



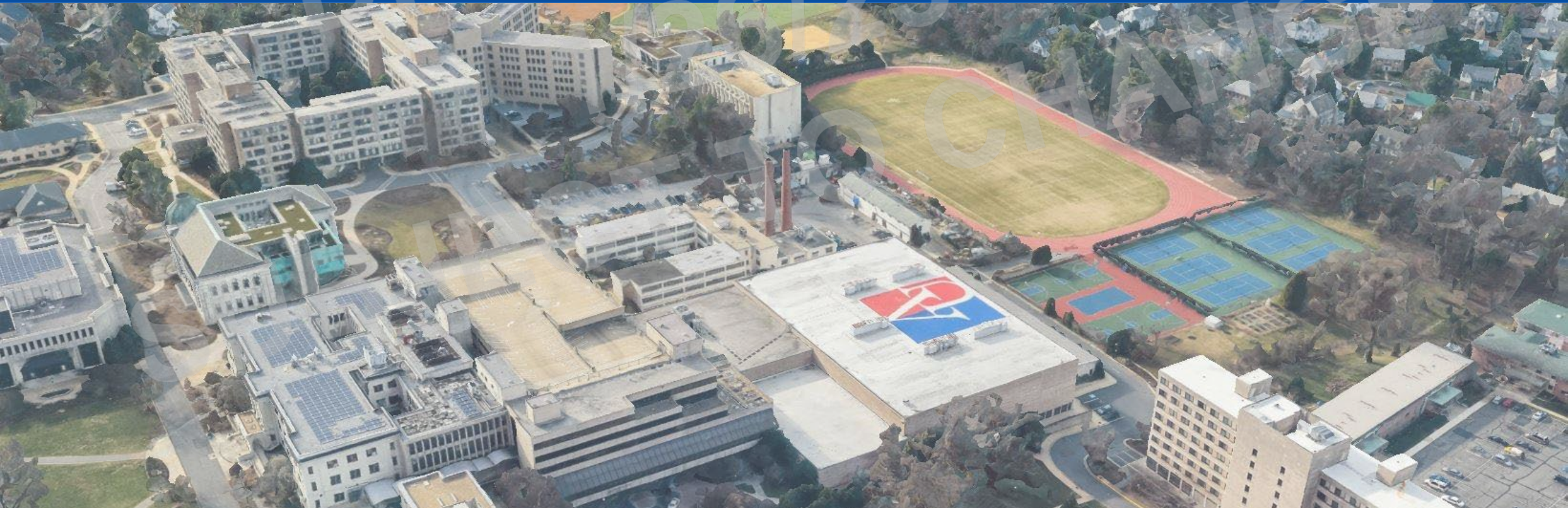
PERKINS —
EASTMAN

Human by Design

JONATHAN
CECI
LANDSCAPE
ARCHITECTS

JANUARY 26, 2023 – INFORMATION FORUM

THE ALAN AND AMY MELTZER CENTER FOR ATHLETIC PERFORMANCE (MELTZER CENTER) AND SPORTS CENTER ANNEX (SCAN)



Ground Rules:

- **Respect the Process**
- **Be Present and Engaged**
- **Follow the Facilitators' Directions**
- **Allow Every Voice to be Heard**
- **Speak Courteously and Respectfully to Others**
- **Maintain Zero Tolerance for Any Comment (Verbal or Written) that is Meant to Attack or Intimidate Another Person, or is Obscene**

INFORMATION FORUM - AGENDA

- **INTRODUCTION**
- **PROJECT INTRODUCTION**
 - CAMPUS PLAN
 - BUILDING PLANS
 - PROPOSED RENDERING VIEWS
 - PLANT BUFFER DESIGN
- **NEIGHBOR QUESTIONS**
- **NEIGHBOR ENGAGEMENT SCHEDULE HIGHLIGHTS**
- **CLOSING COMMENT AND ADJOURN**

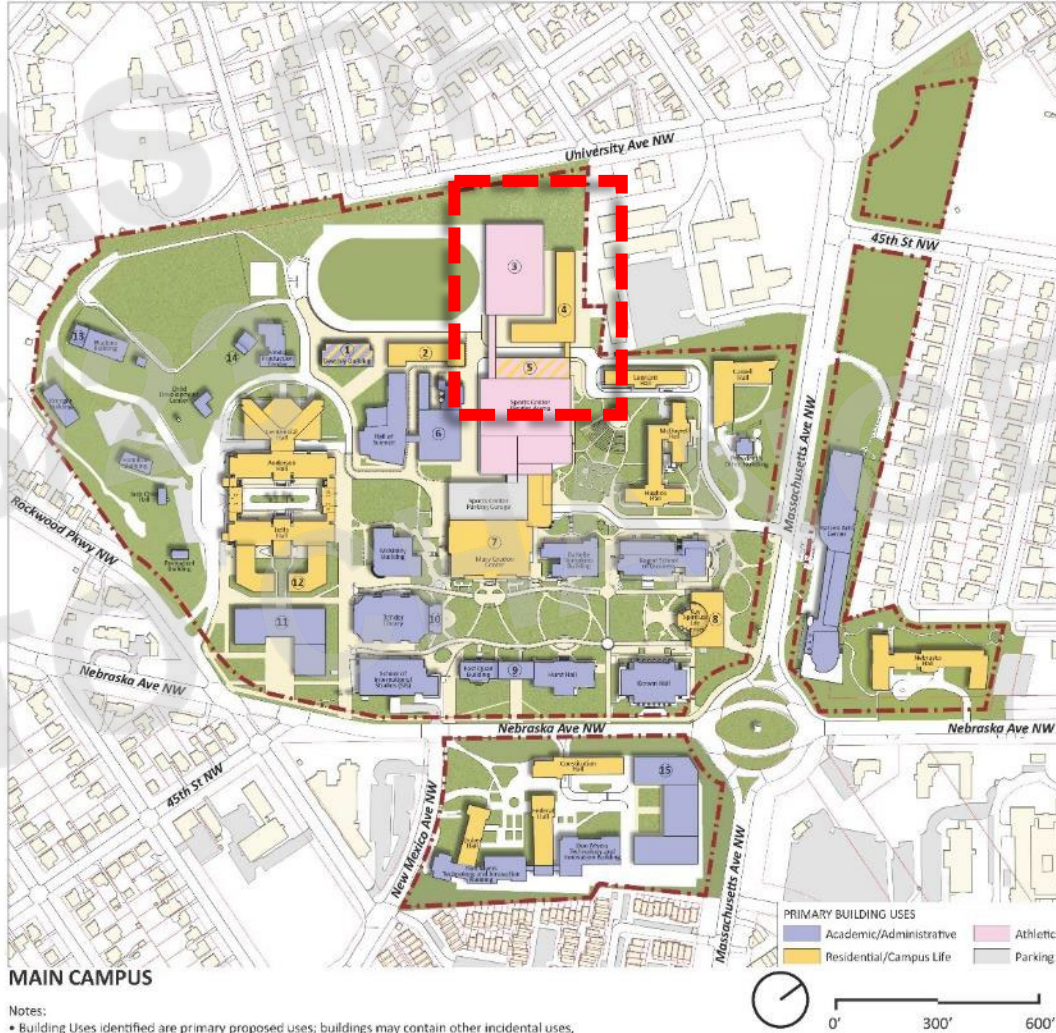


CAMPUS PLAN

2021 CAMPUS PLAN - EXISTING AND PROPOSED USES



**EXHIBIT I
EXISTING BUILDING USES**



**EXHIBIT J
PROPOSED BUILDING USES**

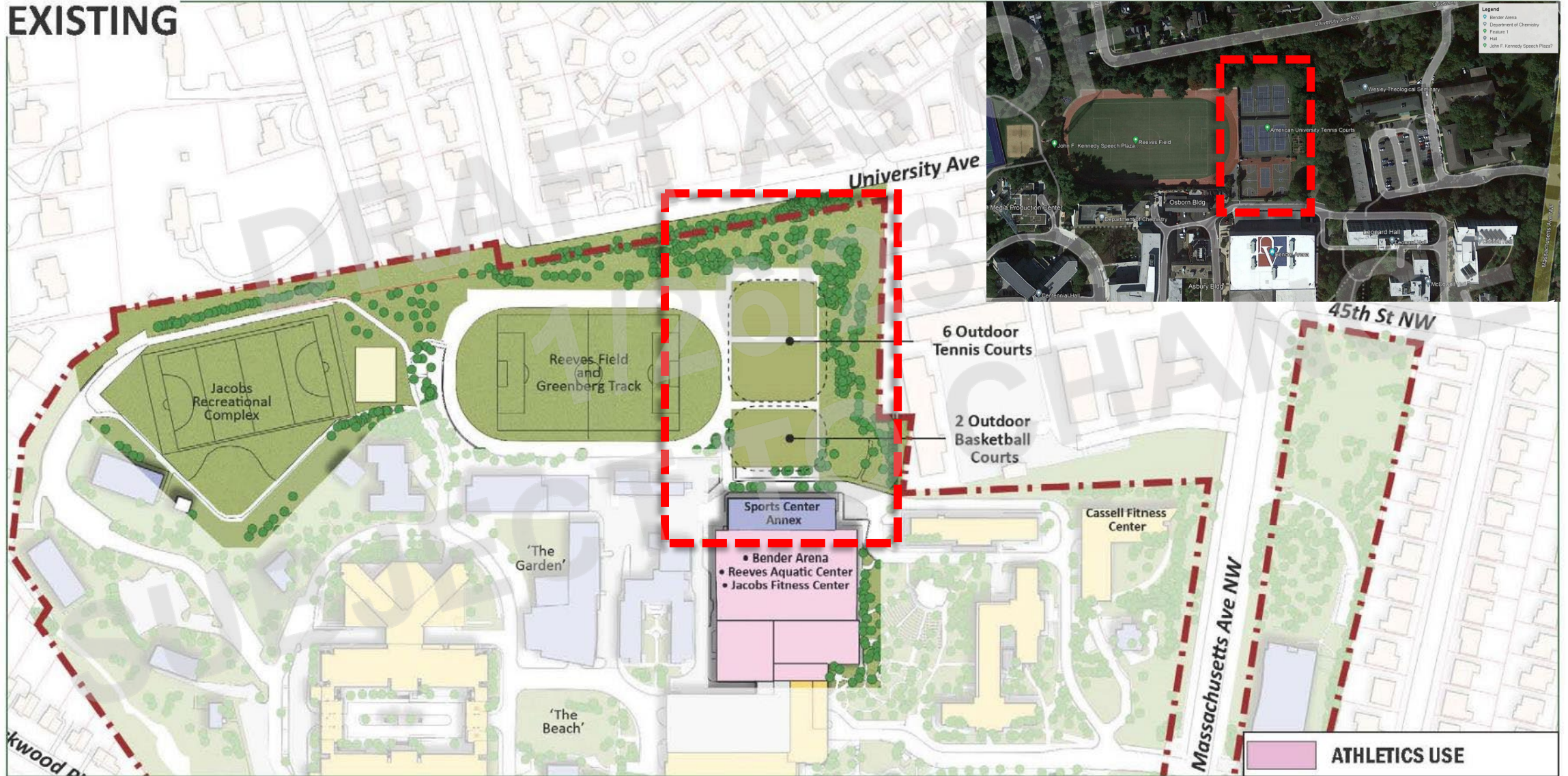
Notes:

- Building Uses identified are primary proposed uses; buildings may contain other incidental uses, including ground floor campus life uses as discussed in Section 4
- Diagrams for development sites are conceptual and do not reflect final building footprints



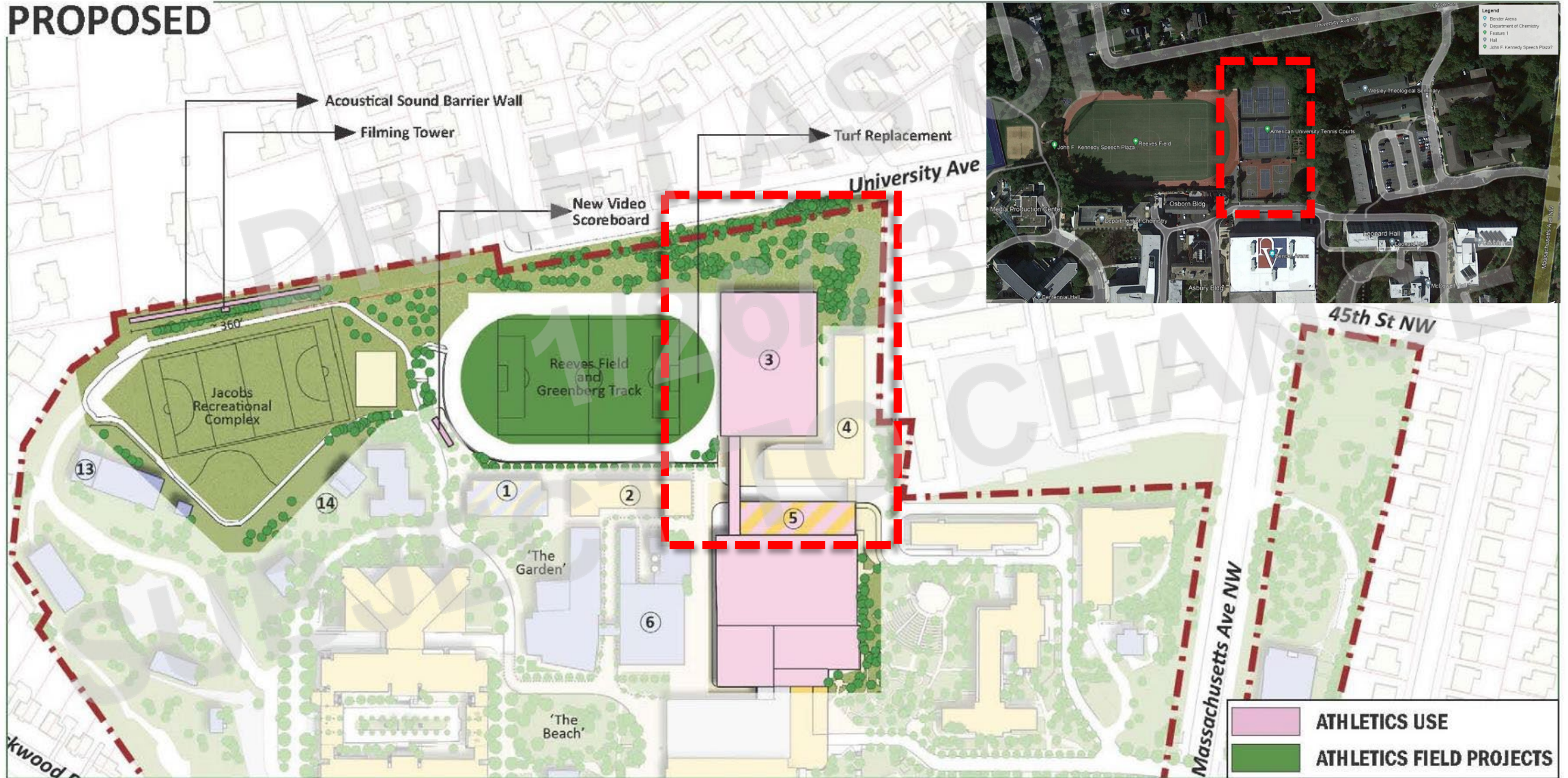
MELTZER CENTER/SCAN PROJECT AREA – 2021 CAMPUS PLAN

EXISTING



MELTZER CENTER/SCAN PROJECT AREA – 2021 CAMPUS PLAN

PROPOSED



*APPROVED CAMPUS PLAN VS. SMALLER PROPOSED PLAN

MELTZER CENTER

*APPROVED Campus Plan- Meltzer Center

266'
180'
3 Stories (Up to 60')
75,000 GFA
110'

PROPOSED Meltzer Center

Length 237'
Width 160'
Height 48'
Size (GFA) 52,862 GFA
Closest Distance to Univ. Ave. 180'-200'

SCAN

*APPROVED Campus Plan- SCAN

236'
40'
5 Stories (up to 60')
55,000 GFA

PROPOSED SCAN

Length 208'
Width 40'
Height 51'
Size (GFA) 35,610 GFA

*Per approved Campus Plan: Final lengths and widths to be determined as part of Further Processing.

EXAMPLES OF DRAFT DESIGN PRINCIPLES IMPACTING NEIGHBOR EXPERIENCE

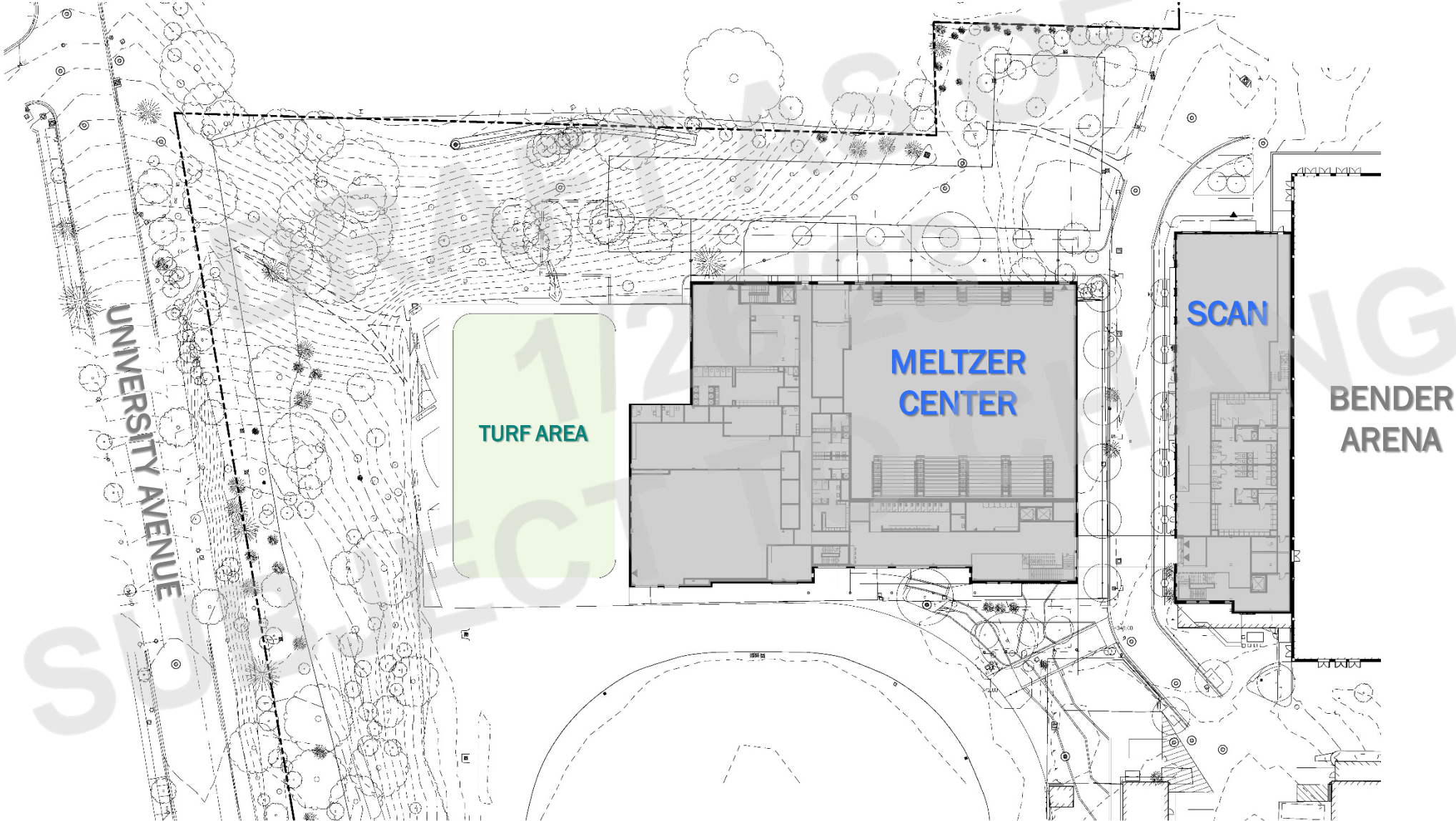
- Maintain **landscape** as the **primary experience** of the site from University Avenue.
- Present **welcoming “face”** to all sides.
- **Minimize noise and glazing** facing the adjacent neighborhood.
- **Plan for primary entry space** on the campus side.
- Allow for optimal **indoor/outdoor connections**.
- **Adapt existing service road** to accommodate the pedestrian experience.
- Provide **service locations that are convenient and not visually obtrusive**.
- **Respect property line offsets** from University Avenue per approved campus plan.
- Design to **optimize natural light and ventilation**.
- Seek a **compact and efficient footprint** to optimize value of the project.



BUILDING PLANS



MELTZER CENTER/ SCAN PROJECT – PROPOSED SITE PLAN



KEY PROGRAM COMPONENTS

- **MELTZER CENTER (FORMERLY KNOWN AS CAP):**

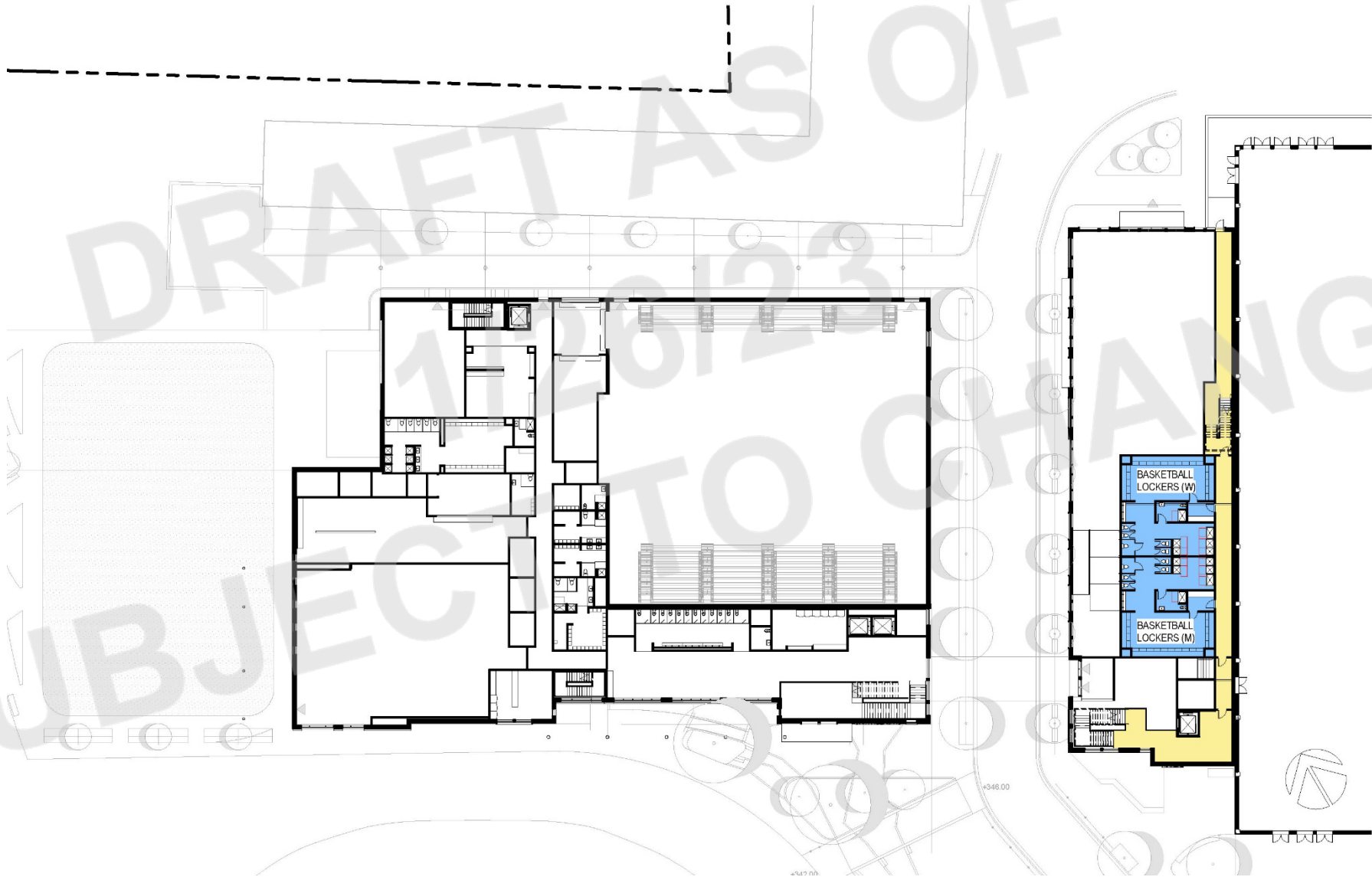
- ENTRANCE LOBBY WITH CONCESSIONS, TICKET SALE & RESTROOMS
- 2-COURT PRACTICE GYM WITH 750 SEAT RETRACTABLE BLEACHERS
- STRENGTH & CONDITIONING AREA
- SPORT MEDICINE AREA
- VOLLEYBALL LOCKERS
- OFFICIALS/ COACHES/ VISITORS LOCKERS
- WRESTLING PRACTICE AREA WITH LOCKERS
- COACH OFFICES
- SKYBOX WITH PANTRY
- MEDIA ROOM
- SUPPORT & UTILITY SPACES

- **SCAN (SPORTS CENTER ANNEX):**

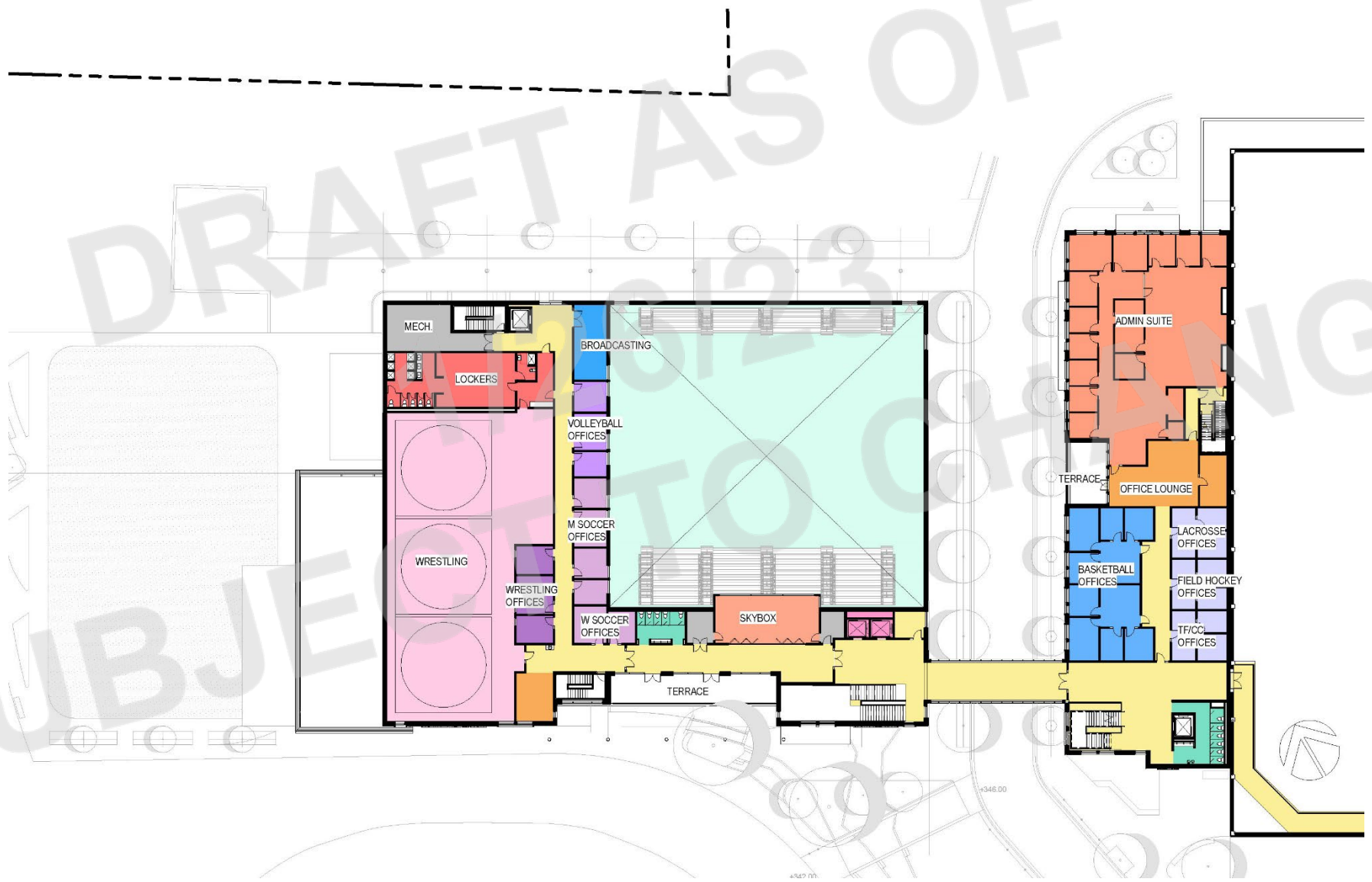
- ENTRANCE LOBBY WITH RESTROOMS
- WELLNESS AREA
- BASKETBALL LOCKERS
- COACH OFFICES & OFFICE AREA
- SHARED LOUNGE & KITCHENETTE
- KPL LOUNGE
- CLASSROOMS & FILM ROOM
- SUPPORT & UTILITY SPACES



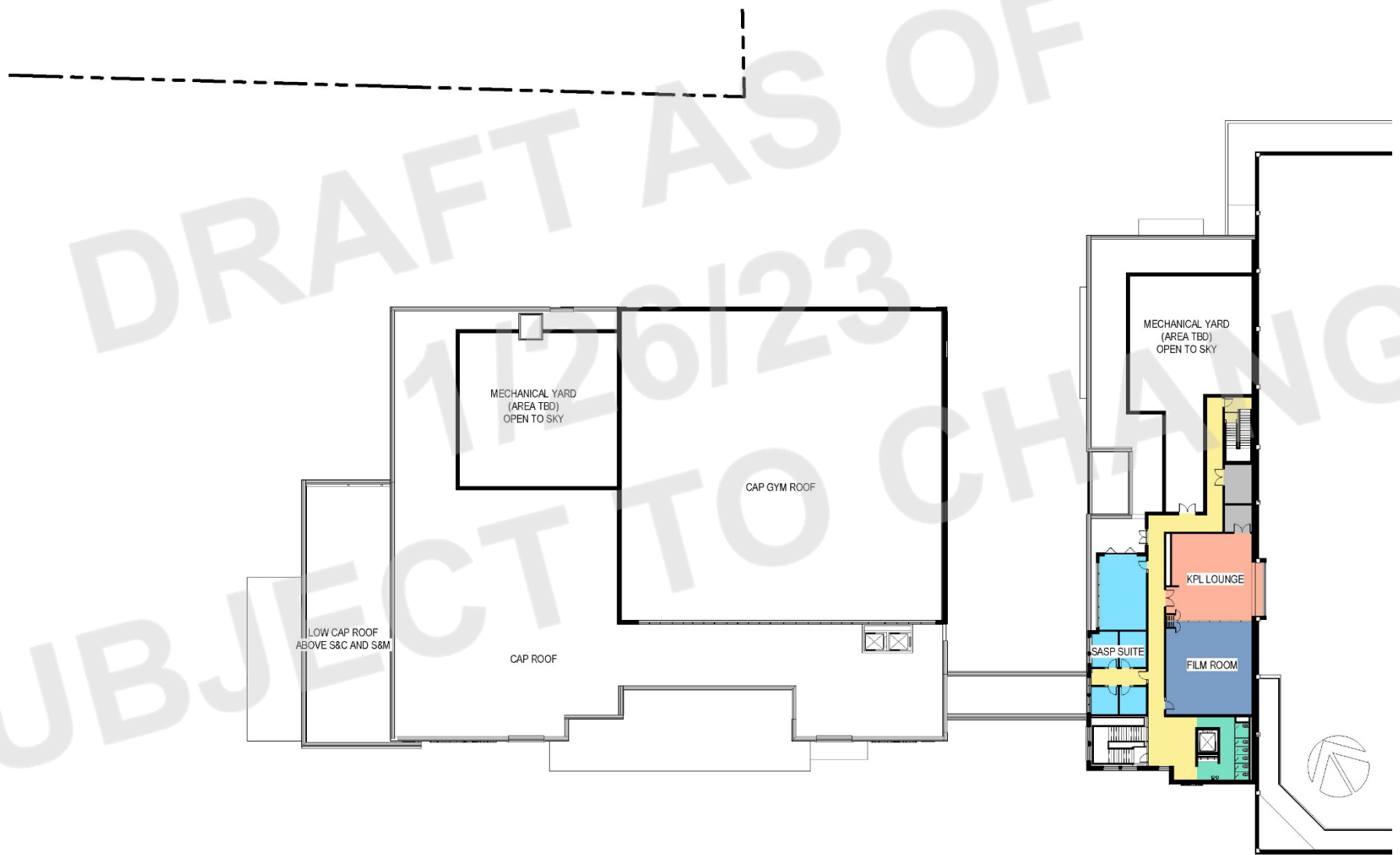
MELTZER CENTER/ SCAN PROJECT – BUILDING PLANS, MEZZANINE LEVEL



MELTZER CENTER/ SCAN PROJECT – BUILDING PLANS, 2ND LEVEL



MELTZER CENTER/ SCAN PROJECT – BUILDING PLANS, 3RD LEVEL





PROPOSED RENDERING VIEWS

MELTZER CENTER/ SCAN – PROPOSED WEST VIEW FROM NEW PLAZA



This is a preliminary 3D rendering that will be updated in the future

MELTZER CENTER/ SCAN – PROPOSED WEST VIEW FROM REEVES FIELD



This is a preliminary 3D rendering that will be updated in the future

MELTZER CENTER/ SCAN – PROPOSED NORTH VIEW FROM UNIVERSITY AVE



This is a preliminary 3D rendering that will be updated in the future

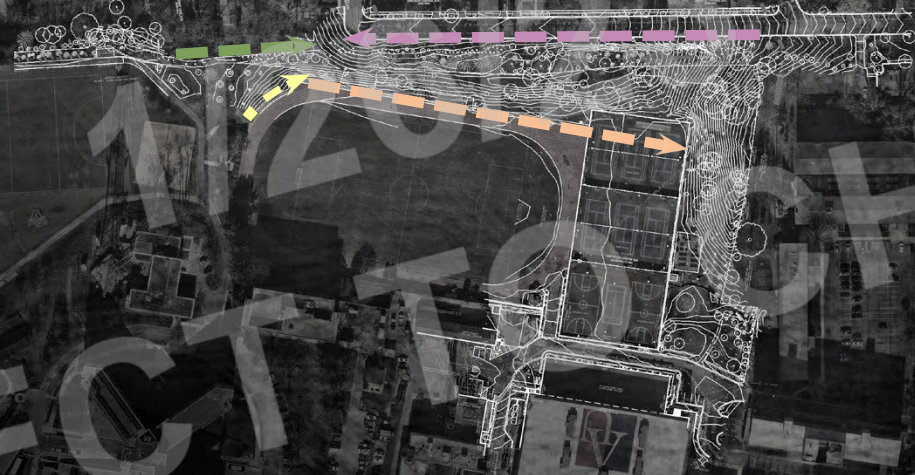


PLANT BUFFER DESIGN

IMPORTANT EDGES



DRAFT AS OF
1/20/2019
SUBJECT TO CHANGE



EXISTING TREE LAYER



What is the access road for?

What will be located on the roof of the buildings and what will it look and sound like?

Where will windows be located and what is plan for addressing light coming from inside and outside the building?

How will the use of Reeves Field change?

What are the plans for exterior lighting?

What will be visible from the neighborhood?

What is the plan for tree removal, preservation, and replacement?

What will happen to the tennis courts?

Why here?

QUESTIONS?

Will there be green roofs?

What are the traffic and parking impacts? Will there be exterior fencing?

What will the exterior look like?

What activity is going to occur in the area closest to the neighborhood?

Can the building be smaller?

Will there be food service at the facility?

What type of noise will be generated by the building?

What size is the building?

What will the impact on Pedestrian traffic be?

Why is this building needed?

How will light pollution be addressed?

What is the impact on the buffer area?

How will the building serve the public?

What will the hours of operation be?

Others...

NEIGHBOR ENGAGEMENT SCHEDULE HIGHLIGHTS

- *12/13: Facilities Planning Working Group concept review (complete).*
- *1/18: Steering Committee (SC) meeting (complete).*
- *1/24: Facilities Planning Working Group meeting (complete).*
- **1/26:** Information Forum #1.
- **2/6:** Facilities Planning Working Group (FPWG) meeting.
- **2/7:** Community Liaison Committee (CLC) meeting.
- **2/21:** Facilities Planning Working Group meeting.
- **March:** Meetings with FPWG, SC, CLC, and ANCs.
- **3/2:** Information Forum #2.
- **Early April:** Filing of Further Processing Application for Zoning Process.
- **April:** Additional Facilities Planning Working Group meeting(s).
- Formal ANC approval prior to Zoning Commission hearing.

For additional comments or questions please reach out to AU's Director of Community Relations, Maria Barry: mariab@american.edu

THANK YOU!

DRAFT AS OF 12/23

