

# FACILITIES PLANNING





## Progressive Thinking, Integrated Planning

Portland Community College is Oregon's number one gateway to higher education and lifelong learning. As the region's largest post-secondary institution, PCC serves some 80,000 learners a year across a 1,500-square-mile district. Integrated planning activities across the college help ensure that long-term decision-making is strategic, inclusive and mission-focused. These efforts reflect a larger intention at PCC to create a culture of planning and innovation.

A number of integrated projects are currently under way as part of long-term planning efforts:



### Strategic Planning

In 2015, PCC published a strategic vision that has become the college's overall map for ongoing planning and strategic actions.

<https://www.pcc.edu/about/administration/strategic-plan/affordable/>



Integrated  
Planning



### Facilities Planning

This process launched in fall 2016 to provide a comprehensive framework for assessing PCC's built environment and linking future capital and maintenance needs with strategic goals. The resulting plan will inform accreditation reporting as well as future infrastructure investment.



### Academic and Student Affairs Planning

This broad-based, collaborative effort will provide an ongoing process for understanding current and future strengths and needs. The resulting roadmap will ensure continuous improvement of academic programs and services in support of PCC's mission and strategic plan.



### IT Planning

This process launched in fall 2016 to provide an institutional blueprint of strategic technology projects that will align to PCC's core strategies as well as to key college-wide planning efforts. The action plan will focus on a 3-5 year timeframe with the goal of driving IT infrastructure, data, applications and processes to best-in-class status for educational technology.

## INTEGRATED PLANNING

- A collective effort to support and implement the Strategic Plan
- A coordinated approach to college development
- A new culture of planning for the college

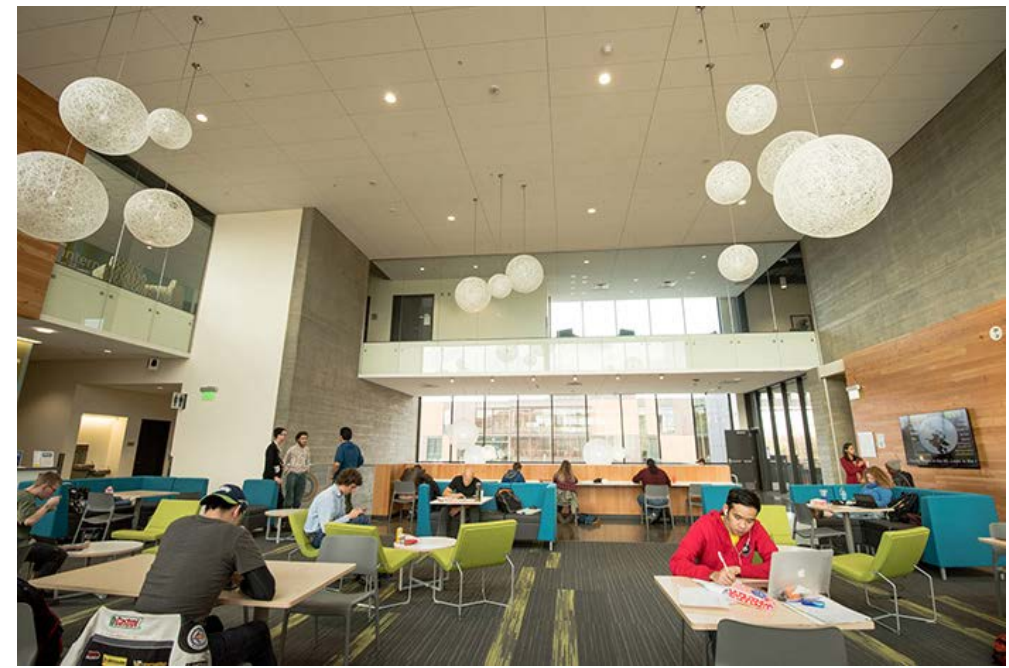
# FACILITIES PLANNING

## WHAT IT IS

- A thorough evaluation of the built environment
- A review of how existing spaces are used and how efficiently
- A foundation to inform future college growth

## WHY IT IS

- Noted in the 2015 accreditation report
- A way to identify project needs
- A methodology to prioritize projects

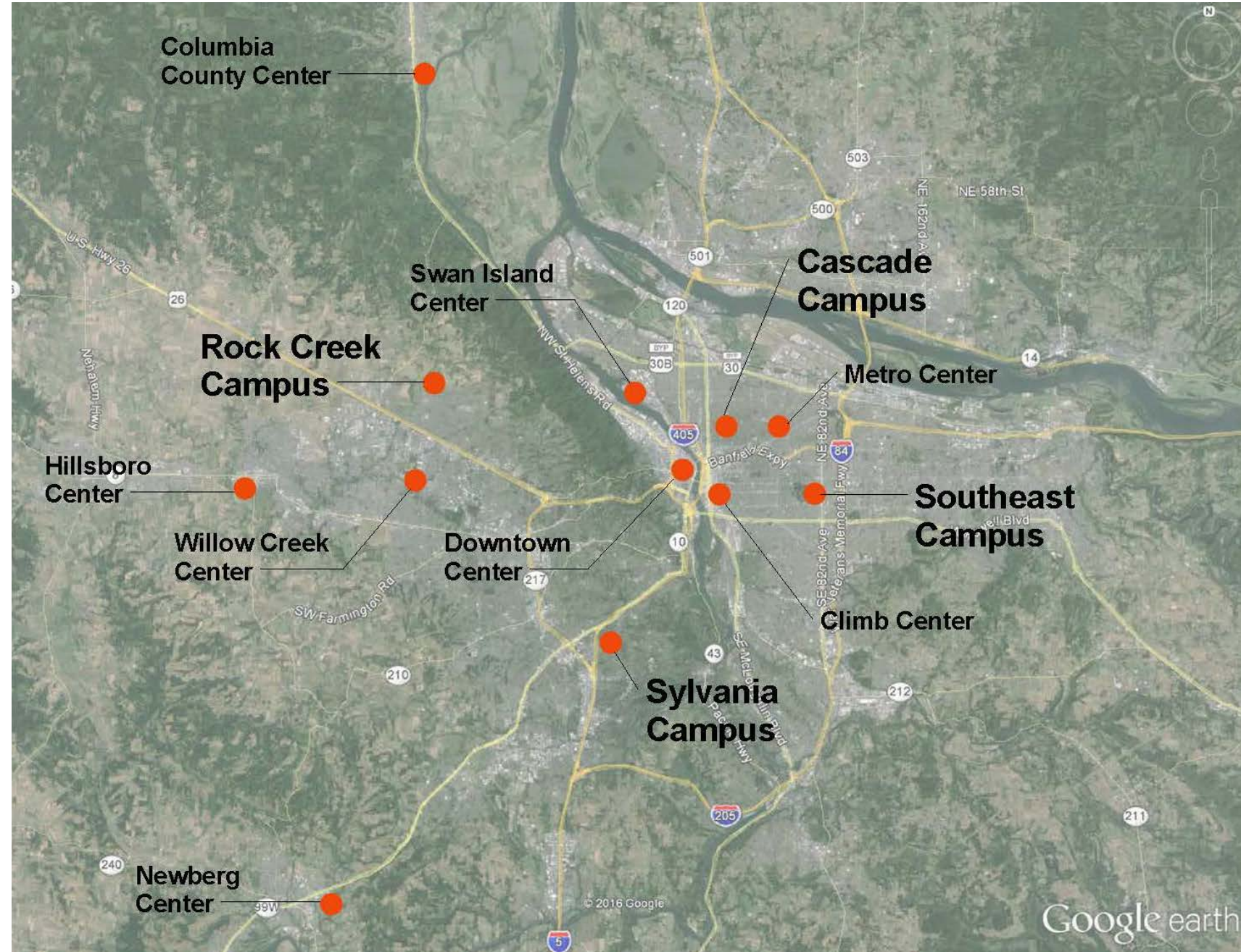




# FACILITIES PLANNING: A PHASED APPROACH

## PHASE I: EXISTING CONDITIONS

- Assess all PCC-owned facilities and infrastructure
- Complete early 2018





# FACILITIES PLANNING

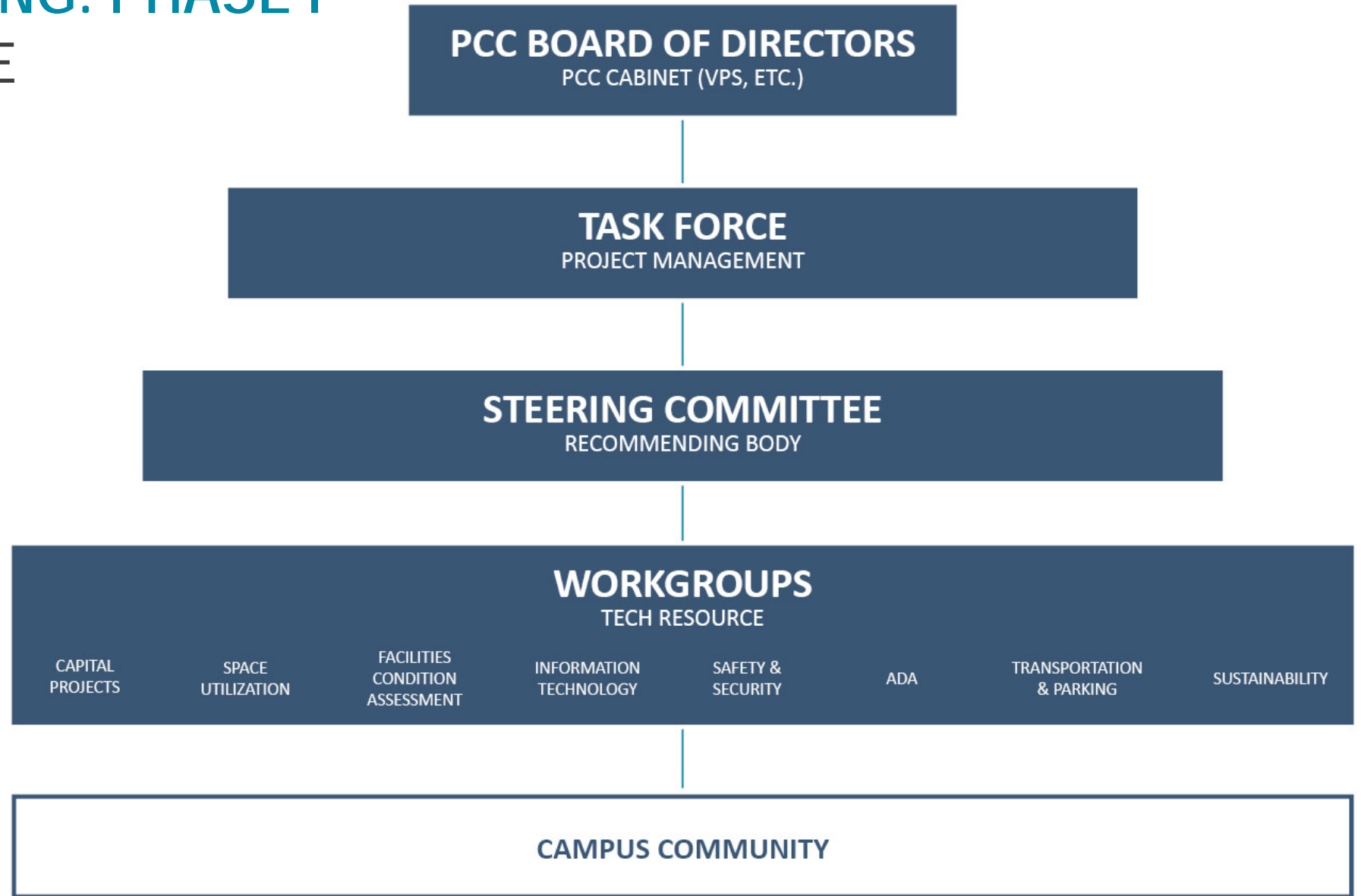
## PHASE II: COLLEGE DEVELOPMENT

- Incorporate Academic and Student Affairs Planning
- Evaluate growth capacity at campuses and centers
- Identify possible development opportunities and partnerships
- Inform potential future bond measures



# FACILITIES PLANNING: PHASE I

## PROJECT STRUCTURE



# WORK GROUP MEMBERS

## CAPITAL PROJECTS

- **Linda Degman**
- Debra Jarcho
- Rebecca Ocken
- Gary Sutton
- Tony Ichsan
- Zahava Jones

## SAFETY AND SECURITY

- **Derrick Foxworth**
- Michael Sturgill
- Debra Jarcho
- Danielle Parker
- John Zalas
- Alan Bral
- Kevin Crowley
- Tony Ichsan
- Neal Naigus
- Charisse Loughery

## SPACE UTILIZATION

- **Kurt Simonds**
- Laura Massey
- Tonya Booker
- Tricia Brand
- Ken Dodge
- Julie Mast
- Karen Sanders
- Tatyana Batazhan

## ADA

- **Alex Baldino**
- Wendy Palmer
- Jody Giffin
- Maria Mendez
- Kathy McMullen
- Kevin Edwards
- Donna Bezio

## FACILITIES CONDITION

### ASSESSMENT

- **John MacLean**
- Tony Ichsan
- Joe Gamble
- Mark Erickson
- Gary Sutton
- Heidi VanBrocklin
- Zahava Jones

## TRANSPORTATION AND PARKING

- **Kathleen McMullen**
- Karissa Nickerson
- Wendy Palmer
- Jennifer deLaix
- Mark Gorman
- Jack Lussier
- Michael Kuehn
- Mandy Ellertson
- Dean Haley

## INFORMATION TECHNOLOGY

- **Val Moreno**
- Debra Jarcho
- Patrick Iglehart
- Michael Heuer
- Hank Schottland
- Payam Damghani
- Ed Hawkins
- Andy Freed
- James Reese
- GD Iyer

## SUSTAINABILITY

- **Briar Schoon**
- Laura Ward
- Julie Mast
- Alyson Lighthart
- Elaine Cole
- Jack Lussier

# CAPITAL PROJECTS

PCC 2017 November bond proposal is a \$175 million renewal bond with three areas of focus:

## **WORK FORCE TRAINING**

- Metropolitan Workforce Training Center
- Instructional Capital Equipment

## **HEALTH PROFESSIONS TRAINING AND STEM**

- Sylvania's Health Technology Building
- Health Interprofessional Training

## **SAFETY, SECURITY, ADA**

- Extend Lifespan of Facilities
- Information Technology Upgrades
- Safety and Security Upgrades
- Safety, ADA and Transit Needs
- Cascade Public Safety Building
- Rock Creek Child Development Center
- Facilities Planning



# SPACE UTILIZATION

## TYPES OF SPACES INCLUDED IN THE STUDY

### General Administrative Space

Offices  
Conference rooms  
Support spaces

### Academic Administrative Space

Offices  
Conference rooms  
Support spaces

### Regularly Scheduled Instructional

Classrooms  
Teaching Labs

### Event Space

Meeting rooms  
Assembly spaces

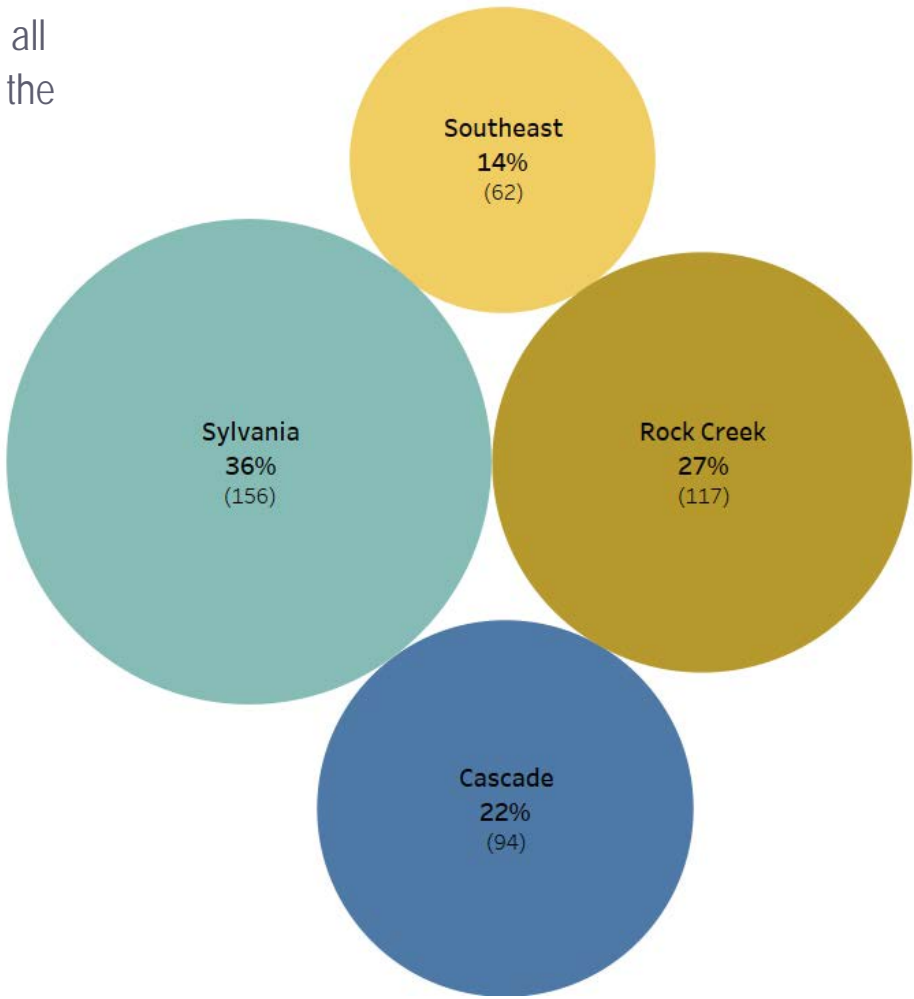
### Student Support Space

Community space  
Student service space  
Tutoring space  
Advising offices

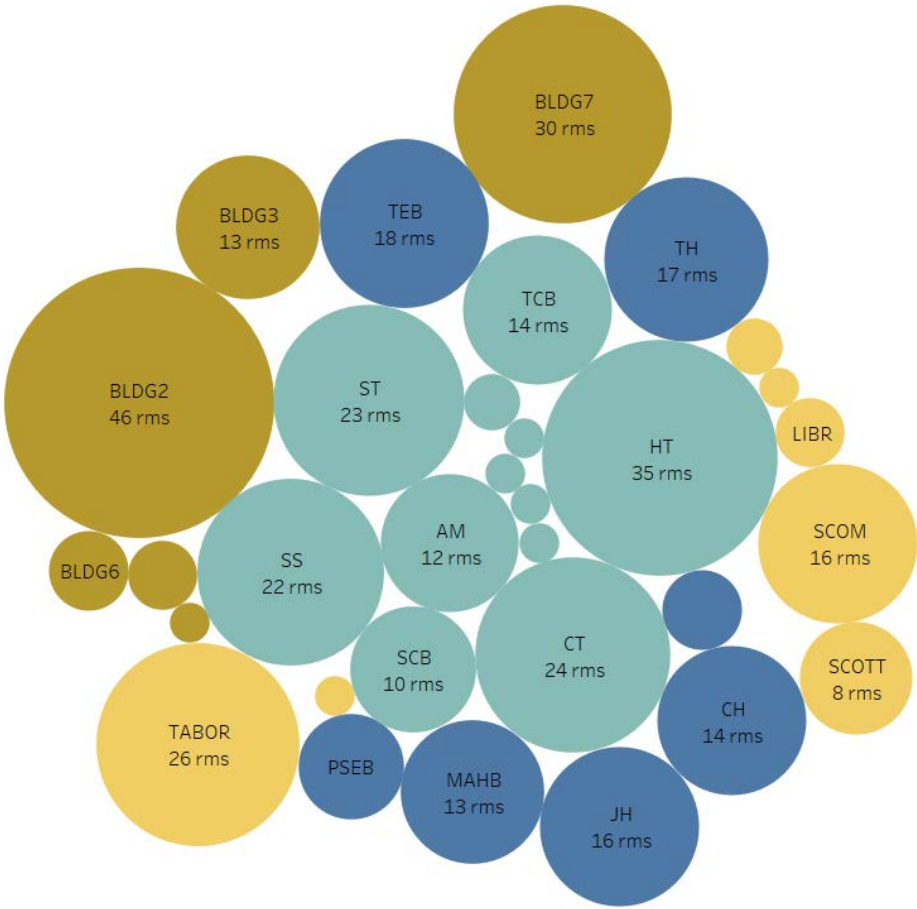
# SPACE UTILIZATION

There are 429 formal instructional spaces across all 4 campuses. Sylvania has the most (36%); Southeast the least (14%).

- Sylvania
- Rock Creek
- Cascade
- Southeast



Number of Rooms by Campus

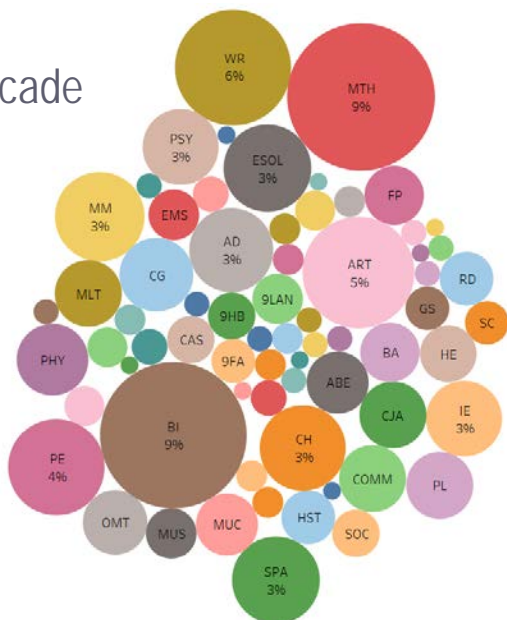


Number of Rooms by Building on Campus

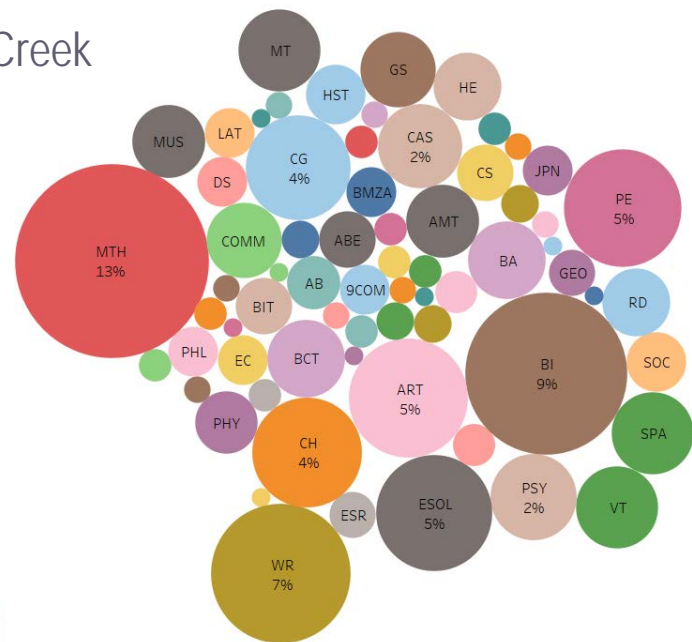


# SPACE UTILIZATION

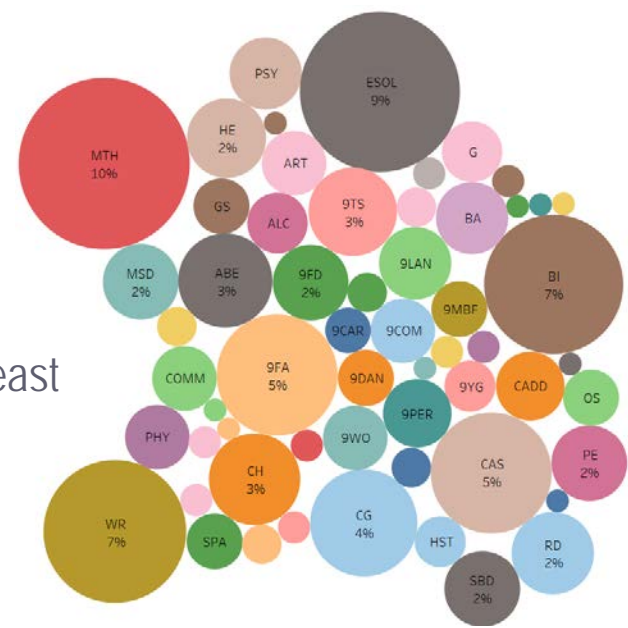
Cascade



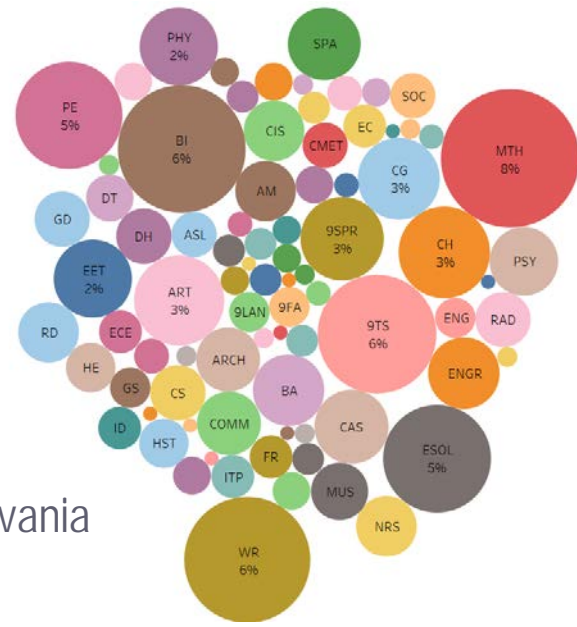
Rock Creek



Southeast



Sylvania



Subject Areas by Campus

# FACILITIES CONDITION ASSESSMENT

Assess all PCC-owned properties identifying elements needing maintenance, repair, modernization or significant investment to determine building component lifespans and repair/replacement costs

## FIRE & LIFE SAFETY

- Code issues

## INTERIOR FINISHES

- Partition Condition
- Floor Condition
- Base Condition
- Ceiling Condition

## DOORS

- Panel Condition
- Hardware Condition
- Clearances per code
- Rating

## LANDMARKS, ART, VIEWSHEDS

## MECHANICAL, ELECTRICAL, PLUMBING

- Area Served
- Code deficiencies
- System deficiencies
- Action to mitigate deficiency
- Code Violation
- Equipment condition
- Equipment life expectancy
- Maintenance
- Energy efficiency

## SKYLIGHTS

- Condition
- Functionality
- Controls / function
- Sufficient light allowance

## EXTERIOR ENVELOPE

- Wall finish material condition
- Soffit material finish condition
- Other finish conditions

## ROOFING

- Membrane condition
- Roof penetration condition
- Flashing condition
- Roof drainage condition

## ECOLOGICAL RESOURCES

- Canopy cover
- Environmental conservation zone
- Riparian value zones
- Wetland boundaries



# INFORMATION TECHNOLOGY

- Inventory and assess existing technology infrastructure with a focus on fiber and copper topology, telecommunication rooms, and wireless access
- Evaluate classroom technology, lecture capture and video production
- Assess other technologies to support academic and operational uses
- *Additional scope under consideration includes band-width utilization, redundancy, and disaster recovery*

# SAFETY & SECURITY

- Identify and assess existing electronic public safety systems including access control, mass notification, video surveillance, and intrusion
- *Development of college-wide standards also under consideration*



# ADA

- Identify pathways from parking lots and bus hubs to building entrances
- Conduct interior building assessments



# TRANSPORTATION & PARKING

- Review and update the 2012 TDM Plan
- Assess current parking and circulation needs, including parking lot maintenance, ADA parking, and electric vehicle charging
- Evaluate pedestrian and bicycle infrastructure
- Evaluate shuttle service
- Evaluate wayfinding



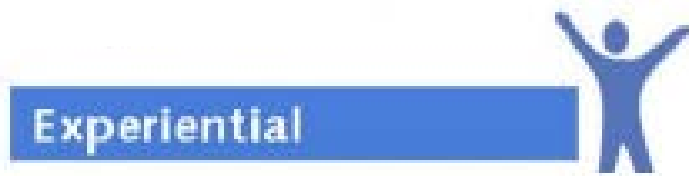


# SUSTAINABILITY

- Energy and emissions
- College operations
- Construction and renovation
- Grounds and natural systems
- Health and well-being
- Education and culture



# PROJECT RANKING CRITERIA



*Explore the value of the human experience and cultural attributes of the place*

Cultural significance  
Architectural expression  
Natural light  
Fresh air  
Views  
Acoustic qualities  
Universal Design



*Initial cost, energy savings, cost of ownership over the lifetime of the building*

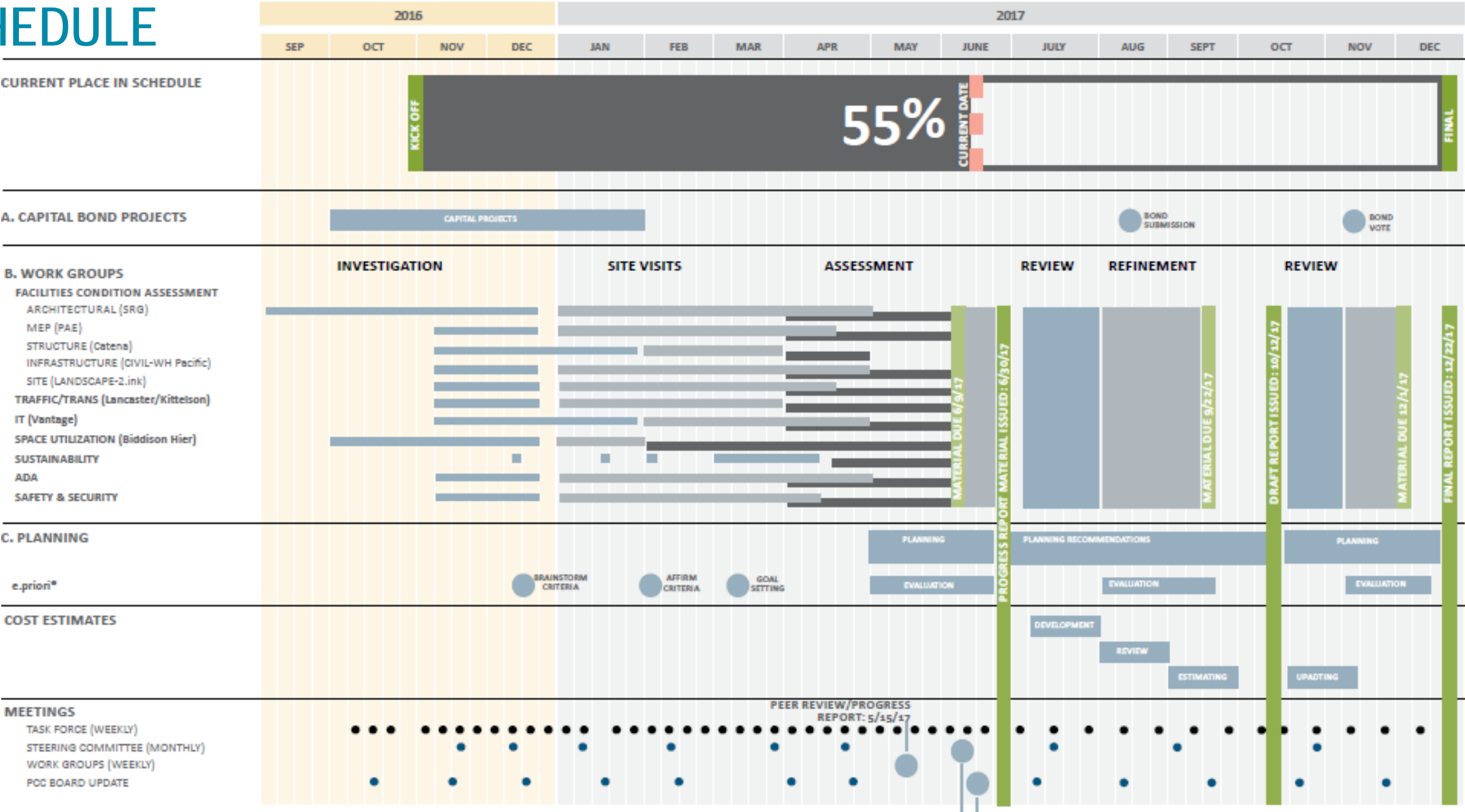
Intrinsic value  
Residual value  
Classroom utilization  
Resource consumption  
Replacement cost  
Cost to extend service life  
Total cost of ownership



*Environmental strategies contributing to overall health of place and planet*

Carbon Emissions  
Energy use  
Domestic water use  
Reuse potential  
Recycling/composting/waste  
Use of natural/local resources  
Building as a teach tool

# SCHEDULE





## CONTACT

Rebecca Ocken  
Project Manager  
971-722-8463  
[rebecca.ocken@pcc.edu](mailto:rebecca.ocken@pcc.edu)