

Southwest Campus Design Guidelines

Precinct Overview

Southwest Campus is defined by the railroad tracks, Farm Lane, Mount Hope Road, and Interstate 496. It includes Baker Woodlot, which in addition to its ecological significance, serves as a research and recreational area for the East Lansing Campus.

The plan and design guidelines recommend Southwest Campus become the main areas for partnership in the East Lansing Campus, serving as a gateway for the University.

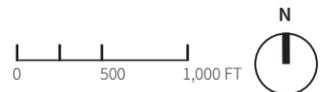
SUB-PRECINCT	DEV. SITE AREA (SF)	PROPOSED GSF	NET NEW ASF*
A	167,200	269,500	89,440
B	603,800	1,546,150	362,375
C	355,300	1,303,700	606,775
D	598,600	1,526,500	922,725
E	622,700	1,511,000	664,875
F	316,200	881,900	341,840
X	-	-	(553,400)
TOTAL	2,663,800	7,038,750	2,434,630

* Net New ASF accounts for proposed ASF minus demolished buildings ASF. See capacity study table for details.



SUB-PRECINCTS

- A. Mixed-Use / Campus Life
- B. Mixed-Use / Housing / Campus Life
- C. Student Housing / Mixed-Use
- D. Mixed-Use / Parking
- E. Mixed-Use / Support
- F. Mixed-Use / Support



Southwest Campus Development Summary

SUB-PRECINCT	BLDG	PRIMARY PROGRAM	DEV. SITE AREA (SF)	AVERAGE FLOORS	HAS BASEMENT	GROSS CAPACITY (GSF)	NET NEW CAPACITY (ASF)*
A	1	Community Space	53,300	1.0	-	28,900	-
	2	Mixed-Use + Parking	77,600	3.0	1	137,600	89,440
	3	Community Space	36,300	5.0	-	103,000	-
B	4	Mixed-Use + Housing	105,000	5.0	1	352,200	-
	5	Mixed-Use + Housing	112,100	5.0	1	364,200	-
	6	Community Space	30,700	1.5	-	19,500	-
	7	Community Space	24,200	1.0	-	7,400	-
	8	Housing	67,400	6.0	1	214,900	-
	9	Mixed-Use	163,500	4.0	1	557,500	362,375
B	10	Community Space	100,900	1.5	-	30,450	-
	11	Mixed-Use + Housing	115,200	5.0	1	370,200	-
C	12	Mixed-Use	106,600	4.0	1	470,000	305,500
	13	Mixed-Use	133,500	4.0	1	463,500	301,275
C	14	Mixed-Use + Parking	173,900	4.0	1	350,500	169,225
	15	Mixed-Use	158,700	4.0	1	464,000	290,700
	16	Mixed-Use + Parking	152,100	4.0	1	327,000	212,550
D	17	Mixed-Use	113,900	4.0	1	385,000	250,250
	18	Mixed-Use	133,000	3.0	1	346,000	183,900
E	19	Mixed-Use	301,500	4.0	1	797,500	480,975
	20	Support	188,200	2.0	1	367,500	-
	21	Mixed-Use	37,800	3.5	1	170,100	110,565
	22	Mixed-Use	35,200	3.5	1	158,400	102,960
E	23	Mixed-Use	60,000	3.5	1	215,100	128,315
	24	Support	152,900	2.0	1	283,500	-
F	25	Support	30,300	1.0	1	54,800	-
X	26	-	-	-	-	-	(523,400)
	27	-	-	-	-	-	(30,000)
Central			2,663,800			7,038,750	2,434,630

*An average of 0.65 as a general planning assumption was used to calculate ASF for all program uses. Net new ASF accounts for proposed ASF minus demolished buildings ASF. See capacity study table for details.



- SUB-PRECINCTS
- A. Mixed-Use / Campus Life
 - B. Mixed-Use / Housing / Campus Life
 - C. Housing / Mixed-Use
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Mixed-Use / Community Space

SUB-PRECINCT A.

TOTAL GSF : 269,500 SF

Zoning Footprint 1

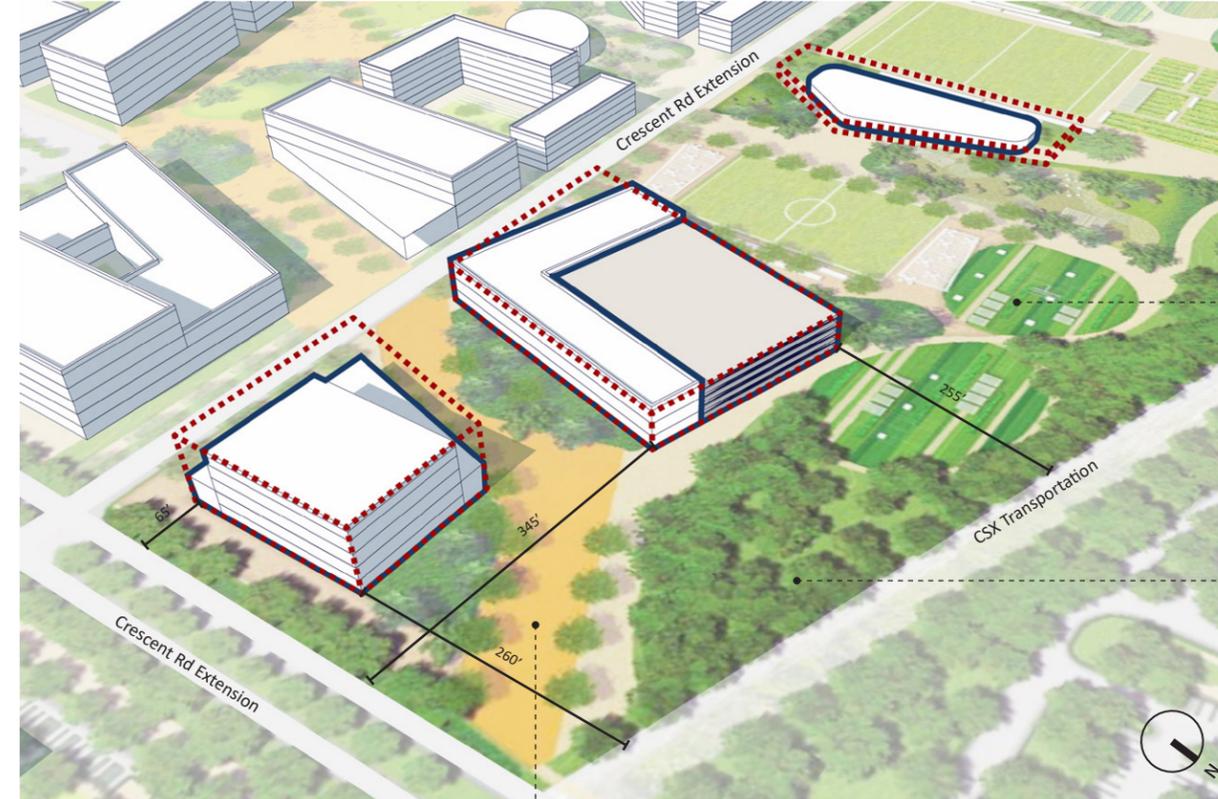
Footprint area: 28,900 SF
 GSF: 28,900 SF
 ASF: -
 Building use: Community Space
 Floors: 1

Zoning Footprint 2

Footprint area: 34,400 SF
 GSF: 137,600 SF
 ASF: 89,440 SF
 Building use: Mixed-Use
 Floors: 3

Zoning Footprint 3

Footprint area: 20,600 SF
 GSF: 103,000 SF
 ASF: -
 Building use: Community Space
 Floors: 5



Test plots integrate into the surrounding landscape for teaching and research.

Establish a strong natural buffer from the adjacent railroad.

Major pedestrian corridor connecting to central campus. With the active ground floor of the surrounding buildings, it creates the indoor-outdoor experience.

- Zoning Envelope
- Proposed Buildings
- Existing Buildings
- Vehicular Street



Mixed-Use / Housing / Community Space

SUB-PRECINCT B.

TOTAL GSF : 1,546,150 SF

Zoning Footprint 4

Footprint area: 58,700 SF
 GSF: 352,200 SF
 ASF: -
 Building use: Mixed-Use / Housing
 Floors: 5

Zoning Footprint 8

Footprint area: 30,700 SF
 GSF: 214,900 SF
 ASF: -
 Building use: Housing
 Floors: 6

Zoning Footprint 5

Footprint area: 60,700 SF
 GSF: 364,200 SF
 ASF: -
 Building use: Mixed-Use / Housing
 Floors: 5

Zoning Footprint 9

Footprint area: 111,500 SF
 GSF: 557,500 SF
 ASF: 362,375 SF
 Building use: Mixed-Use
 Floors: 4

Zoning Footprint 6

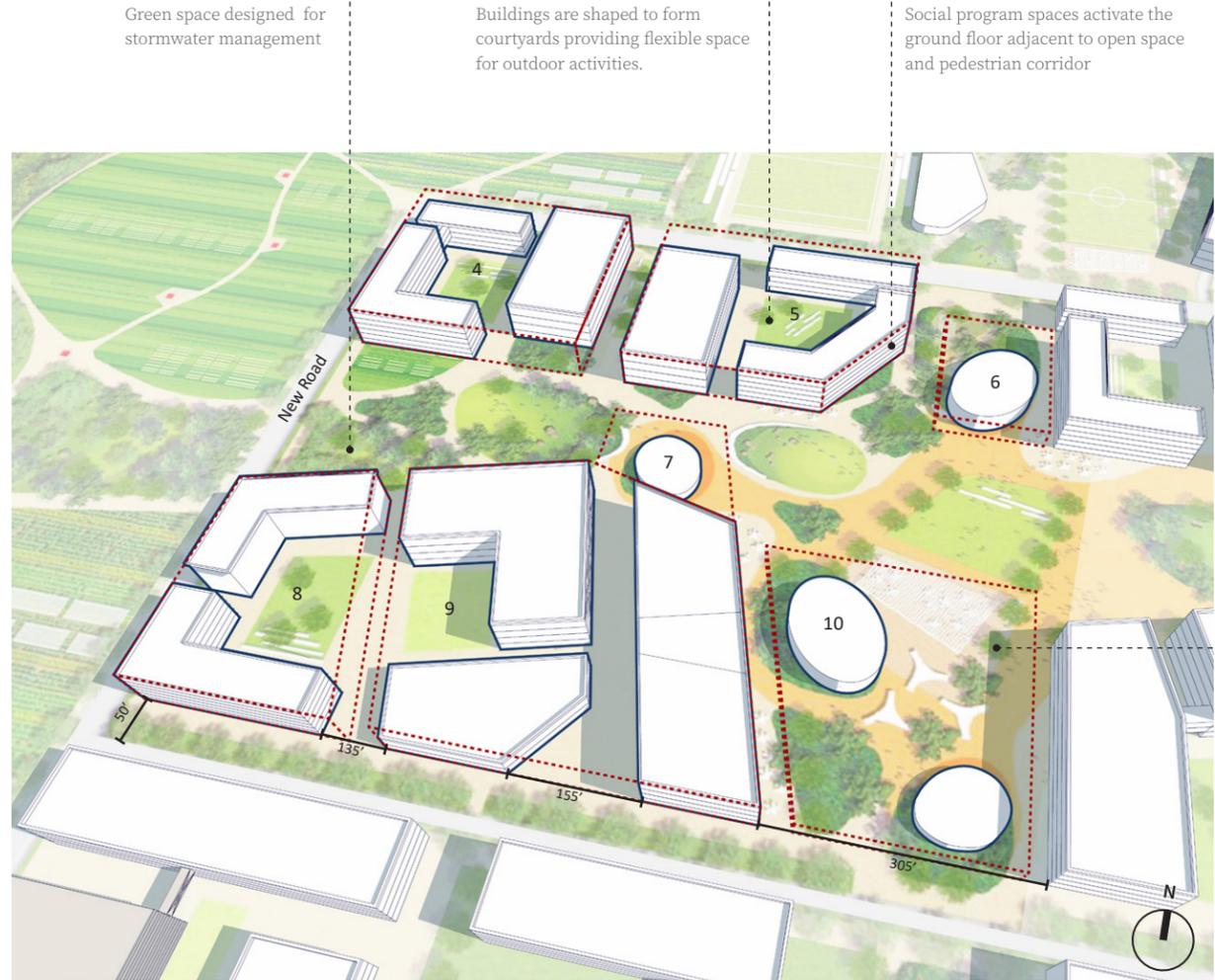
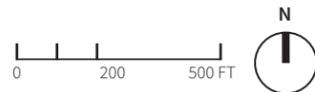
Footprint area: 13,000 SF
 GSF: 19,500 SF
 ASF: -
 Building use: Community Space
 Floors: 1.5

Zoning Footprint 10

Footprint area: 20,300 SF
 GSF: 30,450 SF
 ASF: -
 Building use: Community Space
 Floors: 1.5

Zoning Footprint 7

Footprint area: 7,400 SF
 GSF: 7,400 SF
 ASF: -
 Building use: Community Space
 Floors: 1



Central plaza providing flexible space for events.

- Zoning Envelope
- Proposed Buildings
- Existing Buildings
- Vehicular Street



Mixed-Use / Housing

SUB-PRECINCT C.

TOTAL GSF : 1,303,700 SF

Zoning Footprint 11

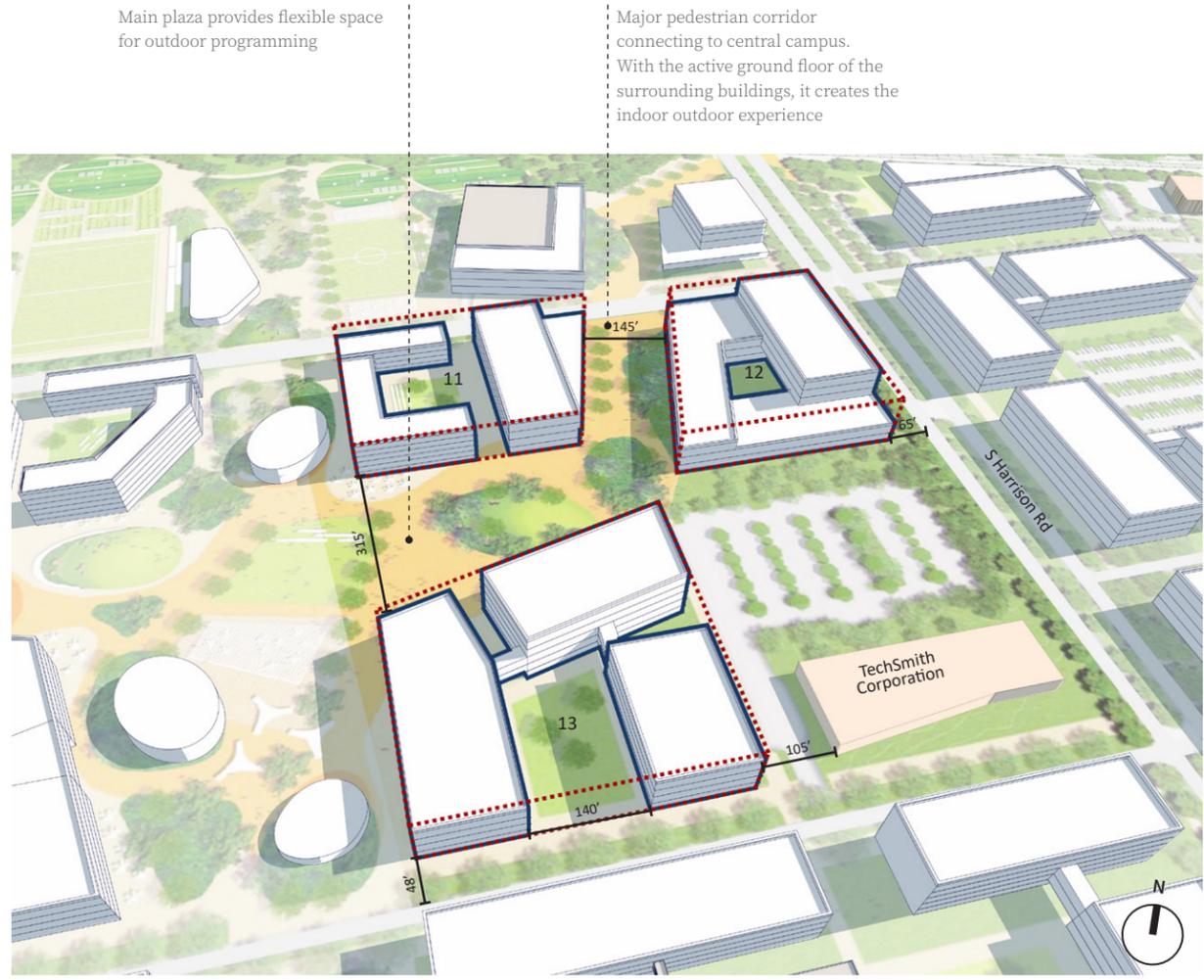
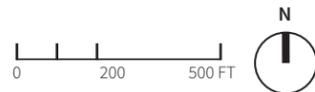
Footprint area: 61,700 SF
 GSF: 370,200 SF
 ASF: -
 Building use: Mixed-Use / Housing
 Floors: 5

Zoning Footprint 12

Footprint area: 94,000 SF
 GSF: 470,000 SF
 ASF: 305,500 SF
 Building use: Mixed-Use
 Floors: 4

Zoning Footprint 13

Footprint area: 92,700 SF
 GSF: 463,500 SF
 ASF: 301,275 SF
 Building use: Mixed-Use
 Floors: 4



- Zoning Envelope
- Proposed Buildings
- Existing Buildings
- Vehicular Street



Mixed-Use SUB-PRECINCT D.

TOTAL GSF : 1,526,500 SF

Zoning Footprint 14

Footprint area: 70,100 SF
 GSF: 350,500 SF
 ASF: 169,225 SF
 Building use: Mixed-Use
 Floors: 4

Zoning Footprint 15

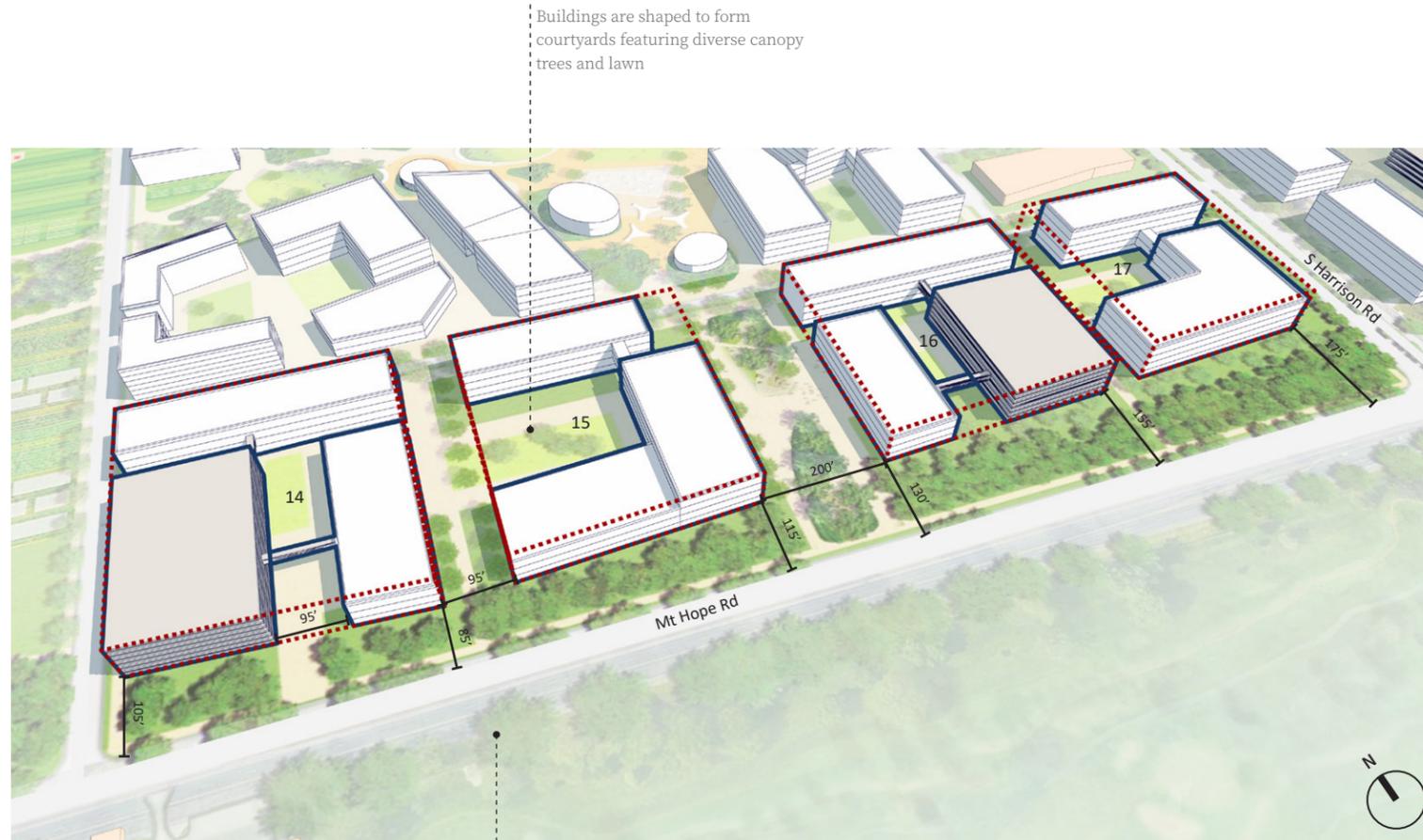
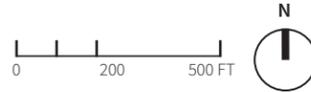
Footprint area: 92,800 SF
 GSF: 464,000 SF
 ASF: 290,700 SF
 Building use: Mixed-Use
 Floors: 4

Zoning Footprint 16

Footprint area: 65,400 SF
 GSF: 327,000 SF
 ASF: 212,550 SF
 Building use: Mixed-Use
 Floors: 4

Zoning Footprint 17

Footprint area: 77,000 SF
 GSF: 385,000 SF
 ASF: 250,250 SF
 Building use: Mixed-Use
 Floors: 4



Buildings are shaped to form courtyards featuring diverse canopy trees and lawn

Tree buffer along Mt. Hope Rd.

- Zoning Envelope
- Proposed Buildings
- Existing Buildings
- Vehicular Street



Mixed-Use / Support SUB-PRECINCT E.

TOTAL GSF : 1,511,000 SF

Zoning Footprint 18

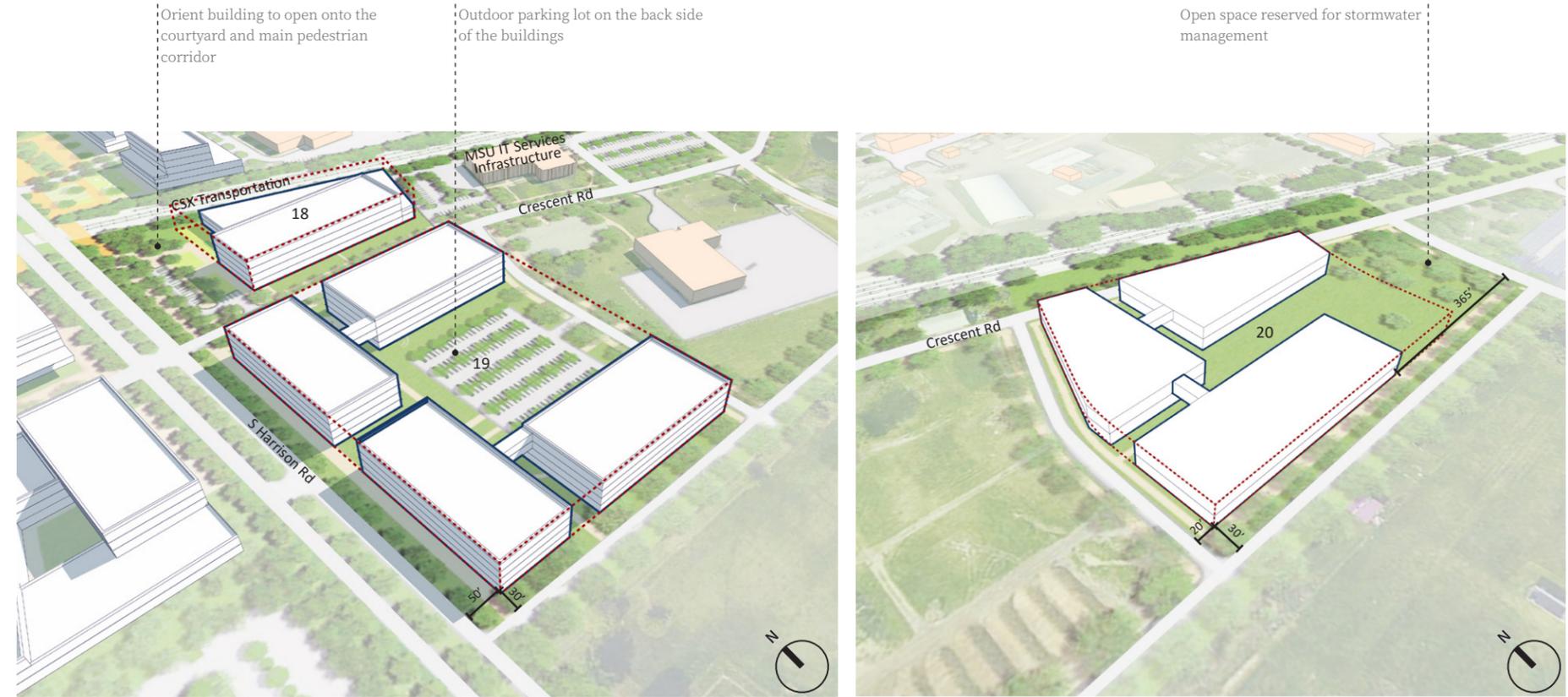
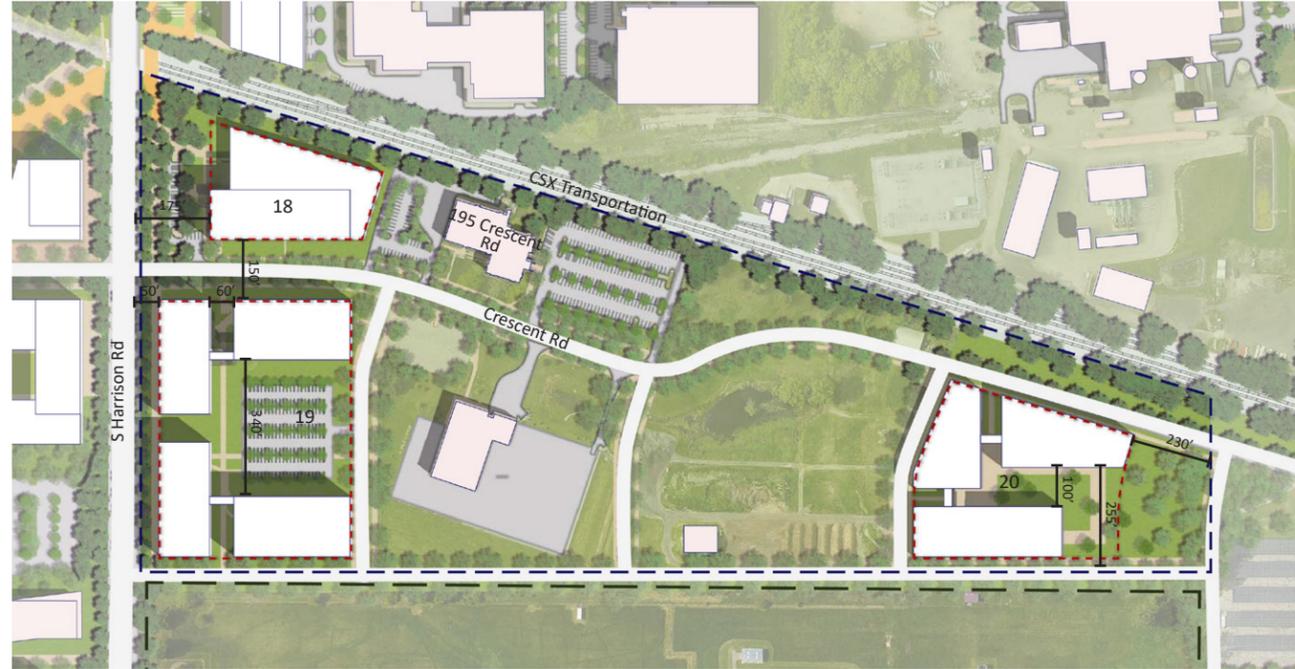
Footprint area: 86,500 SF
 GSF: 346,000 SF
 ASF: 183,900 SF
 Building use: Mixed-Use
 Floors: 3

Zoning Footprint 19

Footprint area: 159,500 SF
 GSF: 797,500 SF
 ASF: 480,975 SF
 Building use: Mixed-Use
 Floors: 4

Zoning Footprint 20

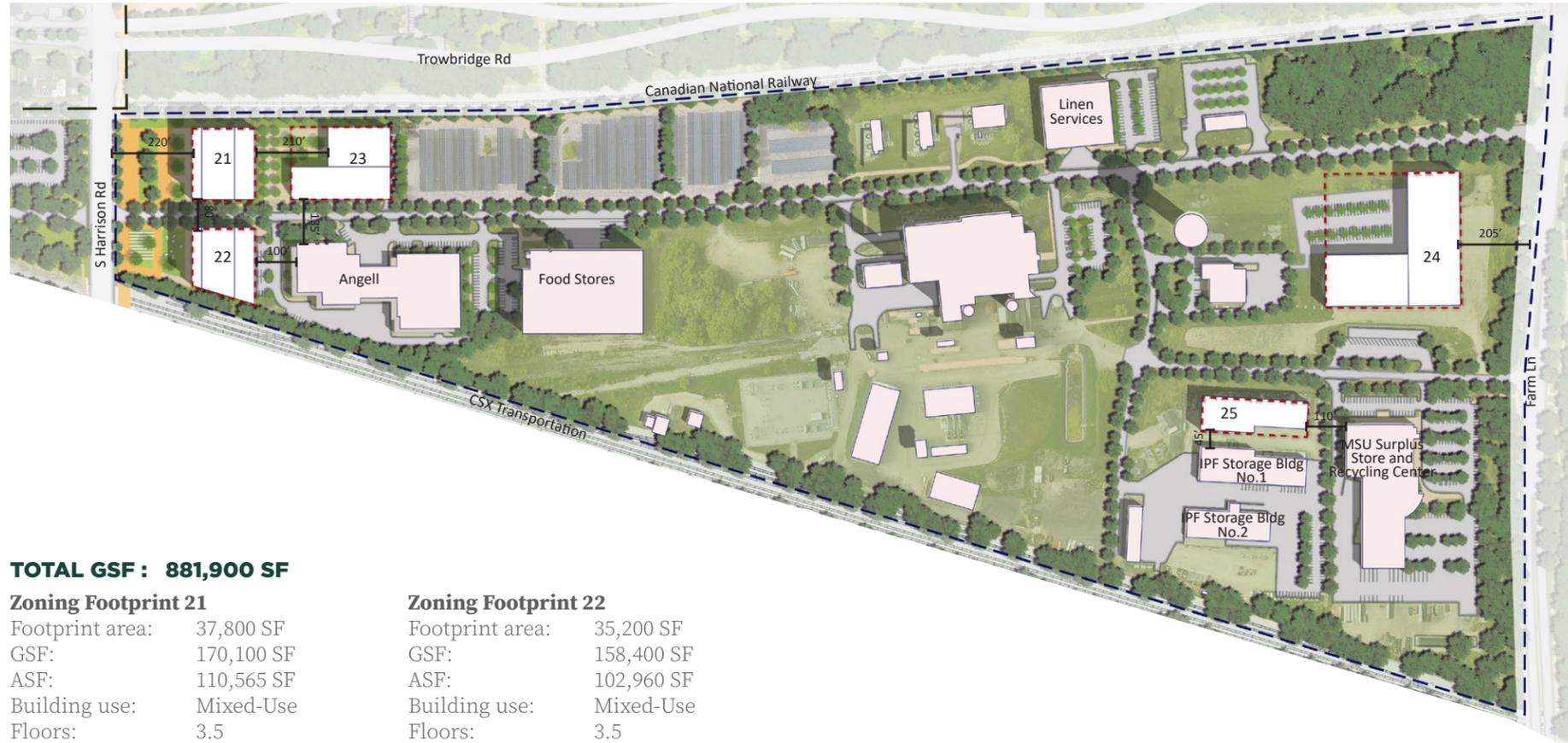
Footprint area: 122,500 SF
 GSF: 367,500 SF
 ASF: -
 Building use: Support
 Floors: 2



- Zoning Envelope
- Proposed Buildings
- Existing Buildings
- Vehicular Street



Mixed-Use / Support SUB-PRECINCT F.



TOTAL GSF : 881,900 SF

Zoning Footprint 21

Footprint area: 37,800 SF
 GSF: 170,100 SF
 ASF: 110,565 SF
 Building use: Mixed-Use
 Floors: 3.5

Zoning Footprint 22

Footprint area: 35,200 SF
 GSF: 158,400 SF
 ASF: 102,960 SF
 Building use: Mixed-Use
 Floors: 3.5

Zoning Footprint 23

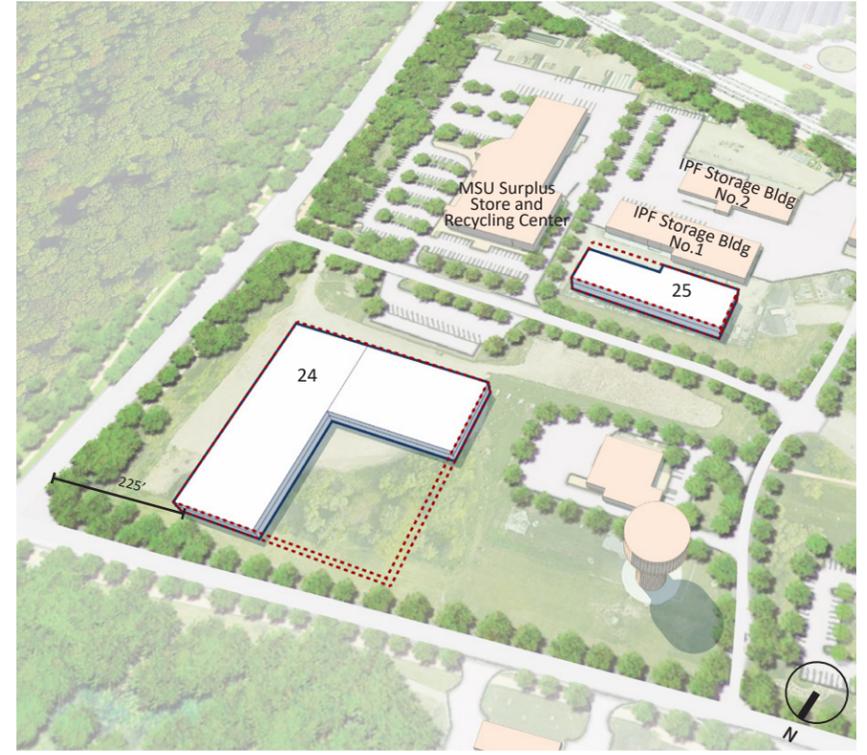
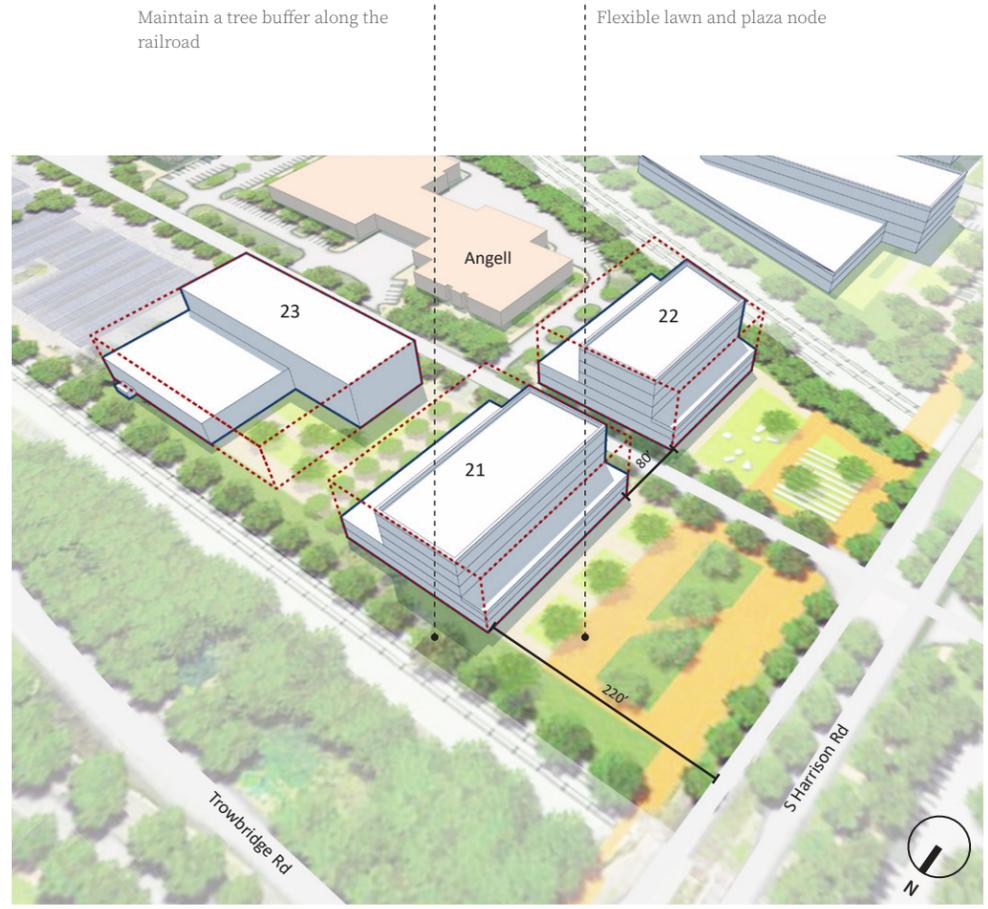
Footprint area: 47,800 SF
 GSF: 215,100 SF
 ASF: 128,315 SF
 Building use: Mixed-Use
 Floors: 3.5

Zoning Footprint 24

Footprint area: 94,500 SF
 GSF: 283,500 SF
 ASF: -
 Building use: Support
 Floors: 2

Zoning Footprint 25

Footprint area: 27,400 SF
 GSF: 54,800 SF
 ASF: -
 Building use: Support
 Floors: 1



- Zoning Envelope
- Proposed Buildings
- Existing Buildings
- Vehicular Street

