

**MEMORANDUM
DEPARTMENT OF FACILITY SERVICES
COUNTY OF PLACER**

To: **BOARD OF SUPERVISORS** Date: **MARCH 6, 2007**
From: **JAMES DURFEE / MARY DIETRICH**
Subject: **NEEDS ASSESSMENT UPDATE FOR ANIMAL SHELTER FACILITIES**

ACTION REQUESTED / RECOMMENDATION: Approve an Agreement with the firm of George Miers & Associates, Inc., in an amount not to exceed \$38,750, to provide an update to the County's existing Animal Services Needs Assessment in preparation for anticipated facility design services and authorize the Director of Facility Services to execute the Agreement.

BACKGROUND: Based on the results of research conducted by HHS Animal Services, County Executive and Facility Services staff, in October 2001 the County contracted with George Miers & Associates, Inc. (GMA) to provide an Animal Services Needs Assessment. That document was completed in January 2004 and has provided the background for the programming and preliminary planning of the new animal shelter facilities. GMA has provided similar services to the Placer Society for the Prevention of Cruelty to Animals (PSPCA), as well as full architectural and engineering services for a number of public and private non-profit shelters, including co-located facilities

On July 11, 2006, staff provided your Board with a presentation on Placer County Animal Services and proposed new facilities in South Placer and Auburn. At that meeting, your Board directed staff to take a number of actions related to animal services. Included in this direction was the selection of an architectural consulting firm to begin design of the South Placer Animal Shelter.

With regard to selection of an architectural firm, Facility Services and HHS Animal Services recommend that GMA complete an update to the 2004 Animal Services Needs Assessment prior to initiation of design of the shelter facilities. This interim effort is proposed to include the development of master plan scenarios including a co-located campus with PSPCA in South Placer, an update of animal intake statistics, identification of operational and organizational changes, identification of shared or jointly operated programs and animal and staffing projections. Based on the revised and updated information, facility programs and diagrams will be developed, as well as updated budget information. GMA will also provide a preliminary site analysis to determine if the proposed Sunset Industrial Pond site, located in Roseville at the end of Cincinnati Avenue, is a suitable site for the proposed facilities. Initially, a portion of the South Placer Justice Center site was considered as a potential site, but it presented physical constraints, as well as adjacency and compatibility issues with the Criminal Justice and Public Safety functions planned for this site.

Staff recommends contracting with GMA for this update, as well as for the architectural and engineering services required for the new facilities. This recommendation is based on GMA's extensive experience in programming and design of animal shelter facilities (see Attachment A), as well as their work on Placer County's Animal Services Needs Assessment and the PSPCA Needs Assessment. This approach will also result in efficiencies, economies and continuity that will accrue to the benefit of this project. Upon completion of the Needs Assessment Update, staff will return to your Board this spring for approval of an agreement with GMA for architectural and engineering services for the programming and design of the South Placer Animal Shelter and the new Auburn Animal Shelter. In order to proceed, it is necessary for your Board to approve the Agreement with GMA. A copy of the Agreement is available for review at the Clerk of the Board's office.

ENVIRONMENTAL IMPACT: These services are Categorically Exempt from the California Environmental Quality Act (CEQA), pursuant to Section 15306. Class 6 consists of basic data collection, research, and resource evaluation activities which may be part of a study leading to an action which a public agency has not yet approved or adopted. Upon identification of a suitable site, staff will initiate the appropriate environmental documentation, in compliance with CEQA.

FISCAL IMPACT: As identified in the 10 Year Capital Project Financing Plan, the total project cost of the new animal shelter facilities is estimated to be \$20 million. \$2.9 million was appropriated in the FY 2006/2007 Capital Project Fund, Project Account 4779. Therefore, sufficient funding is available for these services.

ATTACHMENT A - GMA PROJECT RESUME

JD:MD:RU:js

CC: COUNTY EXECUTIVE OFFICE
ANIMAL SERVICES

T:\FAC\BSMEMO2007\4779_GM&A.DOC

Combined Animal Control/Humane Society Facilities – Public and Private Funding***San Diego Campus for Animal Care - San Diego Humane Society & SPCA Facility and San Diego Animal Control***

*Client – Separate Contracts with San Diego County – Mikel Haas, Director,
and San Diego Humane – Dr. Mark Goldstein, President*

When this project commenced, George Miers & Associates (GMA) had been retained separately by San Diego County and the Humane Society to develop separate facilities. After 6 months of study the City and County of San Diego and the Humane Society agreed to follow the recommendations of GMA to develop their facilities on the same site wherein certain functions are shared (clinic, euthanasia, sallyport and staff lounge), while their own operations are **connected but separate**. Total project size for both facilities is approximately 80,000 SF on a 4 ½ acre site. The site currently contains the existing County Central Shelter, so construction is phased to allow the new Animal Control facility to be constructed first while the existing Central Shelter remains in operation. The program meets the requirements of Hayden Bill SB1785. The Animal Control Facility opened in Summer 2002 while the Humane Society opened in September 2003.

Washoe County Animal Care & Nevada Humane Society Campus Facility, Reno, NV.

Client: Washoe County Public Works and the Nevada Humane Society

Susan Asher, Nevada Humane Society, former - Executive Director

This 62,000 SF facility will house both the Washoe Animal Control Department as well as the Nevada Humane Society. The project is currently under construction with completion scheduled for January 2006.

Town of Truckee Animal Care Facility

Client: Town of Truckee Animal Control Department

Dan Olsen, Animal Care Director; Stephanie Heimstra, Director Humane Society Truckee/Tahoe

Needs assessment and program development for a joint facility serving the Town of Truckee and portions of Placer County.

Edmonton Animal Care Campus, Edmonton, Alberta

Client: Edmonton Humane Society – Stephanie McDonald, Director

Development of an overall campus plan including a 43,500 SF facility serving the Edmonton Humane Society and a 25,000 SF facility serving the City of Edmonton.

Humane Society & Clinic Facilities – Private Funding***Oakland SPCA, Oakland, Ca. (now renamed East Bay SPCA)***

Client: Oakland SPCA – Gary Templin, Director

The project included the interior remodeling of the original 1957 SPCA building and a new Adoption Center addition. Given the client's decision to orient any new construction towards the organization's stated "increased public adoption" goals, the remodeled existing facility includes a reconfigured veterinary clinic and animal surrender facility as well as replacement of the facility's exterior dog runs with 21 new interior "holding" runs. The new addition houses the public Adoption and Education Center as well as the facility's administrative offices. The Adoption Center features a central "atrium" style public area, which in addition to the display of adoption animals features educational displays, classrooms, get-acquainted rooms and a small retail store. The adoption area includes an additional 24 dog runs, cat runs and puppy areas, as well as other designated adoption animal displays.

Oakland SPCA Spay Neuter Clinic, Oakland, Ca. (now renamed East Bay SPCA)

Client: Oakland SPCA – Gary Templin, Director

The Oakland SPCA has developed a 5,000 SF spay neuter clinic modeled after the Animal Foundation of Las Vegas' new Phoenix facility. The facility includes four surgery areas as well as prep, recovery and holding areas. Adjacent to the facility will be a 5,000 SF cat and dog boarding facility.

The Tri-Valley SPCA, Dublin, Ca.

Client: The Tri-Valley SPCA – Gary Templin, President

The Tri-Valley SPCA is located adjacent to East Dublin's growing residential/commercial community, the Tri-Valley SPCA is operated by the East Bay SPCA and opened its doors in the spring on 2002. Strategically situated across the street from the Alameda County Animal Control Facility, the Tri-Valley Facility was programmed and designed to be supportive of Animal Control's operations by providing free spay/neuter services, socialization training for adoptable shelter animals, and assisting in adoption and foster care placement programs. The Facility features dog and cat habitats designed to evoke a residential setting rather than an institutional holding environment. Classrooms, interactive exhibit areas, socialization rooms and the grooming facility are all included with the public viewing areas. In addition, the facility features a three thousand square foot, state-of-the-art spay/neuter clinic, holding cages and kennels for newly arrived animals and extensive outdoor exercise areas. Also, at the City of Dublin's request, a public dog park was designed into the project. In recognition of the East Bay SPCA's accomplishments in reducing the unwanted pet population in Alameda County through aggressive adoption and spay/neuter programs, the County Board of Supervisors agreed to a \$1.00 per year lease for the 3 ½ acre site over a 75-year period.

The Wisconsin Humane Society, Milwaukee, WI.

Client: The Wisconsin Humane Society – Victoria Wellens, Director

The new Wisconsin Humane Society facility was completed in 2001 and includes a 35,000 SF Animal Shelter featuring Adoption, Veterinary, Education and Community Relations Services as well as a Wildlife center. George Miers and Associates was the project designer and programmer and was associated with the local firm of Eppstien Uhen Architects of Milwaukee to complete the entire project.

Tony LaRussa's Animal Rescue Foundation Adoption & Education Center, Walnut Creek, Ca.

Client: Tony LaRussa; Executive Director, Brenda Barnett

Tony LaRussa's Animal Rescue Foundation Adoption and Education Center is an "interactive" educational facility designed to promote a positive interaction between people and animals. While the facility has been designed as a state-of-the-art Animal Care facility emphasizing animal comfort and facility efficiency, its goal is not to "hold" animals, but rather to create a public-oriented learning place. Completed in August 2003, the 36,000 SF design features a 4,500 SF public exhibition area around which adoptable animals, classrooms, video displays, and animal exhibits are organized. The exhibition area is conceived as a multi-purpose "gathering" space capable of supporting a myriad of programs ranging from large classes to fundraisers. The 2,500 SF Training Pavilion was donated by Ralston Purina.

Peninsula Humane Society & SPCA, Burlingame, Ca.

Client: Peninsula Humane Society & SPCA – Ken White, President

George Miers & Associates has been working closely with Peninsula Humane Society President, Ken White to develop a number of facility program alternatives which address different operation scenarios. These range from a plan based upon PHS' divesting themselves of their Animal Control Contract and concentrating on more traditional Humane Society functions which include a major Wildlife program and to the development of an animal sanctuary. The current plan is to relocate to a 13-acre site in Half Moon Bay which would feature facilities for not only domestic animals and wildlife, but also a sanctuary for horses.

Humane Society Silicon Valley, Milpitas, Ca.

Client: Humane Society Silicon Valley – Christine Bennington, Executive Director

The humane Society Silicon Valley facility (formerly Santa Clara Humane Society) features a state-of-the-art design which offers to the public a full range of domestic animal care services including Adoption, Veterinary and Educational Services, Boarding, Doggie Day Care and a one-acre Dog Park for Humane Society members. The facility design creates a campus setting by organizing the many public entrances around the outdoor spaces and Dog Park. Of the many particular interest are the numerous educational displays which include 3-D wrap-around environmental settings illustrating how animals perceive humans, and a spay/neuter display which includes view into the Prep and Surgery areas by way of liquid-crystal glass windows which are controlled by staff on the clinic side. Groundbreaking is scheduled for Fall of 2004.

Westchester SPCA, Briar Cliff, NY

Client: Westchester SPCA - Mimi Einstein, former President

George Miers & Associates was retained in March 2004 to develop a facility program and design for the new Westchester SPCA. The project is currently in the Needs Assessment/Masterplanning phase. Since the new facility will be located at the current site, the project includes a three-phase construction plan which allows the SPCA to remain on site while construction occurs.

Rochester Humane Society at Lollypop Farms, Rochester, NY

Client: Rochester Humane Society – John Merritt, former Director

The new Rochester Humane Society is a unique facility featuring both a domestic animal and farm animal public component. Located on a 100-acre farm area on the outskirts of Rochester, the project has been developed in a 3 phase sequence whereby the new domestic animal adoption area and farm animal exhibits are constructed first while the 2nd and 3rd phases involve renovation of the existing facility. Phase 1 opened in the summer of 1999. Phase 3 was completed in the fall of 2000.

Pets Unlimited, San Francisco, Ca.

Client: Pets Unlimited – Linda Drake, former Director

Pets Unlimited is San Francisco's largest pet hospital with a medical staff of eight doctors and a total staff of 52. In addition to providing contract medical services for the San Francisco County Animal Control the facility houses a major pet adoption program and grooming services. George Miers & Associates was retained to develop a new operation and building program which would satisfy Pets Unlimited needs for the next 15 to 20 years. The program/plans developed by GMA include a "staged" remodeling of all three levels which allows Pets Unlimited to continue in service during construction. Key design components include construction of a new three story glass block stair enclosure and elevator which allows easy public access to each level, enlargement of the pet hospital and creation of a new adoption education area featuring walk-in cat habitats, classrooms and a graphic educational display. A new grooming and boarding area has also been provided.

Pet Network of North Lake Tahoe, Incline Village, Ca.

Client: Pet Network of North Lake Tahoe – Meredith Meiling, former Director, Steve Ricker, current Director

The project included programming and design for the Pet Network's new adoption facility on the northern shore of Lake Tahoe. The 12,000 SF facility opened in the Fall of 2000.

Winnipeg Humane Society, Winnipeg, Manitoba

Client: Winnipeg Humane Society - Vicki Burns, Executive Director

The new Winnipeg Humane Society will include a 40,000 SF state-of-the-art facility which incorporates Adoption, Holding, and Veterinary Clinic Services. Designed as a "given" building to meet silver certification standards the project has recently been awarded a \$500,000 Kresge grant. In addition the Province of Manitoba and the Condors government have each awarded the project \$ 1,000,000. The project is currently in Design Development.

Bakersfield SPCA Adoption and Education Center, Bakersfield, Ca.

Client: Bakersfield SPCA - Dianna Knapp, former Director

This project includes programming and design for the SPCA's new Adoption and Education Center. Situated on a 1-acre site across from the SPCA's Animal Control facility, the new center will feature 64 new indoor/outdoor adoption runs organized around a series of gardens and children play areas. These areas are directly linked to the new adoption center which features cat and small animal adoptive areas, cat "habitats", puppy runs and interactive educational computer games. The indoor/outdoor dog runs feature a unique way of separating public and employee access to the kennels. A small dog and cat boarding kennel is included which can be converted into adoption facilities.

Southwest Communities Animal Shelter, Wildomar, Ca.**Animal Friends of the Valleys Facility**

Client - Animal Friends of the Valleys - Kristine Anderson, Chairman of the Board of Directors

A.F.V currently holds the Animal Control contract for the cities of Temecula, Murrieta, Lake Elsinore, and Canyon Lakes. AFV also provides shelter for strays brought to them by the County of Riverside. Their new 40,000 SF facility will provide for both Humane Society and Animal Control program spaces and features a low cost Spay Neuter Clinic, a 2,000 SF Children's Museum and extensive holding and adoption functions which meet the requirements of Hayden Bill SB 1785.

Sacramento SPCA & U.C. Davis Shelter Medicine Training Clinic, Sacramento, Ca.

Client: Sacramento SPCA - Rick Johnson, Executive Director

The project includes renovation and conversion of the SPCA's current clinic and holding areas into a state-of-the-art full service clinic which would include working space for U.C. Davis' Shelter Medicine Group.

Placer SPCA, Roseville, Ca.

Client: Placer SPCA - Leilani Vierra, Executive Director

George Miers & Associates was retained in August 2004 to prepare a masterplan and facility program for a new facility which could accommodate a number of different operational scenarios including the possibilities of both A) increasing their service area (taking over Placer County holding/adoption needs) and B) reducing their service area (divesting themselves of the City of Roseville Animal Control Contract).

Pioneer Valley Humane Society, Greenfield, Mass.

Client: Pioneer Valley Humane Society - Ann Barker, Bldg. Committee Chairperson

George Miers & Associates was retained in July 2004 to develop a program and masterplan for a new facility in Greenfield, Massachusetts. A special challenge of this project is the projection of future needs for a relatively young organization whose service area most likely will change in the future. Of particular interest is the involvement of noted dog behavioralist Ray Coppinger and the Behavior Department of Hampshire College, Massachusetts.

Palm Springs Animal Care Facility, Palm Springs, Ca.

Client: Palm Springs Animal Care Facility - Al Stein, Building Committee Chairperson

The project includes a new Animal Control and Humane Society facility serving the City of Palm Springs. The program features indoor/outdoor dog runs and a full service veterinary clinic.

Stray Rescue of St. Louis, St. Louis, MO.

Client: Stray Rescue of St. Louis - Randy Grim Executive Director - A unique 20,000 SF facility designed for the rehabilitation of feral dogs. The project involves the renovation of a 2 story brick structure and conversion of an abandoned parking lot into an exterior area canine socialization area. The main building features a state-of-the-art medical facility and indoor/ outdoor habitats designed to help socialize the animals.

Humane Society of Southern Arizona, Tucson, Arizona

Client: Humane Society of Southern Arizona - Amy Eades, Executive Director

Development of a Needs Assessment, Facility Program and design for the Humane Society including master plan studies on both their existing site and alternative new sites.

Animal Control Facilities– Public Financing**Placer County Animal Services Facility, Auburn, CA**

Client: Placer County – Bill Lardner, Project Manager

The project included development of a Needs Assessment for the Placer County Animal Services Department as well as a facility program, proposed project budget and architectural site studies to test the program.

City of Oakland Animal Shelter, Oakland, Ca.

Client: The City of Oakland – Glenn Howell former Director

The new Oakland Animal Shelter will house the City's Animal Control Department, which is organizationally part of the Oakland Police Department. The new facility will be located on a 2-acre rectilinear site adjacent to a new townhome project and across the street from a new shopping center. In deference to the adjacent housing, the building design orients public uses towards the larger garden while creating a series of internal garden courts which serve staff areas including a dedicated garden area for the euthanasia room. The facility features an adoption gallery with 21 dog kennels, 4 cat and small animal rooms, three get acquainted rooms, as well as a 1,000 SF classroom. Holding areas contain 76 kennels including quarantine, vicious dog, isolation and protective custody. Approximately 100 cages for domestic cats, feral cats, small animals and wildlife cages are provided.

San Jose Animal Services Center, San Jose, Ca.

Client: City of San Jose – Jon Cicirelli, Director

The project includes a 42,000 animal control facility for the City of San Jose and neighboring cities. It will provide housing for approximately 220 dogs, 220 cats and will include a spay/neuter clinic. The facility opened to the public on October 1, 2004.

City of Coronado Animal Shelter, Coronado, Ca.

Client: City of Coronado – Paul Crook Police Chief

Work to date includes development of a facility program and site studies for 8 different sites. Based upon GMA's work, the City's Steering Committee selected a site not on the City's original list which was identified by George Miers. Design and construction documents to proceed in January 2006.

Antioch Animal Shelter, Antioch, Ca.

Client: The City of Antioch – Chief Mark Moczulski, former Director, Skip Swanlund, current Supervisor for Animal Services

An 8,662 SF Animal Shelter has been designed as a separate but connected part of the new Antioch Police Facility Complex. Staffed by Antioch Police officers, the Animal Shelter is designed to include a friendly, accessible adoption area, and public classrooms for educational programs. The animal care areas include segregated wards for dogs, cats and small animals. These are further subdivided into areas for stray, sick and injured animals to insure a calm, clean, humane and healthy environment for the animals.

Contra Costa County Animal Services Facility, Martinez, Ca.

Client: Contra Costa County – Michael Ross, former Director, Glenn Howell, current Director

The project includes a new 34,900 SF replacement facility for the existing Martinez Facility including a new "low cost" Spay/Neuter Clinic, and a 1,775 SF Barn. The program meets the requirements of Hayden Bill SB1785. The project was completed in May 2005.

El Cajon Animal Shelter, El Cajon, Ca.

Client: City of El Cajon – Kathy Cleveland, Animal Control Manager

This project includes the expansion and renovation of an existing Animal Control facility serving El Cajon, La Mesa, and areas of East San Diego County. The existing facility contains 76 kennels and is situated adjacent to the Public Works Corporation Yard and Fire Department Training facility.

Hayward Animal Services Facility, Hayward, Ca.

Client: The City of Hayward – Greg Armes, former Director

The project included a Needs Assessment of their existing facility, programming for facility needs to the year 2016 and development of a masterplanning strategy to renovate the existing facility in planned increments. Emphasis was placed on developing smaller rehabilitation increments between \$ 150,000 to \$200,000, which could match the Animal Shelter's yearly budget allocation.

San Joaquin County Animal Shelter, Lathrop, Ca.

Client: City of Lathrop – Becky Enneking, Animal Control

GMA has been retained by the County and the cities of Stockton, Lodi, Manteca, Tracy, Escalon, Ripon and Lathrop to develop a long range centralized plan with alternatives for providing Animal Control Services for the entire County area. Work includes analysis of each city's Animal Control organizational structure and facility.

Sacramento County Animal Care & Regulation Facility, Sacramento, Ca.

Client: County of Sacramento – Pat Claerbout, Director-Dept. of Animal Care & Regulation

This 41,000 SF project will be designed to meet LEED's Green Building standards and will contain approximately 200 holding habitats for dogs and a comparable number for cats. The project includes a free standing spay/neuter clinic which can be leased to a private

Veterinarian in the future, public accessible classroom, a barn for farm animals and a 1 acre dog park developed in association with the County's Park and Recreation staff.

Merced County Animal Control Facility, Merced, Ca.

Client: Merced County Animals Control-

The project includes a 23,500 SF facility featuring an all indoor animal control facility, a barn for farm animals and a medical treatment area for shelter animals.

Special Use Animal Care Facilities – Private Financing

The Whiskas Center for Feline Well-Being, Pomona, Ca.

Client: MasterFoods USA – Tiffany Bierer, Health Innovation Manager

This unique project includes construction of a three-story facility on the Western University Campus in Pomona, California. The first floor of the facility is a veterinary clinic, the second floor houses offices and classrooms for a new veterinary school, while the third floor houses the Whiskas Center for Feline Well-Being. The third floor Whiskas Center for Feline Well-Being is an adaptation of the Waltham Facility in Waltham, England which focuses on nutritional research for MasterFoods Whiskas cat food. The facility will house approximately 100 cats in 12 "room" environments which have been designed to be both stimulating and reminiscent of a home environment. Included on the floor are support functions such as laundry and food prep rooms as well as a state-of-the-art nutritional research kitchen.

The Whiskas Center for Canine Well-Being, Vernon, Ca.

Client: MasterFoods USA – Tiffany Bierer, Health Innovation Manager

Following George Miers & Associates' design for the Whiskas Center for Feline Well-Being, MasterFoods retained the firm to develop a similar facility for dogs. Located on the existing MasterFoods' site in Vernon, California, the facility will be loosely modeled after the Waltham Facility in England, but with the incorporation of numerous changes relative to visual and acoustical privacy of dogs to one another.

Hemopet/Hemolife, Garden Grove, Ca

Client: Hemopet – Dr. Jean Dodd

Development of a new shelter facility housing 200 greyhounds. The design features a unique organization of 20 pods of 10 greyhounds in each pod with indoor/outdoor rooms.

Zoo Facilities

Knowland Park Zoo Elephant Night House and Exhibit, Oakland, Ca.

Client: East Bay Zoological Society – Joel Parrott, Director

The elephant enclosure is part of the African Elephant exhibit at the Knowland Park Zoo designed to house "Smokey," an adolescent African elephant who had outgrown his previous home. George Miers & Associates worked closely with Director Joel Parrott and the zoo's elephant trainers to design a Night House facility which includes a radiant heated concrete pad designed to withstand a 12,000 lb. point load and a unique trainer "escape" enclosure comprised of 15" on center steel columns.

Knowland Park Zoo Ocelot Night House and Exhibit, Oakland, Ca

Client: East Bay Zoological Society – Joel Parrott, Director

As part of a volunteer effort with the California Conservation Corps, the Ocelot House has been designed to accommodate the nocturnal requirements of two adult ocelots. The minimal budget precluded the use of anything but the simplest of materials: concrete block and shingle roof. At the same time, the building has been detailed to provide ample opportunity for the youthful laborers to demonstrate their carpentry skills. While the building is intended to blend into the background, the design attempts to demonstrate the architectural merit of "built simply, built well." Stylistically, the simple forms and materials employed are reminiscent of rural dwellings found in the cats' natural South American habitat.

Los Angeles Zoo - Interim & Permanent Exhibits, Los Angeles, Ca.

Client: The City of Los Angeles – Richard Klunk, Project Manager

The project includes the redesign of the northwest quadrant of Los Angeles' Griffith Park Zoo. First phase of the project is to design approximately 28 on and off-exhibit areas which will accommodate a wide variety of small primates (Guenons, Mangabies, and Sifakas) as well as birds and marmosets while other portions of the Zoo are being remodeled. The temporary exhibit will then be converted to full time exhibits for specific species.

Los Angeles Zoo - Hay and Granary Storage Facilities, Los Angeles, Ca.

Client: The City of Los Angeles

The project includes replacement of the hay and granary storage areas for the Zoo. Also included is the redesign of the Hippo and Rhino mud wallows.

Los Angeles Zoo - Animal Health Center, Los Angeles, Ca. (Program and Site Selection only.)

Client: The City of Los Angeles

The new animal health center is being designed to provide innovative care and management of animals within a scientific research environment. Major elements of this facility will include a new medical complex with large and small animal treatment, sterile surgery, intensive care and recovery areas. A separate Necropsy Facility is also being planned. Research laboratories, library facilities, administrative offices and conference rooms as well as a direct link to the adjacent holding building are also included in this project.