

## **2009-10 Year End Report for the Rastall Renovation Working Group**

To: President Celeste, FEC, CCSGA, Staff Council

Date: May 12, 2010

The Rastall Renovation Working Group (RRWG) was formed in September 2009 at the request of the President to study the proposed renovation of the Rastall Dining Hall, located in the Worner Center, made possible with the availability of a \$3.5 million food service facility upgrade fund that was negotiated in the 2008 Bon Appetit Dining Services Contract. The President charged the RRWG to gather broad campus input, engage a diverse and inclusive set of stakeholders, and develop recommendations for a proposed renovation of Rastall and the other food service facilities in Worner.

The RRWG is composed of representative individuals from the faculty, student body, and staff, several of whom were appointed by FEC and CCSGA and others who were included for their expertise. The 2009-10 RRWG membership include:

Faculty: Tim Fuller, Kate Leonard, Emily Chan, Scott Leonard, Ibrahima Wade  
Students: David Carlson, Virginia A. DeMayo, Thea G. Giovannini-Torelli, Paul A. Hawkins, Max L. Robillard, Loren M. Rodriguez  
Staff: Victor Nelson-Cisneros, Jeffrey Cathey, Mike Edmonds, Ed Eng, John Lauer, Robert Moore, Chris Melcher (Chair)  
Bon Appetit: Beth Gentry, Lou Lathon

The RRWG was also assisted throughout the year by Carl Reed (Professor of Art), his Block 2 Design Class, the Student Interactive Design Club, and Carolyn Madsen (administrative support for the RRWG).

In the Fall, the RRWG gathered as a group to discuss their mission, set up a weekly meeting schedule for the remainder of the year, and began to reach out to the campus in multiple forums to engage the community and solicit input. The RRWG met over 20 times throughout the academic year. The RRWG engaged with the campus in several ways throughout the Fall Semester, including:

1. Meetings with FEC.
2. Meeting with CCSGA.
3. Meetings with Student Interactive Design Group (SIDG), whose representatives joined the RRWG and engaged throughout the year.
4. Extensive Campus Survey on Food, Dining, & Community (over 850 responses, with broad representation among gender, ethnicity, finances, eating preferences, religious preferences, athletic activities, and health/nutrition requirements).
5. Visit to Prof. Reed's Block 2 Design Class.
6. Meetings with students and faculty in dining halls and at forums.
7. Frequent communication with campus via email and forums.

The RRWG determined early in the Fall Semester that the effort would be greatly enhanced by selecting and retaining a Programming Consultant to assist in developing ideas for a future Design. A competitive bid process was conducted in October and November, with seven (7) different firms considered and interviewed. Shepley Bulfinch was retained in November as the RRWG Programming Consultant. The charge for Shepley Bulfinch was to conduct further outreach and conversations on our campus, canvas selected peer school dining programs, and develop a Programming Report that would accurately reflect the views of the campus community regarding a new dining facility and a new philosophy on how the campus interacted through food.

Shepley Bulfinch worked with the RRWG from November 2009 through January 2010. They produced a “Colorado College Rastall Dining Renovation Programming Report” that described the campus preferences and offered three (3) general “concepts” of a Rastall renovation to enhance community and food at CC (a fourth concept addressed other contiguous spaces in Worner). The Shepley Bulfinch efforts included:

1. Three on-campus visits in Block 3 and 4 (November, December 2009).
2. Two student “open forum” meetings for each visit (6 total).
3. A Faculty “open forum” meeting for each visit (3 total).
4. Campus Charettes during two visits (2 total).
5. Meeting with SIDG.
6. Meetings with a broad cross-section of student representatives and student groups, including students of color, religious groups, athletic groups, interest groups, womens groups, and student government.
7. Meeting with Prof. Reed’s Block 2 Design Class, and review of class projects with proposals for Rastall Renovation.
8. Multiple visits and meetings with Staff, Administrators, Facilities, Worner Stakeholders, and Bon Appetit to gather information.
9. Multiple visits and inspections of food service facilities (dining halls, kitchens, mechanical, patios, exterior spaces).

The January 2010 Rastall Programming Report was a very thorough and useful document (32 pp. plus several appendices), and provided several creative concepts for the RRWG to consider in the Spring Semester. The Programming Report validated several of the earlier findings and observations of the RRWG, and offered three (3) primary proposals for the renovation of Rastall and Worner:

1. Option A – Renovate Rastall Only: kitchen equipment upgrades, no relocation of the kitchen, significant improvements to the servery and dining areas, and substantial aesthetic improvements to the Rastall dining areas;
2. Option B – Renovate Rastall and Benji’s: kitchen equipment upgrades, minimal relocation of the kitchen, relocation of dish drop, upgrades to Benji’s dining area and servery, substantial aesthetic improvements to the Rastall dining areas;
3. Option C – Major Relocation and Renovation of Rastall and Benji’s: kitchen equipment upgrades, major relocation of kitchen, major relocation and redesign of both Benji’s and Rastall dining area, major relocation and redesign of both

serverys, upgrades to Benji's dining area, substantial aesthetic improvements to the Rastall dining areas, improvements to north patio area.

In all three proposals, the Report and RRWG recommend substantial improvements to the south patio (which could probably be done at reasonable cost with dramatic impact on the campus dining experience), the addition of more skylights and exterior wall windows (to "bring the outdoors inside" and improve lighting and ambience), and the use of "flex walls" or "flex doors" in Rastall to open up the dining space to student activities.

Following the completion of the January 2010 Rastall Programming Report and extended discussions of the proposal, the RRWG the moved forward to retain a Design Architect. In February and March, the RRWG conducted a competitive bid process, with eight (8) different firms considered and interviewed. Shepley Bulfinch was again selected, and was formally retained in April 2010 as the RRWG Design Architect. Shepley Bulfinch has now begun developing detailed cost proposals for the concepts set forth in the Programming Report. The cost proposals will be done in Summer 2010.

Also in Summer 2010, the Dining Services Program and Facilities will move forward with the upgrade of the kitchen equipment in Bemis Kitchen and the replacement of the dishwasher in Rastall. These projects will be "infrastructure improvements", and will not interrupt dining operations this summer. The improvements will better position the College for the major work in Summer 2011 with the Rastall Renovation. Facilities will complete the Bemis Kitchen upgrades and the Rastall Dishwasher replacement prior to August 15, 2010 with a maximum budget of \$400,000.

The members of the RRWG on campus this summer will examine and review the Shepley Bulfinch cost proposals in July and August, with a thorough review by the full RRWG in early Fall 2010. The RRWG anticipates it will present the cost proposals and its recommendations to the campus, the President, and the Board of Trustees for full discussion in early Fall 2010 (to include FEC and CCSGA). Following the Board Meeting of September 2010, the RRWG anticipates that a consensus decision will be reached on the preferred renovation for Rastall and Worner, and the final design process will begin. It is anticipated that the design process, permitting process, and competitive selection of a contractor will begin in early Fall 2010, continue through Spring 2011, with construction on the Rastall Renovation Project to take place in Summer 2011.

The RRWG is pleased with the progress this year, in particular with the broad involvement and enthusiastic participation of so many representatives and stakeholders from our campus community. A complete set of the RRWG work product (including the Campus Survey Results, the Programming Report, and agendas and discussion materials) are available in the Office of Legal Counsel. We look forward to a productive 2010-11, and an exciting new campus space opening for the community in 2011-12!

Chris Melcher, Chair

Cc: RRWG