



KICK-OFF MEETING REPORT

REPORT DATE	9 June 2016
REPORT BY	Jean Stark
PROJECT	SUNY Oswego Laker Hall Program Study for Intercollegiate Athletics (IA)
SUCF PROJECT NUMBER	101009
JMZ PROJECT NUMBER	1602
MEETING DATE	7 June 2016
MEETING LOCATION	Park Hall 301
DISTRIBUTION	Attendees

ATTENDING	OF
Mitch Fields	AVP Facilities Services, SUNY Oswego
Mary DePentu	Director Maintenance & Operations, SUNY Oswego
Linda Paris	Planning Coordinator, SUNY Oswego
Sue Viscomi	Director of Athletics, SUNY Oswego
Eric Summers	Associate Director of Athletics, SUNY Oswego
Malcolm Huggins	Asst. Director of Athletics – Facilities/Game Mgmt./Mktg., SUNY Oswego
Tracy Bruno	Head Women's Basketball Coach/Sr. Woman Admin., SUNY Oswego
John Inman	Capital Program Manager, SUCF
Jean Stark	JMZ Architects
Jason Henault	JMZ Architects

SUMMARY

Project Overview

Mitch Fields and John Inman began the meeting, outlining the following:

- There is currently no money available for renovation/construction projects. By conducting this study now, the need for renovations will be documented and SUNY Oswego will be prepared to move forward with the renovation of Laker Hall when money becomes available.
- This study is the first step in the process of identifying the space needs of Intercollegiate Athletics (IA) and determining how Laker Hall could be modified to best serve those needs.
- A project for the renovation of the main lobby area is being designed. A project to renovate the exterior of the building is planned for some time in the future. This study will inform the design of both projects.
- JMZ will develop detailed space programs that include all of the space that is needed to provide support for SUNY Oswego's existing IA programs. The amount of space that is needed may exceed the current amount of available space within Laker Hall.

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- The study will focus on accommodating the needs of IA within the existing building footprint. If all of the identified space needs cannot be satisfied within the existing building, JMZ will identify potential future projects that would accommodate IA's space requirements.
- Due to funding constraints, the renovation of Laker Hall will have to be phased. JMZ will develop a phasing strategy to renovate the building, prioritizing projects that address health, safety, and welfare and those that will provide the greatest benefit with the least amount of disruption and cost. Some projects may be relatively inexpensive but provide a great benefit. Other projects may be more expensive because they will involve significant building system and/or building component upgrades.
- This study will provide a road map for the future renovation of Laker Hall that will help the College avoid stranded investments, address IA's highest priorities, and result in improved occupant comfort, organizational productivity, and reduced operating expenses.

Communication Procedures

- Linda Paris will be the primary contact for SUNY Oswego; Mitch Fields will be copied on all correspondence.
- John Inman will be the primary contact for SUCF.
- Jean Stark will be the primary contact for JMZ Architects; Jason Henault will be copied on all correspondence.
- JMZ will host a ShareFile site where all pertinent project materials will be posted. All meeting notes will be posted on SUNY Oswego's website.

Jean Stark reviewed the project scope and project schedule. **Note:** *During the course of discussions with the College over the two-day interview process, it was decided that the second campus visit would occur during the week of September 12, not the week of October 3. An additional meeting, via WebEx, has been added during the week of October 3 (see attached revised schedule).*

Pressing Challenges

Challenge #1: Insufficient Locker Room Space

- The existing locker rooms were designed to support eight men's teams. SUNY Oswego now has 24 athletic teams. They would like to maintain the current number of teams, but do not anticipate additional teams in the foreseeable future.
- There are not enough locker rooms to accommodate SUNY Oswego's teams, visiting teams, and officials.
- There are currently no "All Gender" locker rooms or toilet rooms in the building.
- Fall sports: field hockey, men's and women's soccer, volleyball, men's and women's cross country, women's tennis and men's golf
- Winter sports: men's and women's basketball, men's and women's ice hockey, men's and women's indoor track and field, wrestling, men's and women's swimming and diving
- Spring sports: baseball, softball, men's and women's lacrosse, men's tennis, men's and women's outdoor track and field
- SUNYAC Sports:
 - Men's: baseball, basketball, cross country, ice hockey, indoor track and field, lacrosse, outdoor track and field, soccer, swimming, and diving.



- Women's: basketball, cross country, field hockey, indoor track and field, lacrosse, outdoor track and field, soccer, women's tennis and volleyball
- The locker rooms need a facelift. Locker rooms are not included on facility tours for potential recruits unless they specifically ask to be shown the locker rooms.
- The general men's and women's locker rooms are much larger than they need to be. Fewer lockers are needed and the size/number of showers could be reduced.
- Locker Rooms 7C, 7D, and 7E do not have access to toilets or showers, which reduces their functionality.

Challenge #2: Environmental Conditions in Laker Hall

- There is no air-conditioning system for the building, so rooms are often very hot during summer months; offices can get to over 90° F in the summer.
- Ventilation throughout the building is poor.
- IA runs camps in the summer and the competition spaces are extremely uncomfortable due to heat.

Challenge #3: Head Coaches Responsible for More than One Sport

Each team should have a dedicated head coach but due to funding constraints, there are four individuals who act as head coaches for multiple sports. This makes it difficult to retain staff - Oswego to find positions where they have responsibility for only one team.

- Field hockey and women's lacrosse (Brandi Lusk)
- Men's soccer and tennis (Bob Friske)
- Wrestling and golf (Mike Howard)
- Men's and women's indoor/outdoor track (Derek Rousseau)

Ideally, head coaches should have private offices.

Challenge #4: Insufficient Storage Space

- Some teams use lockers for storing equipment.
- Providing lockable storage at fields would be appropriate for some equipment. Moving these items out of Laker Hall would provide more space for other functions.

Challenge #5: Overall Condition of Laker Hall

Laker Hall looks like an old, tired building. Potential recruits are shown the new turf field and the competition spaces, but other areas of the building are not shown off because they need to be refreshed. There are no places in Laker Hall for student athletes to meet with friends. When the building is renovated, lounge/study space should be provided.

Discussion

- Sue indicated that it is difficult to properly support 24 sports teams and provide them all with the space, equipment, and other support they need given the current funding situation.
- The **Romney Field House** is used as a practice facility by several sports, particularly indoor track. The locker rooms are currently not being used due to their poor condition and humidity/moisture issues. JMZ will assess the potential to renovate these spaces for use as locker rooms for men's and women's track and field to take some pressure off of the locker rooms in Laker Hall.



- The **Swimming Pool** deck was recently repaired, but there is ponding in some areas. The estimated cost to fix this condition is \$200,000. The pool itself is in good condition, but requires two additional lanes to be a competition pool. The bleachers are not ADA compliant. A women's locker room has direct access to the pool, but the men's locker room is in the basement. Men must exit the basement locker room and use a staircase and building corridors to access the pool. Ideally, both men's and women's locker rooms would have direct access to the pool deck.
- The **Racquetball and Squash Courts** are underutilized and are not required for any team sport. There is a racquetball and a squash court in Lee Hall that could be used by those who currently use the Laker Hall facilities. The three squash courts and three racquetball courts occupy 4,161 NASF that could be repurposed to create additional locker rooms and office space. It may also be possible to insert a second floor in some of this spaces, adding more occupiable space to the building.
- **Gym:**
 - There is only one partition in the gym and it is not functional. A new solid partition should be installed to improve the functionality of the space.
 - The sound system is "terrible." New equipment and acoustic wall treatment is needed.
 - The bleachers are manually operated and only a few individuals are qualified/allowed to operate them. Staff indicated they would like new, electrically operated bleachers. Generally, only one set of bleachers is used (both are used only once a year) so it may only be necessary to upgrade/replace one set of bleachers.
 - The student-run television station "jerry-rigs" a press box in the bleachers to broadcast games. The bleachers should be modified to provide a platform with all the necessary power connections needed for broadcasts.
 - SUNY Oswego would like to convert Storage Room 116 into an indoor storage space by adding a door from the gym.
 - The auxiliary gym is primarily used by outside groups and to accommodate overflow from the main gym.
- **Sports Medicine** has sufficient space and is well located.
- **Wrestling** appears to have more space than is required. Wrestling Room 16 is a quality space and appropriately sized. Hot Room 16A is equipped with spinning bikes that could be relocated to a combined weight/cardio room used by all athletes.
- The batting cages in the basement are reportedly heavily used.
- The building needs an additional elevator (Mitch Fields).
- Improve security; provide swipe card access at exterior doors and locker rooms.
- One of the classes offered in Laker Hall was recently moved to the main campus due to conflicts with the bus schedule.
- **Offices:**
 - Offices are larger than the SUCF standard, but are generally shared by a head coach and other staff. Assistant coaches could share workstations in an open office area.
 - The "fish bowls" on the second floor provide light to what would otherwise be interior offices, but they also are the source of water infiltration, solar gain, and heat loss in colder months. These could either be enclosed with skylights or infilled to create additional floor area.
 - The offices should ideally remain on the second floor.
 - The Sports Information Office (Room 210B) is an appropriate size.



Space Needs/Requests

- Four visiting team locker rooms; currently there are two.
- Two staff locker rooms; men's and women's.
- Two official's locker rooms.
- "All Gender" locker room/toilet room.
- Lounge for athletes (there are approximately 420 athletes that use the facilities each season).
- Move the Computer Lab (Room 115A) to the second floor (Room 210) and provide appropriate furnishings to make it a welcoming study space. This will put the computer/study area adjacent to the staff who monitor the students. It will also eliminate the need for the small office in 115B, which is not an appropriate office space.
- Classroom 11 is used extensively for viewing films and meetings. A room that will accommodate up to 50 at tables and chairs and is equipped with projection equipment must be maintained. Staff indicated it would be helpful to have a refrigerator located near the 50-seat classroom as the space is sometimes used for pot-luck dinners and other events. Only one other classroom would be needed, if it had 30 stations and the capacity to show videos.
- Combine Laundry Room 3 and Equipment Room 6, so staff can manage both simultaneously.
- The weight room is near capacity between 2:00 and 4:00 PM. It should be expanded into Storage Room 17D. Move functions in Physical Fitness Room 18 into expanded weight room. Ideally move office to end of room near stair to provide a more useful area. Storage Rooms 17 and 17D are currently used by other departments for storage, such as furniture and air filters. Items stored in this room should be moved to a more appropriate location.
- The floor to ceiling height in the weight room limits the ability to perform efficient box jumps. Consideration should be given to using one of the squash or racquetball courts for this and other activities that require more head room.
- Staff/faculty lounge with refrigerator, microwave, and sink.
- Lactation Room – this function must have a dedicated space; it cannot be located in a toilet room or locker room area.
- Move the Toro utility vehicles out of Storage Rm 22 to a more appropriate location, such as an exterior shed.
- A portion of Storage Room 115 is used to store concessions equipment that is rolled out into the lobby when needed. IA staff do not want to dedicate any more space to concessions.

Fields

- The press box at the baseball and softball fields is "sub-par" and should be replaced.
- There is a drainage problem at the baseball field.
- The tennis courts need to be resurfaced.

Next Steps

- Sue will provide the following:
 - List of all staff, including their title, responsibility (coach, support staff, etc.), status (full-time, part-time, professional, student), and office location.
 - Schedule that shows all team seasons (including off-season schedules) so JMZ can determine the number of locker rooms that will be needed at any given time.



- o Information about which teams share locker rooms and the number of existing lockers in each locker room.
- o The number of students on each team that require lockers and any special requirements for lockers (such as larger lockers for lacrosse).
- o An estimate of the amount of storage space each team requires.

JMZ WILL PROCEED ASSUMING THIS REPORT TO BE ACCURATE. DISCREPANCIES SHOULD BE REPORTED TO OUR OFFICE WITHIN SEVEN (7) DAYS.