

UCLA Outpatient Surgery and Oncology Center

Santa Monica, California



SQ FT
58,651 BGSF
Clinic Building
73,736 BGSF
Parking Garage



OWNER/AFFILIATION
UCLA Medical Center
Health System



ARCHITECT(S)
Michael W. Folonis
Architects (MWFA)



COMPLETION DATE
2011



MAIN ENTRANCE - NIGHT VIEW



INTERIOR VIEW



PERSEPECTIVE VIEW



SITE PLAN

ABOUT | DESIGN INTENTIONS

The **design concept asserts that a more natural and less clinical environment promotes healing in patients.** Primary design considerations include the creation of a distinctive and articulated massing, the maximal inclusion of **natural day lighting** and ventilation throughout the building, and **a strong indoor-outdoor connection.** The project achieves LEED Gold Certification for New Construction and is the first Outpatient Surgery and Oncology Center in the nation to achieve this rating.

<http://www.archdaily.com/388708/ucla-outpatient-surgery-and-oncology-center-michael-w-folonis-architects>



FRONT FACADE



INTERIOR FINISH

Image Sources: <http://www.folonisarchitects.com/ucla-1/>
<http://www.archdaily.com/388708/ucla-outpatient-surgery-and-oncology-center-michael-w-folonis-architects>

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STRATEGIES

Daylighting

Central Light-filled Lobby with full height mullion-less glass as 3-story Indoor/Outdoor connection.

Key Public and Patient areas with perimeter windows and /or skylights

Views to Nature

Shaded and unshaded exterior Garden Patios provide choice of outdoor Respite area

Interior Planting are brought deep into the builing bringing views to Nature inside as well

Use of Warm Colors

Warm-toned wood used throughout the building

Warm accent colors and warm-off white adds to warm date-lighting and variation in color as the day progresses

Natural Materials

Use concrete, steel and glass against the backdrop of warmer wood textures and plantings

Blurring the indoor/outdoor relationships with landscaping and hardscaping inside and out



VIEWS TO NATURE [LOBBY]



PRE-OP/RECOVERY



WAITING AREA



ELEVATOR LOBBY

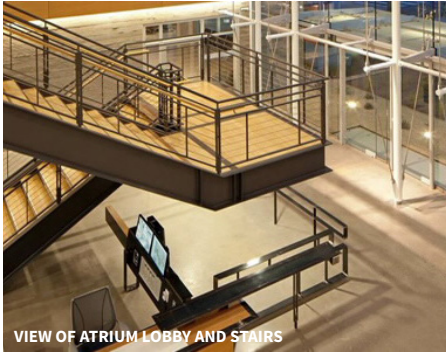


PATIENT WAITING AREAS & CONSULT



3RD FLOOR BRIDGE OVER ATRIUM

"CREATE a more Natural and less Clinical Environment to promote Healing"



VIEW OF ATRIUM LOBBY AND STAIRS



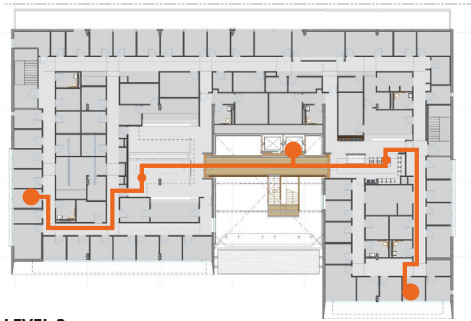
EXTERIOR LANDSCAPE GARDENS SHADED

TRAVEL DISTANCE ANALYSIS:

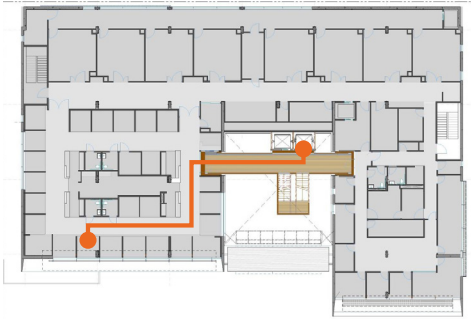
- +From entrance to registration: 86 ft
- +From registration to medical waiting: 151ft
- +From medical waiting to exam room: 4ft - 68ft
- +From registration to radiation waiting: 108 ft
- +From radiation waiting to LINAC/other: 100 ft
- +From registration to pre-op: 211 ft

KEY:

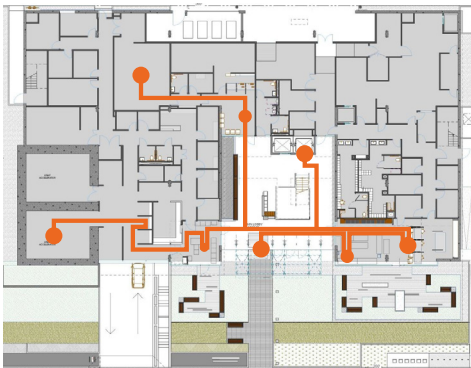
— Circulation Path



LEVEL 2



LEVEL 1



GROUND FLOOR

FLOOR PLAN | ANALYSIS



AERIAL VIEW

CONCLUSION |

All design elements—from planning to materials—were guided by the concept that **a more natural, and less clinical, environment promotes healing in patients.**

Taking advantage of climate and site conditions, the building features natural daylighting and ventilation. The building skin is composed of glass and smooth concrete; the materials were selected for their direct, clean presentation and functionality. Two building blocks are linked by an expansive atrium lobby, which serves as an orderly circulation core.



<http://www.folonisarchitects.com/ucla-1/>

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UCLA Outpatient Surgery and Oncology Center

Santa Monica, California

DEPARTMENT PLAN KEY:

- Parking
- Vehicle Drop Off
- Mechanical + Electrical
- Circulation, Shafts, Stairs
- Elevator Lobby

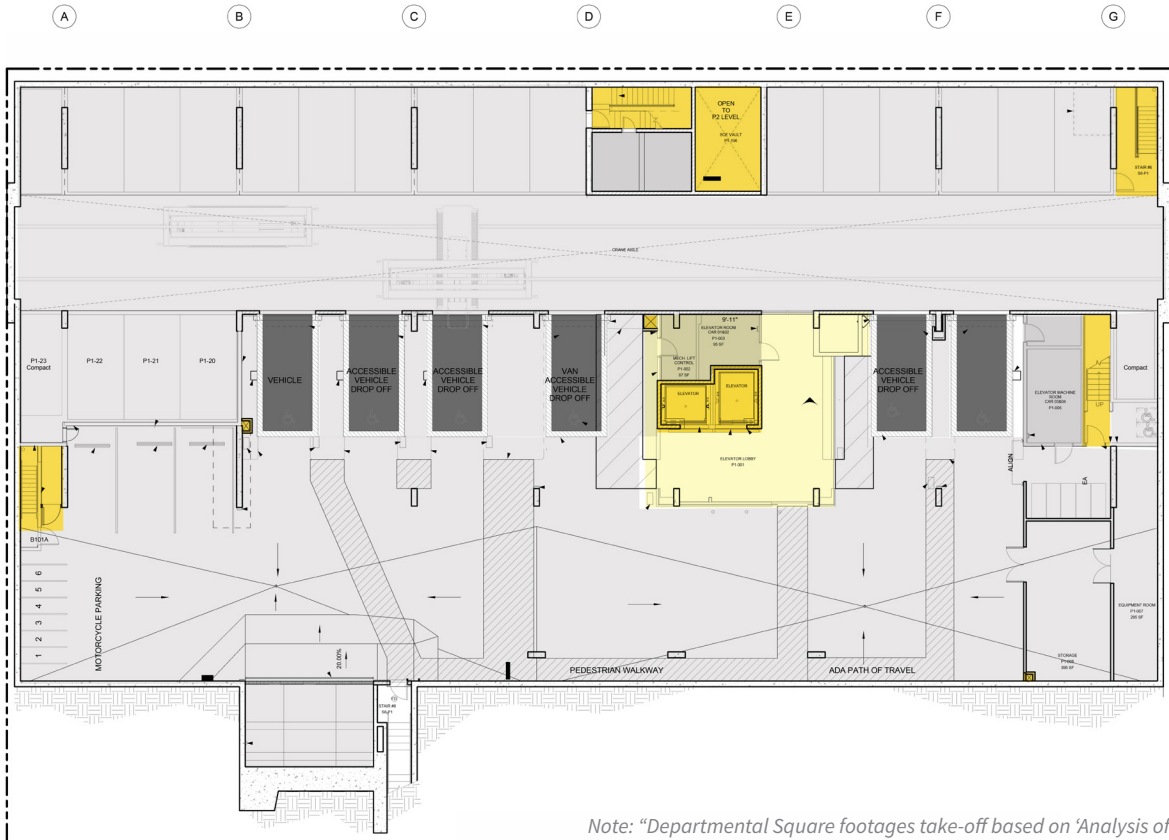
KEY SPACES:

- Parking Spaces (8205 sf)
- Motorcycle Parking (87 sf)
- Accessible Vehicle Drop Offs (1831 sf)
- Elevators (131 SF - 150 sf)
- Mechanical/Storage (295 - 395 sf)
- Pedestrian Walkways (1200 sf)
- Circulation Space (4297 sf)

DEPARTMENTAL GROSS SQUARE FOOT TAKE-OFFS

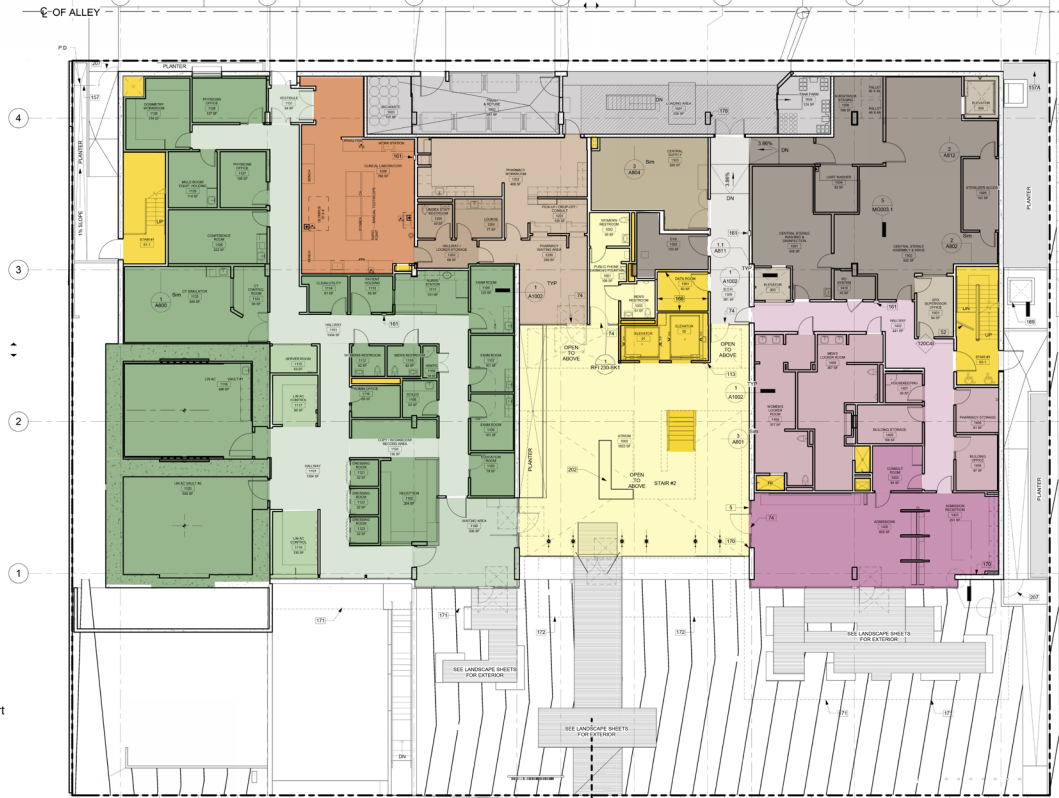
DGSF	
Parking	17000 SF
Mechanical + Electrical	532 SF
Lobby (Elevator)	1046 SF
Shafts + Vertical Circulation	903 SF

GROUND LEVEL:



Note: "Departmental Square footages take-off based on 'Analysis of Departmental Area in Contemporary Hospitals, calculation methodologies & Design Factors Report, 2014

LEVEL ONE:



Note: "Departmental Square footages take-off based on 'Analysis of Departmental Area in Contemporary Hospitals, calculation methodologies & Design Factors Report, 2014

DEPARTMENT PLAN KEY:

- Radiation Therapy
- LAB
- Admissions & Support
- Central Sterile & Surgery Support
- Central Supply
- Pharmacy & Support Space
- Circulation, Shafts, Stairs
- Mechanical + Electrical

KEY SPACES:

- Linear Accelerator Vaults (496 sf - 560 sf)
- Reception (204 sf - 650 sf)
- Physician Offices (120 sf -137 sf)
- Supply Rooms (General) (60 sf -75 sf)
- CT Simulator (448 sf)
- Locker Rooms (365 SF-370 sf)
- Central Sterile Disinfecting (346 sf)

DEPARTMENTAL GROSS SQUARE FOOT TAKE-OFFS

Surgery Support	2537 SF
LAB	766 SF
Central Supply	660 SF
Central Sterile & Surgery Support	2537 SF
Radiation Therapy [w/ Vaults]	5480 SF
Admin/Support	2534 SF
Shafts/Vertical Circulation	1326 SF
Mechanical	612 SF
Lobby/Waiting/Other	2591 SF

UCLA Outpatient Surgery and Oncology Center
Santa Monica, California

DEPARTMENTAL PLAN KEY:

- Pre-Op / Post- Op
- Surgery
- OR Care + Team Support
- Support Space
- Circulation, Shafts, Stairs
- Mechanical + Electrical

KEY SPACES:

- Surgery OR (402SF - 410 sf)
- Physician Workrooms (275 sf - 295 sf)
- Prep/Recovery Bays (77 sf - 79 sf)
- Offices (88 sf - 116 sf)
- Nurse Stations (95 sf - 191 sf)

DEPARTMENTAL GROSS SQUARE FOOT TAKE-OFFS

Pre-Op/Post-Op	4840 SF
Surgery	7860 SF
OR Care + Team Support	3047 SF
Shafts + Vertical Circulation	1326 SF
Mechanical	285 SF

LEVEL TWO DGSF TOTAL: 17,358 SF

LEVEL TWO:



Note: "Departmental Square footages take-off based on 'Analysis of Departmental Area in Contemporary Hospitals calculation methodologies & Design Factors Report, 2014

LEVEL THREE:



Note: "Departmental Square footages take-off based on 'Analysis of Departmental Area in Contemporary Hospitals calculation methodologies & Design Factors Report, 2014

DEPARTMENTAL PLAN KEY:

- Clinic A
- Clinic B
- Clinic C
- Support Space
- Circulation, Shafts, Stairs
- Mechanical + Electrical

KEY CLINICAL SPACES:

- Patient Exam Rooms (90 sf - 110 sf)
- Provider Offices (90 sf - 120 sf)
- Nurse Stations (112 sf - 125 sf)
- Records (178 sf - 200 sf)
- Reception (254 sf)

DEPARTMENTAL GROSS SQUARE FOOT TAKE-OFFS

Clinic A	4125 SF
Clinic B	3420 SF
Clinic C	5820 SF
Support Space -	732 SF
Shafts + Vertical Circulation	1335 SF
Mechanical	555 SF

LEVEL THREE DGSF TOTAL: 15,987 SF

UCLA Outpatient Surgery and Oncology Center

Santa Monica, California

BUILDING CONCEPTS & GOALS

- ▶ Patient and Family Centered Care
- ▶ "To promote patient healing and staff productivity, the design is infused with features to accomplish a natural, light-filled environment with a strong indoor-outdoor connection."
- ▶ Therapeutic design
- ▶ Bringing sunlight deep into the building
- ▶ Access to landscaping
- ▶ Accessible entryways to exterior.
- ▶ Strategies to accommodate change
- ▶ Sustainability & Innovation

PROJECT TEAM:

Architect: Michael W. Folonis Architects [MWFA]
Project Architect: Rudy Gonzalez

Associated Architects: Nautilus Group

Client[s]: UCLA

Consultants:

- Mechanical Engineer:**
Vision Mechanical
- Plumbing/Electrical Engineer:**
Levine Seegel
- Medical Planner:**
Planning Decision Resources
- Acoustical Consultant/LEED:** ARUP
- Lighting Designer:** Kaplan Gehring
- McCarroll
- Co
- Contractor/CM:** Nautilus Group

PROJECT SUMMARY:

FLOOR DEPARTMENT GROSS SF

OCCUPANCY TYPE:

B (LEVEL 3), 1-2 (LEVEL 1&2),
S-2 (VEHICLE STORAGE)
OSHPD 3 (LEVEL 1&2)

UNOCCUPIED BUILDING AREA: VEHICLE STORAGE LEVELS :

VEHICLE HOLDING LEVEL 5:	10,851 SF
VEHICLE HOLDING LEVEL 4:	10,851 SF
VEHICLE HOLDING LEVEL 3:	10,851 SF
VEHICLE HOLDING LEVEL 2:	10,851 SF
VEHICLE HOLDING LEVEL 1:	10,851 SF
TOTAL UNOCCUPIED AREA:	54,255 SF
PARKING ENTRANCE + LOBBY:	19,481 SF
PARKING TOTAL BGSF:	73,736 SF

OCCUPIED BUILDING AREA (DEPARTMENTAL GSF):

LEVEL ONE:	19,053 SF
LEVEL TWO:	17,358 SF
LEVEL THREE:	15,987 SF
BUILDING GROSS (BGSF):	58,651 SF

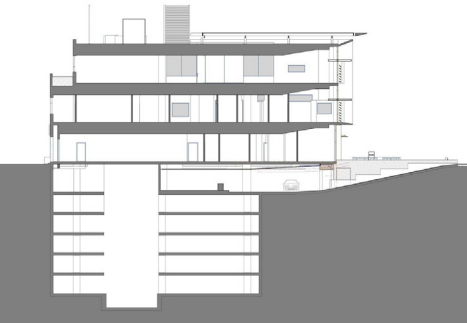
BUILDING DEPT GROSS SF [LEVEL1-3+Ground]:

78,132 SF
BUILDING NSF: 77,845 SF* NOT INCLUDING VEHICLE HOLDING
RATIO: (BDGSF/Net) 1.036

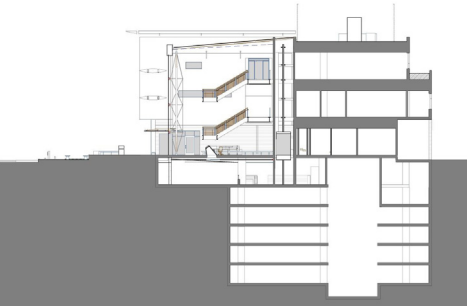
The UCLA Outpatient Surgery and Medical Building in Santa Monica is a hybrid academic and community outpatient surgery, oncology treatment, and medical office facility. The design concept asserts that a more-natural and less-clinical environment promotes healing in patients, and alert, productive behavior in doctors, staff, and students. The architects' understanding of conditions that create an ideal healthcare environment was substantiated through feedback from user groups, which formulated the design approach.

Taking advantage of climate and site conditions-while employing a California Modernist vocabulary-the building features maximum inclusion of natural day lighting and ventilation and an enhanced indoor-outdoor connection. The design concept is inspired by the belief that Modernism, with its adherence to passive solar design, is the ideal means to realize the high standards of sustainability in healthcare design. The design achieves an aesthetic ideal, while delivering a patient-focused healing environment, the utility required by the owner, and the requirements to meet Gold LEED certification. To enhance the indoor-outdoor connection, sight lines to exterior views are maximized. Waiting rooms along the first floor connect to exterior patio gardens, allowing guests to sit indoors or outdoors. The building's cantilever protects the exterior waiting area from direct sun.

Plantings are brought deep into the building's core. A strip of landscape within the lobby leads patients to the pharmacy. The roof is punctuated in several locations, and custom planting "wells" bring daylight and landscaping into third-floor waiting rooms. The UCLA Outpatient Surgery and Medical Building expresses an elegant, balanced sensibility and distinguishes itself from other healthcare projects by its thoughtful Modernist design. The features and materials used to bring diffuse sunlight and natural ventilation into the building, and to blur the indoor-outdoor connection for visitors and staff-were selected for their utility and formal elegance.



SECTION 01



SECTION 02

To promote patient healing and staff productivity, the design is infused with features to accomplish a natural, light-filled environment with a strong indoor-outdoor connection. Every opportunity to bring sunlight deep into the building core is explored. The central lobby is enclosed with a full-height mullion-less glazing system, and is covered in a fritted glass roof, allowing light to flood the central common area of the building. Pocketed windows along the lobby walls allow light to flow into adjacent offices. The lowered fenestration and light shelf systems across the building facade provide diffused light into private surgery preparation and recovery rooms. Skylights are used throughout to create additional daylight-infused waiting rooms.



PARKING

The three-story building links two distinct wings via a central, full-height, expansive and light-filled lobby. The lobby is enclosed with a full-height mullion-less glazing system and covered in a fritted glass skylight, allowing light to flood the central common area of the building. Both second and third floor exterior glazed elevations incorporate the artful expression of louver systems, awnings, light shelves, shading fins and fritted glass across the building facade. The elevations systematically facilitate and moderate the allowance of natural light into the core of the building, diffusing harsh direct sunlight and providing privacy to the many areas of the building where it is required. The roofline is layered with photovoltaic panels and articulated by the shade awnings and height variances of the lobby and building wings. These panels provide approximately 100,000 watts of solar array capacity to supply approximately 25 percent of the building's electricity.

PROJECT COST INFORMATION:

Site Acquisition Cost

Original Cost

Core & Shell	16,986,466
Tenant Improvement	12,802,738
TOTAL	\$29,789,204

Final Cost

Core & Shell	\$16,494,151
Tenant Improvement	\$10,871,901
TOTAL	\$27,366,052