

California University of Pennsylvania

Campus Master Plan

California, Pennsylvania



Project Information

Completion Date
January 2019

Services Provided
Instructional Space Utilization Analysis
Master Plan/Optimization

Rickes Associates was tasked with providing strategies that effectively reduced the overall square footage of the campus to align with proposed enrollment while maintaining the core mission of the University.

California University is part of the Pennsylvania State System of Higher Education (PASSHE), a four year public university comprised of four colleges in southwestern Pennsylvania. The University is situated on a 294-acre campus, with 40 buildings containing just over one million assignable square feet (ASF). Enrollment for 2018 was 7,312, combined graduate and undergraduate students (4,607 FTE).

Rickes Associates (RA), as part of a comprehensive master planning process, conducted an Educational Space Needs Assessment. The stated goal was to find areas of adjustment to allow for a decrease in overall assignable square footage, based on alignments of building area with projected enrollments. PASSHE had determined that the campus was approximately 200,000 ASF larger than necessary to support enrollment.

The current space allotment equals 165 ASF per FTE. The PASSHE target would bring this down to 121 ASF per FTE, but would require major building modifications or reallocations of space that would ultimately impact the University's ability to provide quality education and support services. RA undertook a full instructional space utilization survey to verify classroom and teaching laboratory needs, coupled with an order-of-magnitude analysis for all space types by FICM coding to establish a minimum baseline. These analyses were further informed through interviews with a wide array of campus stakeholders to confirm current and future needs. RA's review of adjusted space need suggested re-alignments that would result in a target closer to 135 ASF per FTE to acknowledge the realities of existing space utilization and still provide a significant ASF reduction.

Migration opportunities were also proposed for consideration. These included department consolidations and relocations that would allow for the decommissioning of four academic buildings and repurposing of one residential building, with a total reduction of 112,000 campus ASF.