

## STUDENT HEALTH CENTER CONSTRUCTION PROJECT

### UNIVERSITY OF SOUTH CAROLINA

### STATE PROJECT H27-6091-SG

## ATTACHMENT - DESIGN NARRATIVE

The design/planning team (Designer or A/E) for the Student Health Center is currently working with USC Campus and Student Health Center representatives to develop pre-design documents that include a Space Allocation Program along with preliminary budgeting. After the selection of the CM-R, and with their assistance, the A/E team will begin the conceptual “test-fit” design of the preliminary Program, to culminate in a Phase I Schematic Design Package that matches the space program and design solution with the budget and schedule. The current preliminary Program of approximately 64,000 building gross square feet will be tested and refined during the schematic phase to comply with the overall design and project budget.

The mission statement for Student Health Services identifies a primary project goal to “enhance student success by providing a wide spectrum of high-quality, integrated healthcare services that meet the holistic health and wellness needs of our students, faculty and staff”. Additional project goals are:

- Support a holistic approach to health and wellness contributing to student’s academic success.
- Seek LEED platinum and benefit from sustainability’s contribution to good health.
- Provide a supportive and efficient environment for staff to effectively accomplish their work.
- Maintain and incorporate fiscal responsibility
- Provide thoughtful phasing that allows continuity of campus activities and healthcare operations during construction.
- Maintain accreditation status and ensure compliance with other state and federal regulations, standards and/or laws.
- Set the bar for University Health Centers nationwide.

The Health Center Project will consolidate and integrate public/patient support, administrative functions, multiple types of medical clinics, ancillary support and campus wellness and education facilities within the scope of the new building. The design must integrate indoor spaces with outdoor green spaces, providing visual and physical connections to the outdoors for staff and patients. The correct use of natural light and views is important to the creation of the healthy environment desired. Sun-screens, shading and efficient glazing along with appropriate mechanical systems will be important to achieve the right balance of natural light and windows while meeting LEED platinum criteria.

The new 4 to 5 story facility will be designed using evidence-based design and current best practices for ambulatory health facilities such as a modular clinic format supporting standardized key rooms that provide flexibility for the future with efficient performance and staff utilization. Arrangements that support improved patient privacy will be designed with special emphasis on waiting spaces and zones that can provide stress management, relaxation and quiet rooms. New technologies shall be incorporated throughout the facility including electronic health records, wireless internet access, campus-wide student identification technologies, patient emergency call system, security systems and other communication systems.

Public/patient support includes amenities, lobbies and public ways arranged to provide convenient access to clinics with intuitive wayfinding, while weaving wellness and health education opportunities throughout the building using technology. A healthy snack shop and retail pharmacy will be easily accessible. A centralized registration and business/insurance function will be provided near the

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entrance for initial visits, bill paying and insurance questions, and medical records requests. This central function will be supported by convenient check-in and check-out facilities at each clinic.

The medical clinics, arranged in pods, will support at least a 30% increase in patient visits during peak months to accommodate over 7,200 visits in a peak month. The clinics are:

- General Medicine – 3 pods of 8 exam/intake/treatment rooms each plus 6 observation rooms.
- Women’s Care – 2 pods of 4.5 exam/intake rooms plus 1 procedure & recovery grouping.
- Sports Medicine/Orthopedics – 1 pod of 5 exam/treatment rooms plus a rehabilitation unit with 12 patient therapy positions. Access to outdoor therapy space for gait training and other evaluations is important.
- Allergy, Immunization and Travel – Workroom with 3 injection positions plus 1 private room.

Ancillary support for the clinics includes imaging with one radiography unit using CR technology and portable ultrasound used in the Women’s Care and Sports Medicine Clinics. A central testing Laboratory supports all clinics with hematology, urinalysis, chemistry and microbiology testing. Specimen collection facilities will be located in each clinic along with a small centralized collection area at the Lab.

The core of the health education services is a large meeting room for 140 occupants that can be divided into 3 smaller classrooms that will be accessible from the public lobby. A demonstration kitchen for nutrition, cooking and weight management instruction will be adjacent to the classes. Dietician and health educator consultation offices will be grouped with the Student Health Resource Room. Conference and staff teaming rooms are distributed on each floor along with staff break and locker rooms.

While preliminary programming is occurring for the backfill of vacated space in the existing Thompson Student Health Center, the implementation of this backfill is not in the scope of the CM-R’s work. During the conceptual “test-fit” of the design though, refinement will occur, finalizing whether some of the program spaces or functions will be located in the new project or remain in the existing TSHC. Current elements planned to remain or be relocated from elsewhere on the campus into the existing building are information technology offices, Psychiatric Clinic, the Counseling and Human Development Center, wellness therapy services and offices, the Sexual Assault & Violence Intervention & Prevention Center, the Healthy Carolina program, support for first responders/emergency transport and building support services.

The remaining existing TSHC building support services spaces including the loading dock, materials management/supply areas, waste management, housekeeping and maintenance will also support the new facility. As part of the new Construction Project, a connector corridor will be constructed from the new building, abutting the existing building with access cut at the west end of the ground floor of the TSHC to allow supplies/materials, equipment and personnel to circulate between the old and new buildings.