

# Campus Plan

## Executive Summary

**UNIVERSITY OF VERMONT AND STATE AGRICULTURAL COLLEGE**

2022 - 2032



The University of Vermont

# INTRODUCTION

## Process and Engagement

The University of Vermont (UVM) Campus Plan 2022-2032, an update to the 2006 Campus Master Plan (CMP), developed over a duration of 18 months beginning in 2020 and is the product of shared values among campus users. This document grew out of a series of interactive and collaborative meetings with a broad base group of university representatives. The consultant group Sasaki Associates, a Boston-based, award-winning integrated architectural, planning, and design firm, was also hired to provide a high-level analysis, report, and recommendations to include best practices and guidelines for this update.

President Suresh Garimella's Amplifying Our Impact: Strategic Vision for UVM set the tone for priorities within the Campus Plan, particularly setting the stage for the development of the Key Ideas.

## Purpose

The purpose of the Campus Plan 2022-2032 is to articulate a vision and direction for the transformation of the physical components of the campus, and to provide a document that will guide and control that vision to ensure its proper and logical implementation over time. The Campus Plan ensures that projects are planned comprehensively according to the Vision and Principles outlined in Chapter 2: Foundation. The core priorities are outlined in Chapter 3: Key Ideas, which were determined through the planning process. Chapter 4: Functional Planning Frameworks organizes the details and priorities of the plan within four specific frameworks. The architectural and landscape guidelines for each area of campus, including the unique character, goals, and potential development are outlined in Chapter 5: Campus Districts. The Campus Plan does not define all potential building needs, identify funding, or dictate the specific design of individual buildings, but rather provides a framework for changes to the campus so that resources expended on improving the physical campus support UVM's mission and make the best use of existing lands and facilities while retaining flexibility for the future.

The 2006 CMP marked the outset of a time of planned growth for UVM, both in terms of enrollment and facilities. The concept of land banks was introduced in the 2006 CMP, providing a flexible framework with which to organize physical growth and development by designating infill areas, with a preliminary focus on already developed sites. Utilizing this framework, since 2006 UVM constructed or renovated 1.2 million square feet of space, adding 22 major new buildings/ additions, and renovating another 22 buildings. UVM is not anticipating major growth in the next ten years, focusing more on improvements to our existing buildings and landscape, with the exception of additional student housing.

# FOUNDATION

## Vision

To create and uphold a beautiful and vibrant campus that promotes an educational community that is welcoming, inclusive, and respectful of all, while promoting and nurturing the student experience, world-class research, and sustainable solutions.

## Principles

Sustainability

Diversity and Inclusion

Interdisciplinarity and Innovation

Open Space and Compatibility

Healthy Lives

Accessibility and Flexibility

Efficient Use of Limited Resources

Connectivity

Academic Excellence and Student Success

Sense of Place

# KEY IDEAS

| KEY IDEA   | OBJECTIVES  |
|--|---|
| <b>1. Cultivate connections to sustainability and healthy living:</b> Promote a sustainable future financially, socially, and environmentally. Design indoor and outdoor built, natural, and social environments that promote and facilitate physical activity, mental health, and total wellbeing. Prioritize the use of sustainable materials when possible. | <ul style="list-style-type: none"><li>a. Use campus as a living laboratory to generate and test sustainability solutions.</li><li>b. Provide an environment that is welcoming and promotes physical and mental health.</li><li>c. Enhance environmental quality in indoor and outdoor spaces.</li><li>d. Continue efforts to reduce energy usage and maximize renewable energy capacity.</li></ul>  |
| <b>2. Determine future plans for former single-family residences.</b>  | <ul style="list-style-type: none"><li>a. Confirm the university-owned structures to be assessed including any associated outbuildings such as garages and carriage barns.</li><li>b. Identify assessment criteria for each structure.</li><li>c. Apply criteria identified to assess structures to a sample list of structures to test the recommendations for the future plans for buildings including renovation, adaptive reuse, divestment, or removal. When feasible, sell or lease the former single-family residences while maintaining control of the property.</li></ul>   |
| <b>3. Enhance and improve space on campus</b> through optimization, innovation, flexibility, renewal, and adaptation. Reduce overall campus footprint where feasible and increase footprint for identified high-priority needs, including research and housing.  | <ul style="list-style-type: none"><li>a. Reduce overall space footprint for campus through space optimization, renewal, and adaptation for existing buildings. Reorganize/redesign space for other priority purposes (research, interdisciplinary, study, collaboration, housing).</li><li>b. Enhance and increase library/study/collaboration space to meet educational needs.</li><li>c. Encourage the design of classroom spaces that promote active and peer-to-peer/small-group learning.</li><li>d. Increase and upgrade research facilities to support expected growth.</li><li>e. Create housing for students to facilitate affordability, safety, and community.</li></ul> |
| <b>4. Create vibrant outdoor spaces and connective mobility corridors.</b>   | <ul style="list-style-type: none"><li>a. Create a pedestrian-centric campus through human-scale design strategies that provide connectivity, safety, and accessibility.</li><li>b. Increase bike ridership by improving bicycle infrastructure to increase safety and access to and across campus.</li><li>c. Reduce single occupancy in vehicles and increase use of alternatives and shared modes.</li><li>d. Create flexible, multi-use outdoor gathering and learning spaces that are welcoming, adaptable, equitable, and accessible.</li><li>e. Foster ecological landscape design strategies.</li></ul>  |
| <b>5. Prioritize safety, diversity, and accessibility on campus:</b> Plan and design buildings, circulation, and open spaces that are safe, resilient, and accessible for a dynamic academic environment; encourage and celebrate the campus community's cultural diversity.   | <ul style="list-style-type: none"><li>a. Continue efforts to make transportation on and around campus safe and accessible.</li><li>b. Use public landscapes and features to celebrate cultural diversity.</li><li>c. Create accessible and inclusive indoor environments that people can utilize easily, safely, and with dignity.</li></ul>  |

# FUNCTIONAL PLANNING FRAMEWORKS

## Building and Land Use Framework

A number of the buildings on campus are recommended for renovation due to significant deferred maintenance issues, systems upgrades, or building restoration. Several buildings could benefit from additions to provide opportunity to address egress requirements and improve upon building utilization. Some buildings are also being recommended for assessment to be removed.

This plan has identified a number of infill land bank sites to organize future development because the university's needs for future academic, housing, administrative, and support space will continue to evolve. Land banks have the potential for:

- Accommodating new buildings or additions, with the programs for these buildings and related site development identified and defined in the future.
- Providing circulation needs for pedestrians, bicycles, emergency access, and service vehicles.
- Providing recreation and flexible outdoor space needs.

## Open Space and Landscape Framework

The Landscape Priority Areas include:

- Fleming North Lawn: Improve the north entrance and enhance the pathways through the green.
- Area between University Heights and Interfaith Center/Catholic Center: Opportunity for some lower maintenance landscapes and/or outdoor classroom.
- The Stafford/Benedict Auditorium courtyard area, the area south of the STEM buildings, and the Redstone Green are potential outdoor classroom/amphitheater spaces.
- Trinity Green: Improvements to foster a greater sense of community include a gathering space consisting of an informal amphitheater, patio space for outdoor gatherings, a four-season recreation field, pathways, and other amenities.
- University Green: The proposed landscape is intended to reinforce the intrinsic hierarchy that already exists, while adding space for people to congregate in small groups.

## Mobility Framework

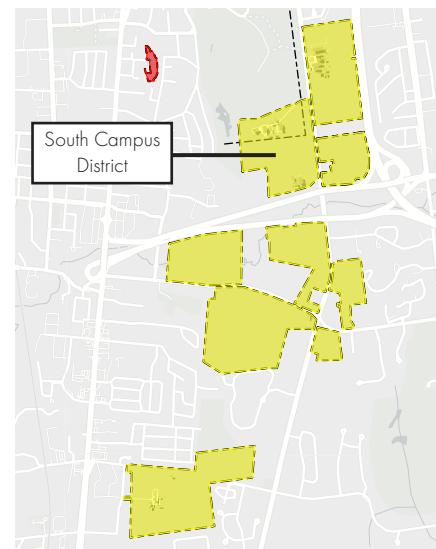
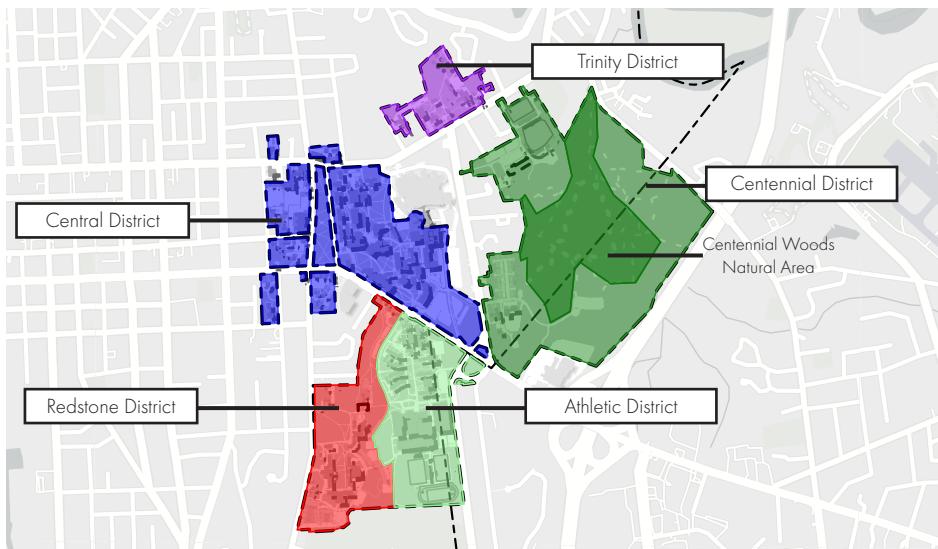
The Mobility Priority Areas include:

- University Place: The University of Vermont, in partnership with the city of Burlington, is improving safety on the street for pedestrians, bicyclists, and other active transportation users.
- Enhance Connection across Main Street: The city of Burlington's crossing at Main Street and University Heights is the heaviest and most critical crossing location for non-motorized users on campus. Infrastructure improvements and re-timing of lights can better designate spaces for different modes and allow more efficient crossings of the intersection.
- Green Mountain Pathway: The Green Mountain Pathway (GMP) is a campus-wide proposed north-south active mobility corridor intended to improve connectivity and contribute to the cohesiveness of the outdoor experience. This will include merging the Green Mountain Walkway and the Redstone Walkway and continuing the pathway into the Trinity District.
- Covered Bike Parking: Covered bike parking is recommended across campus and shelters should serve both popular origins and destinations.

## Utilities and Infrastructure Framework

UVM's underground utilities form a complex matrix of civil, electrical, and mechanical infrastructure that govern where future development can or cannot occur. Many utility corridors that would challenge or prohibit potential above-ground development have been identified. In addition to the existing stormwater management practices, UVM is continually assessing the landscape to implement ecological design and Low Impact Development (LID) practices. These include both natural and human-made solutions that reduce impervious surfaces, maximize permeability to promote infiltration, and disconnect impervious areas to adjacent storm/sewer systems and/or waterbodies.

# CAMPUS DISTRICTS



## DISTRICT

## GOALS

|  |   |
|--|---|
| <b>Central District</b><br><br>(University Green and Main Street North Subdistricts) | The goals for the University Green Subdistrict are to showcase the highly prized historic resources and to preserve the scale, visibility, and beauty of the existing buildings. Any infill development, building additions, and amenities in the landscape should maintain visibility of the historic architecture. For the University Green, create small landscape improvements that can be used for informal gatherings as well as outdoor classroom space. Add trees and seating along existing paths to reinforce the historic character of the subdistrict. The goals of the Main Street North Subdistrict are to create and maintain state of the art academic facilities, utilize sustainable principles of landscape stewardship with native and curricular plantings, and improve outdoor spaces to foster use for people of all abilities and identities. |
| <b>Trinity District</b>  | The majority of new development or redevelopment at UVM in the next ten years will most likely occur in the Trinity District. There is an opportunity to activate and enliven this district with the addition of housing through redevelopment, renovation of existing housing, and/or construction of new housing. In order to meet the housing and development goals, the zoning regulations will need to be updated for this area of campus. This area of campus is ideal for stormwater best management practices because it is one of the few places on campus with sandy soils that have percolation rates conducive to infiltration and permeation.  |
| <b>Redstone District</b>   | The goals for the Redstone District are to preserve the buildings and landscape features that contribute to the significance of the Redstone Historic District, improve the contiguity of the Green Mountain Pathway leading to the Central District, and upgrade student housing as needed within financial constraints.   |
| <b>Athletic District</b>   | The goals for the Athletic District are to provide quality living conditions for students and to foster health, fitness, and wellness by improving existing buildings and constructing new facilities that provide spaces that are versatile, accessible, and adaptable to accommodate a variety of social, cultural, recreational, and athletic events and activities. Also, improve connections across Main Street from the Athletic District to the Central District and preserve the viewsheds of the Green Mountains.  |
| <b>Centennial District</b>   | The goals for the Centennial District are to respect the characteristics of the surrounding residential neighborhoods, while maintaining the university's architectural styles. The Centennial Woods Natural Area is preserved in perpetuity and development adjacent to the natural area should not impair any of the natural processes. Development in the district should also respect views that highlight the baseball field and grandstand.   |
| <b>South Campus District</b>   | The lands that UVM owns in South Burlington have historically been considered as land banks for potential future expansion of the campus beyond the 10-year time frame of this update. The university is interested in preserving development potential as much as possible, for a future time, situation, and currently unknown needs. It is expected that the Miller Research and Educational Center, the Bio-Research Complex, and the Horticultural Research and Education Center will continue to be active educational and agricultural complexes. There are plans for these complexes to expand facilities to meet the educational and academic/agricultural research needs of the university.   |