2009 Campus Historic Preservation Plan Update

Mid-20th Century Buildings Workshop

Facility Officers Conference/ Columbus, Ga./ 26 October 2011
2009 Campus Historic Preservation Plan Update – Background

• **2001** Georgia Tech is the first USG institution to submit a comprehensive campus preservation plan under the State Stewardship Program
  - The 2001 CHPP document was created prior to the development of BOR’s Campus Historic Preservation Plan Guidelines.
  - The 2001 CHPP document was organized according to the Seven Standards of the State Stewardship Program.
  - The 2001 CHPP document provided an adequate framework for decision-making but did not fully satisfy the requirements of the 2005 CHPP Guidelines.

• **2009** Georgia Tech issued report card on its 2001 Plan

• **2009** Georgia Tech updated its Campus Historic Preservation Plan
  - The 2009 CHPP Update expands upon the previous 2001 effort and integrates the requirements of the 2005 CHPP Guidelines.
2009 Campus Historic Preservation Plan Update

- Conducted a **Phase I architectural survey** of all resources 40 years old or older. A total of **66** buildings were documented as part of this effort. (Approximately half of these would be considered modern resources)
2009 Campus Historic Preservation Plan Update

• Conducted research and developed a **historic context** that documents the physical evolution of the campus from pre-history and the Civil War through to the present.
2009 Campus Historic Preservation Plan Update – Organization

- Historic Context of Capital Improvements
- Identification and Evaluation of Historic Resources
- Consultant Recommendations for Treatment and Use of Historic Resources
- Appendices – Synthesis of Information and Consultation Recommendations by Building
- Resources
2009 Campus Historic Preservation Plan Update

- Evaluated **National Register Eligibility** and “Institutional Value” of surveyed resources.

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2009 Campus Historic Preservation Plan Update – Recommended Eligible for Listing on the National/Georgia Register

- Currently Listed (10 buildings)
- Recommended Eligible (36 buildings) (e.g., Hinman Research Building)
- Recommended Eligible for Planning Purposes (N=13)
- Recommended Not Eligible (N=8)
2009 Campus Historic Preservation Plan Update –
Institute Valuation of 66 Buildings

- **Category 1**: Long-Term Preservation (highly valued by GT) (N=23)

- **Category 2**: Consideration for Long-Term Preservation (some potential for continued or adaptive use; valued by GT) (N=23)

- **Category 3***: Limited Potential for Preservation (N=17)

- **Category 4***: No Value (N=3)

* Not a BOR Category
2009 Campus Historic Preservation Plan Update – Recommended Treatment Options

- Extensive Rehabilitation (e.g., Hinman Research Building in 2009) (N=32)
- Moderate Rehabilitation (e.g., Carnegie in 2007) (N=5)
- Minor Rehabilitation (e.g., Dancord in 2009) (N=8)
- Corrective Maintenance (e.g., Old Civil Engineering in 2011) (N=6)
- Demolition (e.g., 220 Bobby Dodd Way in 2010) (N=15)
2009 Campus Historic Preservation Plan Update – Consultant Recommendations

- East Campus Residential Historic District (10 buildings)
- Modern-Era Historic District (5 buildings)
  - Architecture Building East (1 – highly valued/long-term preservation)
  - Heffernan House (2 – some potential for continued or adaptive use; valued by GT)
  - Hinman Highbay (1 – highly valued/long-term preservation)
  - Price Gilbert Memory Library (1 – highly valued/long-term preservation)
  - Skiles Classroom Building (1 – highly valued/long-term preservation)

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2009 Campus Historic Preservation Plan Update

• Conducted a reconnaissance-level survey of historic landscape resources 40 years old or older. Twelve historic landscapes were identified in consultation with the project steering committee.
2009 Campus Historic Preservation Plan Update

- Expanded pre-historic context and **updated Archaeological Sensitivity Maps** based on new information.
2009 Campus Historic Preservation Plan Update

- Evaluated condition of historic resources and developed **Treatment Guidelines** for most commonly identified issues.

- Retaining Original Materials and Design Elements
- Repair and Replacement of Windows and Doors
- Historic Masonry Repair and Restoration
- Accessibility and Historic Resources
- Additions to Historic Buildings
- Rehabilitating Historic Interiors
- Treatment Guidelines for Historic Landscapes

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2009 Campus Historic Preservation Plan Update

- Developed a “Catalog of Historic Resources” that summarizes the information collected on each historic architectural and landscape resource.

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Recent Residence Hall Renovations

• Folk and Caldwell (constructed 1969)

• Armstrong and Hefner (constructed 1969)

• Fitten, Freeman & Montag (constructed 1972)
2009 Student Housing Master Plan

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2009 Student Housing Master Plan

- Existing Conditions
- Demographics Analysis
- 4 Levels of Community Assessment
- Focus Groups
- Interviews
- Off-campus Housing Market Analysis
- 10-Year Projections
2009 Student Housing Master Plan

- Current use
- Safety enhancements
- Amenities
- MEP
- Living/learning
- Community spaces
- Data enhancements
- Elevator/increased access
- Landscape enhancements
- 2-pipe conversion to 4-pipe
Fitten, Freeman & Montag

Exterior Front Entrance - after

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Fitten, Freeman & Montag

Exterior Elevator - Rear Entrance - after

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Interior Entry Looking Out - before

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Interior Entry - Freeman - before

Interior Entry - Freeman - after

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Terrace Connector - before

Terrace Connector - after

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Kitchen - before

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Kitchen - after
Fitten, Freeman & Montag

Interior Room - before

Interior Room - after

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Showers - before

Showers - after

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Toilets - before

Toilets - after

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Housing Facilities Warehouse - before

Information Technology Group Office - after

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Learning Center - before

Learning Center - after

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Upcoming Residence Hall Renovations

• Glenn (constructed in 1948) and Towers (constructed in 1949)
Flippen D. Burge Apartments

Completed in 1947
Architect: Burge & Stevens
Builder: J.A. Jones
Size: 64,459 sf
Historic Use: Housing/apartments
Flippen D. Burge Apartments

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2009 Campus Historic Preservation Plan Update

Modern Era District:
• The 2001 CHPP and 2009 Update recognize the significance of Georgia Tech’s collection of modern resources and recommends the establishment of a “Modern-era Historic District.”
W.V. Skiles Classroom Building

• Completed: 1959
• Architect: A. Thomas Bradbury
• Builder: A.R Briggs Construction Company
• Size: 139,854 sf
• Historic Use: Academic
• Current Use: Academic/Research
W.V. Skiles Classroom Building

- MRR investments
- New elevator
- Classroom renovations
- Departmental offices

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Hinman Research Building (1955)

- Completed: 1939, 1951
- Architect: Bush-Brown & Gailey (Heffernen-Designer)
- Builder: PWA
- Size: 30,340
- Historic Use: Academic
- Current Use: Academic/Research

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Hinman Research Building

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Hinman Research Building

High Bay -before

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Hinman Research Building

Studio-after

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QUESTIONS?

www.space.gatech.edu/assets/HistPresPlan/pdf

deborah.greene@spaceplan.gatech.edu