IV. NEIGHBORHOOD PLAN

A. Planning Principles

Each of the facilities described previously will entail further program planning and detailed architectural and site design. Part of what guides a building program towards an ultimate design are clear functional requirements related to access, internal use, and the relationships with its external environment, including other adjacent facilities. However, the realization of an urban vision must go beyond individual building programs and their functional requirements: it must address the comprehensive identity of a place, or "Genius Loci," and chart a course for its further definition and enhancement.

The "genius" of the place encompasses the lay of the land, the quality of the light, the texture of its landscape, the history and character of its architecture, and, not least, the culture of its inhabitants. The South Scripps Neighborhood has a very strong physical identity, and perhaps an even stronger cultural identity. A set of key planning principles has been drafted to ensure that this identity contributes to the continuing development of the place. These principles were used to define the planning parameters for the development of the neighborhood plan. They are also intended to inform future designers and building planners about the physical conditions which help set the neighborhood apart in the context of UCSD.

1. Topography and Landmarks

The South Scripps Neighborhood lies pressed between the coastal hills and the ocean bluffs. The buildings terrace down the undulating topography, which drops over 60 feet down from the Library to the bluffs' shelf. In contrast to the "natural form" of the land is the Scripps Pier, a 500-foot long structure which stretches out into the ocean in an elegant, yet resolute defiance of the elements. This contrast is a striking characteristic of the neighborhood's urban form.

Principle: The contrast of the pier's linear geometry and the undulating topography should be accentuated, not diminished, by the placement and orientation of new buildings, circulation and landscape elements.

2. Open Space & Landscape

Another neighborhood characteristic is the close proximity of very distinctive landscape types: rustic hillside; discrete or ornamental gardens; and coastal bluffs including slope vegetation and turf grass. These landscapes currently run parallel to the coast, following sinuous north-to-south courses. In general, the rustic hillside functions as a buffer from La Jolla Shores Drive, the discrete landscapes provide building forecourts and gathering areas, and the turf areas serve as a passive coastal park.

Principle: The addition of new buildings and circulation and landscape elements should reinforce and further clarify the neighborhood's open space system.
3. Views

No other area at UCSD or SIO enjoys as dramatic views of the ocean or as close proximity to the shore as the South Scripps Neighborhood. The views in particular are essential to the identity of the neighborhood, varying from framed corridors between buildings to wide panoramas over rooftops and along the bluffs.

*Principle:* The gathering of ocean views should be enhanced wherever possible. Similar to lighting, however, quality does not necessarily mean quantity. Ocean views should be carefully constructed to generate dramatic and scenic appeal.

4. Historic Elements

The South Scripps neighborhood was the birthplace of UCSD, a fact that is appropriately embodied in a few modest, yet historic structures. These include the Director's House, Ritter Hall, and, most importantly, the Old Scripps building along the bluffs, designed in 1912 by Irving Gill. Some of the older neighborhood landscape, especially the palm lined coastal street, is also valuable as an expression of SIO's contribution to the birth of UCSD. Few views at UCSD are as compelling as that which is gathered from the Director's House down the palm-lined Discovery Way.

*Principle:* The neighborhood's historic structures and landscape features should be given as dignified a setting as possible. Their character should not be diminished by the scale or style of adjacent new buildings and landscapes.

5. Outdoor Yards

A significant portion of the oceanographic and atmospheric research requires outdoor yards to assemble equipment and store materials and samples. These yards openly display the nature of the work and they serve to underscore the intrinsic relationship between the abstract dimension of science and the concrete nature of the medium upon which it is focused.

*Principle:* The outdoor work areas should be celebrated as "open laboratories" and should contribute to the identity of the place as much as any other neighborhood feature.
6. Buildings and Massing

In its early years, SIO was defined by small structures located near the bluffs. The clapboard cottages rambled a safe distance behind the edge of the bluffs. Most new buildings have respected this relationship, with the glaring exception of Hubbs Hall. The result is an easy balance between buildings and natural forms, with neither overwhelming the other.

*Principle:* New buildings should not overwhelm the natural topography, particularly the bluffs. To this end, large buildings should be set back from the bluffs, allowing smaller structures to "ramble" along the edge.

7. Climate

Because of its proximity to the ocean, the South Scripps Neighborhood is subject to stronger, cooler ocean breezes and more glare than other areas of the campus. Mitigation of these conditions by means of sun-control devices, screening, and enclosures could be in opposition to access of ocean views and the use of open areas for circulation and gathering.

*Principle:* The provision of open space and ocean views should be carefully programmed and designed to minimize the effects of the local climate. A balance should be established between protected spaces with framed views to the west and fully open areas which offer wide ocean panoramas.

8. Scripps Ladder

The Scripps Ladder is a unique feature of the SIO Campus. Bridges, terraces, overlooks, stairs, elevators and ramps traverse the campus from north to south and from the hills to the bluffs, linking the campus’ major facilities. The Ladder also helps reveal the nature of the place, providing a diversity of views and spatial experiences along its spine. Yet, it is not an obvious circulation element, but rather one which must be learned and explored.

*Principle:* The placement and grading of new facilities in the neighborhood should allow the Ladder to maintain its function as a major route for pedestrians and persons with disabilities, and as a feature which highlights the physical and environmental qualities of the place.

*Several types of paths form the network of the Scripps Ladder. Wheelchair accessible paths interconnect with elevators. Alternative routes include stairs.*
Figure IV-1 Building Corridor
B. Plan Elements

The preceding set of planning principles must be woven into a comprehensive whole called "place." Normally, "places" are comprised of four distinctive yet interrelated physical elements: open space and landscape, building sites and massing, access and circulation, and utilities and infrastructure. The scope of this planning study is limited to the first three elements. Utilities and infrastructure needs will be determined by Physical Plant Services, as specific development programs come on line.

1. Open Space and Landscape

Most UCSD campus neighborhoods, such as Revelle or Muir Colleges, tend to exhibit internalized and well-framed courtyards and spaces, connected by narrow corridors and walkways — a quilt of alternating solids and voids. At South Scripps, however, the open space pattern tends to flow in wide swaths from one area to another, and it is mostly outward in orientation, allowing for recurrent views of the surrounding hills and the ocean. The word "tend" is used because the flowing and outward quality of the open space is compromised in some areas. For example, the existing "New Scripps" building substantially blocks the coastline, forming to the east an enclosed courtyard affording minimal views to the ocean. Also, no viewing gaps exist from Vaughan Hall to the South Wing of Ritter Hall, a distance equivalent to a city block. The aim of the open space element is not to reinvent the structure of the place, but to clarify it through mitigation of those conditions that currently detract from what otherwise is an outstanding outdoor environment.

a. Building Corridor

To clarify the relationship between the buildings and the landscape, the plan proposes to locate the major existing and future research facilities within a continuous north to south corridor, pressed against the hillside and curving in response to the landform. As described in Figure IV-1, the corridor would begin at the SIO Library and terminate at the proposed parking structure at the south end of the neighborhood. Sverdrup Hall, Old Ritter, and the SIO Library are existing facilities within the corridor; Geochemistry, Ritter Replacement, Center for Marine Biotechnology and Biomedicine, and the Center for Coastal Studies (CCS) would be future additions. Smaller program elements would be detached from the corridor and occupy more isolated sites both towards the hillside (the Director's House) and towards the ocean (New Scripps Administration, the Commons, and the current CCS). Locating the larger buildings against the hillside will also help preserve the historic, "easy" scale between the bluffs and smaller structures along the bluffs' edge.

b. Views

East of the Building Corridor the landscape is dominated by the hillsides; west of the corridor the landscape is dominated by the ocean. It is essential, however, to provide visual linkages between the east and west sides and to fully expose the relationship between the rising topography, the bluffs' shelf, and the ocean beyond. This plan proposes several breaks in the Building Corridor to exercise this east-west visual connection. These are illustrated in Figure IV-2. Also described are the key view vantage points, both internal and external to the neighborhood, which should be preserved to invite the coastal environment into the open space network.

The view corridor from the Director's House is well defined by the mature palm trees and the pier.
Legend

- Public Views
- Discrete Views
- Campus View Points

Figure IV-2 Views
c. **Landscape Types**

The proposed Building Corridor also helps clarify and reinforce the three distinctive landscape types which currently occupy the neighborhood open space: rustic hillside, discrete or ornamental gardens, and open coastal landscape. Each type, as described in *Figure IV-3*, flows north to south in distinctive bands, occupying different elevations or terraces from east to west. These three landscape types form the backbone of the neighborhood's landscape identity. By clearly defining the zones in which these landscape types occur, the plan helps magnify the character and function of the landscape and the open space structure in which it occurs. Specific recommendations relating to the plant material of each landscape type, and relationship between them and adjacent buildings are contained in Section V, Design Guidelines.

**Rustic Hillside:** Spanning mostly between the 100-foot and 50-foot contours, the Rustic Hillside essentially acts as a buffer to La Jolla Shores Drive, giving the neighborhood a natural backdrop. Through this rustic hillside area, significant ocean views are obtained, particularly from La Jolla Shores Drive, just past the SIO Library, and between Sverdrup Hall and Ritter Hall's South Wing. Both of these views are recommended to be preserved.

**The Discrete Gardens** generally comprise the spaces between buildings within the Building Corridor. These gardens function as primary gathering areas for building occupants and as forecourts to building entrances. Generally spanning between the 50- and 30-foot contours, the gardens correspond to the eastern edge of the bluff's shelf. Because of its function, the garden zone incorporates more paving, seating, stairs, ramps, and ornamental planting material. Within this zone, continuation of the Scripps Ladder southward from the SIO Library is also envisioned. Sverdrup Park, at the corner of La Jolla Shores and El Paseo Grande is also considered part of the Discrete Gardens. It is an important feature to both neighborhood residents and the surrounding community and is proposed to be preserved.

**The Coastal Landscapes** are open areas which occupy the space between the building corridor and the bluffs. Now containing mostly ornamental turf, the area functions as a passive recreation area and as an open foreground to the ocean panorama. New landscape development, whether turf or groundcovers should maintain that panorama.

2. **Development Sites**

The planning principles and the open space and landscape element set a general framework for the identification of specific development sites for each facility as described in *Figure III.2*.

Twenty different structures are currently scattered within the neighborhood. This plan proposes to consolidate the land use program into 13 structures, 7 less than presently exist. The concentration of activity is intended to promote a higher level of efficiency, both in the interaction between researchers and scientists, and in the operation and construction of the buildings themselves. It also helps clarify the open space and landscape with the envisioned new 80,000 ASF of buildings.

The development program is divided into two major research areas: marine research and coastal studies; and geophysics and geochemistry. Gener-
Figure IV-3 Landscape
ally, the marine biology related disciplines are to be located in the northern part of the neighborhood, with the geophysics and geochemistry disciplines in the southern part. Figure IV-4 indicates the location of the various program elements as envisioned in this planning study. It should be noted that substantial consultation with the faculty, students, and SIO administrators took place prior to the identification of sites for the various facilities.

a. **Ritter Replacement Facility (RRF)**

The major new facility coming on line is the Ritter Replacement Facility, a 31,825 ASF laboratory and office building which will be replacing Ritter Hall’s East and South wings. The importance of this facility to the neighborhood’s environment cannot be understated. It will be the largest block of laboratories and offices to be built in the near future. The abandonment and demolition of the East and South Wings will open up a significant area for outdoor use right in the heart of the neighborhood. Accordingly, substantial discussion took place to determine the location for this facility. The three alternative sites which were considered for this facility are as follows:

- The current site of Ritter Hall’s East and South Wings. This alternative requires the demolition of the East and South Wings prior to the construction of the replacement facility. Since there were no temporary accommodations for the displaced faculty and students, this option was rejected.

- The Sumner Auditorium site. This alternative was positively considered because of the proximity afforded between the future Ritter Replacement Facility and Sverdrup Hall. However, it also requires the replacement of Sumner Auditorium, either as a stand-alone structure, or as a part of Ritter Replacement. Either way, additional funds would be necessary to build a new auditorium. Securing such funds was highly uncertain.

- The area east of Ritter Hall’s North Wing. This alternative requires neither the demolition of the East and South Wings prior to the dedication of Ritter Replacement Facility, nor the replacement of Sumner Auditorium. While the site is the furthest from Sverdrup Hall, it was positively considered for its proximity to Old Ritter and the future Center for Marine Biotechnology and Biomedicine (to be located in place of Vaughan Hall and Experimental Aquarium). In the end, all planning and building advisory committees, supported this alternative over the others.

**Key Considerations:** The selected location for the Ritter Replacement Facility offers the opportunity to create a major node or plaza along the Scripps Ladder at the northern end of the site. Entrances to the RRF, the OMBB and Ritter Hall’s North Wing should come off this node, as well as vertical transitions to the west and south along the Ladder. Another circulation transition point could potentially be developed at the southwestern corner of the RRF, opposite the new entrance to the two remaining components of the Ritter Hall complex, Figure IV-5.
South Scripps Neighborhood Planning Study

Legend
- Building Development Boundary
- Elevation of New Buildings' Height Limit
- Roof Elevation of Existing Buildings
- Elevation on La Jolla Shores Dr.

Figure IV-4 Development Sites
It should be noted that the orientation of RRF as shown on the plan affords a framed view of the Directors House on the knoll. This orientation also minimizes the blockage of light into Ritter Hall's North Wing.

Figure IV-5. Ritter Replacement Facility and Geochemistry Building

b. Geochemistry Building
Projected as a 25,000 ASF facility, the Geochemistry building should be thought of as a programmatic "extension" of the Ritter Replacement Facility, Figure IV-5. The two alternative sites which were considered for this facility are as follows:

- The site vacated by the East and South Wings of Ritter Hall. This alternative preserves the current urban form and maintains Sumner Auditorium in its present location. However, it preempts the creation of a larger open space at the heart of the neighborhood.

- The Sumner Auditorium Site. This site requires the replacement of Sumner Auditorium. However, due to its limited size and aging equipment, the PAC felt that the auditorium would have to be relocated in the future anyway, ideally to a location closer to the Commons and the new Scripps Administration building. In the absence of the constraint posed by the auditorium, this second site was preferred.

Key Considerations: The Geochemistry facility should be envisioned as a programmatic "extension" of the Ritter Replacement Facility. Both buildings should function as a "bridge" between Old Ritter and Sverdrup, by means of
skywalks, bridges, and a ground level plaza. However, as further described in the Design Guidelines, the buildings should read as being separate and distinctive, instead of a continuous block.

Service for both facilities should occur from the east, by means of a continuous service court. The possibility of a common loading area and service elevators should be explored. The service court should allow trucks to pull close to the eastern end of Sverdrup Hall, where a service elevator should be installed. In all cases, a 60 foot landscape buffer should be maintained between the service yard and La Jolla Shores Drive.

c. **Center for Coastal Studies (CCS)**

The Center for Coastal Studies is a relatively new component of SIO. It has grown quickly and is expected to further expand as public interest and concern for the coastal environment increases. The SIO Academic Plan fully details the current and future activities of CCS. Many of these activities are closely related to multidisciplinary collaboration with governmental agencies.

The new facility, projected to contain about 24,000 ASF, requires proximity to the beach, and more importantly, to the ramp leading down to the shore, *Figure IV-6*. The only site large enough to meet this requirement is the area containing the T40 to T43 buildings south of Hubbs Hall.

*Key Considerations:* To maximize the site's efficiency, the building should be "wedged" against the hillside, leaving as large a service yard as possible between it and the bluffs. Large equipment will be serviced and assembled in this yard, which must have direct access to the shore. Both the Hubbs Hall and CCS yard areas should be envisioned as a single outdoor workspace.

The massing of this building is broken into a three-story and a two-story section. This "stepped" arrangement is intended to minimize the blockage of ocean views from the Director's House, while providing the opportunity for second-floor roof decks with wide views of the ocean. The beach ramp should be relocated northward to reduce its steepness and improve its access from the proposed CCS yard.

d. **Center for Marine Biotechnology and Biomedicine (CMBB)**

SIO and the UCSD School of Medicine have established the Marine Biomedical Research Institute. It involves a core of scientists including: marine biologists, pharmacologists, microbiologists, physiologists, marine chemists and neurophysiologists from SIO, the School of Medicine and other related scientific departments at UCSD. The program has cooperative links to biotechnological industries. As identified in the SIO Academic Plan: "The fundamental goal of the program is to establish a highly interactive research and teaching environment which exploits access to marine environments for biomedical research."

Projected as a 21,000 ASF facility, CMBB requires a linkage with Hubbs Hall, *Figure IV-6*. This facility and CCS cannot be accommodated north of Discovery Way. The CMBB facility can only be accommodated in the current site of Vaughan Hall and Experimental Aquarium. Vaughan Hall will eventually be abandoned and demolished. The CMBB program, however, cannot be accommodated within the three-story footprint. Either additional floors or a basement will have to be considered, and/or encroachments past the Vaughan Hall footprint.
Key Consideration: This facility will require the relocation/reconstruction of the two smaller marine holding tanks south of Vaughan Hall. To maximize the site area available for the CMBB, the new tanks should be placed as close to Scholander Hall as possible, within reach of the main circular tank facing the bluffs. Ground level access to these tanks must be maintained from both Discovery Way and the Old Ritter service yard.

e. New Scripps Administration (NSA)

The existing Scripps Administration building is among those scheduled for replacement and relocation. The new facility would house the director's office, conference rooms, and administrative staff, Figure IV-7. Only the area south of Old Scripps was deemed suitable for the 10,000 ASF facility, either to the east or west of the neighborhood's entrance roadway. One location in the space to be vacated by Ritter Halls' East and South Wings was rejected, as this would preempt the creation of a large space at the heart of the neighborhood. Because the Commons can take better advantage of the more linear site west of the road, the "east-of-the-road" location was chosen for the NSA.

Key Considerations: The New Scripps Administration building should be sited in conjunction with the Commons and new Summer Auditorium to form an entrance courtyard off El Paseo Grande. This courtyard should function as a gateway into the South Scripps Neighborhood and as a gathering area related to public functions.
f. **Commons**

Also about 10,000 ASF in area, the Commons would contain a small cafeteria, meeting rooms, and a student activity room. Sumner Auditorium would also be located as part of the complex, in close proximity to the cafeteria to facilitate catering related to conferences and special events, Figure IV-7.

![Diagram](image)

*Figure IV-7 New Scripps Administration, Commons, and Parking Structure*
The Commons is envisioned as a low-scale collection of buildings edging the bluffs, reminiscent of the cottages that still dot the Scripps campus. Although it would seem natural to place the Commons in a central location, the students and faculty believe that the culture of the place is all too informal to warrant such a "fishbowl" approach. The student's lounge, or "Surfside" facility, is envisioned as a detached building bearing a distinctive identity from the rest of the Commons.

Key Considerations: Along with the New Scripps Administration building, the Commons should help define an entry court and gateway into the South Scripps Neighborhood.

g. Parking Structure
Currently, parking for the South Scripps Neighborhood is composed of on-street spaces along La Jolla Shores Drive, El Paseo Grande, and Discovery Way. There are also various off-street parking lots within the neighborhood. The largest of these is located at the south end of the neighborhood and accommodates 71 parking spaces. Several alternatives were considered for the neighborhood's projected parking needs, from adding scattered lots and expanding the existing ones, to providing remote parking in the remote areas of the Scripps campus. In the end, placing as much of the required parking as possible in a single structure wedged into the hillside at the south end of the neighborhood was the preferred choice, Figure IV-7. The structure would accommodate 230 spaces on two and three stacked levels. Stacking the parking offered several advantages, including:

- It consolidates 75% percent of the needed parking at the main entrance to the neighborhood and in close proximity to the major research facilities.
- It allows the preservation of Sverdrup Park at the corner of La Jolla Shores and El Paseo Grande, and the conversion of the existing parking along the bluff to open space.
- It optimizes control of circulation and parking for visitors and beachgoers.

Key Considerations: The structure is envisioned with three parking aisles. The aisle closest to El Paseo Grande should function as a ramp, rising towards the hillside. This will minimize the structures' impact upon ocean views from adjacent residences. Vertical circulation to the structure should be located at its northwest corner to facilitate access to the New Scripps Administration, the Commons, and future Sumner Auditorium.
South Scripps Neighborhood Planning Study

Legend

City Streets

Automobile and Service Access

Emergency Access

Parking

Work Yard

Sverdrup Service Elevator

City Bus Stop

Figure IV-8 Vehicular Circulation
3. Vehicular Circulation

Vehicular access for SIO personnel is provided from the current entry points. Visitors and those using the parking structure are directed to the southern entrance from El Paseo Grande. The Gateway Court serves as a vehicular turnaround and loading area on a typical day, and drop off and gathering space for the Sumner Auditorium in the evening.

Service access is provided to all the neighborhood's buildings from El Paseo Grande, Discovery Way and Naga Way. Service yards associated with buildings are identified on *Figure IV-8* as work yards.

Emergency vehicle circulation through the neighborhood is essential. Access for emergency vehicles is provided on all automobile roads and within an area blocked off by removable bollards on Discovery Way between the new Common plaza at the south edge of the Green and the Old Ritter service yard. Egress from the service yard east of the Ritter Replacement Facility is provided to the south on turf block to meet La Jolla Shores Drive.

4. Pedestrian Circulation and Scripps Ladder

Pedestrian circulation through the neighborhood is encouraged through an efficient network of paths, *Figure IV-9*. Scripps Ladder will link the SIO neighborhoods as a path which meets the requirements of the Americans with Disabilities Act (ADA). The ladder, modeled after the initial component at the Revelle Laboratory, will make use of elevators located within buildings along the path. Additionally, sets of stairs will connect with the ladder to supplement the circulation network.

The paths meander as they run parallel to the coast. Straight paths, parallel to the pier contain stairs where they are not a component of the ADA requirements.
Legend

- Pedestrian Path
- Path with Stairs
- E Elevator Connection
- Building Entry
- Outdoor Gathering Core

Figure IV-9 Pedestrian Circulation