



REQUEST FOR CONSULTING SERVICES

FOR

CAMPUS MASTER PLAN UPDATE

University of Wisconsin - Superior

May, 2013

DFD Project No. 12I1C

Background and Purpose

This project will update the University of Wisconsin - Superior (UW-Superior) Campus Master Plan, developed in 1999 (DFD Project No. 97737). This Campus Master Plan Update must conform to other relevant campus planning documents, document development that has occurred since the 1999 Master Plan, and ultimately provide a 20-year framework for future campus growth and development in both the academic and residence life portions of the campus.

UW-Superior was founded in 1893 as a Superior Normal School. The institution evolved into a State Teachers College in 1927, the Wisconsin State College at Superior in 1951, Wisconsin State University – Superior in 1964, and became part of the new UW System in 1971.

UW-Superior, the smallest the UW System comprehensive universities with a current enrollment of approximately 2900 by headcount, has the distinction of being designated “Wisconsin’s Public Liberal Arts College” by the Board of Regents. The university prides itself on providing students with quality academic programs, small classes and a friendly, supportive atmosphere. A solid liberal arts program offers the skills needed to perform on the job and in society. Quality professional training provides specific skills to succeed in teaching, business, science, the arts and in a host of other endeavors. The university is a member of the Council of Public Liberal Arts Colleges.

The main 124 acres that comprise UW-Superior is divided into north and south campuses separated by five blocks of private residences. The north campus contains most campus functions. The south campus contains athletic and recreational facilities, additional residence halls, and facilities support functions. The heating plant is located on a site between and to the east of both campuses. Non-contiguous land holdings include the Nelson Outdoor Laboratory, a nature/ conservancy area. In addition, the university uses and manages a DOT-created wetlands that is owned by the UW-Superior Foundation. The campus has approximately 1.2 million gross square feet of buildings.

Campus mission statement: *The University of Wisconsin-Superior fosters intellectual growth and career preparation within a liberal arts tradition that emphasizes individual attention and embodies respect for diverse cultures and multiple voices.*

Project Description and Scope

Based on the 1999 Master Plan and subsequent improvements, this project will engage the campus community in a highly interactive process to address a wide array of planning issues and create a Campus Master Plan Update that will guide future campus development over the next twenty years.

The AE consultant team will provide the following services:

- Review the 1999 Campus Master Plan, subsequent campus development as contained in the current and previous Campus Physical Development Plans, Residence Life Master Plan, Strategic Plan, Flood Evaluation Study and other campus development documents and drawings.
- Create a Campus Master Plan Update that will guide the planning and development of campus over the next 20 years.
- Perform an assessment of the age and condition of existing facilities and infrastructure and their likely ability to continue to meet future needs of the campus.

- Develop and illustrate a plan approach for phased implementation of the master plan including conceptual costs for projects anticipated to occur within the near-term (first six years of implementation), funding type and source, roles and responsibilities for the entire 20-year duration.
- Work interactively and iteratively with the Campus Master Plan Update steering committee and campus community.
- Incorporate consolidated campus, UW System and Division of Facilities Development comments into the final Campus Master Plan Update.
- Incorporate best practices related to sustainable design, construction, and operation practices into the Campus Master Plan Update.

The Campus Master Plan Update will encompass several distinct planning components some of which were not addressed by the 1999 Master Plan:

- Space Needs Assessment with recommendations for Space Use Policies
 - Perform analysis of academic and academic support space needs based on registration data, enrollment trends, faculty and staffing projections, the academic plan, evolving technology needs in the current space, and changes in program delivery including significant increases in on-line degree programs. Provide space recommendations based on this data and on national peer benchmarks.
 - Perform analysis of administrative and student support space needs based on staffing projections, organizational projections, technology needs, and program delivery. Provide space recommendations based on national peer benchmarks and best practices.
 - Perform analysis of athletic and recreational needs based on enrollment trends, strategic directions, and program delivery. Provide space recommendations based on national peer benchmarks.
 - Provide recommendations for space use and allocation policy improvements.
 - Excluding the following types of spaces: Residence Halls and Student Union.
- Campus Master Plan Update address:
 - Image and Identity
 - Access and Circulation (Pedestrian and Vehicular)
 - Retain/strengthen the strong tradition of internal pedestrian corridors connecting the core academic buildings
 - Retain/strengthen the functional separation of vehicular traffic on the inner and outer loop roads
 - Parking
 - Open Space, Recreation and Athletic Fields
 - Land Use Zones and Building Opportunity Sites
 - Utility Planning, including steam, chilled water, power, communications and data systems
 - Stormwater Management
- Landscape Improvement Plan that addresses open space landscape zones, gateways and campus perimeter treatments, way-finding signage, and other site amenities
 - Assure retention of the existing campus character and strengthen campus identity
 - Preserve important existing environmental assets
- Incorporation of the findings from existing Residence Life Master Plan
- Phased Implementation Plan
- Site and Architectural Design Guidelines

The consultant will be expected to facilitate and manage information gathering from a variety of participants including:

- Students, Faculty, Staff, and Alumni
- Superior community
- UW System Administration (UWSA)
- Division of Facilities Development (DFD)

Deliverables:

- Preliminary and Final drafts of Work Plans that address committee meetings, public forums, workshops, and review sessions
- Preliminary and Final drafts of the Campus Master Plan Update
- Preliminary and Final drafts of Phased Implementation Diagrams
- PowerPoint presentation for open forums and the campus webpage
- Revised Final Campus Master Plan Update; in format stipulated by campus, submit electronically in PDF, original editable format as stipulated by the campus, and other source-file formats and provide 15 bound hardcopy originals
- Executive Summary brochure; approximately 20-8 ½"x11" pages with color graphics and illustrative photographs/sketches; prepared in editable format stipulated by campus, submit electronically in original format and as PDF, - and provide 15 bound hardcopy originals
- The deliverables will be the property of the State of Wisconsin on behalf of US. The UW will reserve the right to modify and update the Campus Master Plan for future use.
- The final documents should be appropriate for use in the public domain.
- The final documents should be clear, concise and forward-focused.
- The final master plan document should have a professional published appearance and format, and be organized in accordance with the attached Table of Contents Example. Graphics should be readable in either color or black and white printed formats. The document should be letter size, either portrait or landscape, but may contain tabloid size fold-outs. The final MP and supporting documents shall be divided into manageable file sizes and organized by section or topic.
- All final campus plans shall be delivered in AutoCAD 2013 or later format.

Qualifications

Well qualified firms will have:

- Well-integrated AE team with appropriate specialists in higher education analysis, planning, and design to meet the project goals. Specialists may include recognized experts in land planning; space needs assessment, facility use planning, environmental planning and landscape architecture, transportation planning, utility planning, residential facilities planning, and fiscal analysis of proposed projects.
- Expertise and experience in providing campus master planning services for public comprehensive universities of a size and population similar to UW – Superior.
- Demonstrated evidence of ability to build consensus for comprehensive campus master planning concepts.
- Experience with best practices for sustainable design, construction, and operations.

Project Schedule

Below is the general project schedule that will be finalized upon consultant selection and during the final scoping process of the planning project.

AE Selection	June 2013
Kick-off	July 2013
Project Initiation	August 2013
Concept Develop & Evaluation	October 2013
Presentation of Preliminary MP Update	January 2014
Presentation of Final MP Update in Public Forum	March 2014
Completion of project and final deliverables	July 2014

Contacts

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Additional Documents

UW-Superior Campus Master Plan 1990: <http://www.uwsuper.edu/facilities/index.cfm>

UW-Superior Campus Map: <http://www.uwsuper.edu/aboutuwsuperior/maps/mapimage.cfm>

TABLE OF CONTENTS EXAMPLE
(to be confirmed prior to Draft Master Plan Table of Contents deliverable)

Executive Summary

Analysis of Existing Conditions

Campus Profile
Context within Region and City
Campus Boundary
Campus Districts
Image, Identity and Wayfinding
Access and Vehicular Circulation
Parking
Pedestrian and Bicycle Circulation
Habitat Conservation and Open Space
Athletics and Recreation
Sustainability
Utilities
Space Needs by type and by program/functional unit

Master Plan Recommendations

Goals
Campus Master Plan Design Principles
Campus Boundary
Campus Districts
Image, Identity and Way finding
Access and Vehicular Circulation
Parking
Pedestrian and Bicycle Circulation
Habitat Conservation and Open Space
Athletics and recreation
Sustainability
Utility Corridors and Improvements
Proposed Future Facilities (locations, general massing, setbacks/step backs, and square foot capacities)
Implementation Matrix and Improvement Costs

Implementation Plan

Phase 1
Phase 2
Phase 3
Future Phase

Campus Design Guidelines

Introduction (*affirmation of the 2006 Campus Design Guidelines*)
Site Design Guidelines
Architectural Design Guidelines

Appendix

Space Needs Assessment
Master Planning Process
Master Planning Meeting Notes
Summary of Input
Additional Information