

# THE UNIVERSITY OF ALABAMA 1993 CAMPUS MASTER PLAN UPDATE



WOOLPERT • DAYTON, OHIO/MOBILE, ALABAMA

**THE UNIVERSITY OF ALABAMA**  
**1993 CAMPUS MASTER PLAN UPDATE**  
August 1993

# **THE UNIVERSITY OF ALABAMA 1993 CAMPUS MASTER PLAN UPDATE**

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## **INTRODUCTION**

The 1985 Campus Master Plan for The University of Alabama was adopted by the Board of Trustees in the fall of 1985. This plan was designed to guide the development and enhancement of the campus through the year 2000. A subsequent component of the master plan, prepared jointly by the University and the City of Tuscaloosa in 1988, established a plan for the residential and retail areas west and southwest of the campus.

During the seven years following the adoption of the 1985 plan, university enrollment increased from approximately 16,000 to nearly 20,000 students. The university initiated and completed many of the capital improvement projects identified in the 1985 plan. These projects included new buildings; additions and renovations; infrastructure improvements and new construction; and open space, recreation, and athletic facility improvements. Throughout this same time period, Bryce State Hospital and DCH, the city of Tuscaloosa, and the State of Alabama Highway Department have also been involved in significant capital improvement projects, a number of which have involved cooperation among these four groups.

In the period since the plan was adopted, many of the projects that were envisioned as a part of the university's growth through the year 2000 have been accomplished or are in the process of being completed. Early in 1992, the university administration determined

that it was necessary to update the 1985 plan to continue to guide campus improvements through the turn of the century and beyond. During the fall of 1992, the nine-month planning process to update the plan began.

## **Participation Process**

The master planning team developed a strategy that was based on as much participation as possible. The objective of this approach was to ensure that the plan update would effectively address the issues and needs that were important to the campus community as a whole. The result of this approach was the generation of many important discussions among the Campus Master Planning Committee; local officials; faculty; staff; students; and representatives from Bryce Hospital, DCH, the city of Tuscaloosa, and the State of Alabama Highway Department. The 1993 Campus Master Plan Update is the result of this process.

Throughout the nine-month planning process, the master planning team conducted interviews with faculty, staff, students, and local officials. Also, two intensive, three-day campus work periods were scheduled so that the team could conduct an inventory of existing conditions and conduct interviews and committee meetings. During the campus visits, the planning team made every effort to remain visible to observe activities and encourage casual conversations with members of the campus community. Many times it

was during these encounters that the team learned valuable information about issues and needs that did not emerge in the interviews and meetings.

The planning team met with the following university committees, offices, and people:

- Campus Master Planning Committee, Council of Deans, Faculty Senate Planning Committee, Parking and Traffic Committee, University Planning Committee, Resource and Priority Committee, Alumni and Development Committee, and Student Government Association Senate and Planning Committee
- Facility Planning and Design Services Staff; Student Affairs and Financial Affairs Staffs; city of Tuscaloosa Planning Staff; the Tuscaloosa Department of Transportation; and Representatives of Bryce Hospital, DCH, and the State of Alabama Highway Department
- Students, Faculty, and Staff Members (on an individual basis and in numerous encounters on campus)
- President and Vice Presidents (during working meetings)

## **Campus Inventory and Evaluation**

During the preparation of the 1985 plan, an extensive inventory and evaluation of existing conditions on campus and in the surrounding area was completed. For the 1993 plan, this inventory was updated using current mapping provided by the Facility Planning and Design Services staff; information obtained during walking and driving tours of the campus, surrounding area, and institutions; and working meetings with the staff. Since the adoption of the 1985 plan, Facility Planning and Design Services has added all completed projects to the 1985 plan map, which provided an excellent source of information for preparing the new base map for the 1993 plan update. This map, along with the information obtained during the interviews, committee meetings, and working meetings, served as the framework for identifying plan concepts and recommendations.

## **Planning Issues**

During the meetings and discussions in the early months of the planning process, the university and the master planning team determined that the framework, goals, and objectives adopted in 1985 would continue to serve as the basis for the plan update. It was agreed that present enrollment levels would likely remain stable or decline somewhat through the end of the decade. Future growth was envisioned in the period following

the year 2000, based on demographic and economic forecasts.

Discussions focused on the following key concerns:

- Improving traffic circulation and safety on and through campus
- Enhancing pedestrian circulation on campus and extending improved pedestrian routes into surrounding residential areas where many students live
- Establishing designated bicycle routes and improved, strategically located bicycle storage areas to support the significant increase in bicycle use since 1985
- Identifying sites for future construction of a welcome center and academic/instruction, student services, housing, and physical plant/shipping and receiving facilities
- Identifying sites for infill of smaller buildings
- Locating campus entrances and identifying attractive, well-signed routes to campus
- Providing for more parking near the core of campus
- Establishing new parking policies to reduce traffic

- Planning for the use and phased development of land acquired from Bryce Hospital and the land east of the campus
- Continuing efforts with the city and adjacent neighborhoods to improve off-campus student housing and the quality of these areas

## **PLAN FRAMEWORK**

The framework for this update is organized around circulation, open space, and facilities. The planning area remains largely the same as the area recommended in 1985 and in the subsequent neighborhood plan that was prepared by the university in cooperation with the city of Tuscaloosa. The current master plan for Bryce Hospital has been incorporated into this plan update to accurately reflect the physical relationship between the two campuses, especially concerning the proposed transfer of land, campus entrances, and traffic circulation.

The University of Alabama has grown and improved its facilities, campus landscape, and infrastructure since 1985. This 1993 plan update recognizes these changes and is organized to guide activities over the next 10 to 15 years and beyond. During this period, the plan envisions the implementation of improvements and

update emphasizes improving vehicular, bicycle, and pedestrian circulation; parking; housing opportunities; and campus amenities, and it recommends locations for new buildings that may be required in the future.

## **SUMMARY OF PLAN RECOMMENDATIONS**

The Quadrangle and the surrounding central area of the campus will continue to be the strong core around which the university is organized. Strengthening these areas by enhancing their appearance, improving their function, and continuing to selectively develop them—these ideas are the foundation for the current plan recommendations.

While the plan update recommends that the expanded land base delineated in the 1985 plan remain the same, emphasis on the planned development of this land will be important to the university in the coming years. The conservation and selective redevelopment of the neighborhood adjacent to the campus (to the west and southwest) will contribute to housing diversification and increase housing opportunities for students. At the same time, more student housing nearby will greatly help reduce traffic congestion on and around campus. The university should continue to selectively purchase property on the west side of the campus to support proposed university and neighborhood initiatives recommended by the plan.

The planned use of the area in the northern part of the campus, including the property proposed for acquisition from Bryce Hospital, will provide significant opportunities for the following types of facilities:

- Academic
- Instructional
- Student services
- Housing
- Parking facilities

In addition, important new open space will be available in this area, and traffic circulation will be improved. Continued planned development of the land in the eastern portion of the campus will enable the university, adjacent institutions, and the community to accommodate university-oriented businesses; these businesses will support economic and research opportunities in the future.

Cooperative initiatives between the university, Bryce Hospital, DCH, the city of Tuscaloosa, and the State of Alabama Highway Department will be increasingly important during the next 10 to 15 years. This will especially be the case in implementing plan recommendations to improve traffic circulation.

Plan recommendations for circulation, open space, and facilities, shown in Figure 1, follow. To better describe the plan recommendations, the campus has been divided into three areas. The North Campus comprises the area between Campus Drive and River Road. The Central Campus refers to the area of the campus



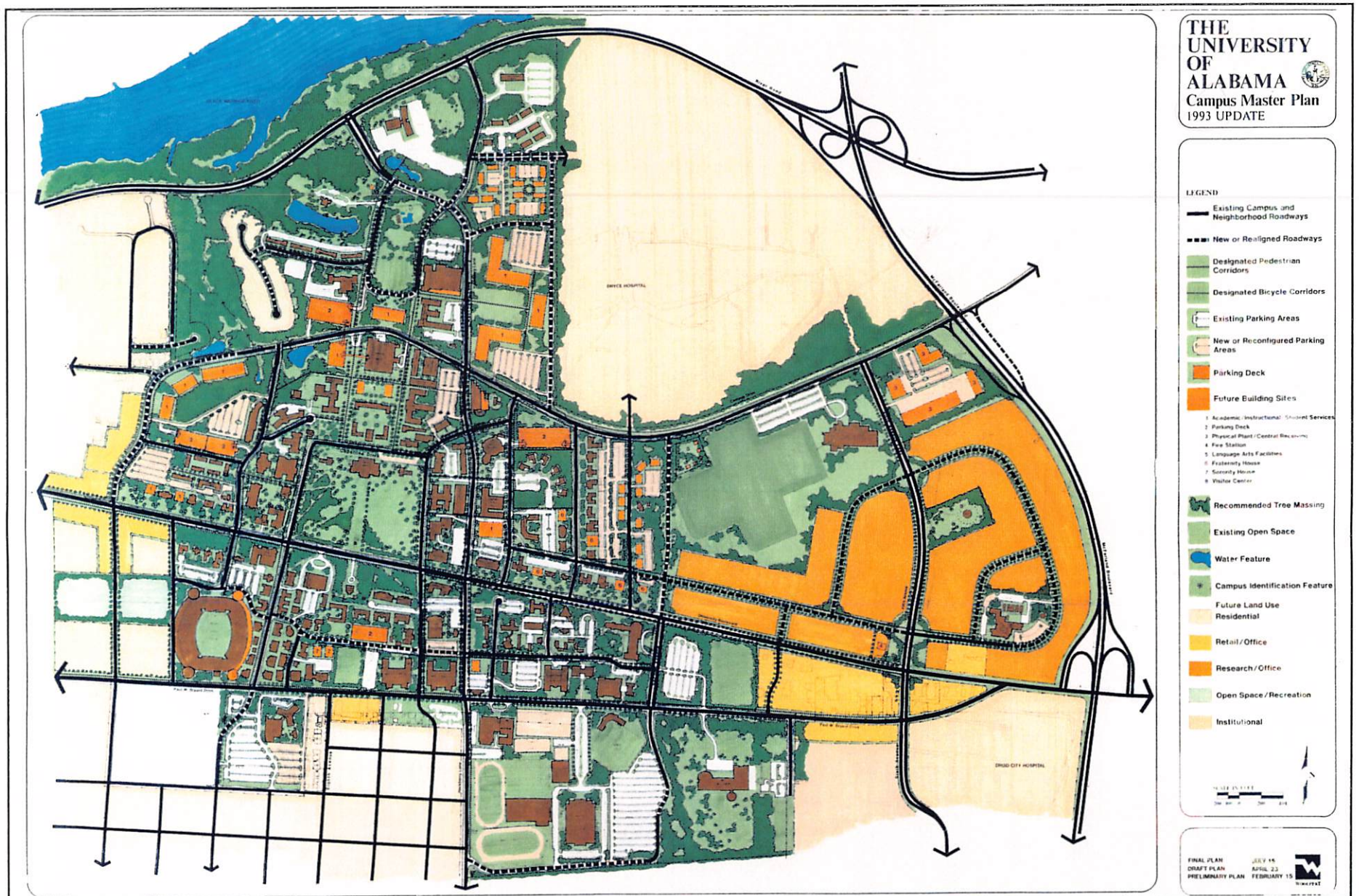


Figure 1. 1993 Recommended Plan

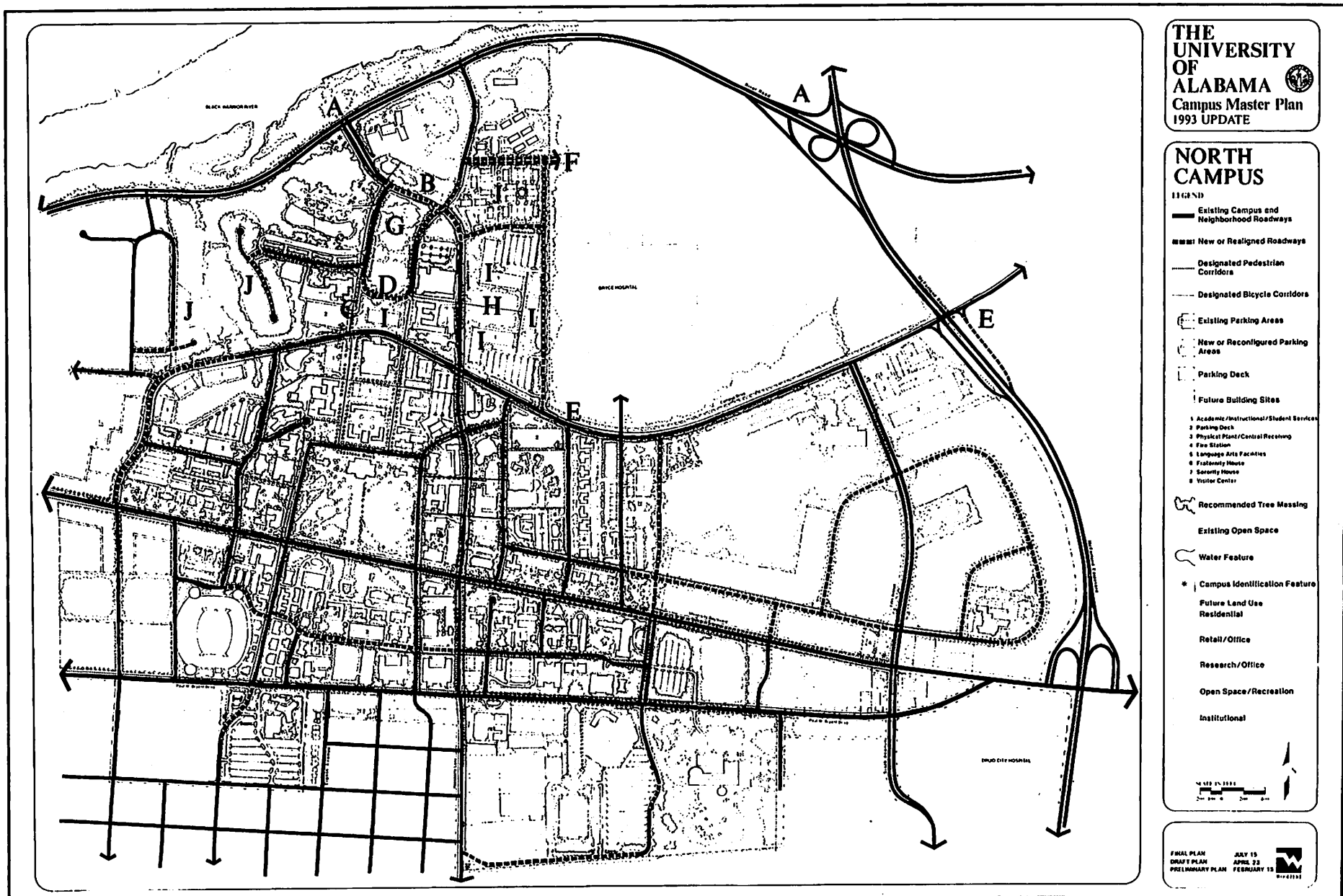


between Campus Drive and University Boulevard. The South Campus is the area south of University Boulevard. Figures 2, 3, and 4 show the recommendations for these three areas.

## **North Campus**

### **Circulation: Recommended Improvements**

- A River Road**—Identify River Road (by way of McFarland Boulevard) as the primary first-time visitor entrance to The University of Alabama. Work with the state and city to provide appropriate directional signage along this scenic entrance route. This recommendation reduces traffic congestion along University Boulevard and Paul W. Bryant Drive. Also, identify McCorvey Drive (at River Road) as a major entrance to the university.
- B McCorvey Drive/Hackberry Lane**—Realign McCorvey Drive into Hackberry Lane to establish this north-south campus roadway as a primary distributor of traffic on campus. Develop an intersection with Hackberry Lane to provide a link between the realigned roadway and River Road. This realignment will reduce traffic pressure at Hackberry Lane and River Road as the north campus develops.
- C McCorvey Drive/Campus Drive**—Eliminate the intersection of McCorvey Drive and Campus Drive to reduce conflicts between vehicles and pedestrians in this busy area around the Ferguson Center.
- D McCorvey Circle**—Develop a new campus roadway around an open space to create an appropriate location for new buildings proposed in this area and a “front door” for this area of the campus.
- E Campus Drive**—Improve Campus Drive and work with the state of Alabama to complete the interchange at McFarland Boulevard. Campus Drive will serve as the major east-west roadway through the campus and will provide an important connection with regional highways and local streets. This recommendation reduces traffic congestion along University Boulevard and Paul W. Bryant Drive.
- F Bryce Hospital Entrance**—Provide for an entrance to be developed by Bryce Hospital in accordance with their campus master plan. Work in cooperation with the hospital to ensure that the campus housing in this area has appropriate access.



**Figure 2. Plan Recommendations—North Campus**

### **Open Space: Recommended Improvements**

The various open spaces on campus represent the most significant opportunity to unify and enhance the campus of The University of Alabama. This plan update places substantial emphasis on preserving and enhancing campus open spaces and creating new spaces. Campus open spaces will continue to be an important, positive influence at The University of Alabama well into the future.

**G North Campus Green**—Develop the large open space in the North Campus to be the central organizational space. New academic/instructional and student services buildings will be located around this space. This open space, which is north of Ferguson Center, is proposed as one of a series of interconnected greens, building entrance plazas, and pedestrian gathering and circulation spaces that will tie the emerging North Campus area to the central core and Quadrangle. The North Green will provide an important and traditional campus focal point for first-time visitors.

**H Academic Green**—Provide a desirable location for future academic buildings, especially those oriented to engineering sciences and research. The proposed green, to be developed on land acquired from Bryce Hospital, provides an open space around which these buildings can be situated, in keeping with the university's tradition of orienting its buildings around open spaces.

### **Facilities: Recommended Improvements**

- I Academic/Instructional/Student Services**—Locate four new buildings in the North Campus area. These buildings are proposed to be sited around important open spaces and should be developed in accordance with a detailed site plan for the area. One parking deck is also proposed. The construction of this deck should be coordinated with the building programs.
- J Student Housing**—Increase housing opportunities for undergraduate, graduate, postgraduate, and married students; faculty; and staff. Housing more of the university community, especially students, within and adjacent to the campus will enhance the quality of the university and contribute to solving many of the traffic circulation problems that result from students commuting to campus from off-campus housing. Several new or expanded areas for housing are proposed.

## **Central Campus**

### **Circulation: Recommended Improvements**

- A McFarland Boulevard/Campus Drive**—Complete the planned interchange improvements to serve the north and central areas of campus. This interchange will establish an important entrance

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Campus Master Plan  
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**CENTRAL CAMPUS**

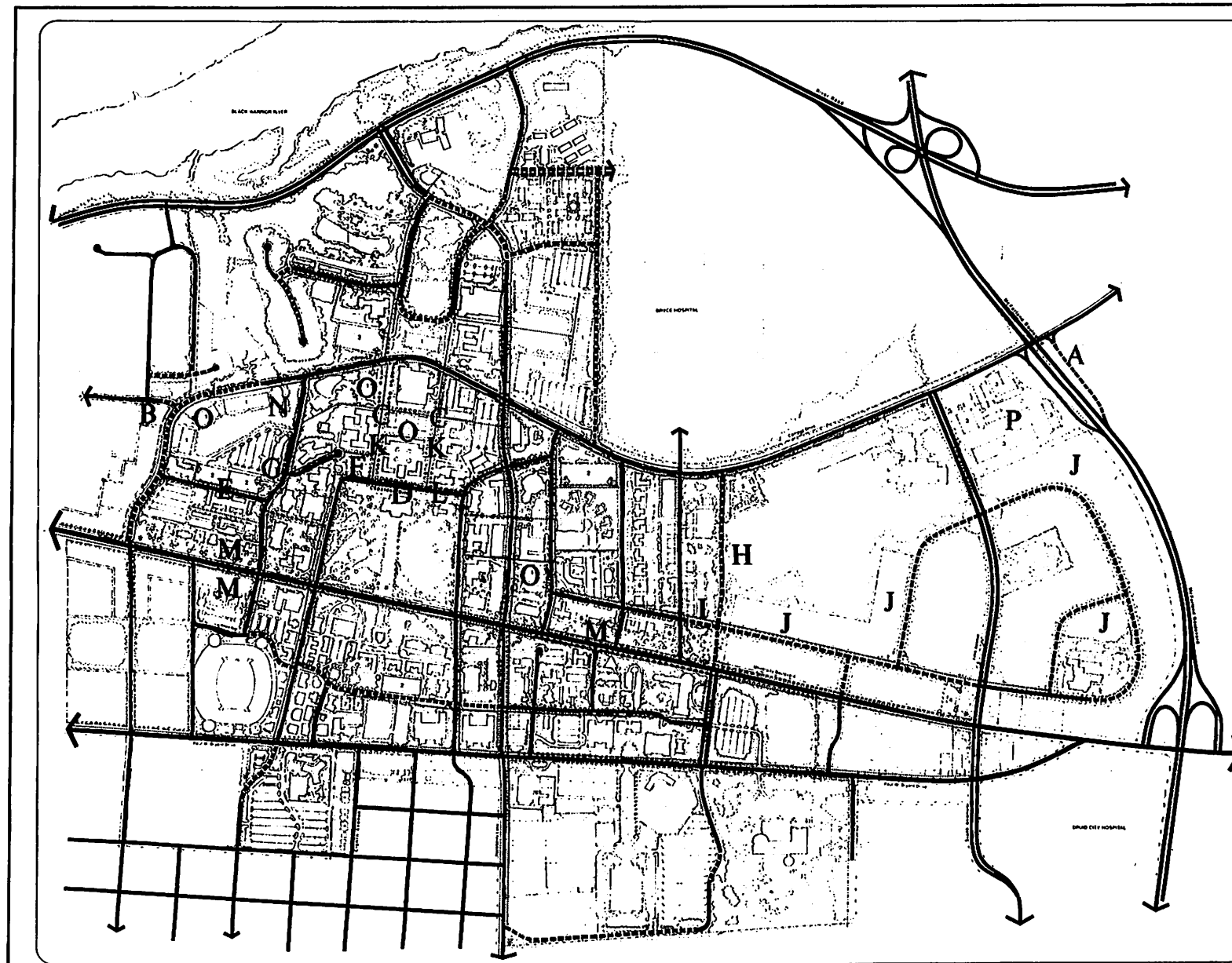
FIGURE 3

- Existing Campus and Neighborhood Roadways
- New or Realigned Roadways
- Designated Pedestrian Corridors
- Designated Bicycle Corridors
- Existing Parking Areas
- New or Reconfigured Parking Areas
- Parking Deck
- Future Building Sites
  - 1 Academic/Instructional/Student Services
  - 2 Parking Deck
  - 3 Physical Plant/Central Receiving
  - 4 Fire Station
  - 5 Language Arts Facilities
  - 6 Fraternity House
  - 7 Sorority House
  - 8 Visitor Center

- Recommended Tree Massing
- Existing Open Space
- Water Feature
- \* Campus Identification Feature
- Future Land Use
  - Residential
  - Retail/Office
  - Research/Office
  - Open Space/Recreation
  - Institutional

SCALE IN FEET  
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FINAL PLAN JULY 10  
DRAFT PLAN APRIL 23  
PRELIMINARY PLAN FEBRUARY 19



**Figure 3. Plan Recommendations—Central Campus**

to both the university and Bryce Hospital. The entrance will reduce traffic circulation in congested areas because it will provide increased opportunities for circulation to and through the campus areas.

- B Thomas Street/Campus Drive—**Realign Thomas Street to become a part of the proposed Campus Drive improvement in order to provide an improved east-west route through the Central and North Campus areas. This realignment will define the western edge of campus, open up additional land for campus development, and improve community access to the campus area.
- C McCorvey Drive/Seventh Avenue—**Close McCorvey Drive and Seventh Avenue between Campus Drive and Capstone Drive to provide the opportunity to establish a strong, pedestrian-oriented area in the historic central area of campus. This closure will support the development of student services, academic and instructional facilities, and open spaces as shown on the plan map.
- D Capstone Drive—**Design this area to provide some parking spaces to serve the Library, especially during the evening. The construction of the proposed nearby parking decks (which will be within five to 10 minutes' walking distance) and the improvements to pedestrian circulation, as illustrated in Figure 3, will alleviate traffic congestion in the central core of the campus.
- E Presidential Drive—**Improve vehicular circulation in this area, and provide better access to the west parking deck. Provide improved pedestrian access and open space to serve the residence halls in this area. Maintain access to the south side of the buildings.
- F Stadium Drive—**Redevelop this street as a cul-de-sac. The proposed improvement provides for a drop-off area to serve the Rowand-Johnson Hall.
- G Stadium Drive and Mars Spring Road -**Realign the intersection of these streets. This realignment will reduce traffic flow to the cul-de-sac that serves the Music and Speech Building.
- H Second Avenue Extension—**Extend Second Avenue northward from University Boulevard to Campus Drive to improve circulation in the east portion of the campus and relieve traffic on Bryce Road. When developed in conjunction with the proposed realignment of the driving lane around the Coliseum parking lot, this extension will help to distribute traffic away from the central core of campus.
- I Fourth Street—**Extend Fourth Street eastward to the proposed Second Avenue. This extension will reduce some traffic along University Boulevard by providing an opportunity for increased internal circulation on campus.
- J East Campus Roadway System—**Develop roadways to serve the undeveloped land in this area. This



ITEM	DEVELOPMENT ACTION	ESTIMATED COST	TIME FRAME	PRIORITY
<b>Phase II (2000-2005)</b>				
12.	Construct realignment of McCorvey Drive with Hackberry Lane (1,400 lineal feet)—includes realigning intersections at Hackberry and McCorvey.	\$300,000	1993-1999	Medium
13.	Construct new loop roadway around North Campus Green (1,000 lineal feet).	150,000	2000-2005	Medium
14.	Upgrade existing Presidential Drive from existing Thomas Street to Stadium Drive (900 lineal feet).	110,000	2000-2005	Medium
15.	Construct peripheral loop roadway (1,800 lineal feet) around Athletics Campus connecting Hackberry Lane with Paul W. Bryant Drive.	210,000	2000-2005	Medium
16.	Construct east-west roadway north of Paul W. Bryant Drive between Colonial Drive and Sixth Avenue (1,300 lineal feet).	150,000	2000-2005	Medium
17.	Construct extension of Second Avenue between Campus Drive and University Boulevard (1,600 lineal feet).	240,000	2000-2005	Low
18.	Construct roadway network in eastern undeveloped area of Central Campus (4,400 lineal feet)—includes all roadway segments east of Fifth Avenue East.	650,000	2000-2005	Low
<b>Phase II Subtotal</b>		<b>\$1,738,000</b>		

recommendation will improve access to development sites that offer the potential for university- and institutional-related development.

#### **Open Space: Recommended Improvements**

- K Crimson and White Promenades**—Close a portion of McCorvey Drive and Seventh Avenue between Campus Drive and Capstone Drive. This closure will provide the opportunity to establish two important pedestrian promenades on campus as a part of linking important buildings and open spaces. Proposed as the “big idea” in the 1985 plan, the proposed Crimson and White promenades are envisioned in the same way in 1993. Significant opportunities for increased interaction between students, faculty, and staff will result from the improvement of these pedestrian corridors and outdoor activity areas.
- L Capstone Drive**—Redevelop Capstone Drive to transform the historic central core of campus into a pedestrian-oriented area. While traffic circulation and limited parking will remain, the redesign of this road will re-establish this space as a key part of the campus’s central design.
- M University Boulevard**—Enhance the front lawn areas to preserve the visual appearance of the university from University Boulevard. New buildings should be constructed at an appropriate scale and style; landscaping should be preserved and maintained;

additional trees should be planted to ensure a canopy of stately, mature trees; and on-street parking in the Quadrangle block should continue to be removed.

- N Mars Spring**—Demolish the existing buildings in this important historic area and enhance the open space around Mars Spring, the site of the original university.

#### **Facilities: Recommended Improvements**

- O Academic/Instructional/Student Services**—Construct six new buildings in the central area of the campus. Two are proposed near the Ferguson Center, including the recommended site for the Student Services Building, which will be constructed to consolidate student services in the central core of campus. Three sites are shown in the west-central area of campus along Campus Drive (realigned Thomas Street), and one is proposed on the east side of Hackberry Lane, south of Gordon Palmer Hall.
- P Physical Plant/Central Receiving**—Relocate this complex, at the appropriate time, to the proposed site on Campus Drive at McFarland Boulevard. Once this complex is relocated, land in the central core will be available for future development. The proposed location enables all activities to be consolidated on a site with excellent access to the campus and the community/regional highway network.

## **South Campus**

### **Circulation: Recommended Improvements**

- A Colonial Drive and Tenth Avenue**—Realign this intersection to improve the flow of traffic through this area.
- B East/West Connector**—Improve an internal connection drive between Sixth Avenue and Colonial Drive to provide another internal route on campus. This additional route will discourage some traffic from using University Boulevard and Paul W. Bryant Drive. Construct a parking deck near New Hall.
- C Peripheral Loop Road-Athletic/Sports Complex**—Redefine the traffic lane serving the parking area around the Coliseum in conjunction with the proposed extension of Second Avenue northward to Campus Drive. This recommendation will provide a convenient, alternate route around the east side of the campus to reduce traffic circulation and congestion through the central, more developed campus area.

### **Open Space: Recommended Improvements**

- D Student Housing Open Space**—Acquire and develop a new open space in this area. This open space will provide a focus for student housing and will be a gathering place for students who live in this area.

- E Maintain Existing Open Space**—Preserve and enhance existing large open spaces, north of Paul W. Bryant Drive, including the open spaces east of the Moody Music Center and west of Martha Parham Hall.

- F New Hall Green Space**—Remove parking and improve this area as a pedestrian-oriented open space. These improvements will enhance the image of this area and remove the conflict between vehicular and pedestrian traffic.

## **Parking Recommendations**

The 1985 plan proposed the phased construction of strategically located parking decks to alleviate a variety of parking and traffic circulation problems. During the seven years of activity since 1985, one parking deck has been successfully completed and expanded, located near ten Hoor Hall in the Central Campus. This deck has the potential for further expansion.

Two other sites were proposed in 1985: one along Hackberry Lane between Gordon Palmer Hall and the Student Health Center and the other on Stadium Drive adjacent to the Bryant Denny Stadium. Parking decks were not constructed at these sites.

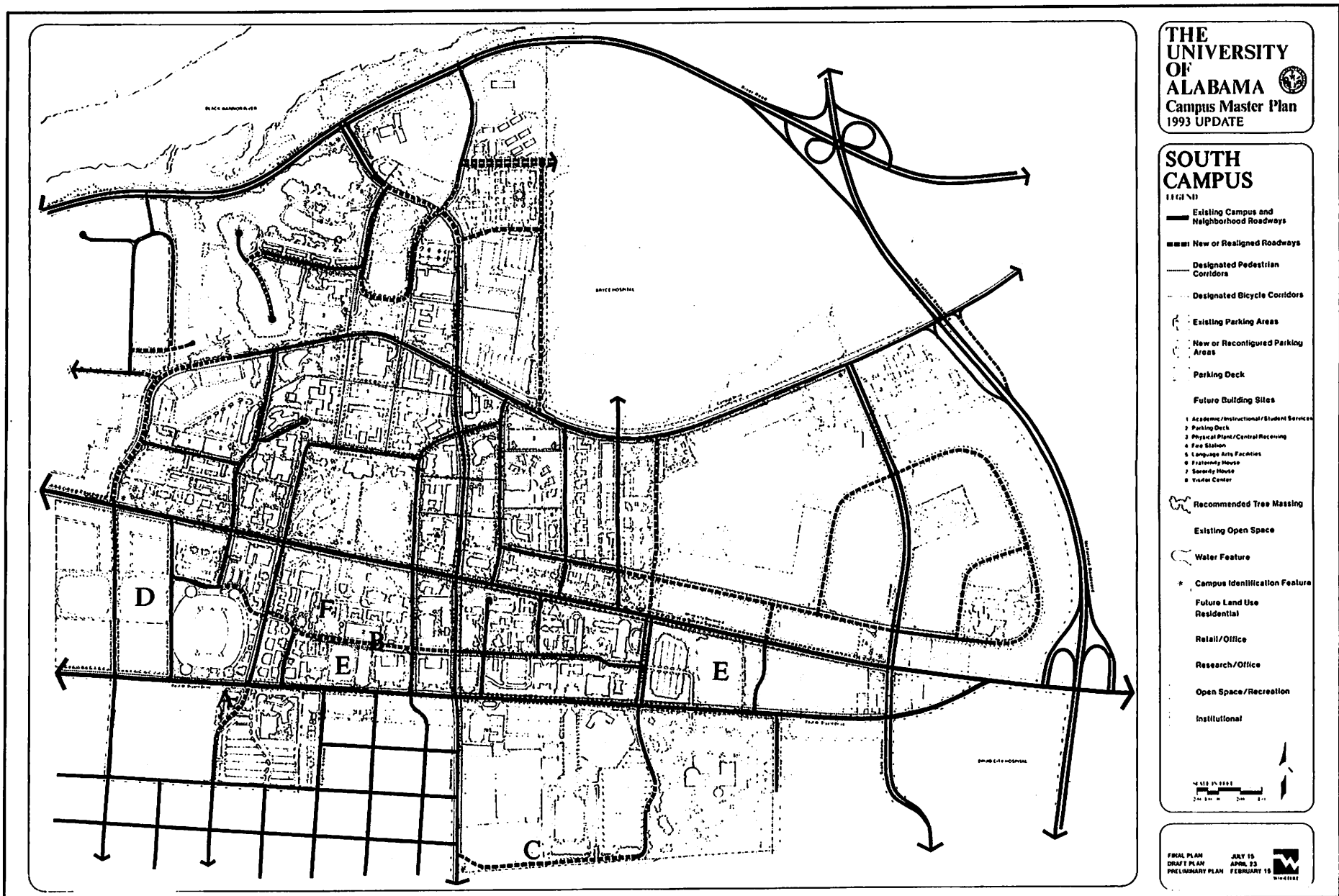


Figure 4. Plan Recommendations—South Campus

The significant growth of the campus since 1985 has resulted in increased traffic circulation and parking problems. Much discussion during the process of updating the 1985 plan was focused on the traffic circulation and parking.

The 1993 plan recommends the construction of three additional parking decks:

- Phased construction of the Ferguson Center deck, on the North Campus, including an overhead connection to the new Student Services Building
- Construction of a south deck near New Hall, on the South Campus
- Construction of a deck along the south side of Campus Drive on the Central Campus, adjacent to the Biology Building

These parking decks are proposed along, or near, primary campus thoroughfares. The decks are all located within an eight- to 10-minute walk from the center of the Quadrangle. This places the decks within convenient distance of the majority of the campus. The decks will provide sufficient capacity, in conjunction with the remaining surface parking lots, to serve the university in the foreseeable future. In addition, the expansion of the existing ten Hoor deck, on the Central Campus, to double its capacity is recommended.

The 1993 plan also recommends that The University of Alabama adopt new parking policies, which will further

alleviate many of the current traffic circulation and congestion problems. The two policies that should be considered include issuing permits for designated parking locations and restricting first-year students from having automobiles on campus.

The improvement of traffic circulation on and around campus will be the result of a combination of factors, including the following:

- Improved signage
- Completion of the McFarland Boulevard interchange, and other recommended circulation improvements
- Designated parking
- Construction of the parking decks
- Increased student housing opportunities on or near campus

## **Other Recommendations**

In addition to the recommendations relating to circulation, open space, and facilities, other plan recommendations include the following:

- Continue involvement and cooperation with Bryce Hospital, DCH, the city of Tuscaloosa, and the State of Alabama Highway Department. Discuss mutual concerns and solve the common problems that face each organization. Conduct periodic meetings two to three times a year to ensure this involvement.



- Improve communication throughout the campus community by providing current information about campus planning, improvement projects, and planning issues facing the university. Conduct periodic meetings with the appropriate university communities, provide feature articles and interviews in the campus newspaper, and conduct an annual meeting with the Campus Master Planning Committee to discuss pertinent topics related to the plan.

## **PROPOSED PROJECTS AND ESTIMATED DEVELOPMENT COSTS**

The 1993 Campus Master Plan Update is designed to be implemented through the completion of many individual projects according to a coordinated, planned approach. The proposed projects are organized by the type of improvement (such as roadway improvements, parking lot redevelopment, new parking facilities, pedestrian circulation improvements, and so on). The time frame for the plan extends over a 17-year period and is divided into three phases. The first phase covers the years from 1993 through 1999, the second is from 2000 to 2005, and the third is from 2006 through 2010.

Each project is assigned a priority—high, medium, or low. The priority assignments are based on the information obtained throughout the planning process

and on the need to proceed with certain improvements to meet specific needs and schedules established by The University of Alabama. Certain improvements require the completion of other projects. For example, the removal of on-street parking from the proposed campus promenade between Ferguson Center and the Quadrangle depends on the development of new parking within the same general area. Other projects can be carried out independently.

This program is flexible. The implementation of the Campus Master Plan Update can be approached in a variety of ways. The University of Alabama should review the proposed projects on a regular basis and should incorporate the overall program into the financial planning and budgeting procedures.

The proposed projects and their estimated development costs are described in the following table. Information about the criteria and the basis for developing the estimated development costs is included at the conclusion of the table. A summary of the costs, according to the type of improvement and the time period proposed, is provided also.

### PROPOSED PROJECTS AND ESTIMATED DEVELOPMENT COSTS

ITEM	DEVELOPMENT ACTION	ESTIMATED COST	TIME FRAME	PRIORITY
<b>ROADWAY IMPROVEMENTS</b>				
<b>Phase I (1993-1999)</b>				
1.	Complete interchange improvements at Campus Drive and McFarland Boulevard (funded by State Highway Department).	\$500,000	1993-1999	High
2.	Construct realignment of Colonial Drive/Tenth Avenue intersection at Paul Bryant Drive (300 lineal feet)— includes vacating and demolishing portion of Tenth Avenue (300 lineal feet).	98,000	1993-1999	High
3.	Construct realignment of Thomas Street/Twelfth Avenue intersection at University Boulevard (400 lineal feet); does not include property acquisition or structure demolition.	228,000	1993-1999	High
4.	Construct realignment of Campus Drive (2,000 lineal feet) from intersection of Mars Spring Road to intersection of Thomas Street at University Boulevard.	450,000	1993-1999	Medium
5.	Construct new entrance to west side of Bryce Hospital (800 lineal feet) of Hackberry Lane.	160,000	1993-1999	Medium

ITEM	DEVELOPMENT ACTION	ESTIMATED COST	TIME FRAME	PRIORITY
6.	Construct improvements on University Boulevard between Thomas Street on the west and Bryce Hospital on the east (4,800 lineal feet)—includes planted medians, designated pedestrian crossing areas, signage, and street lighting.	1,565,000	1993-1999	Medium
7.	Construct cul-de-sac terminus to Stadium Drive near the Music and Speech Building—includes vacating and demolishing portion of Stadium Drive from terminus to McCorvey Drive.	60,000	1993-1999	Medium
8.	Construct realignment of Mars Spring Road/Stadium Drive intersection (400 lineal feet).	114,000	1993-1998	High
9.	Construct east extension of Fourth Street to the intersection of realigned Bryce Hospital Drive (600 lineal feet).	171,000	1993-1999	Medium
10.	Vacate and demolish Jefferson Avenue between Fourth Street and University Boulevard (150 lineal feet)—includes landscape reconstruction.	10,000	1990-1995	Medium
11.	Vacate and demolish narrow drive connecting Elm Drive with University Boulevard—includes developing a turnaround at west end of Elm Drive and landscape redevelopment.	44,700	1990-1995	Low
Phase I Subtotal		\$3,472,000		

ITEM	DEVELOPMENT ACTION	ESTIMATED COST	TIME FRAME	PRIORITY
Phase III (2006-2010)				
19.	Realign roadway around Stadium Drive to allow for Phase II expansion of Bryant Denny Stadium (700 lineal feet).	\$105,000	2006-2010	Medium
20.	Construct new extensions to existing roadways in single-family residential area in northwest area of campus (600 lineal feet).	72,000	2006-2010	Low
21.	Construct new roadway for multi-family residential development in west area of the North Campus (1,000 lineal feet).	120,000	2006-2010	Low
22.	Construct roadway network in eastern undeveloped area of Central Campus (4,300 lineal feet)—includes roadway segments west of Fifth Avenue East.	640,000	2006-2010	Low
Phase III Subtotal		\$937,000		
ROADWAY IMPROVEMENTS TOTAL		\$6,147,700		
PARKING LOT REDEVELOPMENT				
Phase I (1993-1999)				
1.	Redevelop Capstone Drive—including reduction in existing parking areas and redevelopment as pedestrian open space.	\$150,000	1993-1999	Medium
2.	Redevelop Bryant Hall lot (East Side): Combine various lots (approximate area 4,670 SY).	46,000	1993-1999	Medium

ITEM	DEVELOPMENT ACTION	ESTIMATED COST	TIME FRAME	PRIORITY
3.	Redevelop Nott Hall lot (east side): Estimated cost for this lot also includes development cost for Gallalee lot, minor changes requested (approximate area 4,270 SY).	38,400	1993-1999	Low
4.	Consolidate/improve parking areas along Fourth Street fraternities.	58,000	1993-1999	Low
5.	Improve/consolidate parking areas east of structures on Fraternity Lane—includes improvements to alley.	90,000	1993-1999	Low
6.	Improve circulation and access within the parking areas adjacent to Memorial Coliseum.	75,000	1993-1999	Low
7.	Improve Student Center parking area.	37,500	1993-1999	Low
8.	Remove parking areas north of Campus Drive between McCorvey and Seventh.	40,000	1993-1999	Low
Phase I Subtotal		\$494,000		
Phase II (2000-2005)				
9.	Remove lot south of Ferguson Center: Development should occur concurrently with development of future buildings in this area.	\$25,500	2000-2005	Medium
10.	Improve/consolidate parking areas north of University Boulevard and south of West Fourth Street, between Thomas Street and Stadium Drive.	102,500	2000-2005	Medium



ITEM	DEVELOPMENT ACTION	ESTIMATED COST	TIME FRAME	PRIORITY
11.	Improve Lot between the Biology Building and Gordon Palmer Hall. Pedestrian corridor site development included.	87,500	1993-1999	Low
12.	Improve/consolidate parking areas east of Hardaway Hall and the Industrial Arts Building.	135,000	2000-2005	Low
Phase II Subtotal		\$350,000		
PARKING LOT REDEVELOPMENT TOTAL		\$845,400		
NEW PARKING FACILITIES				
Phase I (1993-1999)				
1.	Construct 600-car parking deck 2 in North Campus north of Campus Drive.	3,600,000	1993-1999	High
Phase I Subtotal		\$3,600,000		
Phase II (2000-2005)				
2.	Construct 600-car parking deck 3 in Central Campus south of Campus Drive.	\$3,600,000	2000-2005	Medium
Phase II Subtotal		\$3,600,000		

ITEM	DEVELOPMENT ACTION	ESTIMATED COST	TIME FRAME	PRIORITY
<b>Phase III (2006-2010)</b>				
3.	Construct 700-car addition to parking deck 1 in Central Campus.	\$4,200,000	2005-2010	Medium
4.	Construct 600-car parking deck 4 in South Campus north of Paul Bryant Drive.	3,600,000	2010 +	Low
<b>Phase III Subtotal</b>		<b>\$7,800,000</b>		
<b>NEW PARKING FACILITIES TOTAL</b>		<b>\$16,800,000</b>		
<b>PEDESTRIAN CIRCULATION IMPROVEMENTS</b>				
<b>Phase I (1993-1999)</b>				
1.	Construct Crimson Promenade from Ferguson Center to the Quadrangle. Project includes vacating and demolishing McCorvey Drive from Campus Drive to Capstone Drive.	\$1,500,000	1993-1999	High
2.	Construct "White" Promenade from Ferguson Center to the Quadrangle. Project includes vacating and demolishing Seventh Avenue from Campus Drive to Capstone Drive.	1,500,000	1993-1999	High
3.	Construct Capstone mall improvements—including removal of majority of parking spaces and development of pedestrian amenities, walkways, lighting, site furniture, and landscape plantings.	1,000,000	1993-1999	High

ITEM	DEVELOPMENT ACTION	ESTIMATED COST	TIME FRAME	PRIORITY
4.	Improve University Boulevard from Thomas Street to Bryce Hospital Drive—included pavement, site furniture, signage, and landscape enhancements.	600,000	1993-1999	Medium
5.	In Central Campus, develop pedestrian corridor south of Rowand-Johnson Hall between Mars Spring Road and Crimson Promenade (700 lineal feet).	95,000	1993-1999	Low
6.	In Central Campus, develop pedestrian corridor between the Quadrangle and Fraternity Row housing areas—includes five segments (3,600 lineal feet).	450,000	1993-1999	Low
<b>Phase I Subtotal</b>		<b>\$5,625,000</b>		
<b>Phase II (2000-2005)</b>				
7.	In Central Campus, develop pedestrian corridor west of Stadium Drive between Presidential Drive and University Boulevard (600 lineal feet).	\$150,000	2000-2005	Medium
8.	In Central Campus, develop pedestrian corridor south of Ferguson Center between Mars Spring Road and Hackberry Lane (1,600 lineal feet).	210,000	2000-2005	Medium
9.	In North Campus, develop pedestrian corridor along former McCorvey Drive between Campus Drive and Rose Tower (2,400 lineal feet).	350,000	2000-2005	Medium
<b>Phase II Subtotal</b>		<b>\$1,060,000</b>		
<b>PEDESTRIAN CIRCULATION IMPROVEMENTS TOTAL</b>		<b>\$6,685,000</b>		

ITEM	DEVELOPMENT ACTION	ESTIMATED COST	TIME FRAME	PRIORITY
BICYCLE CIRCULATION IMPROVEMENTS				
Phase I (1993-1999)				
1.	Construct Campus Drive bicycle path (9,000 lineal feet) on north side of street.	\$180,000	1993-1999	High
2.	Construct Hackberry Lane bicycle path (6,800 lineal feet).	140,000	1993-1999	Medium
3.	Construct University Boulevard bicycle path (7,600 lineal feet).	150,000	1993-1999	Medium
4.	Construct Paul W. Bryant bicycle path (7,000 lineal feet).	140,000	1993-1999	Low
Phase I Subtotal		\$610,000		
BICYCLE CIRCULATION IMPROVEMENTS TOTAL		\$610,000		
CAMPUS IDENTIFICATION FEATURES				
Phase I (1993-1999)				
1.	Southwest corner of the intersection of McCorvey Drive and River Road.	\$75,000	1993-1999	High
2.	Along the east side of Hackberry Lane just north of AGS Railroad tracks.	50,000	1993-1999	Medium
3.	Northeast corner of University Boulevard and newly aligned Fifth Avenue East.	75,000	2000-2005	Low
Phase I Subtotal		\$200,000		

ITEM	DEVELOPMENT ACTION	ESTIMATED COST	TIME FRAME	PRIORITY
Phase II (2000-2005)				
4.	Northeast corner of University Boulevard and Thomas Street.	\$75,000	2000-2005	Low
5.	On southwest corner of Campus Drive intersection with Fifth Avenue East.	50,000	2000-2005	Medium
Phase II Subtotal		\$125,000		
CAMPUS IDENTIFICATION FEATURES TOTAL		\$325,000		
OPEN SPACE DEVELOPMENT AND CAMPUS ENHANCEMENTS				
Phase I (1993-1999)				
1.	Develop new open space in residential neighborhood west of Bryant Denny Stadium—includes demolition of existing structures and site redevelopment cost only.	\$750,000	1993-1999	High
2.	Mary Burke Hall—Interior Courtyard, as shown in the Campus Landscape Master Plan. Includes lighting, paving, landscaping, and site furniture.	\$50,000	1993-1999	High
3.	Martha Parham Hall—Interior Courtyard, as shown in the Campus Landscape Master Plan. Includes lighting, paving, landscaping, and site furniture.	50,000	1993-1999	High
4.	Harris Hall—Entrance and Rear Courtyards. Includes lighting, paving, walls, landscaping, and site furniture.	40,000	1993-1999	Medium



ITEM	DEVELOPMENT ACTION	ESTIMATED COST	TIME FRAME	PRIORITY
5.	New Open Space Area between Ferguson Center and Woods Hall. Includes walkways, lighting, landscaping, demolition of existing parking lot, and construction of feature garden (after parking deck construction north of Campus Drive).	265,000	1993-1999	Medium
6.	Paty Hall—Southwest Courtyard. Includes pavement removal, lighting, walls, landscaping, and site furniture.	50,000	1993-1999	Low
Phase I Subtotal		\$455,000		
Phase II (2000-2005)				
7.	North Campus “Green” around Riverside Pool. Includes development of walkways, pedestrian amenities, and landscape open spaces.	\$350,000	2000-2005	High
8.	Tutwiler Hall—South Plaza. Includes pavement removal, lighting, paving, landscaping, and site furniture.	50,000	2000-2005	Medium
9.	Interior Courtyard—Lewis, Lupton, Wyman, Powers, Jones, and Clayton Halls. Includes lighting, paving, water feature, walls, landscaping, and site furniture.	75,000	2000-2005	Medium
10.	Small Lake Northwest of B. B. Comer Hall. Includes new decks, walkways, pedestrian amenities, and landscaping.	150,000	2000-2005	Medium
11.	Little Hall—South Courtyard. Includes lighting, paving, landscaping, and site furniture.	35,000	2000-2005	Low

ITEM	DEVELOPMENT ACTION	ESTIMATED COST	TIME FRAME	PRIORITY
12.	Bryant Hall—West Courtyard. Includes lighting, paving, landscaping, and site furniture.	25,000	2000-2005	Low
Phase II Subtotal		\$685,000		
Phase III (2006-2010)				
13.	In North Campus. Major open space feature east of Hackberry Lane to organize potential new building sites.	\$500,000	2006-2010	High
Phase III Subtotal		\$500,000		
OPEN SPACE DEVELOPMENT AND CAMPUS ENHANCEMENTS TOTAL		\$1,640,000		
BUILDING ENTRANCE AREA ENHANCEMENTS				
Phase I (1993-1999)				
1.	Paty Hall—North Building Entrance. Includes grading, lighting, paving, landscaping, and site furniture.	\$35,000	1993-1999	High
2.	Mary Burke Hall—West Building Entrance, as shown in the Campus Landscape Master Plan. Includes lighting, paving, landscaping, and site furniture.	30,000	1993-1999	High
3.	Mary Burke Hall—East Building Entrance, as shown in the Campus Landscape Master Plan. Includes lighting, paving, landscaping, and site furniture.	30,000	1993-1999	High
4.	Mallett Hall—South Entrance. Includes landscaping and site furniture.	3,500	1993-1999	High

ITEM	DEVELOPMENT ACTION	ESTIMATED COST	TIME FRAME	PRIORITY
5.	McCorvey Hall—South Entrance. Includes landscaping and site furniture.	3,500	1993-1999	High
6.	Gordon Palmer Hall—South Entrance. Includes landscaping and site furniture.	3,500	1993-1999	High
7.	Somerville Hall—South Entrance. Includes landscaping and site furniture.	3,500	1993-1999	High
8.	Houser Hall—West Entrance, as shown in the Campus Landscape Master Plan. Includes landscaping and site furniture.	15,000	1993-1999	High
9.	Industrial Arts Building—West Entrance, as shown in the Campus Landscape Master Plan. Includes landscaping and site furniture.	15,000	1993-1999	High
10.	Engineering Row—Area between Buildings, as shown in the Campus Landscape Master Plan. Includes landscaping and site furniture.	15,000	1993-1999	High
11.	Memorial Coliseum—North Entrance (Repainted Building and Renamed Building). Includes site furniture.	20,000	1993-1999	High
12.	Tutwiler Hall—North Building Entrance. Includes landscaping and site furniture.	7,500	1993-1999	Medium
13.	McClure Library. Includes lighting, landscaping, and site furniture.	10,000	1993-1999	Medium
14.	B. B. Comer Hall—East Entrance. Includes lighting, paving, landscaping, and site furniture.	35,000	1993-1999	Medium

ITEM	DEVELOPMENT ACTION	ESTIMATED COST	TIME FRAME	PRIORITY
15.	Doster Hall—North Entrance. Includes walkways and site furniture.	10,000	1993-1999	Medium
16.	Fitts Hall—North Entrance. Includes landscaping and site furniture.	4,000	1993-1999	Medium
17.	Friedman Hall—North Entrance. Includes lighting, landscaping, and site furniture.	4,000	1993-1999	Medium
18.	Byrd Hall—North Entrance. Includes lighting, landscaping, and site furniture.	8,000	1993-1999	Medium
19.	Adams-Parker Hall—North Entrance. Includes lighting, landscaping, and site furniture.	8,000	1993-1999	Medium
20.	Wilson Hall—North Entrance. Includes lighting, landscaping, and site furniture.	8,000	1993-1999	Medium
21.	Osband Hall—East Entrance. Includes lighting, landscaping, and site furniture.	8,000	1993-1999	Medium
22.	Law Center—South Entrance. Includes site furniture.	15,000	1993-1999	Medium
23.	New Hall—West Entrance. Includes lighting, landscaping, and site furniture.	12,000	1993-1999	Medium
24.	East Annex—West Entrance. Includes landscaping and site furniture.	4,000	1993-1999	Medium
25.	Adams Hall (West Annex)—East Entrance. Includes landscaping and site furniture.	4,000	1993-1999	Medium

ITEM	DEVELOPMENT ACTION	ESTIMATED COST	TIME FRAME	PRIORITY
26.	Nott Hall—West Entrance. Includes landscaping and site furniture.	7,500	1993-1999	Low
27.	Farrah Hall—Northwest Entrance. Includes landscaping and site furniture.	4,000	1993-1999	Low
28.	Gallalee Hall—West Entrance. Includes landscaping and site furniture.	4,000	1993-1999	Low
29.	Russell Student Health Center—South Entrance. Includes landscaping and site furniture.	4,000	1993-1999	Low
30.	Hardaway Hall—West Entrance, as shown in the Campus Landscape Master Plan. Includes planters, landscaping, and site furniture.	40,000	1993-1999	Low
31.	Music and Speech Building—South Entrance. Includes landscaping and site furniture.	8,000	1993-1999	Low
32.	Little Hall—North Entrance. Includes landscaping and site furniture.	7,500	1993-1999	Low
33.	Moore Hall—North Entrance. Includes landscaping and site furniture.	7,500	1993-1999	Low
34.	Amelia Gayle Gorgas Library—North Entrance. Includes site furniture and bicycle parks.	7,500	1993-1999	Low
35.	Student Recreation Center—East Entrance. Includes site furniture.	4,000	1993-1999	Low
36.	Ferguson Center—East Entrance. Includes lighting, landscaping, and site furniture.	12,000	1993-1999	Low

ITEM	DEVELOPMENT ACTION	ESTIMATED COST	TIME FRAME	PRIORITY
37.	W. B. Jones Hall—East Entrance. Includes lighting and site furniture.	4,000	1993-1999	Low
38.	Gordon Palmer Hall—West Entrance. Includes site furniture.	4,000	1993-1999	Low
39.	Biology Building—South Entrance. Includes lighting, landscaping, and site furniture.	8,000	1993-1999	Low
40.	Foster Auditorium—West Entrance. Includes lighting, landscaping, and site furniture.	10,000	1993-1999	Low
41.	Foster Auditorium—North Entrance. Includes landscaping and site furniture.	7,500	1993-1999	Low
42.	Natatorium—North Entrance. Includes lighting, landscaping, and site furniture.	12,000	1993-1999	Low
43.	Bryant Hall—Southwest Entrance. Includes lighting, landscaping, and site furniture.	15,000	1993-1999	Low
44.	Russell Student Health Center—North Entrance. Includes landscaping and site furniture.	7,500	1993-1999	Low
45.	Ten Hoor Hall—West Entrance. Includes lighting, landscaping, and site furniture.	12,000	1993-1999	Low
46.	Ten Hoor Hall—East Entrance. Includes landscaping and site furniture.	7,500	1993-1999	Low
Phase I Subtotal		\$505,000		
BUILDING ENTRANCE AREA ENHANCEMENT TOTAL		\$505,000		

### ESTIMATED DEVELOPMENT COST SUMMARY

DEVELOPMENT ACTION	ESTIMATED COST			
	1993-1999	2000-2005	2006-2010	TOTAL
Roadway Improvements	\$3,472,700	\$1,738,000	\$937,000	\$6,147,700
Parking Lot Redevelopment	494,900	350,500	0	845,400
New Parking Lot Facilities	5,400,000	3,600,000	7,800,000	16,800,000
Pedestrian Circulation Improvements	5,625,000	1,060,000	0	6,685,000
Bicycle Circulation Improvements	610,000	0	0	610,000
Campus Identification Features	200,000	125,000	0	325,000
Open Space Development and Campus Enhancements	455,000	685,000	500,000	1,640,000
Building Entrance Area Enhancements	505,000	0	0	505,000
<b>TOTAL</b>	<b>\$16,762,600</b>	<b>\$7,558,500</b>	<b>\$9,237,000</b>	<b>\$33,558,100</b>