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Cypress College

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01 Campus Vision
Shape buildings, campus open spaces and outdoor environments to promote collaboration and interaction.

Cypress College enters the next decade, with a bold physical planning vision to build upon its recent building expansion and campus grounds projects. The Facilities Master Plan will integrate the vital interests of students, faculty, staff and the surrounding community by further enhancing campus life throughout its 110-acre campus. The plan will create more spaces where students, faculty, staff and members of the campus community can meet and engage with one another. These new Activity Hubs will provide dynamic, comfortable and accessible places where students and the broader community can share experiences, knowledge and ideas. The spirited activity of the hubs will incentivize students and faculty to remain on site thus cultivating a deeper campus life. The campus will continue to optimize innovation and excellence in its academic programs and in the facilities that support and represent them.

FACILITIES MASTER PLAN GOALS:

- Shape new campus pedestrian promenades and pathways that bridge campus programs and enhance institutional identity, safety and connectivity
- Enhance visibility of student life and associated programs
- Anticipate key strategic assets optimizing adjacent land development opportunities to sustain Cypress College’s excellence long into the future
- Shape buildings, campus open spaces and infrastructural environments to promote collaboration and interaction
- Create a safe environment for pedestrians at the campus perimeter
- Foster a sense of community by enhancing campus zones and linking them through pedestrian promenades to adjacent community assets and parking
- Embody a sustainable campus philosophy that features best practices and stewardship of the environment
- Integrate visible and demonstrable sustainability features, such as photovoltaic, renewable energy, for hands-on learning and demonstration

SCOPE & PURPOSE:
The Cypress Facilities Master Plan is a high level physical planning framework document to help prioritize future decision-making regarding campus architecture and life development projects over the next ten years and beyond. As such, it characterizes campus issues to accommodate a wide range of programs over time, including but not limited to issues of capacity, desired program adjacencies, environmental stewardship, accessibility and place-making. This document is not a detailed assessment of individual buildings and their associated systems and furniture upgrades.
Context: Analysis & Challenges
Context:
Analysis & Challenges

The subsequent analysis of the existing campus is based upon:

- FFHP Team Observations
- Information provided by District and College students, faculty, and staff including Facilities staff, and other key stakeholders
- 2011 Facilities Master Plan Analysis
CAMPUS LIFE

Cypress students, faculty, and staff are passionate and committed to learning and teaching. More academic, student serving and social interaction space is needed to support campus life at a variety of scales.

Desired Spaces to Promote Campus Life:
- Study and social spaces
- Student affinity spaces (i.e. - LGITTG, DREAMers, etc.)
- Co-curricular campus spaces (students, organizations, clubs, etc.)
- More campus community spaces (to keep students on campus)
- More convenient healthy and affordable food options
- Student resources and amenities available later into the evening / night
- Places with ample shade to study or lounge

EXISTING CAMPUS CHALLENGES

Limited Food Options
Limited Study Spaces
Underutilized Spaces
Lack of Shade and Outdoor Comfortable Spaces
MOBILITY & ACCESS

Existing Campus Challenges include:
- Desire for parking lot security enhancements, including lighting enhancements
- Small and unorganized area for vehicular drop-offs
- Limited access to technology

LEGEND
- Existing Parking Area
- Existing Drop-off
- Bicycle Route
- Bus Stop
- Campus Boundary

EXISTING VEHICULAR CIRCULATION

LEGEND
- Public Gathering
- Campus Boundary

EXISTING PEDESTRIAN CIRCULATION
IDENTITY

Strengthening Campus Identity Includes:

- Opportunity to strengthen campus identity at the community edges
- Signage and wayfinding clarity throughout campus

Main Entrance Marquee
Wayfinding Signage
South Entrance Signage
Temporary Signage

EXISTING CAMPUS CHALLENGES

LEGEND

- Existing Signage Location
- Public Gathering Area
- Campus Boundary
- Pedestrian Circulation
Context: Analysis & Challenges

**Campus & Community Partnerships**

The campus currently has a number of community partners, both on and off campus. These relationships enhance student and campus experience, as well as assist in addressing student basic need gaps. There is a desire to continue to grow and expand these partnerships as appropriate. The Facilities Master Plan looks at a variety ways to better accommodate community access and capacity on campus.

**Existing Campus Challenges**

- Weekend Swap Meet
- Coffee Cart
- Pop-up Food Providers
- Food Trucks

**Legend**

- Existing Community Service & Activity Area
- Campus & Community Connection
- Campus Boundary

**Map**

Lincoln Ave

Food Trucks Access

Pool

Community Recreation Fields

Orange Ave

Weekend Swap Meet

EXISTING CAMPUS & COMMUNITY CONNECTIONS
As a campus that was built in the mid-1960s, many of the buildings (that have not had major upgrades) have a high energy consumption. A large percentage of the campus consists of asphalt surface parking, which increases heat island effect. There are small and large opportunities to incorporate sustainable best practices to create a greener campus.

Desire to Enhance Sustainability Practices include:
- Continue to incorporate sustainable design into all campus projects
- Reduce building energy use
- Increase onsite renewable energy to offset energy use
- Enhance campus operations and maintenance to be more sustainable

Campus analysis of thermal comfort zones suggests the potential for better connections of path and place as a continuous shaded pedestrian movement network.

LEGEND

EXISTING CAMPUS CHALLENGES

Desire to Increase Onsite Renewable Energy
Desire to Increase More Sustainable Operations
Desire to Increase Electric Vehicle Charging Stations

Lack of Shade and Comfortable Outdoor Spaces
SAFETY & SECURITY

The COVID-19 pandemic and the increased number of mass shootings have safety on top of many people’s minds. It is imperative for students, faculty, and staff to feel safe coming to school and work.

Current Campus Safety Concerns Include:

- Desire to provide safety and health barriers at open transaction counters
- Parking lot safety enhancements
- Dark areas on campus, particularly under large piazza overhangs

EXISTING CAMPUS CHALLENGES

- Vast Parking Lots
- One-way Ring Road
- Parking Lot Security Enhancements
- Nighttime Dark Areas Throughout Campus and Parking Lots

LEGEND

- Vehicular and Pedestrian Circulation Crossing Point
- Parking Area
- Pedestrian Circulation
- Campus Boundary

EXISTING POINTS OF VEHICULAR AND PEDESTRIAN CIRCULATION CROSSINGS
Strategies:
Master Plan Concepts

- Campus Life
- Mobility & Access
- Identity
- Campus & Community Partnerships
- Sustainability, Resiliency & Stewardship
- Safety & Security
Strategies: Master Plan Concepts

**Campus Life**

Recommended Strategies for Enhancing Campus Life include:

- Create a variety of spaces, scaled for students and faculty to study, socialize, and meet.
- Create multiple centralized “activity hubs” for social interaction and enhanced departmental identity.
- Provide a welcoming home for a variety of affinity spaces, gender neutral restrooms, health services and other similar student-centered spaces.
- Integrate more private offices for faculty and adjunct faculty.
- Expand the variety of spaces for food options and places to eat on campus.
- Create more outdoor places with thermal comfort.
- Strengthen campus “bridges” between departments and campus precincts.

**Legend**

- Potential Activity Hubs
- Campus Building Open Facades
- Campus Boundary
- Parking Area

**Proposed Campus Life Activity Hubs**

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**Mobility & Access**

Recommended Strategies for Enhancing Mobility & Access include:

- Enhance parking for ADA accessibility and general safety, lighting, way finding, etc.
- Create a larger and safer place for vehicle drop-offs.
- Undertake traffic study to confirm best drop-off location and access to it.

**Legend**

- Campus Main Activity Area
- Activity Hub
- Proposed New Entrance
- Campus Boundary
- Potential Drop-off Area
- Landscape

**Proposed New Drop-off Areas**
IDENTITY

Recommended Strategies to Enhance Campus and Division Identities include:

• Enhance southern entrance with a community gateway
• Enhance signage and wayfinding throughout the campus
• Eliminate temporary signage
• Undertake a signage study to understand detailed needs across the campus

LEGEND

- Existing Signage Location
- Hardscape
- Campus Boundary
- Pedestrian Circulation
- Campus-Community Edge

PROPOSED AREAS OF ENHANCED CAMPUS & DIVISION IDENTITIES

CAMPUS & COMMUNITY PARTNERSHIPS

Recommended Strategies to Enhance Partnerships Include:

• Enhance southern entrance with a community gateway
• Provide new beach volleyball courts for campus and community use
• Potential acquisition opportunity to purchase abandoned railway land and convert it to a linear community park
• Potential acquisition opportunity to purchase an adjacent motel and convert it to student housing
• Create a community aquatics center

LEGEND

- Potential Campus & Community Shared Program
- Potential Property Acquisition
- Potential Campus & Community Shared Area
- Pathway Connection
- Campus Boundary

PROPOSED CAMPUS & COMMUNITY ENHANCED CONNECTIONS
**SUSTAINABILITY, RESILIENCY & STEWARDSHIP**

Environmental sustainability, resiliency, and stewardship are important considerations for the future development of the campus. Energy efficiency and carbon reduction strategies are recommended.

Recommended Strategies to Enhance Sustainability Best Practices include:

- Register campus on Sustainability Tracking, Assessment & Rating System (STARS)
- Create a campus Sustainability Plan (effort is currently in process)
- Continue and expand current sustainability construction measures by requiring medium and large renovation and new construction projects to meet minimum LEED Silver Certification requirements.
- Install PV solar panels and additional electric charging stations at parking lots.

**SAFETY & SECURITY**

Recommended Strategies to Enhance Campus Safety & Security include:

- Enhance campus connections with ADA pathway upgrades and additional lighting
- Enhance parking lots for ADA accessibility and safety
- Additional lighting throughout campus, particularly under large piazzas overhangs.

**LEGEND**

- Campus Property Line
- Parking with PV Panels

**PROPOSED PARKING LOT ENHANCEMENTS**

**PROPOSED PATHWAY ENHANCEMENTS**
04 Implementation: Opportunity Sites
Implementation: Opportunity Sites

Implementations: Opportunity Sites

FACILITIES MASTER PLAN IMPLEMENTATION OVERVIEW

Building upon current planning initiatives and key themes identified within this new master plan, the implementation Opportunity Sites demonstrate our recommendations to carry Cypress College through the next ten years of planning, and beyond. The opportunities embody the vision established through engagement with the District and include aspirations that may not be attainable within the ten-year master plan, which are identified as Long-Range Projects. The master plan has been established as a flexible framework allowing the College and District to prioritize and implement components based on emerging fiscal and logistical priorities.
Implementation: Opportunity Sites

PROPERTY ACQUISITION SITES

SUPER 8
This property can add value to the campus by providing student housing by converting motel rooms into subsidized rental apartments.

ROYAL INN
This property can add value to the campus by:
- Introducing a new north campus entrance, connecting to Lincoln Ave.
- Providing student housing by converting motel rooms into subsidized rental apartments.

HISTORIC RAILWAY
The abandoned railway can be converted into a linear park, which can be used by the campus and community.

MAP OF ADJACENT PROPERTIES: CURRENT OR POTENTIAL FOR FUTURE LEASE / OWNERSHIP
CURRENT PLANNING PROJECTS

The projects shown in blue on the map, along with those listed on the following page, include current major projects Cypress College has been planning and implementing. Some projects are actively in design or construction, while others are in the queue. This new Master Plan confirms that those previously identified projects remain priorities for the College and District.

LEGEND

- In-Construction & In-Planning Projects

IN-CONSTRUCTION PROJECTS

1. New Science Engineering Math (SEM) Building
   New building to house classrooms, labs, conference rooms, workrooms, and offices.

2. New Veterans Resource Center and Student Activities Center Expansion
   New addition and renovated building to provide additional spaces for Veterans and student activities.

3. Pond Refurbishment
   Pond maintenance repairs and the addition of a bridge to connect existing SEM building with SRC.

4. Piazza Repairs
   Maintenance repairs including waterproofing and painting handrails.

5. Baseball Clubhouse & Field Fencing Replacement
   Safety and other improvements required to obtain NCAA Certification.

6. Network Refresh
   Campus-wide and District-wide infrastructure upgrades, including broader and faster WiFi and addressing wired, wireless, voice, and video networks.

IN-PLANNING PROJECTS

7. Renovation of Fine Arts Building
   Renovations will include functional and adequate recording arts, rehearsal and performance spaces for music, instruction, spaces for student study near departmental faculty office, and reconfigure existing vacant areas.

8. Renovation / Modernization of Technical Education Buildings I and II
   Renovations will include building systems, furniture, equipment, and interior finishes.

9. Renovation / Modernization of Technical Education Building I
   Renovations will include building systems, furniture, equipment, and interior finishes.

10. Gym 1 & 2 ADA Improvements and Minor Renovations
    Modest renovation of both buildings for accessibility improvements.

11. Pool Repairs
    Pool lining replacement and new or repaired pool equipment.

12. Mechanical Infrastructure Improvements
    Uplgrades to central plant and associated infrastructure to address capacity and loads.

    Campus-wide and District-wide upgrades to security and alarm systems.
OPPORTUNITY SITES

Each project within the master plan framework has been established based on educational and facility needs, construction staging and sequencing, and potential for funding opportunities. The projects preserve the flexibility to accommodate future unforeseen implementation opportunities and challenges as they arise. The projects shown in orange represent new building and existing building renovation opportunities. The areas shown in green represent new public realm opportunities. While the Master Plan does not identify specific priorities or establish a timeline, the new opportunities have been organized by construction costs to assist the District in determining the implementation schedule:

- Small Capital Projects are those less than $2 million.
- Medium Capital Projects are those ranging between $2 - $30 million.
- Large Capital Projects are those greater than $30 million.

Long-Range Projects, a fourth category, identifies additional projects which are important to the Master Plan but may not be feasible to implement by 2030; they are not defined by cost as that is a variable of time.

LEGEND

- Potential Building Sites
- Public Realm Potential Sites
- In-Construction and In-Planning Projects
- Parking
- Long-Range Projects
- Opportunity Sites
- Electric Vehicle Charging Stations
- Potential Property Acquisitions
- PV Panels

SMALL CAP: < $2 M

- Campus-Wide Enhancements:
  - Piazza Enhancements
  - Signage Enhancements
  - Outdoor Shading Devices + Power
  - Transparent and/or Moveable Walls
  - Tutoring Space
  - Grab & Go Food Options
  - Faculty Offices and Adjunct Faculty Shared Office

C1. Library Outdoor Study Garden
- Exterior enhancements including paving, canopy for shade, and signage. Includes new outbuilding study space.

C2. Cafeteria Enhancements
- New restrooms “front door” to the east towards the new VRC. Provide outdoor seating with power, shade canopies, and signage. Interior improvements of the cafeteria include new furniture, TVs, and removal or replacement of the window blinds.

C3. New Beach Volleyball Courts
- Four new courts to bring existing program on campus.

MEDIUM CAP: $2 - $30 M

C4. Existing Pool Enhancements
- Existing pool enhancements and new pool equipment to integrate between $2 - $30 million.

C5. Lecture Hall Renovation
- Building systems, interior materials, and furniture enhancements.
  - ADA Upgrades
  - Lot 2 Conversion to Auto School Expansion
  - Additional covered exterior vehicle bays

C7. Integrated Parking
- Parking enhancements to integrate safety, accessibility, and pedestrian connectivity.

C8. New Drop-off Areas
- Develop new drop-offs into a centralized vehicle bus, and ride share drop-off zone including new covered waiting area and bike storage.
- Traffic Study should be completed first

MEDIUM CAP CONTINUED: $2 M - $30 M

C9. Student Engagement Hub
- Renovate existing SEM building to include ground floor student services, such as a Social Justice Center and Student Cultural Spaces, reservable study spaces, Grab & Go food options and health services. Enhancements include adding a 1/1/2 interconnecting stair. Piazza enhancements include new paving, potted landscape, shade canopies, and furniture with power.
- Piazza with Seating Structure
- Shared and reservable Social Justice Conference Rooms

C10. Tech 1 & 2 Renovation and New Connection
- Tech 1 and 2 lab renovations to include Faculty and Adjunct Faculty Offices
- Flexible High-Tech Classrooms
- Additional restrooms

LONG-RANGE PROJECTS

C11. Gym 1 & Gym 2 Renovation
- Gym 1 and 2, academic, and furniture enhancements. Includes Kinesiology Division Integrated Center.
- Faculty & Adjunct Faculty Offices
- Testing Lab
- Virtual Lab

C12. Cypress Continuing Education Center Located at Cypress College Extension & Cypress Bistro Relocation
- Plans to accommodate both NOCCD growth needs and relocation of Cypress Bistro and Culinary Arts program back to Cypress campus.

C13. New Aquatic Center & South Beach
- Renovate and expand pool to Olympic size and develop new center for recreation and aquatic program support

C14. New Student Housing
- Purchase adjacent site and renovate into student housing.

C15. New North Campus Linear Park
- Purchase adjacent expanded residential property and convert to a linear park

C16. Existing SEM Upper Floor Renovation
- Includes Upgrades
  - Health Sciences renovation to L2 and L3
Implementation: Opportunity Sites

**SMALL CAP: < $2 M**

**Pilot Projects: Campus-Wide Enhancements**
A key strategic opportunity in the Master Plan approach is identifying project initiatives that have a low capital investment cost (Low Cap) and high transformational value. These are projects that can be executed early in the development process and typically do not have significant impacts, if any, on existing building or site systems, such as structural, mechanical or civil infrastructure conditions. We have identified a range of projects that fall into this category.

The importance of Pilot Projects is that they can bring visible and near term value to the campus community prior to the inception of mid-cap and large-cap project initiatives. They also provide early evidence of how effective certain initiatives are compared to others.

**Pilot Project Prioritization:**
The following Pilot Projects highlighted in red represent the Cypress campus’s prioritization of which projects carry the greatest value.

**PIAZZA ENHANCEMENTS**
The addition of a large shade canopy (preferably with photovoltaic (PV) panels), outdoor seating with power, potted plants, and other landscaping, where possible.

**SIGNAGE ENHANCEMENTS**
Additional signage, and replacement of temporary signage, at a variety of scales to address building and public realm identification and wayfinding.

**OUTDOOR SHADING DEVICES + POWER**
Outdoor tables and chairs with shade canopies consisting of solar photovoltaic (PV) panels to provide power to outlets integrated into the furniture.

**TRANSPARENT AND/OR MOBILE WALLS**
Replace or add walls that are transparent and flexible. Interior storefront partitions can provide transparency to the labs and spaces beyond to allow those passing by to see the hands-on classes at work. Movable walls can transform a series of smaller rooms into larger, flexible rooms that can be reconfigured in a variety of ways.

**TUTORING SPACE**
Touch-down space that is reservable or first-come, first-served that allows small groups to study. It may include transparent privacy walls, smart boards, or projection equipment.
GRAB & GO
Quick food, snack or coffee options that can be located throughout various parts of campus to provide more convenient options beyond the main food service facility.

FACULTY OFFICES AND ADJUNCT SHARED FACULTY OFFICES
Offices for full or part-time faculty that are touch-down spaces, not assigned to individuals but instead can be reserved or used on a first-come, first-served basis. Individual assigned lockers should be provided nearby for faculty to store their materials between office use.

SOCIAL JUSTICE CONFERENCE ROOM AND STUDENT CULTURAL SPACES
Reservable conference room that can be used by faculty, staff, students, or student groups with integrated technology as well as lighting and thermal controls. Imagery on the walls should be reflective of the diverse and inclusive community as a reminder of the importance of these values. In addition to the shared conference room, adjacent individual spaces are to be provided for each cultural group to have their own designated safe space.

MOBILE PRINTING STATIONS
The addition of printing stations accessible to all students. It allows for cloud-based file exchange and includes small scale black and white and color printing for 8.5x11 and 11x17 documents.

COMMUNITY GARDEN
Dedicated area for growing plants, herbs, or fruits and vegetables. It is to be maintained by students, faculty, and staff, and may also be available for use by the local community.

CAMPUS PATH ENHANCEMENT
Pedestrian pathways will integrate a higher ratio of greenery to hardscape. As a result, pedestrian desire lines will integrate protected campus garden spaces for outdoor use. These pathways and protected seating areas will include outdoor furniture, planting beds, sufficient lighting and improved ADA access.
C1. Library Outdoor Study Garden

Because of the uniquely sunny nature of Southern California, we are able to look outside for a solution to the need for additional study space. Specifically we will prioritize the creation of outdoor spaces with shade on the large southern terrace outside the library as a means of providing additional seating for those who wish to venture outside for their work.
C2. Cafeteria Enhancements

Reorient the “front door” to the east towards the new VRC. Provide outdoor seating with power, shade, and signage. Interior enhancements of the cafeteria include new furniture, TVs, and removal or replacement of the window blinds.

Student and faculty experience is shaped by campus community and available amenities. By providing a few enhancements to the main cafeteria such as new furniture, television screens, and outdoor seating with power and WiFi, the space will provide more than food. This in turn will give students more reason to stay on campus before, after and in between their classes, further strengthening the overall campus community.

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<td>No. of Floors</td>
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Implementation: Opportunity Sites

PRECEDE...
C3. New Beach Volleyball Courts

Four new courts to bring existing program on campus.

The New Beach Volleyball Courts will allow the existing program to have a permanent home on campus, where they currently play at a variety of other courts around town. The new courts will also give everyone who utilizes the campus an added shared recreational resource. The courts will become a foundational part of the Cypress campus community - a memorable destination that is visited by current students, alumni and members of the local community.

**Implementation: Opportunity Sites**

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<th>New Building Area</th>
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**PROPOSED OPPORTUNITY SITE LOCATION AND EXTENTS**

**EXISTING BEACH VOLLEYBALL PROGRAM**
C4. Existing Pool Enhancements

Existing pool enhancements and new pool equipment to integrate safety, accessibility, and sustainability measures.

The pool enclosure is needed for safety reasons to separate pool users from those passing by. However, the pool edges can be enhanced to allow more transparency and therefore better connections between the campus groups. Pool and pool equipment is aging, and will need to be replaced.

These repairs and enhancements are needed in the near future. However, the long-range plan is to relocate the pool and build a new Aquatics Center, creating a new Community Hub at the south end of campus.

### Proposed Opportunity Sites

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<td>No. of Floors</td>
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</table>
C5. Lecture Hall Renovation

Building systems, interior materials, and furniture enhancements.
• ADA Upgrades
• Collaboration Classrooms

The renovated Lecture Hall project prioritizes accessibility upgrades, improved acoustical performance, and the integration of modern audio-visual technology. The facility will be enhanced to be more accessible to a wider range of students and provide a more flexible and adaptable technology-rich environment. The inclusion of better technology will afford students and faculty the ability to alter the teaching environment to suit the student and faculty’s evolving needs.

### Proposed Opportunity Site

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**PROPOSED OPPORTUNITY SITE LOCATION AND EXTENTS**

**PRECEDENT IMAGE OF TIERED LECTURE HALL**
C6. Lot 2 Conversion to Auto School Expansion

Expand covered exterior vehicle bays and staging for automotive program.

The Automotive Technology program spaces are antiquated and undersized. Additional exterior covered vehicle bays are needed and can be accommodate within Lot 2. There also is a need for additional restrooms.

### Proposed Opportunity Site

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### Proposed Opportunity Site Location and Extents

EXISTING AUTO SCHOOL PROGRAM

Implementation: Opportunity Sites
C7. Integrated Parking

Parking enhancements to integrate safety, accessibility, and sustainability measures.
- PV Panels
- ADA Upgrades
- Lighting & Safety Upgrades

Integrating solar energy into the campus infrastructure is a growing priority of the College and the District. Selected areas of the campus have been identified in order to make a significant positive impact on the College’s carbon footprint. Enhancements include accessibility and safety pathway improvements, additional lighting and landscape, and additional electric vehicle charging stations. Photovoltaic (PV) panels are recommended as well, which will not only provide on-site renewable energy but also shade.

### Proposed Opportunity Site

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### Energy Consumption and Generation

- **West Parking Area (sqft):** 494,758
- **PV Usable Area (sqft):** 494,758
- **PV Capacity (kwh):** 9,554
- **Energy Generation (kwh)/y:** 15,651,966
- **Energy Consumption (kwh):** 10,092,451
- **Energy Offset %:** 155

155% of campus annual energy use can be offset by photovoltaic (PV) canopy coverage of 40% of campus parking lot areas.

---

**PROPOSED OPPORTUNITY SITE LOCATION AND EXTENTS**

**PRESENT IMAGE OF SAFETY, ACCESSIBILITY, AND SUSTAINABILITY INTEGRATED PARKING**
C8. New Drop-off Areas

Develop one of two options into a centralized vehicle, bus, and ride share drop-off area including new covered waiting area and bike storage.

- Traffic Study should be completed first

For ease of access to the eastern side of campus, a drop-off area should be considered near the Learning Resource Center (LRC), shown as Option B. Buses and vehicles can easily enter from Lakeshore Drive, drop-off at a new centralized area designated for multi-modal drop-off and associated waiting, and continue either back on to Lakeshore Drive out of campus, or continue around campus on the one-way ring road, College Circle Drive.

A traffic study is recommended to understand the loads and peak times, as well as determine the most appropriate location.

### MEDIUM CAP: $2 M - $30 M

<table>
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<th>Proposed Opportunity Site</th>
<th>Site Area</th>
<th>No. of Floors</th>
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### Proposed Drop-off Area Option B Diagram

- Drop-off Area
- Vehicular Circulation

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CC-40  Cypress College Facilities Master Plan

CC-61  Cypress College Facilities Master Plan
C9. Student Engagement Hub

Renovate existing SEM building to include ground floor student services, such as a Social Justice Center and Student Cultural Spacess, reservable study spaces, Grab & Go food options and health services. Enhancements include adding a L1 / L2 interconnected stair. Piazza enhancements include new paving, potted landscape, shade canopy, and furniture with power.

- Piazza with Shading Structure
- Shared and reservable Social Justice Conference Rooms

A new Student Engagement Hub will further activate the north end of campus, bringing students and campus community together to one place. By co-locating student amenities to a more prominent location, the amenities will be more frequently seen and used. Enhancements to the Piazza west of the Hub will extend the Hub program to the exterior, leveraging the Southern California weather. Photovoltaic (PV) panels can be integrated into the large shade canopy to provide power to the outdoor furniture.

Health services is currently located across campus in a discrete location, often difficult for students and staff to find. By relocating it to the Student Engagement Hub, it will have a more prominent location for better access. There is also the desire to expand the center, specifically for behavioral health services.

The area highlighted in yellow would be the new home of the Student Engagement Hub. Level 2 enhancements include Social Justice Conference Rooms that can be reserved by students, faculty, or staff.

PROPOSED OPPORTUNITY SITE LOCATION AND EXTENTS

<table>
<thead>
<tr>
<th>Proposed Opportunity Site</th>
<th>Site Area</th>
<th>No. of Acres</th>
</tr>
</thead>
<tbody>
<tr>
<td>Site Area 1.95 acres</td>
<td></td>
<td></td>
</tr>
<tr>
<td>New Building Area 7,000 sf</td>
<td></td>
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</tr>
<tr>
<td>Existing Building Renovation Area</td>
<td>1.3</td>
<td>38,940 sf</td>
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<td>No. of Floors</td>
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PROPOSED LEVEL 1/2 CONNECTION FOR STUDENT SERVICES DIAGRAM

Implementation: Opportunity Sites
EXISTING SEM SEATING: Optimize daylighting and diversity of seating options.

PROPOSED STUDENT ENGAGEMENT HUB CONNECTING STAIR:
Amphitheater seating and social stairs connect at multiple levels.
EXISTING SEM PIAZZA: No solar protection and few seating options.

PROPOSED PIAZZA ENHANCEMENTS WEST OF STUDENT ENGAGEMENT HUB: Shade, access to power and collaborative outdoor study spaces.
C10. Tech 1 & 3 Renovation and New Connection

- Multi-Disciplinary Skills Lab
- Flexible High-Tech Classrooms
- Faculty and Adjunct Faculty Offices
- Additional Restrooms

Renovation and expansion of both the CTE and Health Sciences facilities are prioritized as key projects in the Facilities Master Plan for Cypress College. As part of this initiative, the buildings that house these programs, Tech 1 and 3, need significant renovation to upgrade outdated building systems and furniture and also to expand their capacity. It is recommended that a new addition between the buildings be constructed, which will allow the two buildings to become one project (as designated by State funding criteria). This new connection would provide additional expansion space for CTE and Health Sciences. CTE renovations are to include opportunities for exhibiting their unique programs. Health Sciences enhancements would include a new Multi-Disciplinary Skills Lab, additional simulators, flexible classrooms with cameras, integrated audio visual systems, and conference rooms. Both buildings are in need of additional faculty and adjunct faculty offices and more restrooms.

Implementation: Opportunity Sites

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<thead>
<tr>
<th>Proposed Opportunity Sites</th>
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<tbody>
<tr>
<td>Site Area</td>
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<tr>
<td>New Building Area</td>
</tr>
<tr>
<td>Existing Building Renovation Area</td>
</tr>
<tr>
<td>No. of Floors</td>
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</table>

PRECEDENT IMAGE OF TRANSPARENT CONNECTION
The renovation of the Gym buildings is a crucial part of building a campus that helps promote the most well-rounded individuals. Enhancements include adding faculty and adjunct faculty offices, and converting the wrestling room to an exercise testing and prescription lab and/or multi-use flexible spaces.

It is imperative that both gymnasiums are not closed at the same time. Logistics for both renovations need to be carefully considered.

### Proposed Opportunity Sites

<table>
<thead>
<tr>
<th>Site Area</th>
<th>Gym 1</th>
<th>Gym 2</th>
</tr>
</thead>
<tbody>
<tr>
<td>New Building Area</td>
<td>34,010</td>
<td>56,160</td>
</tr>
<tr>
<td>Existing Building Area</td>
<td>Gym 1: 34,010 sq ft Gym 2: 56,160 sq ft</td>
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</tr>
<tr>
<td>No. of Floors</td>
<td>Gym 1: 1.5 Gym 2: 1.5</td>
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</table>
LONG-RANGE PROJECTS

C12. Cypress Continuing Education Center Located at Cypress College Expansion & Cypress Bistro Relocation

Expansions to accommodate both NOCE growth needs and relocation of Cypress Bistro and Culinary Arts program back to Cypress campus.

Both NOCE and Cypress Bistro share common needs of additional space on the Cypress campus with a community-facing front door. Both of these programs, along with the new Aquatics Center, can create a new Community-Centered Hub at the southern part of campus. These new spaces will not only activate this part of campus but will also provide an opportunity to expand and enhance community partnerships.

The Farm to Table concept is to be considered for the Cypress Bistro where fresh food can be grown on campus as part of the community garden(s).

Although the proposed Hub will reduce parking, Lot 4 is currently underutilized. The new Hub will activate the southern part of campus which in turn will redistribute the parking needs.

Option 1:
Second floor addition to the NOCE building, and two-story addition for Bistro and Culinary Arts program to the west.

Option 2:
Second floor addition to the NOCE building, and two-story new building for Bistro and Culinary Arts program to the southeast.

Option 3:
An adjacent one-story floor addition to the NOCE building, and two-story new building for Bistro and Culinary Arts program to the south.
C13. New Aquatic Center & South Hub
Relocate and expand pool to Olympic-size and develop new center for recreation and aquatic program support.

The proposed Aquatic Center creates a dynamic new campus gateway and community district at its southeastern precinct. It will promote the sense of pride in the college that comes when supporting classmates, friends and family in the name of fair and intense competition. The current pool does not meet competition regulations so the new Olympic-sized pool will provide more opportunities to host swim events for the College and broader community. Cypress can also consider opening the Aquatic Center to the public through a shared lease agreement, memberships, or other similar arrangements.

After the new Aquatic Center is built and open, the original swimming pool is to be filled-in, and the space is to be renovated into a new campus South Hub. The courtyard may include outdoor seating, a large shade canopy, and furniture with power.

As a community asset, the Aquatic Center will provide opportunities for community engagement. In addition, development of the facility through a public-private partnership may enable the college to share in the cost of building and maintaining the facility.
EXISTING SWIMMING POOL WITH SAFETY BARRIER: Spaces that are separated and disconnected.

PROPOSED NEW SOUTH HUB AFTER AQUATICS CENTER OPENS: Enhanced visibility between campus components.
C14. New Campus Housing
Purchase adjacent motel site and renovate into student housing.

The Royal Inn Motel, located to the north of campus, would not only be an excellent opportunity for providing new student housing but would create a new campus gateway. This north entrance would connect the campus to Lincoln Avenue, a major adjacent thoroughfare that is isolated from the campus. The property is currently not owned by the District and would need to be purchased prior to implementation of this project.

**Proposed Opportunity Site**
- Site Area: 0.88 acres
- New Building Area: NA
- Existing Building Renovation Area: 19,890 sf
- No. of Floors: 2

**Existing Royal Inn Motel**

[Image of the Royal Inn Motel]
PROPOSED RENDERING OF FUTURE CAMPUS NORTH ENTRANCE: A new pedestrian campus gateway.
C15. New Community Linear Park

Purchase adjacent abandoned railroad property and convert to a linear campus and community park.

Adjacent to the Cypress campus, there are a series of railroad tracks - no longer in use - that could be the perfect location for a linear park that significantly improves quality of life. This strip of land, which would need to be purchased by the college, would be ideal for a garden/park/walking path area that could be enjoyed by campus and community alike. College athletics programs could train there, and the community at large could relax or exercise there. As such, the proposed linear park would improve relations between city and college, while promoting good health for all. It also provides a connection between Valley View Street and Orange Avenue.

New student housing may also be considered at this location. Being located between the campus and community, it could provide a good opportunity for “Town and Gown” connections.
C16. Existing SEM Upper Floor Renovation
  • Seismic Upgrades
  • Health Sciences Relocation to L2 and L3

When the new SEM Building is occupied, the Existing SEM Building will be used as swing space for several other implementation projects. Once the building’s use as swing space is complete, the upper floors (levels 2 and 3) can be renovated as a permanent home for Health Sciences. The space available within this building is slightly larger than what they currently occupy so there is opportunity to for the program to expand, such as including incorporation of a new much-needed Multi-disciplinary Skills Lab. The renovation will be more extensive and would include seismic and systems upgrades, lighting, furniture, and necessary equipment for the Health Sciences program. There is also an opportunity to modify the south façade to bring more light and transparency into the building and strengthen connection with the pond.

It is recommended that a detailed feasibility study be done to evaluate the necessary upgrades and associated costs, to determine if renovation of the existing building is feasible. If it is determined to be cost prohibitive, the alternate recommendation is to demolish the building and build a new one in its place to maintain the programs and activities of this North Hub.

<table>
<thead>
<tr>
<th>Proposed Opportunity Site</th>
<th>Site Area</th>
<th>New Building Area</th>
<th>Existing Building Renovation Area</th>
<th>No. of Floors</th>
</tr>
</thead>
<tbody>
<tr>
<td>Site Area</td>
<td>1.95 acres</td>
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<td></td>
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<tr>
<td>New Building Area</td>
<td>56,056 sf</td>
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<tr>
<td>Existing Building Renovation Area</td>
<td>L2: 21,890 sf, L3: 24,283 sf</td>
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<td></td>
<td></td>
</tr>
<tr>
<td>No. of Floors</td>
<td>2</td>
<td></td>
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PROPOSED TRANSPARENT STUDENT ENGAGEMENT HUB SOUTH WEST CORNER: Expanding indoor and outdoor connections.