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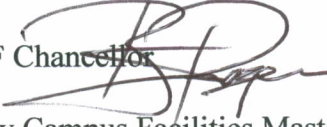
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MEMORANDUM

DATE: October 14, 2009

TO: Rich Boone, UAF MPC Chair
Rick Caulfield, UAF TVC Director

FROM: Brian Rogers, UAF Chancellor 

RE: UAF Tanana Valley Campus Facilities Master Plan

I endorse the UAF Tanana Valley Campus (TVC) Facilities Master Plan, dated September 2009. Attached is my approval of MPC's Recommendation 2009-10 relative to that plan and use of the old University Park building site.

Thank you to both TVC and the MPC for the effort that has gone into developing this important plan. I am forwarding a copy of the plan to President Hamilton and Board of Regents Executive Officer Jeannie Phillips.

BDR

Attachments (as stated)

cc: Mark Hamilton, UA President (with attachments)
Jeannie Phillips, Executive Officer (with attachments)

d1m/memoBooneCaulfieldTVCplan

**Master Planning Committee
of
University of Alaska Fairbanks**

MEMORANDUM

Date: October 7, 2009

To: Brian Rogers, Chancellor


Approved

10/14/09
Date

From: Rich Boone, Chair



Re: MPC Recommendation 2009-10 – TVC & UPark campus uses

On September 24, 2009, the Master Planning Committee heard from Rick Caulfield, Director of the Tanana Valley Community Campus, concerning the TVC programs and plans. MPC passed the following recommendation (8 – 0):

“MPC endorses the Tanana Valley Campus Master Plan and the MPC recommends : (1) TVC commits to following university-wide guidelines as established in the 2017 Campus Master Plan process for a sustainable campus; and (2) the plan for the UPark site, while dedicated in significant portion to TVC, shall also address the needs of other UAF units requiring community access.”

If you are in agreement with the MPC recommendation as stated above, please indicate your approval at the top portion of this document. Attached is a copy of the TVC Campus Master Plan.

DLM

UAF TANANA VALLEY CAMPUS

Facilities Master Plan

Prepared By:



McCool Carlson Green Architects
in association with Dr. George Copa

September 2009

DRAFT



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1 Executive Summary

TVC Master Plan

McCool Carlson Green Architects

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1 | Executive Summary

UAF's Tanana Valley Campus currently offers more than 40 certificate and degree programs and full-service student assistance and advising through a network of ten discrete facilities in the greater Fairbanks area and Delta Junction. The purpose of this report is to examine the current and future facility needs of the Campus in light of current program growth trends. The study was accomplished in four steps: inventory of existing facilities, determination of space needs, development of a Learning Plan and exploration of campus organizational ideas. To assist in this critical planning study UAF/TVC engaged consultants Michael Carlson of McCool Carlson Green Architects located in Anchorage, Alaska, and Dr. George Copa of New Designs for Learning located in Salem, Oregon.

Existing Facilities

The ten facilities TVC currently occupies vary widely in quality and usability. Most of the facilities are owned by UAF but some are leased from the private sector.

- Tanana Valley Campus Center
- UAF Downtown Center
- Hutchison Institute of Technology
- University Park Building
- TVC Automotive Technology Training Center
- TVC Bunnell House Early Childhood Lab School
- Fort Wainwright Education Center Office
- Eielson AFB Education Center Office
- TVC Cosmetology Program
- Delta Career Advancement Center/Partners for Progress in Delta, Inc.

Floor plans for these buildings are included in Appendix B.

Space Needs

Through interviews with department representatives information was gathered that:

- Identified their current space usage
- Discussed their current space needs that are not being met
- Discussed their vision for future program additions and expansion

Following interviews, the information was tabulated and reviewed with UAF Facilities and TVC Administration staff to validate and verify. The results of the analysis identified a substantial need for additional program space, some of which can be met by completing the renovation of the UAF Tanana Valley Campus Center at 604 Barnette. The balance of space will need to be met through acquisition or leasing of existing buildings or construction of new space. Programs with the largest unmet space needs include Process Technology, Diesel/Heavy Equipment, Automotive, Allied Health, Emergency Services, Early Childhood and General Academics.

Existing and projected space needs are itemized in Appendix A.

Learning Plan

The learning plan serves as the basis for the Master Facilities Plan for the Campus. The planning process involved major stakeholders in the UAF Tanana Valley Campus including students, faculty and staff, and community representatives.

The Planning Team used a process called “designing down” and “checking up,” through a series of interactive workshops with the planning committee. The design process was used to build a framework of desired learning features to direct the master facilities plan for the Campus. The process provided a structure to allow the Planning Team to move through a series of design elements, each element building on the decisions of the previous element.

The planning process encouraged open discussion and consensus building among members. It promoted the development of a coherent set of specifications for all elements of the Learning Plan. The process culminated in a series of key program and facility recommendations:

Be Adaptable, Flexible, Nimble

- Anticipate & meet workforce demand
- Responsive to student needs
- Leverage technology & community partnerships

Engage Small Learning Communities in a Large Learning Network

- Sense of belonging and coherence
- Full service educational experience
- Accessibility (virtual, physical & financial)

Create a Common Identity

- Recognizable
- Meaningful
- Unique

Build a Sustainable System

- Financial
- Educational
- Environment & Energy

Organizational Strategies

A unique challenge for this master planning process was to discover a facility organization scheme that takes advantage of the existing diverse learning settings while providing a coherent, full service educational experience for students. Current facilities were plotted on aerial photos and several prototype organizational schemes were evaluated using the criteria established in the Learning Plan.

This process validated TVC’s current organizational scheme while suggesting modifications to better serve students, workforce demands and community needs.

- Maintain central focus of programs and services at the current UAF Tanana Valley Campus Center at 604 Barnette Street
- Whenever possible, consolidate current satellite programs into program clusters that provide a critical mass of programs and student population to create an academic campus

- Provide academic support and student services (virtual and physical) at all program clusters
- Group programs in related fields to create synergies
- Maintain flexibility to initiate programs at satellite locations as needs and opportunities arise
- Communicate common branding at all TVC locations and continue development of an integrated IT “virtual campus” to enable access to services throughout the TVC service area

Facility Recommendations

A series of recommendations evolved based on the planning committee’s work on the learning and organizational plan and are grounded in the analysis of TVC’s existing facilities and future needs. TVC is fully committed to following university-wide guidelines as established in the 2017 Campus Master Plan process for a sustainable campus. This set of initiatives will be accomplished over a period of years and will need to respond to changing community needs. An important feature of this plan, and TVC, is that it remains flexible and opportunistic while maintaining a clear focus on meeting student needs. Six major initiatives are:

1. Complete the renovation of Tanana Valley Campus Center (TVCC), 604 Barnette Street. Relocate to TVCC those programs currently at the Downtown Center/2nd Avenue.

In order to focus TVC’s presence and reduce barriers for student success TVC’s downtown operations should be consolidated in and around the Tanana Valley Campus Center at 604 Barnette. Space currently used in the Downtown Center/2nd Avenue should be returned to UAF. In exchange for releasing the Downtown Center space TVC should request full use of the University Park Site (see #3 UPark initiative below).

Consolidation at 604 Barnette supports the recently completed ‘Vision Fairbanks Downtown Plan’ by maintaining a visible presence in downtown Fairbanks and should spur development of the area that the plan refers to as the Barnette District. TVC’s presence is enhanced by the existence of a university-owned parking garage located just across Barnette Street. Moreover, TVCC is adjacent to the State of Alaska’s downtown office building, which includes the Fairbanks Job Center—a partner in meeting workforce needs in the community and region.

Tanana Valley Campus Center will continue to be the hub of TVC’s operation--housing administration, Developmental Education, the TVC Learning Center, and the TVC Student Assistance and Advising Center. A top priority continues to be to complete renovation of the 4th floor Allied Health Regional Training Center—focus of a \$5M UAF capital funding request. In addition TVCC would house one or more program groupings that have strong ties to downtown, including Applied Business, Health and possibly Early Childhood Education. Full renovation of the 3rd and 4th floors of 604 Barnette is required, along with remaining projects on other floors enhancing heating, cooling, ventilation and other needs. Current estimates done by UAF Facilities put that cost at \$19.5 million.

2. Develop a new TVC Workforce Training Facility to address critical space shortages in Industrial Arts and Technology programs.

TVC's Industrial Arts & Technology programs are facing a critical shortage of space for classrooms, shops, computer and instrumentation labs, and storage. Currently, facilities are THE limiting factor in the following programs: Process Technology, Instrumentation, Welding, Diesel/Heavy Equipment, Safety/Health/Environmental Awareness, and Automotive Technology.

In the case of Process Technology—a high-growth, high-demand workforce program—faculty are utilizing space in three widely separated buildings: Hutchison Institute of Technology, TVC Automotive Technology Center, and the Downtown Center/2nd Avenue. Programs housed in a new TVC Workforce Training Center could include Process Technology, Diesel & Heavy Equipment, Welding, Health/Safety/Environmental Awareness, and Automotive Technology. A single new facility would need to be approximately 62,000 square feet of academic, administrative, shop, and storage space. The estimated cost of the Workforce Training Center is \$36 million (2009 dollars), exclusive of land acquisition.

An optimum setting for the UAF/TVC Workforce Training Facility would be co-location with the new Pipeline Training Center currently under development in Fairbanks. This facility is being constructed to serve the growing needs of the oil and gas industry and prepare workers for construction of the natural gas pipeline. There would be a tremendous benefit to locating TVC's Workforce Training Center in close proximity to the new Pipeline Training Center. TVC's programs would supplement and support apprenticeship training for pipeline construction—including pre-training and related instruction such as math, English, and human relations. TVC would provide broad, in-depth educational programs while exposing TVC students to apprenticeship training programs and potential future employers. The Pipeline Training Center is just now under development and TVC management is in active discussions with its planning group. If co-location with the Pipeline Training Center is not feasible, other possible locations for the Workforce Training Center are in the vicinity of Hutchison Institute of Technology and the University Park Building or other nearby UAF property of sufficient size.

Related to this is the need for a longterm facility serving TVC's Automotive Technology Program. TVC currently leases an 8,000 sq. foot facility on Industrial Avenue. The longterm sustainability of this high-demand program will be greatly enhanced by securing an appropriate facility in university ownership that meets current and future needs.

3. Build a new TVC facility on UAF's University Park site, creating an integrated TVC campus with Hutchison Institute of Technology that enhances secondary-postsecondary partnerships and expands community access

Located just north of the Hutchinson Institute of Technology, the University Park property and building is an ideal location for TVC to expand its program cluster. Its adjacency to Hutch and West Valley High School create opportunities for interaction with high school students, providing them with expanded program opportunities and career awareness. Located near the main UAF campus, this is a logical location for programs that utilize UAF facilities and interact with UAF programs from the main campus. One such example is TVC's Fire Science program which, because of its

UPark location, can more effectively meet needs of students affiliated with the University Fire Department. The site is already served by university utilities and is located on a major arterial allowing ease of access and space for ample parking.

To effectively create this Program Cluster TVC will need the use of significant portion of the UPark site. The plan for the UPark site will also address the needs of other UAF units requiring community access. Possible programs that could be located at a new UPark facility include those already present: Emergency Services, Fire Science, Paramedic Academy, and Law Enforcement which would require approximately 18,000 sf. Other programs that might also be located in a new facility there include: Industrial Arts, Early Childhood Education & Child Development/Family Studies, Drafting Technology and Construction Management. TVC's space at the Hutchinson Center should be retained and enhanced as an integral part of this Program Cluster. Any space that becomes available at Hutch due to relocation of current TVC programs should be repurposed to support other TVC programs.

Depending on program needs and the condition of the existing structure this program cluster could be created by renovation of existing space or demolition of the existing structure and construction of new program space. The existing structure has 41,720 gross square feet of area. Construction costs will depend on the requirements of the actual programs selected for this site and the usability and condition of the existing building. Attention could be given to combining the Hutchison and UPark site facilities into one integrated campus that optimizes use of common facilities, enhances the learning and student life environment, and presents a quality image of UAF and TVC.

4. Purchase properties adjacent to or nearby existing TVC facilities consistent with the “hub and cluster” model as opportunities arise, with special emphasis on those adjacent to Tanana Valley Campus Center

TVC's facilities needs will inevitably change over time in response to dynamic community education and training priorities. This nimble approach should be extended to investments in adjacent properties, especially those near Tanana Valley Campus Center and the nearby parking garage.

TVC should invest in contiguous and/or adjacent properties along Barnette and nearby streets as they become available in order to accommodate future program growth. There are a number of older, underutilized properties surrounding 604 Barnette that should be considered for acquisition.

5. Move expanded TVC Aviation Programs to Fairbanks International Airport

Current aviation maintenance and professional piloting programs are housed at the Hutchinson Institute of Technology. This space is suitable for current programs but cannot meet future needs without access to the airport and operational aircraft; without this move implementing a robust professional piloting program is impossible. Relocating aviation programs to a site with access to the airport runways would allow for a more comprehensive TVC program to meet community and state aviation needs. No existing structure for such a move appears to exist so new construction and/or lease of a newly-designed facility will be required.

Potential partnerships with current airport management and businesses should be explored.

6. Expand the UAF/TVC Early Childhood Lab School and campus-wide childcare services. Consider co-locating these with Early Childhood Education and related academic programs.

TVC's Bunnell House Early Childhood Lab School meets an important need in providing university ECE students with practicum opportunities. It also provides convenient quality childcare for the main campus. But the current lab school facility is quite old and limited in size; it is not convenient for students using TVC's downtown facilities. Even as TVC maintains a lab school for academic purposes, it should engage with others in the community to identify options for expanding the lab school and quality childcare services to meet the diverse needs of the university community. Such an expansion should consider co-location of lab school with ECE and related academic programs the maximize opportunities for direct collaboration.

2 Learning Plan

TVC Master Plan

McCool Carlson Green Architects

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Preface

As Director of UAF's Tanana Valley Campus (TVC), I want to thank all who've contributed to this Learning Plan for TVC, a key element in developing the TVC Facilities Master Plan 2020. This plan reflects the work of dozens of community members, faculty, staff, and students who served on the Planning Team and embraced the opportunity to create a vision/learning plan in support of TVC's core purpose of *community driven education*. The resulting facilities plan will be completed in 2009 and will serve as the basis for future strategic development and capital funding requests.

In particular, I would like to thank Dr. George Copa and Michael Carlson of the firm McCool Carlson Green Architects for their expert guidance through this process. TVC's Facilities Master Plan Steering Committee consisted of myself, Jennifer Harris, Michelle Renfrew, Mike Schuetz (UAF Facilities Services), Michele Stalder, and Janine Simcoe. And, key to our success was the active participation of faculty, staff, students, and community members on the Planning Team who support TVC's community college mission of workforce development, academic preparation, and lifelong learning.

Alaska's Department of Labor and Workforce Development indicates that over 60% of Alaska's jobs in the next 10 years will be in fields requiring associate-level instruction, apprenticeship training, competency-based certificates and degrees, and on-the-job training. There has never been a better time to envision how best to meet workforce training and education needs in Fairbanks and Interior Alaska for the 21st century. Despite uncertainties in the global economy, Alaska is blessed with abundant natural resources and with strong sectors in construction, mining, transportation, oil field services, healthcare, tourism, and retail trade. We hope there will be a gasline in our future.

Having said this, Alaska faces some potentially huge challenges in meeting workforce needs. Alaska's workforce is "graying-out"—retirements are depleting the workforce in key areas just as needs are growing. That graying workforce will increase healthcare needs, creating new jobs in that sector. It also means there will be some great opportunities for younger workers who are motivated, drug-free, and eager to learn.

As a community, Fairbanks increasingly recognizes the value of post-secondary education as a key to good citizenship and productive livelihoods. In concert with this, TVC serves as an inviting gateway to UAF's academic programs; it offers over 40 certificates and degrees including the Associate of Arts which is a common pathway to advanced study at the bachelor's degree level or graduate study.

In coming years, I expect UAF's Tanana Valley Campus to be an even more important player in meeting Alaska's future workforce needs and in this role as academic gateway. This Learning Plan, and the Facilities Master Plan that will flow from it, will enable us to meet these needs and to continue serving as an inviting gateway to all programs and services of the University of Alaska Fairbanks.

As always we welcome your ideas and feedback about how we can continue to develop and improve our programs and services to residents of the greater Fairbanks community and Interior Alaska.

Rick Caulfield
Director, UAF Tanana Valley Campus

Note of Transmittal

Individuals who participated in developing the Learning Plan for the UAF Tanana Valley Campus did so with a feeling of excitement and commitment to the planning process. The recommendations in this plan, generated by the dedicated members of the Planning Team over the course of three months, provide direction for the Campus to ensure continued educational excellence and vitality into the long-term future. The support demonstrated by students, faculty and staff, community, business and industry, and university representatives gives real evidence of the value that the UAF Tanana Valley Campus serves in meeting the educational needs of its communities.

Introduction

The purpose of the activities and recommendations described in this report was to coordinate and support the development of a Learning Plan for the UAF Tanana Valley Campus. The Learning Plan is to serve as the basis for the Master Facilities Plan for the Campus. The planning process involved major stakeholders in the UAF Tanana Valley Campus including students, faculty and staff, and community representatives.

Description of Community Served UAF Tanana Valley Campus

The University of Alaska Fairbanks has a broad and diverse mission of research, teaching, and service focused in Fairbanks but extending throughout the state of Alaska. UAF prides itself as being *America's Arctic University* and *Alaska's Research University*. UAF is commonly referred to as three institutions in one: the teaching and research university located on “the Hill” in Fairbanks, TVC with its Fairbanks-focused community college mission, and a dynamic group of community campuses and programs serving rural Alaska.

TVC meets the community college mission of the University of Alaska Fairbanks in the greater Fairbanks area and in Interior Alaska. It does so with a focus on workforce development, academic preparation, and lifelong learning. A majority of its students are non-traditional—those outside the conventional 18-24 age range; those who work fulltime and take classes at night or on weekends; those who have significant family responsibilities.

At the same time, TVC is part of UAF's College of Rural and Community Development (CRCD). As such, it is part of a network of community campuses throughout Alaska that provide vital community outreach, service, and engagement. Moreover, TVC is able to meet its community college mission only through development and maintenance of significant partnerships with industry, labor, governments, and community organizations.

Description of UAF Tanana Valley Campus

TVC is the largest community campus in the University of Alaska System, with an average of over 3000 students enrolled and 15,000 credit hours produced each semester. It serves nearly 40 percent of all students at the University of Alaska Fairbanks and produces over 20 percent of all credit hours. Its enrollments come close to those of the University of Alaska Southeast, one of the UA System's three major administrative units.

TVC has a budget of \$11M annually made up of tuition and fees paid by students and by general fund dollars from the State of Alaska. TVC has over approximately 40 regular faculty and about the same number of full-time staff. It hires over 300 adjunct or part-time faculty each year to meet the needs of over 40 certificate and degree programs.

TVC programs are located in ten discrete locations in the greater Fairbanks area. The largest is Tanana Valley Campus Center, 604 Barnette Street, located in downtown Fairbanks. In addition to classrooms and computer laboratories, it houses the TVC Director's Office (including fiscal and human resources staff), the TVC Student Assistance and Advising Center, and the TVC Learning Center. Other facilities include the Downtown Center/2nd Avenue (Chena Building), Hutchison Institute of Technology, TVC Automotive Technology Center (3202 Industrial Avenue), Fort Wainwright Education Center (US Army), Eielson AFB Education Center (US Air Force), Bunnell House Early Childhood Lab School (Main Campus), University Park Building, a Cosmetology Program facility, and Delta Career Advancement Center (in partnership with Delta-Greely School District and Partners for Progress in Delta, Inc.). TVC also offers classes in other community locations, including the J.P. Jones Community Development Center (in south Fairbanks), in local schools, and on the UAF Main Campus.

TVC offers an expanding number of courses and programs via e-learning and distance education. Several programs (i.e., Applied Business, Associate of Arts) are offered as an option entirely via the web. Other programs—especially in Allied Health and Nursing—are offered in major part through videoconference delivery and/or through cohort models combining face-to-face intensive instruction with e-learning.

Planning Context for the UAF Tanana Valley Campus

As the largest community campus in the UA System, TVC must continually be attuned to changing needs for academic, workforce development, and lifelong learning needs throughout its service area. Key to this is a clearly-articulated strategic vision and plan, an ability to anticipate and respond nimbly to changing priorities and needs, and flexible use of available human, fiscal, and facilities resources.

TVC's most recent facilities plan was completed in 2001. It was developed largely to address the question about whether the university should buy the old state courthouse at 604 Barnette in downtown Fairbanks and convert it into Tanana Valley Campus Center. Since 2001, TVC's programs have grown and facilities needs have expanded significantly. Among other developments, TVC has revitalized its Automotive and Diesel/Heavy Equipment programs, requiring leasing of 3202 Industrial Avenue. It has added programs in Construction Management, Health/Safety/Environmental Awareness, Instrumentation, and Dental Hygiene. It currently has a pilot program in Cosmetology. It has responded to emerging workforce needs by expanding Allied Health facilities; more improvements are urgently needed. It has also taken on services to the military through Northern Military Programs and it has expanded its partnership in Delta Junction.

This plan is now being developed in response to these changes and the clear need for an updated vision and plan for facilities development. With an updated plan, TVC can make strategic, informed decisions about how best to use limited financial resources to responsibly develop new facilities and to renovate those already in use.

Planning Process

The planning process for the UAF TVC occurred over a three month period. The process was facilitated by Dr. George Copa of New Designs for Learning located in Salem, Oregon. Dr. Copa has facilitated similar planning processes for career and technical centers, comprehensive high schools, and community colleges in several states in the United States and in other countries. He has completed national research and development studies funded by the U.S. Department of Education focused on New Designs for the Two-Year Institution for Higher Education and New Designs for Career and Technical Education at the Secondary and Postsecondary Level. Dr. Copa was part of the planning group selected by Michael Carlson, Principal and Architect, McCool Carlson Green Architects located in Anchorage, Alaska, to develop the Master Facilities Plan for UAF TVC. He was assisted in facilitating the planning process by Richard Caulfield, Director of the UAF TVC and Michael Carlson. Janine Simcoe, Administrative Secretary to the Director of UAF TVC, provided technical and administrative support at meetings; coordinated communication with the Planning Team and Planning Steering Committee; and prepared an initial summary of each meeting. Each of the major phases in the planning process are described below.

The various groups involved in the Learning Plan development process were as follows:

- UAF TVC Administration
- Planning Team
- Planning Steering Committee
- Architectural Firm (McCool Carlson Green Architects)

The Planning Team was made up of some forty individuals representing students, college faculty and staff, and community; the members are listed below.

- Kevin Alexander, TVC Aviation Program Coordinator
- Andy Anger, TVC Applied Business Faculty
- Bill Brophy, TVC Community Advisory Council
- Jenny Carroll, Acting Vice Chancellor CRCD
- Karen Cedzo, TVC Community Advisory Council
- Randy Cheap, Alaska Works Partnership
- Harry Cook, TVC Community Advisory Council
- John Davies, Cold Climate Housing Center
- Ron Dixon, TVC Community Advisory Council
- Jim Dodson, Fairbanks Economic Development Corp
- Brian Ellingson, TVC Process Tech Faculty Coordinator
- Kat Ferrell, TVC IT Coordinator
- Kellie Fritze, UAF Facilities Services
- Bob Gunn, TVC Automotive Technology Faculty Coordinator
- Paige Vonder Haar, TVC Bunnell House Lab School Director
- Jennifer Harris, TVC Executive Officer
- Jeanette Hayden, Principal, James T. Hutchison High School
- Luke Hopkins, FNSB Assembly
- Deb Horner, UAF Planner
- Ed Husted, TVC Paralegal Faculty Coordinator
- Julia Quist, Fairbanks Job Center
- Patty Meritt, TVC Early Childhood Education Faculty Coordinator
- Michelle Renfrew, TVC marketing & Development Manger
- Ann Ringstad, UAF University Relations
- Brian Rogers, Chancellor
- Jim Sampson, Fairbanks Pipeline Training Center
- Mike Schuetz, UAF Facilities Services
- Marsha Sousa, TVC Allied Health Faculty Coordinator
- Michele Stalder, TVC Associate Director
- Brandon Meston, ASUAF President
- Adrian Treble, ASUAF Vice-President
- Fred Villa, UA Statewide Workforce Programs
- Katherine Dodge, Fairbanks North Star Borough
- Jack Wilbur, Design Alaska
- Mark Young, TVC Northern Military Programs
- John George, TVC Emergency Services/Fire Faculty Coordinator
- Thane Magelky, TVC Drafting Faculty
- Ruth Keator, CTE Coordinator FNSB School District

From within the Planning Team, a Planning Steering Committee was selected. The Planning Steering Committee met before each Planning Team meeting to: (1) review the result of the previous sessions, and (2) plan the future meetings. In addition, this Committee held a debriefing session immediately after each Planning Team meeting. The Planning Steering Committee's role was to insure that the planning process worked effectively by making suggestions and reviewing agendas and materials for each Planning Team meeting.

The members of the Planning Steering Committee were:

- Rick Caulfield, UAF TVC Director
- Jennifer Harris, UAF TVC Executive Officer
- Michelle Renfrew, UAF TVC Marketing & Development Manager
- Mike Schuetz, UAF Facilities Services, Project Manager
- Janine Simcoe, UAF TVC Assistant to the Director
- Michael Carlson, McCool Carlson Green Architects
- George Copa, New Designs for Learning



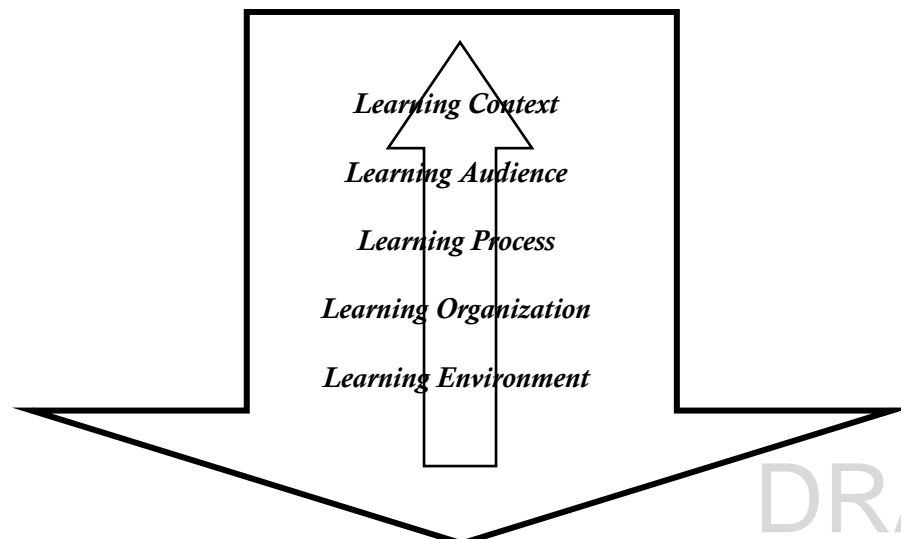
The Planning Team met two times with the first meeting lasting approximately seven hours over two days and the second meeting lasting approximately five hours on one day to develop the Learning Plan. The meeting dates and topics were as follows:

- 9/18-19/08 Meeting #1-- Review Design Process, Learning Context, and Learning Audience
- 10/17/08 Meeting #2-- Review Progress, Learning Process, Learning Organization, and Learning Environment (Technology and Facilities)

The meetings of the Planning Team were held at the UAF TVC Center.

The Planning Team used a process called “designing down” and “checking up,” drawn from New Designs for Learning that was developed by Dr. Copa and has been used extensively in designing new and renovated schools and colleges, nationally and internationally. The design process was used to build a framework of desired learning features to direct the master facilities plan for the Campus. The process provided a structure to allow the Planning Team to move through a series of design elements, each element building on the decisions of the previous element. The design elements addressed in the planning process are shown in the illustration that follows.

The planning process encouraged open discussion and consensus building among members. It promoted the development of a coherent set of specifications for all elements of the Learning Plan. The process provided opportunities for the Planning Team to be briefed on accomplishments and plans of the UAF TVC that related to each of the design elements. In addition, considerable time was spent in making the Team aware of new directions and practices used in other colleges in the United States and internationally. The process assisted the Planning Team in identifying areas held in common, reaching consensus, and keeping track of future work to be completed in the later elements of the planning process.



The architectural firm selected to develop the master facilities plan for UAF TVC was McCool Carlson Green Architects. The firm was represented by Michael Carlson at all of the meetings of the Planning Steering Committee and the Planning Team.

These diligent efforts of a wide number of people have resulted in the creation of a Learning Plan, a vision for the UAF TVC. It is the UAF TVC's intent that the Learning Plan will guide the master facilities planning process for the Campus.

Planning Recommendations

This section of the report provides the recommended features of the learning experience for the UAF Tanana Valley Campus (UAF TVC). These recommendations are intended to guide master facility planning for Campus.

Learning Context

The Planning Team established the following overall planning goals for the Learning Plan for the UAF TVC as the key areas of concern and direction for the Campus. The overall planning goals were developed from listing and discussing the challenges, assets, opportunities, and aspirations for the Campus. The Planning Team referred back to these goals as it developed the design features for each of the following elements of the Campus. The overall design goals selected for the UAF TVC are as follows (in priority order, most important listed first):

Most Important

- **Anticipate and meet industry and labor workforce needs** – UAF TVC should meet the current and emerging workforce needs of business and industry and labor in the local area and region
- **Provide full service** – UAF TVC should provide full services (i.e., including access to childcare, housing, financial aid, transportation, shuttle service as needed) to support student access, retention, and completion
- **Strengthen collaboration and partnerships** – UAF TVC should strengthen its collaboration among units internally and partnerships with external entities (i.e., military, business and industry, Fairbanks Job Center, Pre K-12 schools, other higher education institutions)
- **Have flexibility** – UAF TVC should aim to enhance flexibility in its facilities, programming, and responsiveness to address changing needs

Next Most Important

- **Expand and enhance programs** – UAF TVC should give balanced consideration to expanding programs (i.e., breadth) and enhancing established programs (i.e., depth)
- **Use financial opportunities** – UAF TVC should take advantage of projected funding opportunities and strive for sustained financial support
- **Raise profile and provide greater autonomy within UAF** – UAF TVC should seek a higher profile within UAF with increased autonomy to ensure responsiveness to meeting educational needs
- **Use hybrid learning delivery** – UAF TVC should make full use of and further enhance its rural and eLearning infrastructure to deliver learning
- **Engage the Alaska Native community** – UAF TVC should more fully engage and serve the Alaska Native community
- **Provide specialized learning laboratories** – UAF TVC should ensure that it has available the needed specialized laboratory facilities to provide high quality learning
- **Meet national standards** – UAF TVC should strive to have all programs meet national certification standards (where such standards are available)

- **Take advantage of campus embedded in greater community** – UAF TVC should take advantage of its multi-site campus (i.e., now ten locations) which is embedded in Fairbanks and the greater community while, at the same time, addressing the challenges of this network configuration (i.e., confusion, common identity, communications and marketing)

Learning Audience

It is expected that the UAF TVC facilities will be used by several different groups and organizations from the community, beyond its primary audience of students and staff. These other users have a wide variety of needs, including places to meet and learn. The Planning Team recommends that the UAF TVC should serve the following audiences/users and they should be considered in developing the master facilities plan for the Campus:

Major User Groups

- **Students seeking workforce training**
- **Students seeking academic education**
- **Students seeking lifelong learning**
- **Business and industry, labor, and government**
- **Other educational institutions** (e.g., PreK-12, two-year college, four-year college and university)
- **General public** (i.e., society at large)

Preliminary Design Considerations for Serving Multiple User Groups

The preliminary learning-related needs and implications for design of supportive facilities by users in addition to students for the UAF TVC include the following:

Most Important

- **Variety** -- provide a variety of learning spaces to include multiple functions (i.e., tutoring, advising, meetings/conference, instruction – classrooms and laboratories, storage, information sharing), accommodating various size groups with technology support (i.e., individual, small group, large group), a wide range of ages; and spatial and control configurations (i.e., centralized/distributed, owned/leased)
- **State of the art** – provide learning spaces and equipment that is state-of-the-art in terms of support for learning and being environmentally responsive
- **Financially sustainable** – provide learning spaces that are sustainable financially in terms of maintenance and current equipment, including funding through partnerships
- **Accessible** – Provide learning spaces and support services for learners and partners that are accessible and available 24-7, year-round, for those with disabilities, responsive to preferred way of learning and needed service
- **Flexibility** – provide learning spaces and staffing that are flexible in response to changing workforce and academic needs
- **Information technology** – provide infrastructure to fully support use of information technology in learning and eLearning
- **Partner-based training sites** – provide for learning spaces that are located on-site in partner setting (i.e., business and industry, military)
- **One stop service** – provide both physical and virtual one-stop support services for learners

Next Most Important

- **Faculty and staff needs** – provide appropriate office, access (proximity), and safety in relation to classrooms and laboratories
- **Safety and security** – provide learning spaces that are safe and secure for learners and staff

- **Shared** – provide for increased utilization through shared learning spaces and co-location of programs (with clear attention to allocation of responsibilities)
- **Transportation among learning sites** – provide for accessible transportation among distributed learning sites

Strategies for Serving Multiple User Groups

To insure that having multiple users of the UAF TVC works effectively and efficiently for all concerned, the following strategies and actions should be considered:

- Build flexibility and sufficient storage into the design of the facilities
- Give high priority to students
- Improve communications with users, set clear guidelines, maintain effective organization, and develop joint-use agreements
- Use high quality and energy efficient building materials and products in the facility
- Make facility user-friendly (i.e., transportation, child care, dependent care, extended hours) as means to improve effectiveness and efficiency for community users; involve community talent in designing facility
- Involve community representation in on-going effort to guide community use of facilities
- Consider new ways to raise revenue to support community use of the facilities
- Use community settings for student learning when appropriate and available
- Encourage use of facilities and services already available in the community
- Increase provisions for security
- Provide adequate and accessible parking and handicapped and seniors access to facilities
- Provide adequate staffing for coordination and building services
- Charge an appropriate user fee and use it for maintenance
- Design facilities that are multi-faceted, capitalizing on space usage while meeting student and community needs.

The remainder of the Learning Plan development focused on the needs and learning environment implications for learners and staff. A separate and more extensive assessment should be done of the needs and the learning environment implications of those needs for the other groups noted above to insure they can feasibly and productively use the UAF TVC.

Learning Process

The learning process consists of interaction among curriculum, instruction, assessment, and support services to achieve the learning expectations for the UAF TVC. The Planning Team recommends that the most important features of the learning process for the UAF TVC include the following (in rank order of importance):

- **Learner-relevant** – the learning process encourages learners to direct their own learning, is meaningful to learners, involves constructing knowledge, and uses authentic assessments
- **Integrated** – the learning process integrates theory and practice in an applied setting
- **Nimble** – the learning process is driven by industry and workforce needs and adapts quickly to needed changes
- **Exciting** – the learning process creates an exciting atmosphere that is hands-on, interactive, and informal
- **Supported staff** – the learning process is delivered by a well qualified and supported regular and adjunct faculty and staff



- **General education** – the learning process values a strong preparatory general education
- **E-Learning** – the learning process incorporates increased opportunity for E-Learning

Learning Organization

In order to support the design features for the UAF TVC's learning process, the Planning Team next focused its attention on the organization of learning for Campus. Consideration was given to the organization of students, time, subjects, settings, decision-making, and staff. The recommended design principles and features for organizing learning in the UAF TVC are as follows (in rank order of importance):



- **Learner-centered** – organize learning so that centers on the needs of the learner in terms of preparatory learning, encouraging learner initiative, and providing needed support (i.e., advising, transportation, child care, health and well-being)
- **Flexible and adaptable** – organize learning so it is flexible and adaptable in time schedule, utilizing partners, applying a variety of delivery methods, and changing learning spaces
- **Integrated and comprehensive** – organize learning to integrate academic and applied learning and provide a full range of learning (i.e., technical, academic, developmental)
- **Seamless** – organize learning to provide seamless pathways through middle school, high school, Tanana Valley Campus, and university
- **Access** – organize learning to support a variety of delivery modes (i.e., including E-learning and web-based), mobile learning facilities and equipment, and 24/7 access to learning (i.e., both instruction and support services)
- **Program responsive** – organize learning and learning settings so that they are responsive to the specific needs of various programs in meeting the expectations of employers and community
- **Financially sustainable** – organize learning so that it is financially sustainable for both learners and the Tanana Valley Campus
- **Active** – organize learning to provide ample opportunity for applied, hands-on learning
- **Staff support** – organize staff and learning settings to provide needed support for faculty and staff (i.e., technology, personal service, response to inquiries)

Learning Environment

In order to support the previously listed recommendations made by the Planning Team regarding learning process and organization and to effectively accommodate the learning context and audiences for the Campus, the recommendations regarding the learning environment (i.e., technology and facilities) for the UAF TVC that should be addressed in the master facilities plan are as follows (in priority order):

Learning Facilities

- **Adaptable and flexible** – the learning facilities should provide for multi-use space that is readily adaptable and flexible to anticipate and respond to rapid change (i.e., workplace needs, characteristics of learners)
- **Small learning communities/large learning network (or small/big)**– the learning facilities should encourage and support small learning communities (i.e., with needed learning resources and learner support) as part of a larger learning network with expanded learning opportunities

- **National standards** – the learning facilities should be strategic (i.e., balancing funding requirements with meeting community workforce needs) in providing the needed equipment and facilities for programs to meet national accreditations and certifications
- **Common identity** – the learning facilities should all be characterized by a common identity, trademark or brand
- **Specialized housing opportunities** – the learning facilities should provide special opportunities for housing of learners (taking advantage of existing housing resources) when workforce training requires intensive learning processes
- **Mobile** – the learning facilities should include the opportunity and need for facilities and equipment that is mobile (i.e., can move among learning settings)

Learning Technology

- **E-learning** – the learning technology should support the use of a variety of technologies (i.e., Blackboard, e-live, audio and video, webcams, chat groups, skype) for instruction and student support (i.e., communications, advising, tutoring) with appropriate facilities (i.e., space to bring e-learners together for intensive, in-person group sessions)
- **Up-to-date and accessible** – the learning technology should be up-to-date and accessible (i.e., bandwidth capacity, loaned computers)
- **Inclusive planning** – planning for learning technology should include the involvement of learners and faculty and staff
- **Training** – there should be appropriate training for faculty and staff and learners in using technology and teaching/learning at a distance
- **Wireless** – the learning technology should provide wireless access for all learning facilities and learners in all communities served by the college

Summary

Recommended design features for the UAF TVC were developed over a series of two meetings by a broadly based Planning Team representing key Campus shareholders. The dimensions of the Campus addressed in the planning process include learning context, audience, process, organization, and environment. The Planning Team discussed each element, taking into consideration the context and needs of the Campus, state, and national best practices, and the latest results of research and development.

DRAFT

3 Facility Organization Strategy

TVC Master Plan

McCool Carlson Green Architects

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3 | Facility Organization Strategy

UAF's Tanana Valley Campus currently offers more than 40 certificate and degree programs and full-service student assistance and advising through a network of nine discrete facilities in the greater Fairbanks area and in Delta Junction. A unique challenge for this master planning process was to discover a facility organization scheme that takes advantage of the diverse learning settings while providing a coherent, full service educational experience for students.

Existing Facility Descriptions

Following is a brief description of the major facilities currently used by TVC. In addition to these facilities TVC utilizes space at the UAF main campus, North Pole High School, the J. P. Jones Center (south Fairbanks), the Fairbanks Municipal Fire Training Center, and other spaces throughout the community.

Tanana Valley Campus Center (TVCC), 604 Barnette Street, Fairbanks, AK

TVCC is located in the 45-year-old former courthouse building which is undergoing renovation and remodeling. It's nearly 70,000 square feet and houses administrative offices, classrooms, computer and health education labs, the TVC Student Assistance and Advising Center, and the TVC Learning Center. Two of four floors are fully renovated while two others are partially renovated. A portion of the nearby University of Alaska owned Parking Structure is available for TVC use.

UAF Downtown Center, 510 Second Avenue, Fairbanks, AK

The Downtown Center (DTC) is occupied by TVC and other UAF programs. TVC occupies the first and second floors, while other UAF programs are housed primarily on the third floor. The building was originally constructed in the 1950's as a department store, and it has since been renovated and converted to serve classroom and administrative office functions. TVC has occupied the DTC in whole or in part since 1985. The current lease on this space expires in 2013 with options for renewal. The building has approximately 21,500 square feet on three floors. The building contains classrooms, computer labs, a student lounge, student assistance office, and faculty offices. The building has undergone renovation to improve the functional spaces, however, most of the spaces are undersized for the amount of people they serve.

Hutchison Institute of Technology, 3750 Geist Road, Fairbanks, AK

Hutchison Institute of Technology is a shared-use facility meeting needs of Fairbanks North Star Borough School District and UAF Tanana Valley Campus. A \$23M renovation of the building was completed in 2003. About two-thirds of the facility houses James T. Hutchison High School, a magnet career and technical education high school. The remaining third of the facility houses UAF/TVC offices, shops, labs, and kitchen facilities. The building is owned by the Fairbanks North Star Borough School District on property owned by the University of Alaska. A joint operations partnership between the University and the School District allows shared use of the facility which is approximately 137,000 square feet. Of that amount, 50,000 square feet is exclusively used or shared by TVC.

University Park Building, 1000 University Avenue, Fairbanks, AK

Constructed in the 1960's as an elementary school, University Park contains classrooms and labs for TVC's Fire Science, Law Enforcement, Emergency Medical Technician, and Certified Nurse Aid programs. A computer lab, four faculty offices, an administrative office, and a student lounge complete TVC's spaces. The building contains approximately 31,000 square feet, of which approximately 6,000 square feet is used exclusively by TVC while other classrooms are shared.

TVC Automotive Technology Center, 3202 Industrial Avenue, Fairbanks, AK

TVC's newly-expanded Automotive Technology certificate program is housed in leased space at 3202 Industrial Avenue. The 8,000 square foot facility features a recently-modernized automotive training shop, two classrooms, offices, a shop staging area, storage, and adjacent parking. The current lease is for five years (2 years remaining) with options for annual renewal.

TVC Bunnell House Early Childhood Lab School, UAF Campus

TVC operates Bunnell House Early Childhood Lab School on the University of Alaska Fairbanks campus. The lab school offers practicum opportunities for UAF/TVC students and is licensed by the State of Alaska Department of Health and Social Services to provide childcare to 27 children, ages three through six years. Bunnell House, located adjacent to the UAF Fire Department, was formerly faculty housing that has now been modified for its lab school function.

TVC Cosmetology Program Training Facility

TVC is leasing a facility in the Cornerstone Mall, 607 Old Steese Highway, for its Cosmetology Program licensed under the State of Alaska, Department of Commerce, Community, and Economic Development.

Fort Wainwright Education Center Office

TVC has an office and use of classroom and other space in the Fort Wainwright Education Center located at Fort Wainwright near downtown Fairbanks. The TVC office in the Education Center, offers advising, registration, and administrative services for service personnel and their dependents. Adjacent classrooms are used for TVC classes.

Eielson AFB Education Center Office

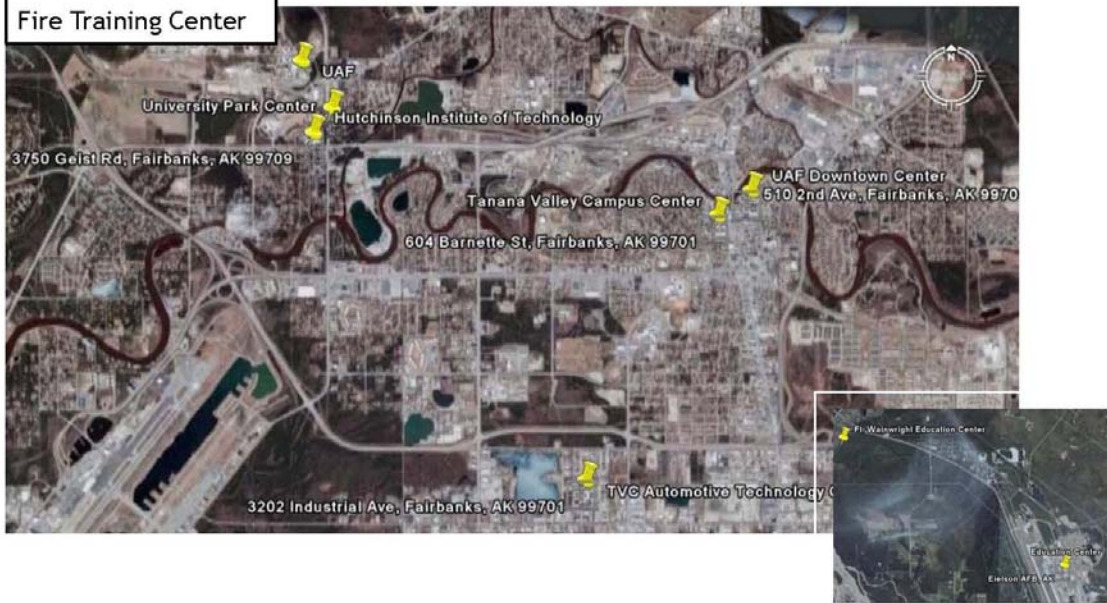
TVC also has an office, a testing center, and use of classroom and other space at the Eielson Air Force Base Education Center located at Eielson Air Force Base, 25 miles from downtown Fairbanks. The TVC office in the Education Center offers advising, registration, and administrative services for service personnel and their dependents. Adjacent classrooms are used for TVC classes. It also offers testing services for Air Force personnel in conjunction with UAF Testing Services.

Delta Career Advancement Center/Partners for Progress in Delta, Inc.

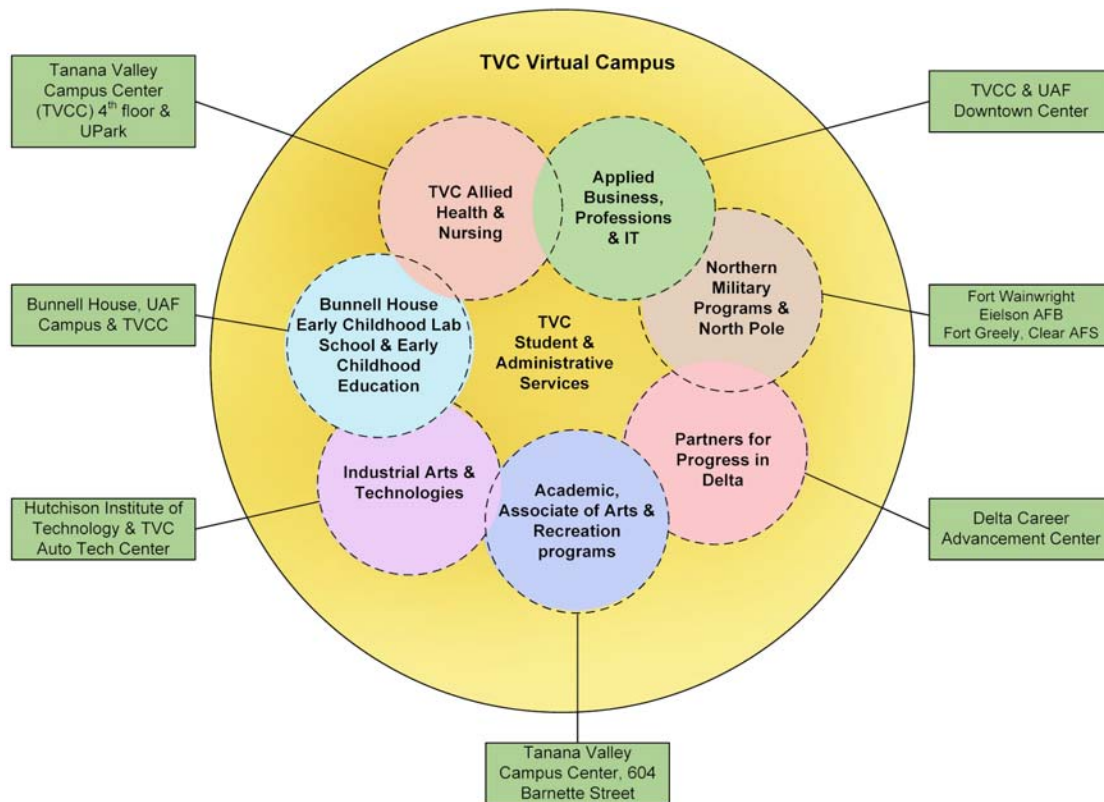
TVC is an active partner in Delta Junction with an organized non-profit corporation—Partners for Progress in Delta, Inc. The partners are TVC, Delta-Greely School District, Delta Mine Training Center, Cooperative Extension Service, and Alaska Works Partnership. Together, the Partners share use of the Delta Career Advancement Center, a new \$1.5M facility located behind Delta High School. The facility is owned by the school district, and it was built with a combination of public and private funding. A new agreement about use of the facility by Partners for Progress is under development.

- Delta
- Greely
- North Pole
- JP Jones Center
- Fire Training Center

CURRENT TVC SITES



The following diagram depicts the overall current organization of programs and facilities:



Workshop Process

After review of organizational ideas from other campuses throughout the nation the planning committee evaluated 4 prototype diagrams identifying their strengths and challenges related to the overall goals of the institution. To assist in the evaluation a concise goal statement was developed from the previous Learning Plan work:

Be Adaptable, Flexible, Nimble

- Anticipate & meet changing workforce demands
- Responsive to student needs
- Leverage technology & community partnerships

Create Small Learning Communities within Large Learning Network

- Sense of belonging and coherence
- Full service educational experience
- Accessibility (virtual, physical & financial)

Project a Common Identity

- Recognizable
- Meaningful
- Unique

Develop Sustainable Programs and Facilities

- Financial
- Educational
- Environment & Energy

Diagram A: Consolidated Campus

This diagram suggests a coalescing of the majority of TVC programs into one location creating a unified campus. This traditional community college model would provide a focused identity, good program relationships and convenient student support services but is unlikely to be financially feasible due to the scale of property acquisition and magnitude of capital funds required. Possible locations discussed were:

- Downtown around the current campus center at 604 Barnette.
- University Park / Hutchinson Center
- A large open site in the Fairbanks area (specific sites were not identified)
- Reclamation and expansion of space such as the old Kmart property

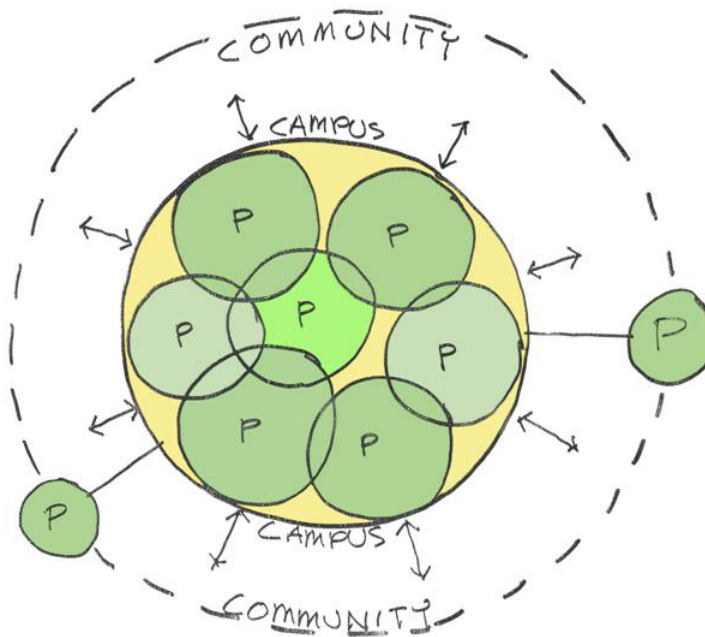
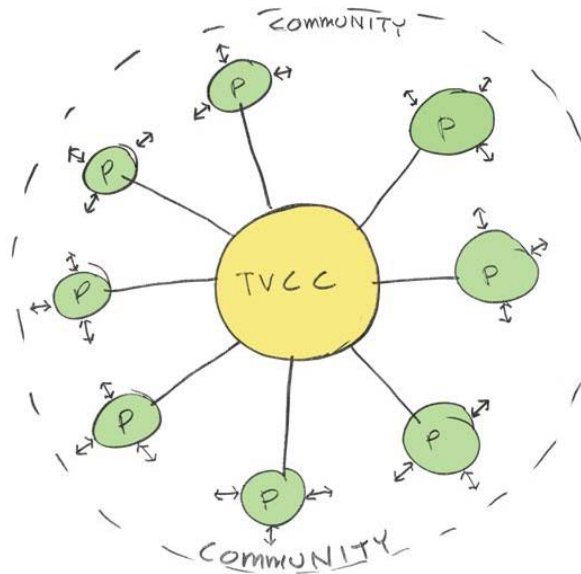


Diagram B: Hub & Satellite

This diagram most closely matches TVC's current configuration with a main hub of services at the Campus Center and multiple programs in a variety of locations throughout the community. This diagram preserves the substantial investment recently made in the Tanana Valley Campus Center (604 Barnette Street) and supports the framework plan for downtown Fairbanks. Significant concerns exist about how to effectively provide full service to students in this model and the lack of campus feel at the current satellites.



- Delta
- Greely
- North Pole
- JP Jones Center
- Fire Training Center

HUB & SATELLITE

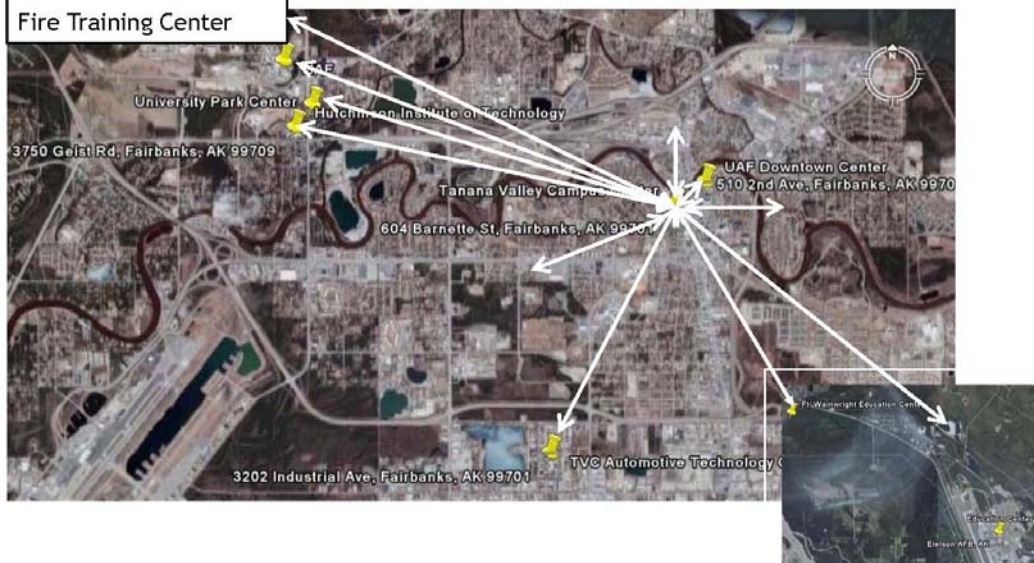
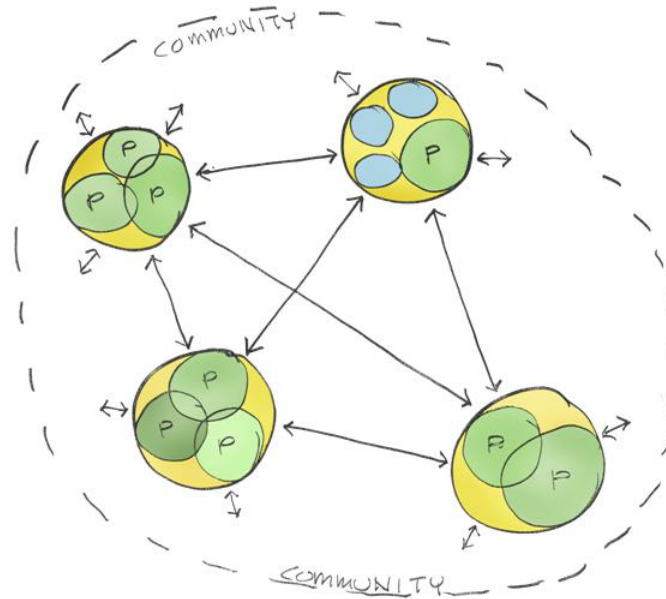


Diagram C: Engaged Clusters

This diagram envisions programs grouped in a series of program clusters located throughout the community. Each cluster would have sufficient student populations to create a sense of academic community and support student support services.



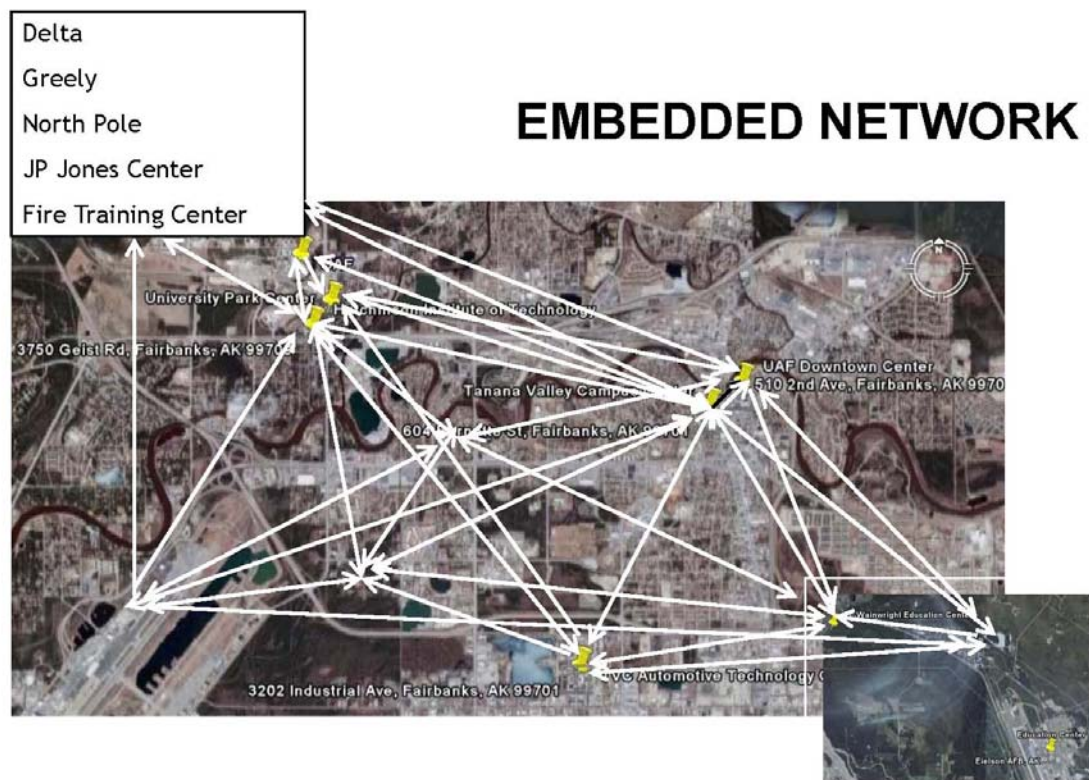
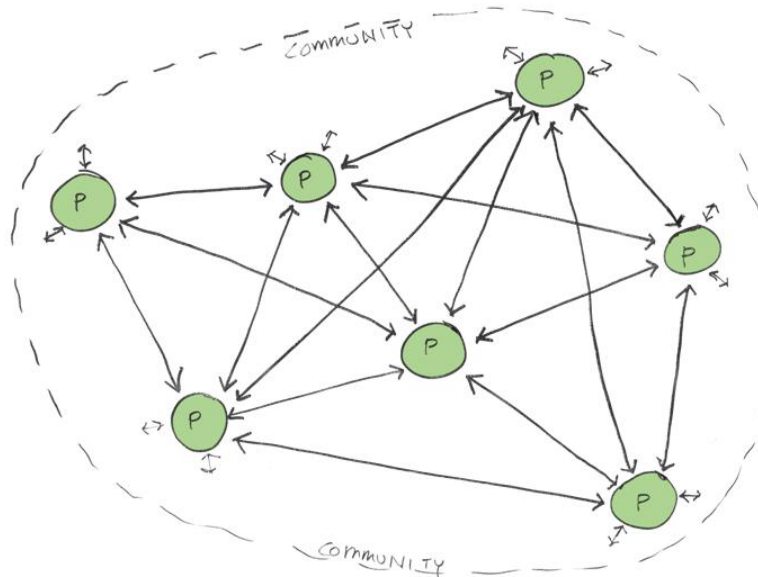
Delta
Greely
North Pole
JP Jones Center
Fire Training Center

ENGAGED CLUSTERS



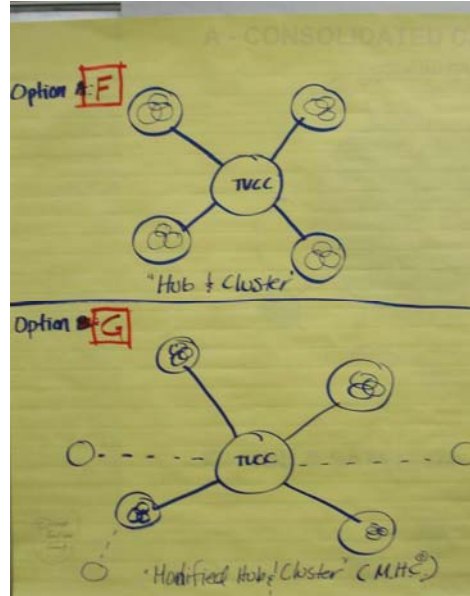
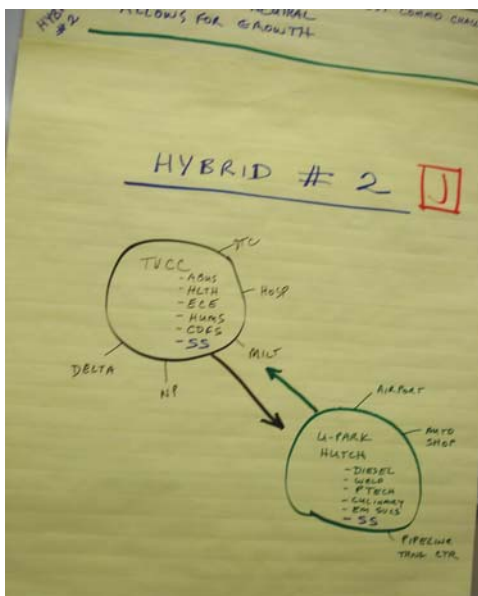
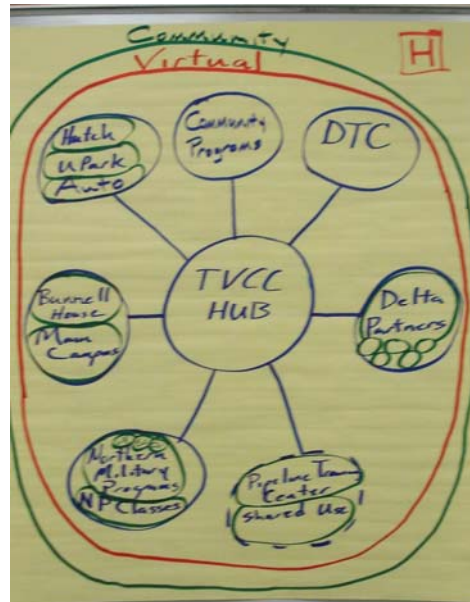
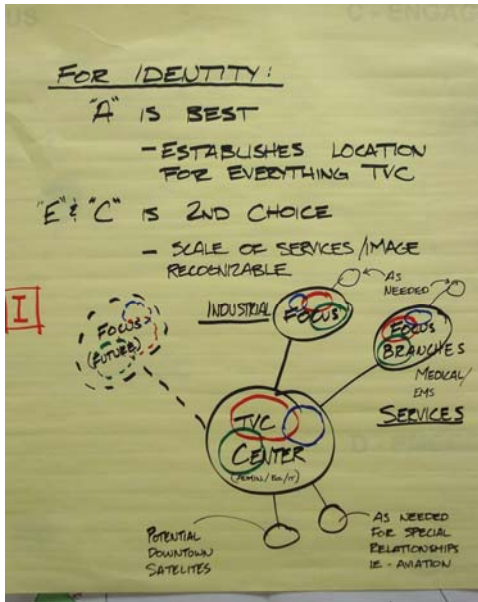
Diagram D: Embedded Network

In this alternative each program would be semiautonomous, tied together with a network structure that provides student support to all sites probably through a virtual, web based system. This nimble structure allows for programs to spring up anywhere that there is a need and suitable space within the community. Concerns include how effective the virtual support structure could be and how the campus identity would be communicated.



Participant Diagrams

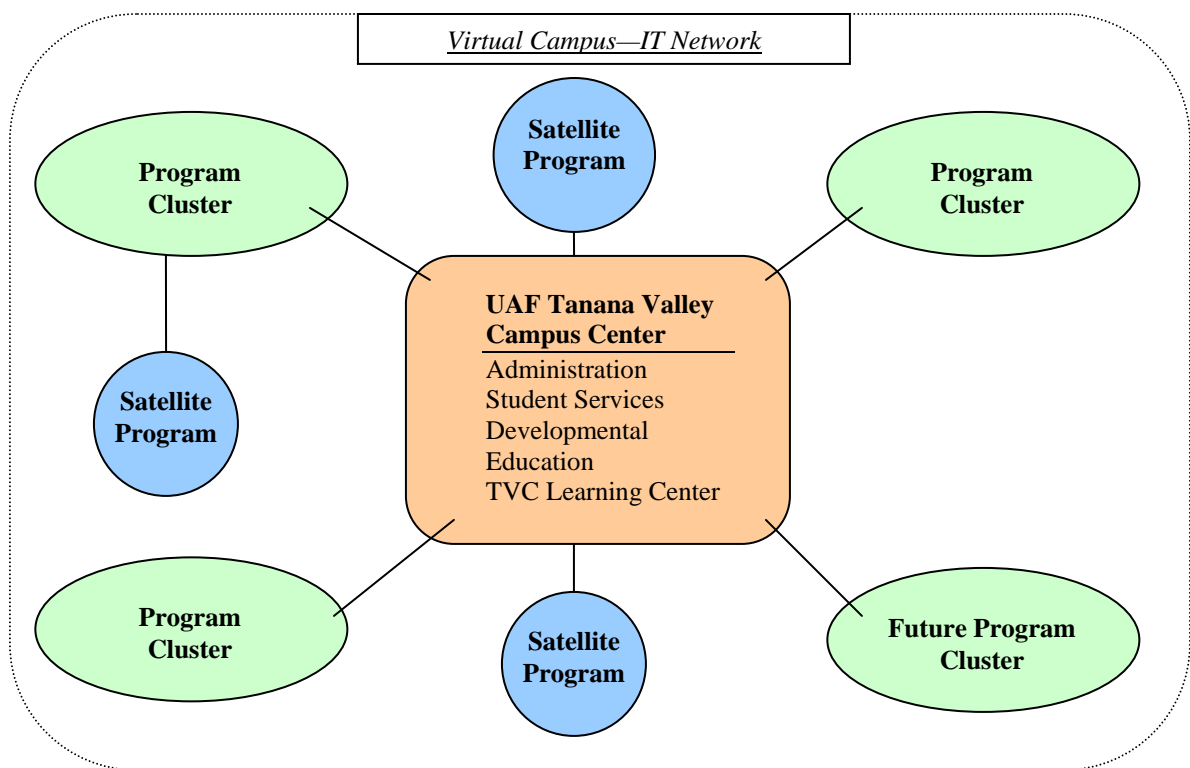
Four workshop groups were assigned one of the criteria categories and after evaluating the prototypes each group created a diagram of their own that depicted their view of the optimal organization of TVC programs within the current context. Three of the four diagrams had striking similarities showing a central hub at the current Tanana Valley Campus Center with a series of program clusters surrounding it.



The Recommended Organizational Strategy – Hub & Cluster

Concurrence of thinking between the 4 groups suggests a clear direction for future growth of TVC. This recommended organizational strategy builds on the strengths of TVC's existing facilities while improving student service and program delivery. Major features of this organizational strategy include:

- Maintain central focus of programs and services at the current Tanana Valley Campus Center
- Whenever possible, consolidate current satellite programs into program clusters that provide a critical mass of programs and student population to create an academic campus
- Provide academic support and student services (virtual and physical) at all program clusters
- Group programs in related fields to create synergies
- Maintain flexibility to initiate programs at satellite locations as needs and opportunities arise
- Communicate common branding at all TVC locations and continue development of an integrated IT “virtual campus” to enable access to services throughout TVC service area



4 Facility Recommendations

TVC Master Plan

McCool Carlson Green Architects

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4 | Facility Recommendations

UAF's Tanana Valley Campus plays a vital role in meeting workforce needs and serving as academic gateway to UAF for those living in the greater Fairbanks area and Interior Alaska. Demand for these services is growing—even in difficult economic times—especially in areas such as Allied Health and Nursing, Process Technology, Industrial Arts and Technologies, Applied Business and Accounting and in academic programs leading to the Associate of Arts. To meet this demand, significant investment is needed to renovate current TVC facilities that are inadequate and/or outdated and to meet anticipated need for training in high-growth, high-demand occupations that are essential to growing the Fairbanks and Alaskan economies.

The following recommendations are based on the planning committee's work on the learning and organizational plan and are grounded in the analysis of TVC's existing facilities and future needs. They are based upon a TVC organizational model described as a "hub and spoke" arrangement, which recognizes the central role of Tanana Valley Campus Center (604 Barnette Street) in providing administrative and core student services even as TVC expands program clusters at a distance from this hub. An example of such a program cluster is Hutchison Institute of Technology and the University Park Building. They house related TVC workforce development programs (in this example, Industrial Arts and Technologies) along with program-level student advising and support. In this plan, TVC envisions continuing to consolidate related programs into such clusters to meet expanding student needs, capitalize on program adjacencies, and achieve economies of scale. Figure 1 shows a current listing of such program clusters; this may change over time as new needs and circumstances emerge.

FIGURE 1: TVC PROGRAM CLUSTERS

Allied Health Sciences Medical/Dental Assisting Nursing Certified Nursing Assistant Dental Assisting Dental Hygiene Healthcare Reimbursement Radiologic Technology	Applied Business, Professions, and Info Technology Applied Business Applied Accounting Administrative Assistant Academy Small Business Development Center Information Technology Specialist Paralegal Studies Law Enforcement Academy Cosmetology Construction Management Drafting Technology Professional Development
Early Childhood Education, Human Services, and General Academic Programs Early Childhood Education Child Development & Family Studies Early Childhood Lab School Developmental Education Human Services Associate of Arts Bachelor of Technology Recreation Community Education	Industrial Arts and Applied Technologies Automotive Technology Diesel/Heavy Equipment Process Technology Power Generation Instrumentation Safety/Health/Environmental Awareness Aviation Maintenance Technology Professional Piloting Fire Science/Emergency Services Culinary Arts Welding and Materials Technology

As a result of the TVC facilities planning process, the following six major initiatives were identified and are expected to form the basis for more detailed plan development and funding requests:

1. Complete the renovation of Tanana Valley Campus Center (TVCC), 604 Barnette Street. Relocate to TVCC those programs currently at the Downtown Center/2nd Avenue.

In order to focus TVC's presence and reduce barriers for student success TVC's downtown operations should be consolidated in and around the Tanana Valley Campus Center at 604 Barnette. Space currently used in the Downtown Center/2nd Avenue should be returned to UAF. In exchange for releasing the Downtown Center space TVC should request full use of the University Park Site (see #3 UPark initiative below).

Consolidation at 604 Barnette supports the recently completed 'Vision Fairbanks Downtown Plan' by maintaining a visible presence in downtown Fairbanks and should spur development of the area that the plan refers to as the Barnette District. TVC's presence is enhanced by the existence of a university-owned parking garage located just across Barnette Street. Moreover, TVCC is adjacent to the State of Alaska's downtown office building, which includes the Fairbanks Job Center—a partner in meeting workforce needs in the community and region.

Tanana Valley Campus Center will continue to be the hub of TVC's operation--housing administration, Developmental Education, the TVC Learning Center, and the TVC Student Assistance and Advising Center. A top priority continues to be to complete renovation of the 4th floor Allied Health Regional Training Center—focus of a \$5M UAF capital funding request. In addition TVCC would house one or more program groupings that have strong ties to downtown, including Applied Business, Health and possibly Early Childhood Education. Full renovation of the 3rd and 4th floors of 604 Barnette is required, along with remaining projects on other floors enhancing heating, cooling, ventilation and other needs. Current estimates done by UAF Facilities put that cost at \$19.5 million.

2. Develop a new TVC Workforce Training Facility to address critical shortages in instructional space in Industrial Arts and Technology programs.

TVC's Industrial Arts & Technology programs are facing a critical shortage of space for classrooms, shops, computer and instrumentation labs, and storage. Currently, facilities are THE limiting factor in the following programs: Process Technology, Instrumentation, Welding, Diesel/Heavy Equipment, Safety/Health/Environmental Awareness, and Automotive Technology.

In the case of Process Technology—a high-growth, high-demand workforce program—faculty are utilizing space in three widely separated buildings: Hutchison Institute of Technology, TVC Automotive Technology Center, and the Downtown Center/2nd Avenue. Programs housed in a new TVC Workforce Training Center could include Process Technology, Diesel & Heavy Equipment, Welding, Health/Safety/Environmental Awareness, and Automotive Technology. A single new facility would need to be approximately 62,000 square feet of academic, administrative, shop, and storage space (see below). The estimated cost of the Workforce Training Center is \$36 million (2009 dollars), exclusive of land acquisition.

Industrial Arts & Technology		Net Program Area
1. Process Technology & Safety		14,773
2. Diesel/Heavy Equipment/Welding		18,155
3. Automotive Technology		11,676
Net Program Area Total		44,604
Circulation & Building Support Spaces	40%	17,842
Total Gross Building Area		62,446
Approximate New Space Cost/Sf (2009)	\$583	\$583
Approximate Total Project Cost (2009)		\$ 36,401,726

An optimum setting for the UAF/TVC Workforce Training Facility would be co-location with the new Pipeline Training Center currently under development in Fairbanks. This facility is being constructed to serve the growing needs of the oil and gas industry and prepare workers for construction of the natural gas pipeline. There would be a tremendous benefit to locating TVC's Workforce Training Center in close proximity to the new Pipeline Training Center. TVC's programs would supplement and support apprenticeship training for pipeline construction—including pre-training and related instruction such as math, English, and human relations. TVC would provide broad, in-depth educational programs while exposing TVC students to apprenticeship training programs and potential future employers. The Pipeline Training Center is just now under development and TVC management is in active discussions with its planning group. If co-location with the Pipeline Training Center is not feasible, other possible locations for the Workforce Training Center are in the vicinity of Hutchison Institute of Technology and the University Park Building or other nearby UAF property of sufficient size.

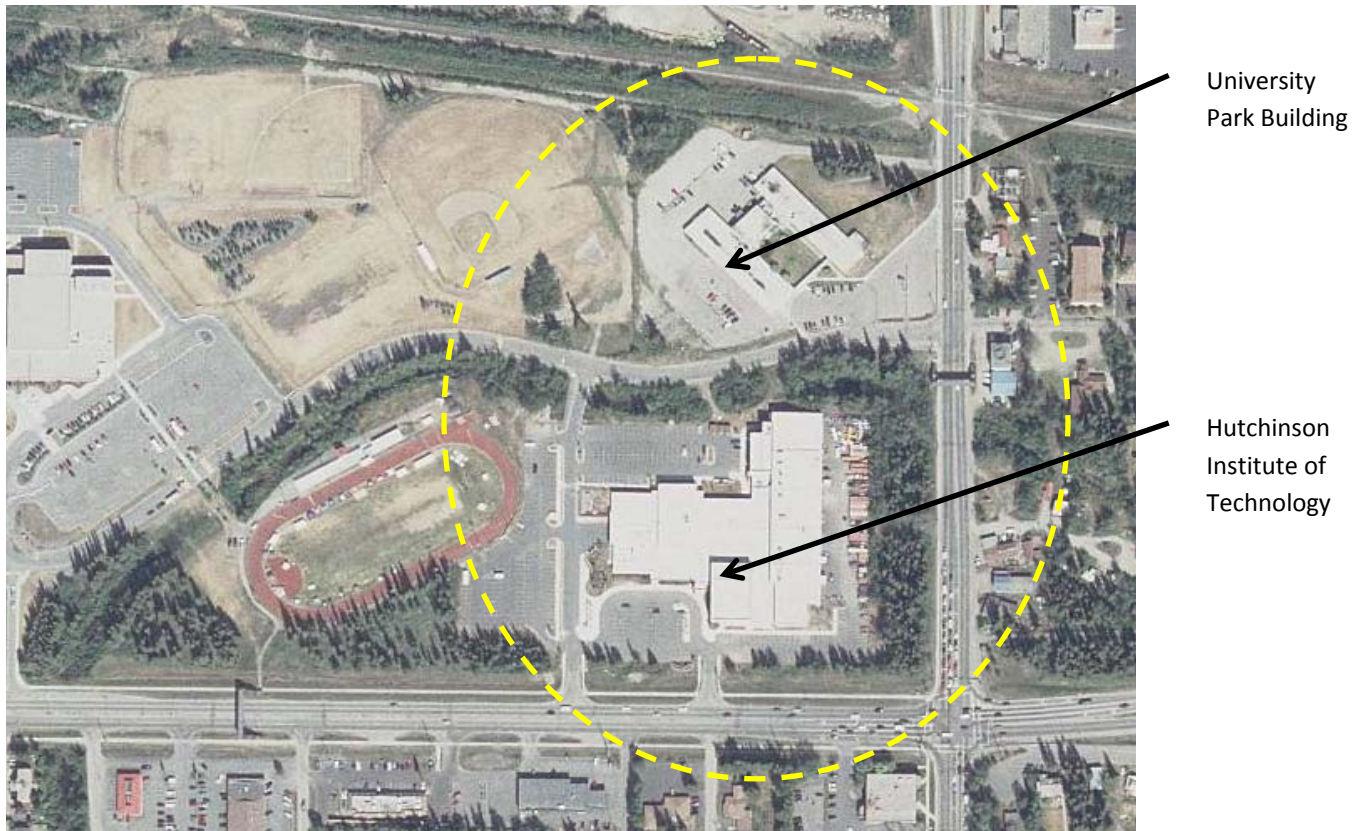
Related to this is the need for a longterm facility serving TVC's Automotive Technology Program. TVC currently leases an 8,000 sq. foot facility on Industrial Avenue. The longterm sustainability of this high-demand program will be greatly enhanced by securing an appropriate facility in university ownership that meets current and future needs.

3. Build a new TVC facility on UAF's University Park (UPark) site, creating an integrated TVC campus with Hutchison Institute of Technology that enhances secondary-postsecondary partnerships and expands community access

Located just north of the Hutchinson Institute of Technology, the University Park property and building is an ideal location for TVC to expand its program cluster. Its adjacency to Hutch and West Valley High School create opportunities for interaction with high school students, providing them with expanded program opportunities and career awareness. Located near the main UAF campus, this is a logical location for programs that interact regularly with UAF programs from the main campus. For example, TVC's "911 Responder programs" including Fire Science, Law Enforcement Academy, and Paramedic Academy are linked with the University Fire Department and other campus programs and services. Their joint location at the UPark site facilitates this interaction. The site is already served by university utilities and is located on a major arterial allowing ease of access and space for ample parking.

To effectively create this Program Cluster TVC will need the use of significant portion of the UPark site. The plan for the UPark site will also address the needs of other UAF units requiring community access. Possible programs that could be located at a new UPark facility include those already present: Emergency Services, Fire Science, Paramedic Academy, and Law Enforcement which would require approximately 18,000 sf. Other programs that might also be located in a new facility there include: Industrial Arts, Early Childhood Education & Child

Development/Family Studies, Drafting Technology and Construction Management. TVC's space at the Hutchinson Center should be retained and enhanced as an integral part of this Program Cluster. Any space that becomes available at Hutch due to relocation of current TVC programs should be repurposed to support other TVC programs.

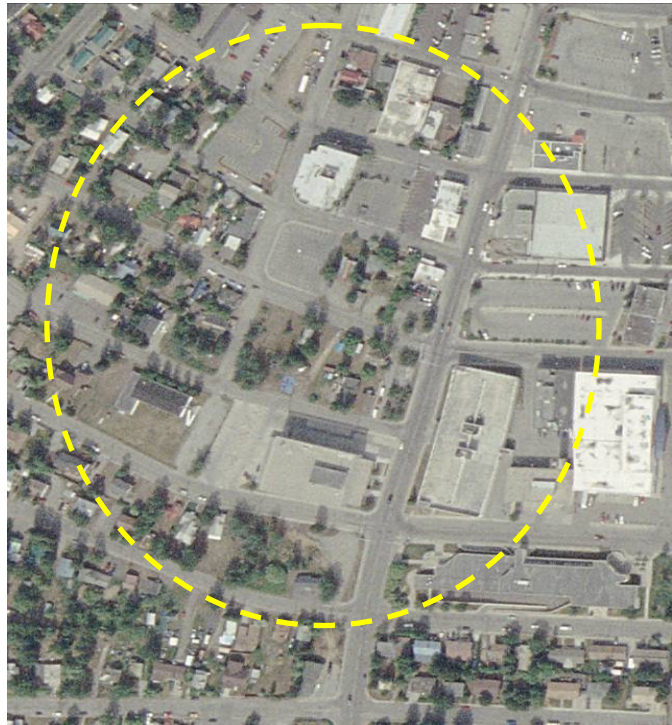


Depending on program needs and the condition of the existing structure this program cluster could be created by renovation of existing space or demolition of the existing structure and construction of new program space. The existing structure has 41,720 gross square feet of area. Construction costs will depend on the requirements of the actual programs selected for this site and the usability and condition of the existing building. Attention could be given to combining the Hutchison and UPark site facilities into one integrated campus that optimizes use of common facilities, enhances the learning and student life environment, and presents a quality image of UAF and TVC.

4. Purchase properties adjacent to or nearby existing TVC facilities consistent with the “hub and cluster” model as opportunities arise, with special emphasis on those adjacent to Tanana Valley Campus Center

TVC’s facilities needs will inevitably change over time in response to dynamic community education and training priorities. This nimble approach should be extended to investments in adjacent properties, especially those near Tanana Valley Campus Center and the nearby parking garage.

TVC should invest in contiguous and/or adjacent properties along Barnette and nearby streets as they become available in order to accommodate future program growth. There are a number of older, underutilized properties surrounding 604 Barnette that should be considered for acquisition.



5. Move expanded TVC Aviation Programs to Fairbanks International Airport

Current aviation maintenance and professional piloting programs are housed at the Hutchinson Institute of Technology. This space is suitable for current programs but cannot meet future needs without access to the airport and operational aircraft; without this move implementing a robust professional piloting program is impossible. Relocating aviation programs to a site with access to the airport runways would allow for a more comprehensive TVC program to meet community and state aviation needs. No existing structure for such a move appears to exist so new construction and/or lease of a newly-designed facility will be required. Potential partnerships with current airport management and businesses should be explored.

6. Expand the UAF/TVC Early Childhood Lab School and campus-wide childcare services. Consider co-locating these with Early Childhood Education and related academic programs.

TVC’s Bunnell House Early Childhood Lab School meets an important need in providing university ECE students with practicum opportunities. It also provides convenient quality childcare for the main campus. But the current lab school facility is quite old and limited in size; it is not convenient for students using TVC’s downtown facilities. Even as TVC maintains a lab school for academic purposes, it should engage with others in the community to identify options for expanding the lab school and quality childcare services to meet the diverse needs of the university community. Such an expansion should consider co-location of lab school with ECE and related academic programs the maximize opportunities for direct collaboration.

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Appendix A Current & Future Space Needs

TVC Master Plan

McCool Carlson Green Architects

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Appendix A – Current & Future Space Needs

This section itemized the space currently occupied by TVC programs and estimates the additional needs to meet current and future program needs. This information was gathered through interviews with program representatives that:

- Identified their current space usage
- Discussed their current space needs that are not being met
- Discussed their vision for future program additions and expansion

Interviews were held with the following programs:

Northern Military Programs	Mark Young
Aviation & Professional Piloting	Kevin Alexander
Process Technology	LauraLee Potrikus
Culinary Arts	Frank Davis
Diesel/Heavy Equipment/Welding	Brian Rencher
Emergency Services/Fire	John George
Law Enforcement	Dusty Johnson
Paramedic Academy	Chuch Kuhns
Automotive Technology	Gary Thomerson
	Robert Gunn
Bunnell House Lab	Paige Vonder Haar
Early Childhood Education	Patty Meritt
Child Development & Family Studies	Veronica Plumb
Accounting & Applied Business	Andy Anger
Allied Health	Jenifer Filotei
	Cathy Winfree
	Christa Bartlett
	Marsha Sousa
	Rena Bower
Associate of Arts	Debbie Moses
	Michele Stalder
Developmental Education	Debbie Moses
	Mary Earp
General/Academic Programs/Recreation	Scott Culbertson
Human Services	Bob Parr
Paralegal Studies	Ed Husted
Cosmetology	Tina Christopher
Construction Management & Drafting	Thane Magelky
	Galen Johnson
Information Technology	Keith Swarner

Following the interviews the information was tabulated and reviewed with UAF Facilities and TVC Administration staff to validate and verify.

UAF Tanana Valley Campus

Space Requirements

Space Needs Summary

Department/Category	Existing Spaces	Additional Current Needs (2009)	Additional Future Needs (2020)	Program Totals
Industrial Arts & Technology				
1. Process Technology, Instrumentation & Safety	4,198	10,575	5,000	19,773
2. Diesel/Heavy Equipment/Welding	9,309	8,846	12,000	30,155
3. Automotive Technology	7,676	4,000	11,800	23,476
Health				
4. Allied Health	10,429	12,441	10,450	33,320
5. Nursing Assistant	2,815	3,054	2,425	8,294
Business				
6. Accounting & Applied Business	1,392	750	3,650	5,792
7. Information Technology	4,002	2,700	2,900	9,602
8. Paralegal Studies	362	300	300	962
9. Construction Management / CADD	3,561	600	2,300	6,461
10. Small Business Center	703	0	0	703
Emergency Services				
11. Fire/ Law Enforcement / Emergency Medical	7,764	5,044	5,344	18,152
Education				
12. Early Childhood Lab School	4,042	5,400	6,000	15,442
13. Early Childhood Education	1,585	1,187	890	3,662
14. Child Development & Family Studies	677	0	1,300	1,977
15. Human Services	1,591	500	1,300	3,391
Campus Center				
16. Administration	3,873	0	500	4,373
17. Developmental Education	2,056	0	1,150	3,206
18. General Academic / Recreation	10,836	3,650	6,860	21,346
Aviation				
19. Aviation Maintenance & Piloting	14,792	0	16,932	31,724
Satellite Programs				
20. Culinary Arts	6,715	1,780	0	8,495
21. Cosmetology	1,200	2,400	0	3,600
22. Northern Military/North Pole/Delta Outreach				
Net Program Sub-Totals:	99,578	63,227	91,101	253,906

Building Key

DTC UAF Downtown Center
Hutch Hutchinson Institute of Technology
Auto TVC Automotive Technology Center

1. Process Technology, Instrumentation & Safety

Name/Type of Space:	Bldg	Room #	Existing Spaces Area	Additional Current Needs (2009)	Additional Future Needs (2020)	
1.01 Admin Asst Office	Hutch	114B	103			
1.02 Office	Hutch	114D	102			
1.03 Faculty Office	Hutch	135B	163			
1.04 Classroom/Lab	Hutch	135A	536			
1.05 Classroom/Lab	Hutch	135C	461			
1.06 Classroom/Lab	Hutch	135D	576			
1.07 Shop	Hutch	135E	962			
1.08 Classroom/Lab	Auto		800			
1.09 Classroom	DTC	113	495			
1.10 5 Classroom/Labs (included in existing space)						
1.11 Safety Classroom				875		
1.12 3 Offices				450		
1.13 Shop				8000		
1.14 Storage				1000		
1.15 5 Classroom/Labs					4,800	
1.16 Outside Storage						required for various sized equipment
1.17 Workroom				250		
1.18 Adjunct Office					200	
Sub-Total:			4,198	10,575	5,000	19,773 Total net program

Building Key

Hutch Hutchinson Institute of Technology

2. Diesel/Heavy Equipment/Welding

Name/Type of Space:	Bldg	Room #	Existing Spaces Area	Additional Current Needs (2009)	Additional Future Needs (2020)	
2.01 Office	Hutch	145C	171			
2.02 Diesel/HE Shop	Hutch	147	4,331			
2.03 Classroom	Hutch	147A	657			
2.04 Office	Hutch	147B	150			
2.05 Welding Shop	Hutch	139	4,000			Shared with FNSB
2.06 Classroom				875		
2.07 Increase Diesel/HE/Welding Shop				4,331		
2.08 Storage				135		
2.09 Welding inside storage				200		
2.10 Welding Gas Storage				80		
2.11 Welding Office/Library				150		
2.12 Outside Storage						10 trucks or heavy equip & steel supplies
2.13 Welding Shop expansion				2,000		
2.14 Welding Classroom				875		
2.15 Welding inside storage				200		
2.16 Welding Gas Storage				80		
2.17 Diesel/HE Storage					2,000	
2.18 Diesel/HE Classroom					2,000	
2.19 Diesel/HE Shop					8,000	
Sub-Total:			9,309	8,926	12,000	30,235 Total net program

Building Key

Auto TVC Automotive Technology Center

3. Automotive Technology

Name/Type of Space:	Existing Spaces		Additional Current Needs (2009)	Additional Future Needs (2020)
	Bldg	Room # Area		
3.01 Shop 2	Auto	3,540	4000	10,000 300 500 1,000
3.02 Classroom	Auto	628		
3.03 Classroom	Auto	628		
3.04 Shop1/Storage	Auto	2,052		
3.05 Office	Auto	432		
3.06 Breakroom	Auto	292		
3.07 Storage	Auto	104		
3.08 Shop 2 Expansion				
3.09 Shops for future programs				
3.10 2 Offices				
3.11 Storage				
3.12 Shared Classroom				
Sub-Total:		7,676	4,000	11,800

23,476 Total net program

Building Key

TVCC Tanana Valley Campus Center

Upark University Park Center

4. Allied Health

Name/Type of Space:	Bldg	Room #	Existing Spaces Area	Additional Current Needs (2009)	Additional Future Needs (2020)
Shared Spaces					
4.01 Computer/Classroom	TVCC	407	706		
4.02 Office	TVCC	412	141		
4.03 Office	TVCC	415	121		
4.04 Copy Room	TVCC	416	73		
4.05 Office	TVCC	417A	133		
4.06 Office	TVCC	417B	142		
4.07 Office	TVCC	417C	155		
4.08 Office	TVCC	417D	132		
4.09 Office	TVCC	417E	133		
4.10 Video Conference Room	TVCC	442	529		
4.11 3 Classrooms				2625	
4.12 Science Lab w/ Prep Room				1500	
4.13 Laundry				250	
4.14 3 Classrooms					1,625
4.15 Science Lab w/ Prep Room					1,500
Dental					
4.16 Reception	TVCC	436	400		
4.17 Classroom	TVCC	457	443		
4.18 Storage	TVCC	457A	129		
4.19 Storage	TVCC	458	75		
4.20 Dental Assistant Lab	TVCC	460	812		
4.21 Dental Assistant Lab	TVCC	461	521		
4.22 Storage	TVCC	461A	53		
4.23 Storage	TVCC	461B	31		
4.24 Storage	TVCC	461C	18		
4.25 Dental Assistant Lab				812	
4.26 Storage				150	
4.27 Storage					
Medical Assistant					
4.28 Classroom	TVCC	409	687		
4.29 Storage	TVCC	410	113		
4.30 Conference/Seminar	TVCC	411&414	263		
4.31 Phlebotomy Lab				1000	
4.32 2 Classrooms				1750	
4.33 6 Training Exam Rooms				600	
4.34 3 Offices				450	
4.35 Storage				250	
4.36 2 Classrooms					1,750
4.37 Storage					250
4.38 3 Offices					450
Nursing Assistant					
4.39 Office	Upark	109	435		CNA
4.40 Office	Upark	109C	101		CNA
4.41 Classroom	Upark	113	786		CNA
4.42 Classroom	Upark	117	786		CNA
4.43 Storage	Upark	117A	133		
4.44 Office/Storage	Upark	120	574		shared CNA & EMS
4.45 2 Classrooms				1750	CNA
4.46 Classroom/Lab				1154	CNA
4.47 Office				150	CNA

4.48	Classrooms				875	CNA
4.49	Classroom/Lab				1,200	CNA
4.50	Office				150	CNA
4.51	Storage				200	CNA
Registered Nurse (UAA)						
4.52	Office	TVCC	425	288		
4.53	Office	TVCC	424	319		
4.54	Classroom/Lab	TVCC	443	1,197		
4.55	Video Conference Room				1,000	
4.56	Classroom/Lab				1,000	
4.57	3 Offices				450	
Sub-Total:				10,429	12,441	10,450

33,320 Total net program

Building Key

UPark University Park Center

5. Nursing Assistant

Name/Type of Space:	Bldg	Room #	Existing Spaces Area	Additional Current Needs (2009)	Additional Future Needs (2020)	
5.01 Office	UPark	109	435			CNA
5.02 Office	UPark	109C	101			CNA
5.03 Classroom	UPark	113	786			CNA
5.04 Classroom	UPark	117	786			CNA
5.05 Storage	UPark	117A	133			
5.06 Office/Storage	UPark	120	574			shared CNA & EMS
5.07 2 Classrooms				1750		CNA
5.08 Classroom/Lab				1154		CNA
5.09 Office				150		CNA
5.10 Classrooms					875	CNA
5.11 Classroom/Lab					1,200	CNA
5.12 Office					150	CNA
5.13 Storage					200	CNA
Sub-Total:			2,815	3,054	2,425	

8,294 Total net program

it is anticipated this program will move to renovated TVCC space

Building Key

TVCC Tanana Valley Campus Center

6. Accounting & Applied Business

Name/Type of Space:	Bldg	Room #	Existing Spaces Area	Additional Current Needs (2009)	Additional Future Needs (2020)	
6.01 Media Library/Storage	TVCC	215	168			
6.02 Tutoring	TVCC	217	162			
6.03 Reception	TVCC	224	253			
6.04 Faculty Office	TVCC	224A	218			
6.05 Faculty Office	TVCC	224B	114			
6.06 Adjunct Faculty Office	TVCC	224C	113			
6.07 Admin Asst Office	TVCC	224D	127			
6.08 Faculty Office	TVCC	224E	237			
6.09 Faculty Office				150		
6.10 Adjunct Faculty Office				200		
6.11 Media Library/Storage				200		
6.12 Storage				200		
6.13 Student Computer/Study Lounge						Shared with other departments
6.14 2 Classrooms					2,000	
6.15 3 Faculty Offices					450	
6.16 Computer Lab					1,200	
Sub-Total:			1,392	750	3,650	

5,792 Total net program



Building Key

DTC UAF Downtown Center

7. Information Technology

Name/Type of Space:	Bldg	Room #	Existing Spaces	Additional Current Needs (2009)	Additional Future Needs (2020)
			Area		
7.01 Computer Classroom	DTC	201	1,122		
7.02 Admin Asst Office	DTC	203	102		
7.03 Storage/Workroom	DTC	204	135		
7.04 Computer Classroom	DTC	205	506		
7.05 Faculty Office	DTC	206	171		
7.06 Computer Classroom	DTC	207&209	668		
7.07 Computer Classroom	DTC	210	1,061		
7.08 Faculty Office	DTC	210B	122		
7.09 Comm Room/Storage	DTC	210C	115		
7.10 2 Computer Classroom				2400	
7.11 Faculty Offices				300	
7.12 2 Computer Classroom					2,400
7.13 Storage					200
7.14 Faculty Offices					300
Sub-Total:			4,002	2,700	2,900

9,602 Total net program

Building Key

TVCC Tanana Valley Campus Center

8. Paralegal Studies

Name/Type of Space:	Bldg	Room #	Existing Spaces	Additional Current Needs (2009)	Additional Future Needs (2020)
			Area		
8.01 Library	TVCC	103	227		
8.02 Office	TVCC	103A	135		
8.03 Expand Library				300	
8.04 2 Offices					300
Sub-Total:			362	300	300

962 Total net program

Building Key

DTC UAF Downtown Center

9. Construction Management / CADD

Name/Type of Space:	Bldg	Room #	Existing Spaces	Additional Current Needs (2009)	Additional Future Needs (2020)
			Area		
9.01 Classroom	DTC	101	497		
9.02 AUTOCAD Lab	DTC	103&105	1,108		
9.03 Storage	DTC	106	310		
9.04 Classroom	DTC	107	553		
9.05 Office	DTC	109&109A	250		
9.06 Office	DTC	111&111A	258		
9.07 Classroom	DTC	115	585		
9.08 2 Offices				300	
9.09 Storage				300	
9.10 2 Classrooms					2,000
9.11 2 Offices					300
Sub-Total:			3,561	600	2,300

6,461 Total net program

Building Key

TVCC Tanana Valley Campus Center

10. Small Business Center

Name/Type of Space:	Bldg	Room #	Existing Spaces Area	Additional Current Needs (2009)	Additional Future Needs (2020)
10.01 Reception	TVCC	220	209		
10.02 Storage	TVCC	220A	60		
10.03 Storage	TVCC	220A1	53		
10.04 Office	TVCC	220B	132		
10.05 Office	TVCC	220C	127		
10.06 Office	TVCC	220D	122		
Sub-Total:			703	0	0

703 Total net program

Building Key

UPark University Park Center

11. Fire/ Law Enforcement / Emergency Medical

Name/Type of Space:	Bldg	Room #	Existing Spaces Area	Additional Current Needs (2009)	Additional Future Needs (2020)
Shared Facilities					
11.01 Shared Classroom	UPark	102	750		
11.02 Shared Classroom	UPark	104	767		
11.03 Shared Classroom	UPark	108	1,472		
11.04 2 Shared Classrooms				2,000	
11.05 Mat Room/Gym				1,200	
11.06 2 Shared Classrooms					2,000
11.07 Dorms/Apartments					Shared with other TVC programs
11.08 Skid Pad					site feature
11.09 Garage/Training					site feature
11.10 Heated 3 story Training Building					site feature
11.11 Outdoor training areas					site feature
Fire Science					
11.12 Lab/Classroom	UPark	107	784		
11.13 Office	UPark	107A	139		
11.14 Classroom					1,000
11.15 North Pole Fire Training Center					rented - 13 miles from TVC - not heated
11.16 Fairbanks Regional Fire Training Ctr					rented - not heated
11.17 Storage				400	
Law Enforcement					
11.18 Classroom	UPark	101	757		
11.19 Office	UPark	115	139		
11.20 Classroom					1,000
11.21 Rifle Range					Shared rifle range with community
Emergency Medical Services					
11.22 Classroom	UPark	103	786		
11.23 Storage	UPark	103A	133		
11.24 Office	UPark	109A	117		
11.25 Office	UPark	109B	102		
11.26 Shared Computer Lab	UPark	111	774		
11.27 Lab	UPark	119	757		
11.28 Storage	UPark	121	287		
11.29 Classroom					1,000
11.30 2 Offices				300	
11.31 Storage				144	
11.32 ER Simulation Room				400	
11.33 Ambulance Simulation Room				100	
11.34 5 Skills/Testing Rooms				500	
11.35 2 Offices					200
11.36 Storage					144
Sub-Total:			7,764	5,044	5,344

18,152 Total net program

Building Key

ECLS Bunnell House Early Childhood Lab School

12. Early Childhood Lab School

Name/Type of Space:	Bldg	Room #	Existing Spaces Area	Additional Current Needs (2009)	Additional Future Needs (2020)	
Early Childhood Lab (Bunnell House)						
12.01 Office/Storage	ECLS	Attic	541			
12.02 Daycare 1(toddler)	ECLS	2nd FL	2,445			
12.03 Daycare 2 (preschool)	ECLS	1st FL	1,056			
12.04 Daycare 1(infant)				2500		
12.05 Classroom/Observation				1000		approx sf to add ages 7-8
12.06 Reception				250		
12.07 Parent Conference Room				150		
12.08 Multi Purpose Room				1000		
12.09 Office/Storage				500		
12.1 Playground/Garden						outdoor space
12.11 Adult Dependent Care					2,500	
12.12 Group Home					2,500	
12.13 Classroom/Observation					1,000	approx sf to add ages 7-8
Sub-Total:			4,042	5,400	6,000	9,442 Total net program

Building Key

TVCC Tanana Valley Campus Center

13. Early Childhood Education

Name/Type of Space:	Bldg	Room #	Existing Spaces Area	Additional Current Needs (2009)	Additional Future Needs (2020)	
13.01 Office	TVCC	205B	125			
13.02 Office	TVCC	205C	297			
13.03 Office	TVCC	205D	166			
13.04 Storage	TVCC	209	107			
13.05 Classroom	TVCC	213	890			
13.06 Office				297		
13.07 Classroom				890		
13.08 Classroom					890	
Sub-Total:			1,585	1,187	890	3,662 Total net program

Building Key

TVCC Tanana Valley Campus Center

14. Child Development & Family Studies

Name/Type of Space:	Bldg	Room #	Existing Spaces Area	Additional Current Needs (2009)	Additional Future Needs (2020)	
14.01 Director	TVCC		150			
14.02 Office	TVCC		150			
14.03 Office	TVCC		150			
14.04 Conference	TVCC	207	227			
14.05 Classroom						
14.06 2 Offices					300	
14.07 Conference					1,000	
Sub-Total:			677	0	1,300	1,977 Total net program

Building Key

TVCC Tanana Valley Campus Center

15. Human Services

Name/Type of Space:	Bldg	Room #	Existing Spaces	Additional Current Needs (2009)	Additional Future Needs (2020)	
			Area			
15.01 Office	TVCC	201	179			
15.02 Classroom	TVCC	203	779			
15.03 Storage	TVCC	203A	137			
15.04 Admin Asst Office	TVCC	205	368			
15.05 Faculty Office	TVCC	205A	128			
15.06 Adjunct Faculty Workroom				250		
15.07 Classroom					1,000	
15.08 2 Offices				250	300	12 adjunct staff
Sub-Total:			1,591	500	1,300	3,391 Total net program

Building Key

TVCC Tanana Valley Campus Center

Hutch Hutchinson Institute of Technology

16. Administration

Name/Type of Space:	Bldg	Room #	Existing Spaces	Additional Current Needs (2009)	Additional Future Needs (2020)	
			Area			
16.01 Storage	TVCC	200U3	83			
16.02 Office	TVCC	204	207			
16.03 Office	TVCC	204A	216			
16.04 Office	TVCC	210	312			
16.05 Office	TVCC	210A	144			
16.06 Office	TVCC	210B	103			
16.07 Storage	TVCC	210C	79			
16.08 Office	TVCC	210D	192			
16.09 Office	TVCC	210E	172			
16.10 Reception	TVCC	218	202			
16.11 Office	TVCC	218A	115			
16.12 Office	TVCC	218B	119			
16.13 Office	TVCC	218C	263			
16.14 Office	TVCC	218D	201			
16.15 Storage	TVCC	218E	33			
16.16 Office	TVCC	218F	218			
16.17 Office	TVCC	218G	165			
16.18 Office	TVCC	218H	286			
16.19 Office	TVCC	218I	158			
16.19 Office	TVCC	218J	118			
16.20 Office	TVCC	218J	118			
16.21 Office	Hutch	114F	102			
16.22 Office	Hutch	114G	157			
16.23 Office	Hutch	114I	110			
16.24 Offices, conference & Storage					500	
Sub-Total:			3,873	0	500	4,373 Total net program

Building Key

TVCC Tanana Valley Campus Center

17. Developmental Education

Name/Type of Space:	Bldg	Room #	Existing Spaces	Additional Current Needs (2009)	Additional Future Needs (2020)
			Area		
17.01 Classroom	TVCC	118	673		
17.02 TVC Learning Center	TVCC	120	547		
17.03 Faculty Office	TVCC	120A	103		
17.04 Computer Lab	TVCC	120B	272		
17.05 Storage	TVCC	120C	21		
17.06 Faculty Office	TVCC	120D	165		
17.07 Faculty Office	TVCC	120E	165		
17.08 Faculty Office	TVCC	120F	110		
17.09 Learning Center Expansion					600
17.10 Storage					100
17.11 3 Offices					450
Sub-Total:			2,056	0	1,150

3,206 Total net program

Building Key

TVCC Tanana Valley Campus Center

18. General Academic / Recreation

Name/Type of Space:	Bldg	Room #	Existing Spaces	Additional Current Needs (2009)	Additional Future Needs (2020)
			Area		
18.01 Adjunct Office	TVCC	101	291		
18.02 Storage	TVCC	101A	107		
18.03 Rec Office	TVCC	101B	169		
18.04 Advising Office	TVCC	101C	166		
18.05 Clothes Closet Storage	TVCC	102	309		
18.06 Office	TVCC	104	182		
18.07 Bookstore	TVCC	105	128		
18.08 Computer Classroom	TVCC	106	870		
18.09 Financial Aid Office	TVCC	106A	166		
18.10 Computer Lab/Study Area	TVCC	108	850		
18.11 Registrar Reception	TVCC	110	552		
18.12 Breakroom	TVCC	110A	107		
18.13 Office	TVCC	110B	180		
18.14 Advising Office	TVCC	110C	111		
18.15 Registrar Office	TVCC	110D	243		
18.16 Storage	TVCC	112	133		
18.17 Computer Lab	TVCC	113	592		
18.18 Storage	TVCC	114	116		
18.19 Computer Lab	TVCC	116	1,026		
18.20 Classroom	TVCC	119	1,119		
18.21 Conference Room	TVCC	202	304		
18.22 Classroom	TVCC	206	706		
18.23 Classroom	TVCC	211	974		
18.24 Classroom	TVCC	212	623		
18.25 Classroom	TVCC	214	133		
18.26 Classroom	TVCC	216	679		
18.27 Exercise Room				1800	
18.28 Changing Rooms				400	
18.29 Computer Lab				1200	
18.30 Storage				250	
18.31 2 Seminar Rooms					900
18.32 4 Classrooms					3560
18.33 2 Computer Classrooms					2400
Sub-Total:			10,836	3,650	6,860

21,346 Total net program

Existing Building Key

Hutch Hutchinson Institute of Technology

19. Aviation Maintenance & Piloting

Name/Type of Space:	Bldg	Room #	Existing Spaces (square feet)	Additional Current Needs (2009)	Additional Future Needs (2020)
19.01 Aviation lab	Hutch	146	1,952		
19.02 Welding Room	Hutch	148	267		
19.03 A&P Hangar	Hutch	149	6,593		
19.04 Tech Library	Hutch	149a	312		
19.05 Storage	Hutch	149b	148		
19.06 HazMat Room	Hutch	149c	248		
19.07 Blasting Room	Hutch	149d	171		
19.08 Nicad Room	Hutch	149e	28		
19.09 Lead-Acid Room	Hutch	149f	27		
19.10 Classroom	Hutch	201	1,396		
19.11 Storage	Hutch	201ab	353		
19.12 Classroom	Hutch	202	1,000		
19.13 Office	Hutch	203	166		
19.14 Student Lounge	Hutch	204	329		
19.15 Office	Hutch	205	182		
19.16 Admin Storage	Hutch	206	285		
19.17 Office	Hutch	207	86		
19.18 Seminar Room	Hutch	208	359		
19.19 Office	Hutch	209	80		
19.20 Admin/Reception	Hutch	210	310		
19.21 Instr. Aid Storage	Hutch	211	500		
19.22 Aircraft Hangar (increase size to 15,000 sf)					6,000
19.23 A&P Welding					1,080
19.24 Indoor Storage					2,000
19.25 Technical Library					800
19.26 Paint Booth					800
19.27 Outdoor Storage					44,000 SF for aircraft storage
19.28 2 AFPM Classrooms					2,000
19.29 2 AVTV Classrooms					2,000
19.30 Avionics Classroom					1,000
19.31 Avionics Workroom					180
19.32 4 Preflight Briefing Rooms					400
19.33 4 Offices					672
19.34 Student Commons				-	in grossing factor
Net Program Sub-Totals:			14,792	-	16,932
					31,724 Total net program

Building Key

Hutch Hutchinson Institute of Technology

20. Culinary Arts

Name/Type of Space:	Bldg	Room #	Existing Spaces	Additional Current Needs (2009)	Additional Future Needs (2020)
			Area		
20.01 Dining	Hutch	100	751		
20.02 Fine Dining/Classroom	Hutch	100A	541		
20.03 Storage	Hutch	100B	112		
20.04 Lab/Kitchen	Hutch	100C	920		
20.05 Storage	Hutch	100C1	41		
20.06 Lab/Kitchen	Hutch	100D	1,636		
20.07 Walk-Ins	Hutch	100D1-4	361		
20.08 Lab/Concessions	Hutch	100E	114		
20.09 Lab/Concessions	Hutch	100F	114		
20.10 Lab/Kitchen	Hutch	100G	593		
20.11 Storage	Hutch	100H	348		
20.12 Lab/Dish Washing	Hutch	100I	270		
20.13 Dining/Classroom	Hutch	100J	496		
20.14 Storage/Office	Hutch	114J	307		
20.15 Office	Hutch	114H	111		
20.16 Storage				655	
20.17 Classroom				875	
20.18 Library				250	
20.19 Outside Storage					
Sub-Total:			6,715	1,780	0

8,495 Total net program

Building Key

21. Cosmetology

Name/Type of Space:	Bldg	Room #	Existing Spaces	Additional Current Needs (2009)	Additional Future Needs (2020)
			Area		
21.01 Existing Lease Space			1200		
21.02 Future Lease Sapce				2400	
Sub-Total:			1,200	2,400	0

3,600 Total net program

* This program is temporarily housed off-site.

22. Northern Military/North Pole/Delta Outreach

Name/Type of Space:	Existing Spaces Bldg Room # Area	Additional Current Needs (2009)	Additional Future Needs (2020)
Fort Wainwright, Eielson AFB & Fort Greeley			
<p>TVC's Northern Military Programs provides services by agreement to service personnel in the US Army (Fort Wainwright and Fort Greeley) and US Air Force (Eielson AFB and Clear AFS). It has offices located within the Education Center at both FTWW and Eielson.</p> <p>TVC is supportive of efforts on FTWW to construct a new Education Center that would consolidate and expand classroom and lab facilities in meeting needs of service personnel. TVC staff have identified a need for more classroom space to meet demand on both FTWW and Fort Greeley as well as a need for a science lab classroom facility on FTWW.</p> <p>TVC continues to work with Education Services staff to respond to changing instructional needs and associated facilities including expanded use of e-learning and distance education, use of mobile testing services, and flexible instructional delivery systems.</p>			
Delta			
<p>TVC is one of five partners making up Partners for Progress in Delta, Inc. (PPD), a non-profit designed to expand education and training opportunities in the greater Delta region. PPD activities are centered around the Delta Career Advancement Center, a 9600 square foot facility in Delta Junction owned by the Delta Greely School District. The facility includes a 7000 square foot shop, offices, and two classrooms—one is a computer lab with up-to-date technology and the other is a two-way smart classroom with sufficient bandwidth for distance learning.</p> <p>The Delta Career Advancement Center and PPD are now recognized by the State of Alaska as a regional training center under HB2; this provides 5-year DOLWD funding for PPD education and training in the amount of about \$283,000 annually, commencing in FY09.</p> <p>PPD is currently engaged in discussions with the Delta-Greely School District about a possible lease of the Center for up to five years in order to broaden career and technical education opportunities for both secondary and post-secondary students and community members in the greater Delta region. Such a lease could significantly expand opportunities for TVC and UAF involvement in such training and education.</p>			
North Pole HS			
<p>TVC currently offers an array of academic courses in North Pole using facilities in the evening at North Pole High School. These course offerings are aligned with those offered on nearby FTWW and Eielson bases. TVC anticipates continuing to offer general academic courses at NPHS as demand warrants. Should NPHS facilities be expanded to include additional shop space, TVC would potentially have an interest in offering additional technical training courses as demand warrants.</p>			

Appendix B Existing Facility Plans

TVC Master Plan

McCool Carlson Green Architects

DRAFT

B

Revised by	11/20/08
Drawn by	USA
Date	7/23/07
Checked by	XXX
Scale	AS SHOWN

FACILITIES SERVICES
Division of
Design and Construction



- LEGEND**
- AVIATION & PROFESSIONAL PILOTING
 - PROCESS TECHNOLOGY
 - CULINARY ARTS
 - DIESEL / HEAVY EQUIPMENT / WELDING
 - ADMINISTRATION
- FIRST FLOOR**

HUTCHISON CAREER CENTER
NOT TO SCALE



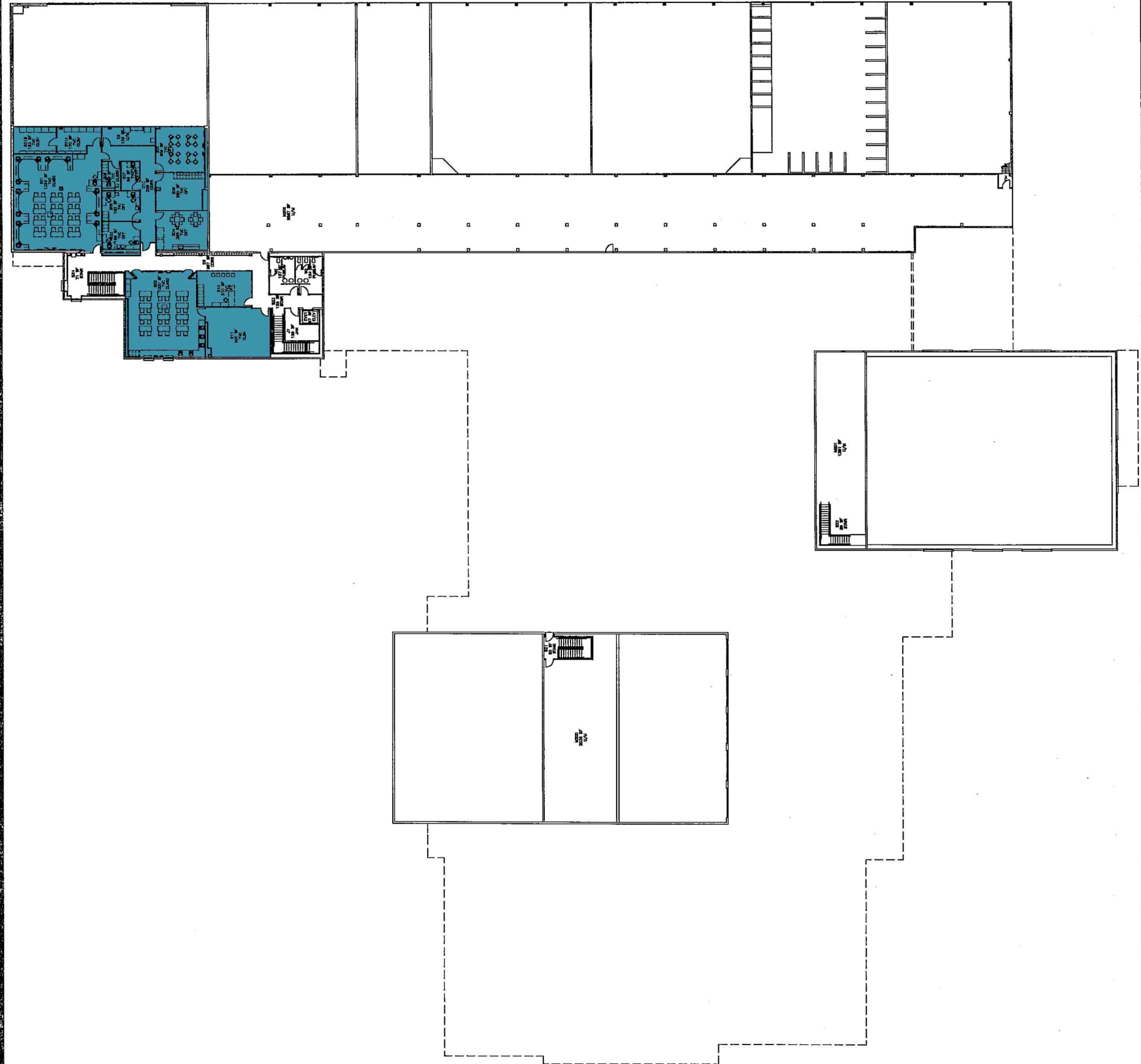
HUTCHISON CAREER CENTER
FIRST FLOOR



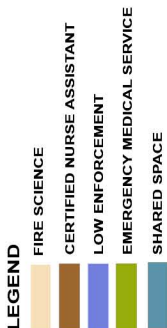
HUTCHISON CAREER CENTER
NOT TO SCALE

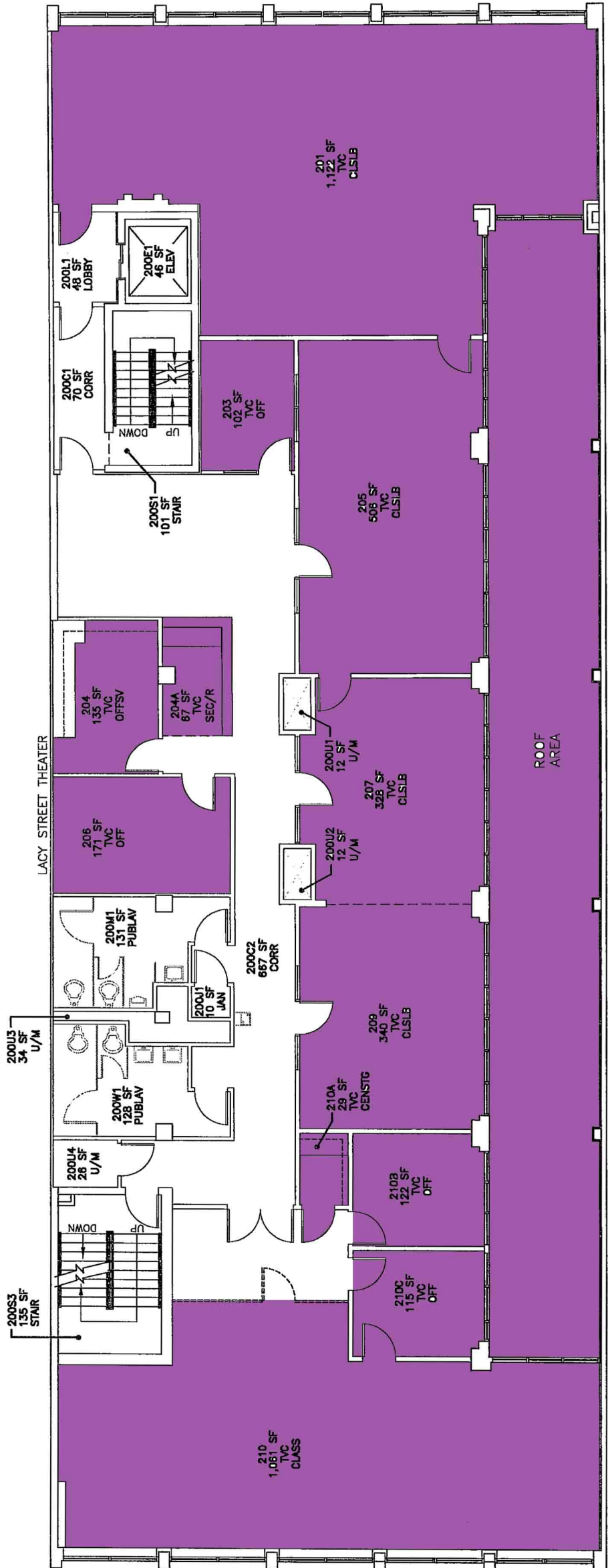
SECOND FLOOR

LEGEND
AVIATION & PROFESSIONAL PILOTING



HUTCHISON CAREER CENTER
SECOND FLOOR

UNIVERSITY PARK BUILDING FS422
SCALE: NTS



LEGEND

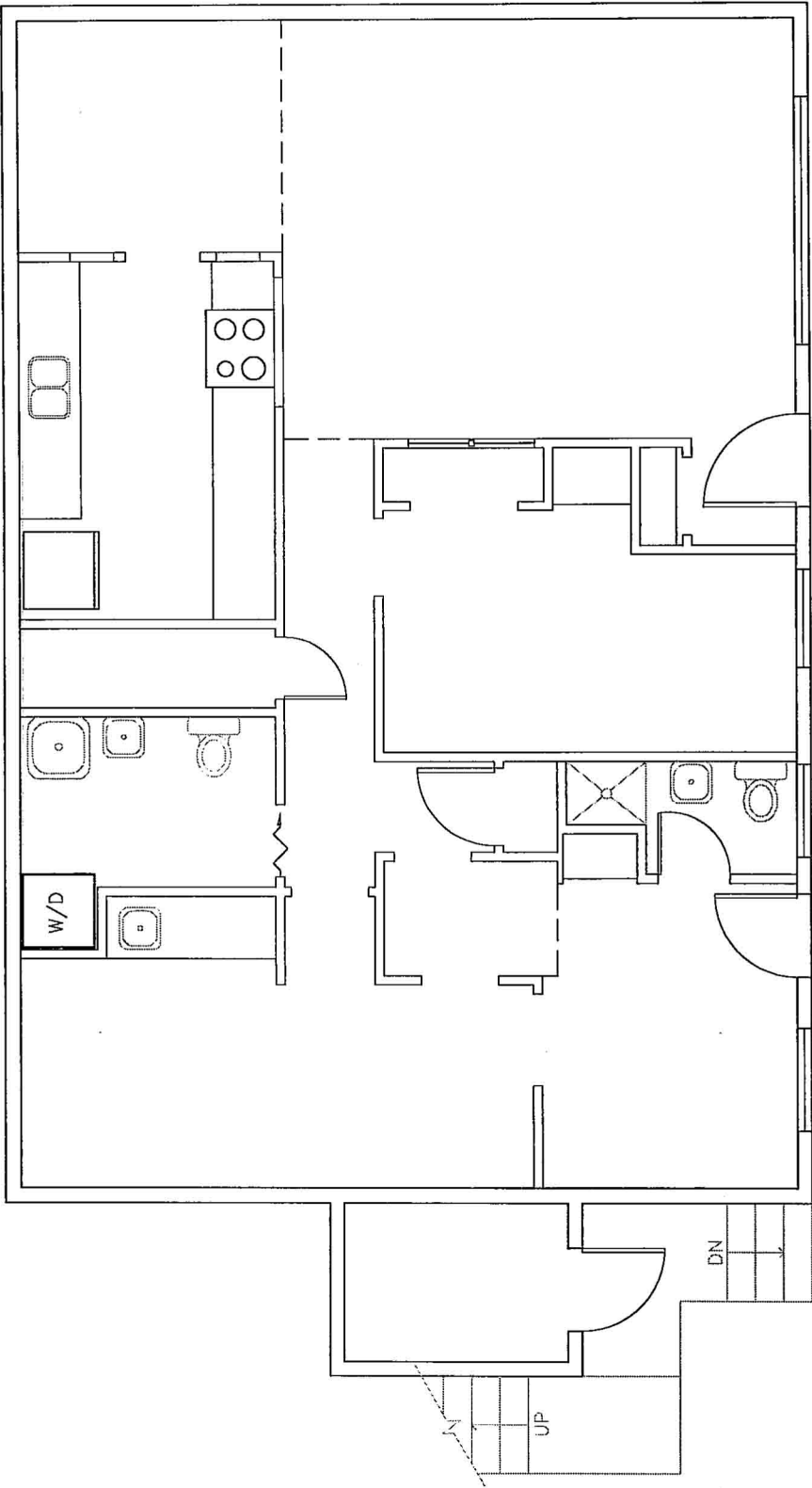
INFORMATION TECHNOLOGY

SECOND LEVEL

DOWNTOWN CENTER SECOND FLOOR

DOWNTOWN CENTER
SCALE: 3/32"=1'-0"





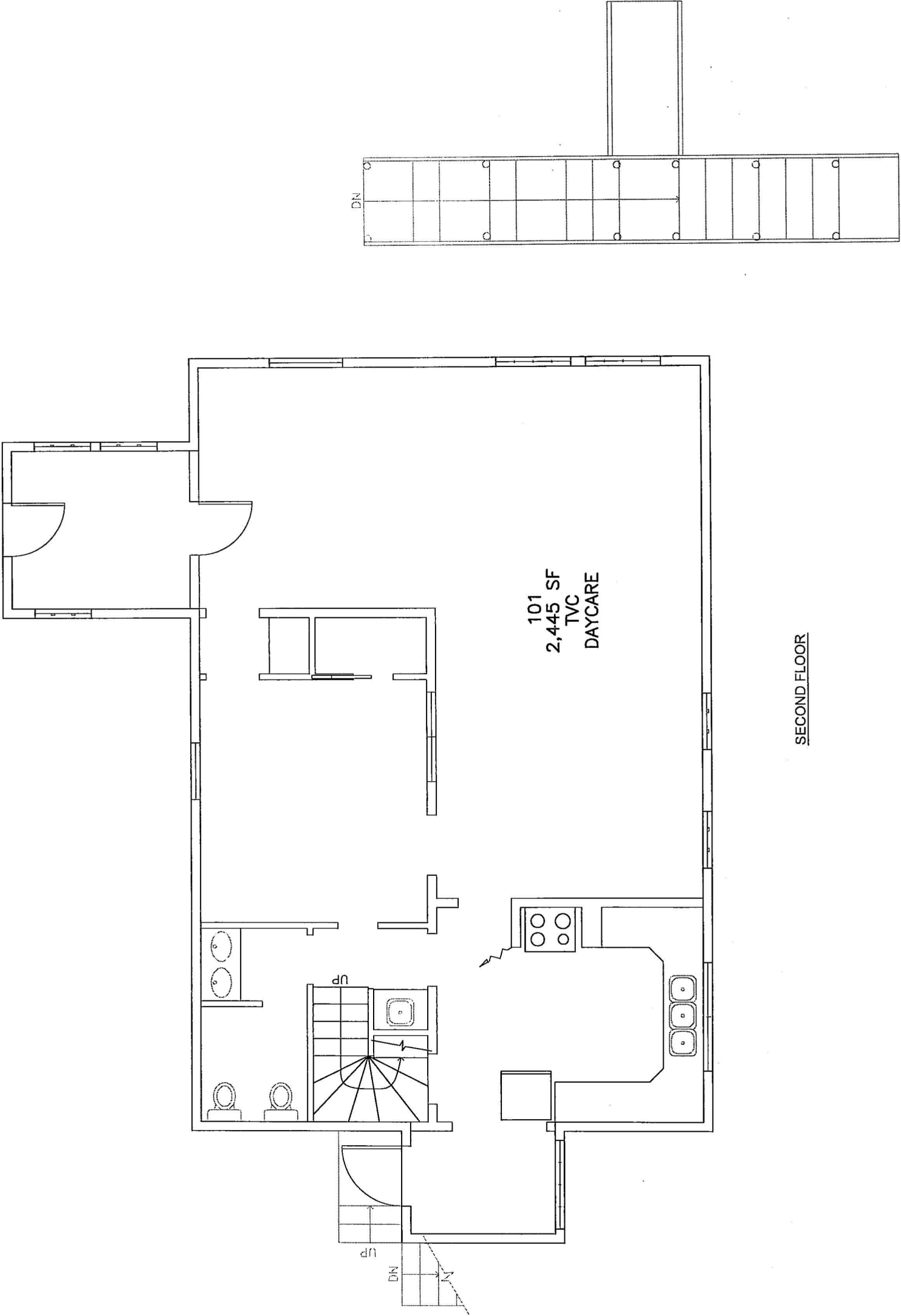
FIRST FLOOR

BUNNELL HOUSE
SCALE: 3/16" = 1'-0"



BUNNELL HOUSE
FIRST FLOOR

BUNNEL HOUSE
SECOND FLOOR



⊗ BUNNELL HOUSE
SCALE: 3/16" = 1'-0"

SECOND FLOOR



FACILITIES SERVICES
Division of
Design and Construction

Drawn by	KRA		
Date	4/24/08		
Checked by			
Date			
Scale	AS SHOWN		
Revisions:			
1	10/1/08	10/1/08	10/1/08
2	10/1/08	10/1/08	10/1/08
3	10/1/08	10/1/08	10/1/08
4	10/1/08	10/1/08	10/1/08

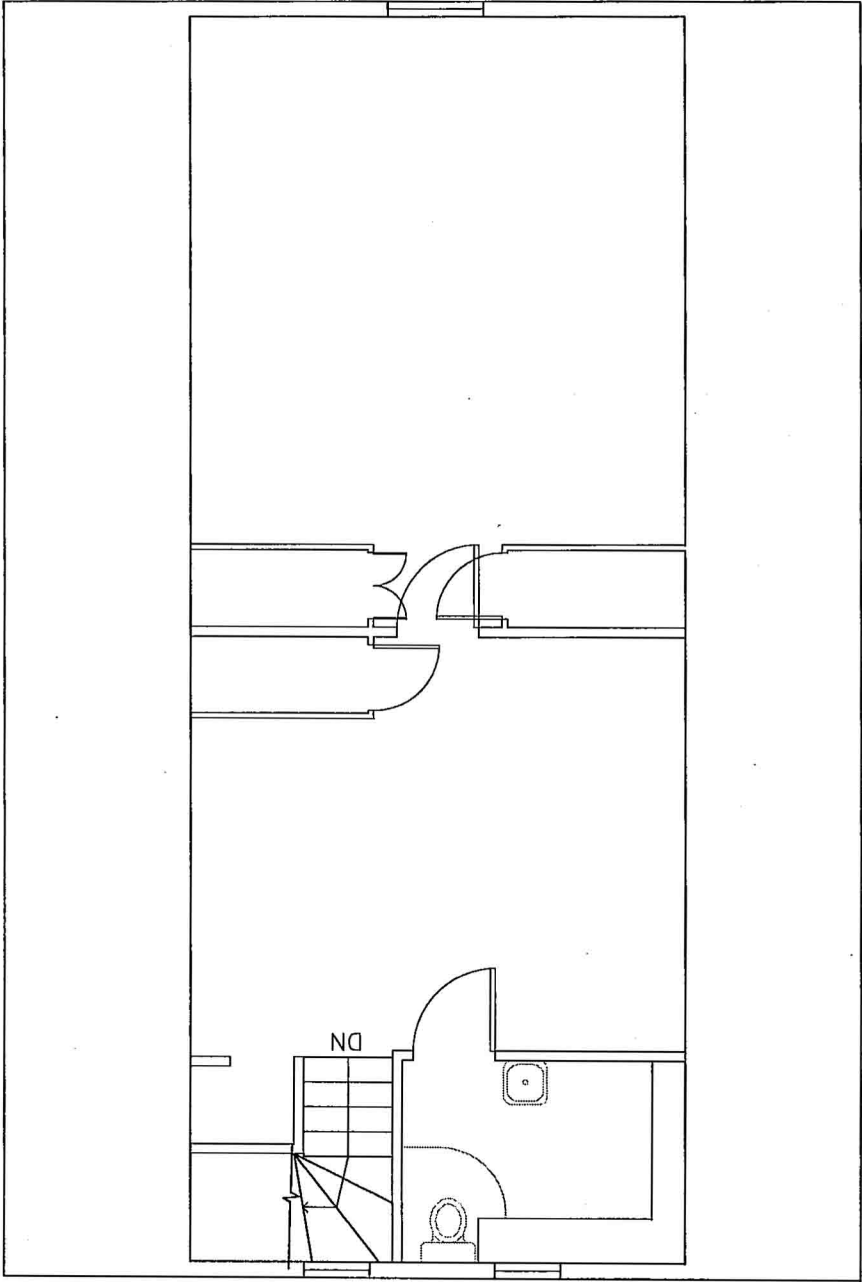
BUNNELL HOUSE

FACILITIES INVENTORY

BUILDING NO. FS703

SHEET NO.
2
of 3

BUNNEL HOUSE
THIRD FLOOR



THIRD FLOOR



BUNNELL HOUSE
SCALE: 3/16" = 1'-0"



FACILITIES SERVICES
Division of
Design and Construction

UNIVERSITY OF ALASKA FAIRBANKS
DATE: 4/24/98
DRAWN BY: KRA
CHECKED BY:
SCALE: AS SHOWN
REVISIONS:
1. KRA 1.000 PACE ADJUST SPACE
2. KRA 1.000 PACE ADJUST SPACE
3. KRA 1.000 PACE ADJUST SPACE

FACILITIES INVENTORY

BUNNELL HOUSE

BUILDING NO. FS703



SCALE: 1/16"=1'-0"



- LEGEND
- ADMINISTRATION
 - EARLY CHILDHOOD EDUCATION
 - CHILD DEV. & FAMILY STUDIES
 - ACCOUNTING & APPLIED BUSINESS
 - SMALL BUSINESS CENTER
 - GENERAL / ACADEMIC PROGRAMS / RECREATION COURSES
 - HUMAN SERVICES

TANANA VALLEY CAMPUS CENTER - SECOND FLOOR

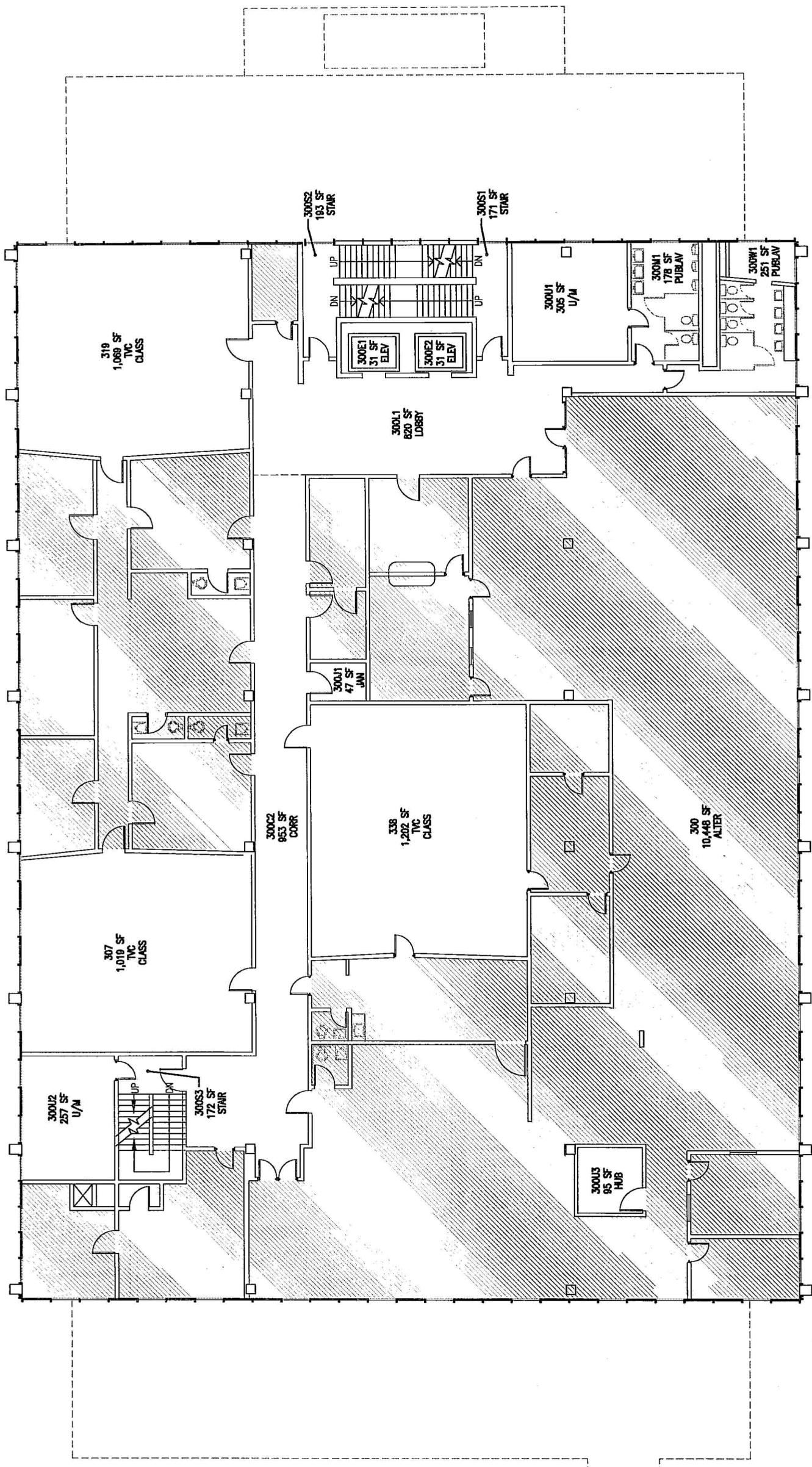
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TANANA VALLEY CAMPUS CENTER
SECOND FLOOR

Revised:	1. 10/1/05	2. 10/1/05	3. 10/1/05	4. 10/1/05	5. 10/1/05	6. 10/1/05	7. 10/1/05	8. 10/1/05	9. 10/1/05	10. 10/1/05
Drawn by:	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05
Checked by:	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05
Date:	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05	10/1/05
Scale:	AS SHOWN	AS SHOWN	AS SHOWN	AS SHOWN	AS SHOWN	AS SHOWN	AS SHOWN	AS SHOWN	AS SHOWN	AS SHOWN

FACILITIES SERVICES
Division of
Design and Construction



TANANA VALLEY CAMPUS CENTER - THIRD FLOOR
NOT TO SCALE



TANANA VALLEY CAMPUS CENTER
THIRD FLOOR

Revisions:		Drawn by	AMT
1	10/18/05	Date	05/02/04
2	09/05/05	Checked by	
3	08/02/05	Date	
3 & 4 PLS ONLY		Scale	AS SHOWN

Appendix C Cost/Budget Template

TVC Master Plan

McCool Carlson Green Architects

DRAFT

C

DRAFT

Alaska construction costs can vary widely depending on the complexity of the programs, site conditions, energy costs, market conditions and other factors. For the purposes of providing some budgetary guidance this report uses \$583 / square foot for the cost of constructing new space for TVC program expansion. This figure is based on an assessment of recently bid construction projects in Fairbanks and other areas of Alaska and represents a best guess for facilities constructed in 2009. The estimate includes allowances for site development and administrative costs but does not include land acquisition or any major infrastructure upgrades that might be required to support new development. Prior to finalization of funding a detailed program and cost analysis should be performed for each site and project. Below is a breakdown of how the cost/sf figure was calculated.

<u>New CONSTRUCTION COST</u>				
A	Average 2009 Cost/sf for office/classroom/lab space		\$	370
B	Site Development Cost	15%	x A	\$ 56
C	TOTAL CONSTRUCTION C A+B		\$	426
<u>SOFT COSTS</u>				
D	FF&E	5%	x C	\$ 21
E	Admin/Design/CM	15%	x C	\$ 64
F	Art	1%	x C	\$ 4
G	Construction Contingency	10%	x C	\$ 43
H	Project Contingency	6%	x C	\$ 26
I	TOTAL SOFT COST	D+E+F+G+H	\$	157
J	Average Total Project Cost	C+I	\$	583