



University of
New Hampshire

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Town of Durham
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Planning, Assessing
and Zoning

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January 5, 2015

Mr. Michael Behrendt
Director of Planning and Community Development
Town of Durham
8 Newmarket Road
Durham, New Hampshire 03824

Re: Holloway Commons Expansion and Renovations Project

Dear Michael:

Design is wrapping up for an expansion and renovation to Holloway Commons, which is anticipated to start construction in early May 2015 and will continue through December 2015 (the facility will be closed for the summer, but will be open during the Fall 2015 semester, as work is completed). I am submitting the attached material in compliance with New Hampshire RSA 674:54 to explain the elements and construction of this project. This is the first of five University projects that will be submitted over the next few months, and which will all start construction sometime in 2015.

University of New Hampshire Dining Services currently maintains and operates three major dining facilities (total seating capacity: 2,255), and there are approximately 10,200 student meal plan holders. During peak meal times, these facilities frequently operate above their current capacities. This project will increase the seating capacity for student dining at Holloway Commons to address both current and future demand for seating at this centrally located dining hall. The proposed addition will increase the seating capacity by 365 seats in 9,000 sf of additional space, bringing the total dining seats up to 1,225 at Holloway. This is expected to address not only the current lack of seats, but to also accommodate future increases in dining plan holders. It will also significantly reduce the queuing into the dining area and improve the circulation among the various food stations on the primary level. All of this is intended to improve the dining experience during the peak meal times, when students frequently are left standing with their full food trays waiting for a seat to open up.

An addition and reconstruction of the Holloway Commons main entrance on the west side of the building addresses circulation congestion at the Dining check-in during peak hours. An addition on the south side of 9,000 sf will provide space for additional seating capacity. The expansion and renovations include:

1. Installation of additional seats, by constructing on and over an existing roof top terrace that is underutilized.
2. Reconfiguration of the central public vertical circulation through the building by shifting the central stairway and the central elevator. This will allow for the main

check-in to be expanded and for the flow of people within the primary dining level to be greatly improved.

3. Expand mechanical, electrical, and fire safety systems to serve the new areas, and to improve the temperature controls in the main lobby.

The exterior appearance will incorporate materials and design elements that are similar to those of Holloway and the Memorial Union Building, which is directly adjacent. The appearance of the building from anywhere along Main Street will be the same as it is today. The only views that will change are looking down Quad Way and at the MUB circle. There are no wetlands impacts, and no additional exterior lighting. There are no changes to parking or service vehicle access. The existing water and sewer connections have adequate capacity and will remain as currently configured. We will submit, as is our common practice, a Town commercial sewer application with the calculations for anticipated changes to the total flows of the building. While there will be more seats and potentially more meals served, we may not see an increase in total water/sewer flow because the project includes replacement of the existing dish washing equipment with a much more efficient new unit.

Attached are the most current drawings available at this time for review. I am prepared to meet with the Planning Board at their convenience, and answer any questions they may have about this project.

Respectfully,



Douglas C. Bencks

University Architect and Director of Campus Planning

Copy: Paul Chamberlin, Chris Clement, Mica Stark

Attachments:

Location map

80% completed construction documents

Building exterior images (2)