programmed space or grouped spaces, coupled with appropriate materials, will give definition to the building and "breakdown the box" to the human scale.

Sizes of the buildings will be kept small (20,000-40,000 square feet). This is done to maintain an intimate feel and to allow the campus structure the ability to create a collegiate sense of place.

Building Site and Placement: Each building to be sited will respect each identified "parcel" in relation to the Master Plan. All buildings will have identifiable entries, that are well defined and easily read. All buildings will also have access to views and open space. Parking and service will be situated to facilitate access to the campus and building while maintaining the pedestrian character of the core. The building siting will be driven by building organization, planning as well as solar orientation and other environmental influences.

Building Materials: Materials in general will be durable and long-lived. Colors will be characteristic of Sandpoint's reds, browns, ochres and muted greens, with allowances for:

- Masonry
- Glass, Clear
- Mullions
- Aluminum Store Front
- Cast Stone
- Concrete/Colored Concrete
- Roofing
- Decorative Metals
- Stucco/Plaster
- Exterior Doors
- Exterior Lighting
- Optional: Accent Colors and Materials

DESIGN CRITERIA AND FUNCTIONAL REQUIREMENTS

UTILITIES: SITE INFRASTRUCTURE

Utilities in the surrounding streets will be extended onto the site and will be sized and configured to have proper capacity and allow easy access now and in the future.

Utilities and the purveyor of those utilities are as follows:

- Water: City of Sandpoint
- Sewer: City of Sandpoint
- Electricity: Avista
- Gas: Avista
- Telephone: Verizon
- Solid Waste/Recycling: Waste Management
- Telephone/Data: Network Operating Center (NOC) in Administration/Operations Center with Data Loop Around Campus

UTILITIES: BUILDING INFRASTRUCTURE

Each facility will tie to the on-site utility loop and around or within each building the following will be provided:

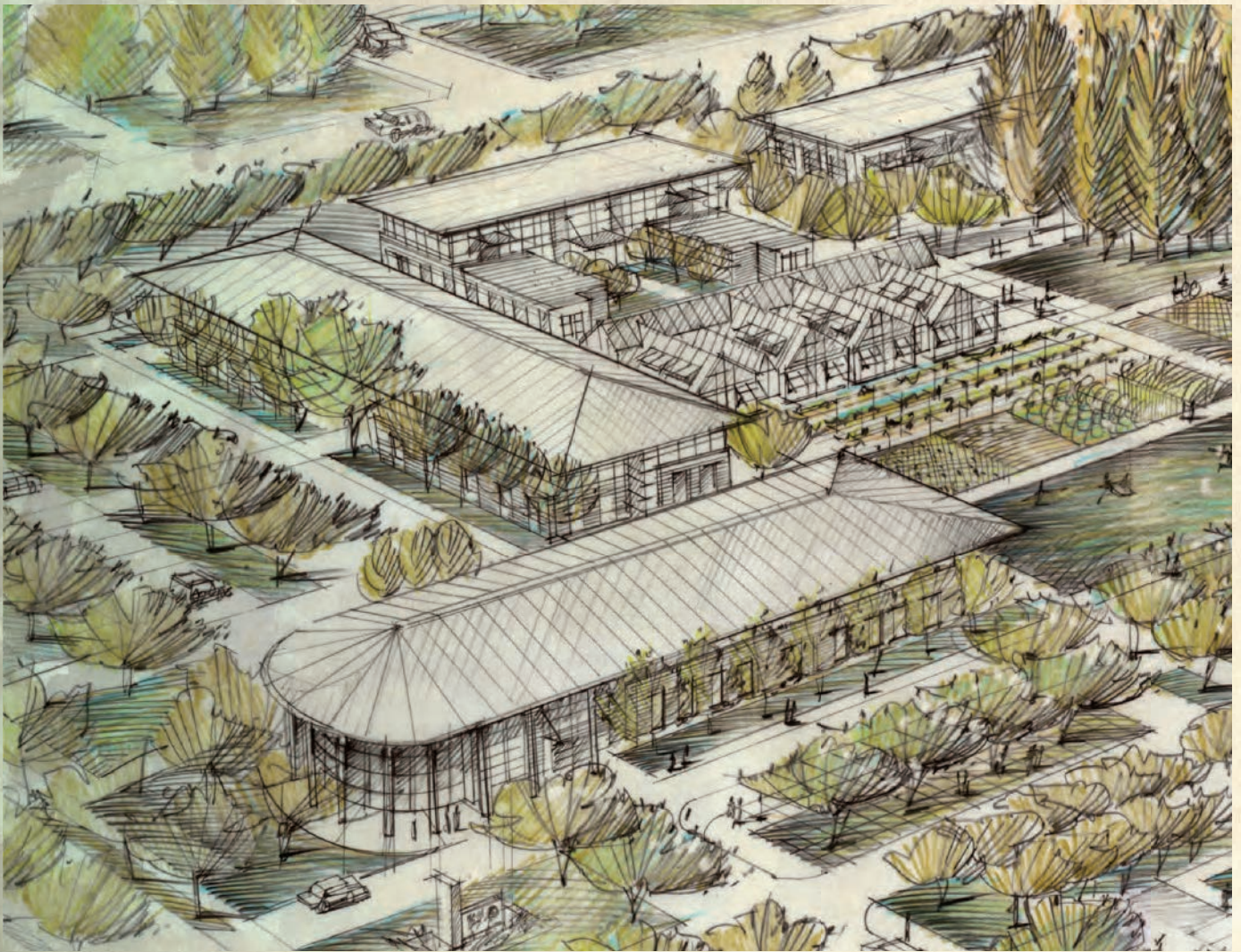
- A service yard with dumpster and potential chiller pad.
- Mechanical room for boiler/air handler.
- Pad mount transformer and interior electrical room with distribution closets on each floor.
- Flexible power distribution system.
- A data room with MDF for each data entrance board and equipment with IDF's on each floor.
- A cable tray/conduit loop for flexible routing of cable.
- HVAC system to satisfy the particular needs/requirements of each use.
- Emergency generator for life/safety systems and other mission critical systems as identified.
- A/V infrastructure to allow all teaching spaces to function as distance learning locations.

TECHNOLOGY GUIDELINES AND CRITERIA

GENERAL TECHNICAL REQUIREMENTS

In meeting the University of Idaho's standards for providing telecommunications, data and technology to all facilities, the following will be provided and/or planned for:

- Telecommunications Rooms Separate from Electrical:
 - Size Parameters:
Minimum Size 10'x8'
Maximum Size 10'x12'
 - Ceiling Height: 8'-6" minimum.
Prefer open to structure for maximum accessibility and flexibility.
- Raceways, Conduits & Ducts:
 - An accessible cable tray system for main distribution.
 - Conduit and floor ducts for distribution in individual spaces.
 - Interconnect multiple telecom room on a floor.
- Environmental Control:
 - Provide 24/7 HVAC with possible emergency power back-up.
 - Maintain 64-75 degrees with 30-55% relative humidity.
 - Tile/sheet goods on floor to control dust.
- Fire Protection:
 - If required by code, provide fire protection system.
 - Provide protective wire cages and high temperature heads.
- Floor Loading:
 - Telecommunication rooms: 50#/SF.
 - Equipment rooms: 100#/SF and 2,000 lbf at areas intended to support equipment.
- Grounding:
 - All equipment and cable shields must be properly grounded. NEC Article 250, ANSI/EIA/TIA-607 and ANSI/NFPA 780.
- Lighting:
 - Minimum 500 LUX measured at 1 meter above floor.
 - Fixtures at a minimum 8'-6" above floor.
- Power:
 - Branch circuits to equipment, 20 amp capacity.
 - Minimum two dedicated 3-wire 120 VAC non-switched duplex for power equipment.
 - Separate duplex convenience outlets.
 - Emergency power if available.
- Security:
 - Telecommunications rooms to be locked.
 - Access controlled by building owner; card keyed to track access and by whom.



SITE AND PROGRAM

The Master Plan creates a guide and a structure for implementation of building placement, pedestrian circulation, parking distribution, campus and building service, open space and pilot and demonstration projects. The sites within the Master Plan allow for cohesive implementation while providing flexibility, adaptability and expandability of building development and design within their respective identified sites. Universal accessibility for all buildings is be integrated into the parking sectors respective to building adjacencies.

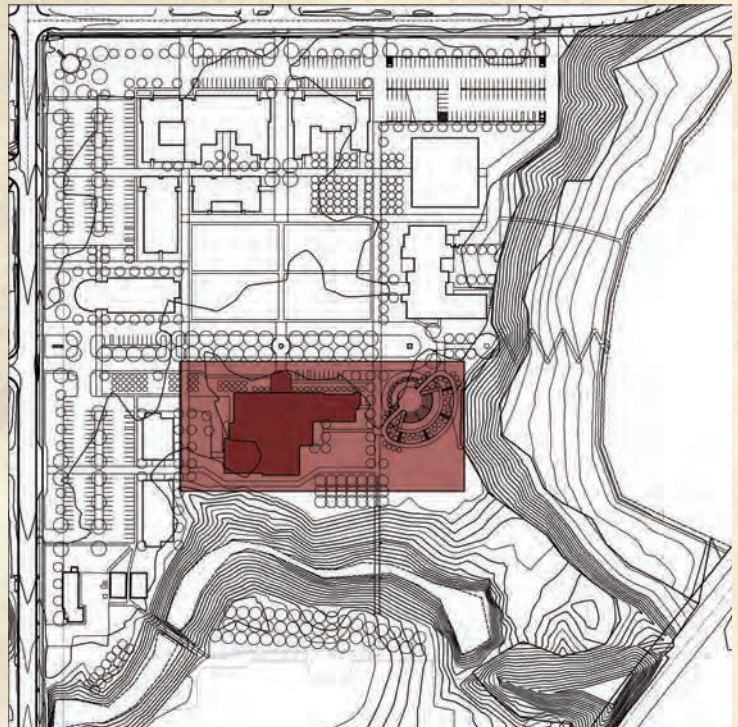
The existing Ag Research offices and shop at the southwest corner will be retained to handle facilities services for the campus. The facility will also support some of the curriculum's shop functions.

SUMMARY PROGRAM AREA

Performing Arts Learning Center	32,080 SF
College of Agriculture & Life Sciences	27,300 SF
Administration/Center Operations - Education	20,090 SF
Student Union	25,980 SF
Total Program Area	105,450 SF

PERFORMING ARTS LEARNING CENTER SITE

The Performing Arts Learning Center is a keystone within the overall plan. This building serves as a primary anchor to the academic mission and plays an important civic role of integrating the larger community within the campus and this facility. The site has prime visibility that allows for controlled event-specific accessibility for visiting tours and/or events that require vehicular access. An amphitheater adjacent to the Performing Arts Learning Center site supplements the Sandpoint Campus mission of an outdoor venue fitting for the site. The 500+ seat amphitheater is nestled in the southeast adjacent to two existing greenbelts and helps activate the student outdoor plaza with a campanile (clocktower).



PERFORMING ARTS LEARNING CENTER PROGRAM

<u>Program Element</u>	<u>Quantity</u>	<u>Program Area Each</u>	<u>Program Area Sub-Total</u>
1.00 Instructional Performance Spaces			
1.01 Theater House	1	2,500 sf	2,500 sf
1.02 Main Stage	1	2,500 sf	2,500 sf
1.03 Lighting and Sound Control Booth	1	250 sf	250 sf
1.04 Catwalk System	1	500 sf	500 sf
1.05 Orchestra Pit	1	400 sf	400 sf
1.06 Black Box Theater	1	2,200 sf	2,200 sf
1.07 Small Light/Sound Booth	1	100 sf	100 sf
1.08 Dance Studio	1	1,800 sf	1,800 sf
1.09 Viewing Room	1	150 sf	150 sf
2.00 Public Areas			
2.01 Lobby/Foyer/Gallery	1	2,700 sf	2,700 sf
2.02 Box Office	1	120 sf	120 sf
2.03 Concessions	1	400 sf	400 sf
2.04 Lobby and Event Storage	1	400 sf	400 sf
3.00 Backstage Spaces			
3.01 Green Room	1	500 sf	500 sf
3.02 Dressing Room	1	900 sf	900 sf
3.03 Makeup Room	1	400 sf	400 sf
3.04 Laundry Room/Dyeing	1	250 sf	250 sf
3.05 Costume Studio	1	650 sf	650 sf
3.06 Costume Storage	1	1,000 sf	1,000 sf
3.07 Scene Shop/ Paint and Welding (possibly in existing University of Idaho shop)	1	1,000 sf	1,000 sf
3.09 Prop and Furniture Storage	1	500 sf	500 sf
3.10 Portable Stage & Seating Storage	1	500 sf	500 sf
3.11 Receiving Dock	1	200 sf	200 sf
4.00 Additional Academic Spaces			
4.01 Set and Lighting Design Lab	1	500 sf	500 sf
4.02 FA Open Office & Waiting Area	1	200 sf	200 sf
4.03 FA Administration Office	1	130 sf	130 sf
4.04 Faculty Offices	5	130 sf	650 sf
4.05 Student/Faculty Lounge	1	250 sf	250 sf
4.07 Practice Rooms	6	80 sf	480 sf
4.07 Multi-Purpose Classroom	1	750 sf	750 sf
5.0 Artists/Students in Residence (move to Student Union Building)			
Total Assigned Area			22,880 sf
Unassigned Space (40% of Gross) ¹			9,200 sf
Gross Building Area			32,080 sf

Note 1: Includes circulation, toilet rooms and building service area.

PERFORMING ARTS LEARNING CENTER

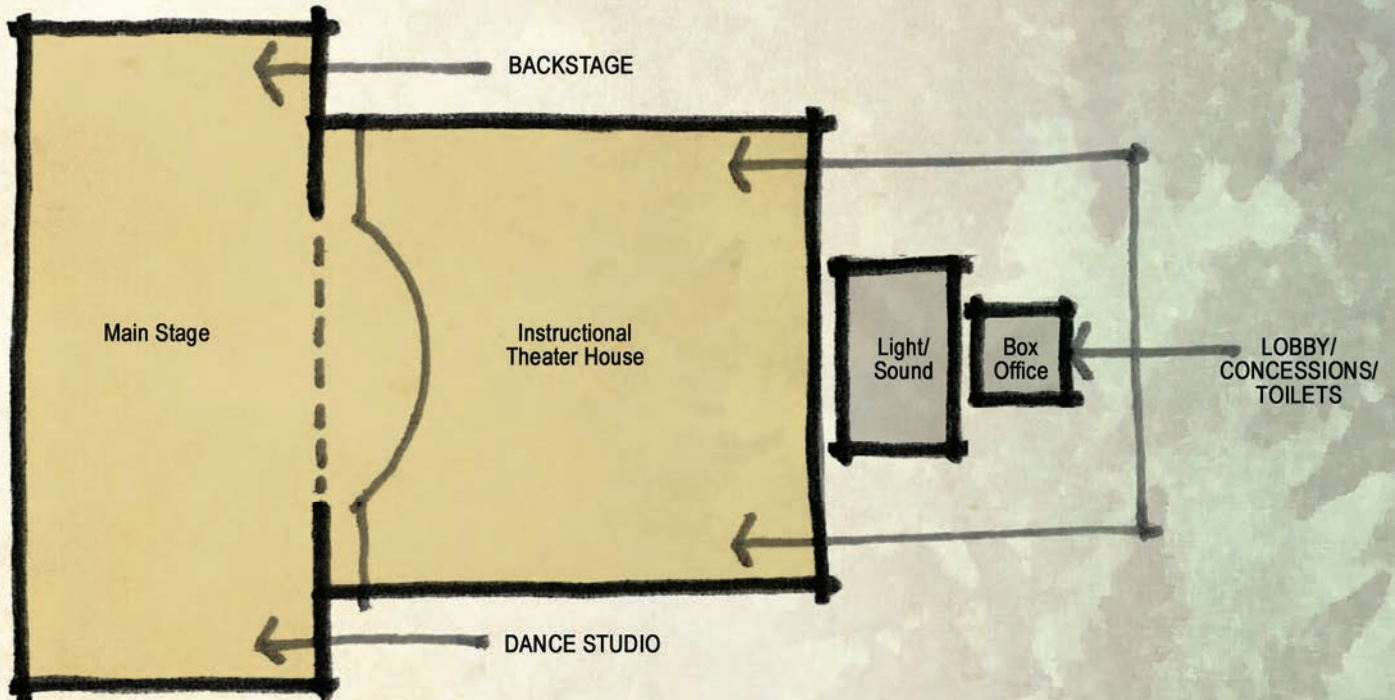
OVERALL PLAN



Teaching Public Space Office Space Lab Space Residential Support Space

PERFORMING ARTS LEARNING CENTER

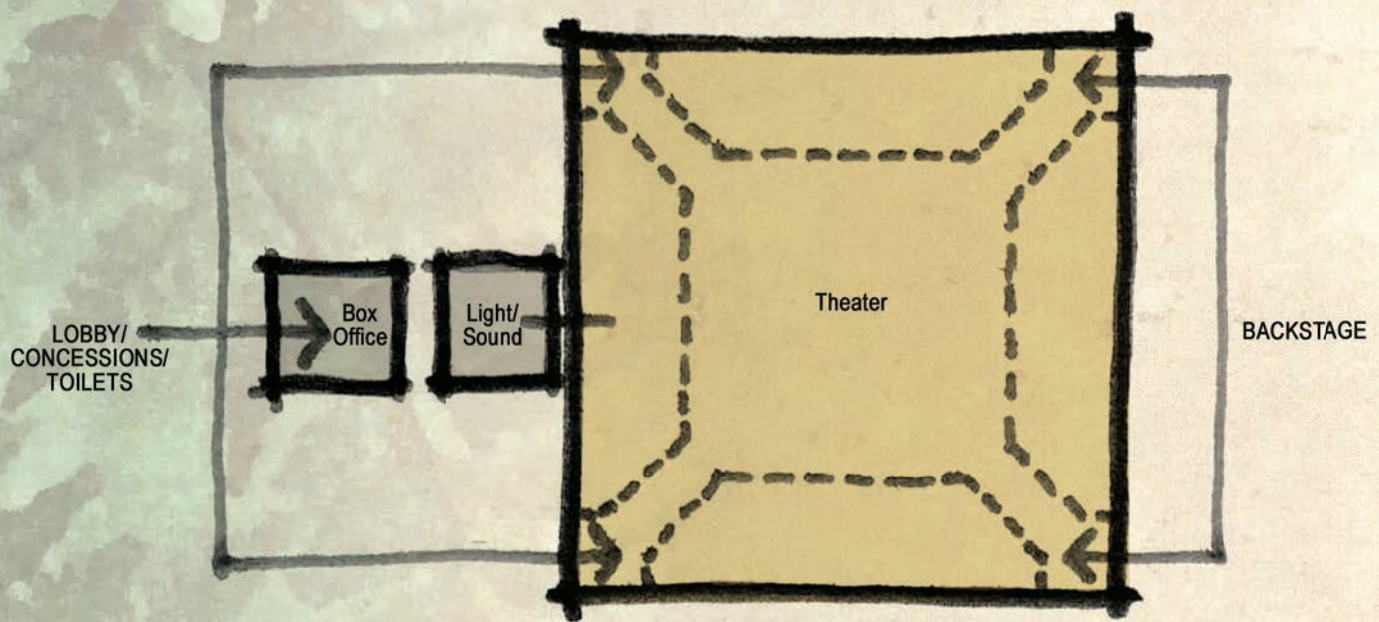
INSTRUCTIONAL THEATER HOUSE, MAIN STAGE



- No Natural Light
- High Volume Shaped Space For Acoustics:
 - Music Primary
 - Speech And Drama Secondary
- Seating For 250-300:
 - Recessed Stepped Seating In Front
 - Stadium Seating In Rear
- Full Theatrical Lighting
- Adjustable Sound Reinforcement
- Quiet Mechanical System
- 50 Foot Clear Fly Capability
- Fully Rigged
- No Natural Light
- Proscenium/Partial Thrust Stage
- Orchestra Pit

PERFORMING ARTS LEARNING CENTER

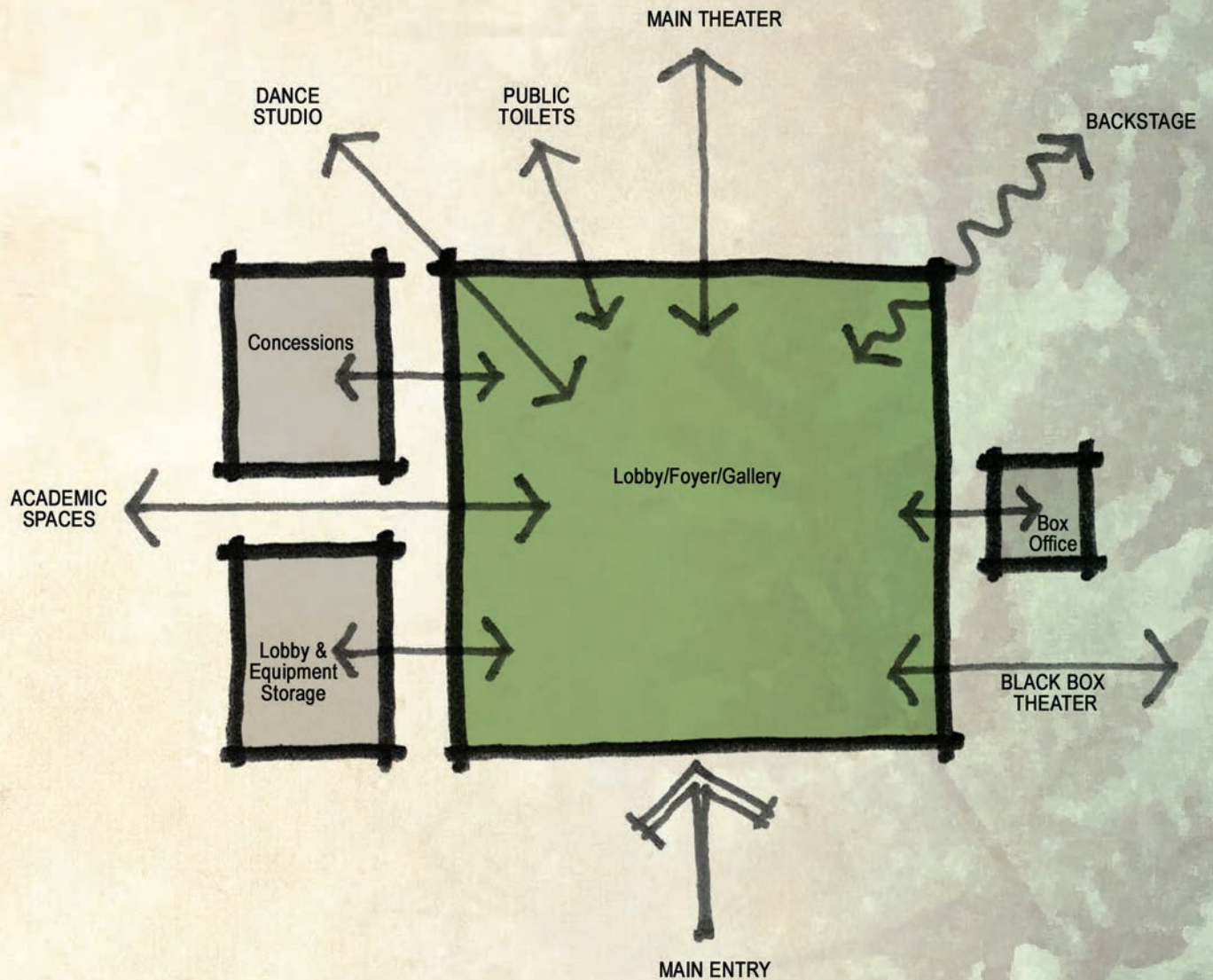
BLACK BOX THEATER



- No Natural Light
- Double Height For Sets, Lighting Rigging, Etc.
- Telescopic Seating On Four Sides For 150
- Access On Corners:
 - Public On Two
 - Performers On Two
- Performance And Rehearsal Space - Flexibility
- Elevated Light/Sound Booth
- Quiet Mechanical System
- Lighting Grid
- Adjustable Acoustics

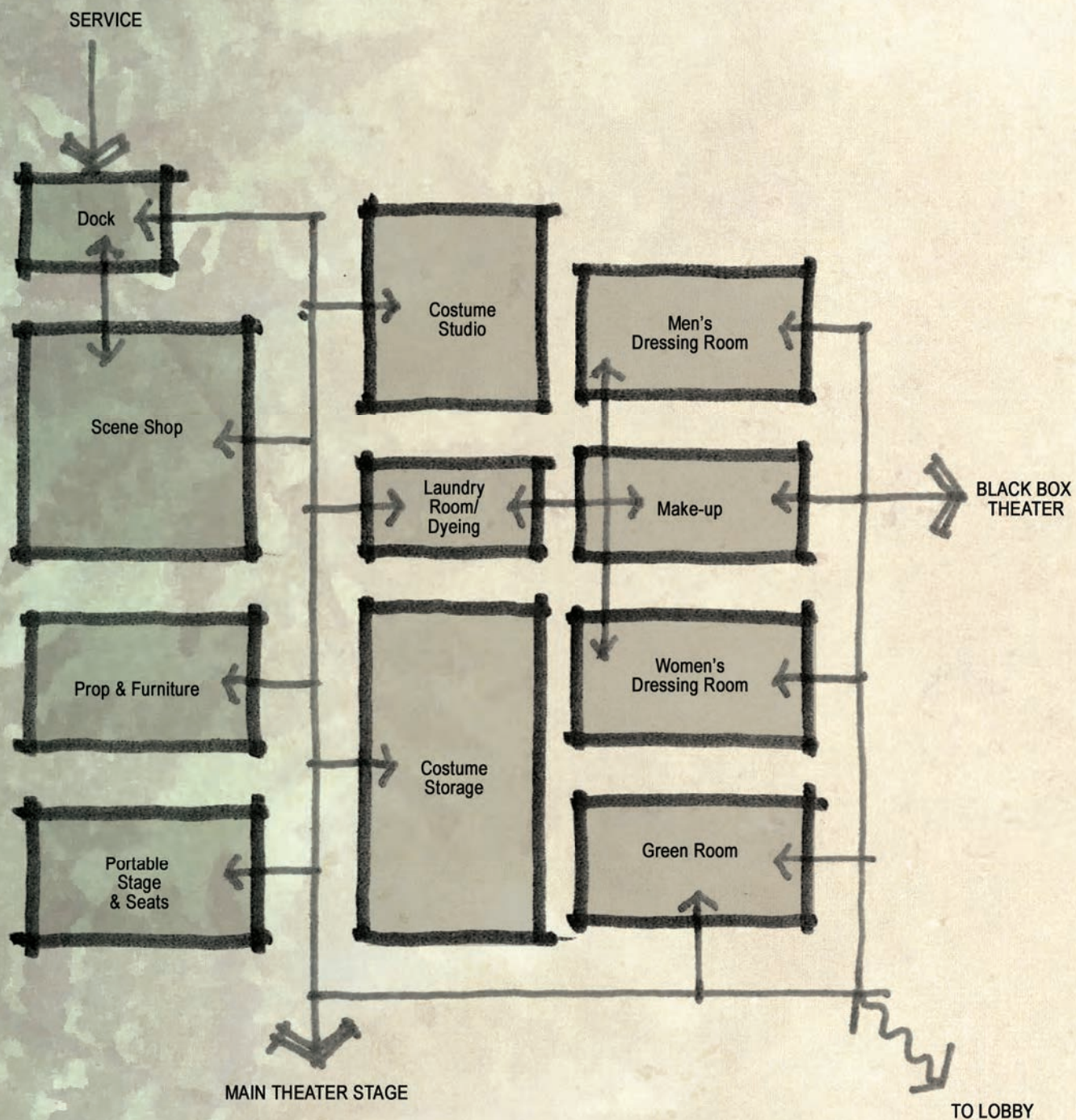
PERFORMING ARTS LEARNING CENTER

PUBLIC AREAS



- Box Office:
 - Accessible For Both Theaters And Dance Studio
- Lobby:
 - Multi-Purpose Space
 - Light-Filled Space, Lantern And Beacon
 - North Or Controlled Light For Gallery
 - Flexible Display Lighting
 - Moveable Display Walls
 - Provide Clear Wayfinding

PERFORMING ARTS LEARNING CENTER BACKSTAGE

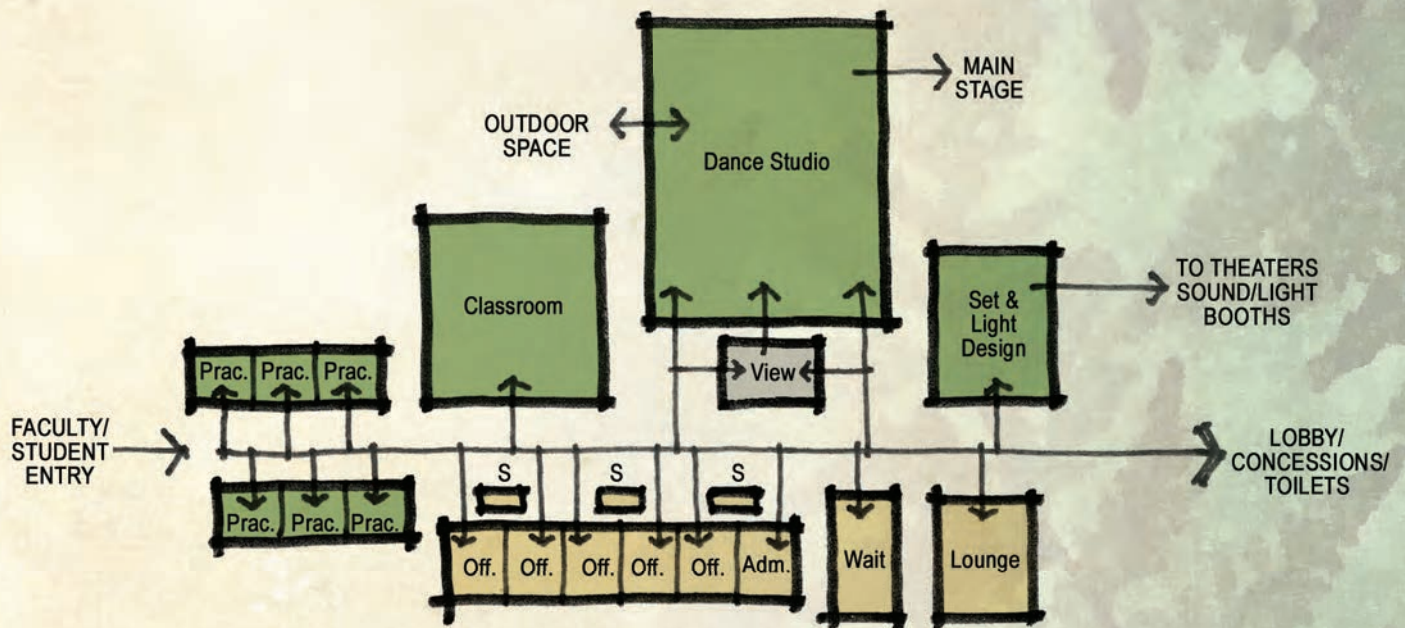


- Controlled Public Access
- Scene Shop:
 - High Natural Light
 - Special Power Requirements
- Costume Studio:
 - Natural Light, Windows
- Provide Receiving Dock
- Toilets To Support This Isolated Area

- Green Room:
 - Multi-Purpose
 - General Seating
- Dressing Rooms
 - Clothes Racks
 - Bench Seating
 - Access to Laundry
- Make-Up:
 - Special Lighting at Counters With Seating

PERFORMING ARTS LEARNING CENTER

ADDITIONAL ACADEMIC SPACES

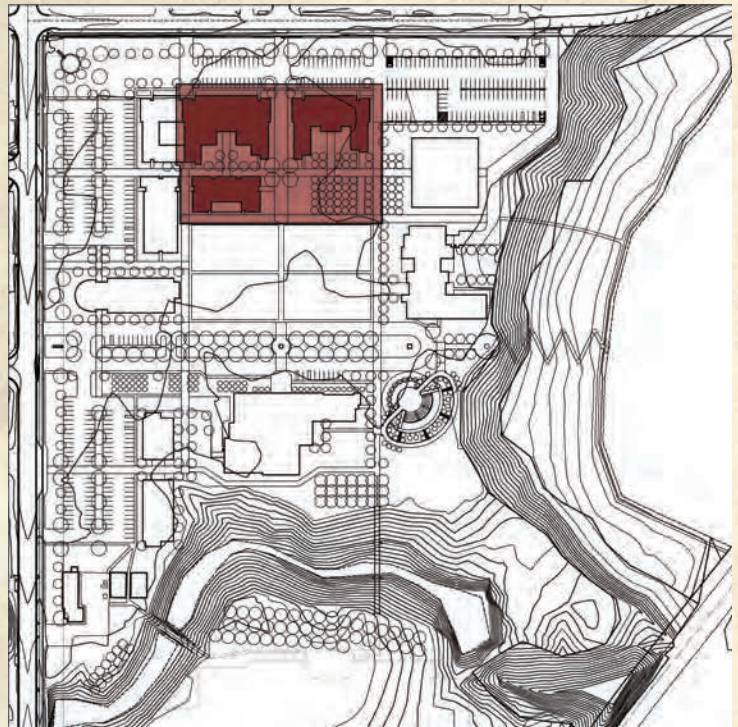


- Dance Studio:
 - High Volume
 - Wood Athletic Floor
 - Sound System
 - Limited Theatrical Lighting
 - Natural Light & View North Or East Preferred
 - Access To Outdoor Space
 - Multi-Purpose Space
- Viewing:
 - Glazed To Dance Studio
 - Tied To Sound System
 - Lockers For Temporary Storage
- Classroom:
 - Natural Light And View, One Wall
 - Minimal Casework
 - Seating For 25
- Practice Rooms:
 - Soundproof With Appropriate Internal Acoustics
- Set /Light Design Lab:
 - Controllable Light With View
 - Computer Stations For 15
 - Two Drafting Stations
 - Model Area
- Faculty Area:
 - Natural Light And View
 - Seating In Corridor For Informal Meetings

AGRICULTURE & LIFE SCIENCES SITE

The new Agriculture and Life Sciences Building is one of two “anchor” buildings on the north portion of the site forming the Agricultural District of the campus. These buildings are considered background buildings to the Central Green yet form an important gateway presence to the north end of campus facing East Mountain View Drive.

The first set of greenhouses are adjacent to the Central Green. They play an important role in activating the hands-on agricultural experience and engaging experiments in a lower scale, non-pretentious building.



AGRICULTURE & LIFE SCIENCES PROGRAM

<u>Program Element</u>	<u>Quantity</u>	<u>Program Area Each</u>	<u>Program Area Sub-Total</u>
1.00 Laboratory Space			
1.01 Microbiology/Chemistry Instrument	3	1,200 sf	3,600 sf
1.02 Laboratory Service Area (includes ultra cold freezer, clean room, dark room, radioactivity room, plant environ. chamber, etc.)	1	1,000 sf	1,000 sf
1.03 Coolers	3	70 sf	210 sf
1.04 Technician Cubicles plus 2 Graduate Carrels	2	14 sf	280 sf
1.05 Interaction Space	1	200 sf	200 sf
1.06 General Biology Lab	1	1,000 sf	1,000 sf
1.07 General Chemistry Lab	1	1,000 sf	1,000 sf
2.00 Classroom Spaces			
2.01 Small Conference Distance Learning	1	250 sf	250 sf
2.02 Small Conference Standard	1	250 sf	250 sf
2.03 24 Seat Medium Classroom	1	720 sf	720 sf
2.04 24 Seat Medium Distance Learning	1	720 sf	720 sf
2.05 40 Seat Large Classroom	1	1,000 sf	1,000 sf
3.00 Greenhouse Spaces			
3.01 Head House	1	1,000 sf	1,000 sf
3.02 Classrooms	1	800 sf	800 sf
3.03 Greenhouse Pods	6	600 sf	3,600 sf
3.04 Storage	1	400 sf	400 sf
3.05 Cooler	1	200 sf	200 sf
3.06 Laundry/Shower/Lockers	1	200 sf	200 sf
4.00 Office Spaces			
4.01 Faculty Offices (Hort., FST, MMBB, ES)	8	140 sf	1,120 sf
4.02 Staff Offices (Admin Asst, Farm Manager)	2	100 sf	200 sf
4.03 Administration Office	1	130 sf	130 sf
4.04 Lounge	1	260 sf	260 sf
4.05 Work Room	1	200 sf	200 sf
4.06 Building Reception Area	1	100 sf	100 sf
4.07 Master Gardener Clinic	1	200 sf	200 sf
5.00 Bonner County AG Extension			
5.01 Faculty	2	140 sf	280 sf
5.02 Staff Offices (4-H, Admin Asst., Master Gardener)	3	140 sf	420 sf
5.03 Clerical (workstations)	2	80 sf	160 sf
5.04 Multi-Purpose Classroom Ag Extension	1	720 sf	720 sf
5.05 Work Room	1	200 sf	200 sf
5.06 File Room	1	200 sf	200 sf
5.07 Remote Storage	1	1,000 sf	1,000 sf
Total Assigned Area			19,500 sf
Unassigned Space (40% of Gross) ¹			7,800 sf
Gross Building Area			27,300 sf

Note 1: Includes circulation, toilet rooms and building service area.

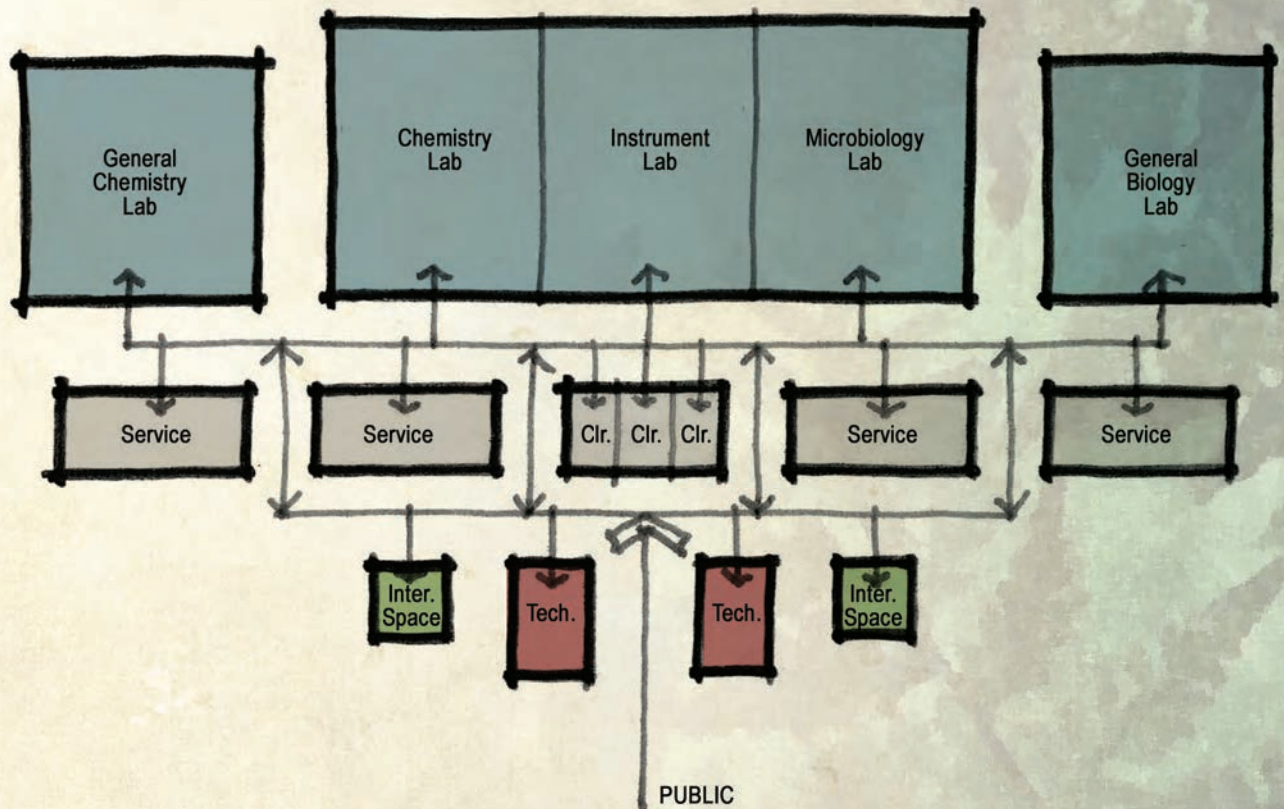
AGRICULTURE & LIFE SCIENCES

OVERALL PLAN



Teaching Public Space Office Space Lab Space Residential Support Space

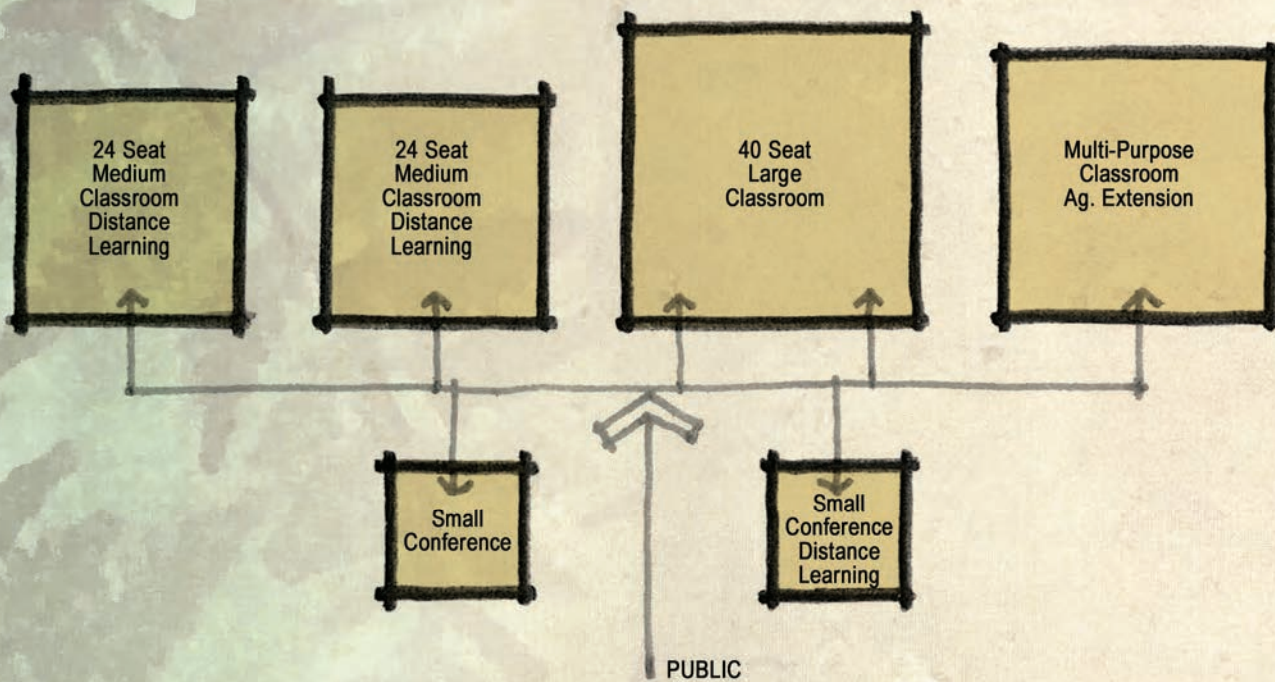
AGRICULTURE & LIFE SCIENCES LABORATORY SPACES



- Labs To Receive North Light Or Appropriate Sun Control
- Lab Benches To Receive All Necessary Utilities
- General Chemistry And General Biology Labs May Group With Classrooms
- Service Core To Provide Buffer Between Public Corridor And Labs
- Interaction Spaces To Be Easily Accessible From Lab Area

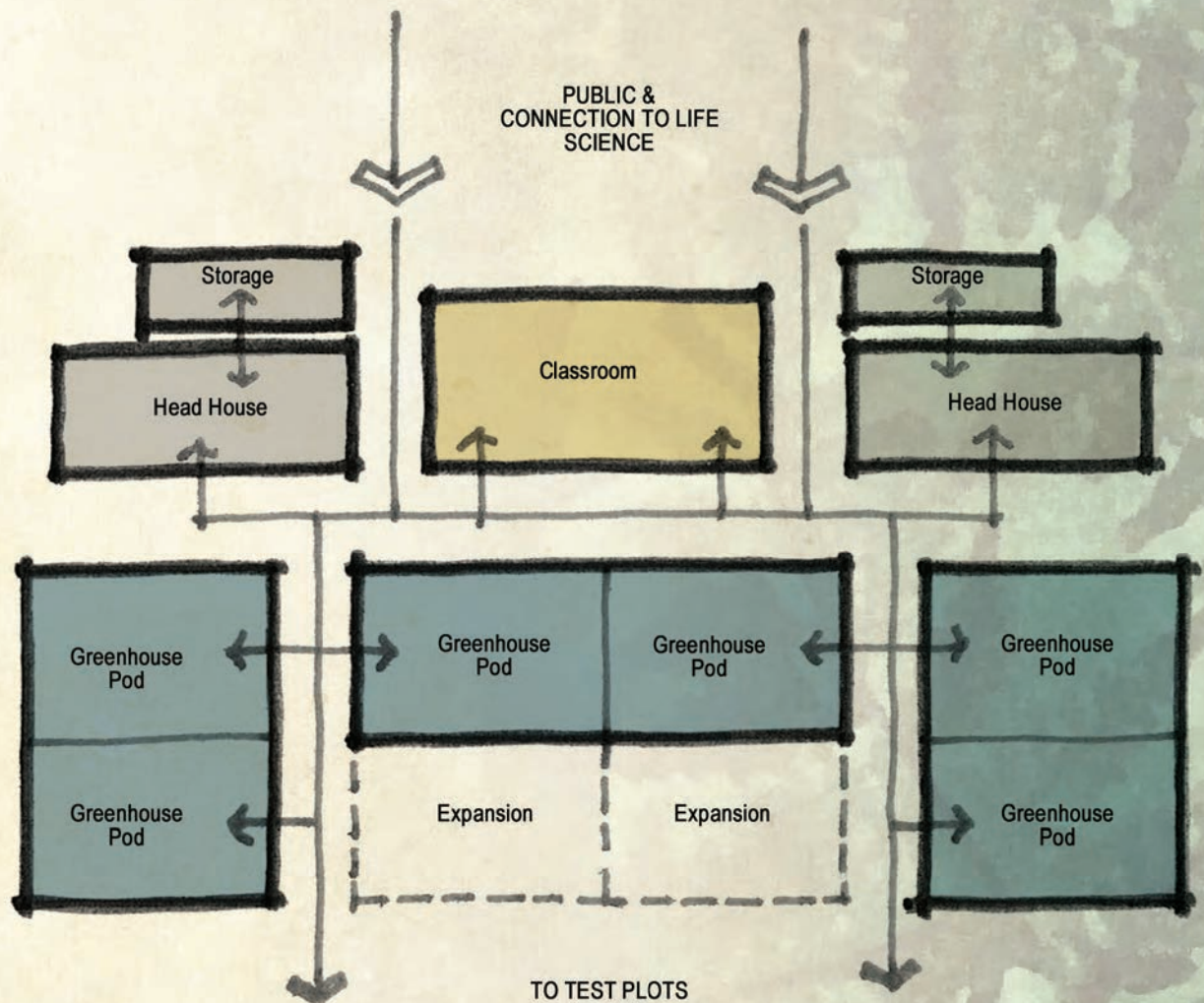
AGRICULTURE & LIFE SCIENCES

CLASSROOM SPACES



- Natural Light And View For All Spaces
- Blackout Capability For All Spaces
- Full Audio/Visual Capability For All Classrooms
- Distance Learning Technology Applied To One Medium Classroom And One Small Conference
- Tiered Seating In Large Classroom

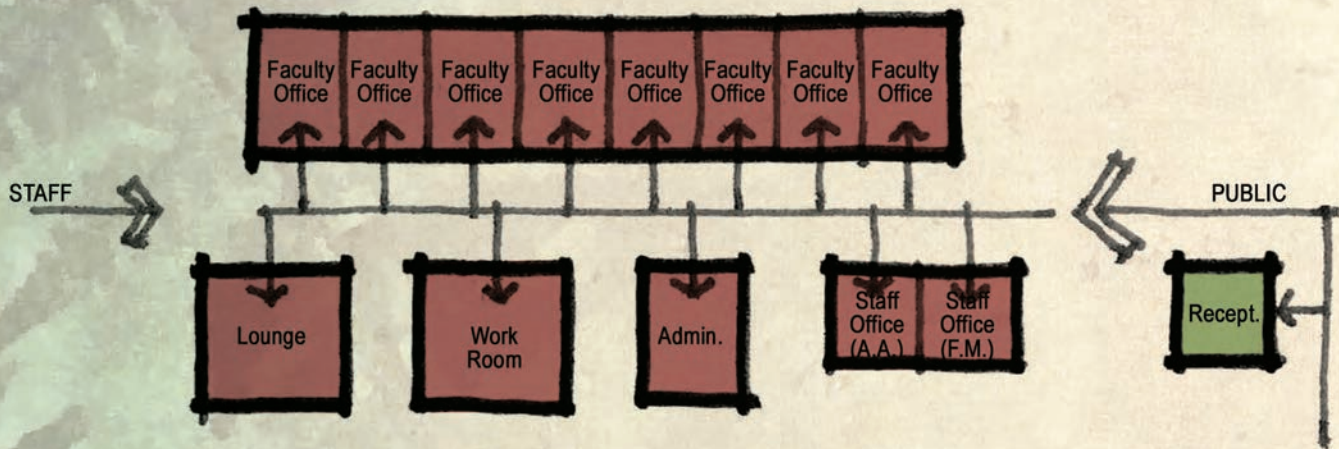
AGRICULTURE & LIFE SCIENCES GREENHOUSE SPACES



- Greenhouse To Receive South, East And West Exposure
- Classroom May Have An Open Wall Toward Greenhouse Pods
- Potential Expansion To Work With Initial Head House
- Greenhouse Spaces Will Be Readily Accessible From Life Sciences And Test Plots For Field Study

AGRICULTURE & LIFE SCIENCES

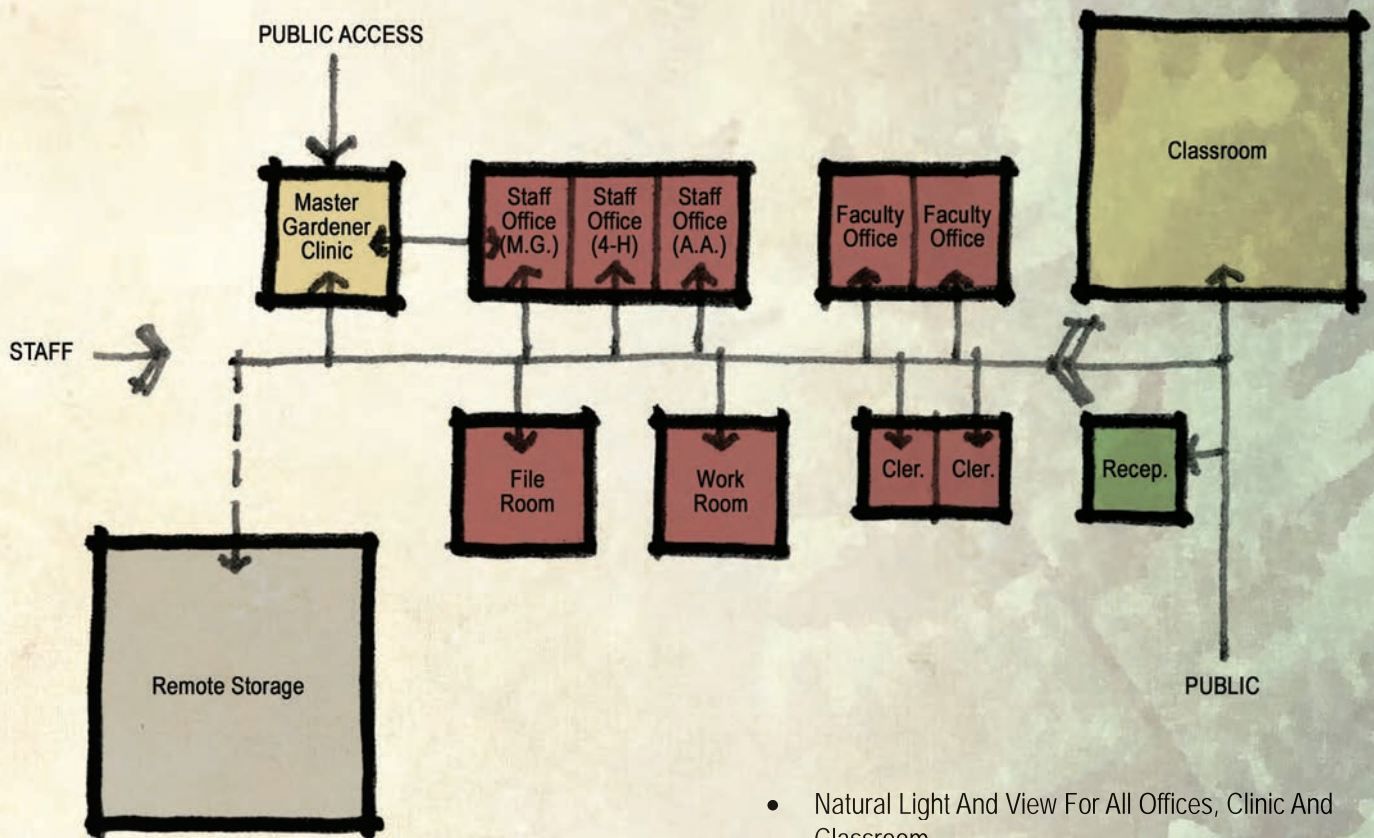
OFFICE SPACES



- Natural Light And View For All Spaces
- Reception Located in Main Lobby

AGRICULTURE & LIFE SCIENCES

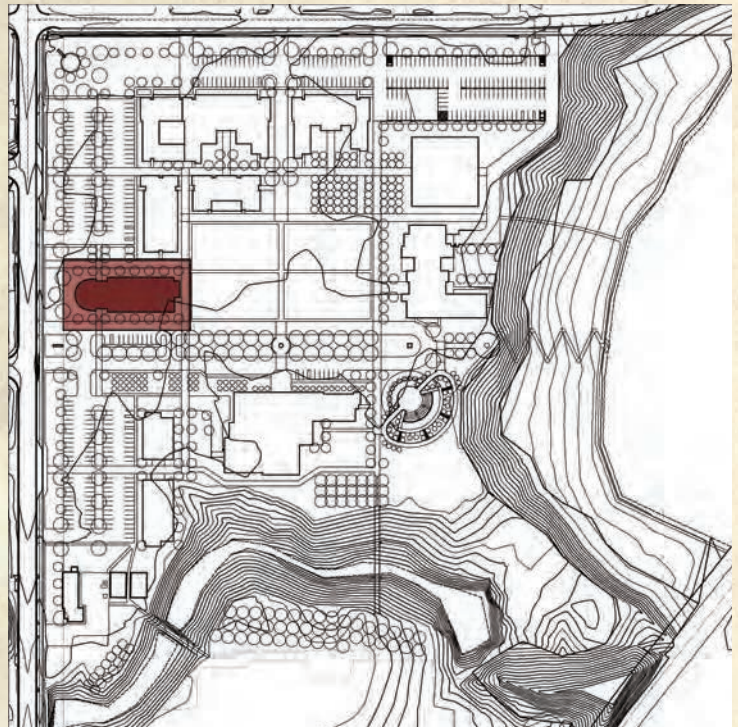
BONNER COUNTY AG EXTENSION



- Natural Light And View For All Offices, Clinic And Classroom
- Blackout Capability In Classroom
- Clerical In Open Workstations
- Workroom To Accommodate Large Printing Operation
- Clinic Accessible To Public
- Reception Located In Main Lobby
- Classroom Grouped With Other Classrooms

ADMINISTRATION/CENTER OPERATIONS SITE

The Administration/Center Operations Building site is front and center to the arrival of the entire campus. Its site has high visibility to Boyer Avenue and the primary campus entry and allows the building to have a dignity and clear presence that will set the tone for the entire campus.

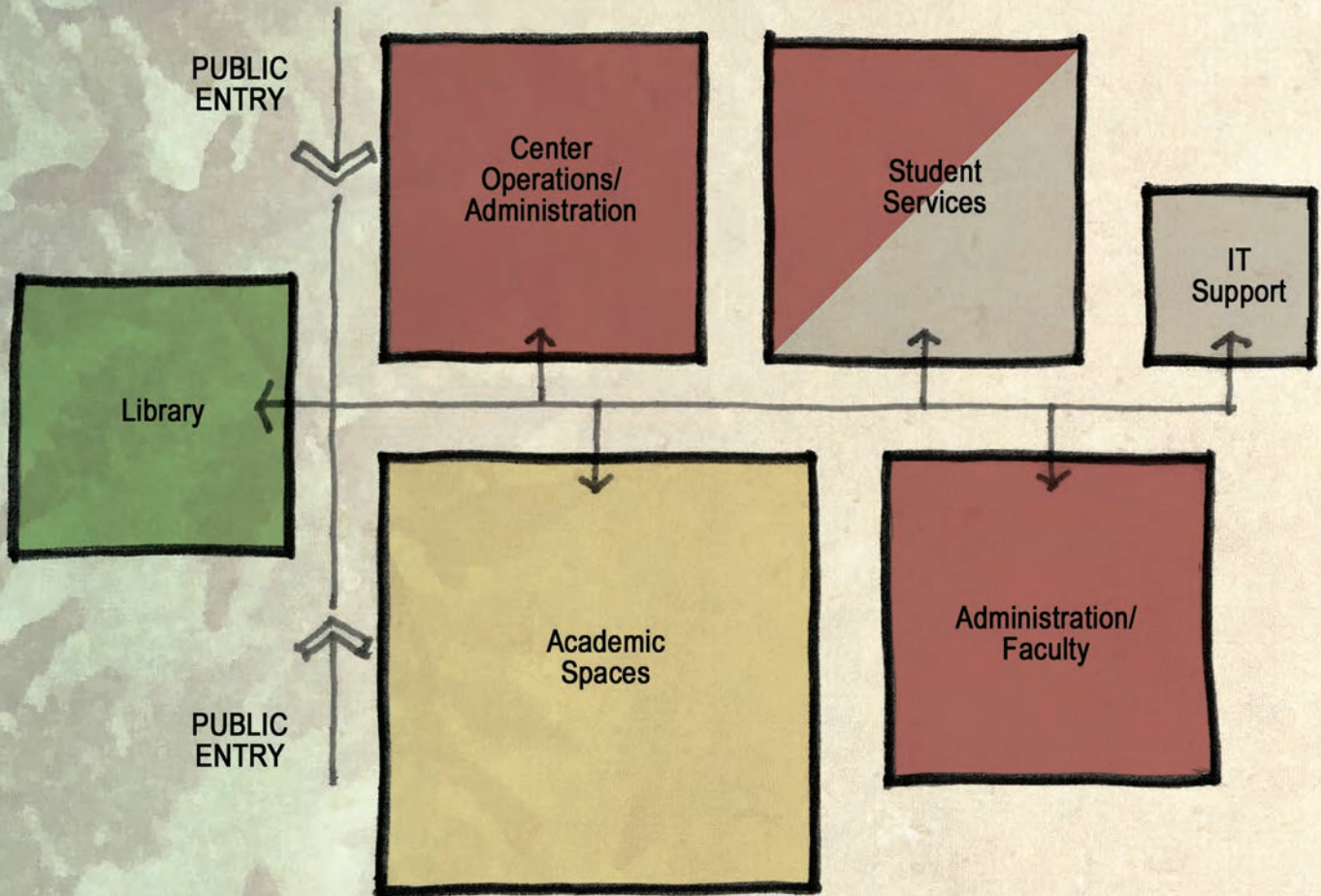


ADMINISTRATION/CENTER OPERATIONS PROGRAM

<u>Program Element</u>	<u>Quantity</u>	<u>Program Area Each</u>	<u>Program Area Sub-Total</u>
1.00 Center Operations/Administration			
1.01 University of Idaho Director	1	250 sf	250 sf
1.02 Facility Manager	1	140 sf	140 sf
1.03 Clerical Open Workstations	2	100 sf	200 sf
1.04 Visitor Work Center Open Workstation	1	150 sf	150 sf
1.05 Visiting Offices	2	140 sf	280 sf
1.06 Reception Open workstations	3	100 sf	300 sf
106a Waiting Area	1	120 sf	120 sf
1.07 Conference Rooms	1	360 sf	360 sf
1.08 Files	1	180 sf	180 sf
1.09 Storage	1	200 sf	200 sf
1.10 Mail/Copier/Work Room	1	200 sf	200 sf
2.00 Academic Spaces			
2.03 Small Conference Room Standard	1	250 sf	250 sf
2.04 24 Seat Medium Classroom	2	720 sf	1,440 sf
2.05 24 Seat Medium Computer Lab	1	720 sf	720 sf
2.06 40 Seat Large Classroom Distance Learning	1	1,000 sf	1,000 sf
2.07 40 Seat Large Classroom	1	1,000 sf	1,000 sf
3.00 IT Support			
3.01 IT Support Associates	1	140 sf	140 sf
3.01 IT Server Room	1	500 sf	500 sf
4.00 Student Services			
4.01 Registration Coordinator	1	140 sf	140 sf
4.02 Computer Work Room	1	700 sf	700 sf
4.03 Testing Area	1	500 sf	500 sf
4.04 Workroom	1	180 sf	180 sf
4.05 University of Idaho Files	1	180 sf	180 sf
4.06 Files	1	180 sf	180 sf
4.07 Clerical Records	2	140 sf	280 sf
4.08 Student Services Records	1	160 sf	160 sf
5.00 Library			
5.01 Library Resource Room	1	1,200 sf	1,200 sf
5.02 Staff Offices	1	140 sf	140 sf
5.03 Copy/Fax	1	60 sf	60 sf
5.04 Computer Stations	10	30 sf	300 sf
6.00 Administration/Faculty			
6.01 Director	1	180 sf	180 sf
6.02 General Faculty Office	8	140 sf	1,120 sf
6.03 Associate Faculty Offices	6	100 sf	600 sf
6.04 Faculty Offices	2	140 sf	280 sf
6.05 Faculty Office	1	140 sf	140 sf
6.04 Staff Offices	4	80 sf	320 sf
6.05 Workroom/File Room	1	200 sf	200 sf
6.06 Copy/Fax	1	60 sf	60 sf
Total Assigned Area			14,350 sf
Unassigned Space (40% of Gross) ¹			5,740 sf
Gross Building Area			20,090 sf

Note 1: Includes circulation, toilet rooms and building service area.

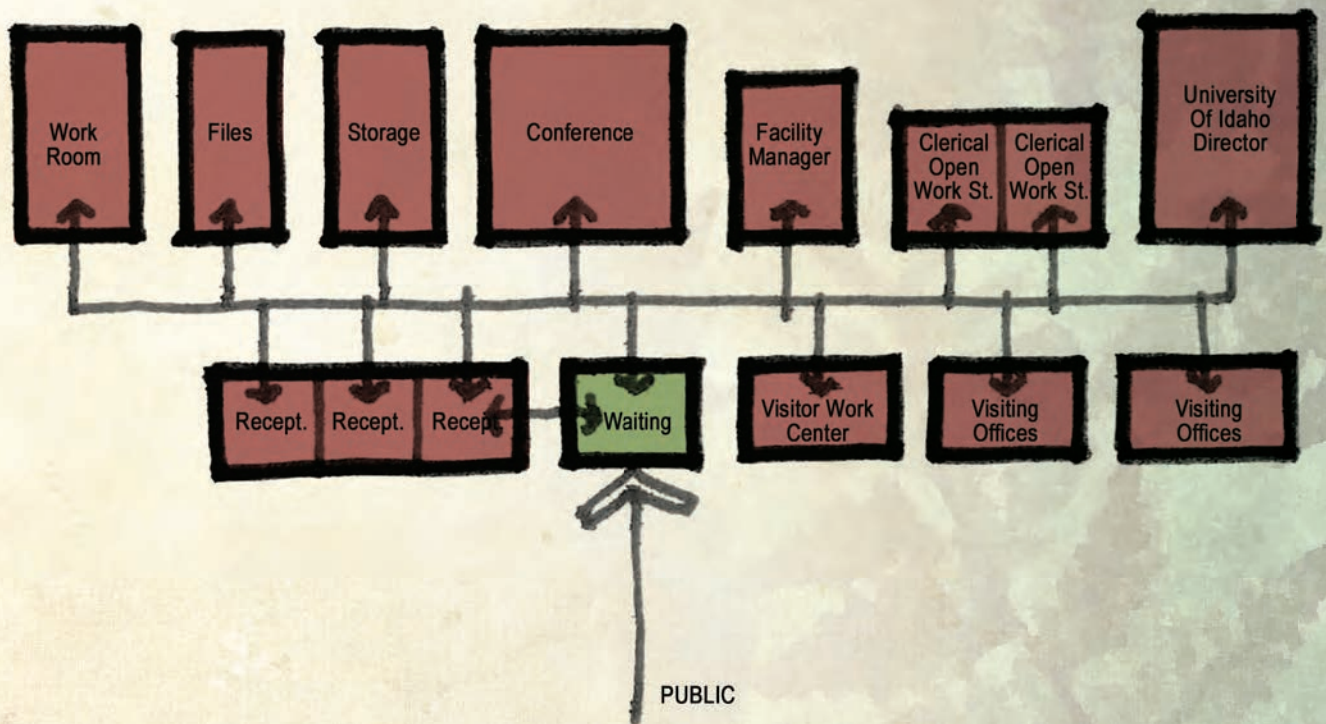
ADMINISTRATION/CENTER OPERATIONS OVERALL PLAN



Teaching Public Space Office Space Lab Space Residential Support Space

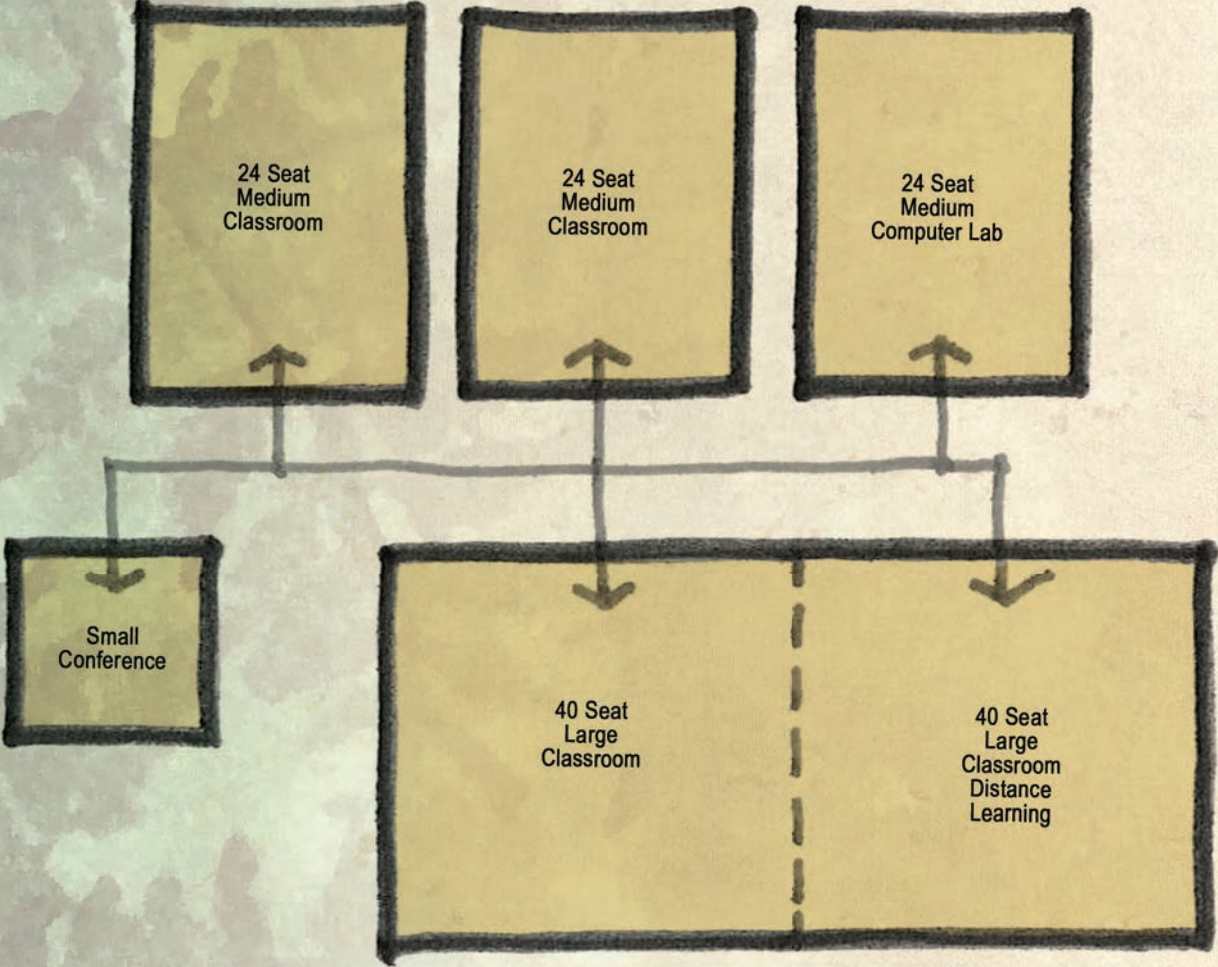
ADMINISTRATION/CENTER OPERATIONS

CENTER OPERATIONS/ADMINISTRATION



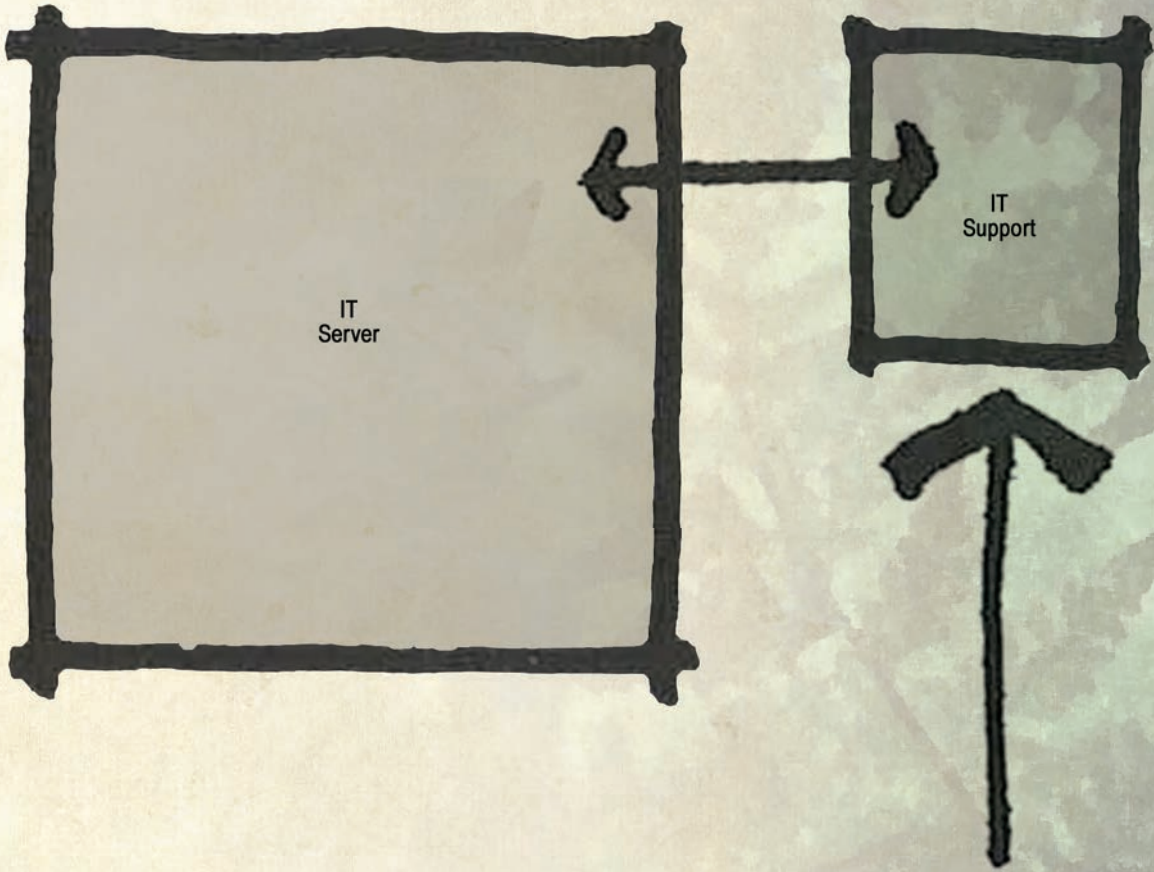
ADMINISTRATION/CENTER OPERATIONS

ACADEMIC SPACES



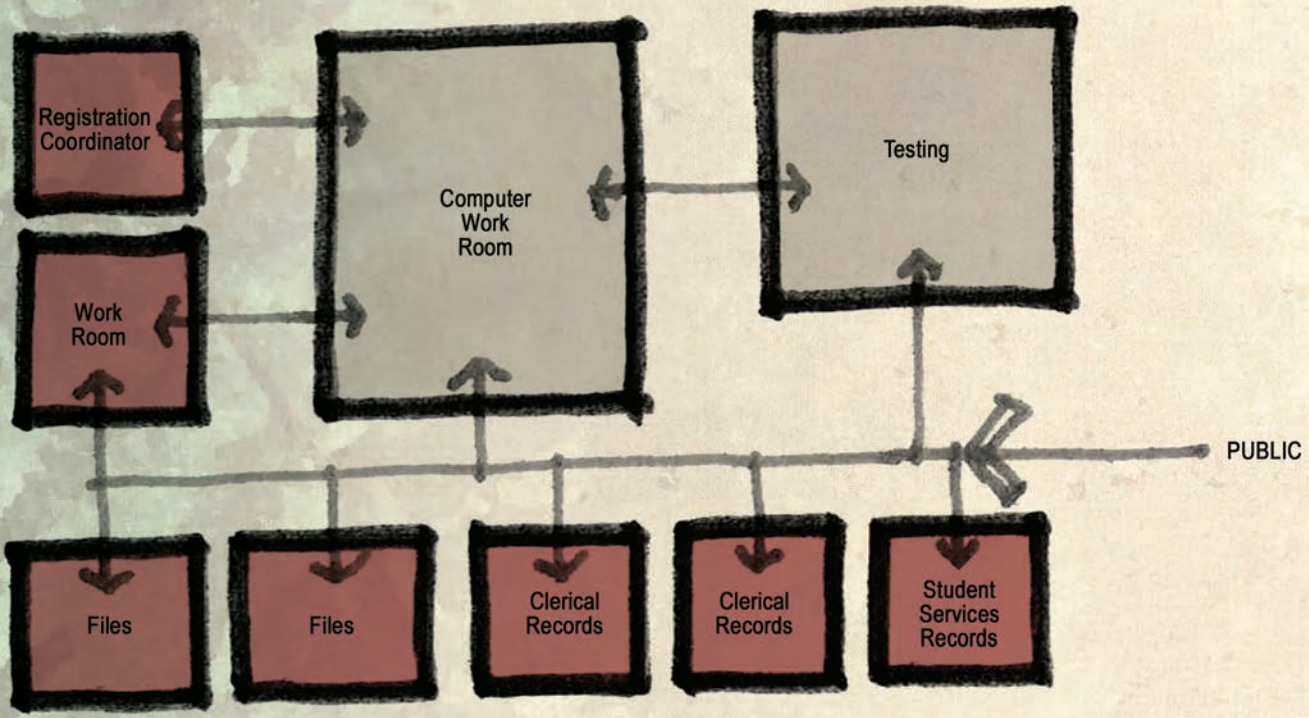
ADMINISTRATION/CENTER OPERATIONS

I.T. SUPPORT

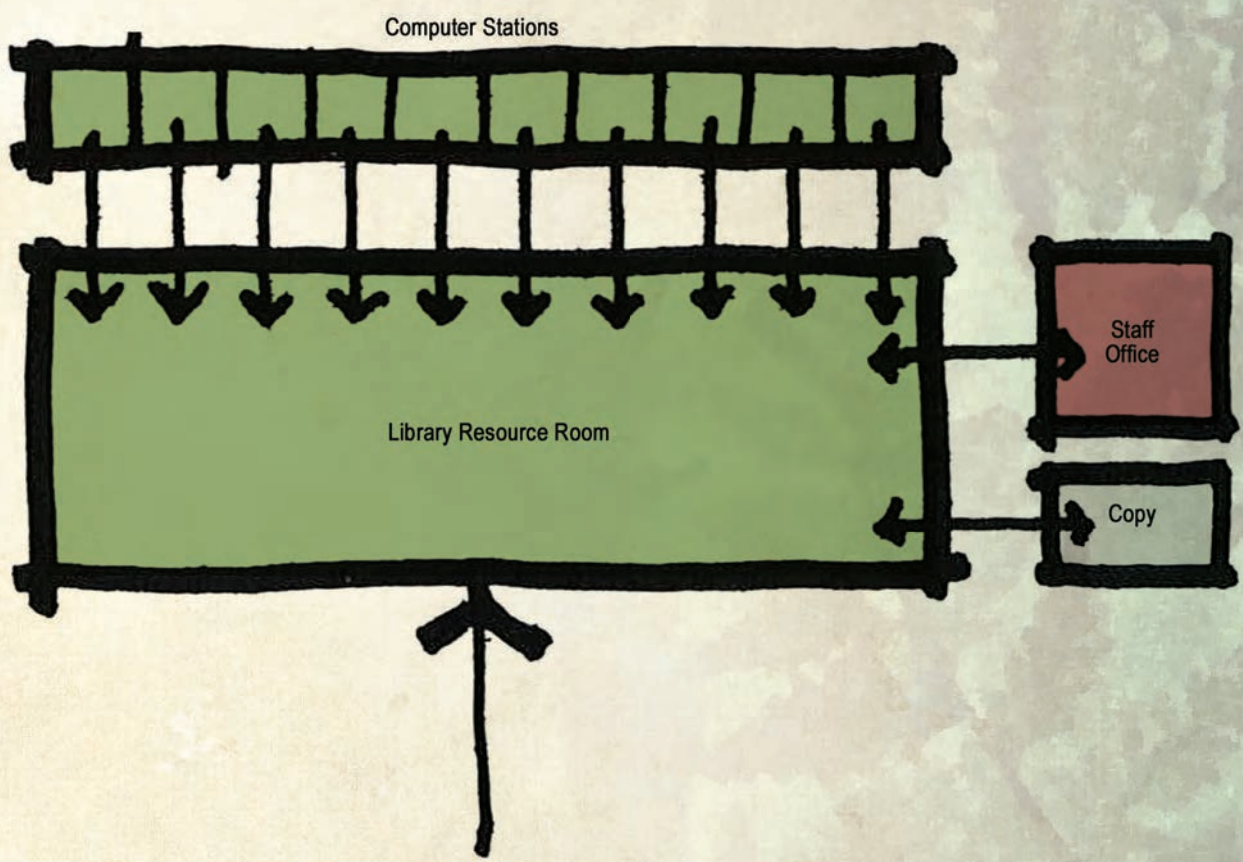


ADMINISTRATION/CENTER OPERATIONS

STUDENT SERVICES

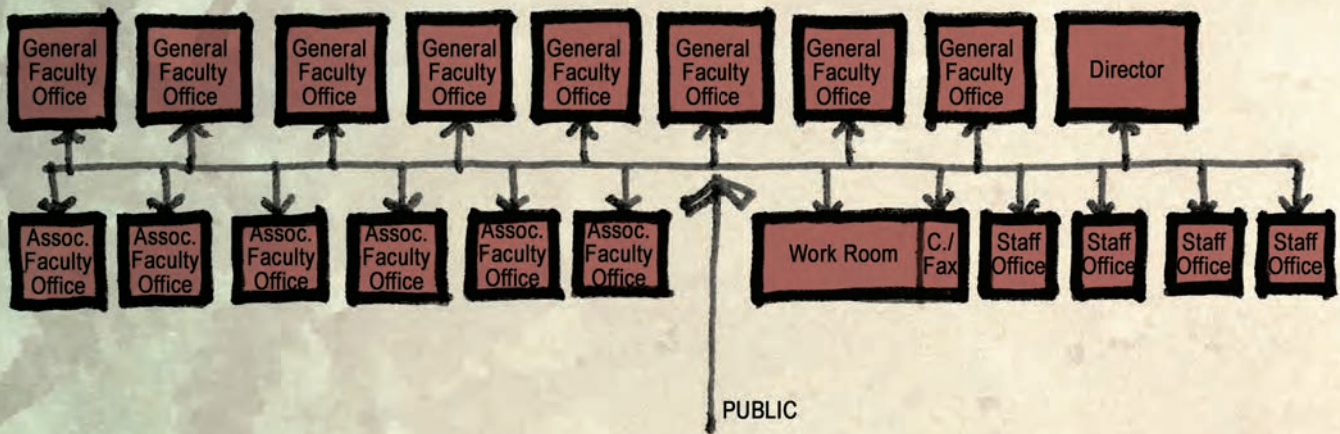


ADMINISTRATION/CENTER OPERATIONS LIBRARY



ADMINISTRATION/CENTER OPERATIONS

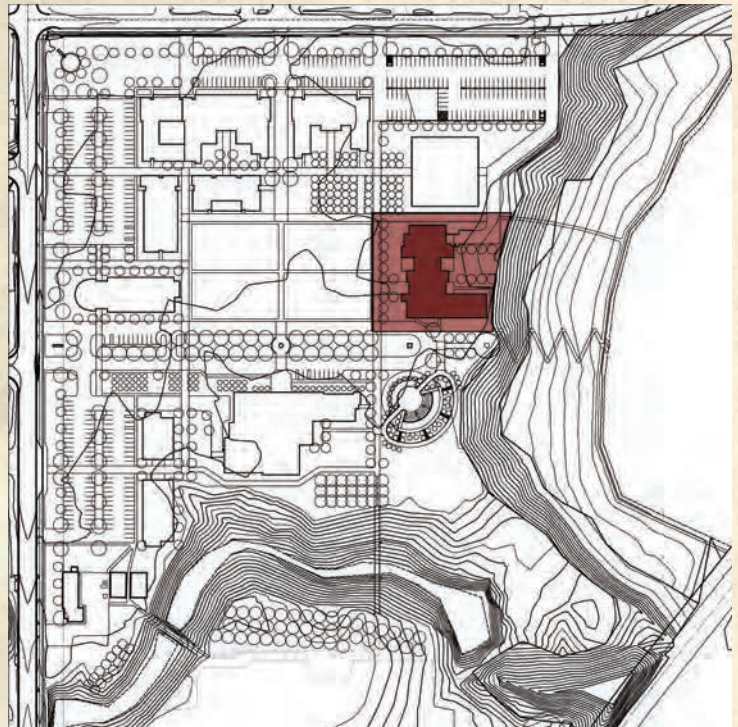
ADMINISTRATION/FACULTY





STUDENT UNION SITE

Another key anchor for the campus, this site is unique as it faces the newly formed Central Green and abuts the existing natural greenbelt to the east. This site affords an appropriate presence to the campus with a close proximity to the student square, campanile and amphitheater.



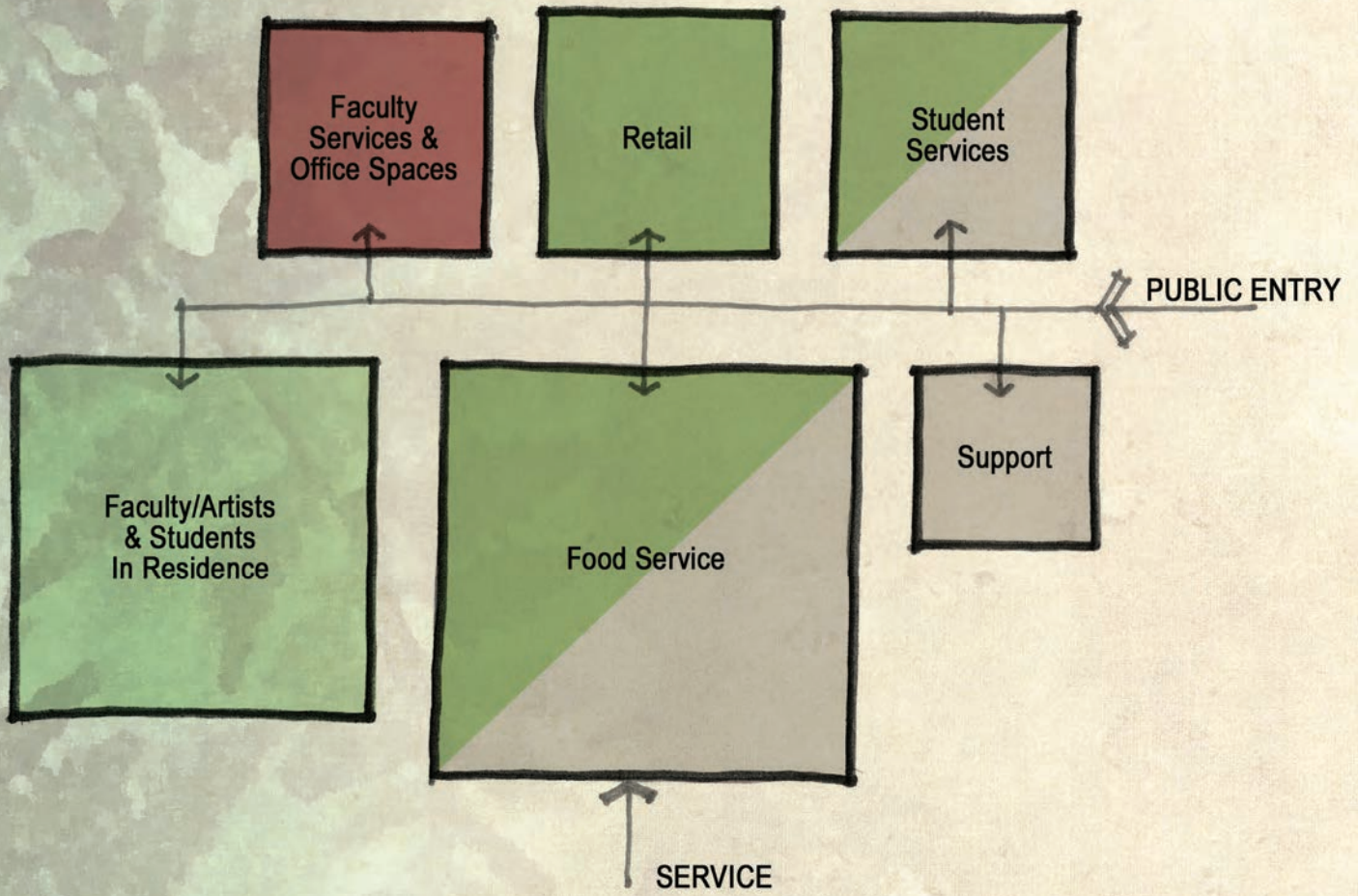
STUDENT UNION PROGRAM

<u>Program Element</u>	<u>Quantity</u>	<u>Program Area Each</u>	<u>Program Area Sub-Total</u>
1.00 Retail			
1.01 Bookstore	1	1,200 sf	1,200 sf
1.02 Copy/Printing	1	200 sf	200 sf
1.03 Computer Repairs	1	200 sf	200 sf
1.03 Bank/ATM	1	100 sf	100 sf
2.00 Food Service			
2.01 Food Court	1	2,400 sf	2,400 sf
2.02 Servery/Cashier	1	400 sf	400 sf
2.03 Dining/Seating	1	2,400 sf	2,400 sf
2.04 Coffee House	1	150 sf	150 sf
2.05 Refuse/Storage	1	400 sf	400 sf
2.06 Food Service Office	1	180 sf	180 sf
3.00 Student Services			
3.01 Career Center	1	500 sf	500 sf
3.02 Student Lounge	1	600 sf	600 sf
3.03 Conference/Meeting Rooms	6	150 sf	900 sf
4.00 Faculty Services & Office Spaces			
4.01 EMBA Offices	1	420 sf	420 sf
4.02 Education Offices	1	780 sf	780 sf
4.03 Faculty Lounge	1	300 sf	300 sf
4.03 Copy/Fax/Workroom	1	200 sf	200 sf
4.10 Culinary Arts & Science Program			
4.11 Experimental Kitchen	1	1,000 sf	1,000 sf
4.12 Food Storage	1	0 sf	0 sf
4.13 Offices	2	0 sf	0 sf
5.00 Faculty/Artists & Students in Residence			
5.01 Dorm Rooms	5	360 sf	1,800 sf
5.02 Private Rooms	4	650 sf	2,600 sf
5.03 Communal Space	1	250 sf	250 sf
6.00 Support			
6.01 Loading Dock/Recycling	1	400 sf	400 sf
6.02 Storage	1	600 sf	600 sf
6.03 IT Room	1	200 sf	200 sf
6.04 Janitorial	1	400 sf	400 sf
Total Assigned Area			18,580 sf
Unassigned Space (40% of Gross) ¹			7,400 sf
Gross Building Area			25,980 sf

Note 1: Includes circulation, toilet rooms and building service area.

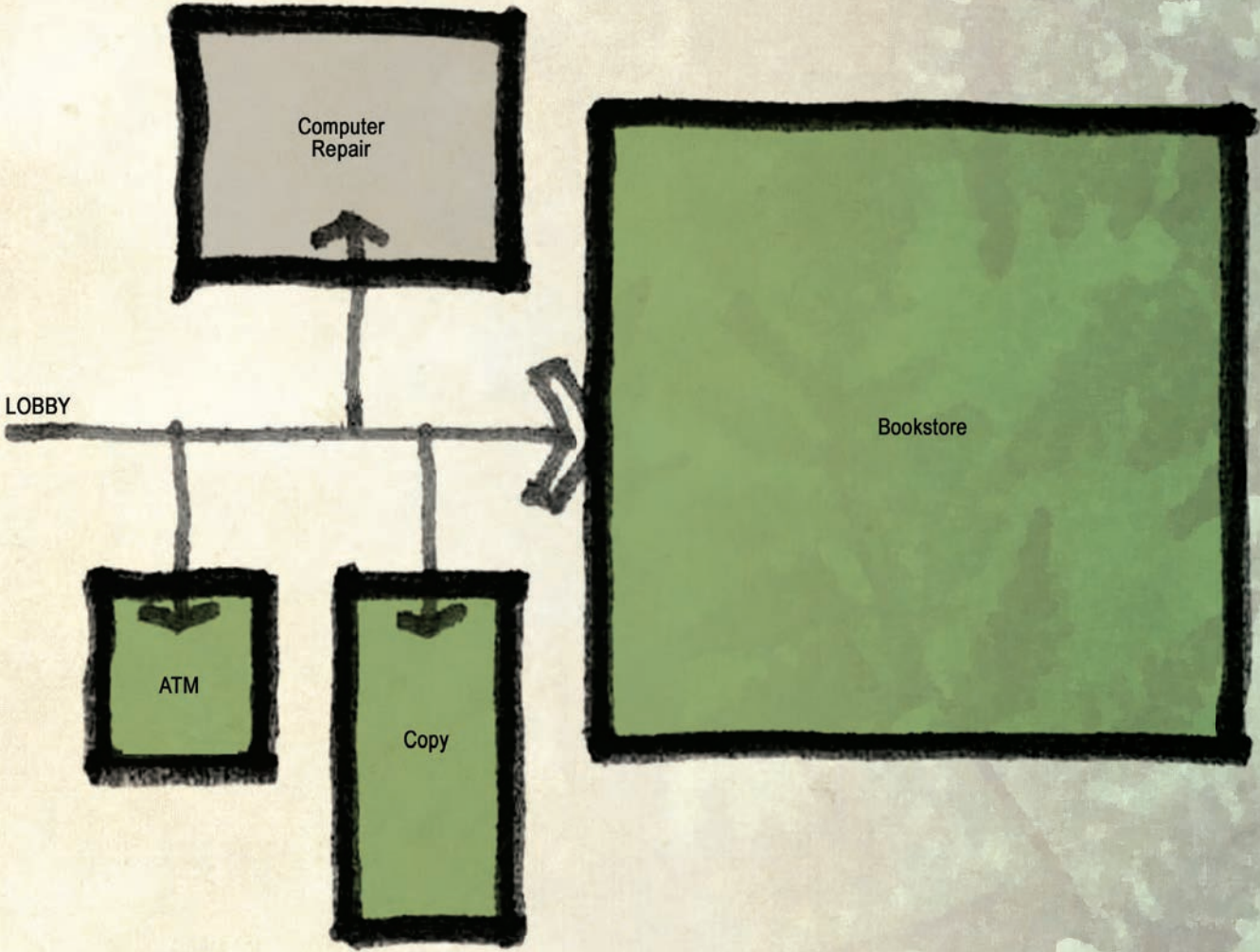
STUDENT UNION

OVERALL PLAN

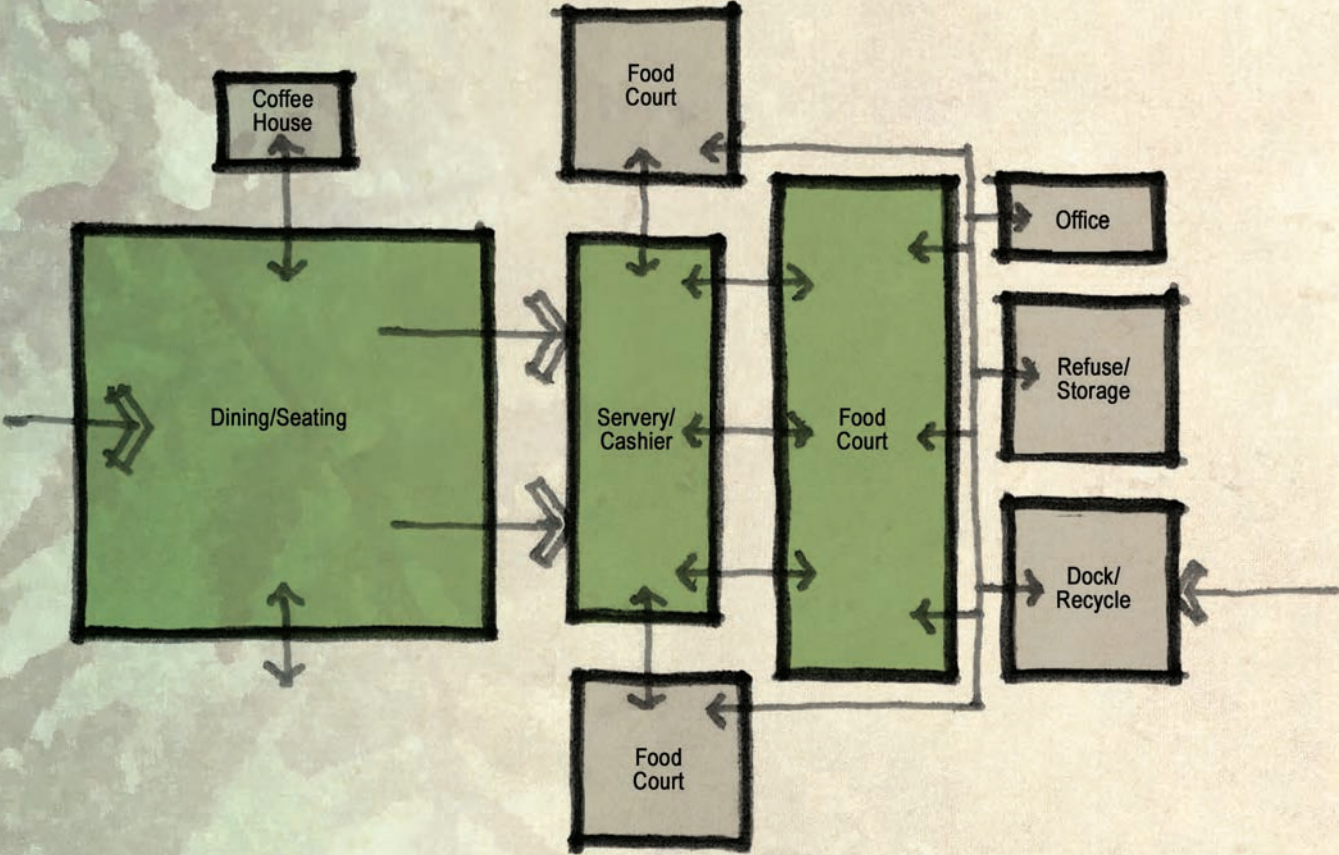


Teaching
 Public Space
 Office Space
 Lab Space
 Residential
 Support Space

STUDENT UNION RETAIL

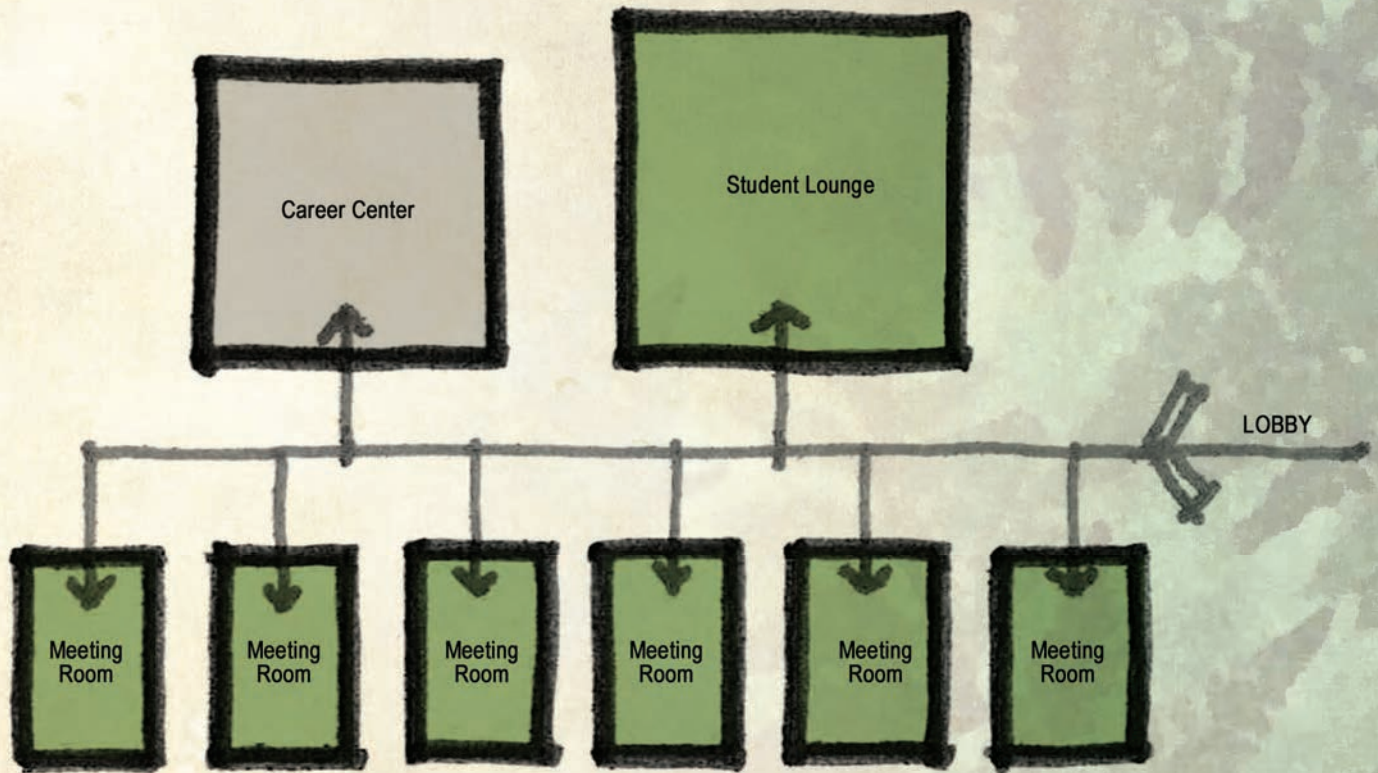


STUDENT UNION FOOD SERVICE



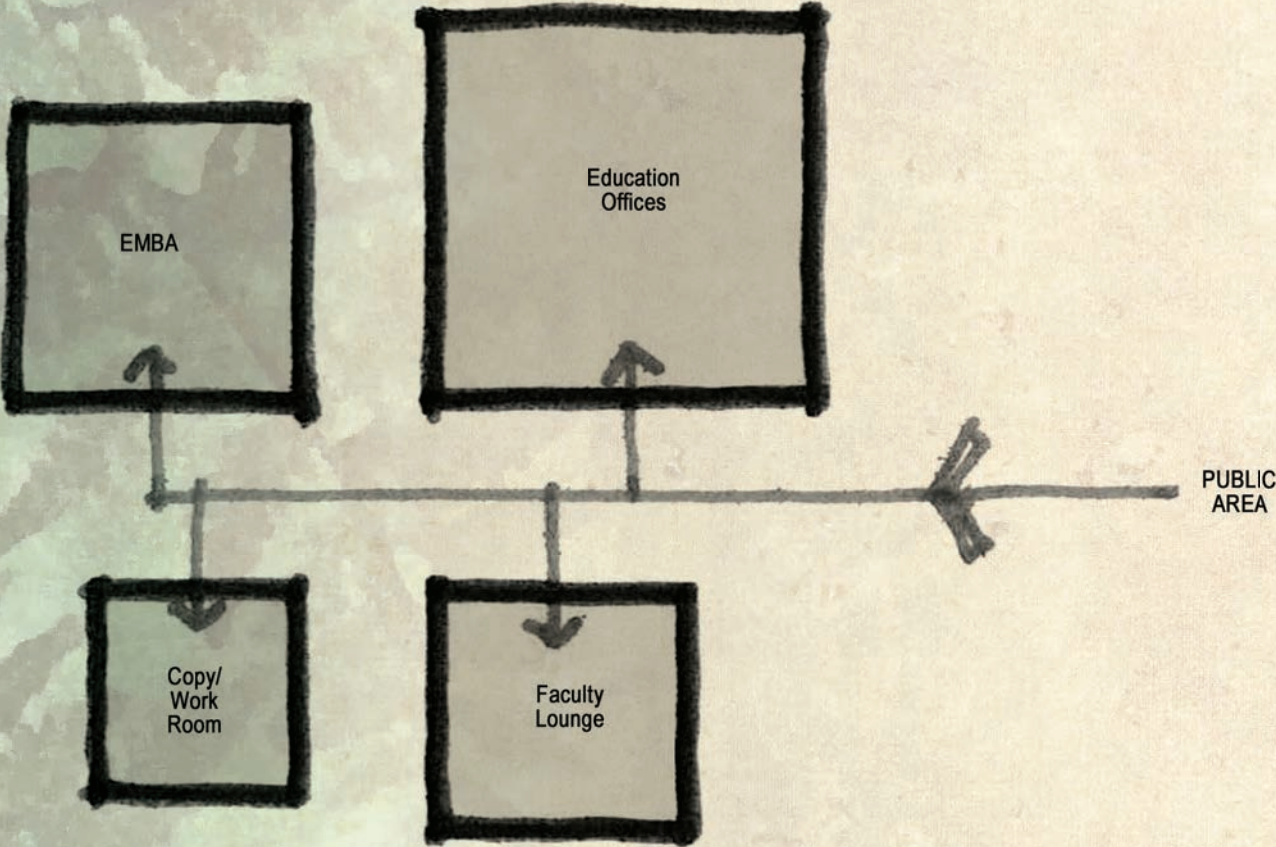
STUDENT UNION

STUDENT SERVICES



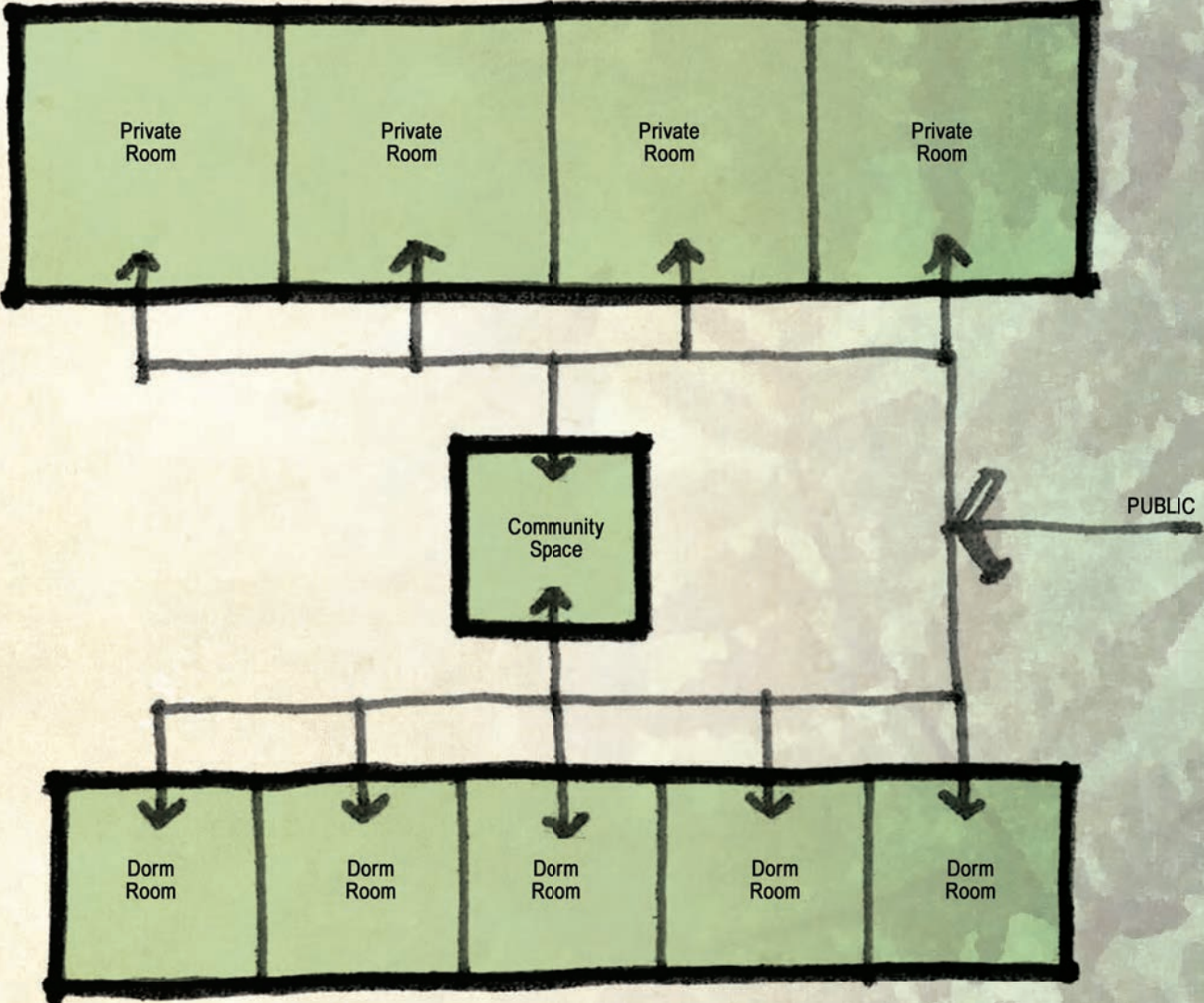
STUDENT UNION

FACULTY SERVICES & OFFICE SPACES

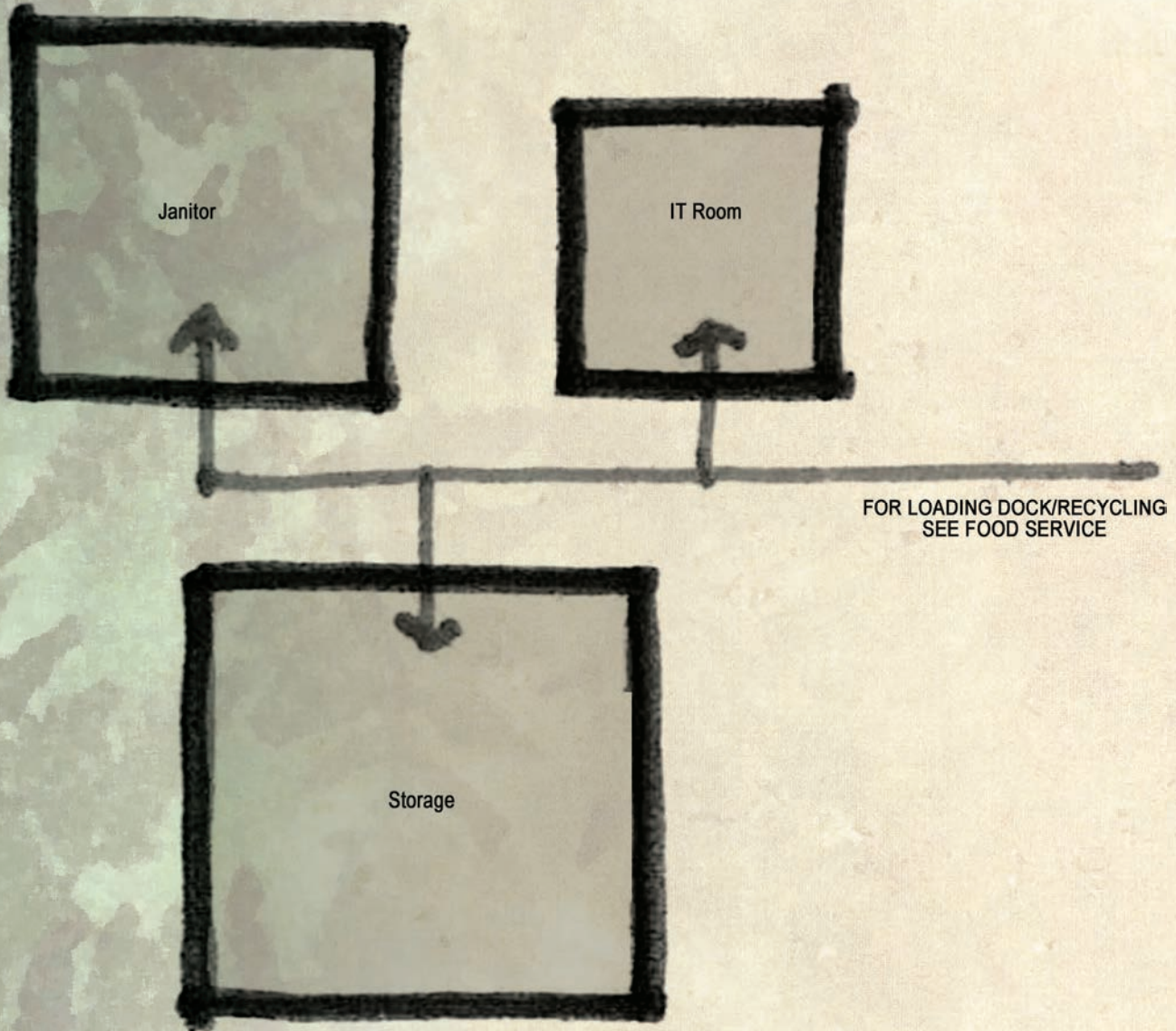


STUDENT UNION

FACULTY/ARTISTS & STUDENTS IN RESIDENCE



STUDENT UNION SUPPORT



FUTURE BUILDING SITES

Future building sites indicated in the Master Plan allow for expansion of existing buildings and/or the creation of new buildings that expand on or support the campus curriculum. These identified sites will complete the Master Plan and help frame and define the heart of the campus - the Central Green.

ATTACHMENT 1

(By Reference Only)

University of Idaho Design & Construction Project
Document Standards, Revised February 2007

ATTACHMENT 2

(By Reference Only)

- Section 1700, Telecommunications & Data Systems
- Telecommunications/Data Room Guidelines



PROGRAMMING PARTICIPANTS AND ACKNOWLEDGMENTS

University of Idaho
Moscow, Idaho

Wildrose Foundation
Sandpoint, Idaho

ALSC Architects
Spokane, Washington

Ford Elsaesser
Elsaesser Jarzabek Anderson Marks Elliott & McHugh
Sandpoint, Idaho

3D Renderings
Anita Lehmann
Seattle, Washington



Cover
Gilbert Oxford 130# Duplex Cover
30% Post Consumer Waste – 60% Total Recycled Fiber

Text
Knightkote 80# Matte Text
30% Post Consumer Waste – 50% Total Recycled Fiber

Version 1.0

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ATTACHMENTS

PROGRAMMING PARTICIPANTS & ACKNOWLEDGEMENTS

INTRODUCTION

The purpose of this Master Plan is to clearly illustrate, guide and provide structure for the creation of the University of Idaho Sandpoint Campus. The Master Plan will provide a road map for successful implementation of the plan consistent with the values of the Wildrose Foundation and the University of Idaho; while recognizing the unique attributes of the site and the Sandpoint community. The idea of “campus” is first and foremost a sense of place and community. The Master Plan will give rise to both.

SITE HISTORY

The Sandpoint Research and Extension Center in Sandpoint, Idaho, was established in 1915 and was originally named the Sandpoint Branch Experiment Station. T. J. Humbert, President of the Humbert Lumber Company, donated the land comprising the Center. The deed transferring the property to the State Board of Education and Board of Regents of the University of Idaho was dated July 12, 1913.

Over the ensuing years, the original deeded acreage was reduced through easements to the U.S. Corps of Engineers and the Idaho State Highway Department as well as a land sale to Great Northern Railroad in 1916. The remaining 63 acres comprises the present Research and Extension Center.

In general, research at the Sandpoint Center was directed toward practical agriculture in the northern Idaho area. Although cereal production was not a major crop in Bonner County, this Center has been used extensively for testing varieties adapted to other northern Idaho counties. In the past few years, interest has grown in small fruits, ornamentals and Christmas trees as the number of small, family farms has increased in Idaho's three northern counties.

Though a component of this campus will be agricultural in nature in recognition of this history of use, the overall educational and academic mission of this campus at Sandpoint will be much broader based and geared both toward the future educational needs of this region and the overall mission of the University of Idaho as delineated in the University's Strategic Plan.

SITE VICINITY



VISION . . . CREATING CAMPUS AS LABORATORY

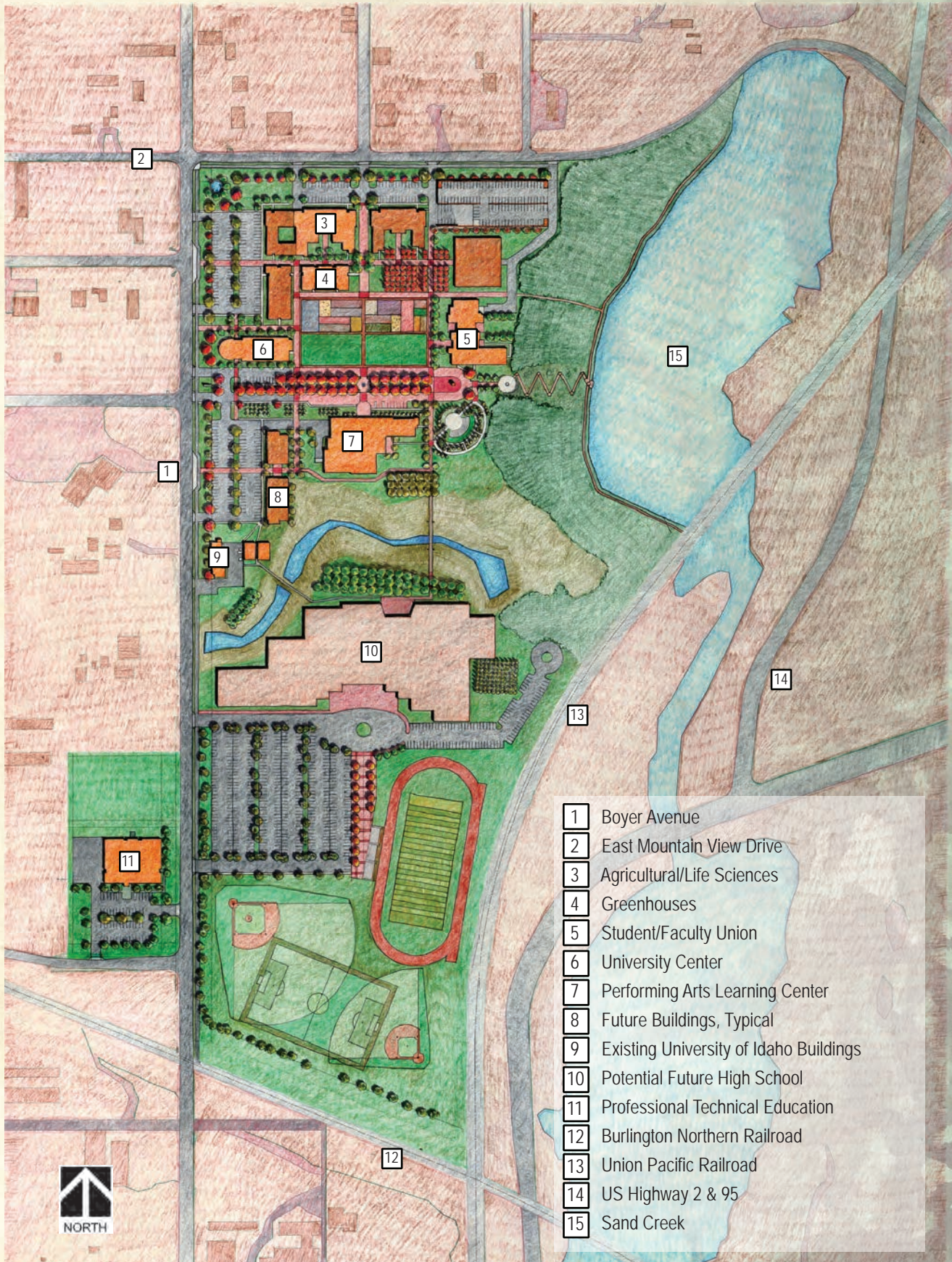
Sandpoint is an extraordinary setting for the new University of Idaho campus and its focus on the educational experience and the environment. The new campus will create an innovative teaching and learning venue with the Central Green to be developed as an experimental educational space and as an acknowledgment of the agricultural history of the site. The primary identity of the campus will be defined by this space and the development of its "landscape."

Likewise, the new buildings will create a scale of intimacy, vitality and appropriate diversity within the campus while facilitating the curriculum that supports and advances the mission of the University of Idaho. In other words, the buildings are a backdrop to the educational mission and the sense of place for academic endeavors. This new campus is to engage the larger Sandpoint community and region in active participation in educational opportunities ranging from Performing Arts to Master Gardening to an Executive MBA program. All aspects of the site and educational experience are to enrich and enliven the region.

The underlying values of environmental and ecological sensitivity will engender a conscious, sustainable approach to the treatment of the site and its surroundings. The over-arching goal of meeting sustainable objectives will give direction to the buildings and their systems and minimize the carbon footprint left behind. With pilot and demonstration projects threaded into the fabric of the campus, the campus will truly be an innovative approach where student and faculty alike benefit.



MASTER PLAN



CAMPUS ENVIRONMENT

TENETS AND PLANNING PRINCIPLES

Guiding the Master Planning of the campus are several planning principles and tenets including:

- Authenticity, Integrity and Respect for the Campus
- Stewardship of the Historic Existing Natural Attributes
- Facilities and Infrastructure that Provide:
 - Flexibility/Expandability
 - Accessibility
 - Respect/Honor the Environment
- Value the Community Context
- Sustainability
- Use of Open Space as Organizational Center
- Human Scale
- Pedestrian Orientation and Accessibility



*Overall View Looking Southeast at Central Green,
Performing Arts Learning Center and Amphitheater*

CAMPUS ENVIRONMENT

THE NATURAL ENVIRONMENT, OPEN SPACE AND VIEWS



A minimum 40' greenbelt setback will be dedicated on the north edge along East Mountain View Drive and the west edge along Boyer Avenue. This generous soft edge helps to visually define the campus and provides a landscape buffer to adjacent community land owners.

Open space, landscape and the Central Green are to be developed over time to allow ecological and environmental projects to occur and co-exist within the framework of the campus, providing a rich mix of "landscape" and diversity of plant material. Master Gardening and Ag Extension projects are to be integrated into the Master Plan where workable and appropriate and may change over time depending on the nature of the research and community interest.



Landscape in and around the parking sectors will be designed to appropriate levels for mitigation of heat islands and will respect the Campus tenet of a "green," environmentally sensitive and responsible in sustainability. In this regard, alternative pavement types will be investigated and installed as a pilot project to demonstrate differing methods of controlling and dealing with stormwater while minimizing the heat island effects of normal paving.

Within the campus, the surrounding views and view corridors will accommodate and capture the existing background mountains and create new view corridors that reinforce connectivity to Sand Creek and views beyond to the Selkirk Mountains to the east. Views from the perimeter into the campus will be framed by buildings and allees of trees. The inward focus will be toward the Central Green which becomes the "place" that orients students, faculty and visitors to the academic core.

CAMPUS ENVIRONMENT

THE BUILT ENVIRONMENT, ARCHITECTURAL CHARACTER

The University of Idaho at Sandpoint has an opportunity to fashion a unique architectural expression that speaks to the mission and vision of this newly created campus. This character will evoke the qualities of the University of Idaho's main campus while recognizing the unique and extraordinary site context and specific building types that form this campus.

The architecture will be unique and authentic to five principle planning tenets. These tenets will ensure an integrity that unmistakably captures the essence of Sandpoint, the site and the University of Idaho. These tenets are:

1. North Idaho and Sandpoint's geographical context:
 - Water
 - Mountains
 - Vistas
 - Timber
 - Air
2. Site-specific qualities, characteristics and attributes that enrich and enhance the creative learning environment.
3. Main University of Idaho campus material qualities and attributes that promote:
 - Quality, Longevity, Permanence, Civic Import
 - The Natural and Sustainable
 - Basic University/Campus Standards
4. Authenticity of building expression true to each specific building type and function.
5. Sustainable principles and natural material selections that honor and respect the environment.

Building size and character of the architecture will be consistent and respect basic University of Idaho campus standards; and respect the context of the site, neighborhood and accepted campus qualities and characteristics . . . open spaces, vistas, etc. Specific character will vary depending on each building's designated use and be commensurate with functionality and expression unique to that use. The buildings are to be considered "contextual buildings" that shape the campus and create unique spaces between building edges.

Materials will be a range of concrete masonry, brick, stone, non-reflective glazing, wood where applicable and a variety of warm metals. All material selections will be of environmentally sensitive origin; sustainable and durable.

Buildings shall be of a human scale and be infused with texture and imagery derivative of both northern Idaho and the University of Idaho. Building edges shall provide shade, shelter and comfort from the weather and environment.

Height of buildings is generally not to exceed three levels or 45 feet, creating a uniform height appropriate to the programs and the functionality of each building. Possible exceptions will be a Campus Campanile serving as a campus identity and possibly the Performing Arts Learning Center that requires up to 50 foot in height to accommodate volume and fly lofts for stage sets used in teaching and learning.

CAMPUS ENVIRONMENT



*View Looking Northwest Towards
College of Agriculture & Life Science*

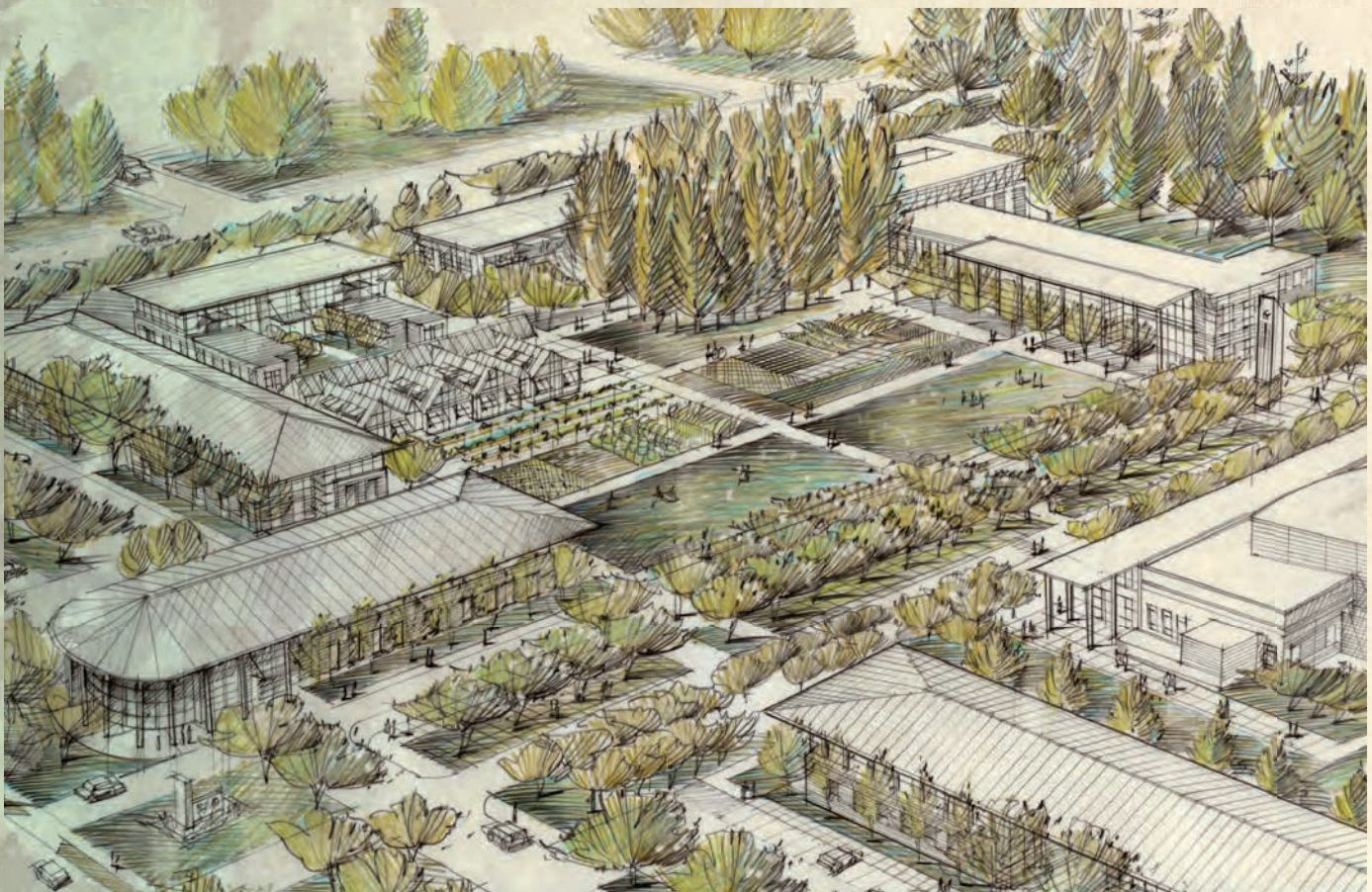
CAMPUS ENVIRONMENT

NEIGHBORHOODS, OPEN SPACE AND FOCAL POINTS

The campus is organized around a Central Green with academic disciplines arranged as distinct zones around this Central Green. This allows a five minute walk from building to building and a ten minute walk to cross campus or from parking sectors. The academic zones are as follows:

- Performing Arts Learning Center
- College of Agriculture & Life Sciences
- Administration/Center Operations
- Student Union

The initial Academic Buildings begin to frame the central space. As future building sites are developed, and additions to existing building are developed, these will further reinforce the Central Green, enhance the sense of place (both grand and intimate) and augment entry portals to the pedestrian center campus. These promenades, pathways and view corridors are to be preserved and further developed (shown in diagrams on page 17 and 20.)



Overall View Looking Northeast

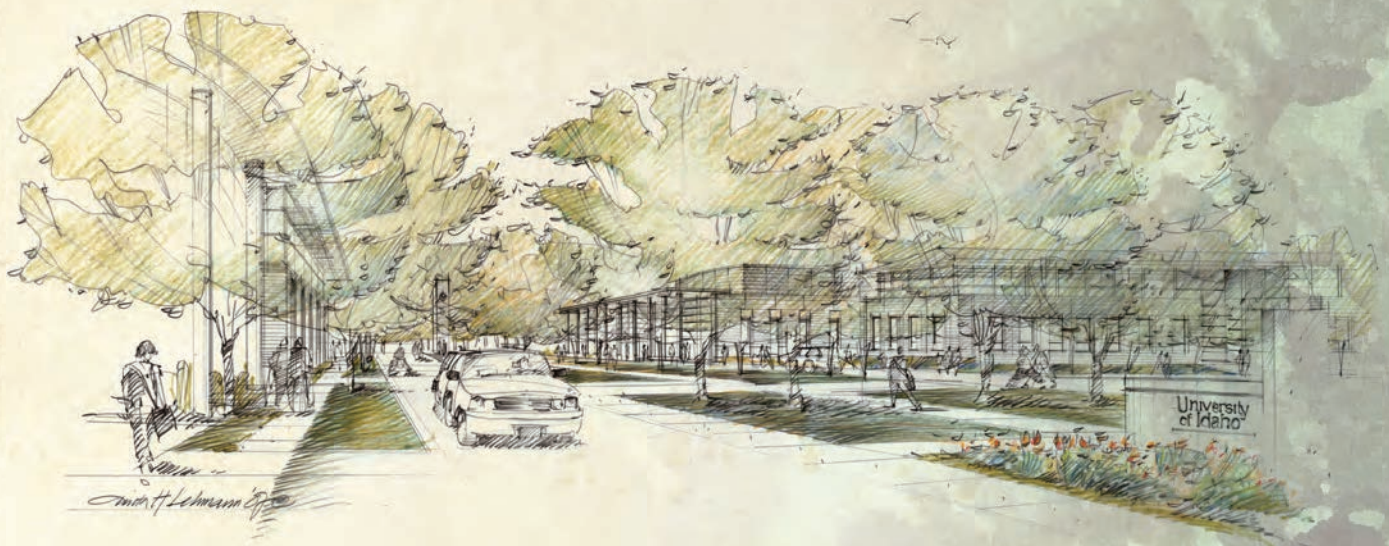
CAMPUS ENVIRONMENT

GATEWAY, ENTRY FOCUS

The primary campus entry is on Boyer Avenue with a secondary entry off East Mountain View Drive. The primary campus auto/visitor entry is limited to the western edge of the campus for ease of visitor access to the new Administration Building.

In special cases, such as large theater productions and special events at the Performing Arts Learning Center, controlled access for buses and access for vehicles of persons with disabilities would be allowed along the main promenade. Vehicles are restricted to a looped drive that provides access to the south parking area and visitor parking.

Once parked, students, faculty and visitors are presented with "framed" view corridors, wide walking surfaces and treed promenades that provide direction to the main buildings on campus. The pedestrian pathways and the visual keys reinforce the special nature of the Campus Plan.



*View Looking East From Boyer Avenue at Administration/
Center Operations Building and Main Entry Drive*

CAMPUS ENVIRONMENT

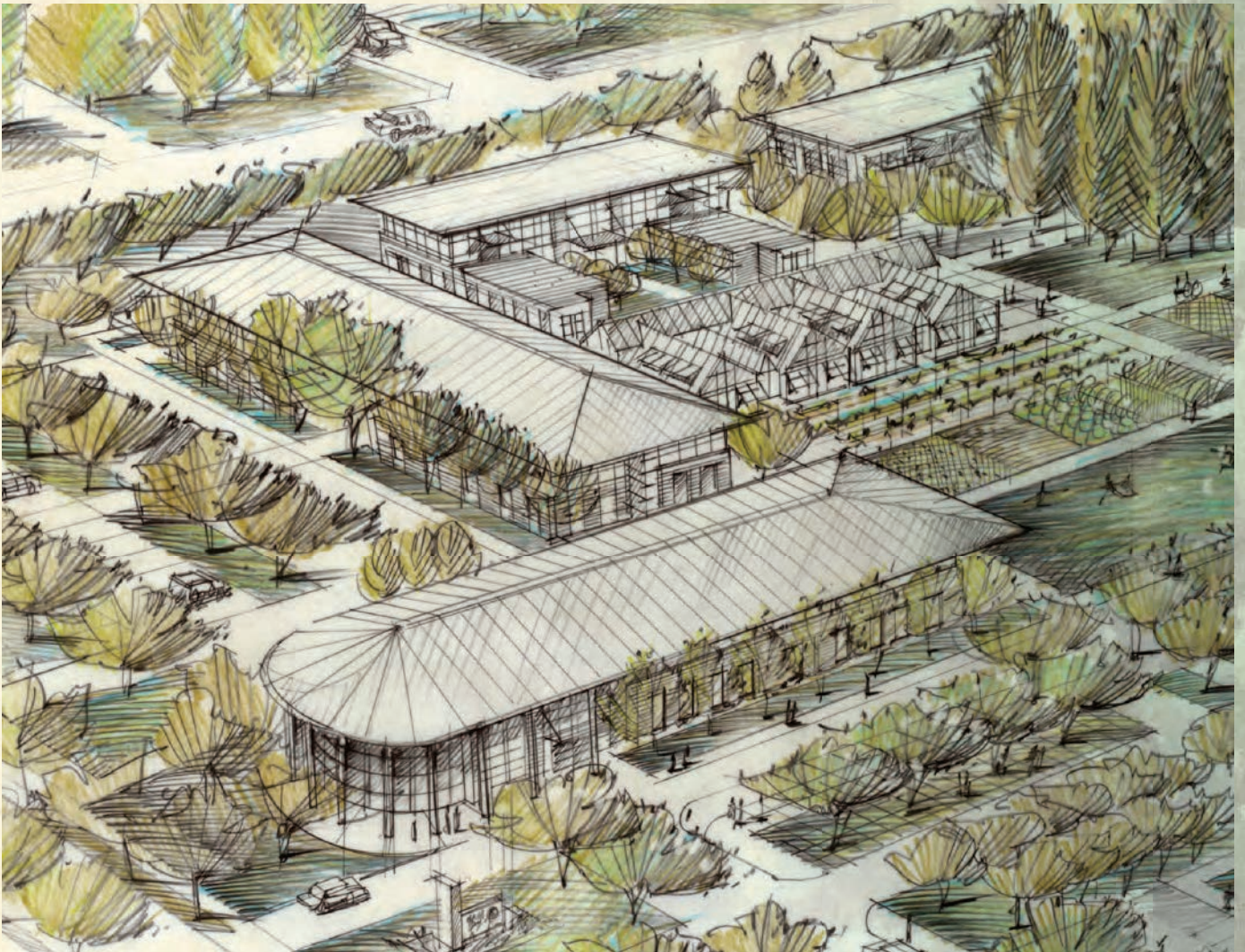
TRAFFIC AND PEDESTRIAN ORIENTATION

As primarily a commuter campus, parking is necessary and organized in three "sectors" and kept at the perimeter of the site. This will provide ease of access to the campus from Boyer Avenue and East Mountain View Drive respectively, keeping the campus a pedestrian priority environment free of automobiles. Three parking "sectors" will be surface parking with appropriate landscaping for the first phase and ultimate campus build out. The number of stalls is approximately 300-350 in the first phase. The full Master Plan build-out requires a two-level parking structure to satisfy the University of Idaho Sandpoint's parking requirements of approximately 600⁺ stalls while minimizing the hard surface and/or storm water impact. Possible locations in the Master Plan for such parking structures are the northeast or southwest sectors.

Building service is also contained within and from the parking sectors, while only campus service vehicles are allowed within the campus proper via pedestrian pathways or promenades. Appropriate fire access lanes will be provided to each of the buildings and will be part of the service access circulation.

Accessible pedestrian pathways are organized around the Central Green and connect east-west from parking sectors to the waterfront, the Academic Core and Sand Creek. These pathways are to be developed over time to activate the natural dense greenbelt at the east edge of the campus. In the north-south direction, the pedestrian pathways connect the campus core with the existing pastoral greenbelt and potential future high school site. Bicycle pathways are to be recognized to coincide and connect with the existing system developed by the City and to occur at the eastern edge.

CAMPUS ENVIRONMENT



*View to Northeast of Administration/Center Operations,
Life Sciences and Central Green*

CAMPUS ENVIRONMENT

LANDSCAPE TENETS, PRINCIPLES AND SITE AMENITIES

Tenets that will guide the landscape development include:

- Accessibility
- Safety
- Esthetics
- Sustainability
- Disease Resistance
- Drought Tolerant
- Adaptive Species
- Native and Indigenous Species
- Ease and Effective & Maintenance

Site amenities (existing and new) include:

- East greenbelt with Sand Creek accessibility.
- The south pastoral greenbelt naturally divides yet is center to the entire 68 acre site. A man-made "water feature" in this greenbelt will serve as irrigation to the campus.
- A new outdoor amphitheater will anchor one corner of the site and will serve the Performing Arts Learning Center, the campus as a whole and the community at large.
- Connecting existing bicycle paths to new paths, ensuring connectivity to the campus.

The landscape design will include at its core a sustainable plant palette of native and adapted materials suitable to the microclimate. The plant palette will allow a much lower irrigation requirement, a lower need for pesticide application and pruning, and will provide a longer lasting landscape rather than introducing materials that are not well suited to the Sandpoint area, or consistent with University Campus Standards.

Irrigation systems will include equipment that will allow the use of on-site non-potable water sources, and will include variable speed pumps that place a lower electrical demand on the utility system; efficient water filters to provide water clean enough for irrigation use; highly efficient subsurface shrub and groundcover irrigation; and limited areas of landscape that require conventional rotor or spray heads. Irrigation systems will be equipped with rain sensors, soil moisture sensors, and, potentially, a weather station that will adapt irrigation water application in near real-time.

CAMPUS ENVIRONMENT

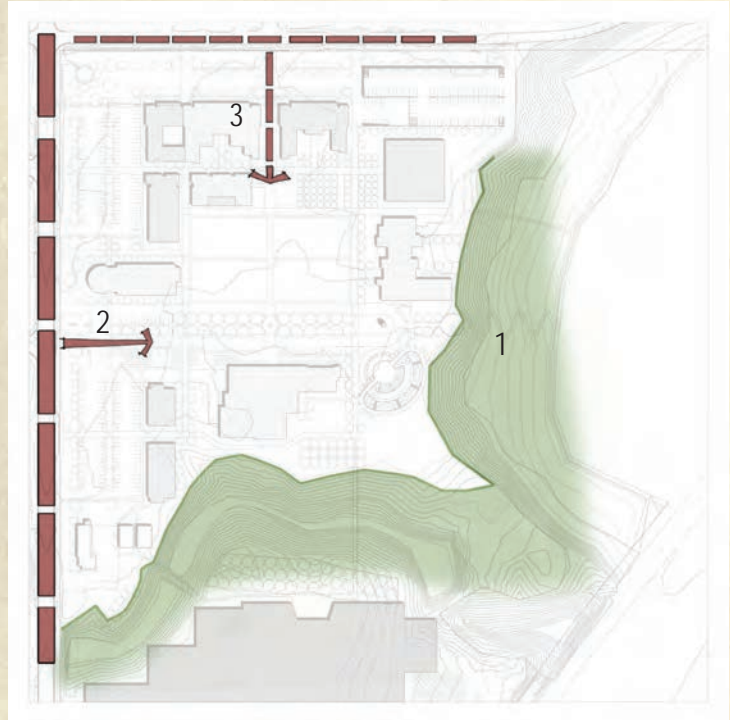


- | | | | |
|-------------------------------|-------------------------------|--------------------------|--------------------------------|
| 1 Boyer Avenue | 10 Fine Arts - Phase 1 | 19 Service | 28 Sand Creek |
| 2 Main Entry | 11 Ag Life Sciences - Phase 1 | 20 Future High School | 29 40' Setback From P.L. |
| 3 East Mountain View Drive | 12 Greenhouse - Phase 1 | 21 Bridge to High School | 30 Visitor Parking - 11 Stalls |
| 4 Existing Structures | 13 Student Union - Phase 1 | 22 Natural Water Feature | 31 Event Parking - 10 Stalls |
| 5 Parking - 101 Stalls | 14 Central Green | 23 Existing Walnut Trees | 32 Snow Removal Area |
| 6 Parking - 101 Stalls | 15 Amphitheater - 500 Seats | 24 Existing Apple Trees | 33 River Access |
| 7 Parking - 56 Stalls | 16 Clocktower Plaza | 25 Existing Plum Trees | 34 Union Pacific Railroad |
| 8 Parking Garage - 228 Stalls | 17 Overlook | 26 Existing Cherry Trees | |
| 9 Center Building - Phase 1 | 18 Phase 2 Buildings | 27 Existing Poplar Trees | |

PRINCIPLE DIAGRAMS

EDGES:

1. Existing "Edges" to Remain
2. Primary Gateway/Identity to Campus from Boyer Avenue
3. Secondary Entry Identity to Campus from East Mountain View Drive



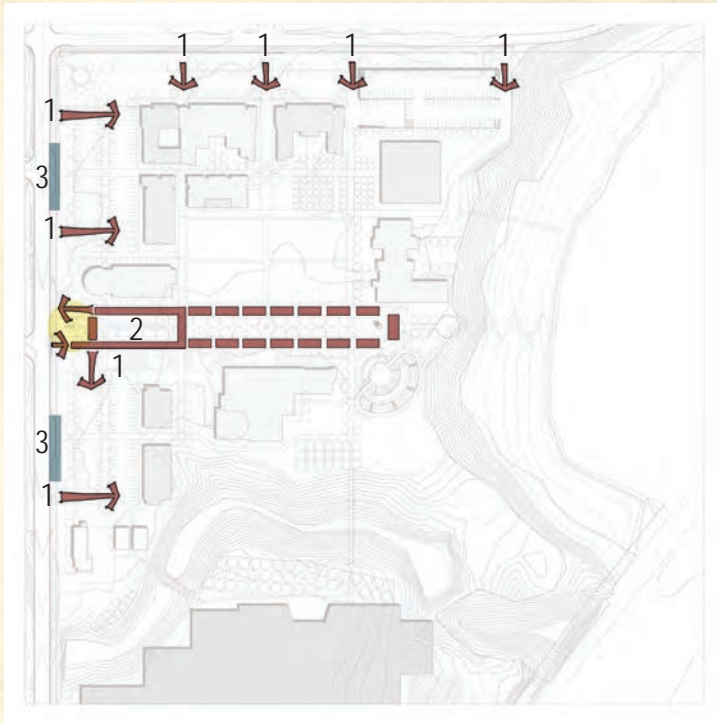
NEIGHBORHOOD & BUILDING ORGANIZATION:

1. Performing Arts Neighborhood
2. Agriculture/Life Sciences Neighborhood
3. Administration/Center Operations/Classroom Neighborhood
4. Student Union Neighborhood



PRINCIPLE DIAGRAMS

VEHICULAR/TRANSPORTATION MOVEMENT:



1. Entry Points to Parking
2. Main Entry Drive from Boyer Avenue with Controlled access to Performing Arts Learning Center
3. Covered Transit Drop Points Along Boyer Avenue that Align with Campus Pathways

PEDESTRIAN CONNECTIVITY: PROMENADES & PATHWAYS

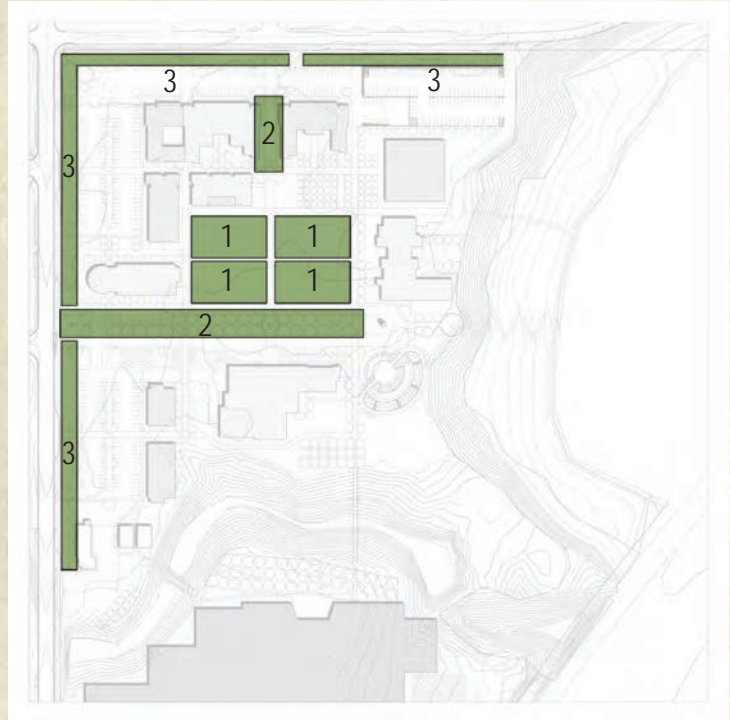


- 10 Minute Walking Distance from Edge to Edge of Campus
- 5 Minute Walking Distance from Building to Building
- Organized Network of Pedestrian Pathways (in green)
- Connectivity to Water
- Connectivity to South

PRINCIPLE DIAGRAMS

NEW OPEN SPACE: CENTRAL GREEN

1. New Central Green as Center of Campus
 2. Secondary Greens / Forecourts and Courtyards to Buildings
 3. 40' Wide Green Belt
- Existing Agricultural Projects / Plants Where Appropriate or Applicable



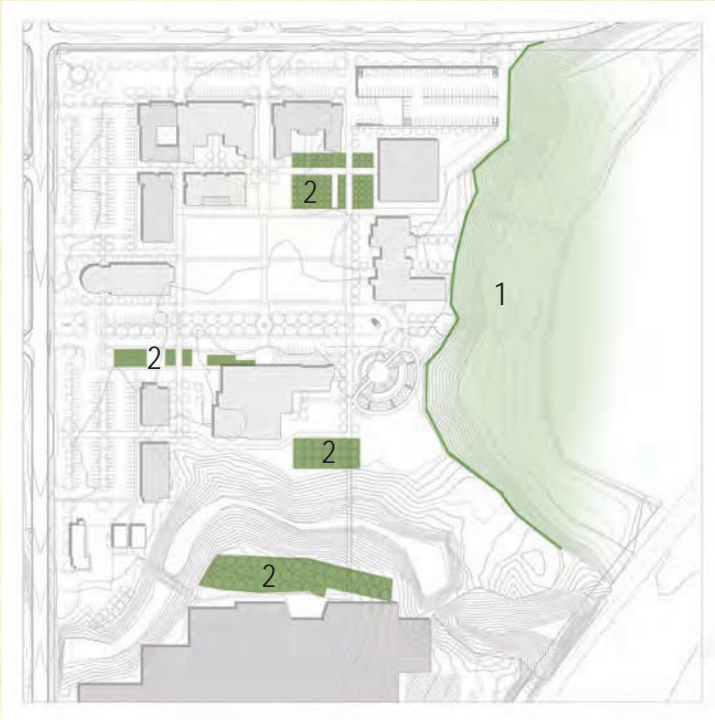
OPEN SPACE: NATURAL AMENITIES

1. Pastoral Green
2. Natural Amphitheater



PRINCIPLE DIAGRAMS

EXISTING LANDSCAPE



1. Greenbelt to the East
2. Existing Tree Groves

BIKE CONNECTIVITY

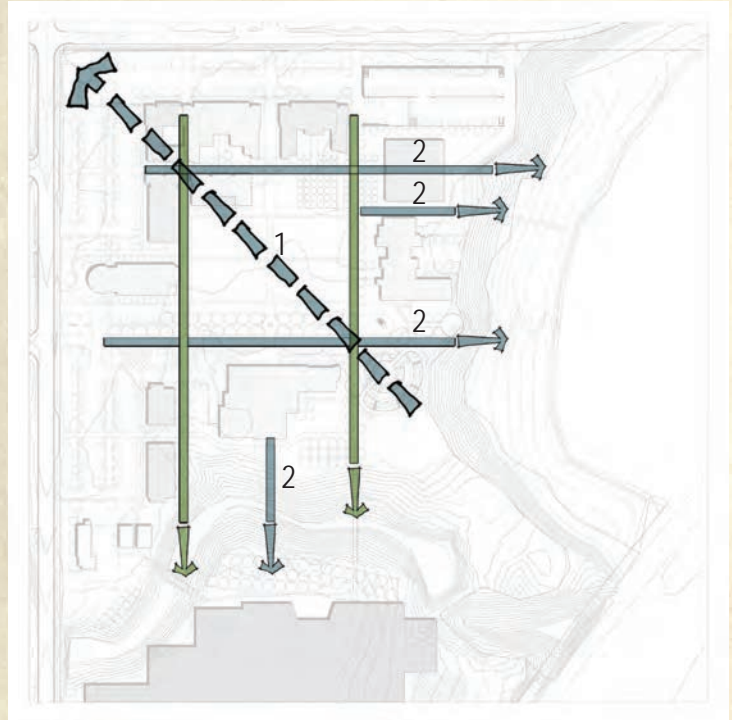


1. Existing Bike Path Along Boyer Avenue and East Mountain View Drive
2. New Bike Path on East of Site Along Sand Creek

PRINCIPLE DIAGRAMS

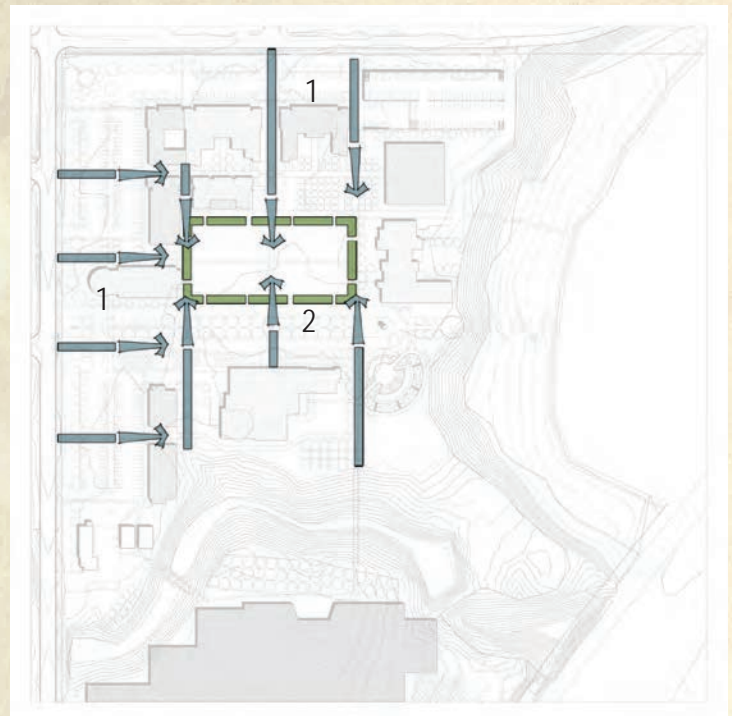
VIEW CORRIDORS OUT: MOUNTAIN/ WATER VIEWS

1. Mountain Views to Northwest
2. Secondary Views out to East and South



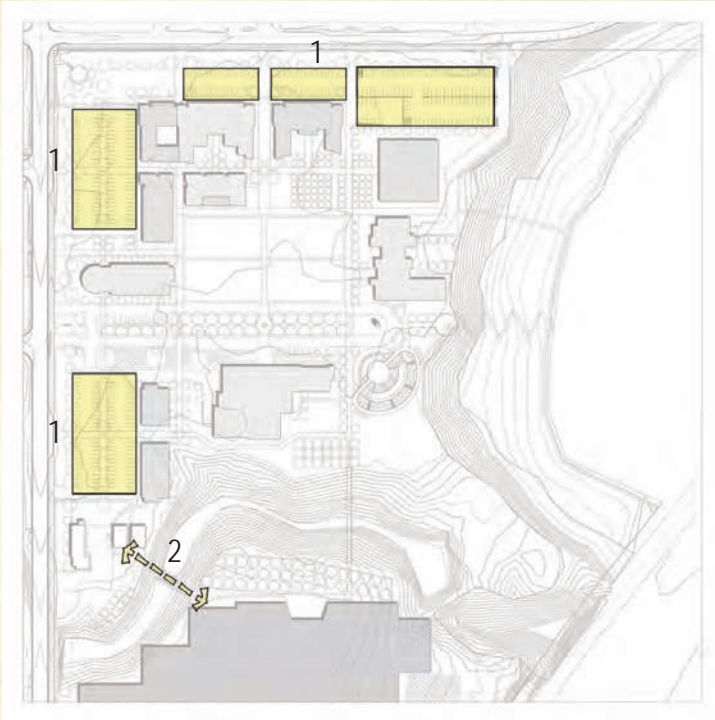
VIEW CORRIDORS IN

1. Views in from Perimeter
2. Views Along Promenade to Central Green



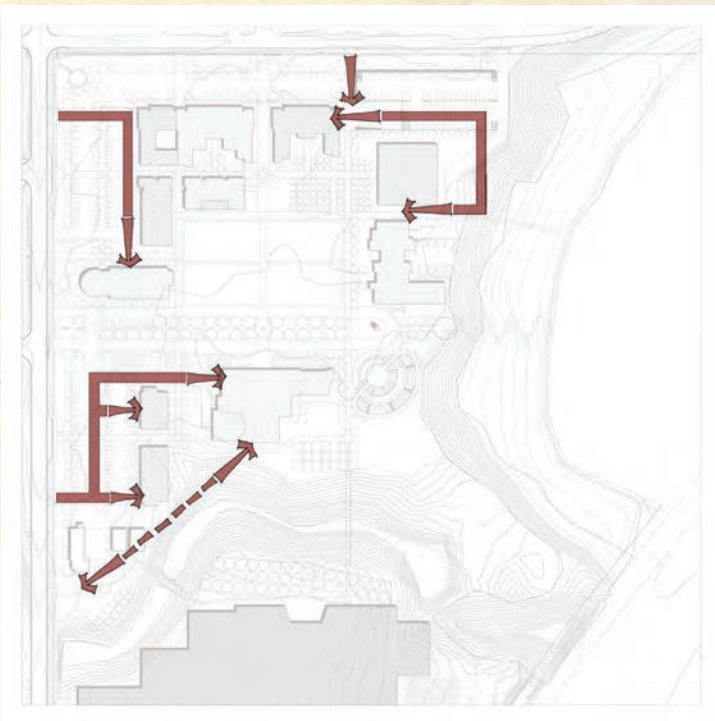
PRINCIPLE DIAGRAMS

PARKING SECTORS



1. Surface Parking at Perimeter with Access from Boyer Avenue and East Mountain View Drive
2. Future Shared Use Parking from South Parcel

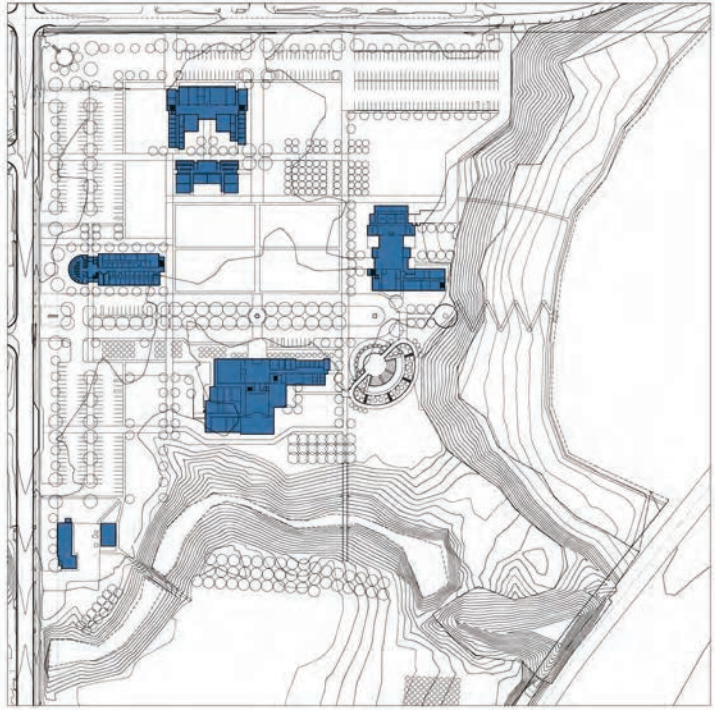
CAMPUS/BUILDING SERVICE



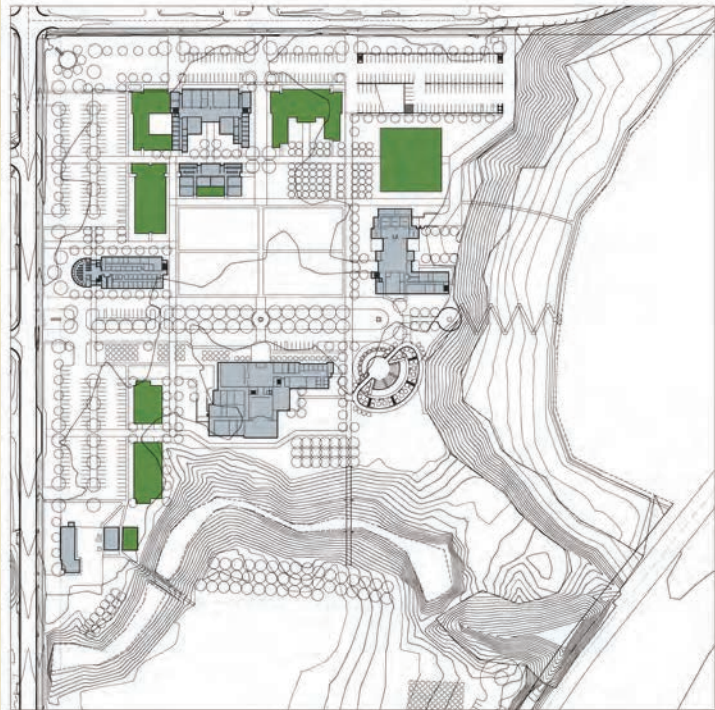
- Building Service Access from Perimeter through Parking

PHASING

PHASE 1



PHASE 2



HIGH SCHOOL (SOUTH PORTION OF SITE)

The south portion of the site is a possible location for a new High School of roughly 1,800-2,000 students totaling roughly 240,000-260,000 square feet. This location is adjacent to the new University of Idaho Sandpoint Campus and a natural pastoral greenbelt to the north and east.

Primary access to the site will occur off of Boyer Avenue with possible additional entries from the southern portion of the site.

This possible site location envisions having a clear and strong connectivity to the new University of Idaho Sandpoint Campus, facilities and classrooms; with shared use parking for faculty members, to parking along Boyer Avenue north of the natural greenbelt. (See Parking Sectors Diagram, Page 21)

This possible High School site will share in the amenities that the overall site offers such as natural settings, bicycle connectivity and newly formed pedestrian pathways that will be developed over time as part of the Master Plan.

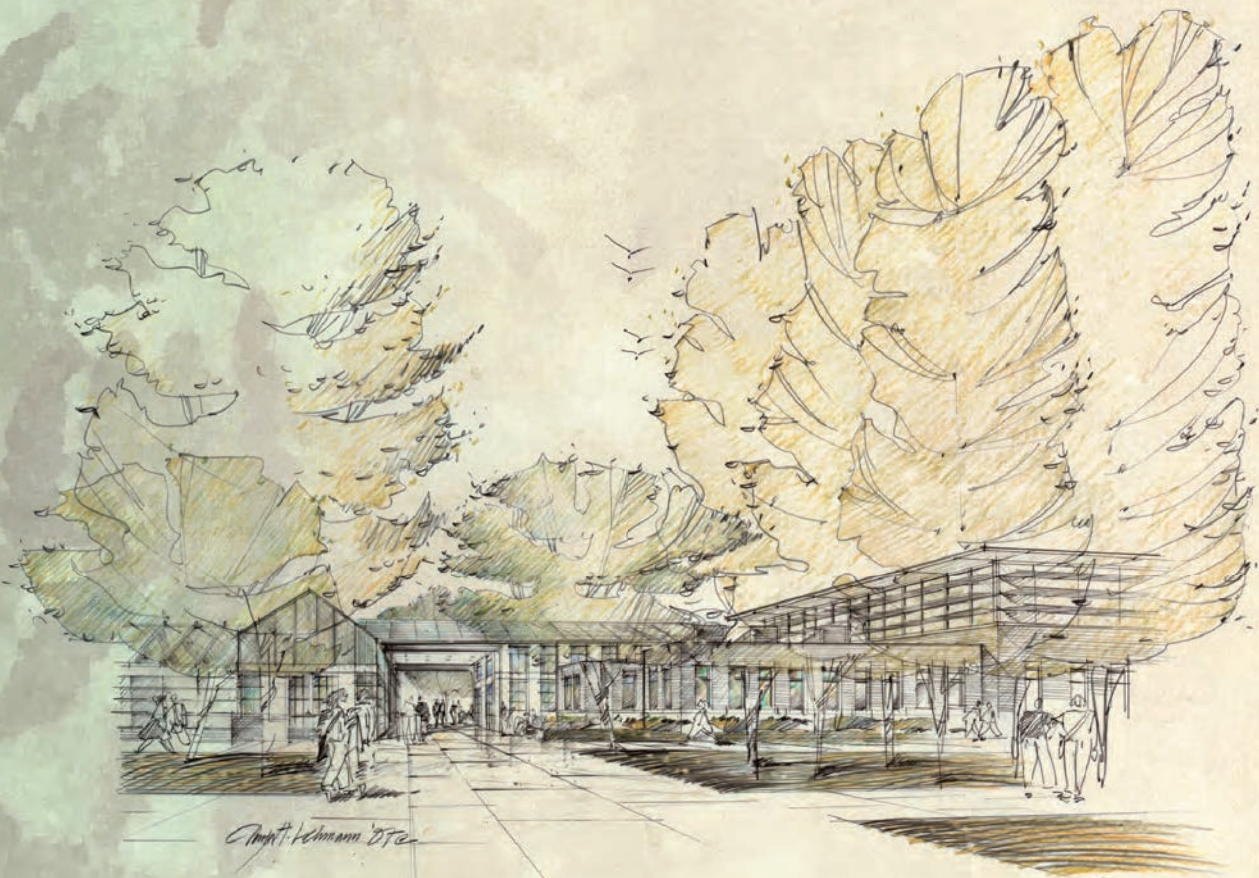
South of the main building will include accommodations for adequate student parking, school bus drop-off and athletic facilities such as baseball/softball, track and field and football.





UNIVERSITY
OF IDAHO
SANDPOINT CAMPUS

PROJECT PROGRAM
GUIDE



Clayton Lehmann DTC

View Looking Northwest Towards
College of Agriculture & Life Science

INTRODUCTION

The purpose of this Project Program Guide (PPG) is to clearly illustrate, guide and provide a structure, integrity, program and program relationships for the creation of each building and to ensure the successful implementation of the plan consistent with the quality and values of the University of Idaho and the Campus Master Plan.

MISSION STATEMENT

The mission of the project is to create a 21st Century environment that fosters innovative, interdisciplinary, interactive, integrated, collaborative, and sustainable programs that reflect the land grant concept with programs provided in teaching, learning, scholarly and creative activity, research, outreach and engagement.

Physically, the campus will serve as an innovative venue that engages students and faculty in an uncommon way, fosters excellence in all programs and makes use of the natural environment and the campus infrastructure to experiment with and develop new programs and educational approaches.

Programmatically, the facility will support technologically enhanced teaching and learning, scholarship and creativity, outreach and engagement, social interaction, interdisciplinary activities, sensitivity to environmental sustainability with recognized centers of excellence in selected areas of emphasis consistent with the University strategic themes.

All programs and facilities should reflect the central theme, "Developing healthier and more sustainable lives and communities through education."

PROJECT GOALS AND OBJECTIVES

The University of Idaho at Sandpoint has an opportunity to create a unique place with a unique architectural expression that speaks to the mission/vision of the University of Idaho and the Wildrose Foundation. The buildings are to be considered as “background buildings” that shape the campus and create unique spaces between building edges. The goals and objectives are focused on three categories:

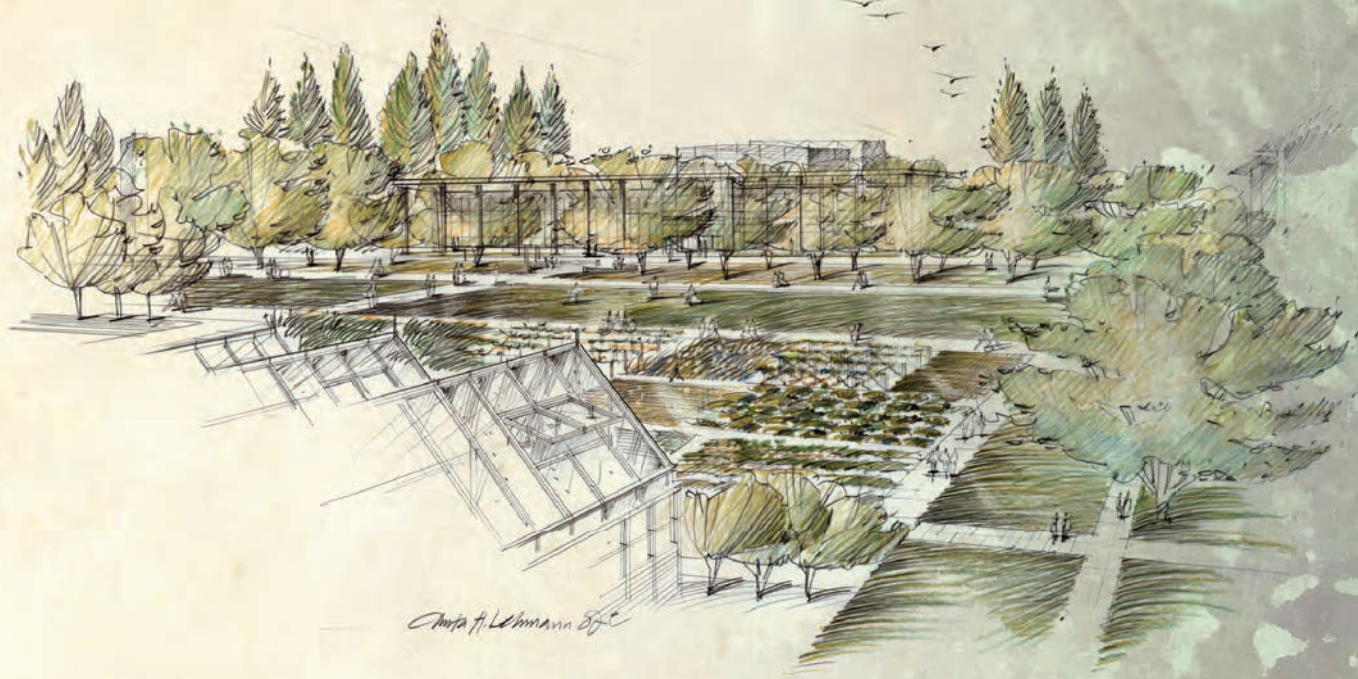
CAMPUS

- Plan and design the facilities and campus to create both a unified location and identity for the University of Idaho yet foster closer linkages with the community, all other educational institutions and other enterprises that enhance the campus community.
- Develop a campus that promotes collegiality among units and creates a sense of community for students and faculty.
- The campus should be a recruitment tool for future faculty, staff, students and potential donors with quality offices, student spaces and state-of-the-art instructional and research spaces.
- The campus should respect the environment and remain open and intimate.
- The campus shall be a venue to exhibit sustainable practices.
- Enhance the campus with technologies that support, maintain, and improve the learning and scholarly activity of the Campus. Create an adaptable building whose infrastructure allows for future technologies and changes in uses.
- Expand the capacity for delivery of outreach programs and services. Buildings should provide state-of-the-art telecommunication capabilities for interactive program delivery.
- Create laboratory buildings that provide state-of-the-art equipment and provide for interactive research projects and flexibility in the use of the spaces.

ARCHITECTURAL

EDUCATIONAL

- Provide instructional spaces that support interdisciplinary, collaborative and interactive teaching and learning that are complemented by appropriate technology features. Team-teaching, student presentations, and small group interactions are integral to innovative curriculum delivery and require flexible and creative space layouts for teaching and learning. Flexibility will be essential in all environments and informal learning spaces should be included to complement formal spaces.
- The architecture shall be human scaled and memorable; infused with texture and scale.
- The architecture shall be consistent yet authentic to the specific program.
- The architecture shall be uniquely Sandpoint and foster a collegiate feel.
- The architecture shall focus on creating place, space and an interactive environment.
- The architecture shall reinforce pedestrian environment.
- The architecture shall provide edges and micro-climates that shelter and protect.



Christa H. Lehmann 2012

Overall View Looking Southeast at Central Green,
Performing Arts Learning Center and Amphitheater Beyond

GENERAL BACKGROUND

SITE DESCRIPTION

The Sandpoint Campus will occupy the northern half (approximately 31 acres) of the current University of Idaho Ag Research Center. The site is generally flat with a significant man-made water feature at the south edge of the proposed campus.

From the plateau of the main campus, the east edge is steeply graded down to Sand Creek. Walking trail access will be provided to this natural water course.

The campus currently features stands of experimental trees, fruit trees, conifers and fruit-bearing shrubs. These will be maintained to the degree they can be integrated into the campus master plan.



GENERAL BACKGROUND

EXISTING FACILITIES



Currently on the site is the University of Idaho Ag Research Station office and shops. This facility constitutes approximately 3,000 square feet of space. In addition, there are also two Quonset hut greenhouses.

The office and shop facility will remain and be renovated to accommodate new program uses, as well as, be compatible with the campus architecture. This facility shall fulfill service and facility support functions for the campus such as:

- General Storage
- Maintenance Office
- Shop Facility for Performing Arts
- Ground Maintenance Equipment

Once overall site operations and maintenance issues become clear, an addition to this building may be needed.

An existing pump station on Sand Creek will also remain and be utilized as a part of the site's general irrigation plan.



EDUCATIONAL PROGRAM

BACKGROUND & DESCRIPTION

The University of Idaho has delivered programming to the Sandpoint area since the early 1900's. The primary programming in Sandpoint has been through the research and extension programs provided through the College of Agricultural and Life Sciences. The College has maintained a Research & Extension Center in Sandpoint since 1912. The current station is located on 63 acres within the City of Sandpoint and includes a research laboratory, greenhouse, and field plots. Research at Sandpoint currently focuses on commercial and home horticulture, small-scale farming, specialty crops, and agroforestry. In addition to research, the center provides extension workshops and demonstrations and technical assistance to established and prospective commercial farmers. In cooperation with Bonner County, University of Idaho Cooperative Extension has been in Bonner County since the 1920's and continues to provide active extension programs in youth and family programs, master gardening and community development. Two extension educators and three staff are located in the county office. A compressed video center opened in the county office in 2001 and is currently funded through state dollars, Bonner County dollars, and user fees. The center offers academic credit courses through University of Idaho and NIC. It is also used by a variety of private/public entities.

The Northern Idaho Panhandle is one of the fastest growing areas of the State and educational programming is expected to play a major role in the development of the area in the next 10-20 years. With the successful development of programs in the region and a strong infrastructure of faculty, staff and facilities already in place, the University of Idaho is expected to play a lead role in the development of educational programming for the region.

The University of Idaho's action plan for the Northern Panhandle calls for significant growth in academics, research, and outreach programs. To achieve these goals will require development of additional infrastructure and funding. The University of Idaho must maintain the quality of program offerings while at the same time develop the quantity of offerings needed in the region. Consistent with the Land Grant mission of the University of Idaho, we have chosen to respond to the educational programming needs of this region through the development of educational centers at distinct

locations throughout the Northern Idaho Panhandle. This "dispersed" location approach assures access at the local level and allows the University to take advantage of unique local characteristics and support throughout the region. Through the organization of a common administrative structure for all programs and the use of these unique facilities and locations, fiscal, programmatic and administrative efficiencies can be achieved while at the same time providing local access. The University of Idaho will take advantage of existing extension and university facilities, infrastructure, and programs at three sites (Post Falls, Sandpoint, and Coeur d'Alene) and 5 county extension office sites in the North Idaho Panhandle.

In the fall of 2006, the College of Education established an MS program in educational leadership that is delivered in Sandpoint. Thirty seven students are enrolled in this "tailored-for-the-district" Master of Education Degree cohort. Two faculty members located at University of Idaho Coeur d'Alene provide on-site instruction, with one serving as overall coordinator. On-site program facilitation is provided by a COE selected affiliate who is an administrator in the District and University of Idaho PhD graduate. In order to sustain cohort enrollment, University of Idaho Coeur d'Alene and the University of Idaho College of General Studies have provided on-site financial and academic advising.

The new Sandpoint Campus will build on the existing programs at University of Idaho Coeur d'Alene, the University of Idaho Research Park and existing programs at the Sandpoint Research and Extension Center and Bonner County Extension to provide access to the growing population in the Bonner County area (> 50,000) for general higher education programs. The Campus will also provide unique programs that are based on local business, community and natural resource assets and take advantage of the local research and extension programs already existing at the site. Discussions are underway to locate the local high school adjacent to the new Campus thus increasing the synergism and collaboration between secondary and higher education in the area. With this combination, the new Campus is expected to be a unique model for higher education which combines the resources in higher education, extension, research and secondary education to create a Campus responsive to local and statewide economic and educational needs.

EDUCATIONAL PROGRAM

PROGRAM PLAN

Consistent with the vision and strategic action plan of the University of Idaho¹, the new Campus will be built around the land grant concept with programs provided in teaching and learning, scholarly and creative activity, and outreach and engagement. The new Sandpoint Campus will be developed to create a 21st Century environment that fosters innovative, interdisciplinary, interactive, integrated, collaborative, and sustainable programs. Reflecting our University's Strategic Action Plan, the Sandpoint Campus will:

- Emphasize quality and access, focusing efforts on sustaining strong programs and investing resources in strategic directions that advance the interests of Idaho in an increasingly interdependent and competitive world.
- Through collaboration across strong academic disciplines, and through the creation of public, private, and community partnerships undertake bold initiatives to:
 - Promote science, technology, and their applications.
 - Invigorate the liberal arts and sciences.
 - Catalyze entrepreneurial innovation.
 - Steward the natural environment.
 - Develop the design, lifestyles and civic infrastructures of sustainable communities.

The Sandpoint Campus objectives are also congruent with the five inter- and multidisciplinary academic thematic areas that have been identified by the University for investments in the future.² The academic themes are responsive to the needs of the people of Idaho and are believed to provide challenges to, and opportunities for, Idaho's future. The five thematic areas are:

1. Promoting Science and Technology: advancing Idaho's core competencies in science, technology, and engineering areas of imaging, power and energy, biosciences, and nanoscience and materials.
2. Advancing Liberal Arts and Sciences: strengthening the arts and sciences to improve scientific discovery, social and cultural enhancement, and progress in the applied professions.
3. Catalyzing Entrepreneurial Innovation: using ideas, creativity, innovation and engagement to inspire enterprise and technological change.
4. Stewarding the Environment: sustaining Idaho's natural resources that contribute to our quality of life and natural resources-based industries.
5. Understanding Sustainable Design and Life Style: the integration of architecture, creative arts, and law in urban, rural, and frontier environments.

¹ Strategic Action Plan 2006-2020. Vision, Values, and Directions

² University of Idaho Strategic Directions, A Plan for Renewal of People, Programs, and Place, February, 2005

EDUCATIONAL PROGRAM

AREAS OF EMPHASIS

Emphasis will be placed on the Campus that reflects innovation and excellence in all of our programs and makes use of the natural environment and the campus infrastructure to develop new innovative programs and educational approaches. A major theme of the campus will be "Developing healthier and more sustainable lives and communities through education."

SCHOLARLY & CREATIVE ACTIVITY (Research)

Build a nationally recognized center for horticultural research in the biosciences.

- Build a unique laboratory, greenhouse and field infrastructure.
- Add faculty to Horticultural Molecular Biology, Soil Science, Food Science and Nutrition to create a unique interdisciplinary team, faculty and program.
- Engage business and institutions in application of basic and applied research to regionally serve the nursery and horticultural industry.
- Use the Campus venue for interactive experimental demonstrations with horticultural crops and practices aimed at sustainability.

Build a nationally recognized center for conservation impacts and solutions.

- Build a center for research, outreach and professional development on the causes, implications and opportunities in a region shaped by climate change, rapid development, and conservation stewardship.
- Build programs through addition of faculty in natural resources.
- Utilize surrounding water and forest assets as natural laboratories with focus on the Priest River Experimental Forest and Mica Creek Paired Watershed.
- Utilize the campus as a demonstration of sustainable practices.

- Develop outreach and professional development offerings on the challenges and opportunities of achieving sustainable resource allocation and constructive conservation planning in the dynamic environment of climate change and rapid population growth.

OUTREARCH & ENGAGEMENT (Extension)

- Continue and enhance the influence of the Bonner County Extension through new buildings and greater integration and involvement with the rest of the University of Idaho.
- Continue and enhance programs and partnerships such as Master Gardener, 4-H Youth Programming, Community Development.
- Develop greater outreach to the local school programs in music, conservation, environmental science, math and science.
- Develop the summer repertory theater as a part of Sandpoint Campus and encourage greater engagement with the local arts community.

TEACHING & LEARNING (Academic Degree Programs)

- Engage students in transformational experience of discovery, understanding and global citizenship.
- Build innovative curricula and develop effective integrative learning activities.
- Provide access to programs/courses Statewide.
- Provide offerings at both undergraduate and graduate degree levels in selected areas.
- Offer undergraduate completion degrees as well as four-year undergraduate degree programs.
- Offer graduate programs in select areas.
- Focus on live program delivery supplemented by web-based and web-assisted delivery.
- Use Interdisciplinary integrated approaches as the hallmark of all programs.

EDUCATIONAL PROGRAM

DEGREE OFFERINGS

The University of Idaho plans to deliver the following programs at its Sandpoint Campus when it opens in FY10:

General Education Core

The Core is at the heart of a broad university experience and comprises 33-35 credits in all University of Idaho programs. With a limited number of faculty at Sandpoint, we will use an integrated approach to the delivery of the core curriculum. The basis of the general core requirement will be met through the development of **core discovery courses** in three emphasis areas consistent with the campus themes: Arts and Community; Natural Resources and Sustainability; and Health, Nutrition and Wellness. The courses will be designed to meet the international and humanities/social sciences requirements of the core and will be linked to the **communications** courses to meet those requirements. **Science and math** courses comprise an additional 10-11 credits of the core requirements and these will also be delivered via a year long integrated science/math course that will incorporate biological, chemical, math and physics principles according to the campus themes.

- **Integrated Interdisciplinary B.S./B.A.:**

This program will be the marquee undergraduate program offered at Sandpoint. The program will be a 4 year program with a major goal of implementing the University of Idaho's Strategic Action Plan to engage students in a transformational experience and to build innovative curricula that include effective integrative learning activities. The program provides the University the opportunity to experiment with and refine a 21st century approach to teaching and learning. Consistent with the Sandpoint Campus development and the strategic themes of the University, the program will offer three emphasis areas: Arts and Community; Health, Nutrition and Wellness; and Natural Resources and Sustainability. General education requirements will be met through a combination of regular and integrated courses offered at the Sandpoint Campus. The program is expected to be a destination program nationally and to show rapid growth as the program is developed.

- **Business:**

- Executive MBA
- Website-based Business Undergraduate Minor
- Consideration given to delivery of B.S. in Business using Integrated Business Curriculum model

- **Education:**

- M.S. in Educational Leadership
- M.S. Program Combining M.S. in Education & Conservation Biology
- B.S. in Elementary & Secondary Education through University of Idaho Coeur d'Alene
- B.S. in Industrial Technology as a 2 Plus 2 Plus 2 Program

- **Psychology & General Studies:**

- Web-Based & Compressed Video & Live Delivery

- **Fine Arts:**

- Bachelor & Masters in Fine Arts in Music Theater
- Summer Repertory Theater

- **Environmental Science:**

- B.S. & M.S. in Environmental Science
- Outreach to Local High School

- **Food Science & Nutrition:**

- B.S. in Foods & Nutrition (nutrition and culinology options)
- M.S. degrees in Food Science & Nutrition

- **Horticulture & Plant Science**

- M.S. in Plant Science
- Classes in Master Gardening, Landscape Horticulture and Greenhouse Management

- **Natural Resources**

- Masters of Natural resources in Conservation Administration

- **Certificates:**

- Arts Management
- Geographical Information Systems (GIS)
- Organizational Dynamics
- Diversity & Stratification
- Food Science
- Conservation
- Graphic Arts

EDUCATIONAL PROGRAM

STUDENT/FACULTY HISTORY AND PROJECTION

PROJECTED ENROLLMENTS

Total headcount is expected to be approximately 350 at startup in FY10 with student FTE of 180. Total student credit hours for the academic year are expected to be approximately 5,600 with an additional 900 credit hours generated in the summer. Regular growth of 3% is anticipated in enrollments with most of the startup programs; however, all programs are expected to grow each year as new students are added to new incoming classes. The program could grow to a larger extent with the addition of new faculty to the Campus. Within 5 years the headcount at the campus is expected to approach 1,000 +/- with a FTE of 600.

PROJECTED FACULTY AND STAFF

Approximately 34 resident faculty and staff will occupy the buildings when opened in FY10. We also anticipate 10-20 additional non-resident faculty will be providing programs at the site on a regular basis. The number of resident faculty staff will likely increase as the numbers of students increase with a projected increase of 3% per year.



DESIGN CRITERIA AND FUNCTIONAL REQUIREMENTS

BUILDING DESIGN PRINCIPLES

The campus architecture will be unique and authentic to five principle tenets. These tenets will ensure an integrity that is unmistakably unique to Sandpoint, the site and University of Idaho.

1. North Idaho and Sandpoint context.
2. Site specific qualities, characteristics and attributes that enrich and enhance the creative learning environment.
3. Main University of Idaho campus material qualities and attributes that regard:
 - Quality and longevity
 - Natural and Sustainable
 - Basic University/Campus Standards
4. Authenticity of building expression true to each specific building type and function.
5. Sustainable principles and natural material selections that honor and respect the environment.

The integrity of each building will reflect a heritage, seriousness and purposefulness of each respective building in its choices of materials and methods. The expression of each building and its form is not to imitate characteristics of the main campus Gothic architecture. Each building will respect and capture the values, qualities and attributes of the University of Idaho while remaining authentic to its unique identity and function.

Each building shall identify and address:

- Identity/authentic architectural expression.
- Views/view corridor opportunities.

- Entrance priorities.
- Building edge priorities.
- Connectivity to campus and adjacent buildings and open space.
- Sustainability/daylighting.
- Expandability/flexibility.
- Clear wayfinding and circulation.
- Service/back-of-house.
- Constraints/opportunities.
- LEED Orientation (Leadership in Energy and Environmental Design)
- Reinforcement of pedestrian environment.
- Campus as a place.

DESIGN CRITERIA AND FUNCTIONAL REQUIREMENTS

SUSTAINABILITY

Sustainable design is a priority. Each building will employ fundamental sustainable practices that will evaluate systems, materials and create choices around water reclamation, energy consumption, capital investment and economic returns and will be measured throughout the process. Each building is to determine at what level it will perform and deliver a LEED project. Each building will strive to:

- Provide a healthy indoor environment.
- Reduce its carbon footprint.
- Use the site and buildings as a teaching tool linking curriculum to our relationship with the environment.
- Minimize energy use.
- Utilize sustainable and renewable material choices.
- Minimize environmental impact.

Environmentally focused projects will be explored and employed strategically within the entire campus structure as well as within individual buildings. Items to be considered include:

- Photovoltaic exploration and demonstrations.
- Green roofs and water reclamation for the entire campus proper.
- Creating a water retention lake that maintains the hydrologic cycle (stormwater; with filtration, purification and reuse).

- Reduction of parking lot “heat islands” with increased permeability and alternative paving material.
- Creating a technologically smart campus that enables flexibility and versatility through technology, teaching and communications.
- Energy usage that is at least 25% better than natural energy standard.
- Daylighting.
- Natural ventilation where feasible.

DESIGN CRITERIA AND FUNCTIONAL REQUIREMENTS

INTERIORS / SPACE PLANNING

The objectives of space planning and the allied interiors are to augment and support the exterior architecture and bring life to the functions that will be housed within. Space planning and interiors provides logic, efficiency and order to how space will be used and add flexibility to long-term operational potentials.

Characteristics of interior spaces include:

- Open and Accessible
- Secure
- Clear Circulation, Easy Orientation, Simple Wayfinding
- Logical and Efficient Floor and Room Layout
- Functionally Equipped:
 - Lecture
 - Distance Learning
 - Technologically Advanced
- Comfortable and Health Environment
- Warm, User-Friendly Materials
- Durable, Easily Maintained
- Adaptability to a Variety of Pedagogical Approaches
- Access to Daylight and Ventilation

EXTERIOR DESIGN CRITERIA

Building Scale, Mass, Proportion: The building masses will generally be three stories or less with a 45' high limitation. The other two dimensions (width and length) will be a product of the functions to be housed within. The resulting campus fabric will have a uniform height. The articulation of the functional masses of each programmed space or grouped spaces, coupled with appropriate materials, will give definition to the building and "breakdown the box" to the human scale.

Sizes of the buildings will be kept small (20,000-40,000 square feet). This is done to maintain an intimate feel and to allow the campus structure the ability to create a collegiate sense of place.

Building Site and Placement: Each building to be sited will respect each identified "parcel" in relation to the Master Plan. All buildings will have identifiable entries, that are well defined and easily read. All buildings will also have access to views and open space. Parking and service will be situated to facilitate access to the campus and building while maintaining the pedestrian character of the core. The building siting will be driven by building organization, planning as well as solar orientation and other environmental influences.

Building Materials: Materials in general will be durable and long-lived. Colors will be characteristic of Sandpoint's reds, browns, ochres and muted greens, with allowances for:

- Masonry
- Glass, Clear
- Mullions
- Aluminum Store Front
- Cast Stone
- Concrete/Colored Concrete
- Roofing
- Decorative Metals
- Stucco/Plaster
- Exterior Doors
- Exterior Lighting
- Optional: Accent Colors and Materials

DESIGN CRITERIA AND FUNCTIONAL REQUIREMENTS

UTILITIES: SITE INFRASTRUCTURE

Utilities in the surrounding streets will be extended onto the site and will be sized and configured to have proper capacity and allow easy access now and in the future.

Utilities and the purveyor of those utilities are as follows:

- Water: City of Sandpoint
- Sewer: City of Sandpoint
- Electricity: Avista
- Gas: Avista
- Telephone: Verizon
- Solid Waste/Recycling: Waste Management
- Telephone/Data: Network Operating Center (NOC) in Administration/Operations Center with Data Loop Around Campus

UTILITIES: BUILDING INFRASTRUCTURE

Each facility will tie to the on-site utility loop and around or within each building the following will be provided:

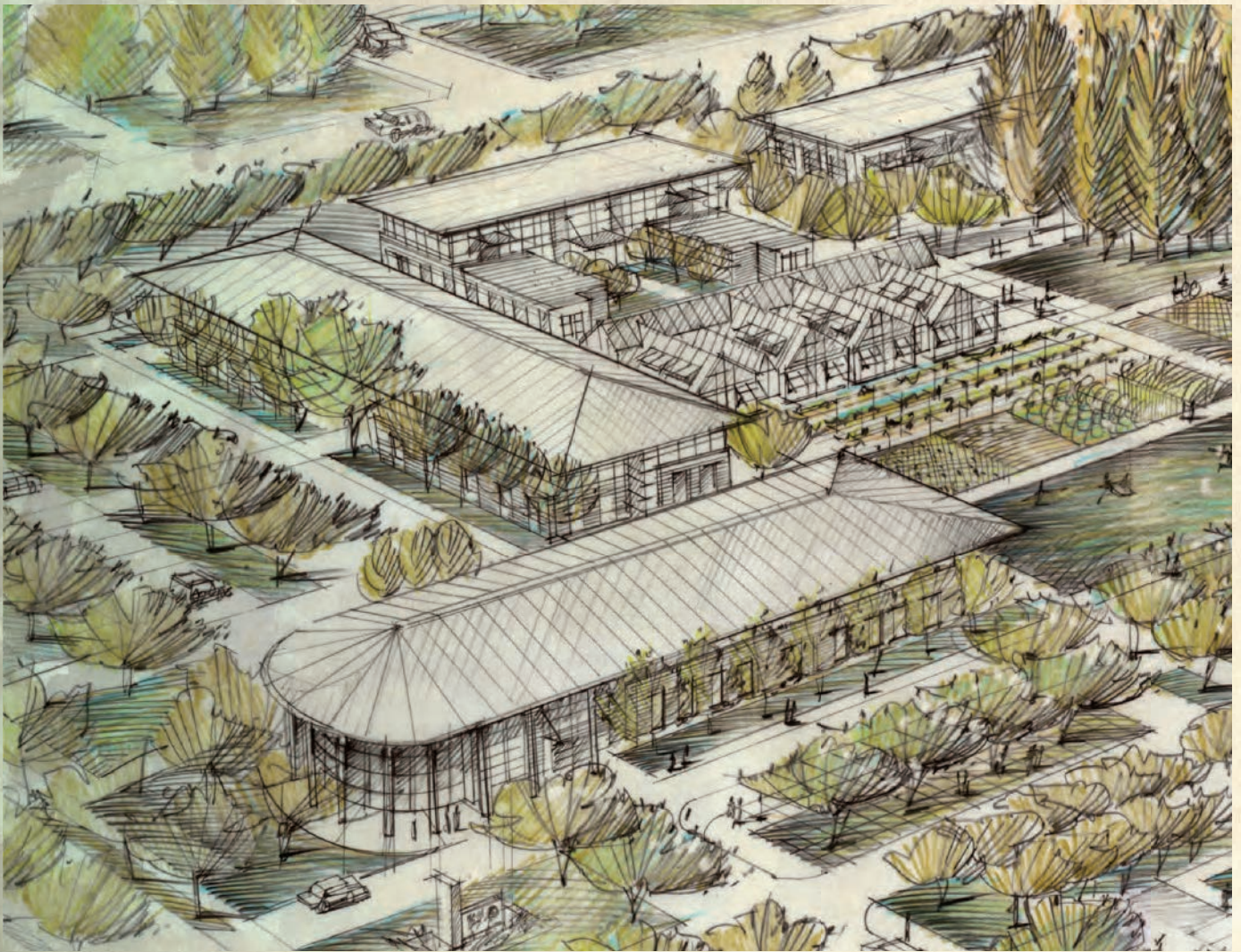
- A service yard with dumpster and potential chiller pad.
- Mechanical room for boiler/air handler.
- Pad mount transformer and interior electrical room with distribution closets on each floor.
- Flexible power distribution system.
- A data room with MDF for each data entrance board and equipment with IDF's on each floor.
- A cable tray/conduit loop for flexible routing of cable.
- HVAC system to satisfy the particular needs/requirements of each use.
- Emergency generator for life/safety systems and other mission critical systems as identified.
- A/V infrastructure to allow all teaching spaces to function as distance learning locations.

TECHNOLOGY GUIDELINES AND CRITERIA

GENERAL TECHNICAL REQUIREMENTS

In meeting the University of Idaho's standards for providing telecommunications, data and technology to all facilities, the following will be provided and/or planned for:

- Telecommunications Rooms Separate from Electrical:
 - Size Parameters:
Minimum Size 10'x8'
Maximum Size 10'x12'
 - Ceiling Height: 8'-6" minimum.
Prefer open to structure for maximum accessibility and flexibility.
- Raceways, Conduits & Ducts:
 - An accessible cable tray system for main distribution.
 - Conduit and floor ducts for distribution in individual spaces.
 - Interconnect multiple telecom room on a floor.
- Environmental Control:
 - Provide 24/7 HVAC with possible emergency power back-up.
 - Maintain 64-75 degrees with 30-55% relative humidity.
 - Tile/sheet goods on floor to control dust.
- Fire Protection:
 - If required by code, provide fire protection system.
 - Provide protective wire cages and high temperature heads.
- Floor Loading:
 - Telecommunication rooms: 50#/SF.
 - Equipment rooms: 100#/SF and 2,000 lbf at areas intended to support equipment.
- Grounding:
 - All equipment and cable shields must be properly grounded. NEC Article 250, ANSI/EIA/TIA-607 and ANSI/NFPA 780.
- Lighting:
 - Minimum 500 LUX measured at 1 meter above floor.
 - Fixtures at a minimum 8'-6" above floor.
- Power:
 - Branch circuits to equipment, 20 amp capacity.
 - Minimum two dedicated 3-wire 120 VAC non-switched duplex for power equipment.
 - Separate duplex convenience outlets.
 - Emergency power if available.
- Security:
 - Telecommunications rooms to be locked.
 - Access controlled by building owner; card keyed to track access and by whom.



SITE AND PROGRAM

The Master Plan creates a guide and a structure for implementation of building placement, pedestrian circulation, parking distribution, campus and building service, open space and pilot and demonstration projects. The sites within the Master Plan allow for cohesive implementation while providing flexibility, adaptability and expandability of building development and design within their respective identified sites. Universal accessibility for all buildings is be integrated into the parking sectors respective to building adjacencies.

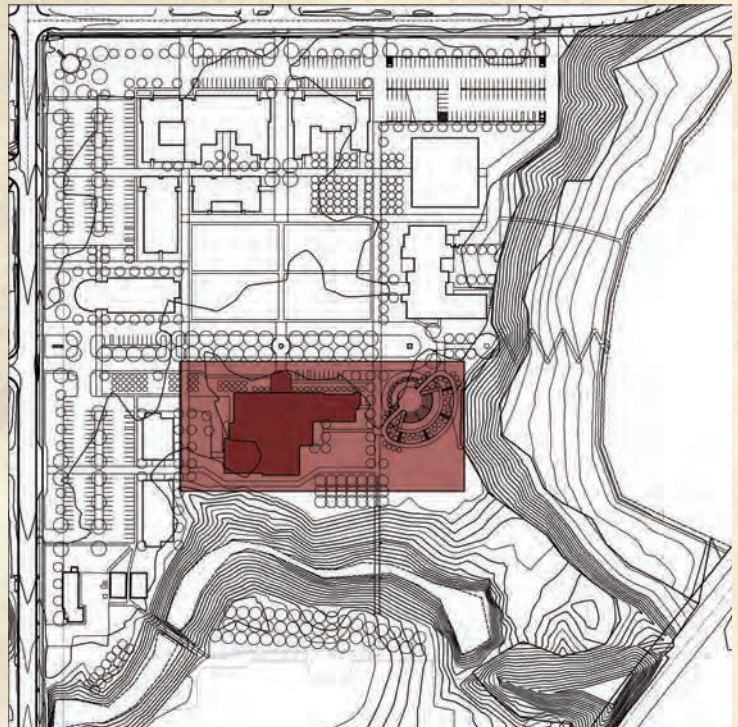
The existing Ag Research offices and shop at the southwest corner will be retained to handle facilities services for the campus. The facility will also support some of the curriculum's shop functions.

SUMMARY PROGRAM AREA

Performing Arts Learning Center	32,080	SF
College of Agriculture & Life Sciences	27,300	SF
Administration/Center Operations - Education	20,090	SF
Student Union	25,980	SF
Total Program Area	<hr/> 105,450	SF

PERFORMING ARTS LEARNING CENTER SITE

The Performing Arts Learning Center is a keystone within the overall plan. This building serves as a primary anchor to the academic mission and plays an important civic role of integrating the larger community within the campus and this facility. The site has prime visibility that allows for controlled event-specific accessibility for visiting tours and/or events that require vehicular access. An amphitheater adjacent to the Performing Arts Learning Center site supplements the Sandpoint Campus mission of an outdoor venue fitting for the site. The 500⁺ seat amphitheater is nestled in the southeast adjacent to two existing greenbelts and helps activate the student outdoor plaza with a campanile (clocktower).



PERFORMING ARTS LEARNING CENTER PROGRAM

<u>Program Element</u>	<u>Quantity</u>	<u>Program Area Each</u>	<u>Program Area Sub-Total</u>
1.00 Instructional Performance Spaces			
1.01 Theater House	1	2,500 sf	2,500 sf
1.02 Main Stage	1	2,500 sf	2,500 sf
1.03 Lighting and Sound Control Booth	1	250 sf	250 sf
1.04 Catwalk System	1	500 sf	500 sf
1.05 Orchestra Pit	1	400 sf	400 sf
1.06 Black Box Theater	1	2,200 sf	2,200 sf
1.07 Small Light/Sound Booth	1	100 sf	100 sf
1.08 Dance Studio	1	1,800 sf	1,800 sf
1.09 Viewing Room	1	150 sf	150 sf
2.00 Public Areas			
2.01 Lobby/Foyer/Gallery	1	2,700 sf	2,700 sf
2.02 Box Office	1	120 sf	120 sf
2.03 Concessions	1	400 sf	400 sf
2.04 Lobby and Event Storage	1	400 sf	400 sf
3.00 Backstage Spaces			
3.01 Green Room	1	500 sf	500 sf
3.02 Dressing Room	1	900 sf	900 sf
3.03 Makeup Room	1	400 sf	400 sf
3.04 Laundry Room/Dyeing	1	250 sf	250 sf
3.05 Costume Studio	1	650 sf	650 sf
3.06 Costume Storage	1	1,000 sf	1,000 sf
3.07 Scene Shop/ Paint and Welding (possibly in existing University of Idaho shop)	1	1,000 sf	1,000 sf
3.09 Prop and Furniture Storage	1	500 sf	500 sf
3.10 Portable Stage & Seating Storage	1	500 sf	500 sf
3.11 Receiving Dock	1	200 sf	200 sf
4.00 Additional Academic Spaces			
4.01 Set and Lighting Design Lab	1	500 sf	500 sf
4.02 FA Open Office & Waiting Area	1	200 sf	200 sf
4.03 FA Administration Office	1	130 sf	130 sf
4.04 Faculty Offices	5	130 sf	650 sf
4.05 Student/Faculty Lounge	1	250 sf	250 sf
4.07 Practice Rooms	6	80 sf	480 sf
4.07 Multi-Purpose Classroom	1	750 sf	750 sf
5.0 Artists/Students in Residence (move to Student Union Building)			
Total Assigned Area			22,880 sf
Unassigned Space (40% of Gross) ¹			9,200 sf
Gross Building Area			32,080 sf

Note 1: Includes circulation, toilet rooms and building service area.

PERFORMING ARTS LEARNING CENTER

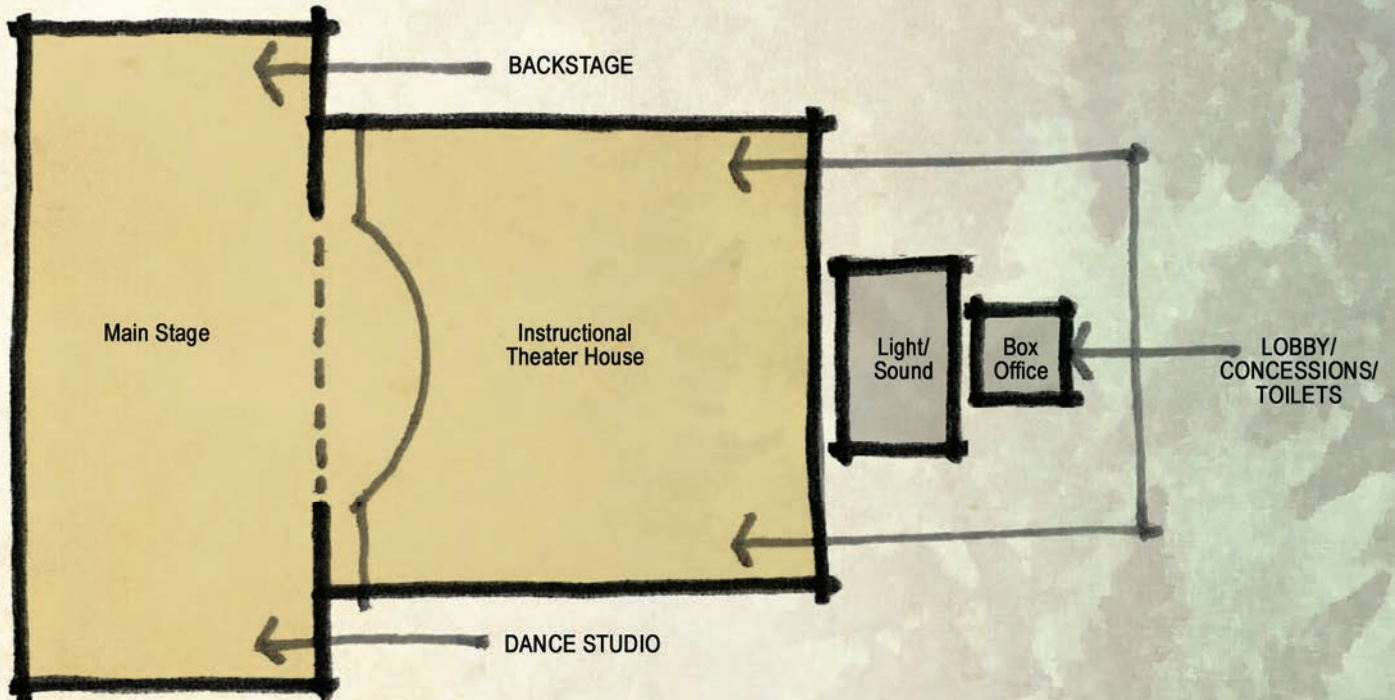
OVERALL PLAN



Teaching Public Space Office Space Lab Space Residential Support Space

PERFORMING ARTS LEARNING CENTER

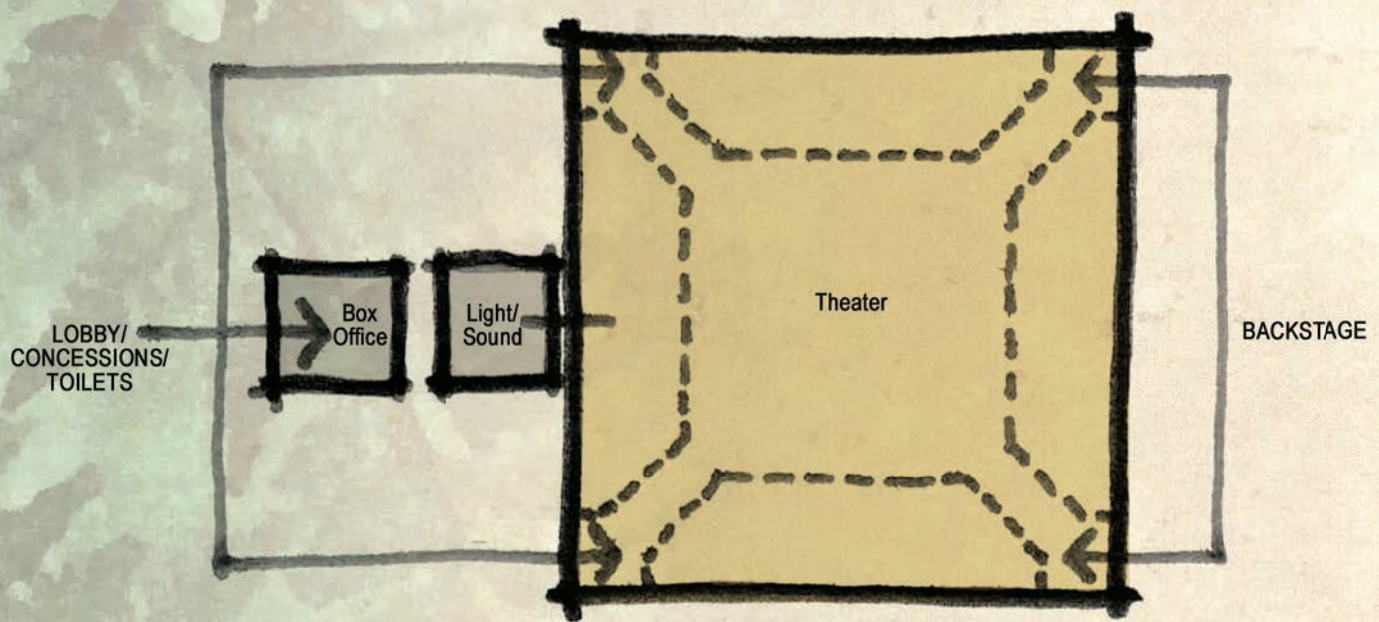
INSTRUCTIONAL THEATER HOUSE, MAIN STAGE



- No Natural Light
- High Volume Shaped Space For Acoustics:
 - Music Primary
 - Speech And Drama Secondary
- Seating For 250-300:
 - Recessed Stepped Seating In Front
 - Stadium Seating In Rear
- Full Theatrical Lighting
- Adjustable Sound Reinforcement
- Quiet Mechanical System
- 50 Foot Clear Fly Capability
- Fully Rigged
- No Natural Light
- Proscenium/Partial Thrust Stage
- Orchestra Pit

PERFORMING ARTS LEARNING CENTER

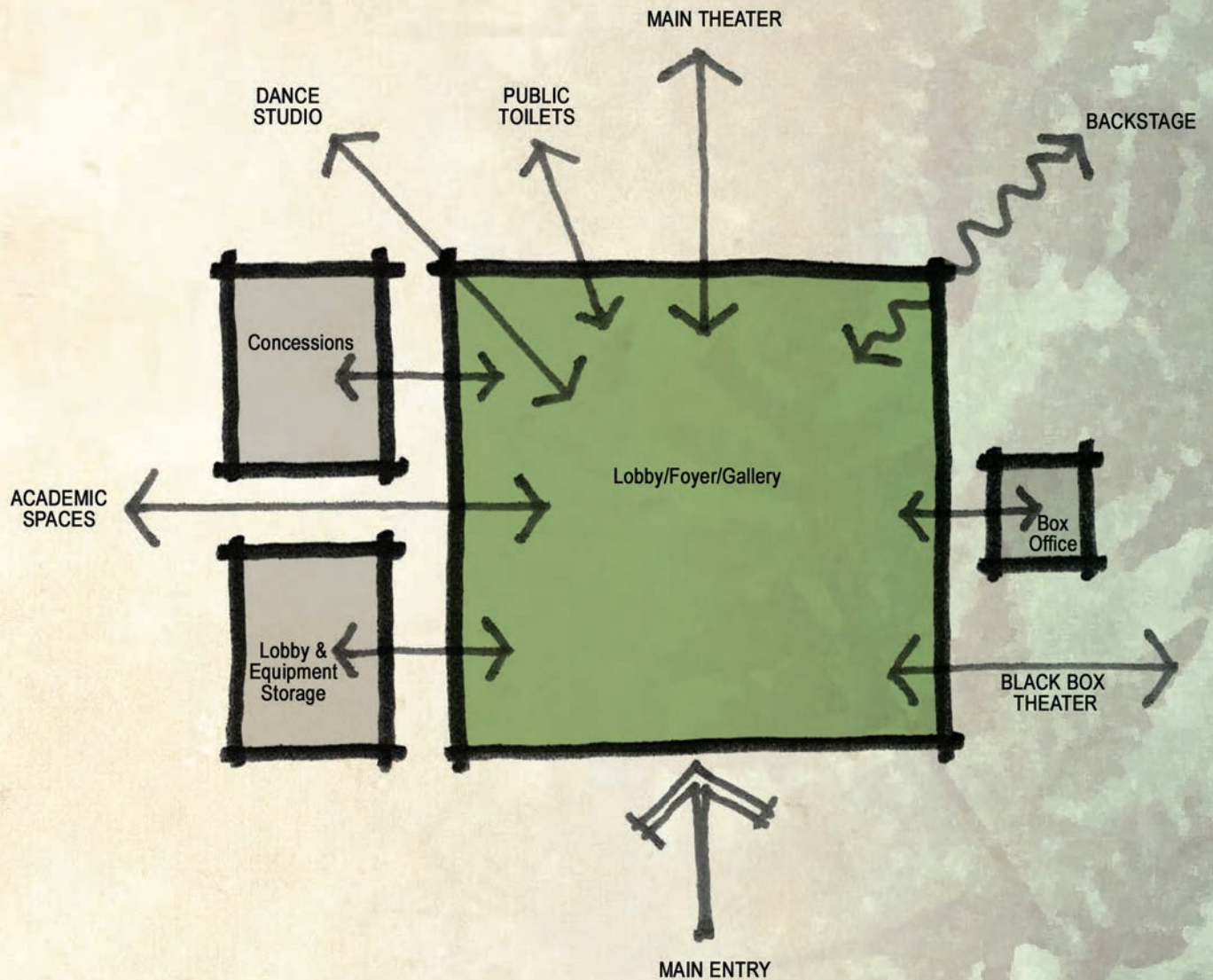
BLACK BOX THEATER



- No Natural Light
- Double Height For Sets, Lighting Rigging, Etc.
- Telescopic Seating On Four Sides For 150
- Access On Corners:
 - Public On Two
 - Performers On Two
- Performance And Rehearsal Space - Flexibility
- Elevated Light/Sound Booth
- Quiet Mechanical System
- Lighting Grid
- Adjustable Acoustics

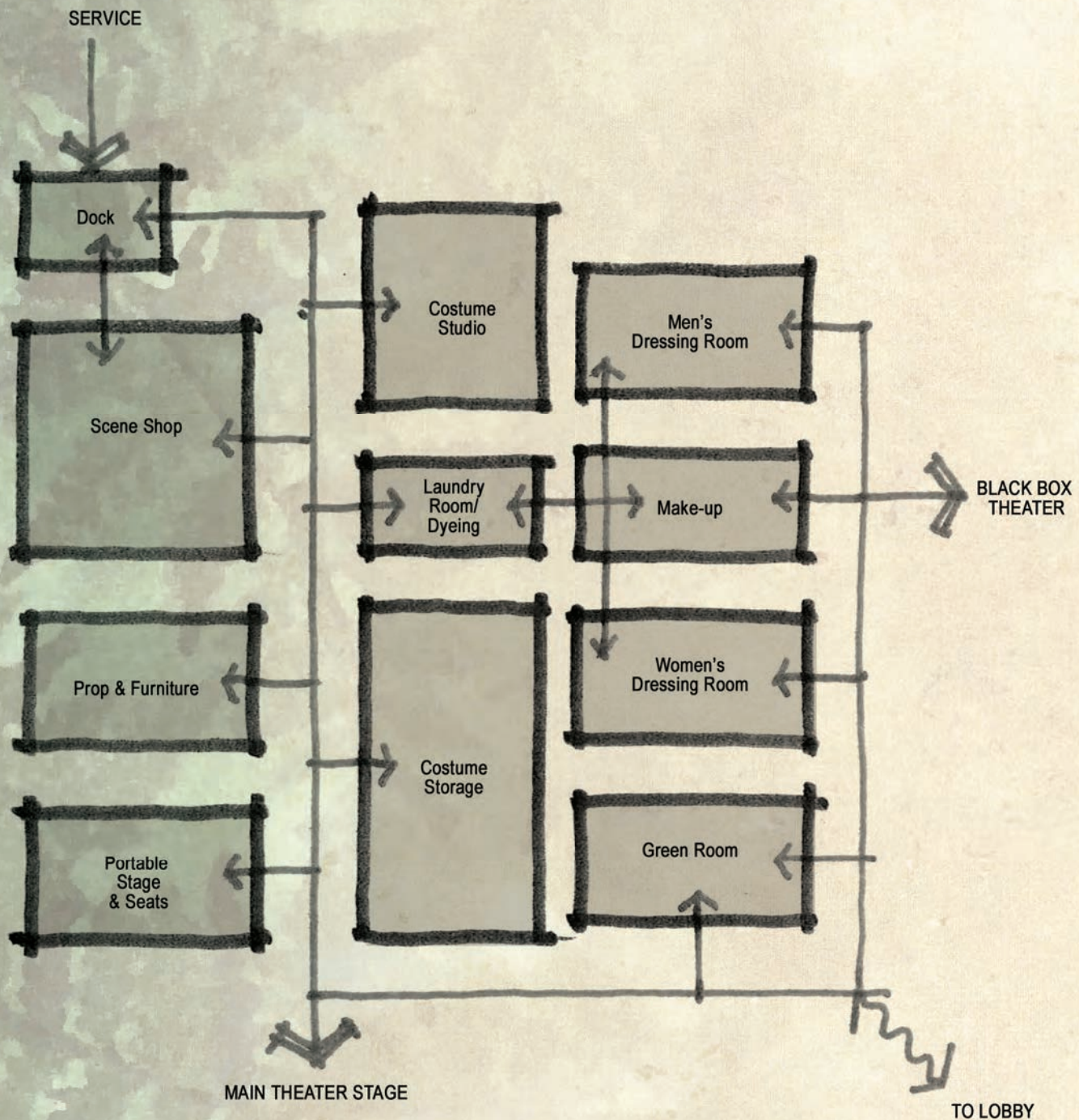
PERFORMING ARTS LEARNING CENTER

PUBLIC AREAS



- Box Office:
 - Accessible For Both Theaters And Dance Studio
- Lobby:
 - Multi-Purpose Space
 - Light-Filled Space, Lantern And Beacon
 - North Or Controlled Light For Gallery
 - Flexible Display Lighting
 - Moveable Display Walls
 - Provide Clear Wayfinding

PERFORMING ARTS LEARNING CENTER BACKSTAGE

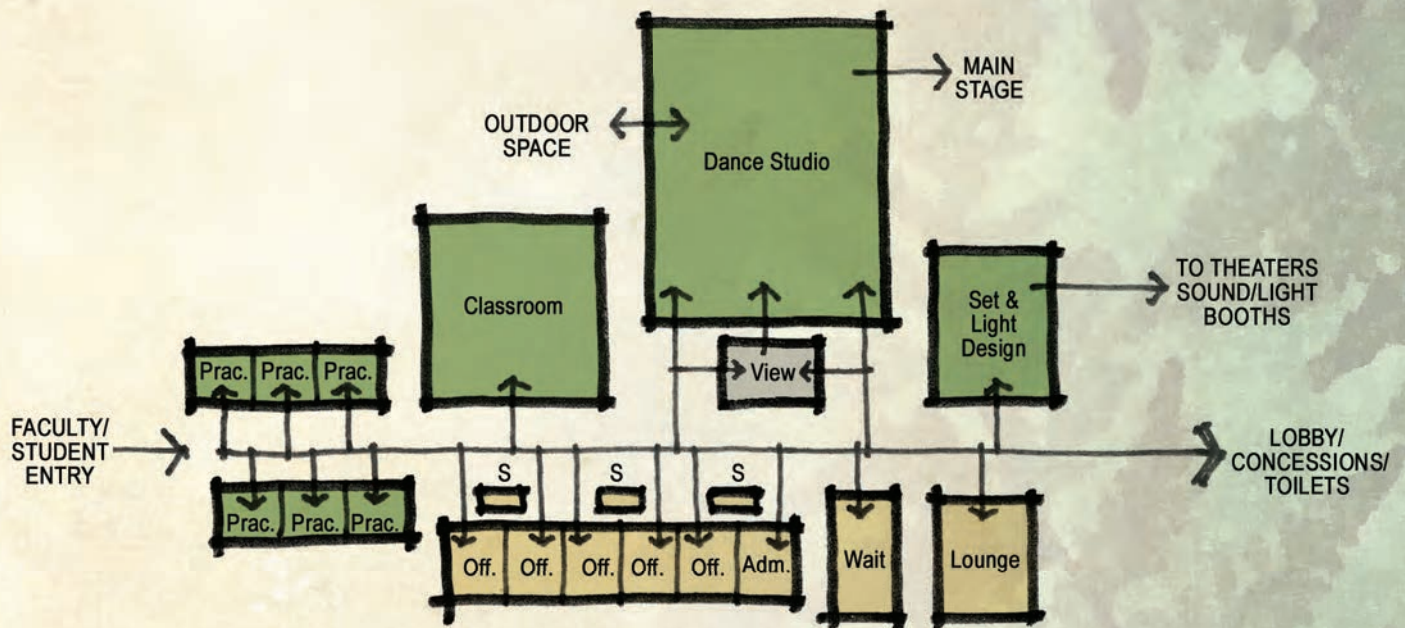


- Controlled Public Access
- Scene Shop:
 - High Natural Light
 - Special Power Requirements
- Costume Studio:
 - Natural Light, Windows
- Provide Receiving Dock
- Toilets To Support This Isolated Area

- Green Room:
 - Multi-Purpose
 - General Seating
- Dressing Rooms
 - Clothes Racks
 - Bench Seating
 - Access to Laundry
- Make-Up:
 - Special Lighting at Counters With Seating

PERFORMING ARTS LEARNING CENTER

ADDITIONAL ACADEMIC SPACES

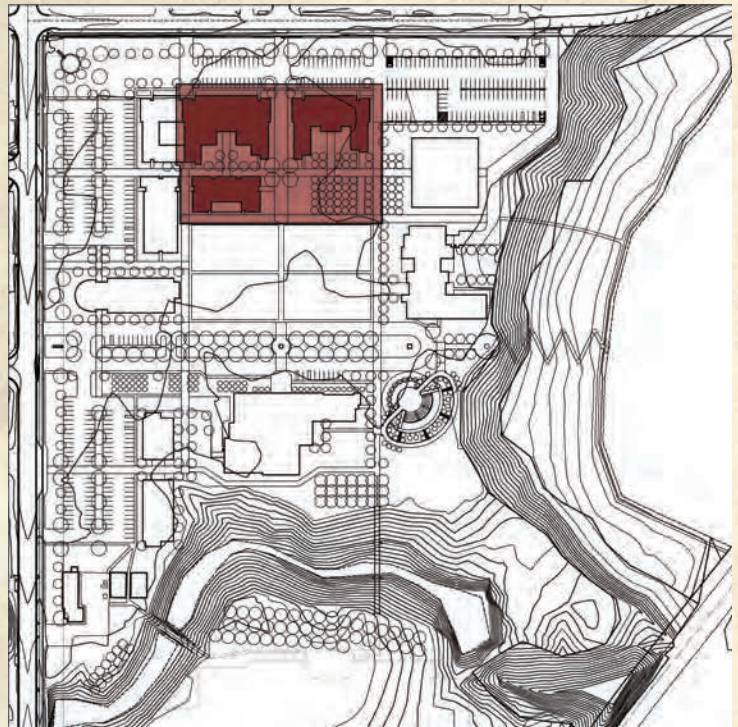


- Dance Studio:
 - High Volume
 - Wood Athletic Floor
 - Sound System
 - Limited Theatrical Lighting
 - Natural Light & View North Or East Preferred
 - Access To Outdoor Space
 - Multi-Purpose Space
- Viewing:
 - Glazed To Dance Studio
 - Tied To Sound System
 - Lockers For Temporary Storage
- Classroom:
 - Natural Light And View, One Wall
 - Minimal Casework
 - Seating For 25
- Practice Rooms:
 - Soundproof With Appropriate Internal Acoustics
- Set /Light Design Lab:
 - Controllable Light With View
 - Computer Stations For 15
 - Two Drafting Stations
 - Model Area
- Faculty Area:
 - Natural Light And View
 - Seating In Corridor For Informal Meetings

AGRICULTURE & LIFE SCIENCES SITE

The new Agriculture and Life Sciences Building is one of two “anchor” buildings on the north portion of the site forming the Agricultural District of the campus. These buildings are considered background buildings to the Central Green yet form an important gateway presence to the north end of campus facing East Mountain View Drive.

The first set of greenhouses are adjacent to the Central Green. They play an important role in activating the hands-on agricultural experience and engaging experiments in a lower scale, non-pretentious building.



AGRICULTURE & LIFE SCIENCES PROGRAM

<u>Program Element</u>	<u>Quantity</u>	<u>Program Area Each</u>	<u>Program Area Sub-Total</u>
1.00 Laboratory Space			
1.01 Microbiology/Chemistry Instrument	3	1,200 sf	3,600 sf
1.02 Laboratory Service Area (includes ultra cold freezer, clean room, dark room, radioactivity room, plant environ. chamber, etc.)	1	1,000 sf	1,000 sf
1.03 Coolers	3	70 sf	210 sf
1.04 Technician Cubicles plus 2 Graduate Carrels	2	14 sf	280 sf
1.05 Interaction Space	1	200 sf	200 sf
1.06 General Biology Lab	1	1,000 sf	1,000 sf
1.07 General Chemistry Lab	1	1,000 sf	1,000 sf
2.00 Classroom Spaces			
2.01 Small Conference Distance Learning	1	250 sf	250 sf
2.02 Small Conference Standard	1	250 sf	250 sf
2.03 24 Seat Medium Classroom	1	720 sf	720 sf
2.04 24 Seat Medium Distance Learning	1	720 sf	720 sf
2.05 40 Seat Large Classroom	1	1,000 sf	1,000 sf
3.00 Greenhouse Spaces			
3.01 Head House	1	1,000 sf	1,000 sf
3.02 Classrooms	1	800 sf	800 sf
3.03 Greenhouse Pods	6	600 sf	3,600 sf
3.04 Storage	1	400 sf	400 sf
3.05 Cooler	1	200 sf	200 sf
3.06 Laundry/Shower/Lockers	1	200 sf	200 sf
4.00 Office Spaces			
4.01 Faculty Offices (Hort., FST, MMBB, ES)	8	140 sf	1,120 sf
4.02 Staff Offices (Admin Asst, Farm Manager)	2	100 sf	200 sf
4.03 Administration Office	1	130 sf	130 sf
4.04 Lounge	1	260 sf	260 sf
4.05 Work Room	1	200 sf	200 sf
4.06 Building Reception Area	1	100 sf	100 sf
4.07 Master Gardener Clinic	1	200 sf	200 sf
5.00 Bonner County AG Extension			
5.01 Faculty	2	140 sf	280 sf
5.02 Staff Offices (4-H, Admin Asst., Master Gardener)	3	140 sf	420 sf
5.03 Clerical (workstations)	2	80 sf	160 sf
5.04 Multi-Purpose Classroom Ag Extension	1	720 sf	720 sf
5.05 Work Room	1	200 sf	200 sf
5.06 File Room	1	200 sf	200 sf
5.07 Remote Storage	1	1,000 sf	1,000 sf
Total Assigned Area			19,500 sf
Unassigned Space (40% of Gross) ¹			7,800 sf
Gross Building Area			27,300 sf

Note 1: Includes circulation, toilet rooms and building service area.

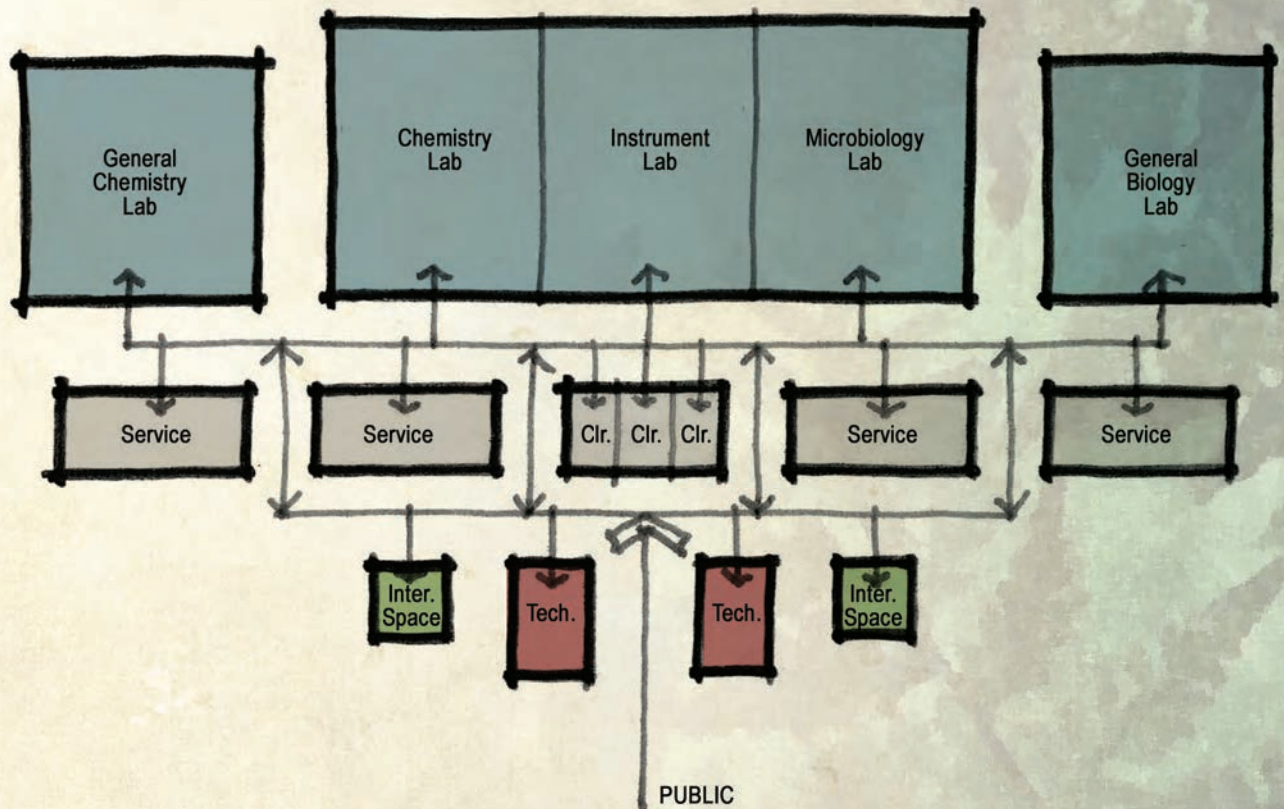
AGRICULTURE & LIFE SCIENCES

OVERALL PLAN



Teaching Public Space Office Space Lab Space Residential Support Space

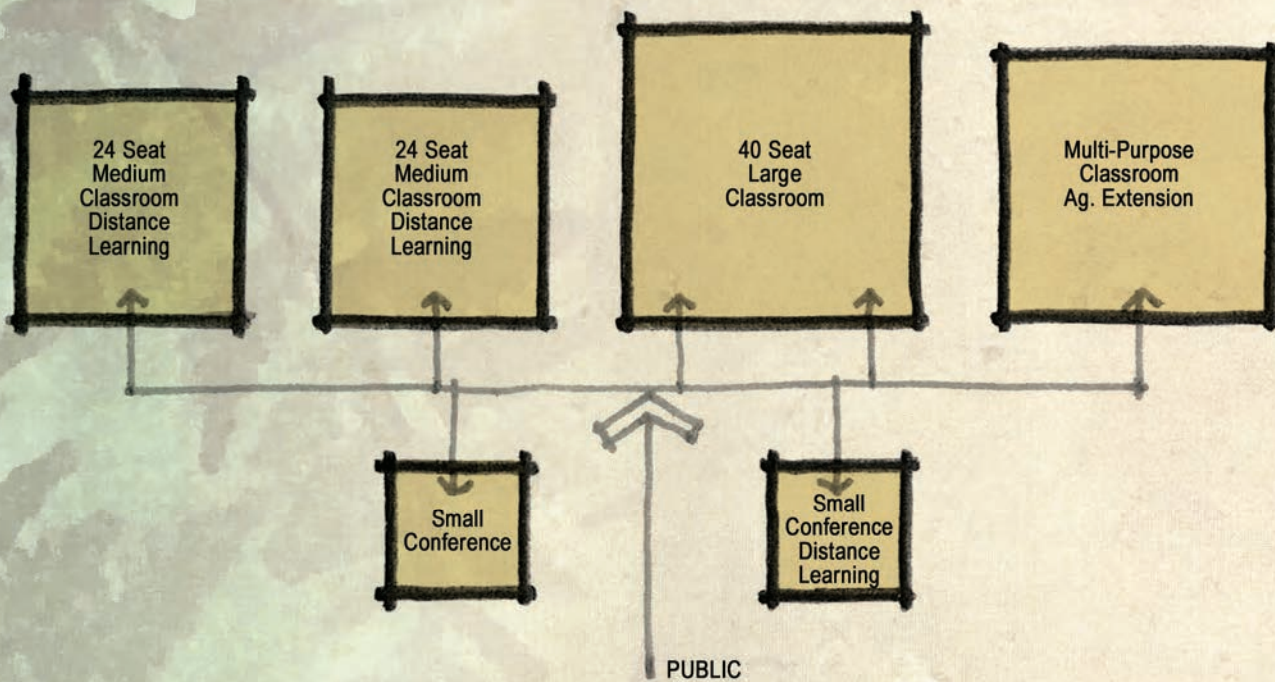
AGRICULTURE & LIFE SCIENCES LABORATORY SPACES



- Labs To Receive North Light Or Appropriate Sun Control
- Lab Benches To Receive All Necessary Utilities
- General Chemistry And General Biology Labs May Group With Classrooms
- Service Core To Provide Buffer Between Public Corridor And Labs
- Interaction Spaces To Be Easily Accessible From Lab Area

AGRICULTURE & LIFE SCIENCES

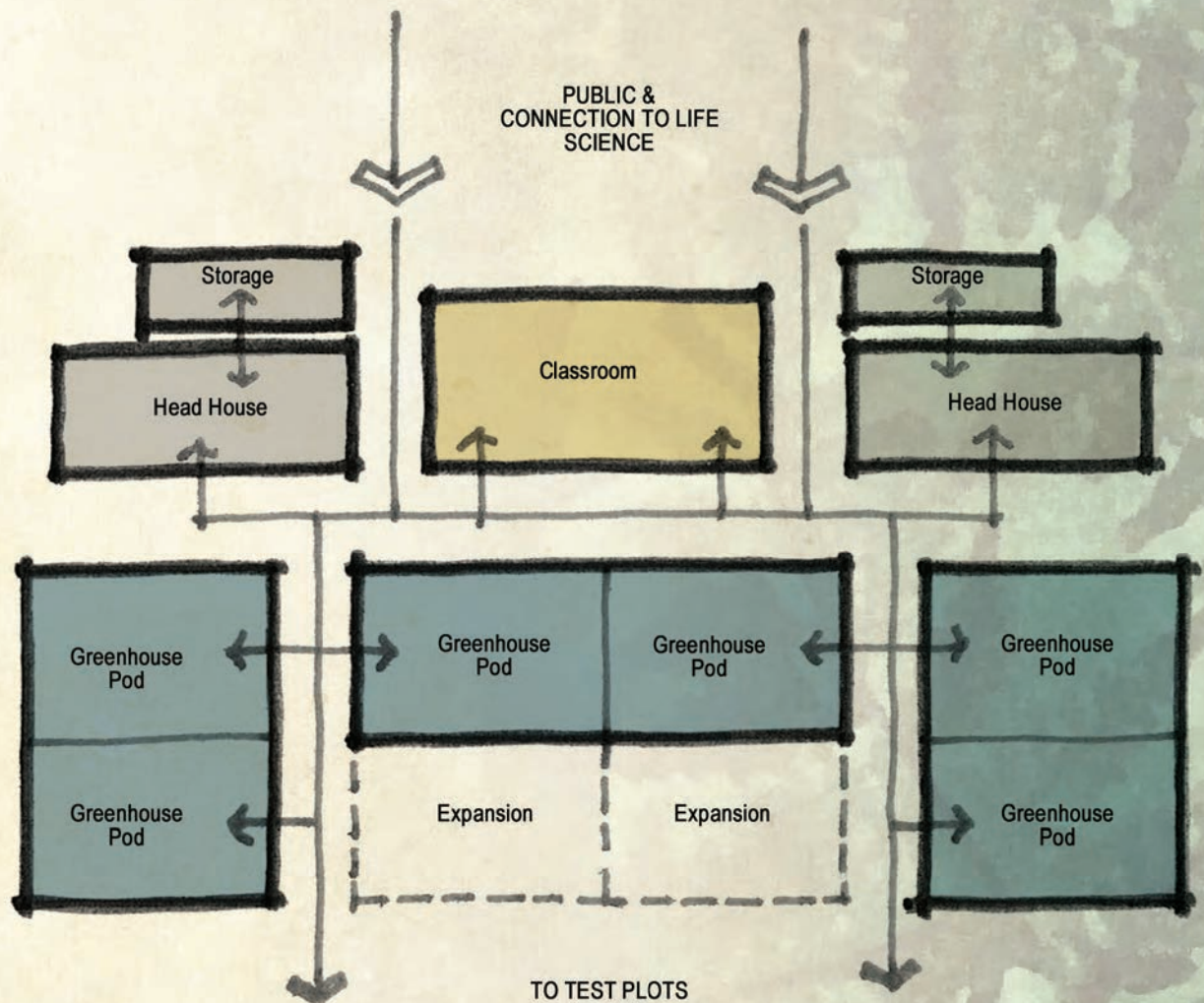
CLASSROOM SPACES



- Natural Light And View For All Spaces
- Blackout Capability For All Spaces
- Full Audio/Visual Capability For All Classrooms
- Distance Learning Technology Applied To One Medium Classroom And One Small Conference
- Tiered Seating In Large Classroom

AGRICULTURE & LIFE SCIENCES

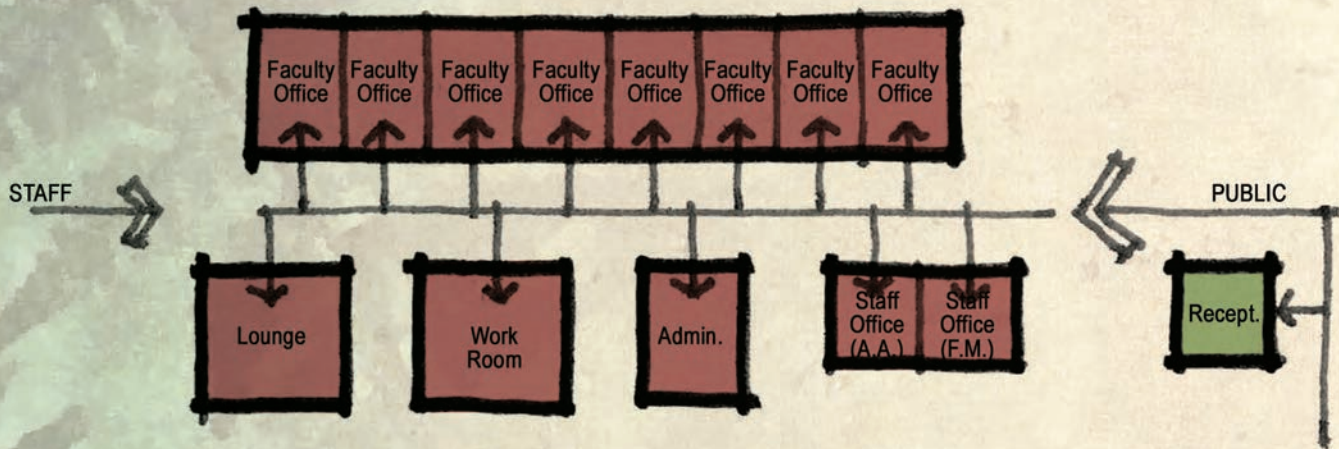
GREENHOUSE SPACES



- Greenhouse To Receive South, East And West Exposure
- Classroom May Have An Open Wall Toward Greenhouse Pods
- Potential Expansion To Work With Initial Head House
- Greenhouse Spaces Will Be Readily Accessible From Life Sciences And Test Plots For Field Study

AGRICULTURE & LIFE SCIENCES

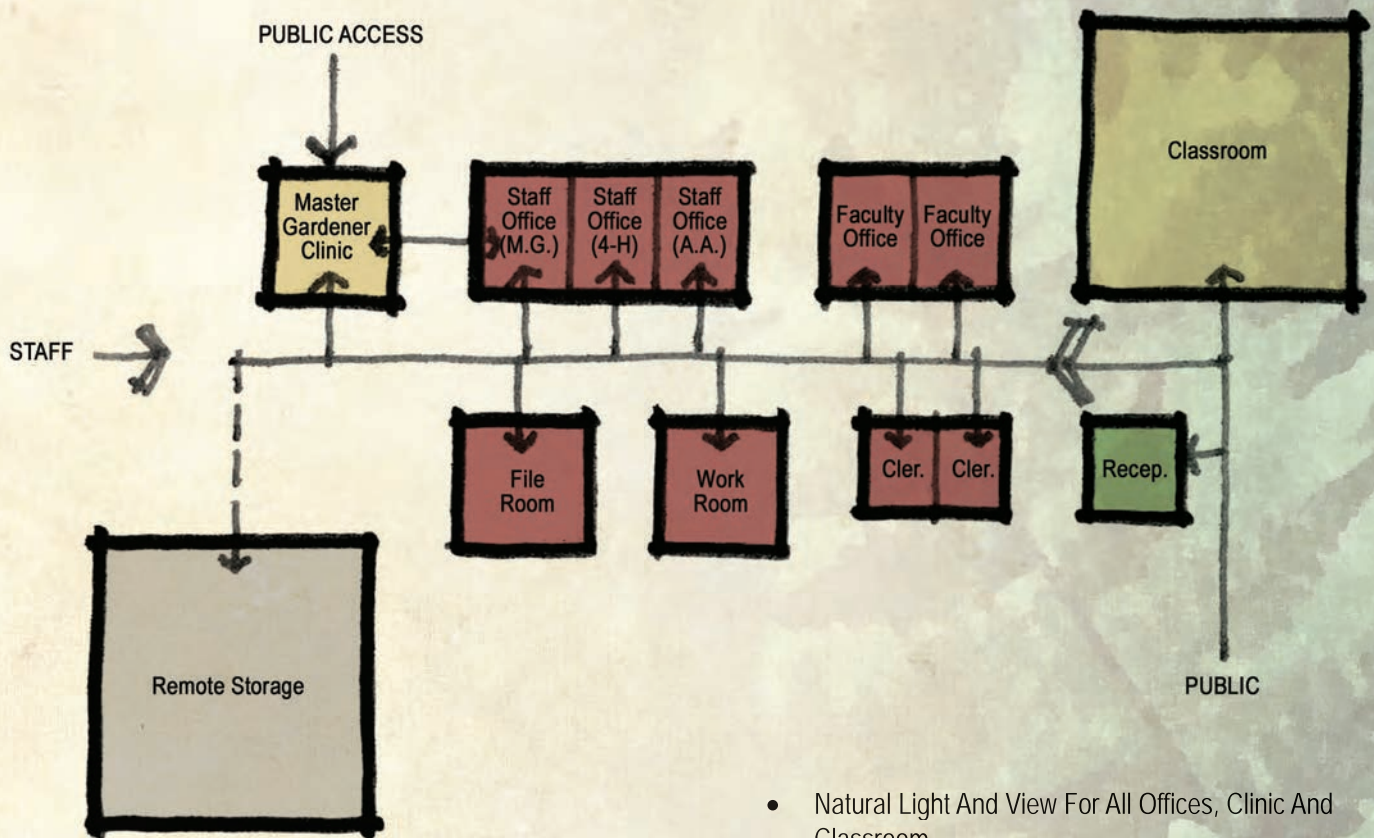
OFFICE SPACES



- Natural Light And View For All Spaces
- Reception Located in Main Lobby

AGRICULTURE & LIFE SCIENCES

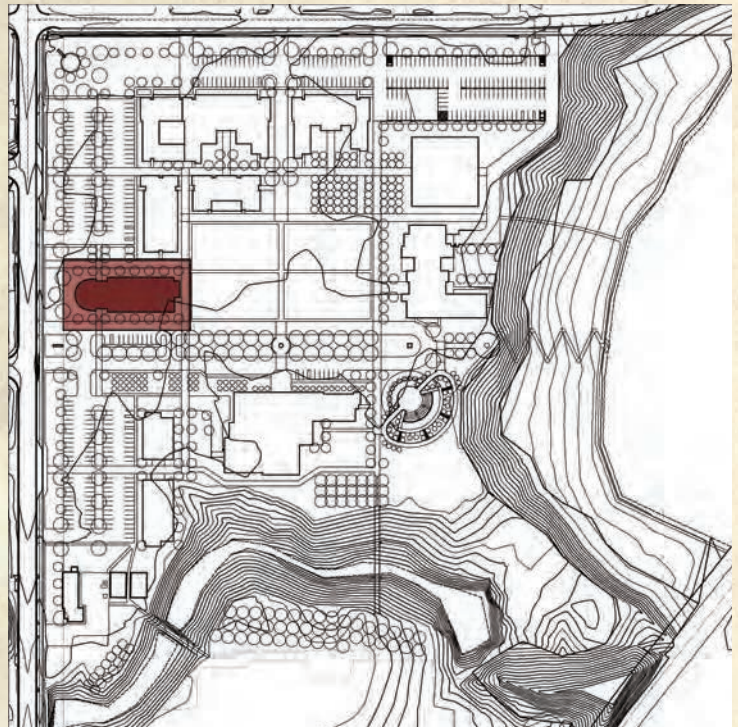
BONNER COUNTY AG EXTENSION



- Natural Light And View For All Offices, Clinic And Classroom
- Blackout Capability In Classroom
- Clerical In Open Workstations
- Workroom To Accommodate Large Printing Operation
- Clinic Accessible To Public
- Reception Located In Main Lobby
- Classroom Grouped With Other Classrooms

ADMINISTRATION/CENTER OPERATIONS SITE

The Administration/Center Operations Building site is front and center to the arrival of the entire campus. Its site has high visibility to Boyer Avenue and the primary campus entry and allows the building to have a dignity and clear presence that will set the tone for the entire campus.

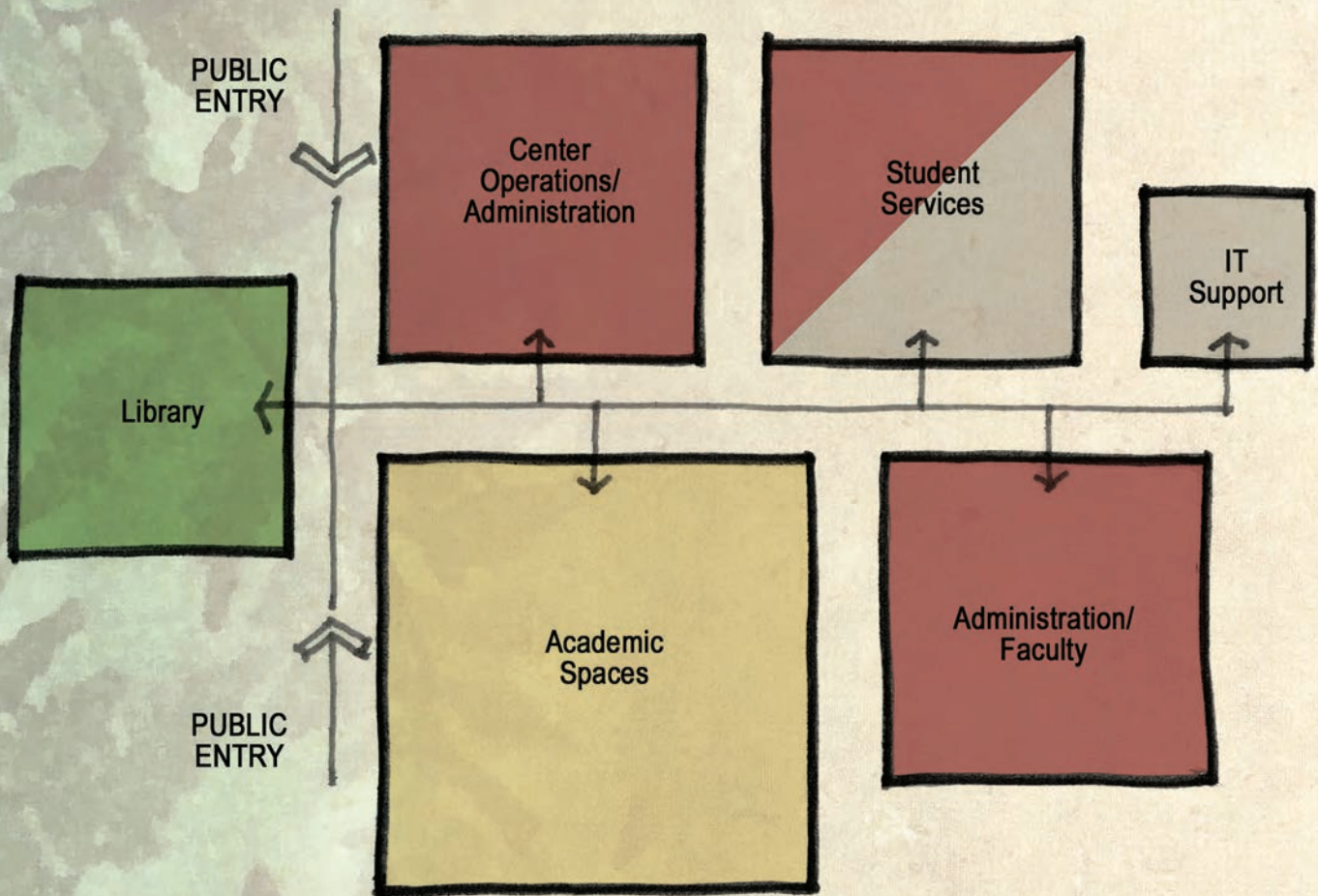


ADMINISTRATION/CENTER OPERATIONS PROGRAM

<u>Program Element</u>	<u>Quantity</u>	<u>Program Area Each</u>	<u>Program Area Sub-Total</u>
1.00 Center Operations/Administration			
1.01 University of Idaho Director	1	250 sf	250 sf
1.02 Facility Manager	1	140 sf	140 sf
1.03 Clerical Open Workstations	2	100 sf	200 sf
1.04 Visitor Work Center Open Workstation	1	150 sf	150 sf
1.05 Visiting Offices	2	140 sf	280 sf
1.06 Reception Open workstations	3	100 sf	300 sf
106a Waiting Area	1	120 sf	120 sf
1.07 Conference Rooms	1	360 sf	360 sf
1.08 Files	1	180 sf	180 sf
1.09 Storage	1	200 sf	200 sf
1.10 Mail/Copier/Work Room	1	200 sf	200 sf
2.00 Academic Spaces			
2.03 Small Conference Room Standard	1	250 sf	250 sf
2.04 24 Seat Medium Classroom	2	720 sf	1,440 sf
2.05 24 Seat Medium Computer Lab	1	720 sf	720 sf
2.06 40 Seat Large Classroom Distance Learning	1	1,000 sf	1,000 sf
2.07 40 Seat Large Classroom	1	1,000 sf	1,000 sf
3.00 IT Support			
3.01 IT Support Associates	1	140 sf	140 sf
3.01 IT Server Room	1	500 sf	500 sf
4.00 Student Services			
4.01 Registration Coordinator	1	140 sf	140 sf
4.02 Computer Work Room	1	700 sf	700 sf
4.03 Testing Area	1	500 sf	500 sf
4.04 Workroom	1	180 sf	180 sf
4.05 University of Idaho Files	1	180 sf	180 sf
4.06 Files	1	180 sf	180 sf
4.07 Clerical Records	2	140 sf	280 sf
4.08 Student Services Records	1	160 sf	160 sf
5.00 Library			
5.01 Library Resource Room	1	1,200 sf	1,200 sf
5.02 Staff Offices	1	140 sf	140 sf
5.03 Copy/Fax	1	60 sf	60 sf
5.04 Computer Stations	10	30 sf	300 sf
6.00 Administration/Faculty			
6.01 Director	1	180 sf	180 sf
6.02 General Faculty Office	8	140 sf	1,120 sf
6.03 Associate Faculty Offices	6	100 sf	600 sf
6.04 Faculty Offices	2	140 sf	280 sf
6.05 Faculty Office	1	140 sf	140 sf
6.04 Staff Offices	4	80 sf	320 sf
6.05 Workroom/File Room	1	200 sf	200 sf
6.06 Copy/Fax	1	60 sf	60 sf
Total Assigned Area			14,350 sf
Unassigned Space (40% of Gross) ¹			5,740 sf
Gross Building Area			20,090 sf

Note 1: Includes circulation, toilet rooms and building service area.

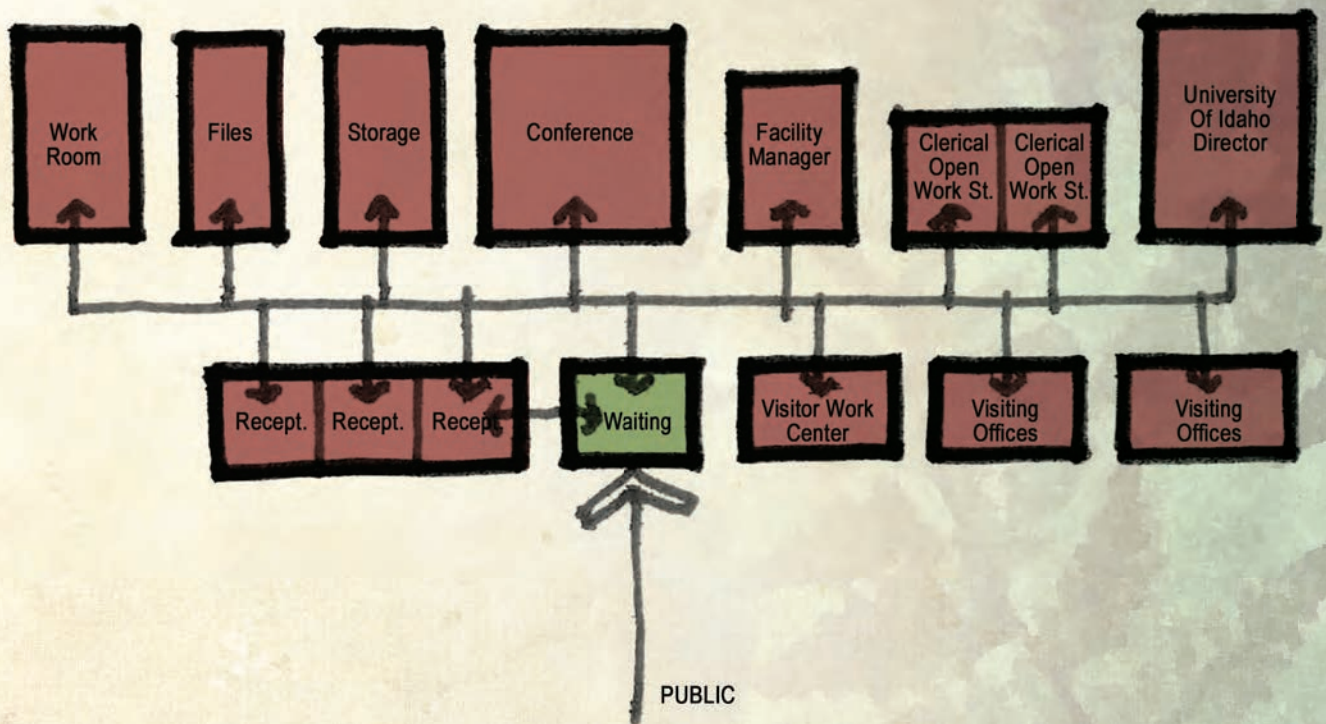
ADMINISTRATION/CENTER OPERATIONS OVERALL PLAN



Teaching Public Space Office Space Lab Space Residential Support Space

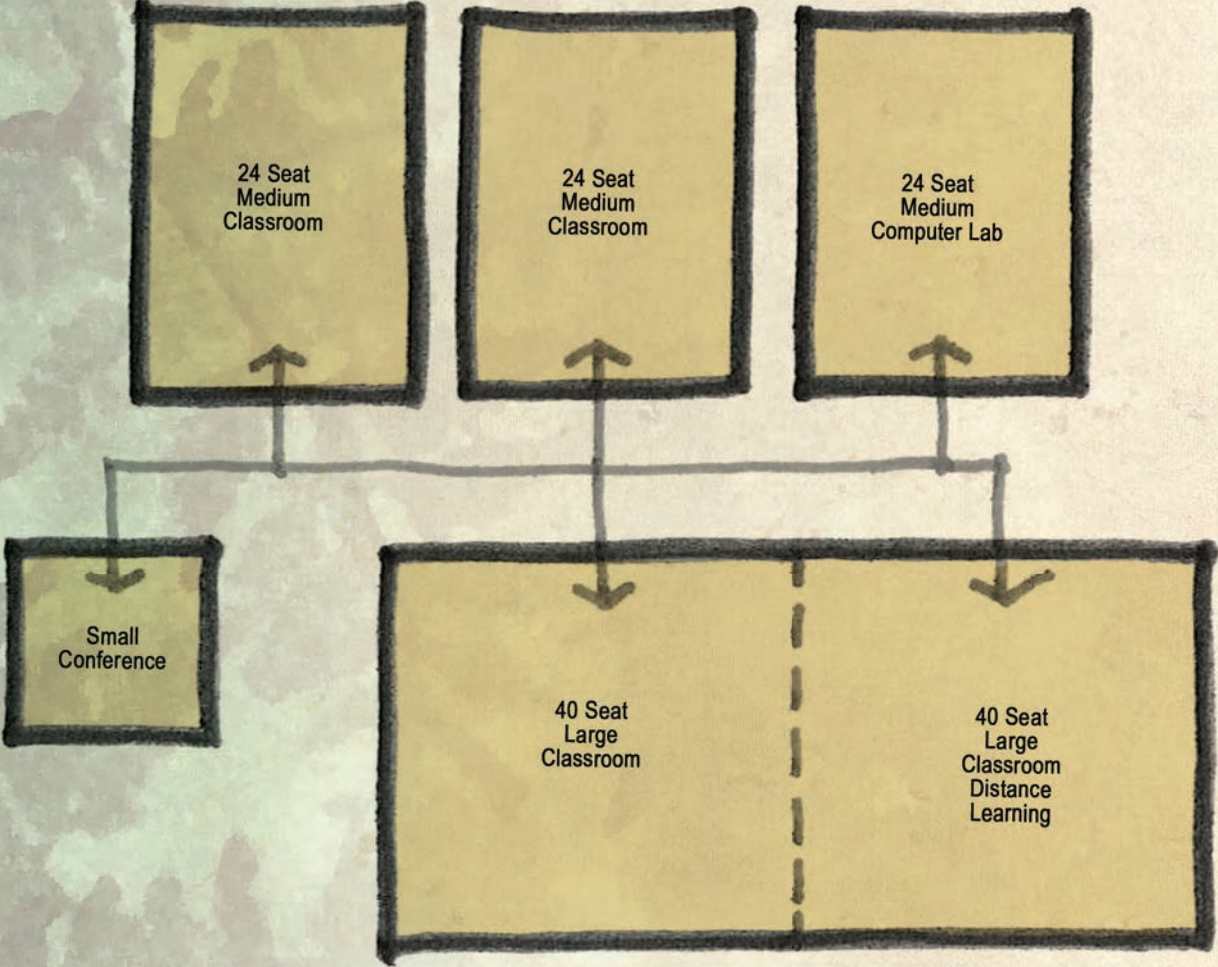
ADMINISTRATION/CENTER OPERATIONS

CENTER OPERATIONS/ADMINISTRATION



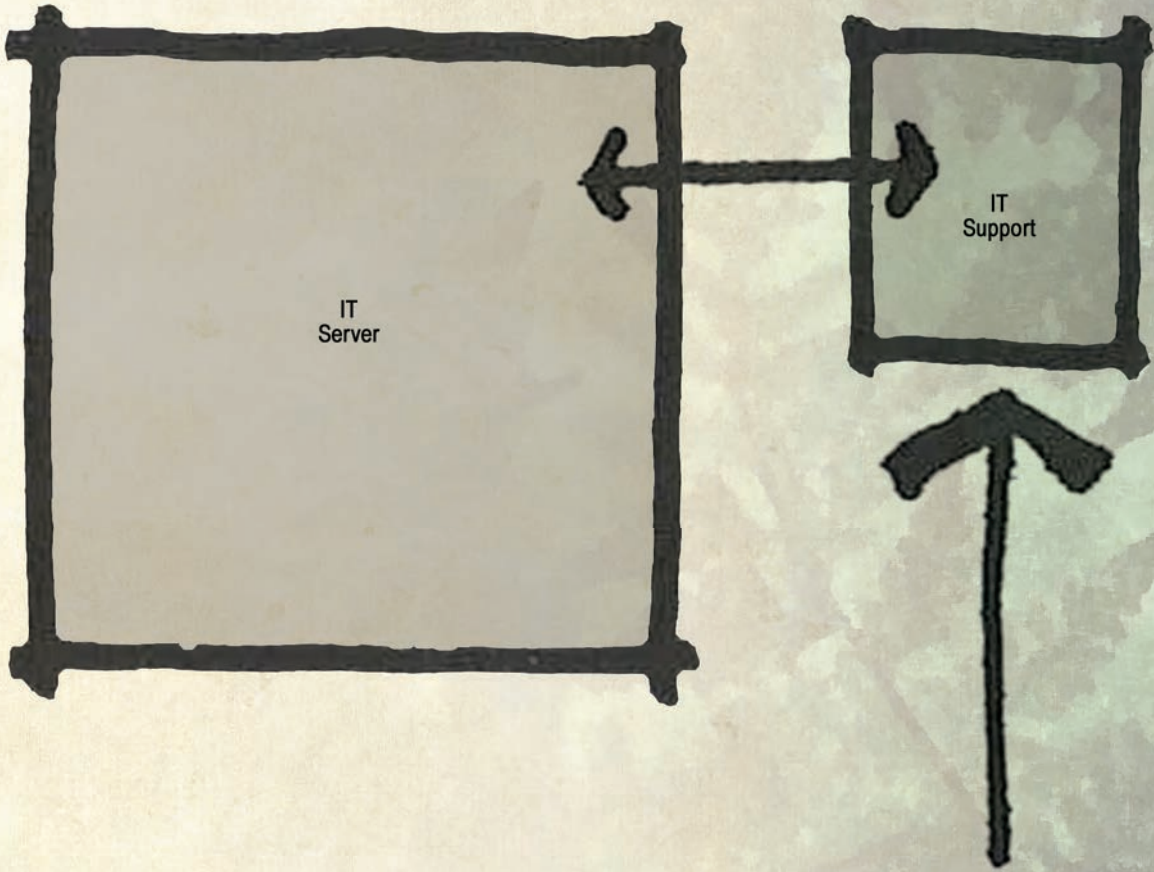
ADMINISTRATION/CENTER OPERATIONS

ACADEMIC SPACES



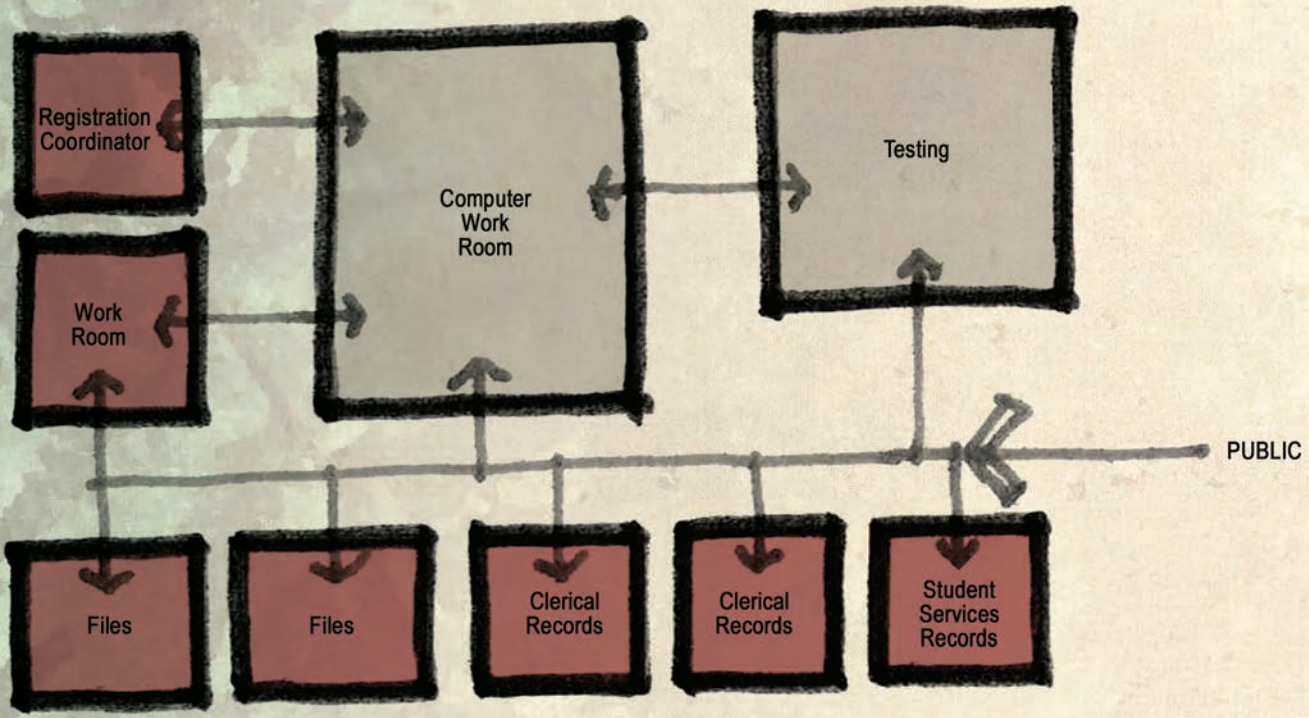
ADMINISTRATION/CENTER OPERATIONS

I.T. SUPPORT

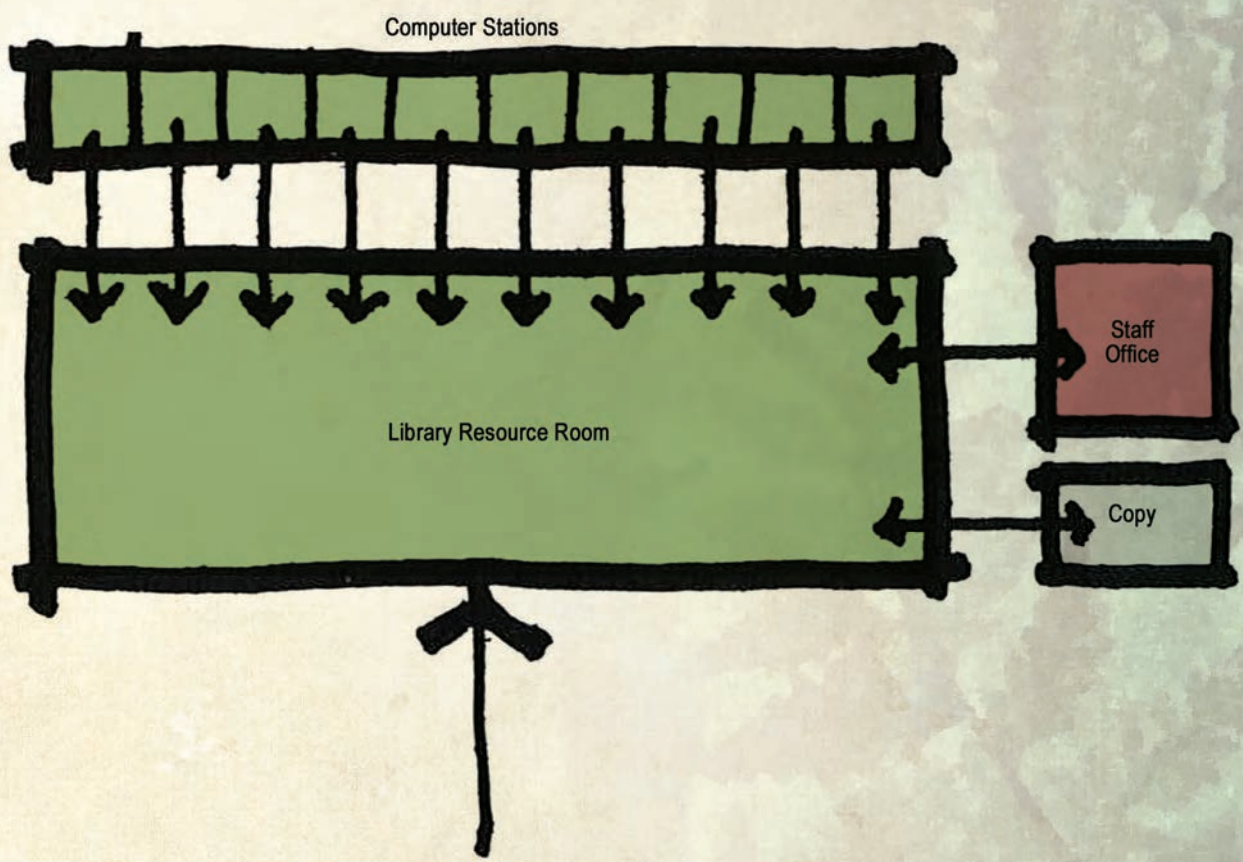


ADMINISTRATION/CENTER OPERATIONS

STUDENT SERVICES

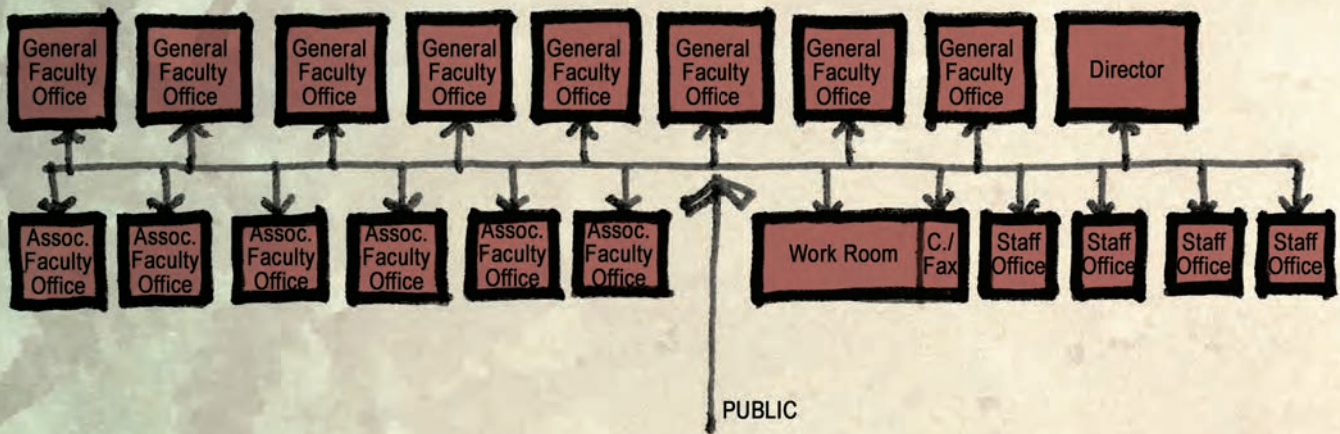


ADMINISTRATION/CENTER OPERATIONS LIBRARY



ADMINISTRATION/CENTER OPERATIONS

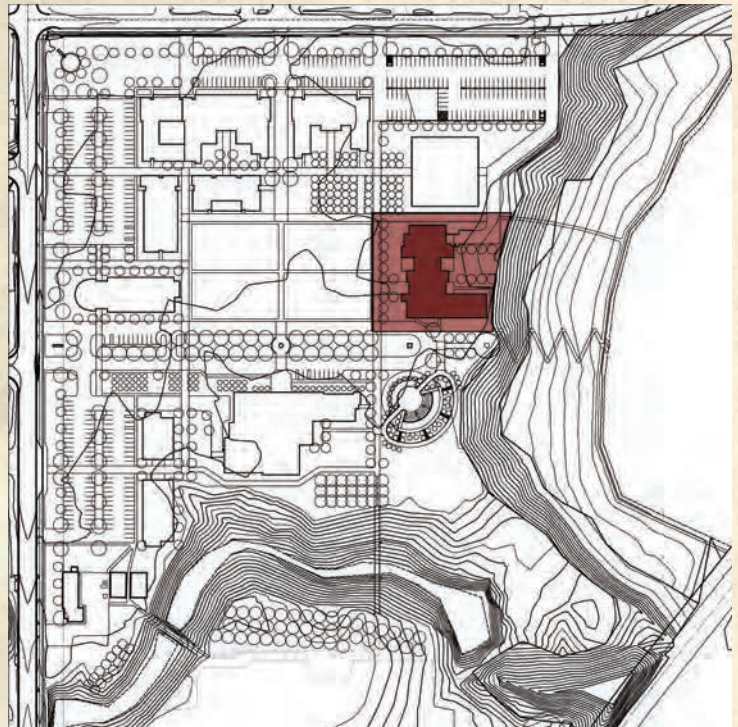
ADMINISTRATION/FACULTY





STUDENT UNION SITE

Another key anchor for the campus, this site is unique as it faces the newly formed Central Green and abuts the existing natural greenbelt to the east. This site affords an appropriate presence to the campus with a close proximity to the student square, campanile and amphitheater.



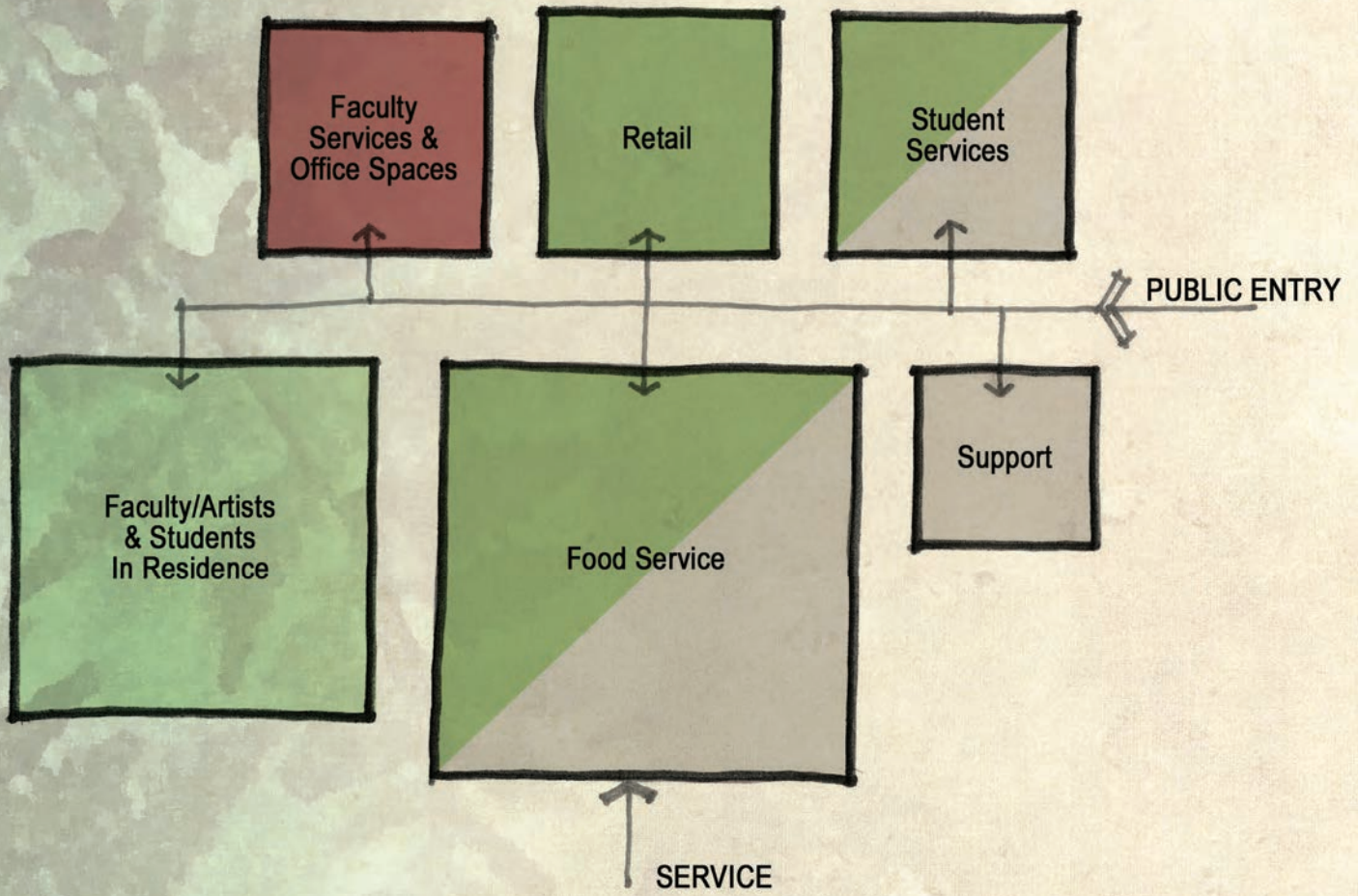
STUDENT UNION PROGRAM

<u>Program Element</u>	<u>Quantity</u>	<u>Program Area Each</u>	<u>Program Area Sub-Total</u>
1.00 Retail			
1.01 Bookstore	1	1,200 sf	1,200 sf
1.02 Copy/Printing	1	200 sf	200 sf
1.03 Computer Repairs	1	200 sf	200 sf
1.03 Bank/ATM	1	100 sf	100 sf
2.00 Food Service			
2.01 Food Court	1	2,400 sf	2,400 sf
2.02 Servery/Cashier	1	400 sf	400 sf
2.03 Dining/Seating	1	2,400 sf	2,400 sf
2.04 Coffee House	1	150 sf	150 sf
2.05 Refuse/Storage	1	400 sf	400 sf
2.06 Food Service Office	1	180 sf	180 sf
3.00 Student Services			
3.01 Career Center	1	500 sf	500 sf
3.02 Student Lounge	1	600 sf	600 sf
3.03 Conference/Meeting Rooms	6	150 sf	900 sf
4.00 Faculty Services & Office Spaces			
4.01 EMBA Offices	1	420 sf	420 sf
4.02 Education Offices	1	780 sf	780 sf
4.03 Faculty Lounge	1	300 sf	300 sf
4.03 Copy/Fax/Workroom	1	200 sf	200 sf
4.10 Culinary Arts & Science Program			
4.11 Experimental Kitchen	1	1,000 sf	1,000 sf
4.12 Food Storage	1	0 sf	0 sf
4.13 Offices	2	0 sf	0 sf
5.00 Faculty/Artists & Students in Residence			
5.01 Dorm Rooms	5	360 sf	1,800 sf
5.02 Private Rooms	4	650 sf	2,600 sf
5.03 Communal Space	1	250 sf	250 sf
6.00 Support			
6.01 Loading Dock/Recycling	1	400 sf	400 sf
6.02 Storage	1	600 sf	600 sf
6.03 IT Room	1	200 sf	200 sf
6.04 Janitorial	1	400 sf	400 sf
Total Assigned Area			18,580 sf
Unassigned Space (40% of Gross) ¹			7,400 sf
Gross Building Area			25,980 sf

Note 1: Includes circulation, toilet rooms and building service area.

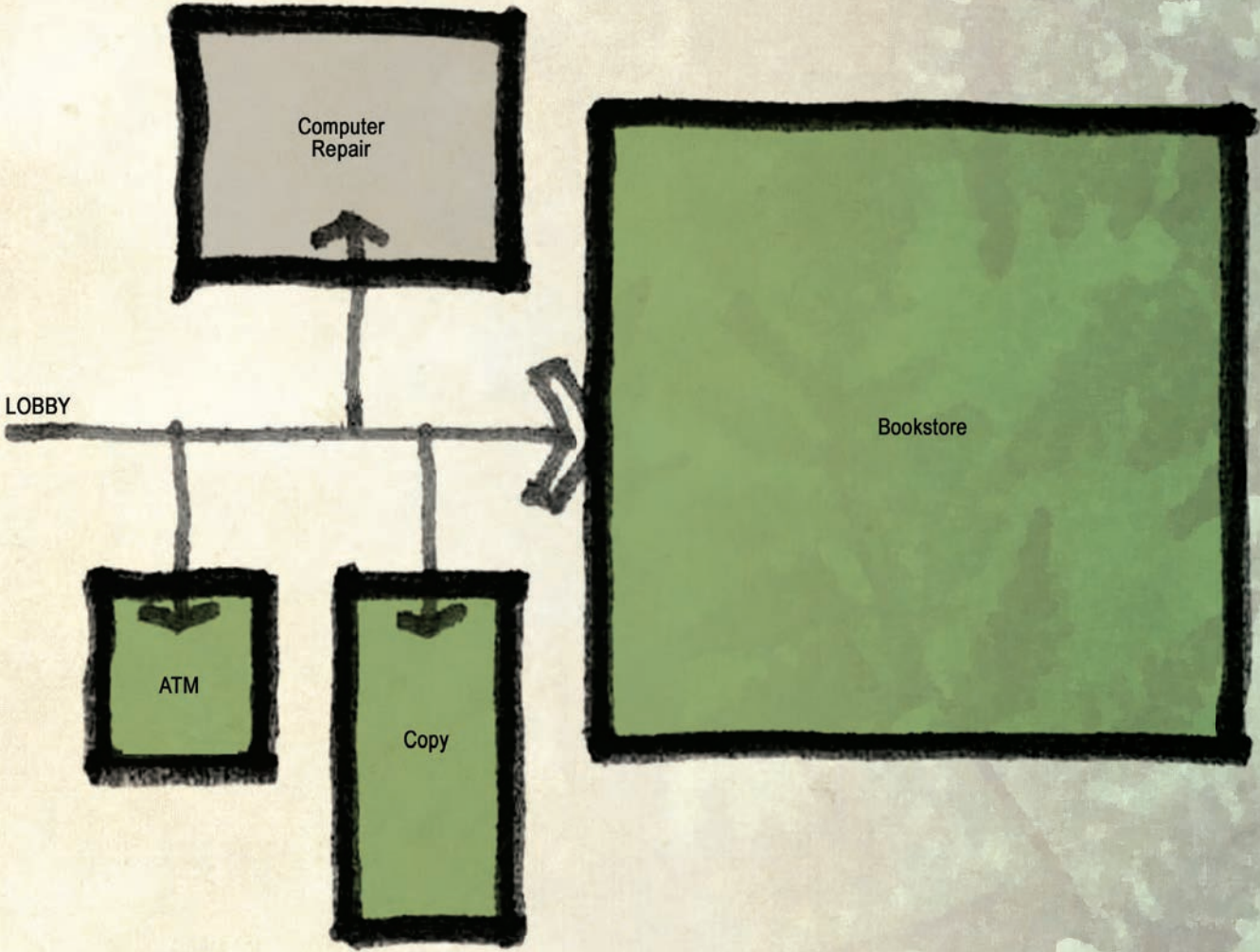
STUDENT UNION

OVERALL PLAN

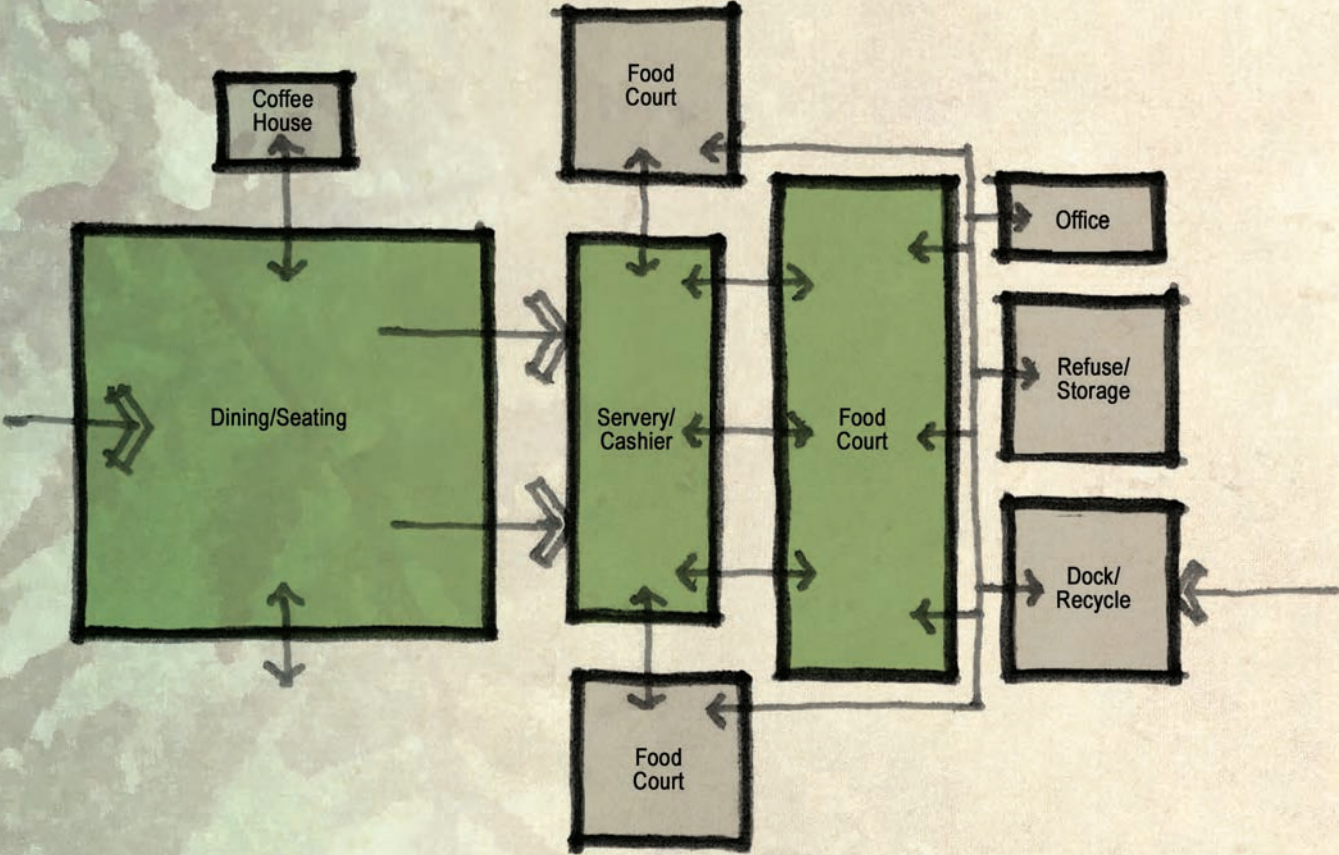


Teaching
 Public Space
 Office Space
 Lab Space
 Residential
 Support Space

STUDENT UNION RETAIL

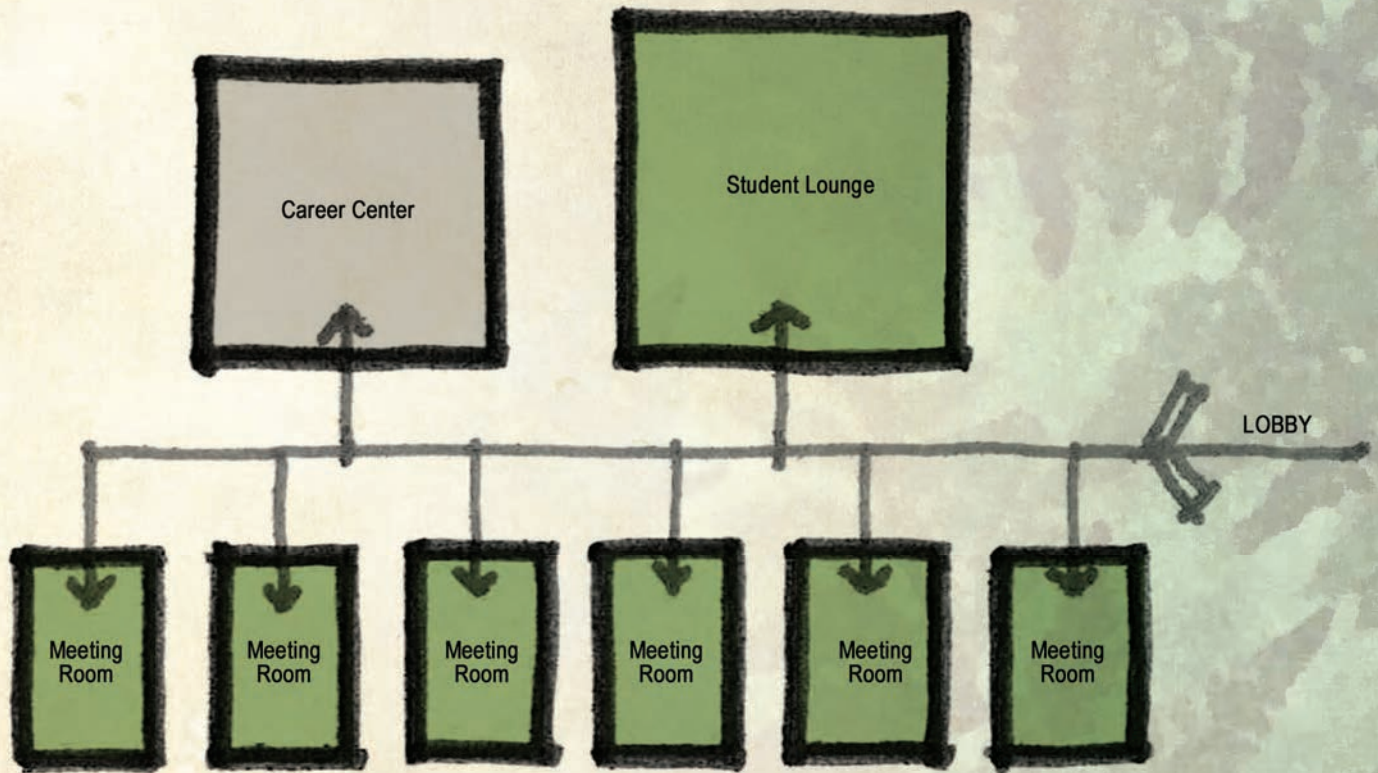


STUDENT UNION FOOD SERVICE



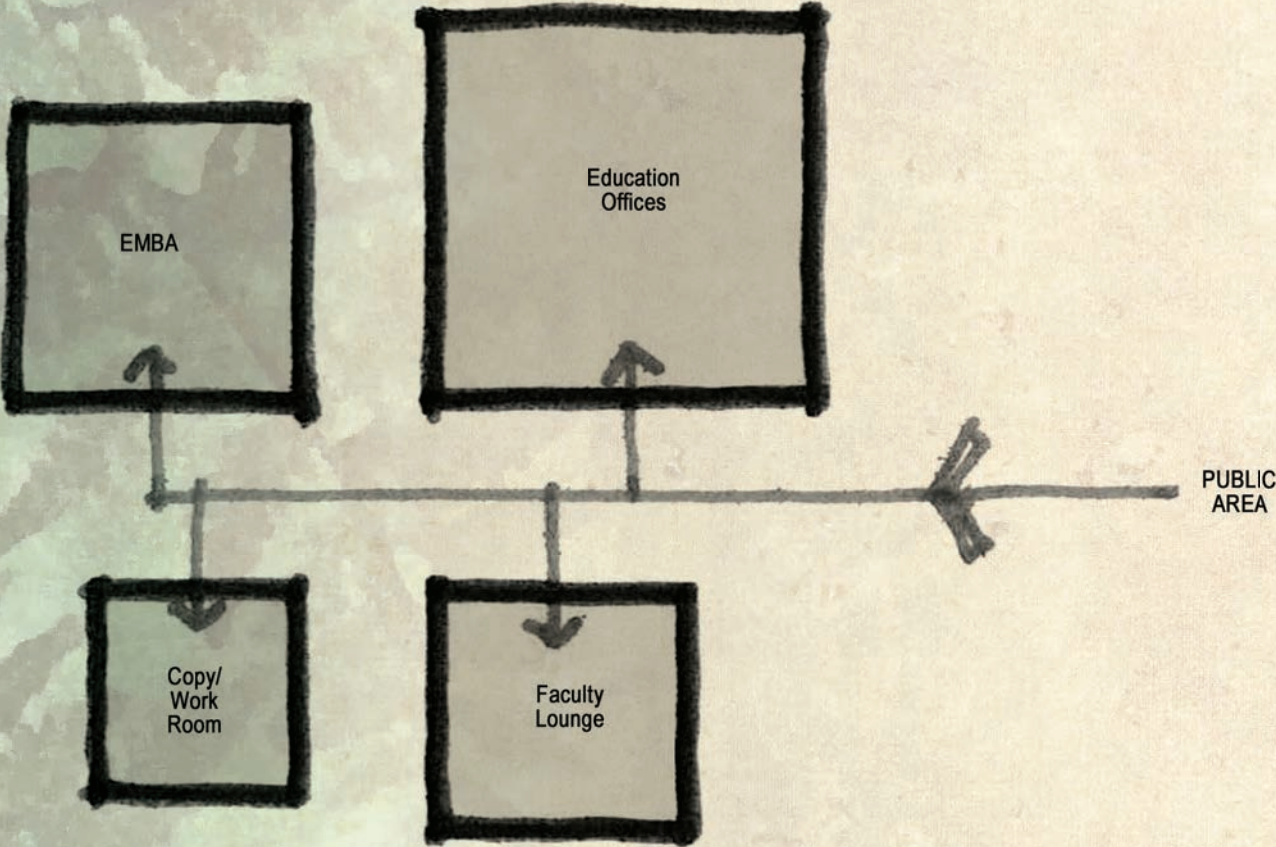
STUDENT UNION

STUDENT SERVICES



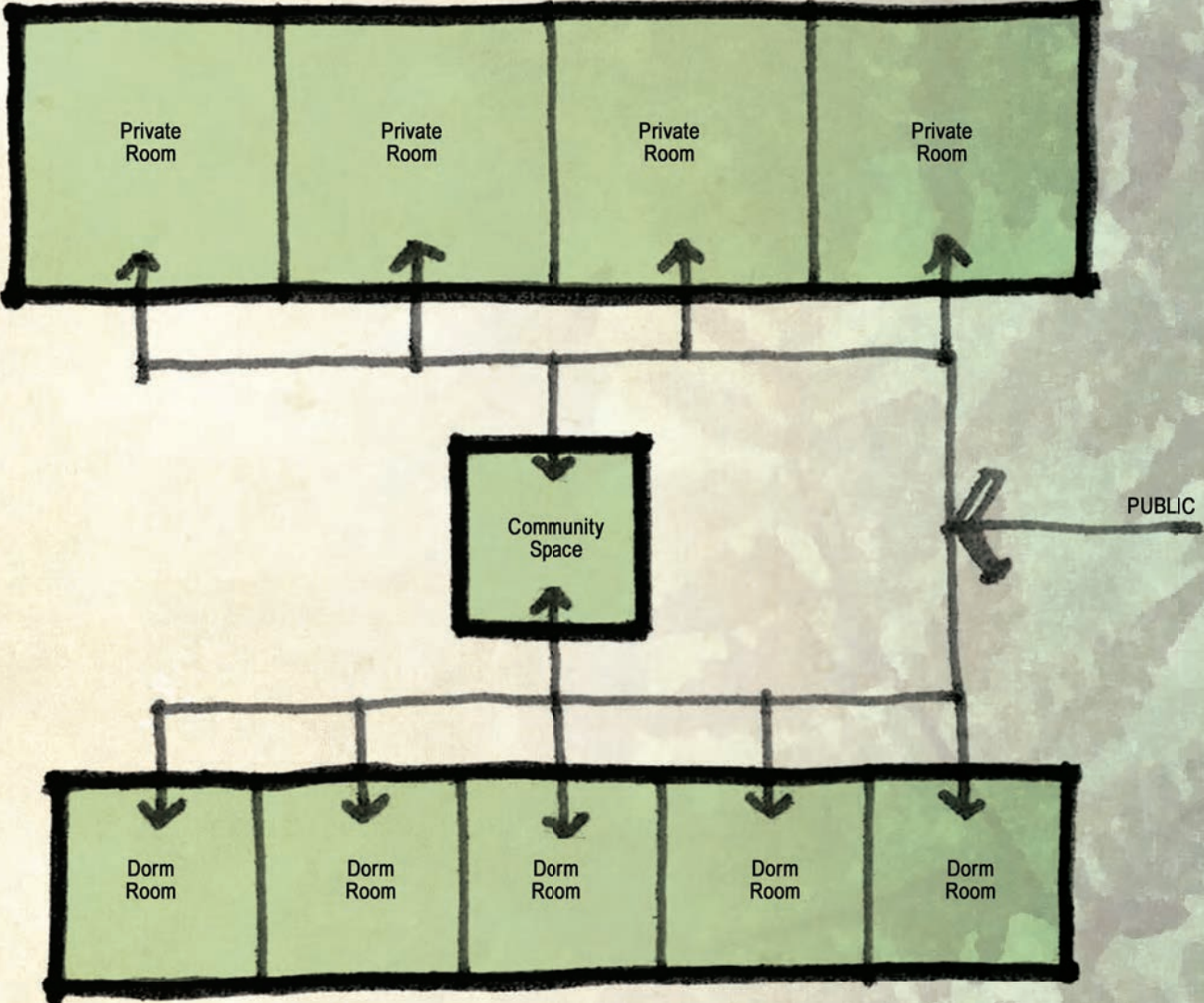
STUDENT UNION

FACULTY SERVICES & OFFICE SPACES

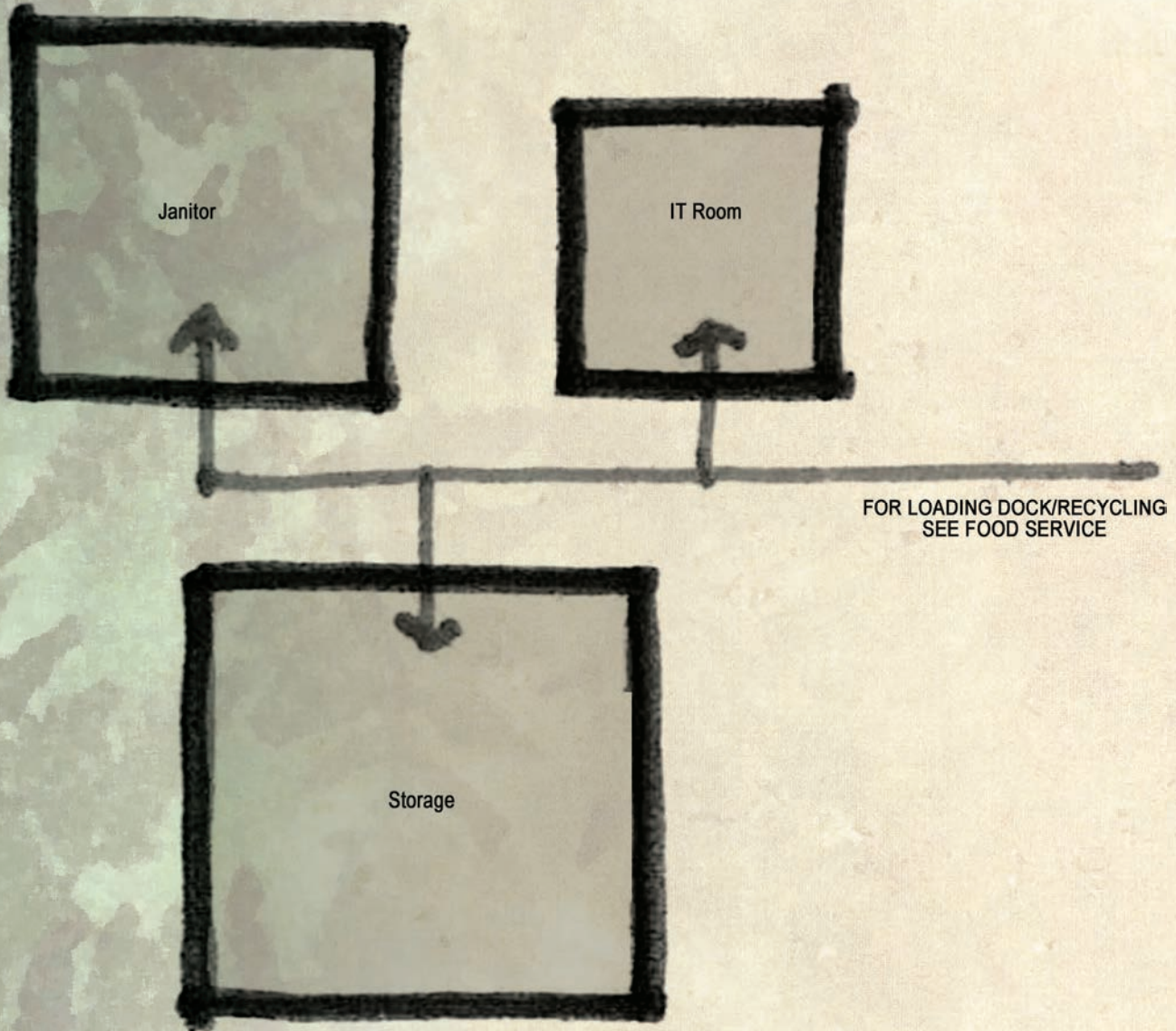


STUDENT UNION

FACULTY/ARTISTS & STUDENTS IN RESIDENCE



STUDENT UNION SUPPORT



FUTURE BUILDING SITES

Future building sites indicated in the Master Plan allow for expansion of existing buildings and/or the creation of new buildings that expand on or support the campus curriculum. These identified sites will complete the Master Plan and help frame and define the heart of the campus - the Central Green.

ATTACHMENT 1

(By Reference Only)

University of Idaho Design & Construction Project
Document Standards, Revised February 2007

ATTACHMENT 2

(By Reference Only)

- Section 1700, Telecommunications & Data Systems
- Telecommunications/Data Room Guidelines



PROGRAMMING PARTICIPANTS AND ACKNOWLEDGMENTS

University of Idaho
Moscow, Idaho

Wildrose Foundation
Sandpoint, Idaho

ALSC Architects
Spokane, Washington

Ford Elsaesser
Elsaesser Jarzabek Anderson Marks Elliott & McHugh
Sandpoint, Idaho

3D Renderings
Anita Lehmann
Seattle, Washington



Cover
Gilbert Oxford 130# Duplex Cover
30% Post Consumer Waste – 60% Total Recycled Fiber

Text
Knightkote 80# Matte Text
30% Post Consumer Waste – 50% Total Recycled Fiber