



MERCED
COLLEGE

2020

MERCED COLLEGE

FACILITIES MASTER PLAN UPDATE





MERCED COLLEGE

2020 Facilities Master Plan Update

SUPERINTENDENT/PRESIDENT

Chris Vitelli, Ed.D.

PROJECT TEAM

Gensler, Facilities Planning

RHAA, Landscape Planning

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Letter from the President



Merced College is leading innovation through best practice educational programs and services. We have model, fast-track career technical education programs, accelerated curriculum, high profile transfer agreements, robust degree and certificate programs, and one of the nation's best workforce development and training programs.

In 2018, we developed our comprehensive Educational Master Plan (EMP) to serve as the 5-year roadmap for the College. The EMP aligns with our mission, vision, and core values, while also connecting to the Chancellor's Office Vision for Success. The Facilities Master Plan supports the EMP with a focus on the modernization and development of state-of-the-art facilities needed to facilitate growth and change to better serve our community.

The Facilities Master Plan is designed to support student access and success—a core mission of our system. Additionally, it integrates planning principles of student success, access and wayfinding, collegiate identity, efficiency, stewardship, and community engagement. Collectively, these principles guided the development of the final plan and paved the way for a new and innovative infrastructure for Merced College.

As a result of community feedback and the lack of support for a local bond measure in March 2020, the College reconvened the FMP Taskforce in Summer 2020 to discuss possible modifications to the FMP. After careful consideration, the revised FMP still represents the original master plan linkages, forecasting, needs, and standards, but significantly reduces the plan for new construction with increased efforts towards the modernization and construction remodels of existing facilities.

I want to extend my appreciation to our consultants throughout the process, Gensler Architecture Firm, the chair of the task force, Vice President of Administrative Services, Joe Allison, the members of the Facilities Master Plan Task Force, and all stakeholders who participated both internally and externally to develop the comprehensive plan, as well as this updated plan.

On behalf of the District and the Merced College Board of Trustees, we appreciate your continued efforts in making this plan a reality. We welcome your support in helping us advance our master planning efforts and innovations to better serve our students and this amazing community.

A handwritten signature in black ink that reads "Chris Vitelli". The signature is written in a cursive, slightly stylized font.

Chris Vitelli, Ed.D.
Superintendent/President

Facilities Planning Principles

The Facilities Planning Principles were developed during the 2019 planning process to support the EMP goals, address key planning issues, and provide the basis for discussions related to site and facilities improvements.

These principles were reviewed and updated in 2020 with the FMP Task Force and used to develop the recommendations included in this 2020 Facilities Master Plan Update.



STUDENT SUCCESS



ACCESS + WAYFINDING



COLLEGIATE IDENTITY



EFFECTIVE + EFFICIENT



STEWARDSHIP OF RESOURCES



COMMUNITY ENGAGEMENT

STUDENT SUCCESS

- Improve access to student support services
- Integrate and consolidate functions and services
- Develop spaces to encourage collaboration and engagement
- Create a mixture of active and quiet spaces

ACCESS + WAYFINDING

- Develop welcoming and inviting campus entries
- Improve campus organization to enhance wayfinding
- Create logical groupings of functions
- Improve physical connections (pedestrian, bike, vehicular, transit)
- Enhance campus safety and security

COLLEGIATE IDENTITY

- Create a collegiate campus identity
- Enhance student and faculty engagement
- Develop campus spaces to support collaboration
- Create a sense of belonging and pride
- Improve campus edges and image within community

EFFECTIVE + EFFICIENT

- Align facilities to support college priorities
- Renovate or replace inefficient and under-performing facilities
- Right-size facilities to support program needs
- Develop flexible, multi-purpose space to adapt over time
- Position to maximize state funding opportunities

STEWARDSHIP OF RESOURCES

- Optimize available resources
- Increase awareness and create a culture of sustainability
- Prioritize well-being, health, and comfort in design
- Increase partnerships and collaborations
- Create a safe and comfortable campus environment

COMMUNITY ENGAGEMENT

- Increase visibility of campuses
- Strengthen connections with surrounding communities
- Improve access to college events and performances
- Develop campus to enhance community engagement
- Enhance community partnerships

MERCED CAMPUS

RECOMMENDATIONS

The 2020 Facilities Master Plan (FMP) recommendations for Merced Campus present an overall picture of the future developed campus that is informed by the Educational Master Plan, the analysis of existing conditions, and discussions with the campus community. It includes recommendations for new construction, renovations, and site development projects.

The recommendations included in this section follow the facilities master plan Planning Principles from the previous section and address the discussions that took place during the planning process.

The recommendations are organized into the following sections:

- 2020 FACILITIES MASTER PLAN
- FMP PROJECT ALIGNMENTS
- PROJECT DESCRIPTIONS
- SITE DEVELOPMENT PROJECTS

2020 Facilities Master Plan

The 2020 Facilities Master Plan serves as a guide for future development. It provides a quantitative and qualitative description of the College's strategy to support the educational program needs, address the long range forecast for enrollment, and maximize funding opportunities.

The plan provides a framework for future development including the placement of new facilities, the renovation of existing facilities, and additional facilities the campus has expressed interest or may require beyond the 2020 Facilities Master Plan.

The list to the right indicates the FMP projects. They are listed in alphabetical order and do not represent a priority order.

NEW CONSTRUCTION

- Career Technical Education (CTE)
- Student Union

RENOVATION / CHANGE OF USE

- Arts and Music*
- Student Services Complex
- PE Complex*
- Theater
- Vocational Building*

FUTURE (BEYOND FMP)

- Agriculture Dormitories
- Allied Health Center (AHC)
- Animal Science (AGP), Pavilion, and Barn
- Community Center
- Greenhouse and Nursery
- Mechanized Agriculture
- Public Safety
- Purchasing & Maintenance Building

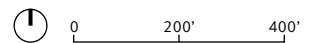
KEY SITE PROJECTS

- University Walk
- Main Quad
- Central Lawn
- Loop Road
- Arts Plaza
- Botanical Garden



2020 FACILITIES MASTER PLAN

- EXISTING
- CHANGE OF USE
- RENOVATION
- NEW CONSTRUCTION
- CONSTRUCTION IN PROGRESS
- FUTURE (BEYOND FMP)



FMP Project Alignments

This section includes a description of the recommended projects and how they reflect the Facilities Planning Principles.

All of the projects identified in this 2020 Facilities Master Plan align with multiple facilities planning principles that were developed during the planning process. The matrix on the following page highlights these important intersections.



	SUCCESS	ACCESS	IDENTITY	EFFICIENCY	STEWARDSHIP	COMMUNITY
NEW CONSTRUCTION						
Career Technical Education	●		●	●		●
Student Union	●	●	●	●		
RENOVATION/CHANGE OF USE						
Arts and Music*		●	●		●	
PE Complex*		●	●	●		●
Student Services Complex	●	●	●	●		
Theater		●	●	●	●	●
Vocational Building*	●	●	●	●	●	
FUTURE (BEYOND FMP)						
Agriculture Dormitories	●				●	●
Allied Health Center	●	●				
Animal Sciences	●	●	●	●	●	●
Community Center		●	●		●	●
Greenhouse & Nursery	●	●		●		
Mechanized Agriculture	●	●		●		
Public Safety		●	●		●	●
Purchasing & Maintenance		●		●		
SITE PROJECTS						
University Walk		●		●		
Main Quad	●	●	●	●		●
Central Lawn	●	●	●	●		●
Loop Road		●		●		
Arts Plaza		●	●		●	●
Botanical Garden	●		●		●	●

*In addition to these 2020 Facilities Master Plan renovation projects, potential replacement has been identified for these buildings/program. See project descriptions for more information.

Project Descriptions

Descriptions for each of the projects identified in the FMP are described on the following pages and grouped as illustrated in the key plan to the right.

- 1** THEATER
ARTS + MUSIC
- 2** STUDENT SERVICES COMPLEX
VOCATIONAL BUILDING
STUDENT UNION
INSTRUCTIONAL BUILDING
- 3** PE COMPLEX
- 4** CAREER TECHNICAL EDUCATION
- 5** PURCHASING & MAINTENANCE BUILDING
- 6** AGRICULTURE DORMITORIES
GREENHOUSE + NURSERY
MECHANIZED AGRICULTURE
ANIMAL SCIENCE PAVILION + BARN
- 7** ALLIED HEALTH CENTER
- 8** COMMUNITY CENTER
- 9** PUBLIC SAFETY



KEY PLAN



Zone 1

THEATER

The existing Theater is proposed to be renovated to address the building deficiencies and to support program needs. A new Theater Plaza, currently in development, will enhance the main entry experience and create outdoor program space.

ARTS + MUSIC*

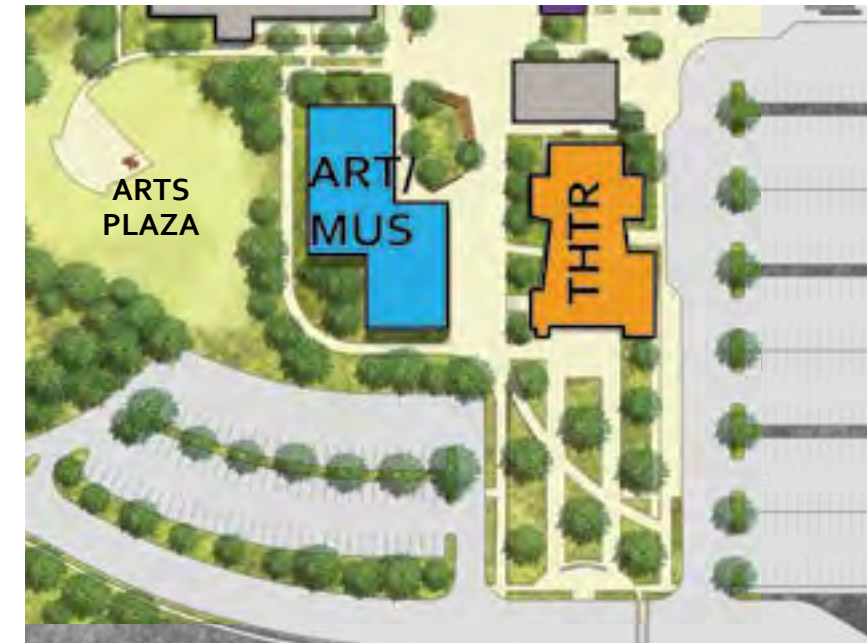
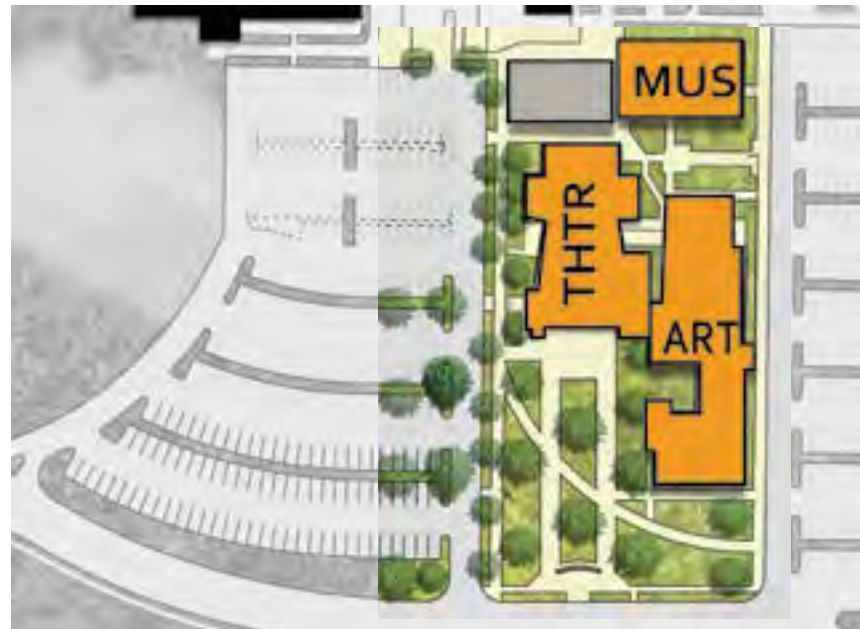
The existing Arts and Music facilities will be renovated to address the building deficiencies and to support program needs.

ARTS + MUSIC REPLACEMENT*

If a replacement is justified, the existing Arts and Music facilities will be removed and functions will be relocated into the new combined Arts and Music Building. The new facility will be designed to support the instructional programs needs and align with the FMP space program.

The recommendation includes the development of the adjacent outdoor spaces, including the existing amphitheater into an Arts Plaza. See the Site Development section for more information.

*A cost benefit analysis of renovation versus replacement will determine the most cost effective solution. If a replacement is justified, a location for the new facility has been identified as shown on the following page.



Zone 2

STUDENT SERVICES COMPLEX

A renovation of Lesher and the existing Student Union will house Student Services and help create a welcoming gateway to the campus. All student support services will be located into these two buildings and grouped by complementary functions making it easier for students to access these important services.

Adjacent to a renovated Lesher, the existing Student Union will be renovated to house additional Student Services, complement the arrival experience and enhance student engagement. Tutorial services will shift to Lesher and allow for re-alignment and expansion of building functions.

STUDENT UNION

North of the Vocational Building and adjacent to the Main Quad, a new Student Union will be constructed to enhance student engagement and serve as a new center to campus. Functions in the Student Union to include dining options and the campus bookstore.

VOCATIONAL BUILDING*

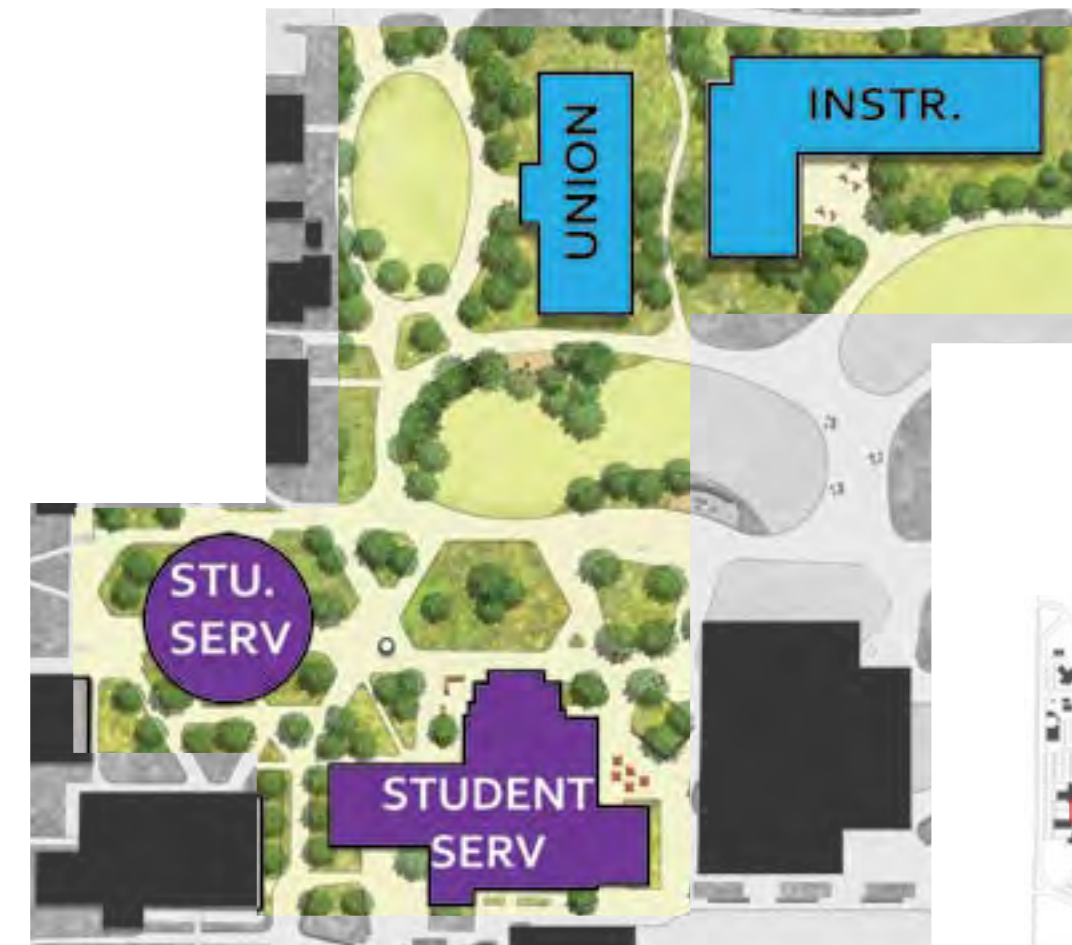
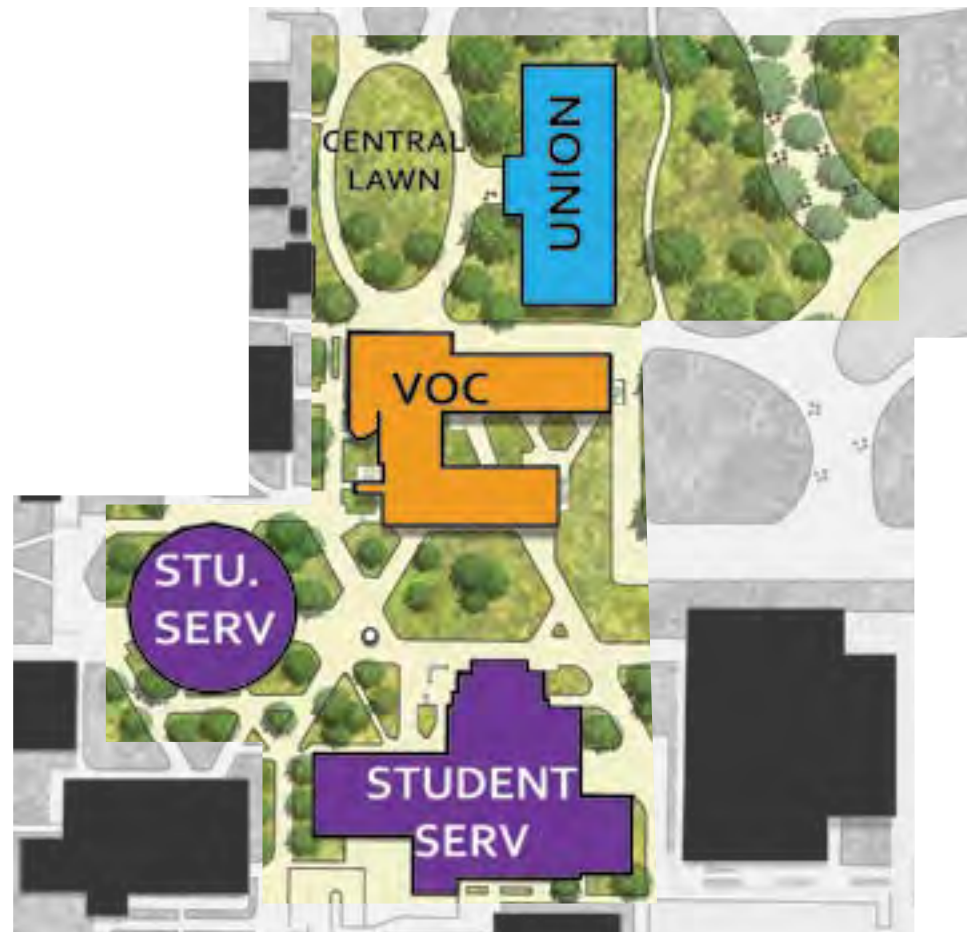
The Vocational Building will be renovated to house updated labs for the Computer Science, Public Safety, Foods and Nutrition, Computer Networking, and Drafting Technology functions currently housed there.

INSTRUCTIONAL BUILDING*

If replacement is justified, a new Instructional Building will replace functions located in the Vocational Building and to address the current and projected program needs. The new facility will be designed to enhance learning environments and support interdisciplinary collaboration.

The location of this building will frame the new Main Quad on the northwest side.

*A cost benefit analysis of renovation versus replacement will determine the most cost effective solution. If a replacement is justified, a location for the new facility has been identified as shown below.



Zone 3

PE COMPLEX*

The Gymnasium will be renovated to address building deficiencies and support program needs.

The existing Field House A will be renovated to address the building deficiencies and to provide support space for the adjacent athletic facilities.

PE COMPLEX REPLACEMENT*

If a replacement is justified, a new Gymnasium will be reconstructed to address building deficiencies and support program needs. A new location, adjacent to the athletic fields is proposed and would include expanded support spaces, locker rooms for sport teams, weight room, offices for faculty and coaches, and provide storage for equipment.

A new pool and pool support building will be constructed to the north of the new gym. It will replace the current outdated facilities and support instructional programming, including adaptive PE.

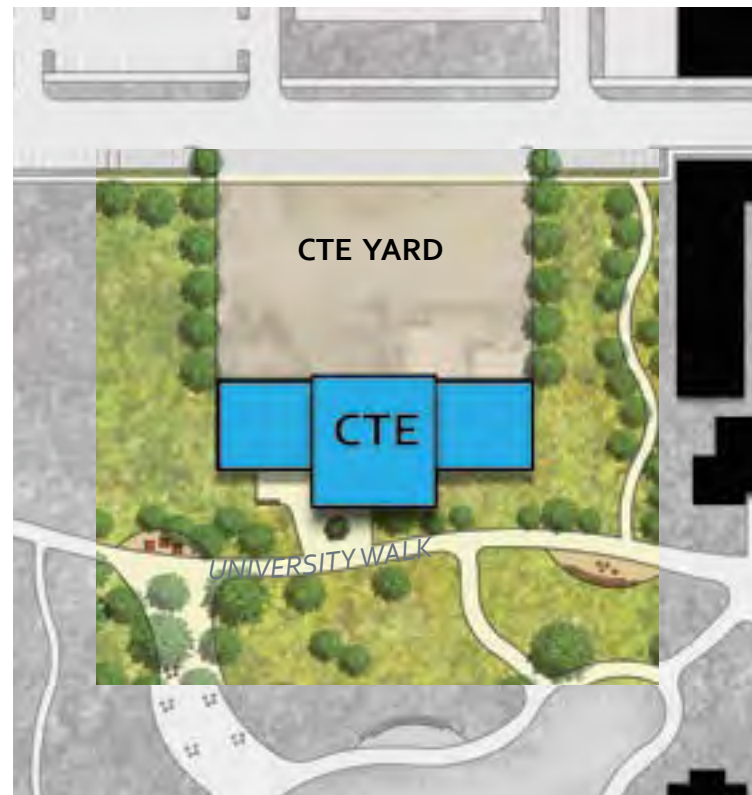
*A cost benefit analysis of renovation versus replacement will determine the most cost effective solution. If a replacement is justified, a location for the new facility has been identified as shown on the following page.



Zone 4

CAREER TECHNICAL EDUCATION

A new Career Technical Education building and outdoor learning yard will be developed to house the Auto Shop and Welding/Metal Technology programs currently housed in the existing IT building. The new location, along University Walk, will improve access, increase visibility, enhance learning environments and support collaboration. A CTE yard will be located to the north for large projects and vehicular access.



Zone 5

PURCHASING & MAINTENANCE

The Purchasing and Maintenance facility will be relocated to the north - east location on campus, along Community College Drive in order to create available space at the existing location for parking and a new drop off zone.

This location allows loading and services to easily access the facility and does not disrupt the campus core and vehicular circulation. The Yard allocates an equal square footage to the existing yard and provides adequate space for vehicles, transportation needs, and grounds storage.



Zone 6

AGRICULTURE DORMITORIES

A zone for campus dormitories is recommended to serve the future students in the Agriculture department. These dorms will provide beds for 4 students per building, for a total of 16 beds.

ANIMAL SCIENCE + PAVILION + BARN

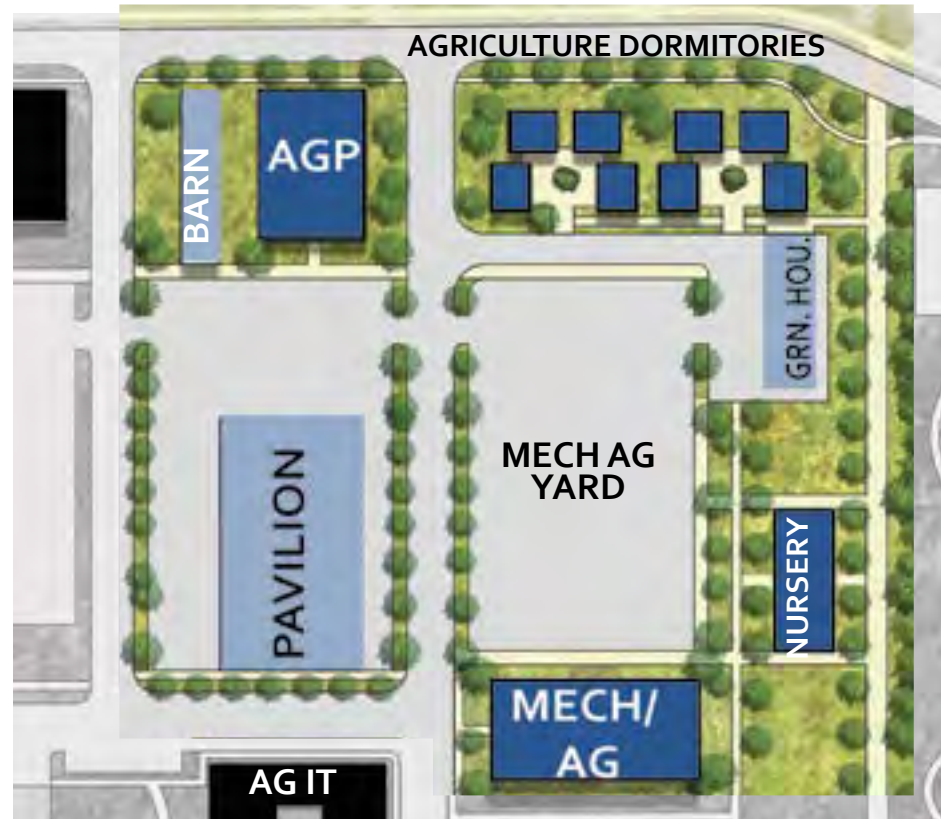
The existing Animal Science facility, pavilion, and barn will be relocated adjacent to the Agriculture Technology Building and within the Agriculture Zone.

MECHANIZED AGRICULTURE

The existing Mechanized Agriculture will be relocated adjacent to the Agriculture Technology Building and within the Agriculture Zone. The Yard allocates an equal square footage to the existing yard and provides adequate space for the automobiles, equipment, and storage for the program.

GREENHOUSE + NURSERY

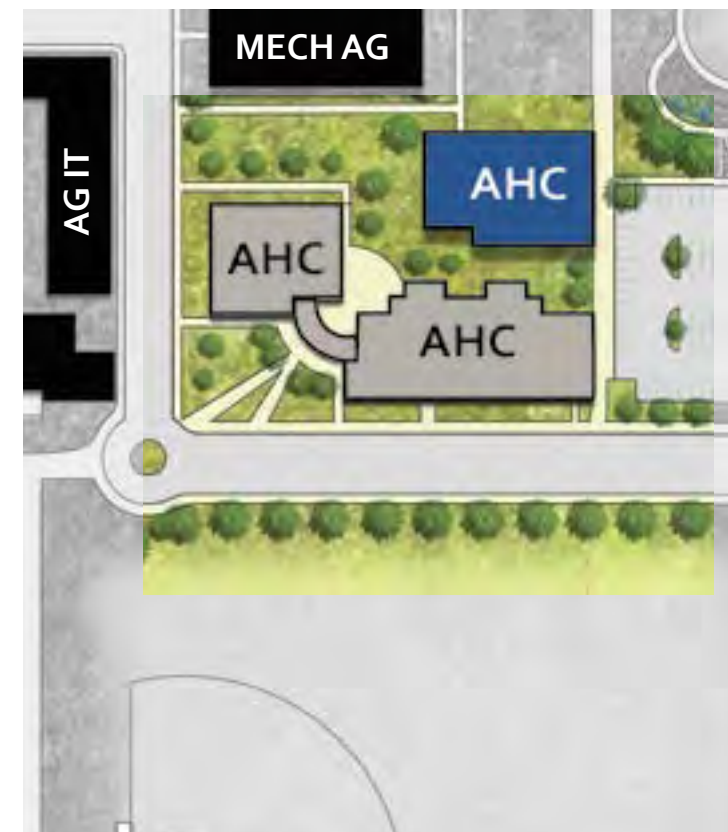
The Greenhouse is currently in storage on the Merced Campus and will be located in close proximity to the Botanical Garden. The existing nursery will be relocated adjacent to the Botanical Garden and parking lot.



Zone 7

ALLIED HEALTH CENTER

A location for a potential future Allied Health Center is identified in this FMP. The proposed location is adjacent to the existing Allied Health buildings and will create a central hub for collaboration.



Zone 8

COMMUNITY CENTER

A location for a potential future Community Center is identified in this FMP. The Community Center provides the opportunity to develop flexible space to support a variety of programs and events.

Located along a public edge of the campus and adjacent to the new Botanical Gardens, the Community Center will increase opportunities to engage with the Merced community and host special events and activities.



Zone 9

PUBLIC SAFETY

The existing Tri-College portables will be removed and functions are proposed to be relocated to new facilities on the north side of campus. The property at the intersection of M Street and W. Cardella Road is currently owned by the City of Merced and an ideal location to co-locate EMT training, and a fire tower.



Site Development

The design approach is 'campus as arboretum' where the quads act as clearings in the forest. Plazas are activation nodes near building entrances. Outdoor classrooms and learning opportunities are located around the edges of the quads and serve as an extension of the educational curriculum.

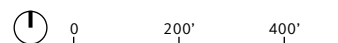
The arrival sequence to the campus is redefined by relocated parking and a new drop off area. Plaza entries from the drop off lead to the campus core and administration, the theater district and the gym and field. This allows for clear wayfinding and a sense of arrival. A new activation area is created at the student center adjacent to the central lawn. Outdoor

dining, seating, gathering areas are located in this zone, encouraging interaction and collaboration. Views to the green quad make the area welcoming.

A special component of the landscape plan is the addition of a 6+ acre botanical garden with a community event center. The California focused Botanical Garden has six plant communities, a multi-purpose event lawn connected to the Community Center and a series of outdoor learning spaces in the Botanical Garden.



SITE DEVELOPMENT

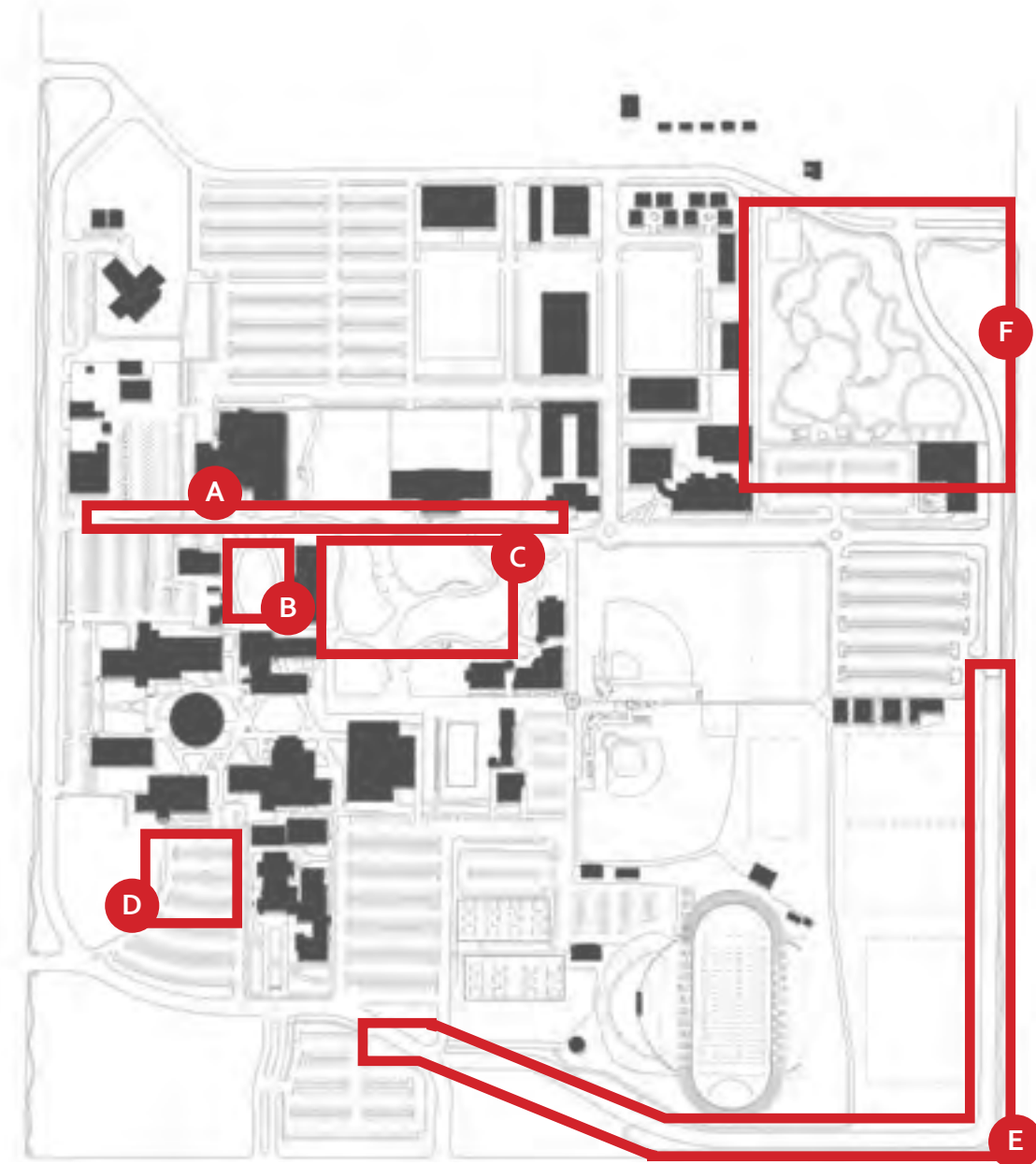


Site Development Projects

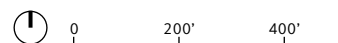
The new landscape plan enhances the campus experience by providing spaces for outdoor classrooms as well as areas to study and relax. A series of distinctive landscape programs add natural interest to the campus and create specific experiences that make the campus unique, creating a sense of place for students, faculty, and visitors alike.

Descriptions for each of the site development projects are identified in the FMP and are described on the following pages and grouped as illustrated in the key plan to the right.

- A** UNIVERSITY WALK
- B** CENTRAL LAWN
- C** MAIN QUAD
- D** ARTS PLAZA
- E** LOOP ROAD
- F** BOTANICAL GARDEN



SITE DEVELOPMENT PROJECTS



A - University Walk

University Avenue will be converted for pedestrian and emergency only use to improve safety, eliminate vehicular/pedestrian conflicts and create a 'car-free' zone surrounding the campus core. These improvements will accomplish the following:

- Improve safety and security by eliminating vehicular/pedestrian conflicts
- Improve connections between the Student Union and Career Technical Education Facilities
- Showcase learning opportunities
- Encourage collaboration between students, faculty, and the community

This pedestrian promenade will be identified as "University Walk".

LANDSCAPE

- The pathway provides a connection from the library to the heart of the campus, the future Botanical Garden and the Community Center
- The walkway is lined with shade trees and small seating areas for gathering
- Outdoor classrooms border the pathway to provide an expanded classroom space
- The path is wide enough for emergency and service vehicles to access, but designed to appear as a pedestrian path
- Designated drop off zones on either side of University Walk will strengthen connections and improve vehicular circulation



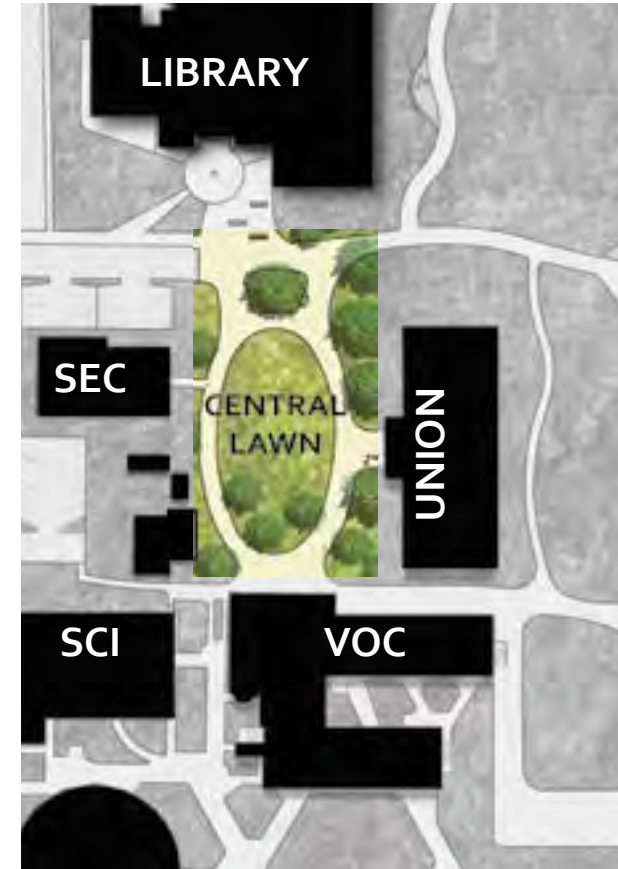
B - Central Lawn

The new Central Lawn utilizes the land that becomes available from the demolition of Lot M and relocates the parking spaces in Lot M to the north of the campus. This site development accomplishes the following:

- Increases access to student support services
- Improves visibility between facilities
- Enhances engagement and provides opportunities for large events and activities
- Creates a sense of community through activation zones and a sense of collegiate identity
- Provides active and quiet spaces to study and socialize
- Showcases learning opportunities
- Provides outdoor classroom space and learning gardens along the pedestrian paths and adjacent to facilities

LANDSCAPE

- The design approach is 'campus as arboretum' where the landscaped areas act as clearings in the forest
- Provides a visual connection across the campus
- An outdoor learning laboratory
- Informal layout with meandering pathways
- The lawn is framed with outdoor classrooms and learning gardens provide and extension to the educational curriculum



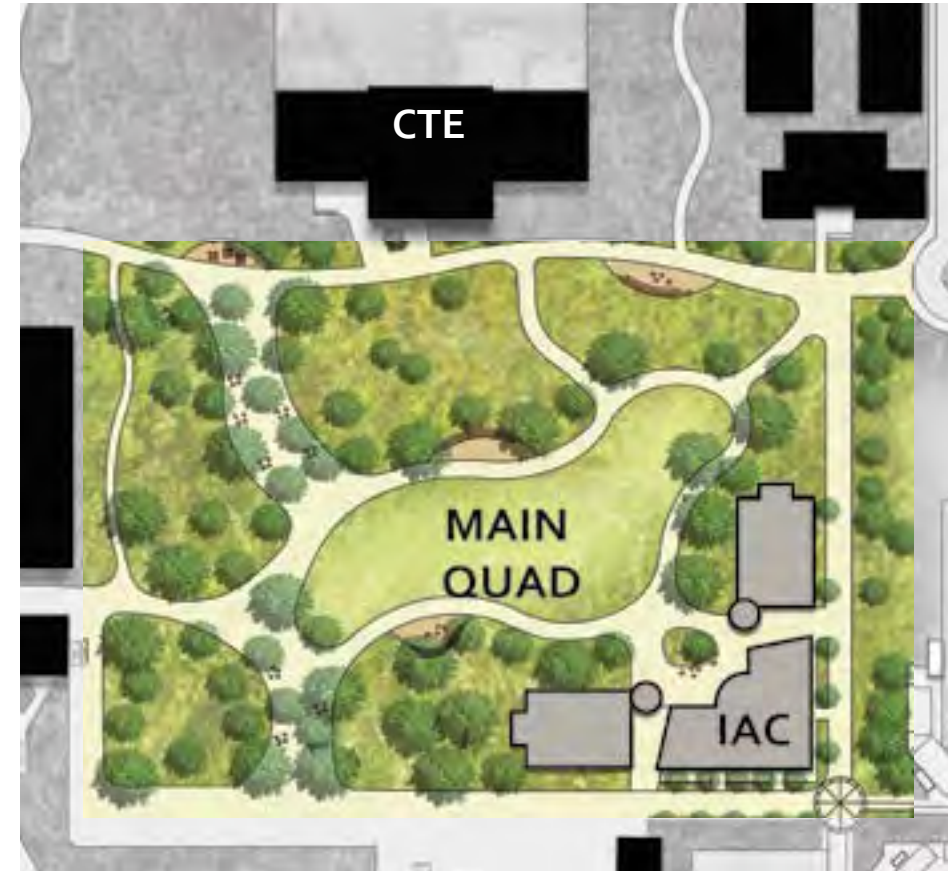
C - Main Quad

The Main Quad is framed by the IAC and proposed Career Technical Education building. This campus improvement will accomplish the following:

- Utilize the existing amphitheater
- Create a strong connection between the CTE and the Allied Health Center
- Create a pedestrian friendly transition from the Student Services Complex to the campus core

LANDSCAPE

- The quad provides a secondary loop pathway connecting the new and existing buildings
- The existing amphitheater is retained and framed within a new garden area off the quad
- Plazas at the entries to the buildings provide welcome areas to sit before and after class
- Adjacent outdoor classroom and learning gardens expand learning opportunities



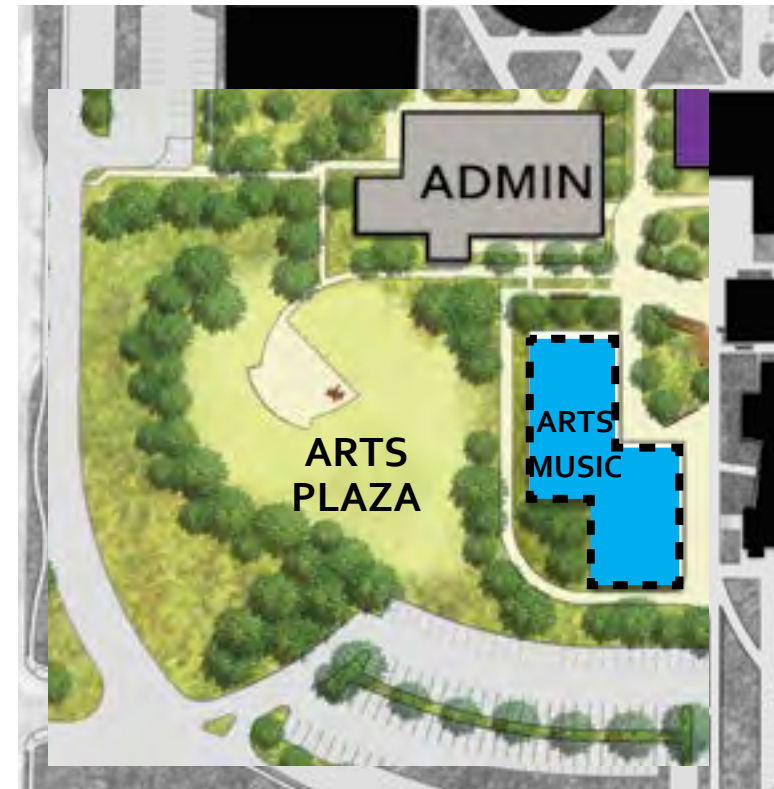
D - Arts Plaza

The existing amphitheater and landscape adjacent to the Theater is a great amenity of the campus. Utilizing this space and enhancing the user experience will accomplish the following:

- Showcase the Arts in the community and students in the Arts program
- Preserve and optimize resources by utilizing the existing amphitheater and preserving the trees
- Enhance community engagement by providing outdoor events and activities

LANDSCAPE

- Retain the existing amphitheater
- Provide new planting to frame the space and provide a visual barrier to the roadway
- Create a new art plaza to enhance the entry to the amphitheater
- The new theatre and arts building provides an indoor / outdoor connection to the amphitheater extending the classroom into the outdoors



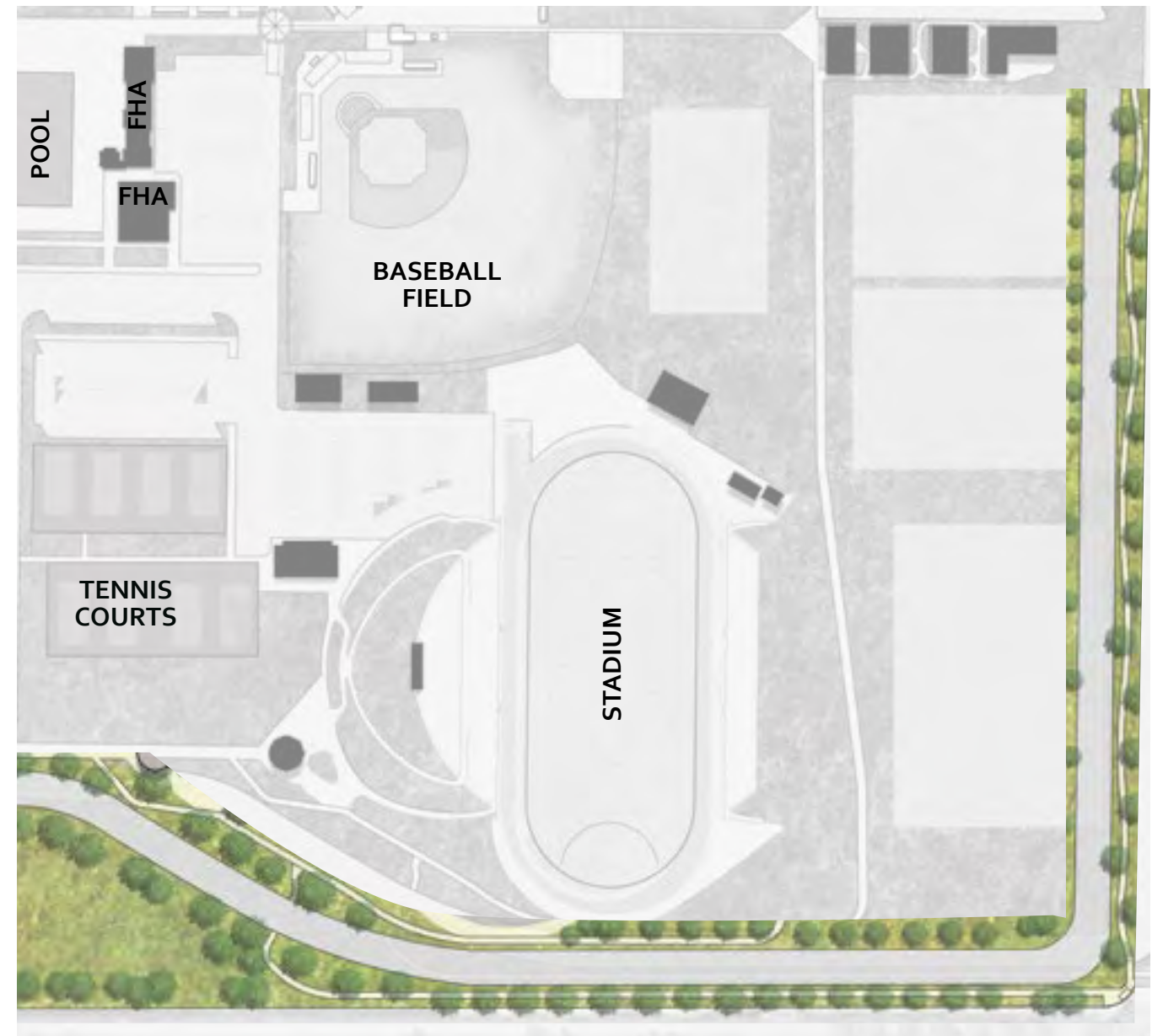
E - Loop Road

Connecting Community College Drive East with the South will create a “ring road” and will provide an internal vehicular connection on campus. Creating this vehicular connection will accomplish the following:

- Ease traffic congestion along Yosemite, M and G Street
- Provide internal connection between facilities and parking lots
- Improve wayfinding on campus
- Designated drop off zone for the Athletic facilities, stadiums, and fields will improve circulation and parking during events and games
- An “Athletes Walk” will connect the drop off zone to the campus core
- A “Wellness Walk” has been created along the perimeter of the campus to promote exercise and a relaxing experience

LANDSCAPE

- Provide an extension to the walking path loop around the campus
- Enhance the campus edges with planting and a buffer from the roadway



F - Botanical Garden

A 6 acre Botanical Garden will be an amenity for students, faculty, visitors, and the community. The Garden is located in close proximity to the Community Center and within the Agriculture zone. This amenity will accomplish the following:

- Enhance community engagement and create collegiate identity
- Increase visibility of the campus along G Street
- Provide revenue through events
- Maximize resources and utilize the existing land

LANDSCAPE

- A series of outdoor learning spaces in the Botanical Garden, including a new greenhouse
- A new multi-purpose Community Center with an outdoor garden to house a range of events

F - Botanical Garden

