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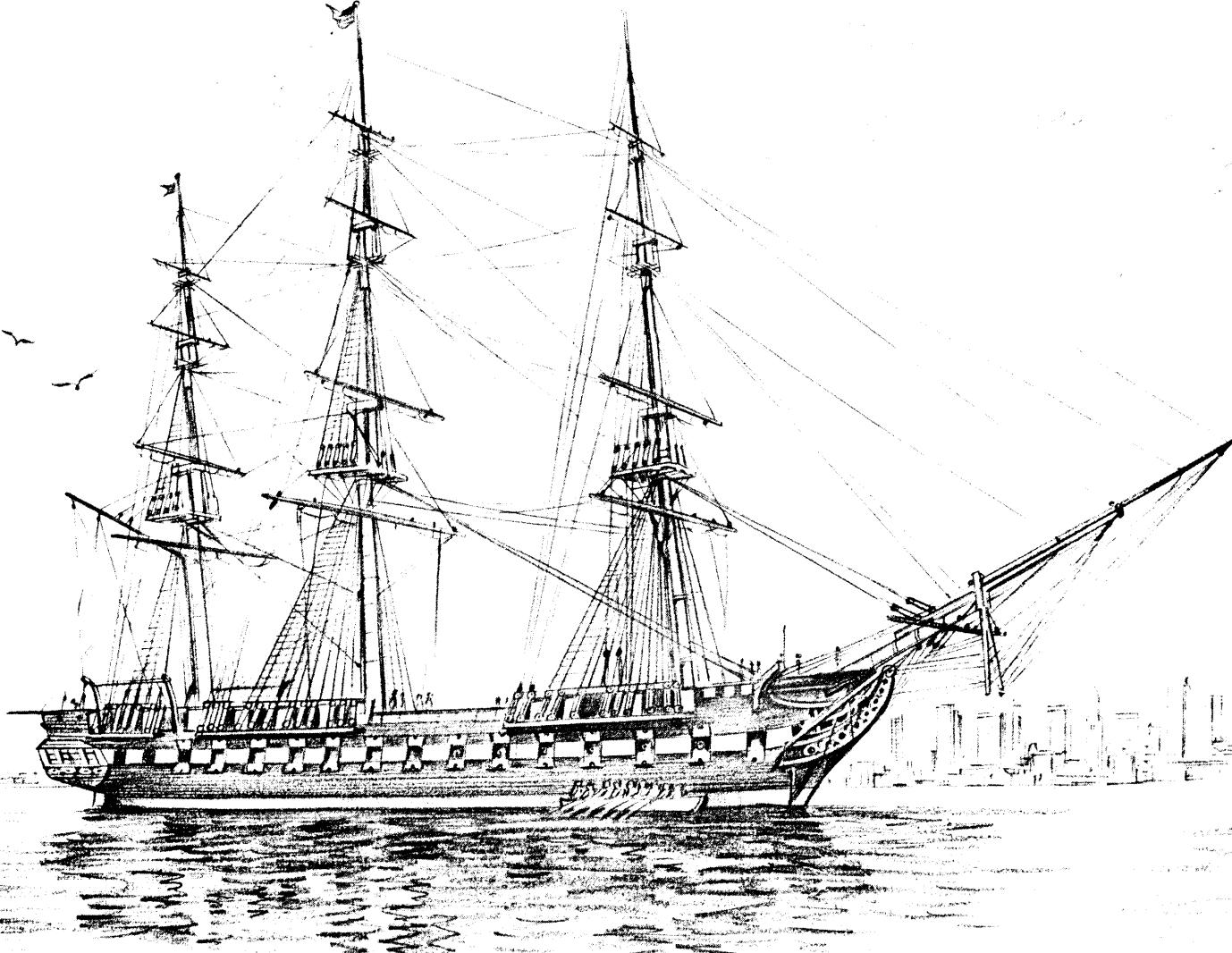
The Florida Architect

Journal of the Florida Association of the American Institute of Architects

January/February 1976

Ambulatory Centre
AIA Grassroots '76
Competitive Bidding for Services
Bellamy Elementary School
Value of AIA Membership





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The Florida Architect
for March/April

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of current applications
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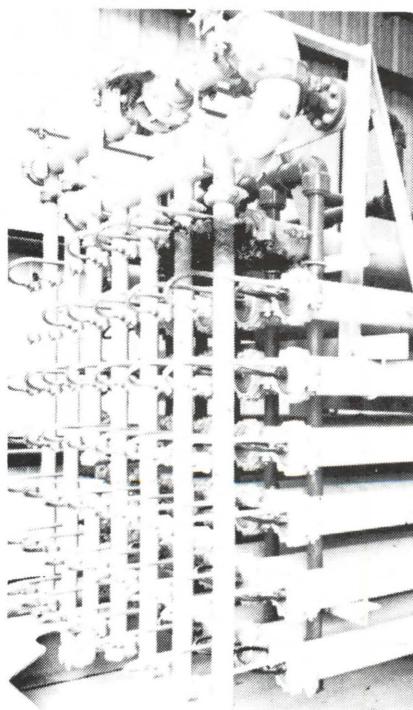
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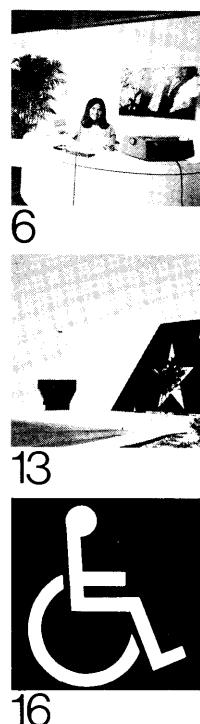
John W. Totty, AIA was named Editor of *The Florida Architect* in January. A native of Florida, he is a graduate of the University of Florida holding a Bachelor of Architecture degree. His journalism experience began there as Editor of the Seminole yearbook, a position which earned membership in Florida Blue Key leadership honorary. John has fifteen years of varied experience in a number of architectural firms covering all phases of practice, including work in research. In addition to several years of individual practice, he previously served seven years on part time basis as Assistant Editor for the magazine.

"A New Day" FAAIA President Schweizer called these times in his preconvention message on these pages. A new one also for "The Florida Architect" as a new editor—also an architect—begins to seek new and meaningful ways this magazine can best serve the architectural profession in Florida.

As I see it, this journal is a communication vehicle whose purpose is to portray the many facets of architecture from education, to design, to office practice, to legislative matters. We must portray these not only to fellow professionals but most importantly to the lay public who, all too often, just doesn't understand what it is the architect does—and what the architect is capable of doing.

"The Florida Architect" is your voice, the voice of AIA members who practice architecture in Florida. Each issue stands as a challenge to fill its blank pages in a manner which will help build this voice of the architect into an effective presence in the affairs of the State of Florida.

In order for the magazine to adequately and appropriately reflect your activities and concerns, I ask that you continuously keep in touch by letter by telephone or in person as I have an opportunity to travel around the state. Only with such support can our goals be achieved.



The Florida Architect

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Cover: The portico gable of "Merrick Manor" in Coral Gables. The mansion was completed in 1906 by Rev. Solomon Merrick from plans drawn by his wife Mrs. Althea Fink Merrick. Its walls are coral rock 18 inches thick, quarried from what is now the Venetian Pool. The timbers and flooring are Dade County heart pine. The house, which was the boyhood home of George Merrick, founder of Coral Gables, has been acquired by the City for restoration and use as an official Reception Center. Photo by Bill Diffenderfer.

For each issue of this year The Florida Architect will feature on its cover a detail photograph or drawing of a building of historic interest in the state. Submission of material for these covers is solicited.

Spencer & Richards, Architects of the Ambulatory Centre, speak on their Philosophy

"The 'people factor' makes the difference in our work. It tends to be non-heroic, non-monumental, non-regimented." Bruce Spencer and Bob Richards were verbalizing on their approach to the practice of architecture. In 3½ years of practice as a small office they have done few freestanding building projects. Spencer & Richards has maintained a general practice—as much out of necessity as choice—with most projects being related to housing, education and medical building types. How does one market services in this situation? To do this, Spencer & Richards have gone individually to potential corporate and agency clients offering a high quality of services, stressing expertise, ability and competency. They feel they are fairly traditional in this respect and maintain a highly professional approach. In everyday work each is a generalist, neither wanting to become specialized in any one phase of practice, though they often split office administration tasks and public relations work. On an individual basis each takes a project and handles the entire range of required architectural services, constantly consulting with the other to maintain office continuity. Returning to the "people factor", Spencer & Richards believe that each client has a very specific problem and that their task as architect is "problem solving". But that is not the end. People carry "images and dreams" with them and the architect, to humanize buildings, must touch on these going beyond mere problem solving. Taking this step involves looking closely at history, and for Spencer & Richards, travel has been a great influence. They try to feel the "magic" of certain places they have especially enjoyed and to analyze where this magic comes from. What of the future? "Of course, we would like get larger projects to continue to broaden the scope of our practice. Also we would like to approach design in an urban context—the design of people spaces."

Ambulatory Centre

A Facility in Miami points to new directions in health care planning

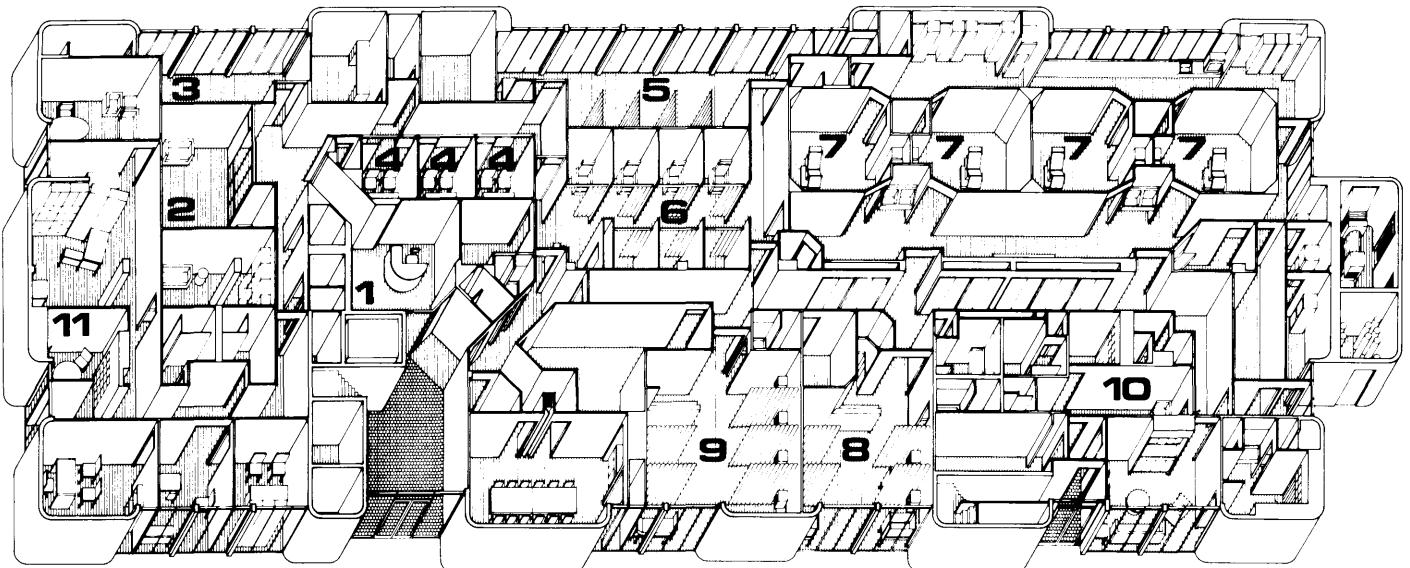
The cost of running a household is literally rising every day, and as the statistics pour in there is little to be optimistic about. A good portion of those costs consists of providing health care for our families. The U.S. Department of Health Education and Welfare tells us that "in 1974 we spent \$104 billion dollars for health care, which works out to \$485 per year for every man, woman and child in the country." National health costs have quadrupled since 1960 and have increased ninefold since 1950, resulting in a national reassessment of our health care delivery system. The National Health Planning and Resources Development Act of 1974 provides the basis for improvements and reforms in our health care delivery system and sets the stage for new directions in health planning. One of the many provisions of the Act includes providing various forms of financial assistance for the building of new outpatient medical facilities.

The substantial increase in outpatient visits to hospitals in the last 20 years indicates that there are a great number of procedures which no longer require the traditional 2 - 3 day hospital stay. Experts have estimated that 20% or more of all surgery performed in hospitals could be done on an outpatient basis, possibly reducing hospital charges by hundreds of millions of dollars a year. Some doctors suggest that within a few years, more than half of all pediatric surgery can be done on an outpatient basis.

One of the major innovations in outpatient care has been in the development of ambulatory surgical units, which, while still embryonic in development, seems to have the potential of reducing national health costs.

Capitalism, being what it is, has spawned two basically different modes of delivering this service, the first being hospital affiliated day surgery units, with its variations, and the second being the totally freestanding, independent surgical facility.

The basic premise of ambulatory surgery as a means of economizing health care is that major savings can be passed on to the patient by eliminating many of the "hotel expenses" such as room, food, maid service and the high overhead costs involved in maintaining a 24 hour facility. Patients can realize savings of 40 to 60 percent of the cost of uncomplicated surgical procedures through the elimination of these expenses. Freestanding facilities are usually able to offer the greatest savings simply because they are compact, efficient and do not have to underwrite the financial losses of some of the more complex surgical procedures often performed in a life or death situation. In addition, freestanding facilities are able to eliminate many unnecessary tests and procedures that still remain as "policy" in many hospitals. While hospital affiliated facilities tend to have their standards controlled by State licensing regulations, independently operated facilities are generally self



policing, and quality of care can vary. Federal and state guidelines are forthcoming for freestanding facilities and in the meantime peer review and other safeguards have resulted in quality of care that, in most cases, equals that of hospitals and in some ways is superior.

Since the advent of ambulatory surgery as a potential contributor to reducing health care costs, there has been considerable disagreement as to whether the hospital based day surgery unit, or the totally freestanding outpatient facility, best serves the "consumer". The most critical issue seems to focus on the fact that freestanding facilities can reduce or increase health costs to any given community, depending on the structure of health care services in that community, and basically whether or not the existing facilities are being used to their capacity. This, of course, is an oversimplification of the issue but it does point to the need for management in health planning. The lack of rigid guidelines, notwithstanding, a number of facilities have been built, mostly through diligence, patience and the scrutiny of a variety of councils, boards, departments and agencies. Among these facilities is the Ambulatory Centre of Miami, a totally freestanding, outpatient surgical facility located in an existing professional complex in the south part of Dade County.

The Ambulatory Centre of Miami occupies 14,500 square feet, the entire first floor of an existing two story building and contains four operating

rooms, separate waiting, holding and recovery rooms for children and adults and facilities for anesthesia, pathology and radiology. Doctors, nurses and orderlies have been provided with separate lounges, locker rooms and dressing areas. The Patient receiving and admitting area consists of reception area, separate waiting rooms for adults and children, and patient interview rooms; while the administrative area at the north end of the building contains executive offices, an employee lounge, and space for clerical help in accounting and insurance processing. The Centre also contains conference rooms, various medical supplies, storage, receiving and decontamination spaces. The design of the Ambulatory Centre is generated primarily by the movement of the patient to and from the O.R. suite and the movement of supplies, equipment, personnel and services that sustain and comfort the patient along the way. An equally significant determinant was the existing building shell, consisting of rather expansive floor to ceiling glass areas alternating with a series of round cornered masonry walls. While large glass areas are generally considered a liability to those wishing to perpetuate the tomb-like institutionality of most hospitals, the Ambulatory Centre attempts to take advantage of all those conditions which serve to de-institutionalize the experience of surgery.

In most cases, perimeter glass areas are assigned to the "people" domains such as waiting, holding and recovery

CONTINUED

DRAWING KEY

1. Reception
2. Adult waiting
3. Children's waiting
4. Patient interview
5. Children's dressing
6. Adult dressing
7. Operating rooms
8. Children's recovery
9. Adult recovery
10. Medical staff
11. Administrative staff

AMBULATORY CENTRE

areas for the patient and lounge and office areas for the staff. Where it was not possible to give exterior glass to a space desiring it, interior glass walls were provided as a means of borrowing dimension in some areas, and color, light, texture, etc. in others. Spaces for storage, mechanical equipment, traffic flow and surgery, where natural light is either not required or desired, are located at the interior of the facility or along blank exterior walls.

Color and graphics also aid in providing a much more humane image than is usually the case in medical facilities. A recent Hardy Holtzman Pfeiffer article in *Architectural Record* suggests that "long green tiled corridors and polished metal surfaces have come to symbolize hygiene and . . . hospitals are not in fact cleaner than airports, banks or missile silos; they only look cleaner." Color is used to intensify a source of sunlight, to create an artificial sunlight where none exists, to indicate an abrupt change in direction or to introduce the patient to the next series of events. Directional graphics tell the patient where he is or where he is going while 8 foot high building block letters and caricatures of clouds set the stage for play or repose. Vinyl wall coverings provide a wide range of colors which are durable and easily maintained. Natural wood, fabrics, plants and artwork are used in reception, waiting and administrative areas; together with carpet, which is used extensively, the exception being the O.R. suite, recovery rooms and highly utilitarian areas. An

extremely flexible system of wall hung modular units is used for the transporting and storage of medical supplies and equipment within patient and staff areas, replacing fixed cabinetry, shelving, and the endless array of supply rooms usually found. Equipment and supplies are thereby available where needed, handling is kept to a minimum, and storage containers can be thoroughly sanitized at a central location.

The ultimate goal of any business, of course, is to show a profit. Traditionally, most clients have been concerned with initial costs as opposed to long term costs. The Ambulatory Centre is a case where good business sense and quality environment are not only compatible, but appear to be symbiotic. Encouragement, confidence and comfort play a major role in attracting patients, surgeons and staff to a facility which represents a new and unfamiliar concept in health care. An initial investment in quality materials, equipment and services will ultimately promote both patronage and the reduction of overhead.

The concept of "in and out on the same day" surgery is in itself encouraging, in that the surgery is usually elective and the recuperative process takes place, for the most part, in the familiar environ of ones own home. In addition, the lack of red tape and the amount of personal attention received by the patient and family make the Dr. Welby concept a bit more of a reality.



Reception

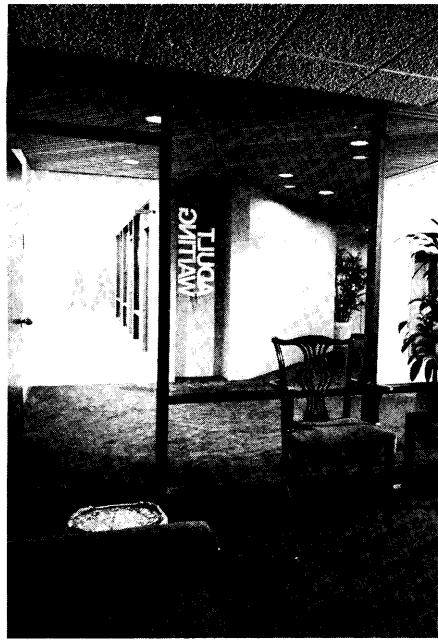
While the Ambulatory Centre is not a major tour de force in medical facilities design, it is representative of a new direction in health care. Hopefully, the concept of outpatient health care, and the recent tendency to scale down medical facilities and make them more responsive to specific community needs, will point to the alternatives that are and have been available in health planning and design.

Robert F. Richards

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Adult waiting



Photos: Kurt Waldmann

Children's waiting



Typical operating room

Children's recovery



AIA Grassroots '76

Spreading the word of AIA plans,
programs and practice aids for 1976

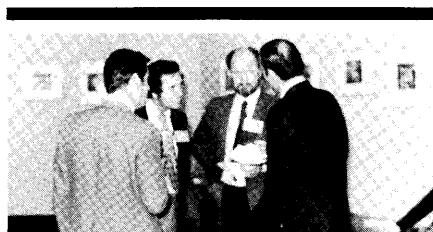
AIA Grassroots '76 was subtitled, "What you see is what you get" and what chapter and component officers from all across the eastern U. S. got for two days was a solid indoctrination into what the AIA does for you—the individual practitioner.

Florida Grassroots, attended by representatives from all but one chapter, was held for the second year in Washington just prior to national Grassroots, thus acquainting participants with functions and personnel of the Institute as well as facilitating attendance at both meetings.

Capping off the occasion was the second annual reception in honor of the Florida Congressional Delegation sponsored by the FAAIA at Florida House. Attending this year, in addition to conferees, were representatives of Florida's congressional delegation, General Service Administration officials, officials from other government agencies, as well as officers and staff of AIA. This reception has rapidly become a vital occasion for Florida architects, as well as the Institute staff, to strengthen personal relationships with decision makers in government important to the profession.

"AIA is not 'they'—it is all of us" was a recurring theme expressed by speaker after speaker emphasizing that active participation in chapter affairs pays dividends in personal and professional growth.

Grassroots is a time of intense participation—a give and take between those attending and those presenting. Ideas, suggestions, opinions were solicited and offered on subjects as varied as energy programs, revisions to ethical standards, public relation programs, dues and membership categories, and many other individual concerns.



Gomez, Feito, Pancoast and Karousatos: Grassroots offers many occasions for informal discussions.

Florida Grassroots covered a number of topics of interest to all members.

Legal Council

Mike Huey, Legal Council for FAAIA, explained his work as General Council and lobbyist for the Association. He indicated such restrictions are being placed on the architectural profession that participation in the legislative process is an absolute necessity. The Association is already monitoring 65 prefiled bills and expects the 1976 legislative session to be a banner year in the number of bills introduced of concern to architects. In calling for support of architects all across the state, Mike reiterated that the average legislator, like the public as a whole, does not understand the range of architectural services and compensation for those services.

Compensation Management

FAAIA Treasurer, Jim Greene, presented a slide show explaining the AIA "Guidelines For Compensation Management", a document which has become a "best seller". Jim briefed the officers present on the availability of a mini-seminar workshop on this vital subject. Chapters interested in this should contact FAAIA headquarters in Miami.

AIA Library

How many AIA members know the tremendous resources available through the library at AIA headquarters? A two week loan service of all circulating books is available and members and chapters may borrow from a range of audio-visual materials. Reference requests will be answered as best as possible, although the library isn't equipped at present to undertake extensive research. Call librarian Susan Cosgrove (202-785-7294) or write her at AIA headquarters for further information.



James Greene, FAAIA Treasurer explaining AIA's Compensation Guidelines Book.

AIA Research Corporation

John Eberhard, President of AIA Research Corporation, presented a slide show covering an extensive range of projects both under way and proposed in fields of solar energy, housing, building processes, various guidelines and others. He indicated that research grants and funds reached a new high last year and professional participation has increased dramatically in this field which offers many opportunities for alternatives to traditional practice.

Ethical Standards

National Secretary, Hilliard Smith, FAIA, from our own state, outlined four ethical standards being considered for modification. These four standards

Can You Put a Price on Good Judgement?

Should an existing time-tested successful Government system of procuring architect/engineering services, based primarily on qualifications, be changed to one essentially determined by price?

are those dealing with advertising, competitions, conflict of interest and contingency compensation. First, the consideration is to delete standard number 12 which presently prohibits offering services in a design competition other than those approved by the AIA.

Regarding the other three—"Professionalism as we know it, where every man's unique service is to be sold on the basis of its own value, is under attack" stated Smith. Of grave concern are questions relating to the relevancy of the Standards in a time of changing modes of practice. These questions revolve around concepts of contracting, design-build teams and advertising. In addition, the rising dominance of foreign practice brings forth serious concerns involving bribery, discrimination and consideration of just where Institute Standards do apply. This was a time of reaction. Further discussion on these ethical Standards will take place in May at the national convention.

Chapter officers left AIA Grassroots '76 with a "show-and-tell" slide show package designed to present an overview of tools and services which the national Institute offers each individual member. An additional copy is available for loan from the Florida Association office for any chapter which failed to receive one. JWT

Hilliard Smith, FAIA speaking to the Florida group on ethical standards.



Congressional legislation, enacted as P.L. 92-582, The Brooks Bill, reaffirmed a long established, highly desirable system of Government procurement of architectural and engineering services.

Professionals who represent this country's practicing architects and engineers feel that the passage of legislation serves to protect the interests of the public by endorsing a practice which has been in effect for decades, and spells out a proven successful method of procurement of architect-engineering services.

The need for legislative clarification and reaffirmation arose as a result of a comprehensive review instituted by the General Accounting Office of the methods by which the Federal Government contracted for architect-engineering services. Primarily, the Comptroller General's office questioned the legality of the procedures which had been followed by the construction agencies (both on the military and civilian side) in that, it was claimed, there had not been effective competition in the awarding of contracts for such services. The General Accounting Office's interpretation of "competition" includes an emphasis on "price", with a desired ultimate system of "competitive bidding." They currently use phraseology in describing this system as "competitive negotiation".

Problems of competitive bidding

Various methods of submitting competitive prices only serve to place contracting officers in the unavoidable and unenviable position of choosing Architects and Consulting Engineers on the basis of price vs quality of service. If so called "competitive negotiation" becomes the standard, it will soon become increasingly difficult for

contracting officers to justify A-E awards on the basis of professional qualifications over the lowest possible price. The result will be an accelerated deterioration in quality and irreparable long range loss to the government and the public.

"Fee" is not profit

The professional "fee" is not profit, contrary to popular concept. Out of a small percentage of the total cost of projects, the A-E firm must pay the salaries of many experienced professionals, clerical help, office space, plus administrative overhead, and taxes. Considering these costs, and allowing for a small margin of profit, there remains little leeway for the kind of priced competitive negotiation proposed occasionally by State and Federal Government. It is also from within this highly skilled group that comes the creative, imaginative procedures, judgement, and experienced talent that will determine the design, concept and economic excellence of our governmental structures.

An A-E fee is made up of three parts: professional salaries, overhead, and profit. Profit is only a small fraction of the gross fee.

Overhead costs such as rent, payroll taxes, supplies, are going up! Our inflationary economy offers little or no opportunity to reduce overhead costs. Therefore, it is not hard to understand that the only place where reductions can be made is in the very heart of the professional service itself, the technical and professional salaries, which are also subject to inflationary pressures.

By adopting the process of priced competitive negotiation poor standards and mediocrity will be promoted.

CONTINUED

PRICE ON GOOD JUDGEMENT

Public interest at stake

What is at stake here is, as always, the public interest . . . in essence the taxpayers' dollar, and establishing methods that will insure receipt of full dollar value on government contracts. This safeguard is already in existence through a sound, successful and completely workable system of professional negotiation emphasizing competition in qualification and excellence.

Current contracts are negotiated on such determinants as **capacity** (1) this is assurance that the firm and the job are not mismatched; **competence** (2) based on a study of a firms' professional scope and depth of experience; **compatibility** (3) the ability of a firm to work smoothly and efficiently over the entire joblife of a project in an atmosphere of mutual trust.

Professional excellence undermined by "bidding"

Here are some pitfalls which will further threaten the quality of professional services:

- The high cost of repeated preparation of competitive designs and price proposals will eventually be borne by the taxpayer.
- The definition of project scope and criteria of services will often be misinterpreted, resulting in high variation proposals.
- The two envelope system has problems. Qualification, hypothetically, reviewed first, and A-E firm priority established will only have to be reviewed once again when the prices are revealed. Which base of selection will the contracting officer choose to defend?

The following are some of many frequently asked questions concerning competition and "bidding".

Why shouldn't architects bid competitively for public projects? When competition for design work involves price comparison, it is inevitable that the low bid will be selected. This results in low quality design work, and therefore, poorer facilities.

Why would the low bid mean low quality work?

The only firm which can promise low cost is the one which must limit the level of services it can provide. It cannot spend the time needed to research the most economical materials and systems for the project, and the project then must cost more in the long run.

How can you be certain a low bidder would be selected in a bidding situation? Competitive bidding is a legitimate and acceptable means of obtaining certain products and services. The low bidder on a construction job must meet specifications dictated by the project design, and cannot skimp on quality. The public recognizes the merits of the bidding process in public procurement. But the distinction between the actual construction of a building and its design is a little-recognized one and governments would be hardpressed to avoid selecting a low bidder for architectural work, even when a higher price means higher quality.

Do architects dislike competition?

Not at all. The preferred method of hiring architects provides stiff competition among applicants. There are a broad range of logical considerations that suggest a relative capability among the A/E's interested in a specific contract. Architecture and engineering involve countless different specialties and approaches. There is a broad variation in the expertise and the experience of the firms competing for

"There is no absolute guarantee that this system or any other system will result in the best design, but this system does result, it seems to me, in the best design with the least possible cost to the government . . . I feel our system encourages architect-engineers to offer careful and painstaking service at the highest possible quality . . . as a lawyer, I would not submit to a bidding procedure, and if I were ill, I would not bid to see which doctor would take our my appendix."

The Honorable Robert L. Konzic, in testimony before the Committee on Government Operations of the House.

government work. Other considerations are a firm's geographical proximity to the project, the availability of senior staff personnel, and unique solutions to prior commissions.

How does this kind of competition work?

Following public announcement of the project, all applicants are reviewed according to qualifications and performance data. From this group, three are selected and ranked on their ability to perform the work needed for the specific project. A contract is negotiated with the top firm, at a price considered fair and reasonable. If no agreement is reached, negotiations are terminated and begun with the second firm. The process is repeated with the third firm if no contract can be signed with the second. This is competition based on qualification and competence.

How do you keep political favoritism from becoming a factor in the choice of an architect among the top three?

Ranking is the important factor in eliminating political favoritism from that step. Florida's "Consultant's Competitive Negotiations Act," which follows the federal method, clearly tells public agencies to pick the three best qualified firms among all applicants, and rank them on the basis of their abilities. The agency is then required by the law to negotiate a contract with the first firm.

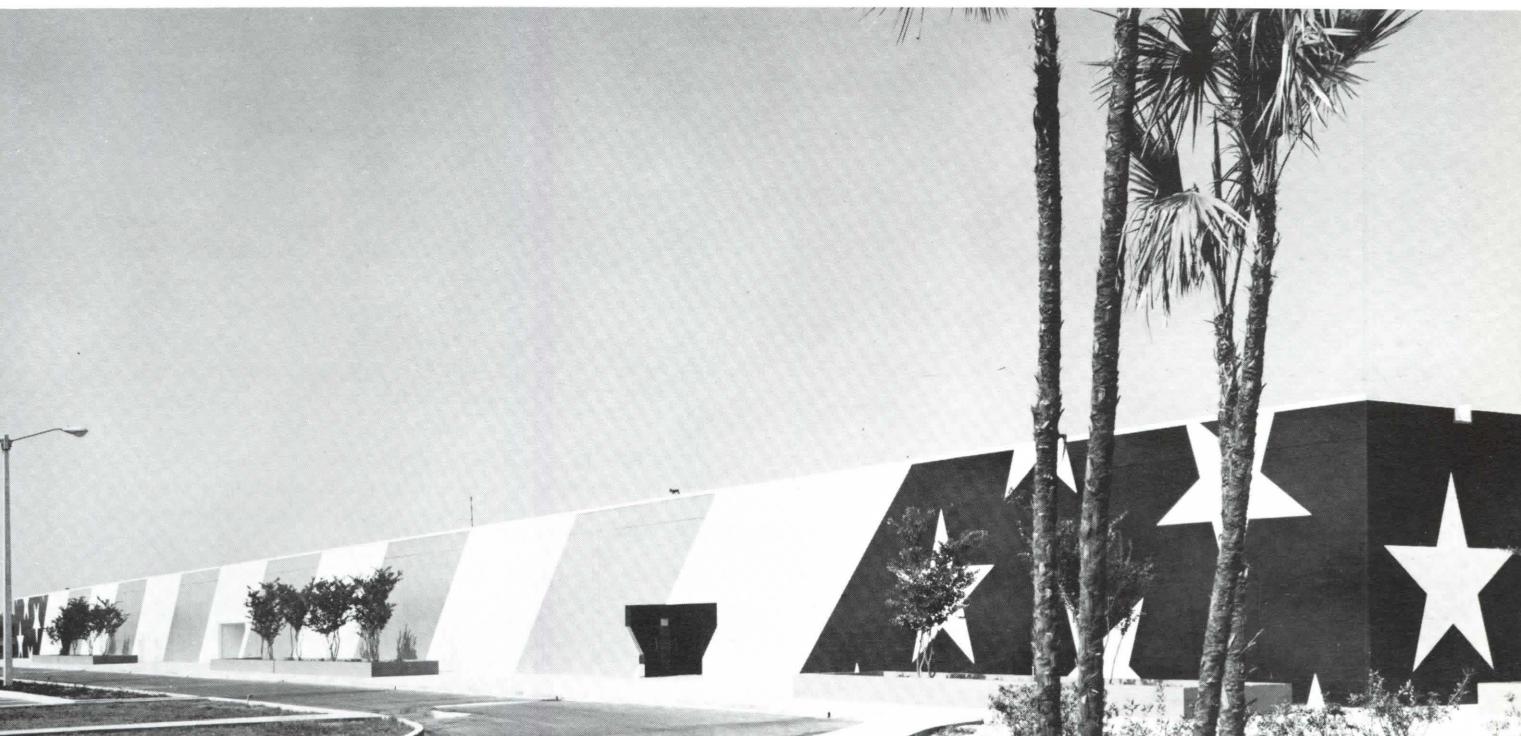
In light of Florida's famous "Government in the Sunshine" law, the public has the right to know about all government actions. If the first ranked is not selected for negotiation, the public has the right to ask why. The Competitive Negotiations Act echoes the demand for governmental openness by stating that "the public shall not be excluded from the proceedings under this act."

Bellamy Elementary School

The Francis J. Bellamy Elementary School received an Honorable Mention design award in 1975 from the FAIAA. A subsequent letter printed in "The Florida Architect" for November-December decried such an award to a windowless school. We felt the building and the issue to be of sufficient interest to warrant further presentation and asked the architects to prepare an article outlining their design approach. Here is their response. The Editor.

Innovative planning and construction approach produces a low cost award winning school.

Exterior of the building is painted in bold red, white and blue graphics in acknowledgement to the school's namesake.



Two major goals were established by the School Board of Hillsborough County, Florida, for the design and construction of the new Elementary School "B" at the time they awarded the project to the Architects:

- (1) The school needed to be completely designed, built and occupied within one calendar year's time in order to relieve two neighboring elementary schools from double sessions.
- (2) The Architects were asked to explore any and all possible means of cost savings, as the Board had become increasingly cognizant of and concerned with the rapidly spiraling, inflationary construction cost curve.

The last school bid prior to this time cost \$25.00 per square foot and

determined the construction budget for this school. It was deemed adequate even should no new approach be elected.

The first problem tackled by Rowe Holmes Associates, the Architects appointed to the project, was not one identified by the Board. The Board had been using a contract form wherein the Architect's fee was the traditional six percent of the construction cost. Recognizing that this contract form would end up penalizing them if they were to accomplish the goals established by the Board, Rowe Holmes Associates called this to the Board's attention and instead negotiated what they termed "*an incentive contract*." Under this new contract form they were paid 6% of the construction cost plus 10% of any savings under the budget. This effectively guaranteed them 6% of the

original budget plus, as an incentive, 4% of any savings under that budget. They also proposed that this contract feature should work both ways. If they had ultimately ended up "busting the budget" they would have reduced their fee by 10% of any costs over the budget.

In order to achieve the two goals established by the Board, it was determined that neither a conventional design approach nor conventional construction techniques could be employed. It was also agreed that only a totally spartan, unembellished, and completely "open" physical plant could be considered and further that both design and construction would need to be staggered or overlapped in order that they might simultaneously take place.

Planning for the project began in
CONTINUED

BELLAMY ELEMENTARY SCHOOL



A classroom pod showing the industrial light fixtures and exposed structure.



October of 1973 and occupancy occurred in November of 1974. Construction was segregated into *three major phases* and included seven separate "bid packages" requiring twelve different construction contracts. The result has been a composite of "Fast Tracking," "Construction Management" and conventional construction practices. Ground was broken less than two and one-half months from the time the Architects began their initial design work and the final contract was awarded only six weeks prior to the project completion date.

The educational specifications prepared by the Board and their staff described requirements for a full-facility, 30-classroom elementary school which was to accommodate 2 kindergarten, 14 elementary, 12 primary and 2 special education classes. In addition, facilities were to be provided for language arts, itinerant teaching and music education. An Administration suite, a media or materials resource center, a multi-purpose space and a full cafeteria facility were also required.

Although the school system has been utilizing team teaching techniques for a number of years, they had not previously committed to a totally "open plan" facility such as this. The 16 classroom "quad-pod" concept was a deliberate and intentional response to the requisites of time and cost savings and seemed uniquely suited to the educational program. By grouping kindergarten and elementary classes into one major element, primary and special education into the other, pooling all support functions into a third, and grouping all three elements as simply as possible, the building assumed a logical and "straightforward" discipline. At the same time, the extremely open plan was designed to encourage maximum flexibility in the use of the various teaching spaces. As another first in Hillsborough County, the Architects were given complete responsibility for all furniture selection and interior design which brought about increased opportunities for flexibility through use of highly mobile modular storage units, space dividers and modular chalk and tackboard units within each of the classroom pods. Team teaching was encouraged by locating teacher planning areas centrally within each major quad-pod. These areas contain

individual teacher office carrels and provide for common conference and planning space. Toilets are grouped at the entrances to each quad-pod, thus providing each access from both interior spaces and from the outside play areas.

Upon completion of Schematic Design and formal presentation to the Board of the plan of action designed to meet the Board's goals, the school was named the "Francis J. Bellamy Elementary School." Francis Bellamy, author of the Pledge of Allegiance, is America's forgotten patriot. During the last 20 years of his life, he resided in Tampa. Inspired by this Board action and in search of some straightforward embellishment for their plain "shoe box" school, the Architects prepared and presented to the Board the red, white and blue exterior graphic color scheme ultimately used for the school. The Board enthusiastically endorsed this acknowledgment of the school's namesake and suddenly "the little red school house was red, white and blue."

The need for critical timing of the several phases of construction led to the majority of material choices and selections. The structural frame was developed within the parameters of the now available steel "systems" structures (although through "performance" bidding, a conventional frame was determined to have been less expensive). Likewise, the perimeter wall construction assembly was dictated by time and cost comparisons of various assemblies and the availability of strategic materials. Initially it was thought that "tilt-slab" concrete walls would have been used, however, it was determined that conventional concrete block construction was not only cheaper but also considerably quicker. Both roof decking and insulation were in extremely short supply during the time of construction and again, the decision to use exposed fiberglass formboard on bulb tees was determined through "performance" analysis and availability.

Design decisions and material selections were constantly analyzed and re-evaluated, always with the desire to reduce the number of assemblies and thus reduce costs and construction time. Many preconceptions in schoolhouse design and construction were abandoned in order to achieve the desired goals. By eliminating a conventional suspended ceiling assembly, the Architects were able to increase the "apparent" ceiling

height in the building thus allowing use of industrial type lighting, also considerably reducing the amount of ductwork required from the roof top air-conditioning units and significantly enhanced the acoustic characteristics of the spaces.

By exaggerating the size of wall clocks (actually the numbers are painted on the walls) only four clocks are needed for an entire 16 classroom suite. Likewise, the number of intercom speakers were greatly reduced as were other internal systems such as CCTV distribution networks. Plain, veneer plastered, interior partition walls provided a surface for the Architects to employ a variety of brightly colored graphic designs, both as visual teaching aids and for internal orientation within the major spaces. The resulting interior spaces have been enthusiastically endorsed by teachers, children and administrators as being very refreshing and a fun place to work, teach and learn.

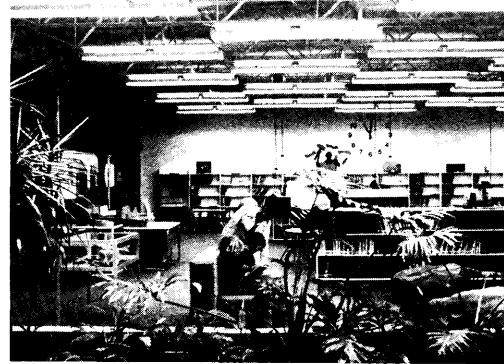
The full cooperation of the School Board, their staff and the Architects resulted in the full achievement of the goals earlier established, with the final cost of the completed facility being just \$19.50 per square foot, producing a savings of \$300,000 under the budget.

The unique incentive fee arrangement resulted in the Architect's receiving a fee considerably higher than conventionally would have been available. However, in retrospect, the additional construction administration caused by the twelve separate contracts resulted in additional man-hour expenditures on the part of the Architect, which consumed the majority of this additional fee.

The school has been enthusiastically accepted and endorsed by the community, teachers, children, School Board and staff. The School Board elected to retain the Architects to repeat the school which is presently under construction. The school was also afforded the honor of receiving an "Honorable Mention" design award from the FAIA at the 1975 State convention and was also accepted by the AASA for display at their national convention in February. It previously was displayed in Preliminary Design form in Atlanta in August of 1974 at the national meeting of the Council of Educational Facility Planners.

Architect: Rowe/Holmes Associates Architects, Inc.

The media center divided by a planter from the reception area.



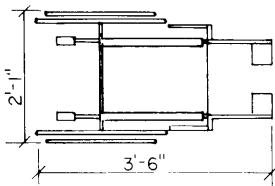
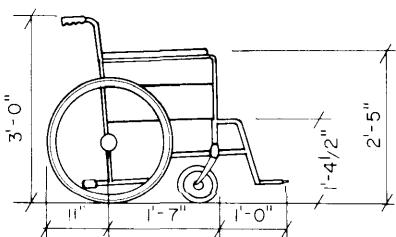
Reception and general office.



Accessibility: A Cost Versus Need Dilemma

by William F. Bigoney, AIA

William Bigoney is Chairman of the FA/AIA Architectural Barriers Task Force, regional representative of the AIA Architecture for Health Committee, and Chairman of the Architectural Barriers Committee of the Broward County Board of Rules and Appeals. Educated at Pratt Institute, B.A., Harvard University School of Design, M.A. under Walter Gropius, and advanced work at Massachusetts Institute of Technology, he has been practicing in his own firm for 27 years.



God, mother, country and apple pie—all hallowed objects—is the wheelchair too becoming a sacred cow? Considerable legislation for physical accessibility has been sought and enacted in recent years, some because of unquestionable need, but also some because compelled by the extreme desires of a few whom society has been trained to treat gently and never assail, never question because of the subtle, sub-conscious guilt feelings of those who are whole being nurtured into empathy by some of those who are not, thereby destroying the ability to subjectively criticize. But it is time to put aside emotions and get down to economic and social realities. The sacred cow needs to prove its contentions are justified.

For several years the AIA has actively sought legislation that would provide the handicapped with the facilities necessary for a meaningful, productive life but which would simultaneously be feasible requirements to which the general public could adapt. Unfortunately the current laws and proposals have not fulfilled this goal. Florida, in particular, has strong laws relating to accessibility and much more stringent ones are being proposed. For an economy so dependent upon construction, the increased costs made mandatory by extensive and in many cases unnecessary specialized requirements can only be promulgated by specious humanitarians for eventually the pocketbooks of all are affected in one way or another through higher consumer costs, increased taxes, and decreased income forcing impractical construction costs to grind the industry and related economy from a run to a walk to a halt.

The current solutions to the handicapped problems are treating the complaint, not the disease; sadly reminiscent of the barn door, the horse, and the inept farmer. The trouble has been with the falacious initial premises, which inevitably produced inaccurate deductions, attributable to improper perspective and faulty definition of the problem. The present legal inequities derive primarily from two highly overrated basic assumptions, both of which are deceptively misleading:

1. "approximately 1 out of 7 persons in our nation has a permanent physical disability" (ANSI A117.1-1961; R 1971); and,
2. by designing to the needs of the

person in a wheelchair then the needs of the majority of handicapped persons are met (source: all building codes which, while including all disabilities by definition of what constitutes handicapped, limits the discussion only to those measures which are specifically wheelchair oriented).

The first statement is quite compelling until it is examined in detail. That particular statistic, and oft quoted it is, does not reflect the fact that it is including *all* mobility, sight, and hearing disabilities, and here is the catch—no matter how limited in degree! The most accurate statistics available are those published by HUD in the chart reproduced here. When the handicapped classifications which do not require any particular or special construction modifications are deleted from the 21 million total of all handicaps, the figure of 4.1 million (or 1 out of every 50 people) emerges; thus 16.9 million, the vast majority, either wear special shoes, have partial hearing impairments or minor loss of sight, have artificial legs or arms, or use canes.

The 4.1 million figure still seems to confer some credence upon the second statement until that number is also more closely inspected. Wheelchair users actually comprise a total of only 409,000—1/5th of 1% of the 210 million total population! If the remaining categories are examined by type and quantity it becomes increasingly difficult to understand what accessibility needs they share with wheelchair users and why the laws are so weighted in favor of one segment. Existing legislation, without question, is being based on the needs of the wheelchair handicapped and presupposes the problems of all handicaps are similar, automatically included, and thereby solved. Obviously not so, since those with braces or on crutches, using walkers, having major loss of sight or hearing do not have the same functional difficulties as the person in a wheelchair. It must then be readily apparent that the time for new premises and new approaches to the problems are urgently needed.

Initially any discussion or legislation should acknowledge one essential fact—the subject is accessibility; that is, the elimination of excessive barriers and the addition of necessary aids to permit ingress and egress while including appropriate factors relative to general

safety and welfare. Yet this is not the case. Instead, the laws are being designed for a small minority and with the inclusion of unnecessary increased square footage and other special extras, all with complete disregard of economic realities.

Even now proposed legislation is in preparation which will further handicap and constrict the construction industry and increase the already inflated costs. These proposals include requiring *all* residences, including single family, to provide unobstructed doorway openings to bathrooms of 29 inches thus mandating a 2'-8" door since anything smaller, when open, does not leave 29 inches of clear opening; consider, then, the increased square footage this will require in the average bathroom. Additionally, a change is proposed for increasing the standard 36 inch hallway to 44 inches, and again this would include single family and all other residences. The reasoning for including single family homes apparently lies in the hazy realm of what "if"—so that someone in a wheelchair can visit, or buy, any residence. These and other items of the proposals would affect not only residences but the entire range of commercial buildings as well. Those enumerated along with other extensive

measures will be passed because strong lobbying interests will see to it that they do unless sensibility intervenes.

But disagreement with inadequacies and inequities, in itself, is not enough to render changes. What *is* needed is understanding and a broad scope approach to effect reasonable and feasible alternative solutions, not one-way tunnel vision, that can be equitable to all factions of the population. It is vitally important and undeniable that the needs of the physically handicapped should be studied but is pointless without a broad-brush view of the various types of handicaps as well as the physical and financial interests of the general public. It is far more valid to produce a study of the problems and develop the answers through a group composed of people representing each of the types of disabilities, the architects who must design to the needs, general contractors who deal with the costs involved, and people representing the general public who have to use the spaces and amortize the extra costs without being specifically benefitted, than it is to have laws lobbied into existence by a small self-seeking special-interest group.

Another possibility exists which has

yet to be given serious consideration. Because the majority of accessibility requirements dwell primarily on space requirements for the wheelchair, then redesigning the wheelchair to make it more accessible is an idea whose time has come. The accompanying diagram shows that the average wheelchair is about 25 inches wide, but equally apparent is that much of this is wasted in the wheel and arm portions. It is interesting to note that the wheelchair has remained virtually unchanged since the mid-1940's, almostunbelievable considering its inherent awkwardness and the hundredfold increase in technology since then. While extremes in design are not being suggested, it would seem far more logical and sensible to investigate redesign possibilities that would meet the needs of the existing environment rather than the reverse. It *is* possible, witness a Florida man whose wife was wheelchair confined. He took a standard 18 inch kitchen-type armchair, attached battery operated electric power and wheels. His wife was very happy with the final product since it was just as comfortable and thus enabled her to move about with much more freedom in a normal world. This particular solution does not solve all the problems but certainly a sufficient number in existing space criteria to warrant redesign as a practical concept for both the handicapped and the general public. It is apropos to note that some of the increase in constringencies under current legislative consideration are not physical necessities but are simply for greater ease of mobility; a 25 inch wheelchair *can* navigate a 36 inch hallway or even a 2'-4" door opening.

Ultimately the question of how much for how many must be squarely faced. Today's building trends are reflecting inflationary labor and material costs by reduction and consolidation of needs into smaller spaces. Numerous health, safety, environmental, and even esthetic requirements are already substantially increasing, almost daily, the construction costs of both new and remodeled buildings. Is it, then, morally fair or economically justified to ask all to adjust for some with special problems when it is easier, more feasible and less costly for the some to at least partially compromise and adjust to the world inhabited by all? It is time to put the sacred cow into proper perspective. ●

Table

NUMBERS OF PEOPLE USING SPECIAL AIDS

SPECIAL AID:	NUMBER OF PEOPLE*	% OF POPULATION OF 200,000,000	
+Wheelchair	409,000	.2045%	
+Crutches	443,000	1 person in 451	
+Walkers	404,000	1 person in 495	
+Braces	1,102,000	1 person in 181.5	
Sub Total	2,358,000	1.18% 1 person in 84.8	
Canes	2,156,000	Physical Barriers undetermined	
Artificial limbs	172,000		
Special shoes	2,337,000		

NUMBERS OF VISUALLY IMPAIRED PEOPLE

25% Impairment	4,105,000	1 person in 48.7
+50%-100% Impairment	1,285,000	1 person in 155.6

NUMBERS OF PEOPLE WITH AUDIO IMPAIRMENTS

Partial Loss	8,088,000 — needs undetermined	
+Nearly Total Loss	461,000	
Total	8,549,000	1 person in 23.4
Total of above	20,962,000	10.48% 1 person in 10.5

Items marked + added, yield a total of 1 person in 50 with restricted disabilities of mobility, hearing and sight

*Data from "Barrier Free Site Design" published by the U.S. Dept. of Housing & Urban Development, HUD-PRD-84, April 1975

Value of AIA Membership

"What is the AIA doing for me lately?", is the question so often asked by the membership.

Many of the services of AIA, the local AIA Chapter and the State Association cannot be measured accurately in dollars and cents. They are worth something only when you need or use them, for example:

- the lien law privilege for architects—worth thousands when you need it, but nothing when you don't.
- Legal preservation of "Hold Harmless" clause in the general conditions—worth thousands if you and the contractor are jointly in error, but otherwise nothing.
- Licensing law for architects—only worth something if you want reciprocal privileges in other states or if you don't think unqualified people such as Interior Designers, Residential Designers, or others should practice architecture.
- A fair method for selecting architects for public work—worth something if you value equity or getting a job for your ability—worth nothing if you prefer the old patronage game.
- Continuing Education Programs, tapes, and books, of benefit to those who use these services—certainly not worth anything to those who don't.
- Contract documents, a clear tangible result of AIA efforts. These are living instruments, being revised constantly in answer to the demands of our changing social and legal conditions. Were it not for such standard forms, can you imagine how architecture and building would be conducted in our highly legalistic and complex world? Can you imagine the costs of attorneys for each project?
- Professionals do not advertise, thus it is forbidden to members of the Institute. This is one area wherein it might be possible to place actual dollar figures on what the Institute saves a member. What do you estimate you would pay out in advertising costs if architects advertised their services?
- What value do you place upon the relative peace of mind you now have, knowing that your client will not be

Without being actively involved, members and non-members alike fail to comprehend the range and scope of Institute Programs and Services.

solicited, nor shown a lot of uninvited sketches? (We know this does happen at times, but also know that members have been disciplined for such conduct.) Generally the rule is followed, which would not be true if there were no Institute and no ethics.

- 12 year statute of limitations—worth a lot if you're sued 13 years after your error, but otherwise nothing.
- Legislative effort by the Association, a necessity. Individually the profession could not achieve the results of a unified effort.
- Legal counsel for the profession through the Association. When a legal problem arises that is determined to have state-wide implications, the Association authorizes legal counsel to sue on behalf of the profession or to take other legal remedies.
- Public relations, an intangible service, but yet an important service for the profession.
- The film library of the Association and the Institute is a service available upon demand, its value depending upon use.
- Informational service for individual members, an intangible value. Members who use the service receive direct value through answers to their questions.
- The new AIA *Energy Notebook* will be a valuable tool to those who have requested it.
- The new AIA *Compensation Management Guidelines for Architectural Services* is the modern concept in developing compensation for services. Use it and you will find considerable worth.
- The study *Economics of Architectural and Engineering Practice in Florida* sponsored by your State Association and the engineer's society is a useful office tool to compare your operation with other firms.
- State Agency liaison provides input from the profession.
- The State and National annual conventions provide opportunities for several days of learning and for

establishing rapport with your colleagues. Again, this program is of great value if participated in.

- The State Association's newsletter **Contact** and the **Legislative Bulletin** are the primary means of internal communication, supplemented by **The Florida Architect**, the external public relations tool. From national AIA the **Memo** and **Journal** provide factual information to the membership. These are valuable communication tools if read, otherwise valueless.
- The national AIA library is a very important resource center. Books are available on a loan basis and research material is available at your fingertips. A valuable service when needed and if used.

The list of value received could go on and on. It is important to understand that the State Association and the AIA are not "you" organizations, they are "we" organizations, and as a result, will largely reflect what we want and what we contribute toward getting what we want.

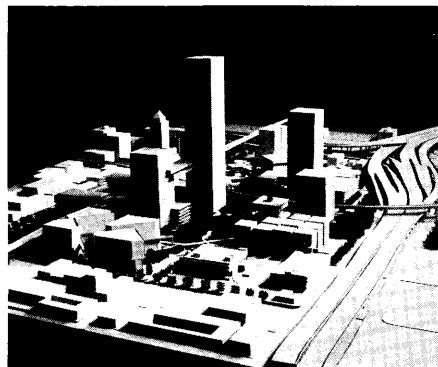
The American Institute of Architects, which includes the local AIA Chapters and the State Association, could not be the effective organizations they are without the voluntary contribution of many of its members. It is estimated that the value of this voluntary professional time runs into millions of dollars each year. It is much easier for members to sit outside the ring of involvement and criticize. The non-member registered architect who usually criticizes the professional organizations and avoids involvement, still reaps many benefits of what the AIA produces for the profession. He is content to let the 1500 plus members in Florida pay the bills and volunteer their services. To many, this person is not really a true professional, he just thinks he is.

The challenge is there for additional members to become involved. Instead of continuing to ask "what has AIA done for me lately?", ask yourself "what have I done for my profession lately?". FNK

News

Energy as a Design Criteria

The Mid-Florida Chapter A.I.A. in association with other design professionals and Florida Technological University is planning to sponsor a quarter length course to be offered three times in 1976 as part of its continuing education program. The course has been planned by a special joint professional committee with the assistance of P. Richard Rittlemann, AIA, a national authority in the field of energy as a design criteria. As presently planned, course sessions will be run one evening per week for twelve weeks. The location will be at FTU in Orlando. For further information call Dr. John B. Langley, AIA, at 305/647-1144.



Miami Downtown Government Center

Highlighted by a 52 story County office building, Connell Metcalf & Eddy of Miami has unveiled the master plan for Miami's proposed Downtown Government Center. It will be located on a 32 acre site in the heart of the city's central business district. The center will house all phases of government activities-local, county, state and federal. It is the only such project in the state. The center will also encompass a library, art museum, a rapid transit station and landscaped public use spaces. The design system focuses on a dynamic rather than a fixed plan, which is crucial to the goals of the center. The master plan allows for three decades of growth and change without sacrificing architectural unity. Presently a police station is almost completed and the first of four 10 story state office buildings is expected to start construction this spring.

People

Ferendino/Grafton/Spillis/Candela of Miami announce that Jaques L. Clarke, PE, Vice President of the firm and Director of Engineering, has been elected to the position of Senior Vice President. Also, Raul L. Rodríguez, AIA, an Associate member of the firm, has been elected to the position of Vice President. In addition the following people have been elected to the position of Associate: Aramís Alvarez, AIA, Prem N. Bhandari, AIA, Daniel D. Capotorto, AIA, W. Ronald Hunt, PE, J.N. García-Hidalgo, AIA, Thomas H. Maxwell, Jr., PE, Rafael Peña, Jr., PE, Richard S. Sciandra, AIA, and Howard Snoweiss, Interior Designer.

Professor Harold Lewis Malt, AIP, IDSA, ASID, has been appointed Acting Chairman, Department of Architecture, Architectural Engineering and Planning, of the School of Engineering and Environmental Design, University of Miami.

New officers of the State Board of Architecture are: Jeff Hoxie, President, Harry Burns, AIA, Vice President and Andrew J. Ferendino, FAIA Secretary-Treasurer. Other members are William S. Morrison, AIA and R. Carroll Peacock, AIA.

Architect Peter Rumpel, AIA, of Clements/Rumpel Associates Architects Jacksonville was featured as one of eight Young Builders of America in the February 9, 1976 issue of U.S. News & World Report.



The Florida Central Chapter has presented to the College of Architecture at the University of Florida a plaque honoring the memory of Sanford W. Goin, FAIA of Gainesville. Pictured with the plaque at the January FAAIA Board meeting are Dr. Robert Bryan, Vice President for Academic Affairs, U.F., Robert H. Levison, FAIA of Clearwater and Arnold Butt, AIA, Acting Dean, College of Architecture, U.F.

Letters

EDITOR:

I have attended many meetings of the Florida Association, however, regret I did not get to the last one. Your November-December issue covers a matter that seems to occupy the undivided attention of our members. The more important ones seem devoted to the demise and interment of the ARCHITECT in future years.

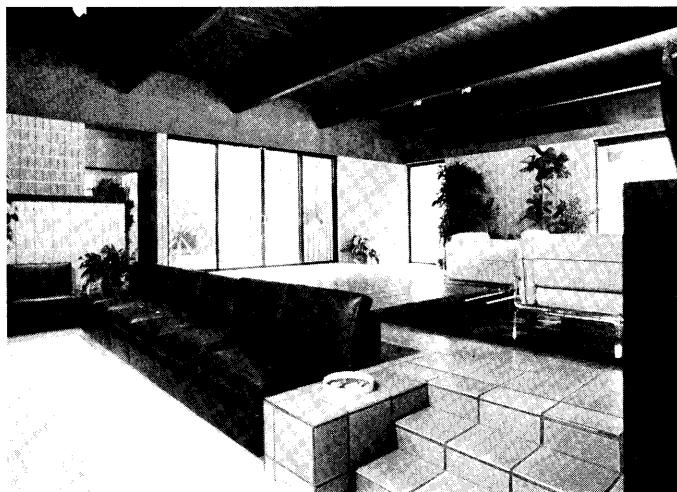
I know so many vigorous voices in the Florida membership and have listened with quiet patience for them to speak up. I think there are still some few of us left who resent the drift of our leadership in this great rush to become pallbearers and morticians for what once ranked as a respected profession.

In their haste they rush to become Construction Managers, Fast Trackers, Comprehensive Practitioners, Value Engineers, etc. and have succeeded in murdering the one important service that we provide as a reason for being. We used to be the protectors of health and safety, accountants for clients dollars, watchdogs of careless and sloppy construction while creating charm and beauty and doing all this for a pittance.

I have been warned by Presidents of the Institute and a multitude of articles in the press that my days as a small Architect are numbered. I have also been told, as Caudill infers, that any attempt to DESIGN a building in the future is doomed. I do not choose to believe this and further, do not feel that the FACELESS building, the MACHINED structure or the BLANK BOX is the future of our civilization. I cannot further believe that Architecture of BRUTALITY will be our lot. I choose to think that ours is a dynamic profession and like Judaism will survive many shocking experiences. Those of us who recall the Great Depression will probably be told that it can't recur, however, one of the results was the radical drop in wage rates and the rebirth of construction when the value of the dollar became more realistic.

In all the advice of the seers, no one dares strike a blow for radical labor cost cuts and fear of Labor Unions seems to have the Octagon paralyzed. The silence of the Institute has been deafening. All of this while Architects

CONTINUED



The Fifth Annual Awards for the Outstanding Concrete Structures in Florida

Co-Sponsored by Florida Concrete and Products Association, Inc.
and South Florida Chapter, American Concrete Institute

1 Award of Excellence

Snapper Creek Service Plaza, Florida Turnpike
Architect: Schweizer Associates Architects, Inc.

2 Residence of Mr. & Mrs. Joseph Klein

Architect: Donald I. Singer

3 The Admiral's Walk Condominium

Architect: Schwab & Twitty Architects, Inc.

4 Sims Crane Service

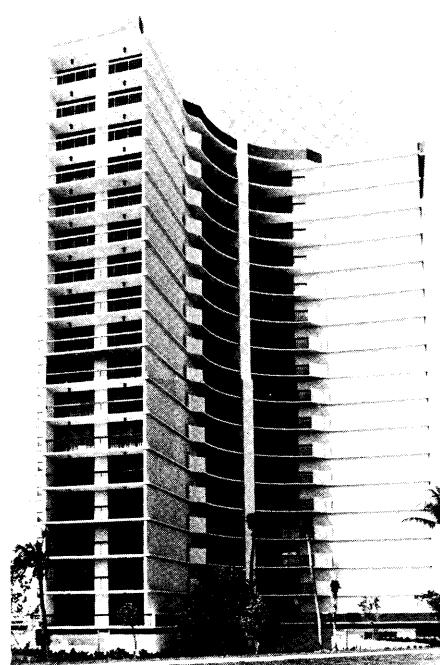
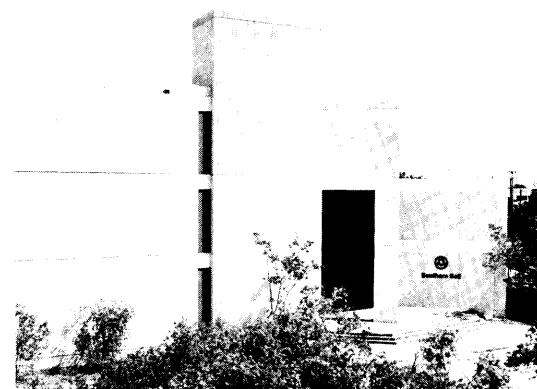
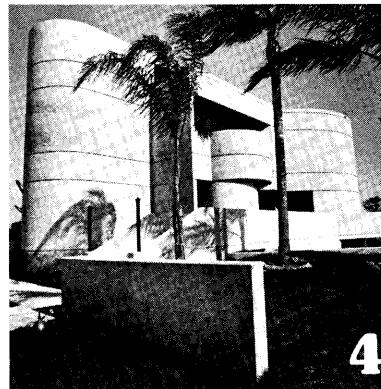
Architect: Lee Scarfone & Associates

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6 Bay Harbor Islands Town Hall

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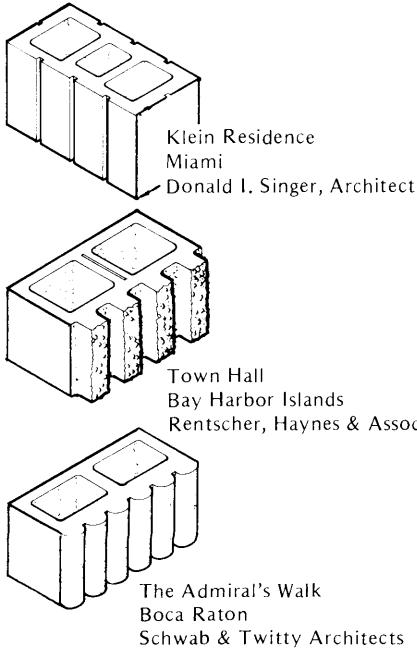
are in a race to cut fees, reduce staffs, cut salaries and close up. This present deep freeze has not spared the tycoons either. All of the new techniques have not prevented wholesale dismissals by giants of our profession. What surprises me most is the unanimity of vocal opinion demanding our demise. Isn't there a countering voice to be heard? Is this the final solution? What happened to the soap salesman, store front designers and chain store practitioners all of who grew into great Architectural organizations? Is this their final word also?

Sincerely,

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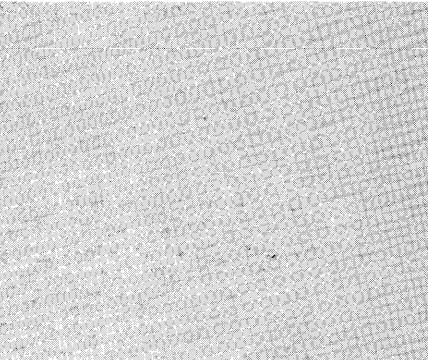
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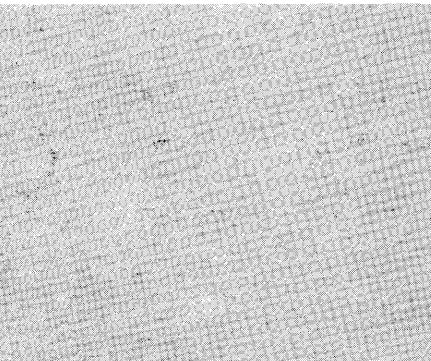
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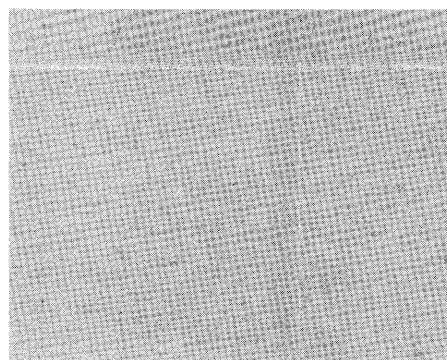
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Government evolves from the political process. The architectural profession can further its desire for good government more effectively if its members operate politically as a cohesive group with common objectives. Architects concerned with the selection of political leaders who effect the future of the profession can be more effective if they work together.

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- (1) To promote and strive for the improvement of government by encouraging and stimulating architects and others to take a more active and effective part in governmental affairs.
- (2) To encourage architects and others to understand the nature and actions of their government, as to important political issues, and as to the records of office holders and candidates for elective office.
- (3) To assist architects and others in organizing themselves for more effective political action and in carrying out their civic responsibilities.

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A fifteen member Board of Directors guides FAPAC activities. These members are knowledgeable leaders of the architectural profession. FAPAC Board members include one member from each FAAIA chapter appointed by the FAAIA Board of Directors, the President, Executive Director and General Counsel of FAAIA.

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