

# 1.0 Introduction

## 1.1 Acknowledgements

This document relies heavily upon public input at the programming workshop, as well as multiple conversations with Mark Morse of the BLM and Billie Young of the National Wild Horse Association. We would like to thank everyone that took time from their busy schedule to participate and contribute in the workshop.

A special thanks to Mark Morse and Billie Young for inspiring us, and sharing their vision of this facility.

## 1.2 Document Description

This document, known as the Architectural Program, defines parameters for design of the new Wild Horse and Burro Facility.

The information within this design program is based upon the results of general research, individual interviews, workshops facilitated by architect Line and Space, llc between April 20<sup>th</sup> to the 23<sup>rd</sup>, numerous field trips, and various supporting communications. Goals and objectives, design philosophy, characteristics of site and climate, people, facility goals, space needs, and schedule are addressed in the following pages.

## 1.3 Mission

The Wild Horse and Burro Facility is to provide and inform the public with: educational, interactive and interpretive programs that preserve and promote the well-being of the wild horse & burro.

Mission Statement of the Wild Horse and Burro Facility

## 1.4 Project History

'Wild Horse Annie' began the movement to preserve the United State's wild horse and burro populations. In 1971, with the help of a massive letter-writing effort by schoolchildren, the 'Wild Free Roaming Horses and Burros Act' was unanimously passed by Congress making it a crime to harm any wild horse or burro and requiring the BLM to manage them.

The 'Wild Free Roaming Horses and Burros Act' is law and the BLM established an adoption program to help aid in maintaining appropriate management levels for the populations. When wild horses and burros have exceeded the appropriate management

### **Wild Horse and Burro Facility**

Line and Space, LLC 627 East Speedway Tucson, AZ 85705 (520) 623-1313

# 1.0 Introduction

levels for their areas, excess animals are gathered and placed into adoption programs or long-term holding.

Oliver Ranch, having long been a site for the adoptions, will soon be developed into a residential environmental education facility. Recognizing this conflict, the BLM submitted for and received funding from Round 4 of the Southern Nevada Public Land Management Act (SNPLMA) for a new Wild Horse and Burro Facility as part of the Oliver Ranch School funding.

Additional funding was requested under Round 5 of SNPLMA for the incorporation of state-of-the-art sustainable design concepts (solar energy generation and storage, and a horse-waste digester) as well as a fire protection system. The Round 5 funding is pending.

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## 1.5 Project Summary

The Wild Horse and Burro Facility, *a new facility devoted to increasing and expanding awareness of wild horse and burro program, as well as, managing wild horse and burro populations through adoptions of animals to the public*<sup>6</sup>, will be constructed upon the northwestern portion of a 300-acre parcel of land shared with the Oliver Ranch School within the Red Rock Canyon National Conservation Area.

The three principle objectives of the facility are; to facilitate the awareness of the Wild Horse and Burro Program and adoptions, to provide support for adopters, and promote the interaction/education of the students at the Oliver Ranch School (the general public will be educated about the program and the BLM's role in managing the herds at the Red Rock Canyon Visitor Center).<sup>6</sup>

<sup>6</sup> Per BLM – 7/9/2004

### Site

The Wild Horse and Burro Facility will be constructed on a site in the northwest portion of the Oliver Ranch property on the eastern edge of the Red Rock Canyon National Conservation Area, west of Highway 159, south of Bonnie Springs Road.

### Design Approach

The project must be a working facility, one that functions for the adoption of wild horses and burros. The facility will control activities involving human and vehicular interactions with horses and burros while minimizing stress to the animals and the

## **Wild Horse and Burro Facility**

Line and Space, LLC 627 East Speedway Tucson, AZ 85705 (520) 623-1313

# 1.0 Introduction

potential for injury to both animals and people. Careful, controlled interaction between animals and humans will inform the design. It is necessary to keep the horses and burros safe and to keep people safe from these animals.

Budget, ease of operation, quality, maintenance considerations, and sustainability will influence decisions. Respecting a delicate site in a fragile environment will lead the direction of the design approach. Simplicity of use and clarity of function will dictate the shape.

Recommendations as outlined in the Environmental Assessment of the Oliver Ranch site, complying with requirements of regulatory building codes, and undergoing the BLM review and approval process will be part of the design approach.

## Occupants

The primary users of this facility are the wild horses and burros in the following groups:

- Longer term holding – animals (up to 25) to be housed at the facility for longer periods while they undergo the gentling process and are awaiting adoption. Individual animals will stay at the facility an average of 90 days but this time will vary depending on individual animal's progress and scheduling. Animals will be cycled in as others are adopted out, so it is anticipated that eventually the facility will house this classification of animal continuously with the number varying at different times.<sup>6</sup>
- Permanent residents - 10 'resident' horses and burros.

In addition to the animals, the adopters are considered primary users.

Administration, staff, and volunteers will all use the facility. Other users are the students from the Oliver Ranch School including their instructors, teachers, and chaperones. The users from the Oliver Ranch School will have supervised visits to the facility. The general public will be considered a secondary user only during the large adoptions/horse-shows. The Wild Horse and Burro Facility is closed to the general public except during these events.

<sup>6</sup> Per BLM – 7/9/2004

# 1.0 Introduction

Accessibility of the adopting public (those with an interest in adopting horses/burros) to the facility and staff has yet to be determined but currently the consensus is that these meetings will be by appointment, or regularly appointed hours, or during the large adoptions/horse-shows.<sup>6</sup>

## Adoption Process

The creation of the Wild Free-Roaming Horses and Burros Act of 1971 protected the wild horse and burro populations while placing their management under the BLM's jurisdiction. To regulate herd populations, maintain healthy herds, or to achieve and maintain ecologically balanced ranges<sup>6</sup>, the BLM adopt the animals out to private citizens or moves the animals to horse and burro sanctuaries.

To adopt, the approved applicant can attend an adoption or a Wild Horse and Burro facility. After a successful bid or payment of a fee, the adopter is able to take the animal(s) home after it is inspected by a Brand-Inspector.<sup>6</sup>

It is the intent of this facility to streamline and simplify the adoption process while making it user-friendly. The opportunity for adoptions on a daily-basis, as well as the 3-4 large adoptions per year, is desired. All staff needed to approve a potential adopter would be located on site (including the possibility of the brand-inspector) and would be available for one-on-one consultation. In addition, should a conflict arise, the adopter would be able to consult personnel at the facility for help in gentling, or return the animal.

## Facility

To meet the goals of the Wild Horse and Burro Facility, approximately 3,100sf of net conditioned space is needed (note: list does not include unconditioned spaces such as outdoor areas, parking, etc. and spaces being planned for pending future funding such as the research component of the facility):

• Administration	1,310 sf
• Tack room associated with Resident Horse Barn	500 sf
• Animal Infirmary	530 sf
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Subtotal	± 2,340 sf

## Wild Horse and Burro Facility

Line and Space, LLC 627 East Speedway Tucson, AZ 85705 (520) 623-1313

# 1.0 Introduction

<sup>6</sup> Per BLM – 7/9/2004

**Wild Horse and Burro Facility**

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Line and Space, LLC 627 East Speedway Tucson, AZ 85705 (520) 623-1313

8/24/2004 – section 1 page 5

# 1.0 Introduction

When determining building requirements it is important to recognize the difference between net and gross areas. The net area is the actual required square footage necessary to meet objectives. Gross square footage reflects the building size when structure and circulation are added in:

2,340 sf x 1.3 grossing factor = 3,042 sf **say 3,100 sf**

Additionally, ± 4,100sf (gross) of closely-related unconditioned structures including interior stalls of the infirmary resident horse barn, public restrooms, maintenance, and feed storage plus ± 130,000sf of exterior spaces including the arena, outdoor gathering space, resident horse barn, outdoor horse spaces, exterior component of the infirmary, horse waste digester, maintenance, and parking/helipad are needed parts of the facility.

Note: for the administrative area to properly meet the required needs, more area and additional functions have been included assuming that reallocation of previously granted funding for these needs will be approved.<sup>6</sup> Refer to Unresolved Issues – Section 2.4 of this Design Program for additional information.

## Goals

A brief summary of goals as stated during the programming workshop and additional interviews and meetings include:

Facilitate and promote adoptions ... Increase public awareness of adoption ... User friendly facility for people that are part of the adoption process ... House mascots used to educate the public ... Inform the public with the truth about the WH&B program ... Maintain healthy animals/populations ... Manage herd populations ... Low-stress design to aid in the handling of wild horses/burros ... Educate the visitor/public ... Educate about the law ... Ease the adoption of wild horses and burros ... Improve efficiency ... assure continuation of a national treasure ... Spread the word and gain support ... Educate children about the environment/wild horse issues ... Meet current needs; plan and prepare for future needs... Respect natural resources ... Use on-site renewable energy (sun, wind) ... Integrated renewable energy approaches (PV's for water pumping, windmills for electrical, etc.) ... Sustainable material (recycled content, sustainable use, embodied energy, low-maintenance) ... Respect the environment

<sup>6</sup> Per BLM – 7/9/2004

# 1.0 Introduction

## Schedule

Please note that this is a tentative project schedule and remains to be reviewed and approved by the BLM:

- Design Program complete July 19, 2004
- Schematic Design complete December 10, 2004
- Environmental Assessment  
December 13, 2004 to August 30, 2005
- Design Development complete June 24, 2005
- Construction Documents complete March 3, 2006
- Start construction July, 2006
- Anticipate move-in November, 2007
- Facility opening December, 2007

Note: The schedule above was copied from the design program for the Oliver Ranch School.