

College of Fine Arts Framework Plan

DECEMBER 10, 2021



Framework Plan Recommendations and Process

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“[The Arita Porcelain class] is an international relationship with Japan where we understand each other through creating vessels out of clay. With this class I have gotten the opportunity to be in shows, travel to Japan, get my current job, and pursue an MFA. You can’t get these classes anywhere else in the United States! ”

—Adam Padilla, current MFA student



The College of Fine Arts Vision

AN INTEGRATED VISION AND PLAN

The College of Fine Arts (CFA) is undergoing a critical process for establishing its direction and tackling its key issues and priorities. The College proudly offers 27 undergraduate degrees and 9 graduate degrees in the departments of Art, Music, Theatre and Dance, and Film and Digital Arts. To support the rapidly changing landscape of interdisciplinary arts in the 21st century, the College also has a Bachelor of Arts in Interdisciplinary Arts (BAIA) program that allows students to practice beyond the boundaries of the current departments. These departments and programs are currently spread out among 13 disparate facilities and are experiencing considerable issues such as inadequate student safety, declining enrollment, health and wellbeing, and financial sustainability. The College aims to continue promoting excellence in the arts and leveraging itself as an important community resource and research partner.

The CFA Framework Plan articulates an integrated strategic and physical vision for the future of the College that addresses these issues and priorities while aligning to the Dean Harris Smith's four main goals on the following page. Broad objectives are established in this plan under each goal. They were developed through the six separate lenses of:

- Strategic Development
- Partnerships
- Diversity, Equity, Inclusion, and Belonging
- Environmental Sustainability
- Financial Sustainability
- Existing and Proposed Facilities



"The College of Fine Arts has an authenticity in cultivating and presenting diverse artistic expression."

—Sherri Brueggemann, City of Albuquerque

1.

Prepare Students for
Life-long Success

2.

Promote Inclusivity

3.

Engage Communities
and Improve Quality of
Life

4.

Ensure Long-term
Viability of the College

CFA Departments Overview

THE UNM ART MUSEUM - A UNIQUE ASSET FOR THE CFA

University of New Mexico Art Museum (UNMAM) was founded in 1962 with the goal of serving as a teaching museum for the University’s faculty and students. Since its opening six decades ago, the permanent collection of over 30,000 works has become the largest in New Mexico. Throughout its history, the UNM Art Museum has provided direct and up-close access to significant historical artworks while consistently growing and expanding to remain relevant in the evolution of the field of art. It is a keystone asset to the entire College of Fine Arts, and its commitment to having its collection be free and open to the public has removed typical barriers to students and disadvantaged community members.



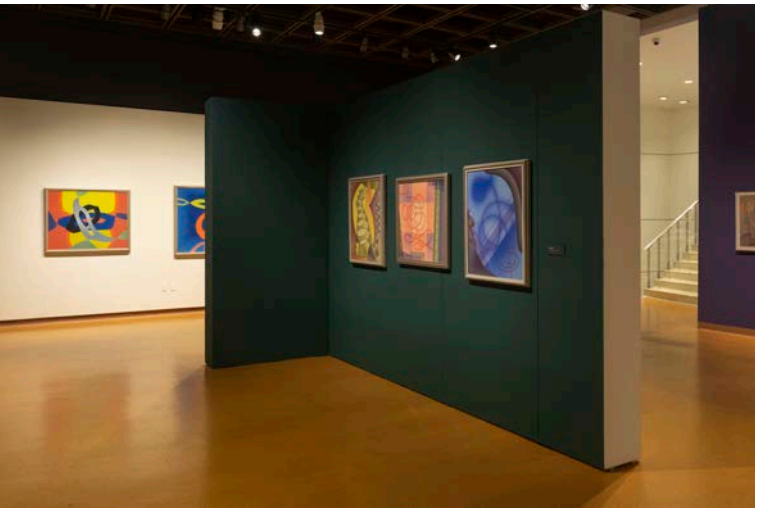
A TEACHING INSTITUTION

The UNM Art Museum’s role as a teaching museum is fulfilled by providing direct access to works on paper, paintings, small sculptures, and other decorative arts from the permanent collection. Students, faculty, and scholars are given access through the Beaumont Newhall Study Room which is open by appointment to both individuals and classes. Getting young faces in front of world-renowned and historically important artwork in the study rooms is a unique experience that is not offered anywhere else in the state. The Museum is a support and resource for the entire university to use and is free and open to the public, a rarity in the museum world.



“The photography collection (at the UNM Art Museum) is probably one of the top 3 collections in the United States. The University of New Mexico Art Museum could easily have a 200,000 square foot facility.”

—Andrew Connors, Director, Albuquerque Museum



A WORLD-RENOWNED PHOTOGRAPHY COLLECTION

The UNM Art Museum's permanent collection includes 10,000 photographs by over 1,000 photographers. The collection was started by the first director of the museum Van Deren Coke in 1962; it anchors the Museum’s reputation to this day. It is one of the best collegiate level collections in the country and the largest fine art photography collection in New Mexico. In addition, The Enyeart Malone Library and Archive houses a significant collection signed and first addition twentieth-century books and monographs related to photography and photographic history. Other materials include audio, video, and other forms of mixed media that profile the lives of photographic artists

LITHOGRAPHY AND THE TAMARIND ARCHIVE

The UNM Art Museum acts as the official archive for the Tamarind Institute, which began in the 1960s by June Wayne. Two impressions of every print made since 1960 resides with the Art Museum currently. The archive also maintains the estate of Clinton Adams, a close collaborator of June Wayne and the artist responsible for bringing the lithography workshop to New Mexico and renewing interest in and appreciation for lithography through his scholarship.



“Tamarind has been at the forefront of the American printmaking revival since its founding. We have maintained the only printmaker training program of its kind in the world, and have had a significant influence in defining and developing the role of the collaborative printer.”

—Diana Gaston, Director of Tamarind Institute

FOCUS ON INTERDISCIPLINARITY IN THE ARTS

The College of Fine Arts is a multi-disciplinary and multi-cultural community of artists and scholars who are passionate and innovative in the fields of fine arts, theatre and dance, film and digital arts, music, and interdisciplinary arts. It offers one-of-a-kind programs that range from locally regional to international focus.

ARTS LEADERSHIP AND BUSINESS PROGRAM (ALBS)

This minor prepares students for their careers in the arts. They learn about entrepreneurship, invoicing, copywriting, budgeting, leadership, businesses planning, marketing. These skills are so critical for artists to continue their careers in the arts. Partnerships are critical to the success of the students. Through internships, many of the students develop a close working relationship, which oftentimes leads to full-time positions at the organization.



A DISTINCT VOICE IN PLAYWRITING

The CFA is at the forefront in the playwriting world regarding the dialogue around Chicana/Chicano, LatinX, and Native American Studies. This intersection with the national dialogue around these focuses impact and influence student-produced work in a truly profound way that has garnered multiple national awards.



A COMPREHENSIVE MUSIC PROGRAM

The College of Fine Arts has the largest and most comprehensive music program in the state of New Mexico. With a diverse, wide breadth of degrees that include, among others, theory, education, performance, and musicology, as well as a dedicated faculty member for every instrument, the CFA's Music Department provides an amazing opportunity for students to engage the world around them with and through their music.

“We do an amazing job at our institution of meeting students where they are at. Not every student comes to UNM with years of training, but our faculty are able to get students that want to succeed to where they want to go.”

— Eric Lau, Department Chair of Music.



A FILM PROGRAM CAPITALIZING ON GROWING INDUSTRIES

The Film and Digital Arts program is affordable, accessible, and very ambitious. The Department has had an 80% growth over the last 5 years in the midst of an explosive film scene in Albuquerque that is getting nation-wide attention with Netflix and Universal Studios investing and expanding heavily in Albuquerque.

"Our university students aren't just numbers, but are part of a very strong, tight-knit, and growing community.”

— James Stone, Department Chair, Film and Digital Arts.



AN ART DEPARTMENT THAT REACHES FROM LOCAL TO GLOBAL

The Art Department's curriculum has a unique regional focus: it has one of the largest faculty groups focusing on the Americas, in Studio Arts, Art History, and Art Education and one of the few degree programs in the country that offers students an opportunity to study Native American Art History and Pueblo Pottery. At the same time the faculty is working all around the globe through exhibitions and partnerships and students are increasingly pursuing unique multi-disciplinary and collaborative projects in the arts.

“Not only in arts studio do we present all the classic disciplines, we focus on very regional opportunities, such as Pueblo Pottery, but at the same time very international.”

— Susanne Anderson-Riedel, Department Chair, Art



A ONE-OF-A-KIND DANCE PROGRAM

The vision of the program is to provide the most current, experimental, and sophisticated choreography curriculum and productions in the southwest, and to explore and value the rich tradition of dance history as a living legacy for the contemporary artist/scholar.

“The University of New Mexico Dance Department is the first and only institution of higher education in the world to offer a Flamenco Dance Concentration.”

— Donna Jewell, Department Chair, Theatre and Dance

Engagement Process

COMPREHENSIVE COMMUNITY OUTREACH

A series of Engagement Sessions were held at the UNM Student Union Building focusing on building narratives and inquiry into specific topics relevant to each group. These Sessions were to build on broad data gathering and key takeaways from the “State of CFA” Survey, conducted in Spring 2021 just before the beginning of the Framework Plan kickoff.

- Open-ended questions addressing important issues brought up in the survey.
- Visual activities to get detailed perspectives on existing facilities about usage and condition.
- Workshop with University Leadership to evaluate and align the Four Strategic Goals and Objectives to larger University goals.
- Vision boards of images to determine what new programs/spaces could be prioritized in a new building or other physical projects going forward.
- Building onto the Partnership Map by adding new, desired, or those not mentioned by leadership during initial interviews.



THE PARTNERSHIP MAP (RIGHT)

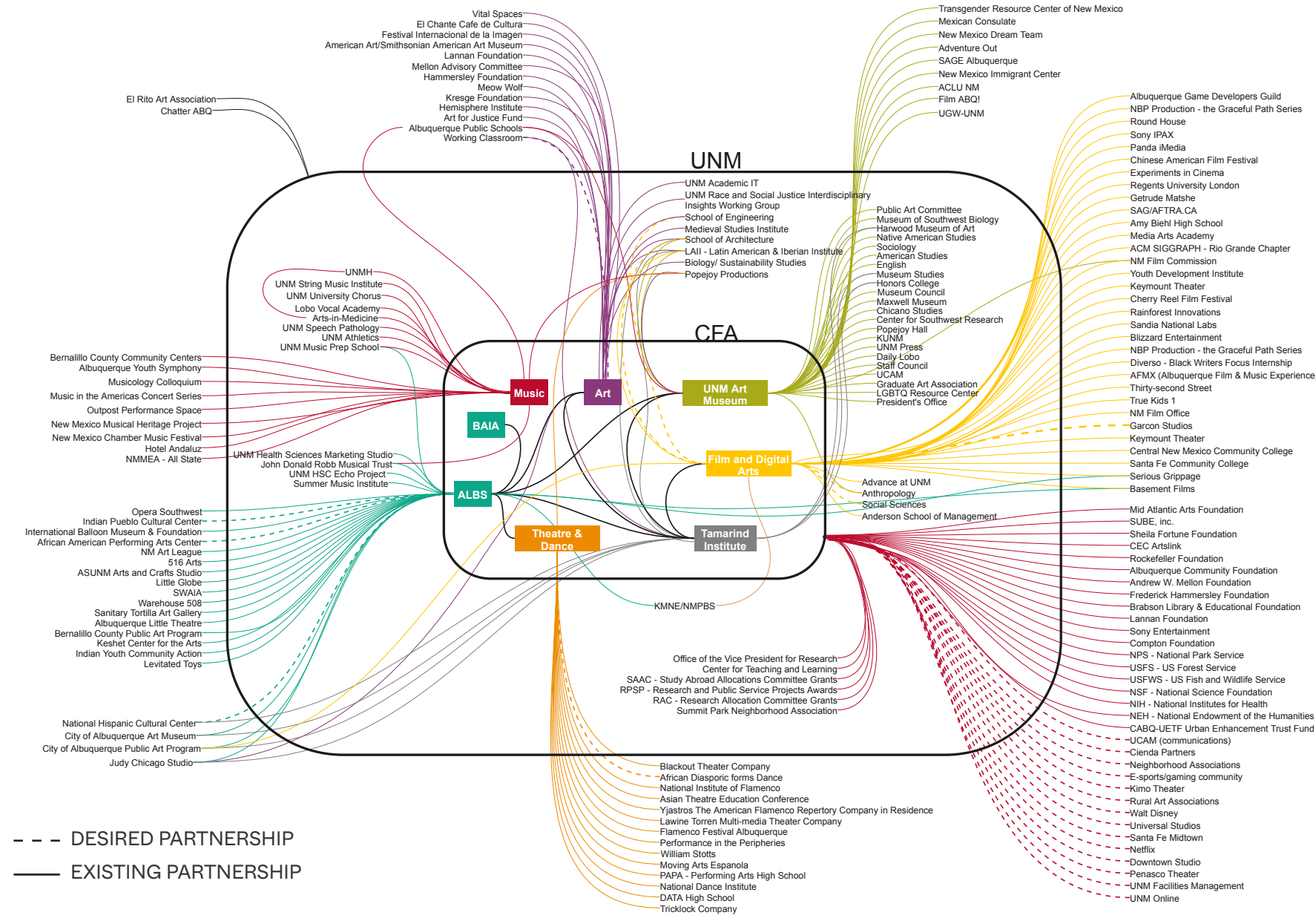
The Partnership Map visualization demonstrates that the College of Fine Arts is currently engaged in a robust range of partnerships. These connections to the community are identified as a vehicle for achieving the strategic goals. The partnership map was a living document throughout the planning process, to showcase and visualize to those in the College the depth of their community connections but also a working tool for identifying and bridging new connections.

248+

active partnerships identified

26

desired partnerships identified



9 outreach sessions

107 attendees at outreach sessions

35 CFA staff/faculty interviewed

335 questionnaires and surveys reviewed

Strategic Goals Refinement Process

METHODOLOGY

The plan's core team, UNM leadership, and the consultant team held a series of interviews, surveys, and in-person engagement sessions to derive and refine objectives that support each of the Dean Harris Smith's four defined goals.

- Prepare Students for Life-Long Success
- Promote Inclusivity
- Engage Communities and Improve Quality of Life
- Ensure Long-Term Viability of the College

The end result was a clear and comprehensive set of objectives compiled in the Framework Plan Recommendations within this document. The team was then able to develop tactics or measurable steps under each objective that the Dean and the College will take within the next ten years to accomplish the main goals (refer to Appendix D: College of Fine Arts Framework Plan Tactics). The tactics are separated into Phases 1, 2, and 3 that address short-, medium-, and long-term recommended actions necessary for the college to move forward.



ENGAGEMENT SESSION WORKSHOP OF GOALS



POST-WORKSHOP MARKUPS OF THE CFA'S OBJECTIVES

Community Engagement

COMMUNITY MEMO TO THE DEAN

The community engagement sessions, led by Greg Esser of the consultant team were an opportunity for the community to meet Dean Harris Smith and to engage in the planning process. The participants consisted of Alumni, members from partnering organizations and groups, and other UNM employees. The community participants were asked to draft a 'memo' to Dean Harris Smith to comment on current CFA offerings and programs what recommendations would help improve the College's impact to the community and attractiveness to donors.

COMMUNITY MEMO TO DEAN HARRIS SMITH

- Get the story out there.
- Expand/reinforce regional partnerships.
- Look at non-arts industries.
- Increase Diversity, Equity, and Inclusion.
- Connect with existing businesses.
- Collaborate with businesses via internships.
- Collaborate with early childhood education.
- Coordinate with government entities.
- Form an economic development partnership with the Chamber of Commerce .
- Create Performing Arts Center Team (gov/ state/community/UNM).
- Get involved in the Performing Arts Coalition.
- Improve digital communication.
- Start an arts group residency program.



"If you are waiting for Broadway (to come to Popejoy to visit the Center for the Arts) you are missing out on a lot."

—CFA Community Member

Evaluating Existing Facilities

EXISTING FACILITIES ENGAGEMENT SUMMARY

In order to get a more detailed picture on how different user groups across different departments use the 13 CFA buildings, groups in the students, faculty, and CFA leadership sessions were asked to evaluate the buildings based on how well they served their personal academic mission. They were asked to provide further explanation for their rating and how they would improve the building in their individual worksheets, and then summarize their findings as a group. By having people from different departments at the same table, it allowed them to hear how the different groups view and use the same facility.

These findings complement the physical facility assessment that is part of the Plan's recommendations.



“Interdisciplinary spaces evolve from thoughtful desired structures and outcomes, flexible spaces, floors, walls, and modularity. ”

—CFA Faculty from Outreach Session

Evaluating Existing Facilities



OVERALL EXISTING FACILITIES EVALUATION RESULTS

Based on the rankings given by the students, faculty, and staff at the outreach sessions, the facilities graph measures how well each facility meets their academic goals (from Very Well to Challenging), and on well-used each facility is for the individual, placed on a scale from (Most Utilized to Least Utilized).

FINDINGS

- Despite being the most well-used space, Center for the Arts was consistently rated as one of the most "Challenging" facilities overall.
- Despite many of the technical challenges with storage, the UNM Art Museum was consistently rated as the one of the most utilized/ well-known buildings by all groups, and was performing the best in terms of serving the academic mission.
- Even though Tamarind Institute was consistently rated "Very Well" in alignment with academic goals, it was not widely used or well-known among all groups.
- Hokona was the worst performing facility, with many noting far distances.
- Hartung and the Art building were noted as particularly challenging facilities due to the physical spaces not being ideal for the activities and programs within each space.
- Despite being well loved, Carlisle Gym was rated negatively due to many upgrades needed to bring the building up to standard (bathrooms, floors, etc).



“Masley Hall is so far from the rest of the Art Department. It should be connected with existing facilities, collaborate with music education programs, and provide opportunities for community engagement.”

—CFA Faculty from Outreach Session

Developing the Program

107 attendees at outreach sessions to solicit feedback on future programs

35 interviews with CFA faculty and staff on desires, needs, and goals

93 responses to questionnaires and surveys on program needs

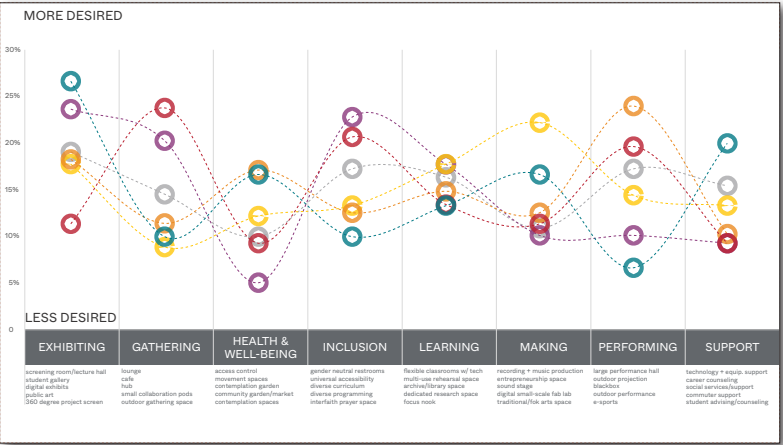
1 comprehensive program benchmarking analysis

PROGRAM EVALUATION PROCESS

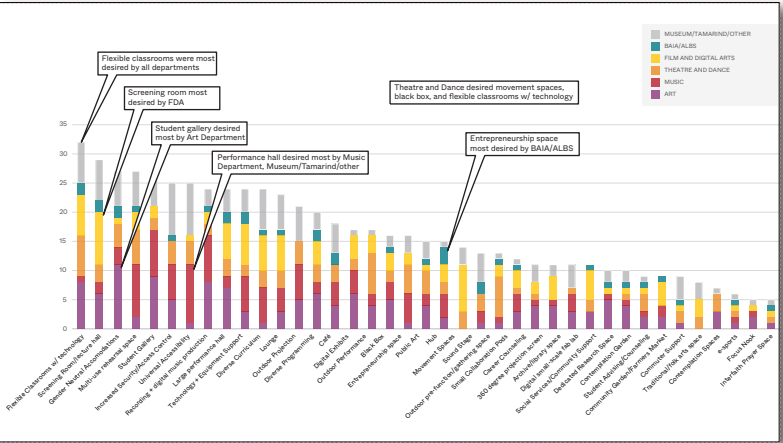
The consultant team evaluated the project goals and program from the 2019 Integrated Plan as an initial basis for the Center for Collaborative Arts and Technology (CCAT) program that was to be incorporated into the 2021 CFA Framework Plan, but it was clear from the very beginning that the team needed to undergo a more in-depth analysis of the current and future needs of the CFA to establish its unique program. Within the CFA, the team conducted and reviewed 335 interviews and surveys from faculty, staff, and CFA leadership to assess current and future academic needs, evaluated growth trends per department, and discussed deficiencies in facilities related to DEIB issues. Peer and aspirational Arts institutions facilities and programs were used as benchmark references to test and develop the program for the CCAT. On-site visits and interviews with UNM PDC further confirmed project design goals about its relationship to the surrounding context.



STUDENTS DURING OUTREACH BOARDS PARTICIPATING IN VISIONING EXERCISE



GROUP RESPONSES FOR MOST AND LEAST DESIRED PROGRAMS BY TYPE
SEE APPENDIX D: ENGAGEMENT EXHIBITS



GROUP RESPONSES FOR MOST AND LEAST DESIRED PROGRAMS BROKEN DOWN BY DEPARTMENT, SEE APPENDIX D: ENGAGEMENT EXHIBITS

Developing the Program

INCLUSIVITY IS A GIVEN

Universal Access, Gender Neutral Accommodations, and Increased Security with access control were noted as being a baseline assumption and a "given" for all new facilities, and many faculty, staff, and students chose to not vote for these three.



HIGH-PERFORMANCE CLASSROOMS AND TECHNOLOGY

Some faculty noted that there were currently an inadequate amount classrooms, especially those that were correctly soundproofed (Music department). Film and digital arts would greatly benefit from highly specialized spaces - notably two large sound stages - in order to accommodate their growing program and compete with peer film programs.



STATE-OF-THE ART PERFORMANCE HALL

Music leadership and faculty noted that the large performance hall should be at least 500 seats and not affiliated with Popejoy (UNM owned, not shared). A variety of performance types are currently not able to be accommodated in Keller Hall, the current facility, so the inclusion of a large orchestra pit that could double as expandable seating, orchestra shell, fly-tower, stage that accommodates a 120 person choir, and an adjacent rehearsal space would greatly help the music program to meet accreditation and further expand their program offerings.



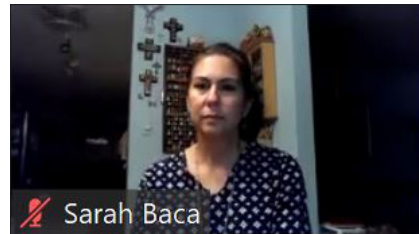
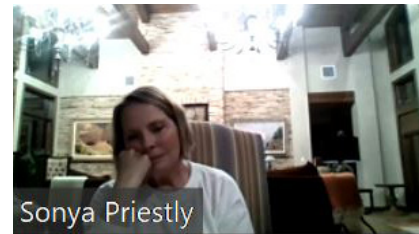
CENTRAL GATHERING SPACE TO CALL "HOME"

Gathering spaces, both indoor and outdoor, were highly desired from all of the CFA that were polled. The College of Fine Arts would benefit from having a place where everyone can call "home" to promote interdisciplinarity and to bring the College closer together for events and cross-disciplinary programs. Events, flexible programming, display for student artwork, and student-controlled zones where mentioned as a plus.

Presenting the Plan

VIRTUAL ENGAGEMENT SESSIONS

As a follow-up to the in-person sessions held in September, the College of Fine Arts held two engagement sessions virtually on November 10th, 2021 where Dean Harris Smith presented the College's four main goals and their objectives to the CFA students, faculty, and staff, as well as to the broader community and partners. The consultant team presented the plan for existing facilities and the vision for the future. Key questions were asked of all groups in order to provide input for the final plan and the next steps.



FINDING CONSENSUS AND DEVELOPING NEXT STEPS

Both the community and the CFA students, faculty, and staff thought that the plan was moving in a very positive direction. What was most surprising to the groups was the comprehensive scope that the plan covered, and the ambitiousness of the goals that the Dean has set forth. Although there were concerns about potential barriers, such as adequate funding, the length of the timeline, and resources needed to support these new programs, there were many comments and suggestions on how the CFA could overcome these barriers. Several groups suggested that we continue to outreach and research the impact of certain moves of the plan would have on particular groups (including relocating the art studios or facility need and making sure enough space is provided to growing programs), while others stated that they would like to get involved because they had specialized knowledge of a particular program. Overall both groups stated that the breadth and depth of involvement that the CFA has with the surrounding community can be enhanced by every individual making a commitment to get the word out about the unique assets and community that is the College of Fine Arts.



“I think it's really important there is some flexibility built within the plan. We need to understand that this plan that we are looking at is not set in stone, but it is in a really great place. I'm just so impressed with how much has been done and how it is coming together. We all want to stay informed and want to contribute.”

—Regina Chavez-Puccetti, BAIA/ALBS Advisor

Goal 1: Prepare Students for Life-Long Success

1. Cultivate interdisciplinary curriculum, events, and exhibitions.
2. Build life-long learning and earning opportunities before and after graduation.
3. Cultivate CFA students to participate in emerging industries in New Mexico.
4. Optimize programming, infrastructure, and full-time positions that advance the CFA's academic mission and strategic growth plans.

Refer to Appendix E: College of Fine Arts Framework Plan Tactics for specific tactics that align to the Goals and Objectives listed here.



“Art education should be teaching critical thinking and problem solving. This is not taught in the sciences and university programs – it is taught in the fine arts.”

—Andrew Connors, Director, Albuquerque Museum

Goal 2: Promote Inclusivity

- 1. Provide opportunities for diverse individuals through partnerships and programming.
- 2. Hire and retain diverse faculty and staff.
- 3. Update curriculum, events, and programming that holistically integrate diverse and contemporary perspectives.
- 4. Provide scholarship opportunities, resources, and support for students.
- 5. Strengthen and formalize equity and inclusion infrastructure.

Refer to Appendix E: College of Fine Arts Framework Plan Tactics for specific tactics that align to the Goals and Objectives listed here.



“For me, I want to be in a place/space where my identity is celebrated and allowed.”

—CFA Student

Goal 3: Engage Communities & Promote Quality of Life

- 1. Positively impact the overall mental and physical health of the CFA stakeholders and its constituents.
- 2. Define connections and improve awareness of and access to CFA resources, programs, and performances between CFA departments, UNM and communities.
- 3. Improve student safety.
- 4. Expand the CFA's impact on K-12 and post-graduate learning opportunities.

Refer to Appendix E: College of Fine Arts Framework Plan Tactics for specific tactics that align to the Goals and Objectives listed here.



“The performing arts are the cultural heartbeat of a community. That heartbeat drives the economic and social success of its community. The CFA is key to that heartbeat.”

—Maureen Baca, President, New Mexico Philharmonic

Goal 4: Ensure Long-Term Viability of the College

1. Attract opportunities that expand, strengthen, and create new strategic private, public, non-profit, and community partnerships that advance the operational and financial sustainability of the CFA.
2. Improve visibility and engagement that increases enrollment and strengthens community partnerships.
3. Expand and strengthen the current donor base and increase access to additional funding sources.
4. Create a welcoming sense of place.
5. Promote and expand the definition of excellence in the arts.

Refer to Appendix E: College of Fine Arts Framework Plan Tactics for specific tactics that align to the Goals and Objectives listed here.



“[The Arts] has a profound impact on us at every level. We have to acknowledge that it's not just academia and the students that are involved. It has far reaches to our communities and across the globe.”

—Penny Voss, CFA Alumni

Facilities Assessment

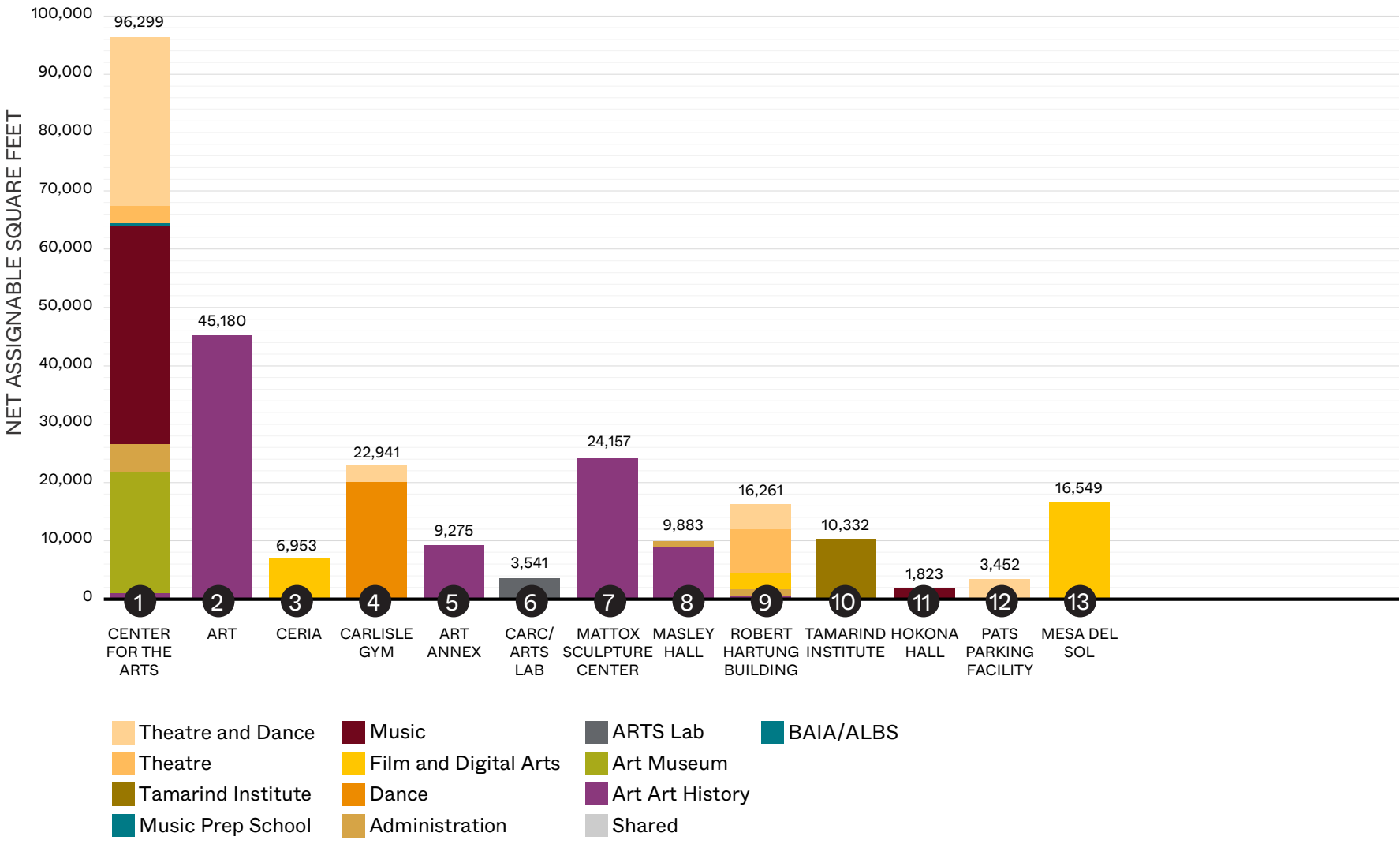
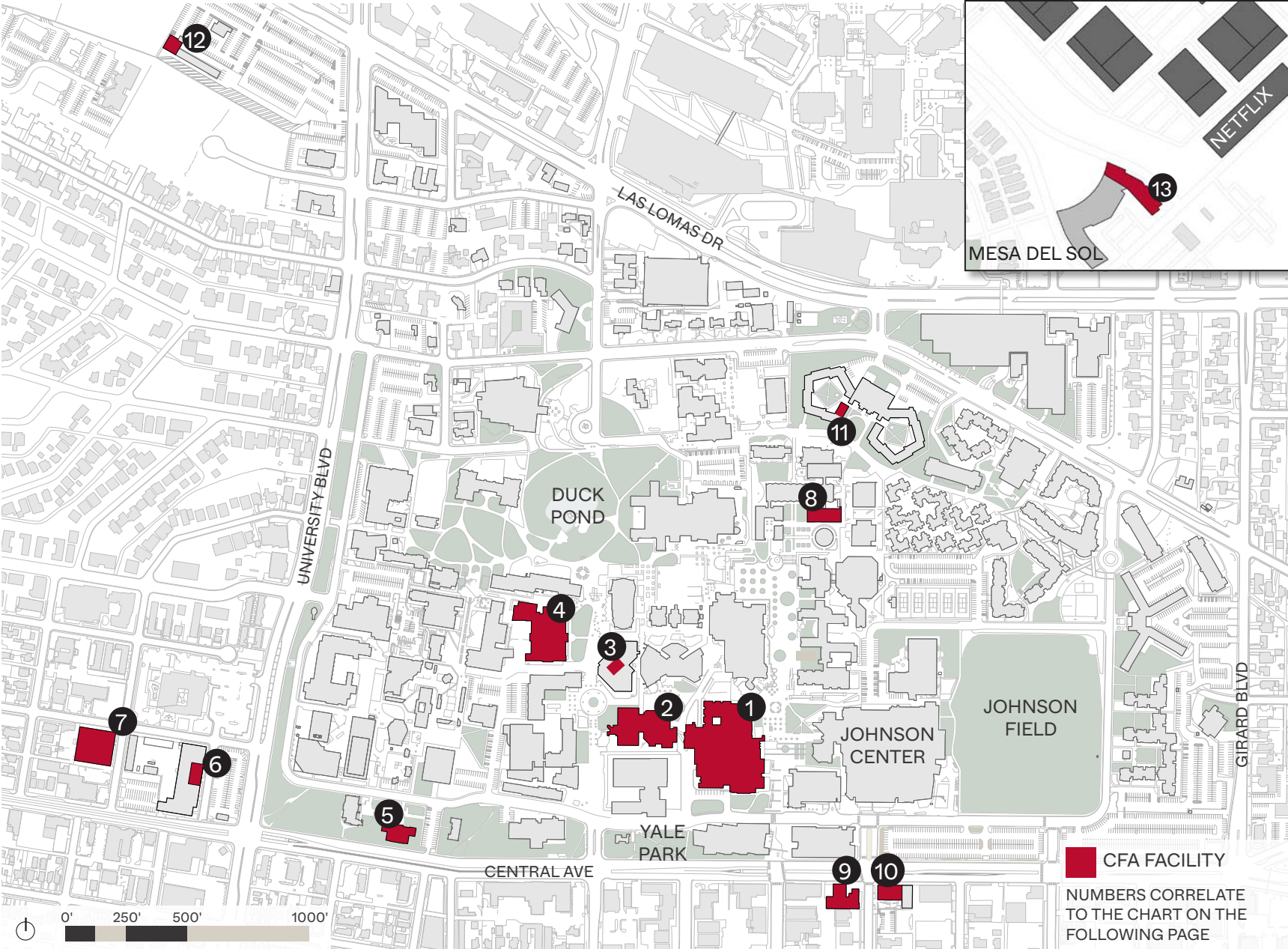
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“I had dropped out of high school and I really didn’t know what I wanted to do. I was working in the service industry and on a whim I ended up going to UNM because I didn’t have much else I wanted to do. I found a real love and passion for design in this program. I found that I’m good at it, I’ve found that I enjoy doing that. I stay after most of my classes finishing up things that I’m working on. The University allowed me to find that passion and direct my creative energy towards something that could be a career. It brought that option to me, not that I was not aware, but I didn’t think it was real until I came to the University.”

—Pearl Modine, Undergraduate Student in Design and Technology for Performance with a concentration in Costuming



Existing CFA Facilities



CURRENT DISTRIBUTION OF PROGRAM BY DEPARTMENT PER FACILITY

What We've Heard about Existing Facilities

INTRODUCTION

The College of Fine Arts has 13 facilities comprising of 266,000 Net Square Feet of assignable space. As part of developing a plan for these facilities, these spaces were first assessed for their current condition and evaluated on how well they serve the College's academic mission. The multi-pronged facilities assessment combines quantitative data gathering and narrative inquiry. The quantitative data was gathered by reviewing existing facilities documentation and reports, conducting site visits to review specific conditions, and through interviews with UNM Facilities Management, Lobo Energy, and the occupants of the spaces.

A series of interviews was conducted with each of the Department Chairs over Zoom in preparation for a facilities walkthrough during the initial site-visit. The planning team also sent out additional facilities questionnaires to each chair that was crucial in determining the long-term vision for each facility and how it will adapt to fit future student body needs.

There are four departments and three institutions that make up the College of Fine Arts: Art, Theatre & Dance (T&D), Music, Film and Digital Arts (FDA), Tamarind Institute, UNM Art Museum, as well as the Arts Leadership & Business Minor (ALBS) and Bachelor of Arts in Interdisciplinary Arts (BAIA)

10 CFA Leadership's input



SITE VISIT OF KELLER HALL

Current Department Deficiencies

ARTS LEADERSHIP AND BUSINESS & BACHELOR OF INTERDISCIPLINARY ARTS

The program currently does not have dedicated facilities and lacks additional staff offices and adequate storage to allow for program growth.

THEATRE & DANCE

The dance flooring needs to be upgraded to match performance standards in Carlisle Gym. The equipment for the set design program and theatrical productions needs to be upgraded. With more non-binary students coming into the programs, bathrooms and locker facilities are not able to accommodate; the current facilities are in very poor condition.

TAMARIND INSTITUTE

Due to security issues along Central Avenue the building can't be as "visible" and "open" to the public as they would like to be, the basement has egress issues.

MUSIC

There are major issues with access control that affects student and property safety in the Center for the Arts. Storage is limited for sets and equipment. Keller Hall is not property sized for productions, does not have adequate acoustics, and the organ needs repairs. The practice rooms and rehearsal rooms do not have proper acoustics.

UNM ART MUSEUM

Museum has not been accredited since the 1990s. The vaults are inadequate and leaky, leading to the artwork being damaged. The gallery is not large enough and partially inaccessible. The location is not always visible to public or student population

FILM AND DIGITAL ARTS

Lacking in dedicated classroom space (currently only have one in CERIA). Mesa Del Sol HVAC is noisy and detrimental to current functions in the space. Current Black Box theatre does not have the correct infrastructure for film curriculum

ART

There are two galleries but they are not ideal, the loss of the downtown gallery is felt, the physical and metaphorical walls created between programs that need to be broken down.

Facilities Condition Summary

INADEQUATE PERFORMANCE OF CURRENT SPACES

The CFA as part of its academic mission, offers a wide range of programs and disciplines, including many unique ones with highly specialized performance criteria such as Flamenco and Lithography among others. The specialized needs of the facilities have not been upgraded to meet those requirements for many decades. This has resulted in many of the faculty and staff that support these spaces purchasing stopgap or makeshift measures to prop up these programs on limited program allocated funds and small donations. A lot of these technical requirements are inclusive of incorporating or expanding the use of specialized technology that current does not meet current industry standards for software, fabrication, and visualizations.



STORAGE

A lot of space is dedicated to storing and archiving of equipment and artworks. For the Museum and Film's Reel Storage, improper humidity and temperature controls have damaged valuable pieces and as a result, the Museum has not been accredited since the 1990's.



PERFORMANCE FINISHES

Performance and practice spaces do not have adequate acoustic finishes in the case of Music nor proper flooring in the case of Dance, resulting in damaged hearing and increased joint wear for students.

SAFETY AND ACCESSIBILITY CONCERNS

Student safety has consistently been ranked by UNM officials and students, faculty, and staff as the top issue for several of the CFA's current facilities. No building has adequate key card access, and many access points are un-monitored and unable to keep non-UNM personnel out of the buildings. There have been multiple instances of equipment vandalism taking place, including significant damage being done to the organ in Keller Hall rendering it unusable. Tens of thousands of dollars of instruments have been stolen from the music storage areas in the basement of the Center for Fine Arts building. Several students have encountered non-UNM persons in locker rooms and bathrooms. This is a pressing issue that must be remedied when tackling necessary renovations to existing buildings.



REPURPOSED SPACES

Repurposed facilities, such as Mattox, lack proper wifi and data access to students, do not meet accessibility standards, risks damage to artwork from frequent roof leaks, and pose a security risk to students because of its remote distance from campus.



BATHROOMS

Outdated, inaccessible, and non-inclusive restrooms (Carlisle Gym and Center for the Arts are the most commonly cited) are currently not meeting the needs of students, faculty, and visitors.

DEFERRED MAINTENANCE

The average age of a CFA occupied building is 56 years old. For many of these main CFA buildings, Alumni and long-time attendees of productions have commonly remarked that many of the facilities have not been upkept since the time of they began their involvement at the CFA. Code updates with particularly to accessibility and building systems have not been implemented. Inefficient building systems that have long been superseded will need to be evaluated and potentially fully replaced as well.

Vision for Future Facilities



“Future interdisciplinary spaces at the CFA should be non-dedicated, blended, modular spaces that can be updated easily. Student-run collaborative spaces could be places where performances, exhibitions, and events take place that are in student-control.”

–CFA Faculty from Outreach Session

Department Facility Visions

ARTS LEADERSHIP AND BUSINESS & BACHELOR OF INTERDISCIPLINARY ARTS
The program would like to host career fairs with more than 35 people in a multi-purpose or lobby space, with potential for a catering service/food prep area to provide refreshments during events. A small coffee area would be a benefit for staff.

THEATRE & DANCE
They desire a central space where students and faculty can informally interact with each other.

TAMARIND INSTITUTE
Current facility is good but would like a shared fabrication lab, photo library (shared), a venue that houses 40-50 people for talks, a workshop space for kids, a versatile classrooms, and place for photographing work.

MUSIC
A current 450-600 seat music hall with large orchestra pit and stage and rehearsal room adjacent to stage that is the same size as the stage would be a gamechanger.

UNM ART MUSEUM
The Museum wants to add a dedicated event space for hosting talks, exhibitions, community events, larger gallery spaces to show off the range of collection and a workshop space for custom framing, furniture, and crate building for storage.

FILM & DIGITAL ARTS
The program desperately needs new sound stages. Editing rooms could be reconfigured into larger, combined rooms instead of individual rooms.

ART
The department is looking for a replacement for downtown studio space, a good lecture hall with 45-50+ people, classrooms for seminars, smaller classrooms, exhibition spaces with a pre-function area, and fabrication labs.

Methodology

The facilities were evaluated based upon the following criteria:

CONDITION (FINISH + CONDITION)

This assesses the condition and level of finishes and systems throughout the building, both interior and exterior. See Appendix A for full breakdown of Finish and Condition.

SECURITY

Security assesses how well the building protects student, faculty, staff, and belongings and helps to promote a sense of safety and security for all. This was evaluated based on ability to control entry from all access points, surrounding context including proximity to non-UNM pedestrian and street traffic near Central Avenue, perimeter site lighting and visibility.

LOCATION

Location refers to the quality of the building location and proximity to other CFA facilities and in relation the rest of the UNM central campus.

ENERGY EFFICIENCY

Building utility performance was compared to other CFA facilities over the last five years using data from Lobo Energy.

ACADEMIC PERFORMANCE

This scores how well the building supports the academic mission, based on surveys and interviews from faculty, staff, students, and CFA leadership.

USAGE

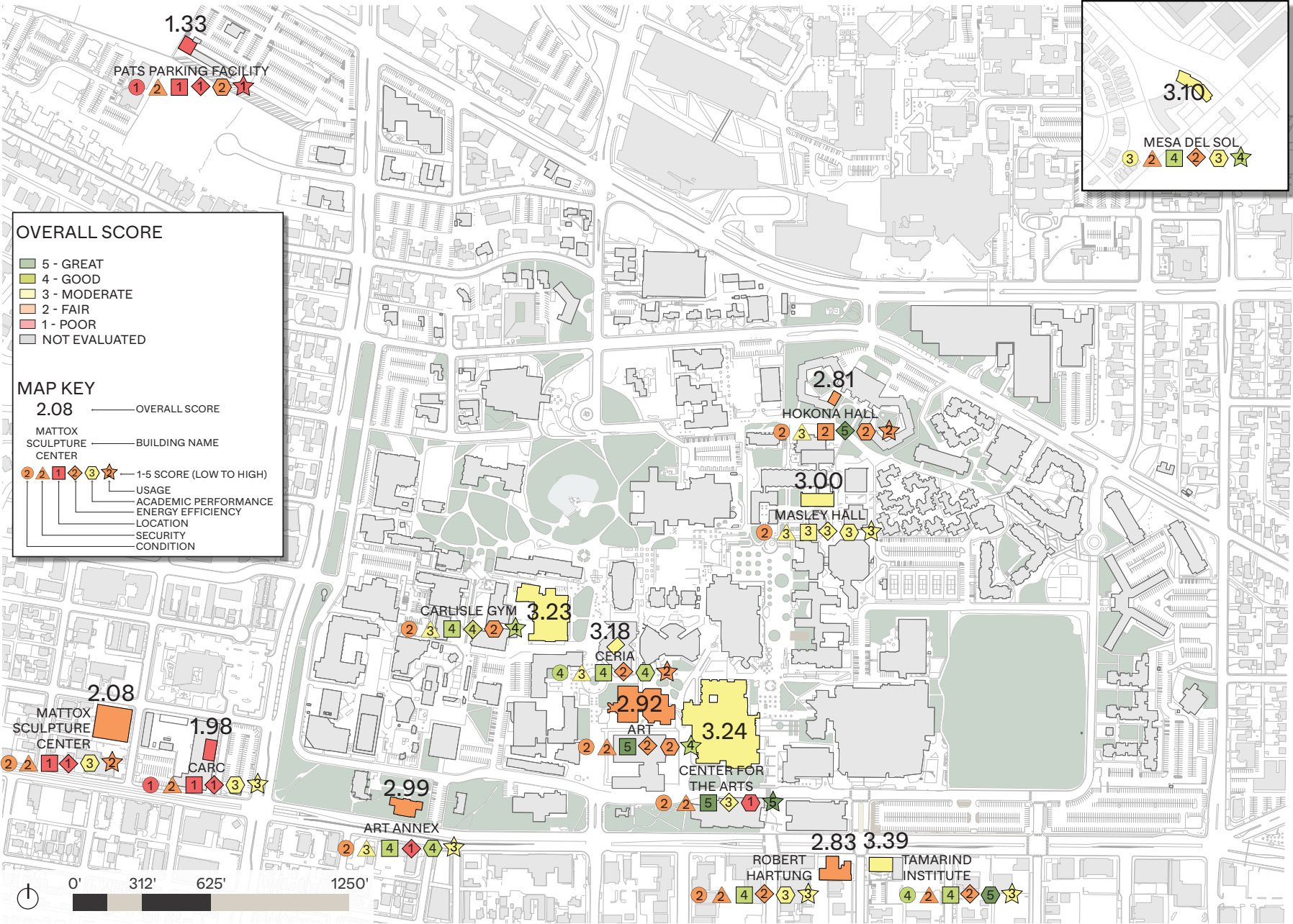
This scores how much the building is currently being utilized by the population, based on surveys and interviews from faculty, staff, students, and CFA leadership.

Refer to Appendix A: Existing Facilities Assessment for additional documentation for each facility.



MAKESHIFT LIGHTING REPAIR SHOP IN CORRIDOR

Building Assessment Map



Building Scores

	CARLISLE GYM	HOKONA HALL	CENTER FOR THE ARTS	MASLEY HALL	CERIA	ART	ART ANNEX
BUILDING #	A0004	A0058	A0062	A0068	A0083	A0084	A0105
YEAR BUILT	1928	1956	1963	1974	1990	1977	1926
AGE	93	65	58	47	31	44	95
ESTIM. LIFESPAN	10+ (H.R)	5+	10+	10+	10+	10+ (H.R)	10+ YEARS
OVERALL SCORE	3.23	2.81	3.07	3.00	3.18	2.92	2.99
FINISH	2.41	2.67	2.54	2.96	4.07	2.89	2.92
CONDITION	2.29	3.00	2.35	3.00	4.07	2.11	2.92
ASSESSED CONDITION	2.35	2.83	2.44	2.98	4.07	2.50	2.92
SECURITY	3	3	2	3	3	2	3
LOCATION	4	2	5	3	4	5	4
ENERGY EFFICIENCY	4	5	3	3	2	2	1
SPATIAL EFFICIENCY*	75.5%	63.5%	40.2%	70.4%	65.9%	61.9%	62.3%
CFA OCCUPANCY*	80.9%	1.5%	63.7%	92.0%	15.1%	99.0%	97.2%
ACADEMIC PERFORMANCE	2	2	1	3	4	2	4
USAGE	4	2	5	3	2	4	3
LEVELS	B,1,2	LL,1,2,3	B,1,2,3,4,5	1,2	1,2	1,2,3	LL,1
CFA NASF	22,941	1,823	95,370	9,883	6,953	45,180	9,275
TOTAL NASF	28,356	122,129	149,612	10,738	45,968	45,653	9,545
AREA (GSF)	37,545	192,319	372,292	15,249	69,775	73,741	15,326

*Not evaluated as part of the Overall Score

	MATTOX SCULPTURE CENTER	CARC	PATS STORAGE	ROBERT HARTUNG BUILDING	TAMARIND INSTITUTE	MESA DEL SOL
BUILDING #	A0123	A0126	A0147	A0158	A0162	A0806
YEAR BUILT	1964	1960	1965	1960	1960	2010
AGE	57	61	56	61	61	11
ESTIM. LIFESPAN	10	5+		10	10+	10+
OVERALL SCORE	2.08	1.98	1.33	2.83	3.39	3.10
FINISH	1.55	1.80	1.00	3.00	4.37	3.79
CONDITION	1.58	2.00	1.00	2.91	4.34	3.44
ASSESSED CONDITION	2.50	1.90	1.00	2.95	4.36	3.62
SECURITY	2	2	2	2	2	2
LOCATION	1	1	1	4	4	4
ENERGY EFFICIENCY	2	1	1	2	2	2
SPATIAL EFFICIENCY*	75.6%	74.8%	91.8%	67.7%	64.3%	64.4%
CFA OCCUPANCY*	99.6%	11.4%	37.0%	98.5%	97.2%	96.8%
ACADEMIC PERFORMANCE	3	3	2	3	5	3
USAGE	2	3	1	3	3	4
LEVELS	LL,1,2,3,4	1	1	B,1,2	B,1,2,3	1,2,3
CFA NASF	24,157	3,541	3,422	16,261	10,332	16,549
TOTAL NASF	24,249	30,979	9,246	16,509	10,626	17,098
AREA (GSF)	32,066	41,439	10,062	24,399	16,519	26,560

*Not evaluated as part of the Overall Score

Energy Performance

The team evaluated CFA building energy performance over a 5-year period from July 2016 to June 2021. Lobo Energy, the University's energy generation division provides district energy, natural gas, steam, and chilled water; some buildings, however, are connected to the municipal sewer and water. Lobo Energy has had a reduction in consumption by 20% over the last 10 years, the buildings the CFA occupies generally follow that trend. Utility data was evaluated as a unit/sf/yr to normalize the varying size of buildings. The evaluation matrix does not consider the fact that some buildings are not fully CFA occupied and that some buildings are not metered individually. Although neither Lobo Energy, nor the Office of Sustainability track operational carbon, the state energy utility, PNM, has established a value of 5.82×10^{-4} mT CO2/kWh.

GENERAL NOTES

1 - Masley is metered with six other buildings: Education, Travelstead, Masley, Simpson, Kiva, and Manzanita. The evaluation is based on the whole and not subdivided for Masley's proportional value in square feet.

2 - Art Annex is metered with Hodgin Hall. The evaluation is based on the whole and not subdivided for Art Annex's proportional value in square feet. Data was incomplete over the 5 year period.

3 - Hokona is metered with Zia. The evaluation is based on the whole and not subdivided for Hokona's proportional value in square feet.

CHART NOTES

* All performance evaluation is in units per square foot per year (unit/sf/yr) and based on relative input maximums & minimums, rather than a comparative baseline

** 5-year trends are relative to all inputs; 12-month standard moving averages (SMA)

*** for 5-year trend on district steam, chilled water, natural, gas, the trends are seasonal (sine curve)



ENERGY TRENDS KEY

↑ INCREASING ENERGY USE

↓ DECREASING ENERGY USE

	ENERGY		NATURAL GAS***		STEAM***		CHILLED WATER***		WATER & SEWER	
	USE*	TREND**	USE*	TREND**	USE*	TREND**	USE*	TREND**	USE*	TREND**
CARLISLE GYM	+	↘	n/a	n/a	+	↗	n/a	n/a	n/a	n/a
HOKONA HALL-ZIA ³	++	↘	++	^	++	→	++	→	n/a	n/a
CENTER FOR THE ARTS	+	→	n/a	n/a	-	↗	-	↘	n/a	n/a
EDUCATION, TRAVELSTEAD, MASLEY, SIMPSON, KIVA, MANZANITA ¹	+	↘	n/a	n/a	=	→	=	↘	n/a	n/a
CERIA	-	↘	n/a	n/a	--	→	-	↗	n/a	n/a
ART	-	↘	--	↘	-	→	--	↗	n/a	n/a
BOOKSTORE	-	→	+	↘	n/a	n/a	n/a	n/a	n/a	n/a
ART ANNEX, HODGIN HALL ²	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
MATTOX SCULPTURE CENTER	=	↓	--	↘	n/a	n/a	n/a	n/a	=	→
CARC/ARTS LAB	----	↓	--	↘	n/a	n/a	n/a	n/a	n/a	n/a
PATS PARKING FACILITY	--	↘	=	↗	n/a	n/a	n/a	n/a	n/a	n/a
ROBERT HARTUNG BUILDING	=	↘	-	→	n/a	n/a	n/a	n/a	=	↗
TAMARIND INSTITUTE	--	↓	--	↘	n/a	n/a	n/a	n/a	-	↘
MESA DEL SOL	--	↓	--	↓	n/a	n/a	n/a	n/a	+	↘

A0004 – Carlisle Gym



Overall Score: **3.23**
Condition: 2.35
Security: 3
Location: 4
Energy Efficiency: 4
Academic Performance: 2
Usage: 4

Building Age: 93

Levels: B,1,2
CFA NASF: 22,941
Total NASF: 28,356
Gross SF: 37,545

The large performance spaces are a benefit to the program and well loved but could benefit from an interior renovation; the circulation and egress pathways is confusing. Conduct a life safety study, which would help improve on this condition. The raised performance floors show wear, which could affect user safety and the clerestory windows have been informally obstructed creating darkened rooms in the large performance spaces. Provide operable window shades to give users the option of allowing daylight, which would also benefit energy consumption and flexibility. Upgrade restroom and locker room facilities for accessibility and maintenance.

PHASE 1	PHASE 2	PHASE 3
<div>→ Perform a Life Safety Analysis to assess issues.</div> <div>→ Complete the following renovations: Renovate floors in rehearsal and performance spaces, renovate all existing bathrooms to accommodate ADA standards and gender-neutral accommodations, new window covers in performance spaces.</div>	<div>→ Implement recommendations from life safety assessment.</div>	<div>→ Upgrade HVAC and electrical systems.</div> <div>→ Upgrade and maintain exterior facade to be more inviting and open.</div> <div>→ Implement card-reader system for entire building.</div>

Refer to Section 4: Facilities Scenario Planning for information on facility moves and relocations

A0058 – Hokona Hall



Overall Score: **2.81**
Condition: 2.83
Security: 3
Location: 2
Energy Efficiency: 5
Academic Performance: 2
Usage: 2

Building Age: 65

Levels: LL,1,2,3
CFA NASF: 1,823
Total NASF: 122,129
Gross SF: 192,319

The few Music faculty office spaces occupied here, are remote from the remainder of the CFA, discourage communication, and are difficult to find. Relocate these faculty offices back into the Center for the Arts when possible.

PHASE 1	PHASE 2	PHASE 3
<div>N/A</div>	<div>→ Vacate Hokona Hall and move faculty offices into the Center for the Arts (Move 2B)</div>	<div>N/A</div>

Refer to Section 4: Facilities Scenario Planning for information on facility moves and relocations

A0062 - Center for the Arts



Overall Score: **3.07**
Condition: 2.44
Security: 2
Location: 5
Energy Efficiency: 3
Academic Performance: 1
Usage: 5

Building Age: 58

Levels: B,1,2,3,4,5
CFA NASF: 95,370
Total NASF: 149,612
Gross SF: 372,292

This is an aging facility that houses a plurality of CFA programs and departments and is viewed as the home of the CFA by the community and those within the College. The lobby area and Popejoy Hall have undergone renovations in the last 20 years however, the remainder of the facility has had minimal selected improvements made. The building needs finishes, mechanical, electrical, special systems (including IT), renovations and replacement throughout. The roof should be studied for condition and may need replacement. Circulation should be studied for egress and ease of wayfinding as well as accessibility in portions of the building; pathways connecting to the Art Building are difficult and circuitous and there are plenty of inaccessible rooms. The basement practice rooms are not functioning well due to the lack of suitable acoustic treatment. The theaters, especially Rodey and “X” need renovation to function for their use. The building is also insecure; thousands of dollars of music equipment have been stolen from basement storage or lockers in the past; provide card reader access control throughout. Finishes need an upgrade throughout. Mechanical, electrical, and plumbing need upgrades or replacement. Green rooms and restroom facilities for the backstage staff and actors need to be improved or added.

PHASE 1	PHASE 2	PHASE 3
<div>→ Complete Life Safety and ADA assessment.</div> <div>→ Commence design study on exterior signage to bring a new identify to the Center for the Arts that is differentiated from Popejoy.</div> <div>→ Commence feasibility study for the UNM Art Museum's relocation. Pair this with a program assessment of what the Art Museum's future programmatic needs would be. Building or site should be public-facing and should accommodate the growing needs of the museum. Potential sites could be along University Boulevard, Central Avenue, or Lomas Boulevard.</div> <div>→ Commence a re-programming study for the Center to accommodate additional program identified in the 10-year plan.</div> <div>→ Complete the following renovations: Renovate all existing bathrooms to accommodate ADA standards and gender-neutral accommodations, Upgrade acoustics in all music practice rooms, Implement card-reader access control in most unsecured area (BI09A), Fix ADA and Life Safety issues in Museum spaces, Implement renovations to finishes in all student-serving programs and public-facing programs that are to remain in the Center for the Arts after the CCAT project is finished</div>	<div>→ Increase visibility of the Center for the Arts and Art, through façade renovations and on campus monumental signs to open up and create welcoming entrances for the buildings.</div> <div>→ Relocate Administration and Dean's Suite offices to Phase 1 of the CCAT building. (Move 1B)</div> <div>→ Relocate UNM Art Museum to new location determined in the feasibility study. (Move 1C)</div> <div>→ Complete the following renovations: Implement card-reader system for entire building, remedy all issues found in the life safety and ADA assessments; conduct Keller Hall renovations (acoustics, lighting, organ); conduct Theatre X renovations, (lighting, light switches, grid; conduct Rodey Theatre renovations; renovate most pressing electrical systems, exterior facades, HVAC, and perform interior finish renovations to all CFA programs that are still in need.</div>	<div>→ Complete the following renovations: complete electrical renovations; renovate HVAC system; implement signage and wayfinding upgrades.</div> <div>→ CFA Music Recording program to be relocated to CCAT at the completion of Phase 2 . (Move 4E)</div>

Refer to Section 4: Facilities Scenario Planning for information on facility moves and relocations

A0068 - Masley Hall



Overall Score: **3.00**
Condition: 2.98
Security: 3
Location: 3
Energy Efficiency: 3
Academic Performance: 3
Usage: 3

Building Age: 47

Levels: 1,2
CFA NASF: 9,883
Total NASF: 10,738
Gross SF: 15,249

Masley’s facilities are serviceable but remote. The programs in this building are isolated and distant from the CFA main buildings. The programs would benefit from the synergy being reunited in the studio arts area; several studios within the building have no access to daylight. The Pueblo Pottery program is cut off from the remainder of the Art Department’s Ceramics and Pottery programs. The unique Violin Making program has stringent light and moisture requirements which are barely met in this space. The infrastructure in this building needs upgrading for continued use. In addition to renovation of infrastructure, improving windows in the studio spaces would be required and security and life safety issues should be reviewed. These programs should relocate to a studio space within the Art Building and the Center for the Arts

PHASE 1	PHASE 2	PHASE 3
N/A	→ Masley program to be relocated to Center for the Arts and Art Building (Move 3A)	N/A

A0083 - CERIA



Overall Score: **3.18**
Condition: 4.07
Security: 3
Location: 4
Energy Efficiency: 2
Academic Performance: 4
Usage: 2

Building Age: 31

Levels: 1,2,3
CFA NASF: 6,953
Total NASF: 45,968
Gross SF: 69,775

Film and Digital Arts occupies a small portion of the CERIA building, which is devoted mainly to the Biology Department. Although the facilities are in much better condition in comparison to other campus facilities, there is no room to accommodate program growth. FDA should be relocated to a more central and purpose built location with other CFA programs.

PHASE 1	PHASE 2	PHASE 3
N/A	N/A	→ CERIA program to be relocated to CCAT at the completion of Phase 2 (Move 4C)

A0084 - Art



Overall Score: **2.92**
Condition: 2
Security: 2
Location: 5
Energy Efficiency: 2
Academic Performance: 2
Usage: 4

Building Age: 44 years

Levels: 1,2,3
CFA NASF: 45,180
Total NASF: 45,653
Gross SF: 73,741

The UNM Art Building has had few renovations or upgrades over the 44 years since it was constructed. Systems are due for replacement, including, mechanical, plumbing, and lighting. Though maintained diligently, the finishes and inefficient layout show the age of the building. The building has serious mechanical issues due to the location of its intake over the foundries and the loading dock of neighboring PAIS.

PHASE 1	PHASE 2	PHASE 3
→ Commence Space Planning Study for eventual "Art Shuffle" (Moves 2A, 3A, 3B) → Remedy any remaining structural issues after the foundation was previously stabilized. → Update mechanical system including new intake locations. → Overhaul electrical, plumbing and IT infrastructure → Upgrade Roof → Implement card-reader system → Life Safety and Accessibility Assessment, to be implemented in "Art Shuffle"	→ Art Building re-program (Move 2A) including life-safety and accessibility improvements. → Former Museum space is to be used as a swing space for Art Program during renovations → Art Annex + part of Masley Hall's programs to move into re-programmed Art (Moves 3A, 3B) → Interior finish upgrades	N/A

A0105 – Art Annex



Overall Score: **2.99**
Condition: 2.92
Security: 3
Location: 4
Energy Efficiency: 1
Academic Performance: 4
Usage: 3

Building Age: 95

Levels: LL,1
CFA NASF: 9,275
Total NASF: 9,545
Gross SF: 15,326

The Art Annex is an important historical building not only to the graduate students there but to the University as one of its first buildings. The basement is currently inaccessible. As a historical listing, updating the vertical circulation would be challenging but possible and should be studied. The building, originally designed as a library is now currently subdivided into smaller studio spaces. There are potential issues with the mechanical system; the building is also highly susceptible to infiltration and leaking. The lighting, plumbing, electrical, and mechanical systems should be revised depending on the future use of the building. There is plenty of good daylight in the building, but the historical rating of the windows does not allow for easy replacement and warrants a study. Security and IT connections are poor; the building should have card access control due it's lack of a secured perimeter along Central Ave.

PHASE 1	PHASE 2	PHASE 3
N/A	→ Art Annex program to be relocated to Art Building in (Move 3B)	N/A

A0123 – Mattox Sculpture Center



Overall Score: **2.08**
Condition: 2.5
Security: 2
Location: 1
Energy Efficiency: 2
Academic Performance: 3
Usage: 2

Building Age: 57

Levels: LL,1,2,3,4
CFA NASF: 24,157
Total NASF: 24,249
Gross SF: 32,066

Mattox is a former garage/car dealership service department suffering from hard use. There are issues with the mechanical and electrical systems as well as daylighting. Adapting to mechanical ventilation should be studied if the space is to remain as a CFA sculpture center. Because of its remote location outside of Central Campus and lack of secured perimeter, the building is considered highly unsafe, relocation to Hartung as the new sculpture center is recommended.

PHASE 1	PHASE 2	PHASE 3
N/A	N/A	→ Sculpture program to be relocated to Hartung (Move 5A)

A0126 - CARC/Arts Lab



Overall Score: **1.98**
Condition: 1.90
Security: 2
Location: 1
Energy Efficiency: 1
Academic Performance: 3
Usage: 3

Building Age: 61

Levels:
CFA NASF: 3,541
Total NASF: 30,979
Gross SF: 41,439

The Arts Lab uses a small portion of the CARC building. It is in an old car dealership and is roughly finished. The entry does not meet accessibility requirements and would need renovation to make it accessible. The mechanical system is sized for the capacity to accommodate the CARC Computing facility but not for the current Arts Lab uses. Any location proposed for the Arts Lab would need to be studied for IT and Wi-Fi since their connectivity demands are great. Because of its remote location outside of Central Campus and lack of secured perimeter, the building is considered highly unsafe. There is also not enough storage here, the resources and equipment should be evaluated as part of a CFA study on consolidation of IT and fabrication resources into shared spaces. The program for the Arts Lab should be studied and a location closer to other CFA functions would be appropriate.

PHASE 1	PHASE 2	PHASE 3
N/A	N/A	→ Arts Lab in CARC is relocated to the CCAT (Move 4C)

A0147 - PATS Storage



Overall Score: **1.33**
Condition: 1.0
Security: 2
Location: 1
Energy Efficiency: 1
Academic Performance: 2
Usage: 1

Building Age: 56

Levels: 1
CFA NASF: 3,422
Total NASF: 9,246
Gross SF: 10,062

PATS is auxiliary storage for the Art Museum and Theatre and Dance. It is remote and security seems critical to items stored here. The items here should be relocated to their respective programs as soon as it is feasible.

PHASE 1	PHASE 2	PHASE 3
N/A	→ CFA storage in the PATS building storage to be vacated in Phase 2 (Move 1D/1E) and moved into CCAT and TBD location (based on Museum site feasibility study).	N/A

A0162 – Tamarind Institute



Overall Score: **3.39**
Condition: 4.36
Security: 2
Location: 4
Energy Efficiency: 2
Academic Performance: 5
Usage: 3

Building Age: 61

Levels: B,1,2,3
CFA NASF: 10,332
Total NASF: 10,626
Gross SF: 16,519

Tamarind is in excellent condition as it was recently renovated in 2010 and serves the occupants of the program well. A card reader, buzzer access system is critical considering its location directly on Central Avenue. The basement also has egress issues.

PHASE 1	PHASE 2	PHASE 3
→ Evaluate basement for egress → Implement card-reader system access.	N/A	N/A

A0168 – Robert Hartung Building



Overall Score: **2.89**
Condition: 2
Security: 2
Location: 4
Energy Efficiency: 2
Academic Performance: 3
Usage: 3

Building Age: 58 years

Levels: B, 1, 2
CFA NASF: 16,261
Total NASF: 16,509
Gross SF: 24,399

Hartung is a sound building but has seen a lot of wear over the years through a variety of uses. Life Safety issues should be addressed with card readers and access control with its front door being directly on Central Ave. Its location next to the Tamarind Institute is ideal; this location is the University IT gateway to South Campus. Plumbing has always been an issue in the building, the bathrooms have been renovated but some evaluation needs to be done on those. The roof needs replacement. Replacement of interior finishes, IT, mechanical systems, and other specialized systems should be evaluated based on its intended future use for sculpture studios.

PHASE 1	PHASE 2	PHASE 3
→ ADA upgrades → Remedy life safety issues (basement is currently not occupiable) → Update access control and security	→ Relocate rehearsal spaces to CCAT (Move 1F) → Plumbing overhaul → Replace exterior glazing	→ Relocate rehearsal spaces to CCAT (Move 4D) → Commence design study for Mattox to move into Hartung → Mattox studios move into Hartung. (Move 5A) → Minor cooling upgrades, interior finish upgrades, electrical and mechanical upgrades and other implementations needed to accommodate Mattox move

A0806 – Mesa del Sol



Overall Score: **3.10**
Condition: 3.62
Security: 2
Location: 4
Energy Efficiency: 2
Academic Performance: 3
Usage: 4

Building Age: 11

Levels: 1,2,3
CFA NASF: 16,549
Total NASF: 17,098
Gross SF: 26,550

The top priority for Mesa del Sol is a renovation and overhaul of the HVAC System. The building is unusable as it exists because of the noise and vibration that has been found to damage the hearing of its occupants. In addition, gender neutral restrooms should be implemented in a future renovation. The building is generally in good condition as a Class A office space but little used due to the remoteness and the HVAC System. The building is not efficiently planned; there are lot of unused and oversized spaces. New lighting would need to be added to the “Blackbox” space; the current lighting is antiquated. The rake of the theater is not ideal but would be more difficult to improve.

PHASE 1	PHASE 2	PHASE 3
→ Complete HVAC upgrades.	N/A	→ Renovate electrical, provide exterior shell improvements, gender neutral restrooms and upgrades, and minor interior and heating upgrades.

Facilities Scenario Planning

ESTABLISHING GOALS	96
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“When I first got to UNM, I wasn’t sure what I wanted to major in or what I wanted to do. I changed my major 4 times. When I finally decided I wanted to go with film, there were still so many options within the film industry that you can do. UNM provides a lot of opportunities to allow you to figure out what you want to do and explore different aspects. Especially within the film industry, they allow you to explore camera operation, production, editing.

The amount of credits I’ve gotten in the last year, the movies and TV shows I’ve worked on – I wouldn’t have had those movie credits without the opportunities, people I’ve met, and the networking I’ve done here at UNM...Those credits are my very first credits and I’m kind of proud of those.”

–Bryanna Acosta, Undergraduate Student in Film and Digital Media/Spanish



Summary

A CONSOLIDATED VISION

In alignment with the strategic goals outlined in the overall CFA Framework Plan, a 10-year complete vision for existing facilities defines ways in which the program relocations, facility renovations, and modifications can provide the infrastructural support for meeting those goals. The current CFA portfolio consists of 265,687 net assignable square feet across 13 buildings. The overall 10-year goals and individual moves are both derived from a detailed facilities assessment, quantitative data, and feedback from the CFA community throughout the planning process.

Refer to Appendix B: Summary of Existing Facilities Projects within the CFA Framework Plan for additional information on building scenario moves.

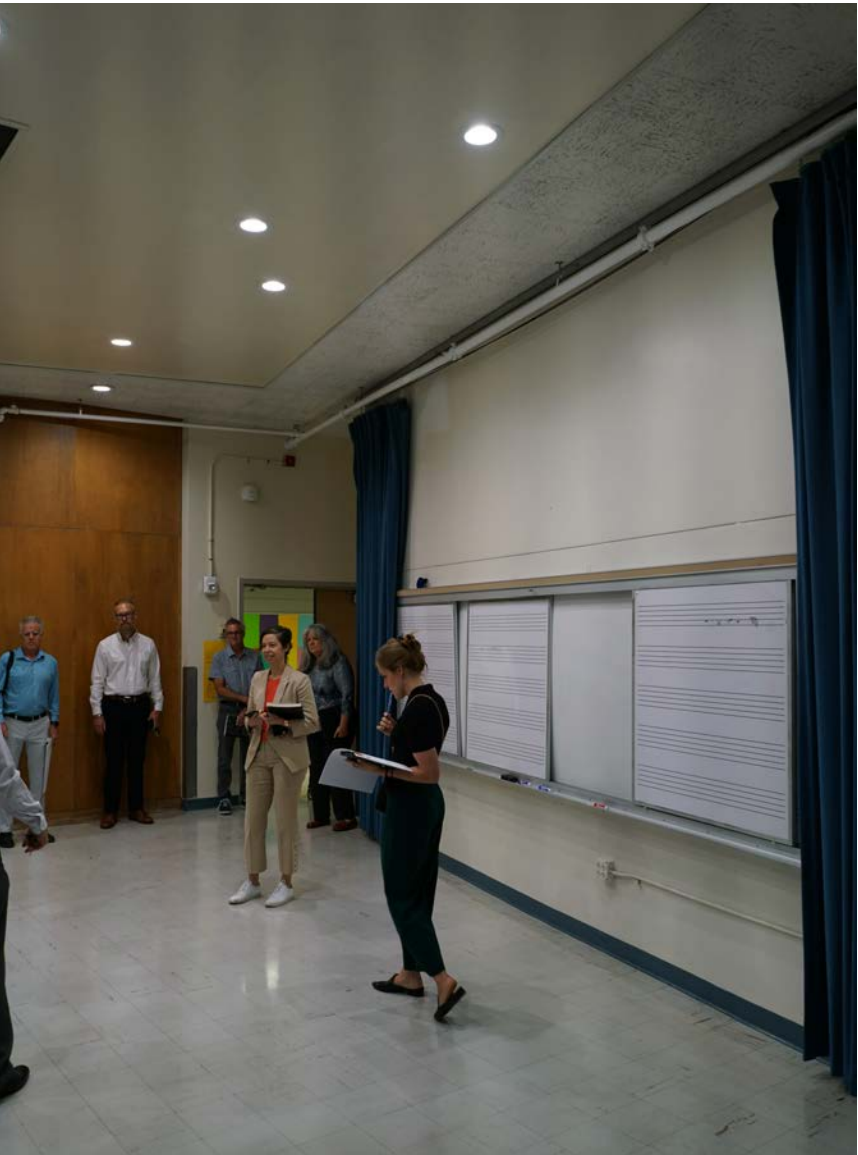


"I love the space [Carlisle Gym]. I don't like the floors, bathrooms, nor lack of technology."

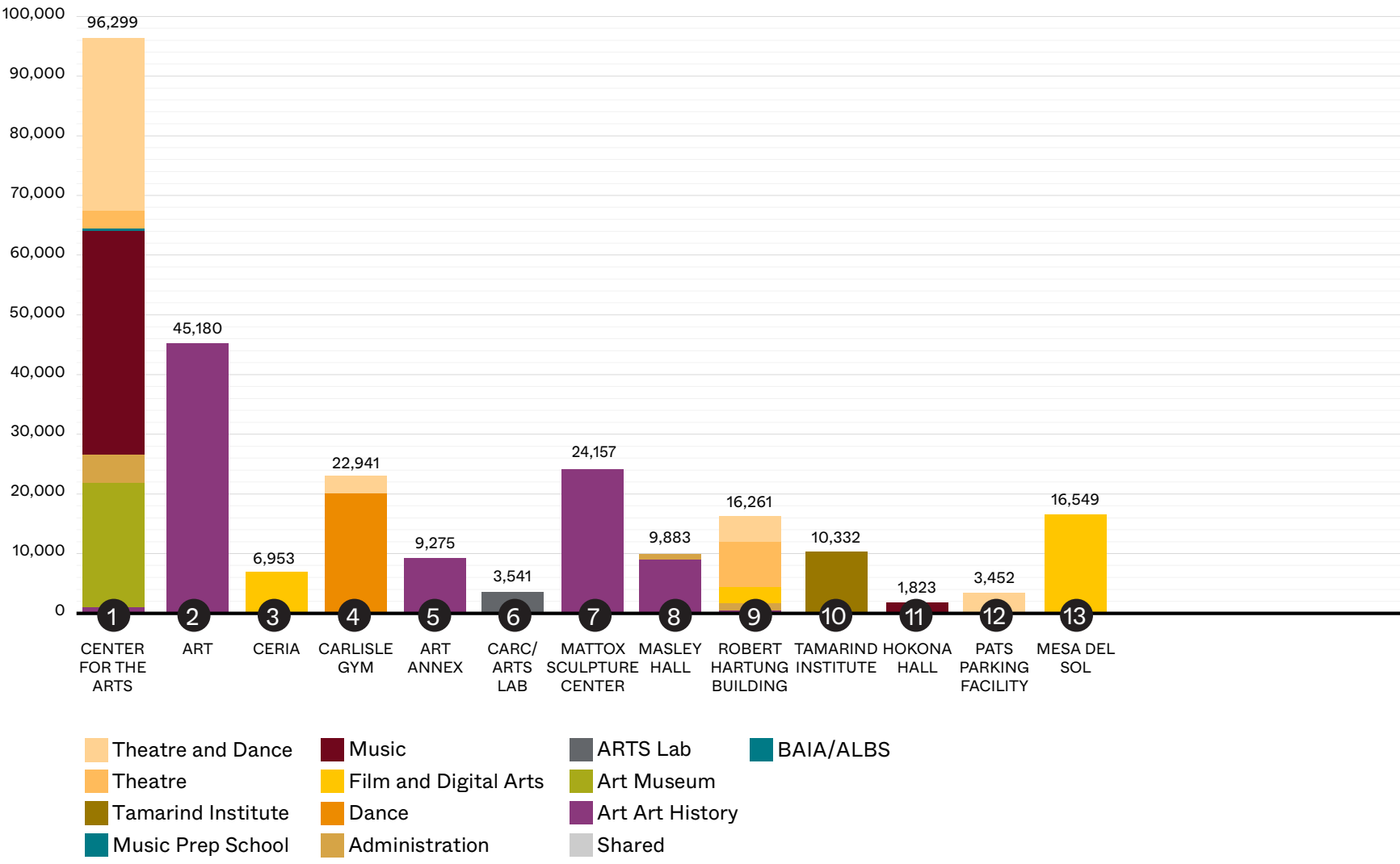
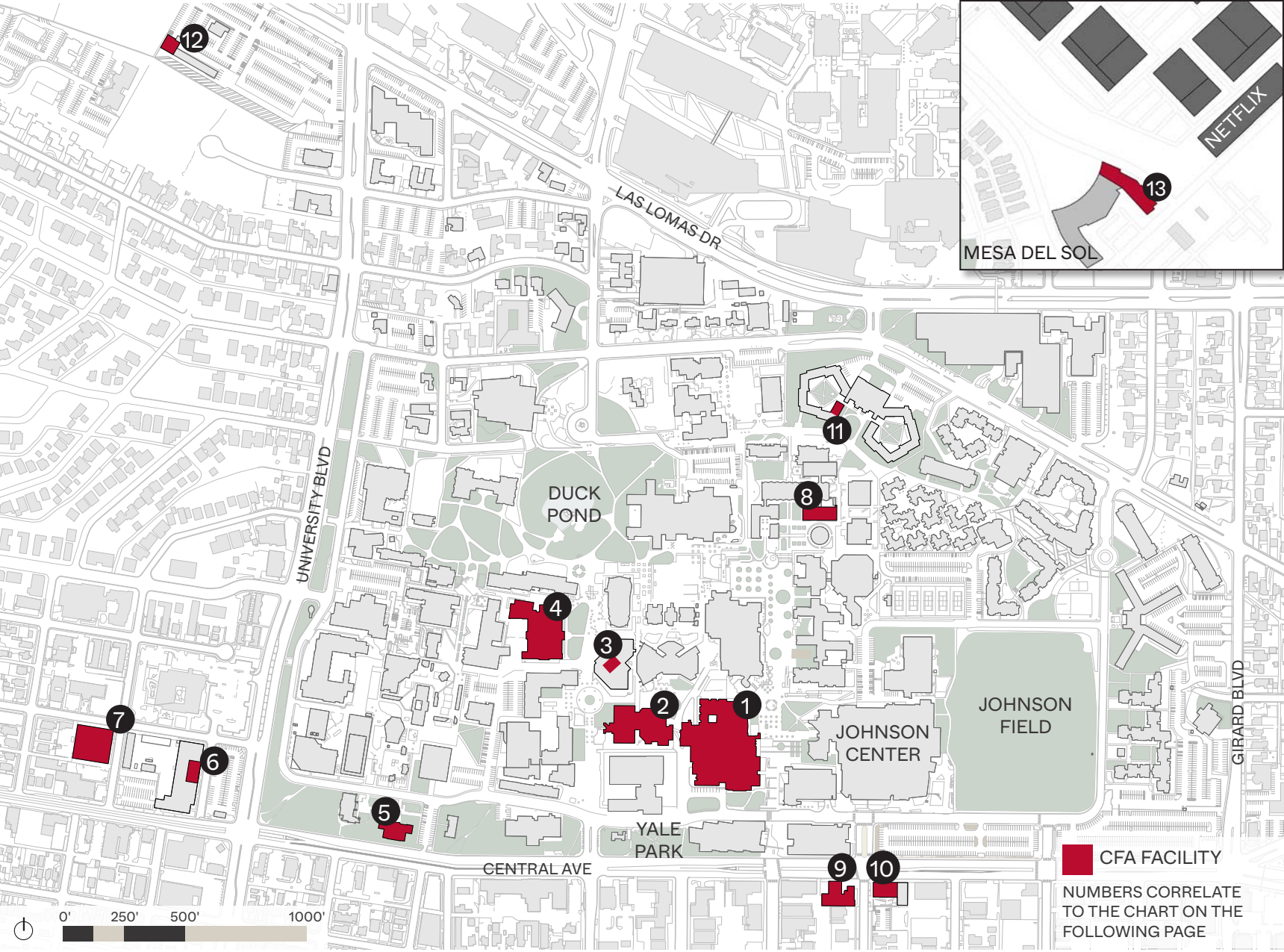
— CFA Faculty from Engagement Session

Existing Facilities Objectives

1. Prioritize renovations on performance, practice, and making spaces, spaces that affect student academic work.
2. Consolidate the number of CFA facilities to improve CFA inter- and intra-program contact and reduce functional isolation without compromising the space needs of CFA's departments.
3. Address safety issues without compromising student access.
4. Consolidate fabrication and technology resources across departments to create a shared central pool to be shared.
5. Increase visibility and wayfinding of CFA buildings on campus and along Central Ave.



Existing CFA Facilities

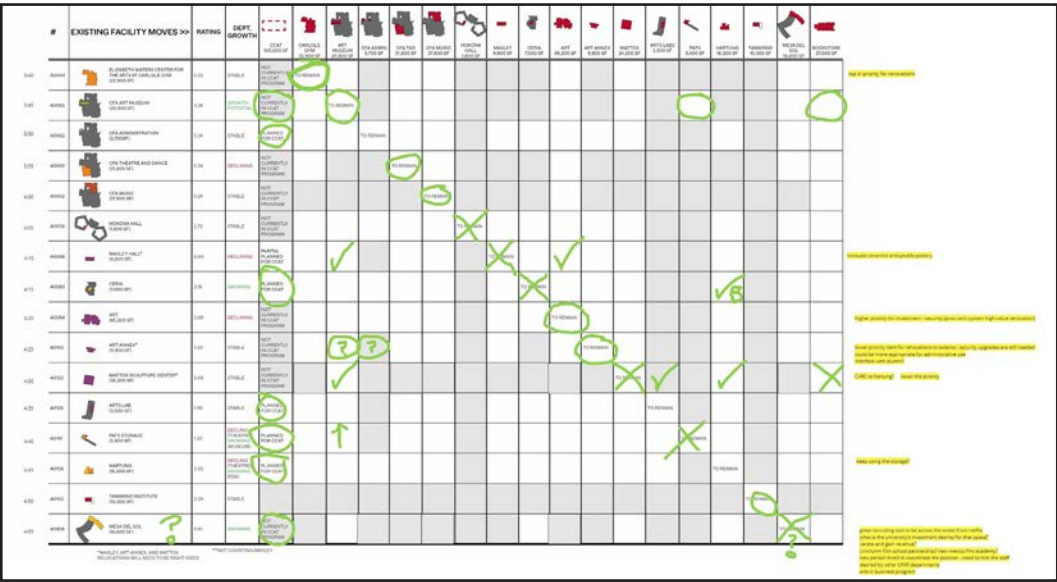


CURRENT DISTRIBUTION OF PROGRAM BY DEPARTMENT PER FACILITY















Move Possibilities for Existing Facilities

PROCESS FOR EVALUATING POSSIBILITIES

After reviewing the Engagement Session Findings and Preliminary Facilities Assessment Scores with the Core Team, the next step was to summarize the possible move options in preparing different 10-year facilities planning scenarios including the new Center for Collaborative Arts and Technology (CCAT). Each individual facility was discussed within the UNM PDC, UNM Facilities Management and the CFA Dean's core staff to align academic goals from the Dean's Strategic Mission with campus facilities plans and goals.



RESULTS OF GROUP EVALUATION AND DISCUSSION ON POSSIBLE FACILITY MOVES, BUILDING BY BUILDING, WHICH LED TO THE FOLLOWING RECOMMENDATIONS ON THE FOLLOWING PAGE

#	FACILITIES		PREFERRED	POSSIBILITY	UNLIKELY
A0004	 CARLISLE GYM (22,900 SF)	→	→ TO REMAIN		
A0062	 CFA ART MUSEUM (20,900 SF)	→	→ TO REMAIN → TO CCAT → TO SW CORNER OF UNIVERSITY AND LOMAS → TO BOOKSTORE		
A0062	 CFA ADMINISTRATION (3,700SF)	→	→ CCAT		
A0062	 CFA THEATRE AND DANCE (31,800 SF)	→	→ TO REMAIN		
A0062	 CFA MUSIC (37,500 SF)	→	→ TO REMAIN		
A0058	 HOKONA HALL (1,800 SF)	→	→ TO CFA MUSIC		
A0068	 MASLEY HALL (9,900 SF)	→		→ TO ART MUSEUM → TO ART	
A0083	 CERIA (7,000 SF)	→	→ TO CCAT → TO HARTUNG		
A0084	 ART (45,200 SF)	→	→ TO REMAIN		
A0105	 ART ANNEX (9,900 SF)	→	→ TO REMAIN	→ TO ART MUSEUM → TO CFA ADMIN → TO ART	
A0123	 MATTOX SCULPTURE CENTER (24,200 SF)	→	→ TO ART MUSEUM → TO ARTS LAB → TO HARTUNG		
A0126	 ARTS LAB (3,500 SF)	→	→ TO CCAT		
A0147	 PATS STORAGE (3,400 SF)	→	→ TO CCAT → TO ART MUSEUM		
A0158	 HARTUNG (16,300 SF)	→	→ TO CCAT		
A0162	 TAMARIND INSTITUTE (10,300 SF)	→	→ TO REMAIN		
A0806	MESA DEL SOL (16,600 SF)	→	→ TO REMAIN		→ TO CCAT

Summary of Process

The process of evaluating move possibilities was intended for each facility or program block to be evaluated alone, not in any sort of larger scheme nor was timing considered. The test scenarios attempted to fully incorporate as many preferences as possible, while considering fit, and program relocation in each facility. From the process of evaluating the scenarios, two main scenarios were established, the first, a baseline scheme were the Museum would remain in place, and the second, a maximum consolidated scheme with some additional conditions.

OPTION 1: BASELINE SCHEME WITH 2 ENABLING MOVES:
The Baseline scheme assumes CCAT Phase 1 and 2 as enabling moves allowing for 5 spaces to vacate. Mattox's studios and should will occupy Hartung after Hartung's programs are relocated to the CCAT. This scenario does not relocate the Museum so Masley Hall and Art Annex cannot move into the Art building or CFA.

OPTION 1B: BASELINE SCHEME + MESA DEL SOL VACATE
Mesa del Sol, which has been a point of discussion as it involves a complicated but important question of real estate, has potential relationship-building with Netflix. The study established that Mesa del Sol could be absorbed amongst various existing facilities and the CCAT without affecting the other moves. However, this would result in a significant reduction in FDA space that could not be remedied without adding more program to the CCAT or elsewhere.

OPTION 2: MAX CONSOLIDATION + NEW MUSEUM
The third major enabling move was the relocation of the Museum to some external location outside of current CFA facilities, one option is the building that currently houses the Bookstore. The relocation of the Museum and the relocation of administration offices to CCAT in the CFA will allow satelite art facilities in Art Annex and Masley Hall to reunite with the rest of the Arts programs. This relocation will allow for ample time and space to reprogram the Arts building, which is highly inefficient in its space planning to accommodate the programs currently in Art Annex and Masley Hall.

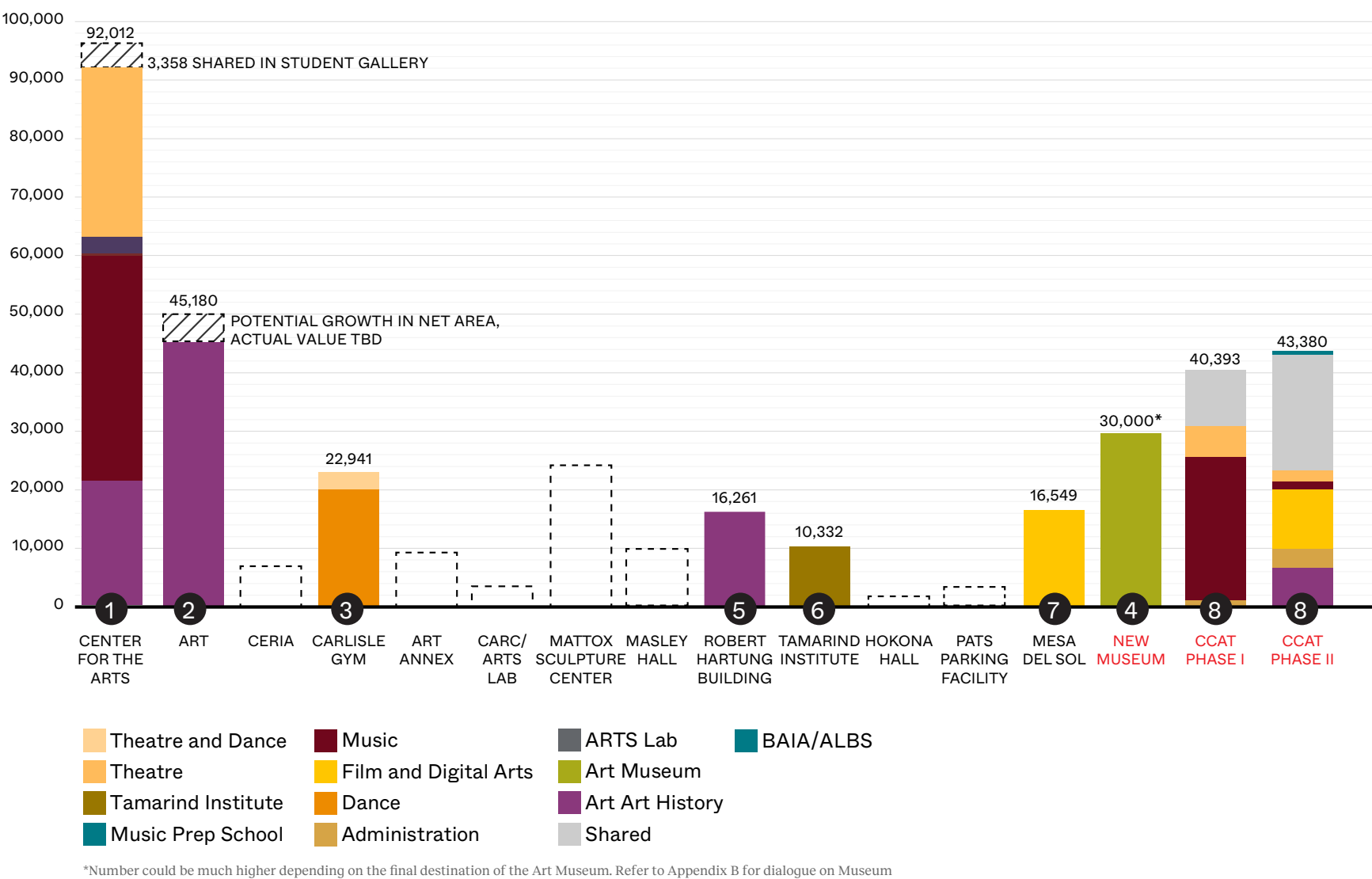
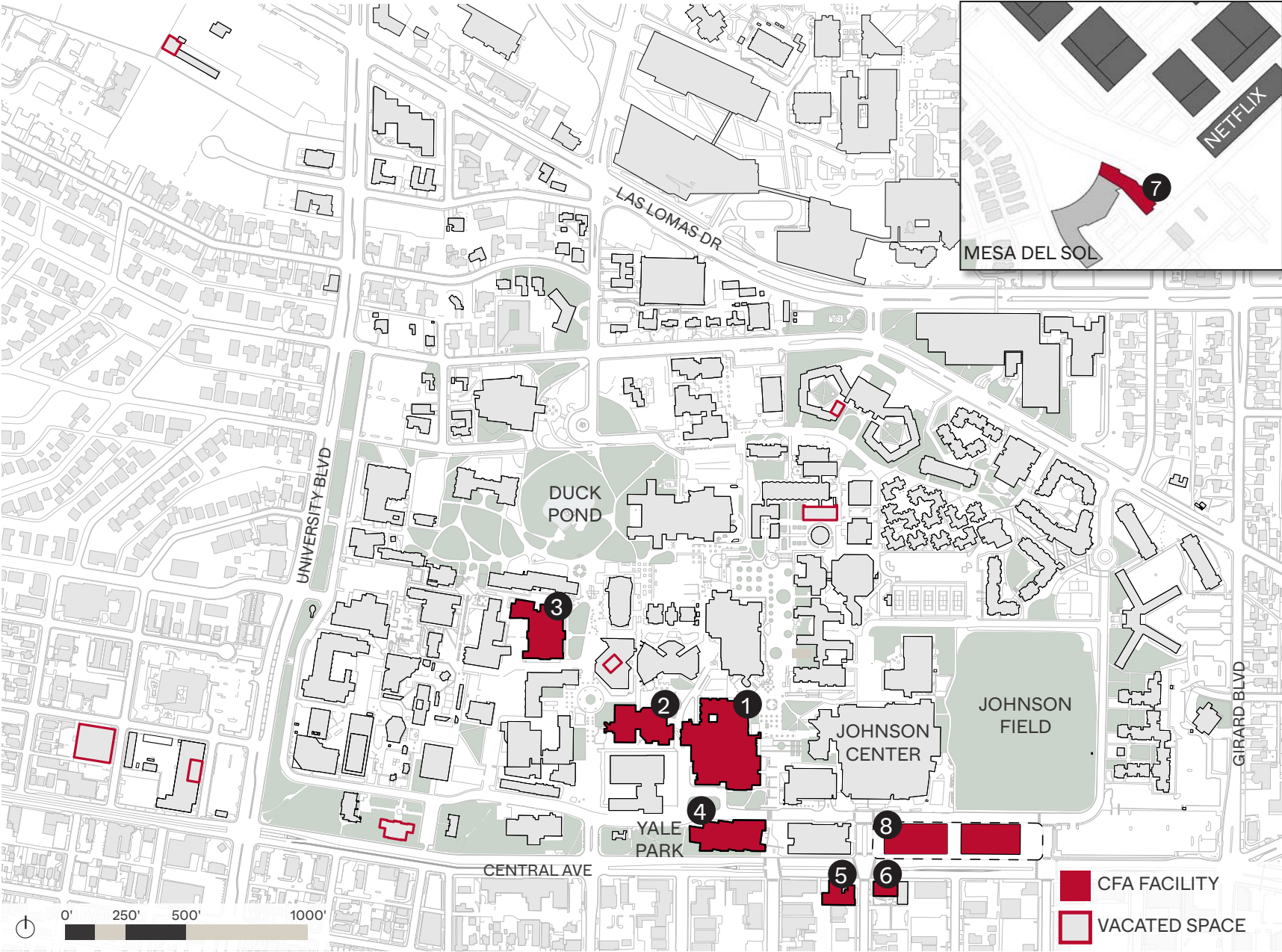
Option 2 is the preferred scheme as the 3rd enabling move will allow for flexibility, renovation, and consolidation of the Art Department into Art Building + Center for the Arts + Hartung while minimizing disruption. This best met the stated goals of reducing the distance between facilities to reduce isolation of certain programs by moving them into more shared and collaborative spaces.

Summary of Facility Scenarios

EXISTING FACILITIES	CURRENT	OPTION 1 MESA DEL SOL REMAINS	OPTION 1B MESA DEL SOL TO CENTRAL CAMPUS	OPTION 2 MAX CONSOLIDATION AND NEW MUSEUM
NUMBER OF EXISTING FACILITIES VACATED	0	5	6	7
CURRENT FACILITIES VACATED		→ CERIA → CARC → Mattox Sculpture Center → Hokona Hall → Pats Storage	→ CERIA → CARC → Mattox Sculpture Center → Hokona Hall → Pats Storage	→ CERIA → CARC → Mattox Sculpture Center → Hokona Hall → Pats Storage → Art Annex → Masley Hall
CHANGE IN CFA NET SF	0 SF	-42,200 SF	-56,400 SF	-63,500 SF
AFTER CCAT				
TOTAL NUMBER OF CFA FACILITIES (AFTER 10 YEARS)	13	9	8	8
TOTAL SQUARE FOOTAGE	266,600 SF	307,300 SF	293,000 SF	315,900 SF
CHANGE IN OVERALL CFA NET SF	0 SF	+41,600 SF	+27,300 SF	+35,200 SF
















*Museum currently slated to grow from 21,000 to 30,000 SF, potentially could be much larger pending capital plans and final destination.

10-year Consolidated Vision

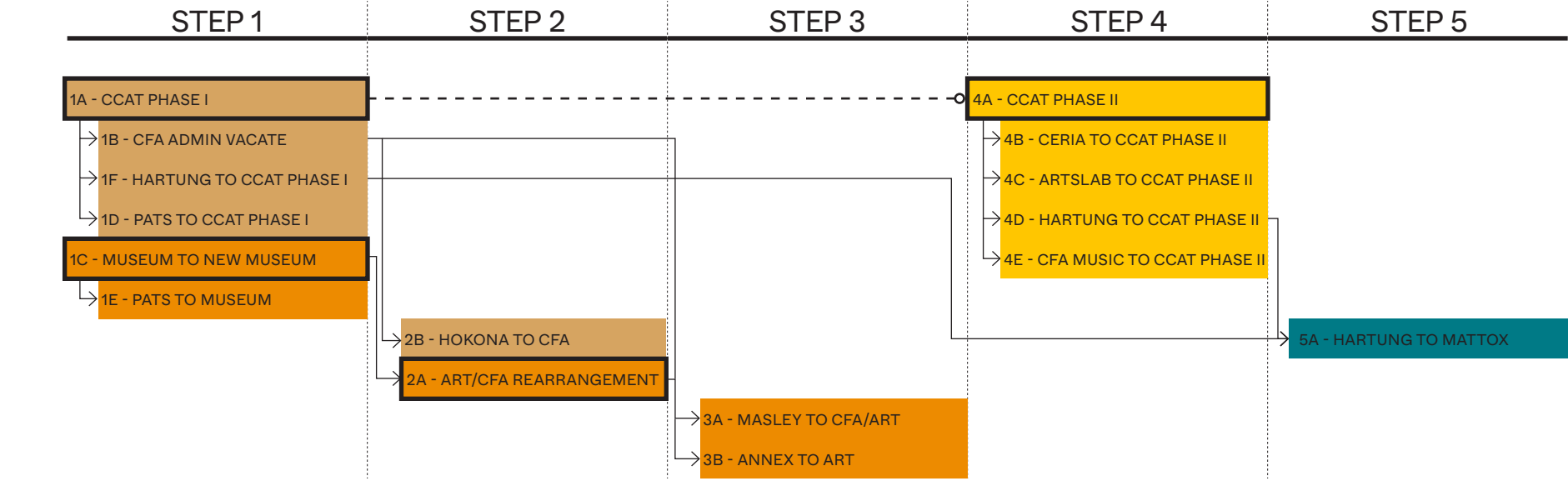


PROPOSED DISTRIBUTION OF PROGRAM BY DEPARTMENT PER FACILITY AFTER FACILITY MOVES ARE COMPLETE

Individual Building Moves

#	FACILITIES			DESTINATION	
A0004		ELIZABETH WATERS CENTER FOR THE ARTS AT CARLISLE GYM (22,900 SF)	→		TO REMAIN
A0062		CFA ART MUSEUM (20,900 SF)	→		TO NEW MUSEUM (30,000 SF)
A0062		CFA ADMINISTRATION (3,700SF)	→		PLANNED FOR CCAT PHASE I (3,700 SF)
A0062		CFA THEATRE AND DANCE (31,800 SF)	→		TO REMAIN
A0062		CFA MUSIC (37,500 SF)	→		PARTIAL PLANNED FOR CCAT PHASE II (600 SF)
A0058		HOKONA HALL (1,800 SF)	→		TO CFA (1,800 SF)
A0068		MASLEY HALL (9,900 SF)	→		TO CFA (8,500 SF) TO ART (1,100 SF)
A0083		CERIA (7,000 SF)	→		PLANNED FOR CCAT PHASE II (7,000 SF)
A0084		ART (45,200 SF)	→		TO CFA (12,000 SF) TO REMAIN
A0105		ART ANNEX (9,300 SF)	→		TO ART (9,600 SF)
A0123		MATTOX SCULPTURE CENTER (24,200 SF)	→		TO HARTUNG (16,300 SF)
A0126		CARC/ARTS LAB (3,500 SF)	→		PLANNED FOR CCAT PHASE II (3,500 SF)
A0147		PATS STORAGE (3,400 SF)	→		PLANNED FOR CCAT PHASE I (3,200 SF) MUSEUM STORAGE TO NEW MUSEUM (200 SF)
A0158		HARTUNG (16,300 SF)	→		PLANNED FOR CCAT PHASE I + PHASE II (16,300 SF)
A0162		TAMARIND INSTITUTE (10,300 SF)	→		TO REMAIN
A0806		MESA DEL SOL (16,600 SF)	→		TO REMAIN

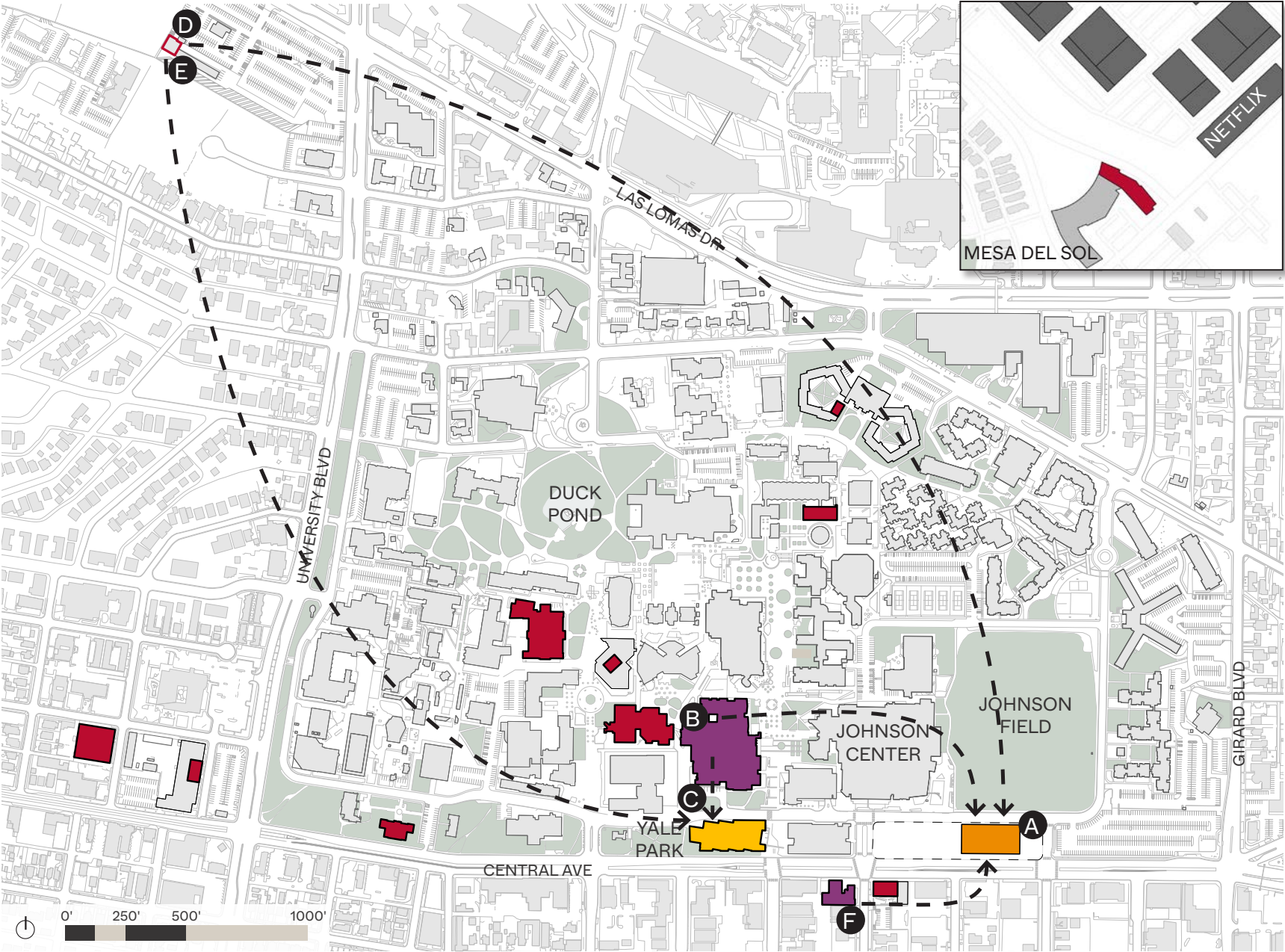
Phasing and Dependencies



- MAJOR FEASIBILITY STUDY AND/OR SIGNIFICANT CAPITAL REQUIRED
- DEPENDENT ITEMS
- -○

NOT DEPENDENT BUT PHASED TO BE LINKED

Step 1



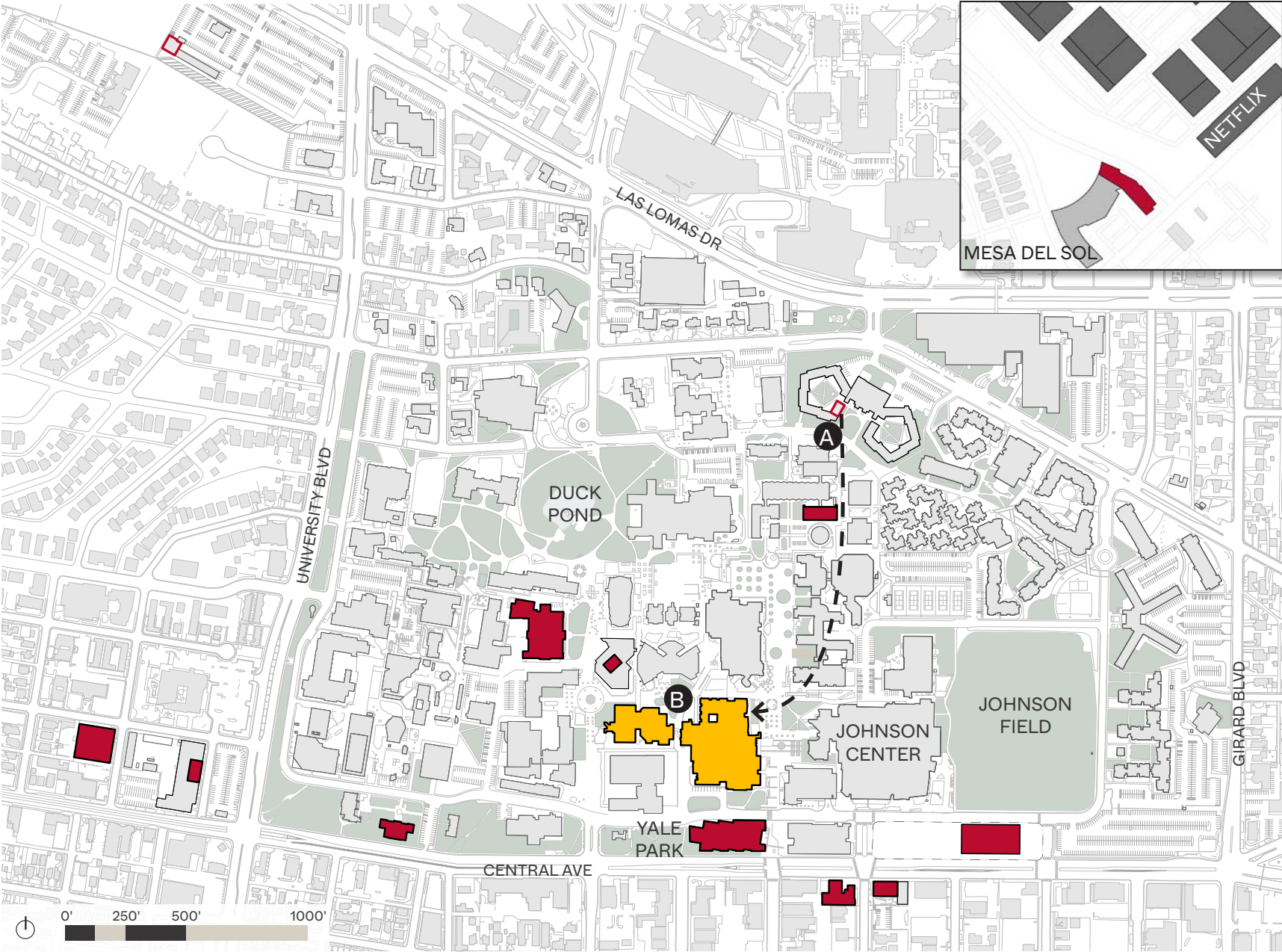
STEP 1

A. CCAT Phase 1	+63,500 SF
B. CFA Admin to CCAT	-3,700 SF
C. Art Museum to New Museum ²	-20,900 SF
Art Museum replacement	+30,000 SF
D. PATS Storage to CCAT	-3,200 SF
E. PATS Storage to New Museum ²	-200 SF
F. Hartung partially to CCAT	-3,400 SF
Subtotal of Net SF vacated	-31,100 SF
Total Net SF	318,900 SF
# of Existing Facilities fully vacated in Phase 1	1
Net Change	+62,200 SF

- NEW BUILD
- REPURPOSED/UPDATED
- TO REMAIN
- PARTIAL VACATE
- FULL VACATE

- Notes:
- Refer to Appendix B: Summary of Existing Facilities Projects within the CFA Framework Plan for additional information on building scenario moves. Move "1" from Step 1 will be labeled "1A".
 - Museum's final location and size TBD, the Bookstore is a potential site.

Step 2



STEP 2

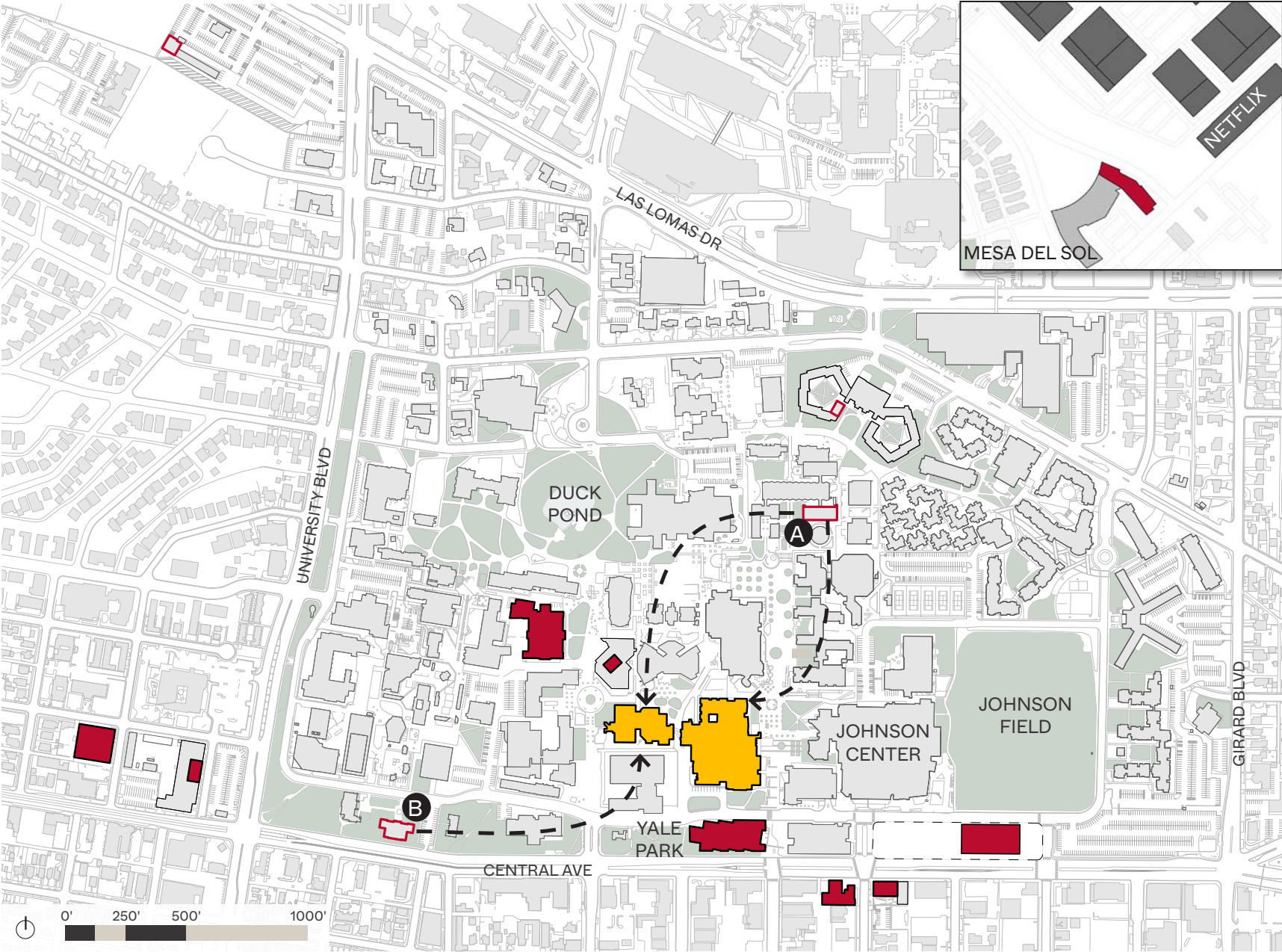
A. Art/CFA Re-configuration	+1,300 SF
B. Hokona to CFA	-1,800 SF
<hr/>	
Hokona replacement in CFA	+1,600 SF

# of Existing Facilities fully vacated in Phase 2	1
Net Change	-1,100 SF

- NEW BUILD
- REPURPOSED/UPDATED
- TO REMAIN
- PARTIAL VACATE
- FULL VACATE

- Notes:
- Refer to Appendix B: Summary of Existing Facilities Projects within the CFA Framework Plan for additional information on building scenario moves.Move "I" from Step 1 will be labeled "1A".
 - Art gets re-space planned with Museum and vacated CFA Administration to act as swing spaces. Arts in Ecology and all offices to relocate into the Center for the Arts as planned.

Step 3



STEP 3

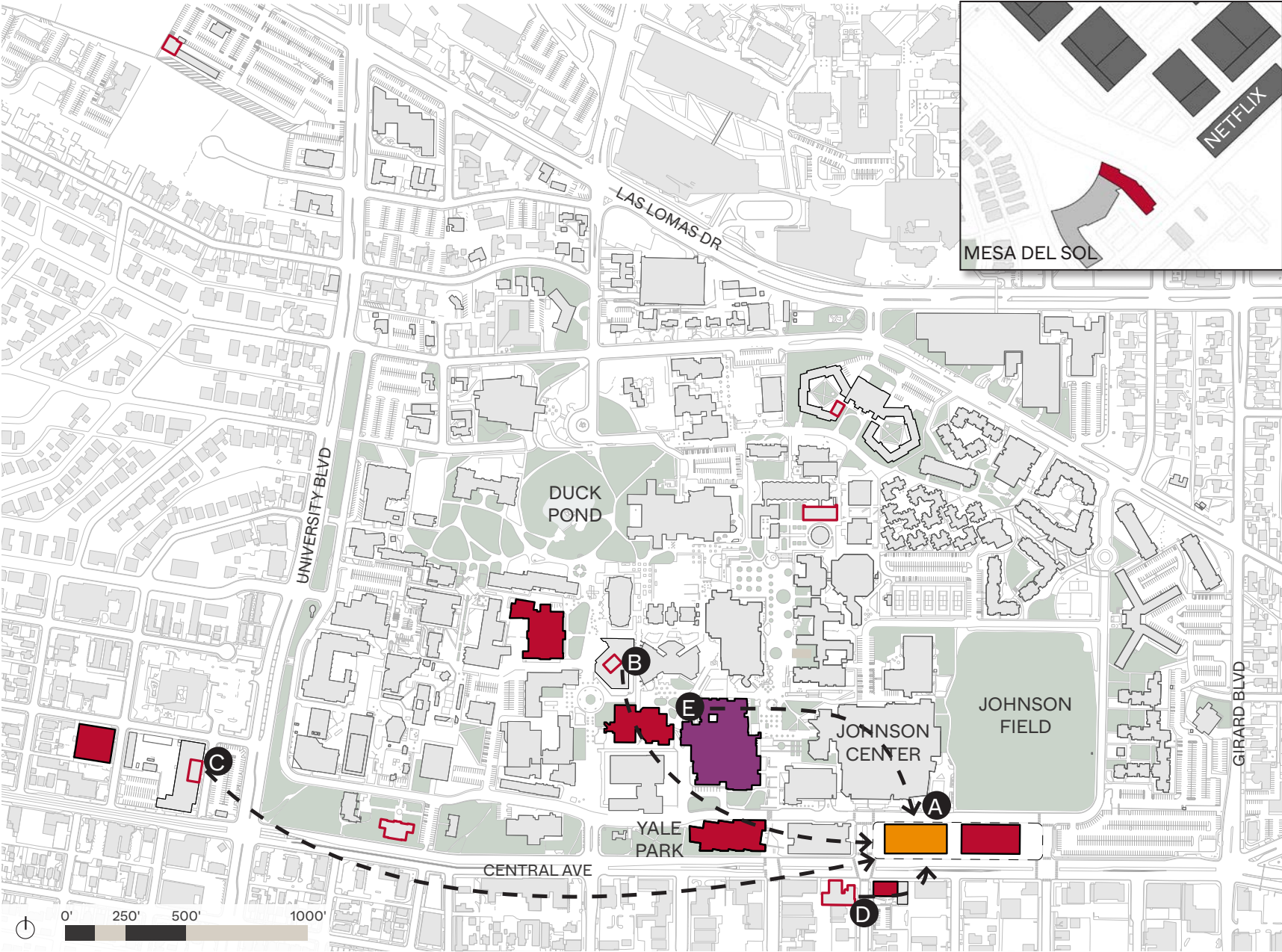
A.	Masley Hall to Center for the Arts/Art Building	-9,900 SF
	Masley Replacement*	+7,400 SF
B.	Art Annex to Art Building	-9,300 SF
	Art Annex Replacement	+9,300 SF
<hr/>		
	# of Existing Facilities fully vacated in Phase 3	2
	Net Change	-2,500 SF

- NEW BUILD
- REPURPOSED/UPDATED
- TO REMAIN
- PARTIAL VACATE
- FULL VACATE

Notes:

- Refer to Appendix B:Summary of Existing Facilities Projects within the CFA Framework Plan for additional information on building scenario moves. Move "1" from Step 1 will be labeled "1A".
- Galleries are not replaced, there are open gallery spaces in former Museum Spaces as well as new galleries added in CCAT Phase 2, resulting in growth in gallery space.

Step 4



STEP 4

A. CCAT Phase 2	+46,100 SF
B. CERIA to CCAT	-7,000 SF
C. CARC to CCAT	-3,500 SF
D. Hartung (remaining) to CCAT	-12,900 SF
E. Music in Center for the Arts (partial) to CCAT	-600 SF
Subtotal of Net SF vacated	-24,000 SF
Subtotal of Net SF replaced	46,100 SF

of Existing Facilities fully vacated in Phase 4

3*

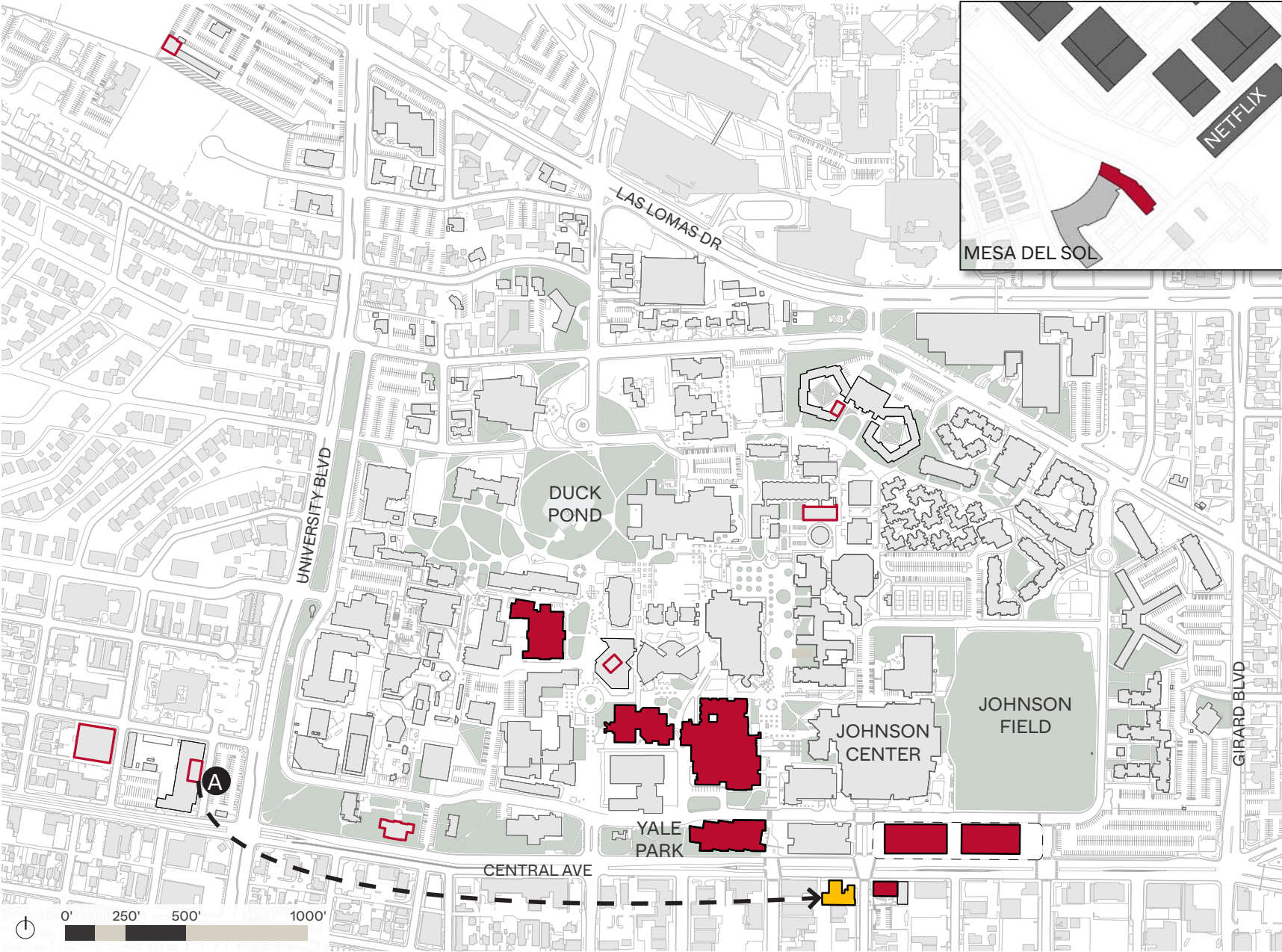
Net Change

+22,100 SF

- NEW BUILD
- REPURPOSED/UPDATED
- TO REMAIN
- PARTIAL VACATE
- FULL VACATE

Notes:
1. Refer to Appendix B: Summary of Existing Facilities Projects within the CFA Framework Plan for additional information on building scenario moves. Move "1" from Step 1 will be labeled "1A".

Step 5



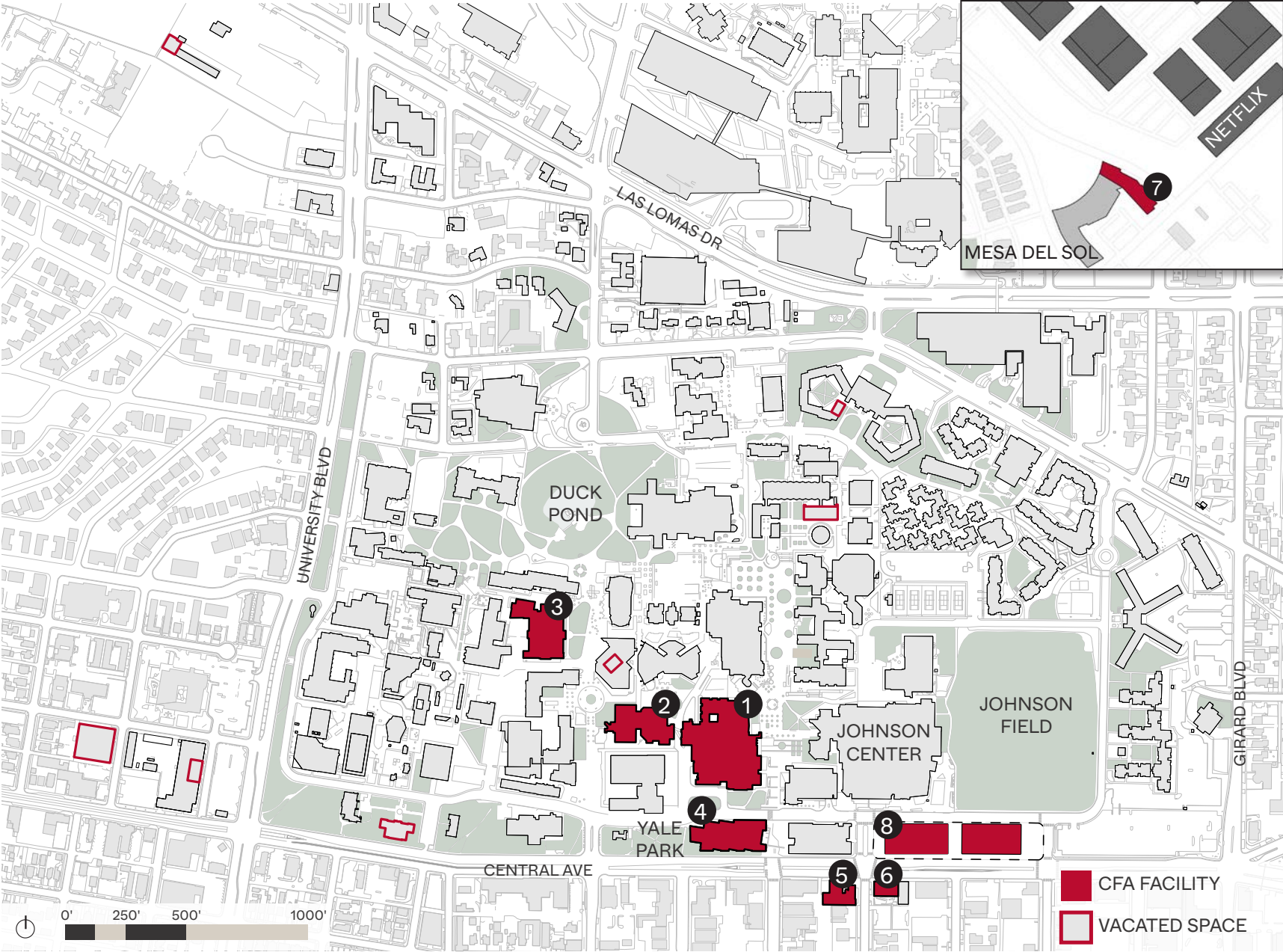
STEP 5

A. Mattox to Hartung	-24,200 SF
Mattox replacement in Hartung	+16,300 SF
# of Existing Facilities fully vacated in Phase 5	1
Net Change	-7,900 SF

- NEW BUILD
- REPURPOSED/UPDATED
- TO REMAIN
- PARTIAL VACATE
- FULL VACATE

Notes:
1. Refer to Appendix B: Summary of Existing Facilities Projects within the CFA Framework Plan for additional information on building scenario moves. Move "1" from Step 1 will be labeled "1A".

10-Year Buildout



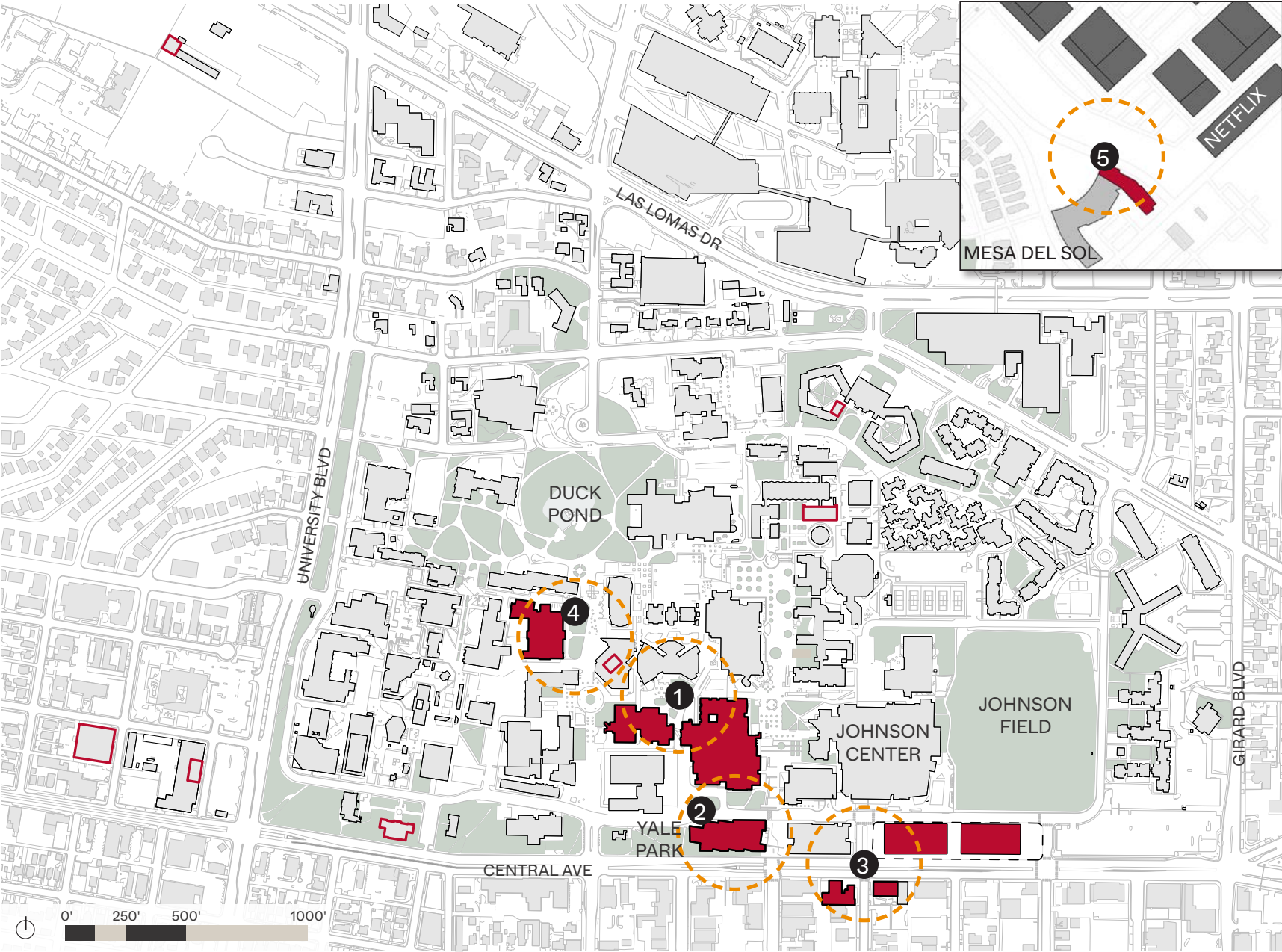
Renovation Plan Summary

EXISTING FACILITIES	OPTION 2 MUSEUM OPTION
NUMBER OF EXISTING FACILITIES VACATED	7
FACILITIES VACATED	→ CERIA → CARC → Mattox Sculpture Center → Hokona Hall → Pats Storage → Art Annex → Masley Hall
CHANGE IN CFA NET SF	-62,200 SF

AFTER CCAT	
TOTAL NUMBER OF CFA FACILITIES (AFTER 10 YEARS)	8
TOTAL SQUARE FOOTAGE	317,300 SF
CHANGE IN OVERALL NET SF	+51,600 SF

		ISSUES TO RESOLVE
1	CFA	→ ADA and Life Safety → Restrooms → Acoustic Treatments → Access Control → Signage, Exterior Branding, Entrance, and Facade → Keller Hall renovations → Theatre X renovations → Rodey Theatre renovations → HVAC Upgrades → Interior Finishes → Interior Wayfinding and Signage
2	ART	→ Structural Remediation → HVAC + Electrical → Life Safety and ADA → Roof Upgrades → Space Programming and Renovation
3	CARLISLE	→ ADA and Life Safety → Performance Spaces → Restrooms and Locker Rooms → HVAC + Plumbing → Exterior Facade and Access Control
5	HARTUNG	→ ADA and Life Safety → Access Control → Plumbing → Glazing → Space Programming for Sculpture Center
6	TAMARIND	→ Access Control
7	MESA DEL SOL	→ HVAC Remediation and Upgrades → Plumbing → Restrooms Renovations

Key Takeaways



205,300+

old square footage
to be renovated

116,100+

new net square
footage to be added

100%

buildings are now
for CFA use only

55%

reduction in walking
distance between
most remote facilities
on central campus

KEYNOTES

1. All Art faculty will be moved into renovated offices in the CFA, re-activating the connection between the buildings and allowing the Arts building to be building solely for production "dirty arts".
2. The formerly hidden Art Museum will be sited in a new public facing site.
3. Graduate sculpture in Mattox is moved away a remote and unsafe location. This move creates a new CFA synergy near the Tamarind Institute and the CCAT. Graduate Sculpture now has access to shared CCAT fabrication resources, Tamarind, and fabrication resources at George Pearl Hall (potentially).
4. The beloved, historic Carlisle Gym will be renovated to create a welcoming space that engages the center of campus.
5. Mesa del Sol is scheduled to remain with key renovations to the HVAC system during the 10-year duration, providing the CFA with an outpost next to Netflix, the film industry, and growing development.

Additional References and Analysis

There are a series of forthcoming and necessary studies from UNM that tie into the Facilities Assessment Plan and Facilities Scenario Planning. There will be a coordinated effort from UNM, CFA, and PDC to incorporate the CFA Framework Plan document and the following additional studies, within the CFA Framework Plan.

Additional studies on existing facilities and campus facility goals should be referred to when referencing the Building Facility Assessment documentation. These include:

1. Life Safety Analysis
2. Safety Issues and Access Evaluation
3. Campus Sustainability Plans
4. ADA Transition Plan
5. Space Efficiency Analysis
6. Security and Access Control Study
7. Stormwater Systems Study
8. Parking Plan

In order to realize the complete 10-year vision for the Existing Facility Scenario and construction on the new building, the results and findings from the following forthcoming and recommended studies should be incorporated into the plan:

1. Feasibility and Program Study on Art Museum relocation
2. Wayfinding and Signage Design Study, particularly for the Center for the Arts
3. Space Planning Study and Evaluation for the Art Building to accommodate additional programs listed in the 10-year plan.
4. Feasibility Study for Mattox program to move into Hartung
5. NM Film Academy discussions



Center for Collaborative Arts and Technology

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"I don't think that I have ever been in a class within the Fine Arts Department where any of my ideas have been shot down, or I have been told 'no'. The faculty and the peers are so focused on building up your idea and concepts."

– Joseph McKee, Senior in Art History



Final Program

128,900 GSF / 83,800 NSF

<div>■</div> SHARED	24,200 SF	<div>■</div> THEATRE AND DANCE	6,200 SF
<div>→</div> lobby/gathering space		<div>→</div> theatre prop storage	
<div>→</div> 3 large classrooms (50 person)		<div>→</div> large rehearsal room	
<div>→</div> 3 medium classrooms (30 person)		<div>→</div> small rehearsal room	
<div>→</div> 3 small class rooms (20 person)		<div>→</div> directing lab	
<div>→</div> 200 seat venue/flexible theatre with storage		<div>→</div> theatre/prop storage and support	
<div>→</div> 2 digital small-scale fabrication labs		<div>→</div> faculty offices	
<div>→</div> 2 interdisciplinary computer lab		<div>→</div> lighting lab	
<div>→</div> lab manager office			
<div>→</div> student/faculty lounge			
<div>→</div> virtual reality lab			
<div>■</div> ART	7,900 SF	<div>■</div> ADMINISTRATION	5,100 SF
<div>→</div> 2 large exhibit spaces		<div>→</div> dean's offices	
<div>→</div> art storage/prep		<div>→</div> associate dean's offices	
<div>→</div> photo library and studio		<div>→</div> administration offices	
		<div>→</div> conference room	
		<div>→</div> it support	
		<div>→</div> 4 faculty research spaces	
<div>■</div> MUSIC	25,800 SF	<div>■</div> BUILDING SERVICES/SUPPORT	4,100 SF
<div>→</div> house/seating for 450 people		<div>→</div> loading dock	
<div>→</div> stage		<div>→</div> general storage	
<div>→</div> rehearsal space		<div>→</div> trash and recycling	
<div>→</div> stage support		<div>→</div> mail room/copy	
<div>→</div> proscenium storage/support space		<div>→</div> kitchen/pantry area	
<div>→</div> dressing rooms		<div>→</div> lactation and wellness room	
<div>→</div> green rooms			
<div>→</div> orchestra pit			
<div>→</div> keyboard lab		<div>■</div> FILM AND DIGITAL ARTS	10,200 SF
<div>→</div> recording studios and labs		<div>→</div> 2 computer labs	
<div>→</div> faculty offices		<div>→</div> 2 sound stages	
		<div>→</div> production shop	
		<div>→</div> faculty offices	
		<div>→</div> large combined editing lab	
		<div>→</div> 2 small specialty editing rooms	
		<div>→</div> cage equipment storage	
		<div>→</div> faculty and adjunct offices	
		<div>→</div> film library	
<div>■</div> BAIA	600 SF		
<div>→</div> offices			
<div>→</div> storage			

CCAT FINAL PROGRAM

The programs for the first phase of the CCAT are meant to be a showcase for interdisciplinary and performances that will maximize community interaction and set the stage for the future of the CFA. This phase includes the music concert hall, theater rehearsal spaces, music production, interdisciplinary computer labs, classrooms, and a lobby reception spaces that will double as a student art gallery. This collection of program is also meant to maximize interdisciplinary programs, such as musical theatre.



LARGE CONCERT HALL



SOUND STAGE



FLEXIBLE LOBBY/GATHERING SPACES

Site Goals

- 1

Phase the site over time and study how it impacts the adjacent neighborhoods.
- 2

Maximize community connections by connecting to existing communal transit nodes and pedestrian circulation networks.
- 3

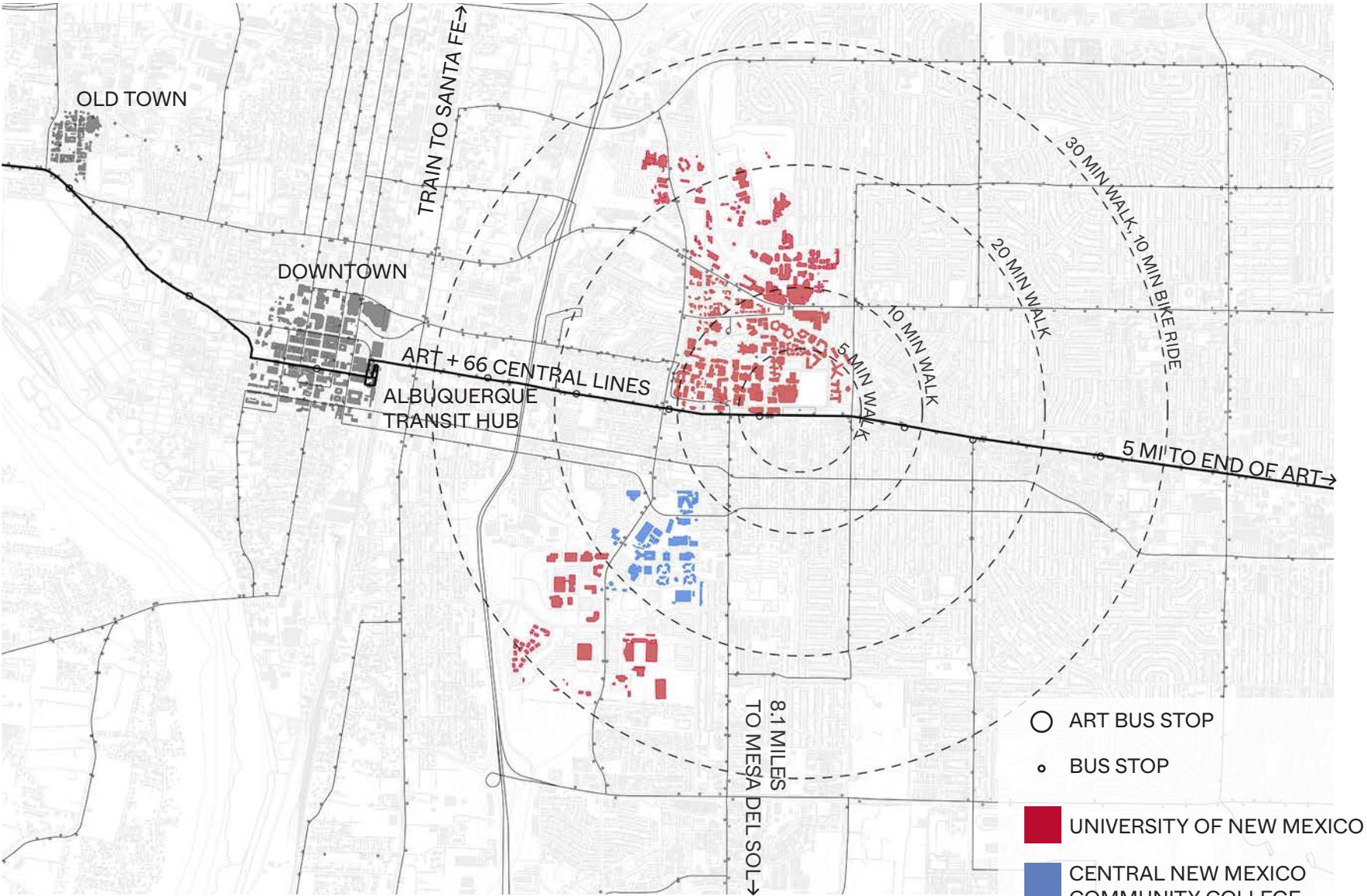
Become a community destination and beacon of activity for campus along Central Avenue.
- 4

Establish a new architectural expression that responds to the historic context and while envisioning the future of the College of Fine Arts.
- 5

Reinforce the connection to current campus amenities and the nearby neighborhood context through strategic placement of pedestrian cut-throughs and alignments, outdoor programming, and location of access points.



Regional Analysis - Connections



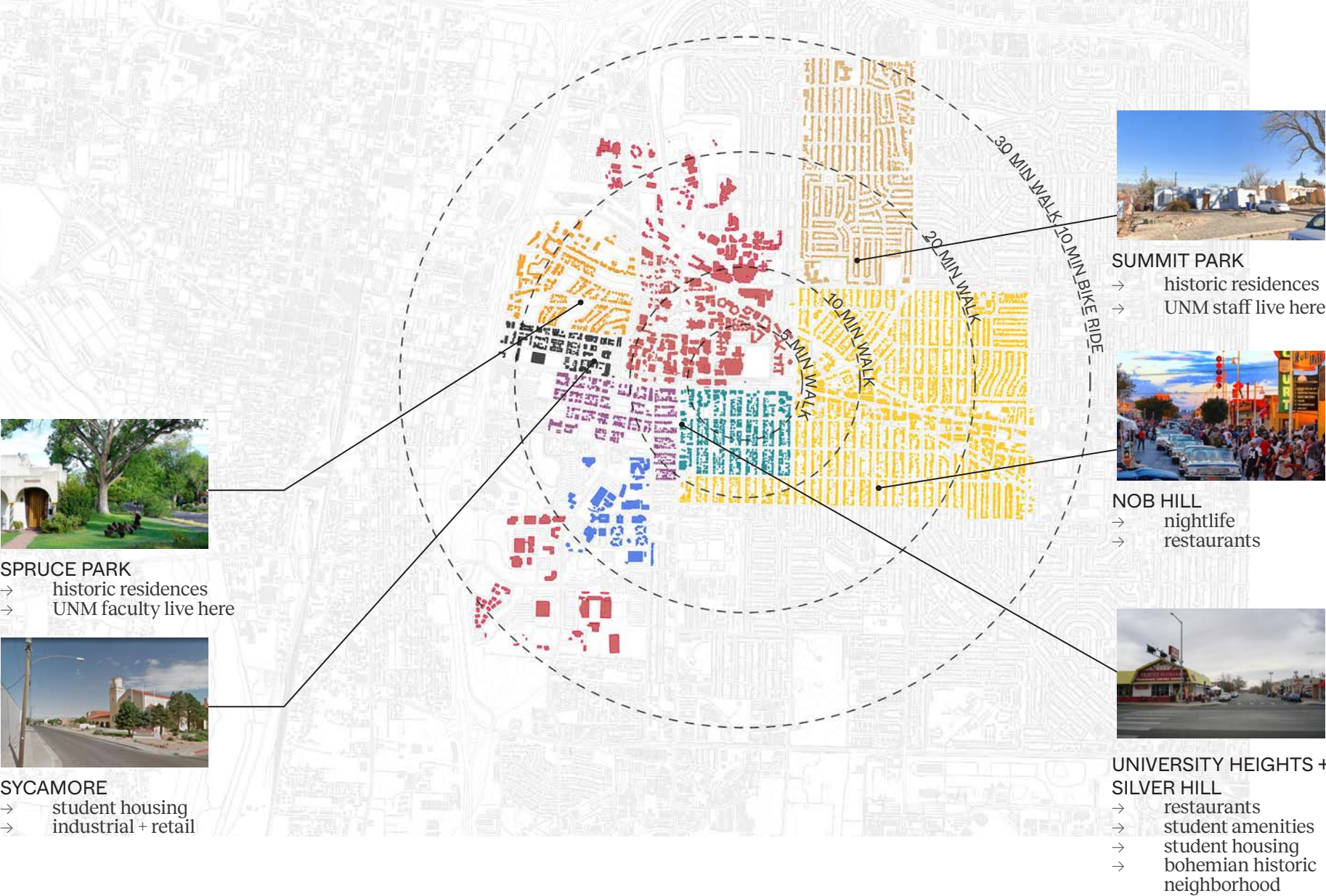
CURRENT CONNECTIONS AT SITE

Albuquerque, like most American cities, is built on regular city grid, which serves as the basis for major public transit and car routes. Central Avenue is the major East-West arterial route in the city connecting the three major areas in the city - Old Town, Downtown, and UNM Central Campus. These connections are served by three Rapid Transit Bus Lines (ART) and the 66 Central Avenue line, totaling over 3,700,000 trips in 2018, nearly six times the population of the city of Albuquerque. Central Avenue is on historic U.S Route 66 and its architecture and expression is associated with scenes of migration to the West and desert romance in popular culture. As Albuquerque shifts towards rapid transit, Central Ave is planned as a major corridor for commercial and cultural development. The Arts tourism scenes in Old Town and Downtown will be complimented by the development of the CCAT on Central Campus, creating a new, connected destination.



CONNECTION TO MESA DEL SOL
Mesa del Sol is a mixed-use 12,900-acre planned development south of the Albuquerque International Sunport (airport) that was initially planned in 2002. This vision was master planned to be implemented in phases, but the ownership of the land changed hands through many developers since and has not had the opportunity to be fully built out. Mesa del Sol is currently home to several film and other high-tech industries, like Netflix, as well as outdoor sport fields and event venues. UNM's strategic resource at Mesa del Sol can immerse the College in these high-growth industries; The Aperture Center at Mesa Del Sol is part of this strategic presence for the CFA's Film and Digital Arts program.

Regional Analysis - Neighborhood Context



A VIBRANT COLLECTION OF SURROUNDING NEIGHBORHOODS

The site is well-situated on UNM Central Campus and has optimal opportunity to engage with the UNM community and the public. The neighborhoods surrounding campus have a diverse mix of residential, small business commercial, and cultural destinations. The challenge for this gateway site to Central Campus is how to openly engage its surrounding neighbors while clearly defining a distinct sense of place for visitors and students upon arrival. The surrounding neighborhoods have already embraced the arts with murals, performance venues, and galleries catering to the student population. The heterogenous character of the surrounding neighborhoods gives an opportunity for the site response and architecture to be an anchor to the Southeast corner of campus, and also a catalyst for future development and neighborhood engagement.

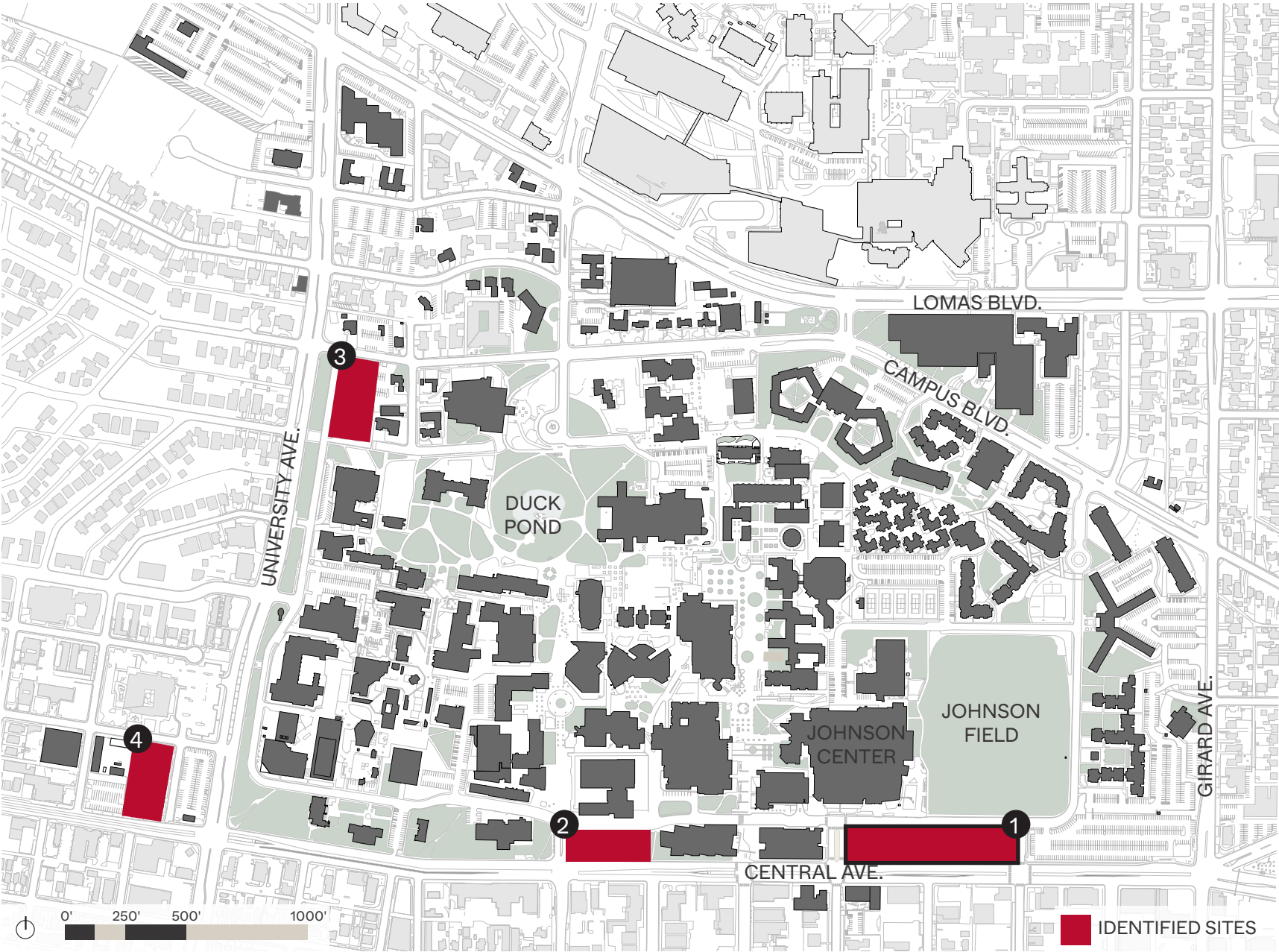


ALBUQUERQUE RAILYARDS MARKET

“The immediate, vibrant neighborhoods surrounding the campus are huge catchments of people, both students and others, with art interests where you can literally take art to the streets. Move the University out into the street and collaborate with the neighborhoods.”

—Michael Leo, UNM Health Sciences

Site Selection

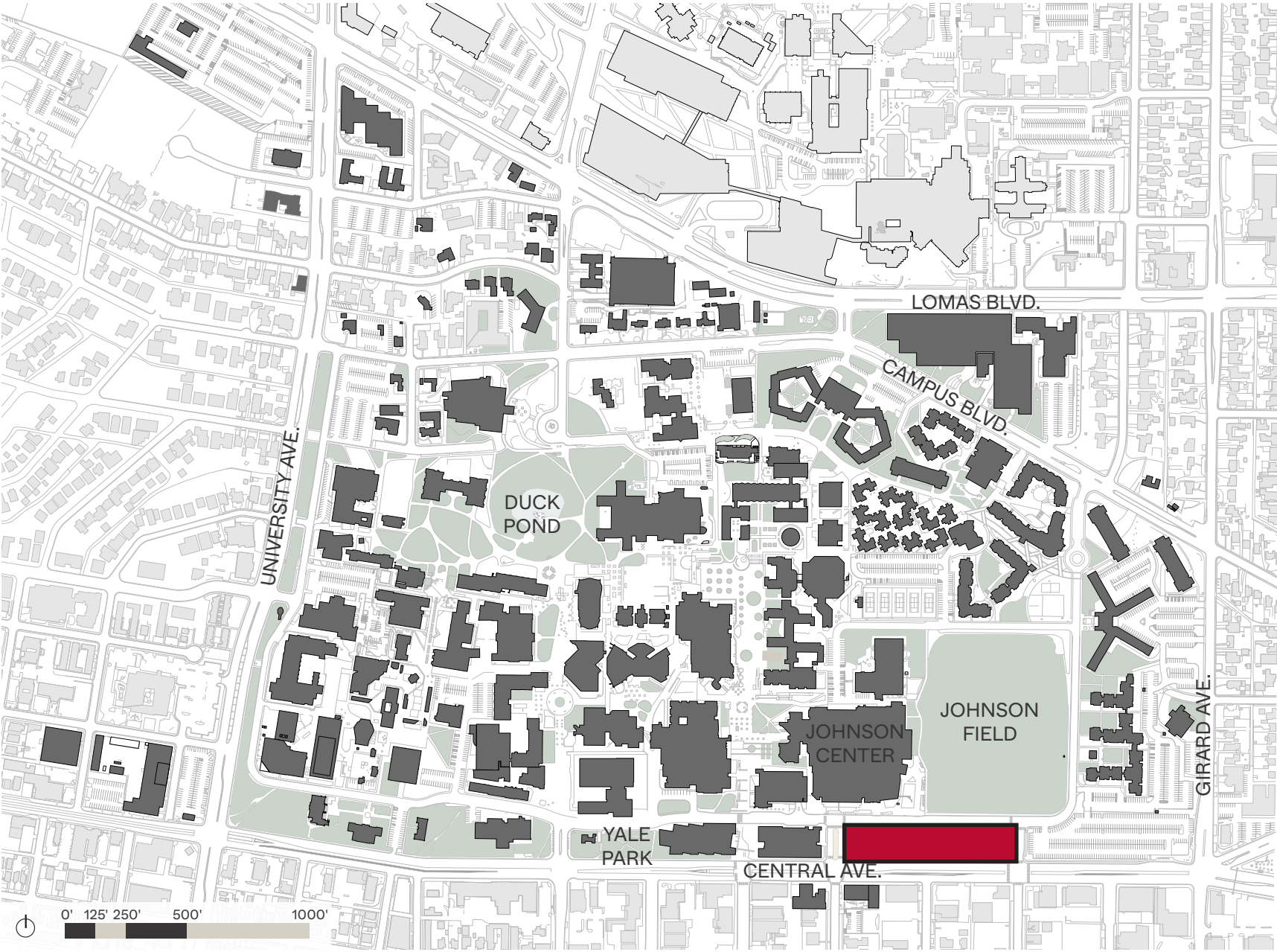


SITE	LOT A	YALE PARK	CARC/ARTSLAB	LOT C
#	1	2	3	4
CAMPUS LOCATION	+ Slightly further from CFA assets than Yale Park	++ Centrally Located near core CFA assets	- At periphery of core campus	- Site is not contiguous to the core campus.
ACCESS	+ Walking distance from Stanford Parking Structure, ART station	+ Walking distance from Stanford Parking Structure, ART station	+ Walking distance to Yale Parking Structure, ART station	- Not close to campus structured parking. Transit access ok
VISIBILITY	++ Visible along Central Ave.	+ Visible along Central Ave., close to Nob Hill	- University Ave. not seen as "public" side of campus	+ Near high-profile intersection
PARCEL SIZE	+ Depth of lot somewhat constrained but overall available area good	-- Site constrained by parking for PAIS and remaining Yale Park	+ Existing parking lot depth and width can accommodate typical building footprint.	- Lot constrained by adjacent lots and limited access

SITE SELECTION PROCESS

Four sites were considered for evaluation to house the Center for Collaborative Arts and Technology (CCAT) from the 2019 Integrated Plan, which had initially recommended Yale Park as the site for a new 100,000 GSF facility. Yale Park, was further evaluated and found to be too small to accommodate the current program. The factors of location, access, visibility, and parcel sized were used to evaluate each site and Lot A was found to be the most beneficial for the development of the CCAT.

Site Analysis - UNM Central Campus



ALIGNMENT WITH UNM'S MASTER PLAN PRINCIPLES

Key statements in the UNM 2009 Master Plan's Principles apply to the future CCAT site and building design:

- Create a more defined edge along segments of Central Avenue and Lomas Boulevard.
- Where feasible, encourage infill development and strategic density.
- Reduce the amount of surface parking and replace it with some structured parking and remote parking.

This site is a prime location for infill development on the core campus, with proximity to student housing and to CFA facilities. The placement of this facility along Central Avenue will provide maximum visibility and connectivity to the surrounding uses and programming.

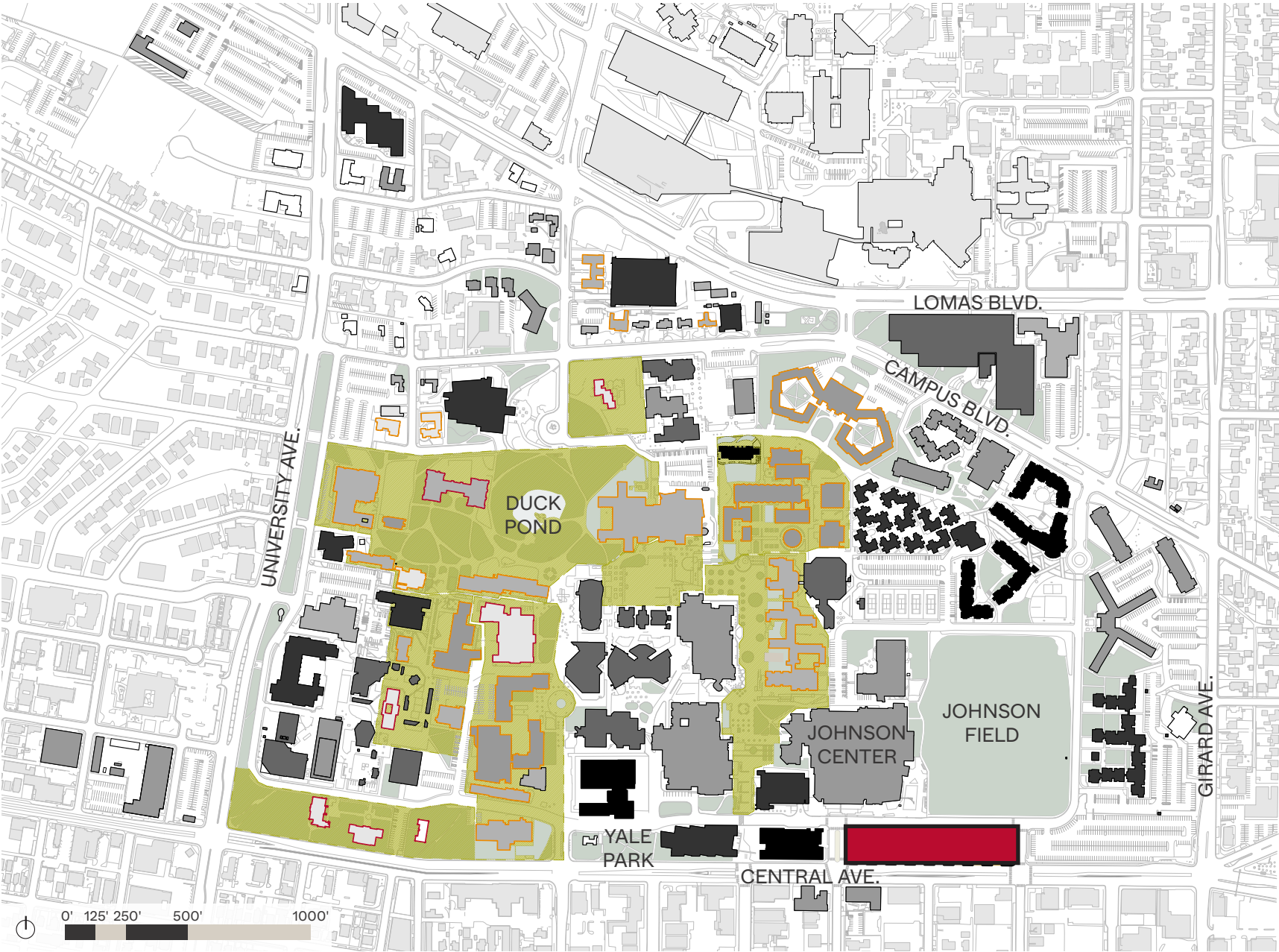


A UNIQUE SITE OPPORTUNITY

The CCAT building site, when complete, will serve to strengthen UNM as a sustainable, active campus with development at a critical gateway. This high-profile facility along a major frontage of the campus will fulfill the specific goals stated in the UNM Master Plan. It capitalizes on the streetscape improvements along Central Ave by activating a key parcel with a prominent facility that will activate the space and create a vibrant street presence to complement the School of Architecture and Planning and complete a prominent, community facing edge of campus. The reduction of surface parking aligns with, and is further addressed in, the separate Parking Plan.

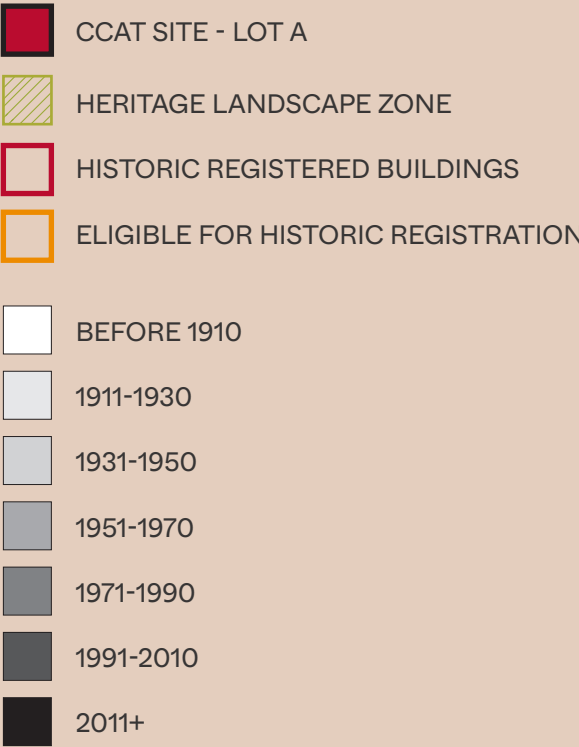
- CCAT SITE - LOT A
- CENTRAL CAMPUS BUILDINGS

Site Analysis - Historic Building and Landscape

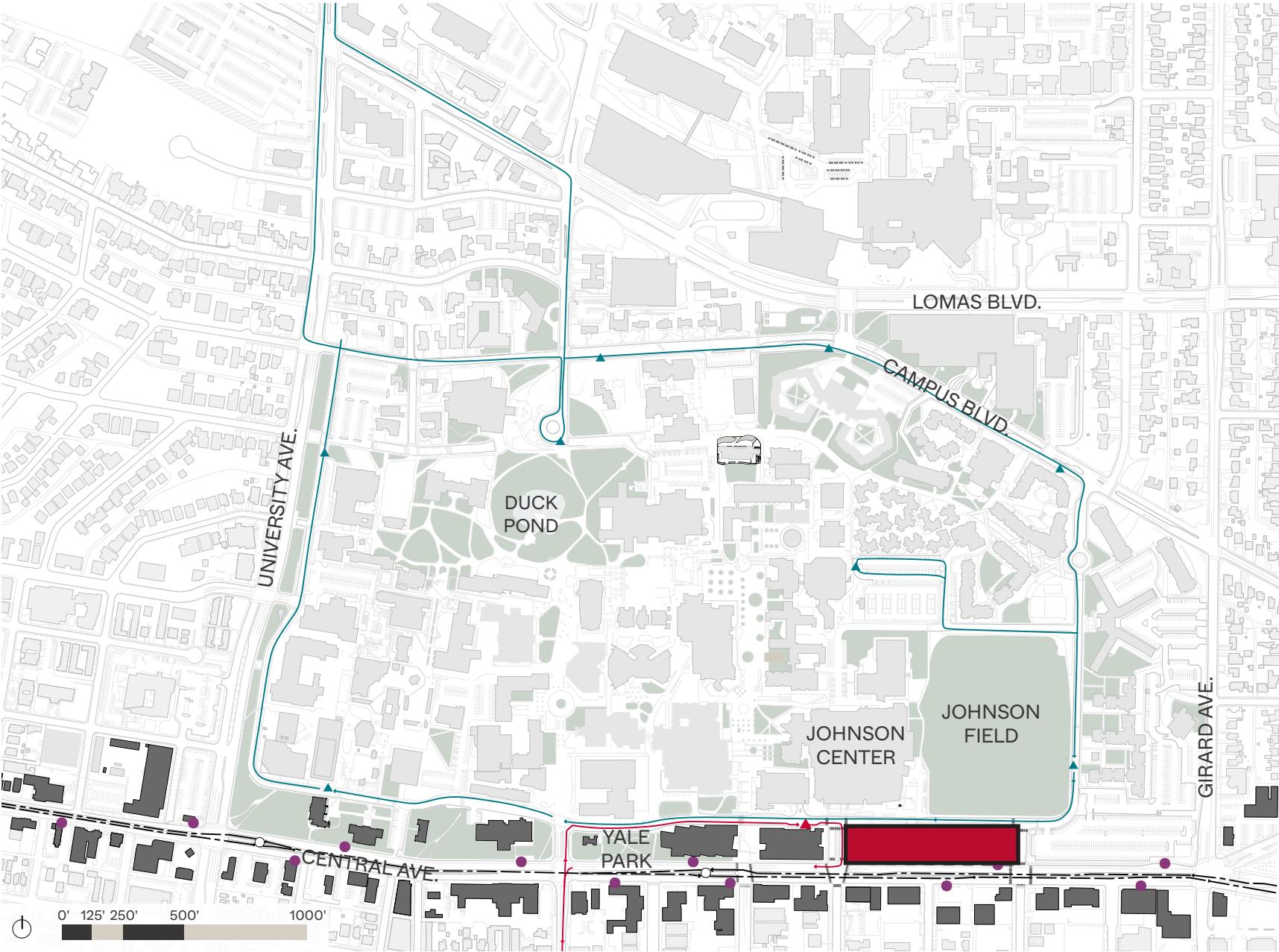


RESPONSE TO THE HISTORICAL CONTEXT

The project site presents an opportunity to set a new visual identity for the College of Fine Arts as a public-facing site along Central Ave. and away from the historic districts that form the north-south malls and interior of the Central Campus. This project seeks to build from those historic principles while honoring both its natural context at the base of the Sandia Mountain Range and its expression as an active, vibrant creative hub. The UNM design guidelines of 2007: *"the historic buildings and landscapes of the campus provide the critical continuity between the past and our future. The campus should convey a sense of dignity while celebrating the nobleness of its purpose. In supporting the basic missions of the university and providing a variety of venues for numerous events and other activities, the distinctive qualities of the physical environment are meant to provide an atmosphere conducive to intellectual discovery and interaction as well as repose and contemplation."*



Site Analysis - Campus Transit



CURRENT CAMPUS CONNECTIONS

The site is well suited to integrate into the existing network of UNM Shuttles, the Mesa del Sol Shuttle (an important resource for Film and Digital Arts students) stop on campus is located just 150 feet away. This shuttle, which leaves and returns once a day from Central Campus to Mesa del Sol, was described as a limiting factor by Film and Digital Arts students and has led to many students feeling unsatisfied by the program.

The bus stop on site belongs to the 66 Central Line and has the highest ridership of any line in the city. The ART Rapid Transit stop nearby is part of transforming Central Ave from its historical legacy as Route 66 into a vibrant transit- and pedestrian-oriented corridor of activity. This connection to transit is especially important to UNM as a commuter transit school, with some 93% of students in 2020-2021 commuting to campus.

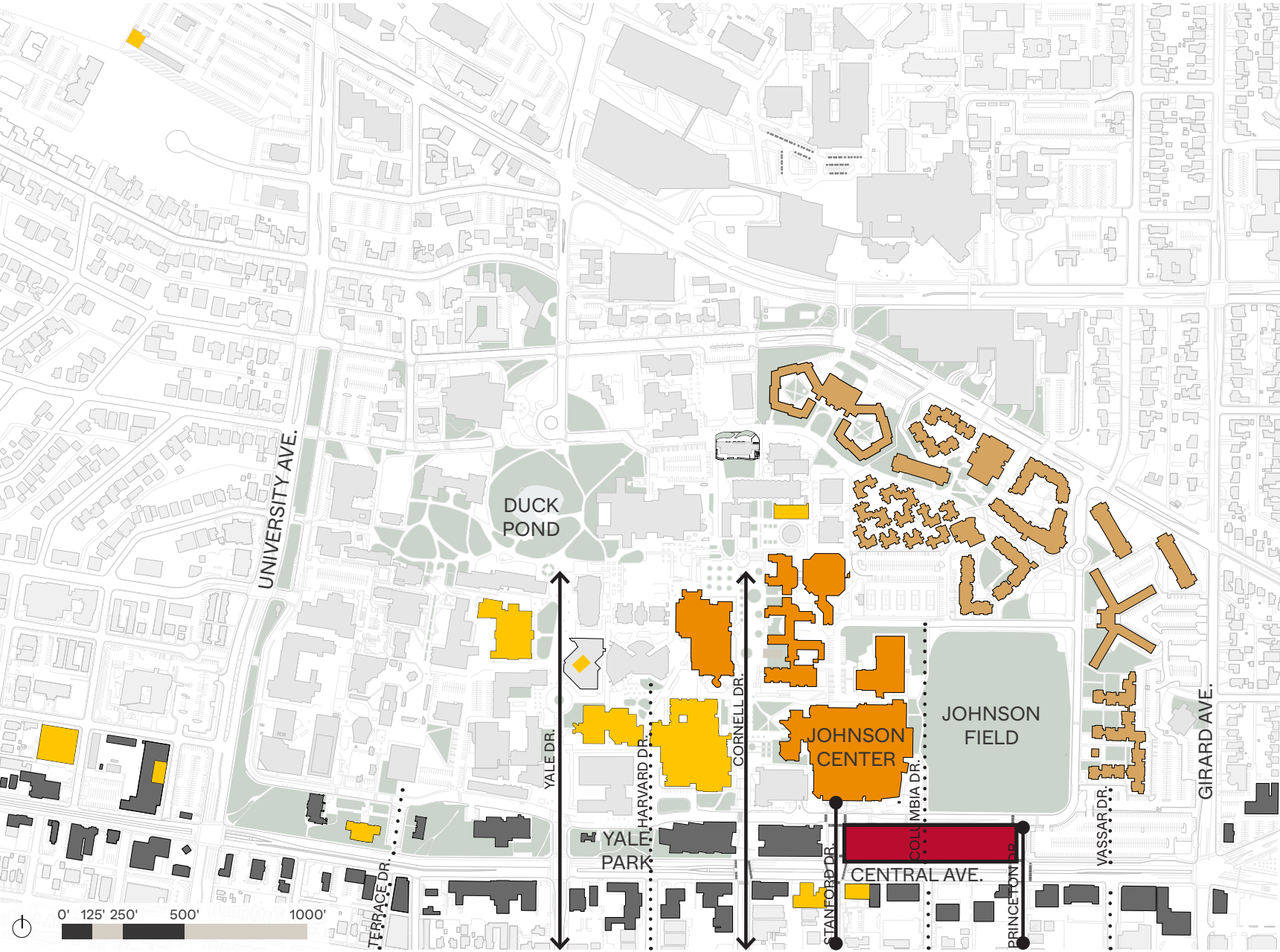


“Mesa del Sol is an inconvenience to get to. People have changed majors just to not have classes there.”

—Current CFA Student

- CCAT SITE - LOT A
- UNM REDONDO DRIVE SHUTTLE
- UNM MESA DEL SOL SHUTTLE
- ART BUS LINE
- CENTRAL BUS LINE

Site Analysis – Site Connections



CONNECTING TO STUDENT LIFE

The site is also an opportunistic development to serve as a connection between the activities on Central Ave. and the Student Life areas of campus, spatially centered around Johnson Field. The Center for Collaborative Arts and Technology (CCAT) also provides an opportunity as an extended amenity and engagement opportunity to students that are outside of the CFA. There is potential for this student life district as the campus develops towards the SE to connect with the existing cultural amenities and in Nob Hill beyond.



CONNECTING TO THE STREET GRID

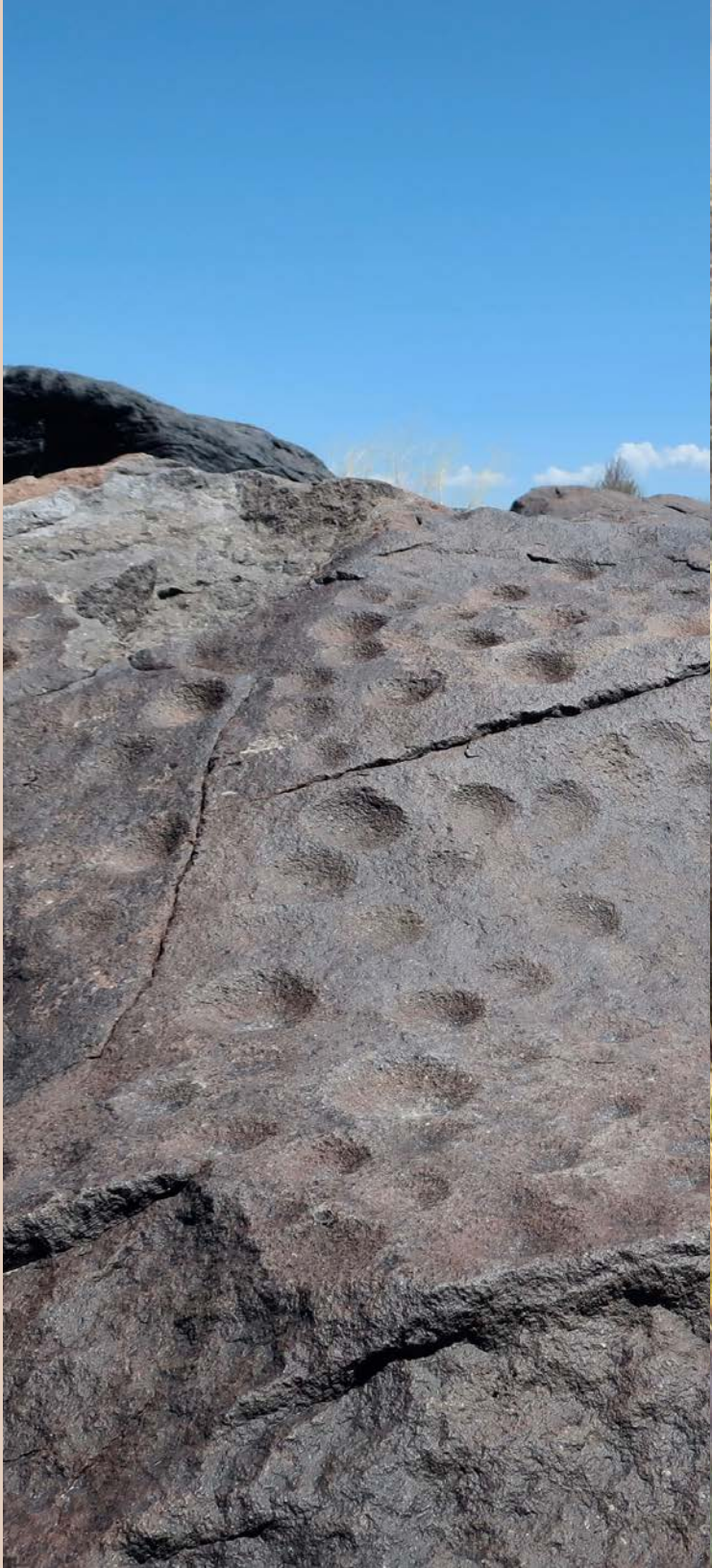
The Center for Collaborative Arts and Technology (CCAT) development on the Lot A parking site should align to the existing street grid and visual corridors formed by the north-south connections between campus and the University Heights neighborhood to the south. Development here should emphasize and increase the connectivity and engagement between the campus and neighborhood.

- CCAT SITE - LOT A
- CFA BUILDINGS
- STUDENT AMENITIES
- STUDENT RESIDENCES

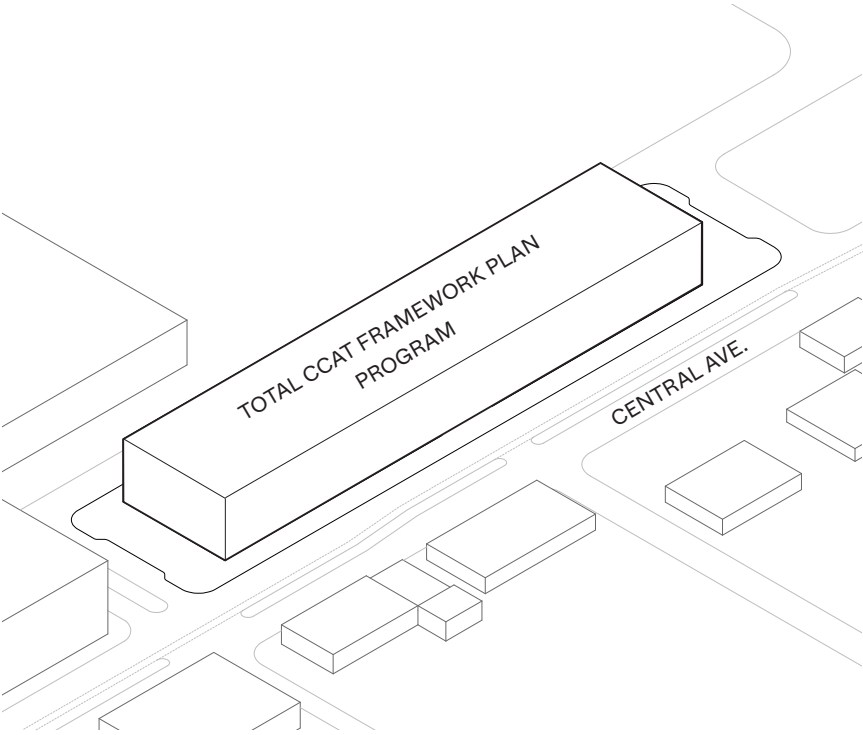
- VISUAL CONNECTION
- CAR CONNECTION
- PEDESTRIAN CONNECTION

Building Goals

- 1 Future-proof spaces by making them flexible for technology and new programs as the CFA grows.
- 2 Create a welcoming and inclusive space for all.
- 3 Become a model for new sustainability and resiliency standards for UNM.
- 4 Design the CCAT's hub spaces and circulation to foster interdisciplinarity and entrepreneurship.
- 5 Showcase excellence in the arts and collaboration.

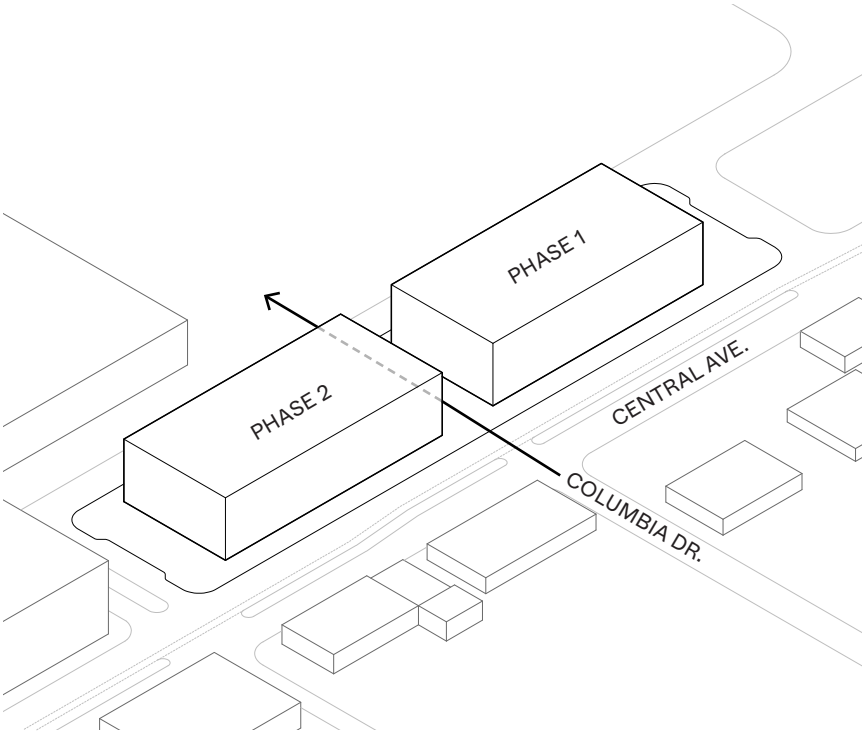


Program and Phasing



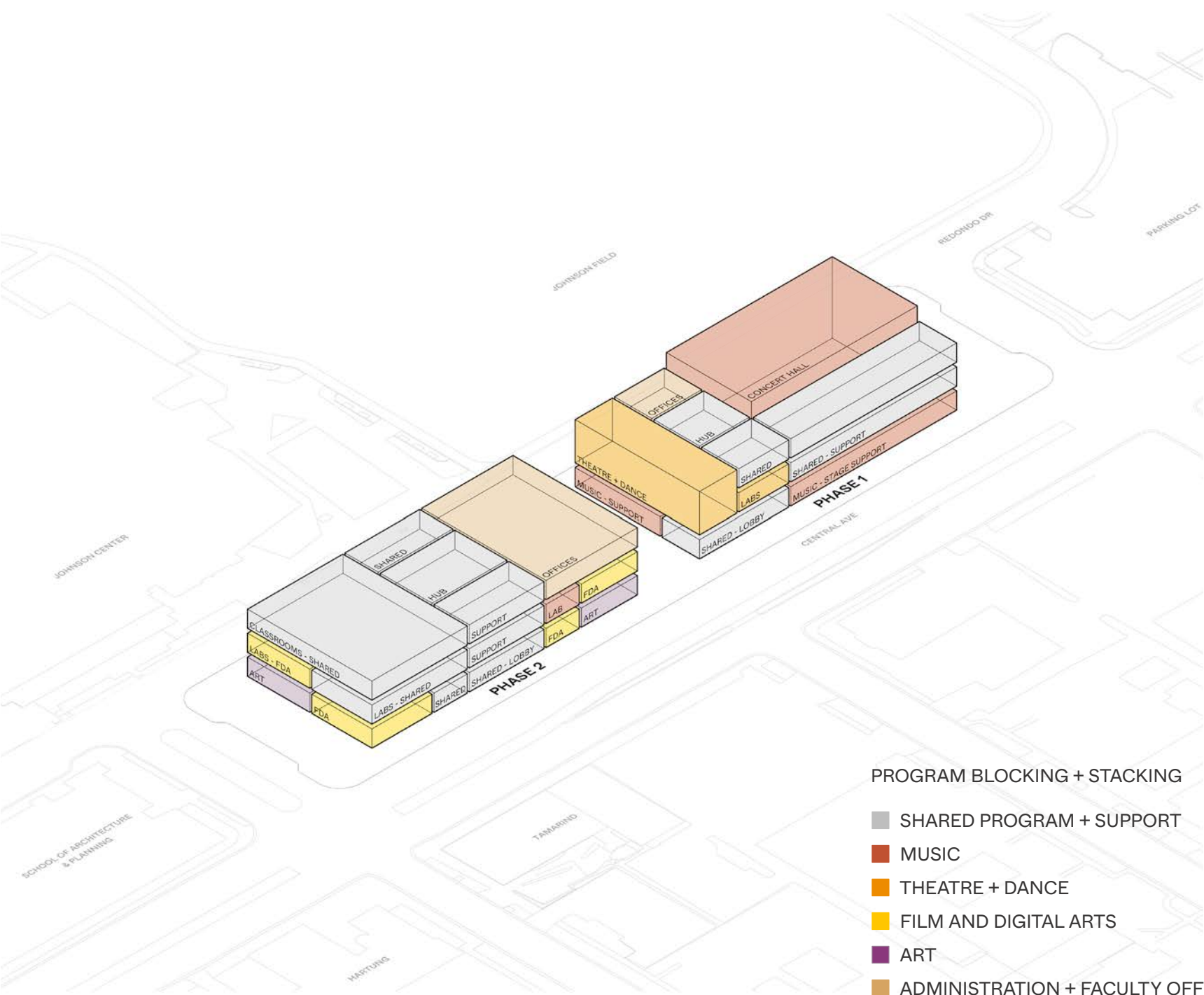
TOTAL CENTER FOR COLLABORATIVE ARTS AND TECHNOLOGY (CCAT) FRAMEWORK PLAN PROGRAM

The total Center for Collaborative Arts and Technology (CCAT) program for the 10-year vision is 128,881 gross square footage (83,773 net assignable square feet) that responds to the vision articulated for the College of Fine Arts by Dean Harris Smith in his four goals, taking into account existing facilities and future trends within all departments. All departments — Film and Digital Arts, Dance, Theatre, Art, BAIA, ALBS, Music, and the CFA Administration will have access to a multitude of shared and interdisciplinary program amenities within the building.



PHASING THE PROJECT

To align with the College of Fine Arts' financial sustainability and fund-raising goals, the project is envisioned to be delivered in two Phases in order to accommodate all needs at the College. The program was analyzed and reorganized to allow for key adjacencies between departments, such as placing theatre rehearsal spaces next to the music concert hall to allow for potential cross-collaboration in musical theatre). The phases were prioritized to align with projected growth targets within each department and also to address the most pressing needs up front.

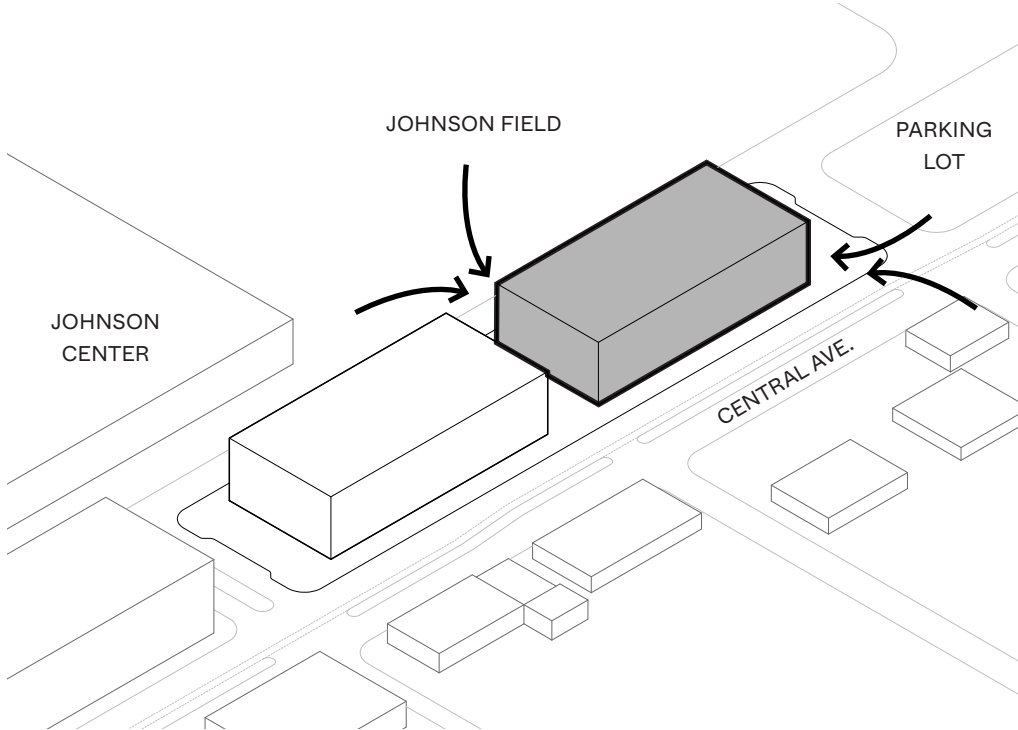


PROGRAM BLOCKING + STACKING

- SHARED PROGRAM + SUPPORT
- MUSIC
- THEATRE + DANCE
- FILM AND DIGITAL ARTS
- ART
- ADMINISTRATION + FACULTY OFFICES

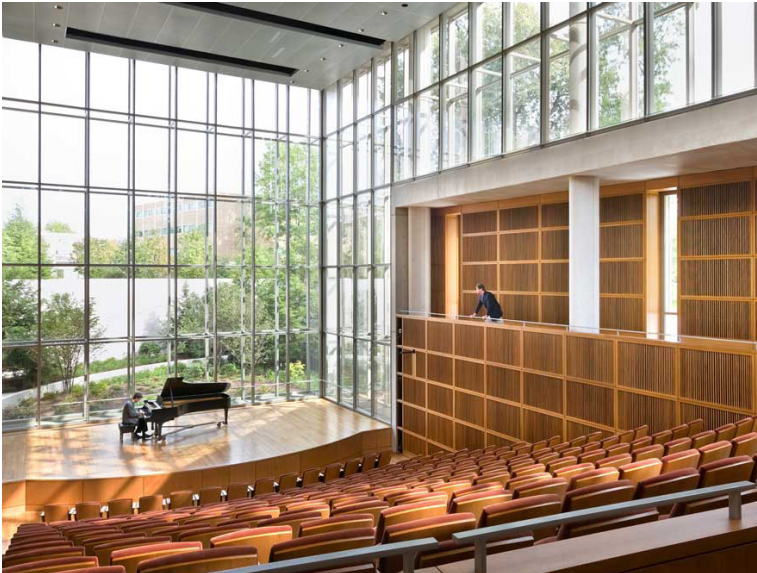
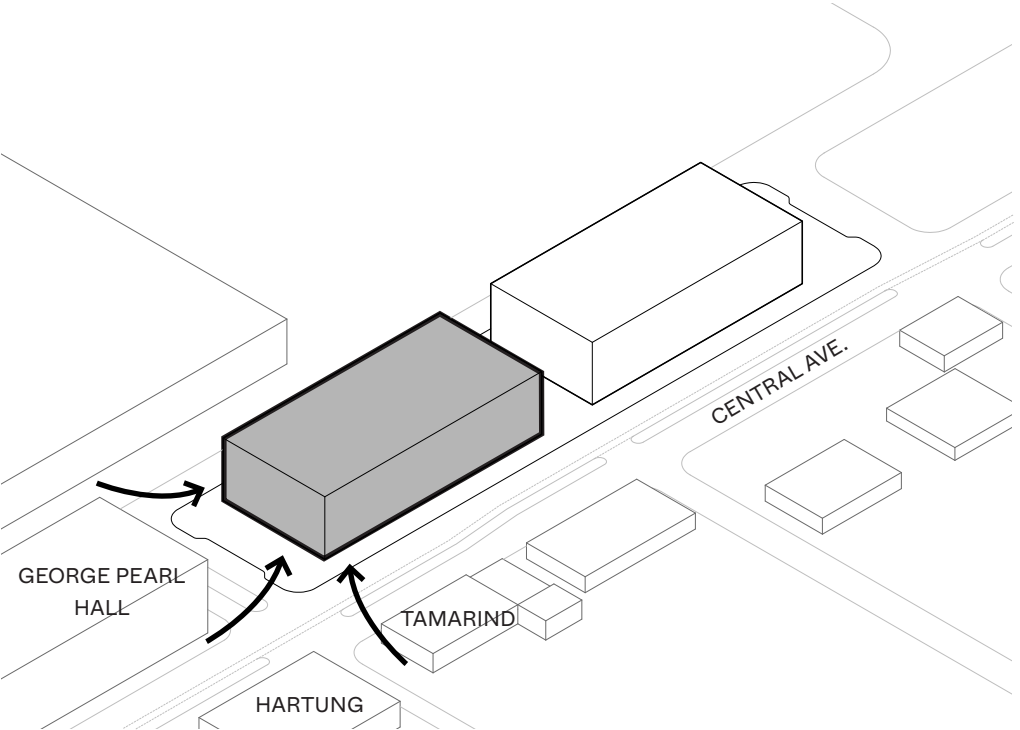
PHASE 1 PROGRAM

The programs for the first phase of the Center for Collaborative Arts and Technology (CCAT) are meant to be a showcase for interdisciplinary and performance programs that will maximize community interaction and set the stage for the future of the College. This phase includes the music concert hall, theater rehearsal spaces, music production, interdisciplinary computer labs, classrooms, and a lobby reception spaces that will double as a student art gallery. This collection of program is meant to maximize interdisciplinary programs, such as musical theatre.



PHASE 2 PROGRAM

The second phase includes a grouping of interdisciplinary programs meant to capitalize on the growing industries of New Mexico and the forward-thinking, high-end technology resources that artists are increasingly needing to compete in today's economy. The program includes art galleries, smaller flexible performance venues, sound stages, digital arts programming, maker spaces, editing rooms, interdisciplinary computer labs, and classroom spaces.



ASPIRATIONAL IMAGE FOR A LARGE PERFORMANCE HALL

AREA AND COST DATA:

62,100 GROSS SQUARE FEET
\$67.4 MILLION TOTAL PROJECT COST /
\$47.2 MILLION MAX ALLOWABLE CONSTRUCTION COST
\$45.5 MILLION FUNDED BY HIGHER EDUCATION DEPARTMENT /
\$22.2 MILLION FUNDED BY DONORS/OTHER SOURCES

- Funded by Initial Higher Education ask plus donors/other sources
- Contains exhibition spaces, theatre and music rehearsal spaces, and the large music concert hall.




ASPIRATIONAL IMAGE FOR DIGITAL FABRICATION LAB

AREA AND COST DATA:

66,700 GSF
\$67.4 MILLION TOTAL PROJECT COST /
\$47.2 MILLION MAX ALLOWABLE CONSTRUCTION COST
ALL FUNDED BY DONORS/OTHER SOURCES

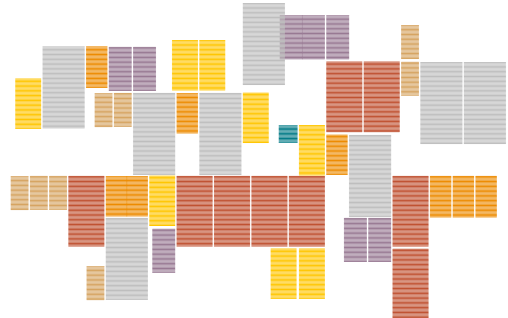
- Funded by donors and private/public partnerships
- Student art galleries placed on ground floor
- Maximized future-thinking interdisciplinary collaboration .

Initial Concepts



DEFINED PROGRAM IDENTITY

- Maximize identity for individual programs
- Clearly define usage of space and adjacencies
- Organized around major centralized "hubs"



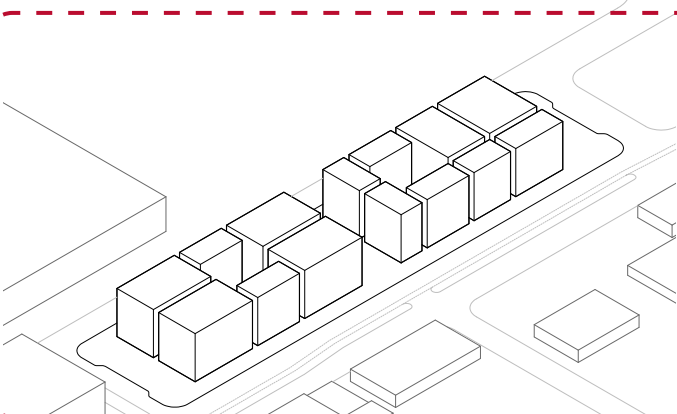
MIXED PROGRAM IDENTITY

- Mixed identity of individual programs
- Systematic usage of space and designed adjacencies
- Organized around distributed gathering spaces



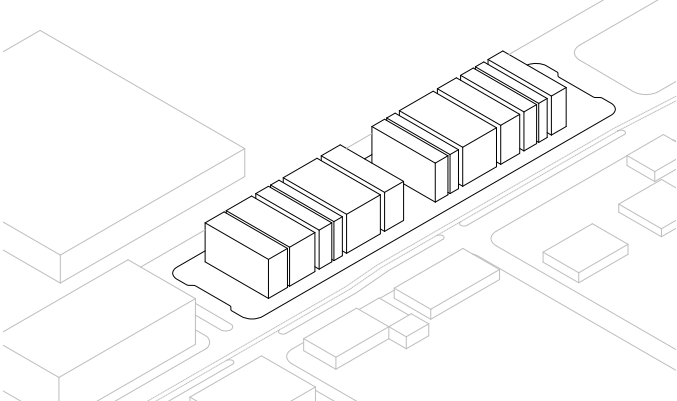
AMORPHOUS PROGRAM IDENTITY

- Blended identity of individual programs
- Loose definition of space and adjacencies
- Organized around smaller clustered spaces



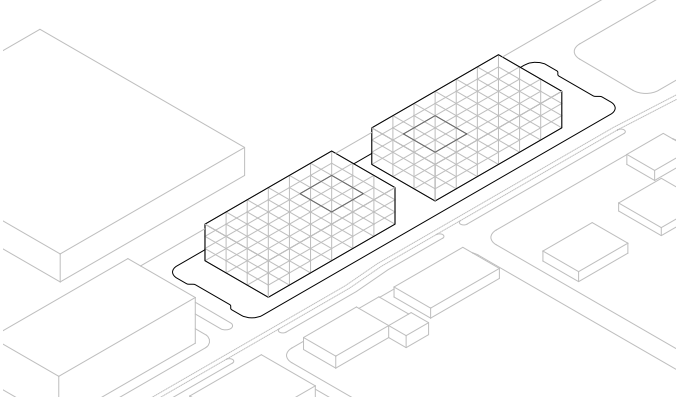
VILLAGE

A collection of volumes gathered on the site creates a system of clearly defined spaces interdisciplinary hubs around centralized gathering spaces. Space between the volumes creates porosity to allow movement through the site and creates a zone for more informal spaces and interdisciplinary interactions. The massing's formal language relates to historic precedents of adobe and pueblo construction, as well as the natural formations of the New Mexican landscape.



PLANES

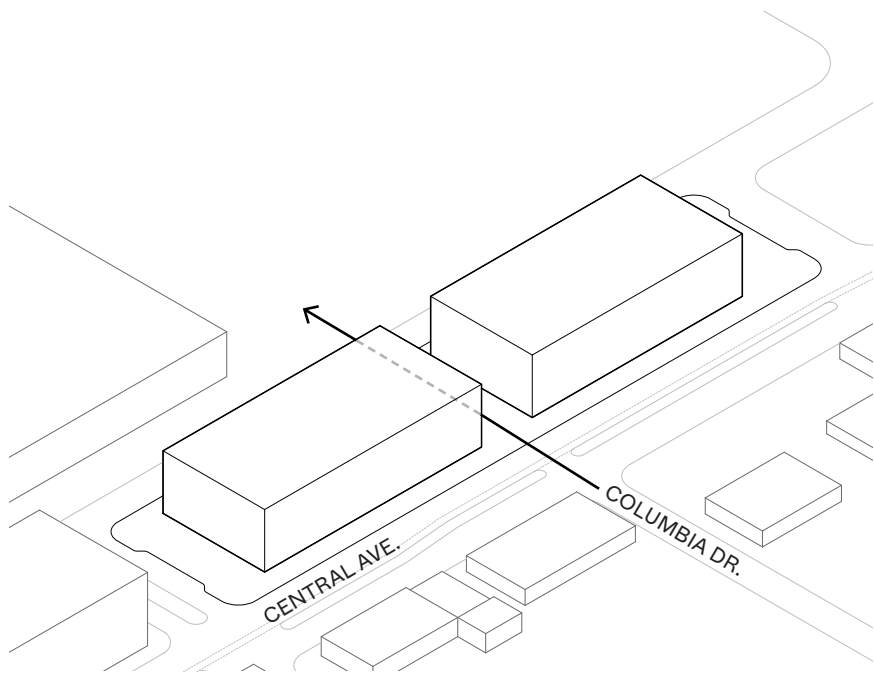
A series of planes oriented north to south are arrayed across the site. These planes define a system of spaces that can be defined as open or closed creating a mixed collection of department-specific spaces and department-agnostic or interdisciplinary spaces. Programs are organized around distributed spaces.



FIELDS

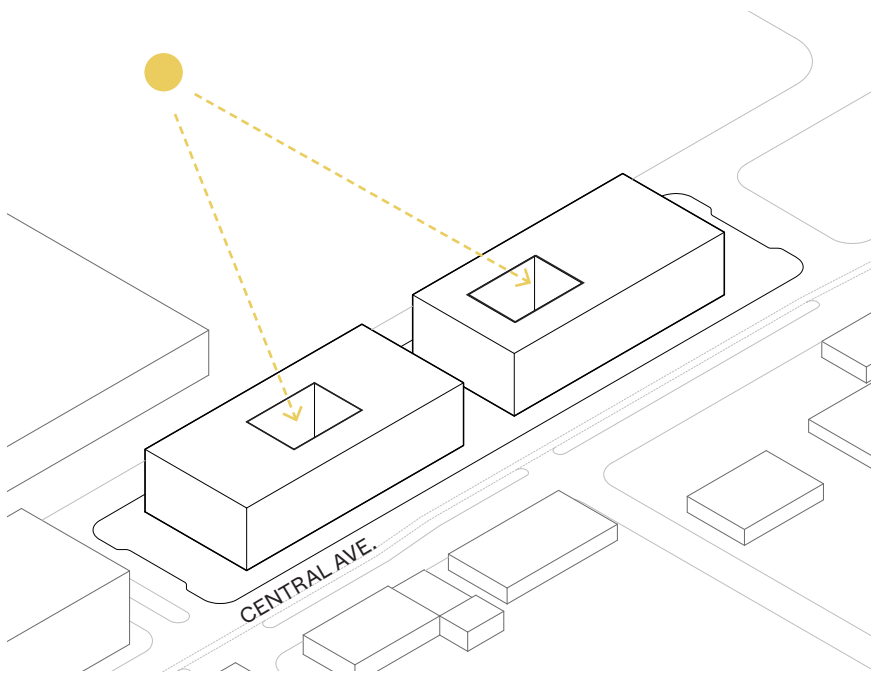
The most most consolidated system is expressed within two phases of standardized structural frame buildings. Spaces are evenly distributed across the program, allowing for the most mixed distribution of programs and types of space.

Formal Strategies



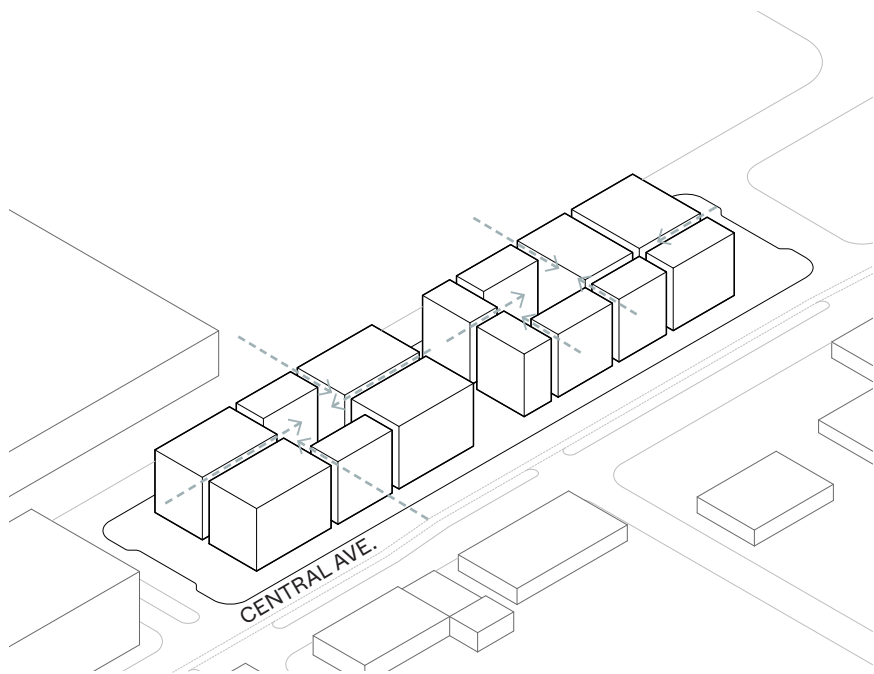
BUILDING PHASING

The CCAT program is broken up into two building phases that align with the existing view corridor along Columbia Drive.



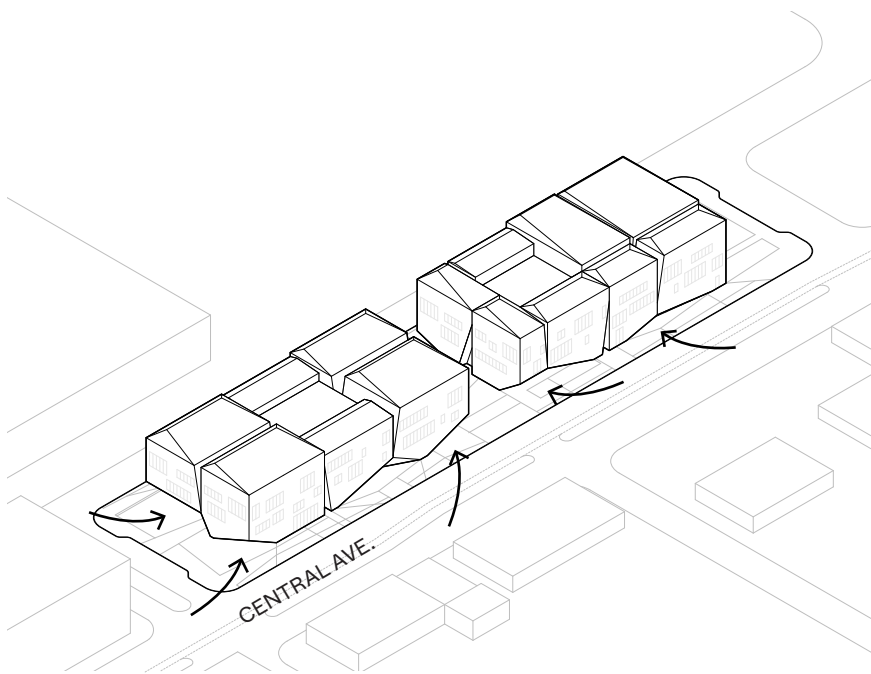
CENTRALIZED HUBS

A void is created within each volume to increase natural day lighting within rehearsal areas, labs, offices, and work spaces to promote wellness and creativity while decreasing reliance on artificial lighting. These central hubs become nexuses for informal gathering and cross-disciplinary collaboration within the college.



INDIVIDUAL VOLUMES

The building is articulated by individual volumes, or "villages" that response to programmatic needs, and also create a human-scale presence along Central Ave by breaking down the mass of the building. The increased porosity allows for passive ventilation strategies in the building, as well as a method to creating controlled access points into the main spaces within the building.



OPEN GROUND PLANE

Individual volumes are carved to create large, welcoming openings along Central Avenue at key public program moments of the building. These openings serve to create connections into the main central interdisciplinary hub spaces within each building to draw visitors into the building and allow for performance and activity to spill onto to the exterior or public courtyards and street.

Design Inspiration

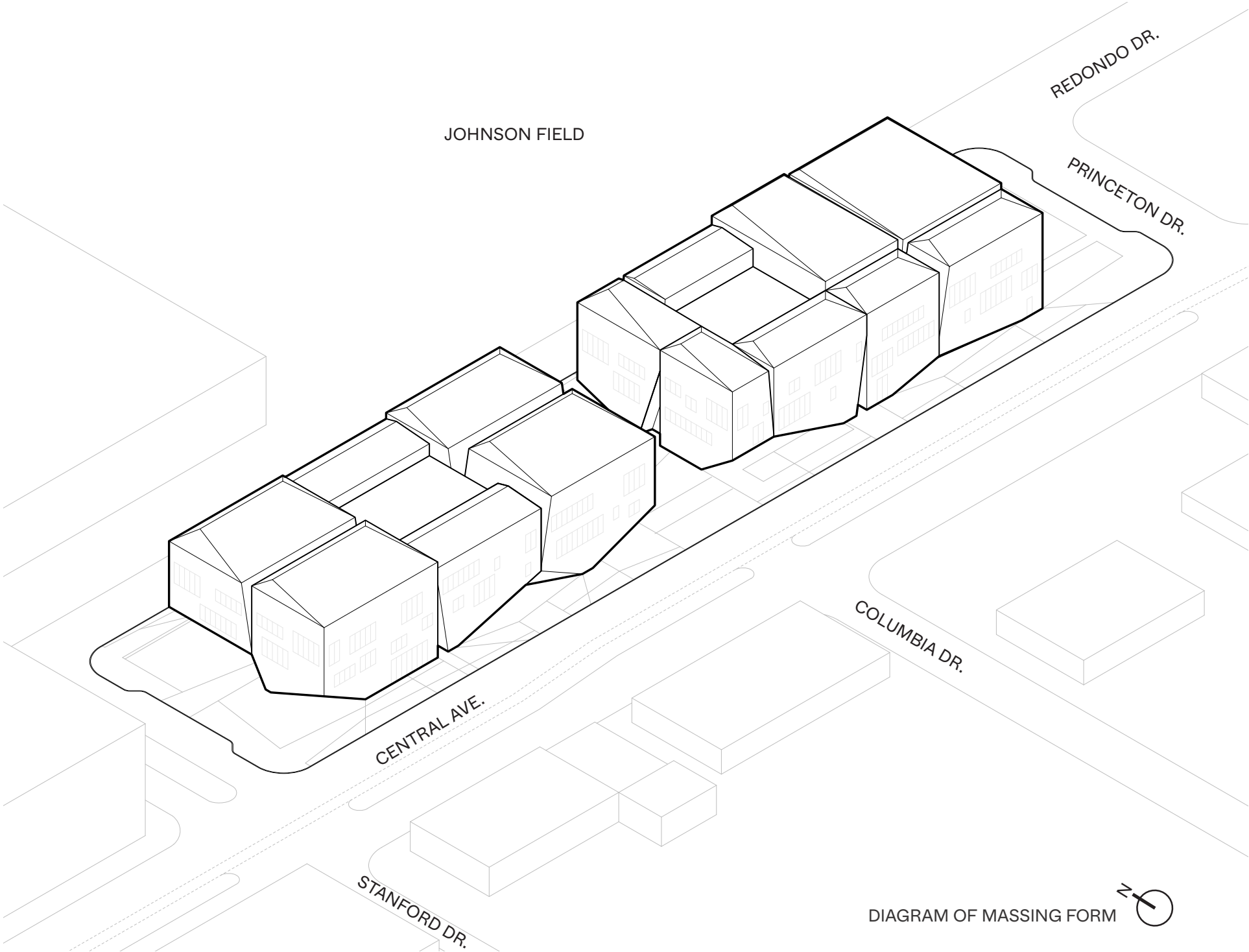
RELATING TO THE DYNAMIC LANDSCAPE OF NEW MEXICO

The architecture takes its inspiration from the traditional forms of building in New Mexico and the geological conditions of the Sandia mountains to the east. The concept of a “Village” created the expression of individual centers collected around hub spaces. This envisions spaces for departmental identity organized around places of gathering and interdisciplinary interaction.



GROUND-LEVEL TRANSPARENCY

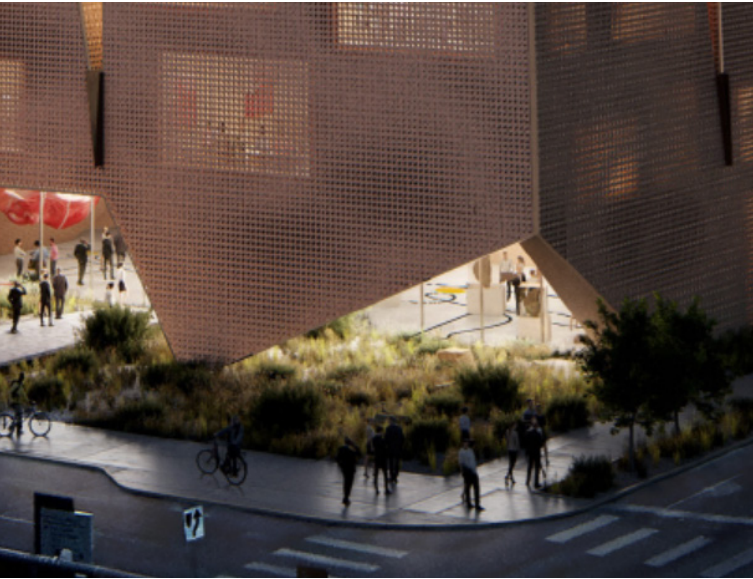
The view along Central Avenue is animated by a series of large, recessed openings at the ground level which help to create physical and visual connections to the interior of the building. Taking into consideration the overall safety of the site, these openings help to put eyes on the street while creating a series of controlled entrances into each of the buildings. The view connection on Columbia across Central becomes is visioned as a physical connection to Johnson Field beyond.



Potential Site Regeneration Strategies

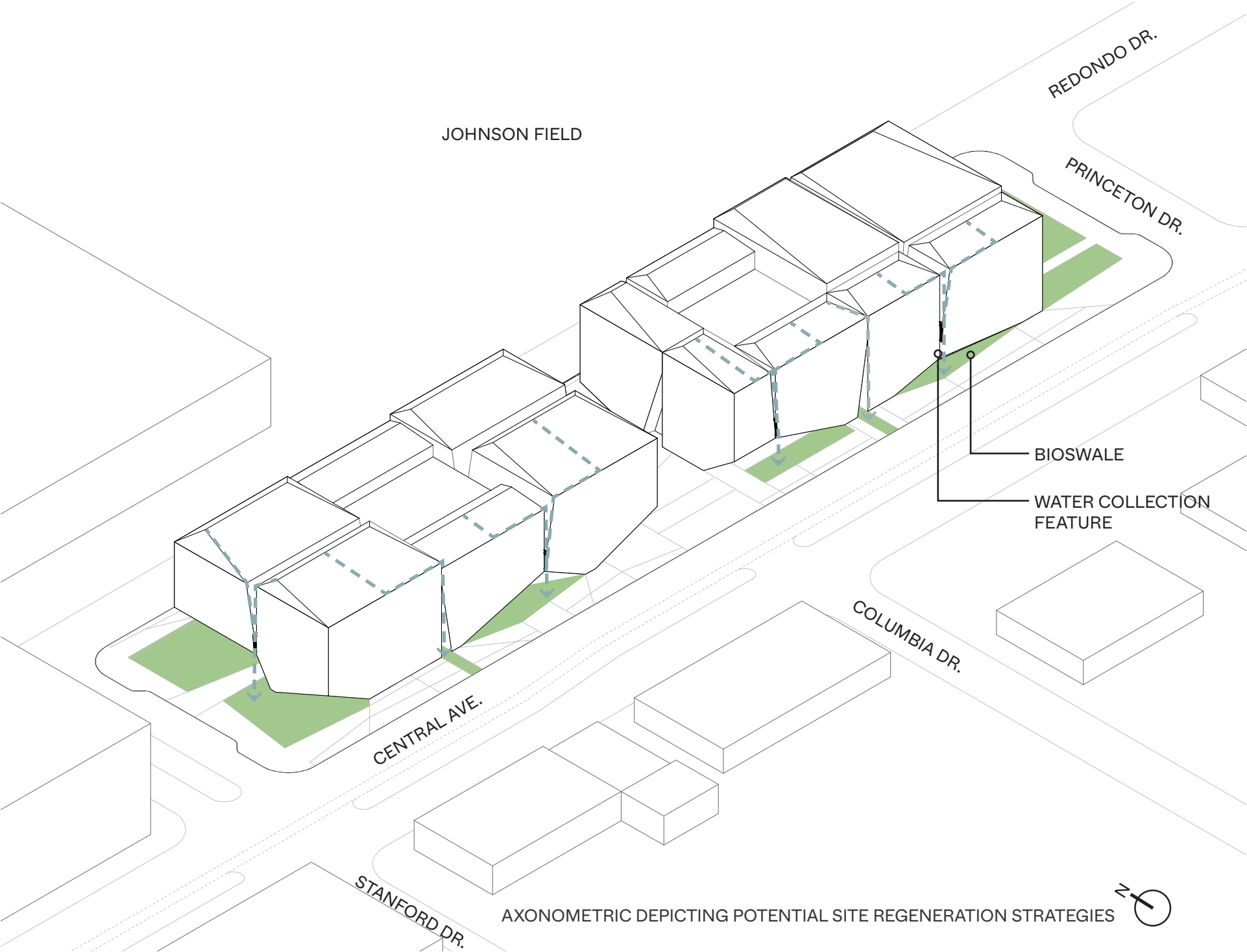
BIOREGENERATION

Several sustainable strategies have been considered in the design concept for the Center for Collaborative Arts and Technology (CCAT) site. Bioswales, channeled depressions that receive rainwater runoff to recharge groundwater and filter out pollutants, are planted with drier shrubs and desert grassland vegetation native to the natural landscape of the Albuquerque Basin region. The re-introduction of these native planting zones promote biodiversity, shelter and food for wildlife, and promote the beauty of the natural surroundings of New Mexico.



WATER REGENERATION STRATEGIES

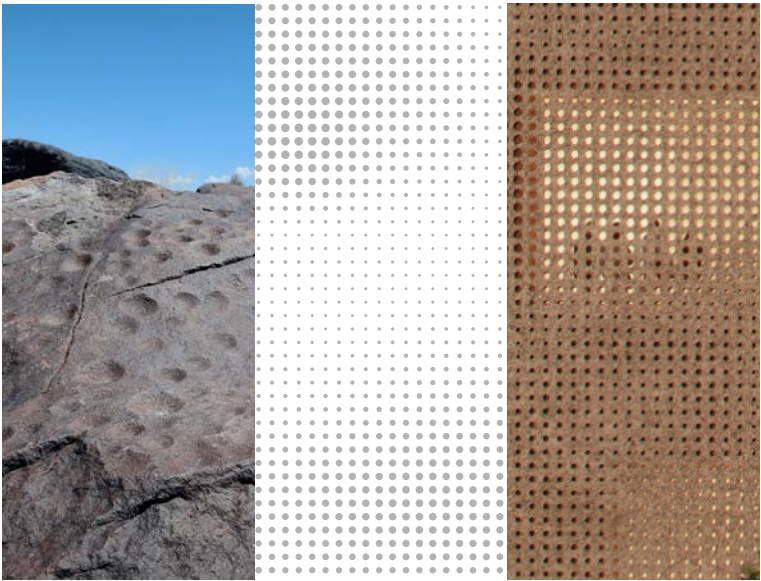
The roof-scape angles not only reference the nearby mountain topography of New Mexico, but also are performing to direct rainwater runoff into channels within the facade rainscreen. These channels divert rainwater into the site's rainwater collection gardens below, which also can capture site-runoff from all the adjacent impervious surfaces.



Building Performance Strategies

ENVELOPE DESIGN STRATEGY

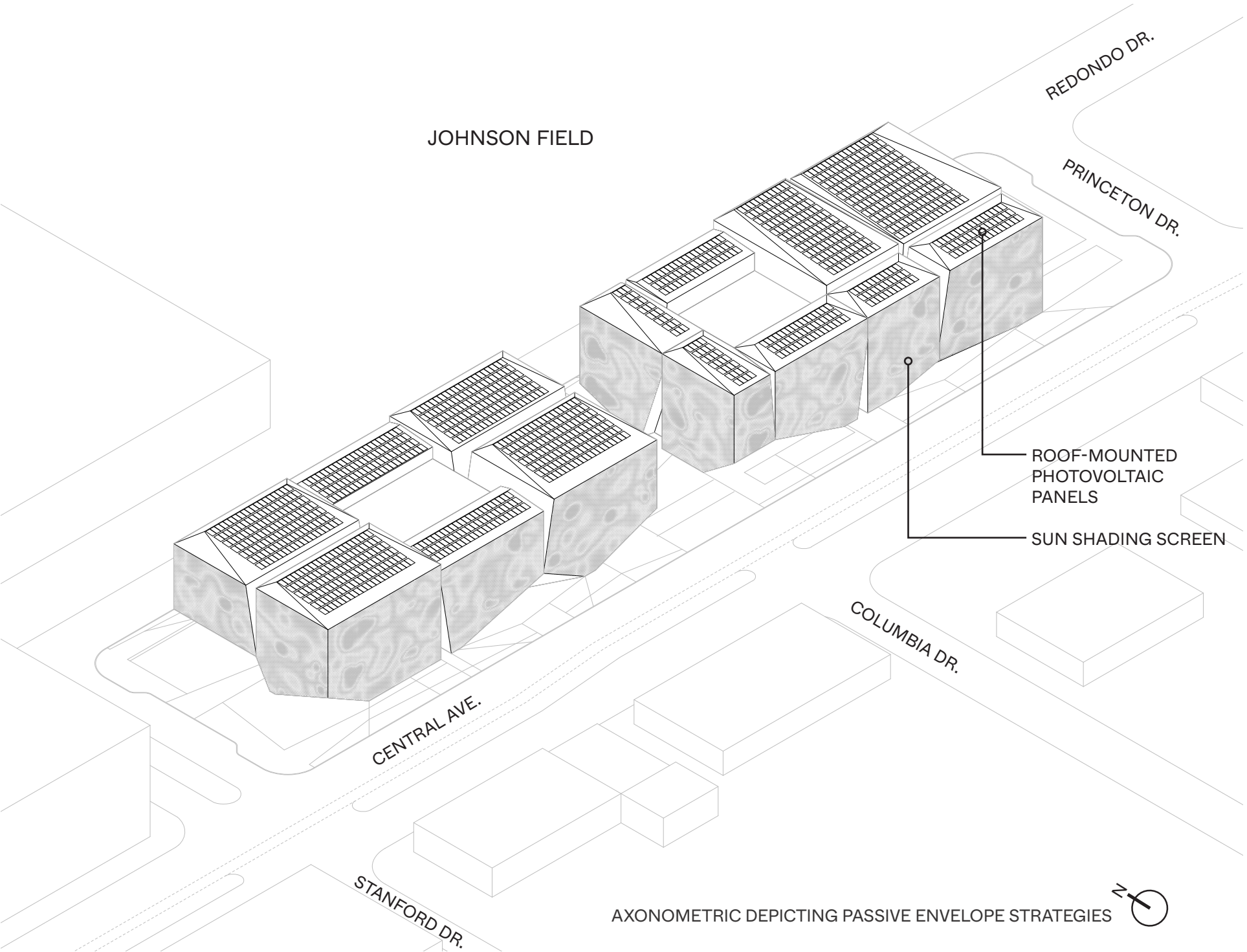
The facade concept is a layered screening material that can both serve to mitigate solar radiation and evoke the materiality and textures of the high desert context.



PHOTOVOLTAIC STRATEGY

Given the current site latitude and current surrounding context, the CCAT roof has excellent potential for implementation of photovoltaic systems. The design currently has roughly 37,000 square feet of available roof space between both phases for photovoltaic systems. Further analysis should be done in order to optimize this potential during the design phase.

JOHNSON FIELD

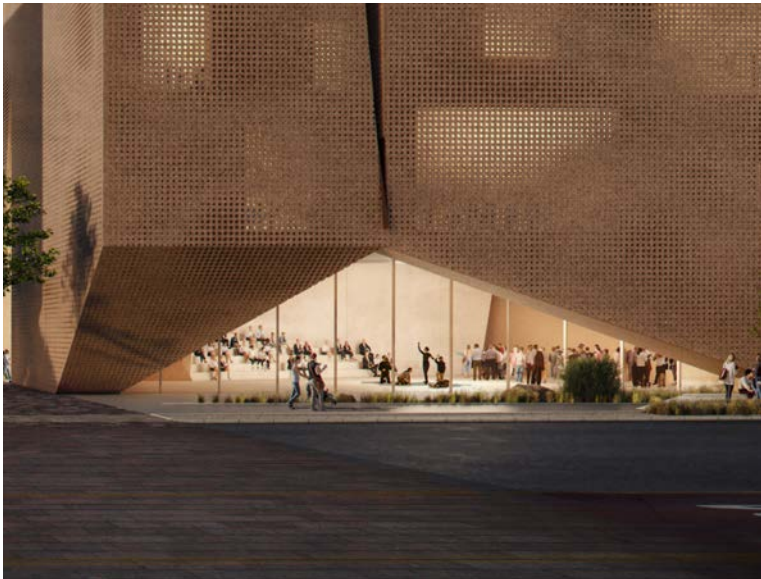


AXONOMETRIC DEPICTING PASSIVE ENVELOPE STRATEGIES

Interdisciplinary Hubs

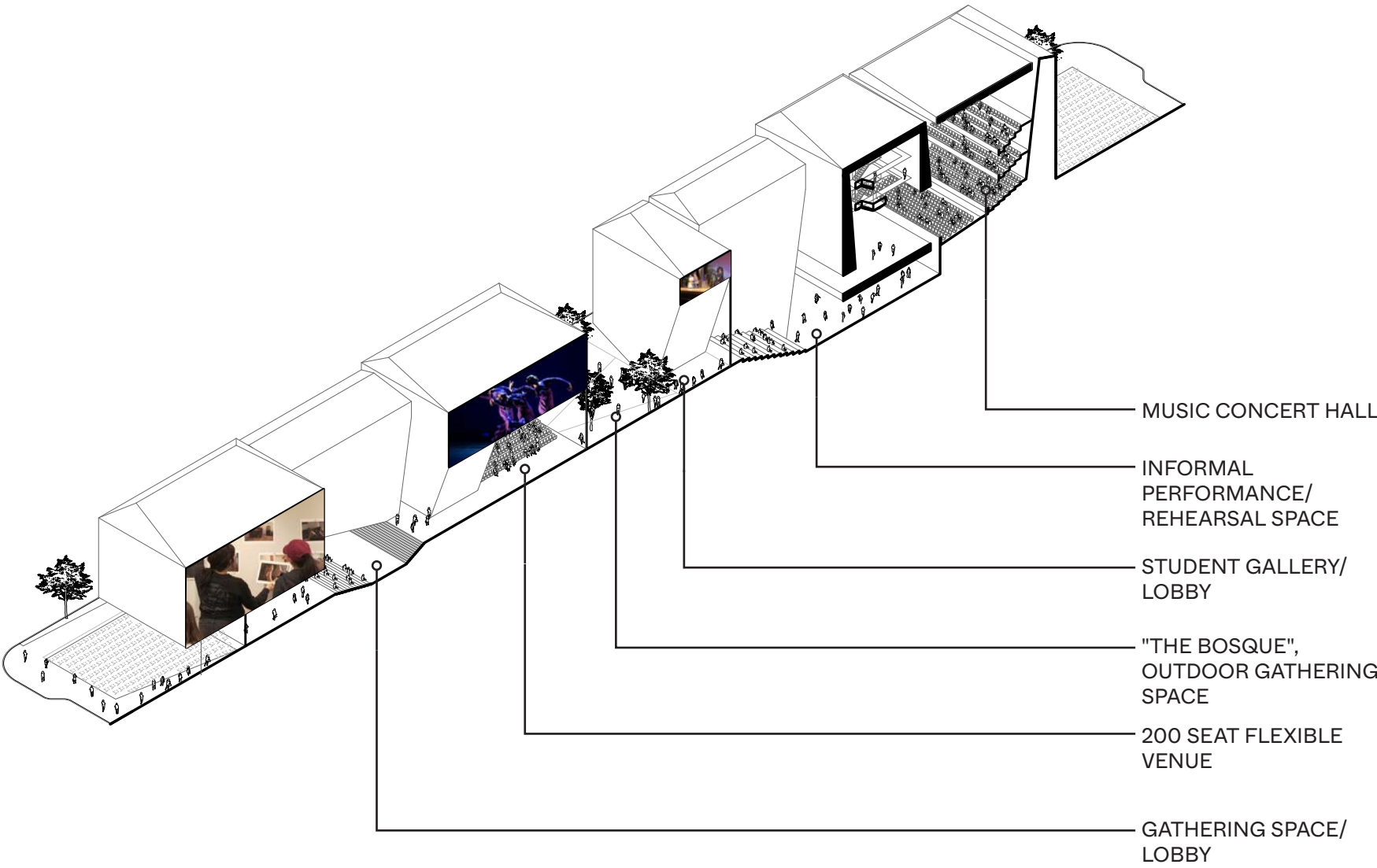
FLEXIBLE GATHERING SPACES

The lobbies in both phases of the CCAT act as the main central gathering spaces for all students, faculty, staff, and community members that use the buildings. Each space provide flexibility in order to host student art gallery showings, informal gatherings, performance art pieces, and all-school meetings, and many other potential gatherings for the CFA. The adjacency to all departments within the CFA allows for new interactions among students that will seek to promote interdisciplinary collaboration on projects. Unlike the current main lobby in the Center for Fine Arts Building that is shared with Popejoy, this lobby will be 100% CFA owned and controlled, and will become a new home for the CFA.

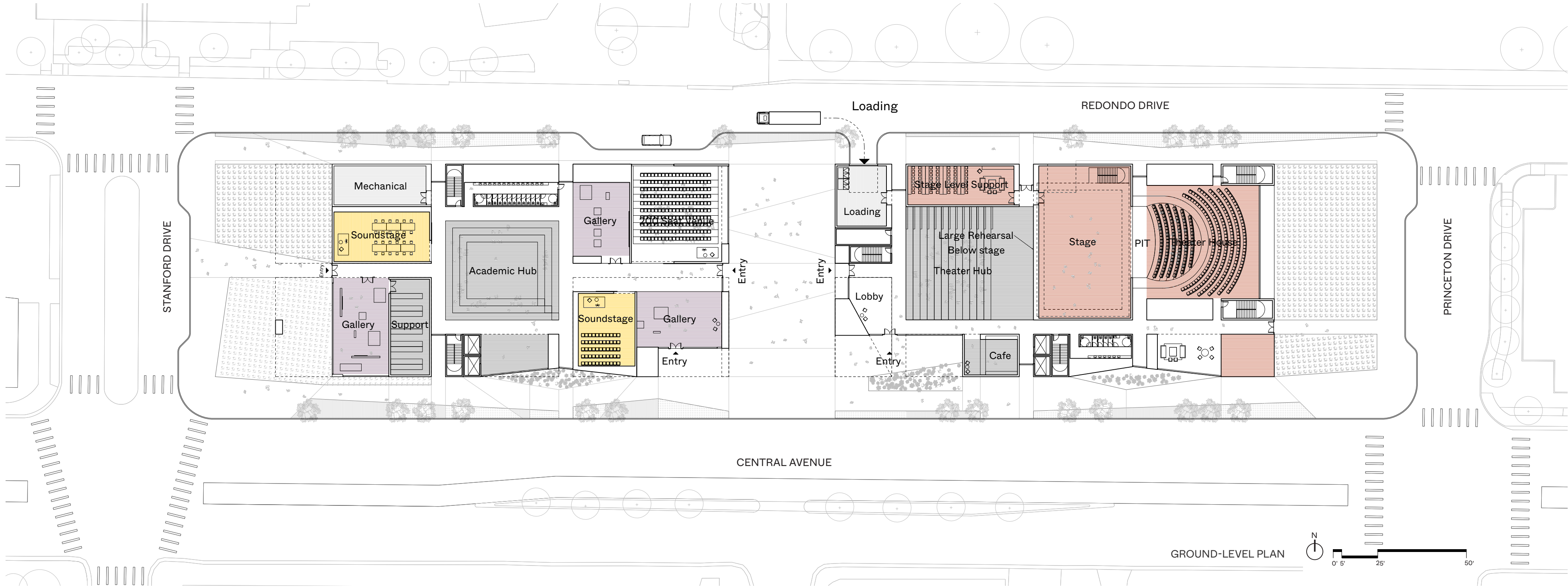


STATE-OF-THE ART PERFORMANCE VENUES

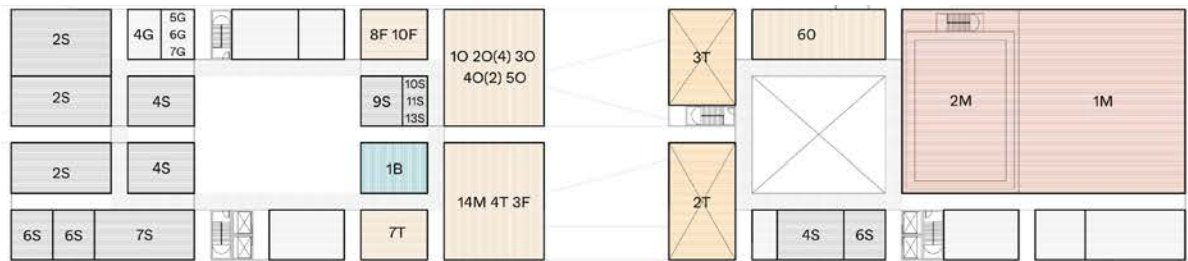
Both central hubs in each phase of the CCAT are adjacent to highly flexible, high-performance venues that maximize community interaction by blurring the boundary between interior and exterior space. The 450 seat proscenium theatre in Phase 1 has a fly-tower and flexible stage able to accommodate operas, musical theatre performances, a 120-person choir, and 80 musicians for an orchestra performance. The orchestra pit adjacent to the stage, with space for 80 musicians, has a pit lift to maximize safety and flexibility and has the ability to transform into additional seating for the concert hall. The 200-seat flexible venue housed within the CCAT Phase 2 structure has telescopic, automatic seating that will allow for quick changes between various performances, artist talks, or career fairs, for example, and has the ability to open up to the main gathering space.



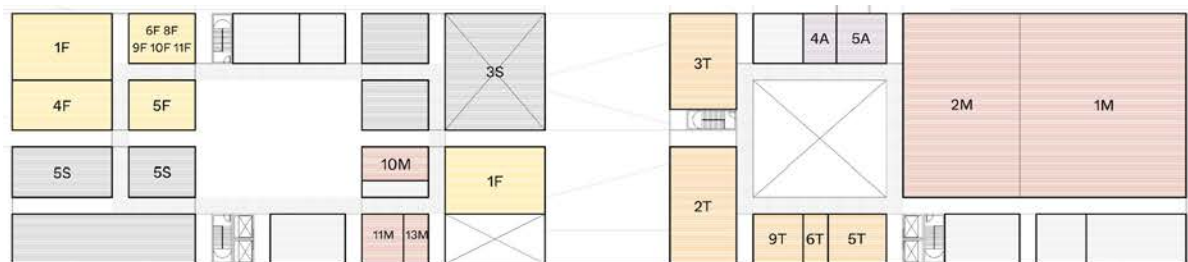
EAST-WEST SECTION THROUGH CCAT SITE



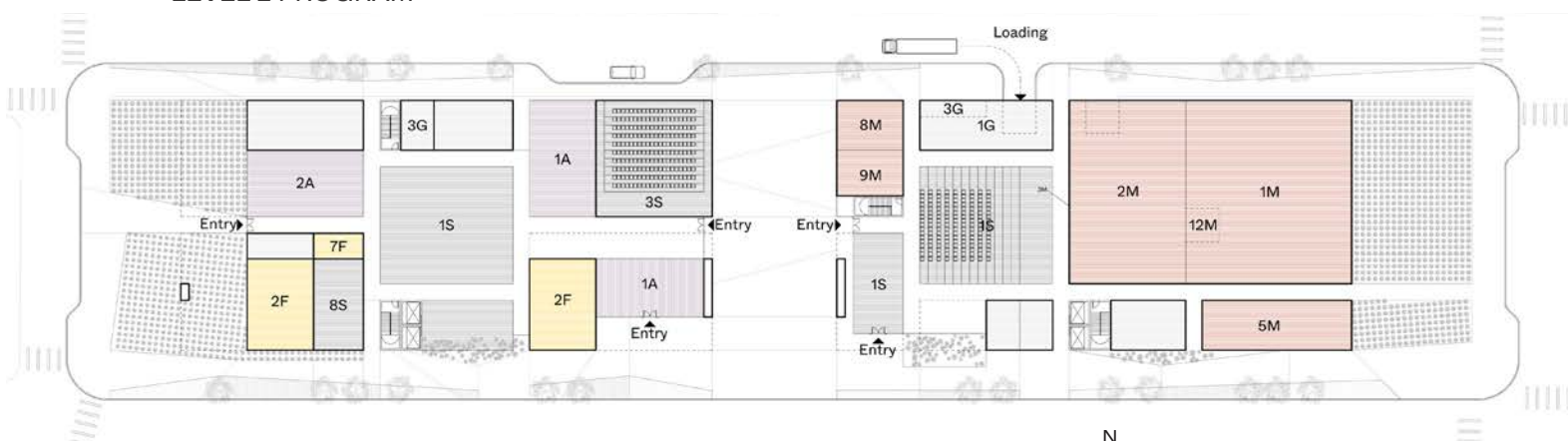
Program Organization



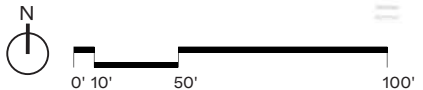
LEVEL 3 PROGRAM



LEVEL 2 PROGRAM



GROUND-LEVEL PROGRAM



LIST OF LEVEL 1,2,3 PROGRAM

- 10 IT SUPPORT
- 20 FACULTY RESEARCH SPACE
- 3-90 DEAN AND ADMINISTRATION OFFICES
- 1A EXHIBIT SPACE 1
- 2A EXHIBIT SPACE 2
- 4A PHOTO LIBRARY
- 5A PHOTO STUDIO
- 1B BAIA FACULTY AND STAFF OFFICES
- 1F COMPUTER LAB
- 2F SOUND STAGE/STUDIO
- 3,10F FDA FACULTY OFFICES
- 4F EDITING LAB (COMBINED)
- 5F FDA CAGE EQUIPMENT STORAGE
- 6F FDA EDITING ROOM
- 7F FDA PRODUCTION SHOP
- 8F ENCLOSED OFFICES - EXTRA SMALL
- 9F STORAGE/SUPPORT/FILM LIBRARY
- 11F EDITING ROOM - SPECIAL
- 1M MUSIC CONCERT HOUSE/SEATING
- 2M CONCERT HALL STAGE
- 5M STAGE-LEVEL SUPPORT
- 8M DRESSING ROOMS
- 9M GREEN ROOMS
- 10M KEYBOARD LAB
- 11M RECORDING STUDIO / CLASS LAB
- 12M ORCHESTRA PIT
- 13M RECORDING LAB
- 14M MUSIC FACULTY OFFICES
- 1S LOBBY / GATHERING
- 2S LARGE CLASSROOM
- 3S 200 SEAT VENUE / FLEX THEATER
- 4S MEDIUM CLASSROOM
- 5S DIGITAL FABRICATION LAB
- 6S SMALL CLASSROOM
- 7S INTERDISCIPLINARY COMPUTER LAB
- 8S FLEXIBLE THEATRE STORAGE
- 9S OPEN COMPUTER LAB
- 10S ENCLOSED OFFICE - EXTRA SMALL
- 11S LAB MANAGER STORAGE
- 12S STUDENT / FACULTY SOCIAL SPACE
- 13S VIRTUAL REALITY LAB
- 1G LOADING DOCK
- 3G TRASH AND RECYCLING
- 4G MAIL ROOM / COPY ROOM
- 5G KITCHEN/PANTRY AREA
- 6G LACTATION ROOM
- 7G WELLNESS ROOM
- 2T THEATRE REHEARSAL - LARGE
- 3T THEATRE REHEARSAL - SMALL
- 4,7,8T THEATRE FACULTY OFFICES
- 5T LIGHTING LAB
- 6T DIRECTING LAB
- 9T THEATRE STORAGE/SUPPORT
- * ADDITIONAL STORAGE AND SUPPORT SPACES LOCATED IN BASEMENT

PROGRAM KEY

- SHARED PROGRAM
- MUSIC
- THEATRE + DANCE
- FILM AND DIGITAL ARTS
- ART
- ADMINISTRATION + FACULTY OFFICES
- BAIA
- BUILDING SERVICES/SUPPORT

BUILDING A NEW CAMPUS GATEWAY ON CENTRAL AVE.

The view along Central Avenue is animated by a series of large, recessed openings at the ground-level that help to create physical and visual connections to the interior of the building. Taking into consideration the overall safety of the site, these openings help put eyes on the street while creating a series of controlled entrances into each of the buildings. The view connection on Columbia across Central becomes a physical connection to Johnson Field beyond.

An outdoor gathering space is envisioned between the Phase 1 (right) and the Phase 2 interdisciplinary research hub (left) that can be used for outdoor programming and as an outdoor spill-out space during larger concert performances. In the interdisciplinary hub (left) the ground-level openings showcase flexible indoor performance spaces and open plan art galleries. In the phase on the right, the large, ground-level opening is the main entrance into the theater lobby, a large space for informal gathering and other exhibitions.

Regional influences including desert varnish, geology, and vernacular building tradition influence form, color and texture. Screening shades and protects windows from glare and heat without compromising daylight. Location and size of openings are centered around the program.



A NEW HIGH-DESERT VERNACULAR FOR CENTRAL CAMPUS

Relating to the form of the Sandia Mountains in the distance, the system of volumes is articulated to optimize solar generation potential while reducing solar heat gain. The sculpted roofs also help to capture and direct runoff water to a series of planted bioswales at the ground below.

The landscape, building on the natural and heritage landscapes of Central Campus is designed to take advantage of water flow on site and the roof-scape. The setbacks and landscape barriers engage Central Avenue without compromising pedestrian safety.

The 'canyons' between each of the volumes helps to scale down the overall form of the project, provide daylight to interior spaces, and increase the porosity and movement across the site. The performances, events, and daily activities of students, faculty, and connection of the community animate the street, create new vibrancy along Central Avenue and showcase the talents of the CFA to the public.

