

USHE 2015-16 CAPITAL DEVELOPMENT PROJECTS

JULY 10, 2014

UNIVERSITY OF UTAH – CROCKER SCIENCE CENTER (GEORGE THOMAS BUILDING RENOVATION, ADDITION, AND SEISMIC UPGRADE)

Project Cost Estimates			
State Funds	Other Funds	Total Project Cost	O&M Funds
\$34.0 M	\$21.0 M	\$55.0 M	\$682,700

Project Space - Gross Square Footage		
New	Renovated	Demolished
52,500	71,000	13,200

This project will renovate and expand the George Thomas Building to house the new math and science teaching initiative, a new educational process designed to better integrate math and science within the undergraduate curriculum and merge teaching and research. It will require unique facilities including:

- Modern interdisciplinary teaching laboratories and classrooms for the Center for Science and Math Education.
- An incubator for science-based translational research, in which university faculty will collaborate with industry partners on pilot projects with direct benefits for the community.
- The Center for Cell and Genome Science, an innovative and interdisciplinary research center bringing together world-renowned physicists, biologists, and other scientists.

This project will revitalize a building located on Presidents Circle that is listed on the National Historic Register. The building most recently housed the Utah Museum of Natural History.

The project will eliminate serious seismic and structural deficiencies in the building through a seismic retrofit. The south portion of the building that was constructed as a library stacks area will be demolished. Several areas may require asbestos abatement. Plumbing, mechanical, and electrical systems will need to be replaced. The building shell will be made more energy efficient with historically appropriate windows.

The University will provide \$21 million of funding from donations and other institutional funds as partial funding for this project.

UTAH STATE UNIVERSITY – BIOLOGICAL SCIENCES BUILDING

Project Cost Estimates			
State Funds	Other Funds	Total Project Cost	O&M Funds
\$50.0 M	\$0	\$50.0 M	\$1,008,720

Project Space - Gross Square Footage		
New	Renovated	Demolished
115,000	0	0

This project includes a \$50 million new building on the site of the demolished old Ag Sciences Building. It will provide critical replacement, expansion, and consolidation space for the Biology Department, focusing on new state-of-the-art teaching and research laboratories. It will be located adjacent to the existing Biology and Natural Resources (BNR) Building, where existing spaces will continue to serve the department but will be repurposed primarily to support essential functions that do not require the sophisticated research infrastructure that the new building will provide.

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This project will provide new centrally scheduled classroom space, available to all academic units on campus, including three new lecture halls, three standard mid-sized classrooms, and several seminar teaching rooms. New teaching and research laboratories will be a large part of the program, with related faculty and graduate student offices. A science library, research display space, and student study space are also included in the project.

The Department of Biology has not received significant new space since the BNR was built in the 1950s. Since then enrollments at the university have quadrupled with the result being that the current teaching facilities are crowded and unable to meet student demand. This problem is especially acute in teaching laboratories. In addition to the graduate (MS and PhD) program the Biology Department is committed to provide more research opportunities for undergraduates to prepare them for careers or postgraduate education. Most faculty research labs are inadequate to allow growth in this critical component of the USU mission.

The various departments within the College of Science are dispersed among different buildings across campus. Bringing together the faculty of the Department of Biology, the largest in the College, will increase efficiency of operation and space usage and will stimulate connection and collaboration between units. subsequent project is anticipated to renovate and remodel the existing BNR building and connect it to the new building with a bridge that will provide a strong connection between the new building and those resources remaining in BNR.

UTAH STATE UNIVERSITY – CLINICAL SERVICES BUILDING

Project Cost Estimates			
State Funds	Other Funds	Total Project Cost	O&M Funds
\$15.0 M	\$18 M	\$33.0 M	\$662,056

Project Space - Gross Square Footage		
New	Renovated	Demolished
105,500		36,560

The new Clinical Services Building for USU's College of Education and Human Services (CEHS) will provide 105,500 square feet of state-of-the-art clinical, research, and office space to enable the College to provide a variety of clinical services for adults, adolescents, and families, all within one building. This will include integrated service delivery, vocational and graduate student training activities, clinical research, and community outreach within six different clinics including:

- Autism and Other Developmental Disabilities
- Family and Human Development
- Aging and Memory
- Health and Exercise Science
- Speech, Language, and Hearing Sciences
- Center for Persons with Disabilities

Many of the clinical departments within the Emma Eccles Jones College of Education and Human Services are spread out in different buildings across campus and need to be united in one facility. Bringing departments together under one roof will increase efficiency of operation and space usage, encourage connection and collaboration between units, and facilitate access by the public. The new facility will bring

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together diverse clinical programs in an interdisciplinary environment, creating an optimal setting for training graduate students and engaging faculty across human service professions. It will facilitate new, cutting edge clinical research and optimize recruitment of faculty and students. It will create synergies of space utilization and efficiency. The new clinic will provide better and more diverse treatment and counseling services to individuals, couples, and families.

The proposed site is the existing Center for Persons with Disabilities (CPD) building that is an aging and inefficient one-story brick building that is not equipped to handle modern clinical and laboratory needs. It has many problems, including an inefficient layout, life safety deficiencies, poor energy efficiency, and a confusing floor plan. Temporary facilities will be required for the CPD Department while this new building is under construction.

Private donations of \$18 million have been committed to help fund this project. It will require \$662,056 of additional O&M funding for its ongoing operation.

WEBER STATE UNIVERSITY – SOCIAL SCIENCES BUILDING RENOVATION

Project Cost Estimates					Project Space - Gross Square Footage		
Current State Funds Request	Prior State Funding	Other Funds	Total Project Cost	O&M Funds	New	Renovated	Demolished
\$30.1M	\$0 M	\$0M	\$30.1 M	\$427,209	13,000	106,322	0

The Social Sciences Building was designed in 1969 and finished construction in 1973. It currently houses the Departments of History, Anthropology, Criminal Justice, Geography, Political Science and Philosophy, Psychology, Social Work and Sociology and continues to be one of the most heavily used academic instruction buildings on the campus.

The project will consist of essentially gutting the interior, including all interior partitions, electrical, heating and air conditioning systems and plumbing systems. Basic structural elements will be strengthened to meet current seismic code requirements; modifications will be made to make the building ADA compliant; outdated and inefficient HVAC, plumbing, and electrical systems will be replaced; and the interior will be reconfigured and rebuilt to accommodate the most effective and efficient use of space and systems to meet the current and projected academic requirements.

Multi-media classrooms of sufficient size and configuration will be provided. Faculty offices will be reconfigured and interior circulation and restrooms will be upgraded. Appropriate study rooms, faculty preparation rooms and work rooms will be incorporated. Interior finishes will be upgraded or improved, to include lighting, floor coverings, wall coverings, and ceilings. Exterior wall panels will be cleaned, and mounting systems for these panels will be upgraded to meet seismic requirements. Where appropriate and feasible, additional daylight will be incorporated into the design to make the facility less energy intensive and more user-friendly. Additionally, approximately 13,000 square feet of “porch” area around the perimeter of the first floor will be incorporated into office, classroom, study and lab spaces.

State-appropriated O&M support is used for the existing building, which was constructed with state appropriated capital funding. WSU is requesting \$427,209 of additional state funding for O&M needs to

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accommodate the ongoing costs for the increased space and updated HVAC and electrical needs of the facility.

SOUTHERN UTAH UNIVERSITY – NEW BUSINESS BUILDING

Project Cost Estimates			
State Funds	Other Funds	Total Project Cost	O&M Funds
\$9.0 M	\$4.0 M	\$13.0 M	\$344,000

Project Space - Gross Square Footage		
New	Renovated	Demolished
42,000		

The requested project is a new building designed to meet the space and pedagogical needs of the School of Business. Since 1980, when the current business building was constructed, the School of Business has doubled in students and faculty and has added Masters Degrees in Business Administration and in Accountancy. To compensate for this increased student enrollment, the building is heavily scheduled and utilized. Most graduate courses are taught in the afternoons and evenings.

The lack of seminar style classrooms, student breakout rooms, and service learning space in the existing building is not conducive to the curriculum of the undergraduate and graduate degree programs. The new building will provide classrooms, seminar rooms, advanced-business computing labs, graduate assistant work-study areas, break-out/study rooms, an academic advising suite, and additional faculty offices.

The existing Dixie Leavitt Business Building will be repurposed for use as academic and academic support space for programs and units that are currently spread across campus. Some of these programs are currently housed in the Multipurpose Center Building, which was constructed in 1965, and has significant code compliance, mechanical, seismic, and HVAC system deficiencies. Replacement of this building, which also houses dance and other fine arts programs, is a subsequent SUU high-priority need.

SUU has commitments of \$4 million of non-state capital funding to help fund the project, and \$344,000 of new funding will be needed for ongoing O&M support.

SNOW COLLEGE – NEW SCIENCE BUILDING

Project Cost Estimates			
State Funds	Other Funds	Total Project Cost	O&M Funds
\$18.4M	\$0	\$18.4M	\$153,234

Project Space - Gross Square Footage		
New	Renovated	Demolished
52,600	0	57,000

This project request is for construction of a new science building. The current building was constructed in 1972 and has many safety (including asbestos) and code compliance issues. The Anatomy, Biology, Chemistry, and Physics Labs no longer meet the standards for science classrooms in a higher education setting. In addition, the lab benches and floor tiles were manufactured with asbestos and cannot be modified to meet current needs. Glass lined chemical drain lines have broken and cannot be repaired due to their location within concrete walls. The single elevator in the building is too small to accommodate new larger wheelchairs and, therefore is not ADA code compliant. There are numerous other ADA code compliance and international building and trade code compliance issues that need to be addressed as well.

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This building is vital to the College to enable it to provide critically needed STEM (Science, Technology, Engineering and Math) curriculum in order to assure continuation of the College's historically strong science and pre-engineering programs, which are key to the success of so many of Utah's current and future students.

Recent requests for this project request entailed remodeling and refurbishing the existing building and expanding it to provide modern and up-to-date science labs. DFCM estimates that the cost difference between remodeling the existing facility and building a new one is approximately \$1.5 to \$2 million. As a result, DFCM is recommending demolishing the existing building and constructing a new and more efficient facility.

DIXIE STATE UNIVERSITY – PHYSICAL EDUCATION/STUDENT WELLNESS CENTER

Project Cost Estimates			
State Funds	Other Funds	Total Project Cost	O&M Funds
\$19.0M	\$10.0M	\$29.0M	\$385,000

Project Space - Gross Square Footage		
New	Renovated	Demolished
100,000	0	0

This project is a multiple story, 100,000 sq. ft. facility that will provide needed classroom, office, gymnasium, and health and wellness space for the University's current enrollment (over 8,000 students) and for future growth. The new facility will enable DSU to accommodate new baccalaureate degrees in Health Promotion and Human Performance fields. It will house:

- Bachelor of Arts/Sciences degree program in Health and Human Performance (Teacher Education, Kinesiology/Exercise Science, and Health Promotion & Wellness tracks)
- Integrated Studies Emphasis Areas (Exercise Science, Health Promotion & Wellness, and Recreation Management)
- Minors (Health Promotion & Wellness, Exercise Science, Recreation Management, and Physical Education Teacher Education)

Although DSU previously has not offered a Physical Education degree, many of the existing classes will become part of the curriculum for these new programs. The current physical education facility consists of a Gymnasium that was constructed in 1956 that houses the DSU Volleyball Team and is used for some intramural programs. With growing enrollments and other limitations, it does not meet the academic and wellness needs of the institution and its new role and mission.

DSU students have been committed to this program for many years as is evidenced by their backing of an existing student building fee to support a wellness facility. By the end of FY2015, \$2.2 million will be in hand from this fee, the continuation of which will support an \$8 million revenue bond for the student wellness portion of the facility. In addition, DSU is actively pursuing donations from organizations currently requesting physical education health and wellness programs. The ongoing O&M costs for the state-funded portion are \$385,000. O&M support for the student wellness space will be paid from non-state funding sources.

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UTAH VALLEY UNIVERSITY – PERFORMING ARTS BUILDING I

Project Cost Estimates			
State Funds	Other Funds	Total Project Cost	O&M Funds
\$36.0M	\$0	\$36.0M	\$840,000

Project Space - Gross Square Footage		
New	Renovated	Demolished
120,000	0	0

This new facility will provide for the dance and music programs that are now housed in the Faculty Annex, the Gunther Technology building, the Physical Education area, the Student Center, and some off-campus facilities. Existing facilities permit sound transfer throughout, which hampers effective teaching and learning. Individual students’ practice rooms are severely limited, offices and studios do not meet faculty or student needs, and public performances or exhibits of any kind are difficult and often impossible to present.

The new building will include music and dance instruction studios and rehearsal halls, classrooms, technology-enhanced learning labs, student recital facilities, recording and media production technologies, and a 700-seat concert hall and a 700-seat dance theatre. A commons area/foyer with a box office and events marketing suite will serve the public performance facilities. Instrument storage and repair facilities, equipment lockers, dressing rooms, physical training and conditioning facilities, off-stage green rooms, and music practice rooms will also serve student needs. The outside of the building will mirror traditional campus design and connect with adjacent buildings through a covered walkway.

The estimated new O&M funding required for this building is \$840,000.

SALT LAKE COMMUNITY COLLEGE – CAREER & TECHNICAL EDUCATION (CTE) CLASSROOM AND LEARNING RESOURCE BUILDING – WESTPOINTE CENTER

Project Cost Estimates			
State Funds	Other Funds	Total Project Cost	O&M Funds
\$45.0 M	\$0	\$45.0 M	\$738,713

Project Space - Gross Square Footage		
New	Renovated	To be Sold
130,963	0	80,286

This CTE Classroom and Learning Resource Space project to be built on newly-acquired property at the Westpointe Center consists of a new 130,963 square foot facility that will contain additional classrooms, large-bay teaching labs, study space, and office and conference room space for faculty and staff support. In addition to providing needed space for current and future enrollments it will accomplish two important purposes:

- Consolidation of the Career and Technical Education programs into one location, which will enhance programmatic efficiency and broaden access to the programs.
- Provide sufficient space to continue and expand business and industry partnerships in the areas of advanced manufacturing technology.

The existing Meadowbrook Campus consists of 3 permanent buildings and 2 portables. The intent is to sell these buildings with the proceeds used to offset part of the cost of the new building. The programs that are

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now housed in the existing buildings and that will be moved to the new facility or other appropriate sites are:

- Composite Materials
- Plastics
- Heating Ventilation and Air Conditioning
- Diesel Systems
- Truck Driving
- Heavy Diesel Systems
- General Education

In addition, SLCC intends to move the Welding and Machining-Manufacturing Technology program to the new facility.

The existing facilities are marginal for delivery of many of the programs. They were originally constructed of concrete block, tilt up concrete panels and wood framing. This structure had minimal energy retrofitting done to the walls and roofing. The roofs were built in several phases using various structural systems, some of which are questionable and don't exist anymore. The mechanical units are exteriorly located with inefficient duct work and are prone to extensive leaking. Also, without major replacement, the mechanical and electrical systems that serve the buildings cannot be expanded or modified, and are failing.

The new facilities will accommodate current needs and provide for expansion into the future with state-of-the-art space that is designed for these increasingly complex programs. It will resolve existing cost inefficiencies and improve the sharing of space and equipment resources by faculty, staff and students.

SLCC is requesting \$738,713 of increased O&M funding for the ongoing support of this facility.