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News Wire - October 2009

RJC Architects, Straub Construction Team Up for Naval School Project in Monterey

RJC Architects of San Diego is teaming up with Fallbrook-based Straub Construction Co. on a \$24.8 million design/build construction contract for repair and renovation of Root and Spanagel halls at the historic Naval Post Graduate School in Monterey.



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Root Hall

RJC says this is the second major project at the school for the firm. The first, a \$31 million renovation work on the adjacent former Del Monte Hotel, won several awards, including the California Preservation Foundation Design Award in 2007. RJC's work at the Del Monte Hotel was also honored with a Build America Award from the Association of General Contractors as the best design/build renovation project in the country in 2008.

"We're thrilled to once again be part of the efforts to revitalize and renovate this elite school. The base is really a glorious national treasure," says Greg Roberson, RJC's project manager.

According to Roberson, the latest project is notable because Root and Spanagel halls, designed in 1954 by Walter Netsch with Skidmore Owings and Merrill, are eligible for the National Register of Historic Places.

"Skidmore was the most important firm in the country at the time and Netsch's success here led to his appointment as architect of the Air Force Academy in Colorado Springs," he says.

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The bulk of the work is replacing mechanical systems, upgrading electrical and refurbishing corridors, repairing doors and replacing flooring and sprinklers.

Specifically, the project will repair the first and second floors, and replace the roof of Root Hall to comply with current safety and building codes. The project will include mechanical upgrades, fire protection system upgrade, HAZMAT abatement and associated interior renovation of the existing spaces.



Spanagel Hall

In addition, the project will repair the floors 1-5 of Spanagel Hall to comply with current critical safety and building codes. The project will also include mechanical upgrades and fire sprinkler system and fire alarm upgrade. Hazardous materials are known to be a part of this building and will be removed by Straub.

An RJC spokeswoman says this is a tricky project because the buildings (which house classrooms, faculty offices, satellite conference centers and broadcast studios for distance learning) have to remain fully occupied and operational during the renovation, which means work is done between 3:30 p.m. and 6 a.m.

With the Del Monte Hotel project, the Navy project renovated two residential wings called Herrmann Hall in the hotel at the school, managed by Naval Facilities Engineering Command Southwest. Soltek Pacific was the civilian contractor.

The buildings consist of bachelor officers quarters for 140 students and renovation of all building facilities. The two structures were built in 1888 and historically significant and the Navy deemed these buildings eligible for inclusion in the National Register of Historic Places.

The Del Monte Hotel began business in 1880. The architect Arthur Brown designed the hotel wings in a Swiss Gothic style after a fire destroyed the original Del Monte Hotel in 1887. In 1924, a second fire destroyed the hotel's central building, but spared the wings. The Navy purchased the hotel along with the surrounding property in 1947. The Monterey site became the Naval Postgraduate School in 1951.

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