



# Profiles in Architecture

January 2009

Concrete Masonry is

## Safe & Sound

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## GALLO CENTER FOR THE ARTS

MODESTO, CALIFORNIA

**Architect's Commentary:** A collaboration of the County and an arts foundation, this 81,604 square-foot performing arts center houses two state-of-the-art multi-use auditoriums, a grand foyer, a civic plaza, and a future art gallery addition. Set in the heart of California's Central Valley, it provides a long-awaited dream facility for local symphony, opera, ballet and theater companies, as well as major traveling shows and talent that previously bypassed the community.

The 1,252-seat main auditorium and the 444-seat second stage both include associated orchestra pits, fly lofts, scene docks and "back of house" functions that will support the multiple uses, with state-of-the-art acoustics, especially important given the major rail line one block away.

The Modern Classicism of the design evokes a sense of civic recognition, with the facility taking on much of the personality of its named benefactor family. The majority of the structure is built of masonry with a cleft finish and capped with cast stone cornices. The overall mass is broken down into multiple facades, diminishing its scale. The broad brick arch of the lobby takes the entire facade "center stage" with a colonnade of nine arched windows with cast stone surrounds. The three level lobby and grand staircase can be viewed clearly from the plaza through the forty-foot high windows.

The plaza landscape accents the Valley's agricultural roots with formal rows of flowering trees reminiscent of the many orchards, and the inclusion of a grape arbor over the lobby doors celebrates wine and the arts.

### ARCHITECT:

**Nestor + Gaffney Architecture, LLP**  
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Steven Gaffney, AIA, LEED AP  
*Principal*

### ASSOCIATE ARCHITECT:

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Gordon R. Carrier, FAIA, NCARB  
*Design Principal*

### STRUCTURAL ENGINEER:

KPFF Consulting Engineers

### GENERAL CONTRACTOR:

Clark & Sullivan Builders, Inc.

### MASONRY CONTRACTOR:

Bratton Masonry, Inc.

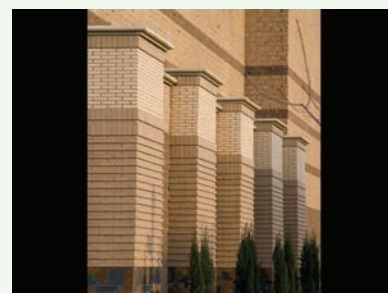
American Tile & Brick Veneer

### BLOCK PRODUCER:

Basalite Concrete Products, LLC

### OWNER:

Stanislaus County  
Central Valley Center for the Arts



Photography: Cris Costea, Costea Photography





## VEGAS PBS VIRTUAL HIGH SCHOOL

LAS VEGAS, NEVADA

**Architect's Commentary:** The prime objective of the project was to construct an integrated facility to serve as a Virtual High School for the Clark County School District and a broadcasting station for Vegas PBS. The building will provide electronic distribution of educational tools and provide seamless interaction between both institutions. The second objective was to build a sustainable building serving as a design model for a green broadcasting station and a system model for public/private partnerships. The third objective was to build a facility that would serve as a homeland security and emergency response center.

### VIRTUAL HIGH SCHOOL

- Virtual High School for more than 5,000 students
- Central location for teachers and assistants to instruct and meet with students
- Flexible, multi-function classrooms and computer instruction stations
- Science laboratory with broadcasting capabilities
- Four mini-studios designed to create educational courses

### VEGAS PBS

- First TV station in the USA or Canada to apply for LEED certification prior to construction
- First broadcasting station designed to meet MSRC, WEEE, RoHS Standards
- Model broadcasting station using only lead-free electronics
- Two large TV studios with full broadcasting capabilities
- All digital-production and digital-distribution facility
- Multi-function lobby and courtyard for special events

### SECURITY AND EMERGENCY RESPONSE

- Hub for central communications
- Information transmission to citizens, first responders and outside news affiliates
- Ability to distribute public safety data and emergency alert
- Building can withstand large-scale seismic impact
- Crumple zones allow for a central data storage area to survive a tremor
- Building lock-down ability

### SUSTAINABLE DESIGN

- 715 kilowatt solar panels, 35-40% less energy than traditional buildings
- Materials used meet the highest standards for sustainability and eco-friendliness

- Use of only lead-free electronics
- 202 geothermal wells drilled to a minimum of 400 feet each, used for heat transfer in air conditioning systems
- Geothermal wells are predicted to save approximately 21% in lifetime air conditioning costs
- Concrete paving in lieu of asphalt paving to reflect heat
- Window system with internal louvers that will reflect the sun's light up to the ceiling and down to the building
- Glass windows with exterior coating to prevent glare and reflect heat away from the building
- Light tubes are used throughout to capture light from the rooftop and carry it directly down
- Single ply rooftop for reflectivity and emissivity
- Sloped rooftop for water to be captured during rainstorms and stored for later use as "gray water"
- Desert landscaping utilizing gray water from underground cistern
- Concrete masonry units (CMU) manufactured locally, meeting all required strength specifications
- Extensive use of CMU throughout facility for structural and homeland security purposes

### ARCHITECT:

**JMA Architecture Studio**  
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Las Vegas, NV 89144

Michael L. Crowe, AIA, LEED AP  
*Principal*

Thomas J. Shoeman, AIA, LEED AP  
*Design Architect*

### STRUCTURAL ENGINEER:

Wright Consulting Engineers

### GENERAL CONTRACTOR:

Martin Harris Construction

### MASONRY CONTRACTOR:

A-1 Sandblasting and Masonry, Inc.

### BLOCK PRODUCER:

CEMEX (formerly Rinker Materials)

### OWNERS:

Vegas PBS  
Clark County School District



Photography: Vegas PBS





## YOLO COUNTY YOUTH DETENTION FACILITY

WOODLAND, CALIFORNIA

**Architect's Commentary:** The Yolo County Juvenile Detention Facility is a new 39,900 square-foot, 90-bed, medium/maximum juvenile correctional facility, which was much needed to replace the existing antiquated facility. The design encourages interaction in a safe, secure, and normalized environment with an abundant amount of natural daylight.

Detention areas incorporate direct supervision where classrooms, programs and support services are part of the living units minimizing youth movement within the facility. Due to the adjacency to the adult jail and sheriff's administration, design played a major role in creating a welcoming public presence that is typically not associated with a juvenile hall.

Textured and colored concrete masonry units are incorporated extensively throughout the entire detention area. Concrete masonry was chosen for the building structure due to security, ease of construction, durability, structural system, and low maintenance characteristics. To enhance thermal performance, dual cell insulated "Solarstone" block was incorporated into the perimeter walls to create a highly efficient building envelope. The use of day-lighting to accentuate the warm color palette provides an uncommonly pleasant environment for a facility of this type.

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 Grossen Masonry  
**BLOCK PRODUCER:**  
 Blocklite (a subsidiary of Basalite Concrete Products, LLC)  
 Basalite Concrete Products, LLC  
**OWNER:**  
 County of Yolo Probation Department

Photography: John Swain, John Swain Photography

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## DESERT OASIS HIGH SCHOOL

LAS VEGAS, NEVADA

**Architect's Commentary:** In order to keep pace with Southern Nevada's rapid population growth, the Clark County School District utilizes prototype designs for their new schools. This delivery method enables Clark County School District (CCSD) to consistently meet budget and schedule requirements. Since the completion of the first CCSD prototype high schools in 1991, curriculum changes and new standards for daylighting and energy efficiency resulted in a number of design adaptations, all of which were incorporated into this new prototype design.

The plan of the Prototype 2000 is governed by an open two-story mall that functions as the central organizing spine of the building, providing ample "see and be seen" space for student interaction. In concept, the mall was inspired by the piazzas and streetscapes of the Italian cities, in particular, the Piazza Vecchio and Uffizi Gallery in Florence.

This 2,700 student high school is organized around a two-story interior mall, which admits daylight to the internal classrooms and also provides for secure student circulation. The design breaks down the perceived scale of the large compressive high school by creating four separate learning communities within the building. Each independent house serves as a "school within a school" with its own administration, student services, and mix of classroom types. Students in all four houses share occupational science, art, and technology classrooms, as well as the gymnasium, cafeteria and theater.

The building is configured to provide daylight to most teaching spaces, while maintaining a compact envelope, minimizing energy loss through the building's skin. Oriented along an east-west axis, the majority

of classrooms are along the north and south where day light is easily controlled by overhangs and light shelves. Interior classrooms receive borrowed light from small clerestories or from roof top light monitors. The prototypical site plan reflects the importance of the design's day-lighting orientation.

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**MASONRY CONTRACTOR:**  
 Marnell Masonry, Inc.  
**BLOCK PRODUCER:**  
 Cind-R-Lite Block Company, Inc.  
**OWNER:**  
 Clark County School District



Photography: Cory Climaldi, Cind-R-Block Company, Inc.,  
 Photography: Ken Ozawa, Tate Snyder Kimsey, Photos 3 & 5





## EVERGREEN BRANCH LIBRARY

SAN JOSE, CALIFORNIA

**Architect's Commentary:** STUDIOS Architecture was selected by the City of San Jose to design the Evergreen Library, part of a public bond-funded group of city branch libraries. The Evergreen Branch exemplifies the City's desire for a fresh approach to library design, enhancing the customer experience by evoking a lively private sector retail ambiance, while at the same time providing a comfortable residential atmosphere.

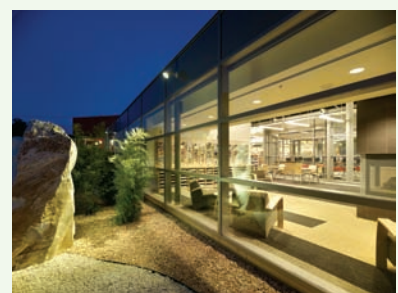
Concrete masonry units were incorporated into the project to create a distinct feature wall along the west entry elevation of the library. The material was selected for its aesthetic qualities, flexibility and affordability. The concrete masonry units provide the look of natural stone within the budget of a public project. Contrasting finishes on the masonry block's surface create textural banding along the wall, alternating between the rugged look of split-face and the polished appearance of ground face to provide visual interest. The flexibility of the concrete masonry units allowed for the design of the light, free-flowing wall's complex undulating curves.

The architecture of the new one-story library - which is sited adjacent to a public park amid a large residential area - conveys a distinct civic presence without disrupting the scale of neighboring structures. A pronounced canopy supported by a large concrete column marks the building's entryway. The concept for the interior spaces combines merchandising display principles with residential design paradigms. A reading lounge features two fireplaces and looks out onto a small sculpture garden. Clerestory windows provide diffused natural light and help to articulate the library as an approachable community destination rather than a traditional "book fortress".

**ARCHITECT:**  
**STUDIOS architecture**  
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**STRUCTURAL ENGINEER:**  
 Biggs Cardosa  
**GENERAL CONTRACTOR:**  
 Hagensen Pacific Construction, Inc.  
**MASONRY CONTRACTOR:**  
 Wisemann Masonry  
**BLOCK PRODUCER:**  
 Trenwyth Industries, Inc.  
 Calstone Company, Inc.  
**OWNER:**  
 City of San Jose



Photography: Tim Griffith, Tim Griffith Photography





## FIRE STATION NO. 62

LOS ANGELES, CALIFORNIA

**Architect's Commentary:** Replacing the existing fire station, the new Fire Station No. 62 is situated on a 0.9 acre site formally occupied by a restaurant and adjoining parking lot. The station serves the Mar Vista section of Los Angeles, and is located between Marcase Avenue and Inglewood Boulevard, and spans between Venice Boulevard and Pacific Alley Way. The surrounding uses are primarily residential with a public library immediately across the street from the site. The new station faces both Inglewood and Venice Boulevards with the main entry being situated near the corner of the two streets. The fire fighting vehicles respond onto Inglewood, while the paramedic vehicles will respond onto Venice Boulevard.

As with the existing facility, the new station has a 24-hour staff and provides fire and rescue services. At 16,232 square-feet, the new facility is larger than the existing station and will accommodate up to 15 staff, and provide space for seven fire and paramedic apparatus or vehicles. The rear paved "yard" area of the fire station is enclosed by block walls and is accessed by a sliding gate on Inglewood Boulevard. The yard provides maneuvering space for apparatus, crew parking, outdoor space for the crews, a fueling station and an emergency power generator.

The programmatic elements of apparatus bays and "house" (office and living spaces) are arranged to support efficient fire and rescue operations. The "house" is a two-story structure with active areas such as offices, kitchen/dining and multipurpose room located on the ground floor, and quiet areas including sleeping rooms, lockers and showers housed on the second floor.

Fire Station No. 62 is in the process of LEED Certification.

**ARCHITECT OF RECORD:**  
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**DESIGN ARCHITECT:**  
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Don Dommer, AIA  
*Principal*

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 TMAD Taylor & Gaines  
**GENERAL CONTRACTOR:**  
 Royal Construction Corporation  
**MASONRY CONTRACTOR:**  
 B. L. Construcion, Inc.  
 J+J Concrete Construction  
**BLOCK PRODUCER:**  
 Angelus Block Company, Inc.  
**OWNER:**  
 City of Los Angeles



Photography: Tom Bonner, Tom Bonner Photography





## ELEANOR ROOSEVELT HIGH SCHOOL

CORONA, CALIFORNIA

**Architect's Commentary:** This 370,000 square-foot high school resides on a flat 56-acre site and is capable of housing well over 4,000 students. From its inception, the owner/developer team agreed that being environmentally sensitive was critical to the success of such a large project. The district also sought to create a safe, intelligent, comprehensive educational environment that would prepare students for a productive adult life. With an emphasis on academics, arts and athletics, the school provides an extensive array of instructional environments that support a variety of pathways. Organizationally, the mostly two-story buildings were arranged to form a fully landscaped, closed campus plan around a wonderful central grass student amphitheater. Complementary landscaping was planted throughout the campus, but especially along building perimeters to help reduce heat gain from nearby hardscape, while also affording solar protection.

Surrounded by residential development, the owner sought an aesthetic that would be respectful of its surroundings, while achieving a prominent accessible public presence without compromising school function and security. This was accomplished by placing all public spaces; gymnasium, library, cafeteria and theater at the front of the school. Sensitive use of integral colored masonry, earth-toned clay roofing tiles, and painted structural steel components allow the project to be a good neighbor to similarly adomed residential structures nearby. Likewise, to help reduce the impact on natural resources, building longevity was increased by utilizing durable concrete masonry units, structural steel, steel door and window frames, and metal stud framing. Most of the major building materials were specified with recycled content and all materials were provided by local sources except where not possible. Furthermore, the need for additional finish materials such as paint was eliminated by using integral colored concrete masonry and by leaving ceilings exposed in store rooms, electrical rooms, and data rooms, as well as in many specialty classrooms.

In an effort to reduce water consumption, waterless urinals were provided in all locations, and the campus utilizes a fully computerized irrigation system.

The project gained notoriety after having received the largest single grant apportionment from Proposition 47 funds after having exceeded Title 24 requirements by over 22%. This level of energy-efficiency, as well as the quality of indoor air, was achieved by use of low-E coated dual glazed windows with direct views outside, non-VOC glues, water based paints, reflective and cool roofing materials, an energy management system, which controls site and building lighting, as well as high-efficiency mechanical units. Larger spaces such as the library and cafeteria also incorporate clerestory windows with light wells, skylights, and shading devices.

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 Neff Construction, Inc.  
**MASONRY CONTRACTOR:**  
 Winegardener Masonry, Inc.  
 Bledsoe Masonry, Inc.  
**BLOCK PRODUCERS:**  
 ORCO Block Company, Inc.  
**OWNER:**  
 Corona-Norco Unified School District



Photography: Fred Daly, Daly Architectural Photography





## EASTLAKE VILLAGE LIMITED EDITION

CHULA VISTA, CALIFORNIA

**Architect's Commentary:** Eastlake Village Limited (ELV) is positioned in the heart of Eastlake, an award winning master planned community. ELV consists of ten, stand-alone concrete masonry buildings that offer office spaces ranging from 2,300 to 6,000 square feet. Providing this growing neighborhood with much needed medical and professional office suites strategically located at the intersection of Otay Lakes Road and the new SR-125 Toll Road, ELV's site has superior access to the Mexico international border, as well as Downtown San Diego.

EVL's design elements include concrete masonry split-face block construction, wood floors/roof, exposed ceilings painted steel canopy entries, as well as operable overhead glass doors, and open stairwells within two-story tenant spaces, creating a contemporary urban loft design. The split-face structural masonry frame and open floor plan provides the comfort of modern day architecture. In addition, exposed interior and exterior integral colored masonry walls eliminate need for painting. Recessed windows and use of multiple colors of concrete masonry creates the unique look of EVL.

The interior spaces are fully customizable, allowing future tenants a full range of suite size options, making this location perfectly suited for the discerning business owner. Future tenants have the freedom to create an environment that is reflective of their company's unique personality and culture.

The Developer/Owner, Urban West, met its goal of developing urbanized and customizable offices that meet the eclectic needs of small business in the South County area of San Diego. Ware Malcomb, a commercial real estate firm was selected for their extensive experience

in designing similar quality masonry products bringing Eastlake Village Limited to reality.

Although the owner did not wish to pursue LEED accreditation, it could have easily qualified. The concrete masonry exterior shell contained recycled content, concrete masonry waste can be recycled, and all aggregate materials are locally available. These reasons alone can classify this project as a sustainable design.

Eastlake Village Limited will be at the center of the preferred places to live, play, and work in San Diego for years to come.

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Andrew Dzulynsky  
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**STRUCTURAL ENGINEER:**  
 Miyamoto International, Inc.  
**GENERAL CONTRACTOR:**  
 Snyder Langston  
**MASONRY CONTRACTOR:**  
 New Dimension Masonry  
**BLOCK PRODUCER:**  
 RCP Block & Brick, Inc.  
**OWNER:**  
 Urban West



Photography: Pamela Martin, PJ Photography





## MINNIE AND LOVIE WARD RECREATION CENTER

SAN FRANCISCO, CALIFORNIA

**Architect's Commentary:** The 17,200 sq. ft. Minnie and Lovie Ward Recreation Center at Ocean View Park in San Francisco was constructed to replace an outgrown community center. The existing center contained a gym, an auditorium, and other rooms rendered useless because of their state of disrepair. San Francisco Recreation and Park Department, the client, expanded the program to include concrete masonry indoor facilities and new landscaping as integral design features that further engage the surrounding residential neighborhood.

The large-sloping park is divided into three terraces to accommodate distinct recreation activities. The highest, located at the Northeast corner of Plymouth Avenue and Montana Street, contains existing tennis and basketball courts. The second terrace, located at the Northwest corner, contains the new children's outdoor playground and the new recreation center. Terrace three, at the park's southern edge, contains expansive play fields.

The new building complex centers around a plaza that overlooks the playfield below. The buildings are oriented to maximize the use of natural light, as well as to take advantage of southern views and exposure. The new gym contains an NCAA regulation-size indoor basketball court. The three multi-purpose rooms function as a preschool, an arts center, and a program for teens. Because this facility is meant to be a lasting investment for the community, it was imperative to select materials that are durable, practical, and beautiful. CMU was a natural fit for the project because of its tangible strength and human scale. The combination of metal roofs, laminated heavy-duty windows, and exposed CMU walls provide the perfect balance to create an impressive durable building with programmatic adaptability.

**ARCHITECT:**  
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 City and County of San Francisco**  
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*City Architect, Manager, BOA*

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*Project Architect*

Fara Perez, AIA  
*Design Architect*

Edmund Shum  
*Design Architect*

Peter K. Wong, AIA  
*Senior Architect/Project Manager*

**STRUCTURAL ENGINEER:**  
 Bureau of Engineering, Department of Public Works,  
 City and County of San Francisco

**GENERAL CONTRACTOR:**

West Bay Builders

**MASONRY CONTRACTOR:**

Milo Masonry

**BLOCK PRODUCER:**

Calstone Company, Inc.

**OWNER:**

Recreation & Park Department,  
 City and County of San Francisco



Photography: Bureau of Architecture, Department of Public Works, City and County of San Francisco

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## LACHEN TARA

AVILA BEACH, CALIFORNIA

**Architect's Commentary:** Situated on a sloping hillside graced with large clusters of oak trees and scenic views, this affordable housing project was designed to work with the topography and tree canopies. The site, left vacant as a result of an oil company's cleanup of this coastal town, was earmarked for affordable housing by the County. Because the client's program consisted of mainly studio and one-bedroom apartments, the project quickly took on the feel of a village and that became the driving design concept.

Although designed to accommodate the required parking and vehicular access throughout the site, pedestrian safety and use of the outdoor spaces was of paramount importance. Small garages were used to minimize the number of parking spaces and the remainder of parking occurs on the edges of the property. Additionally, the parking areas are finished with concrete pavers and small trees to further reduce their visual impact.

During the design process it became apparent that extensive grading and the use of retaining walls would be necessary to build anything on this site. Instead of simply building the dwellings adjacent to retaining walls, the buildings themselves became retaining walls, thereby saving cost and preserving more land for open spaces. For this design solution, concrete masonry became the obvious choice to use for the ground floor construction of all the buildings. Some freestanding retaining walls were still necessary, but every building is used to retain the site in some way.

Each unit type was designed as a module so that the buildings could be configured like a puzzle until the optimal unit count and mix was achieved. These unit modules were all designed to the concrete block module dimensions to minimize waste and incorporate clean detailing. It was also decided early on to leave the masonry unpainted, so a three-

color random blend was chosen. The versatility of the masonry and availability of many different block sizes and components helped solve many structural issues by using columns and pilasters.

To help complement and respect the existing aesthetic of the town, conventional wood framing covered with fiber-cement siding was used on the upper floors of the buildings. Before much of the town was demolished for the oil cleanup, the dominant architecture included bright colors and simple forms. A few examples of this eclectic style still exist and this project is helping to restore some of that lost identity.

**ARCHITECT:**  
**Mainstreet Architects + Planners, Inc.**  
 422 E. Main Street  
 Ventura, CA 93001

Dao Doan  
*Senior Principal*

Adam Goldstone  
*Project Architect*

**STRUCTURAL ENGINEER:**  
 Dahl, Taylor & Associates  
**GENERAL CONTRACTOR:**  
 Carroll Builders  
**MASONRY CONTRACTOR:**  
 Curt Bailey Masonry  
**BLOCK PRODUCER:**  
 Air Vol Block, Inc.  
**OWNER:**  
 Peoples' Self-Help Housing Corporation



Photography: Curtis Cornane, Mainstreet Architects + Planners, Inc.





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## 2009

### CMACN/AIACC

#### CONCRETE MASONRY DESIGN AWARDS CALL FOR ENTRIES

Mark your calendar for our "Call-For-Entries" brochure to be mailed in February 2009. Requests for submittal binders can also be obtained in February by calling the CMACN office at (916) 722-1700, from our web site at [www.cmacn.org](http://www.cmacn.org), or by e-mail at [info@cmacn.org](mailto:info@cmacn.org).

#### Tentative Schedule:

Last date to request submittal binders: March 31, 2009

Last date for receipt of completed submittal binders: April 30, 2009

2009 Concrete Masonry Design Awards Banquet: Friday, September 25, 2009, The Island Hotel, Newport Beach, California.



#### ARCHITECTURAL CONCRETE MASONRY

Concrete Masonry Units are dimensionally and aesthetically pleasing for ANY of your existing or future designs. CMU's can be integrally pigmented and textured to meet a wide range of client and project demands. CMU's are design flexible, versatile, noncombustible, durable, economical and locally available.

*Funding for the production and publication of the CMU Profiles in Architecture is provided by:*

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**Promotional grant provided by:**

**CALIFORNIA NEVADA CEMENT ASSOCIATION**  
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Yorba Linda, CA 92887

*Concrete Masonry Association of California and Nevada (CMACN) a nonprofit professional organization established in 1977, is committed to strengthening the masonry industry in California and Nevada by providing:*

- Technical information on concrete masonry for design professionals.
- Protect and advance the interests of the concrete masonry industry.
- Develop new and existing markets for concrete masonry products.
- Coordinate members' efforts in solving common challenges within the masonry industry.

For further information contact us at:  
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