

Kapi'olani 2020

Kapi'olani Community College
Long Range Development Plan (LRDP) Update



All Faculty and Staff Presentation

*August 19, 2010
9:00 am*

Prepared by: PBR HAWAII & Associates, Inc.



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Acknowledgements

CHARRETTE PARTICIPANTS

MEETINGS WITH NEIGHBORING RESIDENTS

REPRESENTATIVES

Senator Les Ihara, Jr.

Representative Scot Nishimoto

Representative Barbara Marumoto

Neighborhood Board No. 3 Chair Scotty Anderson

Neighborhood Board No. 4 Chair Vernon Tam

Neighborhood Board No. 5 Chair Bert Narita

KAPI'OLANI COMMUNITY COLLEGE POLICY PLANNING AND ASSESSMENT COUNCIL

OTHER KAPI'OLANI COMMUNITY COLLEGE STAFF

Nelda Quensell, Professor of Botany

KAPI'OLANI COMMUNITY COLLEGE ADVISORY WORKING GROUP



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Presentation overview

- Kapi'olani 2020
- Where is KCC now?
- Study parameters
- Community input /planning process
- Vision and Strategic Outcomes
- Preferred Site Utilization Scheme
- Preferred Plan
- Ultimate Site Plan
- Alternative Plan
- Additional Feedback
- Next Steps

Selected as a Most
Cherished Place



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Kapi'olani 2020

A collaborative process between KCC, community members, special interest groups, and governmental agencies to create a master plan that will identify orderly growth patterns for both the College and Community.



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Kapi'olani 2020

- A Long Range Development Plan (LRDP) is a master plan that is used to guide the form and character of a campus. This specific LRDP will link the physical planning process with programmatic and institutional goals of the college.
- It also serves as a guide for future project development studies and capital improvement projects (CIP) for additional campus facilities.
- The LRDP is also necessary for major discretionary land use approvals.



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Where is KCC now?

- Kapi'olani CC is a leader in two-year liberal arts, career and technical education.
- Student enrollment has been increasing. By 2020, the campus anticipates a population of 11,000 full-time, part-time and on-line students.
- KCC Campus desires to meet the specialized space requirements of programs.
- Limited land area and topography limits the potential for significant on-campus growth.
- On-site parking is in high demand and many park in surrounding residential communities.



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Study Parameters

- Approximately 217,000 gross square feet is necessary to meet current and 2020 program requirements.
- A couple of vacant or under-utilized parcels were included in the study.
- KCC Culinary Institute of the Pacific at the former Cannon Club is not part of the study.
- Development of the LRDP should be community-based.



How was Community Input Incorporated into the Planning Process?

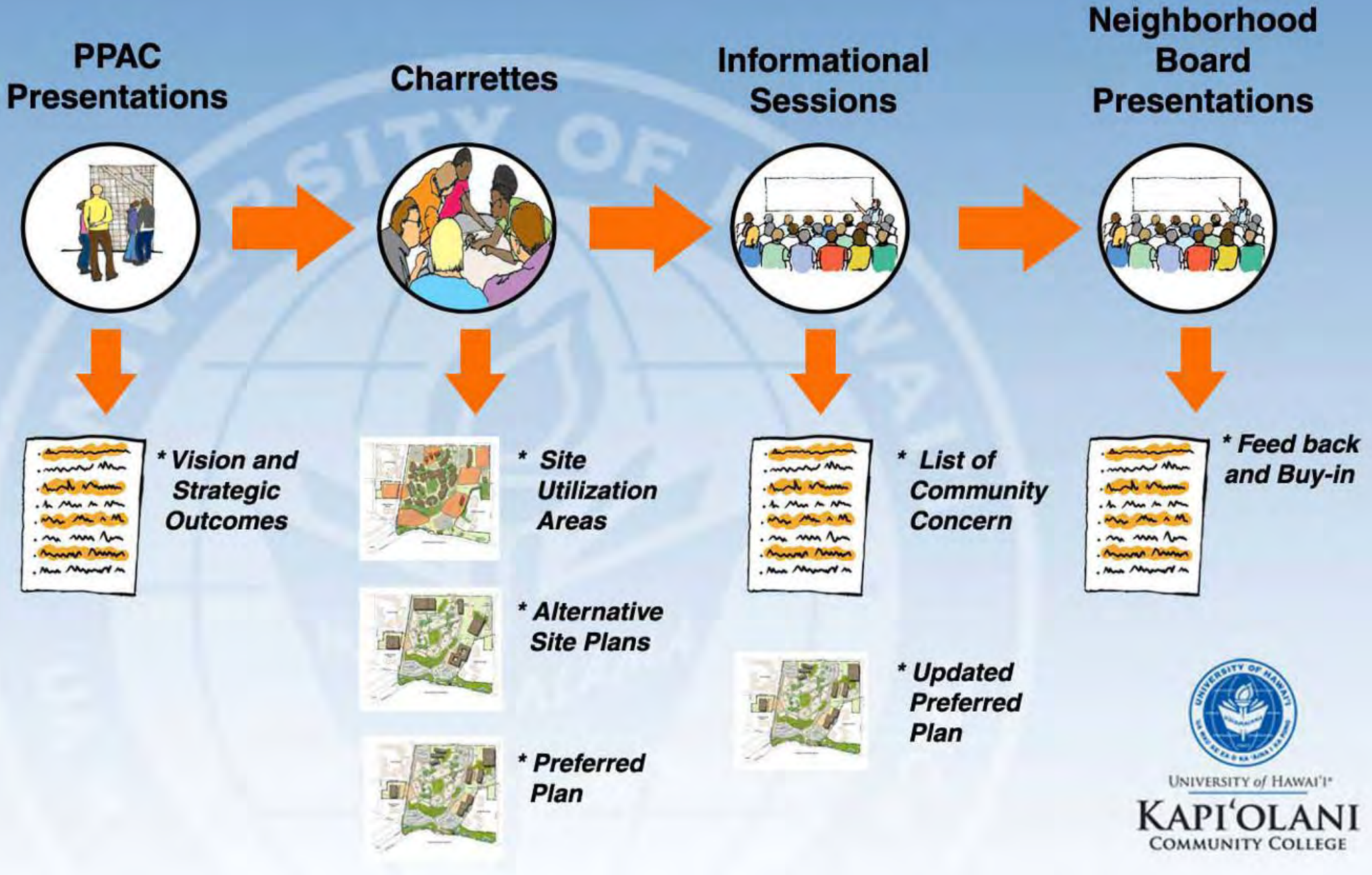
**Policy Planning
Advisory Council
(PPAC)
Meetings**

**Charrettes,
Community Meetings,
Neighborhood Board**

**Advisory
Working
Group**



Community Input Process





Vision by the PPAC

At the nu'u, Kapi'olani Community College will be a leader in innovative learning, community partnerships, and environmental stewardship for a global community.



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Site Utilization Scheme Charrette

- 7 possible development areas were identified.
- Community and KCC came to agreement on the “Most Cherished Places” (areas that should be preserved).



Preferred Site Utilization Scheme



Preferred Plan voted on by the Community and KCC

- 3 Alternative Site Plans were created through small group exercises through a separate charrette.
- Participants voted on for the best alternative site plan.



Preferred Plan



Legend

- Existing Campus Facilities
- Existing Campus Pedestrian Network
- Existing and Proposed Campus Vehicle Circulation
- Proposed Campus Structures (Buildings and Parking Structures)
- Proposed Campus Pedestrian Network (in addition to existing)
- Gardens and Open Space (existing and proposed)
- Large Mature Trees
- Existing Trees (before KCC Campus Occupation)

Ultimate Site Plan

Based on the Preferred Plan, design professionals, including civil engineers, electrical engineers, landscape architects and cost estimators helped to ensure the feasibility of implementing the Preferred Plan, while enhancing the character of the existing

campus. 
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Selected as a Most Cherished Place.



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Ultimate Site Plan



Disclaimer:
This map is for general planning purposes only. The topographical contours were obtained from LIDAR Digital Elevation Model (DEM) data collected in 2007. Existing building finish floor elevation values were obtained from NGA-USGS data collected in 2005.

Makapu'u and Kīlauea



- 2 new buildings will be oriented to take advantage of the great views, while presenting a low-profile when viewed from Kilauea Avenue.
- Underground parking will be accessed from the Cactus Service Rd.
- Small community gathering will be provided north of Building A.



Kīlauea and 18th Avenues



- A 2-story parking structure is proposed at the corner.
- Improved interior vehicular access will be provided from 18th Ave.
- Enhanced landscaping is proposed between parking structure and Olapa.



Along Cactus Service Road



- 2 new buildings will be oriented along the Cactus Service Road
- A new path will connect students between the new parking structure and these 2 buildings.
- The Maintenance Facility will be relocated to above Alani.



Near former Lot C



- A 4-story parking structure with a 2-story building above is proposed over a portion of the existing parking lot.
- An elevated gathering space will connect students to the new facility at the level of the Cactus Access Road.



Vacant Lot along Makapu'u



- A sub-surface 2-story parking structure with a 2-story building above is proposed on this vacant lot.
- If feasible, a plaza-like space and at-grade pedestrian access will connect the existing campus to the vacant lot.
- A landscape screen will prevent light and noise trespass to surrounding neighbors.



Adjacent to the Chapel



- A small auxiliary building will be located adjacent to the Chapel.



Parking Structures Add to the Cost of Buildings

	ULTIMATE SITE PLAN BUILDING I, LOT H	NO STRUCTURED PARKING ALTERNATIVE BUILDING H, LOT G	ULTIMATE SITE PLAN BUILDINGS F AND G, LOT E	NO STRUCTURED PARKING ALTERNATIVE BUILDING F
ESTIMATED FLOOR AREA (IN SQUARE FEET)	39,600 SF	55,300 SF	90,000 SF	64,400 SF
NUMBER OF STORIES	Building I: 1 story Parking Lot H: 2 stories	Building: 2 stories Parking: Surface	Buildings: 2 stories Parking Lot E: 4 stories	Split 3 & 4 stories
PARKING: SURFACE OR STRUCTURED	Structured	Surface	Structured	Surface
NUMBER OF PARKING STALLS	711 – 790	95 - 106	711 – 790	309 - 343
PRELIMINARY TOTALS (IN MILLION DOLLARS)	\$24,842,000	\$22,788,000	\$64,118,000	\$23,978,000



Alternatives to Development Projects with Parking Structures due to High Project Costs



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Makapu'u and Kīlauea (Alternative)



- 2 new buildings are oriented to take advantage of the great views, without a parking structure.
- Proposed buildings are re-oriented to increase the parking capacity of the existing lot.



Near former Lot C (Alternative)



- One (instead of two) 4-story structure is proposed to be built into the topography without a parking structure.
- A new surface parking lot is proposed over the former maintenance facility site.



Vacant Lot along Makapu'u (Alt.)

- As an alternative, a new surface parking lot with a 2-story building above is proposed.



Additional Opportunity for Feedback

- Questions & comments (now).
- Please use post-its and markers to note questions directly on posted maps.
- Please email your comments to: **bfranco@hawaii.edu** and **mwong@pbrhawaii.com** by 9:30 am, Friday, August 20 (tomorrow).



Next Steps

- **Board of Regents Presentation September 16, 2010.**
- **Additional input from governance groups by October 15, 2010.**
- **Final LRDP by November 2010.**



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Mahalo!

February 2010



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