

100%

VOLUME 1



Southwest Minnesota State University

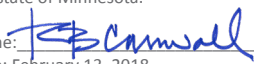
MASTER FACILITY PLAN 2017

100% | 2.13.2018



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I hereby certify that this report was prepared by me or under my direct supervision and that I am a duly licensed architect under the laws of the state of Minnesota.

Name: 
Date: February 13, 2018

Registration No.: 18730

February 12, 2018

Brian Yolitz
Associate Vice Chancellor for Facilities
Minnesota State System
30 East 7th Street, Suite 350
St. Paul, MN 55101-7804

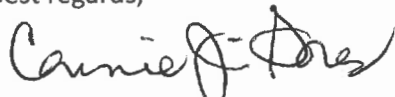
Dear Associate Vice Chancellor Yolitz:

I am pleased to submit to you the 2017 Comprehensive Facilities plan for Southwest Minnesota State University. The Plan was developed through active involvement of the entire campus community – faculty, staff, students and administration – along with external input from regional community members and alumni. The process was led by LHB Architects, through the work of Bruce Cornwall. Paulien and Associates assisted with space utilization work.

The Comprehensive Facilities Plan will serve to guide the University in making critical decisions about and improvements in the University's facilities in the coming years. The goals and vision of the Plan are to improve the student experience; improve classroom utilization and condition; improve wayfinding; and improve student life and residence hall facilities. The Plan reflects the University's short and long-term strategies and objectives for supporting the academic and student services mission of the University through the effective use of our facilities.

We look forward to working with the System Office and the University community to move toward realizing the goals and concepts set forth in the plan. Please contact me if you have questions or require further information.

Best regards,



Connie J. Gores, Ph.D.
President

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**PERFORMANCE
DRIVEN DESIGN.**
LHBcorp.com

February 13, 2018

Connie J. Gores, Ph.D.
President
Southwest Minnesota State University
1501 State Street
Marshall, Minnesota 56258

**SOUTHWEST MINNESOTA STATE UNIVERSITY
COMPREHENSIVE FACILITIES PLAN**

Dear President Gores,

LHB, Inc. is pleased to submit the 2017 Comprehensive Facilities Plan for Southwest Minnesota State University.

The attached document has been prepared in accordance with the Minnesota State Guidelines, input from Paulien & Associates, the SMSU Facilities Advisory Committee, and direction from the Minnesota State Facilities Planning Office.

The scope of our work for the project has been to provide professional expertise and analysis of the existing campus leading to distinct recommendations. Section 6 highlights our findings by summarizing the key Capital Improvement Projects, HEAPR, and Campus Initiative Projects.

Sincerely,

R. BRUCE CORNWALL, AIA, MN REG. NO. 18730
LHB

c: Greg Ewig and Michelle Gerner, Minnesota State Facilities Planning Office
LHB File # 150069

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Executive Summary

Needs and Opportunities

The campus facilities at Southwest Minnesota State University (SMSU) are in very good condition, not-withstanding typical maintenance and asset preservation needs. The buildings are very well-maintained and there is adequate existing facility space to accomplish all the current and long-term needs, including plenty of parking space and even expansion space in the outside chance that new facilities are required in the far-off future. However, due to the extensive square footage on campus, it is the opinion of the planning team that the university could even consider the demolition or long-term mothballing of facilities to better focus limited resources in key areas of opportunity.

The campus is clearly valued by the community and students and there is a definite 'pride of place' that permeated all the discussions. Despite an eagerness for renewal and improvements the campus is very well liked and a fondness for certain aspects of the facilities and grounds clearly indicate a high value experience for its students and alumni. However, during the planning activities and multiple discussions with students, staff and faculty five key needs were identified:

1. The need to consolidate Student Services
2. The need to improve 'wayfinding' and better defined 'front doors'
3. The need to improve classroom utilization and quality
4. The need to update the residence halls and fitness center
5. The need to better support student success

Additional needs were identified that included more consistent access to technology, updated campus aesthetics, how to accommodate new academic programming, improved landscaping especially for winter outdoor pedestrian activities, and, even how to best accommodate public/ private partnerships. The campus is considered to be a very safe place and the campus is rightfully very proud of its consistent high-accessibility across the campus except in a few spot locations. An additional bright spot for the campus is the long-term city plan for Marshall that includes significant public and private investment in the immediate area with the recent completion of an ice arena, on-going renovation and update to a local shopping center, a planned office and residential development called Camden Market, and a regional trailhead traversing the campus.

Therefore, despite a well-loved campus with many positive attributes, it is the opinion of the planning team that the well-defined needs of the campus will require significant investment to meet its true potential. It became clear

during the campus planning phases that some broad stroke intervention would be required to truly update the campus to a 21st Century learning environment. Too much time has passed between the original vision, architectural framework and construction typology of the campus to proceed with only incremental changes.

Demographically, the university continues to draw primarily from the immediate region. Student headcount and FYE has varied over the last few years, but concurrent enrollment and on-line coursework has continued to rise. While the university will continue to monitor population trends, it is expected that the clear majority of students will come from the regional area and most likely remain stable with slight fluctuations. The potential for dramatic growth is limited by the reality of rural population trends, but the quality of instruction, regional pride, and innovative new programs will make SMSU a consistent higher education destination for the region.

Comprehensive Facilities Plan Vision

The Vision for the Comprehensive Facilities Plan is very clear and strives to attain a physical environment that fosters, nurtures and sustains student success from the first-time experience through graduation. The planning team, including the campus leadership and master planning advisory team were all in agreement from the very beginning that the physical environment plays a crucial role in supporting academic and student support programs at SMSU, and without a foundation of excellent facilities, these programs will be less successful. Throughout the planning process, research and anecdotal evidence was referenced that supported this philosophy. As a result, it was determined that the Comprehensive Facilities Plan must support the following six primary goals supported by the related strategies developed during the planning process:

- **Goal One:** Improve the Student Experience
 - Strategies include: Increasing social interaction; Supporting quality facility aesthetics; Creating a sense of ownership and belonging; and, reducing environmental stress
- **Goal Two:** Improve Classroom Utilization and Condition
 - Strategies include: Adjusting class hours to include shoulder hours; establish realistic targets for utilization; Reduce number of classrooms; Reconfigure classrooms; Creating multi-modal classroom environments
- **Goal Three:** Improve Student Services
 - Strategies include: Consolidating and centralizing Student Services; Improving visibility and access to student support services; Relocating Academic Learning Center to Library; and creating an Academic Success Center
- **Goal Four:** Improve Wayfinding
 - Strategies include: Developing multiple

‘Community Commons’; Developing more ‘3rd Places’ on campus; Improving signage; creating stronger program identities

- **Goal Five:** Improve Student Life and Residence Facilities
 - Strategies include: Renovating student fitness center and student club facilities; Updating residential facilities; Renovating PE facilities; Improving landscape and site development; Restoring courtyard landscaping

Space Utilization

Low space utilization continues to be an issue at SMSU, but it also represents an excellent opportunity to dramatically adjust space assignment and configuration to implement the proposed capital improvement projects of the plan, as well as, provide for a potentially significant demolition. Thus, the university could significantly improve space utilization by reducing the number of classrooms and labs, but more importantly, the reduction would significantly improve the overall quality of instructional facilities by replacing outdated instructional spaces with more flexible and varied teaching environments better suited to today’s educational delivery models.

Consumption/ Reduction Targets

Energy use intensity (EUI) for SMSU, measured in kBtu/SF/Year, has increased compared to the 2009 baseline year. Minnesota State’s system-wide goal is a 20% reduction in energy and

water consumption by 2020.

	2016	2020
Energy	+3.05%	-20%
Water	+0.82%	-20%

Proposed Capital Investment

The top three projects were identified in three key categories that directly support the Comprehensive Facilities Plan’s Vision for academic success, student life enhancement and asset preservation:

Academic Success:

- Multi-modal Learning Center: \$16,600,000 Renovation and demolition
- Exercise Science/ Health / Wellness Center: \$14,700,000 Renovation
- Active Learning Center: \$9,500,000 Renovation

Student Life Enhancement:

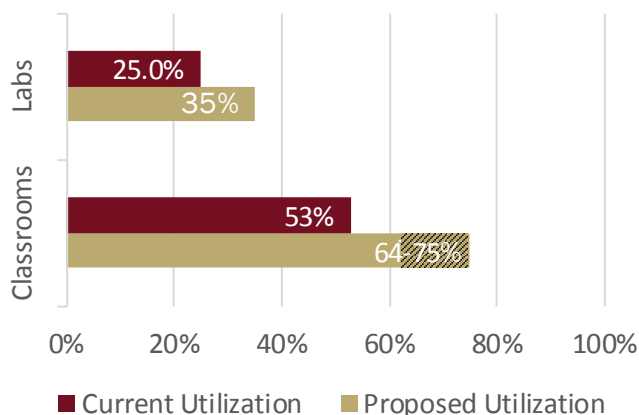
- Student Fitness Center: \$1,000,000 Renovation
- G2 and HA Residential complex: \$5,000,000 Renovation
- GM and GW Residence Halls: \$7,000,000 Renovation

Asset Preservation:

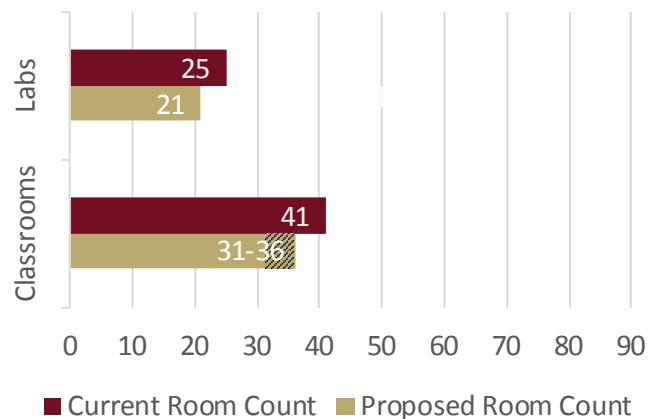
- SM-ST Link Replacement: \$1,996,000
- SM-CH Link Replacement: \$537,000
- SM-SS Link Replacement: \$1,300,000

*See Section 3 for more detailed information on classroom and laboratory size and distribution.

Current vs. Proposed
Space Utilization



Current vs. Proposed
Room Counts



Campus Space Use Distribution

Accurate space use by function is not available. The total square footage for buildings is 1,233,169.

	Square Feet
Academic Buildings	
Instructional	649,067
Athletics	74,270
Other	77,894
Subtotal	801,231
Revenue Buildings	
Residence Halls	306,537
Commons	16,472
Student Center	76,940
Conference Center	31,989
Subtotal	431,938
Total	1,233,169

Master Plan Background

Master Plan Advisory Committee Members

- Deb Kerkaert (Co-Leader), Vice President for Finance and Administration
- Cyndi Holm (Co-Leader), Director of Facilities & Physical Plant
- Dr. John Ginocchio, Assoc. Professor of Music / Department Chair - Fine Arts & Communication
- Dr. Sandy Craner, Associate Professor of Biology
- Mara Wiggins, Collection Management – E-Resources Librarian/Assistant Professor
- Michael Kurowski, Coordinator of Judicial Affairs / International Student Services
- Connie Smisek, Assistant Director of Financial Aid
- Ron Schoephoerster, Scheduling Officer
- Diana Holmes, Office & Admin Specialist Sr. – Fine Arts & Communication
- Shawn Hedman, Director of Academic/Administrative Computer Services
- Scott Crowell, Dean of Students / Associate VP for Student Affairs
- Bill Mulso, VP for Advancement & Foundation Executive Director
- Dr. Raphael Onyeaghala, Dean of Business, Education, Graduate & Professional Studies
- Chris Hmielewski, Director of Athletics
- Donna Reaves, Director of Disability Resources
- Dr. Dwight Watson, Provost
- Ashanti Payne, Student Body President
- Christopher Ross, Student Representative

University's Vision, Mission, and Goals

Mission Statement

Southwest Minnesota State University prepares students to meet the complex challenges of this century as engaged citizens in their local and global communities. Our comprehensive degree programs, taught in the liberal arts tradition, are dedicated to connecting students' academic and practical professional development experiences in southwestern Minnesota to the wider world.

Vision Statement

Southwest Minnesota State University is a university of choice.

Core Values

SMSU upholds core values of transformational learning centered on excellence, civic and community engagement, diversity and global awareness, and environmental issues of sustainability and stewardship:

Excellence and Innovation

SMSU faculty and staff create and support a high-quality student-centered learning environment that :

- prepares students to meet the complex challenges of this century as engaged citizens in their local and global communities;
- provides students with the skills and knowledge to be lifelong learners

Civic and Community Engagement

SMSU faculty and staff are engaged in and support activities that

- promote civic engagement opportunities that enhance SMSU's reputation as a locally, regionally, and globally-engaged institution
- build mutually beneficial partnerships across our region and state
- provide rich opportunities for learning that go beyond the traditional classroom and lab settings

Diversity and Global Awareness

SMSU faculty and staff contribute to creating an environment that celebrates the diverse and inclusive nature of the SMSU campus community as they

- foster cultural understanding and interactions and a welcoming and accessible campus environment for all groups
- provide a supportive environment for intellectual expression and civil communication by all groups

Environment, Stewardship, and Sustainability

SMSU faculty and staff are committed to being responsible stewards of our environmental and fiscal resources who

- facilitate a safe, accessible campus
- foster actions, programs, and scholarship that will lead to a sustainable future

The vision statement and core values recognize the University's emphasis on attention to student needs, promoting respect for diverse voices, and encouraging sustainable actions.

Minnesota State Vision and Mission Statements

The University mission aligns with its governing system's mission and strategic priorities. This mission is "The Minnesota State Colleges and Universities system of distinct and collaborative institutions offers higher education that meets the personal and career goals of a wide range of individual learners, enhances the quality of life for all Minnesotans and sustains vibrant economies throughout the state."

Goals and Objectives of the 2016-2021 Strategic Plan to Date

The goals and objectives of the 2016-2021 Strategic Plan align with the University's mission and values and center on enabling student learning and success. Each of the goals shares a common aim of excellence and engagement centered on learning in all forms and for all who interact with the University: students, employees, community members, partners. The goals and objectives further reflect the University's values of inclusion, stewardship, and sustainable practices, while recognizing the University's role as a state institution in the region.

The goals and objectives, together with the strategies and tactics that will be employed to achieve them, demonstrate a mutual understanding of the University's innate connectivity across the goal areas. Shared resources and collaboration across the University and with the community provide means by which to achieve related goals and create a broader impact. Overall, the goals and objectives embrace a thoughtful, forward-thinking perspective on growing the University while ensuring the institution's fiscal health and celebrating the strengths of the University.

Goals and Objectives: (Note: This narrative provides an overview of the objectives. Some have been collapsed into one or two lines; the work plans retain the separate nature of each objective and how each will be enacted.)

Foster quality teaching and learning:

- Create a Master Academic Plan (MAP) that will recognize and value the contributions of all academic programs
- Promote, develop, and support quality teaching
- Inspire, cultivate, and celebrate a high level of learning
- Ensure the quality and integrity of both teaching and

learning in concurrent enrollment (College Now)

- Formalize campus-wide assessment
- Grow and sustain excellence in graduate and distance education

Create a campus and community climate that embraces differences and inclusiveness:

- Recruit additional diverse staff and faculty and a more diverse and inclusive student body
- Retain diverse staff, faculty, and students
- Involve the campus community in anti-racism and cultural competency training and programming

Enhance campus life experiences by aligning facility resources with university and community needs:

- Update the Campus Facilities Master Plan to guide decisions and meet evolving needs
- Steward physical resources to enhance academic, student life, and workplace experiences and spaces

Increase comprehensive enrollment:

- Increase new students in overall enrollment
- Increase retention, persistence, and degree completion of SMSU students
- Develop a comprehensive public relations and marketing plan to define and manage public perception of SMSU and develop mutually beneficial relationships

Foster an institutional culture that supports students and employees:

- Strengthen overall engagement
- Celebrate and champion achievements
- Develop structurally cohesive student support services
- Provide employee development to meet the University's current and future needs
- Sustain and enhance the research and scholarship work done by faculty and staff

Each objective is further elaborated with strategies, tactics, and performance indicators, along with a description of timeline and who is responsible. See Appendix E for work plans which include goals, objectives and strategies to date.

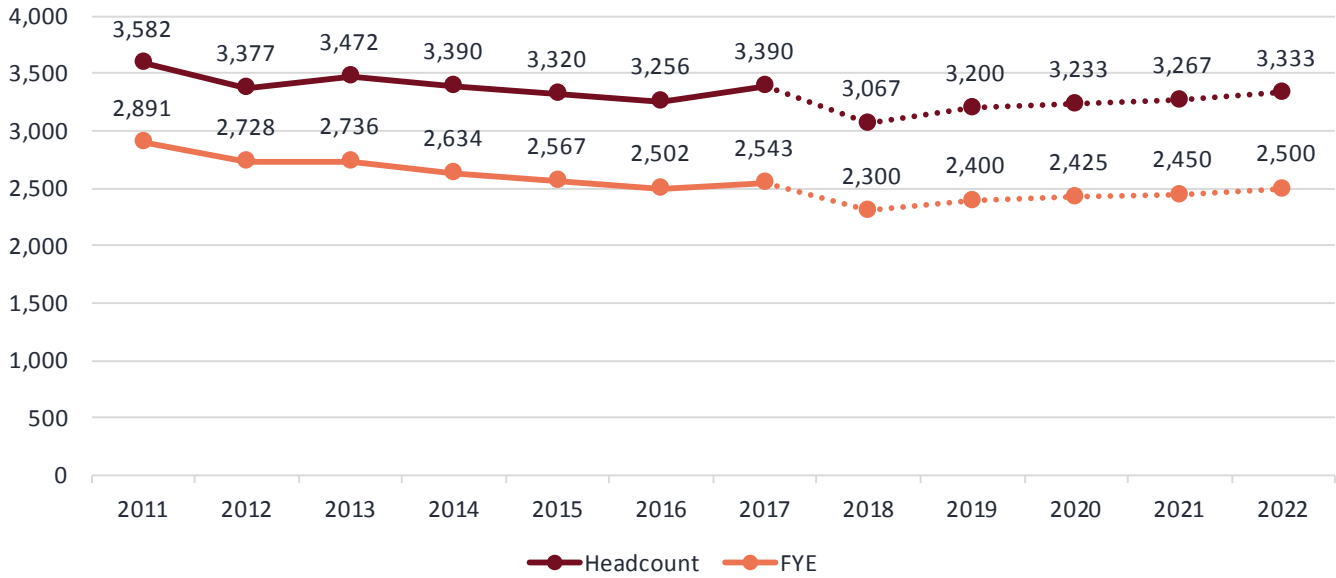
Strategic Plan Highlights

With leadership changes in the past few years at the University, a new cycle of strategic planning kicked off in the Spring of 2014. From a draft document provided by the campus, the anticipated highlights of the Strategic Plan 2016-2021 included the following goals and objectives:

- Foster quality teaching and learning
- Create a campus and community climate that embraces differences and inclusiveness
- Enhance campus life experiences by aligning facility resources with university and community needs
- Increase comprehensive enrollment
- Foster an institutional culture that supports students and employees

Enrollment Demographics

HEADCOUNT AND FYE



*Unduplicated Headcounts
PSEO Not Included
Includes Graduate and Undergraduate Programs

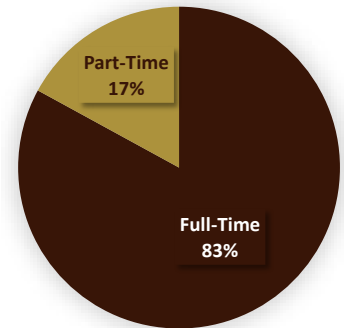
Source:
Provided by SMSU November 2017

SMSU's Undergraduate Degree-Seeking Students

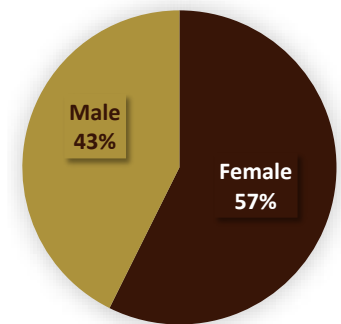
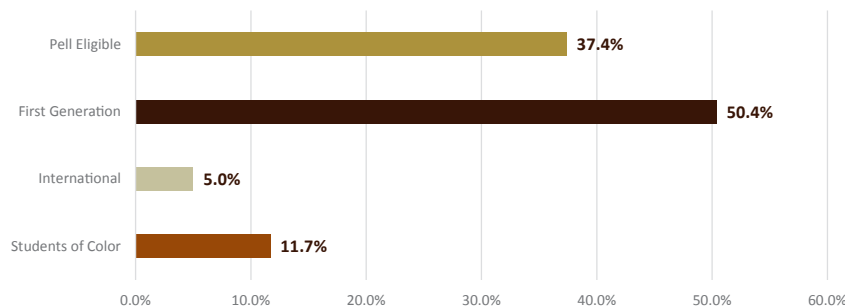
January 2016 Data provided by SMSU

Table 1: Fall Semester Degree-Seeking Undergraduates						
Racial/Ethnic Category	2010	2011	2012	2013	2014	2015
American Indian/Alaska native	16	19	23	23	20	21
Asian	52	55	59	62	53	60
Black	108	101	97	113	102	129
Hawaiian/Pacific Islander	3	1	1	1	1	1
Hispanic	44	47	57	55	50	56
Non-Resident Alien (International)	170	103	98	79	84	115
Unknown	8	3	3	20	32	39
White	2,169	2,119	2,134	2,024	1,967	1,864
Total	2,570	2,448	2,472	2,377	2,309	2,285

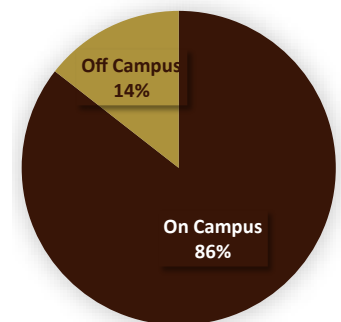
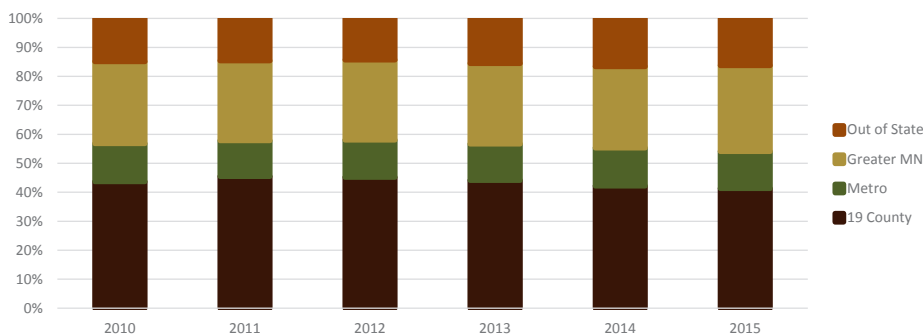
Student Demographics



Facts about our Undergraduate Students



Where do our Undergraduate Students come from?



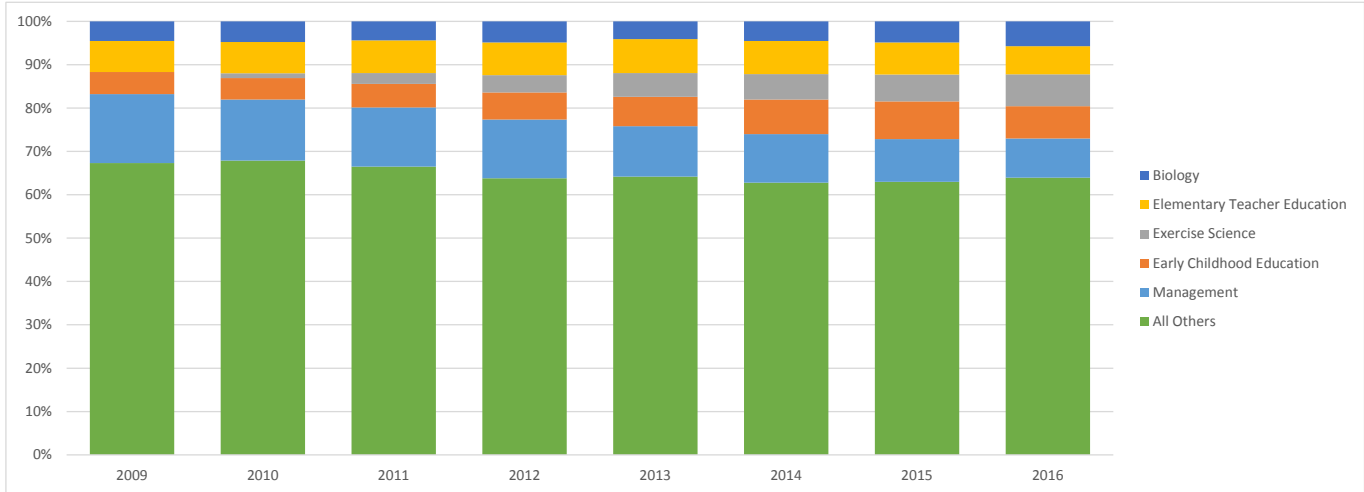
Does not include concurrent enrollment.

SMSU's Undergraduate Programs

Fall Semesters 2009-2016

Duplicated Headcount for highest enrolled Programs

Program	2009	2010	2011	2012	2013	2014	2015	2016
Management	450	401	376	377	315	298	250	234
Early Childhood Education	144	141	149	174	183	212	221	194
Exercise Science		32	70	111	148	156	157	191
Elementary Teacher Education	203	205	208	210	213	204	189	168
Biology	128	136	120	136	110	120	123	148
All Others	1,907	1,937	1,834	1,779	1,738	1,670	1,601	1,658



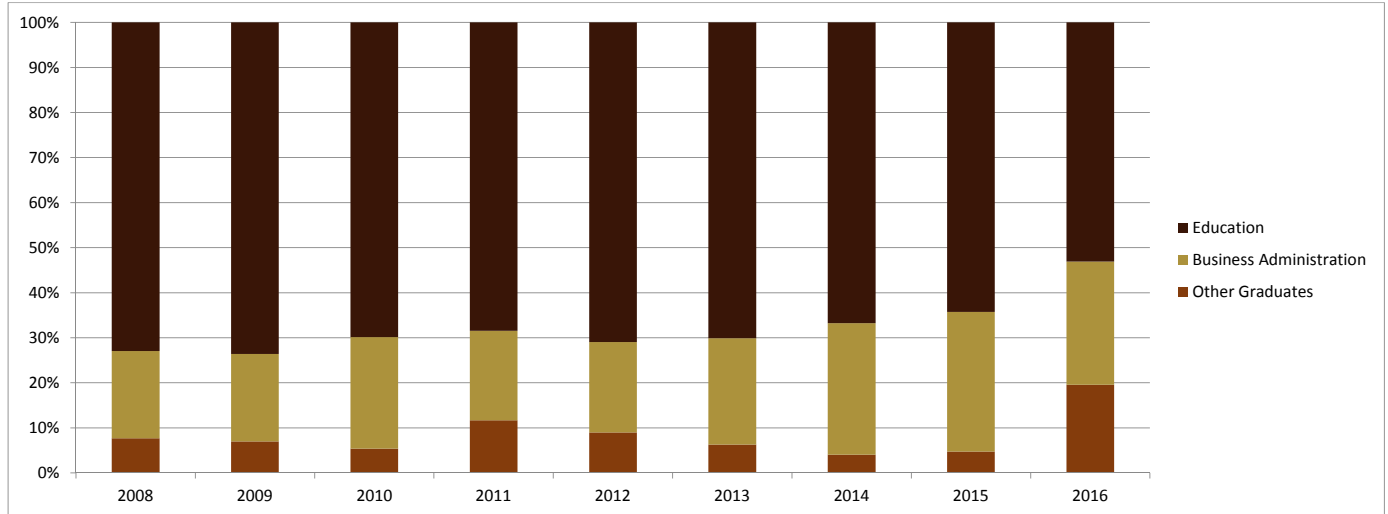
Above: Enrollment demographics graphics provided by SMSU

SMSU's Graduate Degree-Seeking Students - Majors

Fall Semesters 2008-2016

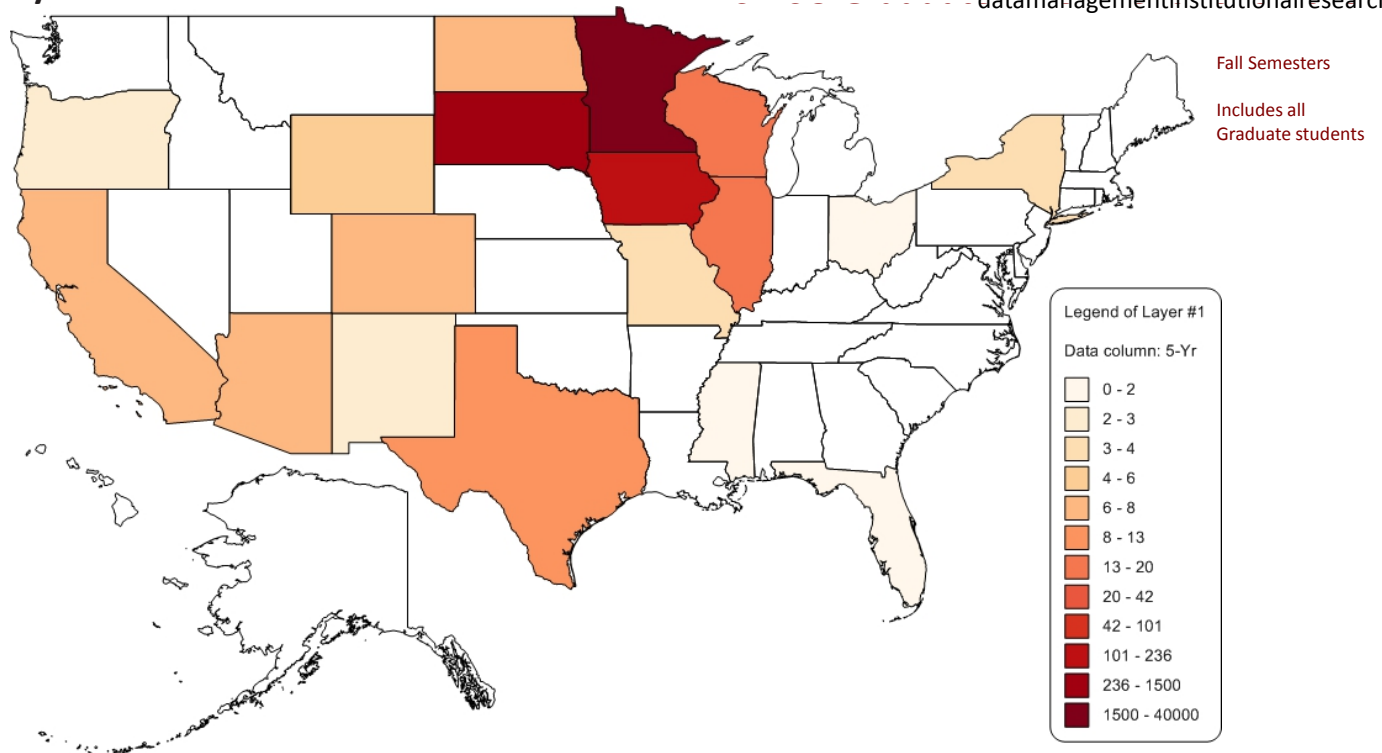
Source:
From SMSU

Department	Program	2008	2009	2010	2011	2012	2013	2014	2015	2016
Education	Education	294	399	350	293	308	312	297	257	258
Management	Business Administration	78	105	124	85	87	105	130	124	133
Academic Affairs	Other Graduates	31	38	27	50	39	28	18	19	95
		403	542	501	428	434	445	445	400	486

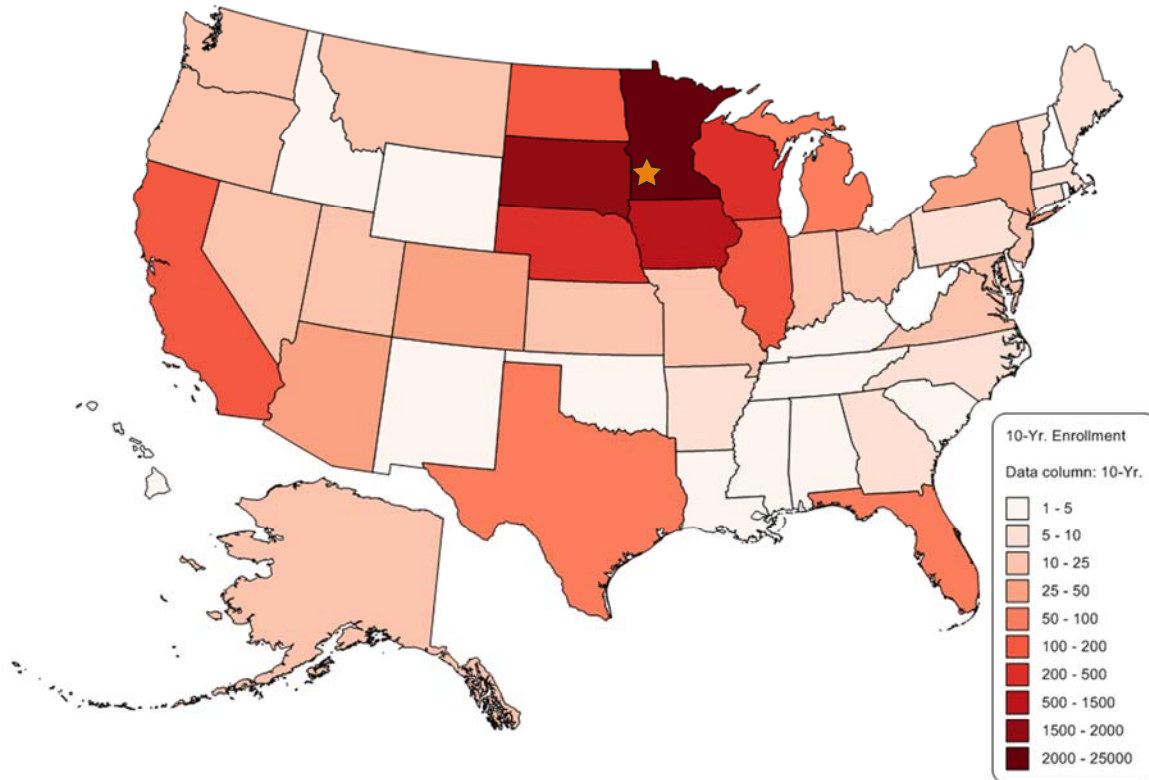


SMSU Graduate Degree-Seeking Students By State 2010-2015

Source:
<https://www.smsu.edu/administration/datamanagementinstitutionalresearch/>



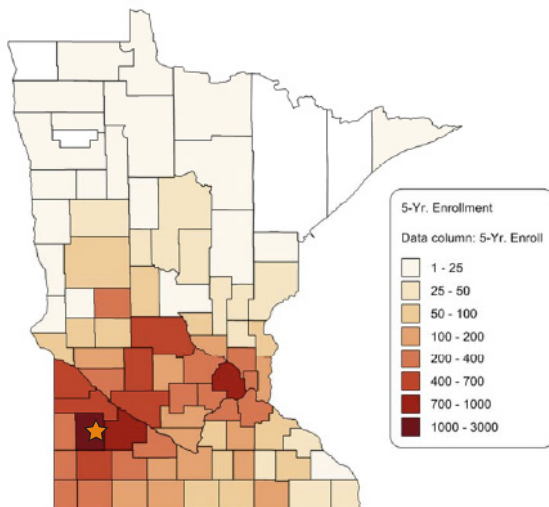
Demographics



Above: SMSU 10-Year Enrollment By State.

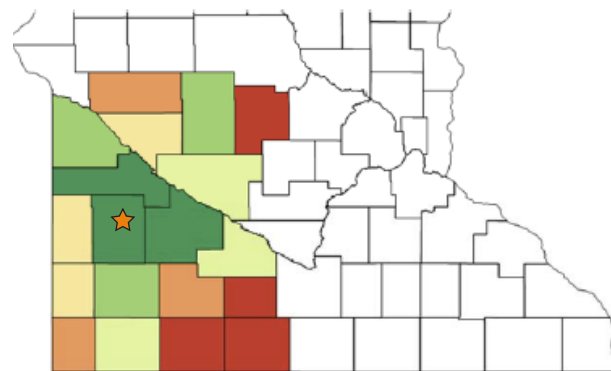
As a state supported public institution in Minnesota, it is no surprise that 80% of SMSU's enrollment is from resident students. In the past ten years, SMSU has also enrolled students from 46 out of 50 States. The greatest share of out-of-state students are coming from neighboring states.

Source: Images provided by SMSU



Above: SMSU 5-Year Enrollment By MN County (2010-2015)
Within Minnesota, SMSU has drawn students from all over the state. Chiefly though, SMSU's enrollment is derived from students within SMSU's 19 county service area along with counties such as Hennepin and Stearns.

Source: Images provided by SMSU

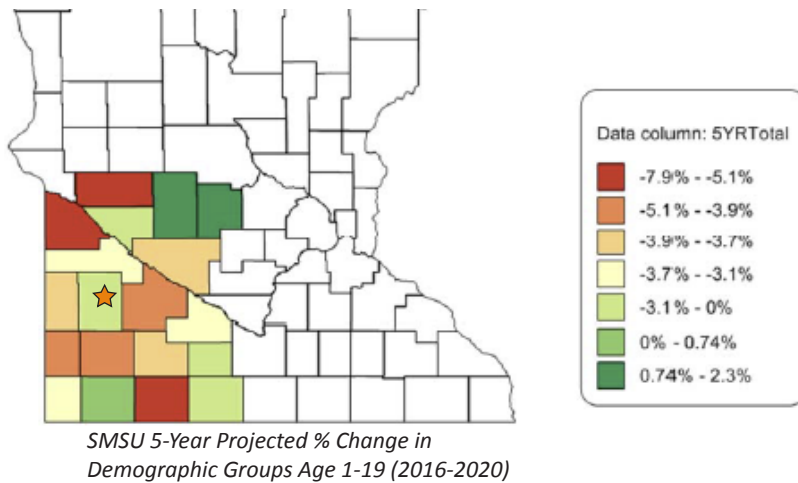


Above: SMSU 19 County Enrollment Share

57% of SMSU's enrollment has historically originated from the 19-County region surrounding Marshall, MN. Despite this rather broad geographic region that stretches 125 miles east to west and 150 miles north to south, SMSU's enrollment within that region is centered around Marshall's central location. In particular the counties of Lyon, Redwood and Yellow Medicine supply approximately ¼ of SMSU's enrollment.

Source: Images provided by SMSU

Demographics

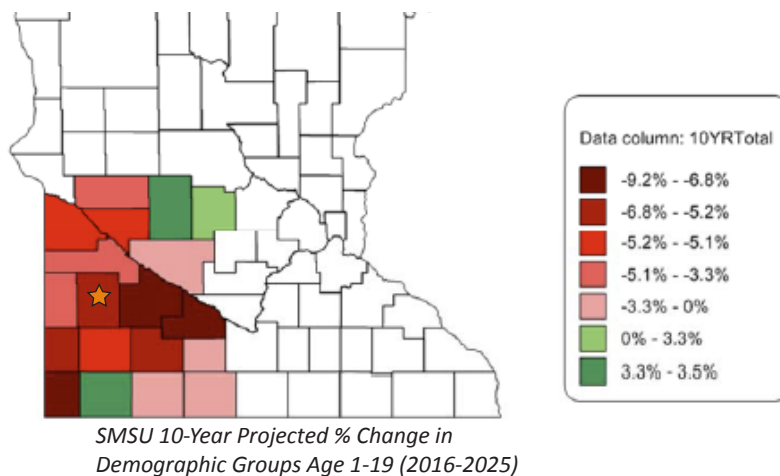


Left: 5-Year and 10-Year Projected % Change in Demographic groups age 1 to 19

Utilizing data from the Minnesota State Demographers office the outlook for SMSU's 19 county service area is decidedly mixed.

For school age children from 1-19 the short 5 and 10 year projections are negative for the region. Over 20 and 30 years the projection is for some gain in those groups. However, across the 19 counties the outlook is not consistent. This diagram displays some of these forthcoming hurdles.

Source: Images provided by SMSU



Minnesota Population Projections By County

	2015	2020	2025	2030	2035	2040	2045	% Change (2015-2030)	% Change (2015-2045)
State of MN	5,502,683	5,687,161	5,844,466	5,974,304	6,089,935	6,189,207	6,278,094	9%	14%
Lincoln	6,037	6,053	6,068	6,066	6,056	6,034	6,008	0%	0%
Lyon	25,837	26,347	27,062	27,653	28,104	28,589	28,957	7%	12%
Murray	8,928	8,987	9,011	9,017	8,952	8,854	8,758	1%	-2%
Pipestone	9,820	9,974	10,132	10,312	10,458	10,545	10,594	5%	8%
Redwood	16,410	16,655	16,913	17,173	17,340	17,458	17,534	5%	7%
Yellow Medicine	10,581	10,680	10,809	10,909	10,968	11,004	10,963	3%	4%

Source: Minnesota State Demographic Center

Minnesota Population Projections by Age, 2015-2050

	2015	2020	2025	2030	2035	2040	2045	% Change (2015-2030)	% Change (2015-2045)
Total	5,502,683	5,687,161	5,844,466	5,974,304	6,089,935	6,189,207	6,278,094	9%	10%
10 to 14	361,199	367,170	363,559	369,253	369,496	371,315	375,017	2%	2%
15-24	721,272	724,571	739,636	741,505	745,235	754,123	759,574	3%	5%
25-44	1,424,185	1,490,226	1,526,931	1,532,268	1,555,638	1,567,223	1,595,688	8%	7%
65-84	689,737	838,805	996,540	1,104,727	1,115,803	1,074,170	1,041,333	60%	24%
85 +	120,605	126,461	134,721	157,415	200,513	246,000	284,419	31%	125%

Source: Minnesota State Demographic Center

Regional & Minnesota State Partnerships

Southwest Minnesota State University prides itself in being a community partner and working with other entities in the city and beyond whenever possible. There are many partnerships, but a few significant ones impact facilities, the campus, and the community at large.

SMSU and the Marshall School District have a joint use agreement that allows each entity to use the others facilities when necessary at minimal or no cost. Many of the athletic facilities are shared for both regular season as well as tournaments. Football and soccer share use of the Schwan Regional Event Center. A new track and field complex was built with joint financial investment from the two entities. The SMSU pool is the only functioning indoor pool in the community capable of hosting meets, therefore the high school and local swim club call it home. Likewise, Marshall High School athletic facilities are used for various large camps that cannot be housed solely on the SMSU campus. Marshall High School has a theater that is more than twice the size of the university's and is designed with significantly better acoustics and technology. That facility is often times home to SMSU music and theatre productions throughout the year. A pedestrian underpass was constructed several years ago that provides safe crossing of Highway 23 for students from both campuses to move back and forth. Usage has increased significantly since its construction and it is not uncommon to see full classes of Marshall High School students coming across to access the SMSU Library.

The Southwest/West Central Service Cooperative was once housed on the SMSU campus, but has since outgrown the space they were assigned. As a regional service provider for 18 counties in southwest Minnesota they host a series of regional conferences each year. The university has been a partner with them to host thousands of students, parents and teachers each year as they utilize our classrooms, labs and lecture centers.

The City of Marshall has been a great partner with SMSU when it comes to facilities and infrastructure. The city has taken ownership of several roads around the campus, thus allowing greater investment in maintenance and consistency with other city streets. A recent project that allowed the city to gain additional water retention volume and the university to beautify its entrance was the pond project on the southeast corner of campus. Through private investment, SMSU's recently completed construction of a new entrance sign will serve as a gateway to campus. The city has also received a series of grants to construct bike trails around the community and connect them to a regional trail system ending at Camden State Park. That trail system comes across the campus with one of the trail heads at the underpass entrance by the FH building. Discussions have also been had with the city over the years as they try to envision what to do with the land immediately north of campus surrounding the large flood diversion pond. That property is currently land locked and

partnership with the University may provide additional opportunities to open up that property.

The SMSU Foundation is another entity that has by function been a significant partner of the University. Primarily the fund raising arm of the institution, the foundation also holds property adjacent to the University and built and operates the Foundation Apartments in agreement with the University. The foundation played a significant role in the development of the Schwan Regional Event Center and has also made significant investments in lighting and scoreboard projects in other athletic venues.

Marshall has also been designated as a Minnesota Amateur Sports Commission Regional site. The Marshall Regional Amateur Sports Commission is centered around a new sports complex immediately to the east of the SMSU campus. A primary objective of this commission is to have all the community entities partner to maximize facility usage and pool resources to drive amateur athletic opportunities in Marshall. The result is increased economic development and enhanced exposure for the city of Marshall and of course the University. This partnership will most likely result in additional joint use agreements.

Other specialized partners for the University include Adult Basic Education, the Agriculture Utilization Research Institute, New Horizons, and Golden Home Care.

Future Campaign Initiatives

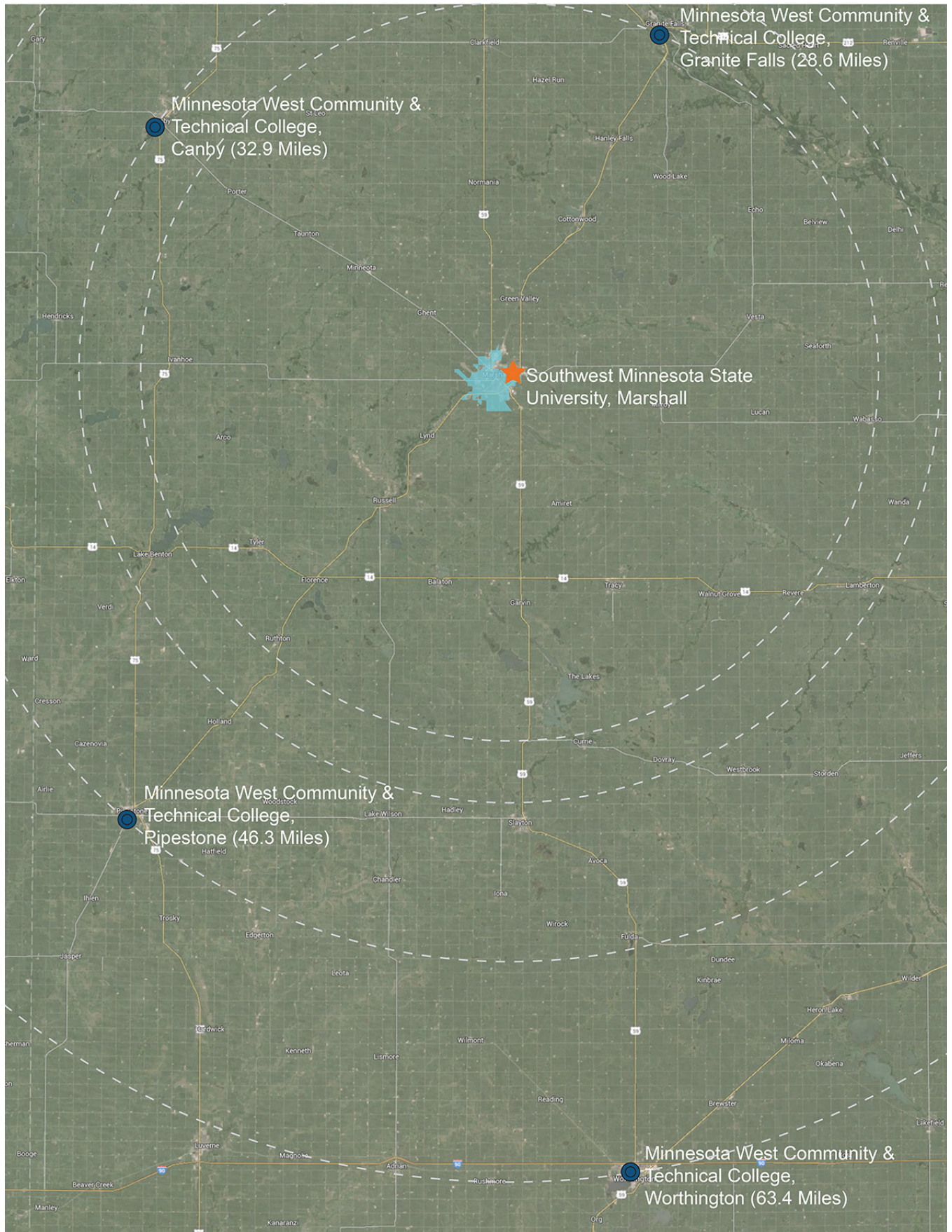
The SMSU Foundation will soon begin planning for a comprehensive fundraising campaign. While no strategic directions have been established at this time, the campaign will eventually align with the University's Strategic Plan with a focus on scholarship development, enhanced student engagement opportunities, and academic program support. There are no plans at this time for facility additions; however, enhancements to campus may become priorities. Some examples may include the baseball field, garden courtyards and further development around the University entrance at Highways 23/19. With the Foundation owning property immediately adjacent to the University, long term plans for an alumni/foundation center or additional housing should be a part of long range planning discussions. The foundation stands poised to assist the University in its fund-raising priorities moving forward.

Enrollment Capacity

SMSU has identified a maximum capacity for the campus based on a level of sustainable enrollment of 9,332 headcount. The breakdown of that capacity is:

Undergraduate, On Campus.....	2,800
Undergraduate, Off Campus.....	750
Graduate, On Campus	300
Graduate, Off Campus	350
College Now	5,132

SMSU Context - Nearby Minnesota State Campuses



Current SMSU Academic Departments/Programs

Source <http://smsu.edu/academics/>

Academic Schools

- School of Agriculture
- School of Business and Public Affairs
- School of Education
- School of Graduate Studies

Current Academic Departments

- Accounting, Finance and Legal Studies
- Agriculture, Culinology and Hospitality Management
- Education
- English, Philosophy, Spanish and Humanities
- Fine Arts and Communication
- Management and Marketing
- Mathematics and Computer Science
- Nursing
- Science
- Social Science

Academic Offerings

- Accounting
- Agribusiness Management
- Agriculture (B.A.S.)
- Agricultural Education
- Agricultural Solutions
- Agronomy
- Anthropology
- Art
- Biology
- Chemistry
- Communication Studies
- Computer Science
- Criminal Justice
- Culinology
- Economics
- Education
- English
- Environmental Science
- Exercise Science
- Finance
- Foreign Languages
- History
- Honors Program
- Hospitality Management
- Humanities
- Indigenous Nations and Dakota Studies
- Interdisciplinary Studies
- Justice Administration
- Management
- Marketing
- Mathematics
- Music
- Philosophy
- Physical Education
- Physics
- Political Science
- Psychology
- Nursing RN to BSN
- Social Work
- Sociology
- Study Abroad
- Theatre Arts
- Women's Studies

Campus History

Southwest Minnesota State University's beginning occurred in 1956 over coffee in the old Atlantic Hotel in downtown Marshall.

A group of civic leaders wondered why there was not a college in southwest Minnesota. That led to a discussion, which led to deeper discussion, which led to the formation of committees, which eventually led to Marshall being selected as the site for the newest of the four-year institutions in Minnesota.

It was much more complex and complicated than that, of course, and eventually led to a host of communities competing against one another for the right to host the new college on the prairie. Each community put its best foot forward for the Site Selection Committee. Yes, some politics came into play. Marshall was selected by a legislative Site Selection Committee on Oct. 10, 1963. SMSU opened its doors to 509 students on Sept. 19, 1967. Today, the institution has approximately 3,700 full year equivalent (FYE) students.

The University has had three names during its brief history. It began as Southwest Minnesota State College, then became Southwest State University in 1975, and the current Southwest Minnesota State University on July 1, 2003. SMSU, as the University is known regionally, is today the youngest of the seven four-year institutions within the Minnesota State Colleges and Universities system, which also includes two-year community and technical colleges.

The building of the University had deep and lasting impact on Marshall and the region. Formed during the Vietnam War, the University brought to the region higher education options that did not exist previously. It also brought young faculty, and a large number of college-age students to a community not used to new ideas that were popular in larger college communities during those early years. There were growing pains, yes, but also an embracing of what the University means to Marshall and the 19-county southwest Minnesota area it was originally created to serve. SMSU enjoys tremendous community and regional support today, thanks in part to its academic reputation and an administration which works tirelessly to build bridges whenever and wherever possible.

When discussions started about the possibility of a college in southwest Minnesota, Marshall's population was 5,900. Today it is a regional hub of 13,680 citizens, and its population doubles during the workday from commuters driving to Marshall from smaller towns within the area. Marshall has been honored as one of America's finest small towns, and SMSU is a leading employer within the region.

SMSU is the educational and cultural hub of the region, with an economic impact of over \$141 million. Plays, concerts, speakers, conferences, workshops and camps are hosted throughout the year.

The Southwest Minnesota State University Mustangs compete in the Northern Sun Intercollegiate Conference, a 16-member league with schools in Minnesota, South Dakota, North Dakota, Nebraska and Iowa. It is the most competitive Division II athletic conference in the country.

SMSU offers two-year degrees, along with bachelor's degrees and four master's programs. It was one of the pioneers of concurrent enrollment opportunities for high school students, and today SMSU courses are taught to upper level high school students at over 100 high schools in the state.

Most of the University's core of buildings were built between 1965 and 1973. The academic buildings are interconnected via links and tunnels, which are popular with students during the winter months.

A tragic fire that destroyed the Food Service building on January 2, 2002 turned out to have somewhat of a silver lining. The wind-driven smoke from that fire also badly damaged the Student Center and affected other parts of campus. From the ashes, however, have grown new buildings and renovations that have transformed the look and the feel of the University over the past dozen years. The Student Center, Conference Center and Library have been completely renovated; science labs have been updated; and new residence hall options added.

The University's first president, Howard Bellows, made sure that the campus was built with accessibility in mind, and today SMSU remains a leader in educating students with disabilities. Current President Dr. Connie J. Gores is in her fourth year and has brought with her an energy that permeates the University and a vision of where she would like the University to go in the future.

Many success stories begin at SMSU, and it's no wonder the University's slogan is "Where You Belong."

Previous Studies

2000 & 2006 Master Plans

The previous master plans featured a number of similar observations as the current comprehensive facilities plan.

The previous Campus Master Plan document, for what was then known as Southwest State University, was completed by Hay Dobbs in 2000. It included general information about the purpose of a master plan and was the first master plan completed for the campus. Similar to the current effort, observations were included to summarize the general condition of buildings and the campus. Proposed projects are grouped by phases, but overall top priorities and specific timelines for completion were not identified. This initial master plan includes broad information about condition assessments, sustainability, and energy consumption.

The 2006 Facilities Master Plan Update was also completed by Hay Dobbs. This update builds off the first master plan, and clearly defines projects completed since 2000, including:

- Expanded Hotel and Restaurant Administration Program
- New Conference Center
- Remodeled Student Center
- Renovated Library
- SMSU Foundation Housing.

The plan contained greater detail on the existing buildings, programs, and site uses as required by the Minnesota State master plan guidelines in effect at the time of completion. The plan was optimistic about the growth of the campus, highlighting the following projects as top priorities to complete prior to 2011. Top capital and investment projects highlighted in the plan include:

- Regional Event Center
- Science Lab Renovation Phase I
- Fine Arts Renovations (Theater and Studio Arts)
- Science Lab Renovations Phase II
- Student Housing

Regional Development

During stakeholder meetings involving the City of Marshall, discussion focused on easing the connection between the University and City. This includes capitalizing on the student population as a community asset and identification of specific areas or points for student interaction. The initial steps for this effort include realigning the road north of campus and completing a corridor study to assess the safety of Highway 23.

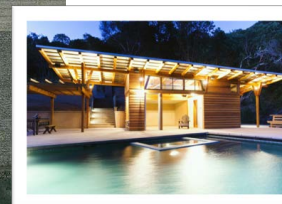
In the early stages of planning, is the idea to develop a multi-use destination to the east of campus, to the southwest of the existing Marshall Senior High School. “Camden Market”, comprised of restaurants and shopping, is paired with “Camden Trailhead”, featuring an outdoor skating pond, warming house, and large meeting facilities including an arena and hotel with conference center. As of September 2017, the project is still in the planning and development stage. A project timeline has not been established.

Camden Market



restaurant patio

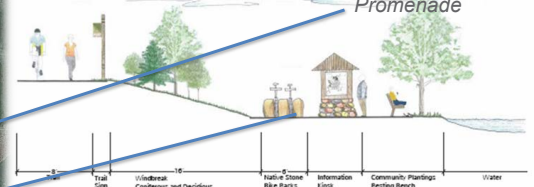
Camden Trailhead



Warming House & Restrooms



Red Baron Arena & Expo Promenade



Skating on “Minne Pond” in the State of Hockey

State Universities:

- A. St. Cloud State University, St. Cloud
- B. Minnesota State University, Mankato
- C. Minnesota State University, Moorhead
- D. Bemidji State University
- E. Metropolitan State University

Southwest Minnesota State University, Marshall

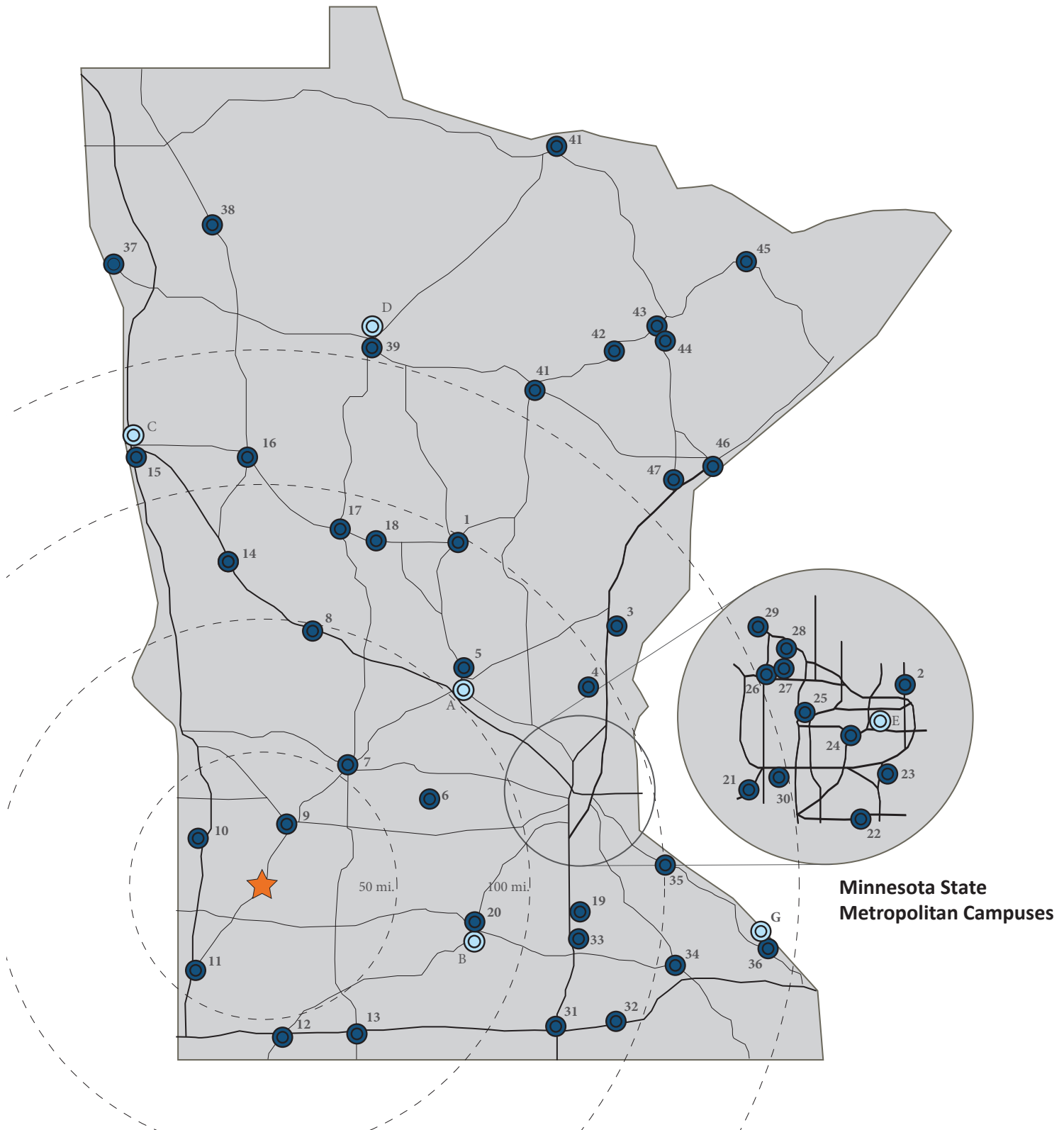
- G. Winona State University, Winona

State Colleges:

- 1. Central Lakes College, Brainerd
- 2. Century College, White Bear Lake
- 3. Pine Technical & Community College, Pine City
- 4. Anoka-Ramsey Community College, Cambridge
- 5. St. Cloud Technical & Community College, St. Cloud
- 6. Ridgewater College, Hutchinson
- 7. Ridgewater College, Willmar
- 8. Alexandria Technical & Community College, Alexandria
- 9. Minnesota West Community & Technical College, Granite Falls
- 10. Minnesota West Community & Technical College, Canby
- 11. Minnesota West Community & Technical College, Pipestone
- 12. Minnesota West Community & Technical College, Worthington
- 13. Minnesota West Community & Technical College, Jackson
- 14. Minnesota State Community & Technical College, Fergus Falls
- 15. Minnesota State Community & Technical College, Moorhead
- 16. Minnesota State Community & Technical College, Detroit Lakes
- 17. Minnesota State Community & Technical College, Wadena
- 18. Central Lakes College, Staples
- 19. South Central College, Faribault
- 20. South Central College, North Mankato
- 21. Hennepin Technical College, Eden Prairie
- 22. Dakota County Technical College, Rosemount
- 23. Inver Hills Community College, Inver Grove Heights
- 24. Saint Paul College, St. Paul
- 25. Minneapolis Community & Technical College, Minneapolis
- 26. Hennepin Technical College, Brooklyn Park
- 27. North Hennepin Community College, Brooklyn Park
- 28. Anoka-Ramsey Community College, Coon Rapids
- 29. Anoka Technical College, Anoka
- 30. Normandale Community College, Bloomington
- 31. Riverland Community College, Albert Lea
- 32. Riverland Community College, Austin
- 33. Riverland Community College, Owatonna
- 34. Rochester Community and Technical College, Rochester
- 35. Minnesota State College – Southeast Technical, Red Wing
- 36. Minnesota State College – Southeast Technical, Winona

- 37. Northland Community and Technical College, East Grand Forks
- 38. Northland Community and Technical College, Thief River Falls
- 39. Northwest Technical College, Bemidji
- 40. Rainy River Community College, International Falls
- 41. Itasca Community College, Grand Rapids
- 42. Hibbing Community College, Hibbing
- 43. Mesabi Range College, Virginia
- 44. Mesabi Range College, Eveleth
- 45. Vermilion Community College, Ely
- 46. Lake Superior College, Duluth
- 47. Fond du Lac Tribal and Community College, Cloquet

Minnesota State Campus Locations



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Section 2: Existing Site Conditions

Campus Address

1501 State St. Marshall, MN 56258



Campus Mapping Exercises

In an exercise with consultants, both the Executive Committee and a student group identified key areas of campus from their perspective. The comprehensive maps are included on the following page.

















Assessment

The campus mapping exercises identified places and aspects of the campus that were positive and negative. Looking across the feedback from students and leadership, a few common things became apparent.

Participants identified that there are several “front doors” or places that visitors to campus perceive as main entrances to campus, rather than one main entrance that is clearly identifiable and can help orient people who are not familiar with campus. Similarly, there are several “back doors” that people more familiar with the campus use.

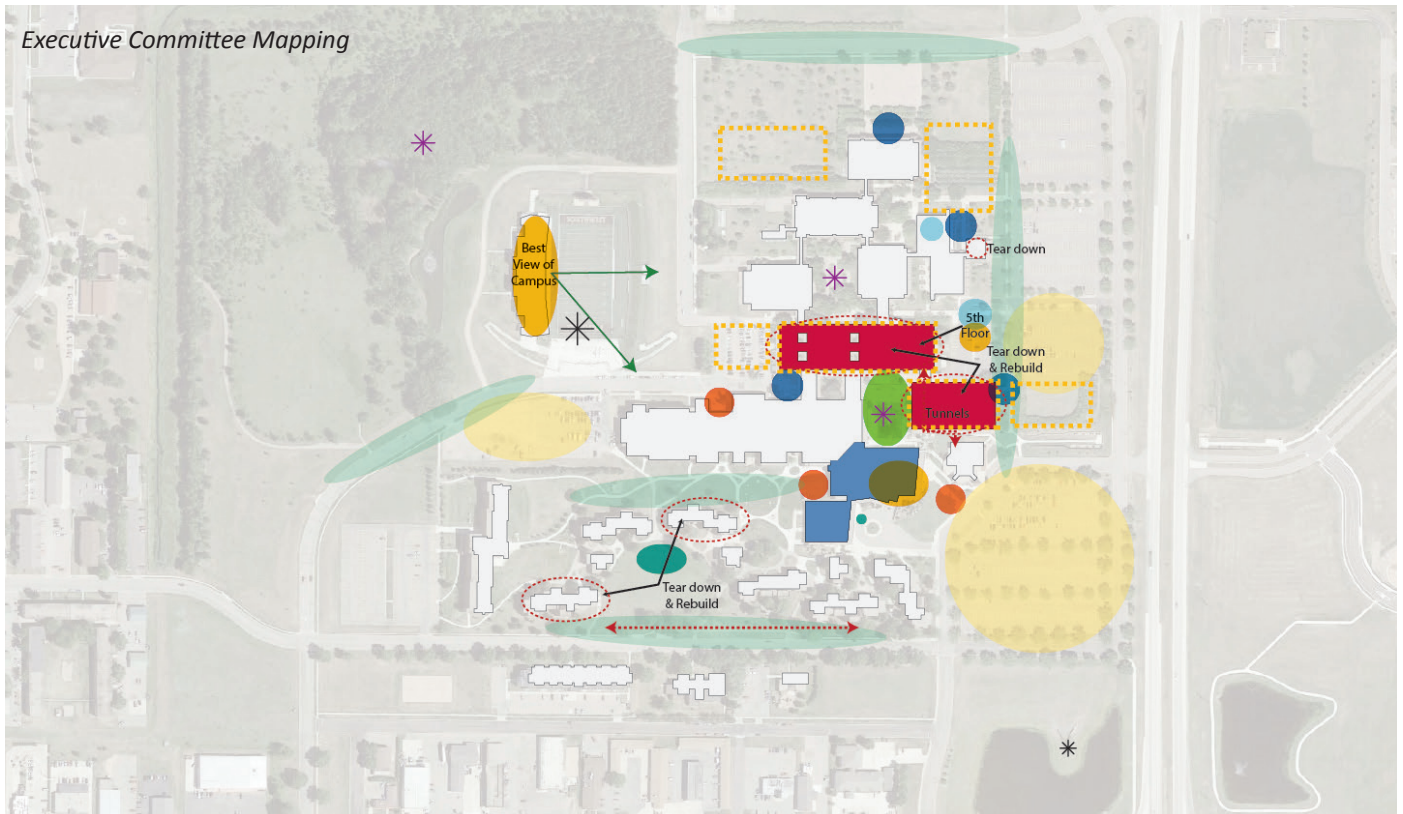
Participants specifically identified the football stadium, Garden Courtyard, Central Courtyard, and 5th floor library conference room as iconic, pleasant, or meaningful places on campus, and that the Student Center was the best building. Fine Arts was identified as the worst building on campus by both groups, identified as needing significant improvements. Windy outdoor areas near the residence halls were identified as the worst place to walk during cold and winter months because of the exposure to wind.

Parking lots throughout campus were generally identified as convenient.

- | | | | |
|---|--------------------------------|---|---------------------------------------|
|  | Campus Front Door |  | Best Places to Meet People |
|  | Campus Back Door |  | Most Pleasant Place |
|  | Most Convenient Parking |  | Most Pleasant Work Place |
|  | Most Pleasant Walks |  | Existing First Impression |
|  | Essance of Campus |  | Ideal First Impression |
|  | Prominant Landmarks |  | Worst Walk/Place |
|  | Best Buildings |  | Worst Buildings |
|  | Most Sacrosanct |  | New Academic Building Location |

Campus Mapping Exercises

Executive Committee Mapping

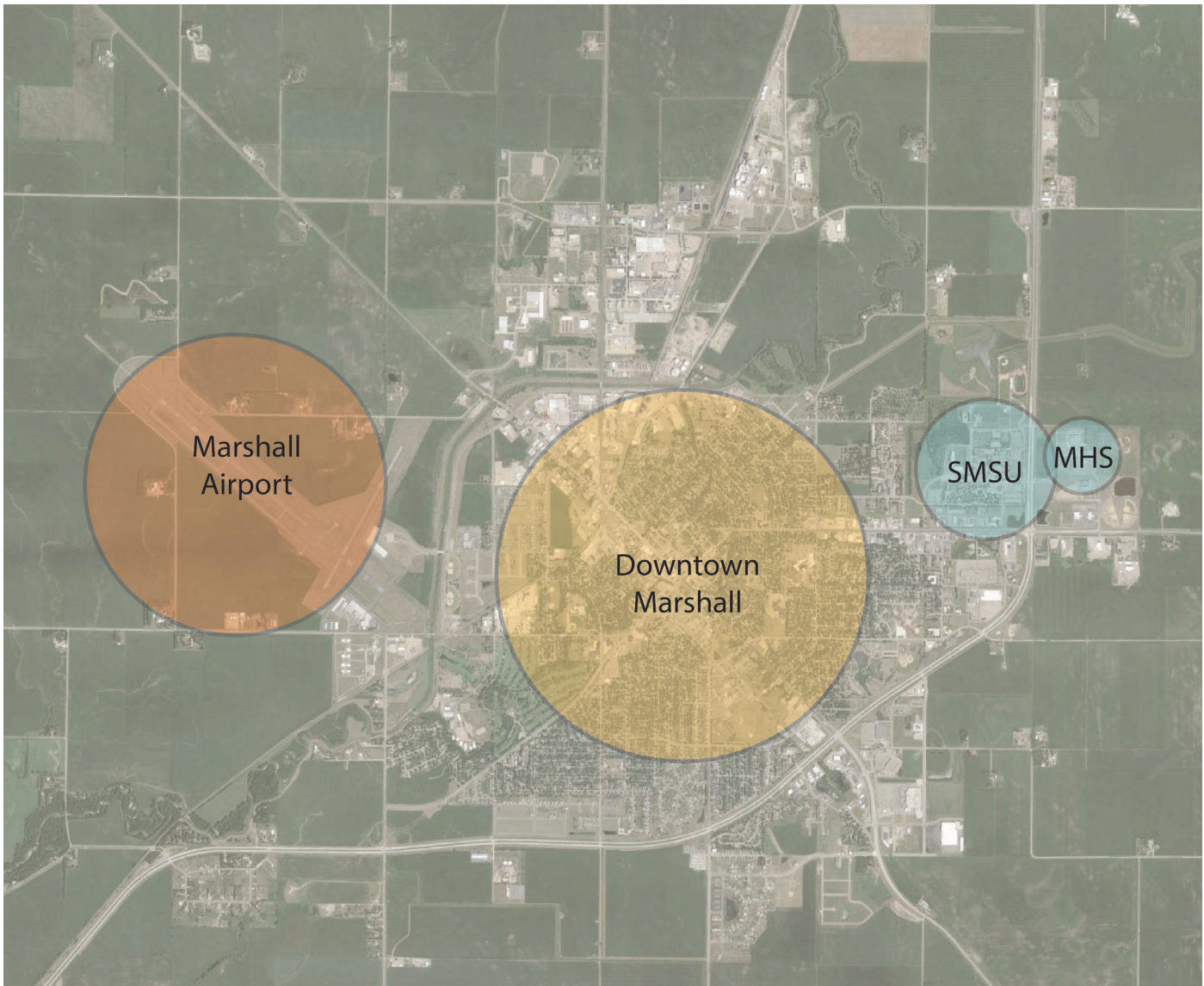


Student Mapping



Campus Context

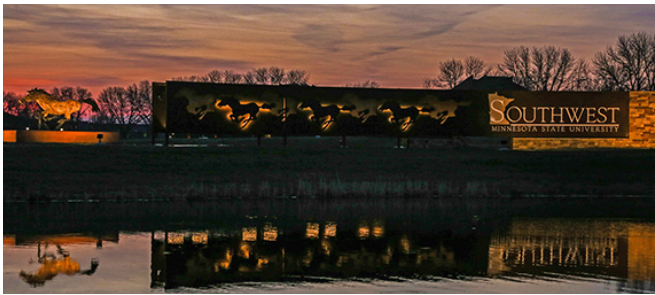
Southwest Minnesota State University is located in Marshall, a community of approximately 13,680 in southwestern Minnesota. The 216 acre campus is on the eastern edge of town across Highway 23 from Marshall High School. It's bounded on the east by Highway 23 and by Highway 19 on the south. 60% of the students come from southwest Minnesota, 10% are from the Twin Cities, 10% are from other parts of Minnesota, 14% are from South Dakota and the remaining 6% are out-of-state or international students.



Existing Site Analysis

Landscape Design

The character of the site is mostly visible at entries and along circulation routes, both pedestrian and vehicular. Improvements have been made to the southern entry along Highway 23 to bring greater clarity to the main campus entrance. Additionally, there is a new monument sign and decorative stormwater pond on the corner of Highway 23 and Highway 19 that improves campus visibility and wayfinding.



The vehicular circulation that rings the campus is simple, with collegiate character: it is lined with banners, pole lights and boulevard trees. The main pedestrian path from the south to north end of campus is also lined with trees of a smaller scale.



That being said, there is an overall lack of landscape continuity interior to the campus. The main campus entry has improved; however there are opportunities to expand on the entry landscape typology to develop a campus standard that improves wayfinding and enhances the aesthetic appearance of the first impression.

Entry Vehicular Access and Parking

The main entries to campus are on Highway 23 and secondary entries are off of Highway 19 via O'Connell Street and Mustang Trail. Mustang Trail, Stadium Drive and Birch Street ring the campus and campus parking. Most of the parking is on the east side of the Academic core and the smaller lots located to the west and north of the campus are usually full during the academic year. Overflow turf lots are used during sporting events. The core of campus is inaccessible to motor vehicles.

Additional signage, landscaping and lighting could distinguish campus entries along both Highways 19 and 23.



Pedestrian Circulation and Wayfinding

Two primary pedestrian routes:

- From parking lots east/west through campus and courtyards to building destination.
- From residential buildings north to Student Center and vice versa.

Visitors to campus have struggled to understand where to park in order to minimize walking distance to desired destinations. Improved building and parking signage could address this issue. The campus has recently replaced wayfinding signage on campus. The “you are here” signage should help clarify locations for visitors and new students.



Links between buildings interrupt sight lines across campus buildings. This continuous exterior facade is sometimes described as a “fortress” by students. There are no significant identifying features or landmarks.

Because all buildings are connected by links, it is uncommon for pedestrians to take an exclusively exterior route through campus. Most circulation is through-building or a combination of through-building and courtyard.

Transit and Biking

All of the roads in campus are combined vehicular, bike, and transit. There are connections from Marshall to the West and South into campus for pedestrians and bikes and the eastern Campus Road (State) has a striped bikeway. Refer to Pedestrian Circulation Map.



The Community Red and Blue shuttle stops along Birch Street at the SMSU housing area, turns up Wefald Drive to stop at the Conference Center, then returns west along Birch.



Campus Safety

Lighting is usually adequate. The campus provides escorts for students, employees, and guests whose circumstances require them to travel alone on campus, in isolated areas after dark, during times of low activity on campus or whenever there is concern for one's own personal safety.

Environmental Factors

Wind breaks are critical to the prairie landscape and between the wildlife area and arboretum there are great buffers on the critical northwest side of campus.



The winter winds should be a factor any time new pedestrian routes are created and tree lines should be incorporated into the appropriate areas.



Sun and shade are dramatic in the many courtyards, making careful plant selection critical in any landscape decision there. See additional Courtyard images at end of section.

Stormwater Control

The new stormwater pond accommodates campus and non-campus runoff.



The site is flat, so positive drainage away from buildings and links should be improved where applicable.

The site is a former wetland. According to staff, retention areas immediately next to buildings will not be able to drain water adequately.

Ecology and Watershed

There are several nodes of restored landscape that function as habitat, recreation, stormwater management and aesthetic amenities.

The large natural area on campus is programmed as an Environmental Learning Area but does not get actively used as such. It has a seasonal wetland and a mix of open “prairie” with coniferous/deciduous forest.



There is potential to improve the quality of this area by removing invasive species and planning for yearly maintenance of the restored areas. If more traditionally restored, it should be modeled after the ecoregion in which it’s located: the Prairie Coteau.

There could be better connection between this area and the other native planting nodes to enhance ecological and recreational function.

There is a more detailed assessment of water use and irrigation in Section 3.18.

Utilities

Refer to Utility maps at the end of this section.

Surrounding Zoning and Connections

The south end of campus is Highway 19, which is primarily a business district and 10 minutes walking from the center of campus. There are also residential neighborhoods nearby and easily accessed by bike path and trail. Refer to the Zoning map at the end of this section.

Athletic Fields Needs

- Ag-lime at softball and baseball fields by dugouts and pitching practice areas.
- Renovate baseball field – layout different direction, to be done in conjunction with storage building for Track Complex.
- Synthetic turf for baseball field.
- Road and parking improvements for softball/baseball/track area. Create and improve.

Grounds and General Landscape Needs

- Irrigation pond for campus use – and irrigation system.
- Concrete improvements in garden courtyard (between SM,ST,BA,CH) and make areas ADA accessible.
- Pave parking lot north of Social Science and install parking lot lighting.
- Pave BA/PE parking lot.
- BA-CH walkways: replace bollards with light poles.
- Continue sidewalk replacement – academic walkways by SS and Residence Life in particular.
- Development of northeast quadrant of campus by Track Complex/Baseball & Softball fields: better layout of roads, parking, restroom facilities and concessions.
- Concrete around light poles on campus.
- Curb replacement – streets, parking lots.



COURTYARD NORTH OF STUDENT SERVICES



"GARDEN" COURTYARD NORTH OF BELLOWS



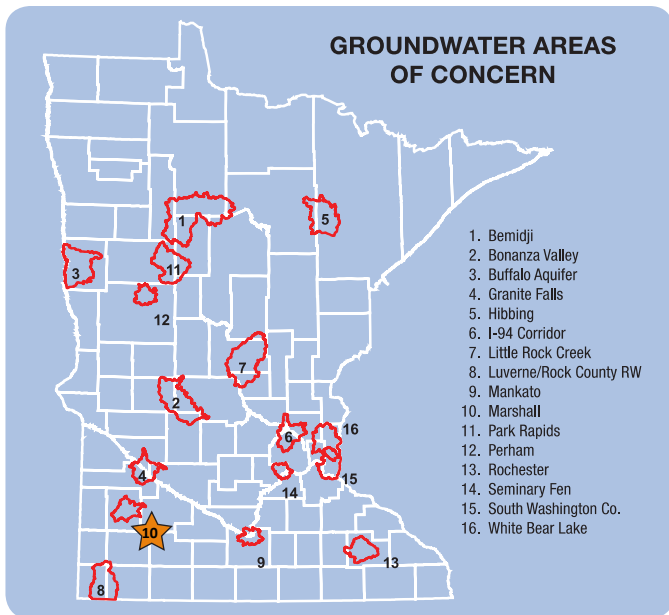
COURTYARD NORTH OF ILC



Site Sustainability - Water Use

Marshall, MN is identified in an A Freshwater Society’s April 2013 Special Report as one of Minnesota’s 13 “Groundwater Areas of Concern”. The Marshall Municipal Utility draws its water from two aquifers which are in decline. The City of Marshall, A GreenStep City, has committed to conserving drinking and groundwater resources. In 2009 the City of Marshall implemented a water conservation rate. Since then, the city has also participated in rebates for WaterSense toilets and provided low flow shower heads and faucet aerators to Marshall residents. In August 2012, an even/odd sprinkling ordinance limiting residential irrigation was passed.

SMSU has a unique opportunity for cost effectively harvesting rainwater from building rooftops for outdoor non-potable uses across campus. In 2015, SMSU spent over \$70,000 on irrigation and stormwater fees combined. If all outdoor potable water consumption was replaced with harvested rainwater, it would reduce purchased potable water, and would likely reduce stormwater fees.



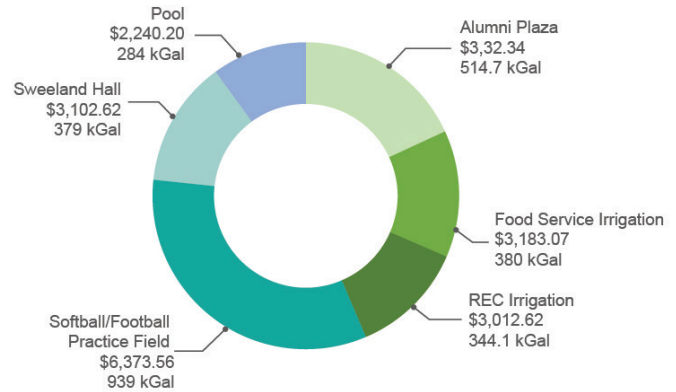
Above: Groundwater Areas of Concern.
“10. Marshall. The City of Marshall pumps from two aquifers that supply the majority of the water for the community. Pumping by the city and an Archer Daniels Midland corn-milling plant have caused a decline in a shallow aquifer system and affected “seeps,” areas where groundwater comes to the land’s surface, on the east side of the Redwood River. These declining water levels led Marshall Municipal Utilities to develop a new well field 15 miles north of the city.”

Source:
 A Freshwater Society Special Report, April 2013
<http://freshwater.org/wp-content/uploads/2013/04/Updated-MNs-Groundwater-Paper-lo-res.pdf>

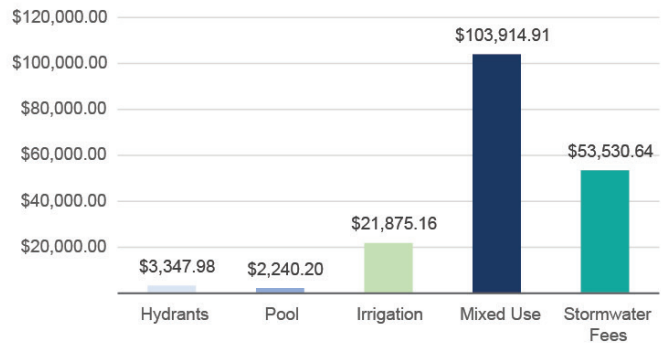
The REC center landscape includes a retention pond that filters water before it enters existing wetlands. Future landscape and campus improvement projects should assess the feasibility of expanding this existing pond system, and implementing additional rainwater best management practices across campus that will reduce stormwater fees and outdoor potable water use.

SMSU water use will be discussed in greater detail in Chapter 3.

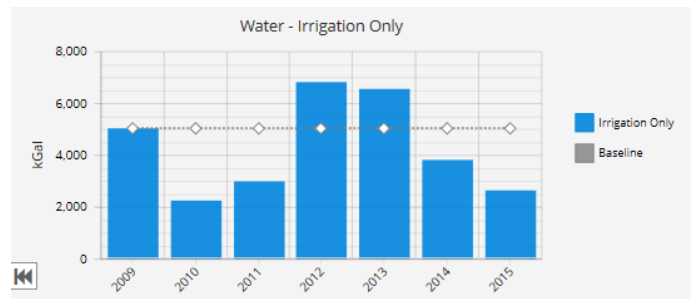
SMSU 2015 Annual Irrigation & Pool Use & Cost by Meter



SMSU 2015 Potable Water Consumption By Use



See graphs above. In 2015 SMSU paid over \$21,000 on metered irrigation, this represents approximately 17% of their total potable water costs. At the same time, SMSU paid over \$53,000 in stormwater fees. If SMSU implemented rainwater harvesting for irrigation use across campus, they could reduce both potable water costs and stormwater fees.



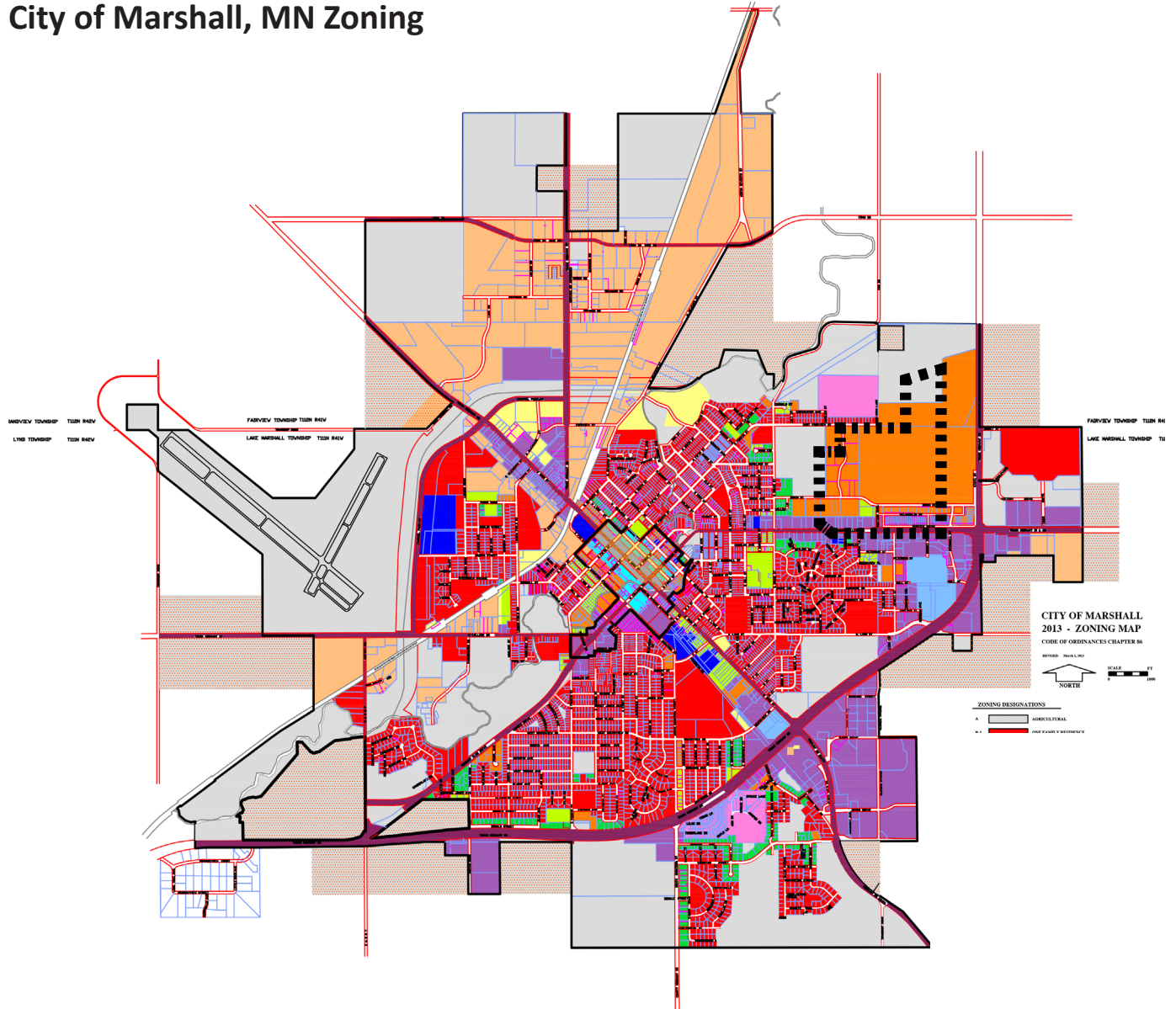
Above: Total Annual Irrigation from SMSU B3 Benchmarking database. In 2015, metered outdoor landscape irrigation accounted for approximately 15% of SMSU’s total water use. Compared to the 2009 baseline, irrigation peaked in 2012 and 2013 at 35% increase but has gone down overall by 47%.

Walking Distances & Time

The main academic programs of campus are within a mile or less of nearby neighborhoods, further from downtown. There are amenities (restaurants, shopping, services) within 1/4 mile. New bike paths to and through campus are regularly used and some high school students walk to SMSU through a tunnel that crosses beneath Highway 23








City of Marshall, MN Zoning



ZONING DESIGNATIONS

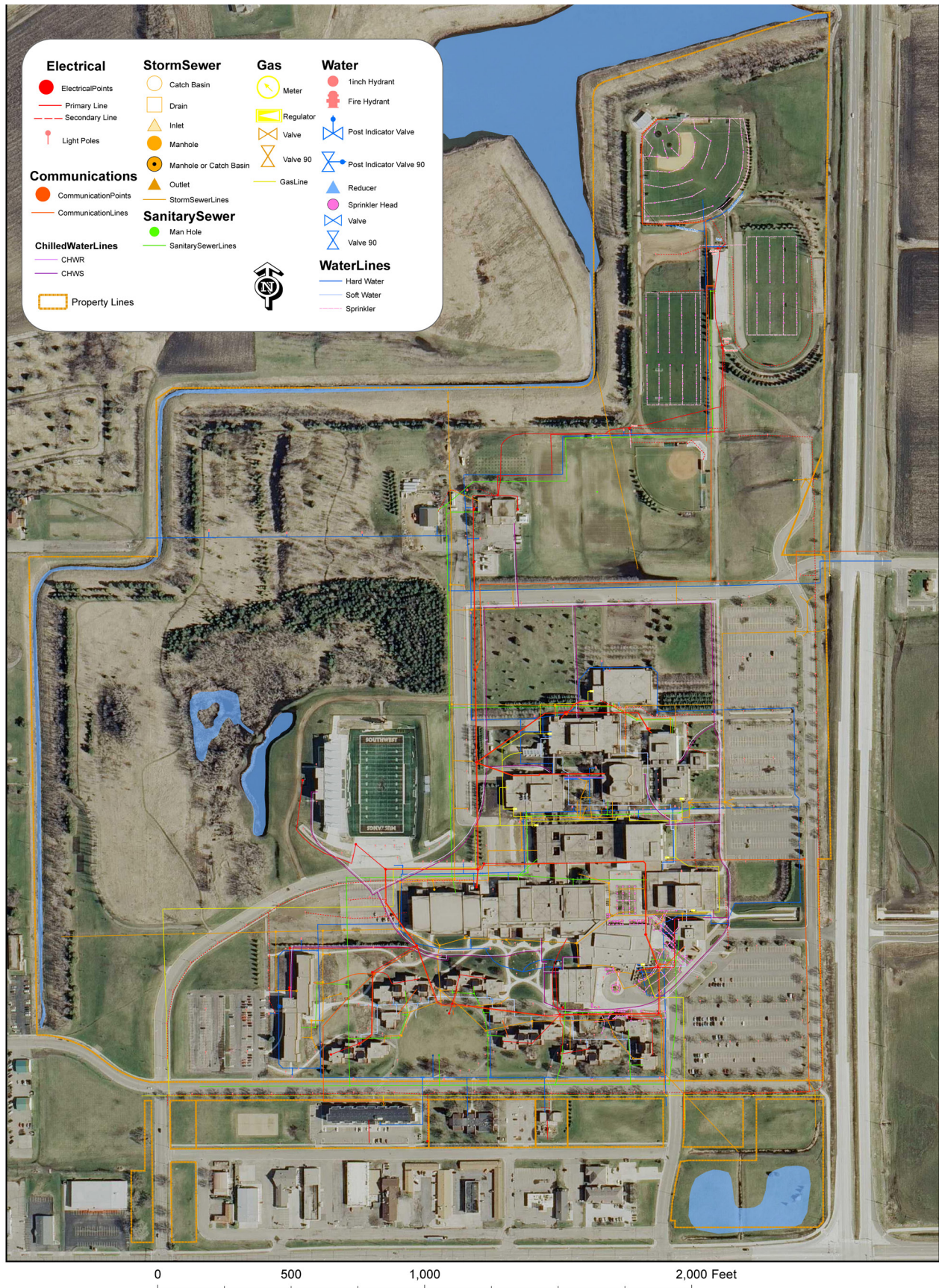
A		AGRICULTURAL
R-1		ONE FAMILY RESIDENCE
R-2		ONE TO FOUR FAMILY RESIDENCE
R-3		LOW TO MEDIUM DENSITY - MULTIPLE FAMILY RESIDENCE
R-4		HIGHER DENSITY - MULTIPLE FAMILY RESIDENCE
R-5		MANUFACTURED HOME PARK
B-1		LIMITED BUSINESS
B-2		CENTRAL BUSINESS
B-3		GENERAL BUSINESS
B-4		SHOPPING CENTER BUSINESS
I-1		LIMITED INDUSTRIAL
I-2		GENERAL INDUSTRIAL

ADDITIONAL DESIGNATIONS

	CORPORATE LIMITS
	LIMITS OF DOWNTOWN DISTRICT
	DESIGNATED THOROUGHFARE ROUTES
	LIMITS OF HERITAGE DISTRICT
	ORDERLY ANNEXATION AREAS

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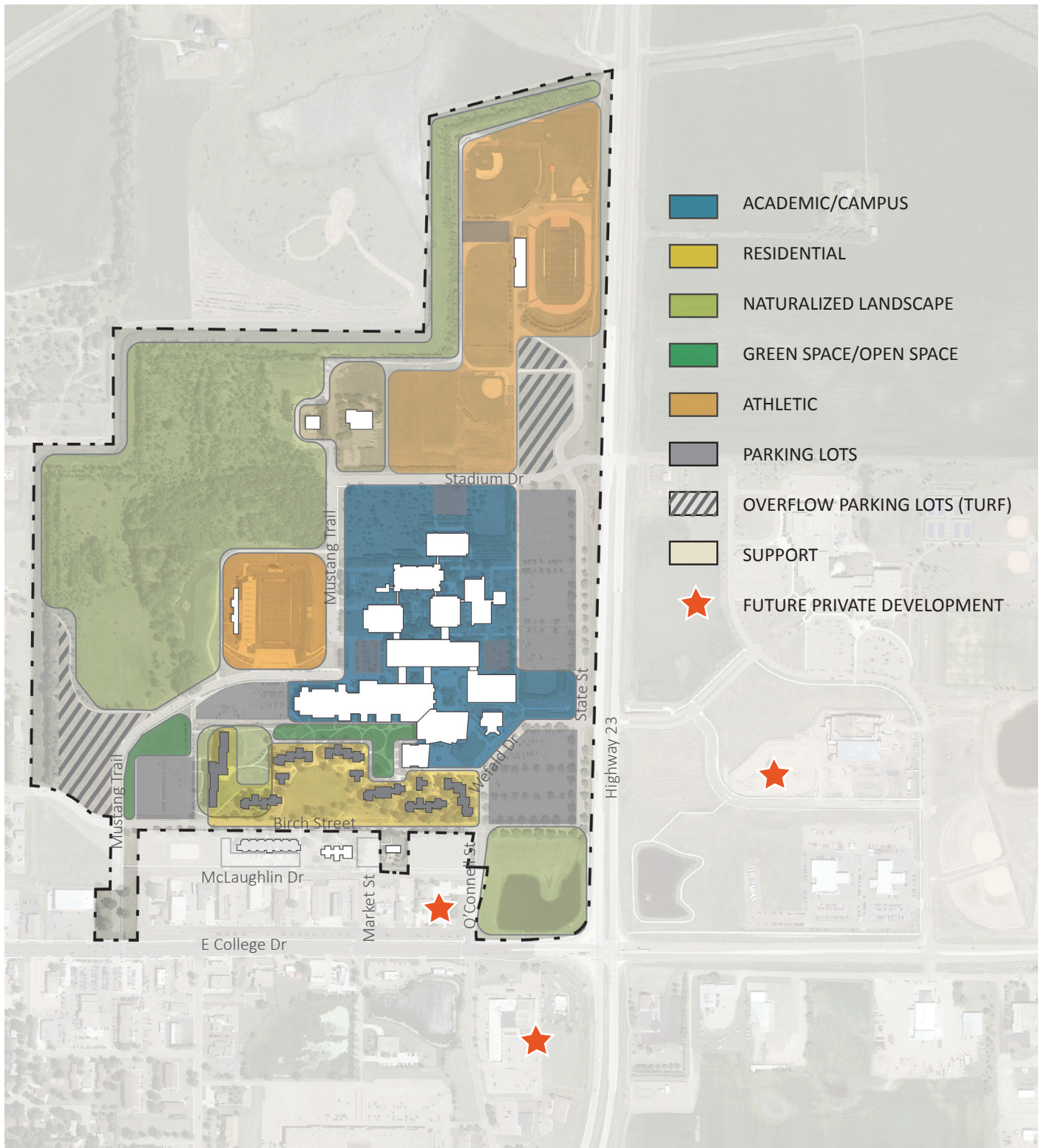
Utilities Map



Land Use

The Academic core of campus is supported by residential uses to the south, a ring road, and parking. Naturalized areas are an asset and could be improved and utilized more. Athletics is distributed in two areas and supported by overflow parking lots that are surfaced in turf.

Land Use Diagram

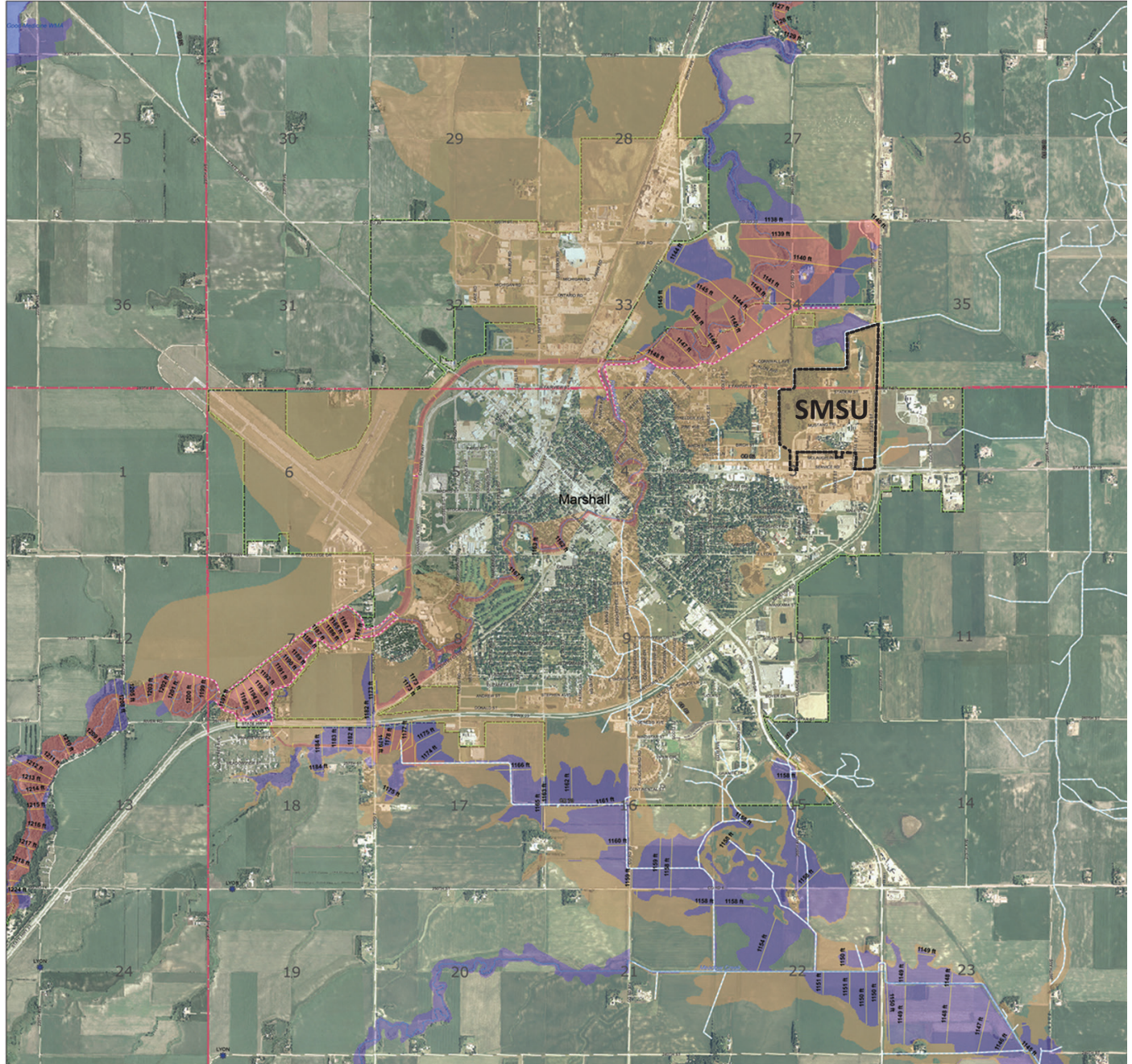


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FEMA Flood Plains - City of Marshall, MN

Township 111N Range 41W
Township 112N Range 41W
Lyon County, MN
July 2010

FEMA Floodplains City of Marshall

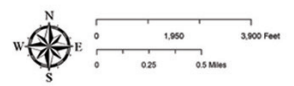


FEMA Data

Floodway	Base Flood Elevation
1% Annual Flood Chance	Hydraulic Structures
0.2% Annual Flood Chance	

Lyon County Data

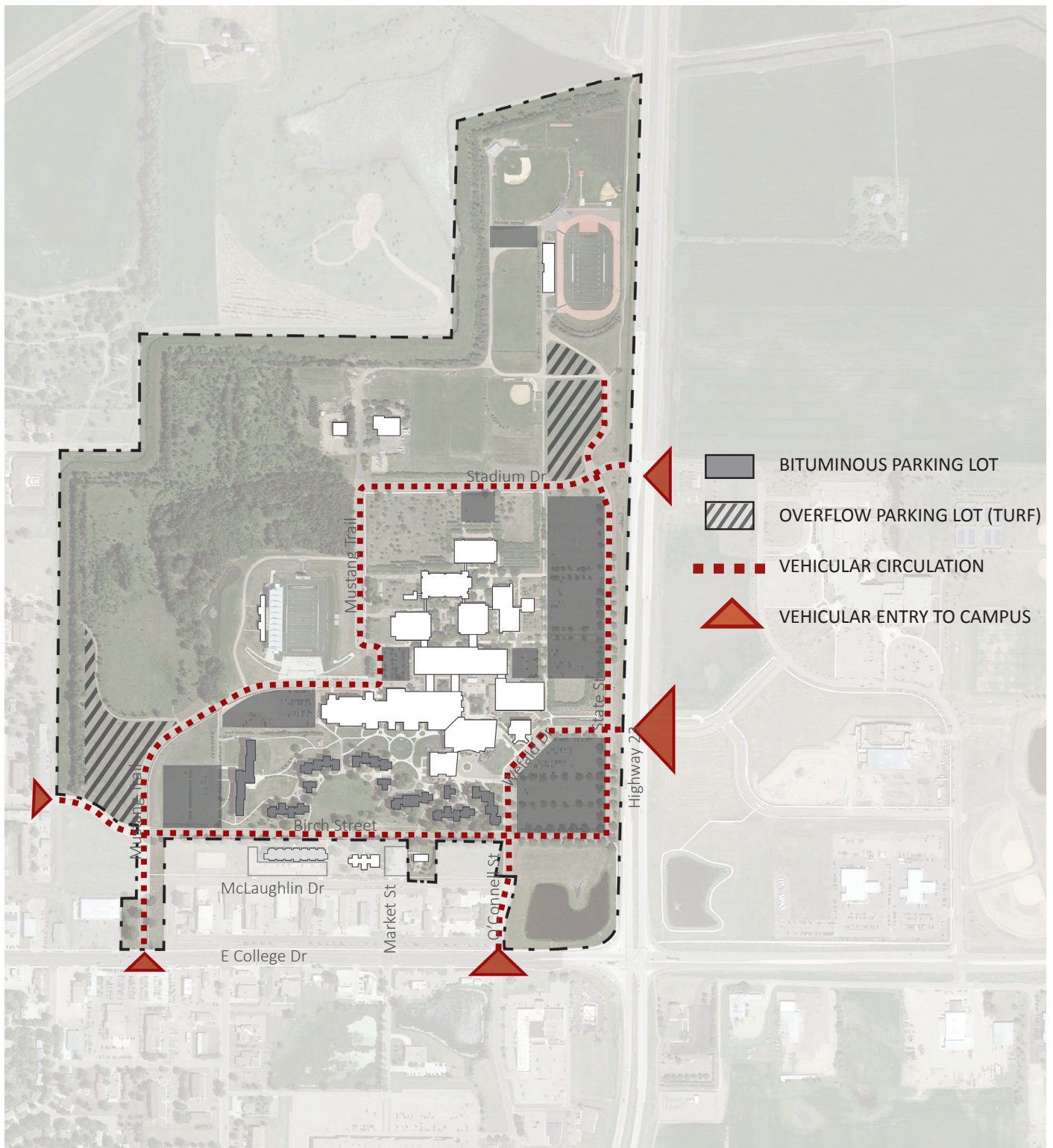
Water Retention Structures	Lakes & Ponds
Rivers	Cities
Ditches	Townships



Vehicular Entry & Parking

The main entries to campus are on Highway 23 and secondary entries are off of Highway 19 via O'Connell Street and Mustang Trail. Mustang Trail, Stadium Drive and Birch Street ring the campus and campus parking. Most of the parking is on the east side of the Academic core and the smaller lots located to the west and north of the campus are usually full during the academic year. Overflow turf lots are used during sporting events. The core of campus is inaccessible to motor vehicles.

Vehicular Entry & Parking Diagram



Pedestrian Circulation, Entry & Nodes

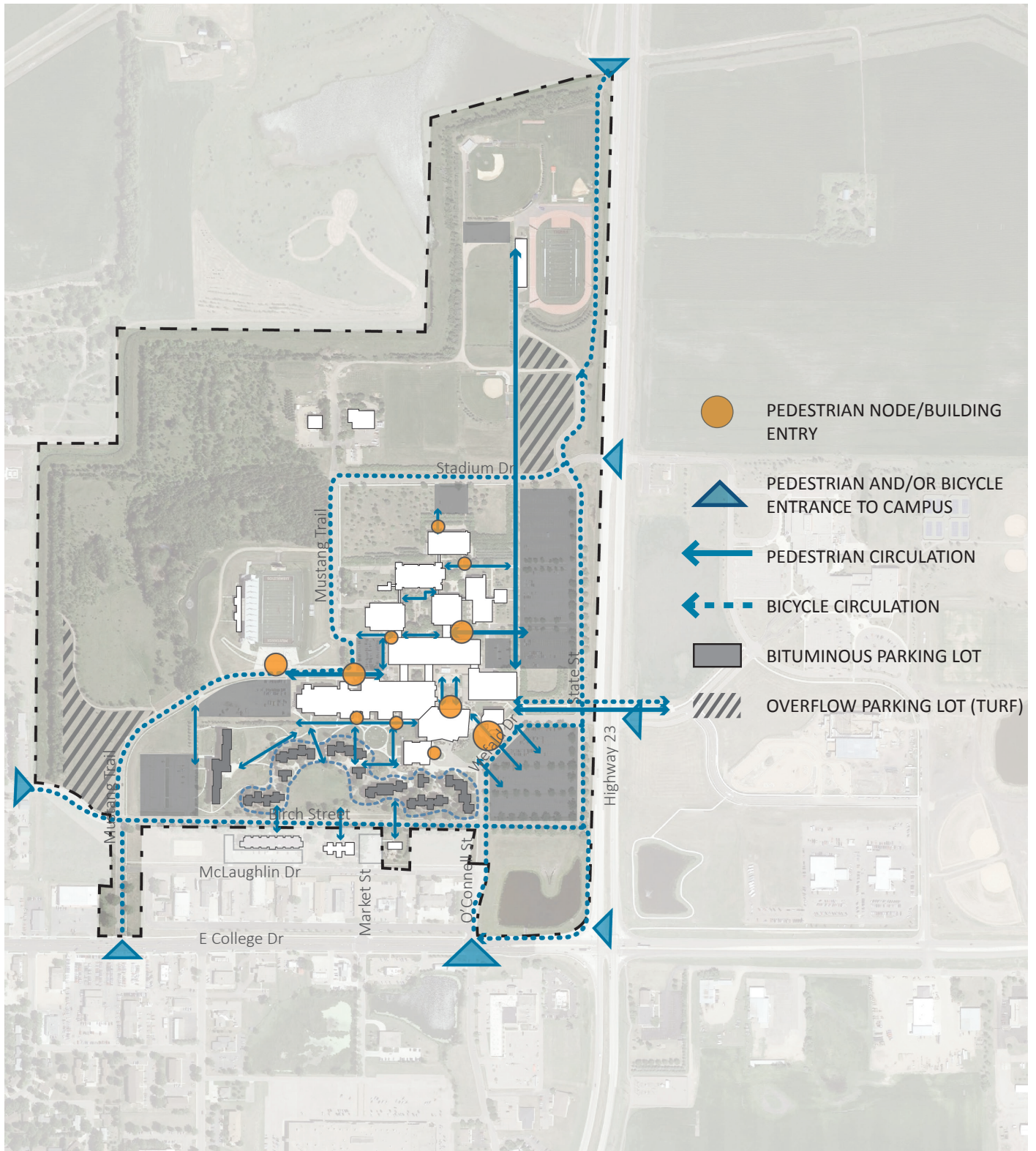
There are two primary pedestrian routes

- From parking lots east/west through campus and courtyards to building destination
- From residential buildings north to Student Center and vice versa

Visitors to campus struggle to understand where to park in order to minimize walking distance to their desired destination. Improved building and parking signage could address this issue. Because of the connected building style of campus, it's uncommon for pedestrians to take an exclusively exterior route through campus. Most circulation is through-building or a combination of through-building and courtyard.

The courtyards are a well-loved and key component in the campus character. The courtyard plantings and windbreaks originally designed by Charles E. Wood, are considered fine modern-era campus landscape architecture for a period of significance between 1967 and 1987. The history of the planning and design of the campus is thoroughly documented in a Historic American Landscape Survey (HALS) report found in the appendix.

Pedestrian Circulation, Entry & Nodes



Existing Wayfinding and Opportunities

There is an overall lack of landscape continuity within the campus boundaries. The main campus entry has improved; however, there are opportunities to expand on the entry landscape typology to develop a campus standard that improves wayfinding and enhances the aesthetic appearance of the first impression. Additional signage, landscaping and lighting could distinguish campus entries along both Highways 19 and 23.

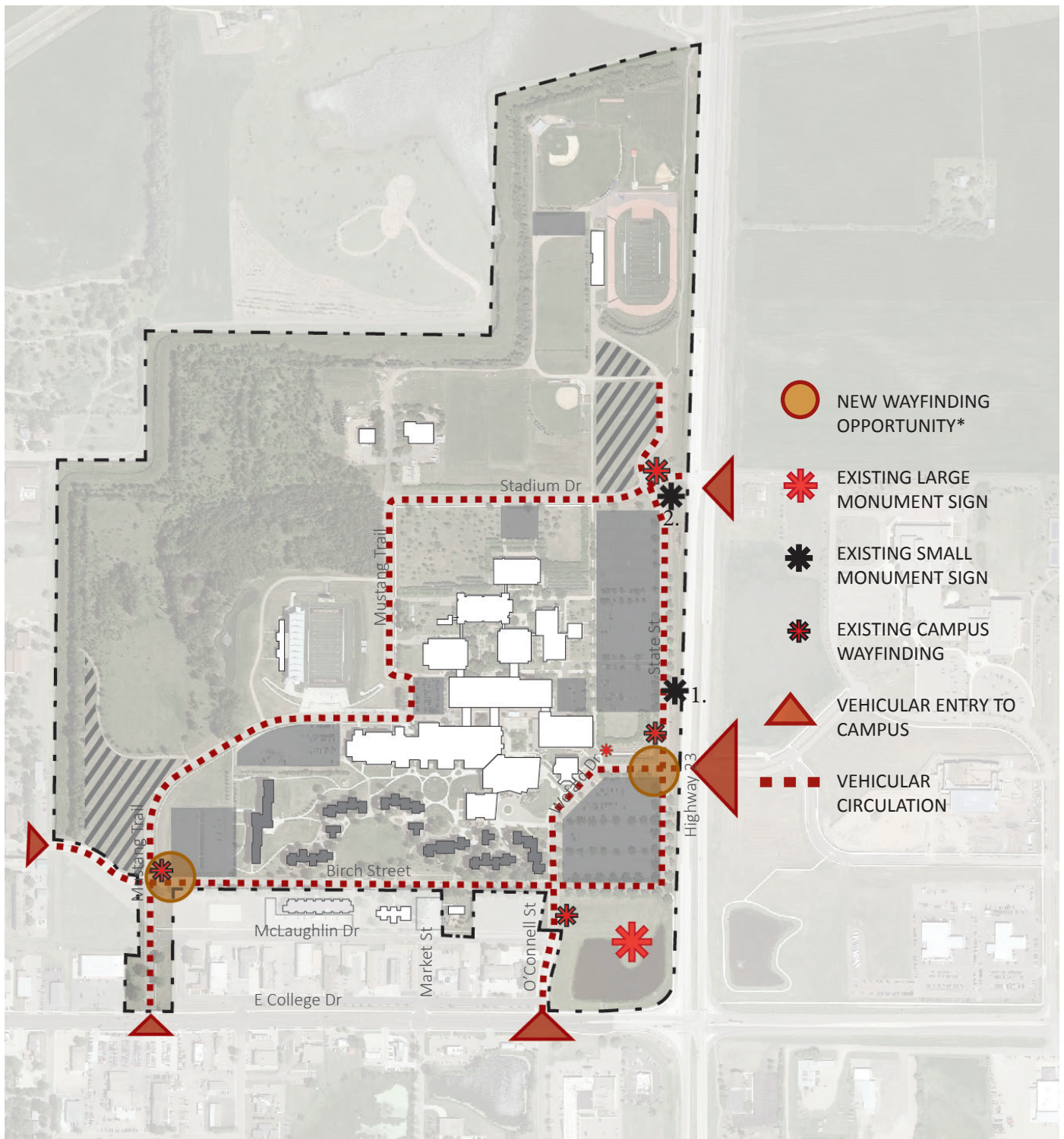


1. MONUMENT SIGN AT WEFALD CAMPUS ENTRY.



2. RECENTLY INSTALLED WAYFINDING SIGN. TYPICAL AT FOUR ENTRY POINTS. SEE DIAGRAM ON OPPOSITE PAGE.

Existing Wayfinding and Opportunities



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Academic Space Utilization Executive Summary

Overview

As part of Southwest Minnesota State University's (SMSU) Comprehensive Facilities Master Plan, Paulien & Associates teamed with LHB (Master Planning Consultant) to conduct an academic space utilization analysis of classrooms and teaching laboratories. The objective of the utilization analysis was a review of SMSU's existing on-campus classrooms and teaching laboratories and how they were used during the Fall 2015 semester.

Process

Several data elements were the basis for the analysis. SMSU provided the consultant with a facilities inventory and the Fall 2015 course file. College Now courses and those at other locations were excluded from the analysis, which was conducted for on-campus classrooms and teaching laboratories only. The consultant was on campus during October 2015 to meet with the President and the cabinet as well as representatives of campus technology, facilities, and scheduling. The preliminary utilization analysis was presented during the first week of December 2015 to the President and the cabinet. Data issues were vetted and academic space issues relative to the strategic goals of the University were also discussed at that time.

Key Points

- Minnesota State defines "utilization" as the percentage of actual weekly room hours (WRH) as compared to the expected weekly room hours. For example (using the Minnesota State method), if a classroom is used for credit-bearing instruction an average of 26 weekly room hours, then the utilization percentage is 81.25% (based on Minnesota State expectation of 32 weekly room hours). However, this method of utilization only considers when the classroom is occupied for credit instruction. Paulien & Associates also considers the number of seats that are filled when a classroom or teaching laboratory is occupied for credit bearing instruction.

For example, in a classroom with 40 seats and an average of 28 students enrolled, the student station occupancy percentage (seats filled) is 70%. If the same classroom had 26 weekly room hours and 70% student station occupancy, then there would be 18.2 weekly seat hours (weekly room hours multiplied by the student station occupancy). Another example is if a classroom had 34 weekly room hours (above the Minnesota State guideline), but only 45% of the seats were filled on average, the result is 15.3 weekly seat hours.

The advantage of including an understanding of seats filled is that instead of examining only when the room is occupied, it also considers how the room is occupied.

- The most scheduled time on campus (during Fall 2015) was on Tuesdays and Thursdays between 10:00 AM and 12:00 PM when 39 of 41 classrooms were in use.
- Later in the afternoons, evenings, and at 8:00 AM there were fewer classrooms in use. For example, on Tuesdays and Thursdays at 8:00 AM, only five classrooms were in use.
- There are 41 spaces classified as classrooms. SMSU considers all classrooms centrally (general use) scheduled.
- The utilization analysis for classrooms shows an average of 21 WRH. When the classrooms are scheduled, 53% of the seats are being filled, on average.
- The average weekly room hours for classrooms is lower than Paulien & Associates recommends. Minnesota State has established 32 WRH as the guideline for classroom utilization. Comparable institutions to SMSU have classroom utilization guidelines on average of 35 WRH.
- There are 25 spaces classified as teaching laboratories reflecting an average utilization of 8 WRH at 69% student station occupancy.
- With an average of 8 WRH for all teaching laboratories, SMSU is lower than is recommended by Paulien & Associates. Comparable institutions have averaged 24 WRH. (Minnesota State's expectation for labs is the same as for classrooms: 85% utilization of a 32-hour week. However, Minnesota State acknowledges that 85% for labs, especially specialized labs, is a difficult goal to reach.)
- There are several teaching laboratories with no or low utilization. These include: Bellows Academic Center 135 (Printmaking), which had no utilization during Fall 2015; Bellows Academic Center 101 (Sculpture), in which two courses were held (6.6 WRH); Fine Arts 223, in which three courses were held (6.6 WRH); Science & Technology 214 (Physical Chemistry); in which one course was held (3.8 WRH); as well as several others. Specialty Laboratories may not have more than a few courses if there is not the student enrollment for multiple sections.
- Existing classroom space should be evaluated to create optimal learning spaces. For example, Bellows Academic Center 236 currently has 34 stations resulting in 16 ASF per station. However, on average only 52% of the seats are filled by the courses scheduled in this classroom. Removing chairs would increase the student station occupancy, creating a better "fit" for the courses and result in an enhanced learning environment.

- Evaluation of which classrooms to convert to other uses should occur after considering: scheduling shift options; right-sizing classrooms (take out chairs); and alignment of section sizes (course enrollments) to the number of seats in the room. Also, decisions should be considerate of faculty preferences and geography.
- There are various science teaching laboratories throughout Science & Technology and Science and Math. All of these are used for less than comparable institution utilization expectations.
- Consider whether renovations can allow some spaces to be used for various courses (rather than one course type per lab). Some campuses have created introductory Biology and Chemistry labs (both disciplines in the same teaching lab).

Teaching Lab Utilization Analysis by Building (Fall 2015)

Room Id	Space Use Code	Assignable Sq. Ft.	No. of Stations	Assignable Sq. Ft. Per Station	Average Enrollment	Weekly Student Contact Hours	Weekly Seat Hours	Weekly Room Hours	Hours in Use Student Station Occupancy %
Science & Technology									
								<i>No. of Rooms = 7</i>	
ST 108	Biology	210	24	68	23	180	7.5	8.0	94%
ST 154	Anatomy	210	24	68	17	100	4.2	6.0	69%
ST 158	Bio/Env Sci	210	24	67	23	226	9.4	9.9	95%
ST 209	Gen Chem	210	25	59	15	92	3.7	6.0	61%
ST 214	Phys Chem	210	18	82	10	38	2.1	3.8	56%
ST 256	Gen Chem	210	24	61	30	182	7.6	6.0	126%
ST 260	Organic Chem	210	30	49	17	109	3.6	6.6	55%
<i>Average</i>		<i>1,532</i>	<i>24</i>	<i>65</i>	<i>19</i>		<i>5.5</i>	<i>7</i>	<i>82%</i>
<i>Total</i>		<i>10,724</i>	<i>169</i>			<i>927</i>		<i>46</i>	
Science And Math									
								<i>No. of Rooms = 8</i>	
SM 127	Geology	210	30	24	17	164	5.5	8.5	64%
SM 129	MicroBio	210	24	47	24	96	4.0	4.0	100%
SM 163	Botany	210	24	27	19	74	3.1	4.0	77%
SM 166	Agronomy	210	12	70	11	22	1.8	2.0	92%
SM 175	Eco/Zoolog	210	30	38	14	155	5.2	11.3	46%
SM 209	Physics	210	48	27	28	149	3.1	4.0	78%
SM 265	Physics	210	30	36	22	86	2.9	4.0	72%
SM 276	Gen Chem	210	18	83	18	55	3.1	3.0	102%
<i>Average</i>		<i>1,045</i>	<i>27</i>	<i>44</i>	<i>19</i>		<i>3.7</i>	<i>5</i>	<i>70%</i>
<i>Total</i>		<i>8,361</i>	<i>216</i>			<i>801</i>		<i>41</i>	

(See diagrams: SMSU Campus Utilization - Weekly Seat Hours 3.5 and SMSU Campus Utilization - Minnesota State 3.6, and Appendix for more information)

Key Findings:

1. There is a significant under-utilization of classrooms in terms of hourly use.
2. There is a significantly low percentage of student station occupancy.
3. Classrooms appear to be mismatched in terms of SF/ student ratios.
4. There is a significant log jam of classroom demand only at 10:00 and 11:00 in the morning, and at 1:00 and 2:00 in the afternoon.

Scheduled Classroom Use by Day and Time (Fall 2015)

Darker colors indicate a large percentage of rooms are scheduled

Time of Day	Monday		Tuesday		Wednesday		Thursday		Friday		Average	
	Rooms in Use	% In Use	Rooms in Use	% In Use	Rooms in Use	% In Use	Rooms in Use	% In Use	Rooms in Use	% In Use	Rooms in Use	% In Use
8:00 AM	12	29%	5	12%	11	27%	5	12%	9	22%	8	20%
9:00 AM	26	63%	32	78%	27	66%	32	78%	24	59%	28	69%
10:00 AM	33	80%	39	95%	33	80%	39	95%	33	80%	35	86%
11:00 AM	31	76%	39	95%	30	73%	38	93%	29	71%	33	81%
12:00 PM	25	61%	2	5%	26	63%	0	0%	24	59%	15	38%
1:00 PM	32	78%	31	76%	32	78%	33	80%	27	66%	31	76%
2:00 PM	34	83%	31	76%	32	78%	33	80%	25	61%	31	76%
3:00 PM	22	54%	13	32%	22	54%	9	22%	7	17%	15	36%
4:00 PM	9	22%	13	32%	9	22%	10	24%	1	2%	8	20%
5:00 PM	5	12%	4	10%	9	22%	2	5%	1	2%	4	10%
6:00 PM	8	20%	5	12%	13	32%	4	10%	0	0%	6	15%
7:00 PM	7	17%	5	12%	12	29%	4	10%	0	0%	6	14%

Total classrooms = 41

256 52%

Key Findings:

Space Utilization Recommendations

1. Establish realistic targets for utilization (LHB suggests the Minnesota State standard 85%,) while:
 - a. Preserving choice for faculty
 - b. Accommodating flexibility of programming
2. Adjust core schedule to include 'shoulder' hours of 8:00, 3:00 and 4:00
3. Reduce the number of classrooms
 - a. Conduct trial and error classroom mix analysis based upon historical classroom demand
 - b. Consider a Classroom Mix Study by a third party consultant.
4. Reconfigure classrooms for more appropriate SF / student ratios
5. Renovate classrooms and under-utilized space to provide for wider array of learning environments
 - a. Active Learning
 - b. Collaborative
 - c. Lecture
 - d. Seminar
 - e. Informal/ social learning
 - f. Inter-classroom learning

Classroom Reduction Study

Time of Day	31 Classrooms		Time of Day	36 Classrooms	
	Rooms In Use	% In Use		Rooms In Use	% In Use
8:00 AM	26	84%	8:00 AM	24	67%
9:00 AM	26	84%	9:00 AM	30	83%
10:00 AM	28	90%	10:00 AM	32	89%
11:00 AM	28	90%	11:00 AM	32	89%
12:00 PM	26	84%	12:00 PM	24	67%
1:00 PM	28	90%	1:00 PM	32	89%
2:00 PM	28	90%	2:00 PM	32	89%
3:00 PM	26	84%	3:00 PM	30	83%
4:00 PM	26	84%	4:00 PM	24	67%
5:00 PM	12	39%	5:00 PM	6	17%
6:00 PM	12	39%	6:00 PM	6	17%
7:00 PM	12	39%	7:00 PM	6	17%
	278	75%		278	64%

Classroom Utilization Analysis by Capacity Summary

Classroom Capacity Grouping	No. of Rooms	No. of Seats	Average Room Size	Average ASF per Station	Average Section Size	Weekly Seat Hours	Average Weekly Room Hours	Hours in Use Student Station Occupancy %
21 - 25	1	25	452	18	11	5.3	11	48%
26 - 30	3	86	609	21	22	17.2	22	78%
31 - 35	5	174	709	20	20	9.4	16	60%
36 - 40	10	391	906	23	21	11.5	21	54%
41 - 45	7	294	851	20	23	10.7	19	57%
46 - 50	8	393	983	20	24	10.9	22	49%
51 - 60	2	114	964	17	27	14.0	29	47%
61 - 75	2	138	1,298	19	27	10.4	28	38%
101 - 150	1	150	1,955	13	51	6.1	18	34%
151 - 250	2	400	2,433	12	57	4.1	16	27%
<i>Total No. of Rooms = 41</i>	AVERAGE		977	20	25	9.6	21	53%

Target Goals:	19.2	32	60%
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SMSU Campus Utilization - Weekly Seat Hours

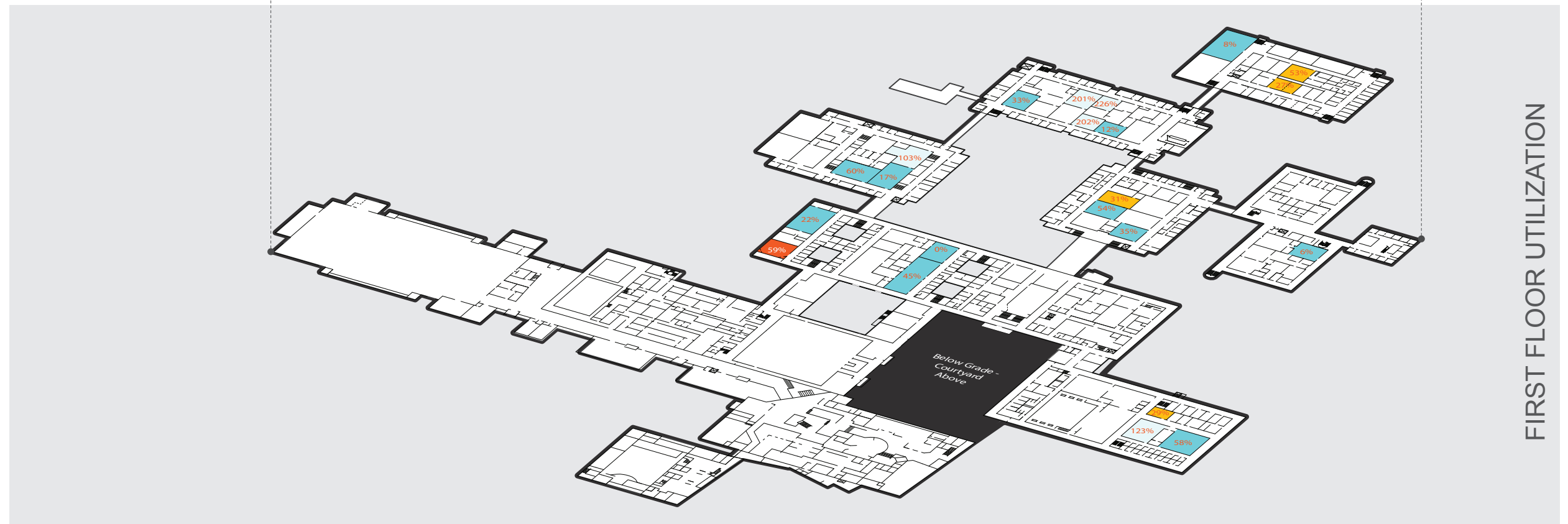


- >16.8
- 12-16.8
- ≤11.9
- NA

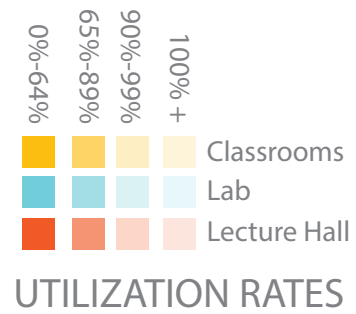
UTILIZATION RATES
(Weekly Seat Hours)

SMSU Campus Utilization - Weekly Room Hour Percentage

(32 hrs - 100%)



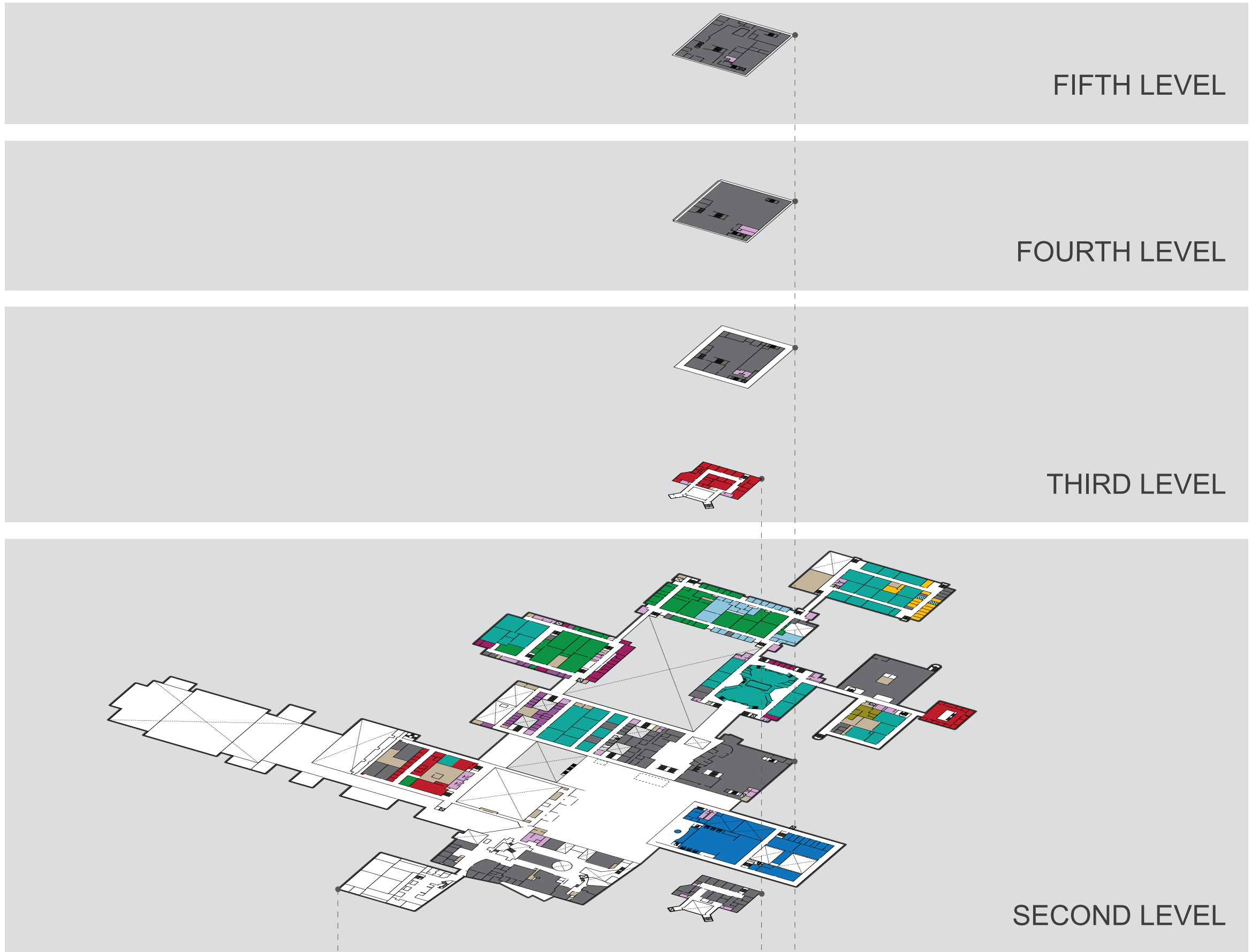
Note: Rooms in the Science and Math (SM) building with greater than 200% utilization are used for Research and Review. The University schedules the spaces around classes, resulting in the rooms being used from 8:00 am - 9:00 pm.



SMSU Campus Program Distribution



















Enlarged Second through Fifth Levels

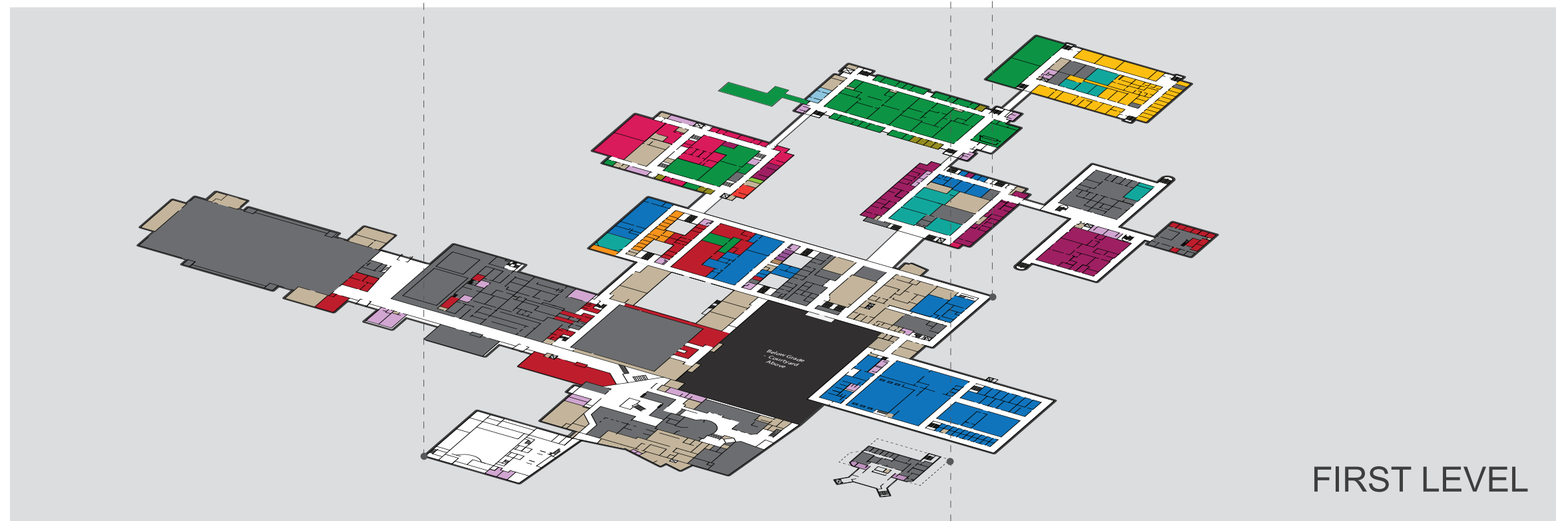
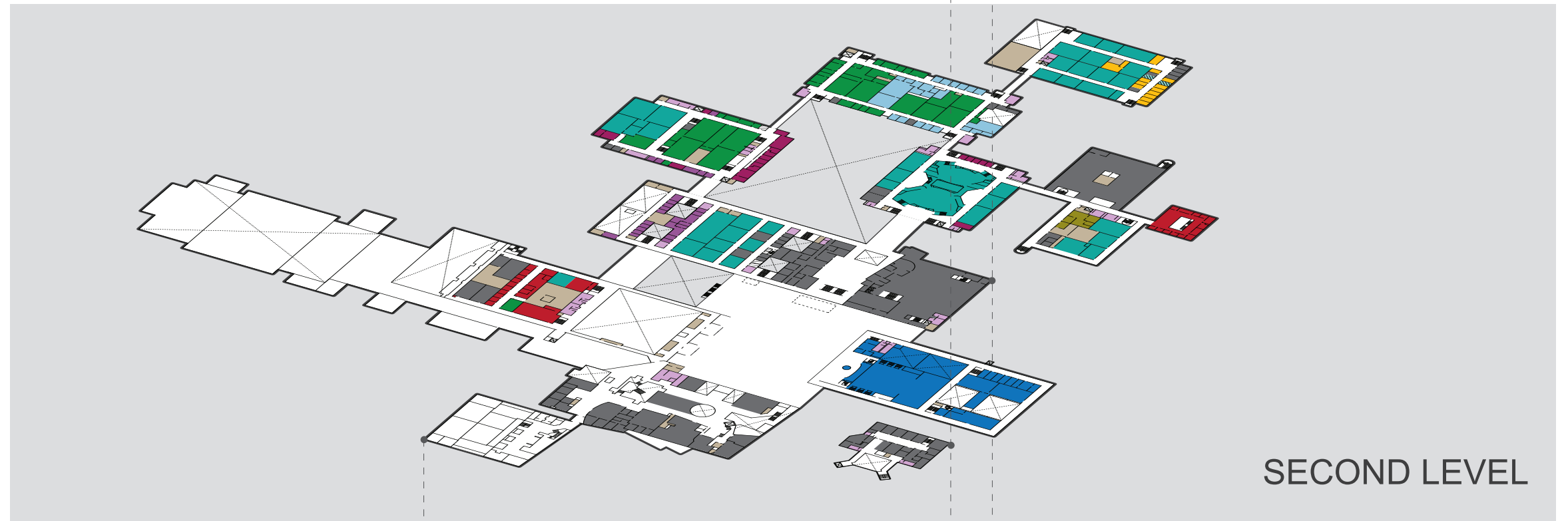
- | | |
|---|--|
| Non - Academic | College of Arts, Letters & Sciences |
| Support Spaces | English Department
•English |
| General Use Classrooms | Dept of Fine Arts & Communication
•Art
•Music
•Speech
•Theatre |
| General Use - Empty | Humanities, Philosophy & Foreign Languages Dept.
•Humanities, Philosophy & Foreign Languages |
| Restrooms | Mathematics & Computer Science
•GIS
•Math |
| Administration & Student Support Services | Science Department
•Biology
•Chemistry
•Environmental Science
•Earth Science
•Exercise Science
•Physics
•Science |
| Unknown | Social Science Depart
•Social Science
•Psychology
•History |
| Non-University
AURI
MARL | College of Business, Education & Professional Studies |
| Academic | School of Agriculture
•Agribusiness
•Agriculture
•AAE |
| Honors Program | School of Business & Public Affairs
•Accounting
•Business Administration
•Culinology
•Marketing
•Nursing
•Political Science
•SBDC
•SMAC |
| Rural Regional Studies | School of Education
•School of Education
•Education
•Athletics
•Physical Medicine
•Intermurals
•WHP |



SMSU Campus Program Distribution

Enlarged Basement, First and Second Levels

- | | | | |
|--|---|---|--|
| Non - Academic | | College of Arts, Letters & Sciences | |
|  | Support Spaces |  | English Department
•English |
|  | General Use Classrooms |  | Dept of Fine Arts & Communication
•Art
•Music
•Speech
•Theatre |
|  | General Use - Empty |  | Humanities, Philosophy & Foreign Languages Dept.
•Humanities, Philosophy & Foreign Languages |
|  | Restrooms |  | Mathematics & Computer Science
•GIS
•Math |
|  | Administration & Student Support Services |  | Science Department
•Biology
•Chemistry
•Environmental Science
•Earth Science
•Exercise Science
•Physics
•Science |
|  | Unknown |  | Social Science Depart
•Social Science
•Psychology
•History |
|  | Non-University
AURI
MARL | College of Business, Education & Professional Studies | |
| Academic | |  | School of Agriculture
•Agribusiness
•Agriculture
•AAE |
|  | Honors Program |  | School of Business & Public Affairs
•Accounting
•Business Administration
•Culinology
•Marketing
•Nursing
•Political Science
•SBDC
•SMAC |
|  | Rural Regional Studies |  | School of Education
•School of Education
•Education
•Athletics
•Physical Medicine
•Internurals
•WHP |



Classroom Condition Assessment

As part of the master planning process, LHB analyzed the condition of 41 classrooms on the campus.

Goals:

- Understand if there is a connection between utilization rates and the condition of the teaching environment.
- Discover critical areas where improvement in the classroom environments campus-wide need to be prioritized.
- Discover critical areas where improvement in a particular classroom environment need to be prioritized.
- Determine if particular classroom environmental challenges create prospects for change that may lead to improved teaching opportunities.

Methodology:

LHB measures the six following classroom attributes through direct observation, anecdotal evidence and collection of hard data. Several resources, including B3 and a variety higher education assessment tools, were combined with LHB’s expertise and experience with higher education projects to develop this tool, which allows for a quick evaluation of classrooms at a high-level.

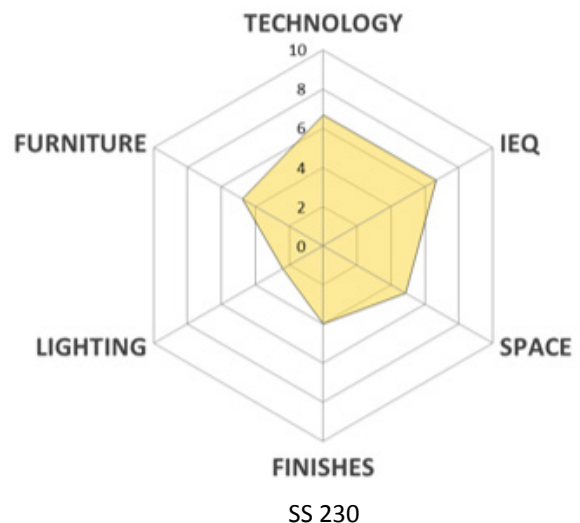
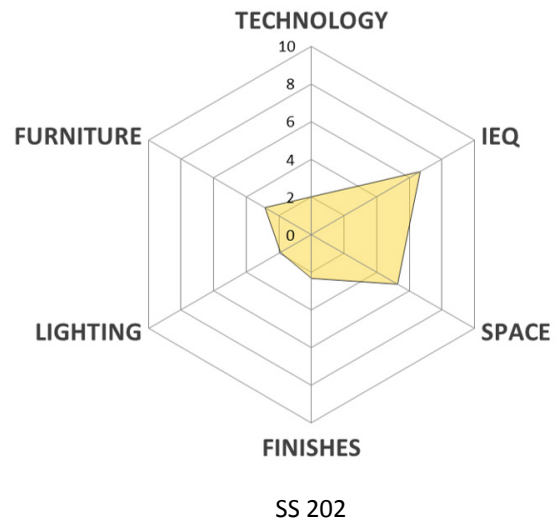
1. Access to technology
2. Indoor Environmental Quality
3. Spatial relationships
4. General aesthetics and finishes
5. Access to daylight and lighting control
6. Furnishings

Each attribute has a corresponding list of qualities that is evaluated and measured. For example, one of the qualities measured for the “Spatial Relationship” attribute is assignable square feet per student, and an example for the “Technology” attribute is whether the room has access to a document projector. Thus, the score for each attribute is established through adding up the scores for its respective qualities, the scores are normalized and then graphed. The resulting “graphic geometry” then provides a visual map of the overall quality of the classroom.

Sample Exhibits:

Examples of graphs indicating a sampling of classroom assessments are presented below. One classroom was selected randomly in each of the primary academic buildings as a general representation of the physical condition of classrooms. Conditions varied significantly across the campus and throughout each academic building.

Examples of a typical “good” classroom and a typical “poor” classroom are also represented below:



Note: The appendix contains a summary graph of each classroom (41 total)

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Outcome:

As a result of the assessment, it was determined that the following five characteristics were identified as common shortcomings across the campus' classroom facilities.

1. **Inadequate Space Allocations.** Many classroom configurations have assignable square feet per student ratios that are below standards recommended by Paulien & Associates for institutions of similar enrollment, mission, and student characteristics.
2. **Limited Learning/ Teaching Style Opportunities.** Southwest Minnesota State University has limited classroom variety which restricts teaching delivery to mostly traditional lecture style or, at best, inadequate environments for collaborative or active learning.
3. **Inadequate Lighting Quality/Control.** Most classrooms had poor or meager lighting controls in terms of daylight and/or artificial light.
4. **Inconsistent IT Access.** Access to IT was found to be inconsistent and varied from poor to good. This lack of access was also a key and common concern among students interviewed as part of the master planning process.
5. **Inconsistent Quality of Furnishings.** Except for a few examples of classroom furniture that was updated or configured for flexibility, many classrooms had very outdated furniture.

Energy & Water Efficiency

B3 Benchmarking

The MN Buildings, Benchmarks, and Beyond (B3) Benchmarking tool contains SMSU’s total energy and water data in monthly increments since mid-2005. Minnesota State uses 2009 as a baseline for all campuses, and has set the goal to reduce total energy consumption by 20% from the 2009 baseline by the year 2020.

Minnesota State System-Wide Energy Goal

Goal: 20% reduction by the year 2020

Status:  -16.3% (as of 2014 year-end)

The B3 Benchmarking database allows users to analyze their energy consumption based on multiple benchmarks, including energy use over time and a modeled baseline. The tool generates a baseline benchmark model using building areas, space usage, hours of operation, and fuel sources. While SMSU performs slightly better than a modeled benchmark, their energy use is staying level on an annual basis. When compared to a 2009 baseline, SMSU is not making progress towards meeting the Minnesota State system-wide energy reduction of 20%.

When normalized for weather, and changes in square footage, buildings are often using more energy than expected. Compared to other Minnesota State campuses, SMSU’s energy use per square foot, or energy use intensity (EUI), ranks 41 among 54 campuses, with an annual EUI of 99.5 kBtu/SF. SMSU is the only state university in the Minnesota State system whose energy use has increased since the 2009 baseline.

SMSU’s buildings are not constantly metered at the building scale for energy consumption. Because the majority of buildings are not metered individually, it is not currently possible to analyze how individual buildings are performing. Because energy use and cost data for all academic buildings is combined, the data cannot be used to identify cost-effective energy-use reduction strategies or quantify the energy and cost savings associated with facilities upgrades.

At a minimum, meters capturing total building electricity, natural gas, and chilled water consumption should be added to all buildings. Additional sub-metering of heating and lighting would provide nuanced information about the major uses of energy within each building.

Data from these meters would allow campus decision-makers to identify how individual building are performing, and create an informed list of potential improvements based on lowest cost and greatest potential savings. This information can be combined with other building assessment data to make more informed decisions about improvements to building envelopes and mechanical systems.



SMSU Benchmark Energy Use - SMSU is performing slightly better than its calculated benchmark. SMSU uses less electricity and chilled water than expected.

Energy Sources

SMSU’s primary source of energy is electricity which is used for both heating and cooling campus buildings. Buildings are heated individually and a central chiller provides cooling to the majority of campus. Founders Hall and Physical Education (excluding the gym) and are cooled with building chillers that are original to these buildings. The weight room fitness center in the Recreation Athletic Facility is connected to the central chiller, other areas of the RA facility are not cooled. Electricity makes up over 97% of the campus’ total annual energy use.

Peak energy use occurs during the winter months between November and March. During the heating season there are issues with building heating systems keeping up with demand and building occupants have reported using space heaters; a practice that is discouraged. SMSU has a JCI metasys load management agreement system which keeps SMSU within its electrical allocation.

Because SMSU’s primary fuel source is electricity the campus has the potential to benefit greatly from investments in renewable, on-site wind or solar generation. On-site renewable energy has the potential to off-set peak energy use, lowering demand and increasing reliability. Operating entirely on electricity from non-renewable sources is associated with extreme carbon and high energy costs. SMSU’s agricultural community and academic context create a unique opportunity for innovation connected to near-by and on site wind generation.

Since SMSU’s beginning, it has been under contract with Western Area Power Administration, United States Department of Energy (Western) for firm electrical power service. This is a very advantageous contract which provides the University with affordable electricity. For supplemental power, SMSU also has a contract with Lyon-Lincoln Electric Cooperative, Inc., Tyler, MN, to provide demand energy in excess of the Western allocation. SMSU also has a contract with East River Electric Power Cooperative, Madison, SD, to transport or “wheel” power to the University from the nearest Western connection point.

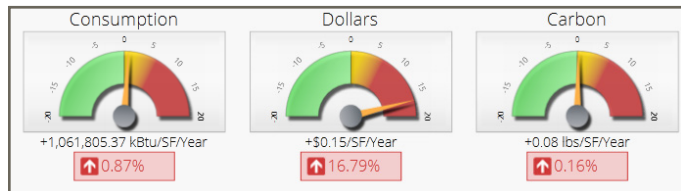
Financial incentives for pursuing renewable energy alternatives or supplements are more limited with WAPA. Any future renewable efforts would involve working closely with WAPA to develop a program that is beneficial to both SMSU and Western.

SMSU Energy Baseline (out of 54 campuses, 2015 compared to 2009)

Rank	Campus	SF	2015	2014	2013	2012	2011	2010	2009 (kBtu/sf)
41	Southwest Minnesota State University	1,233,169	↑ 2.4%	↑ 2.2%	↑ 5.3%	↑ 0.7%	↓ 0.1%	↓ 0.3%	101.44

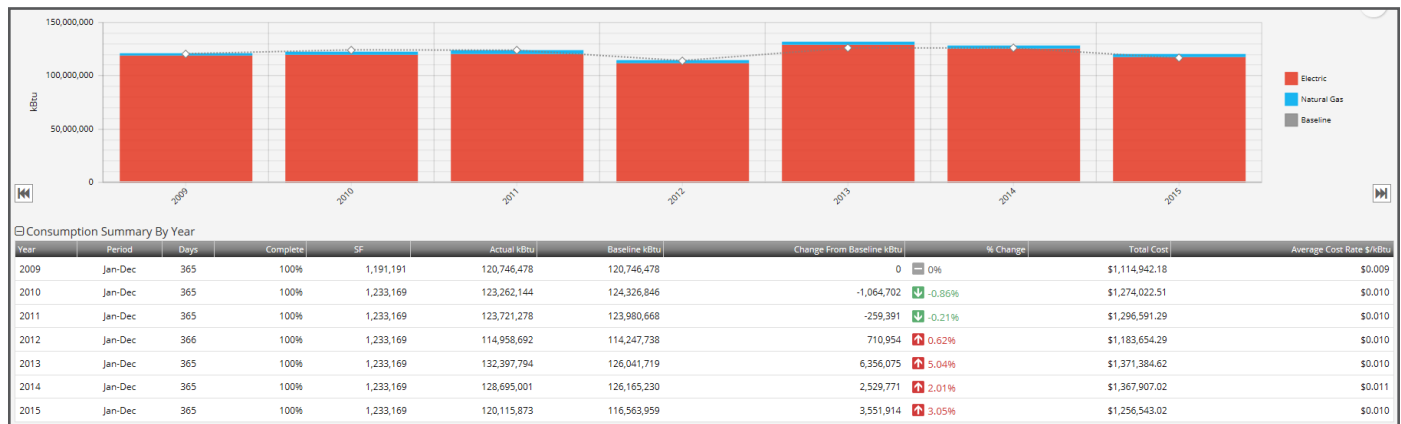
When ranked by Energy Baseline (compared to 2009), SMSU is 41rd out of 54 campuses (as of year-end 2015).

SMSU Baseline Energy Use Comparison (2014 compared to 2009)



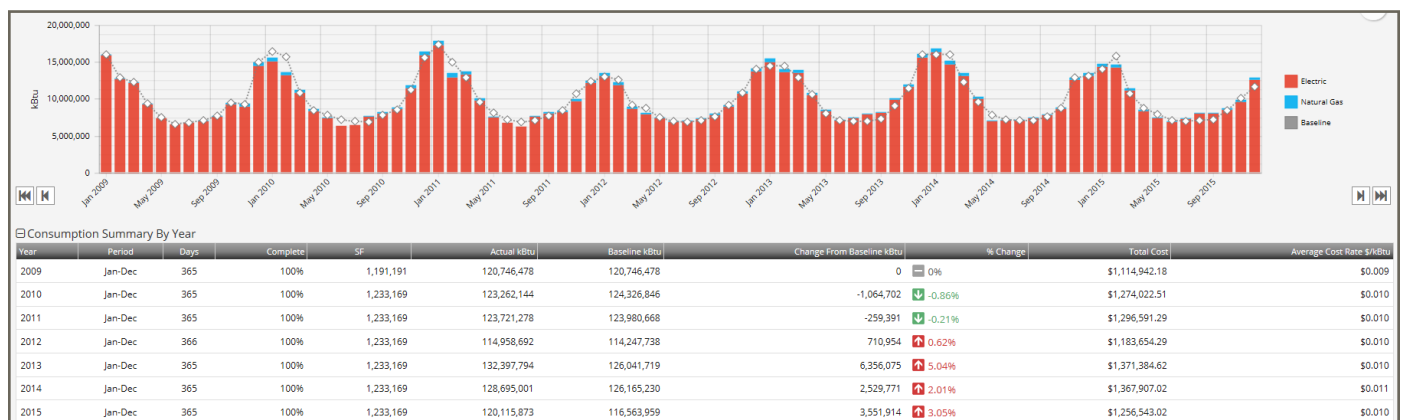
Compared to a 2009 baseline, SMSU's energy consumption, costs and carbon emissions have increased. SMSU's energy-related carbon has increased slightly.

SMSU Annual Energy Use



Total annual energy use has remained relatively level from 2009 to 2015.

SMSU Monthly Continuous Energy Use



Monthly consumption is highly predictable from year to year. Consumption peaks yearly in January and drops during the spring and summer months. It is not currently possible to identify how much energy is attributed to lights, cooling, heating, or plug loads.

SMSU Water Use and Conservation

Sustainable water use is an important issue in Marshall Minnesota. Marshall has been identified as one of 13 “Groundwater Areas of Concern” by [A Freshwater Society’s](#) April 2013 special report (see 2.10 Site Sustainability - Water Use).

The Marshall Municipal Utility draws its water from two aquifers which are in decline. The City of Marshall, A GreenStep City, has committed to conserving drinking and groundwater resources. In 2009, the City of Marshall implemented a water conservation rate. Since then, the city has also participated in rebates for WaterSense toilets and provided low flow shower heads and faucet aerators to Marshall residents. In August 2012, an even/odd sprinkling ordinance limiting residential irrigation was passed.

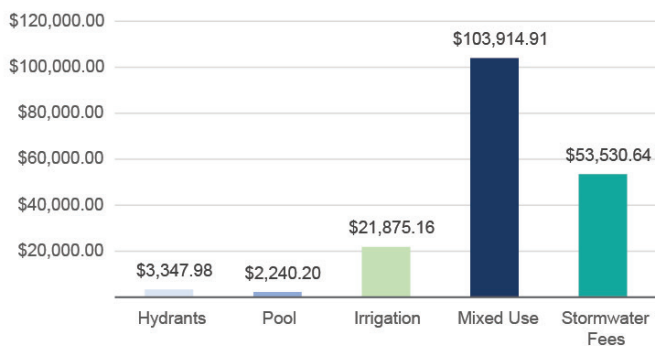
SMSU has fairly sophisticated outdoor water metering in comparison to other Minnesota State campuses. While buildings are not adequately metered and use by building is not tracked in B3 Benchmarking, some irrigation and pool water use is sub-metered.

At SMSU, metered outdoor landscape irrigation accounts for approximately 15% of SMSU’s total water use. Indoor, or “mixed-use” accounts for 82% of total use.

Since 2009, SMSU’s total water consumption has dropped by 11.7%, or by 4.4 million gallons a year. Irrigation consumption is highly variable from year to year. Annual mixed-use water consumption has decreased consistently since 2010, but peaks each year during summer months when students are not present (suggesting irrigation or outdoor use).

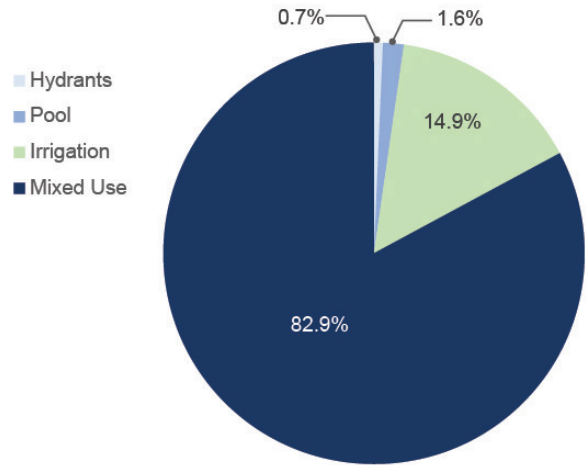
Since 2009, metered irrigation has gone down overall by 47%, but peaked in 2012 and 2013 at 35% increase from 2000. As a result of this high-level of variability, it is difficult to determine if the overall drop in use since 2009 is a trend or short term anomaly.

SMSU 2015 Potable Water Consumption By Use



Above: In 2015 SMSU paid over \$21,000 on metered irrigation, this represents approximately 17% of their total potable water costs. At the same time, SMSU paid over \$53,000 in stormwater fees. If SMSU implemented rainwater harvesting for irrigation use across campus, they could reduce both potable water costs and stormwater fees.

SMSU 2015 Potable Water Consumption By Use



Water conservation at SMSU is important for environmental and economic reasons. Since 2009 the average cost of potable water has increased from approximately \$4.11 per kGal to \$7.75 per kGal. Sanitary sewer charges have nearly doubled, and annual stormwater fees have increased by \$10,000. Due to the high and ever increasing costs of water, sanitary sewer, and stormwater fees, improvements to campus facilities and landscapes that reduce potable water use and accommodate storm water on site will likely have significant paybacks. There are many opportunities to further reduce SMSU’s water consumption and costs.

New campus facilities and recent renovations have included low flow fixtures and submetered landscape irrigation. Continuing restroom updates and landscape improvements across campus have the potential to significantly reduce SMSU’s water and sewer charges.

Adding submeters to all irrigation systems across campus would enable the campus to eliminate sanitary sewer charges on potable water used for irrigation, and would allow the campus to more accurately understand their use and identify the most cost effective water conservation strategies. Future irrigation improvements should continue to include high efficiency strategies to reduce costs and use.

Harvesting rainwater from building rooftops for outdoor reuse may be a cost effective strategy for reducing annual water costs and consumption. In 2015, SMSU spent over \$70,000 on irrigation and stormwater fees combined. If outdoor water uses replaced potable water with harvested rainwater from rooftop, it would reduce total purchased potable water by an estimated 15% while simultaneously reducing stormwater fees. Feasibility studies should be conducted as part of facilities improvements to determine scope and cost effectiveness of specific rainwater reuse and storm water reduction strategies.

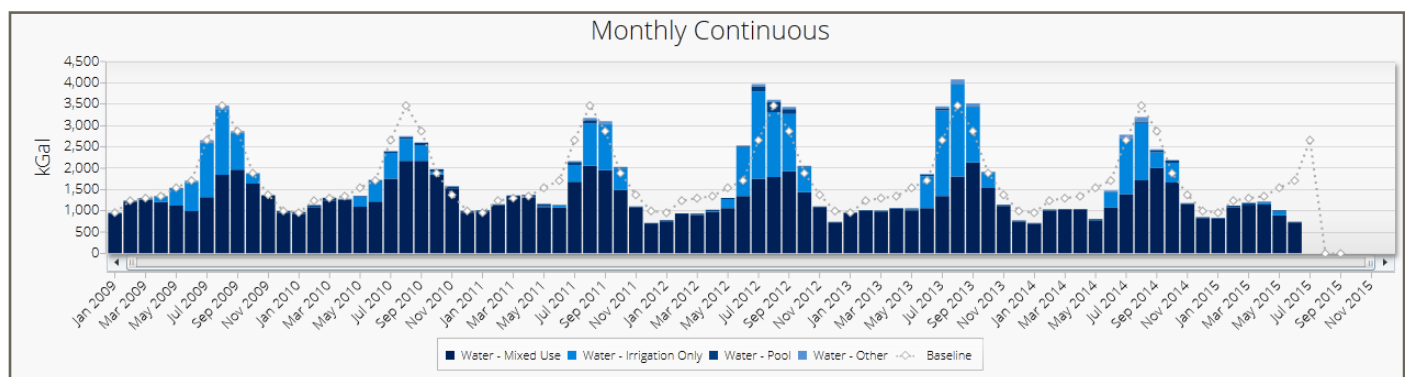
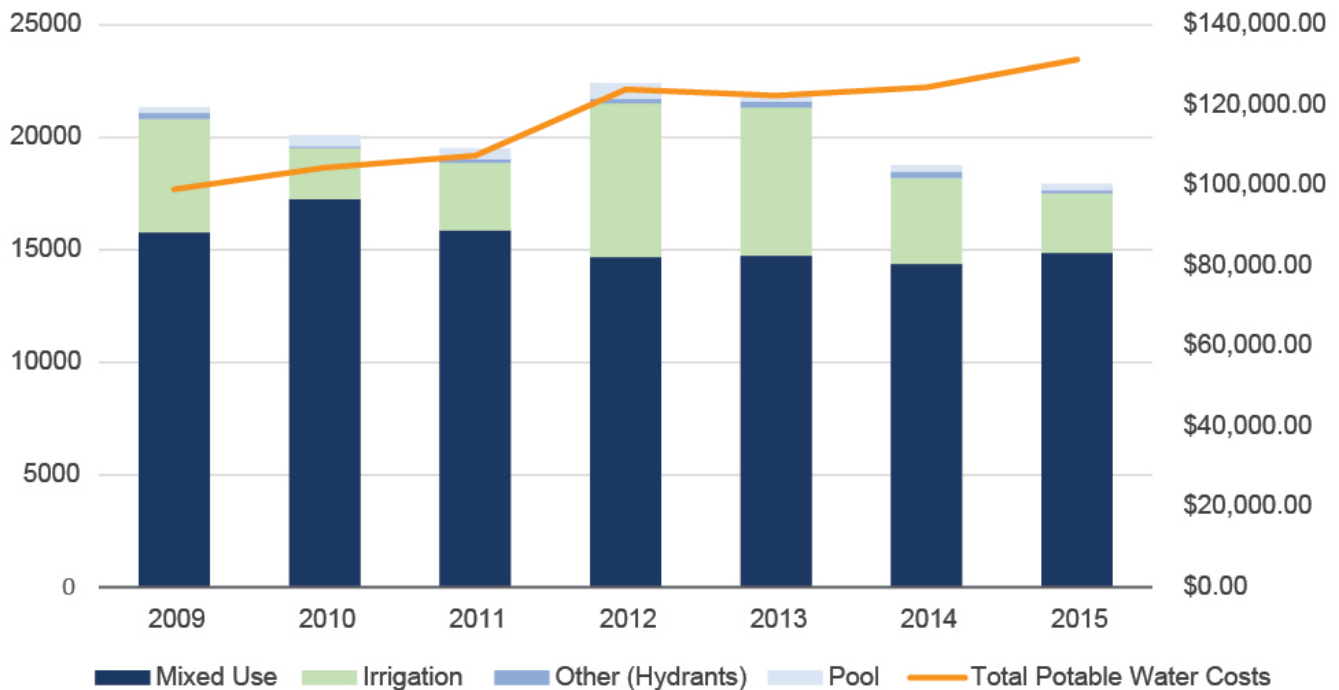
REC site water is captured in a pond, filtered, and infiltrated naturally into the wetland system. It may be possible to capture and divert additional site runoff from buildings or impervious surfaces to this, or other similar systems installed in future updates across campus and reduce stormwater fees.

SMSU Water Use Baseline (out of 54 campuses, compared to 2009)

Campus	SF	2015	2014	2013	2012	2011	2010	2009 (kGal)
18 Southwest Minnesota State University	1,233,169	↓ -15.95%	-12.05%	2.41%	5.10%	-8.53%	-5.83%	21,333

SMSU ranks 18 out of 54 Minnesota State campuses for water use reduction. In 2015, total water use was 15% lower than the 2009 baseline.

Total Annual Potable Water Use & Costs (2009 - 2015)



Water use has remained approximately the same each year since 2009. Indoor water use has decreased slightly each year since 2009 while summer outdoor has generally increased. Water use was high in 2009, then again in 2012 & 2013. 2014 summer water use dropped slightly so that the total annual use dropped to 12.05% below the 2009 baseline for the first time since 2011. Due to the high level of variability of use during summer months, it is difficult to determine if there is an overall improvement in water use on campus. SMSU has a relatively well documented set of water meters, providing an opportunity for the campus to more effectively target areas for water use reduction that will result in water savings. While use has stayed generally the same, water costs have almost doubled from 2009 to 2015.

Building Condition Summary

Refer to the individual pages in Section 3 for an in depth description of building condition.

Life Safety

One of the most important condition issues for the campus to address is related to backlogged life safety systems. Seventeen out of the twenty-six buildings on campus carry a backlog for Fire Detection systems, which, as of summer 2015, totaled nearly \$2 million.

Buildings with Backlogged Fire Detection Systems:

Building	Backlog
Childcare Facility	\$10,000
Maintenance	\$46,000
Social Science	\$49,000
Commons East	\$53,000
Commons West	\$53,000
GM-Dormitory	\$56,000
HB - Dormitory	\$56,000
G - Dormitory	\$57,000
Commons Central	\$57,000
HC - Dormitory	\$58,000
HA - Dormitory	\$63,000
Founders Hall	\$122,000
Individualized Learning Center	\$191,000
Charter Hall	\$203,000
Fine Arts	\$211,000
Bellows Academic Center	\$347,000
Physical Education	\$361,000
TOTAL	\$1,993,000

Building Exteriors

Backlogged issues relating to building exteriors represent six out of the top ten backlog issues by cost.

Top 10 Building Backlog Issues

	Building	Description	Backlog
1.	Bellows Academic Center	Building Exteriors (Hard)	\$4,122
2.	Founders Hall	Building Exteriors (Hard)	\$2,905
3.	Science & Technology	Built-in Equipment	\$2,769
4.	Individualized Learning Center	Building Exteriors (Hard)	\$2,684
5.	Bellows Academic Center	HVAC - Distribution	\$2,362
6.	Science & Math	Built-in Equipment	\$2,009
7.	Science & Math	Building Exteriors (Hard)	\$1,930
8.	Science & Math	HVAC - Distribution	\$1,608
9.	GM-Dormitory	Building Exteriors (Hard)	\$1,300
10.	GW - Dormitory	Building Exteriors (Hard)	\$1,300

Common Condition Issues

As the majority of the campus was built between 1967 - 1973, many of the buildings have similar issues. The common issues by type of building are listed below.

Academic Buildings

- Replace fire safety systems add fire suppression systems
- Re-point buildings
- ADA upgrades and compliance
- Rehabilitation of links
- IT updates
- Energy updates
- HVAC updates including building controls
- Roof replacements
- Classroom updates for space, IT and furnishing
- Science lab updates
- Tie all buildings onto central chiller

Residential Life Buildings

- Entry system updates
- Replace fire safety systems add fire suppression systems
- Re-point buildings including thru-wall flashing
- ADA upgrades and compliance
- Energy and lighting updates
- Electrical upgrades
- HVAC updates including adding cooling capability
- Roof replacements
- Window and door replacement
- Interior finish and furnishing updates
- Bathrooms updates
- Storm and sanitary line work
- Waterproofing at garden level rooms

Electrical Infrastructure Proposed Projects:

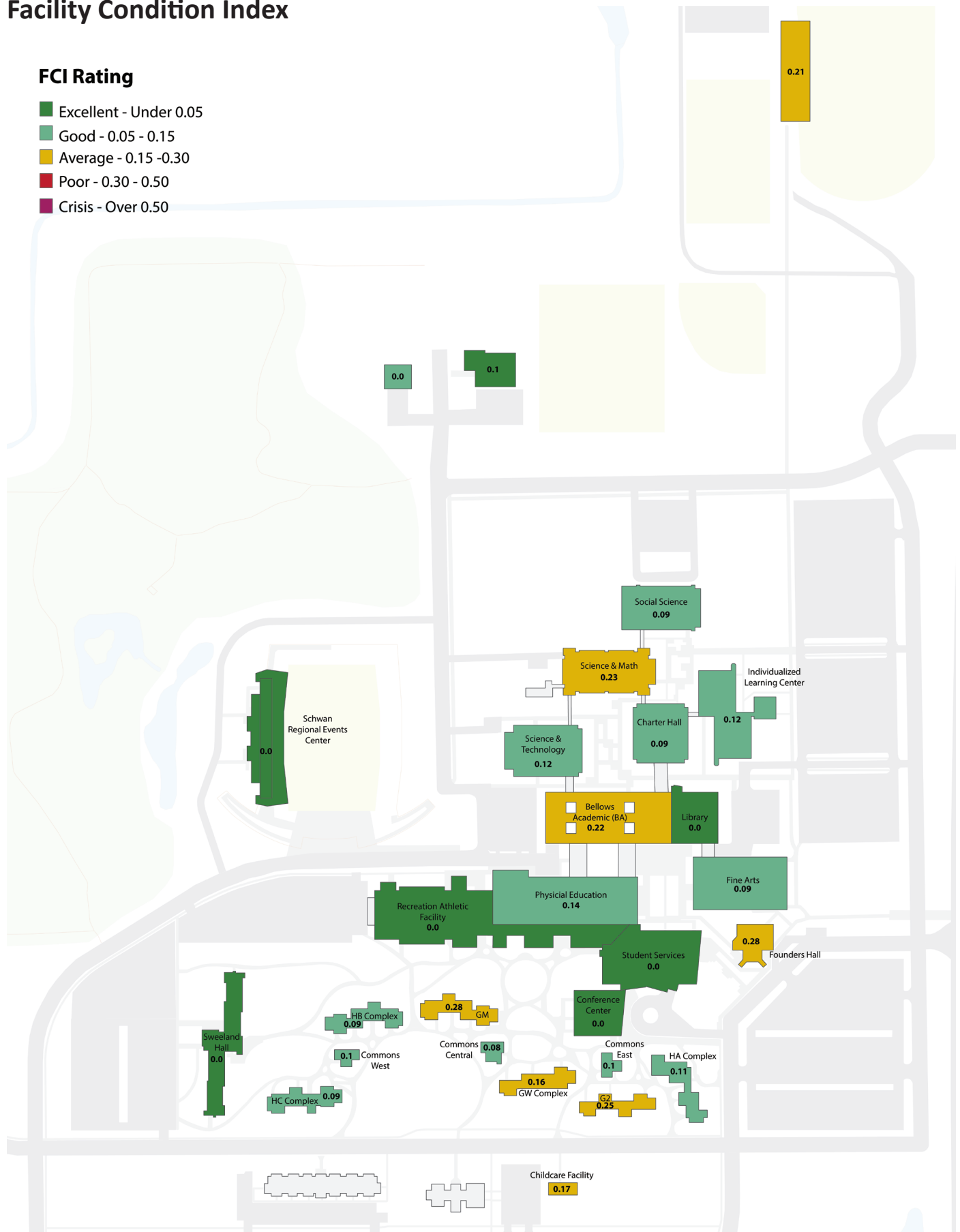
- East River work at substation.
- Replace emergency generator by Conference Center.
- Solar power and/or wind turbine study to determine long term source for supplemental power. See comments related to utility agreements.
- Sump pumps for electrical manholes.

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Facility Condition Index

FCI Rating

- Excellent - Under 0.05
- Good - 0.05 - 0.15
- Average - 0.15 - 0.30
- Poor - 0.30 - 0.50
- Crisis - Over 0.50



Bellows Academic Center

Building Summary:

Bellows Academic Center (BA) is a five level concrete structure currently used as Classroom, Offices and Library. Based on the projected five year FCI, the facility is rated as average (not including the Library).

Proposed Projects:

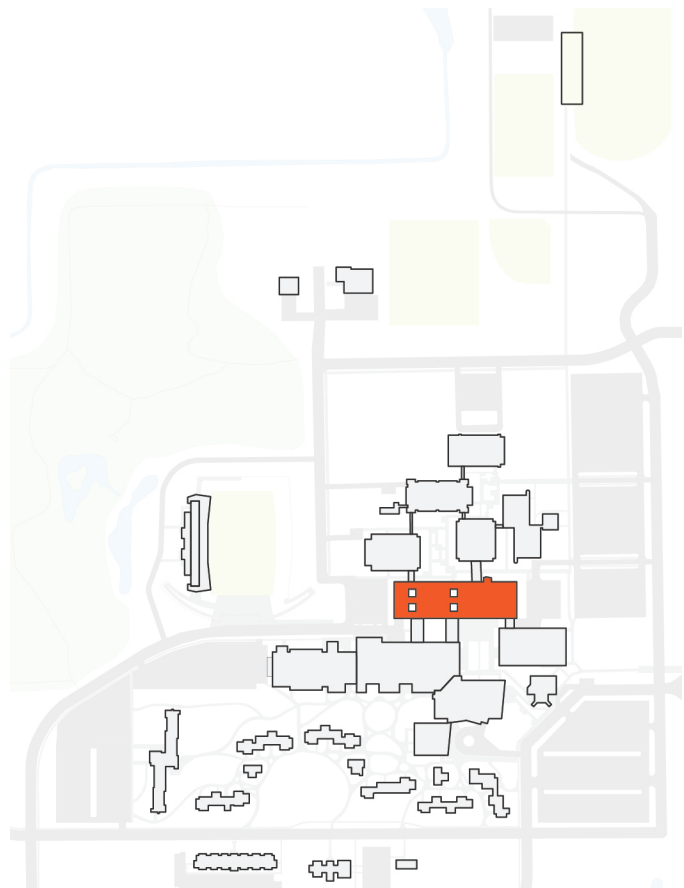
- BA 229-230 (computer lab) electrical improvements.
- Renovate the BA training, wrestling, art area to accommodate program needs.
- Install ADA door operator for wheelchair basketball BA 130.
- New tile in BA unisex restroom (BA 183).
- Replace west doors out of BA 101.
- Rekey to Best lock/key system.
- ADA updates to restrooms.
- Renovate interior of link to CH – upper and lower level (tile and railings).
- Replace softener system that serves academic buildings.
- Replace z-spline ceilings with lay in ceilings.
- Keyless entry.
- Classroom updates for better utilization of space and IT needs.
- Energy updates – motion sensors, electronic thermostats.
- Ceramic tile repairs in restrooms.
- Update furnishings in classrooms.
- Additional points on METASYSS for improved building control.
- Replace fire safety systems.
- Replace curtainwall at four courtyards.
- Replace seating in BA 102.
- Tuckpoint building.
- Repair, repaint and refinish exterior walls of library.
- Install fire suppression into non-library spaces.
- Update Radio/TV labs electrically and to meet ADA codes and program needs.

Roof Renewal

2016	Repair and Replace	\$805,000
2017	Replacement	\$2,760,000

Roof Renewal information provided by Roof Spec, Inc.

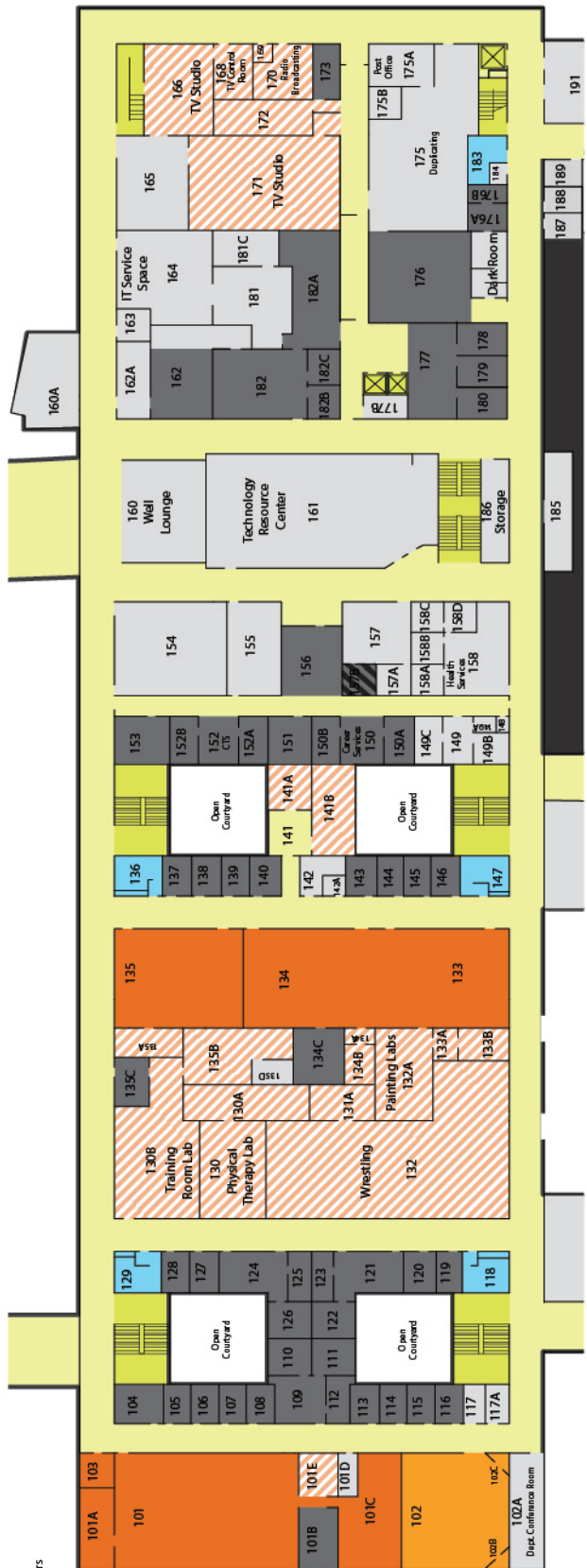
Number on Key Plan	6
Building Number	075S0167 (A), 075S1669 (B) and 075S1405 (E - Entrance)
Year Built	1967, 1969 and 2005
Building Size (GSF)	132,000 (A), 44,400 (B) and 1,380 (E)
Number of Floors	5
Current Replacement Value (000's)	\$55,885 (Total)
Backlog (000's)	\$9,301 (Total)
Facility Condition Index (FCI)	0.22 (A), 0.01 (B) and 0.00 (E)
10 Year Renewal Forecast (000's)	\$18,719 (Total)
10 Year FCI	0.33, Poor (Total)



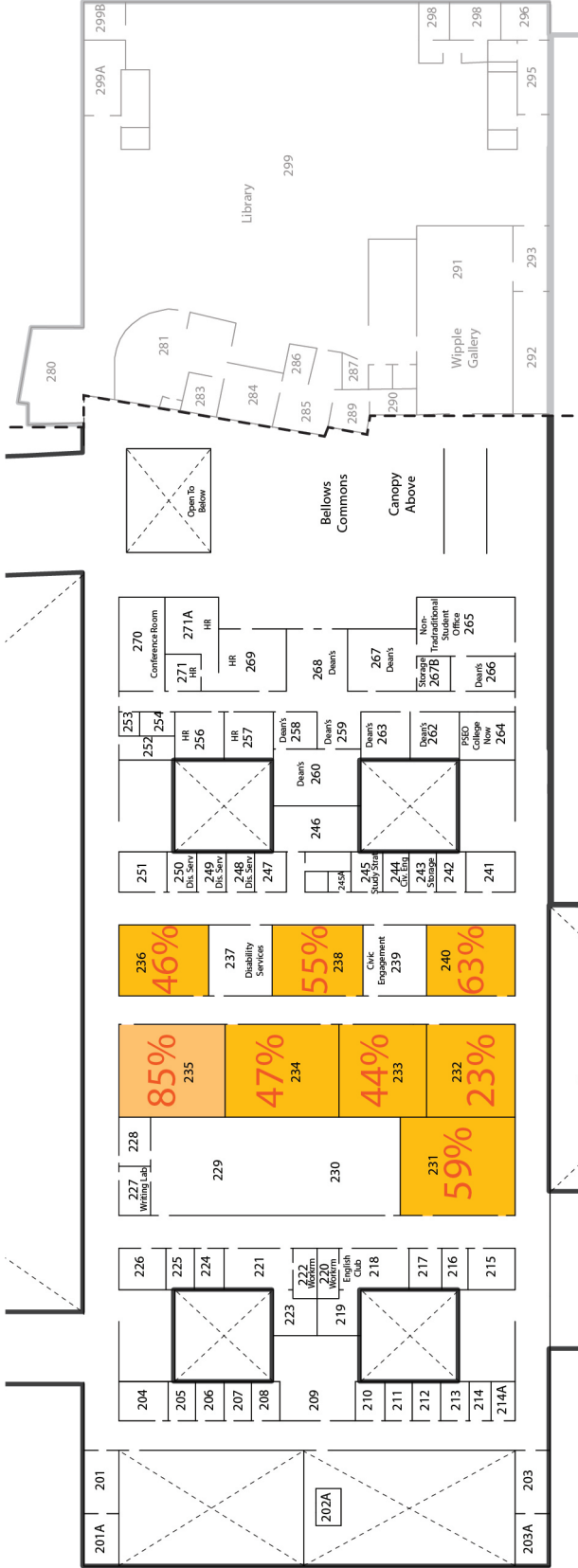


Second Floor

- Room Use Key**
- SMSU Partnership/Research Centers
 - Non-University
 - Circulation
 - Vertical Circulation
 - Restrooms
 - General Classroom
 - Classroom Service Rooms
 - Lab
 - Unscheduled Lab
 - Research/Non-class Lab
 - Office - Empty
 - Faculty Offices
 - Support Spaces
 - Unknown



First Floor



Second Floor

Classrooms
 Lab
 Lecture Hall

UTILIZATION RATES



First Floor

Portions of the previous Facilities Master Plan by Hay Dobbs have been incorporated into this document.









Charter Hall

Building Summary:

Charter Hall is a two level concrete structure currently used for Classrooms, Offices, Computer Labs and Lecture Halls. Based on the projected five year FCI, the facility is rated as fair.

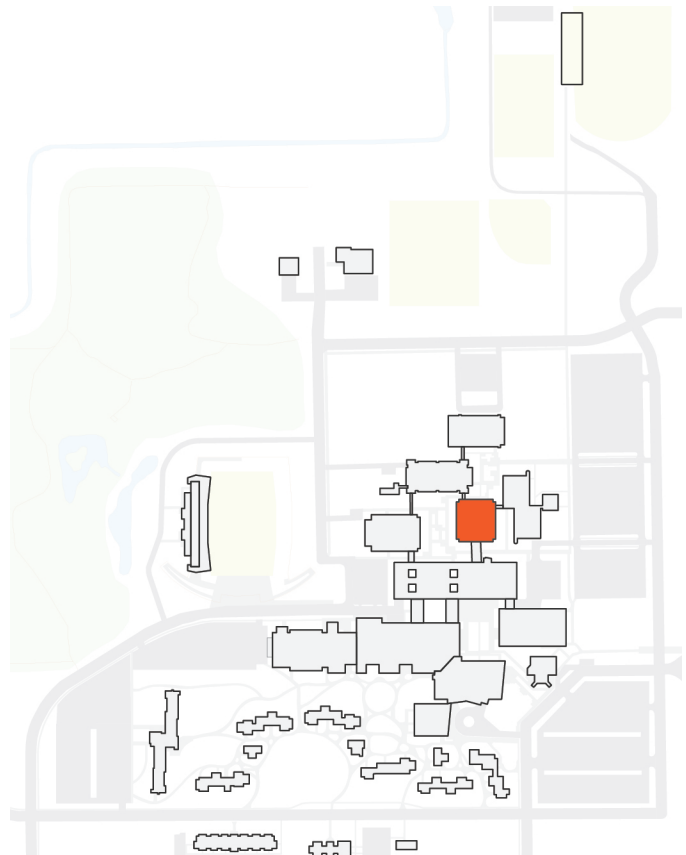
Proposed Projects:

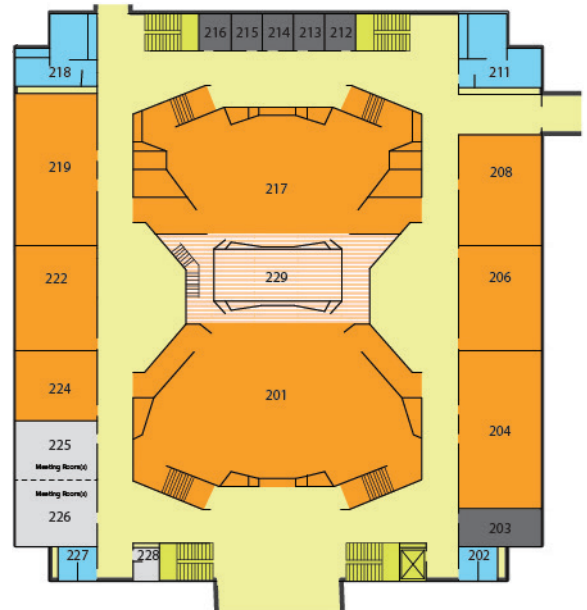
- Replace carpet - upper floor (lecture halls 201 & 217 and hallways around lecture halls).
- Repaint hallway walls.
- Replace air handling units. Requires design study (difficult project).
- ADA updates to restrooms.
- Renovate interior of link to Bellows Academic Center – upper and lower level (tile and railings).
- Replace z-spline ceilings with lay in ceilings.
- Keyless entry.
- Classroom updates for better utilization of space and IT needs.
- Energy updates – motion sensors, electronic thermostats.
- Ceramic tile repairs in restrooms.
- Update furnishings in classrooms.
- Replace seating in lecture halls 201 and 217.
- Additional points on METASYSS for improved building control.
- Replace fire safety systems
- Replace curtainwall at 3 hallways.
- Tuckpoint floors at 1 and 2 exterior walls.
- Install fire suppression.

Roof Renewal

None.

Number on Key Plan	11
Building Number	075S0670
Year Built	1970
Building Size (GSF)	55,618
Number of Floors	2
Current Replacement Value (000's)	\$17,483
Backlog (000's)	\$1,557
Facility Condition Index (FCI)	0.09, Fair
10 Year Renewal Forecast (000's)	\$5,582
10 Year FCI	0.32, Poor



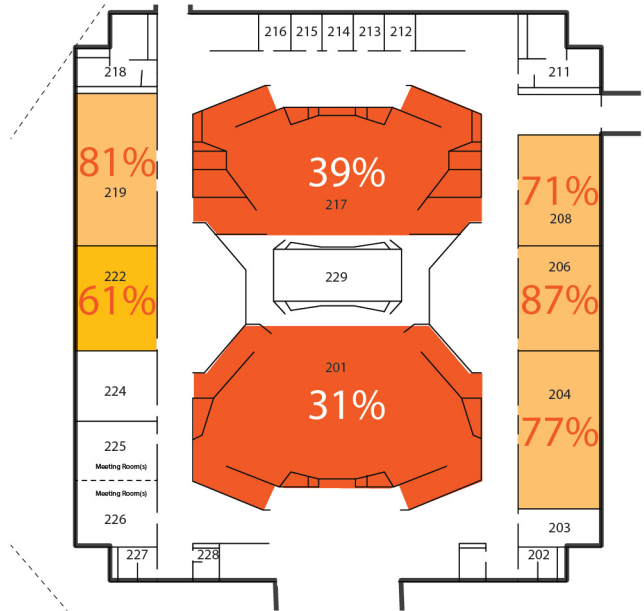


Second Floor

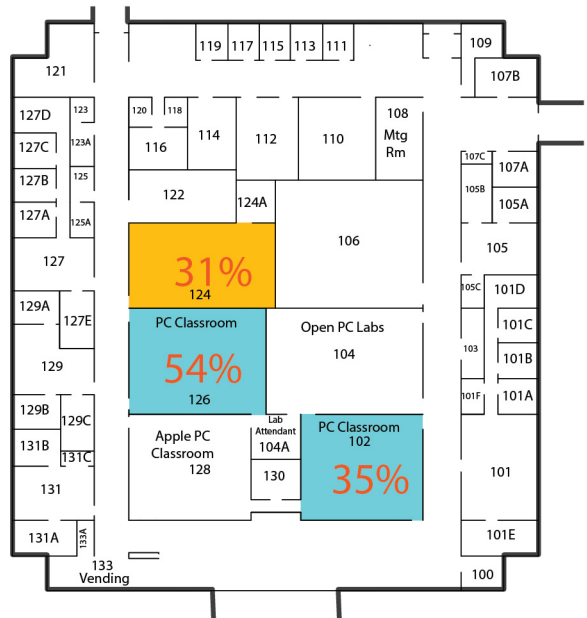
Room Use Key

- SMSU Partnership/Research Centers
- Non-University
- Circulation
- Vertical Circulation
- Restrooms
- General Classroom
- Classroom Service Rooms
- Lab
- Unscheduled Lab
- Research/Non-class Lab
- Office - Empty
- Faculty Offices
- Support Spaces
- Unknown

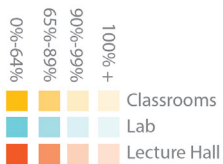




Second Floor



First Floor



UTILIZATION RATES



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Childcare Facility

Building Summary:

The Childcare Facility is a one level concrete structure currently used for childcare. Based on the projected five year FCI, the facility is rated as average.

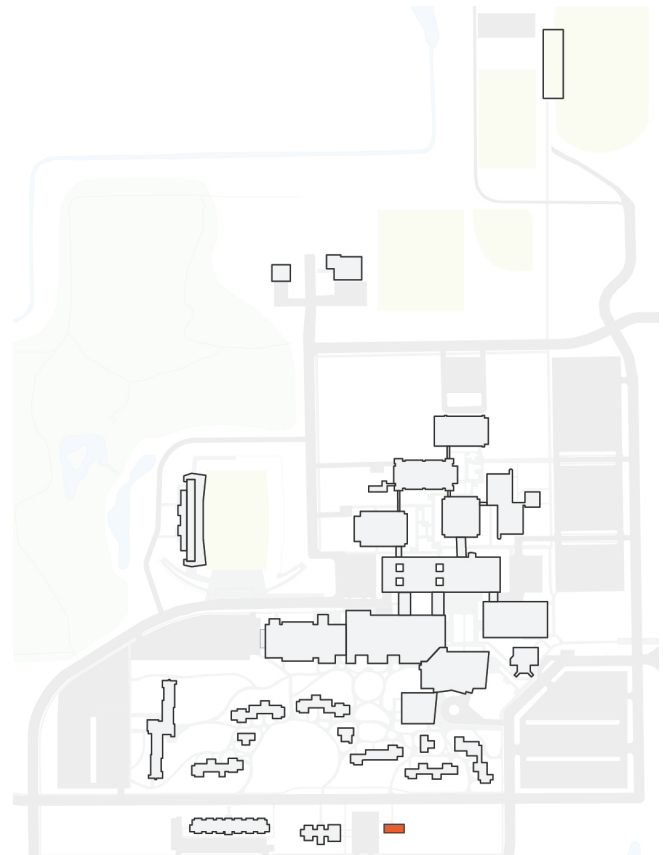
Proposed Projects:

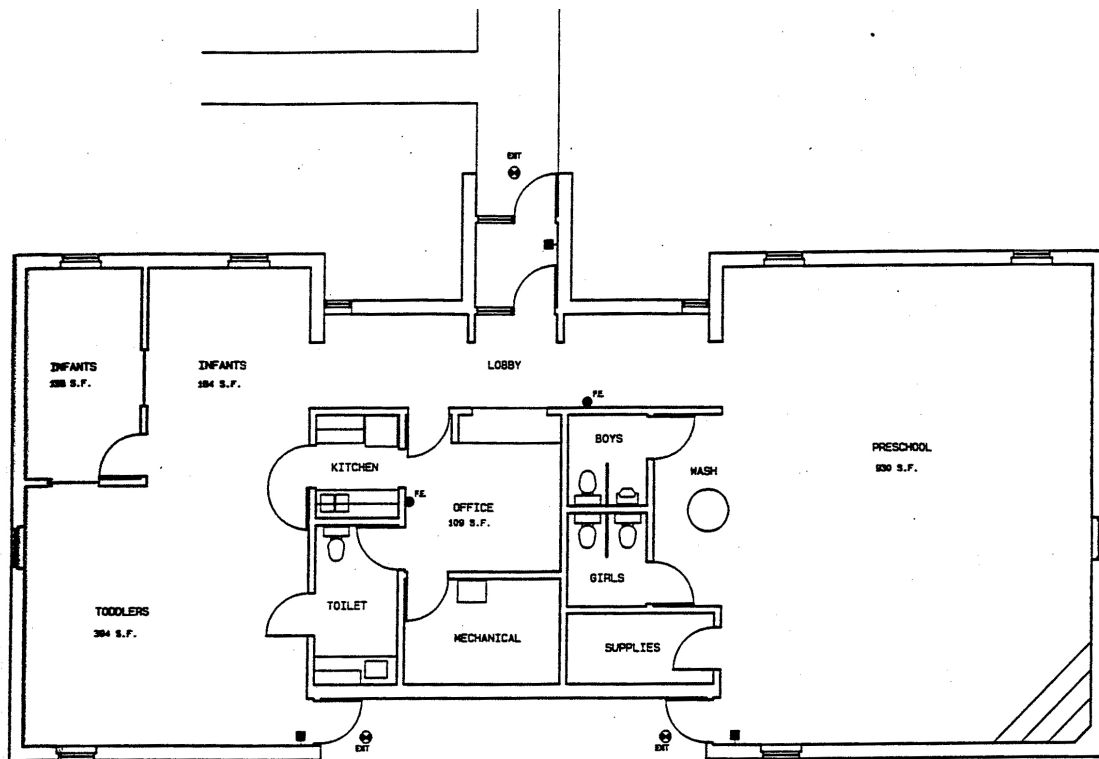
- Replace finishes in center.
- ADA updates to restrooms.
- Improvements to playground.
- Update fire safety systems.
- Install fire suppression system.

Roof Renewal

None.

Number on Key Plan	16
Building Number	075S1590
Year Built	1990
Building Size (GSF)	2,744
Number of Floors	1
Current Replacement Value (000's)	\$883
Backlog (000's)	\$147
Facility Condition Index (FCI)	0.17, Average
10 Year Renewal Forecast (000's)	\$240
10 Year FCI	0.27, Average





First Floor

Commons Central

Building Summary:

Commons Central is a two level concrete structure currently used as residence hall support. Based on the projected five year FCI, the facility is rated as good.

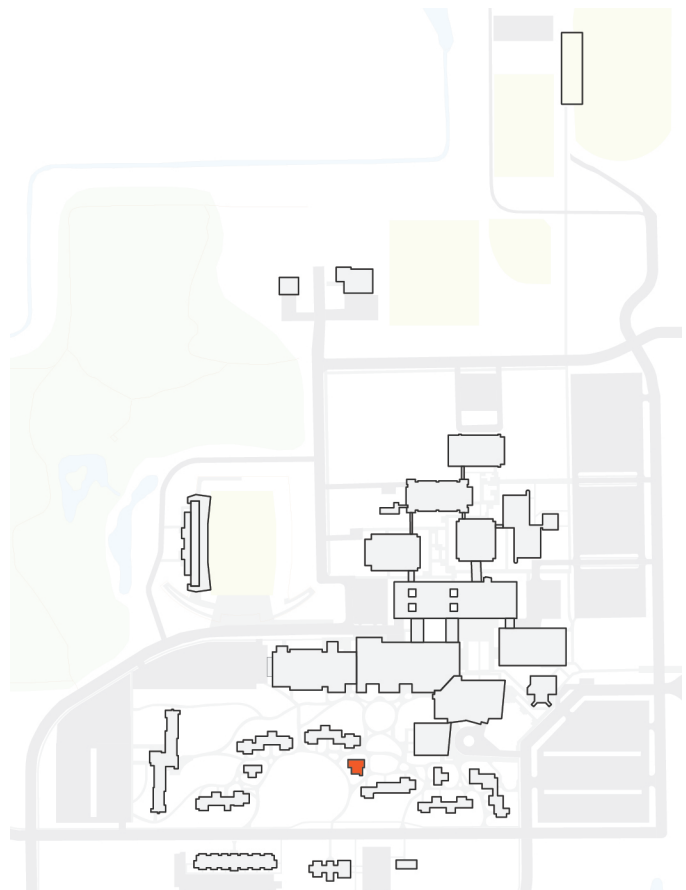
Proposed Projects:

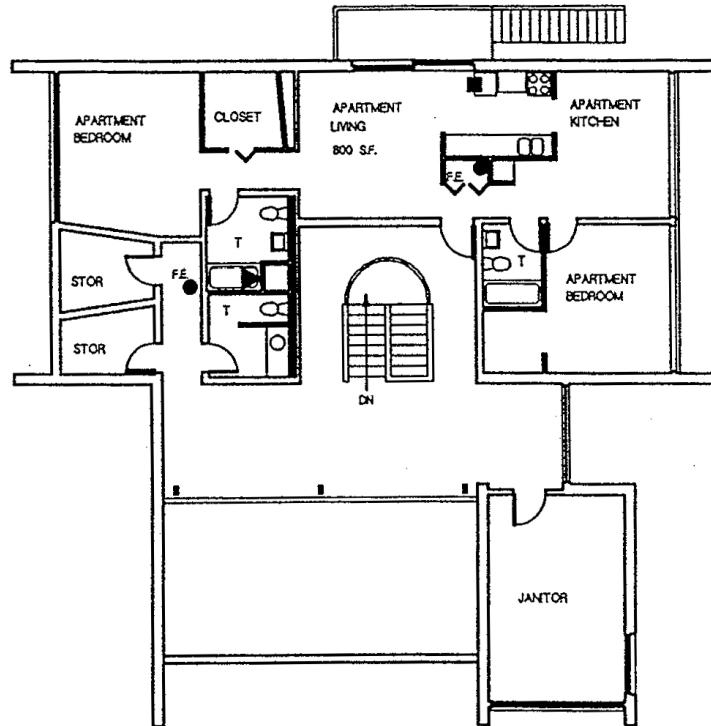
- Replace furnaces, water heaters, toilets, faucets, showers, sanitary piping, fire alarm systems.
- Renovate Commons Central apartments.
- Update interior finishes.
- Keyless entry system.
- Energy updates including lighting change outs, motion sensors, and electronic thermostats.
- Replace baseboard heaters.
- Electrical capacity and distribution improvements.
- ADA updates to restrooms.
- Install fire suppression system.
- Replace windows and doors.

Roof Renewal

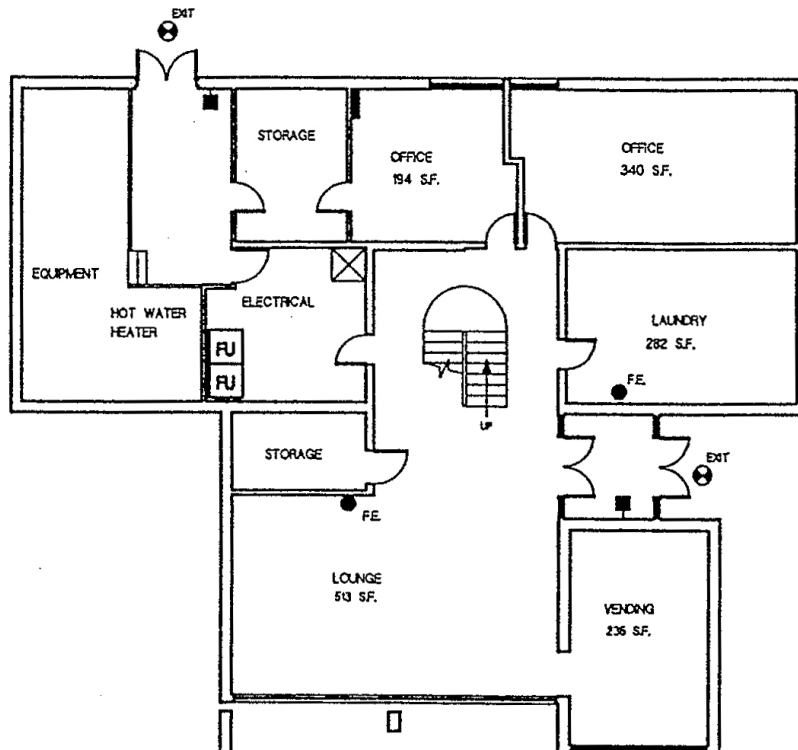
None.

Number on Key Plan	21
Building Number	075S5168
Year Built	1968
Building Size (GSF)	5,746
Number of Floors	2
Current Replacement Value (000's)	\$1,512
Backlog (000's)	\$116
Facility Condition Index (FCI)	0.08, Good
10 Year Renewal Forecast (000's)	\$334
10 Year FCI	0.22, Average





Second Floor



First Floor

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Commons East

Building Summary:

Commons East is a two level concrete structure currently used as residence hall support. Based on the projected five year FCI, the facility is rated as good.

Proposed Projects:

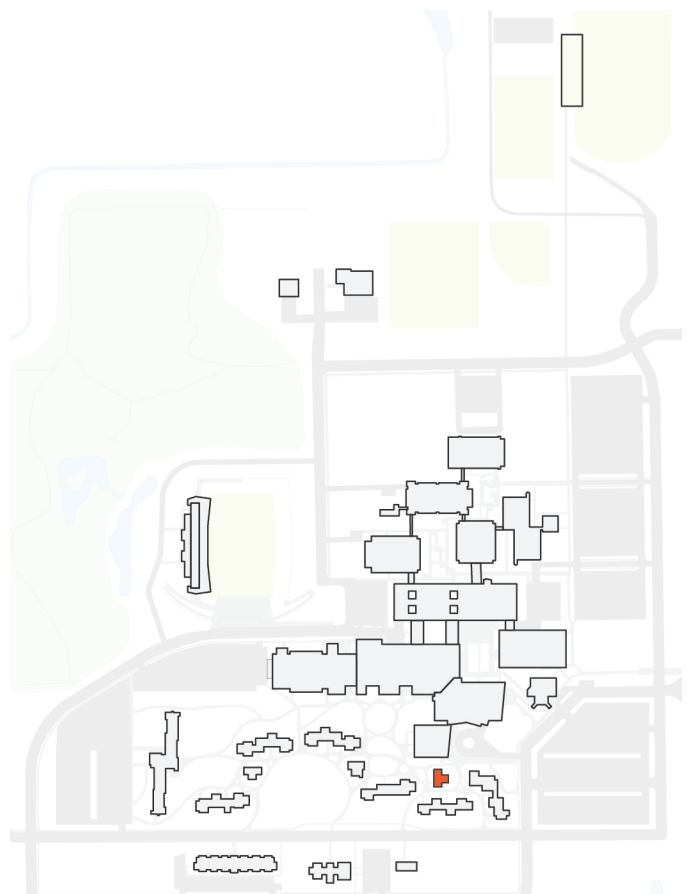
- Replace furnaces, water heaters, toilets, faucets, showers, sanitary piping, and fire alarm systems.
- Renovate Commons East apartments.
- Update interior finishes.
- Keyless entry system.
- Energy updates including lighting change outs, motion sensors, and electronic thermostats.
- Replace baseboard heaters.
- Electrical capacity and distribution improvements.
- ADA updates to restrooms.
- Install fire suppression system.
- Replace windows and doors.

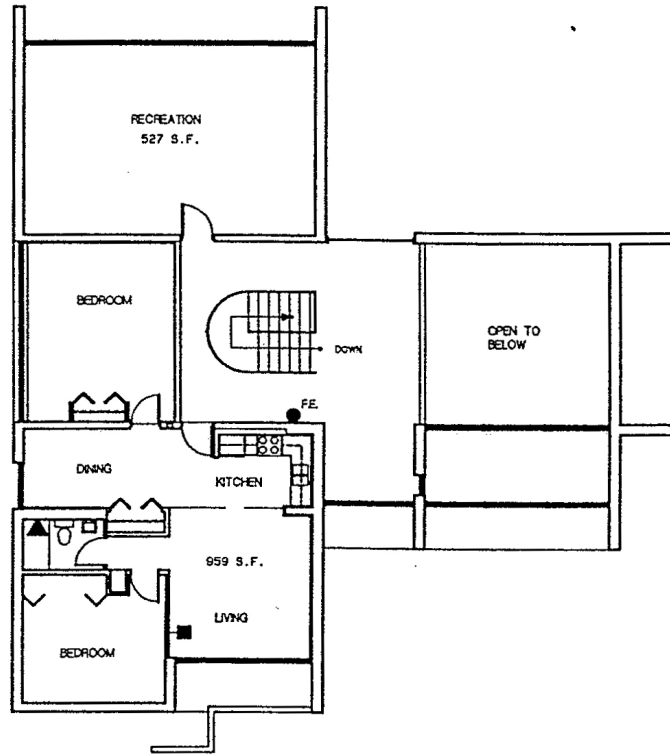
Roof Renewal

2016 Repair \$300

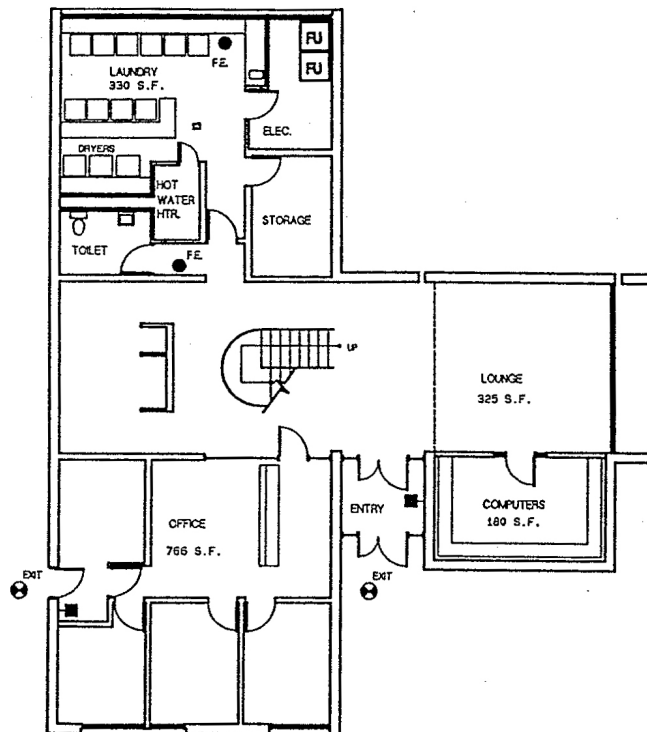
Roof Renewal information provided by Roof Spec, Inc.

Number on Key Plan	18
Building Number	075S5670
Year Built	1970
Building Size (GSF)	5,363
Number of Floors	2
Current Replacement Value (000's)	\$1,411
Backlog (000's)	\$136
Facility Condition Index (FCI)	0.10, Good
10 Year Renewal Forecast (000's)	\$309
10 Year FCI	0.22, average





Second Floor



First Floor

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Commons West

Building Summary:

Commons West is a two level concrete structure currently used as residence hall support. Based on the projected five year FCI, the facility is rated as good.

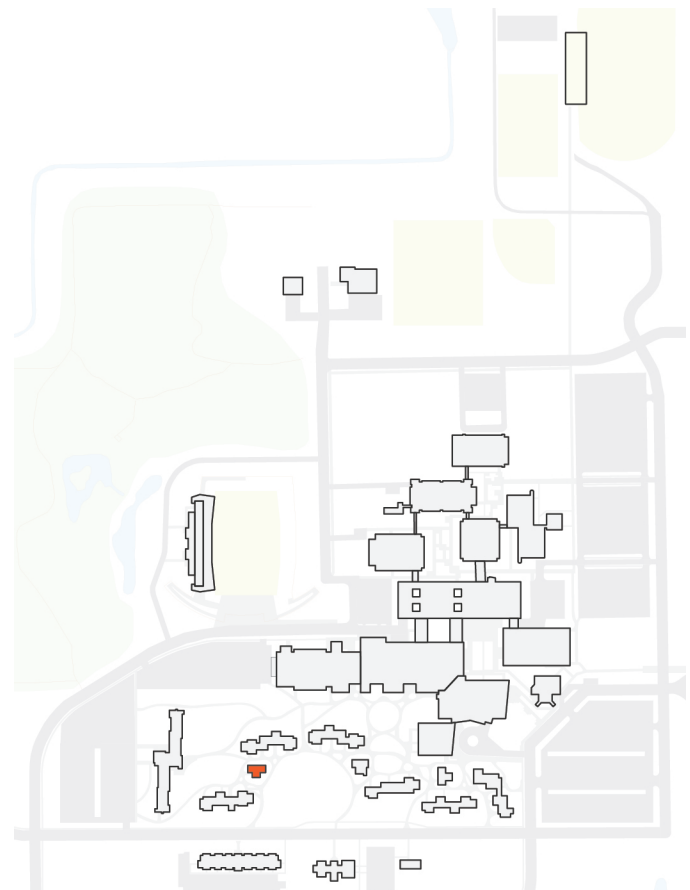
Proposed Projects:

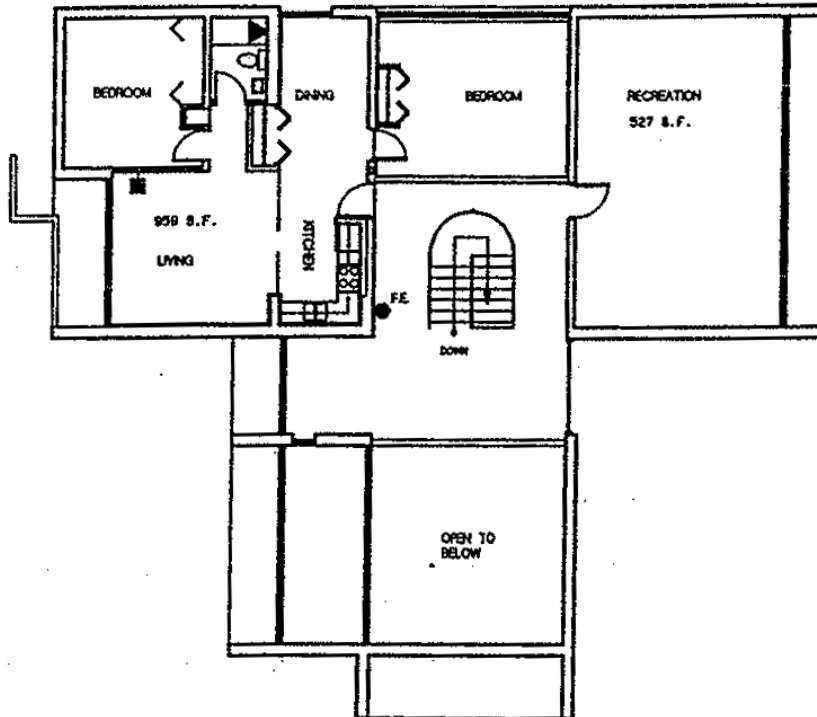
- Replace furnaces, water heaters, toilets, faucets, showers, sanitary piping, and fire alarm systems.
- Renovate Commons West apartments.
- Update interior finishes
- Keyless entry system.
- Energy updates including lighting change outs, motion sensors, and electronic thermostats.
- Replace baseboard heaters.
- Electrical capacity and distribution improvements.
- ADA updates to restrooms
- Install fire suppression system.
- Replace windows and doors.

Roof Renewal

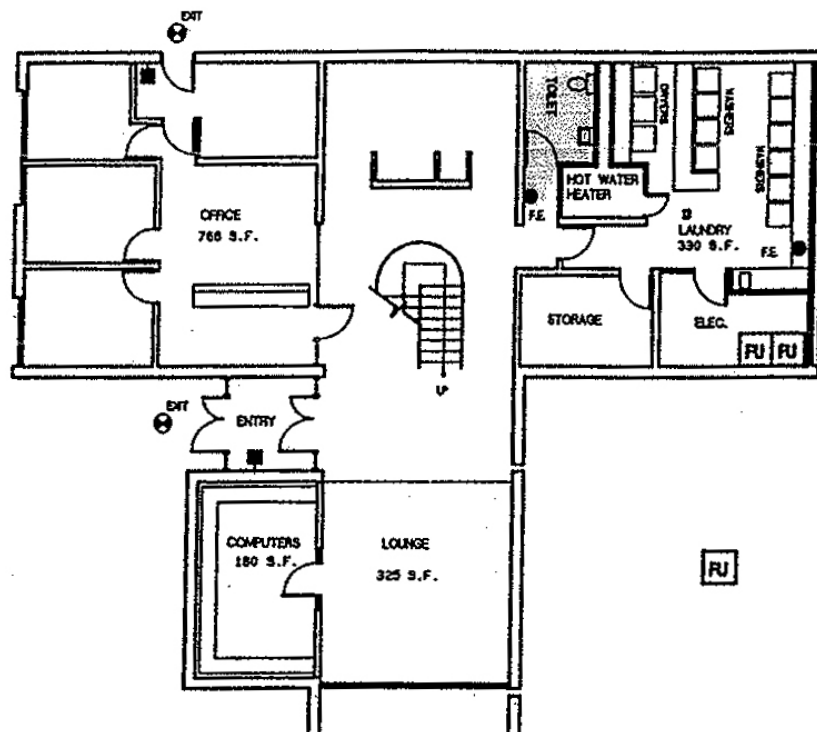
None.

Number on Key Plan	25
Building Number	075S6170
Year Built	1970
Building Size (GSF)	5,363
Number of Floors	2
Current Replacement Value (000's)	\$1,411
Backlog (000's)	\$136
Facility Condition Index (FCI)	0.10, Good
10 Year Renewal Forecast (000's)	\$309
10 Year FCI	0.22, Average





Second Floor



First Floor

Conference Center

Building Summary:

The Conference Center is a two level concrete structure currently used for conferences and meetings. Based on the projected five year FCI, the facility is rated as excellent.

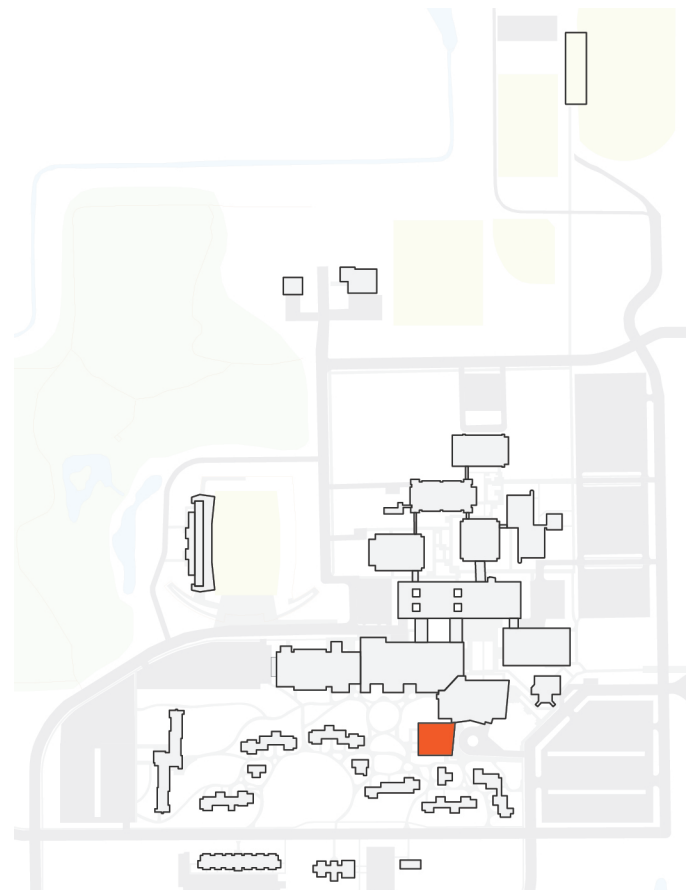
Proposed Projects:

- Replace floor (concrete) in CC 117. Overlay is delaminating from concrete sub base.

Roof Renewal

None.

Number on Key Plan	13
Building Number	075S5970
Year Built	1970
Building Size (GSF)	31,989
Number of Floors	2
Current Replacement Value (000's)	\$10,056
Backlog (000's)	\$-
Facility Condition Index (FCI)	0, Excellent
10 Year Renewal Forecast (000's)	\$725
10 Year FCI	0.07, Good





Second Floor

Room Use Key

- SMSU Partnership/Research Centers
- Non-University
- Circulation
- Vertical Circulation
- Restrooms
- General Classroom
- Classroom Service Rooms
- Lab
- Unscheduled Lab
- Research/Non-class Lab
- Office - Empty
- Faculty Offices
- Support Spaces
- Unknown



First Floor





Fine Arts

Building Summary:

Fine Arts (FA) is a two level concrete structure currently used as Class Labs, offices, Theater space and practice rooms. Based on the projected five year FCI, the facility is rated as good.

Proposed Projects:

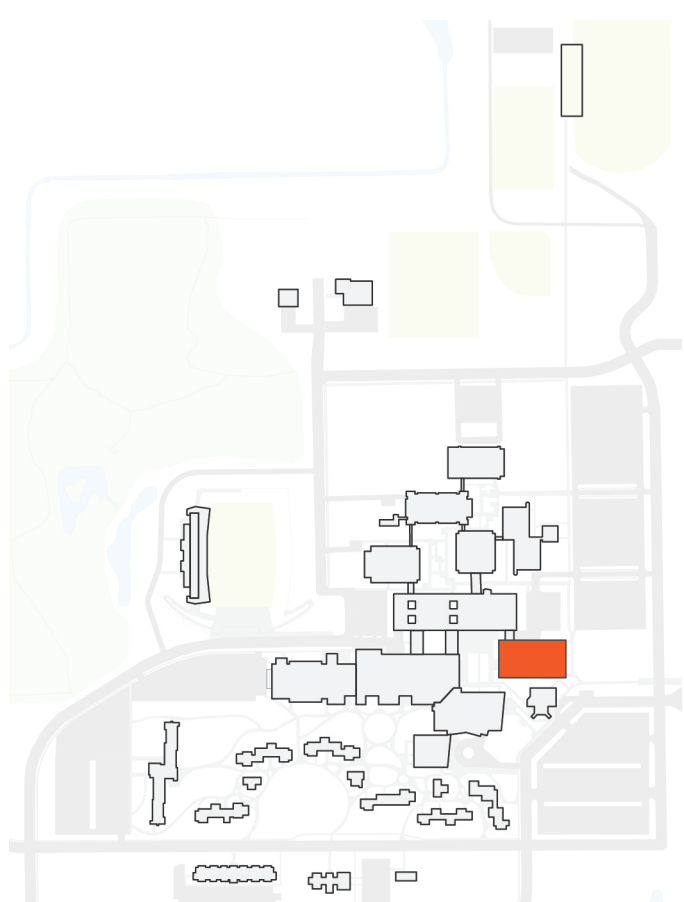
- Replace west main entrance steps, include ramp to entry.
- Replace light board and lighting system in Theatre.
- Abate catwalk area (above seating in Theatre).
- Improve acoustics in FA building.
- Replace floor tile in FA building (asbestos contaminated material).
- FA 135 band room: sound panels installation.
- ADA updates to restrooms.
- Replace hot water heater boilers in FA (2).
- Replace z-spline ceilings with lay in ceilings.
- Keyless entry.
- Classroom and lab updates for better utilization of space and IT needs.
- Energy updates – motion sensors, electronic thermostats.
- Ceramic tile repairs in restrooms.
- Update furnishings in classrooms and labs.
- Soundproofing for music areas and main stage theatre areas.
- Replace fire safety systems.
- Add fire suppression system
- Tuckpoint 1st and 2nd floor exterior walls (higher walls have been tuckpointed).
- Additional points on METASYSS for improved building control.
- Add vestibules on east entrances.
- Add ramps to west entrance(s).

Roof Renewal

2016	Repair	\$500
2020	Replacement	\$1,593,002

Roof Renewal information provided by Roof Spec, Inc.

Number on Key Plan	12
Building Number	075S0268
Year Built	1968
Building Size (GSF)	57,650
Number of Floors	2
Current Replacement Value (000's)	\$18,122
Backlog (000's)	\$1,561
Facility Condition Index (FCI)	0.09, Good
10 Year Renewal Forecast (000's)	\$7,378
10 Year FCI	0.41, Poor

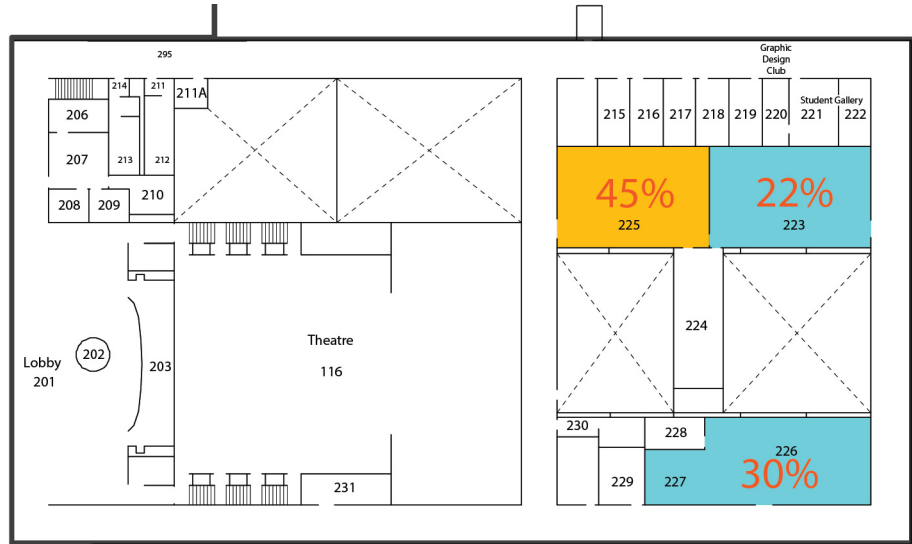




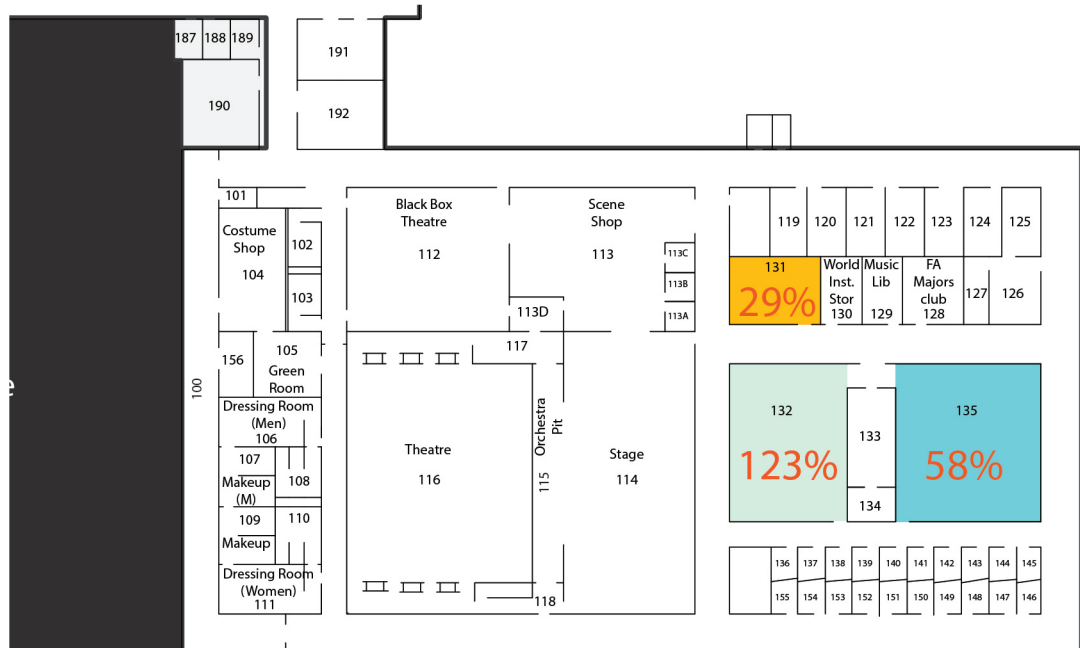
Second Floor



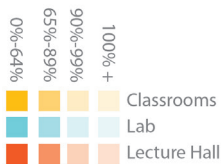
First Floor



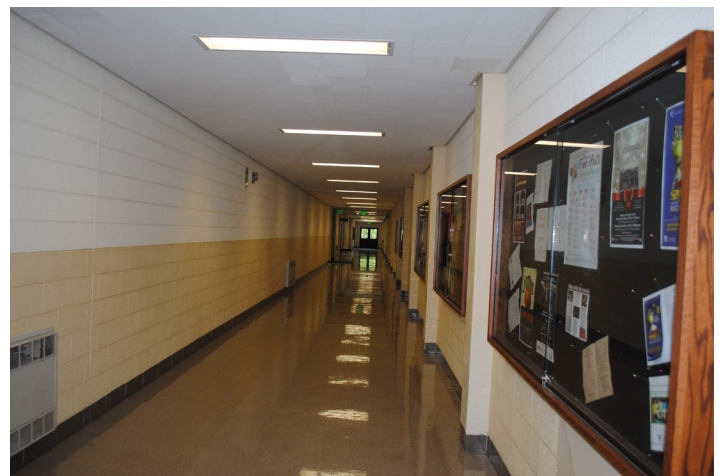
Second Floor



First Floor



UTILIZATION RATES



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Founders Hall

Building Summary:

Founders Hall (FH) is a four level concrete structure currently used as office space. Based on the projected five year FCI, the facility is rated as average.

Proposed Projects:

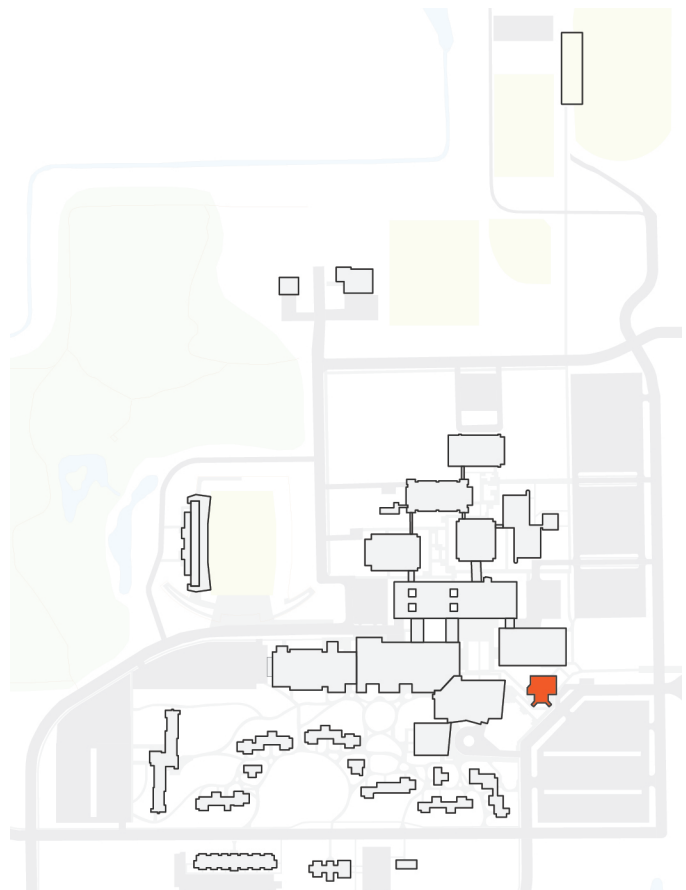
- Repaint stairwells – floors as well.
- Replace carpet basement area – public safety particularly.
- ADA updates to restrooms.
- Replace chiller by hooking up to Central Chiller plant (line to connect to already in place at Northeast corner of FH building).
- Tuckpoint and replace windows
- Additional points on METASYSS for improved building control.
- Update fire safety system.
- Install fire suppression system.
- Energy updates including motion sensors, and electronic thermostats.

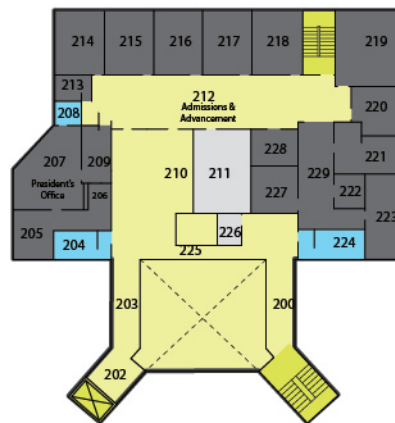
Roof Renewal

2016 Repair \$300

Roof Renewal information provided by Roof Spec, Inc.

Number on Key Plan	1
Building Number	075S1073
Year Built	1973
Building Size (GSF)	33,400
Number of Floors	4
Current Replacement Value (000's)	\$10,752
Backlog (000's)	\$3,027
Facility Condition Index (FCI)	0.28, Average
10 Year Renewal Forecast (000's)	\$6,300
10 Year FCI	0.59, Crisis





Second Floor



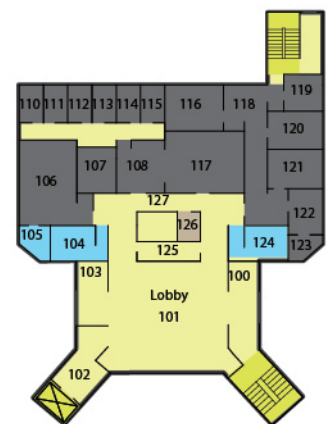
Third Floor

Room Use Key

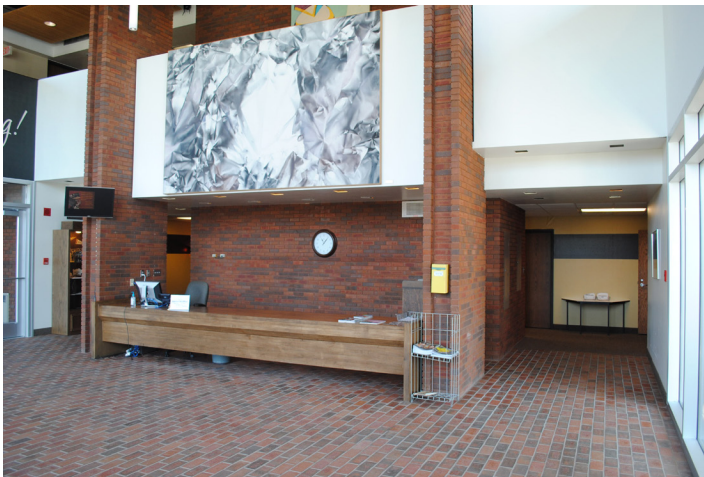
- SMSU Partnership/Research Centers
- Non-University
- Circulation
- Vertical Circulation
- Restrooms
- General Classroom
- Classroom Service Rooms
- Lab
- Unscheduled Lab
- Research/Non-class Lab
- Office - Empty
- Faculty Offices
- Support Spaces
- Unknown



Basement



First Floor





G - Dormitory

Building Summary:

The G Dormitory is a five level concrete structure currently used as a residence hall. Based on the projected five year FCI, the facility is rated as average.

Proposed Projects:

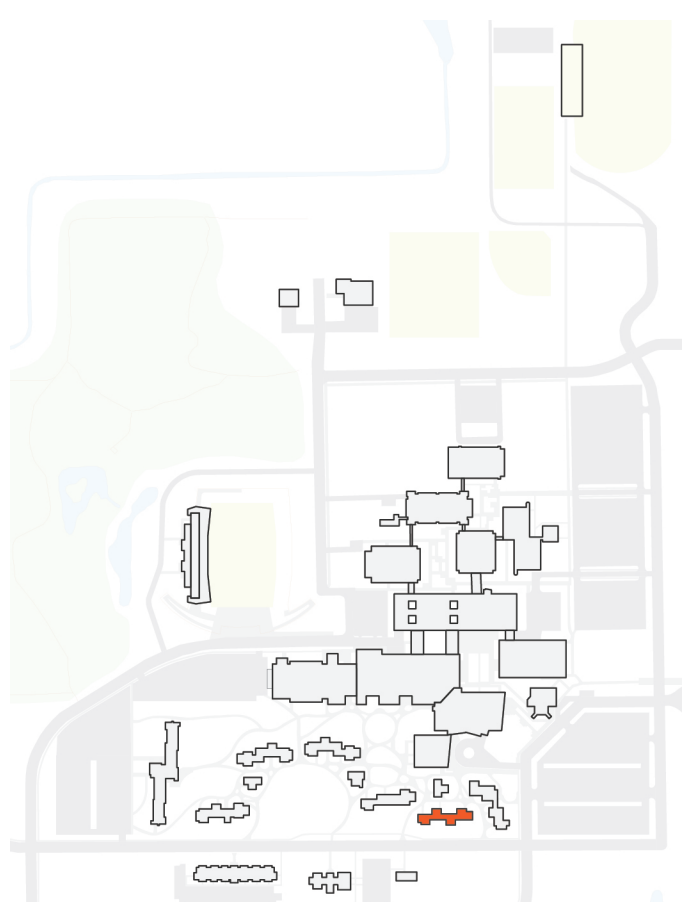
- Install fiber (simplex – fire alarm) lines to residence halls.
- Pavers throughout residence halls to replace deteriorated asphalt and concrete.
- Keyless entry.
- Lighting replacement and motion sensors where applicable.
- Paint interior walls.
- Replace furnaces, water heaters, toilets, faucets, showers, sanitary piping, and fire alarm systems.
- Tuckpointing and through wall flashing.
- Replace windows.
- Shower and bathroom refurbishments.
- Replace storm and sanitary sewer lines.
- Replace baseboard heaters.
- Replace sliding glass doors.
- Carpet replacement.
- Replace vinyl tiles with no wax floor tiles.
- Remodel/replace inside and entry doors.
- Provide sprinkler systems.
- Landscape around perimeter of building with rock and fabric.
- Waterproof rooms at half grade.
- Improve electrical capacity and distribution within residence hall.

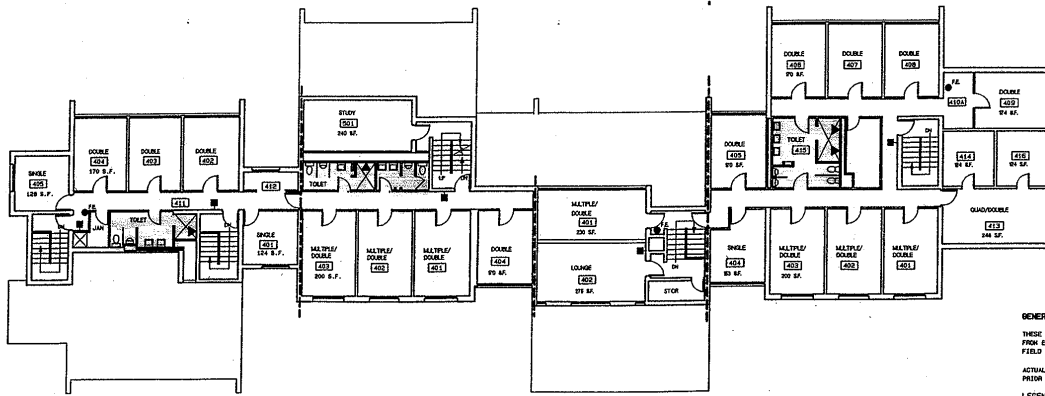
Roof Renewal

2019 Replacement \$458,002

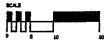
Roof Renewal information provided by Roof Spec, Inc.

Number on Key Plan	19
Building Number	075S5469
Year Built	1969
Building Size (GSF)	38,792
Number of Floors	5
Current Replacement Value (000's)	\$10,209
Backlog (000's)	\$2,885
Facility Condition Index (FCI)	0.28, Average
10 Year Renewal Forecast (000's)	\$4,127
10 Year FCI	0.40, Poor





FOURTH FLOOR - DORM "G2"



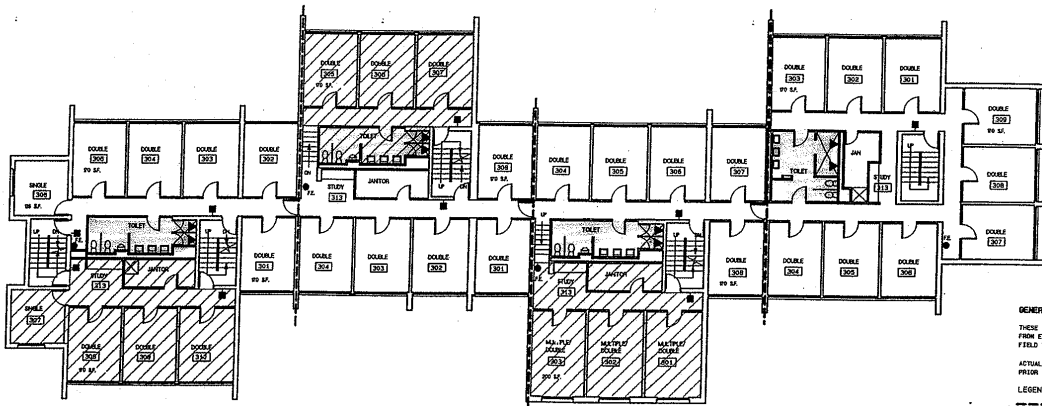
GENERAL NOTES:
THESE DRAWINGS WERE PREPARED FROM INFORMATION SUPPLIED FROM EXISTING BUILDING DRAWINGS PREPARED BY OTHERS AND FIELD VERIFIED BY OWNER.
ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

LEGEND:

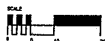
- LINE DIVIDING RESIDENCES
- FA FIRE ALARM PALL
- FE FIRE EXTINGUISHER
- EXIT EMERGENCY EXIT
- SHOWER HEAD INDICATES SHOWER HEAD LOCATIONS

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56258-0270	
DATE: JANUARY 1999	SHEET NO. A123
SHEET DESCRIPTION: DORM "G2" - FOURTH FLOOR	

Fourth Floor



THIRD FLOOR - DORM "G2"



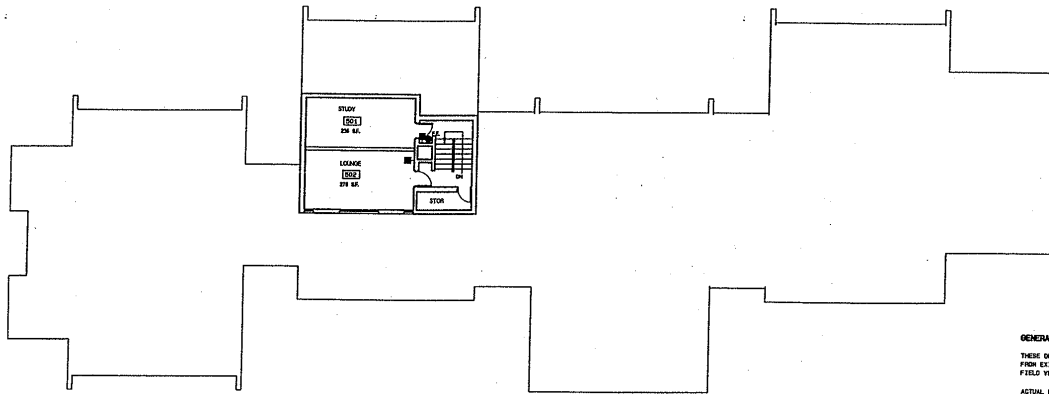
GENERAL NOTES:
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ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

LEGEND:

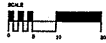
- LINE DIVIDING RESIDENCES
- FA FIRE ALARM PALL
- FE FIRE EXTINGUISHER
- EXIT EMERGENCY EXIT
- SHOWER HEAD INDICATES SHOWER HEAD LOCATIONS
- /// UPPER LEVEL

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56258-0270	
DATE: JANUARY 1999	SHEET NO. A122
SHEET DESCRIPTION: DORM "G2" - THIRD FLOOR	

Third Floor



FIFTH FLOOR - DORM "G2"



GENERAL NOTES:
 THESE DRAWINGS WERE PREPARED FROM INFORMATION SUPPLIED FROM EXISTING BUILDING DRAWINGS PREPARED BY OTHERS AND FIELD VERIFIED BY OWNER.
 ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

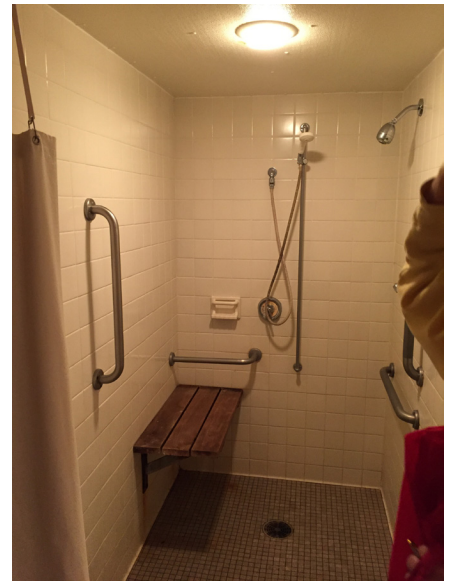
LEGEND:

- LINE DEVIDING RESIDENCES
- ⊠ FIRE ALARM PULL
- FIRE EXTINGUISHER
- ⊕ EMERGENCY EXIT

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MN. 55855-0270	
DATE: JANUARY 1993	SHEET NO.:
PROJECT DESCRIPTION: DORM "G2" - FIFTH FLOOR	A124

Fifth Floor





GM-Dormitory

Building Summary:

The GM Dormitory is a five level concrete structure currently used as a residence hall. Based on the projected five year FCI, the facility is rated as average.

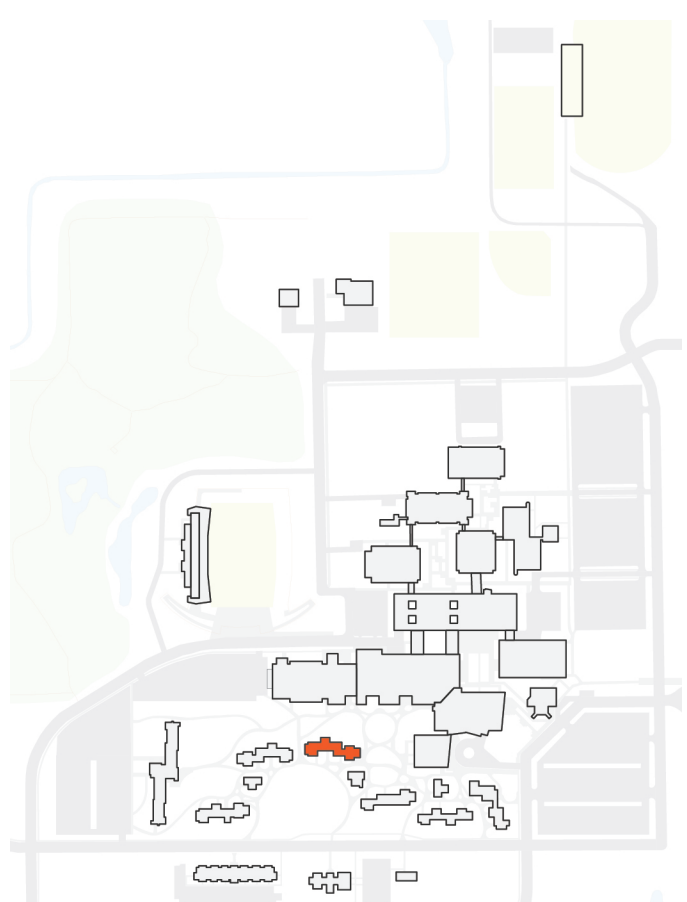
Proposed Projects:

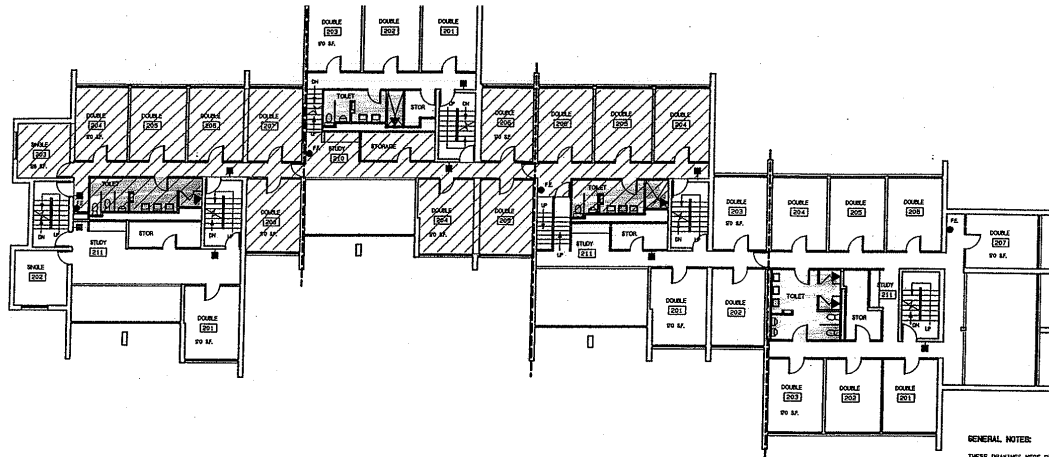
- Install fiber (simplex – fire alarm) lines to residence halls.
- Pavers throughout residence halls to replace deteriorated asphalt and concrete.
- Keyless entry.
- Lighting replacement and motion sensors where applicable.
- Paint interior walls.
- Replace furnaces, water heaters, toilets, faucets, showers, sanitary piping, and fire alarm systems.
- Tuckpointing and through wall flashing.
- Replace windows.
- Shower and bathroom refurbishments.
- Replace storm and sanitary sewer lines.
- Replace baseboard heaters.
- Replace sliding glass doors.
- Carpet replacement.
- Replace vinyl tiles with no wax floor tiles.
- Remodel/replace inside and entry doors.
- Provide sprinkler systems.
- Landscape around perimeter of building with rock and fabric.
- Waterproof rooms at half grade.
- Improve electrical capacity and distribution within residence hall.

Roof Renewal

None.

Number on Key Plan	22
Building Number	075S5268
Year Built	1968
Building Size (GSF)	38,478
Number of Floors	5
Current Replacement Value (000's)	\$10,126
Backlog (000's)	\$2,802
Facility Condition Index (FCI)	0.28, Average
10 Year Renewal Forecast (000's)	\$3,353
10 Year FCI	0.33, Poor





SECOND FLOOR - DORM "GM"

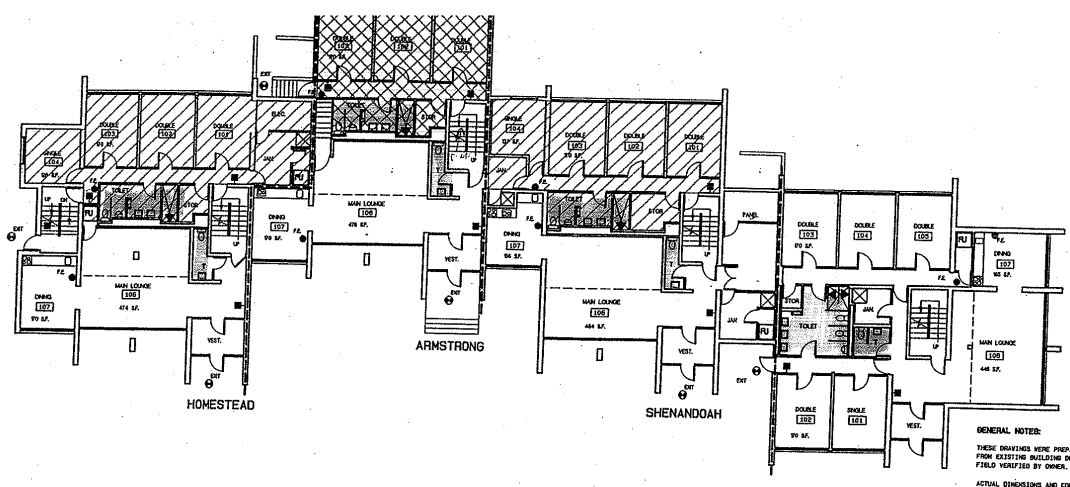


GENERAL NOTES:
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 ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

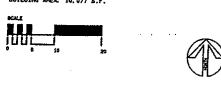
LEGEND:
 --- LINE DIVISION RESIDENCES
 ■ FIRE ALARM PULL
 ● FIRE EXTINGUISHER
 ○ EMERGENCY EXIT
 ▼ INDICATES SHOWER HEAD LOCATIONS
 ▨ UPPER LEVEL

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56208-0270	
DATE: JANUARY 1995	A 111
SHEET DESCRIPTION: DORM "GM" - SECOND FLOOR	SHEET NO. A111

Second Floor



GROUND FLOOR - DORM "GM"



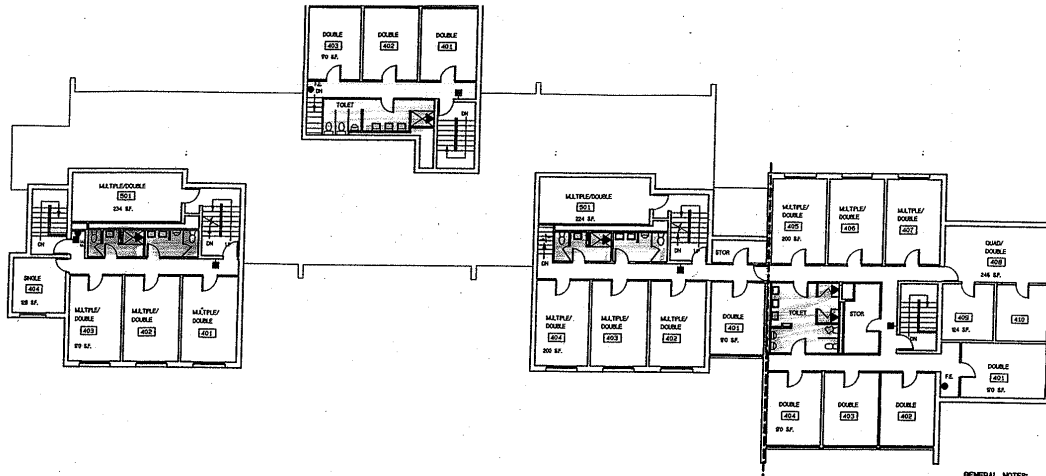
GENERAL NOTES:
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 ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

LEGEND:
 --- LINE DIVISION RESIDENCES
 ■ FIRE ALARM PULL
 ● FIRE EXTINGUISHER
 ○ EMERGENCY EXIT
 ▼ INDICATES SHOWER HEAD LOCATIONS
 ▨ INDICATES FURNACE LOCATIONS
 ▨ UPPER LEVEL
 ▩ LOWER LEVEL

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56208-0270	
DATE: JANUARY 1995	A 110
SHEET DESCRIPTION: DORM "GM" - GROUND FLOOR	SHEET NO. A110

First Floor





FOURTH FLOOR - DORM "GM"



GENERAL NOTES:

THESE DRAWINGS WERE PREPARED FROM INFORMATION SUPPLIED FROM EXISTING BUILDING DRAWINGS PREPARED BY OTHERS AND FIELD VERIFIED BY OWNER.

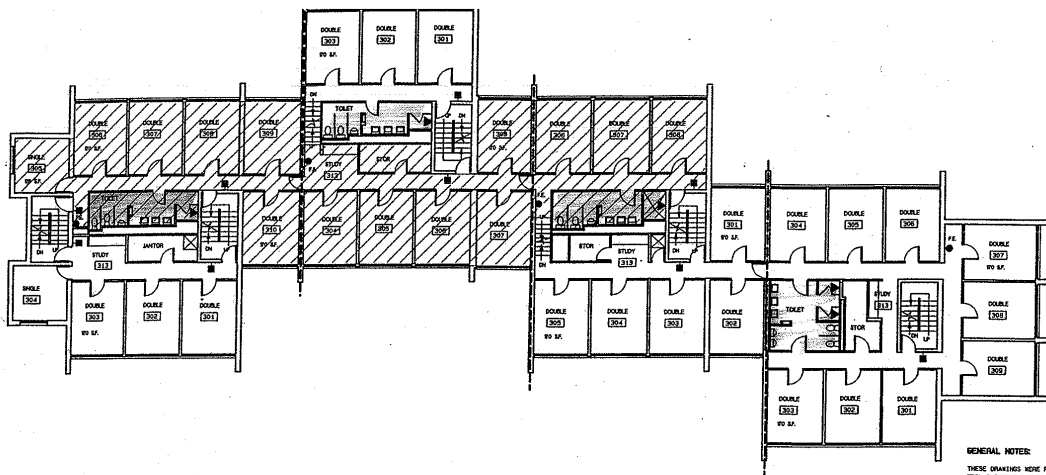
ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

LEGEND:

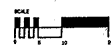
- LINE DIVIDING RESIDENCES
- FIRE ALARM PULL
- FE FIRE EXTINGUISHER
- EXIT EMERGENCY EXIT
- ▼ INDICATES SHOWER HEAD LOCATIONS

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56259-0270	
DATE: JANUARY 1993	A 113
SHEET DESCRIPTION: DORM "GM" - FOURTH FLOOR	SHEET NO. A 113

Fourth Floor



THIRD FLOOR - DORM "GM"



GENERAL NOTES:

THESE DRAWINGS WERE PREPARED FROM INFORMATION SUPPLIED FROM EXISTING BUILDING DRAWINGS PREPARED BY OTHERS AND FIELD VERIFIED BY OWNER.

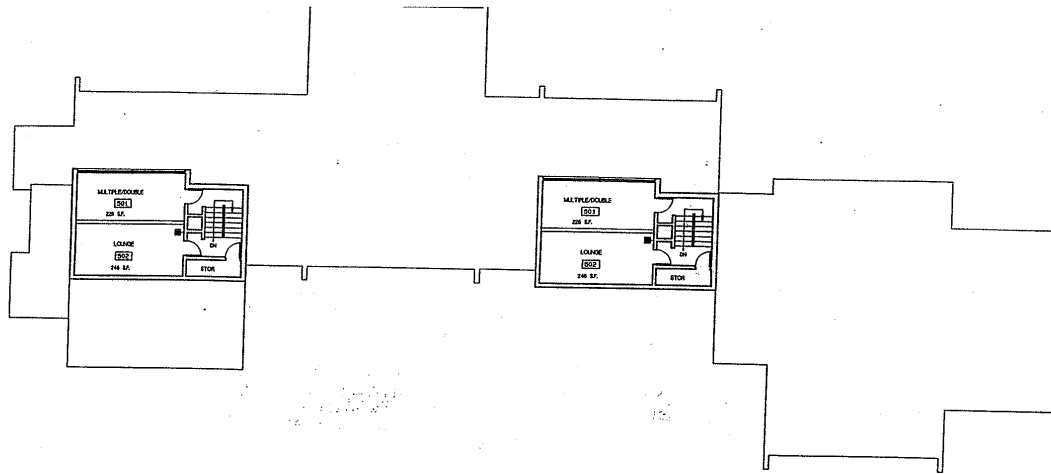
ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

LEGEND:

- LINE DIVIDING RESIDENCES
- FIRE ALARM PULL
- FE FIRE EXTINGUISHER
- EXIT EMERGENCY EXIT
- ▼ INDICATES SHOWER HEAD LOCATIONS
- /// UPPER LEVEL

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56259-0270	
DATE: JANUARY 1993	A 112
SHEET DESCRIPTION: DORM "GM" - THIRD FLOOR	SHEET NO. A 112

Third Floor



FIFTH FLOOR - DORM "GM"



GENERAL NOTES:

THESE DRAWINGS WERE PREPARED FROM INFORMATION SUPPLIED FROM EXISTING BUILDING DRAWINGS PREPARED BY OTHERS. FIELD VERIFIED BY OWNER.
ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

LEGEND:

- LINE DIVIDING RESTROOMS
- FIRE ALARM PULL
- FIRE EXTINGUISHER
- EXIT EMERGENCY EXIT

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56250-0270	
DATE: JANUARY 1995	A114
SHEET DESCRIPTION: DORM "GM" - FIFTH FLOOR	SHEET NO. 333

Fifth Floor

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GW - Dormitory

Building Summary:

The GW Dormitory is a five level concrete structure currently used as a residence hall. Based on the projected five year FCI, the facility is rated as average.

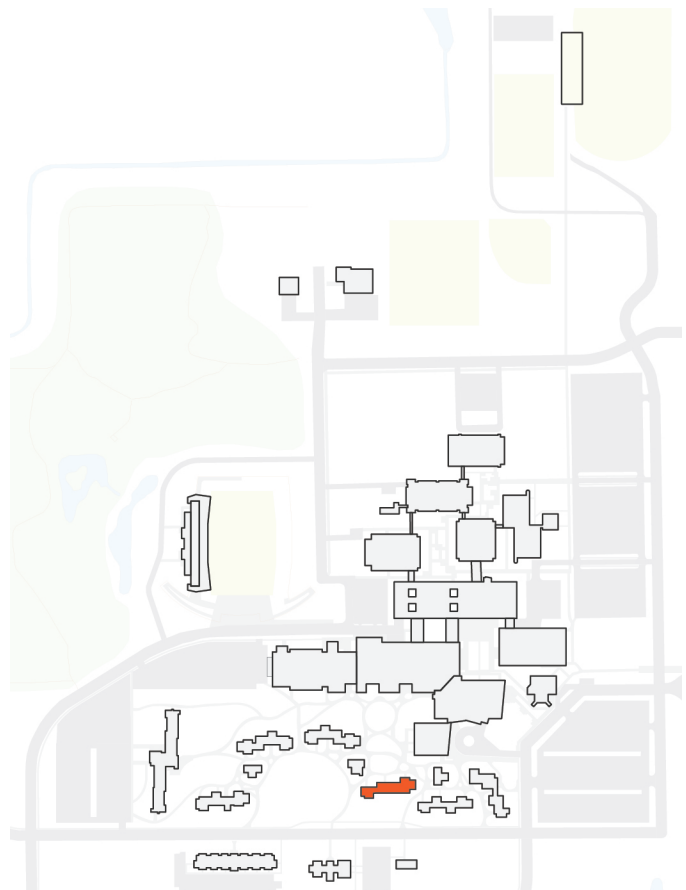
Proposed Projects:

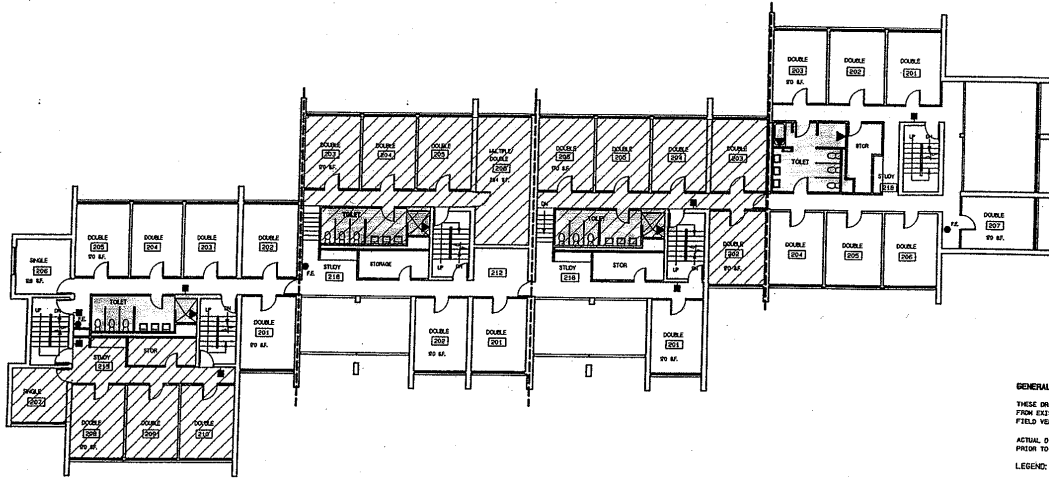
- Install fiber (simplex – fire alarm) lines to residence halls.
- Pavers throughout residence halls to replace deteriorated asphalt and concrete.
- Keyless entry.
- Lighting replacement and motion sensors where applicable.
- Paint interior walls.
- Tuckpointing and through wall flashing.
- Replace windows.
- Shower and bathroom refurbishments.
- Replace storm and sanitary sewer lines.
- Replace baseboard heaters.
- Replace sliding glass doors.
- Carpet replacement.
- Replace vinyl tiles with no wax floor tiles.
- Remodel/replace inside and entry doors.
- Provide sprinkler systems.
- Landscape around perimeter of building with rock and fabric.
- Waterproof rooms at half grade.
- Improve electrical capacity and distribution within residence hall.

Roof Renewal

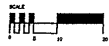
None.

Number on Key Plan	20
Building Number	E26075s5368
Year Built	1968
Building Size (GSF)	40,100
Number of Floors	5
Current Replacement Value (000's)	\$10,553
Backlog (000's)	\$1,675
Facility Condition Index (FCI)	0.16, Average
10 Year Renewal Forecast (000's)	\$2,402
10 Year FCI	0.23, Average





SECOND FLOOR - DORM "GW"

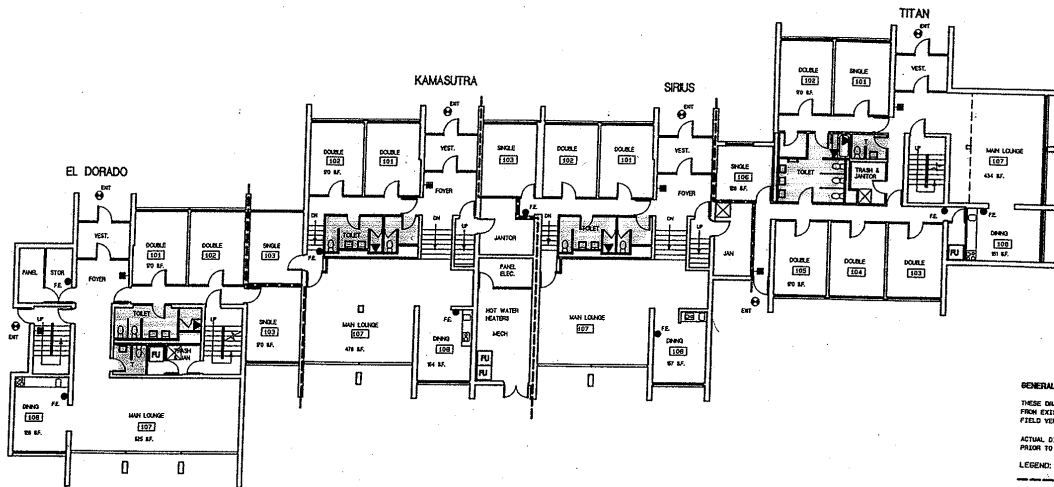


GENERAL NOTES:
THESE DRAWINGS WERE PREPARED FROM INFORMATION SUPPLIED FROM EXISTING BUILDING DRAWINGS PREPARED BY OTHERS AND FIELD VERIFIED BY DMBG.
ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

- LEGEND:**
- LINE DIVIDING RESIDENCES
 - FIRE ALARM PULL
 - FE FIRE EXTINGUISHER
 - ⊕ ENT EMERGENCY EXIT
 - ▼ INDICATES SHOWER HEAD LOCATIONS
 - ▨ UPPER LEVEL

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56259-0270	
DATE: JANUARY 1999	SHEET NO. A116
SHEET DESCRIPTION: DORM "GW" - SECOND FLOOR	

Second Floor



GROUND FLOOR - DORM "GW"



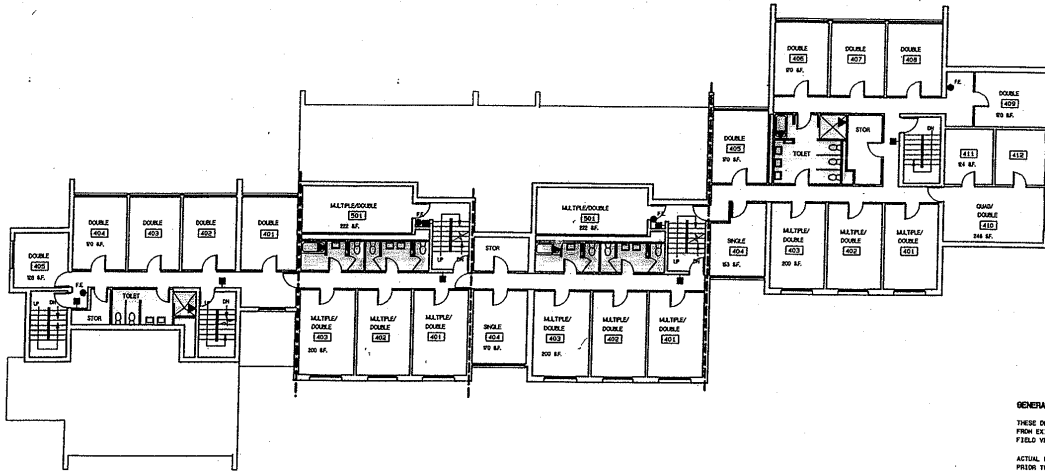
GENERAL NOTES:
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ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

- LEGEND:**
- LINE DIVIDING RESIDENCES
 - FIRE ALARM PULL
 - FE FIRE EXTINGUISHER
 - ⊕ ENT EMERGENCY EXIT
 - ▼ INDICATES SHOWER HEAD LOCATIONS
 - PU INDICATES PLUMBING LOCATIONS

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56259-0270	
DATE: JANUARY 1999	SHEET NO. A115
SHEET DESCRIPTION: DORM "GW" - GROUND FLOOR	SHEET NO. A116

First Floor





FOURTH FLOOR - DORM "GW"

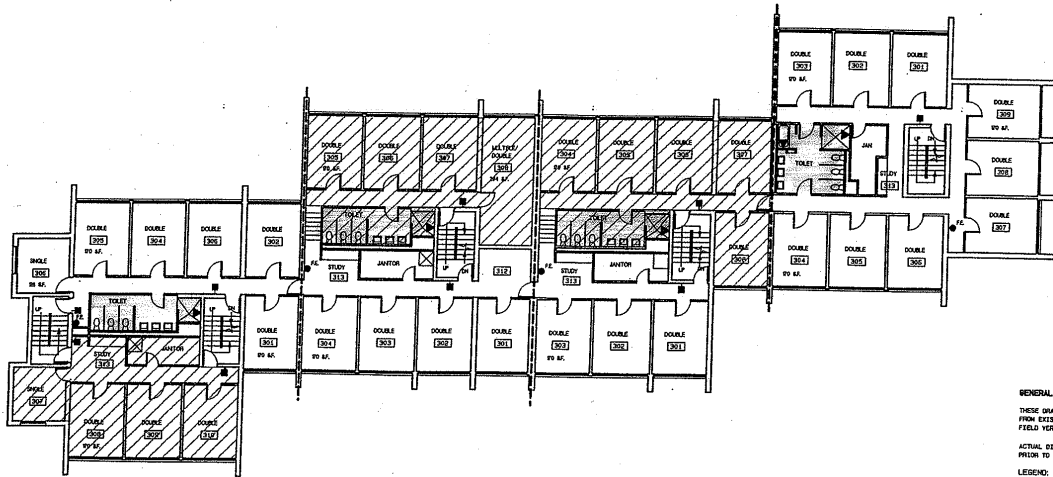


GENERAL NOTES:
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ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

LEGEND:
 --- LINE DIVIDING RESIDENCES
 ■ FIRE ALARM PULL
 ● FE FIRE EXTINGUISHER
 Ⓜ EMERGENCY EXIT
 ▼ INDICATES SHOWER HEAD LOCATIONS

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56203-0270	
DATE: JANUARY 1993	A118
SHEET DESCRIPTION: DOWN "GW" - FOURTH FLOOR	SHEET NO.: A110

Fourth Floor



THIRD FLOOR - DORM "GW"



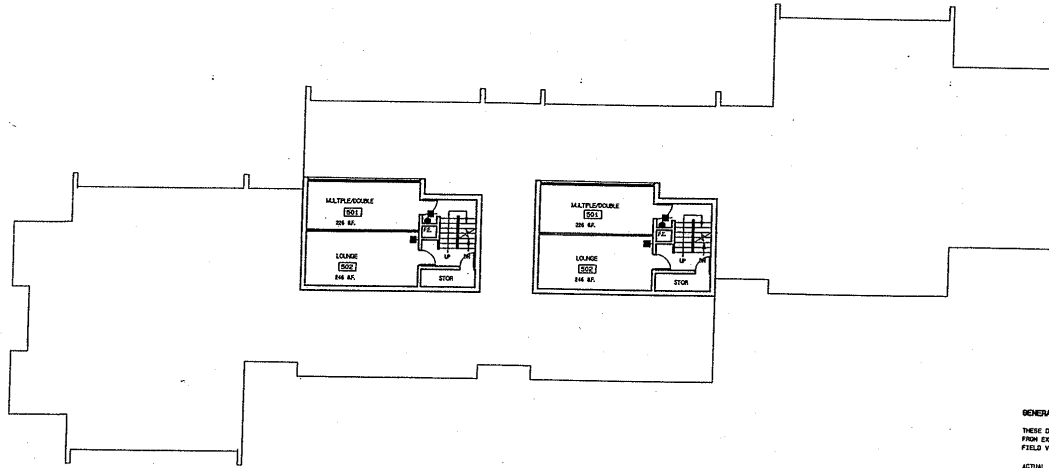
GENERAL NOTES:
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ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

LEGEND:
 --- LINE DIVIDING RESIDENCES
 ■ FIRE ALARM PULL
 ● FE FIRE EXTINGUISHER
 Ⓜ EMERGENCY EXIT
 ▼ INDICATES SHOWER HEAD LOCATIONS
 ▨ UPPER LEVEL

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56203-0270	
DATE: JANUARY 1993	A117
SHEET DESCRIPTION: DOWN "GW" - THIRD FLOOR	SHEET NO.: A110

Third Floor





FIFTH FLOOR - DORM "GW"



GENERAL NOTES:

THESE DRAWINGS WERE PREPARED FROM INFORMATION SUPPLIED FROM EXISTING BUILDING DRAWINGS PREPARED BY OTHERS AND FIELD VERIFIED BY OWNER.
ACTUAL CONDITIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

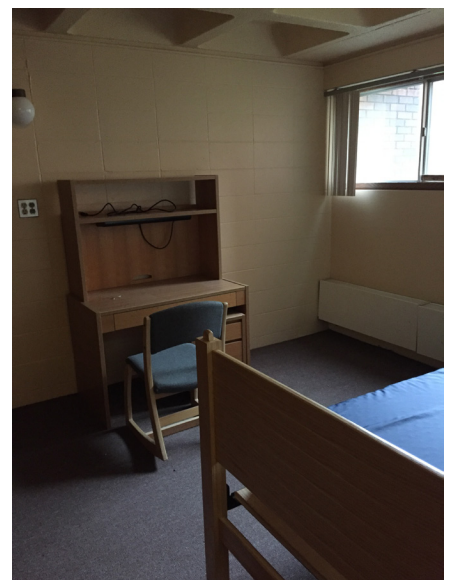
LEGEND:

- LINE DIVIDING RESIDENCES
- FIRE ALARM PULL
- FIRE EXTINGUISHER
- Ⓜ EMERGENCY EXIT

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56220-0270	
DATE: JANUARY 1995	A 119
SHEET DESCRIPTION: DORM "GW" - FIFTH FLOOR	SHEET NO.:

Fifth Floor

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HA - Dormitory

Building Summary:

The HA Dormitory is a five level concrete structure currently used as a residence hall. Based on the projected five year FCI, the facility is rated as good.

Proposed Projects:

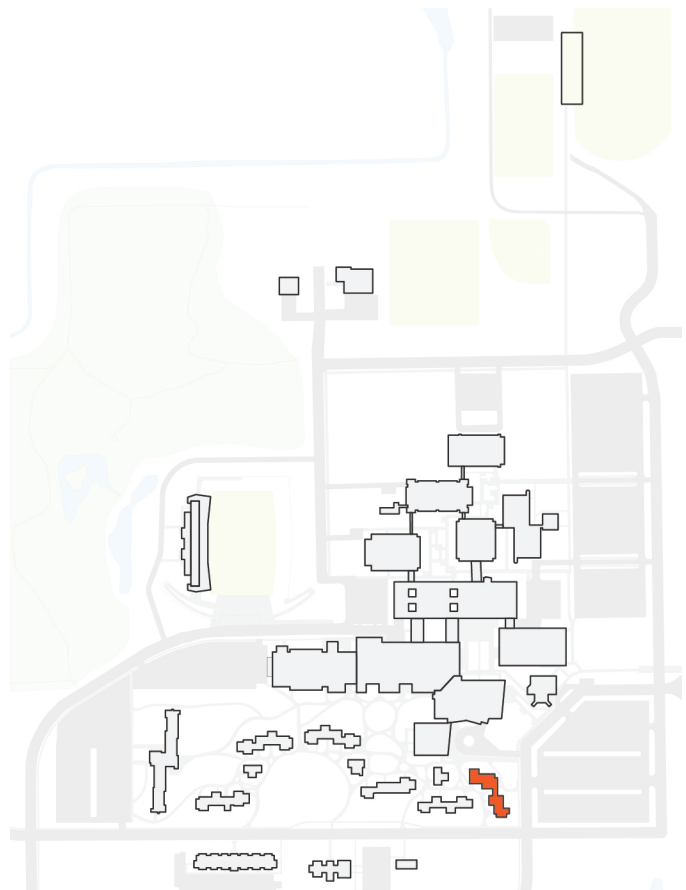
- Install fiber (simplex – fire alarm) lines to residence halls.
- Pavers throughout residence halls to replace deteriorated asphalt and concrete.
- Keyless entry.
- Lighting replacement and motion sensors where applicable.
- Paint interior walls.
- Replace furnaces, water heaters, toilets, faucets, showers, sanitary piping, and fire alarm systems.
- Replace windows.
- Shower and bathroom refurbishments.
- Replace storm and sanitary sewer lines.
- Replace baseboard heaters.
- Replace sliding glass doors.
- Carpet replacement.
- Replace vinyl tiles with no wax floor tiles.
- Remodel/replace inside and entry doors.
- Provide sprinkler systems.
- Landscape around perimeter of building with rock and fabric.
- Waterproof rooms at half grade.
- Improve electrical capacity and distribution within residence hall.

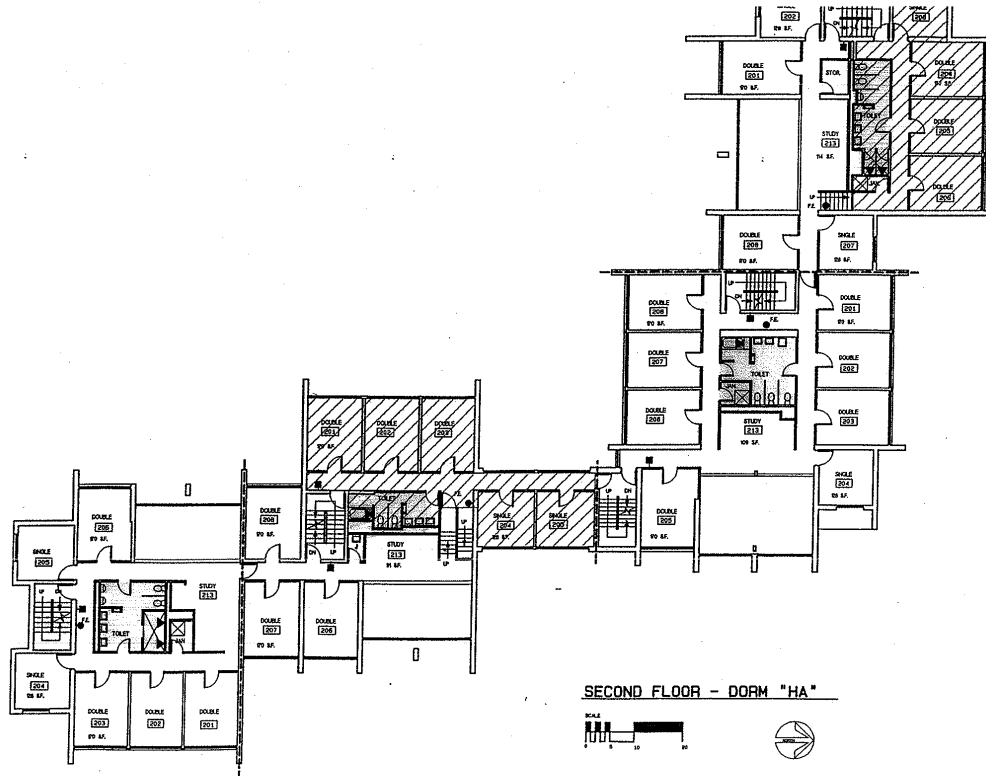
Roof Renewal

2016 Repair \$1,000

Roof Renewal information provided by Roof Spec, Inc.

Number on Key Plan	17
Building Number	075S5770
Year Built	1970
Building Size (GSF)	43,167
Number of Floors	5
Current Replacement Value (000's)	\$11,361
Backlog (000's)	\$1,209
Facility Condition Index (FCI)	0.11, Good
10 Year Renewal Forecast (000's)	\$3,819
10 Year FCI	0.34, Poor





SECOND FLOOR - DORM "HA"



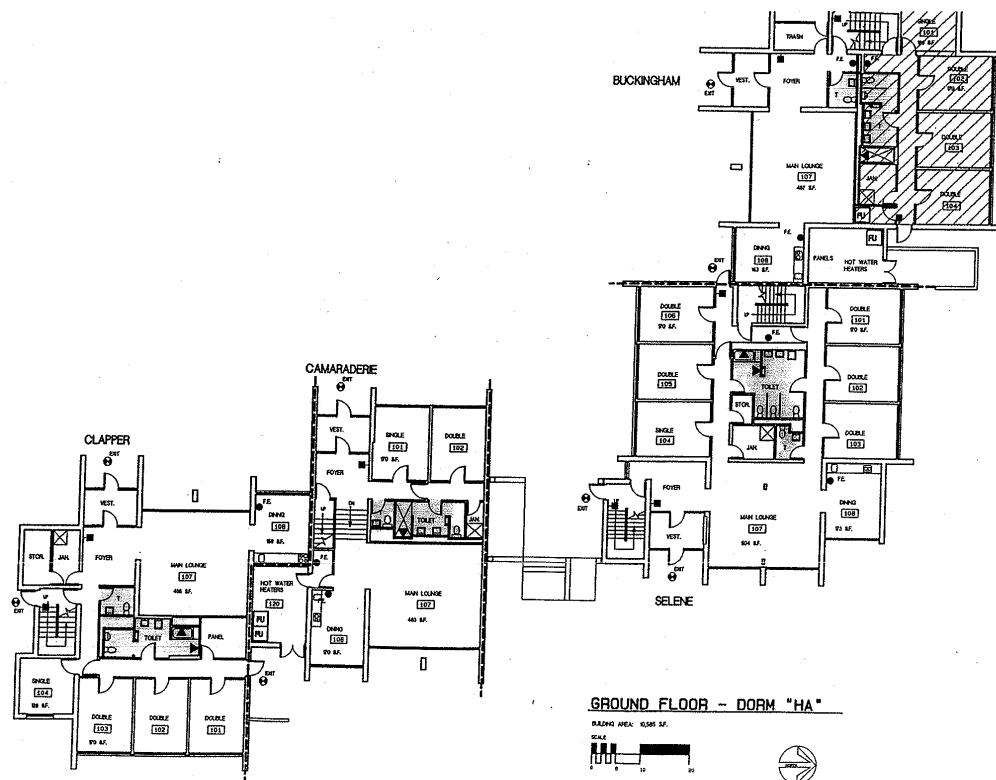
GENERAL NOTES:
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ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

LEGEND:

- LINE DIVIDING RESIDENCES
- FIRE ALARM PULL
- FA FIRE EXTINGUISHER
- EXIT EMERGENCY EXIT
- ▽ INDICATES SHOWER HEAD LOCATIONS
- ▨ UPPER LEVEL

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56203-0270	
DATE: JANUARY 1995	SHEET NO.:
PROJECT DESCRIPTION: DORM "HA" - SECOND FLOOR	A126

Second Floor



GROUND FLOOR - DORM "HA"



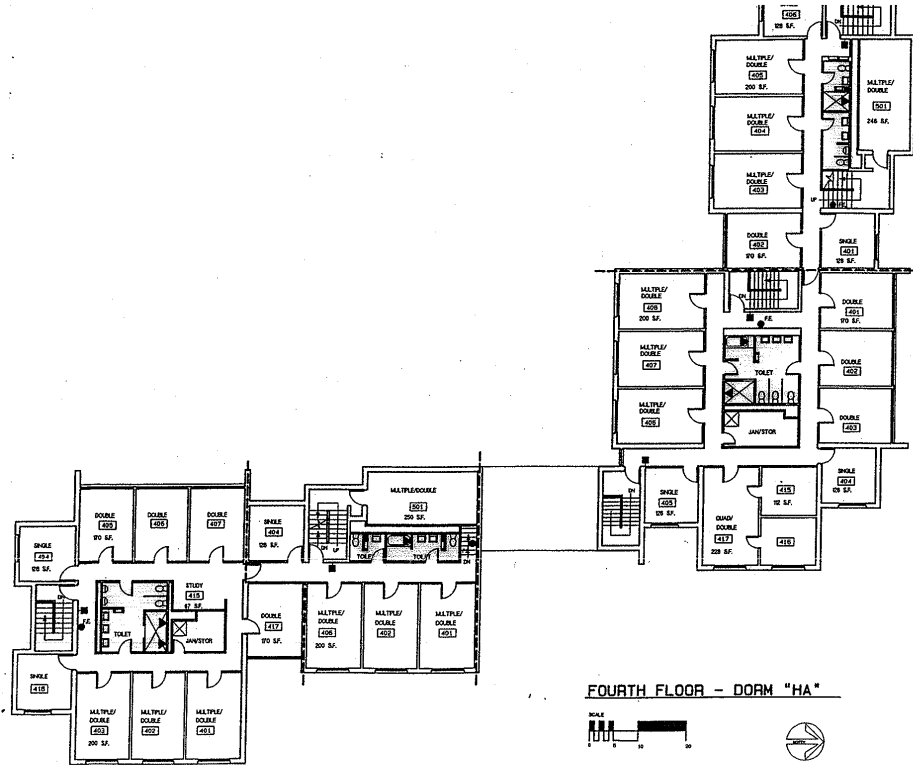
GENERAL NOTES:
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ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

LEGEND:

- LINE DIVIDING RESIDENCES
- FIRE ALARM PULL
- FA FIRE EXTINGUISHER
- EXIT EMERGENCY EXIT
- ▽ INDICATES SHOWER HEAD LOCATIONS
- FU INDICATES FURNACE LOCATIONS
- ▨ UPPER LEVEL

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56203-0270	
DATE: JANUARY 1995	SHEET NO.:
PROJECT DESCRIPTION: DORM "HA" - GROUND FLOOR	A125

First Floor



FOURTH FLOOR - DORM "HA"

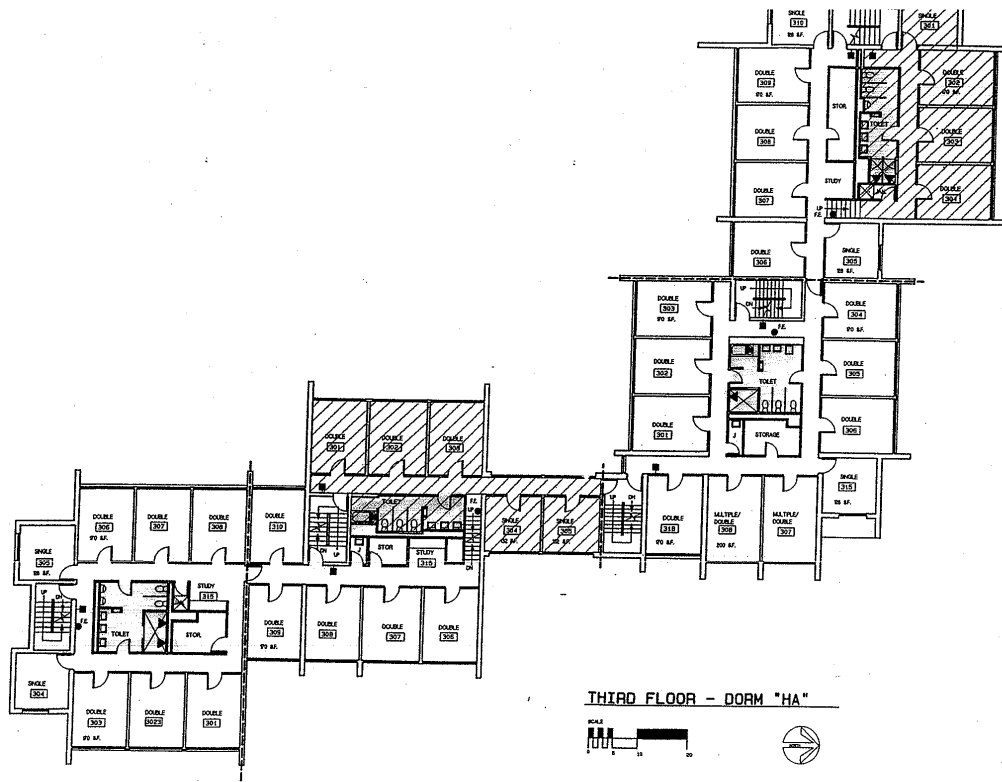
GENERAL NOTE:
THESE DRAWINGS WERE PREPARED FROM INFORMATION SUPPLIED FROM EXISTING BUILDING DRAWINGS PREPARED BY OTHERS AND FIELD VERIFIED BY OWNER.
ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

LEGEND:
 - LINE DIVIDING RESIDENCES
 - FIRE ALARM PULL
 - FIRE EXTINGUISHER
 - EMERGENCY EXIT
 - INDICATES SHOWER HEAD LOCATIONS

FACILITIES MANAGEMENT
SOUTHWEST STATE UNIVERSITY
MARSHALL, MINN. 56256-0270

DATE: JANUARY 1992
SHEET DESCRIPTION: DORM "HA" - FOURTH FLOOR
SHEET NO.: A128

Fourth Floor



THIRD FLOOR - DORM "HA"

GENERAL NOTE:
THESE DRAWINGS WERE PREPARED FROM INFORMATION SUPPLIED FROM EXISTING BUILDING DRAWINGS PREPARED BY OTHERS AND FIELD VERIFIED BY OWNER.
ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

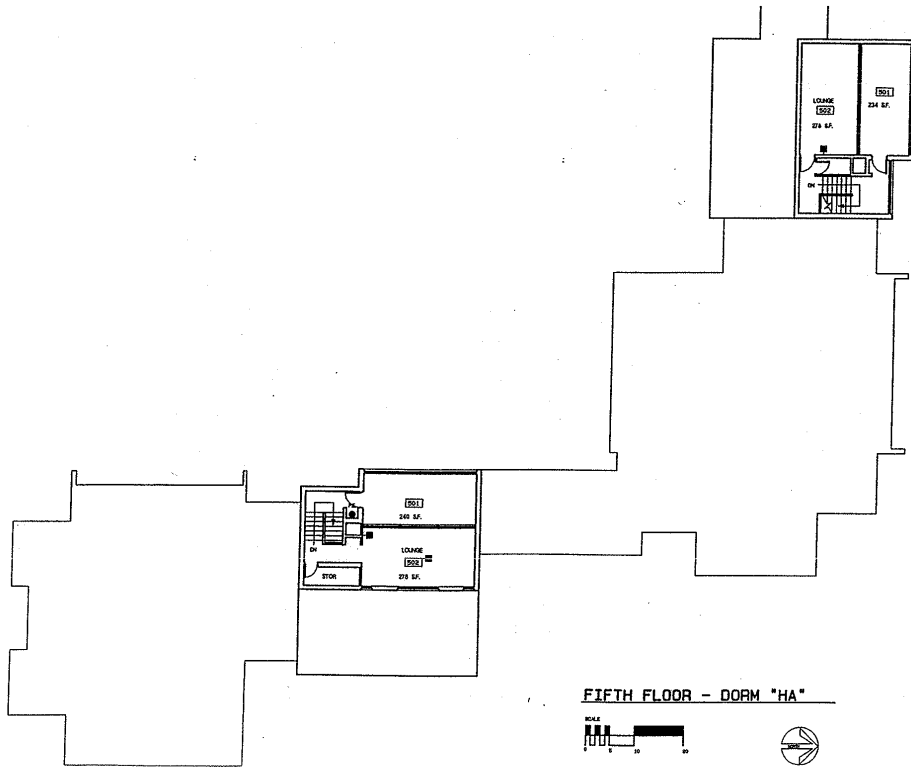
LEGEND:
 - LINE DIVIDING RESIDENCES
 - FIRE ALARM PULL
 - FIRE EXTINGUISHER
 - EMERGENCY EXIT
 - INDICATES SHOWER HEAD LOCATIONS
 - UPPER LEVEL

FACILITIES MANAGEMENT
SOUTHWEST STATE UNIVERSITY
MARSHALL, MINN. 56256-0270

DATE: JANUARY 1992
SHEET DESCRIPTION: DORM "HA" - THIRD FLOOR
SHEET NO.: A127

Third Floor





FIFTH FLOOR - DORM "HA"

GENERAL NOTES:
 THESE DRAWINGS WERE PREPARED FROM INFORMATION SUPPLIED FROM EXISTING BUILDING DRAWINGS PREPARED BY OTHERS AND FIELD VERIFIED BY OWNER.
 ACTUAL CONDITIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

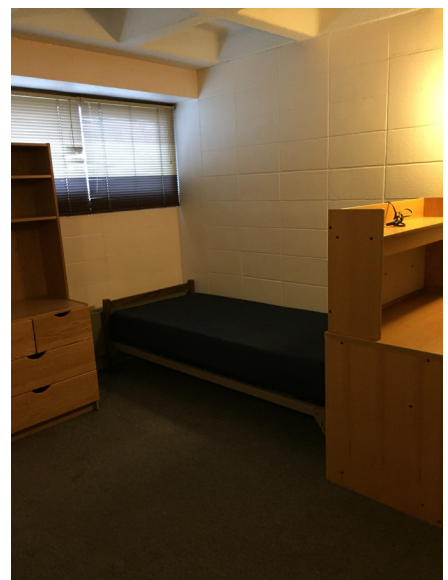
LEGEND:

- LINE DIVIDING RESIDENCES
- FIRE ALARM PULL
- FIRE EXTINGUISHER
- ⊕ EMERGENCY EXIT

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56202-0270	
DATE: JANUARY 1995	DRAWING NO. A129
SHEET DESCRIPTION: DORM "HA" - FIFTH FLOOR	

Fifth Floor





HB - Dormitory

Building Summary:

The HB Dormitory is a five level concrete structure currently used as a residence hall. Based on the projected five year FCI, the facility is rated as good.

Proposed Projects:

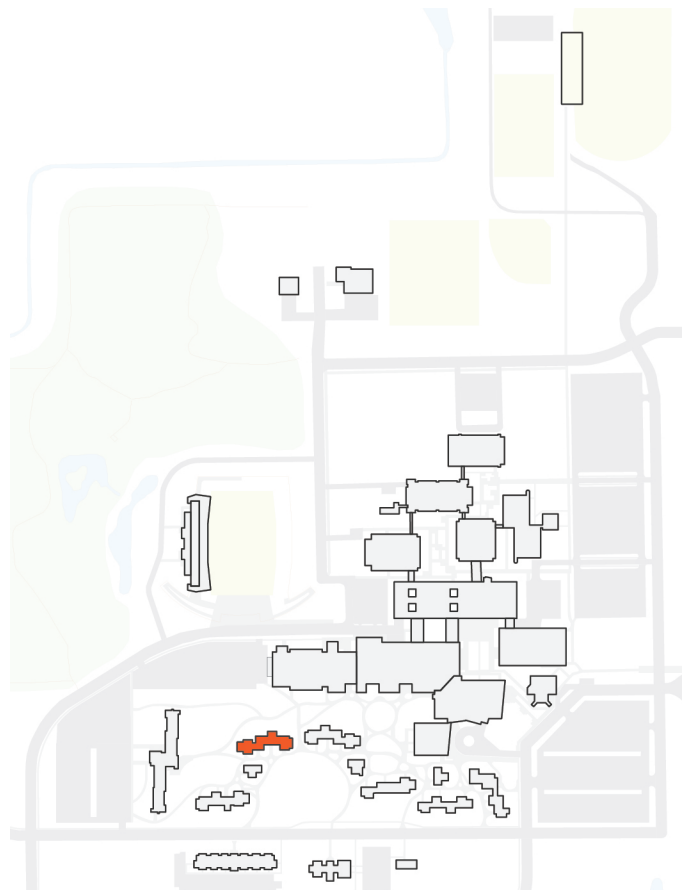
- Install fiber (simplex – fire alarm) lines to residence halls.
- Pavers throughout residence halls to replace deteriorated asphalt and concrete.
- Keyless entry.
- Lighting replacement and motion sensors where applicable.
- Paint interior walls.
- Replace furnaces, water heaters, toilets, faucets, showers, sanitary piping, and fire alarm systems.
- Replace windows.
- Shower and bathroom refurbishments.
- Replace storm and sanitary sewer lines.
- Replace baseboard heaters.
- Replace sliding glass doors.
- Carpet replacement.
- Replace vinyl tiles with no wax floor tiles.
- Remodel/replace inside and entry doors.
- Provide sprinkler systems.
- Landscape around perimeter of building with rock and fabric.
- Waterproof rooms at half grade.
- Improve electrical capacity and distribution within residence hall.

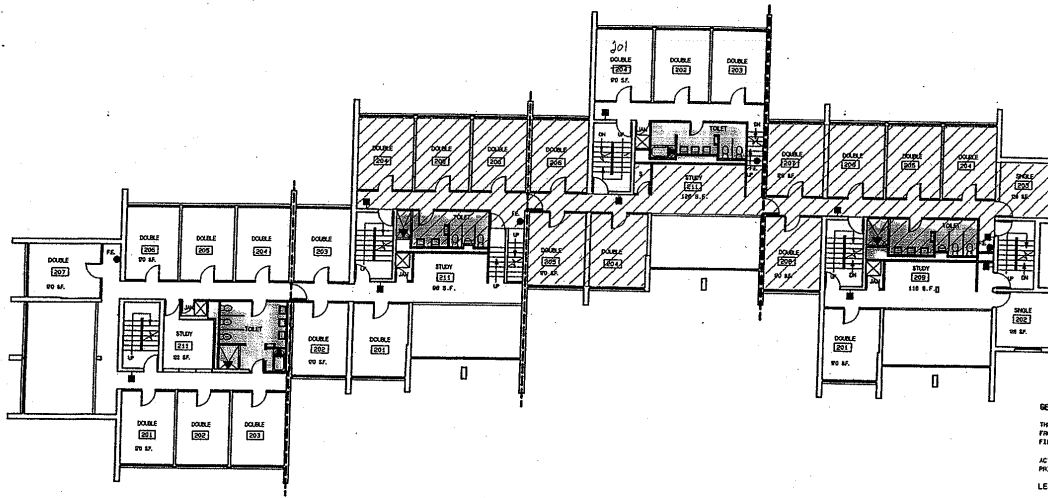
Roof Renewal

2019	Replacement	\$3,500
2020	Replacement	\$23,800

Roof Renewal information provided by Roof Spec, Inc.

Number on Key Plan	23
Building Number	075S6070
Year Built	1970
Building Size (GSF)	38,478
Number of Floors	5
Current Replacement Value (000's)	\$10,126
Backlog (000's)	\$932
Facility Condition Index (FCI)	0.09, Good
10 Year Renewal Forecast (000's)	\$2,856
10 Year FCI	0.28, Average





SECOND FLOOR - DORM "HB"



GENERAL NOTES:
 THESE DRAWINGS WERE PREPARED FROM INFORMATION SUPPLIED FROM EXISTING BUILDING DRAWINGS PREPARED BY OTHERS AND FIELD VERIFIED BY OWNER.
 ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

LEGEND:

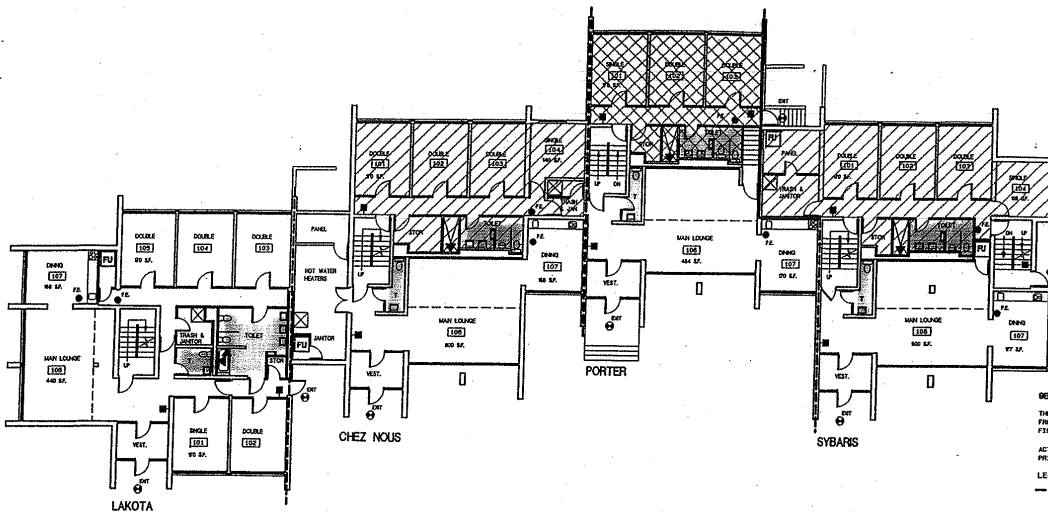
- LINE DIVIDING RESIDENCES
- FA FIRE ALARM PULL
- FE FIRE EXTINGUISHER
- EXIT EMERGENCY EXIT
- SHOWER HEAD LOCATIONS
- UPPER LEVEL

FACILITIES MANAGEMENT
 SOUTHWEST STATE UNIVERSITY
 MARSHALL, MINN. 56005-0070

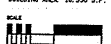
DATE: JANUARY 1995 **A106**

SHEET DESCRIPTION: DORM "HB" - SECOND FLOOR

Second Floor



GROUND FLOOR - DORM "HB"



GENERAL NOTES:
 THESE DRAWINGS WERE PREPARED FROM INFORMATION SUPPLIED FROM EXISTING BUILDING DRAWINGS PREPARED BY OTHERS AND FIELD VERIFIED BY OWNER.
 ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

LEGEND:

- LINE DIVIDING RESIDENCES
- FA FIRE ALARM PULL
- FE FIRE EXTINGUISHER
- EXIT EMERGENCY EXIT
- SHOWER HEAD LOCATIONS
- PU INDICATES PURCHASE LOCATIONS
- UPPER LEVEL
- LOWER LEVEL

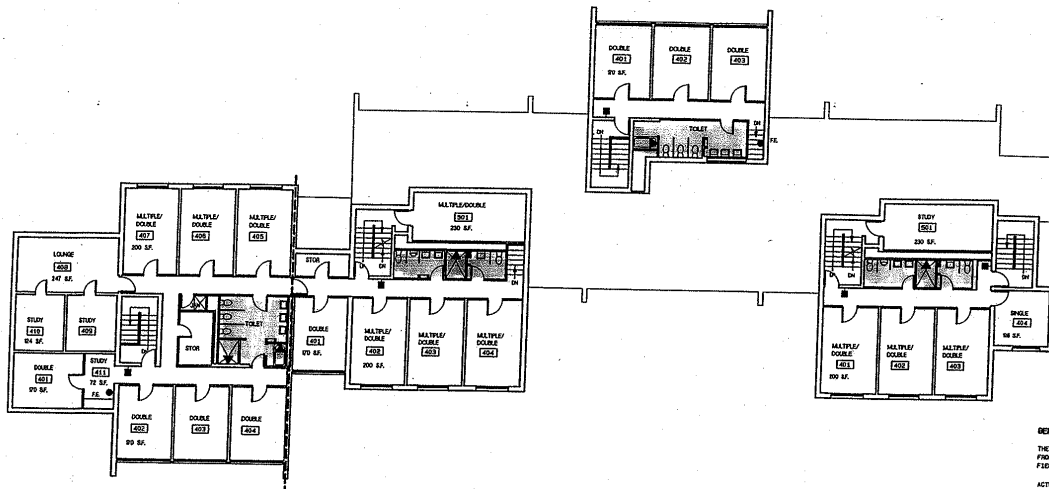
FACILITIES MANAGEMENT
 SOUTHWEST STATE UNIVERSITY
 MARSHALL, MINN. 56005-0070

DATE: JANUARY 1995 **A105**

SHEET DESCRIPTION: DORM "HB" - GROUND FLOOR

First Floor





FOURTH FLOOR - DORM "HB"



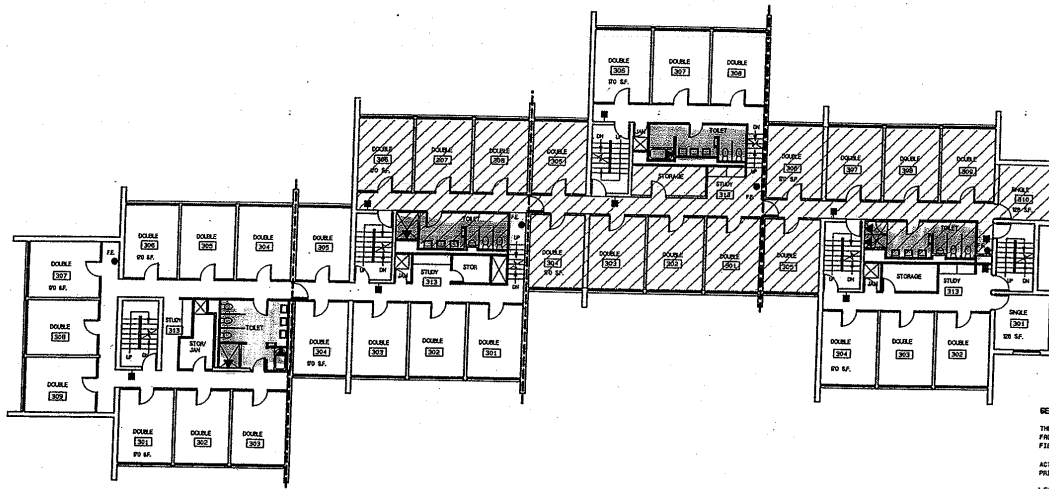
GENERAL NOTES:
 THESE DRAWINGS WERE PREPARED FROM INFORMATION SUPPLIED FROM EXISTING BUILDING DRAWINGS PREPARED BY OTHERS AND FIELD VERIFIED BY OWNER.
 ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

LEGEND:

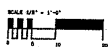
- LINE DIVIDING RESIDENCES
- FIRE ALARM PULL
- FE FIRE EXTINGUISHER
- ⊙ EMERGENCY EXIT
- ▼ INDICATES SHOWER HEAD LOCATIONS

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56202-0270	
DATE: JANUARY 1995	A108
SHEET DESCRIPTION: DORM "HB" - FOURTH FLOOR	SHEET NO.:

Fourth Floor



THIRD FLOOR - DORM "HB"



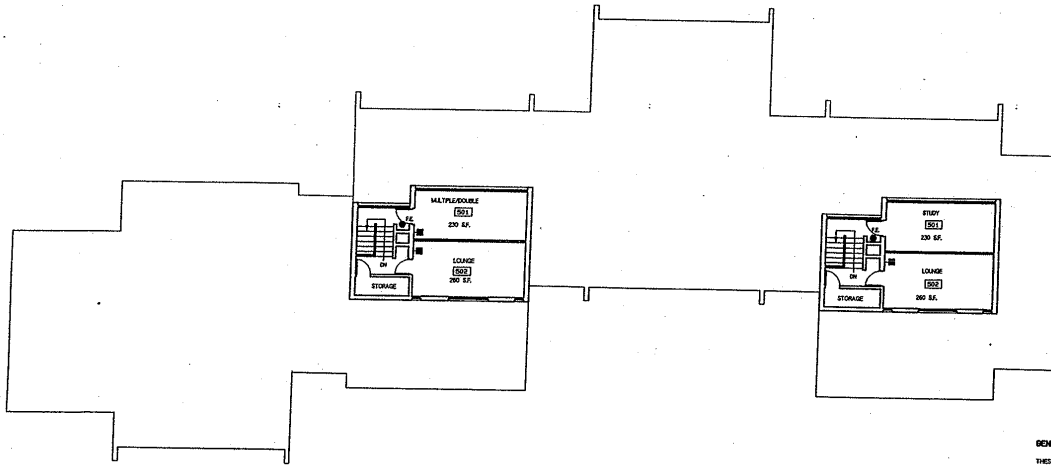
GENERAL NOTES:
 THESE DRAWINGS WERE PREPARED FROM INFORMATION SUPPLIED FROM EXISTING BUILDING DRAWINGS PREPARED BY OTHERS AND FIELD VERIFIED BY OWNER.
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LEGEND:

- LINE DIVIDING RESIDENCES
- FIRE ALARM PULL
- FE FIRE EXTINGUISHER
- ⊙ EMERGENCY EXIT
- ▼ INDICATES SHOWER HEAD LOCATIONS
- /// UPPER LEVEL

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56202-0270	
DATE: JANUARY 1995	A107
SHEET DESCRIPTION: DORM "HB" - THIRD FLOOR	SHEET NO.:

Third Floor



FIFTH FLOOR - DORM "HB"



GENERAL NOTES:
 THESE DRAWINGS WERE PREPARED FROM INFORMATION SUPPLIED FROM EXISTING BUILDING DRAWINGS PREPARED BY OTHERS AND FIELD VERIFIED BY OMB.
 ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

- LEGEND:**
- LINE DIVIDING RESIDENCES
 - FIRE ALARM PULL
 - FIRE EXTINGUISHER
 - ⊕ EMERGENCY EXIT

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56205-0270	
DATE: JANUARY 1995	A109
SHEET DESCRIPTION: DORM "HB" - FIFTH FLOOR	SHEET NO.:

Fifth Floor

HC - Dormitory

Building Summary:

The HC Dormitory is a five level concrete structure currently used as a residence hall. Based on the projected five year FCI, the facility is rated as good.

Proposed Projects:

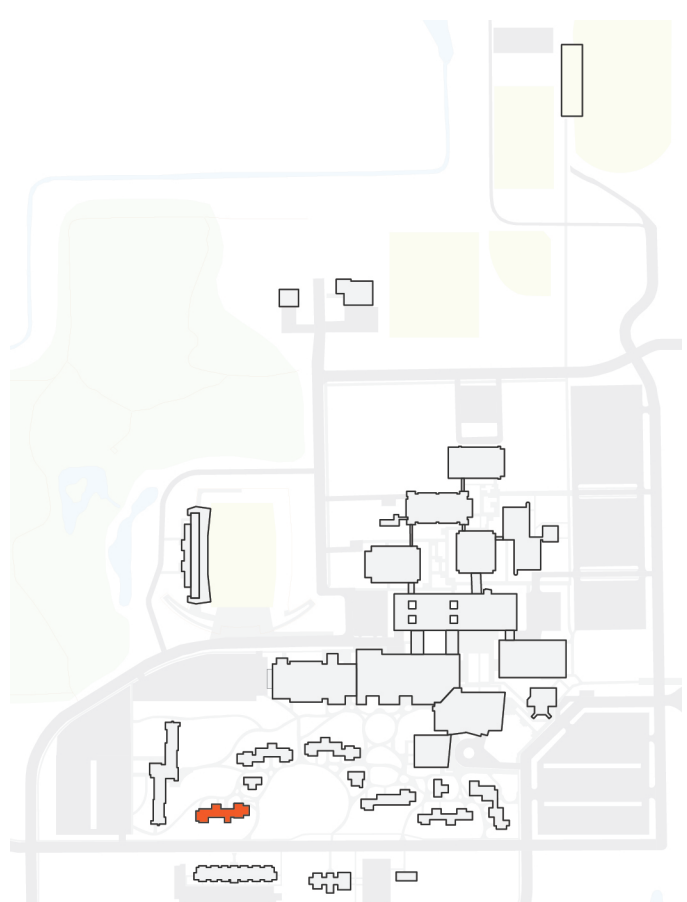
- Install fiber (simplex – fire alarm) lines to residence halls.
- Pavers throughout residence halls to replace deteriorated asphalt and concrete.
- Keyless entry.
- Lighting replacement and motion sensors where applicable.
- Paint interior walls.
- Replace furnaces, water heaters, toilets, faucets, showers, sanitary piping, and fire alarm systems.
- Replace windows.
- Shower and bathroom refurbishments.
- Replace storm and sanitary sewer lines.
- Replace baseboard heaters.
- Replace sliding glass doors.
- Carpet replacement.
- Replace vinyl tiles with no wax floor tiles.
- Remodel/replace inside and entry doors.
- Provide sprinkler systems.
- Waterproof rooms at half grade.
- Improve electrical capacity and distribution within residence hall.

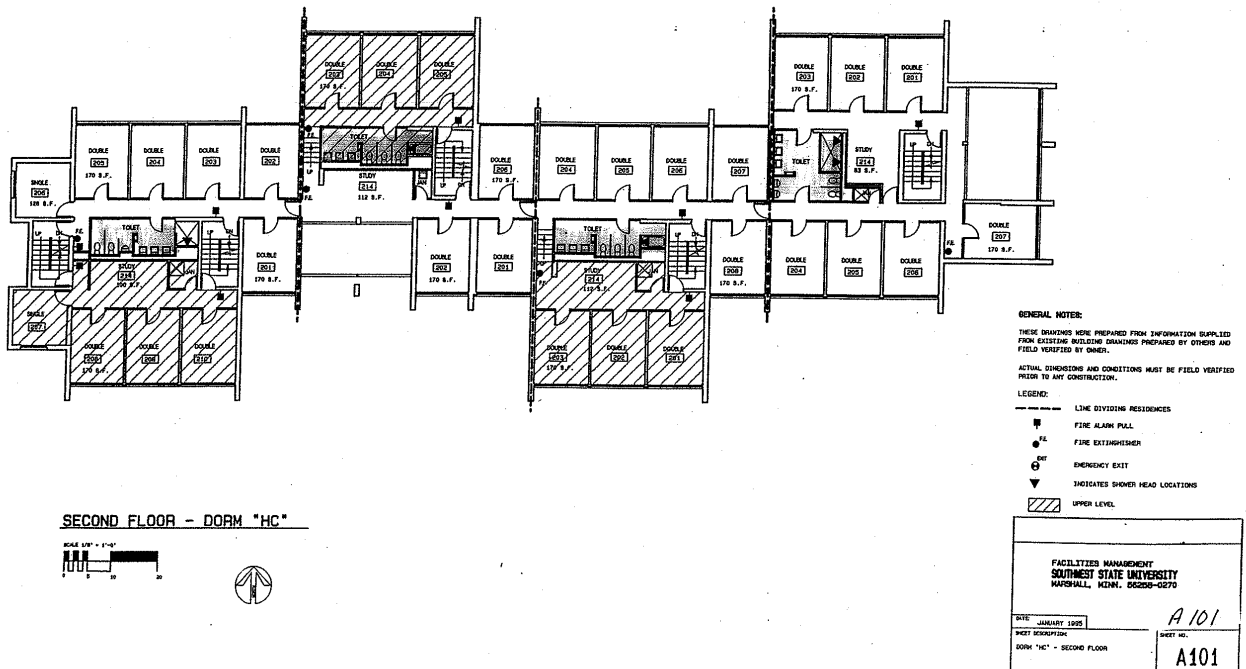
Roof Renewal

2016 Repair \$7,500

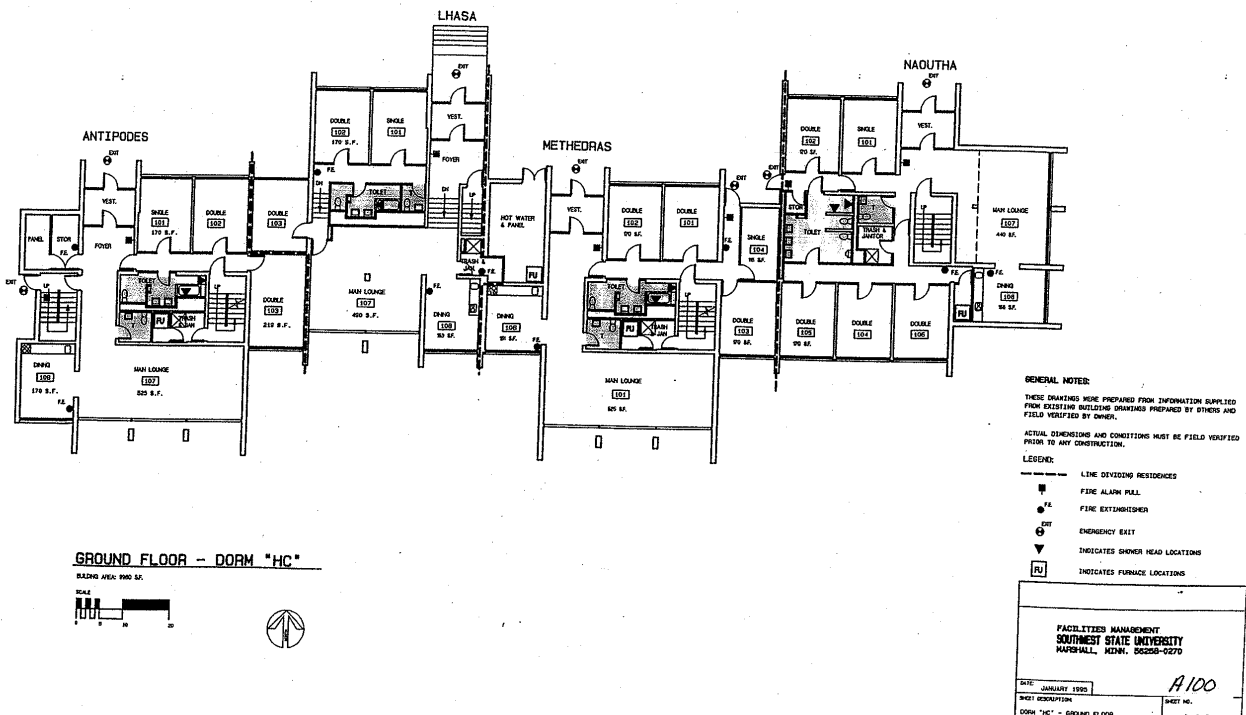
Roof Renewal information provided by Roof Spec, Inc.

Number on Key Plan	24
Building Number	075S5870
Year Built	1970
Building Size (GSF)	39,922
Number of Floors	5
Current Replacement Value (000's)	\$10,507
Backlog (000's)	\$966
Facility Condition Index (FCI)	0.09, Good
10 Year Renewal Forecast (000's)	\$2,613
10 Year FCI	0.25, Average

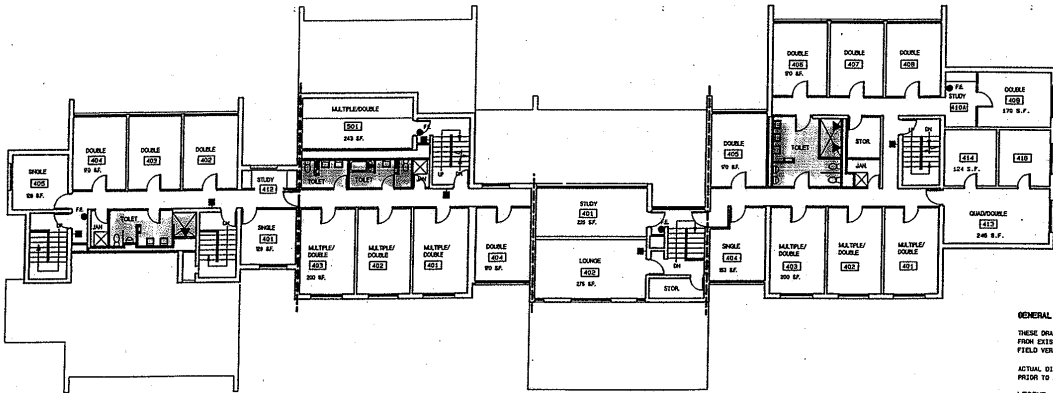




Second Floor



First Floor



FOURTH FLOOR - DORM "HC"



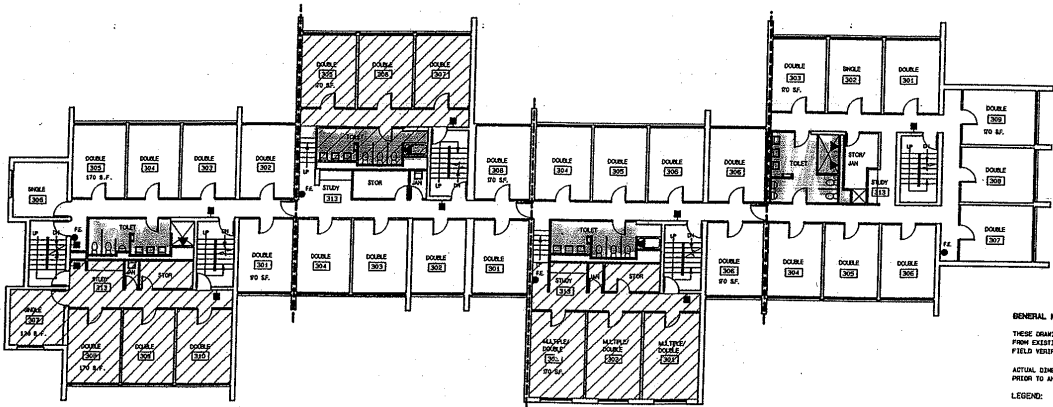
GENERAL NOTES:
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ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

LEGEND:

- LINE DIVIDING RESIDENCES
- FA FIRE ALARM PULL
- FE FIRE EXTINGUISHER
- EXIT EMERGENCY EXIT
- SHOWER HEAD LOCATIONS

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56259-0270	
DATE: JANUARY 1995	SHEET NO. A103
SHEET DESCRIPTION: DORM "HC" - FOURTH FLOOR	

Fourth Floor



THIRD FLOOR - DORM "HC"



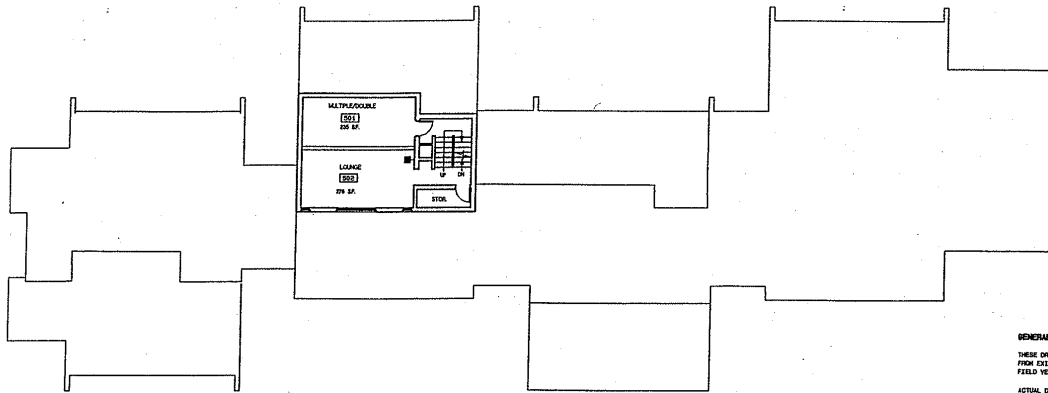
GENERAL NOTES:
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ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

LEGEND:

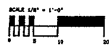
- LINE DIVIDING RESIDENCES
- FA FIRE ALARM PULL
- FE FIRE EXTINGUISHER
- EXIT EMERGENCY EXIT
- SHOWER HEAD LOCATIONS
- UPPER LEVEL

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56259-0270	
DATE: JANUARY 1995	SHEET NO. A102
SHEET DESCRIPTION: DORM "HC" - THIRD FLOOR	

Third Floor



FIFTH FLOOR - DORM "HC"



GENERAL NOTES:
THESE DRAWINGS WERE PREPARED FROM INFORMATION SUPPLIED FROM EXISTING BUILDING DRAWINGS PREPARED BY OTHERS AND FIELD VERIFIED BY OWNER.
ACTUAL DIMENSIONS AND CONDITIONS MUST BE FIELD VERIFIED PRIOR TO ANY CONSTRUCTION.

- LEGEND:**
- LINE DIVISIONS/RESISTANCES
 - FIRE ALARM PULL
 - FIRE EXTINGUISHER
 - ⊕ EMERGENCY EXIT

FACILITIES MANAGEMENT SOUTHWEST STATE UNIVERSITY MARSHALL, MINN. 56205-0270	
DATE: JANUARY 1992	A104
SHEET DESCRIPTION: DORM "HC" - FIFTH FLOOR	SHEET NO: A10A

Fifth Floor

Individualized Learning Center

Building Summary:

The Individualized Learning Center is a two level concrete structure currently used for Classrooms, study, Culinary & Hospitality Labs, and Offices. Based on the projected five year FCI, the facility is rated as good.

Proposed Projects:

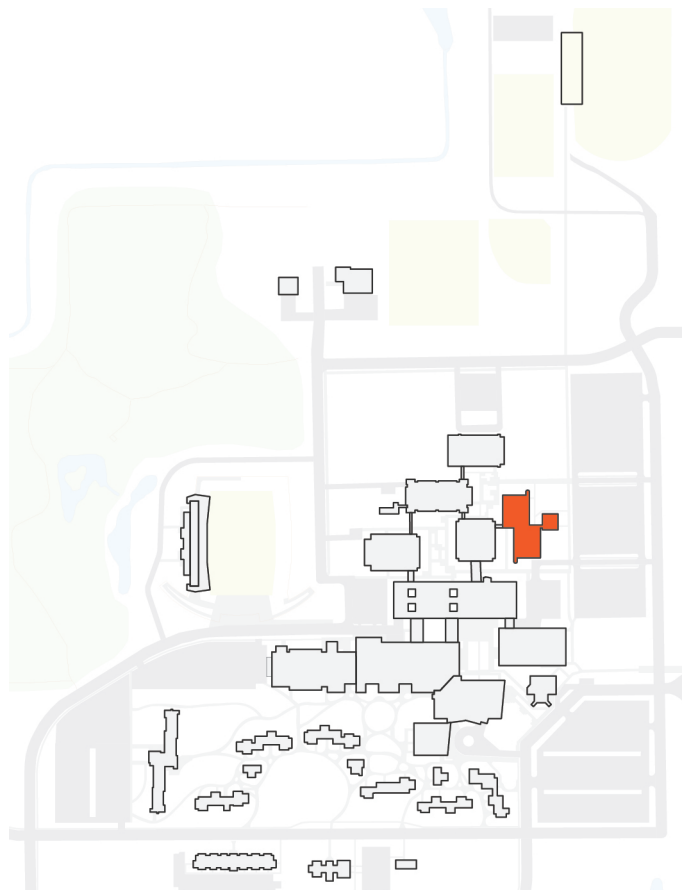
- Carpet replacement.
- ADA updates to restrooms.
- Keyless entry.
- Classroom updates for better utilization of space and IT needs.
- Energy updates – motion sensors, electronic thermostats.
- Ceramic tile repairs in restrooms.
- Update furnishings in classrooms.
- Replace fire safety system.
- Install fire suppression system.
- Additional points in METASYSS for better building control.
- Tuckpoint building and repair wall panels that are failing (INSPEC report describes repairs and estimated costs).

Roof Renewal

2016	Repair	\$50
2018	Replacement	\$505,006
2019	Replacement	\$1,157,002

Roof Renewal information provided by Roof Spec, Inc.

Number on Key Plan	10
Building Number	075S0872
Year Built	1972
Building Size (GSF)	61,560
Number of Floors	2
Current Replacement Value (000's)	\$27,002
Backlog (000's)	\$3,284
Facility Condition Index (FCI)	0.12, Good
10 Year Renewal Forecast (000's)	\$13,016
10 Year FCI	0.48, Poor





First Floor



Second Floor

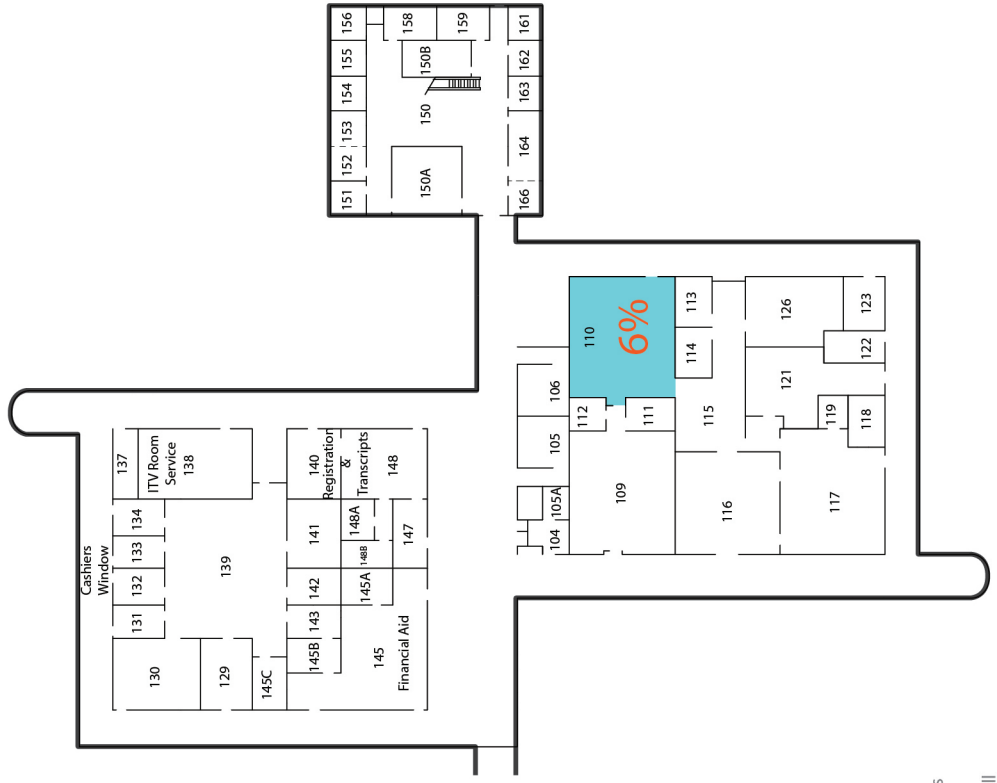
Room Use Key

- SMSU Partnership/Research Centers
- Non-University
- Circulation
- Vertical Circulation
- Restrooms
- General Classroom
- Classroom Service Rooms
- Lab
- Unscheduled Lab
- Research/Non-class Lab
- Office - Empty
- Faculty Offices
- Support Spaces
- Unknown

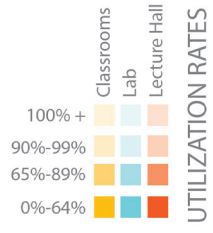




Second Floor



First Floor

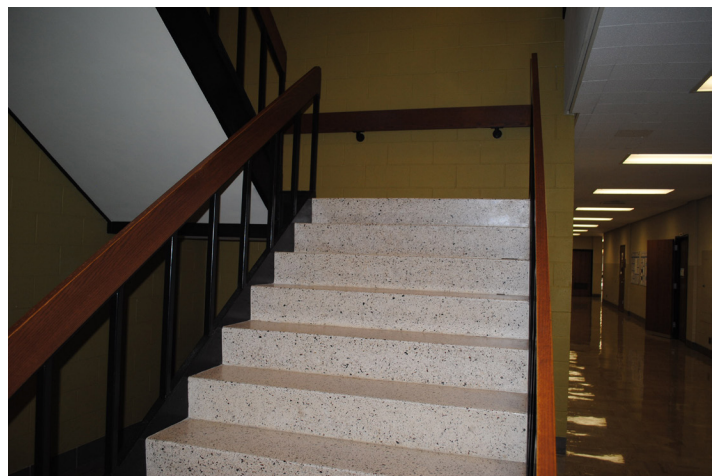


Portions of the previous Facilities Master Plan by Hay Dobbs have been incorporated into this document.









Maintenance

Building Summary:

The Maintenance building is a one level concrete structure currently used as maintenance administration and shops. Based on the projected five year FCI, the facility is rated as excellent.

Proposed Projects:

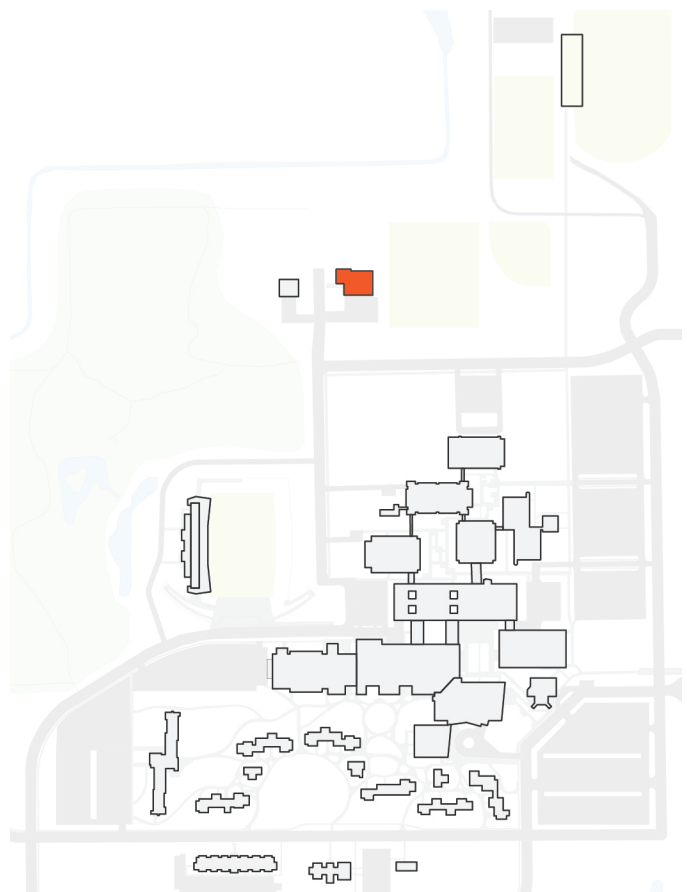
- Widen drive to loading dock.
- Improve ventilation in paint area (odors migrate to west end of building – office area).
- Tuckpoint building.
- Update fire alarm system.
- Install fire suppression system.
- Additional points in METASYSS for better building control.

Roof Renewal

2016 Repair \$3,500

Roof Renewal information provided by Roof Spec, Inc.

Number on Key Plan	8
Building Number	075S0570
Year Built	1970
Building Size (GSF)	12,500
Number of Floors	1
Current Replacement Value (000's)	\$3,929
Backlog (000's)	\$46
Facility Condition Index (FCI)	0.01, Excellent
10 Year Renewal Forecast (000's)	\$1,175
10 Year FCI	0.30, Poor



Room Use Key

- SMSU Partnership/Research Centers
- Non-University
- Circulation
- Vertical Circulation
- Restrooms
- General Classroom
- Classroom Service Rooms
- Lab
- Unscheduled Lab
- Research/Non-class Lab
- Office - Empty
- Faculty Offices
- Support Spaces
- Unknown



First Floor

Physical Education

Building Summary:

Physical Education is a two level concrete structure currently used as Classrooms and Offices. Based on the projected five year FCI, the facility is rated as good.

Proposed Projects:

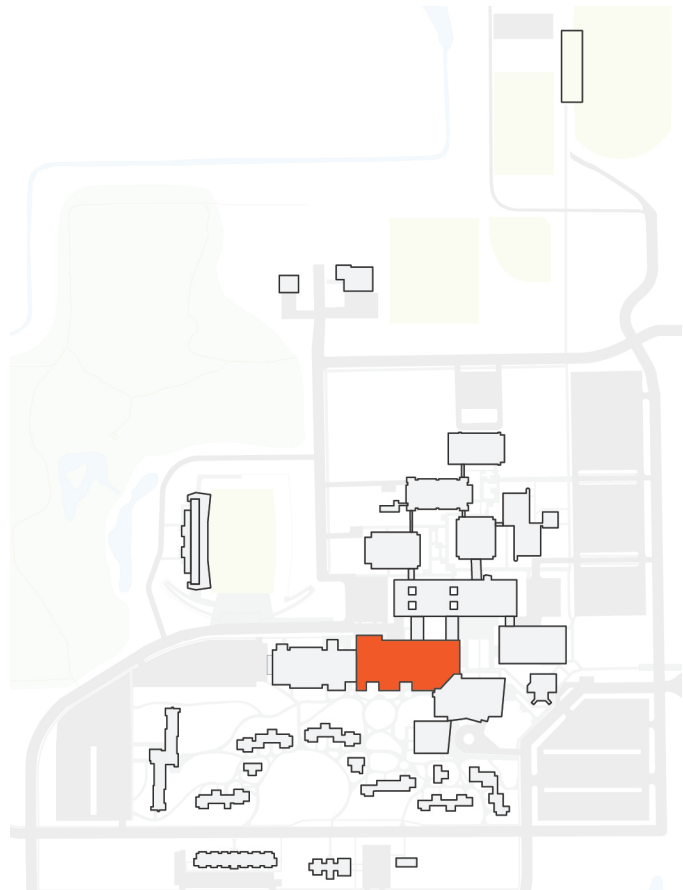
- Replace east main entrance steps
- Replace drain pipe from diving pool.
- PE locker and team room remodel (to meet team/ academic program and extra-curricular needs). Predesign needed.
- Replace wood floor in PE 106 gym (original to building).
- Replace east entry doors - \$40,000.
- ADA updates to restroom facilities.
- Replace bleacher boards in PE 106 gym or replace bleachers.
- Nets for gym to protect structure.
- Tuckpoint building.
- Add PE to central chiller system.
- Replace fire alarm system.
- Install fire suppression system.
- Update interior finishes.
- Additional points in METASYSS for better building control.
- Keyless entry.
- Replace z-spline ceilings with lay in.
- Classroom and lab updates.

Roof Renewal















2016 Repair \$300

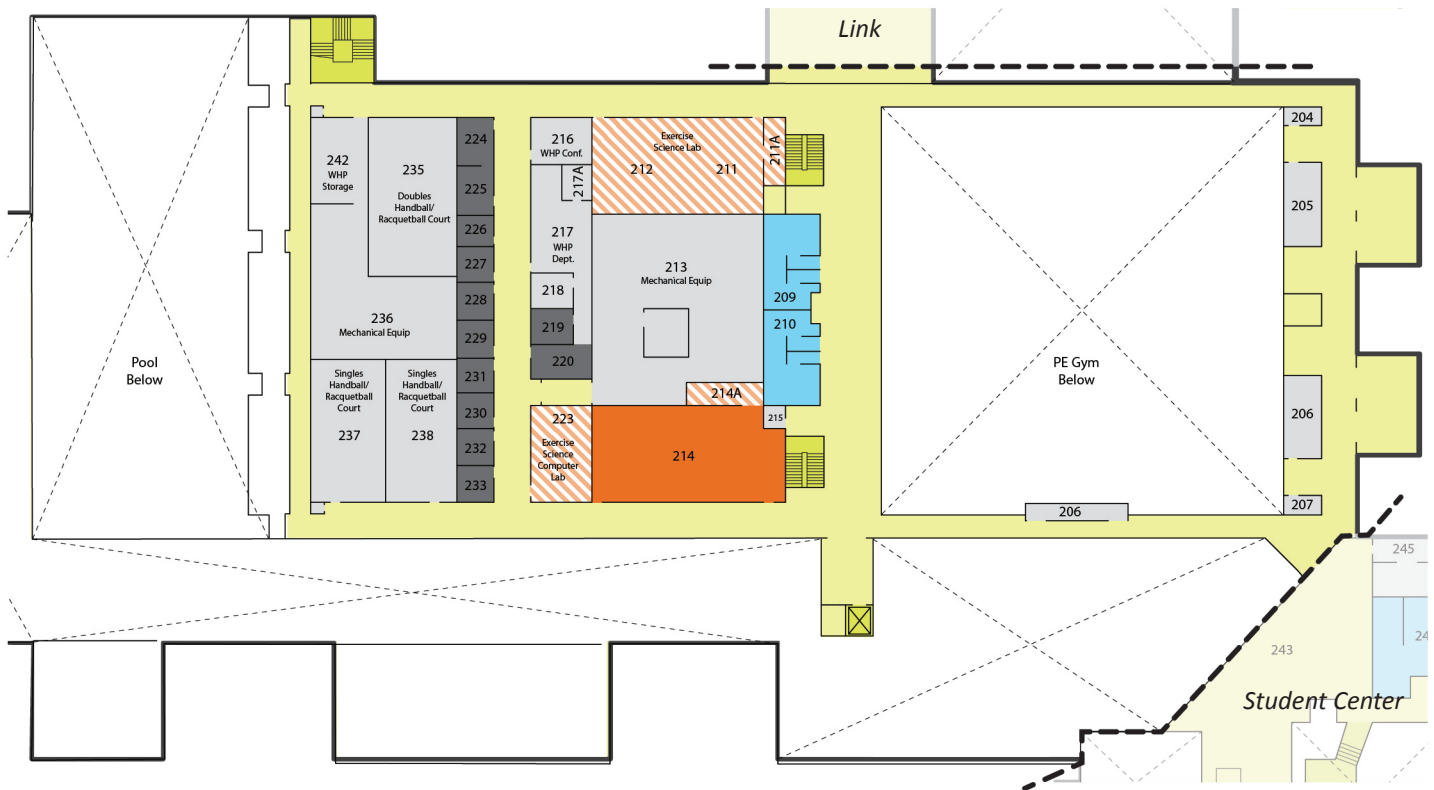
Roof Renewal information provided by Roof Spec, Inc.

Number on Key Plan	3
Building Number	075S0368
Year Built	1968 and 1970
Building Size (GSF)	98,764
Number of Floors	2
Current Replacement Value (000's)	\$31,793
Backlog (000's)	\$3,245
Facility Condition Index (FCI)	0.14, Good
10 Year Renewal Forecast (000's)	\$13,018
10 Year FCI	0.41, Poor



Room Use Key

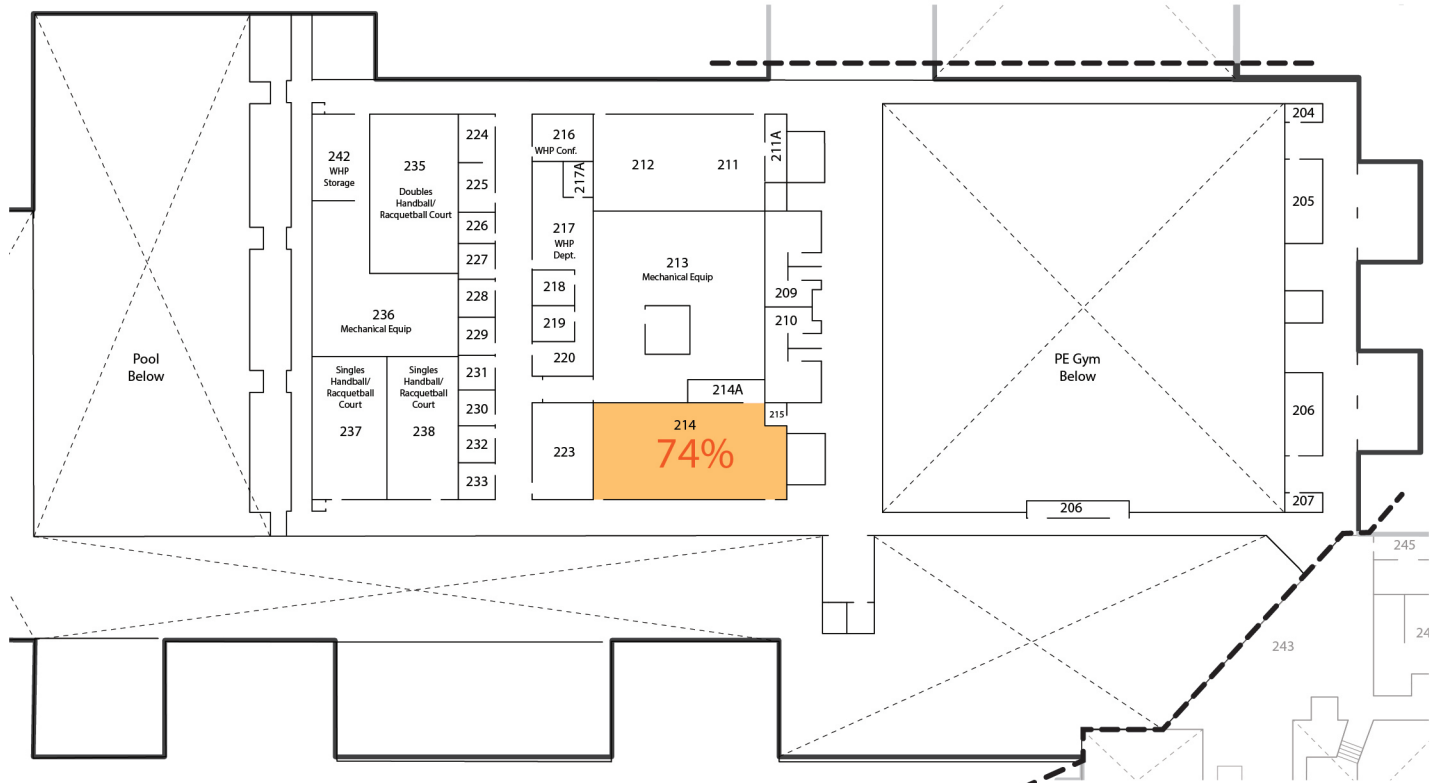
 SMSU Partnership/Research Centers	 Lab
 Non-University	 Unscheduled Lab
 Circulation	 Research/Non-class Lab
 Vertical Circulation	 Office - Empty
 Restrooms	 Faculty Offices
 General Classroom	 Support Spaces
 Classroom Service Rooms	 Unknown



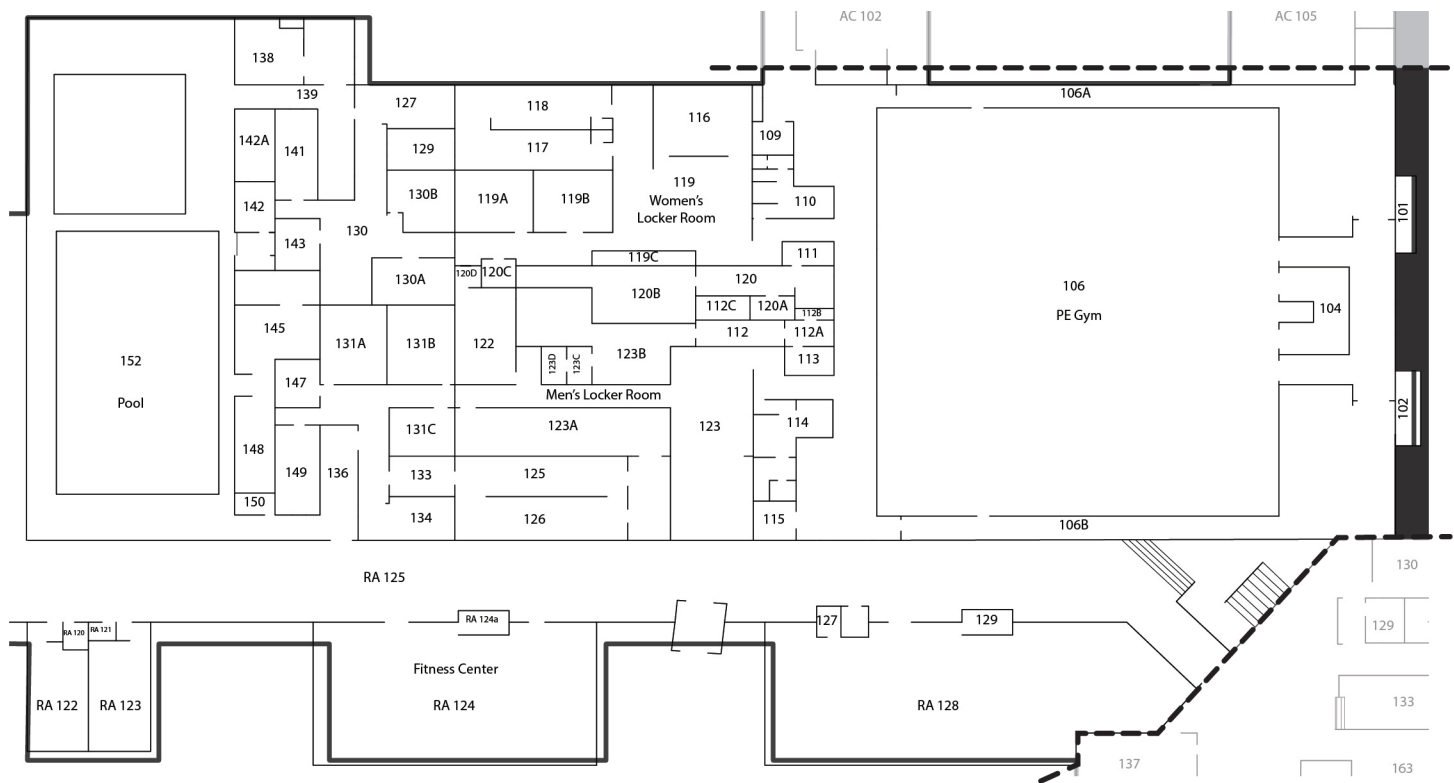
Second Floor



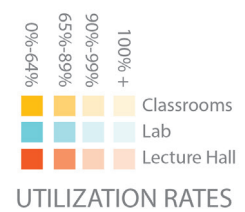
First Floor



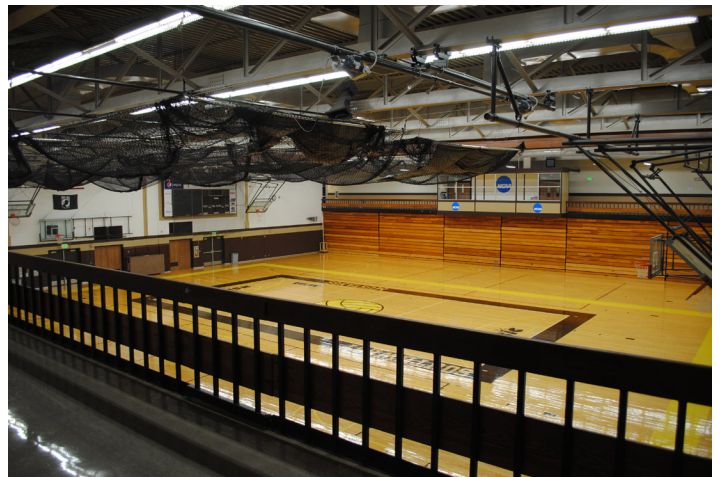
Second Floor



First Floor









Recreation Athletic Facility

Building Summary:

The Recreation Athletic Facility is a one level concrete structure currently used for instruction, fitness center, weight room, field house and intercollegiate athletics. Based on the projected five year FCI, the facility is rated as excellent.

Proposed Projects:

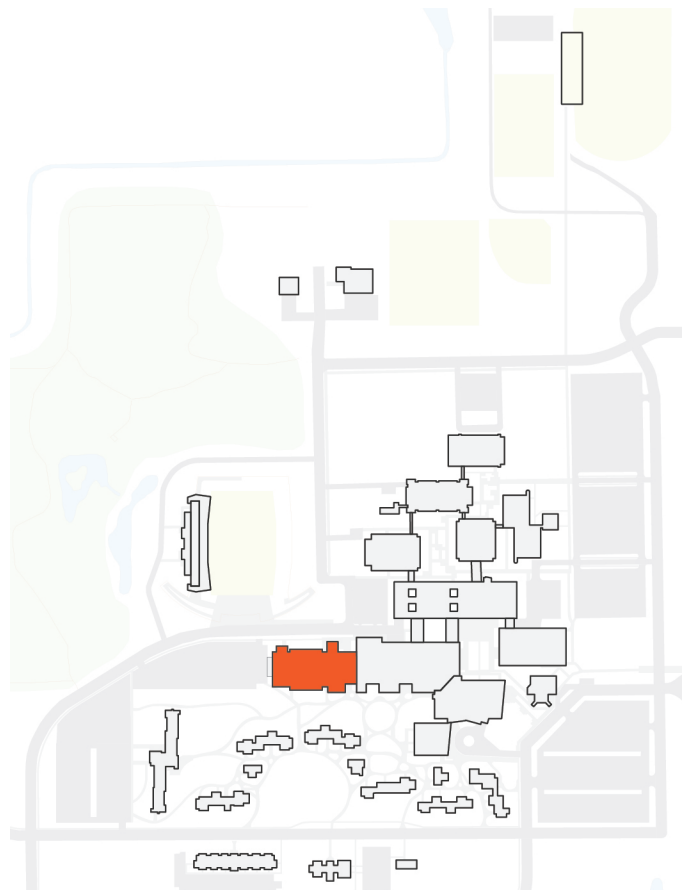
- RA spine light replacement.
- Replace wood floor in RA fieldhouse.
- Install nets into fieldhouse - around track and each of 4 courts.
- Complete construction of unfinished space at east side of fieldhouse (was to be restrooms).
- Connect into central chiller system.
- Keyless entry.
- Energy updates including motion sensors and electronic thermostats.
- Replace floor in weight room.

Roof Renewal

2016 Repair \$5,000

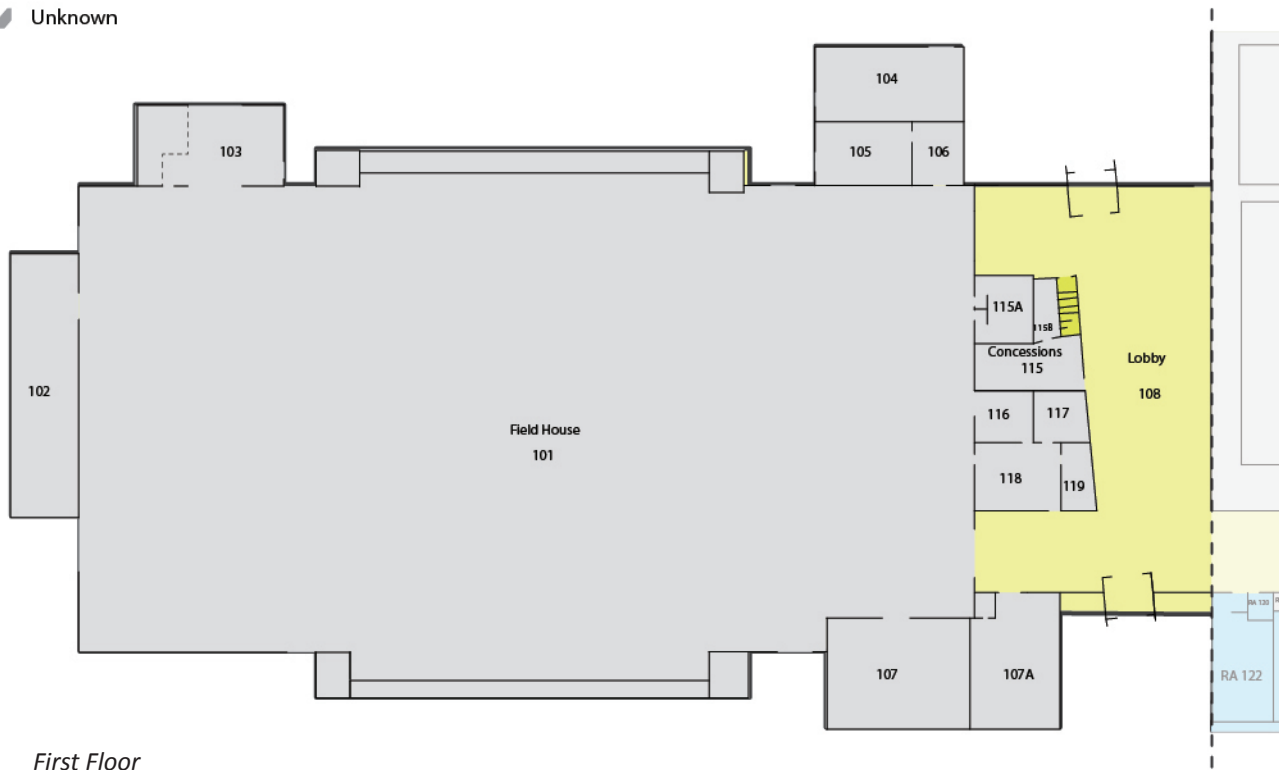
Roof Renewal information provided by Roof Spec, Inc.

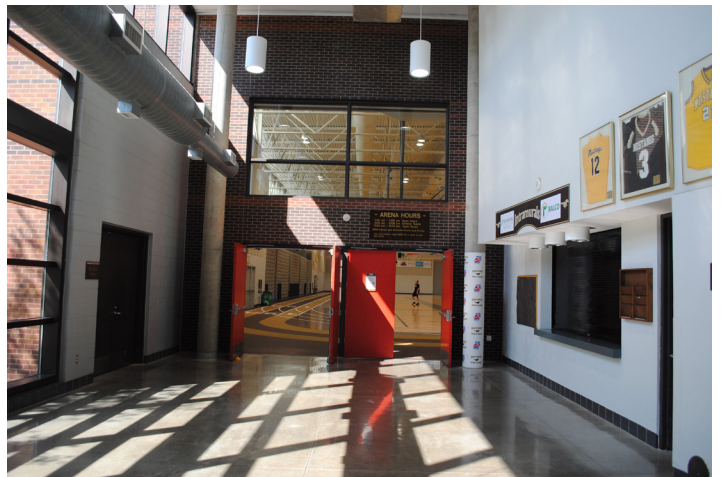
Number on Key Plan	4
Building Number	075S1295
Year Built	1995
Building Size (GSF)	71,033
Number of Floors	1
Current Replacement Value (000's)	\$22,329
Backlog (000's)	\$-
Facility Condition Index (FCI)	0, Excellent
10 Year Renewal Forecast (000's)	\$4,321
10 Year FCI	0.19, Average

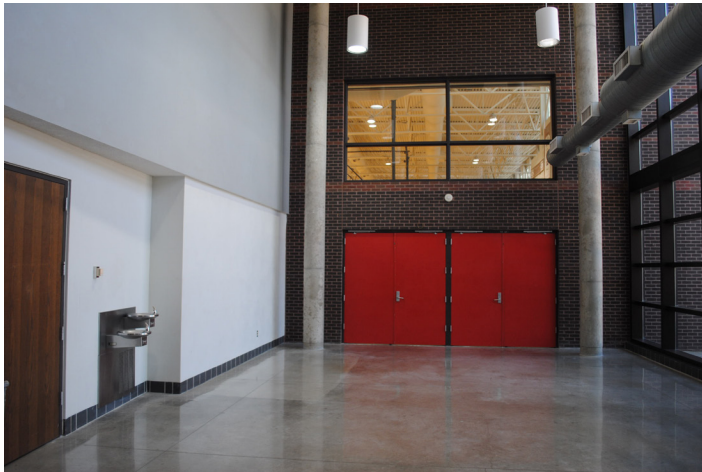


Room Use Key

- SMSU Partnership/Research Centers
- Non-University
- Circulation
- Vertical Circulation
- Restrooms
- General Classroom
- Classroom Service Rooms
- Lab
- Unscheduled Lab
- Research/Non-class Lab
- Office - Empty
- Faculty Offices
- Support Spaces
- Unknown







Schwan Regional Events Center

Building Summary:

The Schwan Regional Events Center is a stadium structure currently used for football events. Based on the projected five year FCI, the facility is rated as excellent.

Proposed Projects:

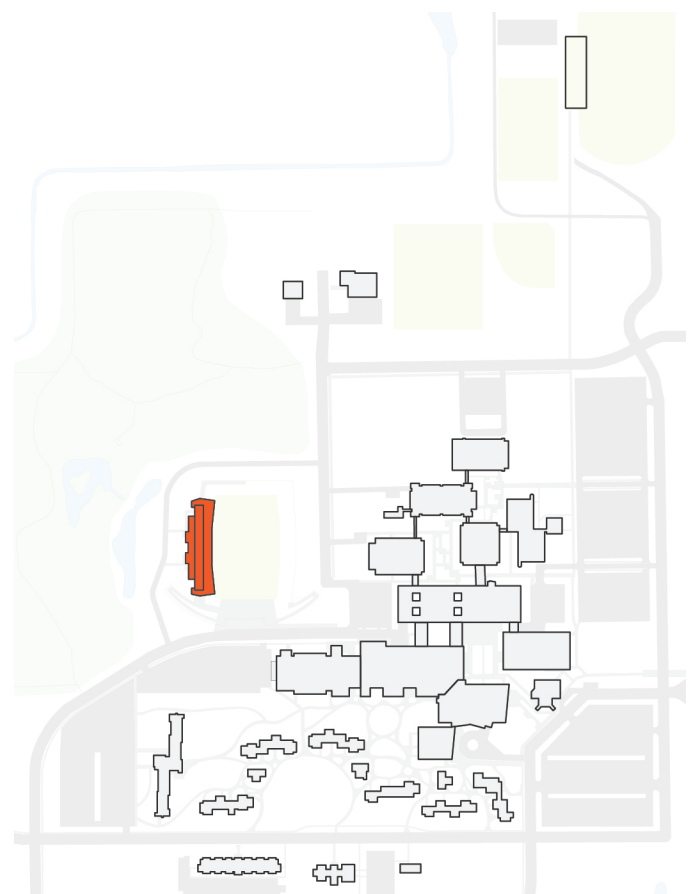
- Recess speakers so birds cannot sit on them.
- Install steps to visitor seating area.
- Install additional visitor seating.
- Correct for soil infiltration onto field at SE corner.

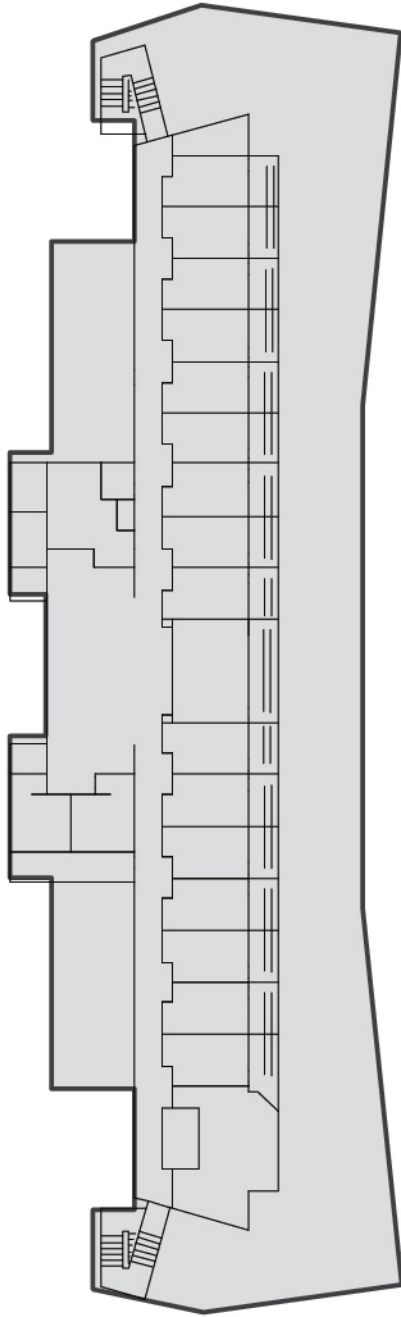
Roof Renewal

2016 Repair \$500

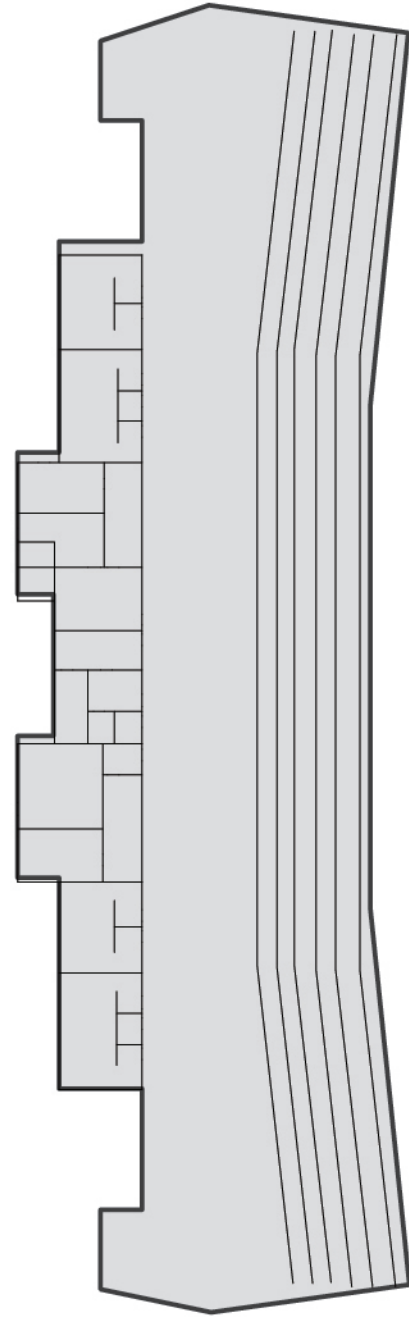
Number on Key Plan	29
Building Number	E26075S8009
Year Built	2008
Building Size (GSF)	24,700
Number of Floors	2
Current Replacement Value (000's)	\$7,951
Backlog (000's)	\$-
Facility Condition Index (FCI)	0, Excellent
10 Year Renewal Forecast (000's)	\$298
10 Year FCI	0.04, Excellent

Roof Renewal information provided by Roof Spec, Inc.





Second Floor



First Floor

- Room Use Key**
- SMSU Partnership/Research Centers
 - Non-University
 - Circulation
 - Vertical Circulation
 - Restrooms
 - General Classroom
 - Classroom Service Rooms
 - Lab
 - Unscheduled Lab
 - Research/Non-class Lab
 - Office - Empty
 - Faculty Offices
 - Support Spaces
 - Unknown

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Science & Math

Building Summary:

The Science & Math (SM) building is a two level concrete structure currently used for offices, computer labs, a museum, plant science and an astronomy lab with planetarium. Based on the projected five year FCI, the facility is rated as average.

Proposed Projects:

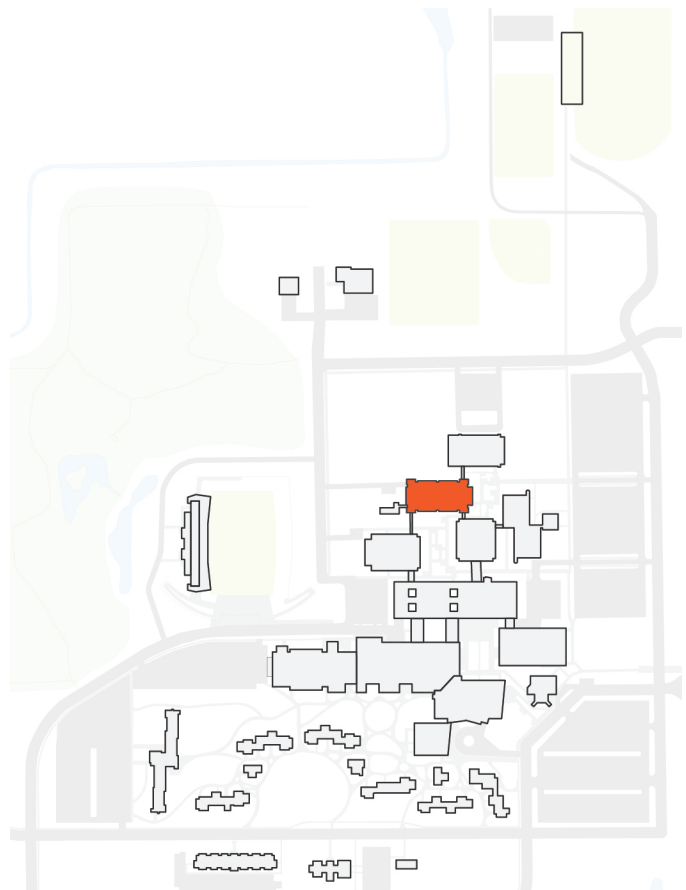
- Replace carpet SM 274.
- ADA updates to restrooms.
- Plant Science Learning Center – headhouse infrastructure improvements and addition.
- Renovate eastern science labs. West science labs renovated as part of the Science & HRI project in 2010.
- Replace z-spline ceilings with lay in ceilings.
- Keyless entry.
- Classroom and lab updates for better utilization of space and IT needs.
- Energy updates – motion sensors, electronic thermostats.
- Ceramic tile repairs in restrooms.
- Update furnishings in classrooms and labs.
- Replace link to ST and link to CH.
- Replace fire safety systems not replaced during the 2010 Science & HRA project.
- Install fire suppression system.
- Additional points in METASYSS for better building control.

Roof Renewal

2015	Replacement	\$350,002
2016	Repair	\$7,000

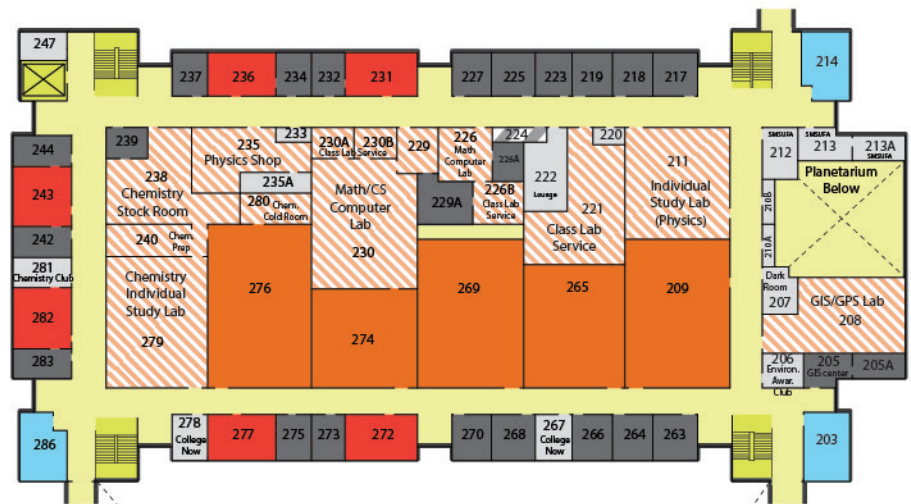
Roof Renewal information provided by Roof Spec, Inc.

Number on Key Plan	7
Building Number	075S0772
Year Built	1972
Building Size (GSF)	74,060
Number of Floors	2
Current Replacement Value (000's)	\$33,266
Backlog (000's)	\$7,674
Facility Condition Index (FCI)	0.23, Average
10 Year Renewal Forecast (000's)	\$9,062
10 Year FCI	0.27, Average

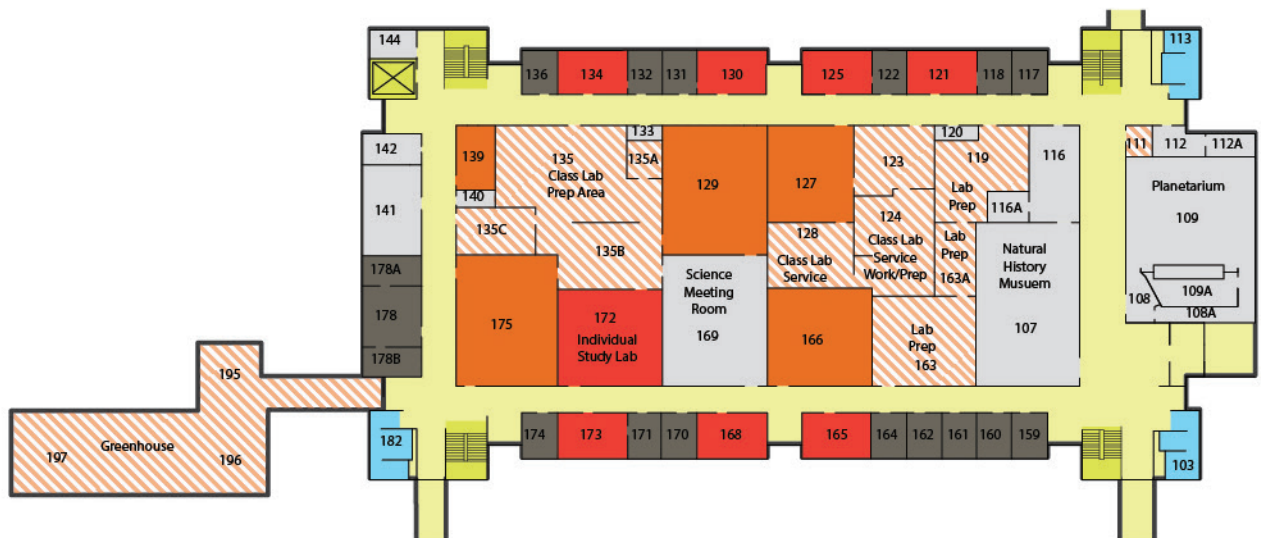


Room Use Key

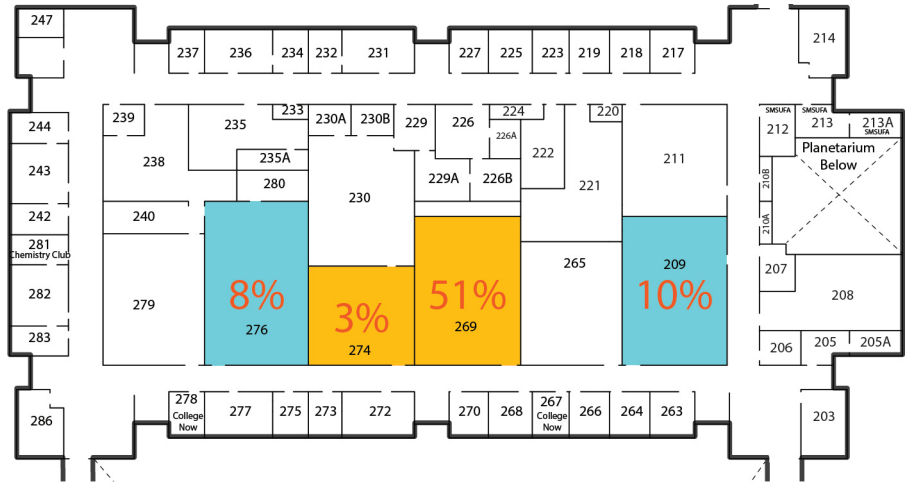
- SMSU Partnership/Research Centers
- Non-University
- Circulation
- Vertical Circulation
- Restrooms
- General Classroom
- Classroom Service Rooms
- Lab
- Unscheduled Lab
- Research/Non-class Lab
- Office - Empty
- Faculty Offices
- Support Spaces
- Unknown



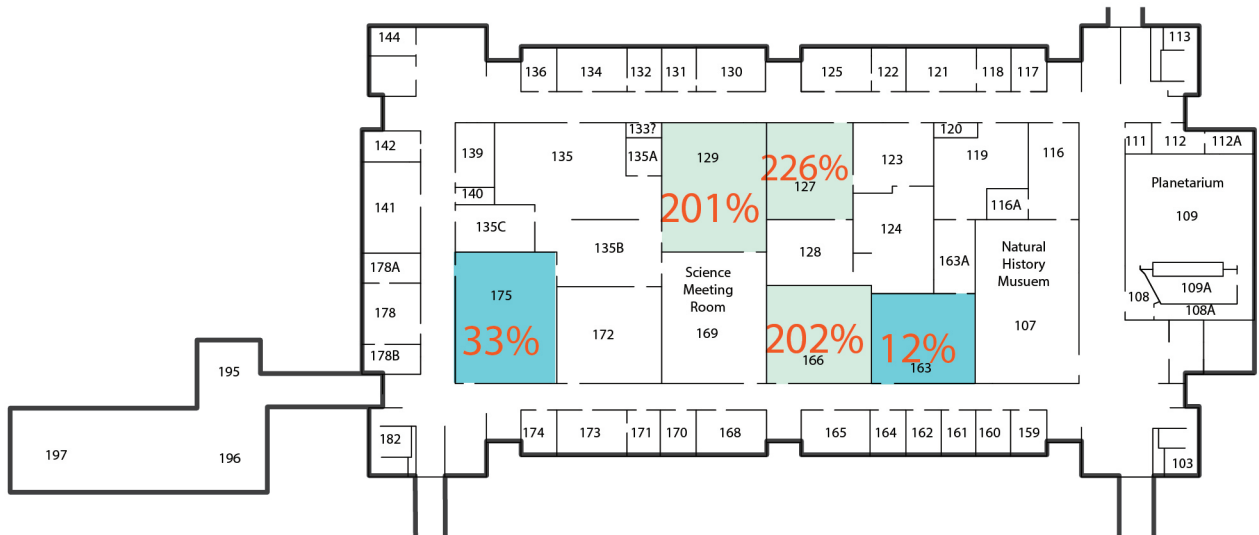
Second Floor



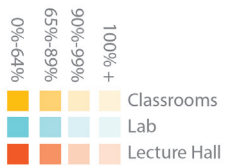
First Floor



Second Floor



First Floor



UTILIZATION RATES



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Science & Technology

Building Summary:

The Science & Technology (ST) building is a two level concrete structure currently used as classrooms, labs, offices, the Agriculture Utilization Research Institute and labs. Based on the projected five year FCI, the facility is rated as good.

Proposed Projects:

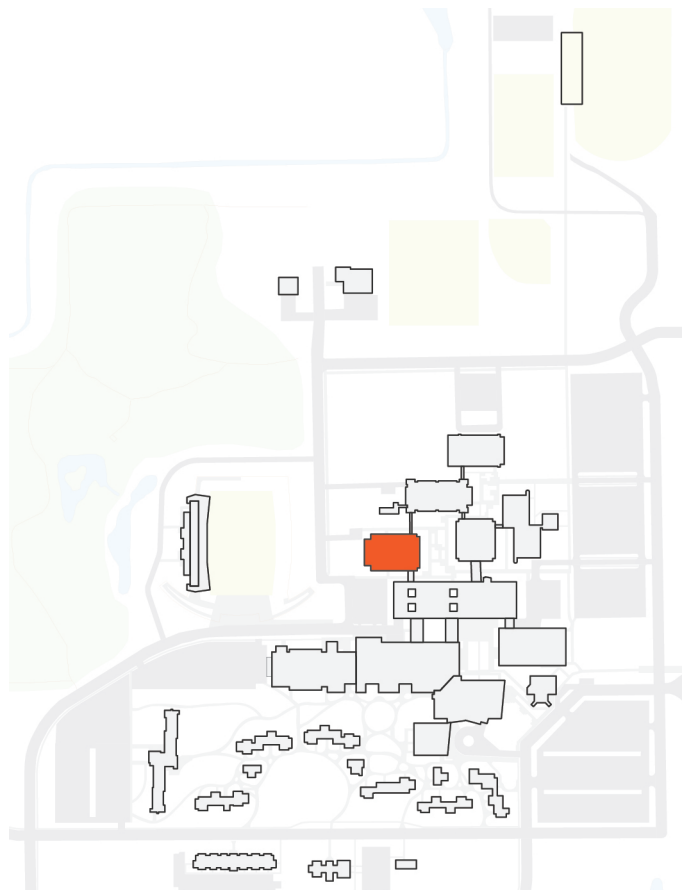
- Install stairs and doors at west end, 2nd floor to eliminate dead end corridor.
- ADA updates to restroom.
- Replace z-spline ceilings with lay in ceilings.
- Keyless entry.
- Classroom and lab updates for better utilization of space and IT needs.
- Energy updates – motion sensors, electronic thermostats.
- Ceramic tile repairs in restrooms.
- Update furnishings in classrooms.
- Install fire suppression system.
- Tuckpoint building.
- Replace link to Bellows.
- Update interior finishes.

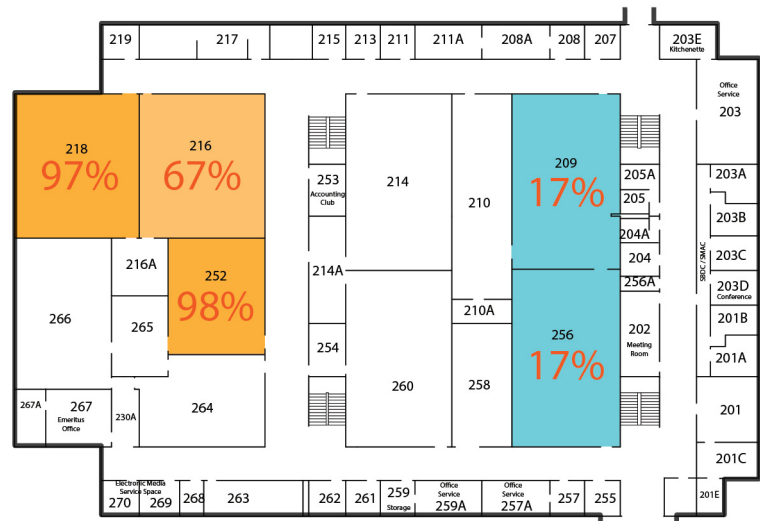
Roof Renewal

2016	Repair	\$8,000
2018	Replacement	\$538,000
2019	Replacement	\$999,000

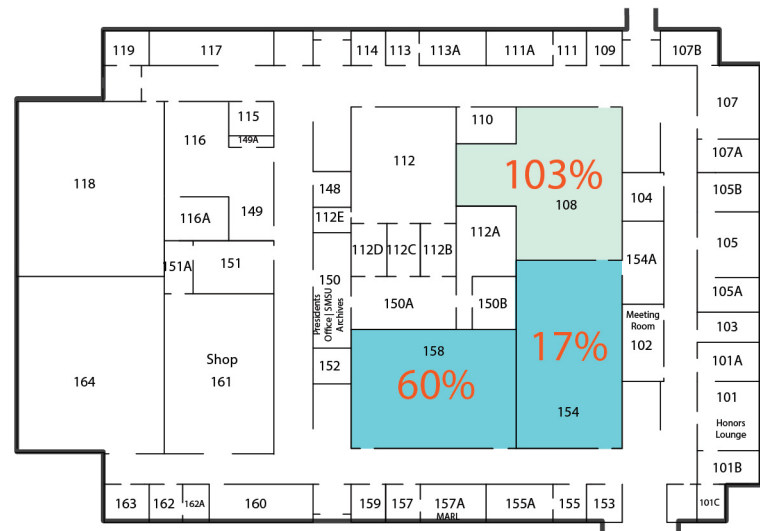
Roof Renewal information provided by Roof Spec, Inc.

Number on Key Plan	5
Building Number	075S0470
Year Built	1970
Building Size (GSF)	70,285
Number of Floors	2
Current Replacement Value (000's)	\$30,829
Backlog (000's)	\$3,704
Facility Condition Index (FCI)	0.12, Good
10 Year Renewal Forecast (000's)	\$13,305
10 Year FCI	0.43, Poor

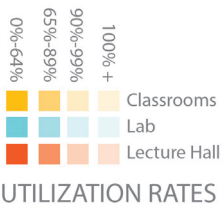




Second Floor



First Floor





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Social Science

Building Summary:

The Social Science (SS) building is a two level concrete structure currently used as classrooms, offices, a museum and dance studio. Based on the projected five year FCI, the facility is rated as good.

Proposed Projects:

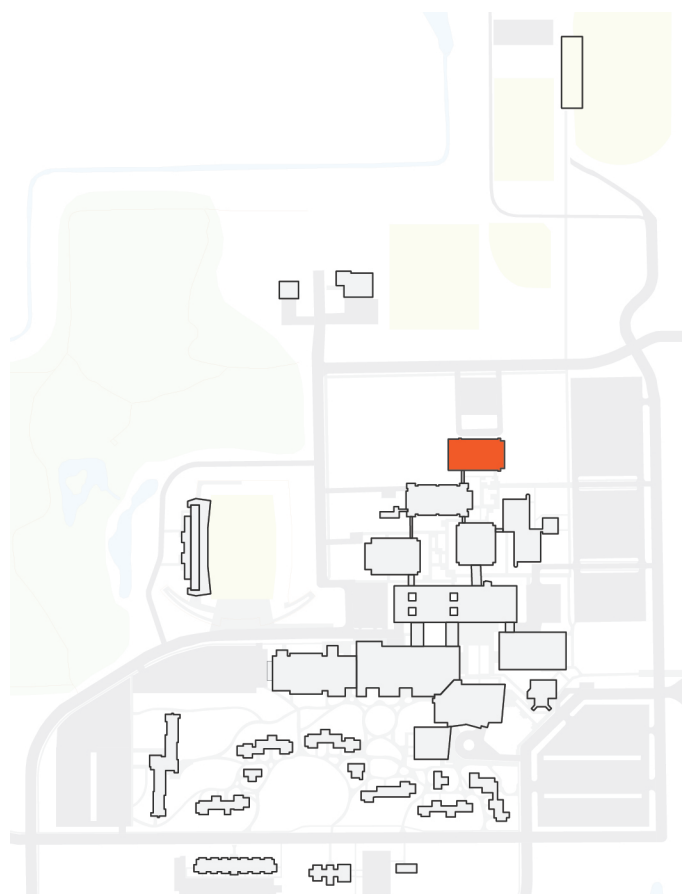
- Replace carpet.
- SS 145 and 147 (Dance Studio and Exercise Science lab) light replacement.
- Replace z-spline ceilings with lay in ceilings.
- Keyless entry.
- Classroom and lab updates for better utilization of space and IT needs.
- Energy updates – motion sensors, electronic thermostats.
- Ceramic tile repairs in restrooms.
- Update furnishings in classrooms.
- Replace link to Science & Math Building.
- Tuckpoint building.
- Replace roof over three vestibules (abatement needed).
- Replace fire alarm system.
- Install fire suppression system.
- Additional points in METASYSS for better building control.

Roof Renewal

2015	Replacement	\$101,000
2016	Repair	\$2,500

Roof Renewal information provided by Roof Spec, Inc.

Number on Key Plan	9
Building Number	075S1173
Year Built	1973
Building Size (GSF)	53,350
Number of Floors	2
Current Replacement Value (000's)	\$16,771
Backlog (000's)	\$1,443
Facility Condition Index (FCI)	0.09, Good
10 Year Renewal Forecast (000's)	\$5,392
10 Year FCI	0.32, Poor

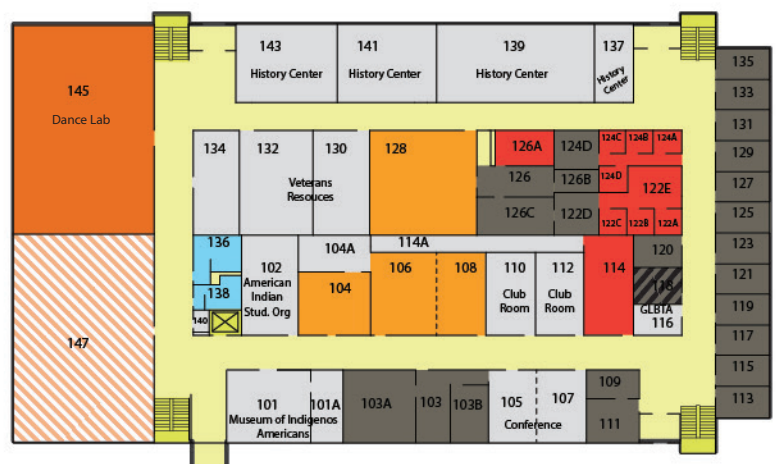




Second Floor

Room Use Key

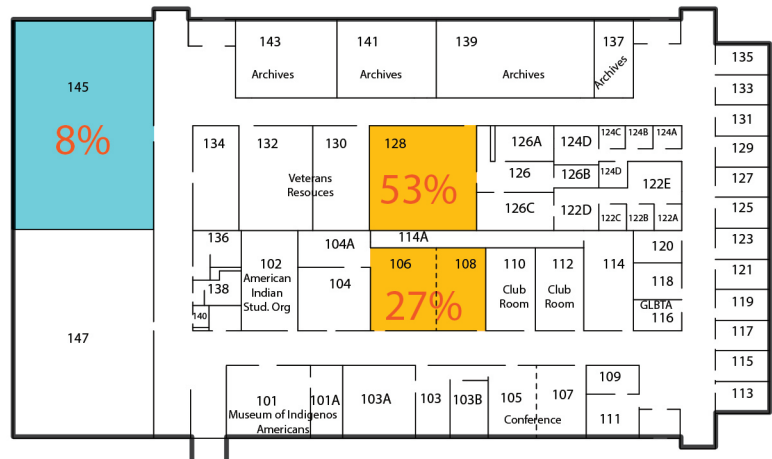
- SMSU Partnership/Research Centers
- Non-University
- Circulation
- Vertical Circulation
- Restrooms
- General Classroom
- Classroom Service Rooms
- Lab
- Unscheduled Lab
- Research/Non-class Lab
- Office - Empty
- Faculty Offices
- Support Spaces
- Unknown



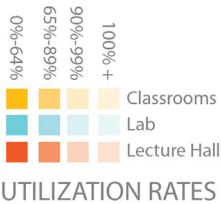
First Floor



Second Floor



First Floor





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Marshall Regional Track & Field Complex

Building Summary:

The Marshall Regional Track & Field Complex is currently used for track and field activities. Based on the projected five year FCI, the facility is rated as average.

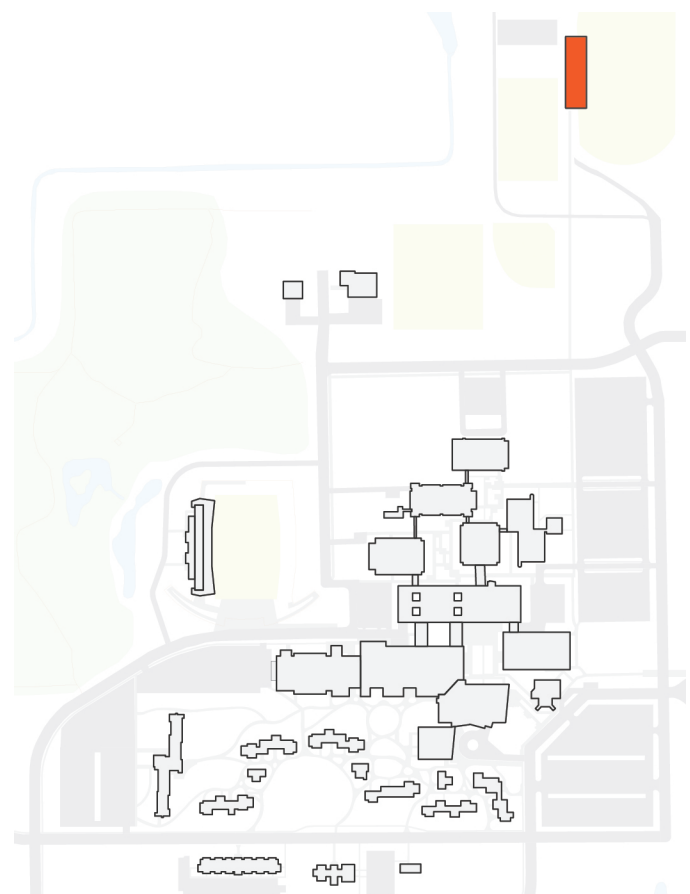
Proposed Projects:

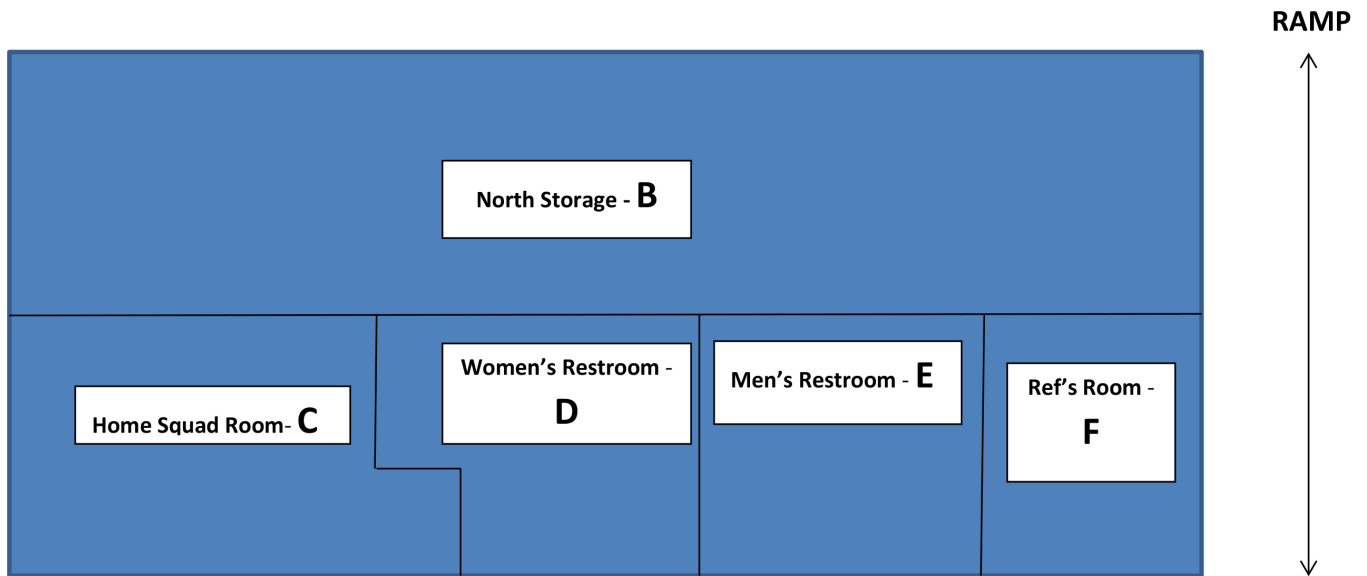
- Insulate structure, new plumbing lines, heat facility, renovate concessions/restrooms/team management room, fix structure, replace asphalt west of structure, press box renewal.
- Additional fencing to entirely enclose track complex, baseball field and softball complex.
- Construct storage facility for track complex equipment.
- ADA updates to restrooms.

Roof Renewal

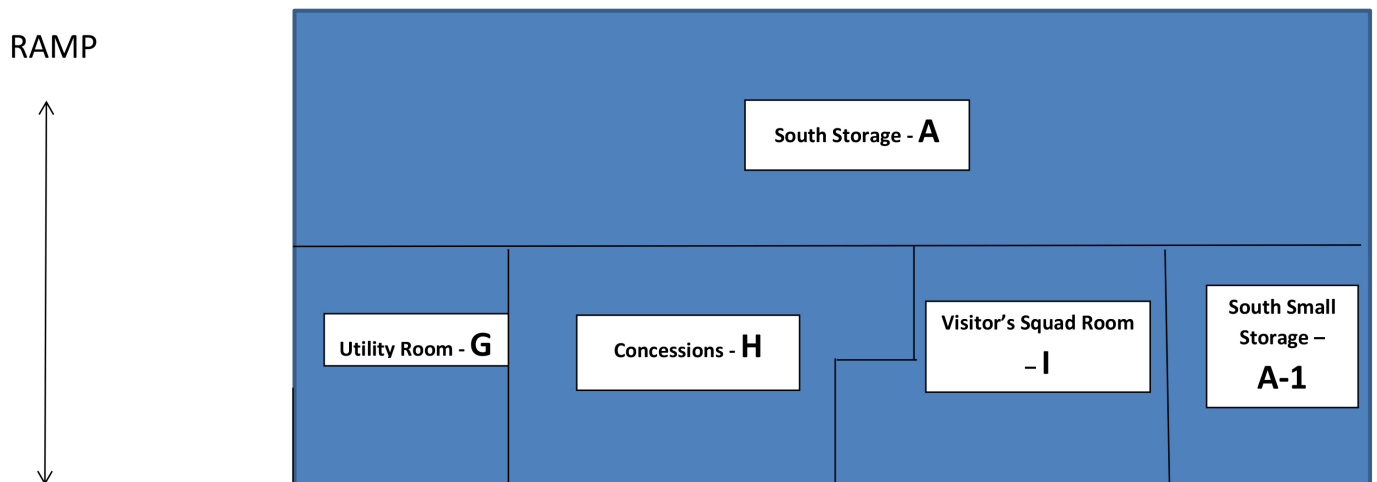
None.

Number on Key Plan	35
Building Number	075S0973
Year Built	1973
Building Size (GSF)	3,237
Number of Floors	2
Current Replacement Value (000's)	\$1,018
Backlog (000's)	\$213
Facility Condition Index (FCI)	0.21, Average
10 Year Renewal Forecast (000's)	\$213
10 Year FCI	0.21, Average





North End



South End

Student Center

Building Summary:

The Student Center is a two level concrete building currently used for food services, meeting rooms, offices, the campus store, lounges, and video central. Based on the projected five year FCI, the facility is rated as excellent.

Proposed Projects:

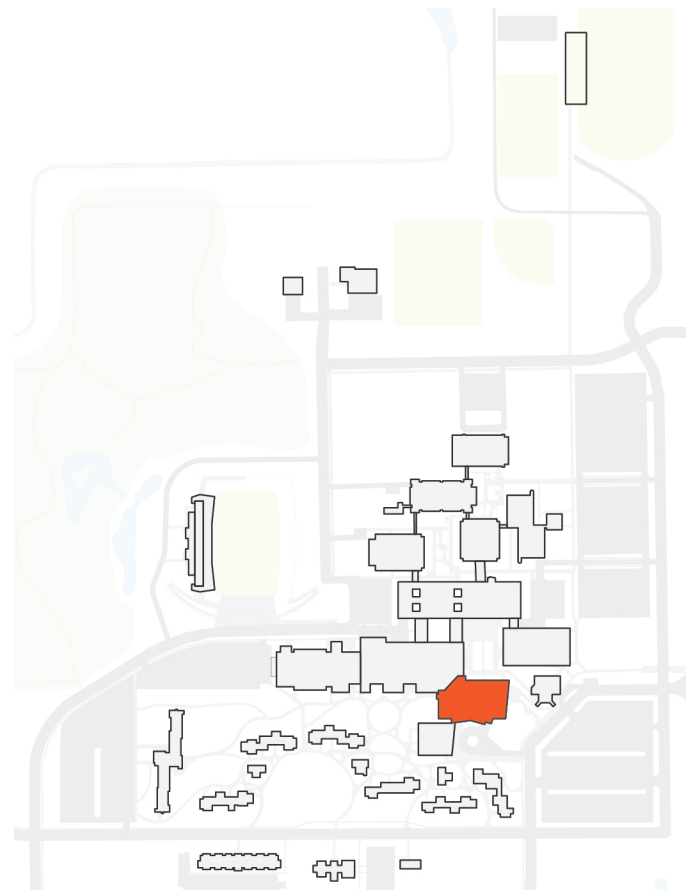
- Refer to Section 5

Roof Renewal

2016 Repair \$300

Number on Key Plan	2
Building Number	075S8073
Year Built	1973
Building Size (GSF)	76,940
Number of Floors	2
Current Replacement Value (000's)	\$33,748
Backlog (000's)	\$-
Facility Condition Index (FCI)	0, Excellent
10 Year Renewal Forecast (000's)	\$2,278
10 Year FCI	0.07, Good

Roof Renewal information provided by Roof Spec, Inc.

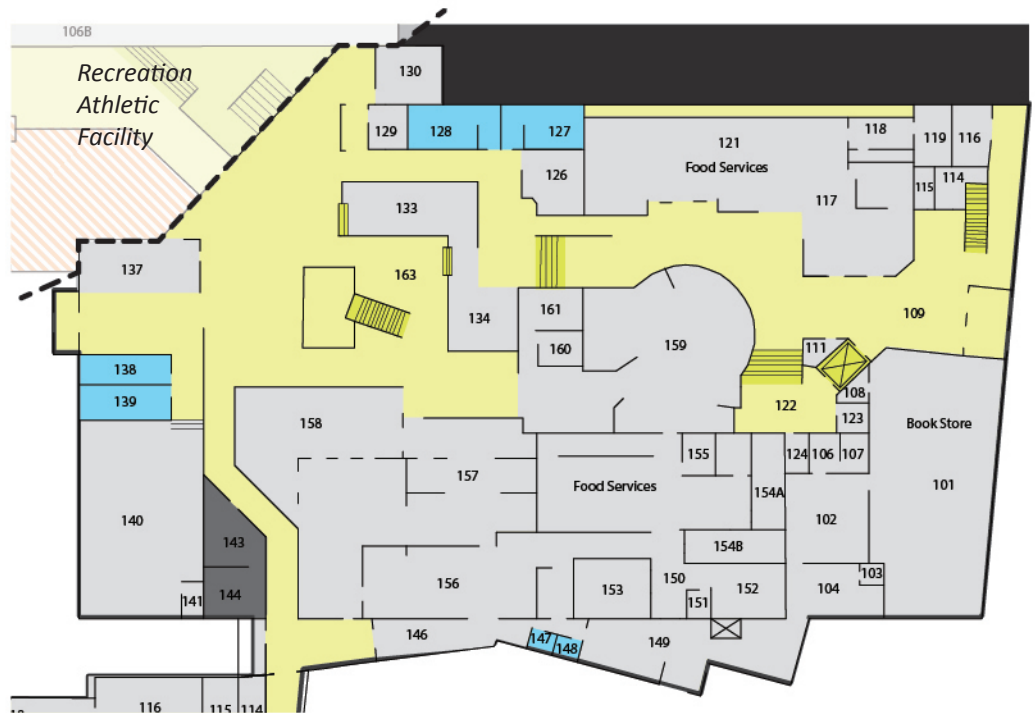




Second Floor

Room Use Key

- SMSU Partnership/Research Centers
- Non-University
- Circulation
- Vertical Circulation
- Restrooms
- General Classroom
- Classroom Service Rooms
- Lab
- Unscheduled Lab
- Research/Non-class Lab
- Office - Empty
- Faculty Offices
- Support Spaces
- Unknown



First Floor





Sweetland Hall

Building Summary:

Sweetland Hall is a three level structure currently used as a residence hall. Based on the projected five year FCI, the facility is rated as excellent.

Proposed Projects:

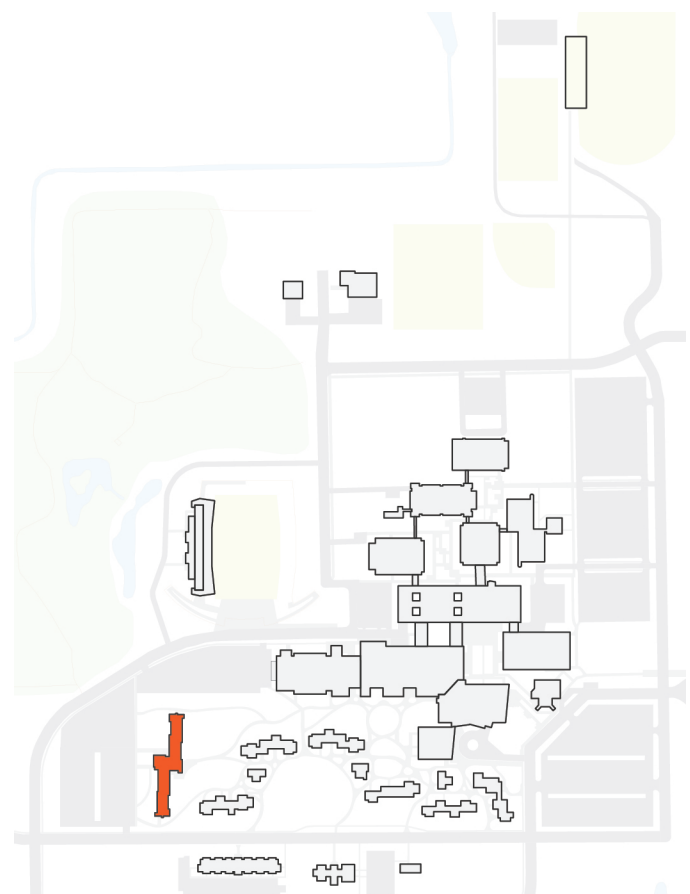
- Shower floor repairs where needed.

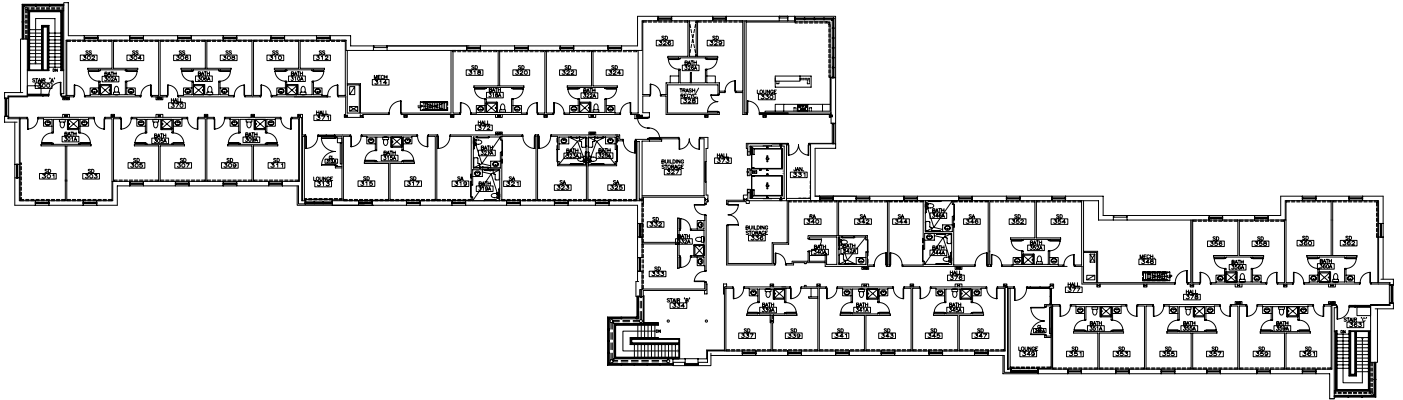
Roof Renewal

2016 Repair \$200

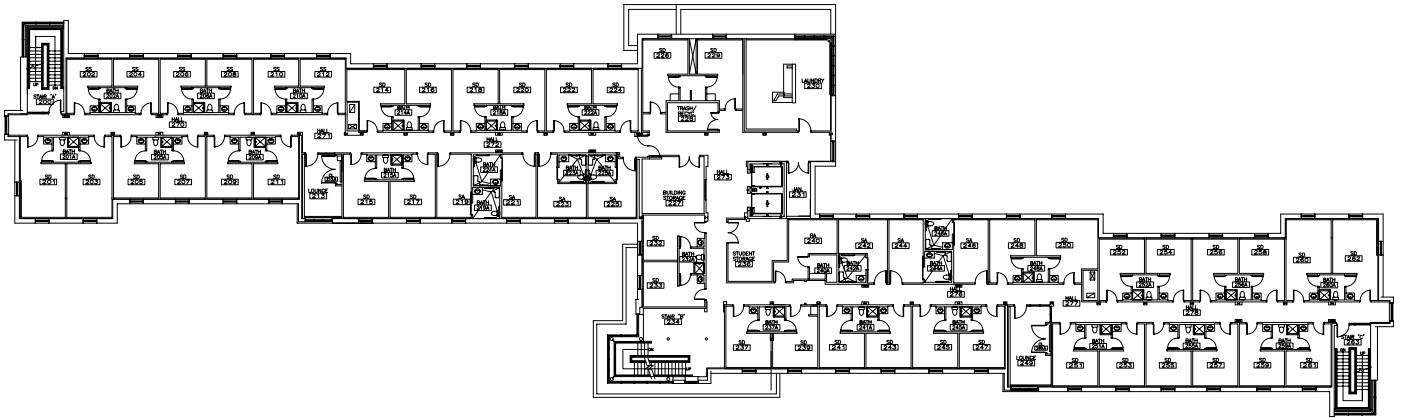
Roof Renewal information provided by Roof Spec, Inc.

Number on Key Plan	26
Building Number	E26075S8010
Year Built	2009
Building Size (GSF)	67,600
Number of Floors	3
Current Replacement Value (000's)	\$17,791
Backlog (000's)	\$-
Facility Condition Index (FCI)	0, Excellent
10 Year Renewal Forecast (000's)	\$815
10 Year FCI	0.05, Good

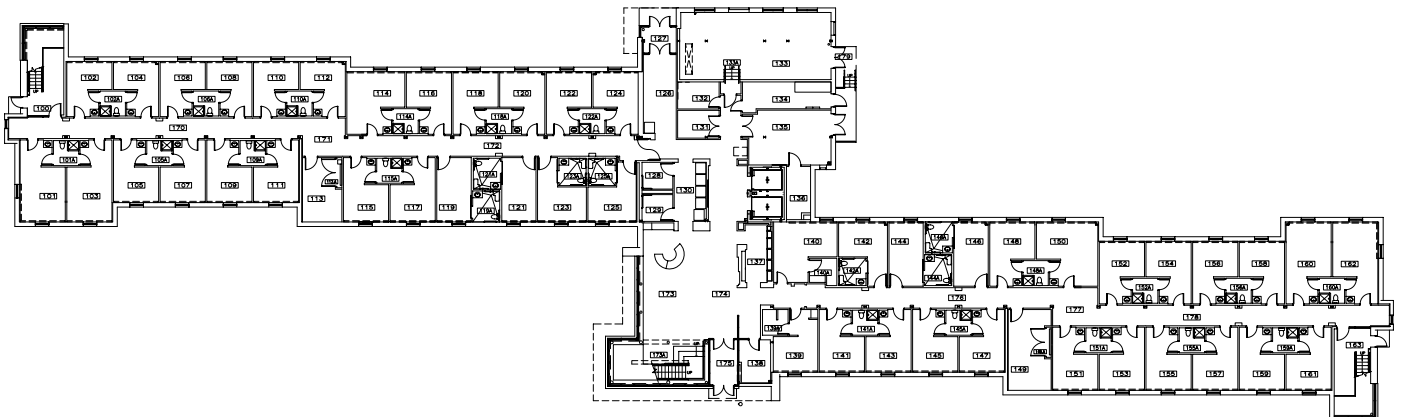




Third Floor



Second Floor



First Floor





Vehicle Storage Building

Building Summary:

Based on the projected five year FCI, the facility is rated as excellent.

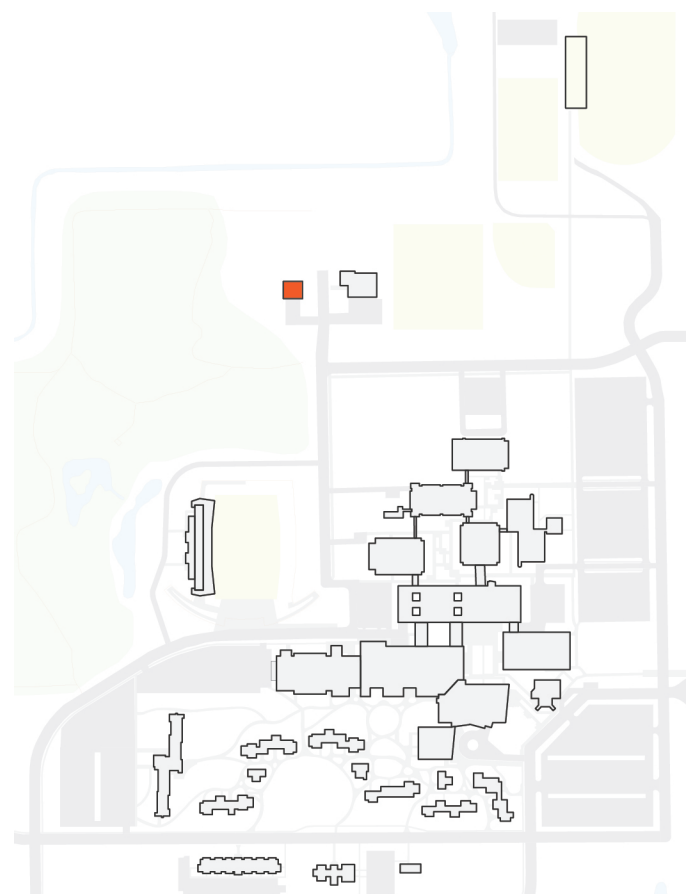
Proposed Projects:

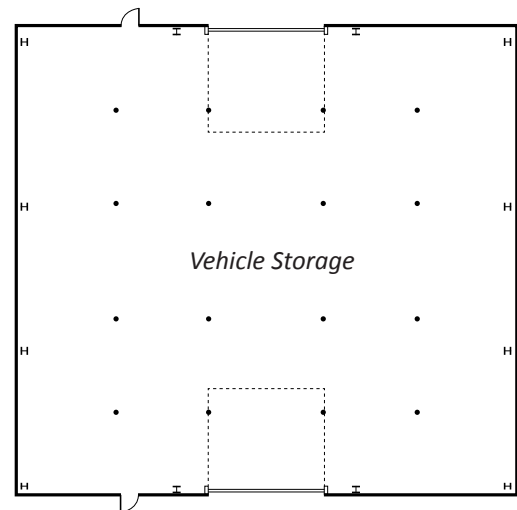
- None.

Roof Renewal

None.

Number on Key Plan	N/A
Building Number	075S1606
Year Built	2005
Building Size (GSF)	4,550
Number of Floors	
Current Replacement Value (000's)	\$532
Backlog (000's)	\$-
Facility Condition Index (FCI)	0, Excellent
10 Year Renewal Forecast (000's)	\$23
10 Year FCI	0.04, Excellent





First Floor

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Vision for the Campus Experience

The key issues for the site assessment can be summarized in four points:

- Visitors to campus struggle to understand where to park in order to minimize walking distance to desired destination
 - Lack of sight lines into campus due to building links - buildings often described as “fortress”
 - No significant identifying features to use as landmark.
- Winter winds are dramatic from the northwest, affecting visitors
- Sun and shade are dramatic in the many courtyards making careful plant selection critical
- Nodes of restored landscape are in different states, they are broken up instead of contiguous habitat.

Based on these key findings, the goals from the 2006 master plan are still relevant. SMSU should strengthen the connection to its agrarian and prairie context. It is also important for the campus to continue to welcome staff, faculty, student body and visitors in a clear way.

New Ecological Connections

- The campus has begun to improve and increase native landscapes on campus. The updates also sought to weave the native restorations of the Environmental Learning Area further into the campus core. Better connections and more installations of native planting will reduce watering and mowing needs while improving habitat.
- Windbreaks should be a part of any new development since strong winds from the northwest can be a dominant user and visitor experience. Select native and adaptive species when possible
- Since SMSU has proposed additional areas to be irrigated, all systems should be high efficiency. However, in the interest of greater sustainability, turning more areas into native plantings and pursuing the proposed analysis of installing a central irrigation loop with irrigation pond is highly recommended.

Create Visitor-Friendly Entries

- SMSU has been consistent with their monument signs and Mustang-branded site elements. Improvements could be made to expand branding to more of the campus landscape. Of particular note is wayfinding - different scales of directional signage, campus maps and building signage will create a gateway to campus and greatly help visitors navigate to their intended destination.

Maintain Pedestrian and Courtyard Scale

- As seen in the Campus Mapping diagrams included in Section 2, the courtyards are considered a key feature of the SMSU campus character. Great care should be taken in future development to maintain that character and provide a variety of pedestrian experiences throughout the academic core of campus.
- The courtyards present a challenge in terms of maintenance and upkeep: dramatic light conditions necessitate careful selection and maintenance of proven plant species.

Grounds

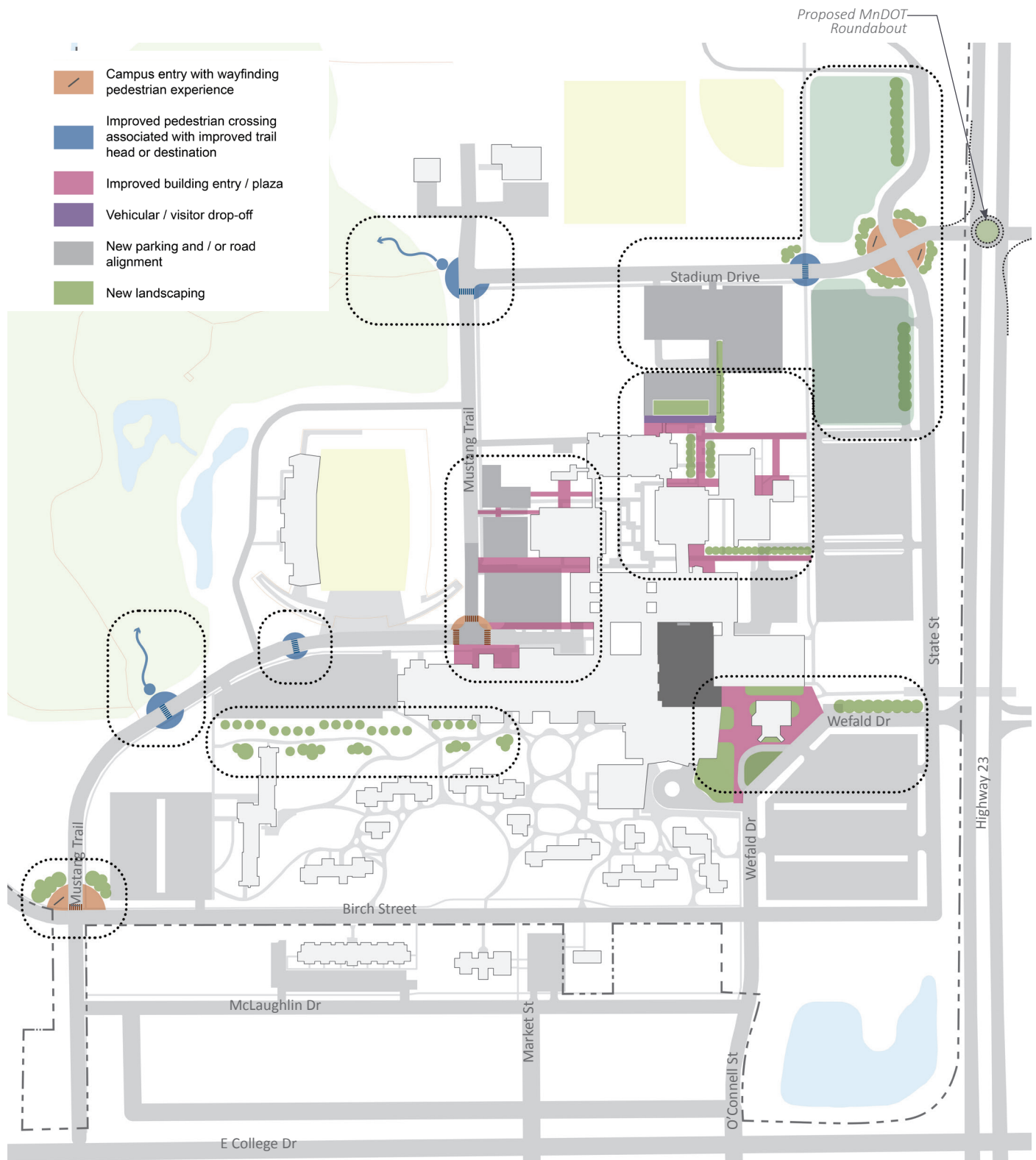
The following items have been identified as potential Repair and Betterment projects to be completed by the campus, with anticipated costs listed if known. When feasible, these could be included in larger capital projects.

Proposed Projects:

- Irrigation pond and system for campus use.
- Concrete improvements in Garden Courtyard, located between Science and Math, Science and Technology, Bellows Academic Center, and Charter Hall. Address accessibility (ADA) issues.
- Pave parking lot north of Social Science and install parking lot lighting.
- Pave BA/PE parking lot.
- Replace bollards with light poles (estimated \$12,000) in the walkways connecting Bellows Academic Center and Charter Hall.
- Continue sidewalk replacement, including academic walkways by Social Science.
- Development of northeast quadrant of campus by Track Complex/Baseball & Softball fields. Include improvement in road layout, parking, restroom facilities and concessions.
- Provide concrete around light poles on campus.
- Curb replacement on campus-owned streets and parking lots.
- Irrigation system for link area connecting Bellows Academic Center and Charter Hall: \$ 9,500
- Retaining walls around Individualized Learning Center building: \$ 25,000
- Widen sidewalk and install pavers at patio area outside north entrance to Individualized Learning Center: \$ 12,500
- Rebuild Individualized Learning Center dock retaining wall: \$ 5,500
- Central Irrigation Control: \$ 4,000
- Garden Courtyard irrigation: \$ 17,000
- Former F-Hall site irrigation: \$ 22,000
- Rebuild Science and Math dock retaining walls: \$ 7,000
- Rebuild Science and Technology dock retaining wall 8,500
- Stadium Drive sealcoat: \$ 92,000
- Wefald Drive/Conference Center Loop sealcoat: \$ 11,500
- Mustang Trail chipseal: \$ 52,500
- Rebuild link between Bellows Academic Center and Physical Education and install landscaping: \$ 47,500
- Central irrigation loop/pond engineering: \$ 10,000







Site Improvements - Proposed

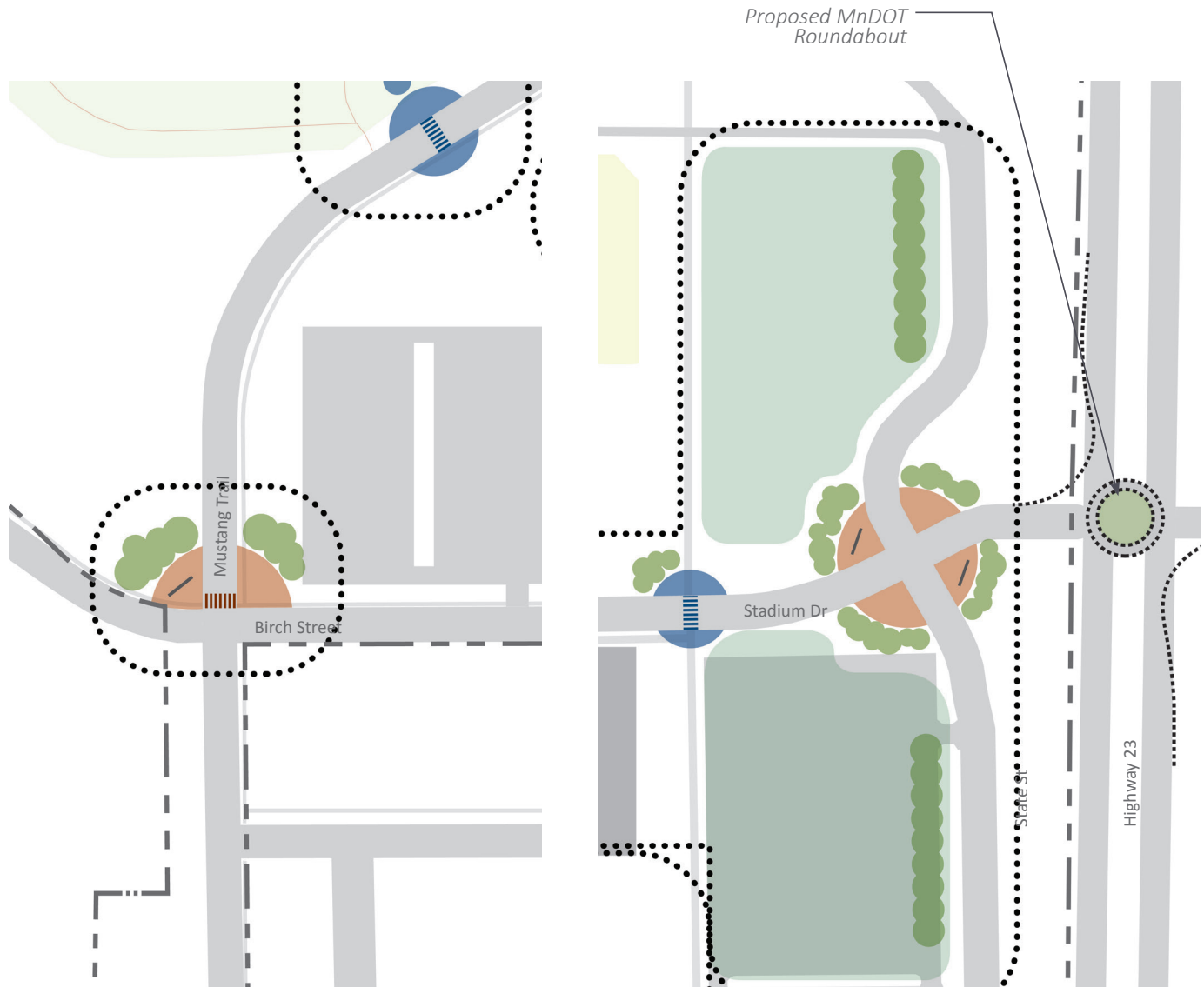
Based on site issues and stakeholder feedback, several site improvements are proposed for the Campus - many of them related to phased architectural improvements. Building associated improvements include improved surfacing materials, landscaped spaces and exterior building signage.



Campus Vehicular Entries - Highway 23 and Birch Street

Based on site issues and stakeholder feedback, there would be some adjustment or addition to the monument signage and landscaping along Highway 23 and Birch that would mark the entries into campus in a more prominent way. Additional landscaping would enliven the entry and screen the uses beyond. *Additional information and examples forthcoming for 100% submission.*

-  Campus entry with wayfinding pedestrian experience
-  Improved pedestrian crossing associated with improved trail head or destination
-  Improved building entry / plaza
-  Vehicular / visitor drop-off
-  New parking and / or road alignment
-  New landscaping



Campus Vehicular Entry Example



The New Sign is a good welcome - new monument signs should be in the same style but a smaller scale









Simple Sign at an appropriate scale for a vehicular entry

Improved Residential/Quad Landscaping and Irrigation Reduction - Highway 23

Based on site issues and facilities feedback - more windbreak plantings should occur on north side of quad. Potential to increase native and naturalized plantings under windbreak at edge of quad to reduce maintenance and irrigation.

Windbreak should be clean rows of evergreen trees that have year round density to block Northerly winds while still allowing sight lines through and across campus landscapes. Random groupings of trees should be upright native deciduous trees like river birch and ironwood.

-  Campus entry with wayfinding pedestrian experience
-  Improved pedestrian crossing associated with improved trail head or destination
-  Improved building entry / plaza
-  Vehicular / visitor drop-off
-  New parking and / or road alignment
-  New landscaping



Landscaping Example









High-limbed conifers and lawn

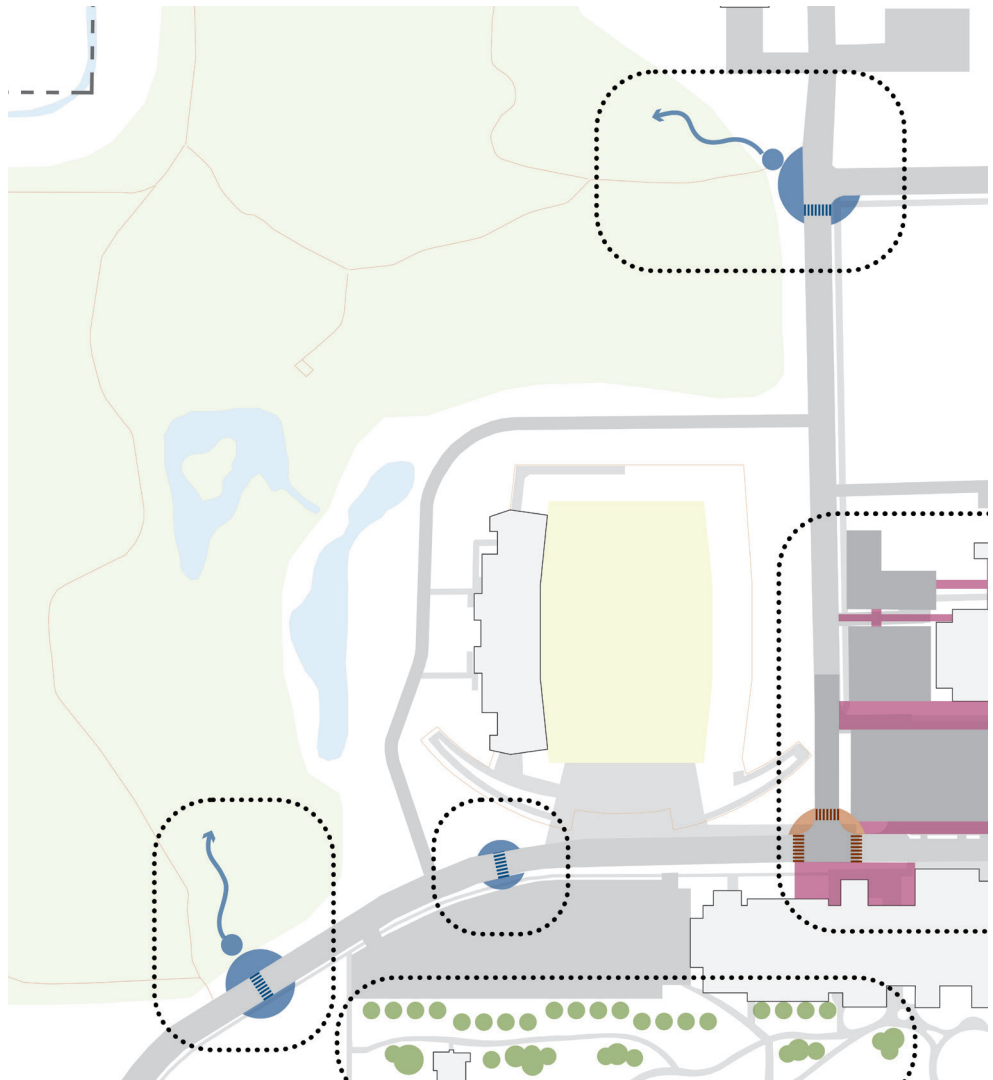


Low Maintenance Landscape with Windbreak

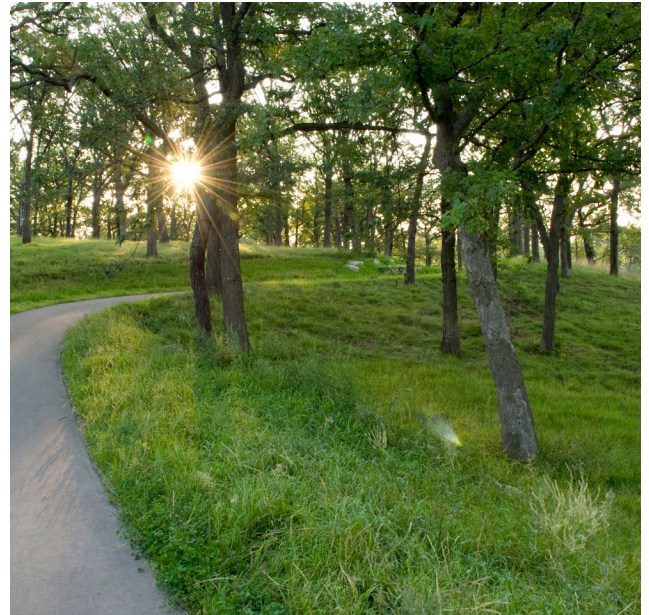
Improvements to Natural Area and Trailheads

To build on the natural resource and recreation amenity, better access (pedestrian crossings, wayfinding) and trail head amenities could be added.

-  Campus entry with wayfinding pedestrian experience
-  Improved pedestrian crossing associated with improved trail head or destination
-  Improved building entry / plaza
-  Vehicular / visitor drop-off
-  New parking and / or road alignment
-  New landscaping



Natural Area Trailhead Improvement Examples



Trails with different surfacing



Signage and Distance Marker along trail, Safe crossing

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Challenges and Opportunities

Classroom Utilization

Challenge

- Classroom utilization is poor
- Condition of classrooms variable
- Teaching pedagogy options limited
- Inconsistent IT accessibility in classrooms

Opportunity

- Reduce number of classrooms
 - Increase utilization
 - Improve pedagogy
 - Create more 'space for place'
- Demolish one or more facilities
 - Reduce asset preservation backlog
 - Reduce operating costs
 - Redirect capital expenditures
- Create multimodal Learning Center
 - Create a 21st Century Learning Environment
 - Support wide variety of learning and teaching options

Wayfinding

Challenge

- Wayfinding is lacking for pedestrians and vehicles
- Deficient program identity or 'home base'
- Opportunities for social learning limited

Opportunity

- Develop Multiple Community Commons
- Develop more '3rd Places' on campus
- Improve wayfinding
- Increase social learning
- Create program identity

Student Support

Challenge

- Student Services/ Support not centrally located
- Academic Commons not centrally located

Opportunity

- Centralize and reconfigure Student Services
- Support Student Success via better access
- Relocate Academic Learning Center to first floor of Library
- Centralize academic support and access to information
- Increase use of library facilities

Outdated Facilities

Challenge

- Many instructional spaces are outdated including:
 - Classrooms
 - Science labs
 - Art Studios

Opportunity

- Complete renovation of Science facilities
 - Increase access to STEM
 - Support new programs (Health and Human Performance)
- Construct small science addition with expanded greenhouse
 - Increase access to STEM
 - Increase support to Agricultural programs and partnerships
- Reconfigure/ renovate Fine Arts facilities
 - Improve program identity, strength and access
- Develop Learning Communities
- Update classrooms with new finishes, technology, furnishings and lighting upgrades

General

Challenge

- Deficient Student Fitness Center
- Need for student club space
- Access to pool awkward
- Some athletic facility spaces in the PE building are outdated and inefficient including:
 - Locker rooms
 - Training Rooms
 - Pool area
 - Weight room
- Significant number of residential facilities are outdated

Opportunity

- Renovate Student Fitness Center and Student Club facilities within existing space
 - Increase student activity options
- Update residential facilities
 - Meet student expectations
 - Create competitive facilities
- Renovate locker rooms, training rooms, and pool facilities
 - Attract more student athletes
 - Improve utilization

Key Findings

- Consolidate Student Services and support services
- Improve wayfinding
- Increase classroom utilization
- Update residence halls/ Fitness Center
- Support academic success

Additional Findings

- Strengthen program/ department identity
- Create full-spectrum learning environments
- Update campus aesthetics
- Enhance access to technology
- Accommodate new programs
- Enable partnerships with city, private and institutional partners
- Improve place-making
- Maximize site opportunities

Master Plan Goals

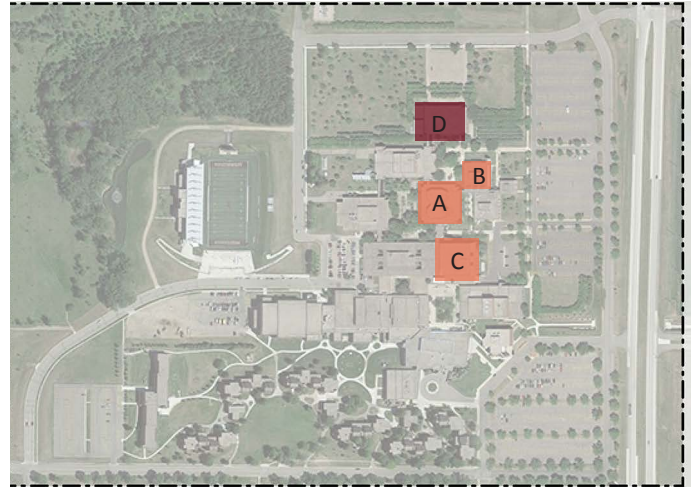
1. Improve the Student Experience
 - a. Provide engaged and supported learning
 - b. Increase social interaction
 - c. Support quality facility aesthetics
 - d. Create a sense of ownership and belonging
 - e. Reduce environmental stress
2. Improve Classroom Utilization and Condition
 - a. Establish realistic targets for utilization
 - b. Adjust class schedule to include shoulder hours
 - c. Reduce number of classrooms
 - d. Reconfigure classrooms to accommodate better SF/ Student ratios
 - e. Create multi-modal learning classrooms
 - i. Active learning
 - ii. Collaborative learning
 - iii. Lecture
 - iv. Seminar
 - v. Workshop
3. Improve Student Services
 - a. Centralize/ reconfigure Student Services (Business Office, Admissions, Financial Aid, Registrar, etc.)
 - i. A satellite Admissions Office Welcome Desk should be located in the Student Center as well.
 - b. Improve access and visibility of Student Support Services
 - c. Create Academic Learning Center to first floor of Library
 - i. The Academic Commons in IL contains the Education Departments' Education Curriculum Lab. It is not expected to be relocated at this time.

- d. Create an Academic Success Center
4. Improve Wayfinding
 - a. Develop multiple Community Commons
 - b. Develop more '3rd Places'* on campus
 - c. Improve wayfinding with signage
 - d. Create program identity
5. Improve Student Life and Residence Facilities
 - a. Renovate Student Fitness Center and Student Club facilities within existing overall space
 - i. Increase student activity options
 - b. Update residential facilities
 - i. Meet student expectations
 - ii. Create competitive facilities
 - c. Renovate PE facilities
 - i. Attract more students
 - ii. Improve utilization
 - d. Improvements to landscape and site development
 - i. Add wind breaks
 - ii. Improved access to trails, natural areas

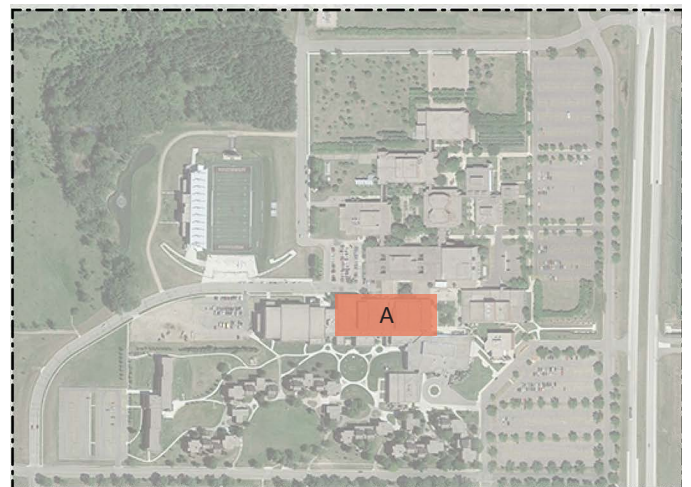
Note: "3rd Place" is defined as the social environment separate from the two social environments of home (1st Place) and the workplace (2nd Place). Examples of 3rd place in colleges and universities are cafes, lounges, clubrooms and libraries where personal safety and a sense of belonging are strong. It is a term developed by the urban sociologist Ray Oldenburg.

Proposed Capital Projects

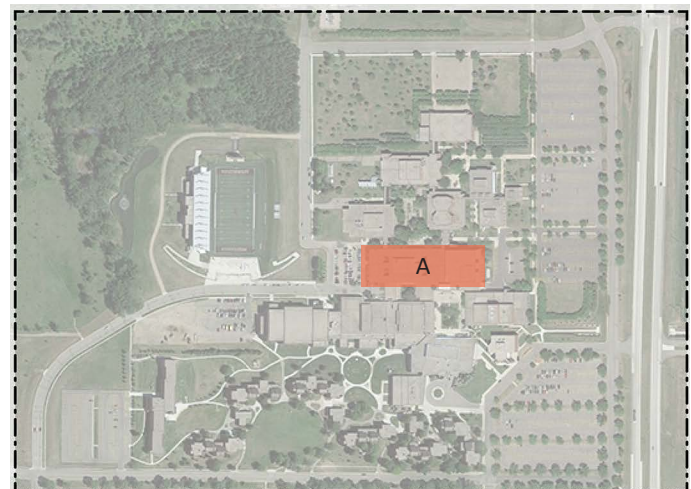
1. Priority One: Multimodal Learning Center
 - A. Charter Hall:
 - i. Centralize Student Services
 - ii. Create Enhanced Learning Center
 - B. Individualized Learning Center:
 - i. New classrooms
 - ii. New faculty office suite
 - C. Library:
 - i. Academic Learning Center (see Goal 5)
 - D. Social Sciences:
 - i. Demolish (Alternative use or mothball)
 - ii. Recommendation must be vetted in a predesign.
 - iii. Alternative locations for critical needs such as Dance/ Multi-purpose lab will need to be carefully studied prior to mothballing or demolition.



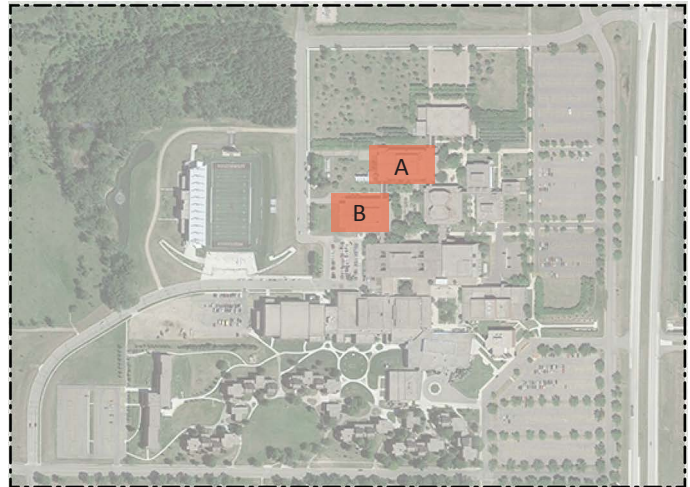
2. Priority Two: Exercise Science Health & Wellness Center (Project can be phased)
 - A. Physical Education Building
 - i. Renovate 2nd floor for Exercise Science Program and create therapy pools for ES program
 - ii. Create student 'Learning Hub'
 - iii. Renovate locker rooms
 - iv. Expand entrance to pool & Exercise Science Program



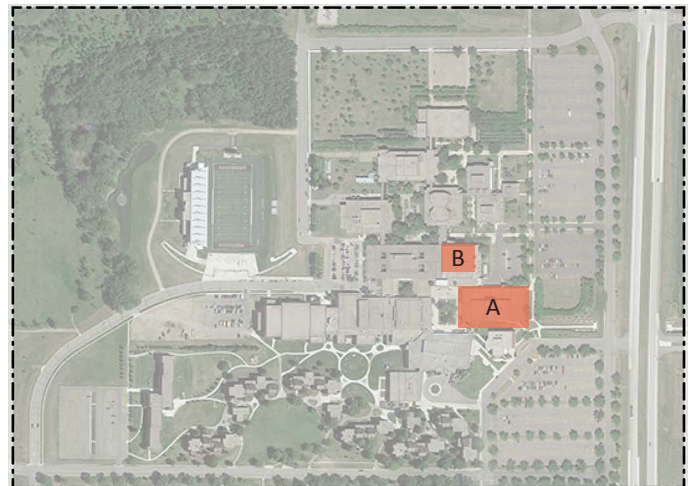
3. Priority Three: Active Learning Center: (Project can be phased)
 - A. Bellows Academic Center
 - i. Update classrooms
 - ii. Create Learning Hubs at "Home Base" environments.
 - iii. Create Academic Success Center: Tutoring, writing center, study hubs, faculty 'hot desks', research support, etc.
 - iv. Academic Affairs, HR, College NOW, Veterans Services.



4. Priority Four: Integrated Science Center (Project can be phased)
 - A. Science & Math Building
 - i. Selective renovation of labs and classrooms (Phase 2)
 - ii. Create student 'Learning Hub'
 - iii. Greenhouse expansion
 - iv. Lights & brights
 - B. Science & Technology Building:
 - i. Selective renovation of labs and classrooms
 - ii. Create student 'Learning Hub'
 - iii. Lights & brights

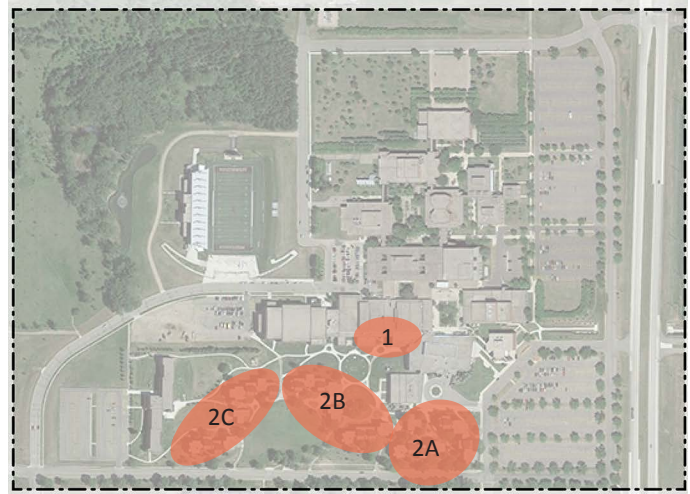


5. Priority Five: Graphic & Fine Arts Learning Center (Project can be phased)
 - A. Fine Arts Building:
 - i. Renovate graphic arts studios
 - ii. Upgrade music & theater spaces
 - iii. Create public entrance
 - iv. Create student 'Learning Hub'
 - B. Bellows Academic Center (LL):
 - i. Relocate 3D & painting / drawing studios
 - ii. ADA upgrades: radio and TV



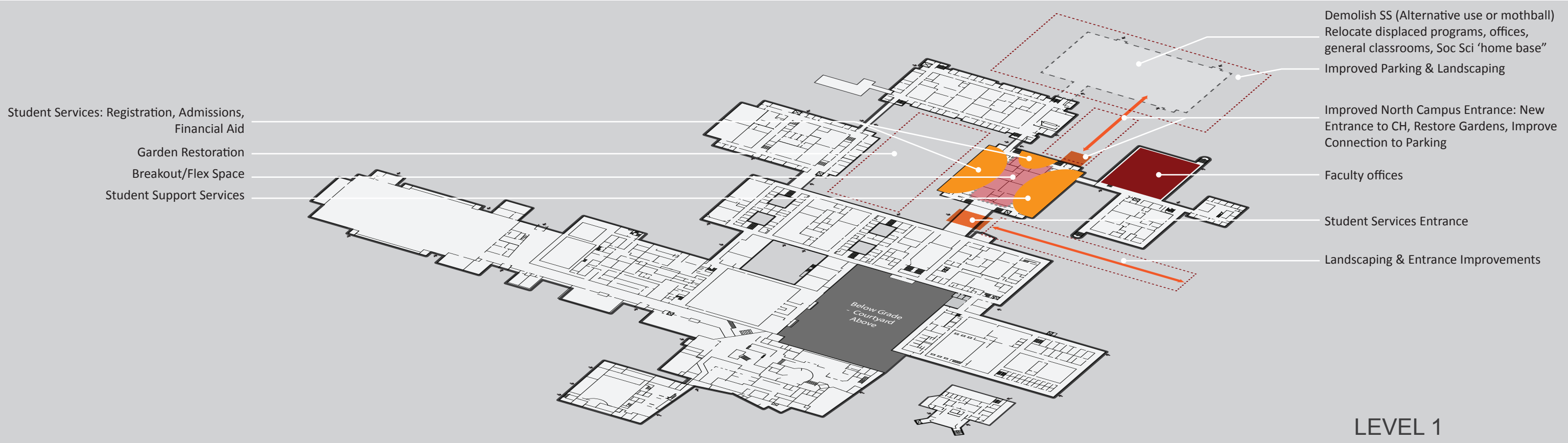
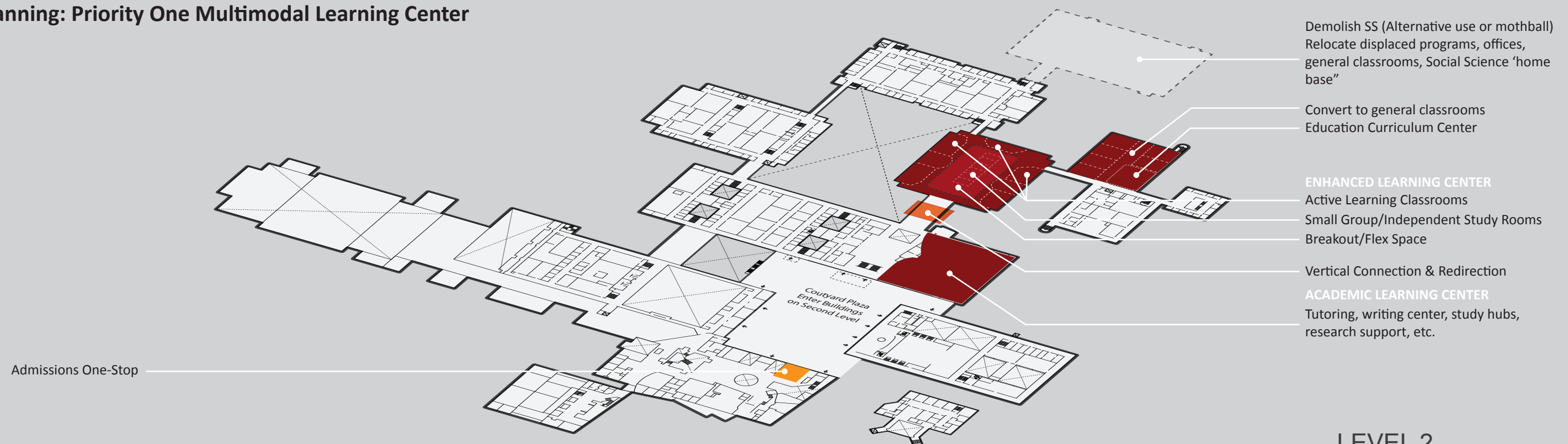
Proposed Revenue Projects

1. Student Fitness Center
 - a. See Capital Building Project Two: Exercise Science Health & Wellness Center
2. Renovate Residence Halls, Renovate / Demolish Commons
 - A. G2 & HA Complexes
 - i. Air-conditioning
 - ii. ADA improvements
 - iii. Upgrade finishes
 - iv. Upgrade furnishings
 - v. Laundry facilities
 - vi. Demolish Commons
 - B. GM & GW Complexes
 - i. Air-conditioning
 - ii. ADA improvements
 - iii. Upgrade finishes
 - iv. Upgrade furnishings
 - v. Laundry facilities
 - vi. Renovate Commons



- C. HC & HB Complexes
 - i. Air-conditioning
 - ii. ADA improvements
 - iii. Upgrade finishes
 - iv. Upgrade furnishings
 - v. Laundry facilities
 - vi. Demolish Commons

Capital Planning: Priority One Multimodal Learning Center



Capital Planning: Priority Two Exercise Science Health & Wellness Center

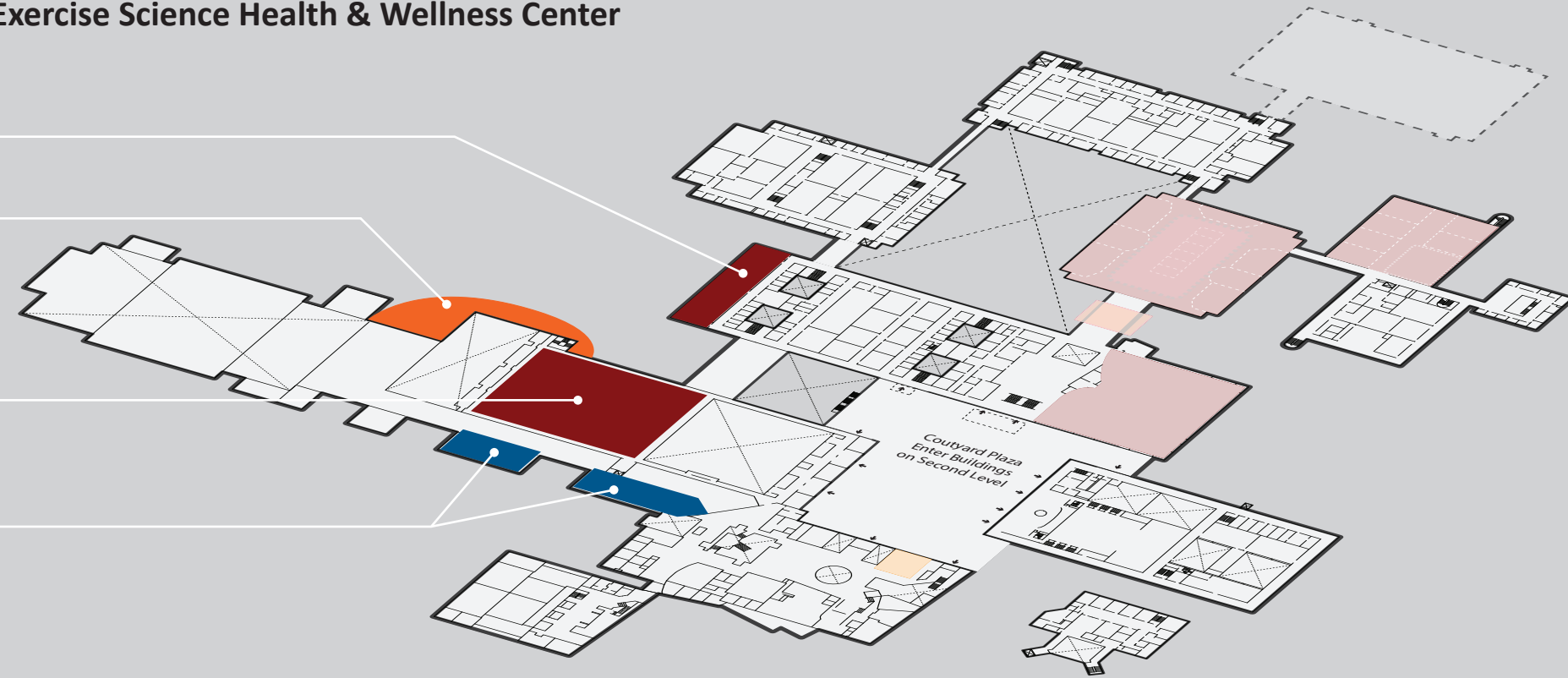
Renovate Lecture Halls, Exercise Science, Health & Wellness Center

Expand Entrance to Pool & Exercise Science, Improved Vertical Connection

Renovate Therapy Pools, Locker Rooms & Training Facilities

*Renovate & Expand Fitness Center : Separate Facilities for Athletes & Students

*See Page 5.15: These projects are indicated here to reflect the overall strategy to link health and wellness education, recreation and athletics into the critical goals by improving the overall student experience and student life on campus.



LEVEL 2

Renovate Lecture Halls, Exercise Science, Health & Wellness Center

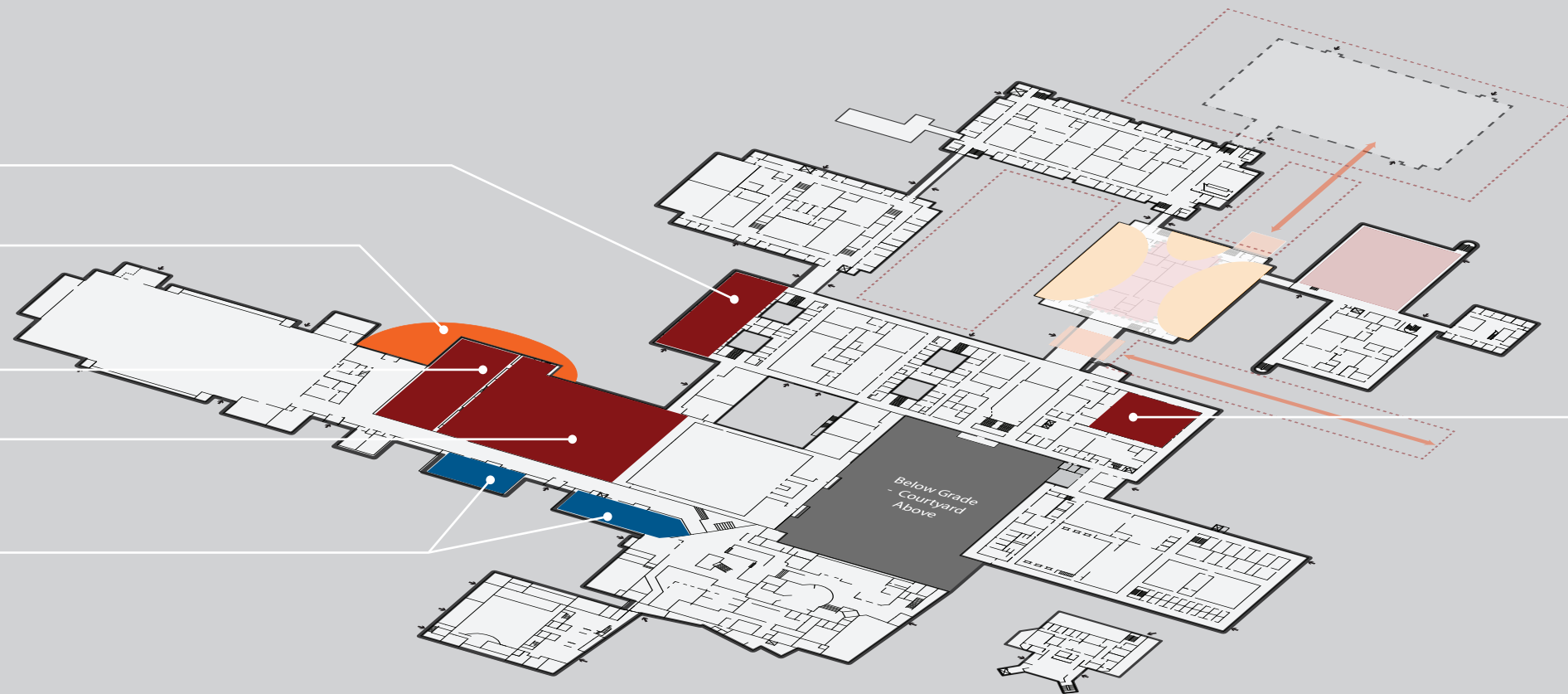
Expand Entrance to Pool & Exercise Science, Improved Vertical Connection

Renovate Pool Lobby

Renovate Therapy Pools, Locker Rooms & Training Facilities

*Renovate & Expand Fitness Center : Separate Facilities for Athletes & Students

*See Page 5.15: These projects are indicated here to reflect the overall strategy to link health and wellness education, recreation and athletics into the critical goals by improving the overall student experience and student life on campus.



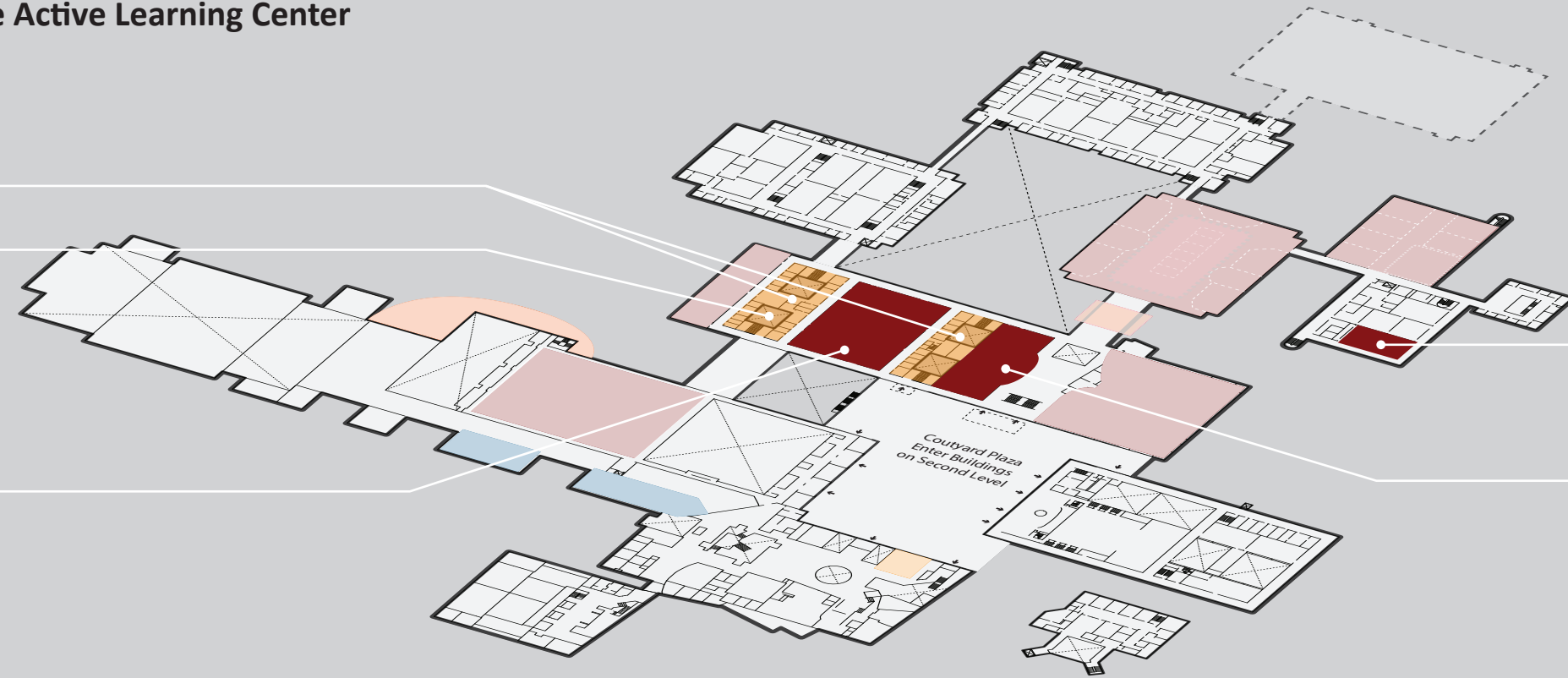
LEVEL 1

Capital Planning: Priority Three Active Learning Center

Open Cores & Improve Daylighting

Create learning hubs and
"Home Base" environment

Update Classrooms



Active Learning Classrooms

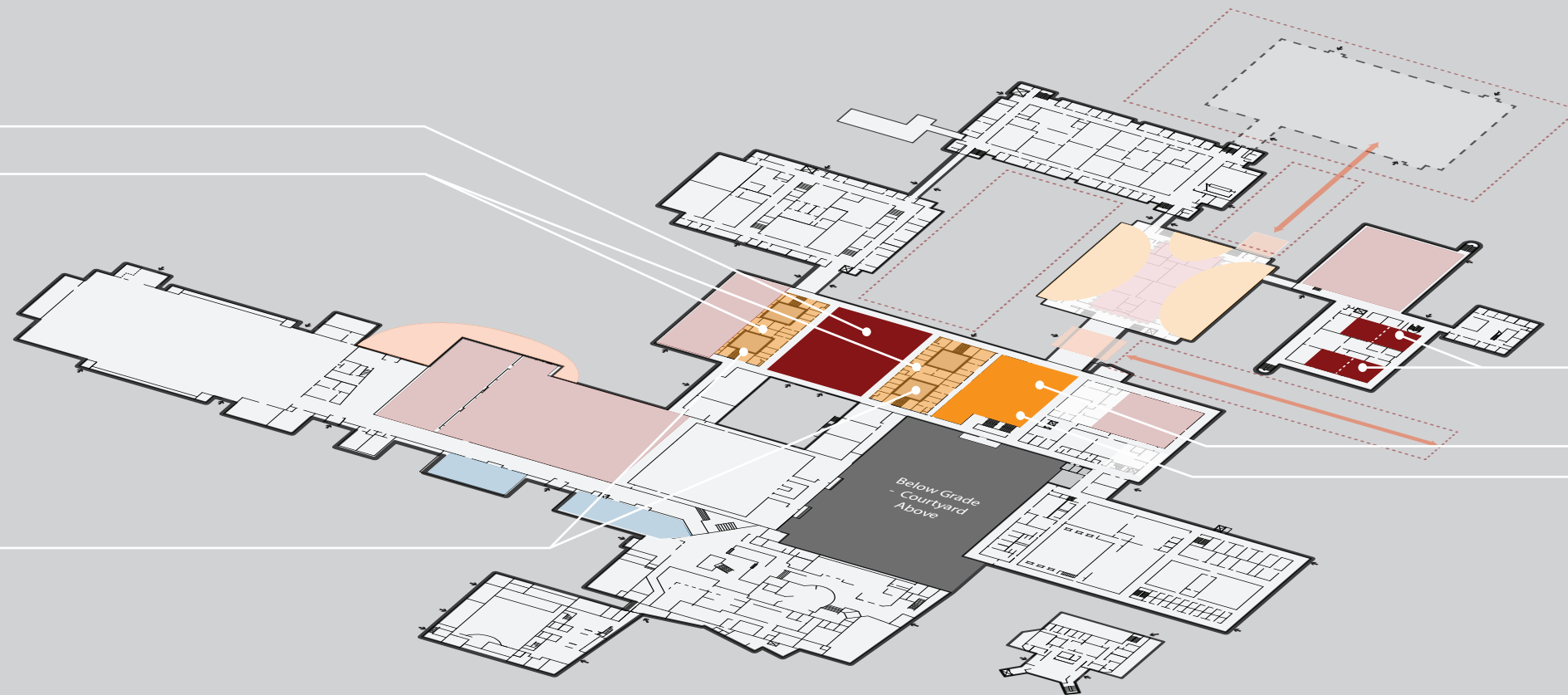
Academic Success Center,
Faculty 'hot desks'

LEVEL 2

Update Classrooms

Open Cores & Improve Daylighting

Create learning hubs and
"Home Base" environment



Renovate Classrooms for Active Learning

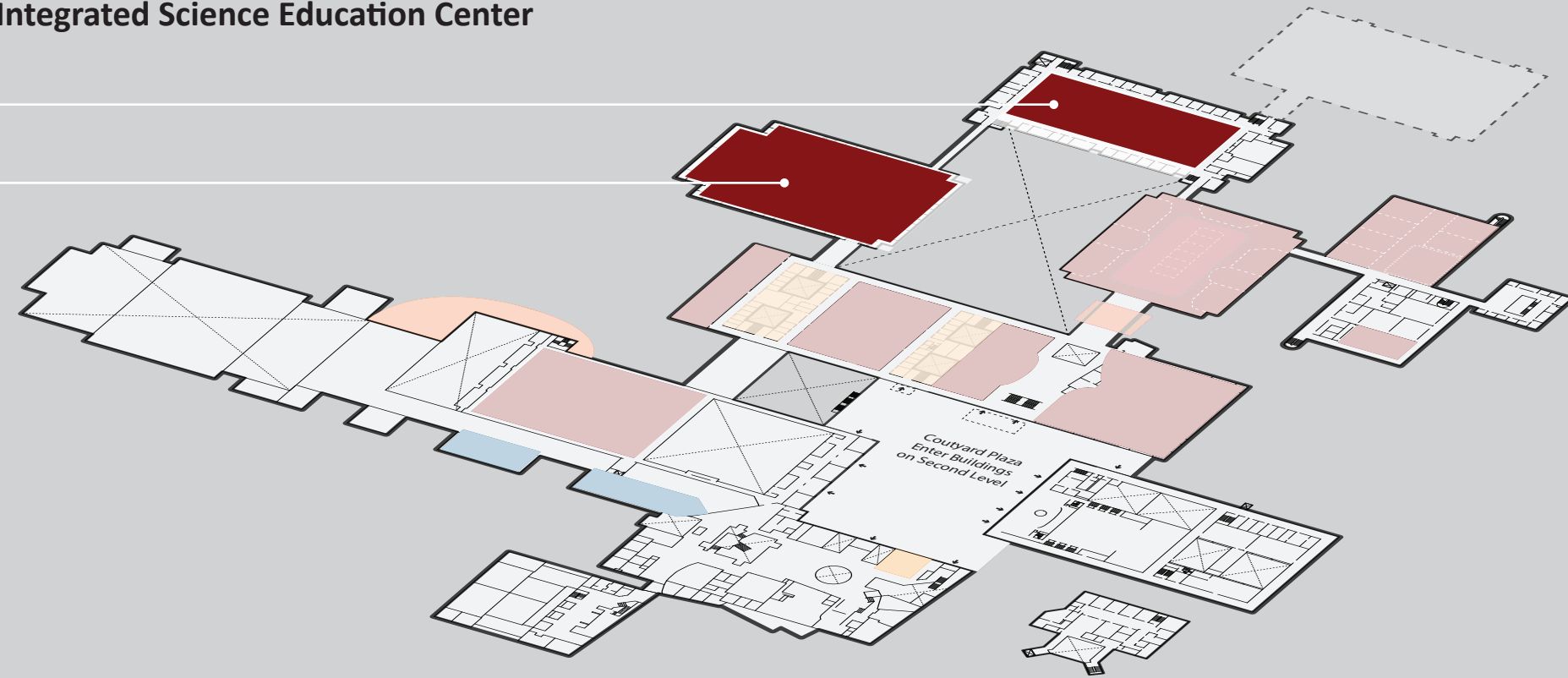
Native American Museum
Academic Affairs, HR College Now,
Veteran's Affairs

LEVEL 1

Capital Planning: Priority Four Integrated Science Education Center

Selective & Limited Renovation:
Complete Phase 2 Renovation

INTEGRATED SCIENCE CENTER
Selective & Limited Renovation



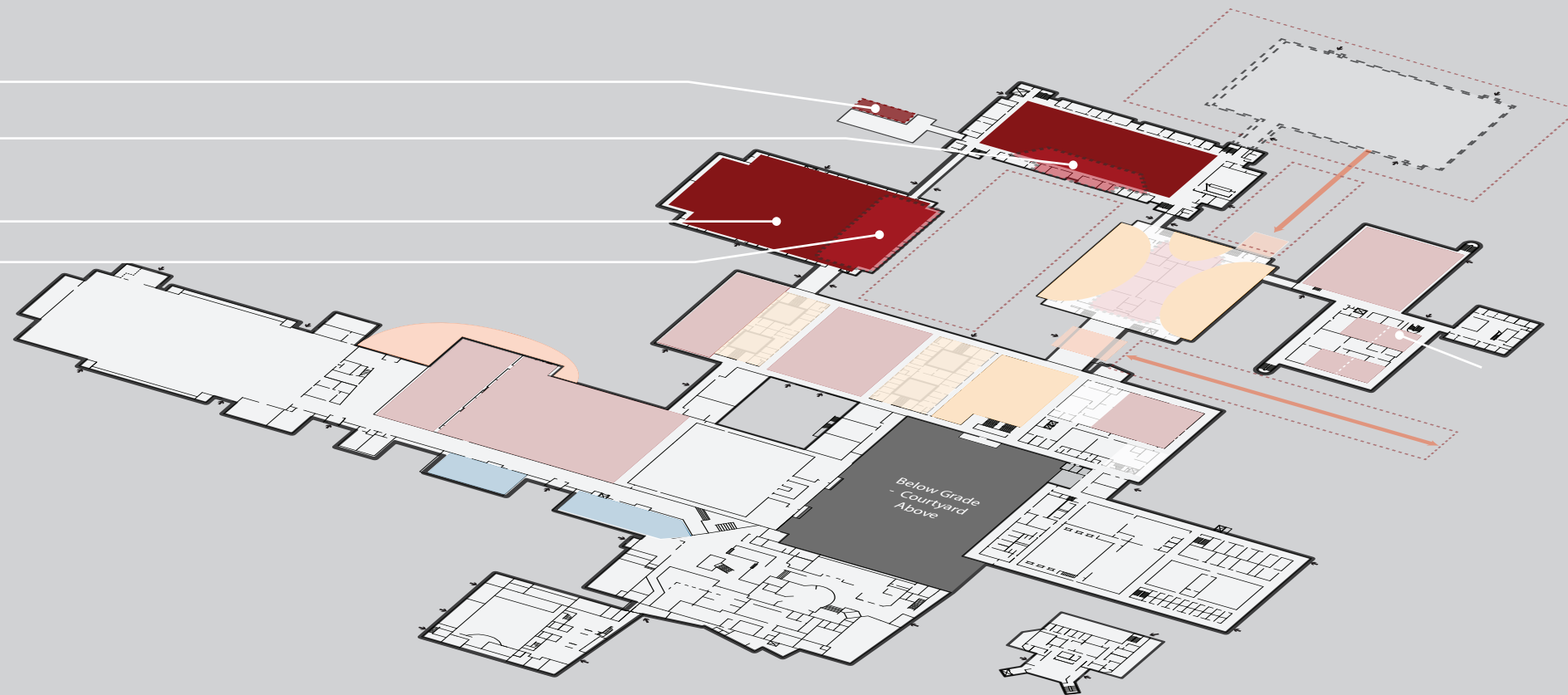
LEVEL 2

Complete Greenhouse Headhouse Addition

PLACE 5: Breakout/Flex Space,
Connect to Gardens

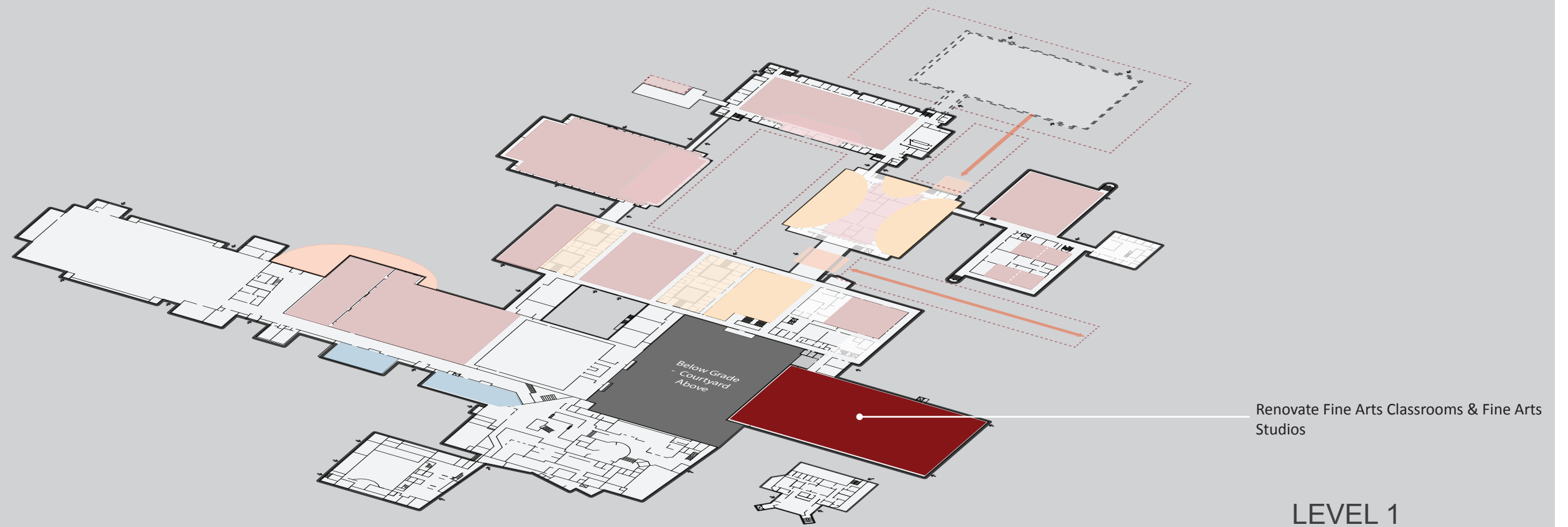
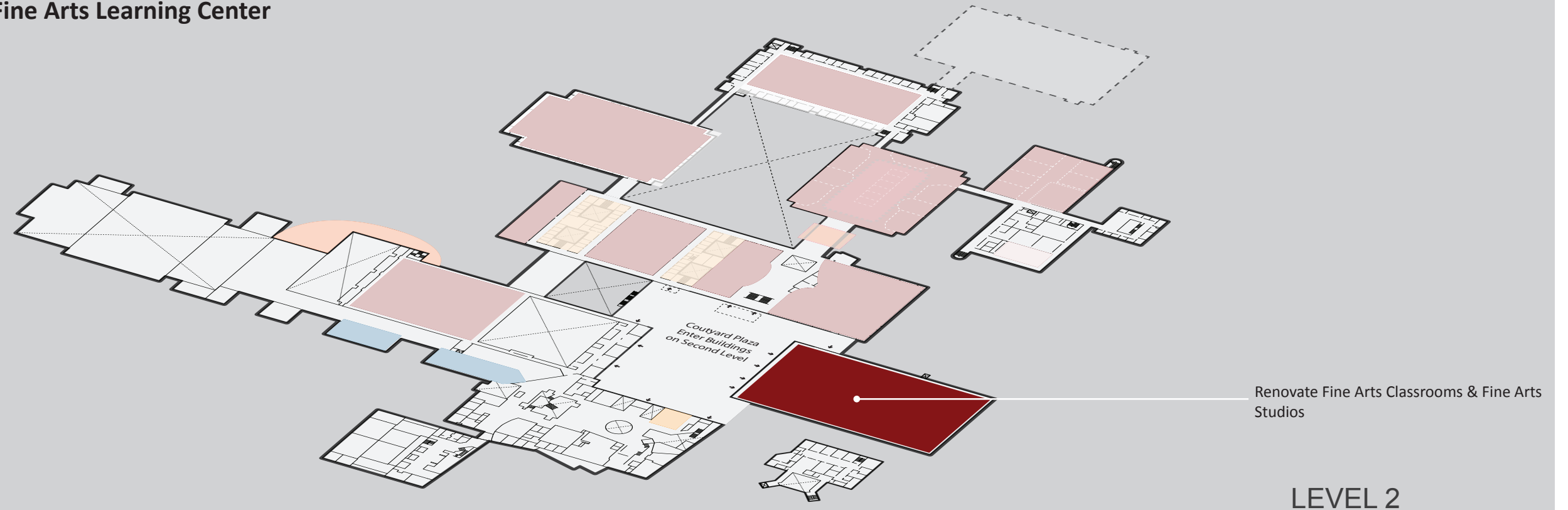
INTEGRATED SCIENCE CENTER
Selective & Limited Renovation

PLACE 4: Breakout/Flex Space,
Connect to Gardens



LEVEL 1

Capital Planning: Priority Five Fine Arts Learning Center



Campus Revenue Bond Projects

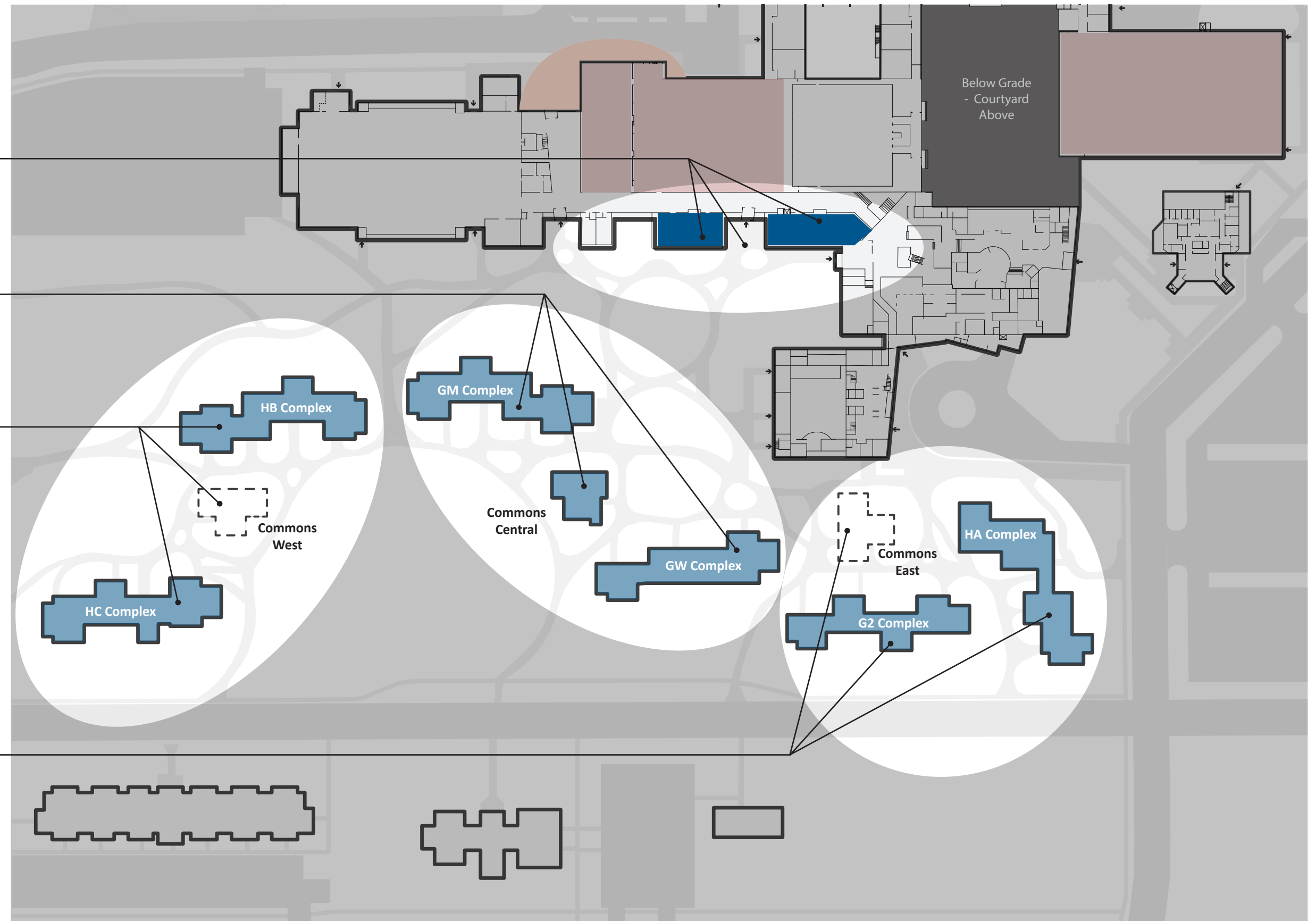
*Renovate & Expand Fitness Center :
Separate Facilities for Athletes & Students
(See Capital Planning Project Two page 5.7)

GM | GW Complex Renovation
Renovate Commons Central

HB | HC Complex Renovation
Demolish Commons West

G2 | HA Complex Renovation
Demolish Commons East

*Athletic Training facilities will be funded
separately outside of Revenue Fund dollars.
See page 5.7



Section 6: Capital Budget Incremental Improvement Program

Capital Bonding Projects

Priority One: Multimodal Learning Center

- **Scope:** Develop a 21st century learning environment, dramatically increase classroom utilization and improve student services and academic support. Create active learning classrooms in the upper level of Charter Hall and centralize student services (Admissions, registration, financial aid and business office) and support services in the lower level. Establish a new Social Science Hub in the lower level of Individualized Learning Center and additional Active Learning classrooms in the upper level. *(Note: The Education Curriculum Center will remain on the upper level of IL). An Academic Learning Center will be re-established in the main level of the library (relocated from IL) to encourage students to study and work collaboratively in a highly visible and central part of campus close to research resources and support. Demolish (or mothball, or establish an alternative use) the Social Sciences Building. (Note: The need and location for large lecture halls needs to be further explored in a predesign. There is currently one large lecture hall located in Bellows, and two located in Charter Hall that are significantly underutilized).*
- **Scope Summary by Building:**
 - CH - Active Learning Center extensive renovation on two levels
 - IL - North wing classrooms and offices on two levels
 - Lib - Academic Learning Center on level 2
 - SS - Mothball or demolish Social Sciences building
 - SC - Create admissions “One-stop” in Student Center
 - Site -North Parking Lot and entrance improvements, Courtyard Garden restoration
- **Rationale:** A significant portion of the University’s classrooms are in less than ideal conditions and significantly underutilized. In addition, Student Services and support for learning are not centralized which discourages access and use by students in need of assistance. Charter Hall, as a centrally located building, is well-situated to serve as the foundation for a complete transformation of the manner in which education is delivered at SMSU. This project will establish a strong academic core around a beautiful courtyard and simplify the student’s daily navigation. The controversial recommendation to demolish Social Sciences was instigated by many factors: First and foremost, the structure is a poor example of brutalist education architecture, and not easily renovated in to a 21st Century quality instructional facility. It is exceedingly difficult to renovate due to its core structural backbone (concrete and concrete masonry) its deep footprint is extremely challenging to daylight and its classrooms are underutilized. In addition, the students ranked it as their

least favorite building and it is located at the distant end to a confusing and overly convoluted circulation path.

- **New Construction:** None scheduled
- **Renovation:** 56,000 GSF (Charter Hall) 30,000 GSF (Individualized Learning Center) 10,000 GSF (Library)
- **Demolition:** 54,000 GSF (Social Sciences Building) *(Note: This is a controversial recommendation that must be vetted through a predesign process. Other options are to mothball or find alternative public or private partnerships)*
- **Sitework:** Significant: Restore site as a result of building demolition, restore garden courtyards, create new entry approach; relocate/ reconfigure parking lot
- **Project Costs:** \$16,600,000
- **Status:** Undergoing internal review and comment; Predesign scheduled for 2020 bonding cycle.

Priority Two: Exercise Science Health & Wellness Center

- **Scope:** Renovate to accommodate teaching labs for Exercise Science program, therapy pools, a centralized human performance and training center, student study areas, and renovation of lockers rooms. Minor new construction accommodates improved community access to the pools (competition and recreational use), and to provide a “front door” for the Exercise Science Programs which serves the public on a regular basis. Renovate area in lower level of Bellows (beneath the Library) to accommodate improved Communication Studies Programs accessibility.
- **Scope Summary by Building:**
 - BA - Renovate lecture halls, ES and H&W classrooms on two levels and lower level Fine Arts/3D studio
 - PE - New entrance to pool & Exercise Science with access to second floor
 - PE - Renovate therapy pools, locker rooms & training facilities on two levels
 - PE - Renovate pool lobby on first floor
- **Rationale:** Renovate significant portions of the Physical Education Building and select portions of Bellows Academic Building to accommodate an expanding Exercise Science Program, Human Performance studies and to further integrate health and wellness throughout the curriculum and student experience.
- **New Construction:** 4,000 GSF of new lobby.
- **Renovation:** 65,000 GSF
- **Demolition:** None Scheduled

- **Sitework:** Moderate: Accommodate new lobby and entrance.
- **Project Costs:** \$14,700,000
- **Status:** Undergoing internal review and comment

Priority Three: Active Learning Center

- **Scope:** Renovate significant portions of Bellows Academic Center to update classrooms, improve wayfinding and create an Academic Success Center located in the heart of the academic core that would include student support services, advising, tutoring spaces, faculty ‘hot-desks’ and student study/ activity spaces along with offices for Academic Affairs. A student art gallery and the Native American Museum would also be located in this area.
- **Scope Summary by Building:**
 - BA - Renovate core classrooms on two levels
 - BA -Academic Success & Affairs on two levels
 - IL - Partial renovation of South wing classrooms on two levels
- **Rationale:** Bellows Academic Center is significantly outdated in terms of furnishings and finishes. Classrooms are inadequately configured. Students need better access to tutoring and academic support services.
- **New Construction:** None Scheduled
- **Renovation:** 50,000 GSF
- **Demolition:** None Scheduled
- **Sitework:** None Scheduled
- **Project Costs:** \$9,500,000
- **Status:** Undergoing internal review and comment

Priority Four: Integrated Science Center

- **Scope:** Selective renovation of science facilities, to accommodate Agronomy and the modernization of science laboratories. This project will provide increased student study space and expand the greenhouse to further support the Agronomy program.
- **Scope Summary by Building:**
 - SM - Complete Phase 2 Renovation
 - SM - Greenhouse Head House
 - ST - Integrated Science Center
 - SM & ST - Site improvements & ISEC access
- **Rationale:** A previous renovation project for the Science and Math Building (SM) was limited in scope and thus further renovation is required for labs and classrooms.

Additional selective renovation of the Science and Technology (ST) Building is also warranted to update select labs and classrooms. Significant portions of the both the SM and ST buildings are extremely dated in finishes and furnishings and a comprehensive light renovation to upgrade finishes and lighting is overdue. Wayfinding and student space are severely lacking and renovation should include spaces for socializing and study. Science programs could be consolidated to improve utilization.

- **New Construction:** None
- **Renovation:** 50,000 GSF (Select portions of Science/ Math Building, and Science/ Technology Building)
- **Demolition:** None
- **Sitework:** Moderate
- **Project Costs:** \$13,000,000
- **Status:** Undergoing internal review and comment

Priority Five: Graphic & Fine Arts Learning Center

- **Scope:** Renovate extensive portions of the Fine Arts Building to accommodate improved Performing Art programs. Create a stronger entrance to the facility for the general public.
- **Scope Summary by Building:**
 - FA - New public entrance from parking, ADA improvements
 - FA - Renovate classrooms & studios on two levels
 - Site - Central Courtyard and landscape improvements
- **Rationale:** All of the art programs operate in less than ideal conditions to offer first rate education in the arts. Current graphic and 3-D art classrooms are spread out across campus. Access to the Theater from the parking lot is very confusing and not-welcoming thus hindering the ability to increase the programs’ influence in the community. This is one of the few locations on campus that does not fully meet accessibility requirements.
- **New Construction:** 4,000 GSF new construction to facilitate improved community access to the lobby and provide for general accessibility improvements to all levels.
- **Renovation:** 30,000 GSF Fine Arts and 4,000 GSF Bellows
- **Demolition:** None Scheduled
- **Sitework:** Moderate: Renovate the courtyard, and approach to the Theater Lobby from between the Student Center and the Administration Building.

- **Project Costs:** \$9,100,000
- **Status:** Undergoing internal review and comment

Campus Revenue Bond Projects

Student Fitness Center:

- Develop a Student Fitness Center that is dedicated to general student use and not shared with athletics.

Residence Hall Upgrades:

- Add air-conditioning
- Refresh finishes and furnishings
- Upgrade amenities
- Address accessibility
- Consider demolishing Common Buildings and providing services and apartments in renovated facilities in existing residence halls.

Campus Initiatives/ Repair and Betterment

Pool Upgrades:

- See Project Two: Portions of the following projects may (wholly or in part) be funded through Capital Bonding.
- Upgrade pool amenities for community and high school use, and to accommodate potential university swim and dive teams.
- Completely renovate locker and shower facilities
- Provide improved public access with new entrance
- Improve accessibility for pool use and spectators
- Provide for views into pool area as a recruiting tool for students and athletes, and for improved wayfinding.

Renovate select athletic facilities:

- See Project Two: Portions of the following projects may (wholly or in part) be funded through Capital Bonding.
- Completely renovate athletic locker and shower facilities in the PE Building
- Re-locate wrestling in more appropriate space near or located in PE Building
- Provide for better acoustical separation between Gymnasium and hallways/concourse.
- Improve wayfinding for gymnasium and Fieldhouse.
- Provide for improved wheelchair basketball locker rooms
- Provide centralized Training Room for all athletes

On-going select renovation of classrooms:

- Update finishes
- Replace classroom furniture
- Update access to technology

On-going select renovation residence halls:

- Refresh finishes and furnishings.

Site Projects:

- Non-HEAPR landscape projects would include the following:
- Three new trail street crossings, with improved pedestrian surfacing, striping, kiosks, benches and lighting, select signage along trails: \$27,000 (See Section 4.10)
- Added windbreak planting and conversion of 25- 30,000 sf turf to native planting on north side of residential quad. \$22,000 (See section 4.8)
- Improved Campus entry on north side of Campus – improved pedestrian surfacing, relocated or new monument sign, lighting, landscaping: \$60,000 (See section 4.6)
- Improved Campus entry on southwest side of Campus – improved pedestrian surfacing, trail connection, new monument sign, lighting, landscaping: \$50,000 (See section 4.6)

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Top HEAPR Projects

Priority	Project	Estimated Cost	Funding Request Year
1	Link replacement: SM-ST (funded in 2017)	\$1,995,813	2017-2018
2	Link replacement: SM-CH	\$536,500	2020
3	Link replacement: SM-SS**	\$1,300,005	2020
4	Pool deck replacement	\$1,196,836	2020
5	Replace CH curtainwall	\$1,457,946	2020
6	Replace BA curtainwall	\$530,136	2020
Future	Fixed seating replacement in CH 201, 217 and BA 102.	\$ 180,468	Future
Future	Fire safety systems replacement – FA & IL	\$ 782,720	Future
Future	Fire safety systems replacement – FH & CH	\$ 782,720	Future
Future	Fire safety systems replacement BA	\$ 1,305,842	Future
Future	FH eifs replacement	\$ 392,640	Future
Future	Fire safety systems replacement SS & PE	\$ 1,081,982	Future
Future	Replace curtainwall at BA-ST link	\$ 696,600	Future
Future	Fine Arts theatre infrastructure	\$ 324,000	Future
Future	Replace curtainwall at link to SM Greenhouse	\$ 265,680	Future
Future	Social Science Restroom: ADA updates	\$ 100,000	Future
Future	Replace epdm roof at IL	\$ 1,849,878	Future
Future	Replace epdm roof on BA high roof	\$ 886,680	Future
Future	Redundant electrical distribution loop and new conductors to manholes	\$ 1,102,747	Future
Future	Air condition RA and PE	\$ 839,160	Future
Future	Exterior masonry wall repairs and window replacement IL area A	\$ 884,520	Future
Future	Exterior masonry wall repairs and window replacement IL area B	\$ 912,600	Future
Future	Exterior masonry wall repairs and window replacement IL area C	\$854,280	Future
Future	Replace BUR roof on ST	\$ 1,609,589	Future
Future	Through wall flashing at ends of links PE-BA	\$ 324,000	Future
Future	Vestibules at FA and SM entries	\$ 540,000	Future
Future	FH masonry repointing and window replacement	\$ 2,810,630	Future
Future	Electric meters in academic buildings	\$ 172,800	Future
Future	Federal pacific electric equipment replacement in academic buildings	\$ 5,504,790	Future

** Conditional based on work performed on SS

Grounds HEAPR or R & B Project List 2015

Project	Details	Cost
Irrigation System for BA/CH Link Area	Installation of water meter, vacuum breaker, and copper piping from Mechanical Room to just outside wall (hole already there).	\$2,000.00
	Install underground system with separate zones for landscaping and turf. Includes expandable system control clock with rain sensor.	\$7,500.00
Project Total		\$9,500.00
Retaining walls around IL	Install retaining walls along: North wall of IL North, North wall of IL East, NE corner of IL North, SW corner of IL East. Would fill with topsoil and plant with shrubs / groundcover.	\$25,000.00
IL North Entrance Walk and Patio	Widen sidewalk going to North entrance to IL. Pave "patio" area between the North entrance and the East Pod. Patio furniture would be extra.	\$12,500.00
Rebuild IL Dock Retaining Wall	Knock down and install new block near IL loading dock.	\$5,500.00
Central Irrigation Control	Project would add modules to our existing controllers to allow central control, flow analysis (leak alarms), weather delay, etc.	\$4,000.00
Garden Courtyard Irrigation	Tap onto existing main by fire hydrant, install vacuum breaker and blowout inside metal box structure (like REC and Alumni Plaza).	\$8,000.00
	Install irrigation system in courtyard with separate zones for landscaped areas and turf, with controller clock included (and rain sensor).	\$9,000.00
Project Total		\$17,000.00
F-Hall Site Irrigation	Tap onto existing fire hydrant, install breaker and blowout in green metal box structure. Run power line from light pole and install controller. Install irrigation system for area.	\$22,000.00
Rebuild SM Dock Retaining Walls	Tear down, regrade and install new block around the SM Dock	\$7,000.00
Rebuild ST Dock Retaining Wall	Tear down, regrade, add paving, remove concrete wall, and install new block by the ST Dock	\$8,500.00
Stadium Drive Sealcoat project	Replay sealant, Gap and Crack repair.	\$92,000.00
Wefald Drive / CC Loop	Replay sealant. Gap and Crack repair.	\$11,500.00
Mustang Trail	Chipseal Mustang Trail (temporary fix), up to BA/PE link.	\$52,500.00
BA/PE Link Rebuild / Landscaping	Move parking to BA gravel lot. Modify sidewalks and add curbing between PE and Corner of BA. Regrade, add topsoil, seed and plant trees. Also concrete Handicap parking stalls by ST South Entrance (by opener).	\$47,500.00
Central Irrigation Loop/Pond Engineering	Cost to do preliminary engineering and cost analysis of installing a central irrigation loop on campus and excavating an irrigation pond to collect storm water to irrigate with.	\$10,000.00
Project Total		\$285,000.00

Project Options Summary																			
Priority	Project Name	Estimated Area (GSF)			Project Cost Estimate in \$1,000s	Schedule				Funding Source									
		Demolished	Remodeled	New		2018	2020	2022	Long Term	Ongoing	G.O. Bonds	HEAPR	Revenue Bonds	University	G.E.S.	Private			
Site Work																			
1	BA/CH Link Area Irrigation				10			●											
2	IL Entrance & Garden Improvements				17		●												
3	Irrigation, Retaining Walls, Sealcoat projects				285					●									
4	Trail Head Improvements				27														
5	Windbreak plantings				22														
6	North Campus Entry Improvements				60														
7	Southwest Campus Entry Improvements				50														
Repair & Betterment Projects																			
1	Improve wayfinding for gymnasium and fieldhouse				*50														
2	Renovate locker rooms and shower facilities				*1250														
3	Relocate wrestling to PE				*150														
4	Wheelchair basketball locker rooms				*150														
5	Improve accessibility for pool use and spectators				*250														
6	Improve visual access to pool area				*50														
HEAPR Projects																			
1	Link replacement: SM-ST**				1,996		2017												
2	Link replacement: SM-CH				537														
3	Link replacement: SM-SS****				1,300														
4	Pool deck replacement				1,197														
5	Replace CH curtainwall				1,458														
6	Replace BA curtainwall				530														
Campus Initiative Projects																			
1	Update classroom finishes				***25														
2	Replace classroom furniture				***25														
3	Update access to technology				***25														
4	Refresh residence hall finishes and furnishings				***25														
Capital Bonding Projects																			
1	Multimodal Learning Center	54,000	96,000		16,600														
2	Exercise Science Health & Wellness Center		69,000	4,000	14,700														
3	Active Learning Center		50,000		9,500														
4	Integrated Science Center		50,000		13,000														
5	Graphic & Fine Arts Learning Center		30,000	4,000	9,100														
Revenue Bonding Projects																			
A	Student Fitness Center				1,000		2021												
B	G2 & HA Complexes, Commons East				5,000														
C	GM & GW Complexes, Commons Central				7,000														
D	HC & HB Complexes, Commons West				9,000														

*Allowance
 **Funded in 2017
 *** Recommended annual expenditure
 ****Conditional based on work performed on SS

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