

**THE PROJECT**

DOBER LIDSKY MATHEY (DLM) was hired by the Massachusetts Division of Capital Asset Management (DCAM) as part of a team with Cambridge Seven Associates, Inc. Architects to develop a rationale for a new academic building on the UMass Lowell South Campus. This rationale included a description of current conditions in six major buildings on campus, an analysis of the campus itself, a "mini-utilization study" of the six buildings, the articulation of departmental program and space needs, the development of space needs projections to estimate all departmental needs for the future, the development of a new facility space program detailing all spaces required in the new building, and a design concept for the building to produce a "certifiable building study."

**CHALLENGE**

UMass Lowell had not seen new construction of academic space on South Campus in nearly 30 years. When DCAM allocated money for a new 50,000 sf academic building, both DCAM and the University realized they would need to rationalize and justify all immediate and future space needs on campus before moving forward with a detailed program and building design. Though each department identified critical space deficiencies, from cramped offices to overheated classrooms, only a portion of the needs could be accommodated in the new building with others addressed through space renovation and reallocation.

**SOLUTION**

The team held one-on-one and small group meetings with the users of South Campus facilities, including representatives of the Schools and Departments identified by UML leadership for inclusion in the study. To project future space requirements, DLM prepared a space allocation model based on a hybrid of DCAM guidelines and customized factors specific to UML departments. Through this process, DLM helped the University understand the existing and projected need for new teaching, research, office and common space on South Campus based on the University's academic vision and strategic goals.

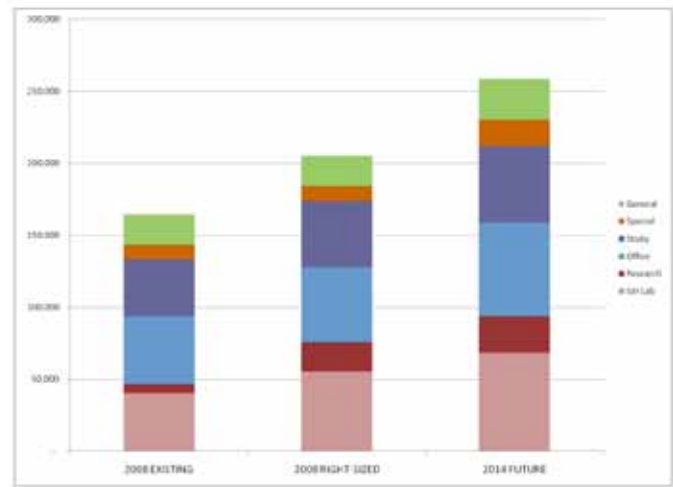
Once the need for new space was articulated, the team developed numerous scenarios to identify the most promising space reallocation plan to ensure improvement for all South Campus departments. This exercise informed DLM's work with DCAM and University administrators to decide which academic departments and space types were the best fit for a new academic building. After these discussions, DLM



STUDY BUILDING EXTERIORS



STUDY BUILDING INTERIORS



EXISTING AND MODELLED SPACE BY SPACE TYPE

working closely with representatives from the psychology, criminal justice and nursing departments to create a detailed facility program for the new building.

**RESULTS**

The study was certified by DCAM and has moved forward to the building design phase with Cambridge Seven Associates.

**REFERENCE**

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**PRINCIPAL IN-CHARGE**

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