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Process Summary
  • Meetings & Summaries
  • Presentations

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  • LKPB
  • Pierce Pini & Associates, Inc.
  • Midwest Traffic Consulting, LLC

Board of Regents Campus Master Planning Principles
  • Campus Master Planning Principles

Lead Master Plan Consulting Firm:

www.haydobbs.com
This update to the UMD Campus Master Plan was undertaken with ongoing involvement and participation by the UMD Physical Facilities Committee (PFC) as well as campus leadership. The PFC was charged with the task of evaluating, researching, analyzing, planning, and recommending implementation of an updated Campus Master Plan to address a short and long term planning time frame. Committee members were chosen to represent specific areas of the University and to gather input from their respective constituents. The PFC held scheduled planning meetings, workshops and two on-campus forums as vehicles to both garner and communicate information relevant to the update of the broader University.

Physical Facilities Committee:

Steve Bardolph, Assistant Professor, Art and Design
Lester Drewes, Professor, Biochemistry and Molecular Biology
Amanda Fudala, Program Associate, Facilities Management
Jodi Carlson Grebinoski, Associate Librarian
Ava Heinrich, Student Representative
Pat Keenan, Administrative Director, Student Life
John King, Director, Facilities Management
Bob Krumwiede, Associate Vice Chancellor, Academic Affairs
Joan Kwako, Associate Professor, Education
Mick McComber, Senior Administrative Director, Recreational Sports
Nik Hassan, Associate Professor, Finance and Management Information Sciences
Adam Pine, Assistant Professor, Geography
John Rashid, Associate Director, Facilities Management
Lisa Pratt, Director, Alumni Relations
Harlan Stech, Professor, Math and Statistics
Molly Tomfohrde, Student Representative
Matthew Weber, Student Representative
Drew Wimmer, Assistant Professor, Theater
Lorentz Wittmers, Interim Director, Center for American Indian and Minority Health; Director, Animal Services; Associate Professor, Biomedical Sciences
Mark Zmudy, Assistant Professor, Health, Physical Education and Recreation

Additional Participants:

Tom Ambrosi, Librarian
Lendley Black, Chancellor
Cheryl Love, Supervisor, Parking Services
Hannah Mumm, Student Body President
Mike Seymour, Vice Chancellor, Finance and Operations

Lead Master Plan Consulting Firm:

wWw.haydobbs.com
Agenda Items

- Opening Comments, Introductions, Contract Status, Agenda Review
- Campus Insight workshop:
  - Special Places
  - UMD “bests”
  - UMD “worsts”
  - Arrival Sequence
    - Experienced and Visitor
    - Surrounding Context
    - Advantages and Disadvantages
  - What things make UMD Special?
- Guiding Principles Discussion
- Break
- Opportunities
- Lunch (brought in)
- Continued Discussion, 6 Year Capital Plan/Other Needs
- Community Outreach
- Digital/Social Media
- Next Meeting Proposed 07/10/12
- Adjourn

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Items

- **Opening Comments**: Gary Hay began the meeting by welcoming the participants and having them introduce themselves. Gary shared with the PFC (Physical Facilities Committee) that Hay Dobbs has now received a contract from the U of M and that Hay Dobbs is finalizing insurance and contract requirements. Gary then reviewed the agenda for the workshop and outlined general goals and expected outcomes.

- **Campus Insights Exercise**: Tom Dobbs and Gary Hay led a series of exercises wherein the PFC was requested to individually note, on 6 separate maps, their respective insights into: Special Places on the UMD campus; The “best” places on the UMD campus; The “worst” places on the UMD campus; The Arrival Sequence getting to/from campus for both the PFC member and visitors; The “front door” to UMD; and thoughts on “What makes UMD Special”. Individuals then sequentially shared and explained their rationale for their choices/choices/notes captured on each site plan.

- **Guiding Principles Discussion**: Tom Dobbs and Gary Hay shared that they had thoroughly reviewed the past (2005) master plan and that Hay Dobbs has completed initial campus reconnaissance and analysis. They noted that the 3 key values and plan elements: “Concentrated Academic Core”, “Outreach and Access”, and “Regional Setting”, along with their respective subsets, were still generally valid. After some discussion, Tom Dobbs proceeded to present Hay Dobbs’ initial draft “Guiding Principles”. Tom explained that these principles build upon the 2005 key values and that they are intended to be broad based touchstones from which future strategies and directions can be based. Tom also explained that although these principles need to be finalized at some point soon, they are open for review and comment by the PFC. After additional discussion Tom shared the 5 Guiding Principles: 1) Establish a clear campus edge on College and Woodland; 2) Establish a primary campus entry; 3) Maintain and strengthen the “Academic Village”; 4) Connect the campus to the regional environment; 5) Visibly manifest sustainability. Tom explained the rationale for the principles as well as conveying how various initiatives and projects nest within the principles. Harlan Stech inquired how the Campus Insights Exercise conducted prior informs the principles. It was explained that the Campus Insights Exercise provided insight and details that confirm Hay Dobbs’ observations to date.
or unveil to Hay Dobbs heretofore unknown information about the campus. It was also noted that entire master planning process is an iterative process, not a linear process, and that the insights will inform decision-making beyond today’s meeting. Bob Krumwiede questioned the need for a clear campus edge on College and Woodland and suggested that the campus shouldn’t be an isolated island within the city but rather an inviting destination. Gary Hay noted that the edge may not be a hard physical edge but it is a more defined demarcation of where the city and the university come together. Mick McComber questioned the need for a primary entry and wanted to make sure that users can still get into the campus via other routes and entries. Tom Dobbs clarified that the intent of a primary entry was to add to the clarity and ease of the arrival sequence, but not to close off secondary or tertiary campus entry points. John Rashid inquired about the “academic village.” Tom Dobbs clarified that “academic village” would include housing, athletics/recreation, administration, support and open space in addition to labs and classrooms. There was general agreement that the campus should connect for fully to the regional environment and that visibly manifesting sustainability is a good thing and that it continues the sustainability efforts already underway. There was continued discussion with the general sentiment that the 5 Guiding Principles were valid. No additional Principles, or edits to those proposed, were offered by the PFC.

Opportunities

Tom Dobbs presented a diagram, prepared by Hay Dobbs, that showed with a 1000 foot radius (Kirby Hub being the focus) how the campus has grown to the north and south over time. Tom explained that the circle represented a 10 minute walk from end to end of the campus. The north and south limits to the main mass of the campus coincidently extend to the edges of this circle. It was noted that the campus does not have much more room to grow in the north/south direction. Gary Hay and Tom Dobbs showed on the plan how the campus could begin to grow to the east while still remaining comfortably within the 1000 foot radius from Kirby. The diagram also suggested opportunities to bring the character similar to the natural environment found in Bagley Nature Area more fully down the hill into the campus. Hay Dobbs also suggested that the character of campus buildings may want to transition from more urban and formal in the southern and eastern parts of the campus to more distributed and “dispersed in the forest” in the northern portions of the campus. The diagram further described how a signature entrance off of West College Street could allow a symbolic campus entrance without creating major disruptions or displacement of recreation and athletic fields and open space along Woodland Drive. Hay Dobbs also pointed out that a signature entrance off of Wood College Drive will be less expensive than a new signature entry off of Woodland drive due to a shorter length and little to no impact on the recreation and athletic fields. There was much discussion about the merits and shortcomings of the described opportunities. John Rashid stated that decisions should be made the benefit the campus in the long run. Tom Dobbs stated that the City of Duluth has not yet been contacted by Hay Dobbs to discuss the viability of any new or relocated entries into campus and that that needs to occur as a next step. John Rashid suggested that we meet with the Mayor and City Staff soon to discuss. Hay Dobbs concurred and John volunteered to set up the meeting(s). The meetings are anticipated to take place within the next two weeks. It was also stated by the PFC that the Chancellor’s Committee would have to any final decisions about a new, improved or relocated campus entry. John Rashid stated that Hay Dobbs could likely present alternatives to the Committee for review and selection, on July 9, a day before the next planned PFC meeting. Hay Dobbs will illustrate alternative campus entries and will articulate the pros and cons of each option for Committee review. Hay Dobbs pointed out that the strategic direction shown in diagrammatic form could accommodate all of the space needs described in the 6 Year Capital Plan as well as other needs beyond that timeframe.

Community Outreach

Hay Dobbs inquired about the appropriate timeframe and forum to share master planning concepts and direction with the broader community. Lisa Pratt noted that community outreach is essential and that the PFC will determine the appropriate timeframe and content to share with the community. The PFC generally agreed. Hay Dobbs requested a more definitive timeline and audience for the outreach.

Digital/Social Media

Hay Dobbs asked about the desire by the PFC to share master planning concepts with the greater University (students, staff, faculty, etc.) as well as the community via Social Media. It was discussed that

This would be important and that the Student Affairs efforts/networks should be used as one vehicle for this effort. Lisa Pratt noted that this could be easily done and that Student Affairs could assist in this effort. Hay Dobbs requested that the PFC define more specifically the desire to implement this and the framework/management expectations for content sharing and management.

Next Meeting

The next workshop will be held on Tuesday, July 16 from 9 am to 11 am at a location TBD. All John Rashid to locate a room

Adjourn

The meeting was adjourned at 1:15 pm.

The writer believes this document accurately reflects the business transacted during the meeting. If any attendees believe there are inconsistencies, omissions or errors in the minutes, he should notify the writer within 3 business days. Unless objections arise, consider this account accurate and acceptable to all present.

Writer: Thomas Dobbs

Cc: John Rashid for distribution; File.
The writer believes this document accurately reflects the business transacted during the meeting. If any attendees believe there are inconsistencies, omissions or errors in the minutes, they should notify the writer within 3 business days. Unless objections arise, consider this account accurate and acceptable to all present.

Writer: Thomas Dobbs
Cc: John Rashid for distribution; File
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<td>• City of Duluth Planning Department</td>
<td>Hay Dobbs</td>
<td>9:15 am</td>
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<td>• Alignment</td>
<td>Hay Dobbs/All</td>
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<tr>
<td>• Break</td>
<td>All</td>
<td>10:35 am</td>
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<td>• Priorities and Phasing</td>
<td>All</td>
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<td>• Lunch (brought in)</td>
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<td>• Schedule Update &amp; Campus Input Planning</td>
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<td>• Community Outreach /Digital/Social Media</td>
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<td>• Adjourn</td>
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Meeting Called by: Hay Dobbs

Participants: Hay Dobbs, UMD PFC

Date: 08/02/12

Start Time: 9:00 am

Location: UMD, Darland 520

Meeting Purpose: Master Plan Workshop

Project Name: UMD Campus Master Plan Update

Project Number: 12007.001
AGENDA

Meeting Called by: Hay Dobbs

Participants: Hay Dobbs, UMD, City of Duluth Staff/Electeds

Date: 08/28/12

Start Time: 10:00 am

Location: UMD, Darland 430

Meeting Purpose: UMD Master Plan Workshop/Follow up

Project Name: UMD Campus Master Plan Update

Project Number: 12007.001

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<td>• Fundamentals of UMD Master Plan</td>
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<tr>
<td>- Improve walkability and pedestrian safety on and around campus</td>
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<td>- Limit traffic and pedestrian street crossings in campus interior</td>
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<td>- Park on the campus perimeter</td>
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<td>- Retain/Expand number of ballfields</td>
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<tr>
<td>- Allow for facilities expansion</td>
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<td>• City of Duluth Staff Priorities</td>
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<td>• Alignment/Common Understandings</td>
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<td>- Embrace the Higher Education Small Area Plan</td>
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<td>- Address traffic issues throughout the neighborhood</td>
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<td>- Other</td>
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<td>• Traffic Issues</td>
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<td>- Woodland; College; Junction; St. Marie; Clover; Other</td>
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AGENDA

• Introductions/Opening Comments,
  - City of Duluth Review Summary
    - 07/23/12 mtg at City Hall
    - 08/15/12 mtg at City Hall
    - 08/29/12 on-campus
      - Staff/Mayor/Council Member
      - 2 mo. schedule impact
      - City now supportive of plan
• Public Outreach Discussion
  - Students
  - Faculty and Staff
  - Neighborhood
  - Other?
  - Physical/Digital tools
• Schedule Review
  - Milestones to completion
• Next Steps
• Adjourn

Discussion
Tom Dobbs began the meeting by welcoming the participants and asking everyone to introduce themselves as there are several new members of the PFC. Tom Dobbs then reviewed the agenda for the workshop and outlined general goals and expected outcomes.

Tom Dobbs shared with the committee a summary of the work progress with the City of Duluth that has transpired over the last two months. Tom summarized the 07/23/12 mtg at City Hall, the 08/15/12 mtg at City Hall, and the 08/29/12 on-campus.

He described how the City (Mayor, Councilor and Staff) is now supportive of plan as well as Mark Lamberti, Developer of the Bluestone Commons project east of Woodland Avenue. Tom went on to describe how resolving traffic and access issues with the City of Duluth took about 2 months but that the study should still be completed by the end of the UMD Fall Semester. John Rashid pointed out that a bigger question will now be “when” the University begins to undertake the entry/gateway project(s).

Tom Dobbs expressed the desire/need of bringing the master plan to broader community to get feedback. It was stated by several participants, that outreach is essential and should be undertaken. Various means/methods were discussed by committee members and it was determined that an open house format along with one or more scheduled presentations was the appropriate means to engage the surrounding neighborhood, known as Campus Neighbors, as well as the student body and greater UMD community. It was suggested that a 6pm presentation be scheduled on Wednesday, October 17th during the Campus Neighbors regularly scheduled meeting. Suggestions were made about additional Open House times and informal presentations preceding the 10/17 meeting or on the following day primarily focused on the UMD community. This will be discussed further by Hay Dobbs, John Rashid and John King to figure out the appropriate format and duration of additional outreach.

Tom Dobbs reviewed the overall master plan process schedule in light of the 2 month effort with the City of Duluth. Tom pointed out major milestones that will be achieved to complete the plan, including 75% and 90% draft submittals, a final draft submittal date and several more reviews/workshops. It is anticipated that the next PFC meeting/workshop will take place no 10/25/12 from 10am to 12pm.

The meeting was adjourned at 12:03 pm.

Tom Dobbs believes this document accurately reflects the business transacted during the meeting. If any attendees believe there are inconsistencies, omissions or errors in the minutes, he should notify the writer within 3 business days. Unless objections arise, consider this account accurate and acceptable to all present.

Writer: Thomas Dobbs
Cc: John Rashid for distribution; File.
Discussion | Action By

John Rashid began the meeting conveying to Hay Dobbs and the PFC the positive feedback received regarding the on-campus presentations to the UMD and Campus Neighbors Communities on 10/17/12.

Tom Dobbs shared with the committee a summary of the two presentations that were completed on 10/17/12. The first of which was held in Kirby over the lunch hour primarily for UMD faculty, staff and students. The second of which was held in Solon that evening during the Campus Neighbors Annual Meeting.

Tom Dobbs presented to the PFC the final document format for comments. The proposed table of contents was distributed and the primary sections and content were presented.

Tom Dobbs reviewed the overall master plan process schedule to complete the Draft Master Plan update and the Final Master Plan update.

The meeting was adjourned at 11:45 am.

The writer believes this document accurately reflects the business transacted during the meeting. If any attendees believe there are inconsistencies, omissions or errors in the minutes, he should notify the writer within 3 business days. Unless objections arise, consider this account accurate and acceptable to all present.

Writer: Thomas Dobbs
Cc: Cheryl Anderson for distribution; File.
Attachments: 1 – 11/01/12 PFC Meeting Sign-in sheet
Vanderbilt University

"Visual Quality"

PFC WORKSHOP, MEETING #4

CAMPUSS MASTER PLAN WORKSHOP

University of Minnesota Duluth

PROJECT NO.: 12007.001

CAMPUS MASTER PLAN UPDATE

University of Minnesota Duluth

Duluth, Minnesota

• Likely requires structured parking solution at some point
• Can develop a more naturalized setting to the east of new entry drive
• Moves surface parking so arrival is not through a large parking lot
• Near existing main campus entry
• Allows for Campus Building(s) expansion eastward

New Primary Entry off of West College Street with Arrival Court near College Street West Entry

• Topographic change (slope) from Woodland westward is significant
• Requires property acquisition along Woodland
• Creates competing focus to that of entry into new development
• Lefthand turns off of Woodland may be problematic without signal
• Arrival Court further away from any building entries
• Harder to showcase new buildings as backdrop to arrival
• Displaces 3-5 ballfields

Cons:
• Does not displace existing surface parking lots
• Provides long ceremonial entry drive with panoramic view of campus

Pros:
• Adjacent to back side of Physical Plant
• Adjacent ballfields to east and north more prominent feature of arrival sequence
• Harder to showcase new buildings as backdrop to arrival
• Likely 30-40% less expensive than Entry Drive off of Woodland
• Least disruptive to existing conditions

New Primary Entry off of Woodland Avenue with Arrival Court near relocated University Drive system

Connect and Create a "Pedestrian and Bicycle Friendly" Arrival Courtyard

Make the UMD Campus more "Visible"

Create and strengthen the "Primary Entry"

Create the "Pedestrian and Bicycle Friendly" UMD Campus

Connect and "Integrate" UMD Campus into the City of Duluth

Endure a "Great Quality" at UMD Campus

Maintain and strengthen the "Campus’s Wings"

Connect the UMD Campus to the "Regional Environment"

"Unity, renewing "Transformativity""
Connect the UMD Campus to Woodland Avenue

**Secondary Entries**

**Project No.: 12007.001**

**Date:** 02 August 2012

**Master Plan Alignment - Secondary Entries**

- University of Minnesota Duluth, Duluth, Minnesota

**City of Duluth Higher Education Small Area Plan Goals**

- Goal 1: Increase visibility of Duluth’s colleges and students to the general public and engage them in activities that promote the University of Minnesota Duluth and The College of St. Scholastica, integrate the colleges and students into the community.

**City of Duluth Higher Education Small Area Plan Goals**

- Goal 2: Strengthen single-family neighborhoods through appropriate zoning and planning, minimize impacts on single-family neighborhoods from noise, light pollution, and visual impacts of college housing.

**City of Duluth Higher Education Small Area Plan Goals**

- Goal 3: Promote mixed-use development and student housing along transit corridors and walkable distances of campus.

- Goal 4: Promote opportunities for education and training crossing sector and neighborhood boundaries.

**UMD Strategic Plan Goals**

- Goal 1: Promote and support a culture of excellence in teaching, learning, research, and creative activities. Focusing on student success is key for UMD to achieve its goals.

**UMD Strategic Plan Goals**

- Goal 2: Promote and support a culture of excellence in teaching, learning, research, and creative activities.

**UMD Strategic Plan Goals**

- Goal 3: Create a positive and inclusive campus climate for all by advancing equity, diversity, and social justice.

**UMD Strategic Plan Goals**

- Goal 4: Strengthen ties with Duluth and surrounding communities in an intentional, visible and mutually beneficial partnership.

**UMD Strategic Plan Goals**

- Goal 5: Utilize UMD’s infrastructure; technologies; and information, human and financial resources to support the campus in a sustainable manner.

**UMD Strategic Plan Goals**

- Goal 6: Enhance graduate experiences that achieve UMD’s student learning goals and prepare students for lifelong learning, globally engaged citizenship, and success in their careers.

**City of Duluth Higher Education Small Area Plan Goals**

- Goal 7: Enhance graduate experiences that achieve UMD’s student learning goals and prepare students for lifelong learning, globally engaged citizenship, and success in their careers.

**City of Duluth Higher Education Small Area Plan Goals**

- Goal 8: Utilize UMD’s infrastructure; technologies; and information, human and financial resources to support the campus in a sustainable manner.

**City of Duluth Higher Education Small Area Plan Goals**

- Goal 9: Create a positive and inclusive campus climate for all by advancing equity, diversity, and social justice.

**University of Minnesota Duluth**

Driven to Discover
Goal 1. Strengthen single-family neighborhood through appropriate zoning

Goal 2. Minimize impacts on single-family neighborhoods from noise, light pollution, and visual impacts of student housing.

Goal 3. Promote mixed-use development and student housing along transit corridors, especially within existing urbanized areas.

Goal 4. Enhance pedestrian connectivity and accessibility through improved sidewalks, crosswalks, and signal timing.

Goal 5. Enhance connectivity and accessibility through improved sidewalks, crosswalks, and signal timing.

Goal 6. Utilize UMD's infrastructure, technologies, and information, human, and financial resources to support the campus in a sustainable manner.

Goal 7. Strengthen UMD-MDHA and university community in a manner that aligns with the university's values and strategic plan.

Goal 8. Enhance UMD's role as a major campus for research and creative activities, becoming recognized as a national leader in these areas.

Goal 9. Strengthen ties with Duluth and surrounding communities in an intentional, visible and mutually beneficial partnership.

Goal 10. Develop a positive and inclusive campus climate that supports all students, faculty, and staff.

Goal 11. Create a positive and inclusive campus climate for all by advancing equity, diversity, and social justice.

Goal 12. Advance UMD's stature as a major campus for research and creative activities, becoming recognized as a national leader in these areas.

Goal 13. Strengthen UMD-MDHA and university community in a manner that aligns with the university's values and strategic plan.

Goal 14. Utilize UMD's infrastructure, technologies, and information, human, and financial resources to support the campus in a sustainable manner.

Goal 15. Strengthen ties with Duluth and surrounding communities in an intentional, visible and mutually beneficial partnership.

Goal 16. Develop a positive and inclusive campus climate that supports all students, faculty, and staff.

Goal 17. Create a positive and inclusive campus climate for all by advancing equity, diversity, and social justice.

Goal 18. Advance UMD's stature as a major campus for research and creative activities, becoming recognized as a national leader in these areas.

Goal 19. Strengthen UMD-MDHA and university community in a manner that aligns with the university's values and strategic plan.

Goal 20. Utilize UMD's infrastructure, technologies, and information, human, and financial resources to support the campus in a sustainable manner.

Goal 21. Strengthen ties with Duluth and surrounding communities in an intentional, visible and mutually beneficial partnership.

Goal 22. Develop a positive and inclusive campus climate that supports all students, faculty, and staff.

Goal 23. Create a positive and inclusive campus climate for all by advancing equity, diversity, and social justice.

Goal 24. Advance UMD's stature as a major campus for research and creative activities, becoming recognized as a national leader in these areas.

Goal 25. Strengthen UMD-MDHA and university community in a manner that aligns with the university's values and strategic plan.

Goal 26. Utilize UMD's infrastructure, technologies, and information, human, and financial resources to support the campus in a sustainable manner.

Goal 27. Strengthen ties with Duluth and surrounding communities in an intentional, visible and mutually beneficial partnership.

Goal 28. Develop a positive and inclusive campus climate that supports all students, faculty, and staff.

Goal 29. Create a positive and inclusive campus climate for all by advancing equity, diversity, and social justice.

Goal 30. Advance UMD's stature as a major campus for research and creative activities, becoming recognized as a national leader in these areas.

Goal 31. Strengthen UMD-MDHA and university community in a manner that aligns with the university's values and strategic plan.

Goal 32. Utilize UMD's infrastructure, technologies, and information, human, and financial resources to support the campus in a sustainable manner.

Goal 33. Strengthen ties with Duluth and surrounding communities in an intentional, visible and mutually beneficial partnership.

Goal 34. Develop a positive and inclusive campus climate that supports all students, faculty, and staff.

Goal 35. Create a positive and inclusive campus climate for all by advancing equity, diversity, and social justice.

Goal 36. Advance UMD's stature as a major campus for research and creative activities, becoming recognized as a national leader in these areas.

Goal 37. Strengthen UMD-MDHA and university community in a manner that aligns with the university's values and strategic plan.

Goal 38. Utilize UMD's infrastructure, technologies, and information, human, and financial resources to support the campus in a sustainable manner.

Goal 39. Strengthen ties with Duluth and surrounding communities in an intentional, visible and mutually beneficial partnership.

Goal 40. Develop a positive and inclusive campus climate that supports all students, faculty, and staff.

Goal 41. Create a positive and inclusive campus climate for all by advancing equity, diversity, and social justice.

Goal 42. Advance UMD's stature as a major campus for research and creative activities, becoming recognized as a national leader in these areas.

Goal 43. Strengthen UMD-MDHA and university community in a manner that aligns with the university's values and strategic plan.

Goal 44. Utilize UMD's infrastructure, technologies, and information, human, and financial resources to support the campus in a sustainable manner.

Goal 45. Strengthen ties with Duluth and surrounding communities in an intentional, visible and mutually beneficial partnership.

Goal 46. Develop a positive and inclusive campus climate that supports all students, faculty, and staff.

Goal 47. Create a positive and inclusive campus climate for all by advancing equity, diversity, and social justice.

Goal 48. Advance UMD's stature as a major campus for research and creative activities, becoming recognized as a national leader in these areas.

Goal 49. Strengthen UMD-MDHA and university community in a manner that aligns with the university's values and strategic plan.

Goal 50. Utilize UMD's infrastructure, technologies, and information, human, and financial resources to support the campus in a sustainable manner.
**UMD Master Plan Principles**

1. Establish a clear campus edge on College and Woodland
2. Establish primary campus entries
3. Maintain and strengthen the “Academic Village”
4. Connect the campus to the regional environment
5. Visibly manifest sustainability

**City of Duluth Higher Education Small Area Plan Goals**

- Transition Woodland Avenue to a "Mixed Use - Pedestrian Friendly" corridor; then define, identify and centralize a "Main Street" within the central campus area.
- Maintain a "Unique Sense of Place" while being "Resourceful" in the very public sphere we operate in.
- "Public Spaces" should be treated as one of the primary areas of focus.
- "Economies such as "Walking, Biking and Transit" are necessary for success in this new area.
- Maintain and strengthen the "Academic Village".
- Connect the UMD Campus to the "Regional Environment".
- Visibly manifest sustainability.

**UMD Strategic Plan Goals**

- Create a "Connect" to "Integrate" Visibly manifest "Sustainability" for the UMD Campus
- Develop a "Unique Sense of Place" for research and visual accessibility, transforming our campus into a unique, visible and cultural resource.
- Transition Woodland Avenue to a "Mixed Use - Pedestrian Friendly" corridor; then define, identify and centralize a "Main Street" within the central campus area.
- Establish primary campus entries
- Create a "Connect" to "Integrate" Visibly manifest "Sustainability" for the UMD Campus
- Develop a "Unique Sense of Place" for research and visual accessibility, transforming our campus into a unique, visible and cultural resource.
- Maintain a "Unique Sense of Place" while being "Resourceful" in the very public sphere we operate in.
- "Public Spaces" should be treated as one of the primary areas of focus.
- "Economies such as "Walking, Biking and Transit" are necessary for success in this new area.
- Maintain and strengthen the "Academic Village".
- Connect the UMD Campus to the "Regional Environment".
- Visibly manifest sustainability.
1) Establish a clear campus edge on College and Woodland
2) Establish primary campus entries
3) Maintain and strengthen the "Academic Village"
4) Connect the campus to the regional environment
5) Visibly manifest sustainability
CAMPUS MASTER PLAN UPDATE
Process and Recommendations
University of Minnesota Duluth
6 December 2012

SUMMARY

Community Features/Systems

Primary Routes
Principals
Guiding Duluth
Considerations

Future Streets
Use
Area
Space
Master Connections
Assumptions
Implementation

Long Summary
Regents
Gateway Plans
Executive
Strategic
Land
City
Changes/New
Small of Parking
Directions
Movement
Term
Public
Additional for Plan
Principles
Buildings

DATE: 06 December 2012

PROCESS AND RECOMMENDATIONS

UMD Master Plan Update Purpose

1) Establish a clear campus edge on College and Woodland
2) Create primary campus entries
3) Establish Priorities
4) Document Ideas
5) Build Support and Enthusiasm

UMD Master Plan Principles

1) Connect the campus to the regional environment
2) Maintain and strengthen the “Academic Village”
3) Establish a clear campus edge on College and Woodland
4) Make the UMD Campus more “Visible”
5) Visibly manifest sustainability

UMD Master Plan Goals

Develop a “Final Plan” for the UMD Campus
Create a “Final Master Plan” for the UMD Campus
Connect the UMD Campus to Woodland Avenue
Create a “Pedestrian and Bicycle Friendly” UMD Campus
Connect and “Integrate” UMD Campus to the City of Duluth
Enhance “Visual Quality” of UMD Campus

PRESENTATION TO OPEN PUBLIC

23
Proposed Constructed Northern Woodland Landscape Exterior Routes
Public Yard
Courtyard Plaza
Primary Public Lawn
ZAP Station
Entry
Proposed Major Bike Facility
Future Streets

PROJECT NO.: 12007.001
DATE: 06 December 2012

Movement and Circulation - Bicycle Framework
Proposed UMD Master Plan - Short Term Plan

Existing Routes

Illustrative View of Proposed Future Athletic Facility

Movement and Circulation - Transit

New "Grand" Pathway

Informal Natural Landscape

Primary Interior Routes

Structure Perimeter Parking

University of Minnesota Duluth
Duluth, Minnesota
Campus Master Plan Update
University of Minnesota Duluth
Duluth, Minnesota

Illustrative View of Blue Stone Commons at Campus Entry

Proposed UMD Master Plan - Long Range Plan

New Buildings Along Entry
Integrated Landscape
Tischler Creek Exposed
Major Changes from 2005 Plan

- Land use and development decisions: The final documentation of the 2005 Plan will be updated to reflect these changes.

- Goals: The 2020 vision for UMD will be updated to reflect the new goals.

- Plans: The 2020 vision for UMD will be updated to reflect the new plans.

- Sign/construction: The sign/construction plans will be updated to reflect the new plans.

- Drive: The Kirby Drive plan will be updated to reflect the new plans.

- Intersection: The Interchange plan will be updated to reflect the new plans.

- Lawn: The Lawn plan will be updated to reflect the new plans.

-匾面: The Latin plan will be updated to reflect the new plans.

- Facility: The Facility plan will be updated to reflect the new plans.

- Future: The Future plan will be updated to reflect the new plans.

- University: The University plan will be updated to reflect the new plans.

- Campus: The Campus plan will be updated to reflect the new plans.

- Markers: The Campus Markers plan will be updated to reflect the new plans.

- Signage: The Signage plan will be updated to reflect the new plans.

- Case: The Case plan will be updated to reflect the new plans.

- Scale: The Scale plan will be updated to reflect the new plans.

- Process: The Process plan will be updated to reflect the new plans.

- Participation: The Participation plan will be updated to reflect the new plans.

- Comprehensive: The Comprehensive plan will be updated to reflect the new plans.

- Experience: The Experience plan will be updated to reflect the new plans.

- Sustainability: The Sustainability plan will be updated to reflect the new plans.

- Traditions: The Traditions plan will be updated to reflect the new plans.

- Goals: The Goals plan will be updated to reflect the new plans.

- Strategies: The Strategies plan will be updated to reflect the new plans.

- Community: The Community plan will be updated to reflect the new plans.

- Study: The Study plan will be updated to reflect the new plans.

- Community: The Community plan will be updated to reflect the new plans.

- Strategy: The Strategy plan will be updated to reflect the new plans.

- Communities: The Communities plan will be updated to reflect the new plans.

- Sustainability: The Sustainability plan will be updated to reflect the new plans.
Buildings of the University of Minnesota Duluth have been designed with features that integrate plant systems and contribute to the campus. The university will celebrate its 100th anniversary, marking a time of growth and thriving on campus. The university’s landscape, with its proposed constructed Northern Woodland Landscape, will be a rich, pleasant, and authentic space that responds to the commitments of the university. Bicycles on campus will be encouraged, with new bicycle racks and improved visibility of surface parking as the primary first impression upon arrival.landscape will be integrated into the university’s Open Space Framework, improving the connections between buildings, streets, and parks. These new paths/trails will contribute to the university’s ‘greenways and walking’ plan. They will be convenient and safe, allowing for a pleasant, authentic, and open space that will be enjoyed by students, faculty, staff, and visitors. On campus, the bicycle system will be served by the University Drive system, which includes the new bike & pedestrian pathways to, and within, the campus. Bicycle riders and pedestrians should be accommodated, minimizing congestion and improving safety in traffic. The university’s new facilities will be a backdrop to the new Campus Gateway and Entry Drive, and they will be strategically placed to support clear routes and promote ease of access. The university’s space is designed to support multiple modes of transportation, including automobiles, buses, and bicycles. This multi-modal approach will be supported by improved connections between buildings, streets, and parks. These new paths/trails will provide a pleasant and authentic experience for users, and they will be designed to support sustainable transportation options. The university’s landscape will be designed to support the university’s goals of reducing carbon emissions and increasing access to sustainable transportation options. The university’s space will be designed to support the university’s commitment to sustainability, and it will be a space that is enjoyed by all.
Engineering Systems Review Summary

Chiller Plant

The current chiller plant consists of five chillers with a total capacity of 3200 tons. Several existing buildings have been added to the chilled water plant in recent years which have used up the available capacity. On a peak day when the temperatures reach the upper 80’s or 90’s all five chillers need to run. When the outdoor temperatures reach into the 90’s with high humidity the chiller plant begins to lose capacity and can’t keep up with the current loads. A chiller plant study was conducted and in that study they estimated a peak load on campus of 3368 tons which confirmed the observed shortage of capacity at peak times. The same study predicted an additional load of 1870 tons would be needed in the future for new buildings and existing buildings not currently air conditioned.

A new chiller plant on the north side of campus is being planned for construction in 2013. The new chiller plant is anticipated to provide 2400 tons of additional capacity with one 1200 ton chiller installed now and one 1200 ton chiller in the future. The 1220 ton chiller would be able to accommodate and additional 400,000 SF of new and existing building. As more building area is added to the chiller plant, the second 1200 ton chiller should be added to provide redundant capacity in the event of a chiller failure. This new chiller plant will be connected into the campus distribution.

Chilled Water Distribution

There are chilled water mains leaving the heating plant building. The pipes leave the heating plant and head north. One set of pipes branches and is routed north of Darlin, the other set of pipes crosses the athletic fields on its way to Sports and Health Center. Any new construction anticipated in these areas should account for the relocation of these chilled water pipes.

New construction that might occur in the vicinity of lot A and lot B would be handled from the heating plant to the south east. Buildings in these areas would have new pipes from the chiller/heating plant and eventually provide a piping connection to Marshall north of lot A completing a chilled water loop.

Heating Plant

The heating for campus is currently handled by three high pressure steam boilers. Two of the boilers have a nominal reading of 80,000 lbs per hour and the third boiler is used primarily in the summer and is rated at 40,000 lbs per hour.

Peak demand in the winter is estimated to be 85,000 lbs per hour. One of the large boilers is needed for the campus winter loads and the other large boiler is standby. The smaller boiler is used primarily for the summer loads and is available for use in winter if needed to meet peak loads.

The current boiler plant does not have capacity to handle very much additional load and still have boiler for standby. Any major new construction would require an additional boiler to be added to the boiler plant. There is a six year capital plan for the boiler plant which adds a fourth boiler in year five or six which would provide the capacity and standby boiler for future buildings.

Heating Distribution System

The steam pipe distribution system has had continuous upgrades in recent years to replace older piping and increase pipe sizes where restrictions occurred. In general the distribution piping is adequate to handle the new buildings proposed in the master plan.

One pipe is in need of repair. It is the direct buried high pressure steam pipe that travels from the boiler plant to the Sports Health Center. This pipe is only ten years old but is beginning to show signs of failure in the outer casing. This pipe needs to eventually be repaired or replaced. Any master plan concepts that would facilitate the replacement of this pipe would be an opportunity to combine some projects and save some money.

To other pipes may be in the way of proposed future buildings. One leaves the steam plant and is routed in a tunnel north of the Darlin lot, and another goes under lot B toward the School of Medicine. Any buildings anticipated to be built in either of these two areas would need to relocate these pipes into tunnels, route them through the new buildings or other some way accommodate the steam pipe.

Electrical Distribution

The campus is currently served through two substations located on the northwest and east ends of the campus. Distribution is a basic parallel looped 13.8 KV medium voltage distribution feeder system supplying mostly double primary fed single ended substations located inside of buildings. The campus utilizes two primary loops with one loop feeding housing loads and the second feeding the remaining campus building loads. The campus distribution loop supplies all areas of the campus and is readily available for extension at the expansions sites being considered. Maximum campus demand occurred August of 2011 and was measured at 6.6 MVA. The existing medium voltage infrastructure has adequate capacity for the future expansion plans for the campus.
Civil Engineering Review of potential realignment of College/Woodland Intersection to Clover/Woodland.

Gary + Tom,

Attached please find the alignment adjustments we've made. This is assuming a 30 mph roadway and we've shown the radius larger and allowed for longer tangent segments.

As shown in the drawing to the right, the roadway and cul-de-sac area would be best to have a gutter line or a speed bump or something to discourage entering this road. This is just to accommodate the couple houses that are there.

We don't have any grade information in this area but I was "walking" around on Google maps and it seems like the grade change elements would be manageable.

There is some re-grading that is involved that will feather back from the road into the site. There are some ball fields close to the realignment but the grading of the road can be managed with respect to the fields even if a low wall needs to be installed mid-way between the two to account for re-grading.

I don't see anything in terms of the grades and civil given the site information we have on the campus to make this a deal breaker or cause really expensive/extensive civil impacts.

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Bluestone Commons Traffic Study review

The Bluestone Commons property owner has expressed concerns about the viability of the development without alignment of the University of Minnesota-Duluth Main Entrance with the Bluestone Commons main access. This review examines this assertion with respect to the traffic analysis performed by the owner’s own consultant.

This brief review serves to summarize the Bluestone Commons traffic study and to highlight some key assumptions made by the consultant. With respect to the developer’s concerns, this review also examines how vehicular traffic to and from the UMD Main Entrance affects the Bluestone Commons development.

Conclusions

Overall, the study made a few assumptions that have overestimated vehicular trips generated by the development. It is recommended to analyze the intersection of Woodland Avenue & main development access with more accurate vehicular trip estimates, accounting for reductions for bike/ped/transit/internal capture, and also without the UMD Main Entrance.

The study states that 5% of development trips head to and from the UMD Main Entrance, which equates to 13 cars entering and 15 cars exiting the development in the PM peak hour. Although many of the development trips will be student-oriented, it can be said that the majority of development trips would not use the UMD Main Entrance.

Introduction

The Bluestone Commons traffic study looked at the intersections of Woodland Avenue & College Street, and Woodland Avenue & Clover Street. Also included were three accesses on Woodland Avenue, one of which will be the main development access as well as a proposed main UMD entrance.

The study examined 6-phase construction consisting of a grocery store, restaurants, apartments, general retail, a health club, and educational classrooms. Construction is expected to be complete by 2016.

The study recommended signalized control for the main access/UMD main entrance intersection.

Traffic Forecast Assumptions

The study determined development-generated trips using the ITE Trip Generation Manual, and determined the amount of non-primary trips for retail uses based on the ITE Trip Generation Handbook. A background traffic growth rate of 1% per year was added to account for increased traffic in future year scenarios.

The development was estimated to generate 11,265 vehicular trips, with 191 trips entering and 284 exiting in the AM peak hour, and 475 entering and 515 exiting in the PM peak hour.

The study assigned development trips to the roadway network using the following:

- 35% to and from the north (Woodland Avenue)
- 35% to and from the south (Woodland Avenue)
- 15% to and from the west (College Street)
- 10% to and from the east (Clover Street)
- 5% to and from the UMD Main Entrance

Capacity Analysis

According to the study’s analysis, the Woodland Avenue & College Street currently experiences LOS F for the eastbound left-turn movement.

The intersection of Woodland Avenue & Clover Street would operate acceptably after development.

The study states that the proposed intersection of Woodland Avenue & development main access/UMD Main Entrance would see failing conditions without a traffic signal.

Study Review

Overall, there are a few assumptions in the study that result in an overestimation of development-generated trips.

- With its proximity to the UMD Campus, and the goals laid out in the Duluth Higher Education Small Area Plan, this development would be expected to see very high percentages of non-vehicular usage. With apartments primarily oriented towards student housing, its direct access to transit, and the general nature of campus life, we can reasonably expect residential trips to be reduced by 50% when compared with ITE Trip Generation estimates. There would also be considerable reductions to the retail/restaurant estimates to account for bicycle, pedestrian, and transit users.

- Internal Capture is the phenomenon by which traffic engineers estimate trip reduction based on mixed-use developments. When residential, retail, and restaurant land uses are combined within a single development, these uses tend to interact with each other, and thus attract a portion of each other’s trip generation rate. This study did not include internal capture trip reduction and we can reasonably expect a further 5% to 10% reduction in vehicular trips.
The owner has expressed concerns about the location of the UMD Main Entrance, particularly with respect to its alignment with the development main access.

- With respect to the UMD Main Entrance, the study assumed origin/destination of 5% to and from the development. This results in 13 cars entering and 15 cars exiting during the PM peak hour. The vast majority of development trips will not travel on the UMD campus.

Recommendations

The study assumed that the UMD Main Entrance would align with the development main access on Woodland Avenue. At the time of the study, this Main Entrance was not certain but conceptual, so the study should have reviewed the intersection without the UMD Main Entrance to determine the most appropriate form of control if the UMD entrance is located elsewhere.

Without appropriate reduction in vehicular trips, the study exaggerated the impacts of development on the roadway network. Since the study recommended signalization of the Woodland Avenue & main development access intersection, it would be worth revisiting the analysis with more accurate trip estimates and without the UMD Main Entrance.

With removal of the school, the intersection of Woodland Avenue & Clover Street may no longer meet warrants for signalized control. This signal should be evaluated for signal warrants after development.
End of Section
Board of Regents
Campus Master Planning Principles

In 1993, the Board of Regents determined that all campuses of the University of Minnesota should have master plans, and adopted four principles to guide the preparation and implementation of those plans. The principles and an explanation of how each is to be applied are:

1. Organize the landscape and places to establish a coherent circulation and infrastructure pattern for the campus as a whole.

2. Determine building location and design guidelines so each incremental addition to the campus will contribute to a distinctive and inspiring vision of the whole.

3. Encourage exemplary architecture and landscape architecture which demonstrates sensitivity to local conditions and contributes to the master plan vision.

4. Enrich the experience of all who come to campus.

The campus master plan should:

1. Accommodate the specific needs, experiences and requirements of the various user groups, giving highest priority to students, faculty and staff while creating hospitality to visitors, surrounding communities, and the people of Minnesota.

2. Provide cohesiveness to the campus entrances, movement systems, landscape spaces and architectural vocabulary in order to create a sense of welcome, orientation and presence for a special community which celebrates learning.

3. Create a positive system of campus circulation. This necessitates minimizing conflict between pedestrians and the needs of other vehicular circulation including bicycles, cars, service vehicles, parking and other transit modes, especially buses and LRT. The pedestrian environment should be given special priority and be made comfortable, secure, pleasant, and acceptable so as to dignify and show respect for all participants in campus life.

In creating a positive pedestrian environment, integrate all supporting amenities including information, signage, lighting, phones, outdoor furnishings, landscape into the overall master plan concept.

Organize campus activities into functional and or organizational affinities while supporting the overall aesthetic character and intent of the campus plan.

Devote special attention to non-scheduled campus use by providing informal spaces (interior and exterior) for study, meeting, and participation in campus life. The purpose is to create a campus community where people “want to be” rather than one where they “have to be”.

Maximize the value of existing physical assets while responding to emerging and changing physical needs.

The campus master plan should:

1. Be based on a realistic assessment of all the physical and financial constraints and opportunities on each campus – the assets and liabilities. The assessment should include: a determination of the unique physical assets and enduring features of each campus; a determination of the most significant physical liabilities; an evaluation of the quality and level of maintenance of buildings, landscapes and infrastructure; a determination of which buildings and landscapes are historically significant and worth maintaining and enhancing, and which structures are obsolete and not capable of or worth the investment in adaptive reuse; a determination of priorities for the maintenance of existing buildings, landscapes and infrastructure; and evaluation of the most significant opportunities for physical enhancement of lasting value.
3.2 Measure and determine the need for new construction against the following criteria: the need for deferred maintenance; the demand of changing student enrollment; the need for appropriate teaching and research facilities; the opportunities for adaptive reuse and renovation; the opportunities for attracting new capital resources; the need of the pedestrian environment, landscape or vistas.

3.3 Anticipate and allow for rapidly evolving development in instructional technology.

3.4 Require that each capital improvement project demonstrate how it contributes to enhancing the specific goals of its campus master plan and adds long-term value to the University. One of the measures of long-term value should be a careful analysis of life cycle costs for any capital project.

3.5 Pay attention to the special role and value of the natural landscape in creating and enhancing the quality of experience on each campus. The natural landscape is one physical asset which, with appropriate maintenance, grows in value.

4. Ensure an inclusive, accountable and timely process for creating and implementing the master plan vision.

The campus master plan should:

4.1 Be developed by an open and inclusive process representing each constituency of campus community. Such representation requires ample time for input and feedback during the entire process.

4.2 Be guided by a Campus Planning Committee representing those important constituencies, appointed by the Senior Officers for the Twin Cities Campus or the Chancellors for Duluth, Morris, Crookston and Rochester Campuses, and prepared by professional consultants with staff support.

4.3 Be prepared in conformance with these principles and recommended procedures.

4.4 Be approved by the Senior Office for the Twin Cities Campus or the Chancellors for the Duluth, Morris, Crookston and Rochester Campuses, by a separate Master Plan Oversight Committee and the Board of Regents.

Once the master plan has been completed and approved:

4.5 Each campus must continue to be involved in the implementation of the master plan. Therefore a procedure must be established whereby the plan can be continuously applied to the dynamics of change, subjecting such change to an open and inclusive forum for campus and community participation.

4.6 Each capital project must be in conformance with the master plan. A process for uniformly determining conformance must be established by the Senior Officers, the Chancellors and the President.

4.7 The President, the Senior Officers, and the Chancellors must be held accountable to the Board of Regents for progress in implementing the master plan. For this purpose the Board of Regents needs to be provided an Annual Report which assesses implementation of the campus plan, recommends adoption of minor amendments, cyclical revisions to the plans, and advises on the criteria for designer selection.