

Summer 2018 Office Hours and Site Tours Meetings

	Question/Feedback	Response
1	What is the future of Science North? Will it be in line with the new building?	The interim plan is to convert the class labs to general purpose classrooms to address the classroom deficit on the TP/SS Campus.
2	Will the loading dock have two lanes? We are concerned about the loading dock access.	The new building's loading dock will be in the vicinity of the existing loading area.
3	We are concerned about the lighting and think it should be in the back of the building. The landscaping should block the lighting from the building on both the New York Ave. and Takoma sides.	Site lighting will be designed to minimize light pollution and will be code-required for site safety design.
4	How high is the planetarium?	The overall height budget of the planetarium will be +/- 40' tall, the dome has a 25 foot radius, additional height is required to enter under the dome, building structure, and roof parapet. The perceived height of the planetarium will be reduced by the 10' grade change over the site.
5	What will the view of the building be from New York Avenue?	The design team will provide eye-level views from the street level.
6	We feel that the building should not become a major entrance to the campus. The parking, pick up and drop off, and flow should be considered.	The design team will study building entry, loading, drop off, and site circulation.
7	There should be better parking enforcement on campus. There is not enough parking overall.	The Office of Facilities & Public Safety routinely patrols the campus grounds and the neighborhood to enforce parking. The Office of the Vice President and Provost notifies students before and during each semester of the parking rules. The Office of the VPP coordinates with the City of Takoma Park Police Department and the Montgomery County Police Department to enforce parking. The College has many programs and initiatives in place and under consideration to get employees and students "out of their cars" to reduce the parking demand.
8	Where is the drop off area for students going to be? What will the pedestrian flow be entering and exiting campus?	The design team will study building entry, loading, drop off, and site circulation.
9	Will there be campus wayfinding signs?	All signage will be in conformance with the Montgomery College Sign System Standard.
10	Can you add the bend in Concept 1 to Concept 3?	The design team will study this as part of the massing and building planning.
11	Will the planetarium be multi-use?	The planetarium space is intended to be used as a classroom space.

12	What is the process of getting the building completed? How will the construction phase work? We are concerned about mitigation of dust and debris, construction vehicles, accessibility, and more.	The College will hire a Construction Manager at Risk (CMAR) to manage the construction of the new building. The College is committed to minimizing the construction impact on the neighborhood. The CMAR will be involved during the design phase of the project, and will strongly consider community concerns as part of the construction plans.
13	Please make the Construction Manager available to the public early.	The CMAR will be involved during the design phase of the project, and will meet with members of the community. A hotline for raising concerns to the CMAR will also be available.
14	What is the relationship with MC and SG and the Construction Manager?	The College (Owner), the Design Team, and the Contractor will act as one team to implement the project. The Design team is contracted with the Owner, and the Contractor is separately contracted with the Owner.
15	Can you make the comments on the website larger font?	Viewing adjustments in your browser or PDF viewer can enlarge the typefaces. The website has a responsive design, which automatically reformats itself based upon the size of your display.
16	Can labs be on the second floor?	It is likely that there will be labs on multiple floors of the building.
17	How many floors will there be?	The design team is studying options that range from 3 to 4 floors starting from the tennis court level. All concepts include a floor below grade.
18	What happens if you build in the same footprint as Falcon Hall?	If the building were built on the exact footprint of Falcon Hall, the building would be too tall and out of scale with the context.
19	Will the planetarium have the dome?	We will consider this option, but a dome is not required to house a planetarium.
20	Will the college shut down the planetarium for a few years?	The existing planetarium will be closed prior to demolition. Observations and talks will resume when the new planetarium opens.
21	What will happen with the parking for the new building? This parking is convenient for staff/faculty.	The design team will study parking.
22	Are tennis courts staying in this arrangement?	The existing tennis courts will be removed. Tennis courts are available at the Silver Spring Intermediate Park located one block from the TP/SS Campus at 7801 Chicago Avenue Silver Spring, MD 20910.
23	Are you organizing construction vehicle parking and material lay down?	The College intends to hire a Construction Manager at Risk (CMAR) to manage the construction of the new building. The CMAR will be involved during the design phase of the project, and will consider community concerns as part of their construction plans.
24	We would like the John Francis Stann building elements to be incorporated in to the building.	The design team will study the existing Science South building for design inspiration, however the actual building, which is not compatible with structural integrity standards for the new building, cannot be preserved.
25	Thank you for your engagement. The setback from Takoma Ave is really important.	Thank you!

26	Can we go more towards Fenton with the building? Aware that the loading dock would be difficult and there's a bike path and other items.	The design team will study site circulation and loading in balance with the building massing.
27	Appreciate the effort putting this together.	You're welcome! Thank you for attending.
28	I am leaning towards a preference of Option 3 because of the setback and the planetarium.	Thank you for the input.
29	If I'm standing on the sidewalk, what does that massing mean?	The design team will provide eye-level views to understand the mass from the street level.
30	Maintaining the green space on the corner of Fenton and Takoma is critical to softening the building.	The College is committed to preserving the green space at the corner of Takoma and Fenton street. The design team will also study landscape strategies to create landscape buffers.
31	What is the timeline? Will final drawings be shared in October?	Iterations of the building design will be produced every few weeks. Final construction documents will be ready in about a year (Fall 2019).
32	We would like the construction entrance to be off of Fenton and not Takoma.	The College intends to hire a Construction Manager at Risk (CMAR) to manage the construction of the new building. The CMAR will be involved during the design phase of the project, and will consider community concerns as part of their construction plans.
33	The size of the building as it regards to height, noise, venting are of great concern to us.	The College intends to hire a Construction Manager at Risk (CMAR) to manage the construction of the new building. The CMAR will be involved during the design phase of the project, and will consider community concerns as part of their construction plans.
34	We are concerned that the building will be so large and the cooling tower associated will be noisy.	The design team will have an acoustician to establish acoustical design criteria for mechanical design team to follow. The intent it to reduce any perceived noise generated from the building.
35	Why are the heights not listed on the drawings? What's existing and what is there? Can we put the numbers on it?	The design team will add this information to exhibits in future design meetings.
36	It would be helpful to indicate the height above the ground surface because the ground level is uneven.	The design team will add this information to exhibits in future design meetings.
37	What is the height of P3 as built? That would be a great point of reference for the people on New York Ave.	Pavilion 3 is approximately 30' tall relative to its own first level when measured to the top of the screen wall in the center of the building.
38	Perceptually, a 4 story building is concerning when looking from Block 69.	The design team will provide eye level views to understand the mass from the street level.
39	Is there any way to incorporate the same window awning and window wall of Science South on the new building?	The design team will study the existing Science South building for design inspiration, however the actual building wont be able to be preserved.
40	Is there going to be a greenhouse?	Yes a greenhouse is part of the educational programs of the new facility.

41	We like the mid-century shape, stone wall, usage of the existing Science South.	The design team will study the existing Science South building for design inspiration, however the actual building won't be able to be preserved.
42	I am very worried about the noise and the venting. Where will it be directed and how it will affect the residential area? Can show me where the venting/exhaust/intake will be?	An acoustician will measure the existing ambient noise on site, and provide design guidelines to minimize any perceived noise from the building. The venting and exhaust intakes will be established as the design is refined in the coming design charrettes.
43	What is the square footage for all schemes?	134,600 sq. ft.
44	I would like a break down for the square footages for each portion. I would like to understand the different pieces/modules of the building and how they all play together.	The design team will add this information to the concepts at the next design charrette.
45	Where will the mechanicals for the building be located?	Air handling units will likely be distributed on the rooftop closer towards Fenton Street. Exhaust for the building will be organized on the rooftop closer towards Fenton Street away from the neighborhood.
46	Can we use the Nunley building as a baseline for noise?	The Charlene R. Nunley Student Services Center is not within the scope of the Catherine and Isiah Leggett Math and Science Building acoustical study. The acoustician will collect noise information within the limits for the project site.
47	Can the public meet with the acoustician?	As part of keeping the process open to the public, the acoustician's final report will be uploaded to the project site http://www.montgomerycollege.edu/tpss-design
48	We are concerned that the intake vents will be noisy.	The design team will work with an acoustician to determine the design criteria to minimize perceived noise from the building.
49	Are you aiming for LEED gold?	The College and design team intend to implement best practices for holistic sustainable design. Aiming for LEED Gold will be part of the holistic sustainable design process.
50	How long will the HVAC systems be used for?	The design team intends to design a HVAC system that is programmable for meeting operational demands and minimal operation during hours when the building is closed.
51	Will this building be the same size as the Rockville labs and the same number as Rockville labs?	All MC Science labs are based on College Design Standards. The labs for the TP/SS building will achieve parity with other MC campuses.
52	When I visited the University at Shady Grove, the noise from lab venting was so loud that it was horrifying. We want to be sure that the same venting will not be used here.	The building referenced at the University of Shady Grove is a high intensity research lab building. The new building on the TP/SS campus is different in operational nature. The design team will have an acoustician to establish acoustical design criteria for mechanical design team to follow. The intent it to reduce any perceived noise generated from the building.

53	Do you have performance standards for noise decibels? The county standards are not good enough. We do not hear P3 at all. We do hear the noise from Nunley.	The design team will work with an acoustician to determine the design criteria to minimize perceived noise from the building.
54	How deep are you digging the basement?	Currently on site there is a 10 ft grade change from Fenton to the tennis courts. As a result, the design team will be taking advantage of the grade change to create a basement level relative to Fenton street.
55	Is this new building going to be used as a source of revenue?	No.
56	What are the relative depths?	Currently on site there is approximately a 10 ft grade change from Fenton to the tennis courts. As a result, the design team will be taking advantage of the grade change to create a basement level relative to Fenton street.
57	What is the plan in terms of pick ups and drop offs?	The TP/SS Campus established the cell phone lot within the East Garage in response to neighborhood complaints about idling cars blocking New York Avenue.
58	How are you going to stage this work for construction?	The College intends to hire a Construction Manager at Risk (CMAR) to manage the construction of the new building. The CMAR will be involved during the design phase of the project, and will consider community concerns as part of their construction plans.
59	How will you protect existing greenspace?	The College is committed to preserving the green space at the corner of Takoma and Fenton street. The design team will also study landscape strategies to create landscape buffers.
60	We have made some requests for the construction selection process, including their ability to deliver on these concepts, and the amount of impact to the community. That should be a major criterion to the community. Could this be one of the criteria? It would also be nice to have someone from the city on the selection committee? Someone who is there to advocate and share concerns.	The State Finance and Procurement Law and Regulations and the Board of Trustees Policies and Procedures govern the procurement of goods and services. Selection committee membership for Requests for Proposals is limited to College employees.
61	On the side facing Takoma, will there be a lot of lights on in the building?	Lights inside the building can be programmed to turn off after hours.
62	How long will it take to do this work?	The College plans for two years to complete demolition and construction.
63	I think the college should have some kind of system where most of the people are coming in from the north east corner, where the east garage is.	Montgomery College is a public institution. Most employees and students already arrive from the northeast via public transportation or personal vehicle.

64	I am extremely skeptical that this will take 2 years. We have not discussed that there is demolition and jackhammering and there are houses across the street. We will really be watching these things. We would like to meet with this person as soon as possible.	The College intends to hire a Construction Manager at Risk (CMAR) to manage the construction of the new building. The CMAR will be involved during the design phase of the project, and will consider community concerns as part of their construction plans. Residents will be invited to meet the project construction manager to discuss any concerns. Also, remember that President Pollard voiced her dedication to minimizing project-related disruptions to the neighborhood. Of course, the College will strictly follow city and county ordinances for noise.
65	Views- we're really interested in what the views will be. We're hoping we won't see this and we want to know what we will see. Trees come and go. What is the impact of the viewshed on New York Ave?	The design team will provide eye level views to understand the mass from the street level.
66	I don't think you need to align the building with Science North, I think you could move it closer to Fenton, and hopefully then bring down the height in general.	The design team is studying the loading, parking, drop-off, and site design in concert with the building massing as it relates to Fenton Street.
67	Is the green roof green?	The design team is studying the potential of a green roof.
68	Parking- what is happening? We are not interested in moving the loading dock any closer to residences. We do not want to see access on Takoma from the building.	The design team is studying the loading, parking, drop-off, and site design in concert with the building massing as it relates to Fenton Street.
69	I would like the Falcon hall measurements.	The design team will add this information to the concepts at the next design charrette.
70	I like your graphics.	Thank you!
71	How does this compare to size of Germantown?	The Bioscience Education Center in Germantown is 139,985 GSF.
72	Where do students take Health Sciences?	The Health Sciences Center is located off of Georgia Ave.
73	In elevation studies, we want to see people's actual heights represented. I'd like to see the entirety of the mass in perspective with dimensions with the massing that is currently be considered and including reference points. I'm worried about the height for the cooling towers. Maybe we would be more ok with it closer if it's not as high.	The design team will provide eye level views to understand the mass from the street level.
74	I hope it goes through historic review.	Historic review is part of the mandatory referral process.
75	Where do we meet for tour?	Please check the project's website for details about any activities.