



# University of Wisconsin-Madison **Campus Planning Committee**

September 12, 2019

Facilities Planning & Management

# Agenda Overview

- Welcome & Introductions
- Old Business - Approval of Minutes (March 28, 2019)
- New Business
  - CPC Member Responsibilities
  - Capital Planning Process Overview
  - Status Report on 2019-21 Capital Budget
  - Process for 2021-27 Six-Year Capital Development Plan
- Capital Budget Presentation
  - UW Housing
- Announcements / Upcoming Meetings Reminder

# CPC Member Responsibilities

## Committee Charge

Advise the Chancellor concerning policy issues affecting physical facilities of the University, including on long-range facilities development plans, building and major remodeling priorities, site selection, circulation, land use and related planning matters.

## Membership

### Voting Members (15)

- Chancellor or their designee (Provost) as chair
- Eight faculty members
- Three deans
- One academic staff member
- One university staff member
- One student (ASM)

### Non-Voting Members from Campus Committees (6)

- Campus Transportation Committee
- Information Technology Committee
- Library Committee
- Recreation & Wellness Board
- Committee on Women in the University
- Space & Remodeling Policies Committee

### Ex-Officio


- AVC Facilities Planning & Management

# CPC Member Responsibilities

## Reminders

As a member of the CPC, you have been appointed to represent various constituency groups and your own departments, but you are to review and act on behalf of the entire university.

As tough decisions are made by the committee, we ask that you act on what is in the best interest of the institution as a whole.



# Status Report 2019-21 Capital Budget

# Status Report on the 2019-21 Capital Budget

• Sellery Residence Hall Addition & Renovation	\$ 78.8 M
• Vet Med Addition & Renovation	\$ 120.1 M
• Gym/Nat Replacement	\$ 126.4 M
• Kohl Center Addition & Renovation	\$ 48.0 M
• Camp Randall South End Zone	\$ 77.7 M
• Bascom / Lathrop Drive Utilities, Phase 2	\$ 20.1 M
• Ag Hall Lecture Hall 125 Renovation	\$ 3.1 M
• Minor Projects (grouped All Agency projects)	<u>\$ 40.9 M</u>

**TOTAL :** **\$ 523.7 M**

• All Agency (Maintenance) Projects	\$ 195.4 M
• Advance Planning for 2021-23 (Engineering)	\$ 0.5 M

# 2019-21 Deferred Projects

- Dayton Street Parking Structure (deferred to 2021-23)
- Music Hall Exterior Renovation (deferred to 2021-23)
- Slichter Hall Renovation (deferred to 2021-23)
- Kronshage Hall Renovation (deferred to 2021-23)
- Charter St. Steam Tunnel Replacement (deferred to 2021-23)
- University Ave. Steam Tunnel Repl. (deferred to 2023-25)

# Overall Capital Budget Portfolio Mix

Type of Project	2019-2021 Capture Amount (\$ M)	%	2021-23 Target (\$ M)	Target %
Academic / Research	\$ 295.5	56.5	\$ 330.0 M	60
Auxiliaries	204.5	39.0	110.0	20
Utilities	20.0	3.8	55.0	10
Signature Buildings and Sites	3.1	0.6	27.5	5
Other	0.5	0.1	27.5	5
<b>TOTAL</b>	<b>\$ 523.6 M</b>	<b>100</b>	<b>\$ 550 M</b>	<b>100</b>





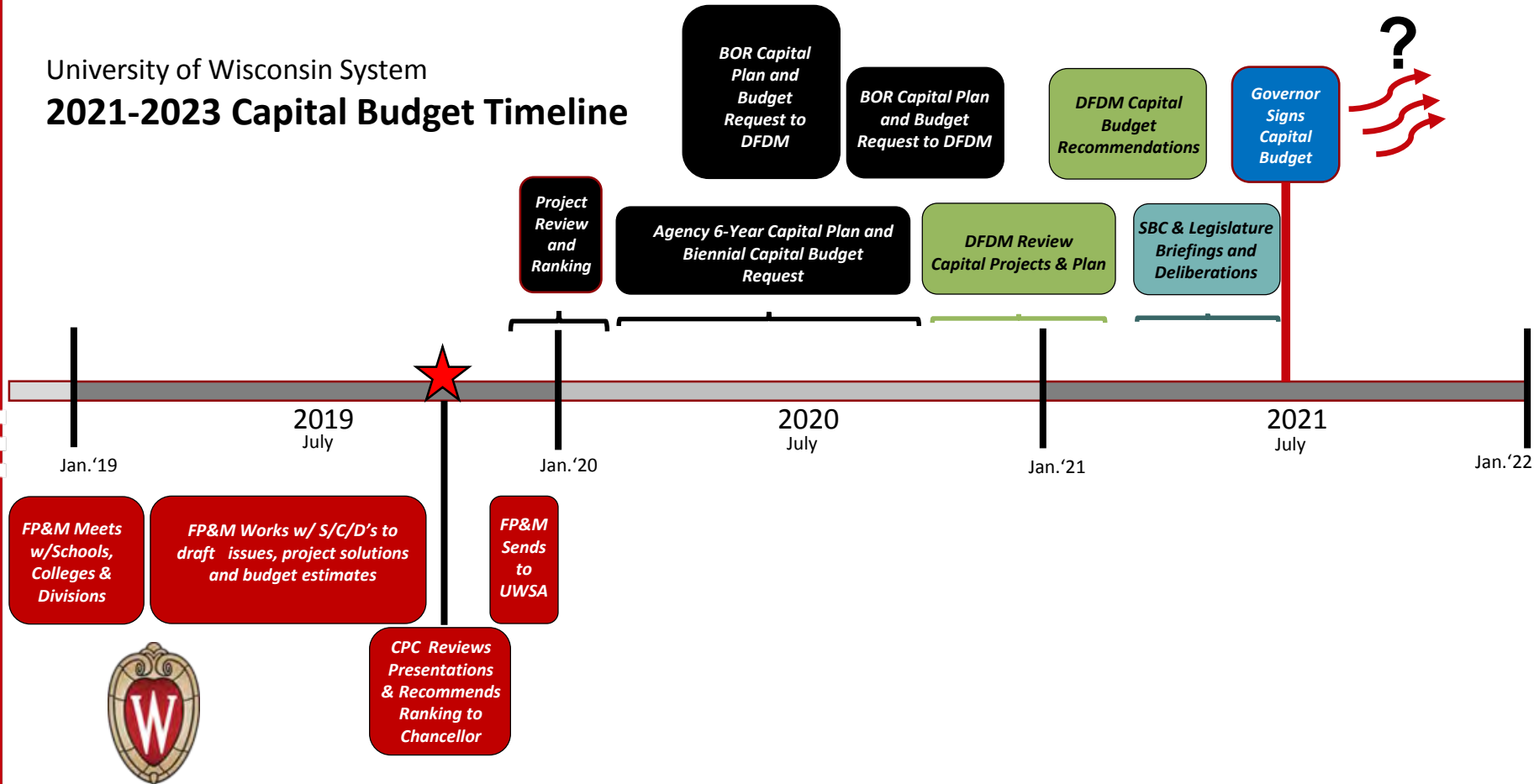
# **2021-27 Capital Planning Process**

Associate Vice Chancellor David Darling

# Capital Planning Process Schedule

University of Wisconsin System

## 2021-2023 Capital Budget Timeline



Phase I – Capital Proj Request  
Docs & Budget Worksheets

Due to UWSA Dec. 13, 2019

Phase II – 6-Year Campus Plan  
Capital Budget Presentation

Due to UWSA early April 2020

Phase III  
Facility Profiles

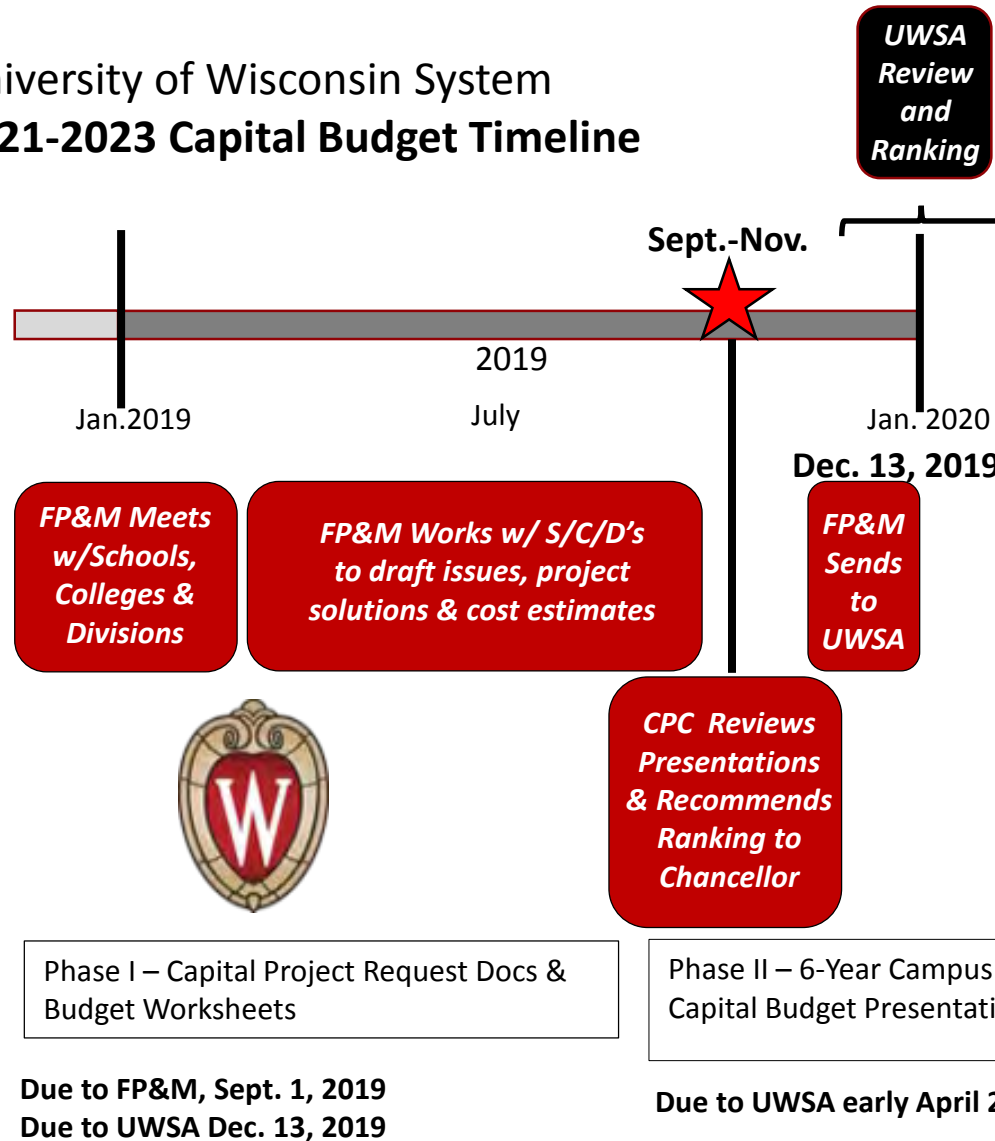
Due to UWSA July 10, 2020

Phase IV  
All Agency Projects List

Due to UWSA Aug. 21, 2020

# Capital Planning Process Schedule

## University of Wisconsin System 2021-2023 Capital Budget Timeline



# 2021-27 FP&M Capital Planning Priorities

1. Maximize the use and reuse of existing facilities
2. Create adaptable, efficient & easily maintainable facilities
3. Reduce deferred maintenance
4. Be strategically aligned with university priorities to optimize use of limited resources

**By June 3, all Schools, Colleges & Divisions submit:**

- All major projects (\$3M+), regardless of funding type
- Initial list of All Agency maintenance projects

# 2021-2027 Submittal Summary

- 70 projects submitted 2021-27+ Six-Year Development Plan
  - 39 projects in 2021-23 ( \$1.05 B )
  - 12 projects in 2023-25 (\$460.6 M)
  - 8 projects in 2025-27 (\$540.5 M)
  - 11 projects in 2027-?? (\$670.2 M+)
- FP&M Review and Scoring Process
  - Driven by chancellor's strategic priorities for the university
  - Potential for revenue generation
  - Support FP&M's capital planning priorities

# 2021-27 Six-Year Capital Development Plan

## Strategic Priorities

### Chancellor's Priorities

Enhance the  
Educational  
Experience

Improve Access  
for all Students

Maintain and  
Grow Faculty  
Excellence

Expand and  
Improve our  
Research Portfolio

### UW-Madison Revenue Generation Priorities

Grow  
Masters &  
Certificate  
Programs

Expand  
Summer  
Programs

Market-  
Based  
Tuition

Build  
Alumni  
Support

Grow  
Research  
Funds

Grow  
Enrollment

Revenue  
Innovation

### FP&M Capital Planning Priorities

Maximize  
Use/Re-use of  
Existing Facilities

Create Adaptable,  
Efficient &  
Maintainable  
Facilities

Reduce  
Deferred  
Maintenance

Strategically  
Optimize  
Limited  
Resources

# FP&M Scoring Criteria

## 1. Maximize the use and reuse of existing facilities (Max:15 pts.)

- A. Reuse/renovate/remodel an existing building; No new net GSF space ( 5 points)
- B. New building addition with renovation of existing building ( 5 points)
- C. New building that removes existing building(s) w/net decrease in GSF ( 5 points)
- D. New building on greenfield site w/net increase in GSF ( 0 points)

## 2. Create adaptable, efficient & easily maintainable facilities (Max: 10 pts.)

- A. Overall design is adaptable for a new future use ( 5 points)
- B. Project design is making more efficient use of existing space; adds density ( 5 points)

## 3. Reduce deferred maintenance (Max = 10 pts.)

- A. Project recapitlizes significant building systems ( 5 points)
- B. Removes existing bldg. w/significant deferred maintenance (2.5 points)
- C. Capital investment is less than the cost of annual maintenance (2.5 points)

## 4. Be strategically aligned to optimize use of limited resources (Max: 65 pts.)

- A. Project is a high priority in the SCD's Facility Master Plan ( 15 points)
- B. Project combines other projects to meet overall strategic goals ( 10 points)
- C. Project enables a future, high-priority capital project ( 10 points)
- D. Project supports 1 or more of the UW-MSN's 7 revenue generation priorities ( 15 points)
- E. Project supports 1 or more of the Chancellor's strategic priorities ( 15 points)

## Additional Strategy Points:

- + 2 points if all 4 of the FP&M criteria are met
- + 2 points if project meets both the UW-MSN & the Chancellor's criteria in at least 1 area

# Scoring Sample – Engineering Research Building (new)

- 230,000 GSF facility, 100% Gift-Grants, \$150 M
- Removes existing 1410 Engineering Dr w/significant deferred maintenance
- High priority for UW-Madison in the 2023-25 biennium

TOTAL POINTS:		85
<b>1. Maximizes use/reuse of existing facilities (max. 15)</b>		0
A. Reuse/renovate/remodel an existing building; No new net GSF space	( 5 points)	
B. New building addition with renovation of existing building	( 5 points)	
C. New building that removes existing building(s) with net decrease in GSF	( 5 points)	
D. New building on greenfield site with net increase in GSF	( 0 points)	
<b>2. Creates adaptable/efficient and easily maintainable facilities (max. 10)</b>		10
A. Overall design is adaptable for a new future use	( 5 points)	
B. Project design is making more efficient use of existing space; adds density	( 5 points)	
<b>3. Reduces deferred maintenance (max. 10)</b>		8
A. Project recapitalizes significant building systems.	( 5 points)	
B. Removes existing building w/ significant deferred maintenance.	( 3 points)	
C. Capital investment is less than the cost of annual maintenance.	( 2 points)	
<b>4. Be strategically aligned to optimize use of limited resources (max. 65)</b>		65
A. Project is a high priority in the SCD's Facility Master Plan.	(15 points)	
B. Project combines other projects to meet overall strategic goals.	(10 points)	
C. Project enables a future, high-priority capital project.	(10 points)	
D. Project supports 1 or more of UW-Madison revenue gen. priorities.	(15 points)	
E. Project supports 1 or more of the chancellor's strategic priorities.	( 5 points)	
<b>5. Additional Strategy Points (max. 4)</b>		2
A. Two additional points if the project meets both UW-Madison & Chancellor's strategic priorities.		
B. Two additional points if the project scores in all 4 of the FP&M priority areas.		



# Next Steps

- ✓ **June**                      FP&M receives S/C/D's prioritized project lists  
(70 projects submitted by the S/C/Ds for 2021-27)
- ✓ **July**                        FP&D scores projects based on supporting priorities  
FP&M provides initial prioritized list to ELT for guidance and direction
- ✓ **July - Aug.**                FP&M works with S/C/Ds to verify total project budget estimates  
FP&M reviews & scores projects based on strategic priorities
- **August**                      FP&M notifies S/C/Ds of projects for CPC review  
S/C/D's submit draft presentations to FP&M for CPC consideration
- **Sept. - Nov.**                S/C/D Capital Project Presentations to CPC
- **Nov. 21, 2019**            CPC votes on Six-Year Capital Plan recommendations to Chancellor
- **Dec 13, 2019**            Chancellor approves and FP&D submits final Six-Year Plan to UWSA

# Capital Project Presentation Schedule

Date	S/C/D Presentations
Sept. 12, 2019	Committee Intro, Capital Planning Overview UW Housing
Sept. 26, 2019	Engineering, School of Medicine & Public Health FP&M Utilities
Oct. 17, 2019	Research & Graduate Education, College of Letters & Science, UW Police Dept.
Oct. 31, 2019	Libraries, Nursing, School of Business, Recreation & Wellbeing
Nov. 14, 2019	Education, Nelson Institute, Wisconsin Union, Athletics
Nov. 21, 2019	CALS, FP&M Transportation Services Final Deliberations/Recommendation to Chancellor
Dec. 5, 2019	HOLD – if needed



# **UW Housing**

Jeff Novak, Director



# ***Division of University Housing*** **2021-27 Six-Year Capital Plan Request**

***Jeff Novak, Director of University Housing***  
**Campus Planning Committee Meeting**  
***September 12, 2019***

# University Housing Overview

To support the mission of UW-Madison, the Division of University Housing strives to:

- Provide a place for students to call **home**
- Provide the highest levels of **customer service**
- Contribute to each student's **academic success**
- Develop **residential communities** for our students
- Be good **stewards** of our residents' room & board fees/apartment rent

## 2018-19 Resident Profile:

- **7,651** residents + 170 live-in student staff
- **51.8%** female, **48.2%** male
- **53%** residents from Wisconsin
- **35.4%** out-of-state, **11.6%** international
- **84%** first-year, **10%** returning, **3%** transfer
- **67** countries/regions around the world
- **1,566** students of color
- **47** states
- Housed **92.5%** of fall 2018's first-year class



# ***University Housing Overview***

## **Academics and Student Life:**

- First-year students living on campus get **better grades** and feel **more connected** to the University
- Over **95%** retention rate for the first year of college among students living on campus
- **89%** six-year graduation rate among students who lived in University Residence Halls
- **170** course sections taught in residence halls each year enrolling over **3,000** students across **11** on-site classrooms
- Over **3,300** hours of tutoring offered each year in Writing, Mathematics, and Chemistry
- Over **7,000** advising contacts provided per year at Cross-College Advising Service Offices in the residence halls
- Over **3,500** activities/events planned by Residence Life annually

# University Housing Overview

## Master Plan

- Initiated a master plan that **began in 2004**
- Proactively **continue to enhance and adjust** the master plan for residence halls, dining units, and university apartments.
- **Over \$350 million** will have been invested in five new buildings and the renovation of virtually all of the other facilities.

## Strategic Plans Goals and Strategies

- Maintain **high quality programs and services**
- Provide **space for all first year students** who want to live on campus
- **Improve** residence hall and food service facilities
- Keep room **rates as low** as possible

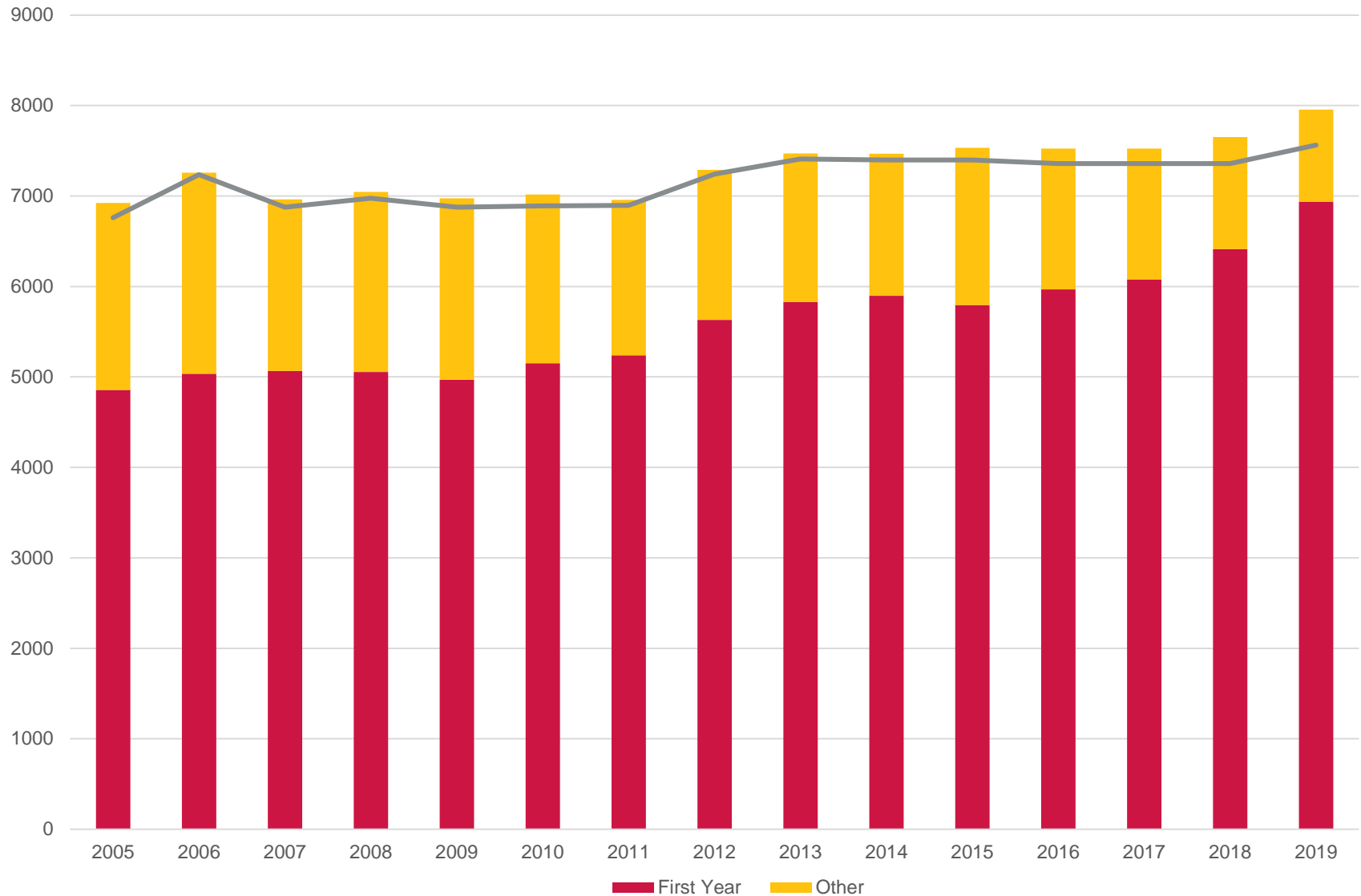
## Current Status

- Planned four-year growth in enrollment by **250 students per year.**
- History appears to be repeating itself, and University Housing is faced with familiar capacity challenges.
- Overall, the situation is manageable, but not without challenges that impact students.



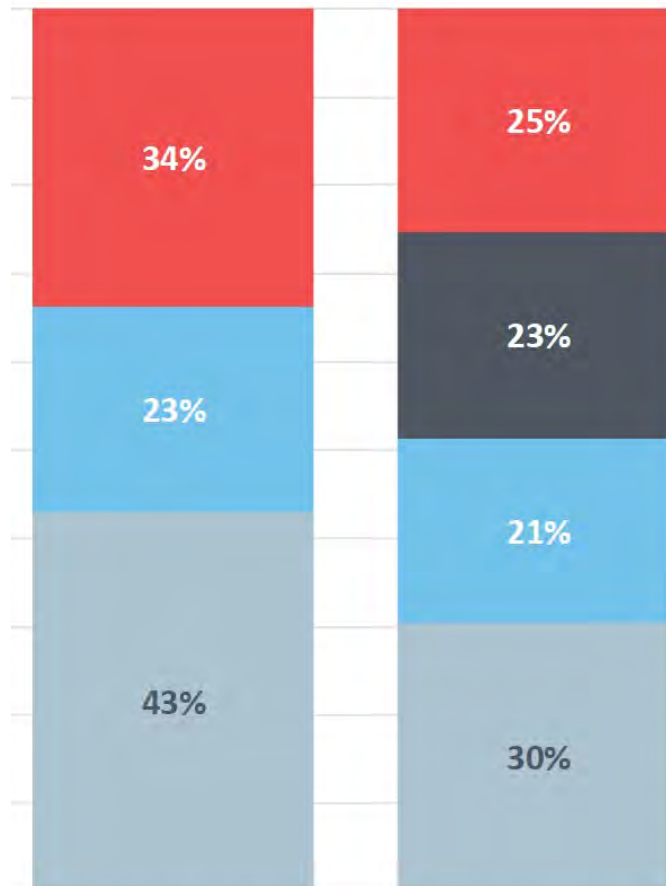
# University Housing Overview

## Housing Capacity





# We Must be Constantly Investing

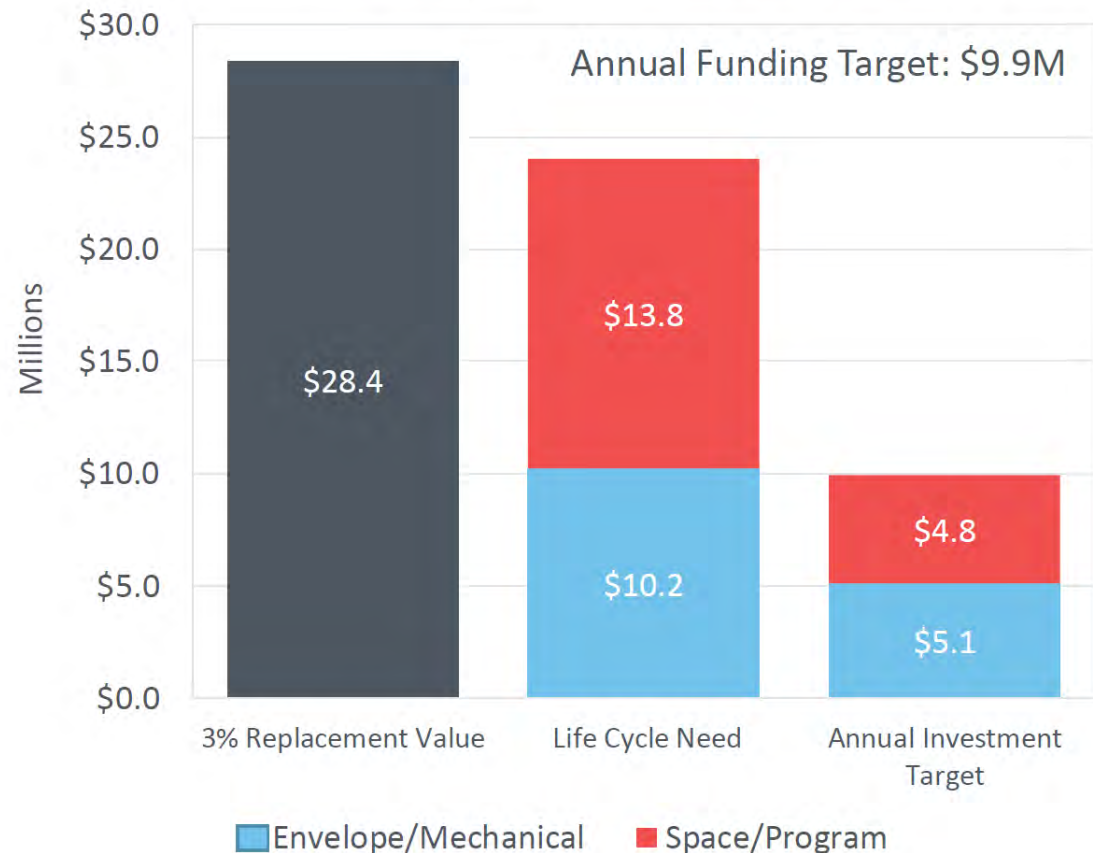


Residence Halls

Peers

■ Under 10 ■ 10 to 25 ■ 25 to 50 ■ Over 50

## Residence Halls FY18 Annual Investment Target




3% Replacement Value

Life Cycle Need

Annual Investment  
Target

■ Envelope/Mechanical ■ Space/Program

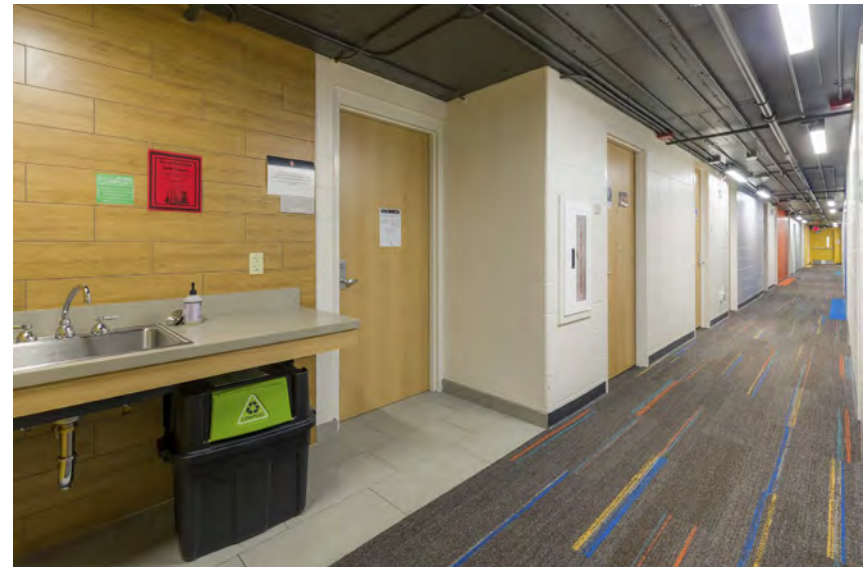
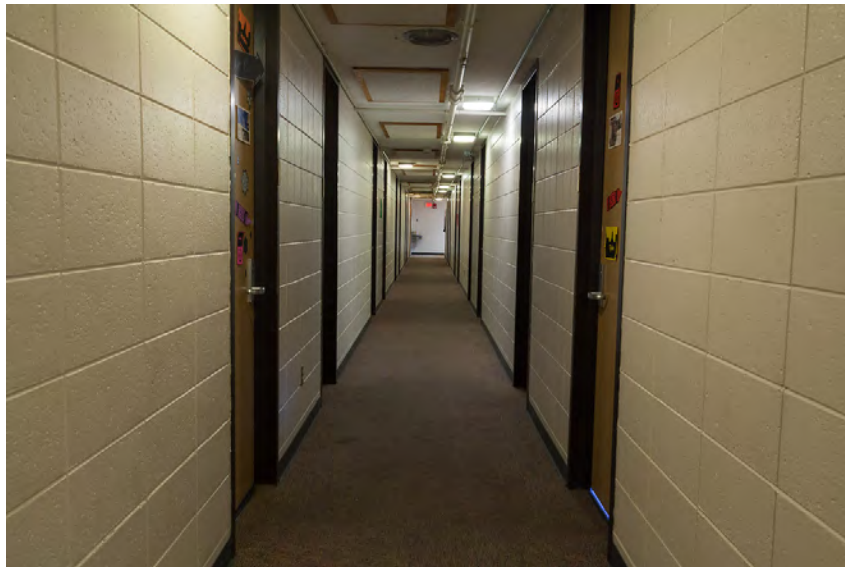
# University's strategic priorities:

- Enhance the educational experience
  - Expand and improve student access
- 
- 100% capacity and service over 17,000 summer guests annually
  - If we lose a summer renovation, all future project are pushed out
  - Witte Hall, just completed a 53M renovation last month





# University's strategic priorities:



# Gordon Dining & Event Center Renovation & Addition

Proposed Biennium (2021-2023) \$19,200,000, \$4,800,000 PR-Cash and \$14,400,000 PRSB

- Rise in customer traffic leading to significant lines at venues, cashier stations, tray return area and have trouble finding available seating
- Customer traffic will increase more when additional housing is built in the area

## Major components:

- Increase seating
- Expand tray return area
- Remapping marketplace to increase efficiency



## Impact if not implemented:

- Negative impact on customers will continue
- This project would be required if additional housing is built, or a new dining unit would need to be built with new housing





# Kronshage Residence Hall Renovation

Proposed Biennium (2023-2025) \$40,000,000, \$10,000,000 PR-Cash and \$30,000,000 PRSB

## Major components:

- Safety systems (sprinklers and fire alarm systems)
- Mechanical systems (plumbing, electrical and HVAC)
- Exterior envelope (windows, tuck pointing and roofs)
- Hazardous material removal
- Accessibility upgrades including three new elevators
- Bathrooms and building finishes
- Reconfiguration of partition walls to create new resident rooms, bathrooms, study spaces and support spaces



# Barnard Residence Hall Renovation

Proposed Biennium (2023-2025) \$5,000,000, \$5,000,000 PR-Cash



## Major components:

- HVAC
- Exterior envelope (roof and windows)
- Safety systems (sprinklers and fire alarm systems)
- Elevator

# Adams and Tripp Residence Hall Renovation

Proposed Biennium (2023-2025) \$10,400,000, \$10,400,000 PR-Cash

## Major components:

- HVAC
- Exterior envelope (roof and windows)
- Safety systems (sprinklers and fire alarm systems)
- Elevator



# Slichter Hall Renovation

Proposed Biennium (2025-2027) \$20,400,000, \$5,100,000 PR-Cash and \$15,300,000 PRSB



## Major components:

- Safety systems (sprinklers and fire alarm systems)
- Mechanical systems (plumbing, electrical and HVAC)
- Exterior envelope (windows and tuck pointing)
- Hazardous material removal
- Accessibility upgrades including the addition of a new elevator
- Bathrooms and building finishes
- Reconfiguration of the Division of Housing's main administrative office to create new accessible lobby and reception area.

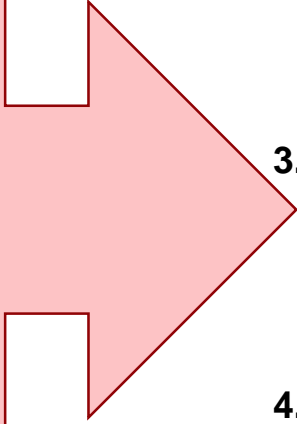




# Connecting Strategic Plan to a Facilities Plan

## Major Project Priorities 2021-27

### Strategic Objectives

1. Maintain **high quality programs and services**
  2. Provide **space for all first year students** who want to live on campus
  3. **Improve** residence hall and food service facilities
  4. Keep room **rates as low** as possible
- 

1. **Gordon Dining and Event Center**
  - 18,600 GSF Renovation and a 9,300 GSF Addition
  - \$19,200,000
  - Proposed Biennium (2021-2023)
  - Construction commence 2022
2. **Kronshage Residence Hall Renovation**
  - 176,000 GSF Renovation
  - \$40,000,000
  - Proposed Biennium (2023-2025)
  - Construction commence 2024
3. **Barnard Residence Hall Renovation**
  - 58,400GSF Renovation
  - \$5,000,000
  - Proposed Biennium (2023-2025)
  - Construction commence 2024
4. **Tripp and Adams Halls Renovation**
  - 179,800 GSF Renovation
  - \$10,400,000
  - Proposed Biennium (2023-2025)
  - Construction commence 2025
5. **Slichter Residence Hall Renovation**
  - 63,000 GSF Renovation
  - \$20,400,000
  - Proposed Biennium (2025-2027)
  - Construction commence 2026





**Questions??**