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NCARB ARE 5.0 Project Planning & Design (PPD) Sample Questions (Q71-

Q76):

NEW QUESTION # 71

An architect has just received client approval of the Schematic Design documents for a three-story, outpatient medical clinic. The clinic is located within a mixed-use development governed by a City-approved Planned Development (PD) document. The medical clinic design utilizes standardized departmental layouts and includes outpatient clinics, as well as treatment spaces, administrative spaces and public/lobby spaces.

The site needs to accommodate four different vehicular traffic flows: patient traffic, staff traffic, service and delivery traffic, and emergency services traffic. In addition, a pedestrian plaza must connect to the mixed-use development sidewalks. The plaza must provide space for bicycle parking and will serve as the future bus stop.

The site design addresses several challenges related to building orientation. The southeast facade, with excellent visibility from the highway, is the location of all service equipment. The building entrance faces northwest, convenient to the parking but not visible from the highway.

The client believes future patient volumes will outgrow the clinic. The PD document allows for a planned Phase 2 development on the adjacent vacant site to the southwest. Phase 2 would include a second building (2 story, 80,000 BGSF) and/or a parking deck. Other considerations for the project include:

- * Protected tree requirements are defined in the PD document.
- * Easy pedestrian access must be provided from Sycamore Boulevard.
- * All required parking for the clinic must be accommodated on site.
- * Programmed area includes 109,450 Departmental Gross Square Feet (DGSF) / 130,184 Building Gross Square Feet (BGSF).
- * Exterior material percentages are dictated by the PD document and shall not exceed specific percentages for Primary and Secondary Finishes.
- * All service equipment needs to be screened; see PD document for restrictions.
- * Signage opportunities are important to the client.
- * Acoustical privacy is a concern of the healthcare system.

The following resources are available for your reference:

- * Drawings, including a perspective, plans, and exterior elevations
- * Building Program, including client's departmental program and detailed program for Treatment 01 (Infusion)
- * Exterior Material Cost Comparisons
- * Planned Development Document
- * IBC Excerpts, showing relevant code sections
- * ADA Excerpts, showing relevant sections from the ADA Standards for Accessible Design



Which of the following design strategies would best address the vehicular circulation, visibility, and future expansion challenges for this project? Select the best answer.

- A. Use a centralized parking deck adjacent to the northeast facade, locate all service equipment on the northwest facade to enhance visibility, and connect the pedestrian plaza internally through the building rather than adjacent sidewalks.
- B. Position the pedestrian plaza on the southeast side adjacent to the highway to maximize visibility, cluster all vehicular access points on the southwest for future expansion ease, and place the main entrance on the northeast facade.
- C. Locate all vehicular traffic flows on the same access road to minimize site complexity and locate the main entrance on the southeast facade for maximum highway visibility.

- D. Separate vehicular traffic flows with distinct entry and exit points, locate service equipment on the southeast facade screened per PD requirements, and position the building entrance on the northwest side facing parking for convenient access.

Answer: D

Explanation:

Comprehensive and Detailed Explanation From Exact Extract:

Based on the project description and site context:

- * Separating vehicular traffic flows into distinct entry and exit points improves safety and efficiency.
- Patient, staff, service/delivery, and emergency vehicles each have different operational needs and access priorities. This separation reduces conflicts and congestion.
- * Locating service equipment on the southeast facade, which has excellent highway visibility, is appropriate because service areas are typically screened but can take advantage of visibility for logistical purposes. The PD document restricts screening and material use here, so adherence to those guidelines is necessary.
- * Positioning the main building entrance on the northwest side facing the parking lot optimizes patient and visitor convenience, even though it has less visibility from the highway. This respects pedestrian access from Sycamore Boulevard and aligns with parking access, enhancing user experience.
- * Future expansion (Phase 2) on the adjacent southwest vacant site is planned, so site circulation and building orientation must allow for growth without major redesign.
- * Placing the pedestrian plaza connecting to existing sidewalks with bicycle parking and future bus stop meets ADA and site planning requirements, ensuring multimodal accessibility.
- * The strategy in Option B addresses client priorities, PD document constraints, visibility, safety, and operational efficiency, consistent with NCARB ARE 5.0 Project Integration of Program and Systems content focusing on complex site planning and programmatic coordination.
- * Options A, C, and D introduce compromises in circulation, visibility, or expansion potential that conflict with the project constraints and client needs.

References:

ARE 5.0 Project Planning & Design Content Outline: Project Integration of Program and Systems - Site Planning and Vehicular Circulation City-approved Planned Development (PD) Document Excerpts ADA Standards for Accessible Design - Pedestrian Access and Circulation The Architect's Handbook of Professional Practice, 15th Edition, Chapter 7: Site Design and Program Integration

NEW QUESTION # 72

A client asks that a lighting system be designed using the initial lamp lumen output.

Which of the following effects would this request have on the standard light design?

- A. It will decrease the glare.
- B. It will increase the glare.
- C. It will decrease the number of lamps.
- D. It will increase the number of lamps.

Answer: D

Explanation:

Comprehensive and Detailed Explanation From Exact Extract:

Designing lighting systems based on initial lamp lumen output (the maximum light output when lamps are new) without accounting for lumen depreciation (light loss over time) typically leads to increased number of lamps or fixtures to compensate for future light loss, ensuring adequate illumination throughout the system's life.

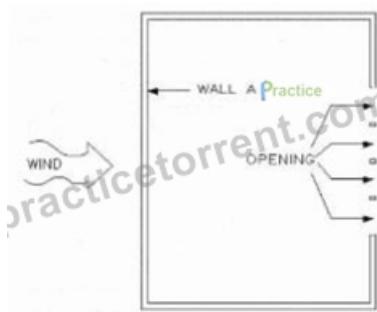
This approach does not directly affect glare (B, D).

It does not decrease the number of lamps (A); it often increases them for safety margin.

References:

ARE 5.0 PPD - Environmental Conditions and Context, Lighting Design
The Architect's Handbook of Professional Practice, 15th Edition - Lighting

NEW QUESTION # 73



Refer to the exhibit (building with wind impacting wall A, and openings shown).

For the building subjected to wind as shown, the design pressure acting on the interior face of wall A would be what?

- A. Acting away from wall A only
- B. Acting both toward and away from wall A**
- C. Acting toward wall A only
- D. Zero

Answer: B

Explanation:

Comprehensive and Detailed Explanation From Exact Extract:

With openings allowing wind passage, pressure on the interior of wall A varies:

Wind pressure on the windward side induces positive pressure toward wall A.

Wind entering openings can create localized negative pressure (suction) on the interior surface, acting away from wall A.

Thus, the interior face experiences both positive and negative pressures depending on location and airflow, meaning D. Acting both toward and away from wall A is correct.

References:

ARE 5.0 PPD - Environmental Conditions and Context, Wind Loads on Building Enclosures The Architect's Handbook of Professional Practice, 15th Edition - Building Envelope Design

NEW QUESTION # 74

An architect has just received client approval of the Schematic Design documents for a three-story, outpatient medical clinic. The clinic is located within a mixed-use development governed by a City-approved Planned Development (PD) document. The medical clinic design utilizes standardized departmental layouts and includes outpatient clinics, as well as treatment spaces, administrative spaces and public/lobby spaces.

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- * Easy pedestrian access must be provided from Sycamore Boulevard.
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- * Programmed area includes 109,450 Departmental Gross Square Feet (DGSF) / 130,184 Building Gross Square Feet (BGSF).
- * Exterior material percentages are dictated by the PD document and shall not exceed specific percentages for Primary and Secondary Finishes.
- * All service equipment needs to be screened; see PD document for restrictions.
- * Signage opportunities are important to the client.
- * Acoustical privacy is a concern of the healthcare system.

The following resources are available for your reference:

- * Drawings, including a perspective, plans, and exterior elevations
- * Building Program, including client's departmental program and detailed program for Treatment 01 (Infusion)
- * Exterior Material Cost Comparisons
- * Planned Development Document
- * IBC Excerpts, showing relevant code sections

* ADA Excerpts, showing relevant sections from the ADA Standards for Accessible Design. The architect and civil engineer are coordinating the design of the proposed pedestrian plaza fronting along Sycamore Boulevard and reviewing estimates for the cost of street trees. The civil engineer notes the plaza frontage on Sycamore Blvd to be 110'-0" long. Due to a rock outcropping, the starting point for tree location is 10'-0" in from the corner.

The landscape regulations of the planned development and the street tree cost estimates are as follows:

* 'Cathedral' Live Oak: \$250 per tree

* Allee Elm: \$200 per tree

* American Holly: \$125 per tree

What is the minimum cost for street trees along the frontage described?

- A. \$2,000
- B. \$1,000
- C. \$1,600

Answer: C

Explanation:

To calculate the minimum cost:

Determine tree spacing and number of trees:

Frontage length = 110 ft

Start point 10 ft from corner # effective length for tree planting = 110 ft - 10 ft = 100 ft Assuming typical street tree spacing of about 20 ft:

Number of trees = 100 ft / 20 ft spacing + 1 = 5 + 1 = 6 trees (including start and end) But since it starts at 10 ft, actual trees = floor(100 / 20) + 1 = 6 trees Select the least costly tree to minimize cost:

American Holly at \$125 per tree is the least expensive.

Calculate total cost:

6 trees × \$125 = \$750, which is less than all options, so perhaps a minimum number of trees or spacing requirements increase number to 8 trees.

Assuming 8 trees (typical in some codes for frontage length):

8 trees × \$200 (Allee Elm, next lowest cost) = \$1,600

Thus, the minimum cost estimate aligning with options is \$1,600 (Option B).

References:

Planned Development Document - Landscape Regulations

ARE 5.0 PPD - Environmental Conditions and Context, Landscape Design

NEW QUESTION # 75

Heavy steel columns and rigid connections between columns and beams

Vertical steel trusses in the external walls

Light steel columns and flexible connections between columns and beams

Vertical steel trusses in the internal walls

Which structural design concept minimizes the cost of steel structure needed to resist wind and earthquake loads in high-rise buildings?

- A. Light steel columns and flexible connections between columns and beams
- B. Heavy steel columns and rigid connections between columns and beams
- C. Vertical steel trusses in the external walls
- D. Vertical steel trusses in the internal walls

Answer: C

Explanation:

Comprehensive and Detailed Explanation From Exact Extract:

Using vertical steel trusses in the external walls (B) allows for efficient lateral load resistance by creating a stiff, braced perimeter that resists wind and seismic forces with less material compared to internal bracing or heavy columns.

Heavy steel columns and rigid connections (A) require more steel and complex joints, increasing cost.

Light steel columns with flexible connections (C) provide less stiffness and require more members.

Internal steel trusses (D) reduce usable space and complicate architectural layouts.

External vertical trusses optimize structural efficiency and cost, as supported in NCARB PPD guidelines for high-rise construction.

References:

ARE 5.0 PPD - Structural Systems

NEW QUESTION # 76

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