

WYSO's New Home



October 20, 2021-Neighborhood Meeting



Meeting Agenda

- What is WYSO A Review
- Project Overview
- Project Design
- Timeline
- Questions

October 20, 2021-Neighborhood Meeting



What is WYSO?

The Wisconsin Youth Symphony Orchestras is a non-profit organization with:

- An Orchestras Program, Music Makers Program, Chamber Music Program, and a variety of ensembles including Percussion, Harp, and Brass.
- · Approximately 500 student members participate in WYSO each year!



WYSO's mission is "to enrich lives by providing transformational musical experiences & opportunities"





WYSO was founded 55 years ago with the idea that all children have the right to experience beauty and community by making music with others.



















From our Music Makers Program to our Orchestras, Ensembles, and Chamber Music, WYSO has a program that is just right for every young musician — and abundant scholarship opportunities to keep the programs affordable for all families.







October 20, 2021-Neighborhood Meeting



Development Team

Urban Assets: Planning and Development

Strang: Architecture, Engineering, Interior Design and Planning

Talaske: Acoustics

J.H. Findorff & Son: Construction

Helm Commercial Real Estate

Huffman Facility Development: Construction Management





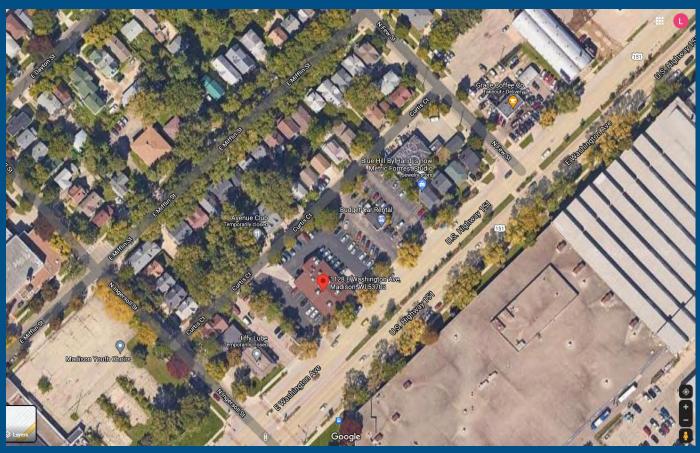




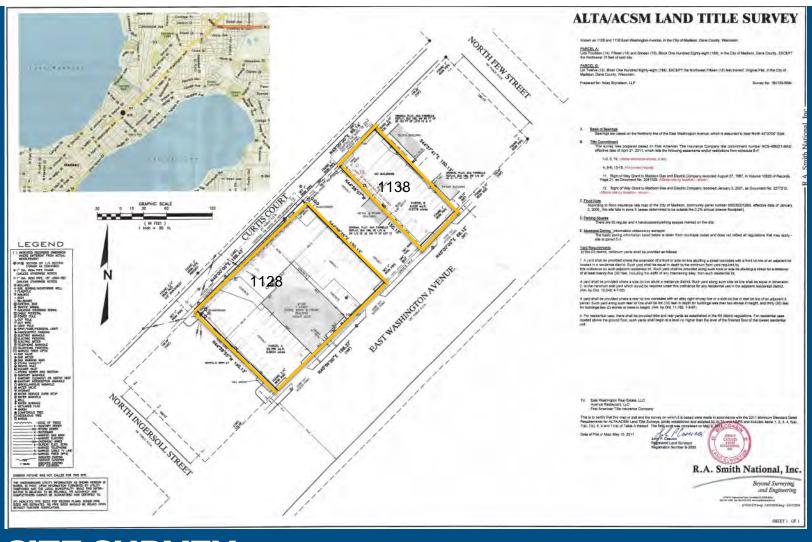




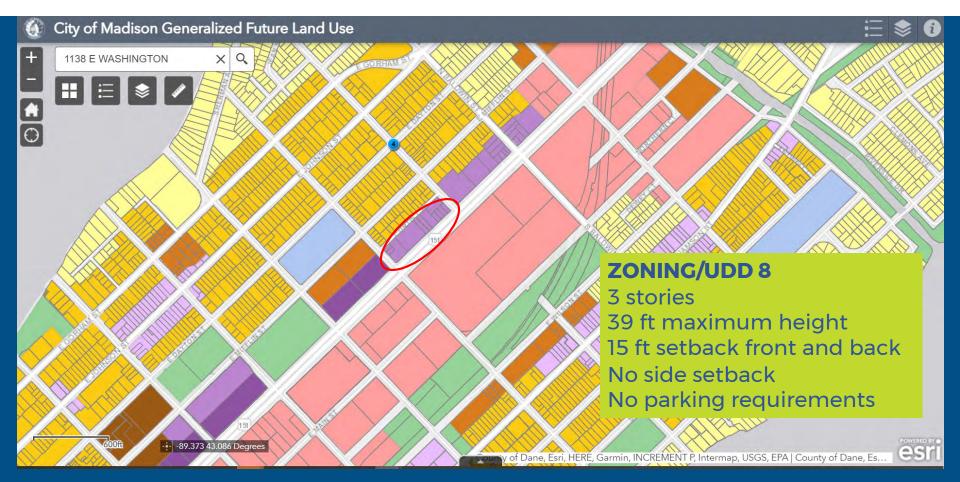
Huffman Facility Development, Inc.



SITE LOCATION: THE AVENUE



SITE SURVEY



PLANNING CONTEXT

- Community Mixed Use
- Commercial Corridor-Transitional
- Urban Design District Eight



SITE DEVELOPMENT PARAMETERS

40,000 sf +/-

Physical Space Needed

Studios (classrooms) Rehearsal Halls Performance viewing areas Support spaces Drop-off zone

Programs

(5) Orchestras **Chamber Programs Percussion Ensemble Brass Ensemble** Harp Ensemble **WYSO Music Makers**

Staff

8 Administrative Staff

9 Artistic Staff (8 part time)

11 Music Makers Staff (part time)

SPACE PROGRAMMING

Wisconsin Youth Symphony Orchestras
PROJECT NAME: WYSO - Flexible Facility - Pre-Design
PROJECT LOCATION: TBD (potentially 1128 & 1138 East Washington Ave.)
PROJECT NUMBER: 2021063



	NET SF	SIZE	FACTOR	GROSS SF	
GENERAL / FRONT OF HOUSE					
Lobby Vestibule	100		1.5		changed to an air lock vestibule
Front Desk	64	8x8	1.5	96	(1) Staff - Program Assistant
Lounge / Commons / Pre-Function	3,000		1.5	4,500	added pre-function space for events and performances
Restroom - Women	200 200	10 x 20	1.5	300	
Restroom - Men	200	10 x 20	1.5	300	
Restroom - Family / Non-Gendered				5.346	
PRODUCTION Subt	totai			5,346	
	0.500	50 70 0011	4.0	4.000	
Rehearsal Hall 1 Rehearsal Hall 2		50 x 70 x 20H	1.2	4,200 4,200	
Percussion Room	2,000	50 x 70 x 20H 40 x 50 x 20H	1.2	2,400	
Classroom 1 (Large)	1,600	40 x 40 x 15H	1.2	1,920	
Classroom 2 (Large)	1,600	40 x 40 x 15H	1.2	1,920	
Classroom 3 (Mid)	000,1	30 x 30 x 15H	1.3	1,170	
Classroom 4 (Mid)	900	30 x 30 x 15H	1.3	1,170	
Classroom 5 (Mid)	900	30 x 30 x 15H	1.3	1,170	
Classroom 6 (Mid)	900	30 x 30 x 15H	1.3	1,170	
Classroom 7 (Small)	400	20 x 20	1.5	600	
Classroom 8 (Small)	400	20 x 20	1.5	600	
Classroom 9 (Small)	400	20 x 20	1.5	600	
Practice Room 1	100	10 x 10	1.5	150	
Practice Room 2	100	10 x 10	1.5	150	
Practice Room 3	100	10 x 10	1.5	150	
Practice Room 4	100	10 x 10	1.5	150	
Practice Room 5	100	10 x 10	1.5	150	
Practice Room 6	100	10 x 10	1.5	150	
Practice Room 7	100	10 x 10	1.5	150	
Practice Room 8	100	10 x 10	1.5	150	
Recording Studio			1.5	-	Not included in program but discussed during interviews - 400st?
Instrument Storage / Repair	1,600	40 x 40	1.5	2,400	
Artistic Staff Prep Room / Conference	230		1.5	345	
Subt	total			25,065	
ADMIN / BACK OF HOUSE					
Library	700	35 x 20	1.5	1,050	(2) Staff - Ops Assistant and Librarian
			1.5	1,000	(2) Statt - Ops Assistant and Librarian
Conference Room	231	11 x 21	1.5	347	(2) Statt - Ops Assistant and Librarian
					(2) Staff - Ups Assistant and Librarian Work Room/Work Table Space, used by Staff and Volunteers
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MUSIC DESTINATION

Cultural and arts destination that celebrates the strong history of WYSO and supports a lifelong connection to music for young people of diverse backgrounds.

ACOUSTICS

Innovative and acoustically excellent space to enhance music education and personal growth.

BELONGING

A long-lasting, accessible, and inspiring home for WYSO that encourages learning and collaboration.

CREATIVITY

A gathering space for students and families that is an active celebration of creativity in all forms that connects to the regional arts community.

GUIDING PRINCIPLES

Musical Instruments









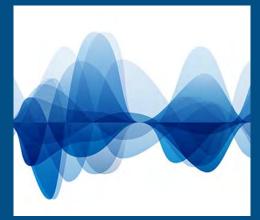




INSPIRATION

Sound













INSPIRATION

Tension







October 20, 2021-Neighborhood Meeting



SITE PLAN



EXTERIOR DEVELOPMENT SOUTHWEST RENDERING







EXTERIOR DEVELOPMENT SOUTH RENDERING







EXTERIOR DEVELOPMENT SOUTHEAST RENDERING







EXTERIOR DEVELOPMENT NORTHWEST RENDERING







EXTERIOR DEVELOPMENT NORTHWEST RENDERING







EXTERIOR DEVELOPMENT NORTH RENDERING







EXTERIOR DEVELOPMENT NORTH RENDERING







EXTERIOR DEVELOPMENT NORTHEAST RENDERING







EXTERIOR DEVELOPMENT NORTHEAST RENDERING







EXTERIOR DEVELOPMENT

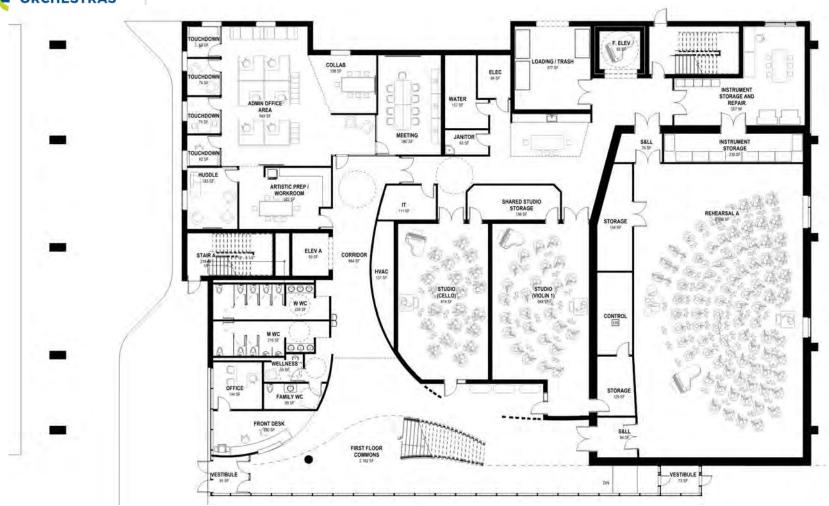
DOUBLE GLAZING SYSTEM RENDERING







FLOOR PLANS FIRST FLOOR





INTERIOR PERSPECTIVES REHEARSAL A







INTERIOR PERSPECTIVES REHEARSAL A







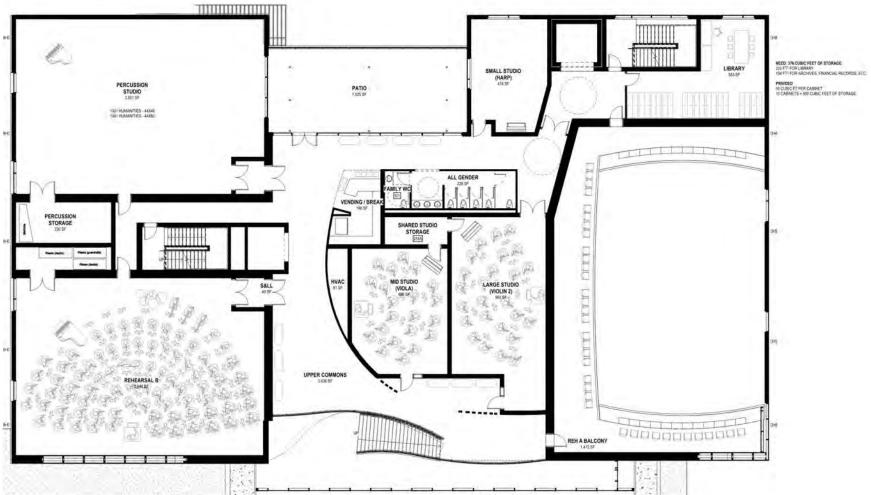
INTERIOR PERSPECTIVES REHEARSAL A







FLOOR PLANS SECOND FLOOR



G



PERCUSSION STUDIO







INTERIOR PERSPECTIVES PERCUSSION STUDIO







INTERIOR PERSPECTIVES REHEARSAL B







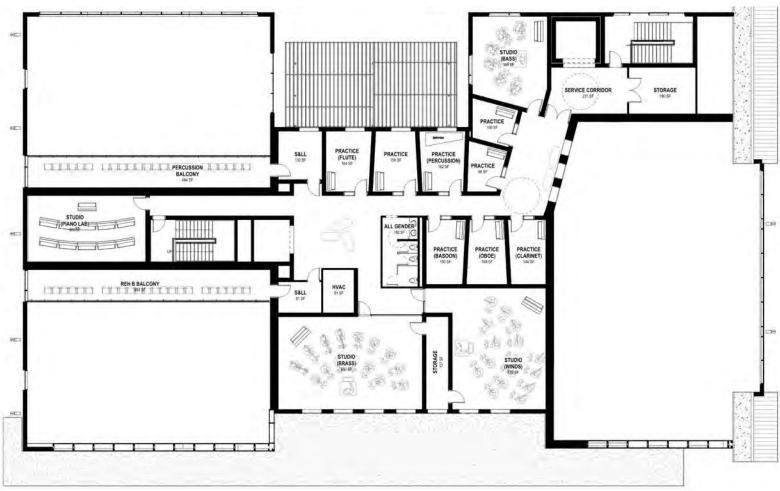
INTERIOR PERSPECTIVES REHEARSAL B







FLOOR PLANS THIRD FLOOR





LANDSCAPE

PLANTING ZONES, MUSIC GARDEN & SCULPTURE



🗱 STRANG



LANDSCAPE

LANDSCAPE MATERIALS & MUSICAL PLANTS

























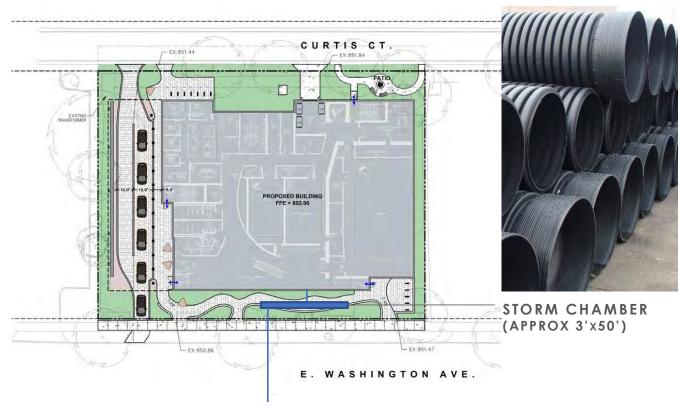






EXTERIOR DEVELOPMENT

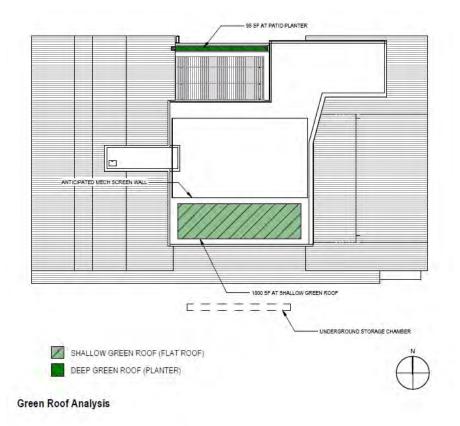
STORMWATER - UNDERGROUND DETENTION







EXTERIOR DEVELOPMENT STORMWATER - GREEN ROOF









Timeline

October 20, 2021-Neighborhood Meeting

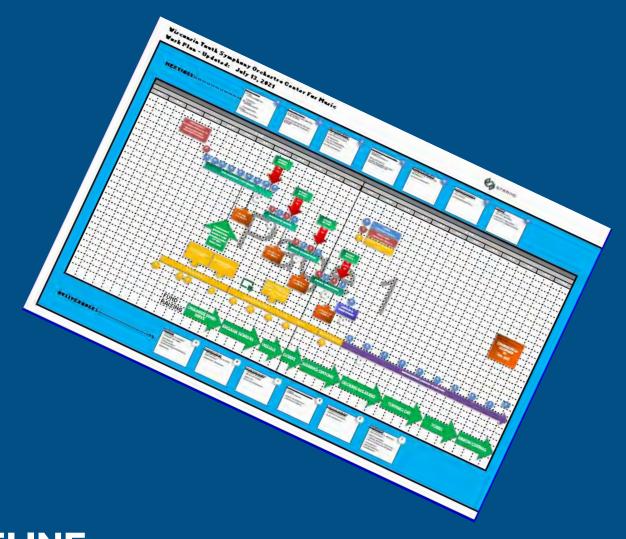
Site Selection & Pre-Design April – August

Schematic Design September - October

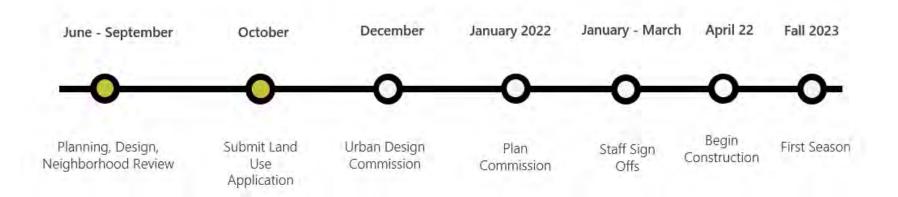
Design DevelopmentNovember - December

Construction DocumentsDecember - February

ConstructionSpring 2022 – January 2023



PROJECT TIMELINE



- ✓ NEIGHBORHOOD MEETINGS (3)
- ✓ TLNA COUNCIL NOVEMBER 11

NEIGHBORHOOD AND CITY APPROVAL TIMELINE



October 20, 2021-Neighborhood Meeting



THANK YOU FOR ATTENDING!