

# Nebraska State Historical Society Nebraska History Museum Renovation

## Program Statement

October 1, 2012

Prepared for:  
The Nebraska State Historical Society  
*and*  
Nebraska Department of Administrative Services



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## I. Introduction

### A. Background and History

The Nebraska History Museum (NHM), located at the corner of Centennial Mall (15<sup>th</sup> Street) and P Street in Lincoln, is one of 32 buildings operated by the Nebraska State Historical Society (NSHS). The NSHS Headquarters Building is located two blocks away at 1500 R Street. These two facilities are the primary face of the state agency charged with collecting, preserving, and sharing the histories of Nebraskans past and present. The NSHS Headquarters Building houses the library and archives collections and is the primary source for Nebraska historical research and official record-keeping as required by statute. The museum building at Centennial Mall and P Streets contains the museum's collection of objects and artifacts, held in trust for the people of the state. The collections also are the primary source for interpreting Nebraska history to the general public, visiting students from across the state and visitors from around the world through exhibitions, interactive features and public programs.

The Nebraska History Museum is housed in the former Lincoln Elks Club, built in 1967. The building was purchased by the State in 1981 and converted into the museum when the agency's space needs outgrew the Headquarters Building. Since 1981, no major renovation projects have been undertaken to upgrade the building beyond equipment replacement, and general maintenance and repair. **The project described here outlines a critical upgrade of the building to address issues of deferred maintenance, building systems failure, code compliance, functionality, and general building conditions. Historical objects and exhibits are imperiled by building systems failure which have resulted in broken pipes, overloaded electrical panels, and compromised masonry exterior finishes.**

The need for a comprehensive approach to address facility and program deficiencies was first studied in 1995 (updated in 1996 and 1997) when NSHS contracted with BVH Architects to prepare a Facilities Master Plan for the NSHS Headquarters Building and the Nebraska History Museum (previously known as the State Museum of History). The study recommended a \$6,830,000 project to upgrade the museum (\$3.7 million for renovation and \$2.67 million for an

addition). While funding was not obtained for the museum project, the Nebraska Legislature did approve funding for a \$5.1 million project in 2007 for the renovation of the Headquarters Building, which was completed in the fall of 2010.

The need for museum facility improvements was revisited in 2009 by a newly formed Top-to-Bottom Committee made up of NSHS staff, board members, NSHS Foundation staff members, and other stakeholders. This group was charged to identify “*the challenges and opportunities as well as the strengths and weaknesses of the Nebraska History Museum, and to recommend a future course for the museum.*” Over the next three years, the committee reviewed the results of visitor surveys, staff visits to peer institutions, input from stakeholder focus groups, and consensus built during staff workshops. From a thorough assessment of the physical plant, as well as these findings, the committee concluded that **the facility needs of the museum are reaching a crisis point that cannot be ignored any longer**. Staff has utilized routine and emergency maintenance funds, with ongoing assistance from the Task Force for Building Renewal (LB309) to keep the building functioning. However, facility deficiencies negatively affect the museum’s ability to meet basic needs for safety, public comfort, and building efficiency. For example, it may take weeks to repair a broken elevator because parts are no longer industrially produced and must be custom fabricated.

On the basis of the Top-to-Bottom Committee’s assessment, NSHS requested funding from the 309 Task Force for Building Renewal to conduct a feasibility study of building system needs. The study, prepared by E-Design, LLC of Lincoln, confirmed what building users suspected. **The building has experienced significant deterioration of the heating, cooling, ventilation, humidification/de-humidification, plumbing, power, and electrical distribution systems in the building**. The study concluded that comprehensive system replacements and/or upgrades are needed to bring the building up to current codes, improve energy efficiency, decrease annual maintenance costs, address deferred maintenance, and provide the appropriate environment for historical collections and the visiting public.

During this time, the committee and NSHS staff participated in planning and design discussions regarding the renovation of Centennial Mall. **All the various stakeholders agreed the Nebraska History Museum is an important public amenity on Centennial Mall and future upgrades to the mall and to the NHM building should reinforce the relationship between the two.** Strategies to complement the NHM were explored and incorporated into the design of Centennial Mall, including bus drop-off locations, streetscape amenities, street trees, landscaping, parking, and outdoor programming opportunities. Likewise, strategies for enhancing the NHM in ways that would also complement Centennial Mall were identified. These included the placement of active uses at the street level along Centennial Mall and P Street to create a more visible and inviting entrance and to strengthen the building's identity on the mall. The Centennial Mall Master Plan recognizes that the NHM is a key destination for Lincolnites, Nebraskans and visitors from all over and the building should reflect its importance on the mall.

### B. Project Description

The project proposed in this program statement consists of four primary components:

1. **Critical building systems upgrades**, as recommended in the *Feasibility Study* conducted by E-Design, LLC at the request of the Nebraska State Historical Society and the 309 Task Force for Building Renewal dated November, 2011, revised March 29, 2012.
2. **Code compliance modifications** on the three public floors to address deficiencies and improve building circulation, including new ADA-compliant restrooms and stair replacement.
3. **Building envelope upgrades and energy conservation modifications** to address lack of vapor barrier and exterior water leaks, conserve energy, capture underutilized space between the property line and the recessed first floor façade, relocate the entry, and improve building aesthetics.
4. **First floor reconfiguration** to enhance the visitor experience, improve efficiency and functionality, increase visibility of active uses in the building in order to promote museum awareness and identity, and to better serve Nebraska taxpayers and visitors.

### **Building systems upgrades**

The building's mechanical, electrical, plumbing, and life safety systems are approaching or exceed 50 years of use. They are at the end of their operational and repairable lives. This necessitates the replacement of

- Three air handling units
- Electrical power panels and distribution system
- Fire alarm panels and devices
- Plumbing supply and waste systems serving all restrooms on all floors
- Lighting system fixtures and controls to meet current energy codes

### **Code Deficiencies & Modifications**

**Open Stairs.** The NHM is currently served by an open stair that connects only the first and second floors. Because the museum is frequently visited by large groups, a grand stair connecting all three floors is an asset. However, **the existing floating-riser type stairway does not meet current code**, nor does it extend to the third floor. As a result, many visitors are not aware there is a third floor and miss seeing those exhibits entirely. The stair location is removed from the main entrance and awkwardly bisects a temporary exhibit area, and blocks the view of key areas like the auditorium. This project proposes removal of the two-level stairway and replacement with a three-level grand stair located at a new museum entrance on the east side of the building facing Centennial Mall. This new entry feature will orient visitors immediately on arrival and reveal three public levels of the museum to explore. This transparent new entry will help communicate a message that sparks curiosity about the extensive history of Nebraska housed inside.

**Restrooms.** Existing restrooms on all three public floors also do not meet current codes. In fact, there are no restrooms open to the public on third floor at this time. This project proposes the removal of the existing restrooms on all three floors and building new ADA-compliant restrooms on each level in proximity to the elevator lobbies. This will make them easier to find on each



floor and help teachers manage groups of students and maintain supervision. Concentrating restroom arrangements increases plumbing efficiency and lessens risks from water pipes near historic artifacts on exhibit and in storage.

**Fresh Air Intake.** Another code deficiency that will be addressed is **the non-compliant routing of the fresh air intake which currently comes in the building at street level.** A new chase will be installed in conjunction with the three-level open stair to allow fresh air supply from above the roof.

Other code deficiencies being addressed are

- Energy code compliance
- Fire egress and fire protection
- ADA accessibility

### **Building Envelope Upgrades**

**Water Damage. Critical upgrades to the building envelope must address several deficiencies.** While the building was recently re-roofed (2009), **water infiltration is a continuing problem** due to a malfunctioning internal drain system at the exterior concrete spandrel beams. This system is original to the building and has received no repairs since the building was constructed. Many of the drains are malfunctioning. Water apparently backs up in the drains, spills over the ledges, sheets down the walls and creates staining and masonry joint failure. It is suspected that many of the internal drains and/or drain piping are also deteriorated and leaking. There is **evidence of water leaching through the walls at the museum's interior and many cracking concrete ledges were observed at all of the building's facades.** Detailed investigations into the cause and mitigation of this leaking will be part of this project.

**Exterior Walls.** The **exterior walls of the building were not constructed with a vapor barrier,** making it **nearly impossible to meet the temperature and humidity control requirements necessary for a museum.** If this condition is not corrected and additional humidity is not

provided in the interior environment (by a new mechanical system), **serious deterioration can occur in the wall cavities including mold and structural deterioration.**

**Recessed First Floor.** The original building was designed with a recessed first floor façade on three sides, which created a deep overhang. This architectural aesthetic also created a covered vehicular drop-off lane on the east side. Concrete planters are located under the overhang on the north facade. On the east side, the original Elks Club drop-off lane was eliminated and partially re-captured as interior space in 1981 when the building was converted to museum use. The original planters on the north side were eventually capped with concrete because they attracted vandalism. This project proposes **capturing the underutilized space on three sides of the building** (east, north and south) by moving the façade on the first floor out to the same line as the second and third floor facades. The new facades would be constructed with vapor barrier insulation and energy efficient glazing. As previously noted, the exhaust air well on the north will be vented to the roof.

### First Floor Reconfiguration

**New Entry.** The project involves an extensive reconfiguration of the first floor to correct several programmatic and functional problems. The existing entry at the northeast corner of the building is difficult to find, non-descript and unwelcoming. It will be relocated to the middle of the façade on Centennial Mall and incorporated in a three-story glass-enclosed atrium with a **code-compliant open stair** connecting all three levels. This will create transparency to the street and improve general orientation for visitors coming to the museum.

**Façade Transparency.** Replacing the existing recessed walls and moving the walls with new glazing out to the building façade will **capture approximately 2,700 SF of currently unavailable space on first floor.** This is a valuable addition of space because the first floor houses the most intense public interaction and is where the largest groups of people are accommodated. Equally important, the new facade will create views into the building, activating the street and encouraging people to enter the museum. It essentially allows the first floor to be turned “inside

out,” by relocating active spaces (e.g. Landmark Store and the Investigation Station) directly onto P Street and Centennial Mall. Views into the building along two prominent facades with active users like shoppers, kids, and visitors moving from floor to floor will present a welcoming image of the museum and create vitality at an important intersection in downtown Lincoln. The timeliness of this move is especially opportune because two current projects, **Centennial Mall revitalization and P Street streetscape renovation**, both of which are scheduled to be completed within the next two years.

**Program Expansion.** Finally, reconfiguration of the first floor will allow expansion of the auditorium, an area of the building that receives some of the highest use during public programs, K-12 school tours, and special events. These include monthly “Brown Bag Lecture Series,” which draw up to 75 people each month, the weekly NSHS winter film series, and special programs and lectures, such as the “We the People” series in 2011 which drew over 3,000 people and a “standing-room only” situation. The expanded auditorium will increase seating capacity from 100 to about 250 in lecture-style seating and will be designed for maximum flexibility. A level floor will replace current tiered seating so that persons with disabilities can access all areas and the room can be set up in a variety of configurations for different types of events. An updated A/V system will accommodate the types of programs for which NSHS is especially well known -- films, digital presentations, lectures, etc.—and future programming, such as distance learning and video conferencing.

### C. Purpose and Objectives

The goal of this project is to meet programmatic and facility requirements of the Nebraska State Historical Society, a state agency, for the operation of the Nebraska Museum of History.

The specific objectives of the project identified at the project outset include

- Replace failing plumbing electrical and mechanical systems that pose a hazard to safety of visitors, staff, and objects held in trust for the people of the state of Nebraska.
- Correct fire code and ADA accessibility deficiencies and provide access and amenities to all floors.

## I. Introduction

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- Provide a direct and energy efficient entrance from the Centennial Mall (15th Street).
- Facilitate staffing efficiencies for greeting and overseeing the public who enter the NHM and customers in the Landmark Store.
- Create maximum exposure to the Landmark Store foot traffic on Centennial Mall.
- Provide a separate temporary exhibition gallery on the first floor of the NHM.
- Eliminate the existing open stair to improve safety, address code issues, and improve functionality of space.
- Provide adequate entry to the first floor for school groups and other groups of visitors.
- Provide a flexible flat-floor meeting room/auditorium that will hold at least 200 people at full capacity.
- Provide for a catering kitchen to serve the meeting room/auditorium.
- Retain, reuse or replace the walk-over map of Nebraska presently located to the rear of the Landmark Store in its current or another location on the first floor.
- Maintain alley access to temporary exhibit gallery for oversized objects such as automobiles.
- Enlarge the existing elevator shafts and replace the two passenger elevators to accommodate larger groups of visitors.
- Create an exterior treatment that in itself draws attention to the building and its function as Nebraska's historical museum and accommodates signage.

### Planning Participants

This program document has been developed through a participatory process of meetings and information gathering sessions with Nebraska State Historical Society staff and many users of the Nebraska History Museum representing various user constituents, including:

### **Steering Committee**

Michael J. Smith, Director/CEO, NSHS  
Lynne Ireland, Deputy Director, NSHS  
Ann Billesbach, Associate Director,  
Interpretation and Education Division, NSHS  
Charley McWilliams, Facilities Maintenance  
Manager  
Deb McWilliams, Visitor Services/Landmark  
Stores/Volunteer Services Manager  
Ken Bunger, President, NSHS Board of Trustees  
James Hewitt, NSHS Board of Trustees  
Mary Yeager, Associate Director, Nebraska  
Humanities Council

### **Stakeholders & Focus Group Members**

Mary Jo Ryan, Nebraska Library Commission  
Terry Upland, Downtown Lincoln Association  
Todd Ogden, Downtown Lincoln Association  
Mindy Meier, Lincoln Convention and Visitors  
Bureau  
Pat Leach, Lincoln City Libraries  
Jim McKee, Board of Trustees  
Jack Chaffin, Docent  
Mary Lineman, Docent  
Alex Currie, Docent

### **NSHS Staff**

Curt Peacock, Exhibits Artist  
Tom Becker, Museum Education Associate  
Trisha Nelson, Archeology Collections Curator  
Laura Mooney, Senior Museum Curator  
Tina Keppel, Exhibition Services Coordinator  
Judy Kettle, Museum Educator  
Laura Mohr, Exhibits Artist  
Bryce Darling, Facilities Maintenance  
Kris Riggs, Museum Landmark Store Manager  
Sheila Hein, Museum Landmark Store Clerk  
Grant Landreth, Historic Preservation VIP Project  
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### **Planning & Architectural Consultants**

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Christina Onnen, The Clark Enersen Partners

### II. Project Justification

#### A. Data Supporting the Funding Request

**Agency Mission.** The existing Nebraska History Museum must be renovated to address physical and programmatic deficiencies that are impeding NSHS's ability to meet code requirements and to fulfill its mission as Nebraska's leading history museum. Many of the physical deficiencies are simply due to the age of the facility and the inevitable need for upgrades that occur over time. These include **Fire and life safety and ADA code deficiencies, building system failures that jeopardize historical collections, building envelope deterioration, and outworn finishes.** The building also fails to meet the changing needs of a public institution charged with preserving, storing, displaying, and interpreting the State's most important historical artifacts, records, and stories. More than 25,000 Nebraskans visit the museum each year, including students from more than 160 schools which use the museum as a key component in their Nebraska History curriculum. The NHM must turn away many schools each year who wish to tour the museum because the facility, as currently configured, cannot accommodate all the groups of students who want to attend during the popular spring tour season. The new design of spaces in the facility will give staff the flexibility to configure activity spaces to accommodate more groups of students in hands-on activities at any given time.

**Museum Accreditation.** As the leading historical museum in Nebraska, it is important that NHM maintains the highest ethical and professional standards appropriate for institutions of its kind. These standards are set by the American Association of Museums (AAM) and applied through an accreditation process. The **Nebraska History Museum has been accredited by AAM since 1992 and will come up for re-accreditation next in 2021.** Fewer than 5% of the museums in the U.S. have achieved this important ranking.

Some AAM accreditation standards specific to facilities, are as follows:

- The museum allocates its space and uses its facilities to meet the needs of the collections, audience, and staff
- The museum has appropriate measures to ensure the safety and security of people, its collections and/or objects, and the facilities it owns or uses

## II. Project Justification

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- The museum has an effective program for the care and long-term maintenance of its facilities.
- The museum is clean, well-maintained, and provides for the visitors' needs.
- The museum takes appropriate measures to protect itself against potential risk and loss .

The NHM has increasing difficulty meeting these accreditation standards for these reasons:

1. Code non-compliance **compromises the safety and security** of visitors and staff.
2. **Environmental** requirements of museum collections cannot be met by the current building systems.
3. **Program space allocation is inadequate** to meet the needs of specific audience segments, particularly school groups seeking to address the state's social studies standards.

### Safety and Security

The NHM has multiple areas that fail to meet codes for fire and life safety, ADA, and current building codes. These include the restrooms on all floor levels, the elevators, the open staircase, and seating in the tiered auditorium. **Minimum fire exiting requirements cannot be met in the current configuration.** Lack of program space has led to inappropriate use of corridors and elevator lobbies for storage and congregating groups of students. **These conditions compromise the safety and security of visitors and staff.**

### Museum Environmental Requirements

NSHS has been mandated by state statute to collect and preserve Nebraska's cultural heritage in trust for the people of the state. **A proper environment is critical to fulfilling this important responsibility.** An HVAC system is vital to maintain the museum's physical plant and provide an appropriate and comfortable environment for all patrons, visiting school children, families, and staff. **Proper temperature and humidity levels are essential to preserve Nebraska's historical collections for the benefit of present and future generations.** Temperature fluctuations can cause discoloration, adhesive and joint failure, staining, and deterioration of historic artifacts.

**This project** does not include the design or fabrication of new exhibits, but it **creates the appropriate environment to house them.** The permanent exhibit halls on the second and third

levels will receive new lighting, new HVAC systems, paint and carpet. The temporary exhibit space on first floor will be reconfigured into one primary space with appropriate museum lighting and temperature and humidity controls.

### **Program Space Allocation**

To effectively engage young audiences, the museum education program has become increasingly interactive. Beyond tours and lectures, programs now offer opportunities for students to explore the past through hands-on experiences and direct investigation. To support these activities, educational spaces require flexibility, storage for materials and equipment, appropriate educational technologies, good lighting, and access to water. These areas must be inviting to families and larger groups. Over 50% of visitors to the museum come in groups of 20 or more. The building, however, was never designed with this kind of demand in mind.

Adult program offerings at the NHM have grown consistently over recent years. A large number of these programs are offered in the 100-seat auditorium which is often filled to capacity. The proposed new flexible auditorium and multi-purpose room will be designed for community meetings and educational programs to meet the demands of current and future user groups.

### **B. Alternatives Considered**

Various options and alternatives were examined and considered during the programming process. These included constructing a new museum, expanding the museum at its current location, relocating functions out of the existing building, and renovating the museum at its current location.

**New Building. Building a new museum was dismissed due to its prohibitive cost.** The project cost of building a new museum is estimated at approximately \$ 250 to \$350/SF, based on recently constructed museums in other states in our region, compared to an estimated project cost of \$123/SF to renovate. The cost of a new 77,000 SF building (the size of the existing NHM) would cost between \$18.5 million and \$25 million to construct.

**Building Expansion. Expanding at the current location** by purchasing and demolishing the three-story apartment building west of the NHM or by expanding vertically **was examined and**



**ruled out due to the high expense and doubtful feasibility.** Previous inquiries regarding the availability of the property on the west were not successful and the cost and disruption of adding a floor was deemed impractical.

**Relocation of Functions.** Relocating some of the functions currently housed in the NHM was also evaluated. One function that could relocate if an adequate facility were available, is the Museum Collections department. Museum Collections is housed in the basement of the NHM in space that is difficult to access and environmentally control. A new state-of-the-art collections storage and archives facility would be the ideal solution and continues to be a long term goal of the NSHS if funding can be obtained in the future. However, this option does not seem feasible in the foreseeable future, nor does it help solve the immediate needs of the NHM facility for adequate exhibit and visitor space.

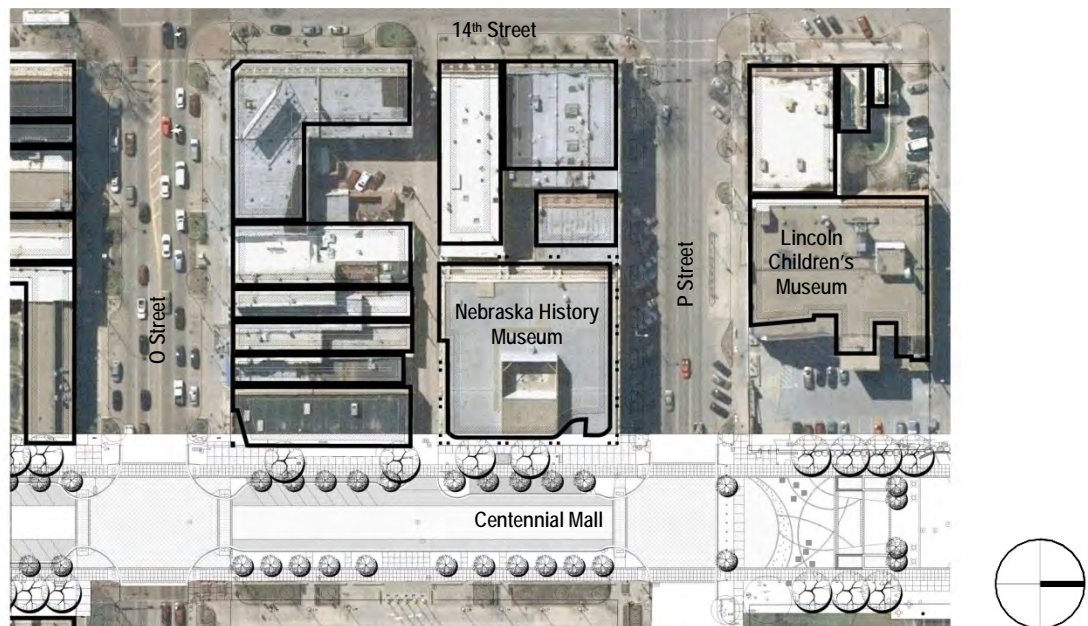
Another department, the Nebraska Highway Archeology Program, was determined to be a suitable candidate to relocate out of the building because it does not provide museum-specific public services. By relocating this small department out of the building, space can be captured on the third floor for a new open stair and additional exhibit space. This option was viewed as the most expedient and cost effective approach and has been incorporated into this program statement.

**Building Renovation. The best alternative was deemed to be partial renovation of the building to meet the most critical needs of the NHM** – building systems, code-compliance, visitor/audience experience, and program space needs. It involves a complete renovation of the first floor, new restrooms and vertical circulation (stairs and elevator) on first, second and third floors. Other improvements on second and third floor are largely confined to new ceilings, lighting, paint, and floor covering, and the expansion of exhibit space on third floor in space vacated by the Archeology Department. The project does not include new exhibits or renovation of staff offices and work areas on the upper floors.

### III. Location & Site Considerations

#### A. Existing Site

The existing Nebraska History Museum is located at 131 Centennial Mall North, Lincoln, Nebraska, in Lancaster County. The site is located near the north end of Centennial Mall on the southwest corner of the intersection of 15<sup>th</sup> and P Streets in downtown Lincoln.



#### B. Statewide building inventory

The Nebraska History Museum is listed on the Statewide Building Inventory as 54ZZ0121100B and by the name "State Museum of History."

#### C. Influence of project on existing site conditions

##### (1) Relationship to Neighbors and Environment

The NHM is located at a key intersection in downtown Lincoln, at the corner of Centennial Mall P Street. This area is currently undergoing rehabilitation and enhancement and has been identified as a key element in the Downtown Lincoln Master Plan. P Street has been designated a prime retail corridor leading from the Haymarket to Union Plaza and the location of a potential future streetcar line. P Street is lined with retail, restaurants, theatres, parking

garages, and has two museums located on it, the Lincoln Children's Museum and the NHM. Buildings on the street are generally two-story, red, buff, or painted brick. Centennial Mall is primarily lined with state, federal, and city government buildings extending from the UNL campus to the State Capitol. The NHM should be designed to relate successfully to both conditions and activate both P Street and Centennial Mall as much as possible.

#### **(2) Utilities**

The building is connected to the city system for water, LES for electrical service, and the UNL central plant for chilled water and steam. The building is not connected to the State of Nebraska's fiber optic loop, although NSHS would like to explore that option. The NHM internet service provider is Windstream. The capacities of existing systems have been adequate to meet existing utility needs. Because this project is not likely to substantially change utilities usage, the capacity of existing utilities is deemed adequate to support this project.

Under an agreement that dates to the original construction of the building in 1967, there is an LES transformer room in the basement of the NHM. The transformer serves the museum and other buildings in the area. This poses an increased risk to the collections stored in the basement. During design of this project, alternative locations should be explored with LES, possibly at ground level off the alley.

#### **(3) Parking and Circulation**

The NHM has no public parking on the site, with the exception of one or two service stalls near the receiving dock off the alley on the south side of the building. Visitors can park on the street in metered parking or in nearby parking garages. A bus lane provides drop-off on the east side of the building.

The lack of convenient parking is a serious drawback for the NHM. Many visitors to the museum come from communities across the state and many out-of-town visitors are not familiar with or comfortable using parking garages in the area.

## IV. Comprehensive Plan Compliance

### A. Dates of previous plans

The NHM Program Statement is consistent with the following planning documents

- *Proposed Physical and Interpretive Planning Process for the Development of the NHM*, (May 6, 2011)
- *Top to Bottom Museum Assessment Interim Report to NSHS Board of Trustees* (February 17, 2011)
- *Performance Management for History Museums Visitor Survey Report*, American Association for State and Local History, 2009
- *AAM Accreditation Self-Study* document and *Visiting Committee Report* (2008)
- *AASLH Survey of Visitors to the Nebraska History Museum* (2009)
- *Nebraska State Historical Society Strategic Plan Update*, 2012-2015
- *Feasibility Study*, E-Design, LLC, (November 2011, Revised March 29, 2012)
- *Nebraska State Historical Society Facilities Master Plan*, BVH Architects (1997)

### B. Consistency with planning objectives

This project will help the Nebraska State Historical Society address four strategic planning initiatives and several specific objectives outlined in the Strategic Plan Update, 2012-2015.

Four strategic planning initiatives are listed in the plan:

- **Initiative #1.** Preserve the stories of Nebraska.
- **Initiative #2.** Open up our histories.
- **Initiative #3.** Inform decisions that will build Nebraska's future.
- **Initiative #4.** Acquire and use resources.

Several strategic planning objectives are supported by this project:

- **Objective 8.2.** Explore long-term feasibility of Nebraska History Museum building systems and public service renovation.
- **Objective 2.4.** Maintain accreditation status for the Nebraska History Museum.

## IV. Comprehensive Plan Compliance

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- **Objective 4.1.** Develop a plan to maximize exhibit space in renovated Nebraska History Museum building and begin planning for a long-term core exhibit on the place and the people of Nebraska from ancient times to the 21st century, using research/interpretation, collecting and IT plans.

The project is also consistent with a number of the goals articulated in the *Top to Bottom Report* (February 17, 2011):

- Maximizing effective and useable exhibit spaces on the first floor.
- Modernization in the auditorium in terms of seating capacity, lighting, an entrance directly from P Street, a new sound and projection system, etc.
- Improving and updating the vertical access in the NHM.
- Remodeling of the permanent and changing exhibitions spaces on the second and third floors.
- Providing useful group education spaces throughout the museum.
- Providing effective wayfinding and signage to support all of this.
- Planning for and designing electronic systems to provide for sound, Internet and other communications throughout the Museum including a studio space from which programming can be sent electronically out to locations throughout the state.
- Ensuring that “small” exhibit spaces such as elevator lobbies and hallways are used to tell the stories of Nebraska.

## V. Analysis of Existing Facilities

### A. Functions / purpose of existing programs as they relate to the proposed project

Table 1 below summarizes the existing programs housed in the NHM. All will continue to be housed in the renovated facility with the exception of Archeology.

<b>I.D.</b>	<b>Spaces</b>	<b>Extg NSF</b>
1.0	Galleries	24820
2.0	Collections	11729
3.0	Education	4623
4.0	Exhibit Fabrication	3232
5.0	Administration	1016
6.0	Archeology	2334
7.0	Landmark Store	938
8.0	Visitor Services	2834
9.0	Building Maintenance	2109
<b>Total Existing NSF</b>		<b>53635</b>
<b>Total Existing GSF</b>		<b>73878</b>
<b>Efficiency</b>		<b>72.60%</b>

### B. Square Footage of Existing Areas

Table 2 below lists the existing square footage and room locations of the functions in the NHM facility. Existing space utilization is documented on the existing floorplans in Appendix B.

<b>Space I.D.</b>	<b>Space Description</b>	<b>room #</b>	<b>extg NSF</b>
<b>1.0</b>	<b>Galleries</b>		
1.1	Temporary Exhibit Galleries - 1st floor		
	Temporary exhibits	112	2736
	Temporary exhibits	103	974
1.2	2nd floor Exhibits		
	First Nebraskans exhibit	207	4971
	Nebraska Joins the Union exhibit	204	1453
	Building the State exhibit	206	5523
1.3	3rd floor Exhibits		
	WWII exhibit	308	4613
	Temporary exhibits	309	3424
	Temporary exhibits	321	1126
			<b>24820</b>

<b>TABLE 2. Existing Space Utilization (cont.)</b>			
<b>Space I.D.</b>	<b>Space Description</b>	<b>room #</b>	<b>extg NSF</b>
<b>2.0</b>	<b>Collections Department</b>		
2.1	Collections Offices		
	Office	209	1575
	Office	210	144
	Office	211	164
2.2	Collections Workroom & Storage		
	Collections workspace	030	419
	Collections workspace	033	80
	Collections workspace	213	768
	Collections workspace	214	215
	Collections file storage	215	306
	Storage	217	102
	Storage (Native American)	212	329
	Collections file room	216	102
2.4	Museum Collections Storage		
	Storage	005	4268
	Storage	003	934
	Storage	025	341
	Storage	026	517
	Storage	027	515
	Storage	029	137
	Microfilm vault	016	626
	Historic weapons vault	012	187
			<b>11729</b>
<b>3.0</b>	<b>Education</b>		
3.1	Meeting / Multipurpose Rooms		
	Auditorium	128	1008
	Conference room	115	789
3.2	Meeting Room storage		
	Auditorium storage	127	94
	Auditorium storage	129	64
	Auditorium storage	130	192
	Auditorium storage	135	113
3.3	Hands-On Education Areas		
	Investigation Station	133	1146
	Activity Center	311	618
	Activity Center storage	312	39
	Activity Center storage	313	38
	Activity Center storage	134	522
			<b>4623</b>

V. Analysis of Existing Facilities

<b>TABLE 2. Existing Space Utilization (cont.)</b>			
<b>Space I.D.</b>	<b>Space Description</b>	<b>room #</b>	<b>extg NSF</b>
<b>4.0</b>	<b>Exhibit Fabrication</b>		
4.1	Exhibits Offices		
	Exhibits office	314	441
	Exhibits office	315	109
	Exhibits office	316	112
4.2	Exhibits Workspaces		
	Exhibit workshop	317	1097
	Woodshop	319	886
	Finish	318	528
	Storage	320	59
			<b>3232</b>
<b>5.0</b>	<b>Administration</b>		
5.1	Administrative Offices		
	Director's office	119	135
	Office	120	128
	Office	121	141
	Reception/clerical	122	512
	Storage	124	100
			<b>1016</b>
<b>6.0</b>	<b>Archeology</b>		
6.1	Archeology Workspaces		
	Archeology office	302	291
	Archeology lab	305	240
6.2	Archeology Storage		
	Storage	303	191
	Storage	304	194
	File storage	307	173
	File storage	310	1245
			<b>2334</b>
<b>7.0</b>	<b>Retail</b>		
7.1	Landmark Store	104	720
7.2	Retail office/storage	105	218
			<b>938</b>
<b>8.0</b>	<b>Visitor Services</b>		
8.1	Public Entrance / Gathering Areas		
	Reception	101	311
	Great Hall	102	1774
8.2	Visitor Services Offices		
	Security office	114	223
8.3	Catering/Food Support		
	Kitchenette	116	156
	Staff room/catering	118	370
			<b>2834</b>



<b>Space I.D.</b>	<b>Space Description</b>	<b>room #</b>	<b>extg NSF</b>
<b>9.0</b>	<b>Building Maintenance</b>		
9.1	Building Maintenance Storage		
	Storage	009	185
	Storage	006	77
	Janitor storage	032	1015
9.2	Receiving		
	Receiving lower level	013	195
	Receiving 1st floor	136	400
9.3	Janitor Closets		
	janitor closet	108	27
	janitor closet	137	105
	janitor closet	204	69
	janitor closet	306	36
			<b>2109</b>
	<b>Total Existing NSF</b>		<b>53635</b>
	<b>Total Existing GSF</b>		<b>73878</b>
	<b>Efficiency</b>		<b>72.60%</b>

**C. Utilization of Existing Space by Facility, Room, and/or Function**

See Table 2 above for room utilization data and Appendix B, Existing Plans.

**D. Facility Deficiencies**

**1. Physical Deficiencies**

**a) Architectural**

**Building Envelope.** The exterior enclosure conditions vary generally from fair to poor. The exterior masonry façade is in good condition with some limited areas of water staining and mortar joint erosion due to excessive water action. The cast-in-place concrete columns and spandrel beams are in fair to poor condition at some areas. As noted in a previous section of this document, the drainage system from the spandrel beams consists of a small drain placed in the horizontal surface of the beams typically at third points in each span. This drain is connected to an interior drain line. These lines and drains are either clogged or deteriorated causing water to spill over the side of the beam causing deterioration and staining / organic growth to occur. Water is also entering the interior wall systems and it is suspected that corroded/failing drain lines is the source of water. At least one location cracking of the

spandrel beam was observed and the crack seems to be correlated to the location of the interior drain line. This indicates that water is entering the building envelope and starting to cause deterioration to the building structural systems. The exterior plaster soffits at the first floor level where the façade is recessed back from the building face are in either good to fair condition. Some cracking and deterioration was observed but is mostly a localized condition.

**Interior Finishes.** At the interior of the museum, the interior finish systems are also generally in good to fair condition. The main entrance contains a terrazzo floor that is in fair condition and performing well. It has some localized cracking and areas that were in-filled or repaired in the 1980's museum conversion. The interior terrazzo stairs are in fair condition but do not meet current building/life safety codes. Painted plaster and CMU walls are in fair condition and carpeted floors throughout the galleries and office areas are in fair to poor condition. VCT floor finishes at the exhibit prep and collections offices are in fair condition and ACT and plaster ceiling systems in galleries, offices and public areas are in fair condition. Many of the interior wall/ceiling systems are not fire code compliant. Throughout the interior there are many ADA compliance issues, including door hardware, restroom design and accessible route violations.

### **b) HVAC & Plumbing System**

**Air Handlers.** The majority of the existing air handling units and mechanical equipment were installed in 1967 and are well beyond their useful life. These systems were also originally installed to serve a different use than a museum. The existing air handling units were originally dual duct AHU's that were modified in 1981 to serve as VAV air handling units. The existing air handling units are not able to satisfy the building's temperature and humidity requirements. They also do not have adequate coil freeze protection and limited controls capabilities. The upgrades that were carried out in 1981 are now 31 years old, utilize outdated technology and are well beyond their useful life. The existing air handling units have reached the end of their useful life, therefore, the existing air handling unit systems need to be replaced. It was also reported that the existing air handling units are unable to maintain the desired 70-74 deg. F. and 45% relative humidity set points in the museum display and storage areas.

**Chillers.** The original cooling equipment was removed in 2003 and the building has been supplied with chilled water cooling capacity provided by the UNL District cooling system. This is

a reliable chilled water energy source that requires very minimal local maintenance. The drawback is the cost for the supplied chilled water. There are two chilled water pumps which are constant flow type and do not have variable frequency drives (VFD)'s.

**Boilers.** In 2003, three heating hot water boilers, a new flue lining and a rooftop flue exhaust negative pressure venting system were installed. There have been recent upgrades to the flue venting control system. This heating hot water system was reported to be in good operating condition.

**Ductwork.** The ductwork is routed from basement air handling units located in the existing lower level mechanical equipment room spaces. It may be feasible to reuse a significant amount of this ductwork to reduce remodeling costs.

**Air Intake.** The building's outside air intake is located near grade at street level on the north side of the building. It was reported that automobile exhaust fumes are drawn into the air handling/ air distribution systems. Code requires air to be drawn in at a level well above the street. The outside air intake and outside air ductwork are also undersized to provide full economizer operation when outdoor air enthalpy conditions would typically allow this. **Hot**

**Water.** Variable volume boxes with integral heating hot water reheat coils are located throughout the building to provide individual zone temperature controls. The reheat coils do not have 2-way automatic control valves, therefore, typical heating hot water pump motor variable frequency drives (VFD's) cannot be utilized without replacement of the heating coil control valves. The heating hot water pumps have operated beyond their useful life and the motors do not have VFD's and are not compatible with the use of VFD's. The existing temperature control system was reported to be functional, although it is very limited in control capabilities, functions and is not compatible with the other NDAS facility EMS systems. It was reported that the existing electric steam generating humidifiers installed in 2003 are undersized and unable to satisfy their desired 45% RH set points in the museum display and storage areas.

**Plumbing.** The sanitary sewage ejector pumps which serve the lower level sanitary sewer system are very old, unreliable and will need to be replaced soon. The building's water softener system is old and undersized and should be upgraded to serve the humidifier, water heating and

hydroid make-up water systems. Domestic hot water is provided with 50 gallon electric A.O. Smith water heaters with hot water circulation pumps. These water heaters and circulation pumps are functional. The domestic water piping is original to the building. Some new water piping has also been installed in 1981. The sanitary sewer piping is cast iron. There is also some existing abandoned in place steam, domestic water and sanitary sewer piping.

### c) Electrical

**Electrical Service.** The existing electrical service is a 2500A, 208Y/120V, 3-phase, 4-wire service. The utility company transformer is located in a transformer vault in the southeast corner of the building. The utility company is also using the transformers in this vault to serve other buildings in this area. The main switchboard is also located in the southeast corner of the basement and as long as the transformer remains in this location, the switchboard does not need to be changed. In the future, LES should explore alternatives to relocate the transformer to an above grade location somewhere in the area and eliminate this vault, which is showing signs of deterioration. Elimination of the vault would improve the functionality of the temporary exhibit space on the first floor and eliminate and improve LES access and control over the transformer.

**Panelboards.** The existing panelboards are scattered throughout the building. These panelboards are original to the building and it is extremely difficult to find parts for them, or to add circuit breakers. Some of the panelboards are overloaded due to the exhibit gallery lighting loads they must carry and become hot to the touch at times. This is a safety concern, and could cause a fire. Some of the existing panelboards are mounted on walls that are being removed as a part of this remodel. It is recommended that all of the panelboards on first, second, and third floors be replaced.

**Lighting.** The existing gallery lighting is accomplished with the use of track lighting, and each track head can be moved, or adjusted, as necessary to coordinate with the changing gallery displays. This concept is good, but the circuiting and switching need to be changed in order to provide a better design. The circuiting is currently overloaded in several of the gallery areas, and needs to be revised so that the total length of track on each circuit is reduced. This will require increasing the number of circuits that are used for track lighting in the galleries.

Most of the switching for the lighting is currently done by turning the circuit breakers on/off in the panelboards. Circuit breakers are not meant to be switched that often, which is shortening the life of the circuit breakers and panelboards. This is also very inconvenient for the staff to have to go to each of the panelboards, which are located in several locations, to turn the lights on and off each day.

The current lighting system does not meet the requirements of the Energy Code for lighting control. There may also be some areas that may exceed the watts/ft<sup>2</sup> requirement for the lighting in that space.

**Emergency Lighting.** The emergency lighting appears to have battery back-up, but these fixtures are quite old, and are not spaced close enough to adequately cover the paths of egress. The exit signs do not appear to have battery back-up, and a few of them are not even lit.

**Fire Alarm.** The existing fire alarm system was installed in 1982. Because of the age of this system, it likely does not meet all of the current fire alarm code requirements and it may not be possible to add new devices to this existing system. For these reasons, it needs to be replaced.

**Security System.** The cabling for the security system is currently coaxial type and it needs to be updated. We were told that the cabling for the telecommunications system also needs to be updated.

### d) Structural System

**Superstructure.** The primary framing system of this building is a traditional post and beam system. The main components are reinforced cast in place concrete beams and columns. The floor structure is a one-way reinforced cast in place concrete pan joist system. Much of the interior structure cannot be readily seen due to wall and ceiling coverings. As noted in the Building Envelope paragraph of the Architectural section, there are some beam and column locations at the exterior of the building that are noted to be in fair to poor condition based on the evidence of cracking. There are also some concrete beams located within the transformer vault which are in poor condition due to concrete spalling and exposed reinforcing bars.

**Foundation.** The foundation system of this building is a conventional shallow foundation system. The primary components are reinforced cast in place pad (column) footings and strip (wall) footings. Based on observation of the exterior building structure, there appears to be no significant foundation settlement problems.

### 2. Programmatic Deficiencies

The current configuration and allocation of space in the Nebraska History Museum is not appropriate or adequate for the types of programming that the museum provides. For instance, the lobby of the museum is a large space, lined with windows. Because of the amount of artifact-damaging UV light in this space, and because this space is frequently used to orient large tour groups, it is of limited use as exhibit or programming space. The square footage represented by this space is essentially wasted space and could be better used if the first floor were redesigned.

**Open Stair.** The first and second floors are bisected by a large non-code compliant staircase that takes up valuable programming space on first floor and equally valuable exhibit space on second. Visually, it blocks the view of the auditorium entrance, and because it does not continue on to third floor it confuses and discourages visitors about access to that floor. Moving this staircase to a location where it doesn't interfere with visitor movement into the programming spaces on first floor and designing it to go all the way to third floor would greatly improve visitor flow throughout the entire building.

**Auditorium.** The auditorium, with its tiered floor, antiquated sound and projection systems, limited seating and superfluous projection booth does not serve the needs of the NHM in the 21<sup>st</sup> century. Programming needs would be best met with a flat floor auditorium that could be set up in either theater, banquet or classroom-style seating as needs dictate. The room could be used for meetings, workshops, lectures, theater productions, or any number of activities.

**Multipurpose / Flexible Space.** The layout of the first floor of the museum does not allow for flexibility in space usage. If the meeting room, auditorium, catering kitchen, and open space were adjacent to each other and if appropriate walls of these rooms were movable (like those

used in conference centers) the NHM could configure space as appropriate to the needs of a program. While museum education is year-round activity, most large school groups come to visit during the spring. The ability to create education space that will accommodate large group activities for children part of the year, and house adult programming or temporary exhibits the rest of the year, would enhance the NHM programming capacity.

### **E. Replacement Cost of Existing Building**

**The estimated cost to replace** a three-story (plus basement) reinforced concrete and brick masonry museum structure **is estimated to be between \$18,469,500 and \$25,857,300 for a building of 73,878 GSF.**

## **VI. Facility Requirements and the Impact of the Proposed Project**

### **A. Functions/Purpose of the Proposed Program**

#### **(1) Activity Identification & Analysis**

The only change in function proposed for the NHM is the relocation of the Nebraska Highway Archeology Program (i.e. Archeology Department) from the building. Since 1960, the Nebraska Department of Roads (NDOR) has entered into agreements with the Nebraska State Historical Society and the University of Nebraska to evaluate all bridges, standing structures, and archaeological sites/cultural resources potentially impacted by construction. The Highway Archeology Program, which has evaluated over 1,000 proposed highway improvements, discovered over 200 previously unrecorded archeological sites, and photo documented hundreds of standing structures, has outgrown the space available in the NHM and currently must rent archeological artifact storage space in the Lincoln Children's Museum building. A new location that consolidates both functions should be identified. Relocation of the Archeology Department will free up space on the third floor of the NHM for construction of the proposed new open stair and additional exhibit space.

#### **(2) Projected Occupancy/Use**

No changes are anticipated in staffing levels (FTE) as a result of this project. This project does expect to generate an increase in museum usage by both the general public and schools, by making the building more accessible, more visible, and more inviting.

### **B. Space Requirements**

#### **(1) Square footage by individual areas and / or functions**

The following is a detailed space program for a renovated Nebraska History Museum. Existing rooms that will not be reconfigured in this project are noted with their existing room numbers. New spaces created from reconfigured space are noted "new" in the room number column. Spaces that are modified slightly (i.e. increased or decreased in size) are noted "modified."



VI. Facility Requirements

<b>TABLE 3. Proposed Space Needs</b>				
<b>Space I.D.</b>	<b>Space Description</b>	<b>room #</b>	<b>extg NSF</b>	<b>needed NSF</b>
<b>1.0 Galleries</b>				
1.1	Temporary Exhibit Galleries - 1st floor			
1.1.1	Temporary exhibits	new	2736	1845
1.1.2	Temporary exhibits	new	974	385
1.2	2nd floor Exhibits			
1.2.1	First Nebraskans Exhibit	207	4971	4971
1.2.2	Nebraska Joins the Union exhibit	modified	1453	1210
1.2.3	Building the State exhibit	modified	5523	4875
1.3	3rd floor Exhibits			
1.3.1	WWII exhibit	308	4613	4613
1.3.2	Temporary exhibits	modified	3424	4660
1.3.3	Temporary exhibits	modified	1126	385
			<b>24820</b>	<b>22944</b>
<b>2.0 Collections Department</b>				
2.1	Collections Offices			
2.1.1	Office	209	1575	1575
2.1.2	Office	210	144	144
2.1.3	Office	211	164	164
2.2	Collections Workroom & Storage			
2.2.1	Collections workspace	30	419	419
2.2.2	Collections workspace/storage	33	80	80
2.2.3	Collections workspace	213	768	768
2.2.4	Collections workspace	214	215	215
2.2.5	Collections file storage	215	306	306
2.2.6	Storage	217	102	102
2.2.7	Storage (Native American)	212	329	329
2.2.8	Collections file room	216	102	102
2.3	Museum Collections storage			
2.3.1	Storage	new		630
2.3.2	Storage	003	934	934
2.3.3	Storage - compact storage	new		2800
2.3.4	Storage	new		1590
2.3.6	Storage	026	517	517
2.3.5	Storage	027	515	515
2.3.6	Storage	029	137	137
2.3.7	Microfilm vault	016	626	626
2.3.8	Historic weapons vault	012	187	187
			<b>11729</b>	<b>12140</b>

## VI. Facility Requirements

**TABLE 3. Proposed Space Needs (cont.)**

Space I.D.	Space Description	room #	extg NSF	needed NSF
<b>3.0</b>	<b>Museum Education</b>			
3.1	Meeting / Multipurpose Rooms			
3.1.1	Auditorium/ large classroom	new		2500
3.1.2	Multipurpose room/classroom	new		750
3.1.3	Activity center	311	618	618
3.1.4	Activity center storage	312	39	39
3.1.5	Activity center storage	313	38	38
3.2	Storage			
3.2.1	Storage	new		143
3.2.2	Storage	new		135
3.2.3	Storage	new		135
3.2.4	Storage	new		180
3.3	Hands-on Education			
3.3.1	Hands-on "Investigation" room	new		1200
3.3.2	Education cart storage - 1st floor	new		70
3.3.3	Education cart storage - 2nd floor	new		35
3.3.4	Education cart storage - 3rd floor			35
3.4	Education Office Suite			
3.4.1	Museum Educator office	new		140
3.4.2	Curator of Education	new		140
3.4.3	Work study/intern workstations	new		300
3.4.4	Docent gathering area	new		200
3.5	Education Support			
3.5.1	Coats/tour group storage	new		100
			<b>4623</b>	<b>6758</b>
<b>4.0</b>	<b>Exhibit Fabrication</b>			
4.1	Exhibits Offices			
4.1.1	Exhibits office	314	441	441
4.1.2	Exhibits office	315	109	109
4.1.3	Exhibits office	316	112	112
4.2	Exhibits Workspaces			
4.2.1	Exhibit workshop	317	1097	1097
4.2.2	Woodshop	319	886	886
4.2.3	Finish	318	528	528
4.2.4	Storage	320	59	59
			<b>3232</b>	<b>3232</b>

VI. Facility Requirements

<b>TABLE 3. Proposed Space Needs (cont.)</b>				
<b>Space I.D.</b>	<b>Space Description</b>	<b>room #</b>	<b>extg NSF</b>	<b>needed NSF</b>
<b>5.0 Administration</b>				
5.1	Administrative Suite			
5.1.1	Assoc. Director for Interp & Ed	new		140
5.1.2	Reception/library	new		320
5.1.3	Storage	new		130
5.1.4	Copy/mail room	new		100
5.1.5	Small conference room/ supplies/files	new		150
5.2	IT Server	new		100
			<b>1016</b>	<b>940</b>
<b>6.0 Archeology</b>				
6.1	Archeology Workspaces			
	Archeology office	302	291	
	Archeology lab	305	240	
6.2	Archeology Storage			
	Storage	303	191	
	Storage	304	194	
	File storage	307	173	
	File storage	310	1245	
	<b>Storage</b>		<b>2334</b>	<b>0</b>
<b>7.0 Landmark Store</b>				
7.1	Landmark store	new		900
7.2	Retail storage/office	new		250
7.3	Retail office	new		120
			<b>938</b>	<b>1270</b>
<b>8.0 Visitor Services</b>				
8.1	Public Entrance / Gathering areas			
8.1.1	Reception lobby	new		1400
8.1.2	Visitor services / security desk	new		80
8.1.3	Visitor lockers & coat racks	new		200
8.1.4	Visitor service storage	new		180
8.1.5	Gathering area	new		750
8.1.6	Gathering/waiting area	new		100
8.2	Offices			
8.2.1	Visitors services office	new		140
8.3	Food Service			
8.3.3	Catering/break room	new		300
			<b>2834</b>	<b>3150</b>

**TABLE 3. Proposed Space Needs (cont.)**

Space I.D.	Space Description	room #	extg NSF	needed NSF
<b>9.0</b>	<b>Building Maintenance</b>			
9.1	Building Maintenance Storage			
9.1.1	Storage	009	185	185
9.1.2	Storage	006	77	77
9.1.4	Equipment storage	new		30
9.2	Receiving			
9.2.1	Receiving lower level	013	195	195
9.2.2	Receiving 1st floor	new		580
9.3	Janitor Closets			
9.3.1	Custodial closet - 1st floor	new		80
9.3.2	Custodial closet - 2nd floor	new		30
9.3.3	Custodial closet - 3rd floor	new		30
			<b>2109</b>	<b>1207</b>
<b>Total Existing NSF</b>			<b>53635</b>	<b>51641</b>
<b>Total Existing GSF</b>			<b>73878</b>	<b>76578</b>
<b>Efficiency</b>			<b>72.60%</b>	<b>67.44%</b>

**(2) Basis for square footage/planning parameters**

The proposed square footage assigned to each space was developed in consultation with staff and the project consultants who have planned and designed similar facilities.

**(3) Square footage difference between existing and proposed areas**

Table 4 below provides a comparison of the existing and proposed square footages. The slight reduction of net usable square footage and building efficiency created by the project is the result of meeting code requirements for ADA-accessible restrooms and safe circulation (stair replacement). It should be noted that first floor renovation is envisioned to create more flexible spaces for educational classrooms/meeting rooms, auditorium, and temporary exhibit galleries. This will allow NHM to meet multiple program needs and maximize utilization of space. In addition, museum collections storage in the basement will incorporate compact shelving systems which will dramatically increase the amount of storage possible in the space available.

<b>Space I.D.</b>	<b>Space Description</b>	<b>Existing NSF</b>	<b>Proposed NSF</b>	<b>var</b>
1.0	Galleries	24820	22944	(1876)
2.0	Collections	11729	12140	411
3.0	Education	4623	6758	2135
4.0	Exhibit Fabrication	3232	3232	0
5.0	Administration	1016	940	(76)
6.0	Archeology	2334	0	(2334)
7.0	Landmark Store	938	1270	332
8.0	Visitor Services	2834	3150	316
9.0	Building Maintenance	2109	1207	(902)
<b>Total Existing NSF</b>		<b>53635</b>	<b>51641</b>	<b>(1994)</b>
<b>Total Existing GSF</b>		<b>73878</b>	<b>76578</b>	
<b>Efficiency</b>		<b>72.60%</b>	<b>67.44%</b>	

**C. Impact of Project on Existing Space**

**(1) Reutilization and function(s)**

Not applicable. (The project will reuse all existing useable space.)

**(2) Demolition**

Not applicable. (The existing facilities will be reused in their entirety.)

**(3) Renovation**

Renovation work required at the building interior will generally consist of new wall, ceiling and floor systems and finishes at those areas being demolished and reconfigured. This includes the majority of first floor, the atrium/stair and restroom areas of the second and third floors and the new mechanical Room/collections storage areas in the basement of the museum. All other areas will receive minor work, which will include new ceiling systems due to the installation of new ductwork and lighting, new exterior wall finishes for the addition of new vapor barrier and insulation (at zones where temperature and humidity controls are needed), and new carpet and painting after renovation work is completed. All finishes and systems must be designed and selected for durability and ease of maintenance. In the case of ceiling systems, access to mechanical equipment, data wiring and lighting systems are very important.

## VI. Facility Requirements

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**First Floor Renovation.** An analysis was conducted to determine the best configuration to meet the NHM space needs within the existing building framework. Conceptual space adjacency diagrams were produced and are included in Appendix C illustrating one approach to building re-organization and improvements that will address building functionality and code compliance. These conceptual ideas include a new east entrance and atrium envisioned at the first floor located near the center of the façade to align with the existing elevator core. A new stair inserted into the atrium provides visitor access to all three levels of the museum. The existing non-conforming two-story stair would be removed at the center of the first (and second) floor(s) allowing more direct access to an enlarged multi-purpose auditorium. The Landmark Store is repositioned at the corner of P Street and Centennial Mall to allow for better “storefront” exposure to the retail traffic in the new P Street streetscape. Directly adjacent to the Landmark Store is the visitors’ service desk, the administrative offices and education offices arranged for efficient staffing and control of the entrance and store functions. The existing “Investigation Station” or Children’s Education space is relocated to the north side of first floor as well to help enliven the P Street environs. Its adjacency to the multi-purpose auditorium allows the potential for all spaces to be designed to be used as one large space if needed. A renovated temporary exhibit area is placed along the east or Centennial Mall façade at the southeast corner of first floor allowing direct deliveries of large objects from the alley or from the receiving area. Finally, new accessible restrooms and a catering kitchen are placed adjacent to the Auditorium and lobby area for ease of use.

**Second & Third Floor Renovation.** The second and third levels of the museum will remain largely as presently configured except for the new atrium and stair plus the addition of accessible restrooms on both levels. At the second floor the new restrooms are positioned where the existing stair opening is located. The restrooms at the third floor align with those below for efficient piping routing and to allow for janitorial and storage spaces.

**Basement Renovation.** The basement level of the museum will receive several modifications to accommodate the construction of a new mechanical room for air handlers and mechanical

## VI. Facility Requirements

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equipment serving the renovated floors above. The work envisioned would consist of gutting the existing mechanical room (Room 002) and converting it into a renovated collections storage area. This will require the building to be off line or closed for approximately six to eight months. Once the collections storage area is renovated, the collections stored in Room 005 will be moved to this space. The vacated collections storage area will then be converted and renovated into the new mechanical room for the building. This approach has several benefits. It eliminates the costly need for temporary relocation of the collections out of the building during the project. It moves collections storage away from overhead water lines, since no utilities would need to be routed overhead. New mechanical equipment will have better proximity to the boilers, which reduces the size and cost of the required ductwork.

After the new air-handling units are built and ready to go on-line, the building can be reopened while second and third floor remodeling proceeds. New units will be ready to connect to new ductwork on those floors as they come on line. Partial occupancy of the building on the second and third level by collections staff is desired and will need to be explored in future phasing studies during design.

The existing electrical transformer equipment located in the southeast corner of the basement is envisioned to be moved to grade level in the alley. The existing structure overhead in the transformer vault is deteriorated and does not provide an ideal location to either the NHM or to Lincoln Electric System. A new location that meets both Lincoln Electric System and the NHM's requirements will need to be explored during final design.

## VII. Equipment Requirements

### A. List of Available Equipment and Furnishings for Re-use

The NHM intends to largely reuse existing office furnishings, equipment and exhibit gallery furniture.

### B. Additional Equipment

#### (1) Furnishings and Accessories List

New equipment purchases will be confined to public gathering areas where programming is being expanded or significantly altered. This new equipment is essentially, new chairs and tables for the auditorium and public benches for the main museum lobby.

Table 5 below summarizes the new equipment and furnishings needed for the project. Equipment and furnishings are also noted on the room data sheets in Appendix A.

<b>Table 5. New Furnishings &amp; Equipment Requirements</b>			
<b>Space ID</b>	<b>Space Name</b>	<b>Items</b>	<b>Qty</b>
3.1.1	Auditorium/ Large Classroom	High density stacking chairs (seat upholstered)	250
		Chair dolly	6
		Flip top /nesting tables	25
		Lectern (mobile)	1
		Markerboard (mobile)	2
		Coat rack (72" hanger style folding rack)	2
		Video conferencing system	1
		Projector (ceiling mounted)	1
		Motorized projection screen	1
		Sound system (with microphones)	1
		AV controls	1
3.1.2	Multi-Purpose/ Classroom	High density stacking chairs	30
		Flip top /nesting tables	6
		Markerboard (mobile - 2 sided)	1
		Motorized projection screen	1
		Projector (ceiling mounted)	1
7.1.1	Landmark Store	Merchandising display (wall mount & free standing)	50 LF
		TV/monitors	3
8.1.1	Reception/Lobby	Lounge/soft seating chairs	4
		Side table	2



## VII. Equipment Requirements

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<b>Table 5. New Furnishings &amp; Equipment Requirements (cont.)</b>			
<b>Space ID</b>	<b>Space Name</b>	<b>Items</b>	<b>Qty</b>
8.1.2	Visitor Services Desk	Task chairs	2
8.1.5	Gathering Space	Lounge/soft seating chairs	2
		Side table	1
8.1.7	Atrium	Bench	2
8.1.9	Atrium	Bench	2
8.3.1	Waiting	Side chairs/stools	12
		Café tables	3
8.3.3	Catering/ Break Room	Refrigerator	1
		Microwave	2
		Dishwasher	2
		Coffee maker	1

### (2) Special or Technical Equipment List

The Project Budget includes security system, public address system, AV systems for the auditorium and meeting rooms, distance learning/video conferencing system, and electronic signage for interior and exterior. These items are included in the project budget.

## VIII. Design Considerations

### A. Construction Considerations

**Site Work.** It is anticipated that a minimum amount of site work will be required for the project. The majority of the work will entail developing accessible routes to enter the museum as the location of the entrance is changed. Close coordination of this work with that planned for the Centennial Mall renovation will be required to make sure the design of both efforts are well integrated, especially at the new east entrance to accommodate the proper grading and slope at the entrance. The Centennial Mall work will entail the removal of all sidewalk paving and existing streetscape materials at the east side of NHM, and potentially a great deal of the alley and P Street sidewalks. These areas will be replaced with new paving systems in accordance with the approved Centennial Mall renovation master plan. Modifications will be required in the NHM project to the existing exits at the alley and north stair to accommodate the revisions to the new sidewalks and abutting pavements.

**Building Exterior.** Renovation work required to the exterior of the NHM will be focused mainly on the concrete spandrel beams, the concrete columns, the concrete planters at street level, and the installation of new glazing and door systems.

The drainage systems located at the concrete spandrel beams require thorough inspection to ascertain the drain line condition. It is envisioned that while the interior wall systems are being upgraded with vapor barriers, the drain lines will be repaired or replaced. The concrete spandrel beams and many of the columns will also require repairs and cleaning to remove the organic growth caused by water overflowing from drains. The building brick masonry veneer, while in good condition, should be also be thoroughly inspected and poor mortar joints repaired with the appropriate mortar mixture.

The exterior scope of work will also entail the removal of a portion of the east façade to create a new atrium and museum entrance facing Centennial Mall. The first floor level facades will be expanded out from their current location to the building/property line at the north, east and

south facades. This façade expansion will require the removal of the filled-in concrete planters that remain from the original Elks Lodge and new floor structure inserted at these locations. This will provide waterproofing at the edge of the building to alleviate the problems of water infiltration that the NHM has experienced for many years. All new exterior glazing systems and entrance systems must utilize thermally broken aluminum frames fitted with high performance insulating glass with UV coatings to prevent ultra-violet light from entering the museum.

### **B. Building Systems**

**Chilled Water.** There are three main options for the chilled water system. One is to continue utilizing the UNL Utility Services-supplied chilled water since this is a fairly reliable chilled water source which requires no maintenance. This utility also serves the Nebraska State Capital, Governor's Mansion and the Nebraska State Office Building. The secondary chilled water pumps in the museum, which are currently constant flow type, should be upgraded to variable flow and pressure type to reduce the amount of chilled water (and resulting cost) used at this building.

The second option for chilled water is the same as above except to add a rooftop air cooled chiller with partial building cooling capacity. This would be a back-up chilled water system to serve the Museum display and artifact storage areas to maintain cooling and humidity if UNL chilled water service is disrupted or unavailable.

The third option for chilled water is to provide a new chilled water system that would serve the building and leave the UNL Utility Services-supplied chilled water system as the back-up system to serve the building if the new self-contained building chilled water system malfunctions.

These options should be explored further during the design phase of the project.

**Air Handlers.** The existing three-boiler heating hot water system can continue to be utilized to serve the VAV box reheat coils. We recommend that 40% propylene glycol be used to serve the preheat coils in the new air handling units. This requires incorporating a separate preheat

glycol loop and heat exchanger connected to the main building's boilers and heating hot water system.

In addition, we recommend new VAV-type central station air handling units with a dedicated building outside air make-up air handling unit. These could be located in the existing lower level mechanical equipment room spaces. The air handling units which serve the museum display areas should also have improved temperature and humidity control capabilities.

**Ductwork.** Much of the ductwork can likely be reused, assuming it is adequately sized, resealed, and cleaned by a NADCA certified duct cleaning contractor. Additional distribution ductwork and diffusers will also be required to serve the new floor plan and associated functions. The outside air intake should be relocated to the top of the building and enlarged with a new OA duct chase provided to the lower level MER's to provide a pollution-free source of outside ventilation air and economizer intake air.

**Piping & Controls.** A combination of constant volume and variable volume terminal boxes with integral heating hot water reheat coils are recommended throughout the entire building to provide individual zone temperature controls. The reheat coils should have 2-way automatic control valves and be served with the boiler heating hot water system without glycol to improve efficiency. Due to the age of the existing piping, new heating hot water piping is recommended as well as replacement of the reheat coil heating hot water pumps with variable frequency drives. A new DDC electronic temperature control energy management system (EMS) throughout the entire building should be installed, compatible with the other NDAS facilities. Relative humidity controls will be needed throughout the building and humidistats are required in collections storage and exhibit galleries.

**Humidity & Ventilation.** New humidifiers and steam dispersion grids with increased capacities need to be installed in the air handling units that serve the display spaces. The building system should maintain temperature between 55 and 60 degrees Fahrenheit and relative humidity between approximately 35 and 40%.

**Plumbing.** The sanitary sewage ejector pumps which serve the lower level sanitary sewer system should be replaced with a new duplex sewage ejector system. A new building water softener system is needed to serve the domestic hot water, hydronic systems and new humidifier make-up water systems. The existing 50 gallon electric A.O. Smith water heaters and hot water circulation pumps can be used until they reach the end of their useful life. The circulation pumps should be added to the building EMS. The domestic original water piping should be removed and replaced with new type "L" copper water piping as necessary to serve the new plumbing fixtures.

All existing abandoned mechanical systems, including steam, domestic water and sanitary sewer piping should be removed.

**Electrical Panels.** All original panelboards throughout the building should be replaced as parts are extremely difficult to find. These panelboards will be located in non-public areas and will be surface-mounted on the walls. These locations will be coordinated during the design process.

**Lighting.** New track lighting is recommended for all of the gallery spaces. A two circuit track will be used (in lieu of the existing four circuit track), and the lamping source for the track head fixtures should be chosen using a couple of different parameters. The intent is to choose a lamp source that will light the artifacts well, without damaging those same artifacts. Another consideration for choosing a lamp source is the cost, both initial and operating costs. Lighting throughout the non-gallery spaces may also include multiple lamp sources (i.e. fluorescent, incandescent, and LED), depending on what provides the most appropriate light in each area.

**Electrical Circuits.** In conjunction with the new lighting layout, circuiting must not be overloaded. Each circuit size should take into account the fact that track lighting will be adjusted as the museum displays change, and that the load on each circuit will change. The new lighting layouts for the building should not exceed the watts/ft<sup>2</sup> requirements of the Energy Code.

**Electrical Controls.** As per the Energy Code, each room needs to have its own control for switching. Switches will be provided at each gallery space and the owner will no longer use the circuit breakers to turn the lights on and off. The Energy Code also requires that general lighting can't be left on after-hours. This requirement will be met with the use of lighting control panels and occupancy switches.

**Emergency Exit Lighting.** All exit and emergency fixtures must be replaced and should have battery back-up. The emergency wall pack type fixtures should have a self-diagnostic function.

**Fire Alarm & Security System.** Based on the age of the existing fire alarm system, it is likely that it does not meet all of the current fire alarm code requirements and will therefore need to be replaced. The cabling for both the security system and the telecommunications system will need to be updated to either type Cat5 or Cat6 cable. This will be coordinated with the owner's requirements. Regarding egress requirements, the design team should work closely with the Nebraska State Fire Marshal to make sure that all design solutions meet current codes. While the conceptual plans included in Appendix C reflect current code assumptions, they have not yet been reviewed by the State Fire Marshal for fire and life safety code compliance.

**Equipment Power.** Power connections shall be provided to support any new mechanical equipment. This will include feeders to all new mechanical equipment along with new circuit breakers if required, and any required disconnect switches. The parameters of these connections will be determined during the design process.

### C. Structural Considerations

**Existing Stair Infill.** The new floor infill will consist of cast-in-place concrete on steel deck supported by new steel joists and beams. The existing structure at the perimeter of the two-story stair opening is unable to support the new floor infill structure. The infill will require columns to be installed through the first and basement levels of the existing building. These columns will

need to be supported by new footings. The locations of the new columns and footings will need to be coordinated with the existing first floor structure and foundation.

**Proposed New Stair.** This will require removing a significant portion of the existing cast-in-place concrete floor system at the second and third floors. A preliminary analysis was performed on the area of the structure adjacent to the proposed opening. Although the floor joists appear to be minimally affected, results indicate that removing this large portion of floor structure will create torsional loading on the primary beams (north and south of the new opening) which exceeds the allowable capacity of the beams. In order to counteract the torsional loading, structural modifications will be necessary. A complete structural analysis will need to be performed when this project progresses into the design development phase so that a structural modification most appropriate for the architectural design may be developed.

### **D. Life Safety/ADA**

All fire and life safety codes will be followed in accordance with applicable state law. ADA guidelines will be followed or exceeded where necessary.

### **E. Historic or architectural significance**

The Nebraska History Museum was constructed in 1967 as Lincoln Elks Lodge No. 80. It was substantially rehabilitated and altered in 1982 for use as the Nebraska History Museum. The building is not yet 50 years of age and therefore does not meet the minimum age criterion for listing on the National Register of Historic Places. A determination of whether the building is “eligible” for the National Register has not been made by the Nebraska State Historic Preservation Office at the date of this document.

In terms of the building’s integrity, the alterations made in 1982 did remove a substantial amount of the original interior fabric, especially at the second and third floors. All that remains of the original first floor is the elevator lobby, stair to second floor and half of the amphitheater. The exterior was substantially altered in 1982 as well, with the first floor east entrance being

totally removed and new first floor facades inserted at the east and north. The upper two floors (second and third) remain essentially as constructed in 1967.

The building is a good example of the late Modernism and New Formalism constructed in the state in the 1960s, including the Sheldon Museum of Art and the Stuhr Museum. Future renovations should respect the symmetry and exposed structural framework of the original design. In the reconfiguration of the first floor, steps should be taken to preserve and carefully patch the terrazzo flooring as much as possible and retain other interior features as brick walls and wood paneling. New features, such as the new staircase, should respect and be compatible with the architectural character of the building to the greatest extent possible.

### F. Artwork

1% of the estimated construction costs funded by the State of Nebraska, less the first \$500,000 as per state statute, will be budgeted for public artwork.

### G. Phasing

The project envisions a phased construction approach designed to minimize disruption to the museum's operations, protect museum collections, and maintain public access as much as possible. This will be accomplished through the following phases:

**Phase 1. Demolition & new mechanical room.** NHM will close to the public while systems are taken off-line and replaced. The mechanical system in Room 002 will be removed and museum collections in Room 005 will be relocated to Room 002 using a new space saver compact storage system. Room 005 will be converted to a new mechanical room and new equipment installed. The environment in the artifact storage spaces will be maintained by a temporary HVAC system.

Staff on second and third floors can remain in the building with mechanical service provided by temporary, flexible ductwork. Exhibit furniture and display items on second floor and third floor will be either draped and protected by scaffolding or removed from the building and stored off-site at the Gerald R. Ford Conservation Center in Omaha, which is operated by the



NSHS. The existing stairway and demising walls on first floor and the restrooms on second and third floors will be demolished.

**Phase 2. Construction.** NHM will continue to be closed to the public during construction of the expanded façade, new stairway, and new spaces on first floor. Total estimated time of closing is six to eight months.

### **H. Future Expansion**

Not applicable. There are no current plans to expand the building.

## IX. Project Budget & Fiscal Impact

### A. Cost Estimates Criteria

(1) Identify recognized standards, comparisons and sources used to develop the costs.

Costs were drawn from Means Costs Data and from consultations with restoration contractors.

(2) Identify the year and month on which the estimates are made and the inflation factors used.

The table below assumes a mid-point of construction date of December 2014, and assumed annual inflation rate of 3% in calculating the inflated costs.

(3) Gross and net square feet

The project consists of 51,641 NSF of space and 76,578 GSF of space.

(4) Total construction cost per gross square foot \$101.56 per GSF

(5) Total project cost per gross square foot \$119.38 per GSF

## B. Total Project Cost

<b>TABLE 7. Estimated Project Costs</b>	
<b>Description</b>	<b>Current Cost</b>
<b>PROBABLE BUILDING CONSTRUCTION COST</b>	7,268,452
Site Development and Infrastructure	7,268,452
Contingency	508,792
<b>TOTAL PROBABLE CONSTRUCTION COST</b>	<b>7,777,243</b>
A/E Fee and reimbursables	544,407
Geotech Soil Exploration	2,500
Furniture and Equipment	450,000
Moving Expenses	145,000
1% for Art	52,772
<b>TOTAL PROBABLE PROJECT COST</b>	<b>8,971,923</b>
Escalation to Mid-Point of Construction	<b>167,635</b>
<b>TOTAL PROBABLE PROJECT COSTS w/ escalation</b>	<b>9,142,058</b>

## C. Fiscal Impact

The estimated additional maintenance costs per year are \$0.

The estimated additional programmatic costs are \$0.

The applicable building renewal assessment charges are \$0. (Not applicable.)

## X. Funding

### A. Total Funds Required

\$9,142,058

### B. Project Funding Sources

The project will be partially funded by LB309 funds and the State of Nebraska Capital construction budget. The cost breakdown for each source of revenue is:

State of Nebraska Capital Budget Request \$7,142,058

LB309 Task Force for Building Renewal: \$2,000,000

### C. Fiscal Year Expenditures for Project Duration

<b>Description</b>	<b>Capital Budget</b>	<b>LB309</b>	<b>TOTAL</b>
Fiscal Year 2014	\$446,261	\$1,000,000	
Fiscal Year 2015	5,300,049	1,000,000	
Fiscal Year 2016	\$1,395,748		
<b>TOTAL EXPENDED</b>	<b>\$7,142,058</b>	<b>\$2,000,000</b>	<b>\$9,142,058</b>

## XI. Timeline

*Delete commas between month and year*

Program Statement Complete	September 2012
Legislative Approval	January-May 2013
A/E Selection	July 2013
Project Design & Construction Documents	8 months/or March 2014
Project Bidding	one month/or April 2014
Construction	15 months/or May 2014 thru August 2015
Substantial Project Completion	one month/or September, 2015
Move-In Complete	October 2015

Nebraska State Historical Society  
Nebraska History Museum Renovation

Program Statement

October 1, 2012

# Appendix A

## Room Data Sheets

## Appendix A – Room Data Sheets

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Program Code:	1.0			
Classification:	Galleries			
Space Number:	1.1.1			
Name of Space:	<b>Temporary Exhibits</b>			
No. of Spaces Required:	1	NASF/Space:	2,000	Total NASF 2,000
No. of Occupants/Space:	25-35 (varies dependent upon exhibit)			
Activities/Functions, Goals and Objectives:	Provide a large, open, and flexible area for temporary exhibitions of varying type, media, size and duration.			
Adjacency Requirements:	Must be adjacent to Reception Lobby with close proximity to the Visitor Service Desk and the vertical circulation paths.			
Environmental Requirements:	Heat/Cool:	68-72° F		
	Ventilation:	Ceiling		
	Lighting:	Adjustable Museum lighting; general illumination for staging/cleaning		
	Acoustics:	Acoustic privacy		
Materials:	Floor:	Terrazzo or porcelain tile (hardened surface)		
	Walls:	Gypsum wall board over plywood substrate, Skim coat all surfaces, Level 5 paint finish Acoustic panels as needed		
	Ceiling:	Acoustical ceiling tile with 0.7 NRC (+/-)		
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Control light from east exterior façade</li> <li>• Provide access for exhibit staging through south exterior wall</li> <li>• Data &amp; electrical outlets, as required to allow for exhibit flexibility</li> <li>• TV/CCTV as required for exhibit flexibility</li> <li>• Smoke detectors, as required</li> <li>• Signage for evacuation</li> <li>• Secure wireless capabilities for guests</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>			
Equipment/Furnishings Fixed:	None			
Equipment/Furnishings Movable:				

## Appendix A – Room Data Sheets

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Program Code:	2.0			
Classification:	Museum Collections Storage			
Space Number:	2.3.3			
Name of Space:	<b>Collections Compact Storage</b>			
No. of Spaces Required:	1	NASF/Space:	2,800	Total NASF
				2,800
No. of Occupants/Space:	N/A			
Activities/Functions, Goals and Objectives:	Humidity controlled high density storage for Museum Collection items.			
Adjacency Requirements:	Elevators & Receiving areas			
Environmental Requirements:	Heat/Cool:	70° F +/- 3°; 50% Humidity per AAM requirements		
	Ventilation:	Ceiling		
	Lighting:	General illumination – non-glare; UV sensitive/filtered		
	Acoustics:	N/A		
Materials:	Floor:	Resilient Flooring		
	Walls:	High density gypsum wall board, paint finish		
	Ceiling:	Acoustical ceiling tile		
Architectural and Utility Requirements:		<ul style="list-style-type: none"> <li>• Electrical outlets as required</li> <li>• Blocking in walls to support storage (as required)</li> <li>• Minimize/eliminate plumbing, piping, duct routing through space to reduce contaminant infiltration</li> <li>• Waterproof/seal adjacent exterior wall to ensure moisture and contaminants do not migrate through wall into controlled space.</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>		
Equipment/Furnishings Fixed:		<ul style="list-style-type: none"> <li>• None</li> </ul>		
Equipment/Furnishings Movable:		Compact Storage (new)		



## Appendix A – Room Data Sheets

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Program Code:	3.0			
Classification:	Museum Education			
Space Number:	3.1.1			
Name of Space:	<b>Auditorium/Large Classroom</b>			
No. of Spaces Required:	1	NASF/Space:	2,500	Total NASF 2,500
No. of Occupants/Space:	150-300 (varies dependent upon set-up)			
Activities/Functions, Goals and Objectives:	Provide a large, open, and flexible area that allows for different programmatic uses and configurations (i.e. auditorium, classroom, workshop, or banquet style) with varied group sizes.			
Adjacency Requirements:	Must be adjacent to Lobby/Temporary Exhibit space and the Education suite to allow for direct access when required programmatically. Ancillary support spaces including the catering kitchen and a general storage room for table, chair & AV equipment storage must have direct access to the larger room.			
Environmental Requirements:	Heat/Cool: 68-72° F Ventilation: Ceiling Lighting: General illumination – non-glare; Dimmable light levels for AV presentations. Acoustics: Sound buffering			
Materials:	Floor: Modular carpet Walls: High density gypsum wall board, paint finish Acoustic panels as needed Ceiling: Acoustical ceiling tile			
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Moveable wall system to subdivide space</li> <li>• Video conferencing system</li> <li>• Temperature controls for varied areas when divided</li> <li>• Electrical outlets as required; additional near catering area to support food service within space.</li> <li>• Ample electrical circuits for electrical equipment and devices</li> <li>• Sound system with wireless microphones</li> <li>• Motorized screen with permanently mounted projector</li> <li>• AV rack with plug in panel for guest speaker use</li> <li>• Smoke detectors, as required</li> <li>• Signage for evacuation</li> <li>• Secure wireless capabilities for guests</li> <li>• Materials selected for low maintenance and maximum longevity</li> <li>• Data outlets as required</li> </ul>			
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• Ceiling mounted projector</li> <li>• Motorized large projection screen (fixed)</li> </ul>			
Equipment/Furnishings Movable:	250 High Density stacking chairs (new) 25 Flip top/nesting tables – round & rectangular (new) 1 Lectern –mobile with data/electrical connections (new) 2 Markerboard – mobile (new) 2 Coat racks (existing)			

## Appendix A – Room Data Sheets

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Program Code:	3.0			
Classification:	Museum Education			
Space Number:	3.1.2			
Name of Space:	<b>Multi Purpose/Classroom</b>			
No. of Spaces Required:	1	NASF/Space:	800	Total NASF
				800
No. of Occupants/Space:	40-50 (varies dependent upon set-up)			
Activities/Functions, Goals and Objectives:	Provide a space to allow for a classroom setting or meeting/conference area for medium sized groups.			
Adjacency Requirements:	Near Restrooms & vertical circulation on 2 <sup>nd</sup> or 3 <sup>rd</sup> Level			
Environmental Requirements:	Heat/Cool:	68-72° F		
	Ventilation:	Ceiling		
	Lighting:	General illumination – non-glare; Dimmable light levels for AV presentations; under cabinet lighting at wall cabinets.		
	Acoustics:	Sound buffering		
Materials:	Floor:	Modular carpet/resilient flooring near sink area		
	Walls:	High density gypsum wall board, paint finish Tackable/Markboard wall surfaces		
	Ceiling:	Acoustical ceiling tile		
Architectural and Utility Requirements:		<ul style="list-style-type: none"> <li>• Temperature controls</li> <li>• Electrical outlets, as required</li> <li>• Telephone outlets, as required</li> <li>• Data outlets, as required</li> <li>• Sink &amp; faucet for incidental use</li> <li>• Ample electrical circuits for electrical equipment and devices</li> <li>• Motorized screen with permanently mounted projector</li> <li>• AV plug in panel for guest speaker use</li> <li>• Smoke detectors, as required</li> <li>• Signage for evacuation</li> <li>• Secure wireless capabilities for guests</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>		
Equipment/Furnishings Fixed:		<ul style="list-style-type: none"> <li>• Ceiling mounted projector</li> <li>• Motorized large projection screen (fixed)</li> <li>• Base &amp; wall cabinets (lockable)</li> </ul>		
Equipment/Furnishings Movable:	30	High Density stacking chairs (new)		
	6	Flip top/nesting tables (new)		
	1	Markerboard – mobile (new)		
	4	Education Mobile carts (existing)		

## Appendix A – Room Data Sheets

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Program Code:	3.0		
Classification:	Museum Education		
Space Number:	3.2.1 & 3.2.2		
Name of Space:	<b>Storage Room (adjacent to Auditorium)</b>		
No. of Spaces Required:	1	NASF/Space:	200
			Total NASF      200
No. of Occupants/Space:	N/A		
Activities/Functions, Goals and Objectives:	Storage space for chairs, tables, coat racks and AV equipment.		
Adjacency Requirements:	Auditorium		
Environmental Requirements:	Heat/Cool:	68-72° F	
	Ventilation:	Ceiling	
	Lighting:	General illumination – non-glare	
	Acoustics:	N/A	
Materials:	Floor:	Resilient Flooring	
	Walls:	High density gypsum wall board, paint finish	
	Ceiling:	Acoustical ceiling tile	
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Electrical outlets as required</li> <li>• Blocking in walls to support storage (as required)</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>		
Equipment/Furnishings Fixed:	• None		
Equipment/Furnishings Movable:	See Moveable Equipment list for Space 3.1.1 – Auditorium.		

## Appendix A – Room Data Sheets

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Program Code:	3.0			
Classification:	Museum Education			
Space Number:	3.2.3			
Name of Space:	<b>Storage Room (adjacent to Multi Purpose/Classroom)</b>			
No. of Spaces Required:	1	NASF/Space:	125	Total NASF 125
No. of Occupants/Space:	N/A			
Activities/Functions, Goals and Objectives:	Storage space for chairs, tables, coat racks and AV equipment.			
Adjacency Requirements:	Auditorium			
Environmental Requirements:	Heat/Cool:	68-72° F		
	Ventilation:	Ceiling		
	Lighting:	General illumination – non-glare		
	Acoustics:	N/A		
Materials:	Floor:	Resilient Flooring		
	Walls:	High density gypsum wall board, paint finish		
	Ceiling:	Acoustical ceiling tile		
Architectural and Utility Requirements:	<ul style="list-style-type: none"><li>• Electrical outlets as required</li><li>• Blocking in walls to support storage (as required)</li><li>• Materials selected for low maintenance and maximum longevity</li></ul>			
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"><li>• None</li></ul>			
Equipment/Furnishings Movable:	See Moveable Equipment list for Space 3.1.2 – Multi Purpose Rm/Classroom.			

## Appendix A – Room Data Sheets

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Program Code:	3.0		
Classification:	Museum Education		
Space Number:	3.3.1		
Name of Space:	<b>Hands-On “Investigation Station” Room</b>		
No. of Spaces Required:	1	NASF/Space:	1,200
			Total NASF
			1,200
No. of Occupants/Space:	35-50 (varies dependent upon displays)		
Activities/Functions, Goals and Objectives:	Open area for users to experiment with hands-on educational equipment and activities.		
Adjacency Requirements:	Must be adjacent to the Education Office Suite & exterior windows to allow for visual connectivity with the adjacent street.		
Environmental Requirements:	Heat/Cool: 68-72° F Ventilation: Ceiling – natural daylight preferred Lighting: General illumination – non-glare; Dimmable light levels for varying uses. Acoustics: Sound buffering		
Materials:	Floor: Modular carpet Walls: High density gypsum wall board, paint finish; Tackable wall surface Acoustic panels as needed Ceiling: Acoustical ceiling tile		
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Ample electrical circuits for electrical equipment and devices</li> <li>• Smoke detectors, as required</li> <li>• Signage for evacuation</li> <li>• Secure wireless capabilities for guests</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>		
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• Supply storage (lockable casework)</li> </ul>		
Equipment/Furnishings Movable:	Hands on experimental stations (existing)		

## Appendix A – Room Data Sheets

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Program Code:	3.0		
Classification:	Museum Education		
Space Number:	3.3.2		
Name of Space:	<b>Storage (Adjacent to Investigation Station Room)</b>		
No. of Spaces Required:	1	NASF/Space:	100
			Total NASF
			100
No. of Occupants/Space:	N/A		
Activities/Functions, Goals and Objectives:	Storage space for office & educational supplies.		
Adjacency Requirements:	Investigation Room & Education Office Suite		
Environmental Requirements:	Heat/Cool:	68-72° F	
	Ventilation:	Ceiling	
	Lighting:	General illumination – non-glare	
	Acoustics:	N/A	
Materials:	Floor:	Resilient Flooring	
	Walls:	High density gypsum wall board, paint finish	
	Ceiling:	Acoustical ceiling tile	
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Electrical outlets as required</li> <li>• Blocking in walls to support storage (as required)</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>		
Equipment/Furnishings Fixed:	• None		
Equipment/Furnishings Movable:	Shelving (existing)		

## Appendix A – Room Data Sheets

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Program Code:	3.0						
Classification:	Museum Education						
Space Number:	3.3.3 & 3.3.4						
Name of Space:	<b>Storage (for Education Carts)</b>						
No. of Spaces Required:	2	NASF/Space:	50	Total NASF	100		
No. of Occupants/Space:	N/A						
Activities/Functions, Goals and Objectives:	Storage space for educational mobile carts.						
Adjacency Requirements:	Spaces to be on the 2 <sup>nd</sup> and 3 <sup>rd</sup> levels near the classroom or gathering area on those respective floors.						
Environmental Requirements:	Heat/Cool:	68-72° F					
	Ventilation:	Ceiling					
	Lighting:	General illumination – non-glare					
	Acoustics:	N/A					
Materials:	Floor:	Resilient Flooring					
	Walls:	High density gypsum wall board, paint finish					
	Ceiling:	Acoustical ceiling tile					
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Electrical outlets as required</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>						
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• None</li> </ul>						
Equipment/Furnishings Movable:	2 Educational carts (existing)						

## Appendix A – Room Data Sheets

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Program Code:	3.0							
Classification:	Museum Education							
Space Number:	3.4.1							
Name of Space:	<b>Museum Educator Office</b>							
No. of Spaces Required:	1	NASF/Space:	140	Total NASF	140			
No. of Occupants/Space:	1							
Activities/Functions, Goals and Objectives:	Provide office space for the Museum Educator.							
Adjacency Requirements:	Other Education Suite offices							
Environmental Requirements:	Heat/Cool:	68-72° F						
	Ventilation:	Ceiling – natural light desired						
	Lighting:	General task/ illumination – non-glare						
	Acoustics:	Acoustical privacy required						
Materials:	Floor:	Modular carpet						
	Walls:	Gypsum wall board – full height, paint finish						
	Ceiling:	Acoustical ceiling tile						
Architectural and Utility Requirements:		<ul style="list-style-type: none"> <li>• Private for discussions with staff, visitors, etc.</li> <li>• Visually communicates the organization's brand &amp; image</li> <li>• Temperature controls</li> <li>• Electrical outlets, as required</li> <li>• Telephone outlets, as required</li> <li>• Data outlets, as required</li> <li>• Smoke detectors, as required</li> </ul>						
Equipment/Furnishings Fixed:		<ul style="list-style-type: none"> <li>• None</li> </ul>						
Equipment/Furnishings Movable:		<ul style="list-style-type: none"> <li>1 Desk (existing)</li> <li>1 Task Chair (existing)</li> <li>1 Computer with monitor (existing)</li> <li>1 Telephone (existing)</li> <li>1 Bookcase/Bookshelves (existing)</li> <li>1 File cabinets (existing)</li> <li>2 Waste &amp; recycling receptacles (existing)</li> </ul>						



## Appendix A – Room Data Sheets

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Program Code:	3.0		
Classification:	Museum Education		
Space Number:	3.4.2		
Name of Space:	<b>Curator of Education Office</b>		
No. of Spaces Required:	1	NASF/Space:	140
			Total NASF
			140
No. of Occupants/Space:	1		
Activities/Functions, Goals and Objectives:	Provide office space for the Museum’s Curator of Education.		
Adjacency Requirements:	Other Education Suite offices		
Environmental Requirements:	Heat/Cool:	68-72° F	
	Ventilation:	Ceiling – natural light desired	
	Lighting:	General illumination – non-glare	
	Acoustics:	Acoustical privacy required	
Materials:	Floor:	Modular carpet	
	Walls:	Gypsum wall board – full height, paint finish	
	Ceiling:	Acoustical ceiling tile	
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Private for discussions with staff, visitors, etc.</li> <li>• Visually communicates the organization’s brand &amp; image</li> <li>• Temperature controls</li> <li>• Electrical outlets, as required</li> <li>• Telephone outlets, as required</li> <li>• Data outlets, as required</li> <li>• Smoke detectors, as required</li> </ul>		
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• None</li> </ul>		
Equipment/Furnishings Movable:	1	Desk (existing)	
	1	Task Chair (existing)	
	1	Computer with monitor (existing)	
	1	Telephone (existing)	
	1	Bookcase/Bookshelves (existing)	
	1	File cabinets (existing)	
	2	Waste & recycling receptacles (existing)	

## Appendix A – Room Data Sheets

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Program Code:	3.0						
Classification:	Museum Education						
Space Number:	3.4.3						
Name of Space:	<b>Education Work study/intern workstations</b>						
No. of Spaces Required:	1	NASF/Space:	150	Total NASF	150		
No. of Occupants/Space:	2						
Activities/Functions, Goals and Objectives:	Provide open office space for the work study/ interns in the Education Department.						
Adjacency Requirements:	Other Education Suite offices						
Environmental Requirements:	Heat/Cool:	68-72° F					
	Ventilation:	Ceiling – natural light desired					
	Lighting:	General illumination – non-glare					
	Acoustics:	Sound buffering					
Materials:	Floor:	Modular carpet					
	Walls:	Gypsum wall board – full height, paint finish Systems furniture will likely create “workspace”					
	Ceiling:	Acoustical ceiling tile					
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Semi-private for phone conversations, etc.</li> <li>• Visually communicates the organization’s brand &amp; image</li> <li>• Temperature controls</li> <li>• Electrical outlets, as required</li> <li>• Telephone outlets, as required</li> <li>• Data outlets, as required</li> <li>• Smoke detectors, as required</li> </ul>						
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• None</li> </ul>						
Equipment/Furnishings Movable:	2	Modular Systems furniture (existing)					
	2	Task Chair (existing)					
	2	Computer with monitor (existing)					
	2	Telephone (existing)					
	2	Bookcase/Bookshelves (existing)					
	2	File cabinets (existing)					
	4	Waste & recycling receptacles (existing)					

## Appendix A – Room Data Sheets

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Program Code:	3.0			
Classification:	Museum Education			
Space Number:	3.4.4			
Name of Space:	<b>Docent Gathering Room</b>			
No. of Spaces Required:	1	NASF/Space:	250	Total NASF
				250
No. of Occupants/Space:	6-10			
Activities/Functions, Goals and Objectives:	Provide enclosed room for docents to gather or relax during their shift, receive intercompany mail, and store personal belongings for the docent staff.			
Adjacency Requirements:	Other Education Suite offices			
Environmental Requirements:	Heat/Cool: 68-72° F			
	Ventilation: Ceiling – natural light desired			
	Lighting: General illumination – non-glare			
	Acoustics: Sound buffering			
Materials:	Floor: Modular carpet			
	Walls: Gypsum wall board – full height, paint finish			
	Ceiling: Acoustical ceiling tile			
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Private for group conversation/instruction</li> <li>• Visually communicates the organization's brand &amp; image</li> <li>• Temperature controls</li> <li>• Electrical outlets, as required</li> <li>• Telephone outlets, as required</li> <li>• Data outlets, as required</li> <li>• Smoke detectors, as required</li> </ul>			
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• Mailboxes (30 individual slots/spaces)</li> <li>• Lockers - 12 – 4'-0" metal lockers with locks)</li> <li>• Coat rack (wall mounted w/ shelf)</li> <li>• Marker/Tack board combination (4'-0 x 8'-0")</li> <li>• Bookcase (existing)</li> </ul>			
Equipment/Furnishings Movable:	1 Conference table (existing) 6 Side chairs (existing)			

## Appendix A – Room Data Sheets

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Program Code:	3.0						
Classification:	Museum Education						
Space Number:	3.4.5						
Name of Space:	<b>Storage (General Educational supplies)</b>						
No. of Spaces Required:	1	NASF/Space:	300	Total NASF	300		
No. of Occupants/Space:	N/A						
Activities/Functions, Goals and Objectives:	Storage space for educational supplies.						
Adjacency Requirements:	Education Office Suite						
Environmental Requirements:	Heat/Cool:	68-72° F					
	Ventilation:	Ceiling					
	Lighting:	General illumination – non-glare; under cabinet lighting/task lighting at work surfaces.					
	Acoustics:	N/A					
Materials:	Floor:	Resilient Flooring					
	Walls:	High density gypsum wall board, paint finish					
	Ceiling:	Acoustical ceiling tile					
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Electrical outlets, as required for varied equipment</li> <li>• Data outlets, as required for varied equipment</li> <li>• Blocking in walls to support storage (as required)</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>						
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• Base &amp; wall cabinets of varying configurations</li> <li>• Counter/layout space (plastic laminate)</li> </ul>						
Equipment/Furnishings Movable:	File Cabinets (existing)						

## Appendix A – Room Data Sheets

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Program Code:	3.0		
Classification:	Museum Education		
Space Number:	3.5.1		
Name of Space:	<b>Coat/Cubby Storage</b>		
No. of Spaces Required:	1	NASF/Space:	100
			Total NASF
			100
No. of Occupants/Space:	N/A		
Activities/Functions, Goals and Objectives:	Open storage space for visitor coats, bags, belongings.		
Adjacency Requirements:	Education Office Suite & Visitor Reception Desk		
Environmental Requirements:	Heat/Cool:	68-72° F	
	Ventilation:	Ceiling	
	Lighting:	General illumination – non-glare;	
	Acoustics:	Sound buffering	
Materials:	Floor:	Resilient Flooring	
	Walls:	High density gypsum wall board, paint finish	
	Ceiling:	Acoustical ceiling tile	
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Electrical outlets, as required for varied equipment</li> <li>• Blocking in walls to support storage (as required)</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>		
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• Open casework for bags/belongings (Qty 25)</li> <li>• Hooks to support bags/coats (Qty 75)</li> </ul>		
Equipment/Furnishings Movable:	None		

## Appendix A – Room Data Sheets

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Program Code:	5.0		
Classification:	Administration		
Space Number:	5.1.1		
Name of Space:	<b>Associate Director for Interpretation &amp; Education</b>		
No. of Spaces Required:	1	NASF/Space:	140
			Total NASF 140
No. of Occupants/Space:	1		
Activities/Functions, Goals and Objectives:	Provide office space for the Associate Director for Interpretation & Education.		
Adjacency Requirements:	Other Administration Suite offices		
Environmental Requirements:	Heat/Cool: 68-72° F Ventilation: Ceiling – natural light desired Lighting: General task illumination – non-glare Acoustics: Acoustical privacy required		
Materials:	Floor: Modular carpet Walls: Gypsum wall board – full height, paint finish Ceiling: Acoustical ceiling tile		
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Private for discussions with staff, visitors, etc.</li> <li>• Visually communicates the organization's brand &amp; image</li> <li>• Temperature controls</li> <li>• Electrical outlets, as required</li> <li>• Telephone outlets, as required</li> <li>• Data outlets, as required</li> <li>• Smoke detectors, as required</li> </ul>		
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• None</li> </ul>		
Equipment/Furnishings Movable:	1 Desk (existing) 1 Task Chair (existing) 1 Computer with monitor (existing) 1 Telephone (existing) 1 Bookcase/Bookshelves (existing) 1 File cabinet (existing) 2 Waste & recycling receptacles (existing)		

## Appendix A – Room Data Sheets

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Program Code:	5.0			
Classification:	Administration			
Space Number:	5.1.2			
Name of Space:	<b>Reception/Library</b>			
No. of Spaces Required:	1	NASF/Space:	200	Total NASF
				200
No. of Occupants/Space:	2-8			
Activities/Functions, Goals and Objectives:	Provide area for receiving visitors, directing staff, conducting work required to support the Assistant Director & staff. Also provide waiting area for guests/visitors as well as a reference area for museum materials, etc.			
Adjacency Requirements:	Must be in close proximity to the Assistant Director's office, copy/mail room.			
Environmental Requirements:	Heat/Cool:	68-72° F		
	Ventilation:	Ceiling – natural light desired		
	Lighting:	General illumination – non-glare		
	Acoustics:	Sound buffering		
Materials:	Floor:	Modular carpet		
	Walls:	Gypsum wall board – full height, paint finish		
	Ceiling:	Acoustical ceiling tile		
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Private for group conversation/instruction.</li> <li>• Visually communicates the organization's brand &amp; image</li> <li>• Temperature controls</li> <li>• Electrical outlets, as required</li> <li>• Telephone outlets, as required</li> <li>• Data outlets, as required</li> <li>• Smoke detectors, as required</li> </ul>			
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• None</li> </ul>			
Equipment/Furnishings Movable:	2	Bookshelves (existing)		
	2	Side chairs (existing)		
	1	Desk (existing)		
	1	Computer with monitor (existing)		
	1	Printer (existing)		
	1	Telephone (existing)		
	1	File cabinet (existing)		
	1	Task chair (existing)		
	2	Waste & recycling receptacles (existing)		

## Appendix A – Room Data Sheets

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Program Code:	5.0			
Classification:	Administration			
Space Number:	5.1.3			
Name of Space:	<b>Copy/Mail Room</b>			
No. of Spaces Required:	1	NASF/Space:	100	Total NASF 100
No. of Occupants/Space:	1-3			
Activities/Functions, Goals and Objectives:	Copy/work/mail room to support the entire museum staff.			
Adjacency Requirements:	Administration Reception/Library			
Environmental Requirements:	Heat/Cool:	68-72° F		
	Ventilation:	Ceiling		
	Lighting:	General illumination – non-glare; under cabinet lighting at wall cabinets;		
	Acoustics:	Sound buffering		
Materials:	Floor:	Modular carpet		
	Walls:	High density gypsum wall board, paint finish		
	Ceiling:	Acoustical ceiling tile		
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Electrical outlets, as required for varied equipment</li> <li>• Data &amp; telephone outlets, as required</li> <li>• Open “knee” space for temporary workspaces</li> <li>• Blocking in walls to support storage (as required)</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>			
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• Base &amp; wall cabinets – varied configurations to include mail slots, paper storage, small office equipment storage (lockable)</li> <li>• Workspace/counter space for work processes</li> <li>• Tackboard (4’-0” x 4’-0”)</li> </ul>			
Equipment/Furnishings Movable:	1	Copier/printer/fax machine (existing)		
	2	Recycling & Waste receptacles		



## Appendix A – Room Data Sheets

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Program Code:	5.0		
Classification:	Museum Education		
Space Number:	5.1.4		
Name of Space:	<b>Storage (Adjacent to Admin Work/Copy Room)</b>		
No. of Spaces Required:	1	NASF/Space:	150
			Total NASF
			150
No. of Occupants/Space:	N/A		
Activities/Functions, Goals and Objectives:	Storage space for office supplies & files.		
Adjacency Requirements:	Administration Copy Room & Administration Reception		
Environmental Requirements:	Heat/Cool:	68-72° F	
	Ventilation:	Ceiling	
	Lighting:	General illumination – non-glare	
	Acoustics:	N/A	
Materials:	Floor:	Resilient Flooring	
	Walls:	High density gypsum wall board, paint finish	
	Ceiling:	Acoustical ceiling tile	
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Electrical outlets as required</li> <li>• Blocking in walls to support storage (as required)</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>		
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• None</li> </ul>		
Equipment/Furnishings Movable:	<ul style="list-style-type: none"> <li>File Cabinets (existing)</li> <li>Shelving (existing)</li> </ul>		

## Appendix A – Room Data Sheets

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Program Code:	5.0			
Classification:	Administration			
Space Number:	5.1.5			
Name of Space:	<b>Small Conference Room</b>			
No. of Spaces Required:	1	NASF/Space:	150	Total NASF 150
No. of Occupants/Space:	4			
Activities/Functions, Goals and Objectives:	Provide enclosed room for small group meetings, private consultations, or additional work space.			
Adjacency Requirements:	Administration Copy/Mail Room			
Environmental Requirements:	Heat/Cool:	68-72° F		
	Ventilation:	Ceiling – natural light desired		
	Lighting:	General illumination – non-glare		
	Acoustics:	Sound buffering		
Materials:	Floor:	Modular carpet		
	Walls:	Gypsum wall board – full height, paint finish		
	Ceiling:	Acoustical ceiling tile		
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Private for group conversation/instruction.</li> <li>• Visually communicates the organization's brand &amp; image</li> <li>• Floor box for power/data at table location</li> <li>• Temperature controls</li> <li>• Electrical outlets, as required</li> <li>• Telephone outlets, as required</li> <li>• Data outlets, as required</li> <li>• Smoke detectors, as required</li> </ul>			
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• Base &amp; wall cabinets of varying configurations (lockable)</li> </ul>			
Equipment/Furnishings Movable:	1	Conference like table (existing)		
	4	Side chairs (existing)		

## Appendix A – Room Data Sheets

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Program Code:	5.0			
Classification:	Administration			
Space Number:	5.2			
Name of Space:	<b>IT Server Room</b>			
No. of Spaces Required:	1	NASF/Space:	100	Total NASF 100
No. of Occupants/Space:	1			
Activities/Functions, Goals and Objectives:	Provide enclosed room for IT equipment, storage, and short term/temporary workspace for IT support team.			
Adjacency Requirements:	Administration Copy/Mail Room			
Environmental Requirements:	Heat/Cool:	68-72° F		
	Ventilation:	Excellent/additional ventilation required		
	Lighting:	General illumination – non-glare		
	Acoustics:	Sound buffering		
Materials:	Floor:	Static dissipative flooring		
	Walls:	Gypsum wall board with plywood overlay – full height, paint finish		
	Ceiling:	Acoustical ceiling tile		
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Maximize wall and overhead space for conduit, equipment rack location and overhead cable trays</li> <li>• Provide electrical capacity to support technical requirements</li> <li>• Temperature controls</li> <li>• Design for maximum flexibility to allow addition to or changing of network and building infrastructure systems.</li> <li>• Design to current State of Nebraska Information Technology Standards</li> </ul>			
Equipment/Furnishings Fixed:	1 Rack for Servers, routers, etc.			
Equipment/Furnishings Movable:	None			

## Appendix A – Room Data Sheets

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Program Code:	7.0				
Classification:	Landmark Store				
Space Number:	7.1				
Name of Space:	<b>Landmark Store</b>				
No. of Spaces Required:	1	NASF/Space:	1,000	Total NASF	1,000
No. of Occupants/Space:	15-20				
Activities/Functions, Goals and Objectives:	Provide a flexible space to support the merchandising of goods of varying types and sizes within a retail sales environment.				
Adjacency Requirements:	Visitor Services Desk; Landmark Store Office/Storage & exterior windows to allow for visual connectivity with the adjacent street.				
Environmental Requirements:	Heat/Cool: 68-72° F Ventilation: Ceiling – natural daylight preferred Lighting: General illumination – non-glare; adjustable track/accent lighting; interior cabinet lighting for display cabinet/shelving units. Acoustics: Sound buffering				
Materials:	Floor: Modular carpet Walls: High density gypsum wall board, paint finish Display shelving systems for removable shelves or racks Accent wall in wood veneer panel (?) Ceiling: Acoustical ceiling tile; accent ceilings at key displays				
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Featured areas by “zone” or theme</li> <li>• Mobile displays allow for ease in merchandising new goods</li> <li>• Built in display cabinets allow for visibility &amp; ease of use by staff</li> <li>• Artifact display areas (secured) intermix with retail merchandising space.</li> <li>• Storage built into lower portion of displays to reduce staff time in storage room</li> <li>• Security system – including tags/sensors, cameras</li> <li>• Electrical outlets, as required for varied equipment at varied locations</li> <li>• Data &amp; TV outlets, as required for varied equipment at varied locations</li> <li>• Blocking in walls to support display systems (as required)</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>				
Equipment/Furnishings Fixed:	Custom Cabinetry for Feature Item Display areas (includes artifact display, merchandise display, and merchandise storage)				
Equipment/Furnishings Movable:	Merchandising Displays (varying types, sizes, mobility) Merchandise shelving (existing) – 75% (110 L.F.) Merchandise shelving (new) – 25% (40 L.F.)				

## Appendix A – Room Data Sheets

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Program Code:	7.0			
Classification:	Landmark Store			
Space Number:	7.2			
Name of Space:	<b>Retail Office/Storage</b>			
No. of Spaces Required:	1	NASF/Space:	320	Total NASF 320
No. of Occupants/Space:	2-3			
Activities/Functions, Goals and Objectives:	Provide area for receiving, processing, and preparing merchandise for the retail sales floor &/or for mail order processing. Provide a workspace for work processes associated directly with the operation of the retail store.			
Adjacency Requirements:	Must be adjacent to the Landmark Store and Visitor Services Desk			
Environmental Requirements:	Heat/Cool: 68-72° F Ventilation: Ceiling – natural light desired Lighting: General illumination – non-glare Acoustics: Sound buffering			
Materials:	Floor: Modular carpet Walls: Gypsum wall board – full height, paint finish Ceiling: Acoustical ceiling tile			
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Private for group conversation &amp; work processes.</li> <li>• Secured storage for goods above a certain monetary threshold.</li> <li>•</li> <li>• Temperature controls</li> <li>• Electrical outlets, as required</li> <li>• Telephone outlets, as required</li> <li>• Data outlets, as required</li> <li>• Smoke detectors, as required</li> </ul>			
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• Base cabinet – varied configurations TBD</li> <li>• Counter/workspace – to support merchandise processing activities</li> </ul>			
Equipment/Furnishings Movable:	Merchandise shelving (existing) 1 Stool (existing) 1 Desk (existing) 1 Computer with monitor (existing) 1 Printer (existing) 1 Telephone (existing) 1 File cabinet (existing) 1 Task chair (existing) 2 Waste & recycling receptacles (existing)			

## Appendix A – Room Data Sheets

---

Program Code:	8.0			
Classification:	Visitor Services			
Space Number:	8.1.1			
Name of Space:	<b>Reception/Lobby</b>			
No. of Spaces Required:	1	NASF/Space:	300	Total NASF 300
No. of Occupants/Space:	20-25			
Activities/Functions, Goals and Objectives:	Provide area for welcoming, receiving, waiting and directing guests/visitors.			
Adjacency Requirements:	Must be adjacent to the Visitors Services Desk and in close proximity to the Temporary Exhibit space and Landmark Store.			
Environmental Requirements:	Heat/Cool:	68-72° F		
	Ventilation:	Ceiling – natural light desired with UV control.		
	Lighting:	General illumination – non-glare; accent lighting for temporary exhibits in the area/adjacent area;		
	Acoustics:	TBD		
Materials:	Floor:	Existing Terrazzo – restored as required		
	Walls:	Hardened wall surface (TBD) – partial height in atrium Gypsum wall board – height TBD, paint finish; exterior/interior glazing - full height; accent wall for naming - TBD		
	Ceiling:	Acoustical ceiling tile; open to floors above		
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Open gathering space open to the floors above.</li> <li>• Visually communicates the organization's brand &amp; image</li> <li>• Temperature controls</li> <li>• Electrical outlets, as required</li> <li>• Telephone outlets, as required</li> <li>• Data outlets, as required</li> <li>• Signage for evacuation</li> <li>• Secure wireless capabilities for guests</li> <li>• Smoke detectors, as required</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>			
Equipment/Furnishings Fixed:	• None			
Equipment/Furnishings Movable:	4	Lounge chairs		
	2	Side Tables		
	2	Waste & recycling receptacles (existing)		

## Appendix A – Room Data Sheets

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Program Code:	8.0			
Classification:	Visitor Services			
Space Number:	8.1.2			
Name of Space:	<b>Visitor Services/Security Desk</b>			
No. of Spaces Required:	1	NASF/Space:	200	Total NASF: 200
No. of Occupants/Space:	2-3			
Activities/Functions, Goals and Objectives:	Provide work space area for staff to greet, direct, and assist visitors and guests, complete purchase transactions and provide oversight/assistance for the Landmark store.			
Adjacency Requirements:	Must be adjacent to the Reception Lobby and Landmark Store and in close proximity to the Security and the Retail Store office.			
Environmental Requirements:	Heat/Cool: 68-72° F Ventilation: Ceiling – natural light desired with UV control. Lighting: General illumination – non-glare; task lighting at workspace Acoustics: TBD			
Materials:	Floor: Modular carpet (within desk area) Walls: Hardened exterior wall surface – material types- TBD Workspace – quartz or composite material Adjacent to accent wall in Lobby Ceiling: Acoustical ceiling tile; open to floors above			
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Aesthetically welcoming to visitors and guests</li> <li>• Visually communicates the organization’s brand &amp; image</li> <li>• Provides a “screen” for work processes happening within the desk area</li> <li>• Provides monitor space for security camera viewing</li> <li>• Includes rack/storage component for brochures/literature</li> <li>• Ample electrical circuits for electrical equipment and devices</li> <li>• Electrical outlets, as required</li> <li>• Telephone outlets, as required</li> <li>• Data outlets, as required</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>			
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• Base cabinetry – varied configurations – (lockable)</li> </ul>			
Equipment/Furnishings Movable:	2 Task Chairs 1 Computer with monitor 1 Point of Sale computer with drawer 1 Security Monitors 1 Printer 2 Telephones 2 Waste & recycling receptacles (existing)			

## Appendix A – Room Data Sheets

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Program Code:	8.0			
Classification:	Visitor Services			
Space Number:	8.1.3			
Name of Space:	<b>Visitor Lockers &amp; coat storage</b>			
No. of Spaces Required:	1	NASF/Space:	200	Total NASF
				200
No. of Occupants/Space:	N/A			
Activities/Functions, Goals and Objectives:	Open storage space for visitor coats, bags, belongings.			
Adjacency Requirements:	Must be adjacent to the Reception Lobby and in close proximity to the Visitor Services Desk			
Environmental Requirements:	Heat/Cool: 68-72° F			
	Ventilation: Ceiling			
	Lighting: General illumination – non-glare;			
	Acoustics: Sound buffering			
Materials:	Floor: Modular carpet			
	Walls: High density gypsum wall board, paint finish			
	Ceiling: Acoustical ceiling tile			
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Provide secured lockers for visitor/guest use</li> <li>• Provide unsecured coat storage area (permanently affixed)</li> <li>• Electrical outlets, as required for varied equipment</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>			
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• Coat rack (wall mounted with shelf) – 4’-0” width</li> <li>• Laminate clad phenolic lockers – 12” x 12” with integrated keyed locking mechanism</li> </ul>			
Equipment/Furnishings Movable:	None			



## Appendix A – Room Data Sheets

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Program Code:	8.0			
Classification:	Visitor Services			
Space Number:	8.1.4			
Name of Space:	<b>Visitor Services Storage &amp; Security</b>			
No. of Spaces Required:	1	NASF/Space:	150	Total NASF 150
No. of Occupants/Space:	2			
Activities/Functions, Goals and Objectives:	Storage space for Visitor Services literature & equipment.			
Adjacency Requirements:	Must be adjacent to the Visitor Services Desk & in close proximity to the Visitor Lockers & Coat Storage area.			
Environmental Requirements:	Heat/Cool: 68-72° F			
	Ventilation: Ceiling			
	Lighting: General illumination – non-glare			
	Acoustics: N/A			
Materials:	Floor: Resilient Flooring			
	Walls: High density gypsum wall board, paint finish			
	Ceiling: Acoustical ceiling tile			
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Electrical outlets as required</li> <li>• Blocking in walls to support storage (as required)</li> <li>• Ample electrical circuits for electrical equipment and devices</li> <li>• Electrical outlets, as required</li> <li>• Telephone outlets, as required</li> <li>• Data outlets, as required</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>			
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• None</li> </ul>			
Equipment/Furnishings Movable:	<ul style="list-style-type: none"> <li>Shelving (existing)</li> <li>1 Desk (existing)</li> <li>1 Task Chair (existing)</li> <li>1 Computer with Monitor</li> <li>1 File Cabinet</li> <li>2 Wheelchair (existing)</li> </ul>			

## Appendix A – Room Data Sheets

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Program Code:	8.0			
Classification:	Visitor Services			
Space Number:	8.1.5			
Name of Space:	<b>Gathering Space</b>			
No. of Spaces Required:	1	NASF/Space:	900	Total NASF 900
No. of Occupants/Space:	70-80 (varies dependent upon set-up)			
Activities/Functions, Goals and Objectives:	Provide area for pre-function events occurring in the Auditorium and Multi Purpose/Classroom. Provide temporary exhibit space as required as well as general circulation to the west end of the First Level.			
Adjacency Requirements:	Must be adjacent to the Auditorium and Multi Purpose/Classroom and in close proximity to the Reception/Lobby space.			
Environmental Requirements:	Heat/Cool: 68-72° F			
	Ventilation: Ceiling – natural light desired with UV control.			
	Lighting: General illumination – non-glare; focusable museum lighting for temporary exhibits in the area/adjacent area; dimmable controls for each light level.			
	Acoustics: TBD			
Materials:	Floor: Terrazzo or porcelain tile – hardened surface			
	Walls: Hardened wall surface (TBD) – partial height (TBD) Gypsum wall board – height TBD, paint finish; Integrated wall/display hanging system			
	Ceiling: Acoustical ceiling tile; accent finish (TBD)			
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Open gathering space to support varied programmatic events occurring within the two adjacent meeting spaces</li> <li>• Flexible space to allow for additional temporary exhibit space as required</li> <li>• Visually communicates the organization's brand &amp; image</li> <li>• Temperature controls</li> <li>• Electrical outlets, as required</li> <li>• Telephone outlets, as required</li> <li>• Data outlets, as required</li> <li>• Signage for evacuation</li> <li>• Secure wireless capabilities for guests</li> <li>• Smoke detectors, as required</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>			
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• None</li> </ul>			
Equipment/Furnishings Movable:	<ul style="list-style-type: none"> <li>2 Lounge chairs</li> <li>1 Side Tables</li> <li>2 Waste &amp; recycling receptacles (existing)</li> </ul>			

## Appendix A – Room Data Sheets

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Program Code:	8.0			
Classification:	Visitor Services			
Space Number:	8.1.6			
Name of Space:	<b>Visitor waiting</b>			
No. of Spaces Required:	1	NASF/Space:	50	Total NASF 50
No. of Occupants/Space:	N/A			
Activities/Functions, Goals and Objectives:	Open space for vending machines, trash and recycle receptacles and visitor waiting.			
Adjacency Requirements:	Must be adjacent to the Reception/Lobby and Landmark Store and in close proximity to the Visitor Services Desk			
Environmental Requirements:	Heat/Cool:	68-72° F		
	Ventilation:	Ceiling		
	Lighting:	General illumination – non-glare;		
	Acoustics:	Sound buffering		
Materials:	Floor:	Terrazzo or porcelain tile		
	Walls:	Gypsum wall board with hardened surface adjacent to waste receptacles, paint finish		
	Ceiling:	Acoustical ceiling tile		
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Provide views to vertical circulation and lobby</li> <li>• Electrical outlets, as required for varied equipment</li> <li>• Materials selected for low maintenance and maximum longevity</li> <li>• Provide secure wireless network capabilities for guests &amp; visitors</li> </ul>			
Equipment/Furnishings Fixed:	None			
Equipment/Furnishings Movable:	3	Café stools		
	9	Café Tables		
	2	Waste & Recycling Receptacles		

## Appendix A – Room Data Sheets

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Program Code:	8.0		
Classification:	Visitor Services		
Space Number:	8.2.1		
Name of Space:	<b>Visitor Services/Landmark Store Manager Office</b>		
No. of Spaces Required:	1	NASF/Space:	140
			Total NASF 140
No. of Occupants/Space:	1		
Activities/Functions, Goals and Objectives:	Provide office space for the Visitor Services/Landmark Store Manager.		
Adjacency Requirements:	In close proximity to the Visitor Services Desk, Landmark Store and Administrative Suite		
Environmental Requirements:	Heat/Cool: 68-72° F Ventilation: Ceiling – natural light desired Lighting: General task illumination – non-glare Acoustics: Acoustical privacy required		
Materials:	Floor: Modular carpet Walls: Gypsum wall board – full height, paint finish Ceiling: Acoustical ceiling tile		
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Private for discussions with staff, visitors, etc.</li> <li>• Visually communicates the organization's brand &amp; image</li> <li>• Temperature controls</li> <li>• Electrical outlets, as required</li> <li>• Telephone outlets, as required</li> <li>• Data outlets, as required</li> <li>• Smoke detectors, as required</li> </ul>		
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• None</li> </ul>		
Equipment/Furnishings Movable:	<ul style="list-style-type: none"> <li>1 Desk (existing)</li> <li>1 Task Chair (existing)</li> <li>1 Computer with monitor (existing)</li> <li>1 Telephone (existing)</li> <li>1 Bookcase/Bookshelves (existing)</li> <li>1 File cabinet (existing)</li> <li>2 Waste &amp; recycling receptacles (existing)</li> </ul>		

## Appendix A – Room Data Sheets

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Program Code:	8.0			
Classification:	Visitor Services			
Space Number:	8.3.1			
Name of Space:	<b>Catering/Break Room</b>			
No. of Spaces Required:	1	NASF/Space:	300	Total NASF 300
No. of Occupants/Space:	2-3			
Activities/Functions, Goals and Objectives:	Provide enclosed room to provide catered food service to adjacent meeting spaces/classrooms.			
Adjacency Requirements:	Must be adjacent to Auditorium and in close proximity to the Gathering and Multi Purpose Rooms.			
Environmental Requirements:	Heat/Cool:	68-72° F		
	Ventilation:	Additional ventilation required to prevent smell infiltration in adjacent spaces		
	Lighting:	General illumination – non-glare; under cabinet lighting for wall cabinetry		
	Acoustics:	Sound buffering		
Materials:	Floor:	Resilient flooring		
	Walls:	Hardened wall surface – partial height - TBD Gypsum wall board – partial height, paint finish		
	Ceiling:	Acoustical ceiling tile		
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Private for food preparation/catering activities</li> <li>• Double bowl sink with garbage disposal</li> <li>• Water line for ice maker on refrigerators</li> <li>• Water line for hard piped commercial coffee maker</li> <li>• Undercounter dishwasher – Qty 2</li> <li>• Clear space for catering carts to be staged/utilized</li> <li>• Ample electrical circuits for temporary and permanent equipment and devices</li> <li>• Temperature controls</li> <li>• Electrical outlets, as required</li> <li>• Telephone outlets, as required</li> <li>• Data &amp; TV outlets, as required</li> <li>• Secure wireless capabilities</li> <li>• Smoke detectors, as required</li> </ul>			
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• Base and wall cabinetry – varied in configuration (lockable)</li> <li>• Countertop used for food warming processes</li> <li>• TV/Monitor (wall mounted/secured)</li> <li>• Marker/Tack board combination (4'-0" x 4'-0")</li> </ul>			
Equipment/Furnishings Movable:	1	Refrigerator		
	2	Microwave		
	2	Dishwasher		
	1	Commercial Grade Coffee Maker		
	3	Tables (existing)		
	12	Side Chairs (existing)		

## Appendix A – Room Data Sheets

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Program Code: 9.0  
 Classification: Building Maintenance  
 Space Number: 9.1.4  
 Name of Space: **Equipment Storage**  
 No. of Spaces Required: 1                      NASF/Space: 50                      Total NASF 50

No. of Occupants/Space: N/A

Activities/Functions, Goals and Objectives: Storage space for maintenance equipment.

Adjacency Requirements: Must be adjacent to south exterior alley and receiving area.

Environmental Requirements: Heat/Cool: Not Conditioned  
 Ventilation: None  
 Lighting: Exterior grade  
 Acoustics: N/A

Materials: Floor: Concrete  
 Walls: High density gypsum wall board, paint finish  
 Ceiling: None

Architectural and Utility Requirements:
 

- Electrical outlets as required
- Blocking in walls to support storage (as required)
- Materials selected for low maintenance and maximum longevity

Equipment/Furnishings Fixed: • None

Equipment/Furnishings Movable: None

## Appendix A – Room Data Sheets

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Program Code:	9.0		
Classification:	Building Maintenance		
Space Number:	9.2.2		
Name of Space:	<b>Receiving – First Level</b>		
No. of Spaces Required:	1 (new shown – existing on LL)	NASF/Space: 675	Total NASF 675
No. of Occupants/Space:	6		
Activities/Functions, Goals and Objectives:	Open space to receive, process, stage, and temporarily hold exhibits, deliveries, and mailings.		
Adjacency Requirements:	Must be adjacent to south exterior alley and to the existing freight elevator.		
Environmental Requirements:	Heat/Cool:	68-72° F	
	Ventilation:	Ceiling	
	Lighting:	General illumination – non-glare	
	Acoustics:	N/A	
Materials:	Floor:	Resilient Flooring	
	Walls:	High density gypsum wall board, paint finish	
	Ceiling:	Acoustical ceiling tile	
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Electrical outlets as required</li> <li>• Blocking in walls to support storage (as required)</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>		
Equipment/Furnishings Fixed:	• None		
Equipment/Furnishings Movable:	1	Shipping/Receiving Desk (existing)	
	1	Task Stool (existing)	
		Shelving units (existing)	

## Appendix A – Room Data Sheets

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Program Code:	9.0				
Classification:	Building Maintenance				
Space Number:	9.3				
Name of Space:	<b>Janitorial Closet</b>				
No. of Spaces Required:	4	NASF/Space:	Varied – see below	Total NASF	250
No. of Occupants/Space:	N/A				
Activities/Functions, Goals and Objectives:	Enclosed room for the storage of cleaning supplies and equipment.				
Adjacency Requirements:	Must be in close proximity to the restrooms and Catering Kitchen areas. Provide an approximate 50 sq ft space on the Lower, Second and Third Levels and a 100 sq ft space on the First Level.				
Environmental Requirements:	Heat/Cool:	68-72° F			
	Ventilation:	Ceiling			
	Lighting:	General illumination – non-glare			
	Acoustics:	N/A			
Materials:	Floor:	Sealed concrete			
	Walls:	High density gypsum wall board, paint finish Wall protection added at mop sink/equipment storage area – height TBD			
	Ceiling:	Acoustical ceiling tile or open to above			
Architectural and Utility Requirements:	<ul style="list-style-type: none"> <li>• Floor sink</li> <li>• Hot and cold water</li> <li>• Utility sink (TBD)</li> <li>• Waterproof walls/floor in wet/moist areas</li> <li>• Electrical outlets as required</li> <li>• Blocking in walls to support storage (as required)</li> <li>• Materials selected for low maintenance and maximum longevity</li> </ul>				
Equipment/Furnishings Fixed:	<ul style="list-style-type: none"> <li>• Stainless steel shelving for equipment and storage supply – permanently affixed to wall.</li> </ul>				
Equipment/Furnishings Movable:	Cleaning equipment as required (existing)				



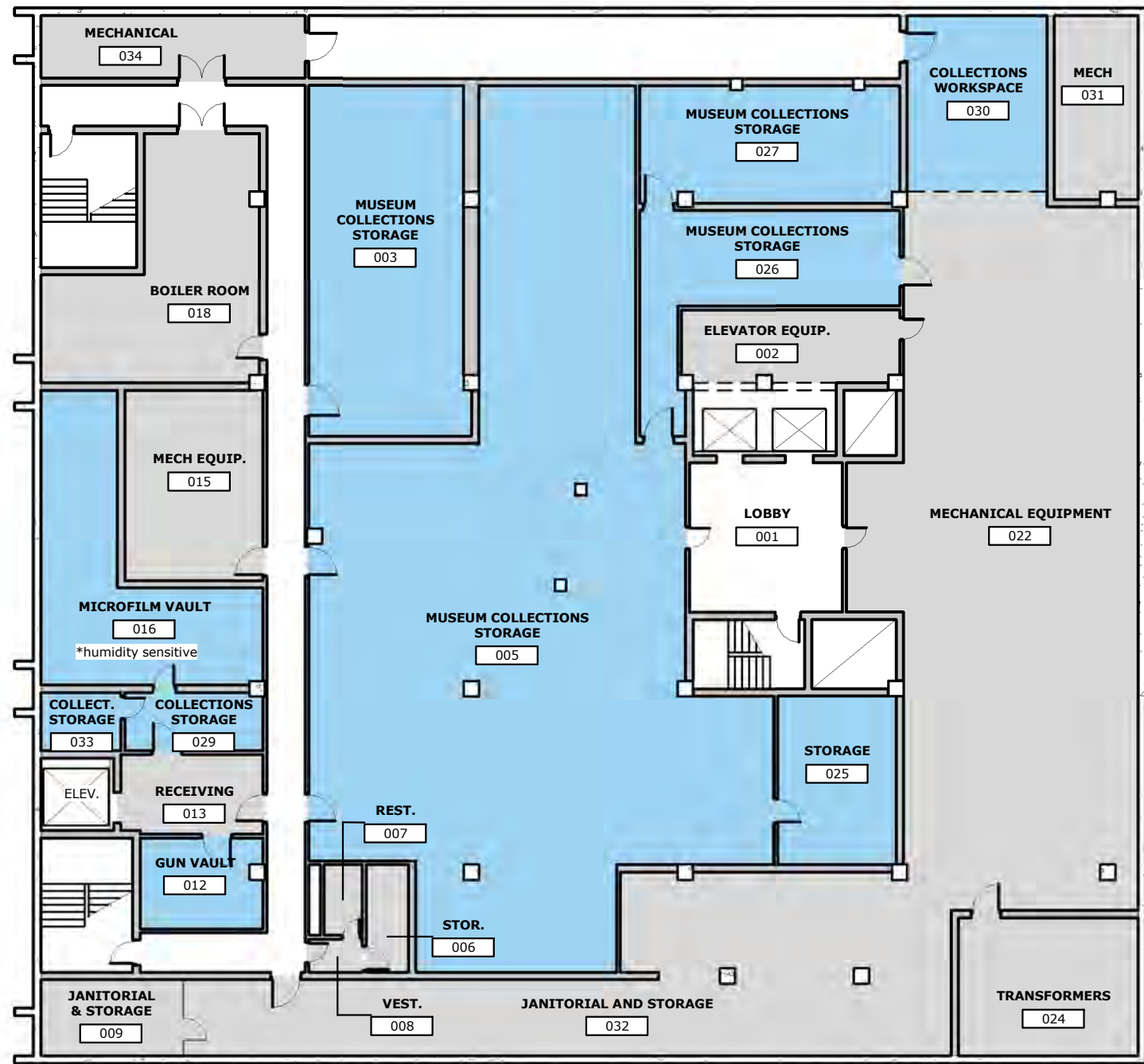
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Program Statement

October 1, 2012

# Appendix B

## Existing Floorplans



**1** LOWER LEVEL EXISTING PLAN  
1" = 20'-0"



**2** FIRST FLOOR EXISTING PLAN  
1" = 20'-0"

NORTH

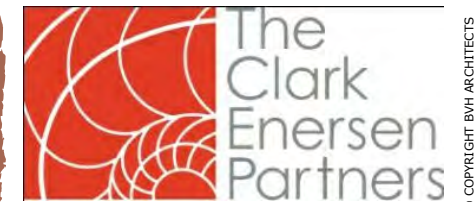


APPENDIX B.1

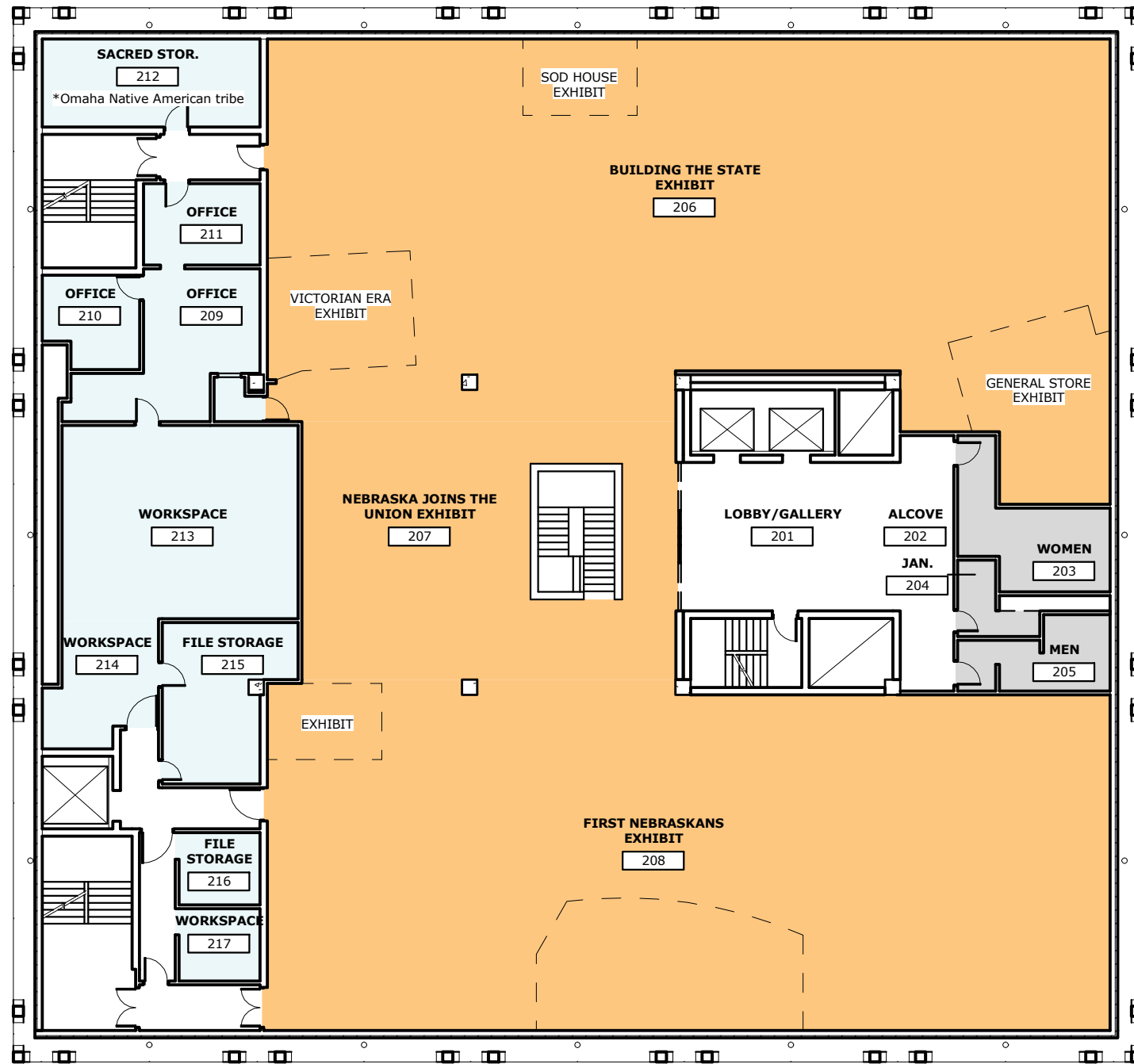
L12016

SEPTEMBER 21, 2012

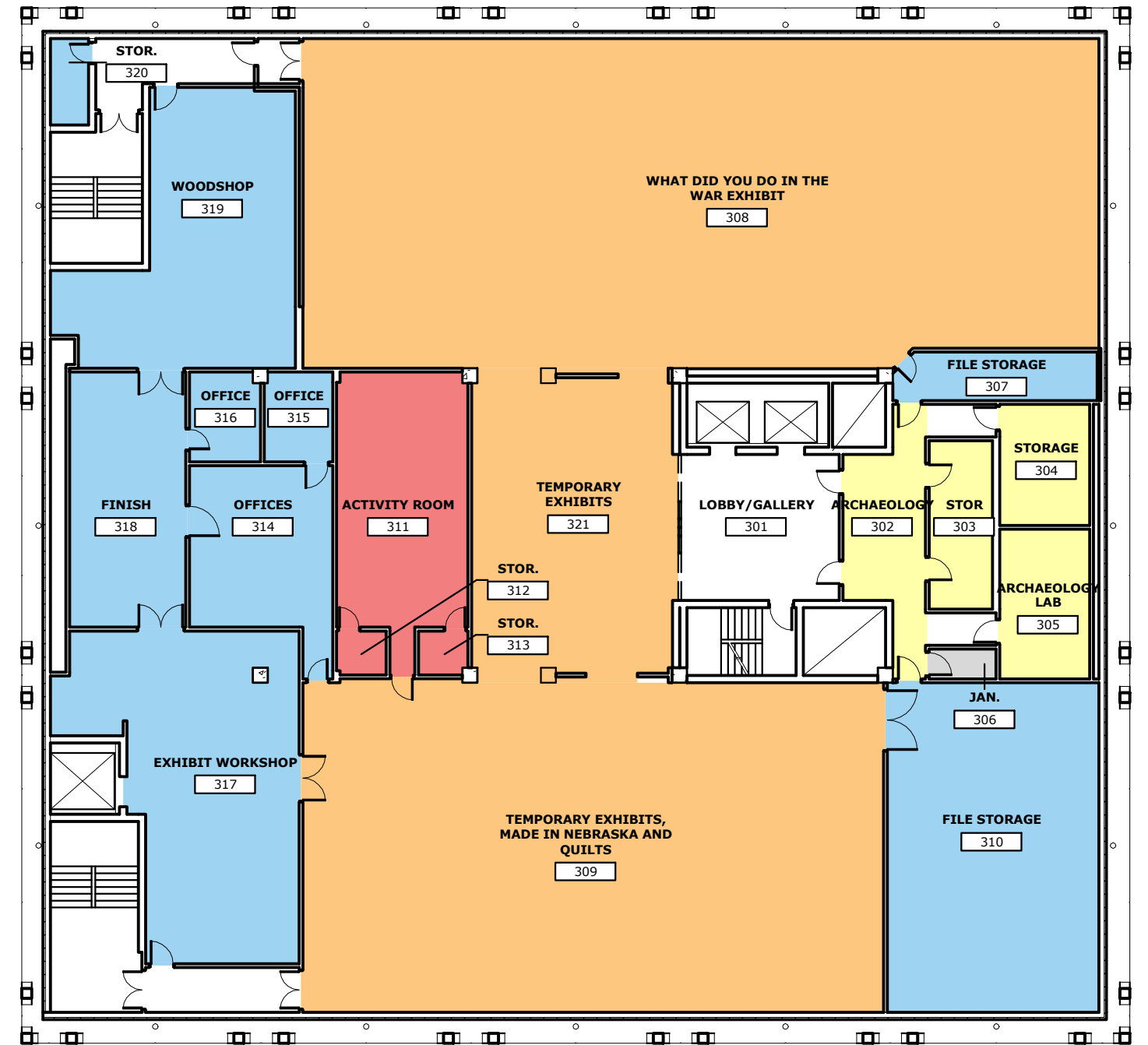
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**1** SECOND FLOOR EXISTING PLAN  
1" = 20'-0"

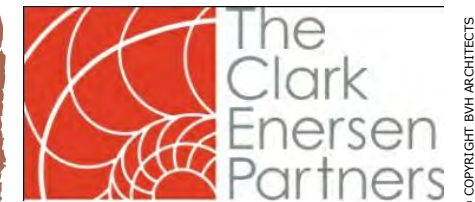


**2** THIRD FLOOR EXISTING PLAN  
1" = 20'-0"



NORTH  
APPENDIX B.2  
L12016  
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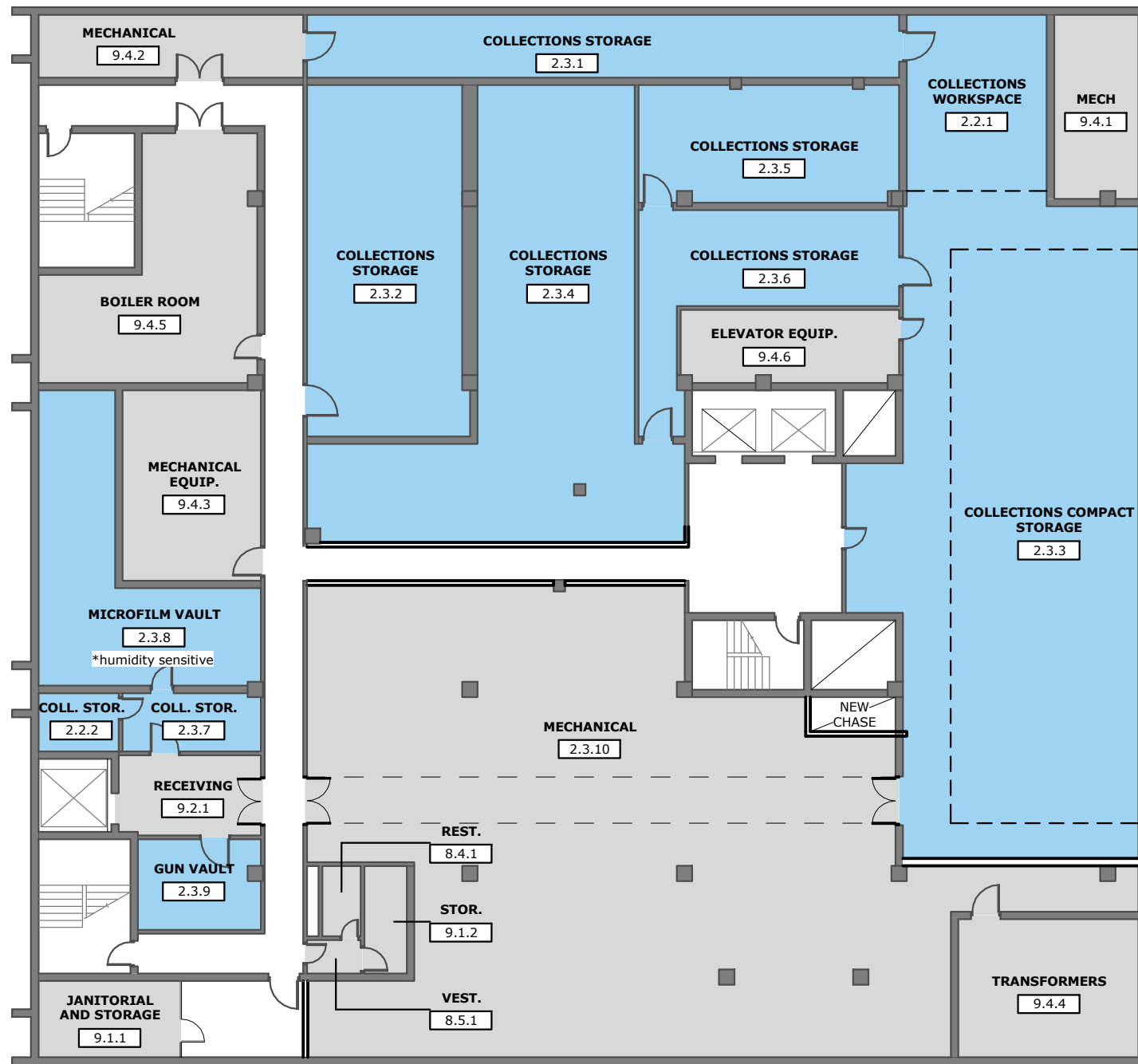
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Program Statement

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# Appendix C

## Conceptual Adjacency Diagrams



**1** LOWER LEVEL CONCEPT PLAN  
1" = 20'-0"



**2** FIRST LEVEL CONCEPT PLAN  
1" = 20'-0"



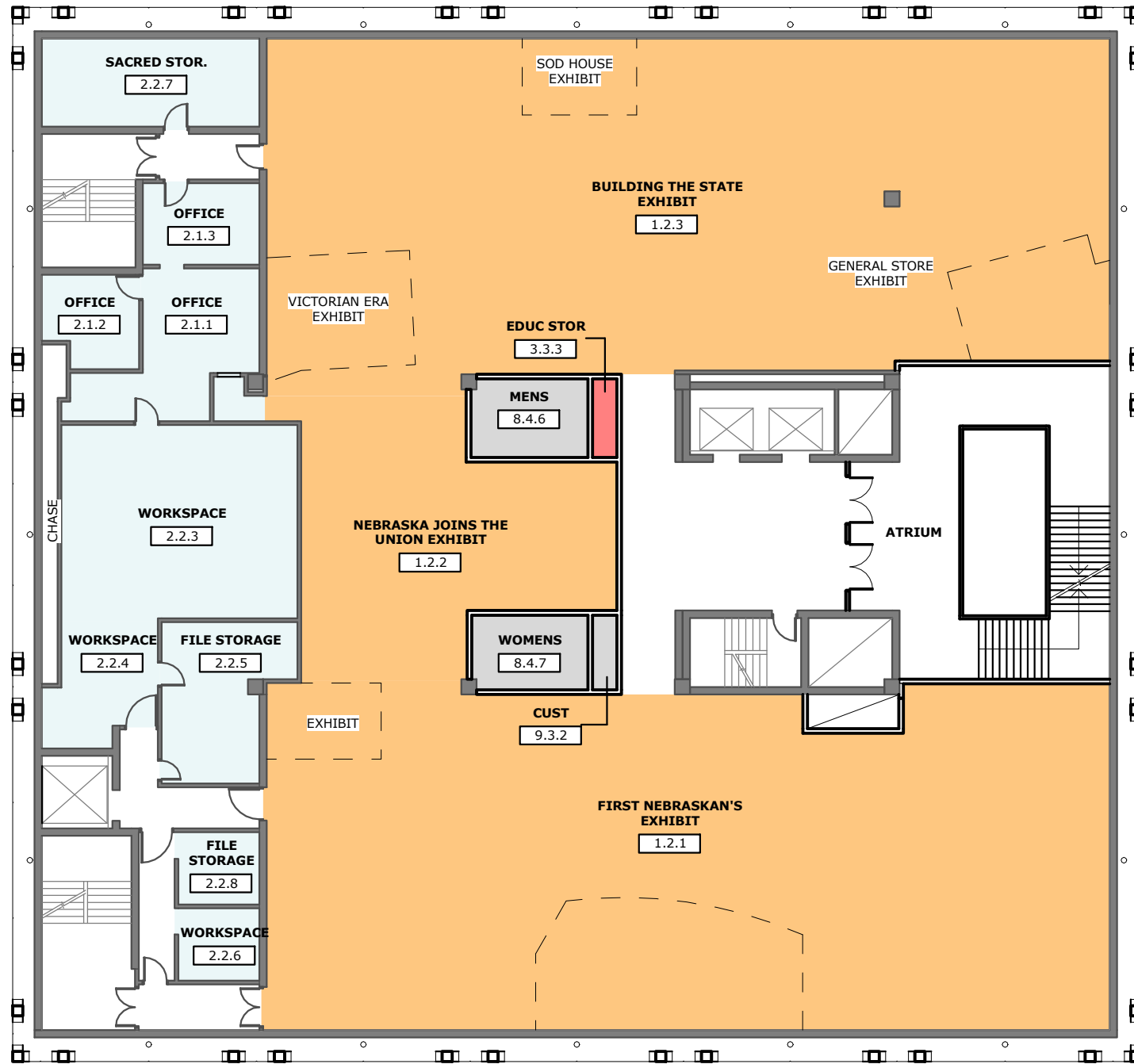
NORTH

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**3 SECOND LEVEL CONCEPT PLAN**  
1" = 20'-0"



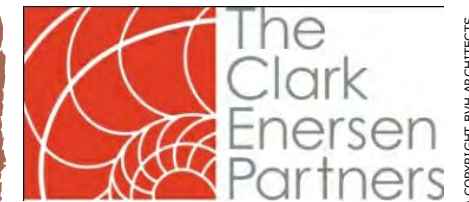
**4 THIRD LEVEL CONCEPT PLAN**  
1" = 20'-0"

NORTH



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