

SUSAN PHILIPP

Culture/Convention center for the
city of Green Bay.

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CULTURE/CONVENTION CENTER FOR THE CITY OF GREEN BAY

by

Susan Philipp

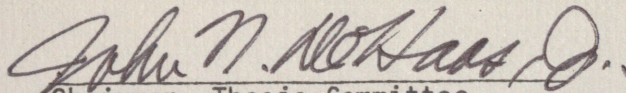
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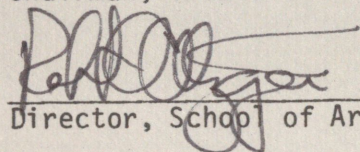
of

BACHELOR OF ARCHITECTURE

Approved:

Advisor


Chairman, Thesis Committee


Director, School of Architecture

MONTANA STATE UNIVERSITY
Bozeman, Montana

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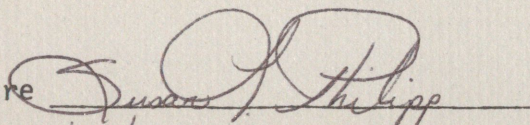
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The signature is written in cursive and appears to read "Susan J. Philipp".

6/12/81

TABLE OF CONTENTS

Introduction

Site

Maps

Climatic Conditions

Socio-Economic Conditions

Photos of Building

Areas of Building Units

Volumetric Schematics of Building

Culture/Convention Center

Hotel/Convention Facility

Theater

Museum

Library

Restaurant

Commercial/Shops

Office Space

Future Development Spaces

References

Appendix

INTRODUCTION

One very important dimension of architecture which is becoming more predominant today is the use of architectural rehabilitation. It is a progressive phenomena, that operational functions within buildings do not always remain active. Once these functions expire the structural shell of the building usually suffers. In many cases the building becomes condemned and eventually demolished to make way for "the new". The process of demolition is extremely expensive and wasteful. Therefore, what we as creative individuals must do is begin to rehabilitate the interior spaces of these abandoned structures -- incorporate new operations into these existing environments. Simply, this dimension of architecture can be successfully achieved; for, in analogy, with some knowledge and effort, we as complex human beings have adapted our lifestyles very well to our individual environments. Thus, with a little effort and basic knowledge expressed, this same principle may be applied to our architectural environment.

As a statement of this rehabilitative phenomena, I am converting a coal-fired electrical plant, whose purpose in the near future will most likely become economically unfeasible, into a Culture/Convention Center. The justification for this metamorphosis from an industrial power plant to a culture center, is predominantly the need the community portrays for a major culture center. At this stage in the community's growth, there is a definite need to encourage the community to cherish its heritage and culture.

The power plant expresses itself as an ideal building to transform into this community center. The building, because of its location, is a visual monument from many vistas. Its

industrial function and appearance is, also, a definite advantage to its existence. Industry is very indigenous of Green Bay, and thus socially comprehensible; also, because of its original purpose, it is an extremely well-built permanent structure. The bold structural system (large spans, heavy support members, etc.), of the building allows for the versatility of incorporating spaces within.

My major goal is to create a functional efficient tool which will provide the needs for the community -- encourage the appreciation of the community's culture (i.e., its industrial importance, historical heritage, etc.), and express the importance of adaptive architecture. I am directing my efforts to creating an active learning center which will convey culture through entertaining events and the enjoyment of acquiring educational information.

SITE

In the projected future, after the Green Bay Pulliam Coal-Fired Power Plant becomes obsolete, it is evident that the structural building shell will still announce itself as an industrial building. The reason for this is, simply, that it rests upon a site which is surrounded by other industrial complexes, and that the exterior facades of the building most definitely proclaim that its original function was industrial. However, there exists ample justification to transform the old industrial power plant into a new commercial/institutional facility. For example, the need for a culture/convention facility will most definitely exist within the Green Bay community in the near future; the adjacent geographical features emphasize the site and existing building as an important landmark for the city; the transportation accessibility is adequate, along with the location relative to the city center; and last, the comprehensive plan for the District 2 area (the site plus a land area of approximately 1.5 miles to the south, and 2 miles to the west), shows a promising proposal which will upgrade the area.

After reviewing the feasibility study, population growth, and proposed comprehensive plan for Green Bay, it seems appropriate that the demand for a one-roof culture/convention activity space will exist in the near future. It must be noted, that social and cultural interests always increase as the population increases.

The geographical features which emphasize the importance of the site and building, are the Fox River which flows north along the site's west bank, and "The Bay" of Lake Michigan, which

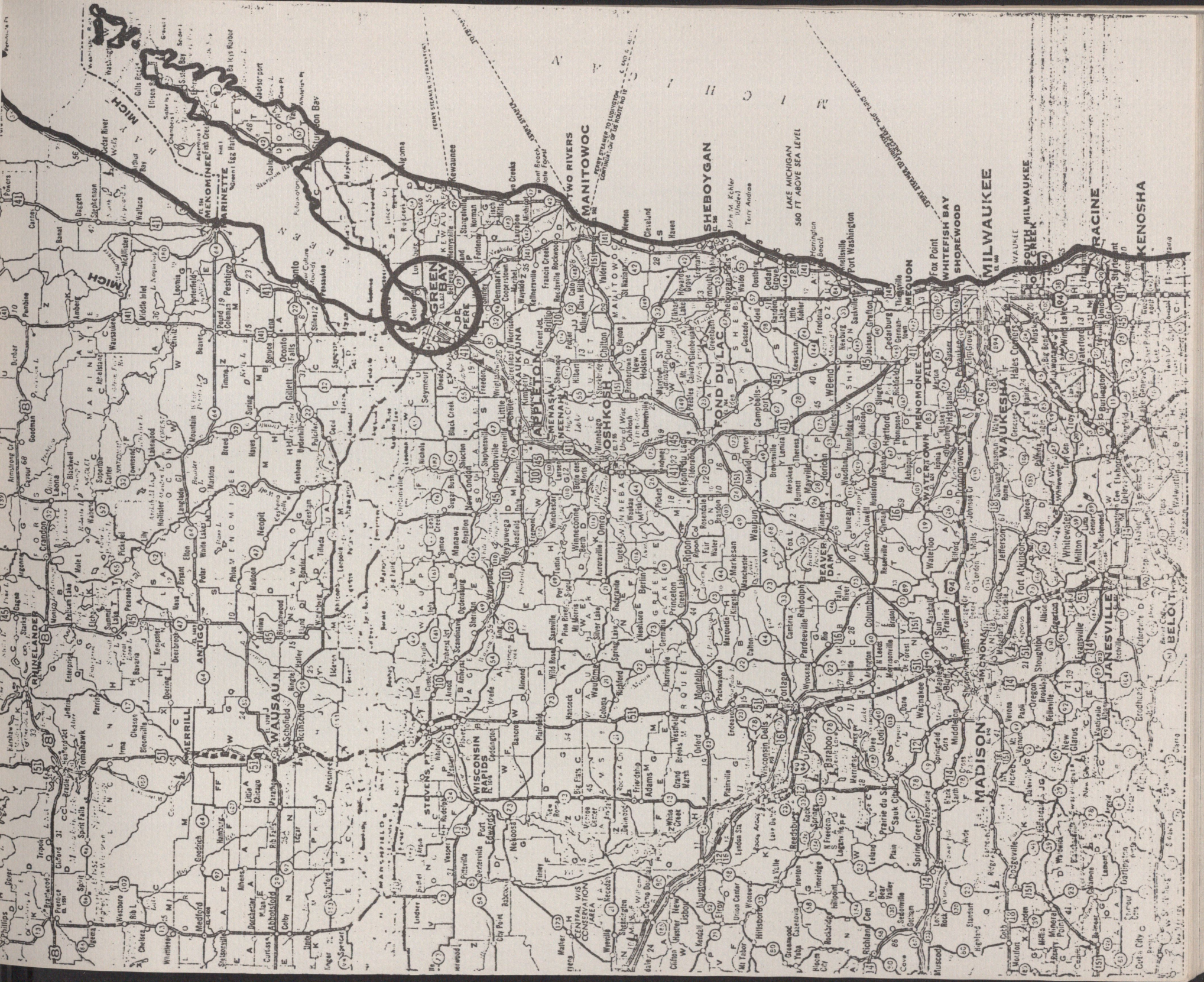
the river flows into at the north corner of the site. Thus, the north edge of the site flaunts a splendid view of the Door County Peninsula and the waters of Lake Michigan's bay. The Door County Peninsula protects the cold rough waters of Lake Michigan from the bay side, where the waters are much calmer and much warmer. Not only are these natural features dramatically expressed from upon the site, but the existing structure, with its five tall stacks, is a definite landmark for the city, as viewed from the water and from along the peninsula's west shoreline. Another environmentally significant feature of the District 2 area is its origins as a marsh area. To the west of the site much of the marsh still exists and is a favorite nesting site for large numbers of many species of birds.

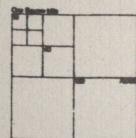
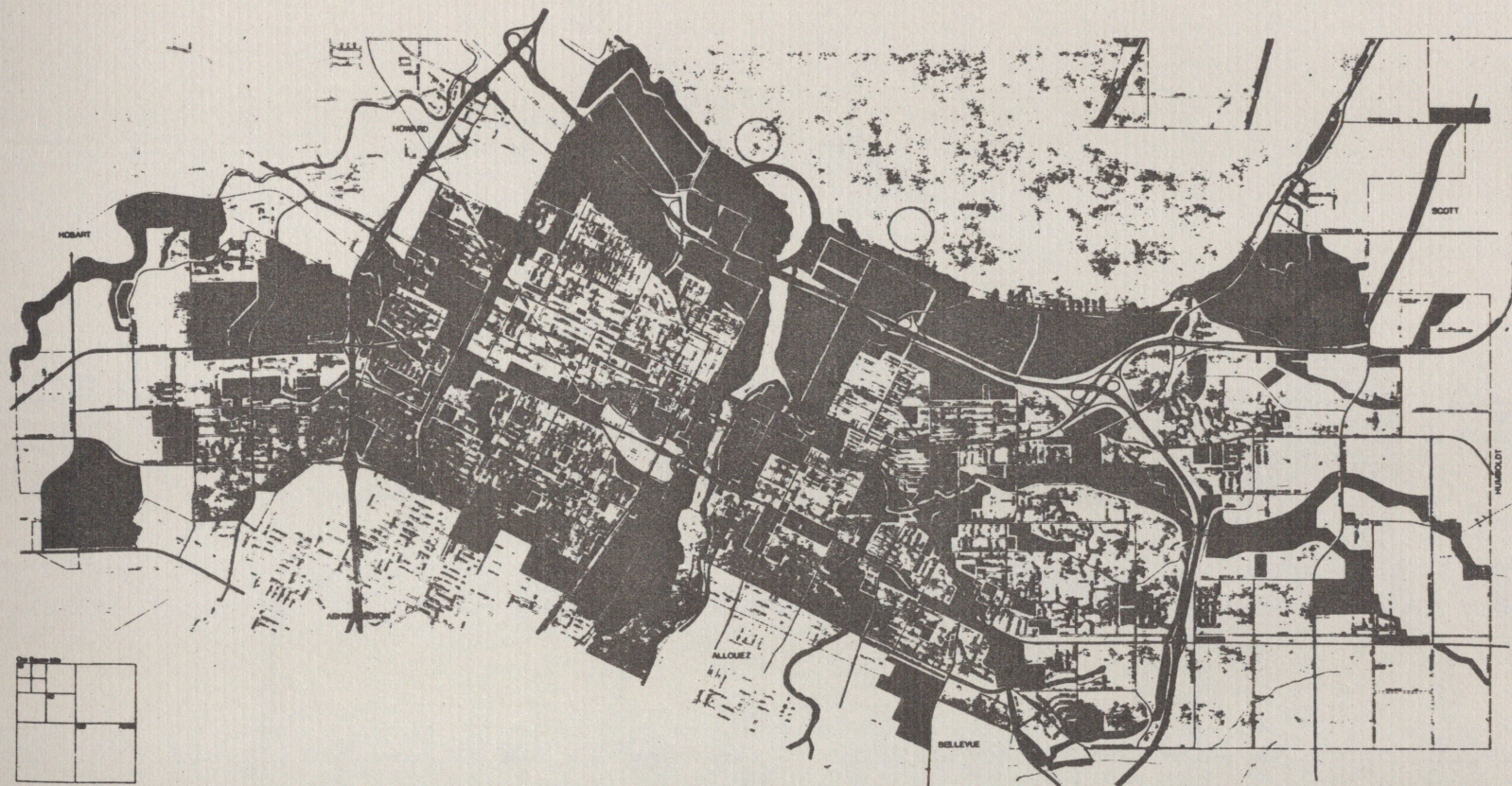
The transportation accessibility to the site has recently become most adequate. Bordering the south edge of the site runs the newly completed Tower Drive Bridge (Interstate Highway 43). This bridge stretches across the Fox River, and has provided direct access to the regional traffic network, and has become another major artery linking the east and west sides of town together. Considerations about transportational access to the site by means of boat should also be seriously considered during the summer months. The close proximity to the city's center is also an asset for the culture/convention facility. Utilizing the new bridge, the central commercial/hotel district is, south-looking, approximately two miles driving distance.

Upon reviewing the proposal for Green Bay's comprehensive plan in the District 2 area, it is noted that a Recreational/Green Space, an Industrial Park region, a new Fire Station, and a Marina/Dock facility are to be developed directly to the northwest of the site. All of these

proposed spaces and activities will enhance the area and, also, compliment the future Green Bay Culture/Convention Center.

MAPS





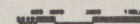
PROPOSED LAND USE/ TRAFFIC ROUTES

GENERALIZED LAND USE CATEGORIES

- | | |
|---------------|-----------------------------|
| RESIDENTIAL | RECREATIONAL/CONSERVATIONAL |
| COMMERCIAL | VACANT |
| INSTITUTIONAL | SPECIAL STUDY AREA |
| INDUSTRIAL | |
| AGRICULTURAL | |

TRAFFIC ROUTES

- | |
|-----------------------------|
| REGIONAL PRINCIPAL ARTERIAL |
| URBAN PRINCIPAL ARTERIAL |
| MINOR ARTERIAL |
| COLLECTOR |



GREEN BAY
WISCONSIN
COMPREHENSIVE
PLAN

BATHER • RINGROSE • WOLSFELD • INC.

FIGURE C2-2

RESIDENTIAL

- MULTI-FAMILY
- TWO FAMILY
- SINGLE FAMILY

COMMERCIAL

- RETAIL
- SERVICE
- AUTO RELATED

INSTITUTIONAL

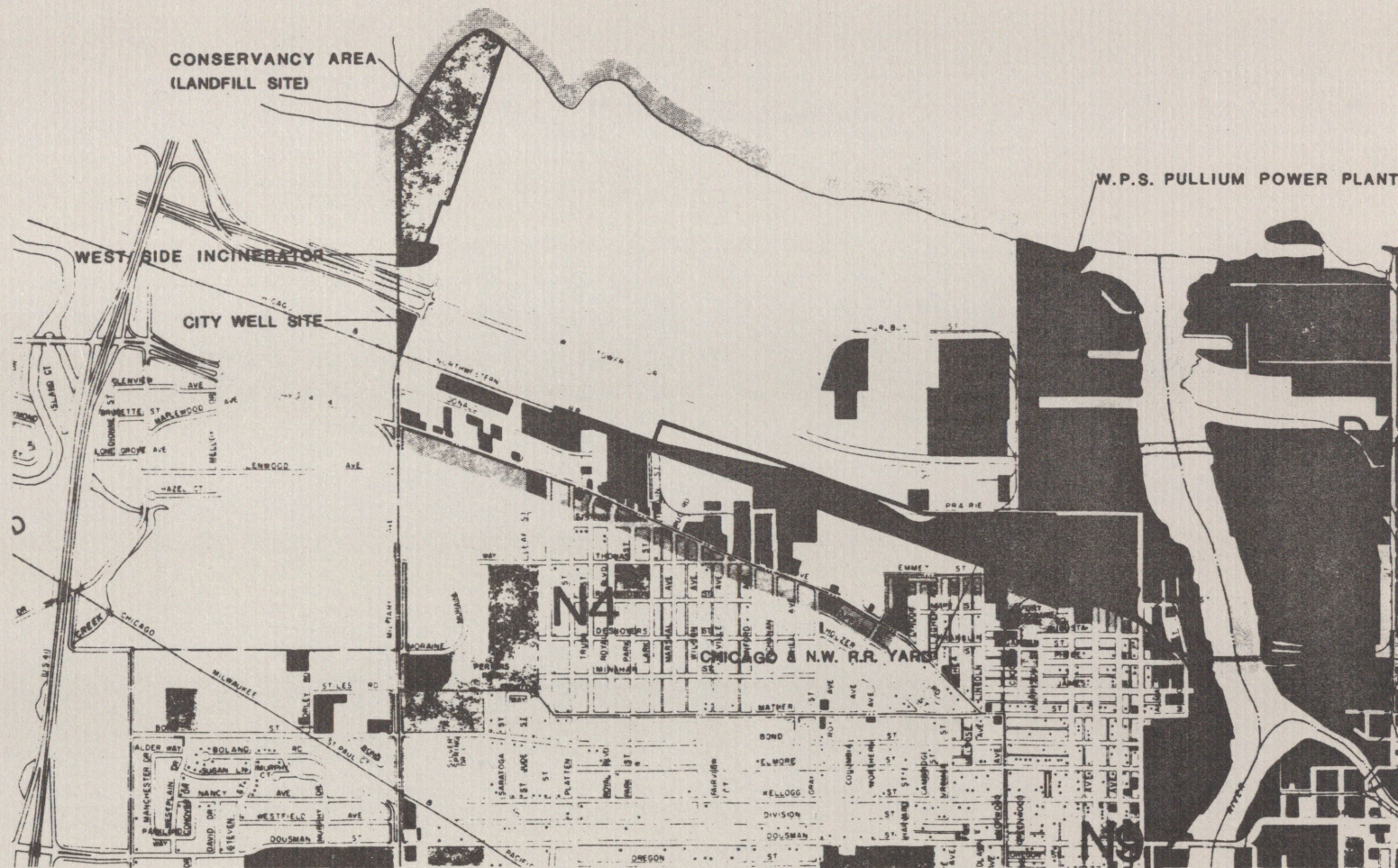
- GOVERNMENT & SOCIAL SERVICE
- PUBLIC EDUCATIONAL
- RELIGIOUS
- PAROCHIAL EDUCATIONAL

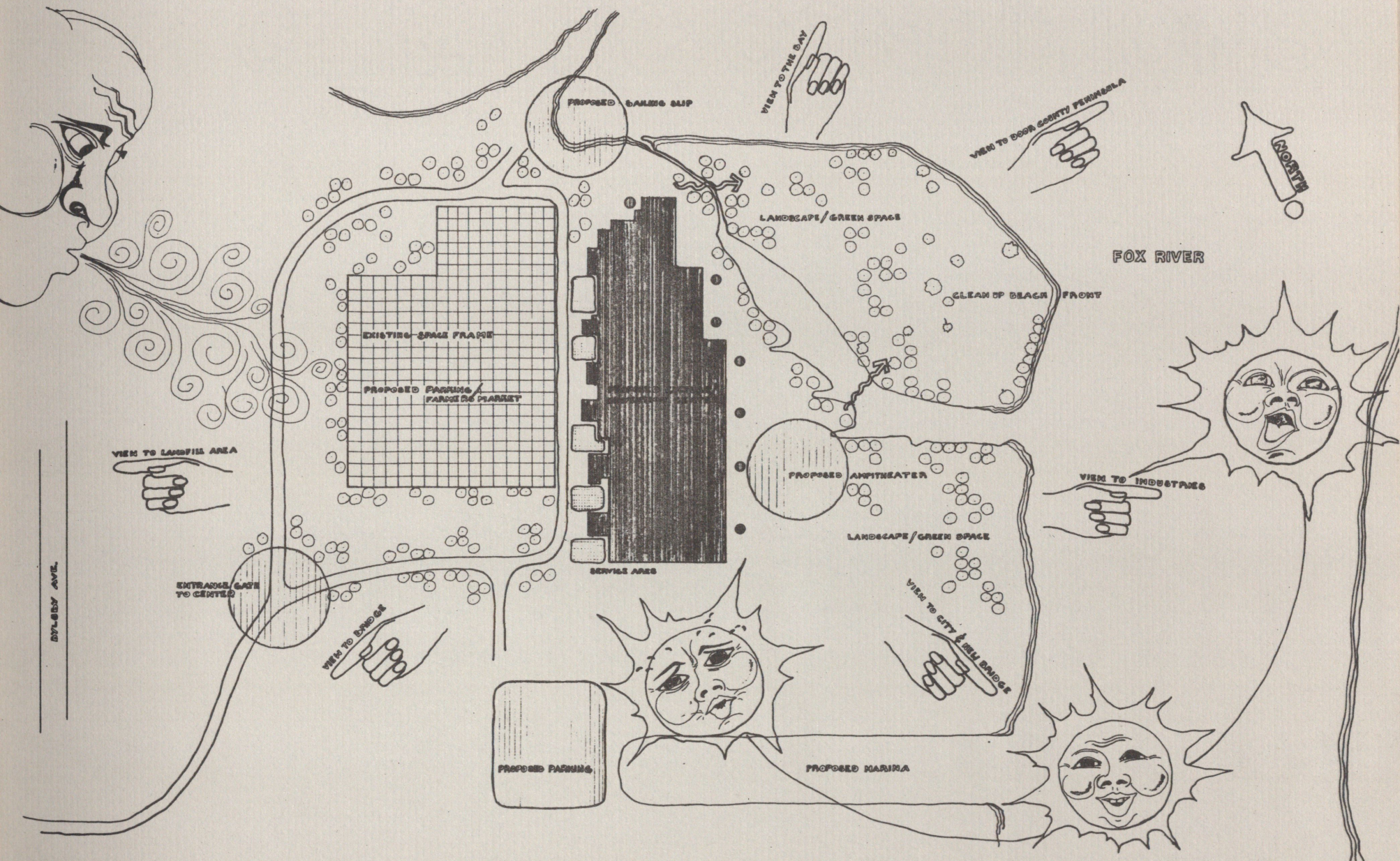
INDUSTRIAL

- MANUFACTURING
- NONMANUFACTURING
- EXTRACTING

OPEN SPACE

- RECREATIONAL
- CONSERVATIONAL
- AGRICULTURAL
- VACANT





PROPOSED MASTER PLAN

CLIMATIC CONDITIONS

NORMAL DAILY AVERAGE TEMPERATURE (°F)

January	20	July	70
February	20	August	70
March	30	September	62
April	42	October	50
May	50	November	35
June	65	December	20

NORMAL DAILY MAXIMUM AVERAGE MINIMUM EXTREME TEMPERATURE (°F)

January	56	25/17/9	-36	July	104	82/71/59	42
February	60	27/18/9	-33	August	100	80/69/58	38
March	82	36/28/20	-29	September	97	71/61/50	24
April	85	52/43/34	-7	October	85	60/49/39	8
May	99	65/55/44	-22	November	74	41/34/27	-12
June	101	75/66/56	-32	December	60	29/22/15	-21

PERCENTAGE OF MONTHLY SUNSHINE (%)

January	50%	July	70%
February	50%	August	65%
March	55%	September	60%
April	60%	October	50%
May	60%	November	40%
June	60%	December	35%

NORMAL MONTHLY TOTAL PRECIPITATION (Inches)

January	1" to 2"	July	2" to 4"
February	1" to 2"	August	2" to 4"
March	2" to 4"	September	2" to 4"
April	2" to 4"	October	2" to 4"
May	2" to 4"	November	2" to 4"
June	2" to 4"	December	2" to 4"

NORMAL ANNUAL TOTAL PRECIPITATION: 28 Inches

MEAN ANNUAL TOTAL SNOWFALL: 60 Inches

MEAN RELATIVE MONTHLY HUMIDITY (%)

January	75%
February	75%
March	70%
April	70%
May	70%
June	70%

July	70%
August	70%
September	75%
October	75%
November	75%
December	80%

SOCIO-ECONOMIC CONDITIONS

The local socio-economic trends and measurements of Green Bay's future strengths indicate that a sufficient future user demand will exist to meet the requirements of the proposed culture/convention center. Not only are the user demands sufficient, but the center would also have a valuable feedback effect on the growth of the city. For instance, the center would provide new social entertainment, new jobs, and it would, also, draw more visitors to the community for the purpose of visiting the center.

The economic base analysis for Green Bay has indicated that the area has particular strength in food products, paper products, leather products, machinery, local interurban passenger transit and trucking warehousing sectors. It has been indicated that Green Bay has a predominance of "slow growth" industries (such as paper products), but that Green Bay is benefitting from a competitive economic advantage that is permitting employment gains at a faster rate than the nation (2.5% vs. 1.9% annually). In the general employment categories, Green Bay is showing a strong competitive economic advantage in all areas.

Green Bay's employment growth compares well with other Wisconsin cities; and government figures show that the number of firms entering the market in Green Bay is occurring at an above average rate. Moreover, existing firms continue to find Green Bay's economic environment favorable and expanding.

The important conclusion of these economic indicators is that Green Bay is one of the fastest growing economic centers in Wisconsin. There appears to be a strong foundation for future growth that will generate continued demand for lodging facilities and provide a reputation

as a growth-oriented community. Important demographic indicators relevant to the culture/convention center such as population; age distribution and income were examined as follows:

Population: Green Bay is the third largest city with the fourth largest trade area in the state, and its population is projected to expand at a faster rate than any other area in the state. The state population, on the other hand, will not be expanding as rapidly but its growth rate will be above other Great Lake states.

State Personal Income: Wisconsin has an above average disposable income and was the ninth fastest growth state in household disposable in 1978. The state is also projected to continue to grow at a faster rate than the nation.

Age Distribution: The state is projected to have a high rate of household formations, performing similar to the nation (2.2% growth annually), by adding about 40,000 households annually over the next five years.

Destination Analysis: Destination strength is the measurement of the importance of an area as a trade center. For the culture/convention center it determines if its potential users are already in Green Bay or if extensive marketing efforts will be necessary to assure a successful operation:

In order to measure the strength of the Green Bay market the following areas were examined.

per capita retail sales

per capita gasoline sales

per capita eating/drinking sales

airplane traffic volume

automobile traffic volume

tourist attractions

retail attractions

The analysis indicated that Green Bay will need a combination of superior facilities and strong marketing efforts in order to establish itself as a destination city.

Per Capita Expenditures: This type of analysis compares sales on a per capita basis with the nation or state. Higher per capita sales in an area generally indicates an influx of people and therefore becomes an indication of the importance of a city as a trade center.

Air Traffic Volume: Airplane passenger volume provides a measurement of destination strengths and also indicates accessibility. Studies show that 33% of convention attendees used air travel/Republic Airlines is the only carrier servicing Green Bay. It provides direct, one stop or supplementary multi-stop flights to Green Bay from Chicago (10 daily), Detroit (3 daily), Milwaukee (6 daily), Minneapolis (5 daily), and New York (1 daily). Green Bay compares very well with other Wisconsin cities in air service. Green Bay is classified as a low volume hub airport and is the third busiest airport in Wisconsin following Milwaukee and Madison. Passenger volume has a steady growth rate, and Republic Airlines anticipates future passenger volume to continue to increase by 8% to 12% annually.

Automobile Traffic Volume: Automobile traffic volume measures not only destination importance but also a growing regional population. The traffic count for Green Bay's major highways has one of the highest volumes and average rates of increase in the state excepting the Milwaukee area station.

Tourist Attractions: Green Bay's tourist attractions are a measure of the area's importance as a destination center. The Green Bay Packer football team is the area's main attraction which has given Green Bay a national reputation. However, this type of activity is limited to a few weekends each year and does not provide a consistent attraction. The Packer Hall of Fame, the National Railroad Museum and the paper plant tours have a limited market. Heritage Hill State Park, however, is a "Williamsburg" type attraction with broad market appeal. It must also be noted, that the geographic location of Green Bay is also an important factor. Green Bay is the gateway to the Door County Peninsula, where many tourists visit, particularly in the summer months.

Retail Attraction: Green Bay recently added the Port Plaza shopping mall to its downtown center. A large expansion retail plan is proposed for the city center, and will most likely increase the retail market of the area.

Summary: Green Bay thus far has been unable to capitalize on its national reputation, and it remains only an important regional business center. The expansion of the Port Plaza Mall into a regional shopping center and the creation of Heritage Hill State Park are believed significant in expanding the Green Bay area's influence. It is believed that the culture/convention center

will make a very significant contribution to the establishment of Green Bay as a regional trade center.

The tables and charts following further expound on the information expressed under the socio-economic conditions.

INVENTORY OF MEETING/LODGING FACILITIES IN GREEN BAY AREA

<u>Name of Facility</u>	<u>Banquet Capacity</u>	<u>Meeting Rooms (sq. ft.)</u>	<u>Lodging Rooms</u>
Beaumont/Ramada	300	4 @ 3,717	97
Downtower	500	16 @ 8,195	138
Holiday Inn - CBD	240	5 @ 3,024	144
Holiday Inn - S.W.	135	3 @ 1,416	153
Howard Johnson	300	5 @ 5,440	119
Midway Motor Lodge	500	7 @ 8,622	149
Ramada West	400	5 @ 4,534	149
		Total	949

POPULATION WITHIN A ONE HOUR DRIVE OF GREEN BAY

<u>County</u>	<u>Population Estimate (1978)</u>
Calumet	28,900
Outagamie	129,400
Winnegago	135,700
Brown	176,700
Manitowoc	84,000
Door	24,000
Kewaunee	20,400
Menominee	2,900
Oconto	28,400
Shawano	36,200
Waupaca	42,800
Total Region	709,800

POPULATION AND EMPLOYMENT FORECAST FOR BROWN COUNTY

<u>Forecast Year</u>	<u>Population</u>	<u>Total Employment</u>
1980	183,760	78,098
1985	200,540	85,230
1990	218,060	92,676
1995	234,020	99,459
2000	247,820	105,324

COUNTY GROWTH RATE (Percentage)

	1960 - 1970	1970 - 1979	1960 - 1979
Population Growth	33,162	17,976	51,138
Percentage Growth	26.5%	11.36%	40.88%
Percentage/Year	2.65%	1.26%	2.15%

MANUFACTURERS WITH 500 PLUS EMPLOYEES: GREEN BAY AREA

Name	Industry	Employees
Fort Howard Paper Co	Paper Products	2,700
Procter & Gamble	Paper Products	2,100
Green Bay Packaging	Paper Products	1,750
Packerland Packing	Food Products	1,200
American Can	Paper Products	1,150
Paper Converting Machine	Machinery	928
L. D. Schreiber Cheese	Food Products	830
The Larsen Company	Food Products	600

EMPLOYMENT POTENTIAL, YEAR 2000

Category	2000 Projection	Percent of Total
Total Export Employment	34,546	32.8
Manufacturing	24,751	23.5
Farm	1,580	1.5
Export Employment in Other Industries	8,215	7.8
Total Residentiary Employment	69,514	66.0
Manufacturing	2,633	2.5
Contract Construction	3,265	3.1
Transport Communications & Utilities	5,898	5.6
Wholesale & Retail Trade	22,855	
Wholesale	5,855	
Retail	17,000	

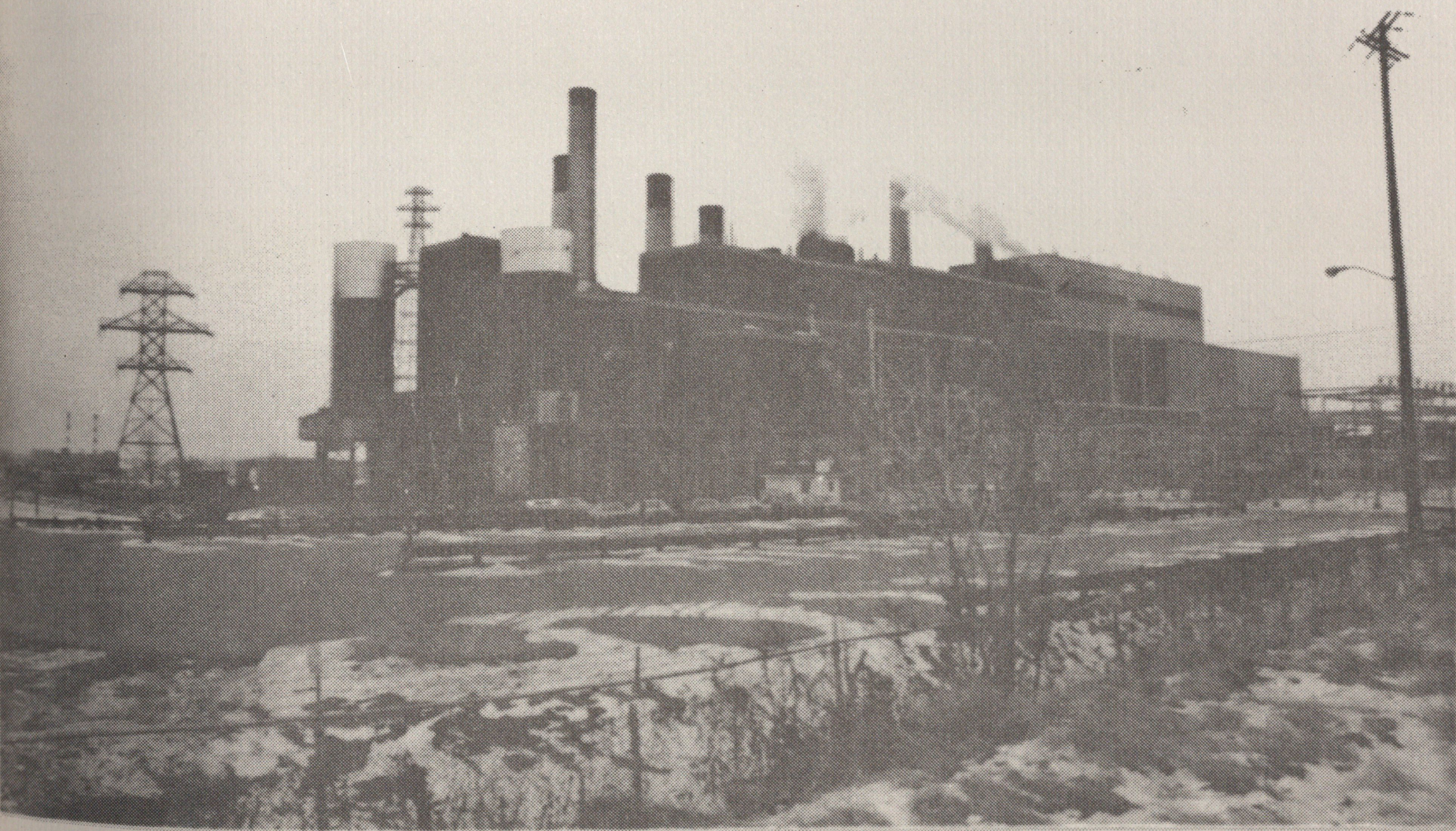
EMPLOYMENT POTENTIAL, YEAR 2000 (continued)

Category	2000 Projection	Percent of Total
Finance Insurance & Real Estate	3,476	3.3
Service & Miscellaneous	18,748	17.8
Government	12,534	11.9
Federal	1,040	
State	2,168	
Local	9,325	
Unallocated	1,264	1.2
Total Employment	105,324	100.0%

PHOTOS OF BUILDING







AREAS OF BUILDING UNITS

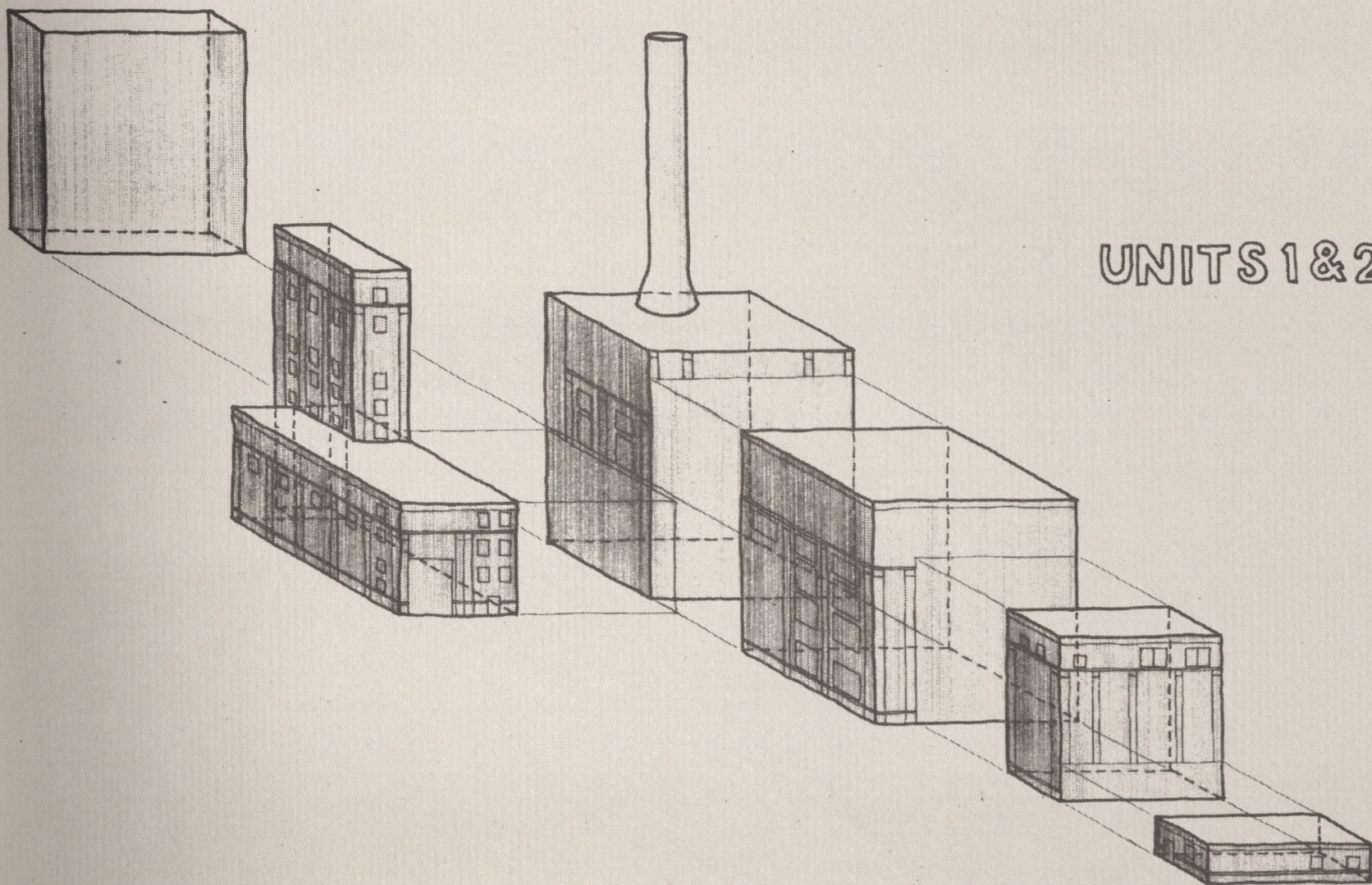
UNITS 1 & 2:	6,785	5 floors	Turbine Room
	21,560	5 floors	Boiler Room
	49,560	7 floors	Fan House
	Total Sq. Ft. 77,905		
UNIT 3:	400	1 floor	Screen House
	5,520	3 floors	Electrical Gallery
	22,800	5 floors	Turbine Room
	32,400	9 floors	Boiler Room
	12,240	3 floors	Fan House
	Total Sq. Ft. 73,360		
UNIT 4:	400	1 floor	Screen House
	4,830	3 floors	Electrical Gallery
	19,600	5 floors	Turbine Room
	20,090	7 floors	Boiler Room
	13,440	6 floors	Boiler Room/Fan House
	7,350	3 floors	Fan House
	Total Sq. Ft. 65,710		
UNIT 5:		1 floor	Screen House
		3 floors	Electrical Gallery
		7 floors	Turbine Room
		9 floors	Boiler Room
	Total Sq. Ft. 100,000 (approx.)	6 floors	Fan House
UNIT 6:	1,189	1 floor	Screen House
	6,693	3 floors	Electrical Gallery
	61,110	7 floors	Turbine Room
	74,690	10 floors	Boiler Room
	34,920	6 floors	Fan House
	Total Sq. Ft. 178,602		

UNIT 7:	5,658	3 floors	Screen House
	48,150	6 floors	Turbine Room
	90,629	11 floors	Boiler Room
	12,840	2 floors	Fan House
Total Sq. Ft.	157,277		

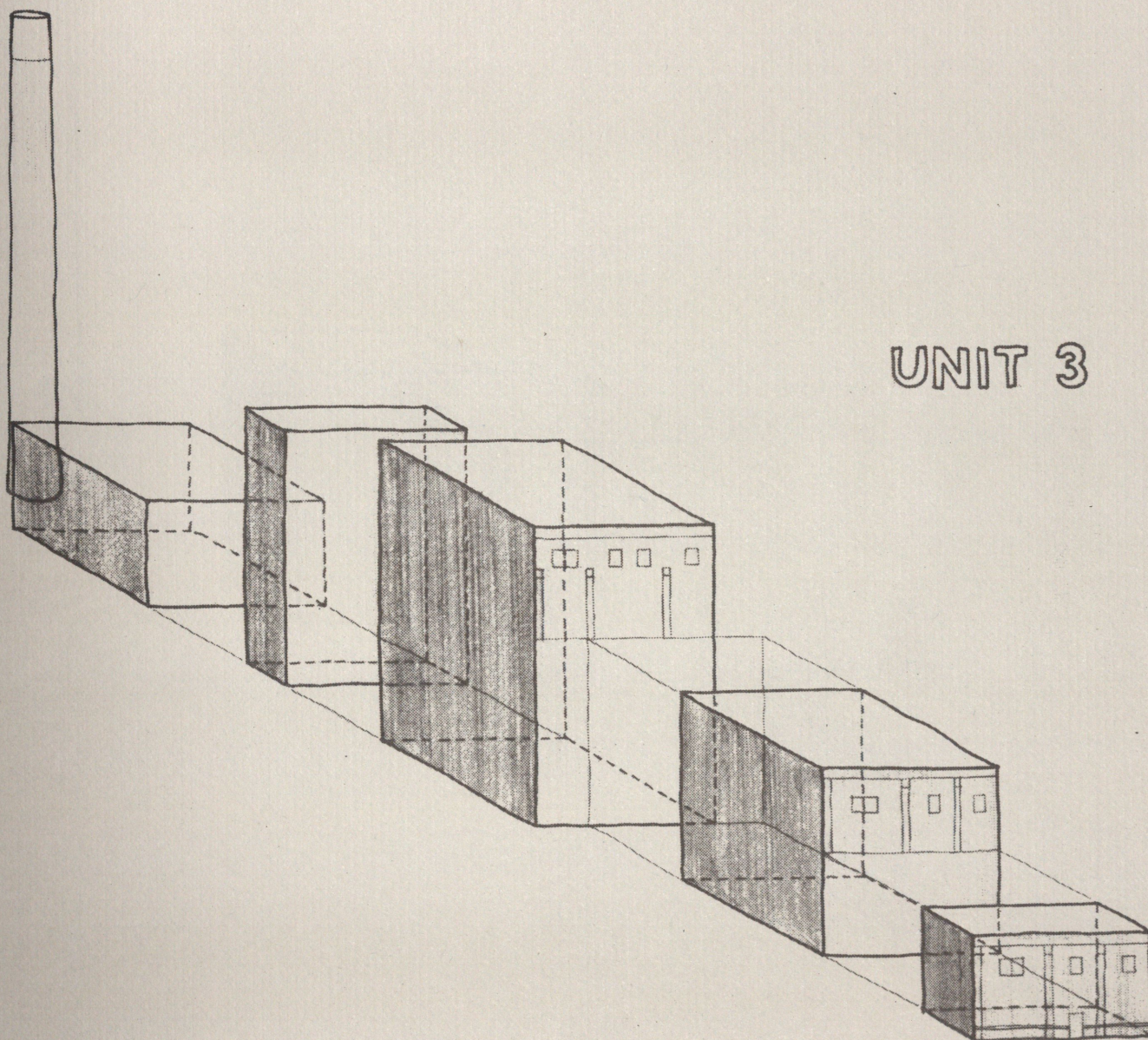
UNIT 8:	5,640	3 floors	Screen House
	48,438	6 floors	Turbine Room
	99,099	11 floors	Boiler Room
	14,040	2 floors	Fan House
Total Sq. Ft.	167,217		

APPROXIMATE TOTAL BUILDING AREA: 820,071 Sq. Ft.

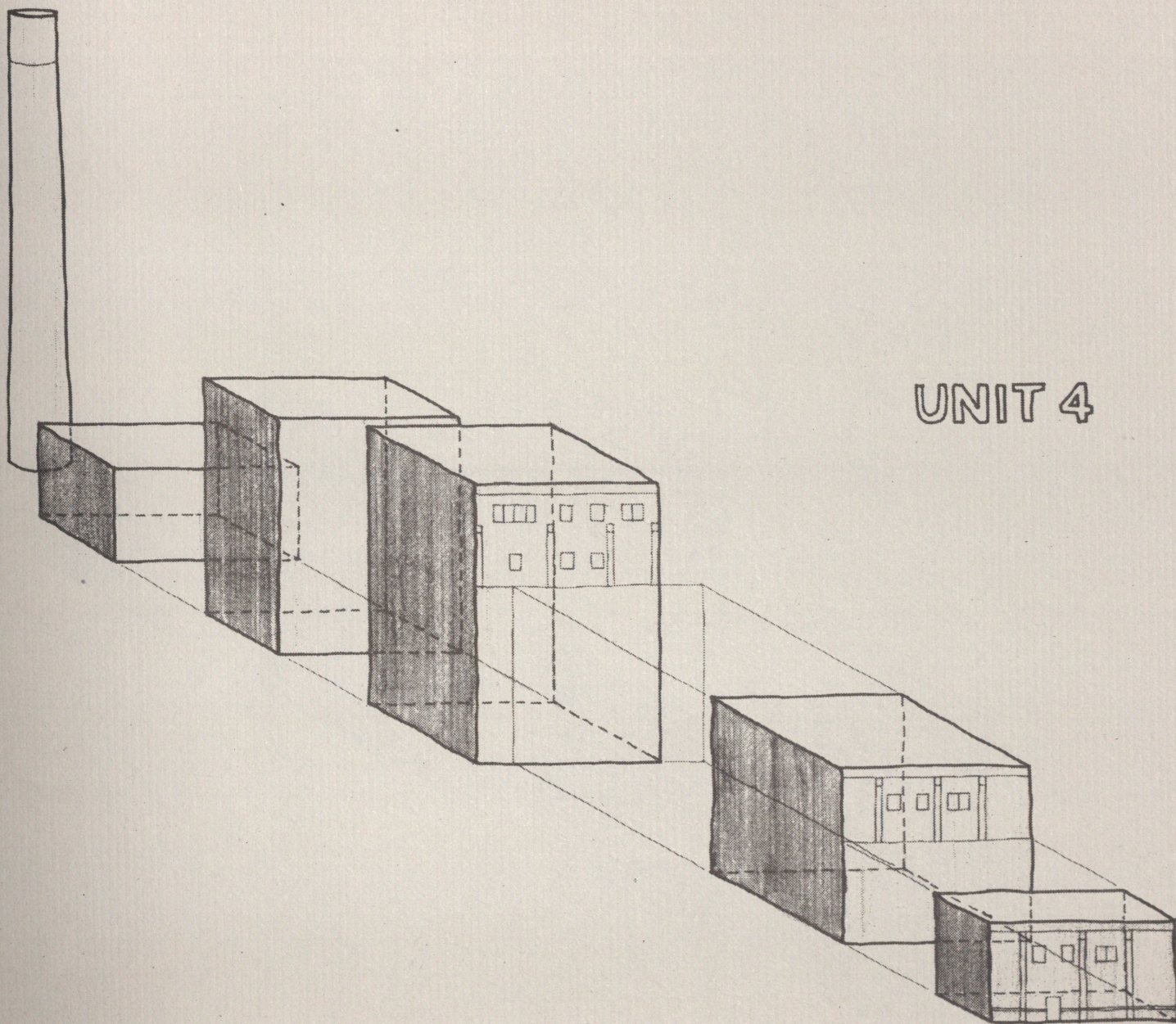
VOLUMETRIC SCHEMATICS OF BUILDING



UNITS 1&2

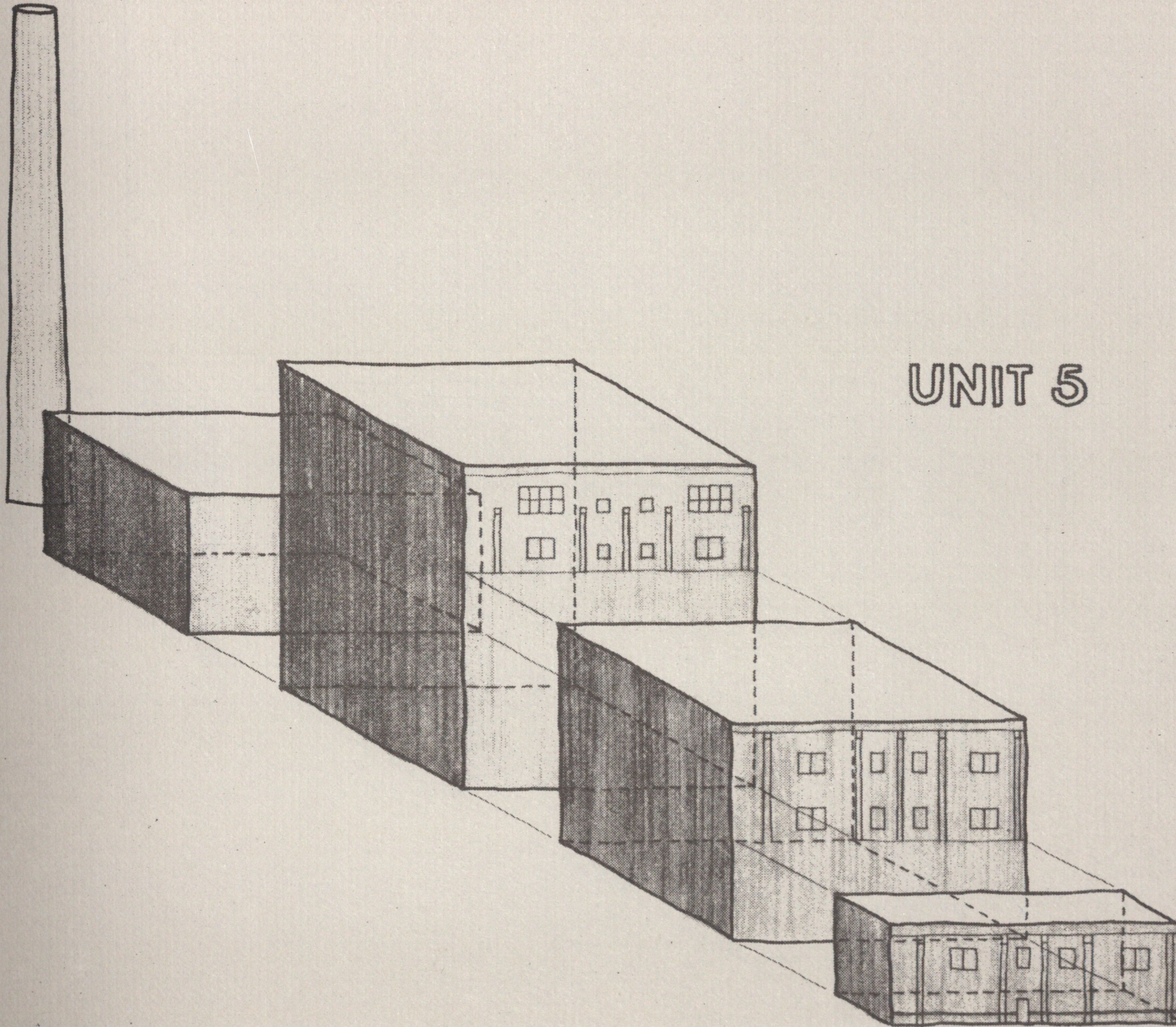


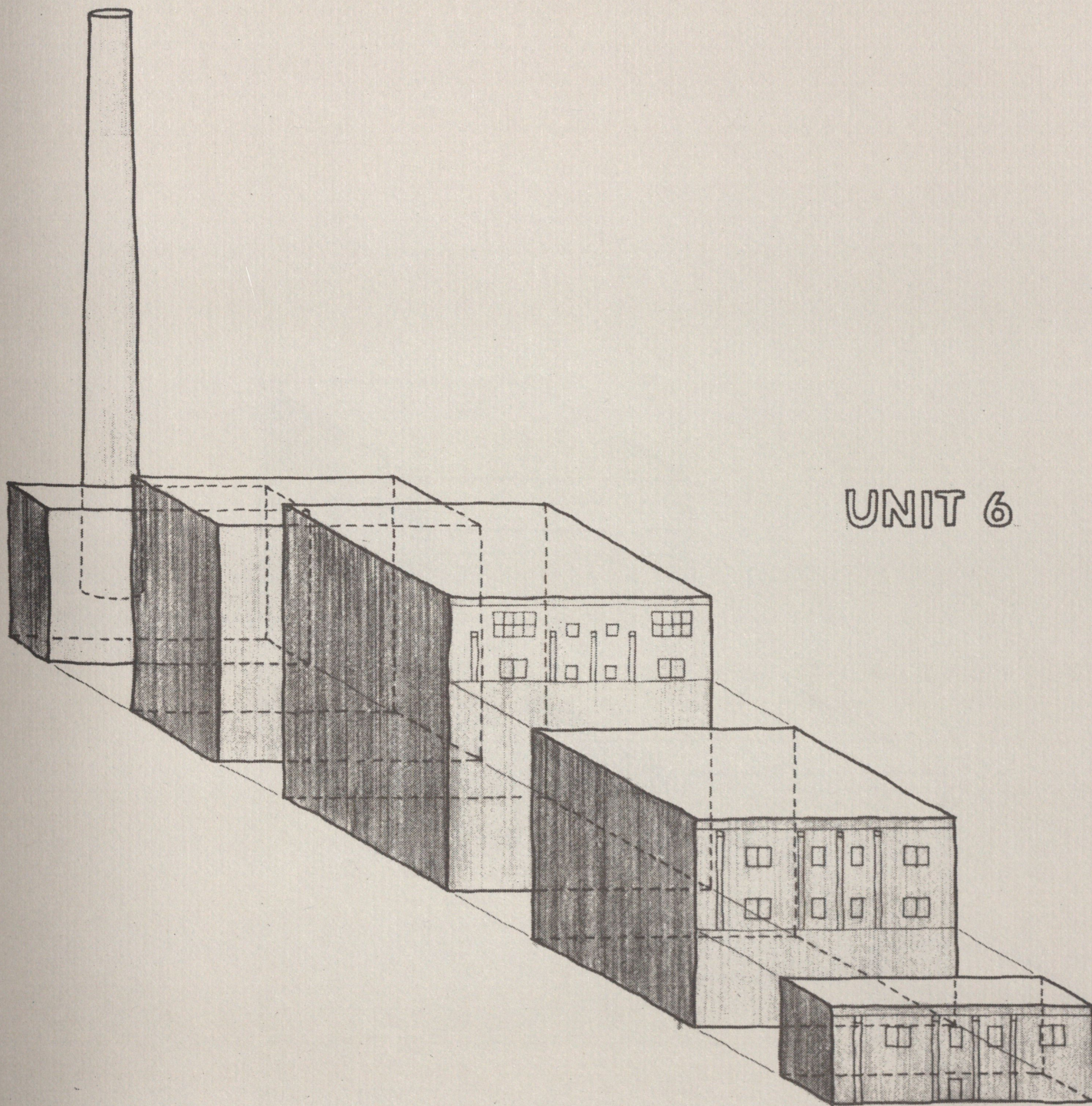
UNIT 3



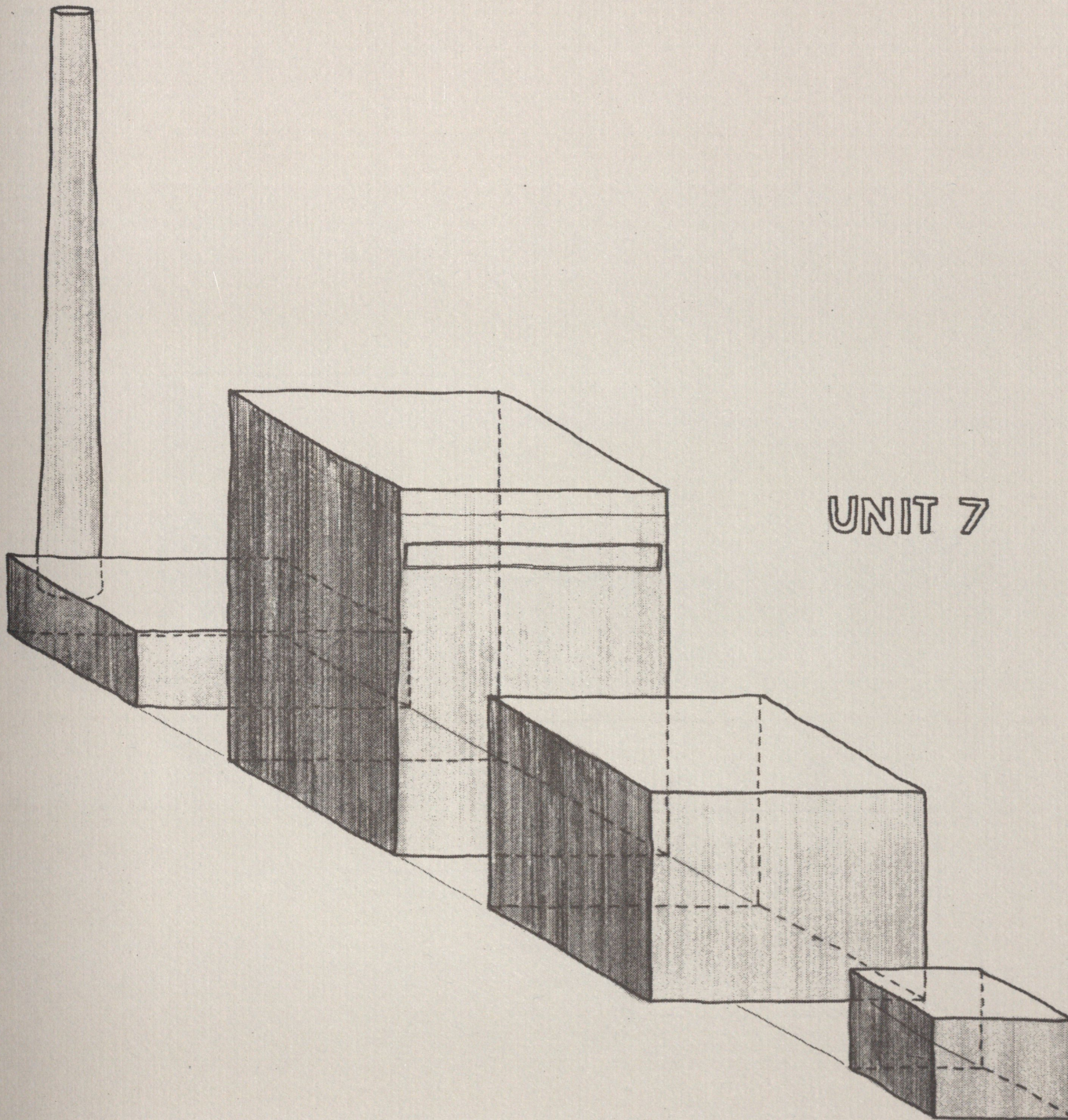
UNIT 4

UNIT 5

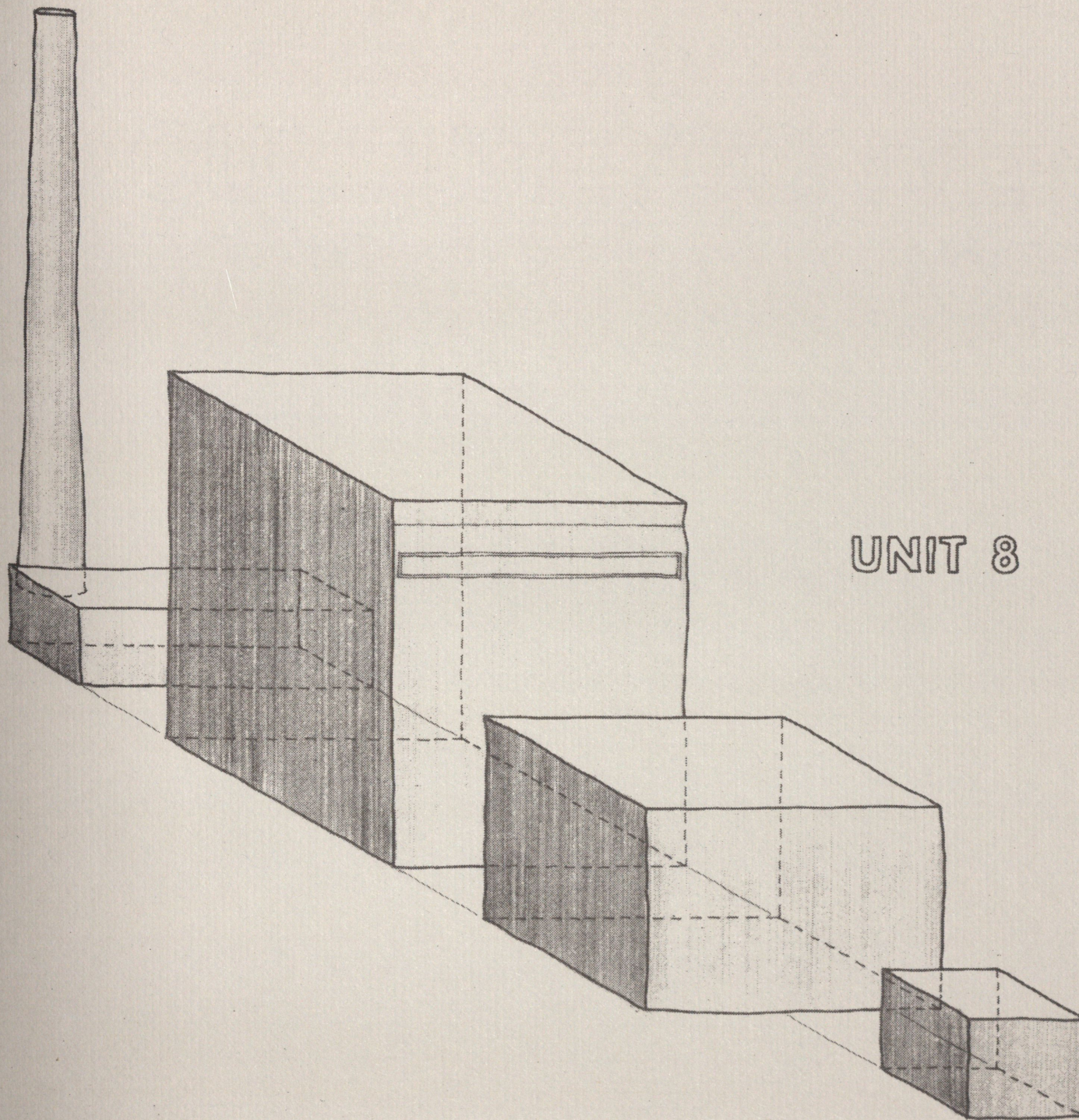




UNIT 6



UNIT 7



UNIT 8

CULTURE /CONVENTION CENTER

CULTURE/CONVENTION CENTER

TRANSPORTATION - ARRIVAL TO AND FROM

- * Arrival and departure to and from the center will be by car or possibly by public transit, simply because of the low density of the Green Bay area and the location of the site.
- * Main entry and approach onto the site should be by one major artery:
The roadway should:
 - be directional
 - provide for two lanes of traffic
 - provide the visitor with a dramatic vista of the building during the arrival
- * Final Approach:
At a close distance to the structure, the main road should radiate to specific locations of the building. For example, one traffic path should lead to the south end of the building, another to the north, etc.
- * Major parking areas should be located on the west side of the building so as not to ruin the waterfront view and waste valuable sunny spots.
- * Vehicular Considerations:
Three persons/car is the usual specification for mobile transportation.
Provide parking for approximately 500 to 600.

CULTURE/CONVENTION CENTER

TRANSPORTATION - ARRIVAL TO AND FROM (continued)

- * Provide a circulatory loop for vehicular traffic. This is the most efficient means of movement upon the site and is also less confusing and frustrating for the visitor.

OBJECTIVES

- * Maintain the theme of "industry" throughout the building. Context!
- * Make the spaces active and alive. No dead and boring spaces should exist.
- * Must clean up all the unnecessaries on and/or in the building. Begin design with the raw structure.
- * "Soften" the structure. Make the "old" industrial atmosphere personal for the visitor.
- * Three major focuses:
 - Site analysis
 - Master plan
 - Circulation
- * Circulation:
 - Work out a functional and workable circulation pattern. It must be simple!

CULTURE/CONVENTION CENTER

OBJECTIVES (continued)

Use "direct" and strong circulation patterns.

Care should be given to avoid the confusion of too many adjacent doors, or of rooms running parallel to one another.

Visitors must not be made to feel that they are in a maze.

- * The site should be an active space; even in the winter months.
- * Utilize the view to the exterior environment when appropriate.
- * Define entrances! It is a very important element because it is the beginning and the end to a succession of events.
- * "The Center" must appeal to all income levels.
- * Contents of the facility must be of interest to the people -- the visitors.
- * Vary the dimensions of rooms, otherwise it becomes very monotonous.
- * Facilitate supervisory control together with a flexible layout of public spaces.
- * Lighting (natural & artificial):

Natural light must be carefully dealt with so as not to destroy any of the valuable contents.

Natural light must be adequate so that once the visitor is inside he does not lose his orientation, or sense of time.

Consider and provide adequate artificial light for both daytime and nighttime.

CULTURE/CONVENTION CENTER

OCCUPANTS: City Residents - Local Community Visitors - Nonlocal Visitors

<u>Workable Spaces</u>	<u>Quantity</u>	<u>Spatial Relationships</u>	<u>Character of Space</u>
Theater	1	Located adjacent to Circulation Artery, Shops, Museum, Library, Toilets, Service Access, Main Lobby, Storage.	Multi-use performance space, designed with enjoyment of performance in mind. Emphasize visual, acoustical, and sensory design considerations.
Museum	1	Located adjacent to Circulation Artery, Shops, Theater, Library, Toilet, Main Lobby, Storage, Service Access.	Open, well-planned exhibit space, free-flowing from one exhibit area to the next.
Library	1	Located adjacent to Circulation Artery, Main Lobby, Museum, Theater, Service Access, Toilet, Storage.	Quiet study/research space which will contain information relative to the elements in the center.
Convention Center and Hotel	1	Located adjacent to Circulation Artery, Main Lobby, Restaurant, Shops, Service Access.	Accommodations for overnight visitors, plus accommodations for local events -- banquets, meetings, etc.
Restaurant	2-3	Located adjacent to Circulation Artery, Hotel, Lobby Space, Service Access, and other major events.	One of the restaurants should contain a cocktail lounge. Each dining area should be different and designed for relaxation and enjoyment.

CULTURE/CONVENTION CENTER

<u>Workable Spaces</u>	<u>Quantity</u>	<u>Spatial Relationships</u>	<u>Character of Space</u>
Shops	5-6	Located adjacent to Circulation Artery and at various points along the artery so as to create commercial reliefs.	All shops should be different, exciting and interesting.
Lobby and Information Center	3-4	Located at either end of the building, plus other areas at necessary points in-between.	Open inviting space. Should be an introduction to what happens within. It is a transition between entry and exit.
Classrooms	3-4	Located adjacent to Circulation Artery, Administration, Toilets, Storage.	Should accommodate approx. 40 persons. Space should be versatile and able to be combined with adjacent classrooms.
Administration	-	Located adjacent to all major events, plus one centrally located office.	Comfortable work spaces for administrators. Utilize natural light as much as possible.
Toilet Facility	-	Located adjacent to all necessary public activities, directly off of the Circulation Artery.	Provide for handicapped. Should contain adequate number of toilets per individual facility, plus sinks, dryer, dispenser, mirror, towel dispenser, for both male and female facility.
Entry/Exit	3-4+	Located at either end of the building, plus at other necessary points in-between.	Should have double air-lock entry. Adequate for the handicapped. Emergency exits!

CULTURE/CONVENTION CENTER

<u>Workable Spaces</u>	<u>Quantity</u>	<u>Spatial Relationships</u>	<u>Character of Space</u>
Storage	-	Located adjacent to all necessary events.	Open versatile space and should be designed for each separate need.
Service	-	Located directly adjacent to Storage, and have immediate access to exterior.	Open versatile space, should be designed for each separate need.
Mechanical and Electrical	-	Located at necessary points.	10-15% of total building area. Should be designed for the building's needs. Ventilation, Air Conditioning, Heating, etc.
Parking	-	-	-
Game Room	-	-	-
Green Spaces	-	-	-
Farmers Market	-	-	-
Marina	-	-	-
Amusement Park	-	-	-
Sailing Club	-	-	-
Zoo	-	-	-

HOTEL/CONVENTION FACILITY

HOTEL/CONVENTION CENTER

DEFINITION

The Hotel/Convention Center shall be designed to meet the requirements of a larger convention meeting group. It shall contain all the essential elements needed by convention groups, out-of-town visitors, and local occupants. The space shall be attached to the adjoining events in the center, so that participation and involvement in the cultural experience is encouraged.

USES

Private Receptions

Visitors Convening to View an Exhibition Show

General Visitor Accommodations

Public Local Banquets

Incentive Trips

Stockholders Meetings

Management Meetings

Training Seminars

Regional Sales Meetings

New Product Information

Professional/Technical Meetings

OBJECTIVES

- * Should be an average sized Hotel/Convention Center -- accommodate 500-1500 delegates, and accommodate overnight guests of 100-200 people in "first class facilities".
- * The surrounding area hotels combined accommodate approximately 2,000 persons.

HOTEL/CONVENTION CENTER

OBJECTIVES

- * Circulation corridors of 15 to 20 feet are recommended around the main hall area.

- * Rule of Thumb:

Person standing in fairly close quarters will take up approximately 5 sq. ft.

Person seated at a table will take up approximately 10-15 sq. ft.

Person seated for a seminar or a meeting will take up approximately 8-9 sq. ft.

- * Two main areas in a hotel are:

1. Back of the House -- is rarely seen by the guest and is the most crucial area for the functioning of the facility. Objectives: control and efficiency.
2. Front of the House -- is an area concerned with the guest, and comprises every area that the guest will see. These spaces must be handled and planned with one thought in mind; the convenience and continued approbation of the guests.

- * Typical hotel has six main space divisions:

- | | |
|---------------------|----------------------------------|
| 1. Public Space | 4. Food & Beverage Service Space |
| 2. Concession Space | 5. Guest Room Space |
| 3. Subrental Space | 6. General Service Space |

- * Typical guest floor area usually covers about 55% of the ground floor area.

- * Cocktail Lounge should be located in the normal path of traffic for convention area.

HOTEL/CONVENTION CENTER

OBJECTIVES

- * Elevators should be located so that they are immediately visible, either from the entrance of the hotel or from the Operations Desk. On guest room floors, they should be centrally located. The distance needed to walk should be reduced to a minimum.
- * Guest elevators should never be used for service elevators. They must be separate, but can be in the same general area.
- * No guest rooms should be located opposite the elevator doors.
- * Corridors:
 - Should not be more than 100 feet in length without a break.
 - Approximately 6 foot widths are adequate.
- * Guest room sizes are determined by the amount of furniture that goes into the room, and by the degree of luxury that the hotel wishes to achieve.
- * Types of guest rooms :
 - Twin-bedded room
 - Single occupancy room
 - Studio room
 - Suite

HOTEL/CONVENTION CENTER

OBJECTIVES

- * Guest room provisions:
 - Sleeping facility
 - Sitting facility
 - Storage facility
 - Toilet/bath facility
 - Desk/vanity facility
- * Everything for the guests' creature comforts should be carefully considered in the design of the Hotel/Convention Center.
- * Economic operations of this type of facility depends upon the "back-of-the-house".
- * Control the flow of personnel into and out of the facility. Hotel personnel usually come through a point close or adjacent to the receiving area.
- * The service entrance should be located out of view of the main entrance to the center, and has direct access to a street or road capable of handling truck traffic.
- * Each mechanical room will be of a size and shape that will satisfy the requirements for all the creature comforts that a modern hotel/convention facility has to offer. In this area will also be found all central switch gear that controls electrical current for every purpose in the hotel/convention complex.

HOTEL/CONVENTION CENTER

OCCUPANTS: City Residents - Local Community Residents - Nonlocal Visitors

<u>Workable Spaces</u>	<u>Quantity</u>	<u>Spatial Relationships</u>	<u>Character of Space</u>
Lobby 1600 sq. ft.	1	Adjacent to Entry, Banquet Rooms, Cocktail Lounge, Restaurant, Toilets, Administration, Circulation Artery, Elevators.	Provide pleasant atmosphere, seating/lounge area.
Operations Desk 150 sq. ft.	1	Adjacent to Lobby, Circulation, Restaurant, Banquet Rooms, Administration, Toilets, Elevators.	Provide adequate space and auxiliaries to facilitate operations of the Hotel/Convention Center.
Administration 150 sq. ft.	3	Adjacent to Lobby, Operations Desk, Entry, Circulation.	Provide adequate space for office functions. Natural light if possible.
Guest Rooms 325 sq. ft.	150	Adjacent to Circulation Artery-Elevators, Storage, Stairwell.	Provide simple rooms. Must have exterior view, full bath, storage space, desk, communication means, chairs, air control, lighting.
Restaurant 3750 sq. ft.	2	Adjacent to Lobby, Administration, Circulation Artery, Toilet, Operations Desk, Storage, Service.	Provide relaxed entertaining atmosphere. Perhaps a dramatic view from the top of the center.
Cocktail Lounge 500 sq. ft.	1	Adjacent to Restaurant, Operations Desk, Lobby, Toilets, Circulation Artery, Kitchen, Storage, Service.	Provide relaxed, pleasant atmosphere. Provide bar, storage, seating.

HOTEL/CONVENTION CENTER

<u>Workable Spaces</u>	<u>Quantity</u>	<u>Spatial Relationships</u>	<u>Character of Space</u>
Banquet Room 1800 sq. ft.	2	Adjacent to Circulation Artery, Lobby, Toilets, Operations Desk, Kitchen, Storage, Restaurant, Cocktail Lounge.	Open versatile space. Should be designed so that two rooms may be combined.
Kitchen 1000 sq. ft.	1	Adjacent to Restaurant, Banquet Rooms, Coffee Shop, Storage, Cocktail Lounge, Service.	Efficient, clean space, designed for maximum performance and in regulation with standard codes.
Toilet Facility 200 sq. ft.	2	Adjacent to Lobby, Banquet Rooms, Recreation, Restaurant, Cocktail Lounge, Circulation.	Provide for handicapped. Approx. 4-5 toilets, 3 sinks, mirrors, dryer, dispenser, towel dispenser.
Lounge 200 sq. ft.	2	Adjacent to Toilet.	Provide comfortable seating area, mirrors, waste dispenser, private doorway opening.
Recreation Area 2500 sq. ft.	1	Adjacent to Circulation Artery, Toilets, Storage, Mechanical.	Provide swimming pool, sauna, jacuzzi, lounging area, exercise room, toilet/shower.
Circulation % of total	-	Adjacent to all major and minor events.	Must be direct and simple. Alternative emergency exits must exist. Provide adequate lighting in corridors and width of hallway.
Elevators 63 sq. ft.	3	Adjacent to Circulation.	Provide adequate auxiliaries.

HOTEL/CONVENTION CENTER

<u>Workable Spaces</u>	<u>Quantity</u>	<u>Spatial Relationships</u>	<u>Character of Space</u>
Valet Shop 300 sq. ft.	1	Adjacent to Lobby, Operation Desk, Circulation Artery, Toilets, Storage, Entry-Service.	Provide small efficient shop space.
Employee Dining 450 sq. ft.	1	Adjacent to Kitchen, Administration, Employee Locker Room.	Provide cafeteria style arrangement. Provide seating for approx. 1/3 of working employees at one time.
Employee Locker Rooms 375 sq. ft.	2	Adjacent to other employee facilities, Kitchen, Service.	35% - toilets, 65% - locker room. Provide adequate auxiliaries.
Storage --	-	Adjacent to all functions.	Open versatile space to facilitate. Provide adequate service access.
Stairwells 180 sq. ft.	-	Adjacent to all Circulation points which lead to upper floors.	Designed adequately for vertical movement and emergency situations.
Maintenance Shop 625 sq. ft.	1	Adjacent to Service, Mechanical, Storage, Transformer, Boiler Room, Linen Room, Elevator.	Provide adequate auxiliaries, Plumbing, Electrical Work, Painting, etc.
Transformer Vault 150 sq. ft.	1	Adjacent to Boiler, Transformer, Linen Room, Elevator, Maintenance Shop, Storage.	Provide for electrical paraphernalia.

HOTEL/CONVENTION CENTER

<u>Workable Spaces</u>	<u>Quantity</u>	<u>Spatial Relationships</u>	<u>Character of Space</u>
Boiler Room 900 sq. ft.	1	Adjacent to Transformer, Linen Room, Maintenance, Elevator, Storage, Service.	Provide open large space for Boiler Room activity.
Linen Room 300 sq. ft.	1	Adjacent to Boiler Room, Maintenance, Transformer, Elevator, Storage, Service.	Provide for laundry facilities.

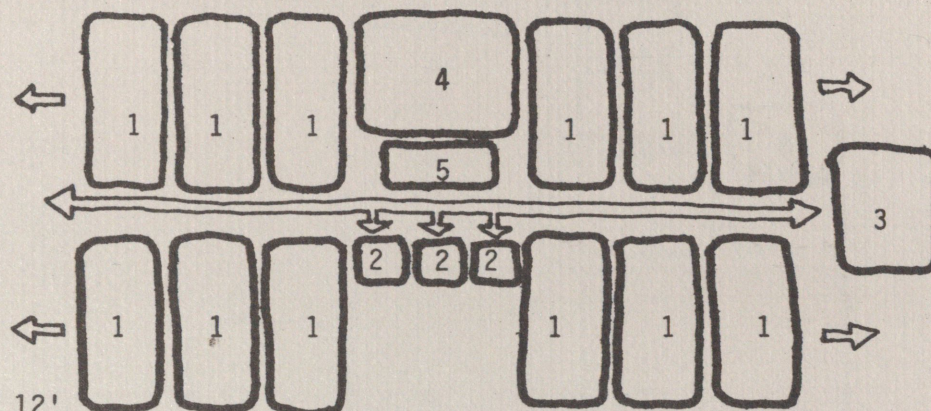
SCHEMATIC AREA SPATIAL RELATIONSHIPS

GUEST ROOM AREAS

Average Ceiling Height Approx.: 9'-0"

- 1 Guest Room: 150 @ 325 sq. ft.; 27' x 12'
- 2 Elevator: 3 @ 63 sq. ft.; 9' x 7'
- 3 Stairwell: 8 @ 180 sq. ft.; 20' x 9'
- 4 Storage: 8 @ 399 sq. ft.; 21' x 9'
- 5 Ice & Beverage Area: 8 @ 95 sq. ft.; 19' x 5'

Total Area: 54,181 sq. ft.

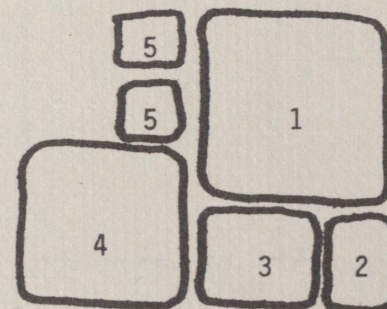


MECHANICAL SPACES

Average Ceiling Height Approx.: 12'-0"

- 1 Boiler Room: 900 sq. ft.; 30' x 30'
- 2 Transformer: 150 sq. ft.; 10' x 15'
- 3 Linen Room: 300 sq. ft.; 20' x 15'
- 4 Maintenance Room: 625 sq. ft.; 25' x 25'
- 5 Elevator: 2 @ 180 sq. ft.; 8' x 10'

Total Area: 2,335 sq. ft.



SCHEMATIC AREA SPATIAL RELATIONSHIPS

PUBLIC AREAS

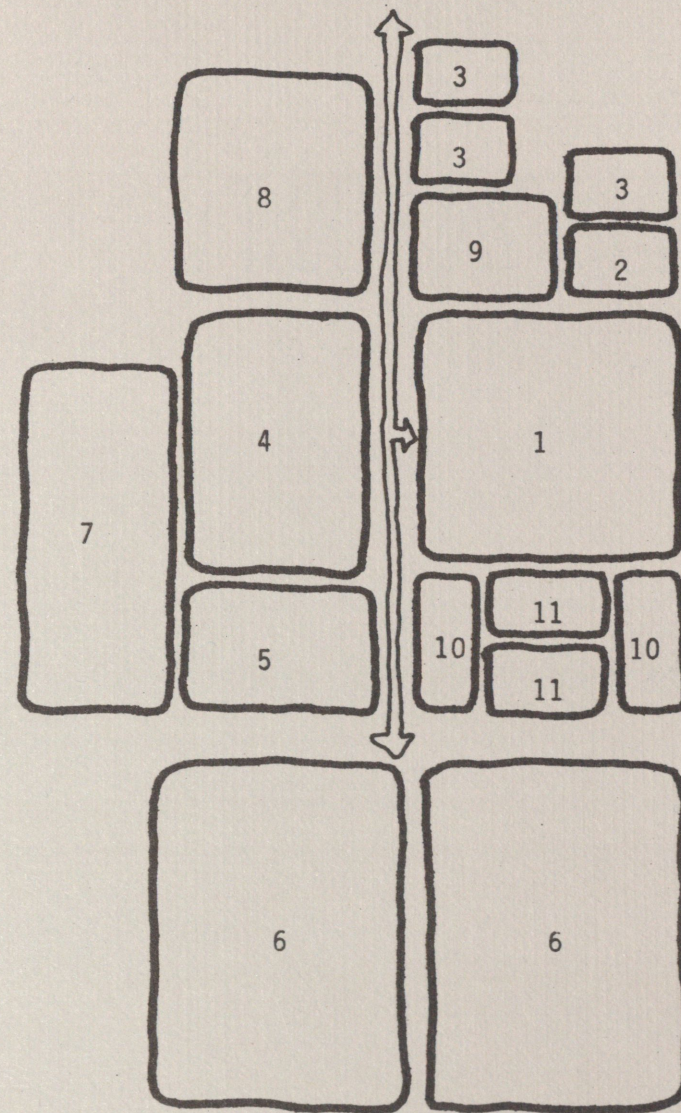
Average Ceiling Height Approx.: 15'-0"

- 1 Lobby: 1600 sq. ft.; 40' x 40'
- 2 Operations Desk: 150 sq. ft.; 15' x 10'
- 3 Administration: 3 @ 150 sq. ft.; 15' x 10'
- 4 Dining: 2025 sq. ft.; 45' x 45'
- 5 Coffee Shop: 600 sq. ft.; 30' x 20'
- 6 Banquet Rooms: 2 @ 1800 sq. ft.; 45' x 40'
- 7 Kitchen: 1250 sq. ft.; 50' x 25'
- 8 Cocktail Lounge: 960 sq. ft.; 32' x 30'
- 9 Valet Shop: 300 sq. ft.; 20' x 15'
- 10 Lounge: 2 @ 200 sq. ft.; 20' x 10'
- 11 Toilet Facilities: 2 @ 200 sq. ft.; 20' x 10'

Total Area: 10,910 sq. ft.

SERVICE/KITCHEN SPACE

Please refer to Restaurant Space areas



THEATER

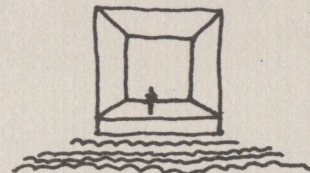
THEATER

TYPES OF THEATERS

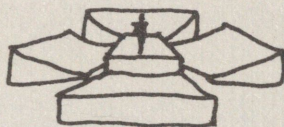
Open Stage



Proscenium Stage



Arena Stage



DEFINITION

The Theater must be a dynamic volume which is capable of providing for a variety of actor-audience performances. It must be designed in such a way that the audience is able to hear and see the performance without distraction, and in comfort and safety. However, its ultimate objective in attending any performance, is to receive the utmost sensory stimulation through a maximum emotional and intellectual experience -- maximum appreciation and enjoyment must be achieved.

USES

Children's Theater

Small Local Orchestras

University Drama & Musical Performances

Small Local Bands

Touring Dance Companies

Touring Artists

THEATER

Small Local Drama/Dance Companies

Local City Symphonies

Lecture Series

THEATER

OBJECTIVES

- * Locate Theater adjacent to Museum.
- * Make the interior configuration versatile for multi-purpose uses.
- * Provide adequate sight lines:

Vertical Angle: no greater than 30°

Horizontal Angle To Centerline: approx. 60°

- * Seating:

Curvature of seats is necessary in order for occupants to be visually oriented to the stage.

Stagger seats in order to provide best visibility.

Last row of seats should not be more than 75-100 feet from stage.

Maximum legal number of seats/row is 14; then an aisle must exist.

- * Aisles:

Straight radial aisles are better than aisles which curve or bend.

- * Depth of House: (general rules of thumb)

Optimum depth equals four times the screen width -- maximum equals six times the screen width.

Depth equals 1.25 to 2.35 times the house width.

THEATER

OBJECTIVES

- * Generally, two significant considerations in planning the depth of a house.
 1. Visual Acuity -- normal eye can perceive a dimension of 0.035 inches at 50 feet. and 0.35 inches at 100 feet. Details of actors' make-up and facial expressions are not plainly recognizable at distances of more than 50 feet from the stage.
 2. Capacity -- the larger the house, the lower the price/seat or the greater the gross.
- * Sight lines determine proscenium splay and house width.
- * Visibility limits, and capacity determines the depth.
- * The lowest seat in the front row must be located where the patron can just see the stage floor.
- * The highest seat in the balcony must be on a line which is not more than 30° to the horizontal at the front curtain at the stage floor.
- * The slope of the floor may begin at 3'-8" below the stage height; distance is determined by the 30° angle.
- * The slope of the balcony floor should not change from the floor slope below.
- * "Front" or public areas and "Backstage" or work groups constitute the two major elements in a theater.

THEATER

OBJECTIVES

- * Seating Spacing (approximate)
 - 32" from back to back
 - 20"+ from center to center

THEATER

OCCUPANTS: City Residents - Local Community Residents - Nonlocal Visitors

SEATING CAPACITY: Approximately 2,500 persons

<u>Workable Spaces</u>	<u>Quantity</u>	<u>Spatial Relationships</u>	<u>Character of Space</u>
Auditorium 3000 sq. ft.	1	Adjacent to Box Office, Stage, Proscenium, Exits, Lobby, Toilets.	Multi-purpose configuration, adequate sight lines. Last row of seats -- no more than 75-100 feet from stage. Balcony?
Stage 3825 sq. ft.	1	Adjacent to Dressing Room, Props, Proscenium, Electrical, Workshop, Costumes, Storage, Auditorium.	Multi-purpose configuration. Provide adequate dimension opening.
Proscenium 840 sq. ft.	1	Adjacent to Stage, Exits, Auditorium.	Provide space for approx. 40-50 musicians.
Box Office 80 sq. ft.	2	Adjacent to Lobby Administration, Auditorium.	Should be designed such that it controls traffic flow and all in-out activity. Space for two employees.
Administration 120 sq. ft.	4	Adjacent to Auditorium, Box Office, Lobby.	Provide efficient, adequately sized space for office. At least four employees.
Dressing Room 640 sq. ft.	2	Adjacent to Stage, Props, Costumes.	Provide adequate individual rooms for both male and female with toilet, shower, make-up area, dressing, storage.

THEATER

<u>Workable Spaces</u>	<u>Quantity</u>	<u>Spatial Relationships</u>	<u>Character of Space</u>
Costume Room 600 sq. ft.	1	Adjacent to Stage, Props, Dressing Room.	Provide adequate storage, mirrors, exterior light if possible.
Workshop 1200 sq. ft.	1	Adjacent to Storage, Exits, Stage, Service.	Very open, versatile, large space. Provide adequate storage space. Utilize natural sunlight if possible.
Props 500 sq. ft.	1	Adjacent to Stage, Dressing Room, Costumes, Workshop.	Provide adequate storage space.
Toilet Facilities 200 sq. ft.	2	Adjacent to Box Office, Lobby, Auditorium.	Provide for handicapped. Approx. 4-5 toilets, 2 sinks, mirrors, dryer, dispenser, towel dispenser. Provide seating area.
Lounge 200 sq. ft.	2	Adjacent to Box Office, Lobby, Administration.	Provide comfortable seating area, mirrors, waste dispenser, private doorway opening.
Projection Room 160 sq. ft.	1	Adjacent to Auditorium, Lobby, Storage, Administration.	Provide adequate space for activities occurring in room.
Lobby 1000 sq. ft.	1	Adjacent to Auditorium, Toilets, Administration, Circulation Artery.	Large, comfortable, open space. Provide seating area.
Storage 600 sq. ft.	3-4	Adjacent to Box Office, Lobby, Stage, Electrical, Projection Room, Auditorium, etc.	Provide functional, adequate space for the storage of items.

THEATER

<u>Workable Space</u>	<u>Quantity</u>	<u>Spatial Relationships</u>	<u>Character of Space</u>
Electrical 250 sq. ft.	1	Adjacent to Stage, Storage, Workshop, Auditorium, Pros- cenium.	Provide functional, adequate space for the purpose of the room.

SCHEMATIC AREA SPATIAL RELATIONSHIPS

THEATER

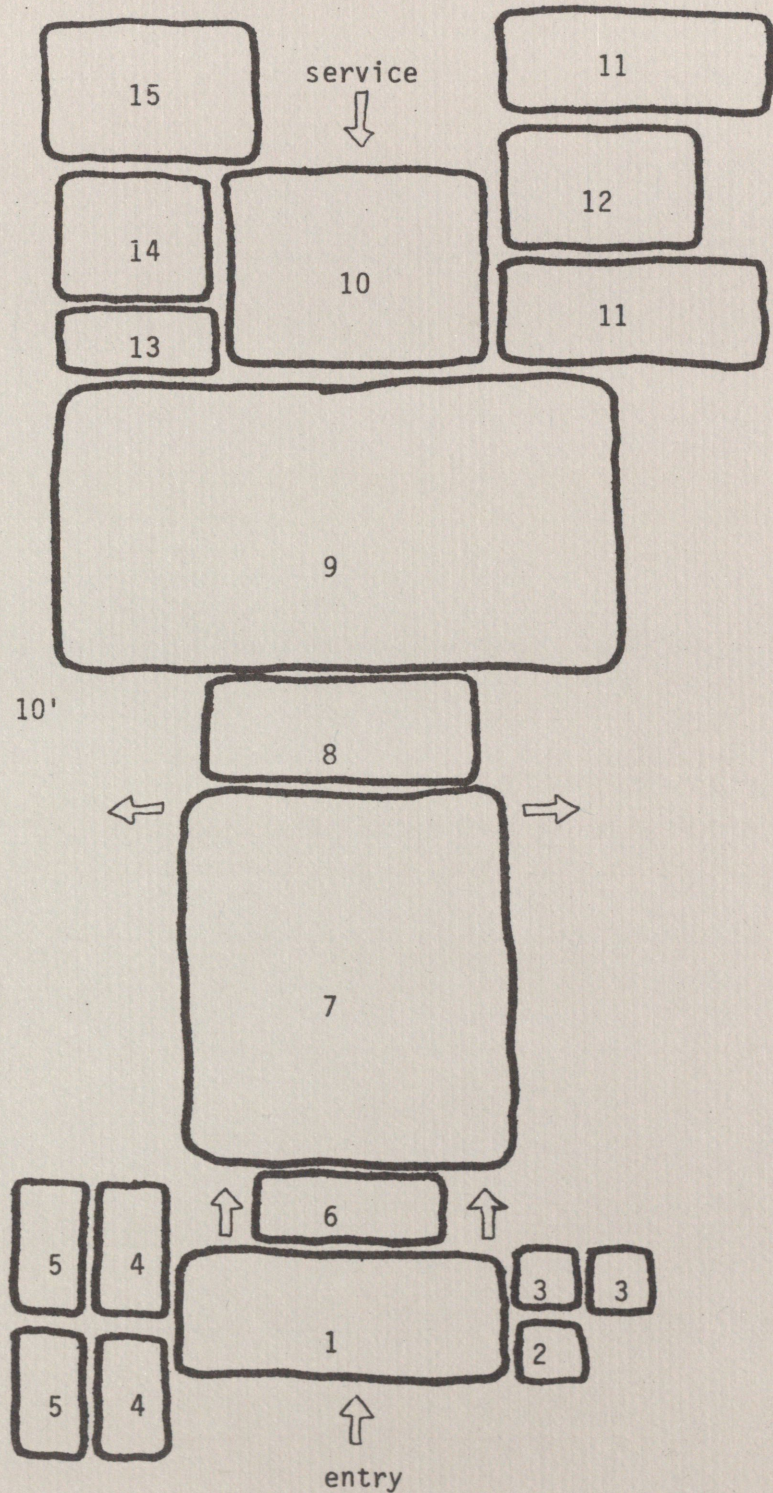
Ceiling Height for Auditorium: 50'-0"

Ceiling Height for Stage: 70'-0"

All Other Ceiling Heights Approx.: 12'-0"

- 1 Lobby: 1,000 sq. ft.; 50' x 20'
- 2 Box Office: 80 sq. ft.; 10' x 8'
- 3 Administration: 120 sq. ft.; 12' x 10'
- 4 Lounge: 2 @ 200 sq. ft.; 20' x 10'
- 5 Toilet Facilities: 2 @ 200 sq. ft.; 20' x 10'
- 6 Projection Room: 160 sq. ft.; 20' x 8'
- 7 Auditorium: 3,000 sq. ft.; 60' x 50'
- 8 Proscenium: 840 sq. ft.; 42' x 20'
- 9 Stage: 3,825 sq. ft.; 85' x 45'
- 10 Workshop: 1,200 sq. ft.; 40' x 30'
- 11 Dressing Room: 2 @ 640 sq. ft.; 40' x 16'
- 12 Costume Room: 600 sq. ft.; 30' x 20'
- 13 Electrical Room: 250 sq. ft.; 25' x 10'
- 14 Props: 500 sq. ft.; 25' x 20'
- 15 Storage: 600 sq. ft.; 30' x 20'

Total Area: 14,255 sq. ft.



MUSEUM

MUSEUM

TYPES OF MUSEUM

Art	Physical & Natural Science
Archeological	Archive/Historical
Technological	Ecological
Agricultural	Ethnographical

DEFINITION

The Museum is a non-profit permanent institution in service of society; it is dedicated to presenting material to the public for their enjoyment and information. The Museum should encompass the education, exploration, research, and communication of man and his environment, through visual (exhibits & graphic information), and verbal (recorded written information) means. It should encompass all sections of the community, highlight current topical subjects, and help the people become aware of the past, present, and future of their community. The Museum should encourage the community to cherish its culture.

USES

Historical Displays	Showroom/Display Area
Art Displays	Active Displays (Dance, Music, Drama, etc.)
Traveling/Tour Displays	Multi-Displays (Archeological, Technological, Ecological, etc.)

MUSEUM

OBJECTIVES

- * Provide large, open, versatile spaces which may be divided by lightweight, flexible, movable, structural units.
- * The auxiliaries -- necessary props to present the information and objects -- must assume a purely functional role. The object being displayed must be presented provocatively.
- * The objects in the museum should not be totally taken from their natural environment.
- * The museum must educate while entertaining; the line between entertainment and education is very fine. They are both closely linked.
- * The museum is a tool to make contact with the public.
- * A museum is no longer a storehouse for the preservation of a societies cultural and natural heritage, but powerful instruments of education in the broad sense.
- * Museum space should be adjacent to the main events of the center.
- * The exhibitions must be dynamic and versatile.
- * Exhibitions are "designs in space".
- * Organization of floor plan should safeguard an uninterrupted flow of visitors -- functional traffic flow.
- * Considerations of the visitors' walking direction and reading habit must be analyzed.

MUSEUM

OBJECTIVES

- * Provide use of extended field of vision.
- * Utilize the exploitation of new materials, techniques, lighting, etc.

MUSEUM

OCCUPANTS: City Residents - Local Community Residents - Nonlocal Visitors

<u>Workable Spaces</u>	<u>Quantity</u>	<u>Spatial Relationships</u>	<u>Character of Space</u>
Exhibit Room 2 @ 1600 sq. ft. 2 @ 3000 sq. ft.	4	Adjacent to Lobby, Toilet, Administration, Storage, Workshop, Documentation.	Space must be flexible, dynamic. Should have uninterrupted traffic flow; should have extended field of vision. Natural sunlight where appropriate.
Workshops 600 sq. ft.	3	Adjacent to Exhibit Rooms, Storage, Administration, Toilets, Lobby.	Spaces must be open, versatile areas with adequate auxiliaries to facilitate.
Administration 180 sq. ft.	3	Adjacent to Lobby, Toilet, Exhibit Rooms, Documentation.	Provide adequate room for office functions. Provide space for secretarial work. Natural sun- light, if possible.
Lobby 1200 sq. ft.	1	Adjacent to Exhibit Rooms, Administration, Toilets, Studios, Circulation Artery.	Large, comfortable, open space. Provide seating area.
Documentation 750 sq. ft.	1	Adjacent to Administration, Exhibit Rooms, Workshop, Storage.	Provide adequate space for storage, filing, writing, etc. Provide adequate auxiliaries to facilitate.
Storage 2 @ 1200 sq. ft.	2	Adjacent to Administration, Storage, Exhibit Rooms.	Provide adequate service entry. Open, versatile space to facilitate.
Studio 2 @ 750 sq. ft. 1250 sq. ft.	3	Adjacent to Exhibit Rooms, Storage, Lobby, Toilet, Administration.	Open, versatile space with adequate auxiliaries to facilitate Dance, Music and Drama Studios.

MUSEUM

<u>Workable Space</u>	<u>Quantity</u>	<u>Spatial Relationships</u>	<u>Character of Space</u>
Toilet Facility 150 sq. ft.	2	Adjacent to Lobby, Studios, Workshops.	Provide for handicapped. Approx. 4-5 toilets, 2 sinks, mirrors, dryer, dispenser, towel dispenser.

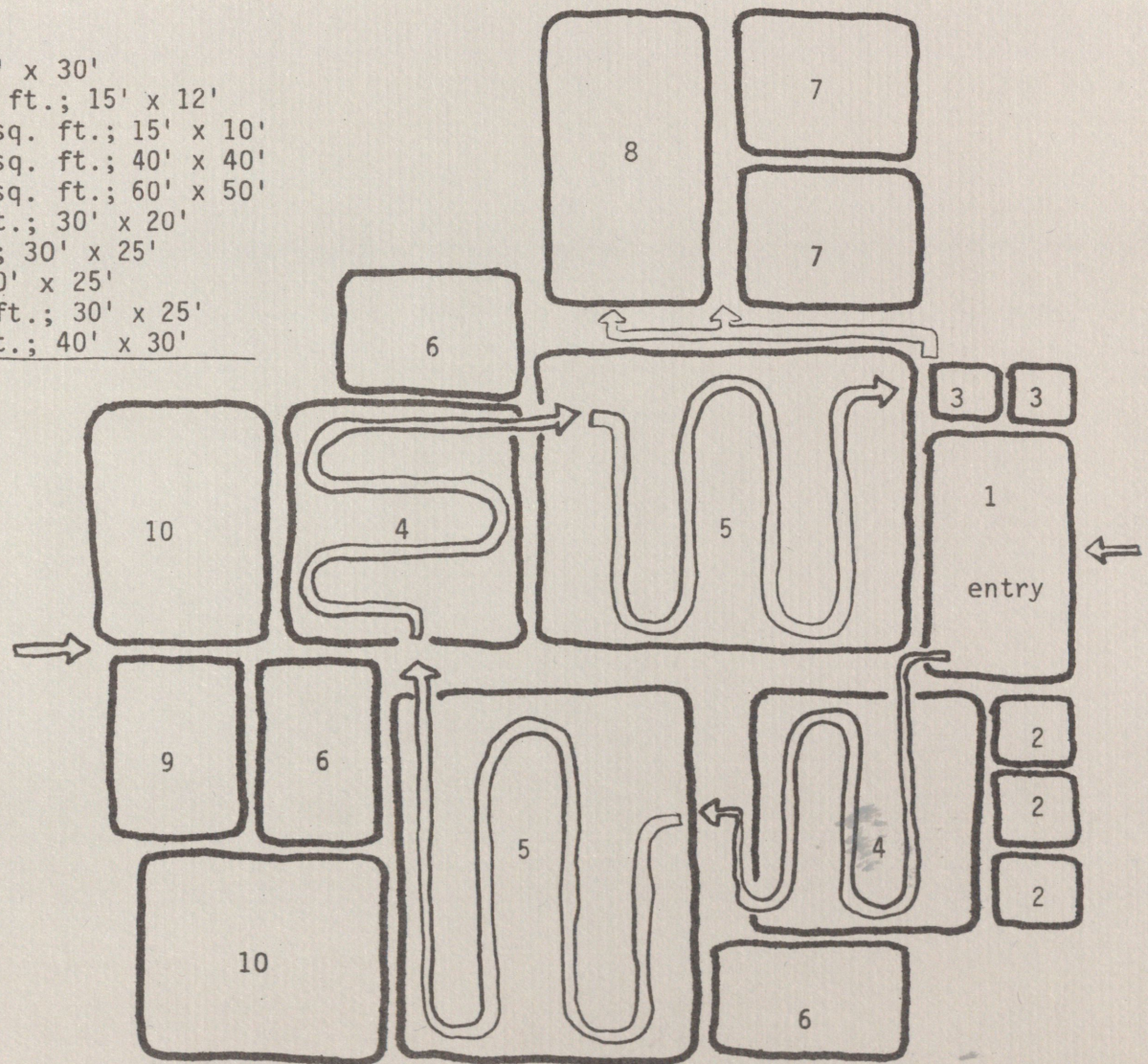
SCHEMATIC AREA SPATIAL RELATIONSHIPS

MUSEUM

Average Ceiling Height Approx.: 15'-0"

- 1 Lobby: 1200 sq. ft.; 40' x 30'
- 2 Administration: 180 sq. ft.; 15' x 12'
- 3 Toilet Facilities: 150 sq. ft.; 15' x 10'
- 4 Exhibit Room: 2 @ 1600 sq. ft.; 40' x 40'
- 5 Exhibit Room: 2 @ 3000 sq. ft.; 60' x 50'
- 6 Workshop: 3 @ 600 sq. ft.; 30' x 20'
- 7 Studio: 2 @ 750 sq. ft.; 30' x 25'
- 8 Studio: 1250 sq. ft.; 50' x 25'
- 9 Documentation: 750 sq. ft.; 30' x 25'
- 10 Storage: 2 @ 1200 sq. ft.; 40' x 30'

Total Area: 17,230 sq. ft.



LIBRARY

LIBRARY

CATEGORIES IN THE LIBRARY

Adult Fiction

Adult Non-Fiction

Children's Books

Books for Young Adults

Reference Books

Bound Newspapers

Audio Visual Department

Unbound Newspapers

Microfilmed Newspapers

Bound Periodicals

Unbound Periodicals

Microfilmed Periodicals

Local History Books

Special Subject Collections

DEFINITION

The Library is a service organization intended to serve the people. It will be used as a tool to obtain selective general information relative to the elements which exist within "The Center". For instance, the Library will encompass topics such as Art, Architecture, Sociology, Community History, Archeology, Technology, etc.

USES

Research general topics

Audio-Visual research and entertainment

Research lab to study the contents of the center

LIBRARY

OBJECTIVES

- * One complete efficient card catalog is needed.
- * Circulation Desk must have direct visual control of the flow of traffic.
- * Only one public entry is needed.
- * A librarian or attendant should not be responsible for areas more than 55 feet beyond his/her desk.
- * Facilitate supervisory control together with a flexible layout of public services.
- * Guidelines for minimum space requirements:

Population Serving	Size of Book Collection	Linear Foot of Shelving	Amount of Floor Space
Under 2,500	10,000	1,300	1,000

- * Library must be centrally located where it will be accessible to the largest number of potential readers and information seekers.
- * Every public service area should be supported by book storage, office and work areas.
- * Reading rooms should be grouped so that they may be served by common book storage, office, and work areas.
- * Ideally, all public services should be located on the main floor of the library in the interests of user convenience, economy, and simplification of operation.

LIBRARY

OBJECTIVES

* Book Specifications:

50 book/foot of standard height wall shelving

100 books/foot of double-faced shelving

Bookstack areas: 15 books/sq. ft. (includes aisles) or 2 books/ft.³

* Staff space requirement should be calculated on the basis of 100 sq. ft./staff member.

This includes: Administrative Offices, Work Rooms, Staff Lunch and Lounge Rooms.

LIBRARY

OCCUPANTS: City Residents - Local Community Residents - Nonlocal Visitors

<u>Workable Spaces</u>	<u>Quantity</u>	<u>Spatial Relationships</u>	<u>Character of Space</u>
Circulation Desk 375 sq. ft.	1	Adjacent to Entry, Administration, Card Catalog, Toilets, Display.	Provide adequate space and auxillaries for filing, book return, check-out, etc. Should have direct visual control of all traffic flow.
Card Catalog 120 sq. ft.	1	Adjacent to Circulation Desk, Processing Dept., Book Stacks.	Provide writing surface, filing cabinet, stools. Simple and efficient.
Book Stacks 1200 sq. ft.	-	Adjacent to Card Catalog, Circulation Desk, Read/Study Area, Processing Dept., Book Stacks.	Provide adequate auxillaries to facilitate. Allow natural light to penetrate, and allow for ease of circulation.
Read/Study Area 1 @ 750 sq. ft. 1 @ 225 sq. ft.	2	Adjacent to Book Stacks, Card Catalog, Audio Visual, Circulation Desk.	Comfortable, quiet, sunlit space. Should encourage relaxation, enjoyment of task. Provide tables, seats, cubicles.
Processing Dept. 300 sq. ft.	1	Adjacent to Circulation Desk, Administration, Book Stacks, Storage.	Provide adequate auxillaries to facilitate the processing process.
Book Storage 600 sq. ft.	1	Adjacent to Book Stacks, Circulation Desk, Processing Dept., Administration.	Provide adequate space and auxillaries for the storage of books, magazines, periodicals, etc.

LIBRARY

<u>Workable Spaces</u>	<u>Quantity</u>	<u>Spatial Relationships</u>	<u>Character of Space</u>
Administration 180 sq. ft.	2	Adjacent to Circulation Desk, Processing Dept., Book Storage.	Provide adequate room for office functions. Provide natural light and employee lunchroom.
Audio Visual 300 sq. ft.	1	Adjacent to Read/Study Area, Circulation Desk, Card Catalog.	Should provide adequate equipment and auxiliaries for Audio Visual room. Must be soundproof.
Entry 250 sq. ft.	1	Adjacent to Circulation Desk, Display, Circulation Artery, Toilets.	Open space, should be in full view of Circulation Desk.
Display Area 50 sq. ft.	2	Adjacent to Entry, Circulation Artery, Circulation Desk.	Space capable of containing display items and information.
Toilet Facility 150 sq. ft.	2	Adjacent to Entry, Read/Study Area, Circulation Desk, Card Catalog.	Provide for handicapped. Approx. 3-4 toilets, 2 sinks, mirrors, dryer, dispenser, towel dispenser. Entry should be private.

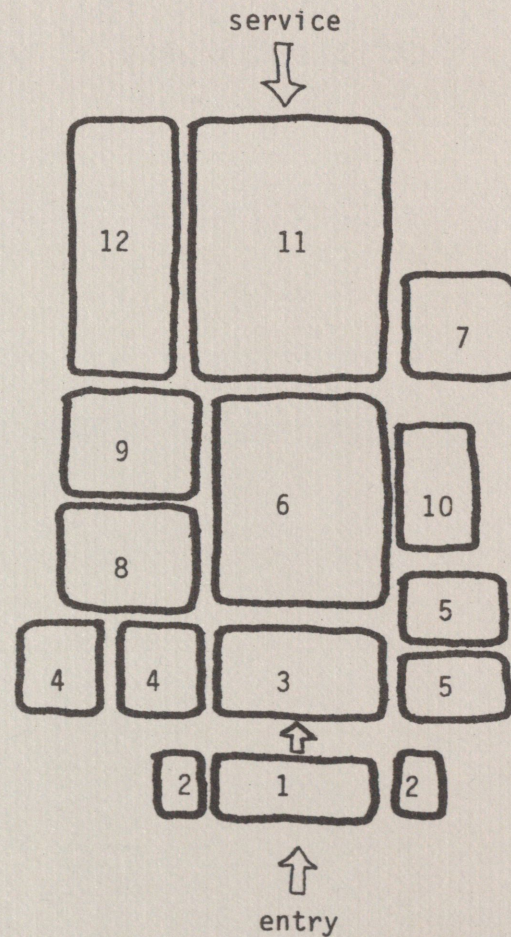
SCHEMATIC AREA SPATIAL RELATIONSHIPS

LIBRARY

Average Ceiling Height Approx.: 12'-0"

- 1 Entry: 250 sq. ft.; 25' x 10'
- 2 Display: 2 @ 50 sq. ft.; 5' x 10'
- 3 Circulation Desk Area: 375 sq. ft.; 25' x 15'
- 4 Administration: 2 @ 180 sq. ft.; 12' x 15'
- 5 Toilet Facilities: 2 @ 150 sq. ft.; 15' x 10'
- 6 Read/Study Area: 750 sq. ft.; 25' x 30'
- 7 Read/Study Area: 225 sq. ft.; 15' x 15'
- 8 Processing Dept.: 300 sq. ft.; 20' x 15'
- 9 Audio Visual Space: 300 sq. ft.; 20' x 15'
- 10 Card Catalog: 120 sq. ft.; 10' x 20'
- 11 Book Stack Area: 1200 sq. ft.; 30' x 40'
- 12 Storage: 600 sq. ft.; 15' x 40'

Total Area: 4,535 sq. ft.



RESTAURANT

RESTAURANT

TYPES OF RESTAURANTS

Oriental Restaurant

Continental "

Seafood "

Steakhouse "

Pizza "

Pasta "

Mexican "

Greek "

Fast Food Restaurant

Health Food "

German "

Pancake "

Swedish "

Salad "

Dinner Theater "

Sandwich "

DEFINITION

The restaurant(s) should be an activity which entails complete enjoyment and entertainment while dining. The event of ordering a meal should be pleasant, with little effort involved on the guest's part. The space must be efficient yet design oriented with a pleasant relaxing atmosphere.

USES

Meal/Business Meeting

Necessity of Meal

Personal Meeting with a Friend

Enjoyment of Eating Out

Large Group Meal

Small Personal Meal

Theater with Dinner

RESTAURANT

OBJECTIVES

- * Kitchen must be 2/3 the size of the dining space.
- * Provide view to exterior -- natural light.
- * Create privacy niches in the dining area.
- * Utilize a dramatic view of the water, city, etc.!
- * Possibly design one restaurant to facilitate a Dinner Theater.

RESTAURANT

OCCUPANTS: City Residents - Local Community Residents - Nonlocal Visitors

SEATING CAPACITY: Approximately 30-40 or 50-60 persons.

<u>Workable Spaces</u>	<u>Quantity</u>	<u>Spatial Relationships</u>	<u>Character of Space</u>
Kitchen approx. 1000 sq. ft.	-	Adjacent to Dining, Administration, Storage, Service, Banquet Facilities.	Efficient, clean space, designed for maximum performance, and for codes and regulations.
Dining 2500 sq. ft.	-	Adjacent to Kitchen, Entry, Toilets, Administration, Cocktail Lounge.	Provide nice pleasant atmosphere and auxiliaries to facilitate.
Administration 120 sq. ft.	-	Adjacent to Kitchen, Storage, Dining.	Provide adequate room for office functions. Natural light if possible.
Toilet Facility 150 sq. ft.	2+	Adjacent to Dining, Entry, Cocktail Lounge.	Provide for handicapped. Approx. 3-4 toilets, 2 sinks, mirrors, dryer, dispenser, towel dispenser. Provide small seating area.
Cocktail Lounge 500 sq. ft.	1	Adjacent to Dining, Administration, Kitchen, Storage.	Provide bar, storage, seating. Provide nice pleasant atmosphere.
Storage -	-	Adjacent to Kitchen, Dining, Service.	Open versatile space to facilitate.

SCHEMATIC AREA SPATIAL RELATIONSHIPS

RESTAURANT

Average Ceiling Height: 12'-0"

- 1 Dining: 2,025 sq. ft.; 45' x 45'
- 2 Waiter Pick-Up: 250 sq. ft.; 25' x 10'
- 3 Chef's Office: 120 sq. ft.; 10' x 12'
- 4 Ice & Water: 2 @ 120 sq. ft.; 8' x 15'
- 5 Final Cooking Area: 450 sq. ft.; 30' x 15'
- 6 Food Cooking Area: 240 sq. ft.; 20' x 12'
- 7 Cold Food Area: 200 sq. ft.; 8' x 25'
- 8 Dishwashing Area: 200 sq. ft.; 8' x 25'
- 9 Bake Shop: 240 sq. ft.; 20' x 12'
- 10 Pot Wash Area: 144 sq. ft.; 12' x 12'
- 11 Cold Storage: 180 sq. ft.; 15' x 12'
- 12 Dish Trucks: 120 sq. ft.; 10' x 12'
- 13 Dish Rack Area: 180 sq. ft.; 45' x 4'
- 14 Meat Freezer: 288 sq. ft.; 12' x 24'
- 15 Meat Refrigerator: 288 sq. ft.; 12' x 24'
- 16 Storage: 408 sq. ft.; 17' x 24'
- 17 Garbage: 96 sq. ft.; 4' x 24'
- 18 Lockers: 2 @ 375 sq. ft.; 15' x 25'
- 19 Loading Dock: 450 sq. ft.; 45' x 10'

Total Area: 4,844 sq. ft.



COMMERCIAL / SHOPS

COMMERCIAL/SHOPS

TYPES OF SHOPS

Florist

Gift Shop

Candy Shop

Snack Bar Store

Natural Foods Store

Book/Magazine Shop

Jewelry Shop

Boutique

Men's Apparel

Ice Cream Shop

Arts & Crafts Shop

Kitchen/Housewares Shop

Toy Shop

Beauty Salon

DEFINITION

In order to encourage activity and excitement of experience in the center, it is feasible and appropriate to incorporate commercial relief points -- shops located along the circulation path of the center. Thus, these shops, which will vary in type and character, shall be located randomly at points which require relief from the intense output of cultural information and events.

USES

Browsing/Entertainment

Purchase Gifts and/or Personal Items

COMMERCIAL/SHOPS

OBJECTIVES

- * Places where small shops occur should be spaces along the major circulation path, and spaces where the experience starts to become monotonous.
- * Each shop should have different themes and a different character.
- * Each shop should maintain basic design principles and conceptual themes, however, they must be different at the same time.
- * Advertisement/Signage for business and location purposes are necessary.
- * Shops should be located adjacent to major circulation areas.
- * Provide a variety of different types of shops which appeal to the merchants.

COMMERCIAL/SHOPS

OCCUPANTS: City Residents - Local Community Residents - Nonlocal Visitors.

<u>Workable Spaces</u>	<u>Quantity</u>	<u>Spatial Relationships</u>	<u>Character of Space</u>
Check-Out Area 60 sq. ft.	-	Adjacent to Entry, Showroom Area, Storage, Administration.	Should control all traffic flow.
Showroom Area 900 sq. ft.	-	Adjacent to Check-Out, Entry, Storage.	Provide pleasant characterable space.
Administration 240 sq. ft.	-	Adjacent to Storage, Check-Out Area.	Provide adequate room for office functions.
Storage 750 sq. ft.	-	Adjacent to Showroom, Administration, Service.	Open versatile space to facilitate.

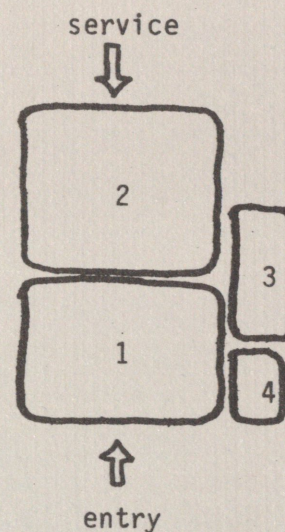
SCHEMATIC AREA SPATIAL RELATIONSHIPS

COMMERCIAL/SHOPS

Average Ceiling Height: 12'-0"

- 1 Shop Area: 900 sq. ft.; 30' x 30'
- 2 Check-Out Area: 60 sq. ft.; 6' x 10'
- 3 Administration: 240 sq. ft.; 12' x 20'
- 4 Storage: 750 sq. ft.; 30' x 25'

Total Area: 1,950 sq. ft.



OFFICE SPACE

OFFICE SPACE

TYPES OF OFFICES

- | | |
|-------------------------------|-----------------------------|
| * Management Offices | * Banking Office Extensions |
| * Doctors' Offices | * Insurance |
| * Business Offices | * Accounting |
| * Architects/Designer Offices | * Travel Agency |
| * Real Estate | |

DEFINITION

The office spaces should be reserved for business operations which are beneficial to the visitors of the center. They must be successful and respectable businesses which will only compliment the community center.

OBJECTIVES

- * Each office unit should be of a moderate area which to sufficiently accommodate its purpose. Approximately 1200-1500 sq. ft.
- * Access to the space should be directly adjacent to a major circulation artery.
- * Most office units should be located no lower than the second level.
- * Provide natural light and view to the exterior if possible.
- * All advertising/signage of businesses must graphically correspond somehow.
- * Public facilities must be located nearby.

OFFICE SPACE

OCCUPANTS: City Residents - Local Community Residents - Nonlocal Visitors

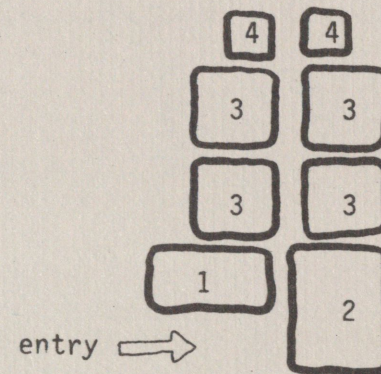
<u>Workable Spaces</u>	<u>Quantity</u>	<u>Spatial Relationships</u>	<u>Character of Space</u>
Secretarial Area Approx. 200 sq. ft.	1-2	Adjacent to Entry, Waiting Area, Offices.	Provide desk, seating, storage for secretarial work. Should have direct visual control of traffic flow.
Private Office 120-150 sq. ft.	-	Adjacent to Waiting Area, Secretarial Area.	Provide desk, seating, storage, plus any other auxiliaries in order to facilitate.
Waiting Area 300 sq. ft.	1	Adjacent to Entry, Office Area, Secretarial Area.	Provide comfortable relaxed seating for visitor. Reading material and any other entertaining items should be supplied.
Toilet Facilities 30 sq. ft.	2	Adjacent to Secretarial Area and Office Area.	Provide toilet, sink, waste dispenser and mirror for business employees only.
Storage -	-	Adjacent to all necessary areas.	Open versatile space to facilitate.

SCHEMATIC AREA SPATIAL RELATIONSHIPS

OFFICE SPACE

Average Ceiling Height: 9'-0"

- 1 Secretarial Area: 200 sq. ft.; 10' x 20'
- 2 Waiting Area: 300 sq. ft.; 15' x 20'
- 3 Private Office Area: 144 sq. ft.; 12' x 12'
- 4 Toilet Facilities: 30 sq. ft.; 5' x 6'



FUTURE DEVELOPMENT SPACES

FUTURE DEVELOPMENT SPACES

Incorporated into the design of the culture/convention center, there should exist spaces reserved for future development. These vacant spaces could accommodate events from restaurant/ cocktail lounges to museum/exhibit spaces. Whatever the function, the future development spaces should be reserved for events which the public users can benefit from.

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