highland lakes baptist center

thesis
1975
larry van deventer
Highland Lakes Baptist Center

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Larry Van Deventer
PROPOSAL

The State Convention of Baptists in Indiana (members of the Southern Baptist Convention), are proposing a conference center to serve as a winterized retreat with lodging and seminar space.

The camp site is located southwest of Monrovia, Indiana (see site location p.19) and is approximately 400 acres in size. The site, Highland Lakes Baptist Center, is presently owned by the State Convention of Baptists in Indiana. The new conference center will be located on the northeast side of Lake II (see site location p.26).

I will be working with members of the camp development committee, executive committee, and with members of area Southern Baptist Churches within the state to obtain information for user requirements.

The new conference center will serve as the main building on the camp site, which will serve in the following capacities:

a. Assemblies, retreats, conferences, conventions, and seminars

b. Bible preaching, teaching, and clinics

c. Mission and evangelism conferences

d. Pastors retreats

e. Recreation
Facilities in the new center will include accommodations for:

a. Eating
b. Sleeping
c. Food preparation
d. Administration
e. Group meetings
f. Recreation

Parking must be provided at the center for a minimum of 150 cars.
PHILOSOPHY

The emphasis of the conference center will be in the education of Christians as was given the New Testament church by the Great Commission.

Today every Christian needs to withdraw for meditation and to renew his fellowship with the Father. This was demonstrated for us by the life of Jesus when he withdrew for silent prayer.

The recreational and meeting space of the center should be as flexible as possible to allow for a variety of activities to take place. These activities also depend on the age, size, and type of group which will be using the facility.
objectives
GENERAL OBJECTIVES

The new center must:

1. Meet the needs of the individual church group of churches, and the State Convention

2. Aid the churches in their functions
   a. Worship
   b. Educate
   c. Minister
   d. Proclaim

3. Use the best principles of teaching and learning

4. Be multi-functional with its facilities with respect to:
   a. Age groups
   b. Size of group
   c. Sex
   d. Type of activity

5. Assist the churches in carrying out their missions by serving the maximum number of individuals and churches with a variety of functions and activities.
organization
SPACE

TEACHING AND LEARNING FACILITIES

Seminar rooms (6) 1,800 sq. ft.

User activity
- Learning
- Teaching
- Discussing

User requirements
- Movable enclosure
- Audio visual capability
- Movable furniture
- Chalkboard/tackboard
- Storage

TOTAL 1,800 sq. ft.
RECREATION

Swimming pool 4,500 sq. ft.

User activity
- Swimming
- Diving
- Lounging

User requirements
- Diving board
- Movable lounge chairs
- Adequate lighting
- View of lake

Bath house 800 sq. ft.

User activity
- Changing clothes
- Showering
- Toilet facilities

User requirements
- Seating
- Toilet facilities
- Shower facilities
- Private showers for women
Lounging

User activity

- Watching television
- Lounging
- Card playing
- Ping-pong/pool playing

User requirements

- Tables and chairs
- Lounge furniture
- Ping-pong/pool tables
- Television

TOTAL 6,100 sq. ft.
FOOD SERVICE FACILITIES

Kitchen 1,200 sq. ft.

User activity
- Preparing and storing foods
- Cleaning utensils
- Disposing waste
- Receiving
- Serving

User requirements
- Meat and vegetable preparation area
- Dishwashing
- Trash disposal
- Dry storage
- Cold storage
- General Storage
- Receiving area
- Serving area

Dining room 1,800 sq. ft.

User activity
- Seating for 150
- Consuming food
- Assembly for 500
User requirements
  . Movable furniture
  . Storage for furniture
  . View of lake

Staff toilets 100 sq. ft.

User activity
  . Changing clothes
  . Storing clothes
  . Cleaning up

User requirements
  . 1 toilet
  . 1 lavatory
  . 5 lockers

Mechanical room 400 sq. ft.

Rest room (mens) 150 sq. ft.

User requirements
  . 2 toilets
  . 2 urnals
  . 3 lavatories

Rest room (womens) 150 sq. ft.

User requirements
  . 3 toilets
3 lavatories

TOTAL 3,800 sq. ft.
LODGING FACILITIES

Sleeping rooms (44) 13,800 sq. ft.

User activity
  - Sleeping
  - Personal hygiene

User requirements
  - 2 double beds
  - Dresser
  - Chest
  - Bathroom
    - Lavatory
    - Toilet
    - Shower/tub

Storage space 300 sq. ft.

Concession area 100 sq. ft.

User activity
  - Eating
  - Lounging

User requirements
  - Candy machine
  - Pastyry machine
  - Soft drink machine
  - Coffee machine
Laundry room

User activity

- Washing clothes
- Drying clothes
- Sorting clothes

User requirements

- 4 washers
- 4 dryers
- Sorting tables

TOTAL 14,400 sq. ft.
ADMINISTRATION

Offices (2) 450 sq. ft.

User activity
- Conducting business
- Private conversations

User requirements
- Desk/chair
- Filing cabinet
- Book shelves

Lobby 600 sq. ft.

User activity
- Reception
- Waiting
- Lounging

User requirements
- Reception desk
- Lounge chairs

Staff conference room 400 sq. ft.

User activity
- Discussing business
- Note taking
User requirements
  . Tables/chairs
  . Tackboard/chalkboard

Rest room (men) 150 sq. ft.

User requirements
  . 2 toilets
  . 2 urnals
  . 3 lavatories

Rest room (women) 150 sq. ft.

User requirements
  . 3 toilets
  . 3 lavatories

TOTAL 1,750 sq. ft.
SPACE ASSIGNMENTS

Teaching and learning facilities

Seminar rooms (6) 1,800 sq. ft.

Recreation

Swimming pool 4,500 sq. ft.
Bath house 800 sq. ft.
Lounge 600 sq. ft.

Food service facilities

Kitchen 1,200 sq. ft.
Dining room 1,800 sq. ft.
Staff toilet 100 sq. ft.
Mechanical room 400 sq. ft.
Rest room (men) 150 sq. ft.
Rest room (women) 150 sq. ft.

Lodging facilities

Sleeping rooms (44) 13,800 sq. ft.
Storage space 300 sq. ft.
Concession area 100 sq. ft.
Laundry room 200 sq. ft.
Mechanical room 600 sq. ft.

Administration

Offices (2) 450 sq. ft.
Lobby 600 sq. ft.
Staff conference room 400 sq. ft.
Rest room (men) 150 sq. ft.
Rest room (women) 150 sq. ft.
Mechanical room 300 sq. ft.

SUB TOTAL 28,550 sq. ft.
15% circulation 4,280 sq. ft.

TOTAL 32,830 sq. ft.
@ $25 sq. ft.

$820,750

ESTIMATE DOES NOT INCLUDE PARKING LOTS, SITE DEVELOPMENT, DRIVEWAYS OR FURNITURE
site analysis

highland lakes baptist center
monrovia
indiana
DESCRIPTION OF PROPERTY

Unusual and striking topographic features can be readily seen by glancing at the site plan (page 26). A ravine, 200 to 300 feet wide, projects 3,000 feet north and south across the site. The lowest elevation on the floor of this ravine is 700 feet and rises to 790 feet on the north side of the site. This is a rise of 90 feet.

The site is in forest except for about 15 acres. Near Road 39 on the southwest corner of the site are about two acres of white pine. The rest of the site is a mixture of deciduous trees, oak and hickory being dominant. There are many areas, however, with an excellent growth of dogwood, most of the site is covered with a high dense overstory. Much of the site has an absense of low vegetation and ground cover.
Highland Lakes Baptist Center
Monrovia, Indiana

heavily wooded area

private residences

private residence

Highway 39

Beech Grove Road

LAKE I

LAKE II

LAKE III

small private residences

heavily wooded

private res.

private res.

private res.

Camp Bradford

scale 1" = 1000'

site analysis
highland lakes baptist center
monrovia
indiana
annual average

snows of 1" or more       5-10
rain                        32"-40"

scale 1" = 1000'  site analysis
highland lakes baptist center monrovia indiana
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final design
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