

CAMPUS PLANNING AND DEVELOPMENT COMMITTEE  
REPORT TO SENATE  
January 1, 2013

Since its last report to Senate (November 2012), members of the Campus Planning and Development Committee (CPDC) have met on December 7, 2012. The major item of interest to the Senate is probably the launch of the Campus Master Plan, noted first below.

Also found below is a description of the capital projects that were recently considered by CPDC. This report also describes other projects, studies and initiatives currently being undertaken by the University.

## **Part 1. Campus Master Plan Update**

The CPDC had an update on the Campus Master Plan process from AVP Brady. The University has retained a consulting team including planners, urban designers, architects, civil engineers and landscape architects, led by Urban Strategies of Toronto. The team has specialized expertise in space planning, accessibility and heritage, and previous experience preparing campus plans for many universities including Cornell, Waterloo, Toronto, McMaster, and Ottawa.

<http://queensu.ca/cmp/partnerships>

Urban Strategies partner Joe Berridge gave an overview of the proposed campus planning process for Queen's, which will include extensive consultation with stakeholders inside and outside the university.

<http://queensu.ca/cmp/timeline>

Stakeholder consultation will accelerate in January, and a Campus Vision Workshop is expected during the first week of April. Senate members are strongly encouraged to contribute their knowledge and advice in these sessions, either in person, or through various social media platforms that will come on-line in the new year.

## **Part 2. Major New Capital Construction and Major Renovations**

(Completed and /or in progress/planning stage)

### **1. Goodes Hall Expansion**

**Project Budget:** \$40 million **Architect:** The Ventin Group **General Contractor:** The Atlas Corporation  
**Project Manager:** Bob Polegato **Project Description:** The physical expansion (74,594 sq. ft.) provides the necessary space for Queen's School of Business program to expand, enabling the School to help fulfill Ontario's critical demand for business education.

**Status:** Full occupancy on August, 2012. The first classes and Grand Opening were held in September, 2012. All work was expected to be completed in late December for the first week of January 2013.

### **2. Isabel Bader Centre for the Performing Arts**

**Project Budget:** \$72.0 million **Architects:** Snohetta and ema **General Contractor:** Ellis Don **Project Description:** This project will provide learning, performing and associated space primarily for the departments of Art, Drama, Music, Film and Media. Secondary users of the performance venues would be the Performing Arts Office and other Queen's groups and Kingston arts organizations.

**Status:** Site services, roadwork, demolition and shoring of the Stella Buck have been completed. Construction commenced May, 2012. Construction /Structural work is well underway, as can be seen from the project webcam at: <http://www.queensu.ca/badercentre>

Major refit of the adjacent City owned Tett building is underway. Substantial completion of the Isabel Bader Centre is scheduled for October 2013

### **3. Reactor Materials Testing Lab (RMTL)**

**Project Budget:** \$17.5 million **Architect:** Diamond + Schmitt/Shoalts & Zaback Architects **Contractor:** T. A. Andre **Project Manager:** Bob Polegato **Project Description:** Queen's University has received research funds to construct a new world class Reactor Materials Testing Laboratory (RMTL). The facility will be licensed as a Level 2 Nuclear Facility which will test materials under simulated reactor conditions. The new facility is located on Queen's property at 136 Grant Timmins Drive. **Status:** The project is under construction. The concrete structure is complete and the building enclosure is nearing completion. Work will continue through the winter with estimated construction completion is July 2013.

### **4. Teaching & Learning Centre Design (TLC)**

**Project Budget:** \$0.6 million **Architects:** Moriyama & Teshima **Project Description:** The new Teaching & Learning Centre (TLC) is proposed to be a state-of-the-art 62,000 square foot teaching facility that will enhance innovation in teaching and learning. The proposed TLC will serve the needs of all faculties and include a range of different types of classrooms. The proposed location for the new facility is the corner of Union and Division St. **Status:** Moriyama & Teshima submitted a draft Schematic Design report at the end of November, 2012, which is currently under review. This report includes renderings suitable for use in a fundraising campaign.

### **5. Engineering and Applied Science Design**

**Project Budget:** \$0.3M **Architects:** Diamond and Schmitt / Shoalts and Zaback Architects **Project Description:** The proposed Centre for Innovation in Global Engineering (CIGE) will provide innovative curriculum in emerging technologies, while supporting enrolment growth in engineering at both the undergraduate and graduate levels with enhanced teaching and research facilities. The building is required for continued accreditation. The building will house an interdisciplinary program in Innovation and Global Leadership taught jointly by the Faculty of Engineering and Applied Science and the Queen's School of Business. The project will be funded by alumni and through philanthropy. The building will be located in a portion of the parking lot behind Beamish Munro Hall. **Status:** The architects have submitted their Schematic Design Phase report. Further design work will not proceed until full funding is in place and Board of Trustees approval is received.

### **6. Queen's/KGH Parking Garage**

**Project Budget:** \$7.5 million **Consultant:** Construction Control Inc. **General Contractor:** CanMar **Project Description:** The repairs include structural concrete slab, column and beam restorations, as well as repairs or replacement to the ventilation system, fire alarm system, lighting and emergency power systems. **Status:** All phases of the garage restoration work have been completed. Repairs to the tunnel to KGH and an automated pay exit station is scheduled for completion in April 2013.

### **7. Nixon Field**

**Project Budget:** \$2.3 million **General Contractor:** Morven Construction Ltd. **Project Description:** Athletics and Recreation is upgrading the field to artificial turf. **Status:** The official opening was in September and new trees and fencing were completed in December 2012.

### **8. 40 Sir John A. Macdonald Blvd. (Former Prison for Women)**

**Project Budget:** \$75,000 **Architect:** CS&P Architects **Project Description:** A study to review federal regulations and municipal heritage by-laws to understand the highest and best use/redevelopment opportunities for this property/lands. **Status:** A final report due Winter 2013.

### **9. Waldron Tower Extension Project (formerly Quinte Thousand Island Lodge)**

**Project Budget:** \$2.5M **Architect:** Shoalts and Zaback Architects **General Contractor:** T.A. Andre **Project Description:** The project converted the building to accommodation for 50 students. **Status:** The renovations commenced in early May 2012, and students moved in on September 2, 2012. Deficiency work completed December 2012.

### **10. New Residences**

**Project Budget:** \$70 million est. **Architect:** Diamond and Schmitt / Shoalts and Zaback Architects **Project Description:** Two new buildings including 550 new beds. They will also provide some air-conditioned

spaces for summer occupancy and restore about 20 common rooms in existing residences. One residence is planned for Leonard Field between Morris Hall and McNeill House and the other on the site bordered by St. Lawrence Avenue, Stuart and Albert Streets. **Status:** Detailed design is being prepared. Construction of the new buildings is expected to begin in 2013 with completion for residency in fall 2015.

### **Part 3: Minor Renovations, Planning Studies, Landscape, Sustainability Initiatives and Other Items Submitted to the CPDC for Approval and/or Information:**

#### **Deferred Maintenance Projects**

Deferred maintenance work for 2012/2013 is currently nearing completion including roofing replacements on Miller Hall, Humphrey Hall, and sections of the Agnes Etherington Art Centre. In addition, a number of various pointing projects interior life safety and exterior building repairs have been completed.

Planning is underway for 2013/2014 deferred maintenance work including roof replacements for Stirling Hall, the old Earl Hall and McLaughlin Hall. A major electrical retrofit for old Earl Hall is also planned. Upgrades to various fire alarm and sprinkler systems will continue. A significant rework of the AEAC ventilation system on the Art Conservation side is also being planned.

#### **Sustainability and Energy Management Initiatives:**

##### **Climate Action Plan (CAP) : Draft complete**

Consultant: The Delphi Group; Draft report complete and recommendations are being discussed.

##### **Bottled Water Ban**

Effective September 1, 2012. Estimate approximately 100,000 plastic water bottles will be reduced.

##### **Waste Diversion**

Sustainability office reported that Queen's diverted 45% of its waste from landfills in the past year, up 3% from the year previous.

##### **Car Sharing Program**

In October, Queen's joined with an Ottawa-based company, VRTUCAR, to offer a car-sharing program. The program currently has three cars in downtown Kingston, including a space at the Tindall parking lot.

##### **Bike Sharing Program**

The Sustainability Office and partners explored alternative systems and administered an online survey to determine interest levels in bike sharing within Kingston. The results expected for early winter 2013.

##### **Lighting Retrofits:**

Recently completed retrofits include Botterell Hall and portions of the Physical Education Centre. Upcoming projects will take place in McArthur Hall, Bruce Wing and McLaughlin Hall.

##### **Electricity Demand Management:**

Several departments were approached to participate in test cooling system shutdowns between 4 pm and 6 pm last summer. The program will be implemented and expanded in the summer of 2013.