



*executive committee of
the directing council*

PAN AMERICAN
HEALTH
ORGANIZATION

*working party of
the regional committee*

WORLD
HEALTH
ORGANIZATION



46th Meeting
Washington, D. C.
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Item 6: REPORT ON BUILDINGS AND INSTALLATIONS FOR HEADQUARTERS

The Director has the honor to present to the Executive Committee a progress report on the permanent Headquarters building of the Pan American Health Organization.

In accordance with Resolution XV of the XIII Meeting of the Directing Council, the Director called meetings of the Permanent Subcommittee on Buildings and Installations on 12 December 1961 and on 17 April 1962. The reports of these meetings are attached as Annexes I and II for the information of the Executive Committee.

The Director wishes to report that work is now well under way towards completion of final space requirements and finished drawings, which will make possible the calculation of construction cost estimates. Meetings will be held with the Permanent Subcommittee on Buildings and Installations in this regard for preparation of a detailed report to the XVI Pan American Sanitary Conference.

In view of the foregoing, the Executive Committee may wish to approve a resolution along the following lines:

Proposed Resolution

The Executive Committee,

Having examined the reports of the Permanent Subcommittee on Buildings and Installations and of the Director on the progress of the building program,

RESOLVES:

1. To express its appreciation of the work of the Permanent Subcommittee on Buildings and Installations.

2. To approve the steps taken to date by the Director and the Permanent Subcommittee with respect to the new Headquarters building.

3. To transmit the reports of the Subcommittee and of the Director to the XVI Meeting of the Pan American Sanitary Conference.

PAN AMERICAN HEALTH ORGANIZATION

Report of the Meeting of the Permanent Subcommittee
on Buildings and Installations

The Permanent Subcommittee on Buildings and Installations met at
10:30 a.m., Tuesday, 12 December 1961.

Present:

Mr. Adolfo Enrique González Alemán (Argentina)
Mr. Francisco José Oyarzun (Chile)
Mr. James Wachob (United States), Chairman

The Subcommittee was assisted by:

Dr. Abraham Horwitz (PASB), Director
Mr. Román Fresnedo Siri, Architect
Mr. Earl D. Brooks (PASB), Chief, Management and Personnel
Branch
Mr. Eugene J. Settino (PASB), Chief, General Services Section
Mr. Sheridan E. Besosa (PASB), Management Section

The meeting was called for the purpose of (1) introducing Architect Román Fresnedo Siri to the members of the Subcommittee and (2) reviewing the current situation regarding the new permanent Headquarters building.

The meeting was called to order by the Chairman, Mr. Wachob, who stated the purpose of the meeting and asked the Director of the Pan American Sanitary Bureau to introduce the architect.

Dr. Horwitz in his opening remarks briefly recounted the Jury meetings that were held to select an architectural design for the Headquarters building and the great tribute paid to Architect Román Fresnedo Siri by the members of the Jury for his architectural ability and ingenuity to design a building which was unanimously awarded first prize. He then introduced Mr. Fresnedo Siri to the members of the Subcommittee.

At the request of the Chairman, Mr. Fresnedo Siri addressed the session and commented briefly on some of the reasons for his choice of design, especially that of the conference chamber. He described in some detail other features of the building he had envisioned such as the open plaza type ground floor, decorative pools, exhibition hall, escalators, parking areas, etc. He mentioned also that the building as designed made maximum use of the site and that any expansion of the building would have to be vertical.

On this point, Mr. Brooks spoke of the meeting held with the National Planning Commission on 7 December at which time details of the building were explained and preliminary discussions held on the matter of height, access to the building, etc. Another meeting has been scheduled for 21 December to discuss these points in detail with the technical staff of the Commission and to obtain the necessary approvals from that group as well as from the D. C. Zoning Board. A meeting is also scheduled with the Fine Arts Commission on 20 December.

Dr. Horwitz reminded the members that, at the time the International Competition to design a Headquarters building was initiated, space requirements for Washington staff was estimated at approximately 350 but in rapid succession thereafter the Act of Bogotá and the Alliance for Progress programs as they may affect the work of the Bureau now point to the necessity of housing some 500. It is therefore important he stated that approval be granted by the local governing bodies to permit a height of 120 ft. This will make possible the addition of another floor and with certain other adjustments provide enough space.

Mr. Brooks then informed the Subcommittee that the Bureau had engaged the services of the law firm of Wilkes and Artis to assist in the various zoning problems and that the members of the Subcommittee would be kept fully informed of the progress made.

Mr. Wachob then proceeded to enlighten the members with regard to the current status of the site. On 20 October the U. S. Government deposited into the registry of the District Court \$1,092,150 for the purchase of the land and at the same time received title to the land. At the request of the Bureau, the U. S. Government will retain the title until such time as it is needed by the Bureau to begin the construction phase of the new building. The U. S. Government through its General Services Administration will manage the property in compliance with all district regulations thereby relieving the Bureau of the many problems in connection therewith. In order to maintain the best public relations eviction notices will not be issued until such time as the building program makes it necessary to do so.

Dr. Horwitz again voiced his appreciation to the members of the Subcommittee for their efforts to date in helping to make the permanent Headquarters building a reality; solicited their continued interest and assistance for the many decisions that still must be made and paid special tribute to the U. S. Government for its many efforts and actions to alleviate any problems for the Organization.

The meeting was adjourned.

PAN AMERICAN HEALTH ORGANIZATION

Report of the Meeting of the Permanent Subcommittee
on Buildings and Installations

The Permanent Subcommittee on Buildings and Installations met at
2:30 p.m., Tuesday, 17 April 1962.

Present:

Mr. James Wachob, Chairman (United States of America)
Mr. Olegario Russi, Alternate (Chile)

The Subcommittee was assisted by:

Dr. Stuart Portner (PASB) Chief of Administration
Mr. James Callmer, Architect
Mr. Román Fresnedo Siri, Architect
Mr. Earl Brooks, (PASB) Chief, Management and Personnel
Mr. Eugene Settino (PASB) Chief, General Services

The meeting was called for the purpose of reviewing the current
situation regarding the new permanent Headquarters building.

The meeting was called to order by the Chairman, Mr. Wachob, who
asked Dr. Portner to review the latest developments in the planning for
the permanent Headquarters building of the Pan American Health Organization.

In considerable detail, Dr. Portner informed the members of the
events which had transpired since the last meeting of the Subcommittee in
early December 1961. He indicated that the main objective for the
secretariat of the PASB during this period had been to obtain clearances
from the local authorities with respect to height of and access to the
building.

Appearances before the National Capital Planning Commission had
resulted in securing the necessary approvals for construction and design.

At the request of Dr. Portner, Architect Fresnedo Siri described briefly, through the media of drawings and sketches, the few changes made with regard to the approaches to the building from the surrounding thoroughfares. He explained that the height of the building, as approved would be 110 feet, with an additional penthouse of 11.5 feet to house air-conditioning equipment and elevator machinery.

The Chairman then commented favorably on the manner and content of the presentations made by Dr. Portner and the Architect before the several governmental agencies responsible for the review of the Organization's building plans. He expressed the belief that the cooperative attitude which the responsible PAHO staff members had displayed in the course of their meetings with representatives of these agencies had expedited the approval which this plan had received from those agencies.

Dr. Portner then detailed the work accomplished during this period, which consisted, in the main, of revision of space requirements, preparation of new drawings showing office layouts, etc. He informed the members that arrangements had been made for topographical and outline surveys of the building site, as well as test borings, which, of necessity, had to be deferred pending the clearances as to height and access.

The Chairman then recognized Mr. Callmer, representative of the architectural firm with which Mr. Fresnedo Siri is associated. Mr. Callmer presented an estimate of the cost of the building which he indicated was \$6,060,000. He added that it would cost another \$400,000 for a third basement if additional parking space were required. He emphasized that these were provisional estimates which would be refined at a later date.

Discussion then was undertaken as to the availability of funds, and Dr. Portner referred to the total currently estimated as available at \$4,800,000. It was agreed, after further discussion that refinement of space estimates, including expansion potential, would be made in consultation with the architects and that it would be possible to present this additional information to the Subcommittee at a meeting scheduled on 3 May 1962. It was also agreed that at the 3 May meeting, the Organization would present its plan for additional financing if the estimated financial requirements for a suitable headquarters were greater than the currently available funds.

The meeting was adjourned.