

FAU<sup>TM</sup>

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*Making Waves*

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SINCE 1961

2019-2020 / 2023-2024  
Capital Improvement Plan

Submitted: July - 2018

**STATE UNIVERSITY SYSTEM**  
**Five-Year Capital Improvement Plan (CIP-2) and Legislative Budget Request**  
**Fiscal Years 2019-20 through 2023-24**

University FLORIDA ATLANTIC UNIVERSITY - BOARD OF TRUSTEES APPROVED - August 21, 2018

**PECO-ELIGIBLE PROJECT REQUESTS**

Priority No.	Project Title	2019-20	2020-21	2021-22	2022-23	2023-24	Academic or Other Programs to Benefit from Projects	Net Assignable Square Feet (NASF)	Gross Square Feet (GSF)	Project Cost	Project Cost Per GSF (Proj. Cost/ GSF)	Educational Plant Survey Recommended Date / Rec No.	Approved by Law - Include GAA reference
		Year 1	Year 2	Year 3	Year 4	Year 5							
1	CAPITAL RENEWAL/ENVELOPE ENHANCEMENTS / INFRASTRUCTURE (P,C)	\$7,930,000	\$8,167,000	\$8,412,000	\$8,412,000	\$8,412,000	Physical Plant	-	-	-	-	1.2/2.1	
2	JUPITER STEM / LIFE SCIENCES BLDG. (C)(E)	\$18,844,000	\$3,202,000				All Acad. Programs	37,400	59,000	\$35,027,247	\$594	3.4	SB 2500 - Sec. 2-21
3	MEDICAL BUILDING (Charles E. Schmidt College of Medicine - Expansion) (P)(C) (E)	\$3,514,000	\$36,558,000	\$4,223,000			College of Medicine	62,000	95,700	\$54,295,000	\$567	N/A	
4	BOCA LIBRARY RENOVATION (P)(C) (C,E)	\$3,920,000	\$16,000,000	\$20,480,000			All Acad. Programs	131,500	160,000	\$40,400,000	\$253	2.5	
5	COLLEGE OF SCIENCE AND ENG. BLDGS. 36, 43 & 55 RENOVATION (P,C,E)	\$15,200,000					All Acad. Programs	44,000	80,000	\$15,200,000	\$190	2.2/2.3/2.4	
6	SOCIAL SCIENCE BUILDING 44 RENOVATION (P)( C)(E)		\$2,718,000	\$18,682,000	\$3,840,000		All Acad. Programs	64,103	96,154	\$25,240,000	\$262	2.6	
7	CENTRAL / SATELLITE UTILITY PLANT (P)(C)(E)		\$661,000	\$6,086,200	\$416,000		Physical Plant	1,260	7,890	\$7,163,200	\$908	3.2	
8	ARTS & LETTERS BUILDING 9 RENOVATION & ADDITION (P,C,E)					\$6,700,000	All Acad. Programs	12,000	18,000	\$6,500,000	\$361	3.3	
9	REALIGNMENT OF INDIAN RIVER BLVD. (P,C,E)					\$5,356,000	All Acad. Programs	N/A	N/A	\$5,356,000	NA	1.2	
<b>TOTAL</b>		<b>\$49,408,000</b>	<b>\$67,306,000</b>	<b>\$57,883,200</b>	<b>\$12,668,000</b>	<b>\$20,468,000</b>							

**CITF PROJECT REQUESTS -**

Priority No.	Project Title	Year 1	Year 2	Year 3	Year 4	Year 5	Academic or Other Programs to Benefit from Projects	Net Assignable Square Feet (NASF)	Gross Square Feet (GSF)	Project Cost	Project Cost Per GSF (Proj. Cost/ GSF)	Committee Approval Date
2	BREEZEWAY EXPANSION PHASE II, SOUTHERN CONNECTION, Boca Raton Campus (P) (C,E)	\$649,000	\$7,851,000				Student Life	NA	NA	\$8,500,000	N/A	May 31, 2018
<b>TOTAL</b>		<b>\$3,600,000</b>	<b>\$7,851,000</b>	<b>\$0</b>	<b>0</b>	<b>0</b>						

**REQUESTS FROM OTHER STATE SOURCES**

Priority No.	Project	2019-20	2020-21	2021-22	2022-23	2023-24	Academic or Other Programs to Benefit from Projects	Net Assignable Square Feet (NASF)	Gross Square Feet (GSF)	Project Cost	Project Cost Per GSF (Proj. Cost/ GSF)
		Year 1	Year 2	Year 3	Year 4	Year 5					
1	A.D. HENDERSON UNIVERSITY SCHOOL (P)(C)(E)	\$3,974,000	\$34,756,000	\$2,770,000			\$41,500,000 College of Education	92,580	151,600	\$58,471,000	\$386
2	SOCIAL WORK BUILDING (P)					\$1,500,000	\$1,500,000 All Acad. Programs	42,855	64,283	\$23,300,000	\$362
<b>TOTAL</b>		<b>\$3,974,000</b>	<b>\$34,756,000</b>	<b>\$2,770,000</b>	<b>\$0</b>	<b>\$1,500,000</b>					

**REQUESTS FROM NON-STATE SOURCES, INCLUDING DEBT**

Project	Year 1	Year 2	Year 3	Year 4	Year 5	Academic or Other Programs to Benefit from Projects	Net Assignable Square Feet (NASF)	Gross Square Feet (GSF)	Project Cost	Project Cost Per GSF (Proj. Cost/ GSF)	Expected Source of Funding (if known)	Master Plan Approval Date
HOTEL & CONFERENCE CENTER (P,C,E)	\$45,000,000					All University Programs	200,000	\$45,000,000	\$225	P3	TBD	
<b>TOTAL</b>	<b>\$113,100,000</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>							

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**CIP-3 SHORT-TERM PROJECT EXPLANATION**

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AGENCY Florida Atlantic University  
BUDGET ENTITY SUS  
PROJECT TITLE Capital Renewal Envelope  
Enhancement / Infrastructure

AGENCY PRIORITY 1  
DATE BLDG PROGRAM  
APPROVED N/A

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**PURPOSE, NEED, SCOPE, RELATIONSHIP OF PROJECT TO AGENCY OBJECTIVES**

**Project History**

FAU owns and operates an extensive array of physical assets ranging from classrooms, laboratories, and libraries, to housing, gymnasiums, water lines and utility plants. These assets represent a "facilities portfolio" and with few exceptions, the single largest group of assets owned by this university. This "facilities portfolio", valued at over \$1,009,157,775 (based on Florida Property Insurance Trust Fund) is essential for the effective fulfillment of FAU's mission.

Despite the importance of this ever-growing portfolio of assets, identifying sufficient funds for facilities renewal and condition assessment continues to be a challenge. Higher education management nationwide has shown deferred maintenance to be one of the top five priorities, and a major focus of attention in such publications as APPA's Facilities Manager. In addressing the problem of deteriorating campus facilities and infrastructure, our portfolio management is changing from a facilities to a financial lexicon, and concepts such as "facilities equilibrium" and "protection of capital assets" is evolving into a comprehensive strategy to deal with the overwhelming problems of renewing capital assets.

Unmet financial needs represent a major liability for FAU's campuses, especially those for capital renewal and deferred maintenance. The result is a compounding of deficiencies that further threaten financial stability and handicap FAU's ability to satisfy its missions of teaching, research, and community service. Moreover, as the university must increasingly compete for students, faculty, and staff, the attractiveness of the campus, and its ability to provide modern services, becomes even more important. Capital renewal is an act of survival.

The Sightlines report on Return-on-Physical-Assets (ROPA) study for FAU's Boca Raton Campus completed in 2017; identified an annual funding target need of \$11.8 million to address lifecycle needs over the next ten-year horizon. This figure does not truly reflect FAU's total capital renewal needs as the Sightlines report captures data for FAU's main campus and does not account for the backlog associated with the additional 1 million gross square feet of E&G facilities distributed among FAU satellite campuses and sites.

Specific Objectives of the Proposed Projects are:

The facilities internal audit process provides a rudimentary basis for determining capital needs to avoid further facility and infrastructure deterioration. This process has allowed determination of project priorities, and funding planning based on facilities and infrastructure needs assessment. The following provides an overview of the funding requirements:

**A. CAPITAL RENEWAL**

a) UTILITIES: Five of the nine existing sewer lift stations have reached the end of their useful life and need to be modernized due to changing master plan and campus growth.

Replace and retrofit deteriorated chilled water and service water valves and systems, and replace air-handling units in multiple locations throughout the campus.

b) ELECTRICAL SYSTEMS: Much of the electrical infrastructure high-voltage feeders from the FPL's Atlantic substation to the FAU network is in need of replacement. In 2014 FAU installed an alternate feeder, but a recent study of the electrical transmission lines identified an estimated \$1.5 million is needed to prevent failure of the main feeders. Given the critical need for this project and the limited funds for infrastructure and capital renewal, FAU is exploring entering into an ESCO agreement to fund this dire need. In the event the investment grade audit does not support the project or if the University elects not to proceed with the ESCO, funding from the PECO is required to fund this critical project. Other electrical systems projects consist of: replace, upgrade or install new site; lighting and emergency generators to adequately service Life Safety requirements provide Information Resource Management (IRM) critical electrical support and redundancy for telecommunication switches and computer backbone; replace lighting in various facilities and utility areas to reduce power consumption in accordance with EPA and State mandates, and comply with life safety requirements; install remotely-readable electrical meters for assessment and monitoring of campus loads; continue ongoing survey of the FAU primary electrical distribution system to support future growth and maintenance.

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### CIP-3 SHORT-TERM PROJECT EXPLANATION

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- c) **STRUCTURAL SYSTEMS:** Replace and repair existing sealant at joints of structures and utility tunnel distribution system to stop water intrusion, and provide waterproofing sealant to selected facilities to further reduce water penetration, deterioration of exterior and interior materials. Remove and replace carpeting in selected facilities campus-wide to correct deteriorated and deplorable conditions. All the structural systems work will reduce maintenance cost, improve appearances, and reduce indoor air quality problems.
- B. **BUILDING ENVELOPE ENHANCEMENT:** Assess, repair and/or replace deteriorating building exteriors while jointly enhancing appearance for a more uniform campus appearance. Replace roofing systems which have reached their life expectancy to reduce further deterioration of facilities structures and interior installations and equipment, thus reducing growing campus-wide facility maintenance cost; restore deteriorating facilities structural systems to further reduce interior damage, and eliminate life safety hazards of weak or falling materials.
- C. **DEFERRED MAINTENANCE:** Fund unmet needs in the area of deferred maintenance and capital renewal. The current total 10-year facility renewal need is estimated to be \$121,364,961 and the overall condition needs index is 0.16 (which is listed as "poor").
- D. **ROADWAY IMPROVEMENTS:** The University has proposed a new initiative to prioritize road improvements throughout the campus. A third-party roadway assessment was completed and presented to the Parking & Roadway Committee for their consideration; however, due to lack of funding this initiative has not been implemented. Future appropriations for capital renewal will address this need and allow for prioritization and funding for roadway improvements. Associated parking improvements will be funded by Traffic and Parking auxiliary.

#### **History**

Much of the infrastructure, and the water and sewer lines, as well as some of the buildings, are original components of the U.S Army Air Force Base constructed around 1942-'44, and are still in service today. FAU began constructing buildings in the early 1960's, converting some of the existing U. S. Army facilities and using much of the water, sewer, storm drainage and parking infrastructure. Most of these are now in poor condition, need extensive renovation or replacement, and are not in compliance with codes and other State and Federal regulations. The mechanical and electrical systems must be replaced or substantially renovated as they approach end of their life cycle, as the majority are over 30 years old. Additionally, with State and Federal mandates for energy use reductions, coexisting with the budget restraints, replacement of major components will be needed and unavoidable. Many projects will reduce FAU's utilities operational cost in the long term and are worthy investments in the University's future.

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#### STATISTICAL JUSTIFICATION

The Statistical Justification portion of the CIP-3 is not required this year.

STATE UNIVERSITY SYSTEM  
CIP-3 SHORT TERM PROJECT EXPLANATION

GEOGRAPHIC LOCATION: All Campuses

COUNTY: Varies

PROJECT DESCRIPTION/TITLE: Capital Renewal Envelope Enhancement/Infrastructure

PROJECT BT No. N/A

PROJECT (see CIP 3A for additional information)	FY 19-20	FY 20-21	FY 21-22	FY 22-23	FY 22-23	TOTAL
Envelope Enhancement *	\$ 1,250,000	\$ 1,800,000	\$ 1,600,000	\$ 1,950,000	\$ 2,500,000	\$ 9,100,000
Irrigation System Upgrades/ associated Sodding	\$ 100,000	\$ 100,000	\$ 100,000	\$ 50,000	\$ 50,000	\$ 400,000
Landscape/Hardscape Enhancement/Walks/Decks	\$ 500,000	\$ 250,000	\$ 250,000	\$ 50,000	\$ 50,000	\$ 1,100,000
Lift Station / Upgrade Sanitary Piping	\$ 100,000	\$ 100,000	\$ 100,000	\$ 50,000	\$ 50,000	\$ 400,000
Elevator Rehabilitation	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ -	\$ 800,000
Energy Management Control System	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 250,000
Critical Deferred Maintenance/Capital Renewal**	\$ 2,740,000	\$ 4,717,000	\$ 5,162,000	\$ 5,162,000	\$ 4,812,000	\$ 22,593,000
Sidewalks	\$ 300,000	\$ 150,000	\$ 150,000	\$ 150,000	\$ 150,000	\$ 900,000
Card Access	\$ 100,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 300,000
Site Lighting	\$ 400,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 1,200,000
Signage	\$ 100,000	\$ 100,000	\$ 100,000	\$ 50,000	\$ 50,000	\$ 400,000
Branch Campuses	\$ 600,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000	\$ 1,800,000
Information Technology Infrastructure	\$ 300,000	\$ 150,000	\$ 150,000	\$ 150,000	\$ 150,000	\$ 900,000
<b>TOTAL</b>	<b>\$ 6,740,000</b>	<b>\$ 8,167,000</b>	<b>\$ 8,412,000</b>	<b>\$ 8,412,000</b>	<b>\$ 8,412,000</b>	<b>\$ 40,143,000</b>

\* Includes the following buildings: Not Prioritized

	BUILDING NAME
1	Utilities Building
2	Library
3	Field House
4	Williams Administration Building
5	Social Science Building
6	Instructional Services
7	Science
8	Engineering West
9	Tunnel System

\*\* - Reference attached Critical Deferred Maintenance list for project description and estimated costs.

Infrastructure/Capital Renewal projects proposed to be supported by Annual Appropriation for maintenance include:

- Irrigation
- Card Access
- Site Lighting
- ADA Issues
- Flooring

Note: If annual appropriation is not sufficient to cover the above items, these projects may be funded through capital renewal/envelope enhancement/infrastructure funding.

STATE UNIVERSITY SYSTEM OF FLORIDA

**Critical Deferred Maintenance List For: FLORIDA ATLANTIC UNIVERSITY**

Developed based on internal assessment process and consulting engineering reports

- |   |  |
|---|--|
| A. Roofing Repairs or Reroofing Required                    | E. Mechanical/Air Conditioning/Heating Exhaust Systems/Fume Hoods/ Site Piping               |
| B. Outside Walls, Windows, Doors                            | F. Supply &Waste Plumbing & Fixtures/Showers/Acid Waste Systems/Other Building Piping        |
| C. Structural Frame, Foundations                            | G. Electrical/Lighting/Transformers/Phone Systems/Telecommunications Systems/Site Electrical |
| D. Building Interior Spaces (ceilings, walls, floors, etc.) | H. Other Building System Items/Built-in Furnishings & Equipment/Building Security Systems    |

Building Number	Description	GSF	Year Occupied	Last Year Renovated	Estimated Cost									Totals
					Replacement Cost**	A	B	C	D	E	F	G	H	
0003	Library	161,686	1964		\$44,590,250		\$109,956		\$362,208	\$2,159,000	\$457,417	\$64,680	\$388,080	\$3,541,341
0004	Instructional Services	33,469	1964		6,386,520	460,000	800,000	155,232	258,720	646,800	323,400	45,276	19,404	\$2,708,832
0005	Utility	42,084	1964		7,915,500		103,488			49,157	161,700	64,680	517,440	\$896,465
0009	Arts & Letters- Univ. Theatre	110,366	1966	2000	20,848,690		210,000	\$262,500	262,500			315,000		\$1,050,000
0010	Administration	95,299	1966		15,769,890		439,824		113,400	1,293,600	323,400	129,360	258,720	\$2,558,304
0011	Field House	10,869	1965		1,580,290	206,976	310,464		258,720	129,360	323,400	103,488	-	\$1,332,408
0028	Gazebo	700	1967		32,980	5,304	-							\$5,304
0033	Pool Mechanical	372	1970		0	-	-			-	38,808	-	38,808	\$77,616
0036	Engineering West	59,419	1982		11,154,600	600,000	38,808		388,080		187,572	142,296	45,276	\$1,402,032
0038	Arena	70,464	1983		11,153,970		250,000							\$250,000
0039	Ritter Art Gallery	4,425	1982		705,540		25,000							\$25,000
0043	Science	128,250	1990		23,997,910	582,120	-		129,360	892,500	-	-	77,616	\$1,681,596
0044	Social Science Building	102,973	1990		18,902,350	700,000	210,000	105,000	210,000	1,200,000				\$2,425,000
0047	College of Education	93,187	1993		14,715,800	-	1,000,000		210,000	315,000				\$1,525,000
T005	Property Management	9,100	1964		1,134,700	38,808	19,404		129,360	36,221	129,360	64,680		\$417,833
T006	Art Off & Classroom	9,100	1964		1,134,700	38,808	19,404		129,360	36,221	129,360	64,680		\$417,833
T010	Arts & Letters	7,455	1968		870,760	38,808	14,230		64,680	38,808	64,680	38,808		\$260,014
T011	Psychology	7,324	1968		868,430	38,808	14,230		129,360	38,808	129,360	38,808		\$389,374
NA	Tunnels		1965				970,200							970,200
<b>TOTALS</b>		946,542			\$181,762,880	\$2,709,632	\$4,535,007	\$522,732	\$2,645,748	\$6,835,474	\$2,268,457	\$1,071,756	\$1,345,344	\$21,934,150

**Total Plus 3% Inflation Factor \$22,592,174**

These projects are included as part of major project renovations on the CIP 2 project list. If funding is appropriated through the major projects, cost for these items will not be included as part of deferred maintenance.

\*\*Replacement costs from Florida State Office of Insurance Regulations.

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**CIP-3 SHORT-TERM PROJECT EXPLANATION**

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Page 1 of 2AGENCY Florida Atlantic University  
BUDGET ENTITY SUS  
PROJECT TITLE Jupiter STEM / Life Sciences  
BuildingAGENCY PRIORITY 2  
DATE BLDG PROGRAM \_\_\_\_\_  
APPROVED \_\_\_\_\_

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**PURPOSE, NEED, SCOPE, RELATIONSHIP OF PROJECT TO AGENCY OBJECTIVES**

In 2015, Florida Atlantic University, Max Planck Florida Institute, and The Scripps Research Institute entered into a formalized agreement that will build on their existing programs and attract the best and brightest students and transform FAU's John D. MacArthur Campus in Jupiter into a hub of scientific inquiry, innovation, and economic development. The initiative will allow students to work, study, and conduct research alongside some of the world's leading scientists, while a shared facilities environment will provide faculty and students access to state-of-the-art scientific equipment. Together, FAU, Max Planck, and Scripps will train the scientific leaders of tomorrow.

The Jupiter STEM/Life Sciences building will support this initiative by providing a state of the art research and academic building at the Jupiter Campus. Programmed at approximately 60,000 GSF, the facility will house primarily research and teaching lab spaces. Additionally, general classroom, study and interstitial spaces are planned for the first floor to promote collaboration among students, faculty and researchers.

Extraordinary construction costs for this project have been included to account for the additional expansion of campus utilities (chilled water, electrical distribution, emergency generator, etc.) that need to be upgraded as a result of this new building. Extraordinary telecommunication costs will extend necessary external conduit from the main telecommunication hub and additional internal wiring to support this building.

The Education Plant Survey was conducted and approved by FAU BOT on May 17, 2016. Survey recommendation number 3.4 supports the need for this project.

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**STATISTICAL JUSTIFICATION**

The Statistical Justification portion of the CIP-3 is not required this year.



GEOGRAPHIC LOCATION: **Boca Raton, FL**

COUNTY: Palm Beach County

PROJECT TITLE: **Jupiter STEM / Life Sciences**

PROJECT BT No. (if assigned): \_\_\_\_\_

CIP-3, B - PROJECT DESCRIPTION							
Facility/Space Type	Net Area (NASF)	Net to Gross Conversion	Gross Area (GSF)	Unit Cost (Cost/GSF)*	Construction Cost	Assumed Bid Date	Occupancy Date
Research Labs	24,300	1.6	38,880	415.70	\$ 16,162,416	Aug-19	Dec-20
Teaching Labs	2,240	1.6	3,584	338.93	\$ 1,214,725		
Offices	7,801	1.5	11,702	328.25	\$ 3,841,017		
Classrooms	2,526	1.5	3,789	314.47	\$ 1,191,527		
Study	520	1.5	780	313.92	\$ 244,858		
<b>Totals</b>	<b>37,387</b>		<b>58,735</b>		<b>22,654,543</b>		
*Apply Unit Cost to total GSF based on primary space type							
Remodeling/Renovation							
Research Lab	5,000			249.42	1,247,100		
<b>Total Construction - New &amp; Rem./Renov.</b>					<b>23,901,600</b>	<b>Total</b>	<b>0</b>

CIP-3, C - SCHEDULE OF PROJECT COMPONENTS		ESTIMATED COSTS						
		Funded to Date	Year 1	Year 2	Year 3	Year 4	Year 5	Funded & In CIP
1. BASIC CONSTRUCTION COSTS								
a. Construction Cost (from above)		\$6,852,000	\$17,049,600					\$23,901,600
Add'l/Extraordinary Const. Costs								
b. Environmental Impacts/Mitigation								\$0
c. Site Preparation								\$0
d. Landscape/Irrigation			\$75,000					\$75,000
e. Plaza/Walks			\$50,000					\$50,000
f. Roadway Improvements								\$0
g. Parking ___ spaces								\$0
h. Telecommunication		\$150,000	\$775,000					\$925,000
i. Electrical Service		\$250,000						\$250,000
j. Water Distribution		\$160,000						\$160,000
k. Sanitary Sewer System		\$200,000						\$200,000
l. Chilled Water System		\$2,169,000						\$2,169,000
m. Storm Water System		\$69,000						\$69,000
n. Energy Efficient Equipment			\$100,000					\$100,000
<b>Total Construction Costs</b>		<b>\$ 9,850,000</b>	<b>\$ 17,949,600</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 27,899,600</b>
2. OTHER PROJECT COSTS								
a. Land/existing facility acquisition								\$0
b. Professional Fees		\$2,177,200						\$2,177,200
c. Fire Marshall Fees		\$67,600						\$67,600
d. Inspection Services		\$243,100						\$243,100
e. Insurance Consultant		\$17,000						\$17,000
f. Surveys & Tests		\$30,000						\$30,000
g. Permit/Impact/Environmental Fees		\$3,000						\$3,000
h. Artwork			\$100,000					\$100,000
i. Moveable Furnishings & Equipment				\$3,202,000				\$3,202,000
j. Project Contingency		\$493,347	\$794,400					\$1,287,747
<b>Total - Other Project Costs</b>		<b>\$ 3,031,247</b>	<b>\$ 894,400</b>	<b>\$ 3,202,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 7,127,647</b>
<b>ALL COSTS 1+2</b>		<b>\$ 12,881,247</b>	<b>\$ 18,844,000</b>	<b>\$ 3,202,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 35,027,247</b>

Appropriations to Date			Project Costs Beyond CIP Period			Total Project In CIP & Beyond
Source	Fiscal Year	Amount	Source	Fiscal Year	Amount	
PECO	2016-17	\$ 3,031,247				
PECO	2017-18	\$ 9,850,000				
<b>PECO</b>	<b>2018-19</b>	<b>\$ -</b>				
<b>TOTAL</b>		<b>\$ 12,881,247</b>	<b>TOTAL</b>		<b>0</b>	<b>\$ 35,027,247.00</b>

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## Higher Educational Facilities Return on Investment

This is a tool developed by a collaborative group of stakeholders designed to facilitate the identification of return on investment metrics for higher education facilities. Check any box(es) that apply, provide a quantitative explanation, and identify the term or years in which ROI information is provided.

Institution: Florida Atlantic University, Jupiter Campus  
Project: Jupiter STEM / Life Sciences Building  
Total Project Cost: \$ 35 M  
Previous Funding (State and Local): \$ 12,881,247  
Current Request: \$ 18,844,000  
STEM (Yes or No): YES  
Contact Person (Name, Position, Office and Cell Phone No., Email):

Ryan Britton  
Director of State Relations  
Florida Atlantic University  
561.297.2583 o  
954.579.7669 c  
[Rbritto2@fau.edu](mailto:Rbritto2@fau.edu)

Dr. Dan Flynn  
Vice President for Research  
Florida Atlantic University  
561.297.0268 o  
304.288.3566 c  
[flynnd@fau.edu](mailto:flynnd@fau.edu)

Check any box(es) that apply and provide a quantitative explanation. Identify the term or years in which ROI information is projected.

1. Number of Additional Degrees and Certificates Produced and How Those Degrees are Meeting the Needs of our State (Job Openings, Average Wages of those Job Openings, etc)  
Explanation:
  - a. **This project will positively impact degree productivity in the fast-growing industry of Professional, Scientific, and Technical Services** (Letters "c" and "d" below)



- Current annual funding levels for STEM faculty in Jupiter is \$60,000 per faculty member (total of \$750,000 annually)
  - By 2025, annual funding levels for STEM faculty in Jupiter will increase to \$100,000 per faculty member (total of \$7.5M annually)
  - According to the NIH, \$7.5M in annual research funding exerts \$19.65M/year of regional economic impact
- b. Patents, intellectual property  
 Anticipate receiving 6 invention disclosure per year  
 Result would be 3 provisional patent applications and 1=2 patents

awarded.

4. Project is in an Area of Strategic Emphasis as Determined by the Board of Governors' Gap Analysis or the Department of Economic Opportunity's National Occupational Forecast

Explanation:

**a. Project is in an Area of Strategic Emphasis as Determined by Department of Economic Opportunity**

- Florida's Targeted Industry Clusters includes *Life Sciences* and *Infotech* (Source: DEO Workforce Estimating Conference 2013)
- DEO's Strategic Areas of Emphasis includes *Emerging Technologies* (Source: Bureau of Labor Market Statistics 2013)

**b. In addition to job production of STEM graduates, project will directly provide new research labs and office/support space for additional hires:**

- Creates 45 regular/research faculty members
- Creates 35 postdoctoral fellowship positions
- 500+ construction jobs

5. Improves the Ranking of a Preeminent Program or Improves on a Performance Funding Model Metric

Explanation:

**a. Improves on three Performance Funding Model Metrics by providing instructional research space needed to support enrollment**

- Bachelor's degrees in areas of strategic emphasis (STEM)
- Graduate degrees in areas of strategic emphasis (STEM)
- Postdoctoral fellows in areas of strategic emphasis (STEM)

**b. Improves on two Performance Funding Model Metrics by positively impacting degree productivity in the fast-growing industry of Professional, Scientific, and Technical Services (See 1 a., b. and c.)**

- Percent of bachelor's graduates employed and/or continuing their education further
  - Average wages of employed baccalaureate graduates
6. Increase Business Partnerships Which Will Lead to Guaranteed Internships and Jobs for Students
- Explanation:
- a. Increases business partnerships with both Scripps Florida and the Max Planck Florida Institute (MPFI) for Neuroscience**
    - Scripps Florida offers opportunities for graduate research, postdoctoral training, and fellowships.
    - MPFI offers post-doctorate positions, post-baccalaureate research experiences, undergraduate research scholars program, as well as partnerships throughout FAU's Integrative Biology and Neuroscience (IBAN) Ph.D. program.
  - b. Increases business partnerships with regional industry
    - Increased collaboration with regional biotech companies
    - Increased collaboration with regional health care providers
7. Project Improves the Use, either Operationally or Academically, of Existing Space
- Explanation:
- a. Renovates existing labs in Building MC17 to maximize the number of labs for additional research activities**
  - b. Increases the capacity of the researchers on the campus to utilize rodent animal models for research**
8. Contribution of Local Funds Through Matching Grants, Property Donations, etc.
- Explanation:
- a. The STEM Life Science Initiative will create a shared facilities environment, which will allow faculty and students access to state-of-the-art scientific equipment at both Scripps Florida and MPFI.
  - b. Partnering with regional health care providers
  - c. Partnering with regional developers in creating working space for biotech companies
9. Reduces Future Deferred Maintenance Cost and Extends the Life of the Facility by Bringing the Project up to Existing Standards (cost-benefit analysis of renovation or new facility vs. maintenance)

Explanation: N/A

Other Pertinent Information not included above:

- **The Jupiter Research Building is part of FAU's STEM Life Sciences Initiative**, which will capitalize on the nearly one billion dollars that taxpayers have invested to attract world class biomedical research institutions to our region. FAU, Max Planck Florida Institute, and Scripps Research Institute have recently entered into a formalized agreement that will build on their existing relationships to create collaborative, one-of-a-kind STEM focused education programs that will attract the best and brightest students and transform Florida Atlantic University's John D. MacArthur Campus in Jupiter into a hub of scientific inquiry, innovation, and economic development. The initiative will allow students to work, study, and conduct research alongside some of the world's leading scientists, while a shared facilities environment will provide faculty and students access to state-of-the-art scientific equipment. Together, FAU, Max Planck, and Scripps will train the scientific leaders of tomorrow. The project will also provide facilities and access to technology for regional biotech companies, solidifying the commitment to developing a life sciences industry in Jupiter.
- **Request is for new project and renovation of an existing STEM lab building**, which will allow for expansion of collaborative research in these targeted areas:
  - Neuroscience
  - Biotechnology
  - Bioengineering
  - Bioinformatics/data science
  - Chemistry
- **Proposal will increase licensing activity of intellectual property** and "spinout" companies based on FAU intellectual property
  - 4 patents already awarded to STEM faculty in Jupiter
  - Patents have been licensed by 2 local Biotech startups
  - 2 spinous companies are established

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**CIP-3 SHORT-TERM PROJECT EXPLANATION**

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AGENCY Florida Atlantic University  
BUDGET ENTITY SUS  
PROJECT TITLE Medical Building – Charles E.  
Schmidt College of Medicine  
Expansion

AGENCY PRIORITY 3  
DATE BLDG PROGRAM APPROVED \_\_\_\_\_

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**PURPOSE, NEED, SCOPE, RELATIONSHIP OF PROJECT TO AGENCY OBJECTIVES**

In February 2011, Florida Atlantic University's Charles E. Schmidt College of Medicine was granted preliminary accreditation by the Liaison Committee on Medical Education (LCME) and started recruiting students for the College's charter medical school inaugural class in fall 2011.

The initial medical program was established to accommodate 64 students per class and has been housed in an existing 95,000 square-foot facility on the Boca Raton campus, designed specifically for the medical education program and for FAU's masters, doctoral and certificate programs in the biomedical sciences. In 2015 FAU funded and constructed a 24,000 square foot building to accommodate the increased need for space in support of the College of Medicine programs. Two floors of the newly completed building, will be dedicated to the College of Medicine faculty and medical labs. Additionally, the College is current leasing space in the Research and Development Park to accommodate its simulation center and has plans to expand the lease to support the clinical skills lab.

In addition to addressing the space shortfall to accommodate the current student enrollment; the university anticipates a need to increase the medical student class size to address the predicted physician shortage. An increase beyond 64 students per class for the College of Medicine, will require a new building to provide additional teaching labs, faculty offices, research facilities and an expanded Trauma Simulation Center.

The new medical school also requires creation of a Practice Plan which will be initially housed in the Research Park, but would be relocated to campus with the construction of the first phase of a new Medical Building. The first phase of this facility will provide for the teaching laboratories and the Practice Plan associated with the medical school.

FAU is currently pursuing a capital campaign for donor funds to supplement the requested PECO project for the construction of a 12,000 net square feet of research space as part of the Medical Building.

This project was presented as part of the 2015-16 Educational Plant Survey, however since the Medical School is not included as part of the Space Needs formula, a formal recommendation was not submitted by the survey team.

In line with the university policy for building to a minimum of LEED Silver standards, this project will be designed and construction to achieve LEED Silver certification.

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**STATISTICAL JUSTIFICATION**

The Statistical Justification portion of the CIP-3 is not required this year.

GEOGRAPHIC LOCATION: **FAU Boca Raton Campus** COUNTY:  
PROJECT DESCRIPTION/TITLE: **Medical Building Phase I - Charles E. Schmidt College of Med. Expansion** PROJECT BR No. (if assigned):

CIP-3, B - PROJECT DESCRIPTION								
Facility/Space Type	Net Area (NASF)	Net to Gross Conversion	Gross Area (GSF)	Unit Cost (Cost/GSF)*	Construction Cost	Assumed Bid Date	Occupancy Date	
Teaching Labs	15,000	1.7	25,500	349.20	8,904,600	Dec-20	Mar-22	
Offices/Exam	35,000	1.7	59,500	328.35	19,536,825	Space Detail for Remodeling Projects		
Research Labs	12,000	1.7	20,400	415.70	8,480,280			
					BEFORE		AFTER	
					Space Type	Net Area (NASF)	Space Type	Net Area (NASF)
Totals	62,000		105,400		36,921,700			
*Apply Unit Cost to total GSF based on primary space type								
Remodeling/Renovation				0	-			
Total Construction - New & Rem./Renov.					36,921,700	Total	0	
						Total	0	

CIP-3, C - SCHEDULE OF PROJECT COMPONENTS								ESTIMATED COSTS	
Funded to								Additional Funding Beyond CIP	
1. BASIC CONSTRUCTION COSTS	Date	Year 1	Year 2	Year 3	Year 4	Year 5	Funded & In CIP		
a. Construction Cost (from above)			28,645,000				28,645,000	8,276,500	
Add'l/Extraordinary Const. Costs									
b. Environmental Impacts/Mitigation							-		
c. Site Preparation			300,000				300,000		
d. Landscape/Irrigation			300,000				300,000		
e. Plaza/Walks			150,000				150,000		
f. Roadway Improvements			450,000				450,000		
g. Parking 300 spaces			1,650,000				1,650,000		
h. Telecommunication			1,335,000				1,335,000	300,000	
i. Electrical Service			500,000				500,000		
j. Water Distribution			100,000				100,000		
k. Sanitary Sewer System			100,000				100,000		
l. Chilled Water System			750,000				750,000		
m. Storm Water System			200,000				200,000		
n. Energy Efficient Equipment			100,000				100,000		
<b>Total Construction Costs</b>	<b>0</b>	<b>-</b>	<b>34,580,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>34,580,000</b>	<b>8,576,500</b>	
2. OTHER PROJECT COSTS									
a. Land/existing facility acquisition							-		
b. Professional Fees		3,098,000					3,098,000	441,500	
c. Fire Marshall Fees		81,000					81,000	20,900	
d. Inspection Services		300,000					300,000	33,700	
e. Insurance Consultant		2,000					2,000	23,700	
f. Surveys & Tests		30,000					30,000		
g. Permit/Impact/Environmental Fees		3,000					3,000		
h. Artwork			100,000				100,000		
i. Moveable Furnishings & Equipment				4,223,000			4,223,000	748,100	
j. Project Contingency			1,878,000				1,878,000	155,900	
<b>Total - Other Project Costs</b>	<b>0</b>	<b>3,514,000</b>	<b>1,978,000</b>	<b>4,223,000</b>	<b>-</b>	<b>-</b>	<b>9,715,000</b>	<b>1,423,800</b>	
ALL COSTS 1+2	0	3,514,000	36,558,000	4,223,000	0	0	44,295,000	10,000,300	

Appropriations to Date			Project Costs Beyond CIP Period			Total Project In CIP & Beyond
Source	Fiscal Year	Amount	Source	Fiscal Year	Amount	\$
			Donor*	2020-21		10,000,000
TOTAL		0	TOTAL		\$ -	\$ 54,295,000

\*FAU is Perusing Capital Campaign for Potential Donor Funds to Supplement PECO Funding for this project.



## Higher Educational Facilities Return on Investment

This is a tool developed by a collaborative group of stakeholders designed to facilitate the identification of return on investment metrics for higher education facilities. Check any box(es) that apply, provide a quantitative explanation, and identify the term or years in which ROI information is provided.

Institution: Florida Atlantic University  
Project: Medical Building - Charles E. Schmidt College of Medicine Expansion  
Total Project Cost: \$ 44.30 M  
Previous Funding (State and Local): \$ -  
Current Request: \$ 3.51 M  
STEM (Yes or No): YES  
Contact Person (Name, Position, Office and Cell Phone No., Email):

Ryan Britton  
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Check any box(es) that apply and provide a quantitative explanation. Identify the term or years in which ROI information is projected.

1.  Number of Additional Degrees and Certificates Produced and How Those Degrees are Meeting the Needs of our State (Job Openings, Average Wages of those Job Openings, etc)

Explanation:

FAU's class of 64 medical students could be doubled with adequate square footage in a new facility, which would mean an additional 64 doctor of medicine degrees awarded annually. Each year, more than 4,000 applicants seek admission to this limited number of seats, showcasing the interest amongst future doctors. FAU currently maintains a 100% placement rate for these students in their residencies. In

the first year of placement, roughly half of FAU's graduates matched within the state of Florida.

2.  Number of Additional Students Served and the Benefits/Efficiencies Created (increase graduation rate, alleviate waitlist, increase academic support, etc)

Explanation:

Adequate space would eventually create a path for FAU to build medical school enrollments to more than 500 students. Currently enrollments are just below 250 students.

3.  Amount of Additional Research Funding to be Obtained; Patents Awarded

Explanation:

The Charles E. Schmidt College of Medicine is currently restricted in terms of growth due to limited space. The addition of this facility would enable the college to expand its current medical enrollments, existing research programs, add new residency programs, and increase clinical operations on the Boca Raton campus. This will in turn lead to increased research expenditures. As an example, in the Department of Biomedical Science, FAU employs 18 tenured and tenure-earning faculty who each produced an average of more than \$140,000 in sponsored research expenditures in academic year 2013-14 (latest available data). If space was available to increase the size of the faculty by only 10 faculty, then the expectation would be that the university could eventually produce an additional \$1.4M each year.

4.  Project is in an Area of Strategic Emphasis as Determined by the Board of Governors' Gap Analysis or the Department of Economic Opportunity's National Occupational Forecast

Explanation:

5.  Improves the Ranking of a Preeminent Program or Improves on a Performance Funding Model Metric

Explanation:

6.  Increase Business Partnerships Which Will Lead to Guaranteed Internships and Jobs for Students

Explanation:

Partnering with the FAU Consortium for Graduate Medical Education, consisting of the Boca Raton Regional Hospital, Bethesda Healthcare, and Tenet HealthCare system's Delray Medical Center, St. Mary's Medical Center and West Boca Medical Center, FAU offers a growing number of fully accredited

residencies committed to excellence in education and patient care. These partnerships would grow as a result of increased capacity.

7.  Project Improves the Use, either Operationally or Academically, of Existing Space

Explanation:

8.  Contribution of Local Funds Through Matching Grants, Property Donations, etc.

Explanation:

9.  Reduces Future Deferred Maintenance Cost and Extends the Life of the Facility by Bringing the Project up to Existing Standards (cost-benefit analysis of renovation or new facility vs. maintenance)

Explanation:

Other Pertinent Information not included above:

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**CIP-3 SHORT-TERM PROJECT EXPLANATION**

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AGENCY  Florida Atlantic University   
BUDGET ENTITY  SUS   
PROJECT TITLE  Boca Library Renovation

AGENCY PRIORITY  4   
DATE BLDG PROGRAM    
APPROVED

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**PURPOSE, NEED, SCOPE, RELATIONSHIP OF PROJECT TO AGENCY OBJECTIVES**

Constructed in 1964 the S. E. Wimberly Library is a five story building which consists of over 160,000 gross square feet. Due to the age of the structure, this facility will need to undergo a major renovation to upgrade existing finishes, systems and technological needs within the building. The building requires new roofing, envelope enhancement and reconfiguration of all student spaces to better suit today's needs. A 2013 study indicated that upgrading the HVAC system would require between \$1.4 and \$1.7 million. Similar studies need to be undertaken for the building's envelope and electrical capacity.

This project will provide for the enhancement and upgrades to existing study areas within the library. The current spaces are outdated and do not provide for the necessary collaboration, soundproofing, and equipment connection for today's technology. An upgraded library will provide much needed study space for all students at FAU and will improve student success, retention, and graduation. Additional space within the library will be gained by reviewing and reducing outdated collections, relying more on electronic access, and utilizing remote storage options.

Due to the age of the facility and unforeseen condition to address asbestos removal, and system upgrades, the project contingency has been increased to 10%. Energy efficiency will be gained with the upgrade to existing and outdated building systems. Incorporation of new energy star rated light fixtures will also improve the lighting within the building as well as reduce electrical costs.

**EDUCATIONAL PLANT SURVEY**

The Education Plant Survey was conducted and approved by FAU BOT on May 17, 2016. Survey recommendation no. 2.5 Boca Library Renovation supports the need for this project.

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**STATISTICAL JUSTIFICATION**

The Statistical Justification portion of the CIP-3 is not required this year.

GEOGRAPHIC LOCATION: FAU Boca Raton Campus

COUNTY: Palm Beach

PROJECT DESCRIPTION/TITLE: Boca Library Renovation

PROJECT BR No. (if assigned): \_\_\_\_\_

**CIP-3, B - PROJECT DESCRIPTION**

Facility/Space Type	Net Area (NASF)	Net to Gross Conversion	Gross Area (GSF)	Unit Cost (Cost/GSF)*	Construction Cost	Assumed Bid Date	Occupancy Date	Space Detail for Remodeling Projects			
								BEFORE		AFTER	
			0		0	Jul-20	Feb-22	Space Type	Net Area (NASF)	Space Type	Net Area (NASF)
			0		0						
			0		0						
			0		0						
Totals	0		0		0						
*Apply Unit Cost to total GSF based on primary space type											
Remodeling/Renovation			160,000	\$ 155.00	24,800,000						
Total Construction - New & Rem./Renov.					24,800,000	Total	0	Total	0		

**CIP-3, C - SCHEDULE OF PROJECT COMPONENTS**

	ESTIMATED COSTS							Funded & In CIP
	Funded to Date	Year 1	Year 2	Year 3	Year 4	Year 5		
1. BASIC CONSTRUCTION COSTS								
a. Construction Cost (from above)			\$13,300,000	\$11,500,000				24,800,000
Add'l/Extraordinary Const. Costs								
b. Environmental Impacts/Mitigation								0
c. Site Preparation								0
d. Landscape/Irrigation								0
e. Plaza/Walks								0
f. Roadway Improvements								0
g. Parking ___ spaces								0
h. Telecommunication			\$600,000					600,000
i. Electrical Service								0
j. Water Distribution								0
k. Sanitary Sewer System								0
l. Chilled Water System								0
m. Storm Water System								0
n. Energy Efficient Equipment			\$800,000					800,000
Total Construction Costs	0	0	14,700,000	11,500,000	0	0		26,200,000
2. OTHER PROJECT COSTS								
a. Land/existing facility acquisition								-
b. Professional Fees		2,543,600						2,543,600
c. Fire Marshall Fees		68,900						68,900
d. Inspection Services		270,500						270,500
e. Insurance Consultant		17,800						17,800
f. Surveys & Tests		117,200						117,200
g. Permit/Impact/Environmental Fees								-
h. Artwork			100,000					100,000
i. Moveable Furnishings & Equipment				8,500,000				8,500,000
j. Project Contingency		902,000	1,200,000	480,000				2,582,000
Total - Other Project Costs	0	3,920,000	1,300,000	8,980,000	-	-		14,200,000
ALL COSTS 1+2	0	3,920,000	16,000,000	20,480,000	0	0		40,400,000

Appropriations to Date			Project Costs Beyond CIP Period			Total Project In CIP & Beyond
Source	Fiscal Year	Amount	Source	Fiscal Year	Amount	
TOTAL		0	TOTAL		0	40,400,000

## Higher Educational Facilities Return on Investment

This is a tool developed by a collaborative group of stakeholders designed to facilitate the identification of return on investment metrics for higher education facilities. Check any box(es) that apply, provide a quantitative explanation, and identify the term or years in which ROI information is provided.

Institution: Florida Atlantic University, Boca Raton Campus

Project: Boca Library Renovation

Total Project Cost: \$ 40.4 M

Previous Funding (State and Local): \$ 0.0 M

Current Request: \$ 3.9 M

STEM (Yes or No): YES (Indirectly as the Library supports all programs)

Contact Person (Name, Position, Office and Cell Phone No., Email):

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Check any box(es) that apply and provide a quantitative explanation. Identify the term or years in which ROI information is projected.

1.  Number of Additional Degrees and Certificates Produced and How Those Degrees are Meeting the Needs of our State (Job Openings, Average Wages of those Job Openings, etc)  
Explanation:
  
2.  Number of Additional Students Served and the Benefits/Efficiencies Created (increase graduation rate, alleviate waitlist, increase academic support, etc)  
Explanation:

3.  Amount of Additional Research Funding to be Obtained; Patents Awarded  
Explanation:

4.  Project is in an Area of Strategic Emphasis as Determined by the Board of Governors' Gap Analysis or the Department of Economic Opportunity's National Occupational Forecast  
Explanation:

5.  Improves the Ranking of a Preeminent Program or Improves on a Performance Funding Model Metric  
Explanation:

6.  Increase Business Partnerships Which Will Lead to Guaranteed Internships and Jobs for Students  
Explanation:

7.  Project Improves the Use, either Operationally or Academically, of Existing Space  
Explanation:

Replacement of old building systems with new energy efficient equipment will greatly improve operational cost for the facility consisting of over 160,000 GSF. Additionally, the repurposing of antiquated stack areas to programmatic space to support instructional needs will provide new space for academic programs.

8.  Contribution of Local Funds Through Matching Grants, Property Donations, etc.  
Explanation:

9.  Reduces Future Deferred Maintenance Cost and Extends the Life of the Facility by Bringing the Project up to Existing Standards (cost-benefit analysis of renovation or new facility vs. maintenance)  
Explanation:

Constructed in 1964 the library is one of the oldest buildings on FAU's campus. Even with recent minor renovations, the facility is in dire need for maintenance to address building envelope, outdated building systems and integration of new technology. The proposed renovation will not only address both critical and deferred maintenance it will also repurpose

the existing facility to address the changing technology and maximize the building square footage to address current programmatic needs.

Other Pertinent Information not included above:



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**CIP-3 SHORT-TERM PROJECT EXPLANATION**

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AGENCY Florida Atlantic University  
BUDGET ENTITY SUS  
PROJECT TITLE Colleges of Science &  
Engineering  
Bldgs. 36, 43 & 55 Renovation

AGENCY PRIORITY 5  
DATE BLDG PROGRAM \_\_\_\_\_  
APPROVED \_\_\_\_\_

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**PURPOSE, NEED, SCOPE, RELATIONSHIP OF PROJECT TO AGENCY OBJECTIVES**

This project consists of renovation to three buildings that support STEM programs offered through the College of Engineering and Computer Sciences and the Charles E. Schmidt College of Science. In 2010, after the completion of Engineering East, engineering programs previously housed in buildings 43 were located to the new building, allowing for the consolidation and expansion of several existing programs for the College of Science within the facility.

Specific to the Science Building (43), the College of Science has expanded the department of Geosciences, provided additional space for the Math Department, and consolidated student advising in the college within the dean's office. Although these moves have been accommodated through numerous minor projects, the overall facility needs to be renovated to provide a cohesive learning environment for the programs. The main lobby of this building serves as a central study space for the students and this year project funding has been increased to allow for inclusion of collaborative study spaces with upgraded technology needed for student success.

As a result of consolidating the Geosciences Department to the renovated Science Building (43), the space vacated in the Physical Sciences Building (55) may now be converted back to its original use as chemistry teaching and research labs. Similarly, the classrooms relocated to Engineering East have allowed for the addition of new research and teaching labs in Engineering West (36). The installation of new research and teaching labs in bldg. 36 have necessitated an overhaul of the HVAC system as the current unit could not provide adequate cooling and humidity control within the building. Lack of proper temperature and humidity control within the building has resulted in indoor air quality issues and necessitated emergency repairs to the buildings HVAC system. Although this project is currently underway, additional funding is needed to address interior upgrades due to the age of the building and as a result of the emergency HVAC repairs.

Due to the age of all three buildings a significant amount of the allocated budget will be directed towards upgrading building systems to include: asbestos abatement; electrical; HVAC; lighting; Information Technology; fire controls; elevator upgrades; etc.

Due to potential unforeseen conditions associated with renovation of older facilities, the university has identified 5% contingency for this project.

**EDUCATIONAL PLANT SURVEY**

The Educational Plant Survey was conducted and approved in May, 2016. Although the three buildings are included as a single project request, the survey team recommended each project independently under recommendation nos.

- 2.2 - Colleges of Science & Engineering Buildings - Engineering West (#36) Renovation
- 2.3 – Colleges of Science & Engineering Buildings – Science Building (#43) Renovation
- 2.4 – Colleges of Science & Engineering Buildings – Physical Science (#55) Renovation

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**STATISTICAL JUSTIFICATION**

The Statistical Justification portion of the CIP-3 is not required this year.

GEOGRAPHIC LOCATION: FAU, Boca Raton Campus COUNTY: Palm Beach  
PROJECT DESCRIPTION/TITLE: Colleges of Science & Engineering Bldgs. 36, 43, & 55 Renov. PROJECT BR No. (if assigned):

CIP-3, B - PROJECT DESCRIPTION									
Facility/Space Type	Net Area (NASF)	Net to Gross Conversion	Gross Area (GSF)	Unit Cost (Cost/GSF)*	Construction Cost	Assumed Bid Date May-20	Occupancy Date Jun-21		
								Space Detail for Remodeling Projects	
						BEFORE	AFTER		
						Space Type	Net Area (NASF)	Space Type	Net Area (NASF)
Totals	0		0		0				
*Apply Unit Cost to total GSF based on primary space type									
Remodeling/Renovation			177,412	\$ 65.00	\$ 11,531,780				
Total Construction - New & Rem./Renov.					11,531,780	Total	0	Total	0

CIP-3, C - SCHEDULE OF PROJECT COMPONENTS		ESTIMATED COSTS						
		Funded to	Year 1	Year 2	Year 3	Year 4	Year 5	Funded & In CIP
		Date						
1. BASIC CONSTRUCTION COSTS			11,531,800					11,531,800
a. Construction Cost (from above)								
Add'l/Extraordinary Const. Costs								
b. Environmental Impacts/Mitigation								0
c. Site Preparation								0
d. Landscape/Irrigation								0
e. Plaza/Walks								0
f. Roadway Improvements								0
g. Parking ___ spaces								0
h. Telecommunication			500,000					500,000
i. Electrical Service								0
j. Water Distribution								0
k. Sanitary Sewer System								0
l. Chilled Water System								0
m. Storm Water System								0
n. Energy Efficient Equipment								0
Total Construction Costs		0	12,031,800	0	0	0	0	12,031,800
2. OTHER PROJECT COSTS								
a. Land/existing facility acquisition								0
b. Professional Fees			966,300					966,300
c. Fire Marshall Fees			28,800					28,800
d. Inspection Services			107,600					107,600
e. Insurance Consultant			12,200					12,200
f. Surveys & Tests			12,000					12,000
g. Permit/Impact/Environmental Fees			3,000					3,000
h. Artwork								-
i. Moveable Furnishings & Equipment			1,000,000					1,000,000
j. Project Contingency			838,300					838,300
Total - Other Project Costs		0	2,968,200	0	0	0	0	2,968,200
ALL COSTS 1+2		0	15,000,000	0	0	0	0	15,000,000

Appropriations to Date			Project Costs Beyond CIP Period			Total Project In
Source	Fiscal Year	Amount	Source	Fiscal Year	Amount	CIP & Beyond
TOTAL		0	TOTAL		0	15,000,000

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**CIP-3 SHORT-TERM PROJECT EXPLANATION**

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AGENCY Florida Atlantic University  
BUDGET ENTITY SUS  
PROJECT TITLE Social Science Building 44  
Renovation

AGENCY PRIORITY 6  
DATE BLDG PROGRAM                       
APPROVED                                     

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**PURPOSE, NEED, SCOPE, RELATIONSHIP OF PROJECT TO AGENCY OBJECTIVES**

Constructed in 1990 the Social Science building has served various departments within the College of Nursing, Science and Arts and Letters. With the construction of the new Christine E. Lynn College of Nursing, many of the programs associated with this College of Nursing were relocated to the new building. Vacated space in the Social Science Building was renovated to accommodate the administrative offices of the College of Design and Social Inquiry; and provide for academic space for both CDSI and the Dorothy F. Schmidt College of Arts & Letters on the Boca Raton Campus. Although these renovations were completed as part of minor projects, the overall building is in need of overall renovation and modernization.

A primary focus for the renovation will be the enclosure of the existing open corridors and the main building core consisting of elevators, grand stairs and restrooms. Additionally, enhancement of the building envelope, upgrade to existing and outdated building systems, and integration of energy star rated lighting fixtures will all contribute to energy efficiency in this building.

If funding for the project is adequate, the university may pursue LEED for Existing Buildings (EB) certification for this facility. A six percent contingency has been included for this project to address any unforeseen conditions and relocation cost for current building occupants.

This project was included as part of the 2015-16 Educational Plant Survey approved by the FAU Board of Trustees on May 17, 2016. Recommendation number 2.6 is specific to this project.

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**STATISTICAL JUSTIFICATION**

The Statistical Justification portion of the CIP-3 is not required this year.

GEOGRAPHIC LOCATION: FAU Boca Raton Campus  
PROJECT DESCRIPTION/TITLE: Social Science Bldg. 44 Renovation

COUNTY: Palm Beach  
PROJECT BR No. (if assigned):

**CIP-3, B - PROJECT DESCRIPTION**

Facility/Space Type	Net Area (NASF)	Net to		Unit Cost (Cost/GSF)*	Construction Cost	Assumed Bid Date	Occupancy Date	Space Detail for Remodeling Projects			
		Gross Conversion	Gross Area (GSF)					BEFORE		AFTER	
						Jul-21	Jun-22	Space Type	Net Area (NASF)	Space Type	Net Area (NASF)
Totals	0		0		0						0
*Apply Unit Cost to total GSF based on primary space type											
Remodeling/Renovation			102,973	\$ 175.00	18,020,300						
Total Construction - New & Rem./Renov.					18,020,300	Total	0	Total	0		

**CIP-3, C - SCHEDULE OF PROJECT COMPONENTS**

	ESTIMATED COSTS							Funded & In CIP
	Funded to Date	Year 1	Year 2	Year 3	Year 4	Year 5		
1. BASIC CONSTRUCTION COSTS								
a. Construction Cost (from above)				18,020,300				18,020,300
Add'l/Extraordinary Const. Costs								
b.Environmental Impacts/Mitigation								0
c.Site Preparation								0
d.Landscape/Irrigation								0
e.Plaza/Walks								0
f.Roadway Improvements								0
g.Parking ___ spaces								0
h.Telecommunication								0
i.Electrical Service								0
j.Water Distribution								0
k.Sanitary Sewer System								0
l.Chilled Water System								0
m.Storm Water System								0
n.Energy Efficient Equipment								0
Total Construction Costs	0	0	0	18,020,300	0	0		18,020,300
2. OTHER PROJECT COSTS								
a.Land/existing facility acquisition								-
b.Professional Fees			1,747,000					1,747,000
c.Fire Marshall Fees			45,000					45,000
d.Inspection Services			357,000					357,000
e.Insurance Consultant			3,400					3,400
f.Surveys & Tests			82,100					82,100
g.Permit/Impact/Environmental Fees			3,000					3,000
h.Artwork								-
i.Moveable Furnishings & Equipment						3,840,000		3,840,000
j.Project Contingency			480,500	661,700				1,142,200
Total - Other Project Costs	0	-	2,718,000	3,840,000	3,840,000	3,840,000	-	7,219,700
ALL COSTS 1+2	0	0	2,718,000	21,860,300	3,840,000	3,840,000	0	25,240,000

Appropriations to Date			Project Costs Beyond CIP Period			Total Project In CIP & Beyond
Source	Fiscal Year	Amount	Source	Fiscal Year	Amount	
TOTAL		0	TOTAL		0	25,240,000

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**CIP-3 SHORT-TERM PROJECT EXPLANATION**

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Page 1 of 2AGENCY Florida Atlantic University  
BUDGET ENTITY SUS  
PROJECT TITLE Central/Satellite Utility Plant  
AGENCY PRIORITY 7  
DATE BLDG PROGRAM   
APPROVED 

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**PURPOSE, NEED, SCOPE, RELATIONSHIP OF PROJECT TO AGENCY OBJECTIVES**

The Master Plan for future campus expansion includes the addition of buildings whose total cooling requirement will exceed the capacity of the existing central and satellite plants. Because central plants offer cost and operating efficiencies over individual building chiller installations, additional chilled water capacity will be required by adding a second satellite plant on the west side of campus and in the existing satellite plants.

The collective installed capacity of the existing main central plant is 6780 tons of chiller capacity and 6780 tons of cooling tower capacity. One additional new 1,500 ton chiller, cooling tower, controls and pumps and a second building bay for electrical will be required in the existing satellite plant. The expansion of the satellite plant will occur to the north. These upgrades are required to serve new buildings projected for the core campus and the north campus expansion.

The expansion of the satellite plant would necessitate several hundred feet of large underground chilled water piping which would connect the satellite plant to the existing building 5 chiller plant. This concept would also provide redundancy during outages and other emergency repair type situations. Also, we will either build a second satellite plant for the far west side of campus to service the Oxley Center, the Arena, and Building 11 and 11A or by expanding the existing satellite plant and adding several hundred feet of piping west of University Drive West to provide chilled water to these same buildings. If this second satellite plant is built, it has the potential of perhaps being the better choice for interconnectivity with the existing main central plant. The second chilled water plant would require at a minimum two 600 or 700 ton chillers and hot water boilers. Because of the complexity of the pumping requirements for this interconnectivity, still a third option we will consider is to use the existing satellite plant to backup one chilled water loop of the existing main plant and use the proposed second satellite plant to backup another chilled water loop of the existing main plant. Locating the second satellite plant judiciously might also allow us to take some of the western most buildings along Broward and serve them with chilled water which would free up capacity in the existing main central chilled water plant.

This project was survey approved as part of the 2015-16 Education Plant Survey approved by the FAU Board of Trustees on May 17, 2016. Survey recommendation 3.2 specifically addresses the approval of this project.

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**STATISTICAL JUSTIFICATION**

The Statistical Justification portion of the CIP-3 is not required this year.

GEOGRAPHIC LOCATION: **FAU Boca Raton Campus** COUNTY: Palm Beach  
PROJECT DESCRIPTION/TITLE: **Central/Satellite Utility Plant** PROJECT BR No. (if assigned):

**CIP-3, B - PROJECT DESCRIPTION**

Facility/Space Type	Net Area (NASF)	Net to		Unit Cost (Cost/GSF)*	Construction Cost	Assumed Bid Date	Occupancy Date	Space Detail for Remodeling Projects			
		Gross Conversion	Gross Area (GSF)					BEFORE		AFTER	
Office	260	1.5	390	328.35	\$ 128,057	Jul-21	Jun-22	Space Type	Net Area (NASF)	Space Type	Net Area (NASF)
Campus Support	1000	1.5	1500	297.3	\$ 445,950						
			0		-						
			0		-						
			0		-						
Totals	<u>1260</u>		<u>1,890</u>		<u>574,007</u>						
*Apply Unit Cost to total GSF based on primary space type											
Remodeling/Renovation			0	0	0						
Total Construction - New & Rem./Renov.					\$ 574,000	Total	<u>0</u>	Total	<u>0</u>		

**CIP-3, C - SCHEDULE OF PROJECT COMPONENTS**

	ESTIMATED COSTS							Funded & In CIP
	Funded to Date	Year 1	Year 2	Year 3	Year 4	Year 5		
1. BASIC CONSTRUCTION COSTS								
a.Construction Cost (from above)				574,000				574,000
Add'l/Extraordinary Const. Costs								-
b.Environmental Impacts/Mitigation								-
c.Site Preparation								-
d.Landscape/Irrigation								-
e.Plaza/Walks								-
f.Roadway Improvements								-
g.Parking ___ spaces								-
h.Telecommunication				81,600				81,600
i.Electrical Service				300,000				300,000
j.Water Distribution								-
k.Sanitary Sewer System								-
l.Chilled Water System				4,500,000				4,500,000
m.Storm Water System								-
n.Energy Efficient Equipment				250,000				250,000
Total Construction Costs	0	-	-	5,705,600	-	-		5,705,600

2. OTHER PROJECT COSTS								
a.Land/existing facility acquisition								-
b.Professional Fees			542,900					542,900
c.Fire Marshall Fees			14,000					14,000
d.Inspection Services			71,000					71,000
e.Insurance Consultant			3,600					3,600
f.Surveys & Tests			24,500					24,500
g.Permit/Impact/Environmental Fees			5,000					5,000
h.Artwork								-
i.Moveable Furnishings & Equipment						416,000		416,000
j.Project Contingency				380,600				380,600
Total - Other Project Costs	0	-	661,000	380,600	416,000	-		1,457,600

ALL COSTS 1+2 \$ - \$ - \$ 661,000 \$ 6,086,200 \$ 416,000 \$ - \$ 7,163,200

Appropriations to Date			Project Costs Beyond CIP Period			Total Project In CIP & Beyond
Source	Fiscal Year	Amount	Source	Fiscal Year	Amount	
TOTAL		<u>0</u>	TOTAL		<u>0</u>	\$ 7,163,200

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**CIP-3 SHORT-TERM PROJECT EXPLANATION**

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Page 1 of 2

AGENCY Florida Atlantic University  
BUDGET ENTITY SUS  
PROJECT TITLE Arts & Letters Building 9  
Renovations & Addition

AGENCY PRIORITY 8  
DATE BLDG PROGRAM   
APPROVED

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**PURPOSE, NEED, SCOPE, RELATIONSHIP OF PROJECT TO AGENCY OBJECTIVES**

One of four buildings in the Dorothy F. Schmidt Center for Arts & Letters, the Arts & Letters building was originally constructed in 1966. Although the building underwent some renovation in 2000 it does not serve the needs of the various programs housed within the facility. Additionally, the 530 seat University Theatre used as a recital hall, a large lecture room, and for theatrical performances is in need of major repairs to replace outdated equipment and theatrical systems. This project will also provide for the addition of a dedicated shop for the production of set design and storage space.

This building also serves the music program and many of the studio space located on the second and third floors of the facility were not appropriately designed for this function. Sound transmission between rooms and floors remains an ongoing problem which impacts the quality of the practice and performance. This project will address the overall building design to ensure that the facility best serve the functions housed in this building.

This project was survey approved in the 2015-16 Educational Plant Survey approved by the FAU Board of Trustees on May 17, 2016. This project approved under recommendation number 3.3.

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**STATISTICAL JUSTIFICATION**

The Statistical Justification portion of the CIP-3 is not required this year.

GEOGRAPHIC LOCATION: **FAU Boca Raton Campus** COUNTY: Palm Beach  
PROJECT DESCRIPTION/TITLE: **Arts & Letters Building 9 Renovation & Additior** PROJECT BR No. (if assigned):

CIP-3, B - PROJECT DESCRIPTION							
Facility/Space Type	Net Area (NASF)	Net to Gross Conversion	Gross Area (GSF)	Unit Cost (Cost/GSF)*	Construction Cost	Assumed Bid Date	Occupancy Date
			0		0	Mar-24	Apr-25
			0		0		
			0		0		
			0		0		
Totals	0		0		0		
*Apply Unit Cost to total GSF based on primary space type							
Space Detail for Remodeling Projects							
						BEFORE	AFTER
						Space Type	Net Area (NASF)
						Space Type	Net Area (NASF)
Remodeling/Renovation			23000	200	4,600,000		
Total Construction - New & Rem./Renov					4,600,000	Total	0
						Total	0

CIP-3, C - SCHEDULE OF PROJECT COMPONENTS		ESTIMATED COSTS						
		Funded to Date	Year 1	Year 2	Year 3	Year 4	Year 5	Funded & In CIP
1. BASIC CONSTRUCTION COSTS								
a. Construction Cost (from above)							4,600,000	4,600,000
Add'l/Extraordinary Const. Costs								
b. Environmental Impacts/Mitigation								-
c. Site Preparation								-
d. Landscape/Irrigation								-
e. Plaza/Walks							250,000	250,000
f. Roadway Improvements								-
g. Parking ___ spaces								-
h. Telecommunication							200,000	200,000
i. Electrical Service								-
j. Water Distribution								-
k. Sanitary Sewer System								-
l. Chilled Water System								-
m. Storm Water System								-
n. Energy Efficient Equipment								-
<b>Total Construction Costs</b>		<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>5,050,000</b>	<b>5,050,000</b>
2. OTHER PROJECT COSTS								
a. Land/existing facility acquisition								-
b. Professional Fees							650,000	650,000
c. Fire Marshall Fees							12,000	12,000
d. Inspection Services							100,000	100,000
e. Insurance Consultant							3,400	3,400
f. Surveys & Tests							50,000	50,000
g. Permit/Impact/Environmental Fees							3,000	3,000
h. Artwork								-
i. Moveable Furnishings & Equipment							500,000	500,000
j. Project Contingency							331,600	331,600
<b>Total - Other Project Costs</b>		<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>1,650,000</b>	<b>1,650,000</b>
ALL COSTS 1+2		0	0	0	0	0	6,700,000	6,700,000

Appropriations to Date			Project Costs Beyond CIP Period			Total Project In CIP & Beyond
Source	Fiscal Year	Amount	Source	Fiscal Year	Amount	
TOTAL		0	TOTAL		0	6,700,000



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**CIP-3 SHORT-TERM PROJECT EXPLANATION**

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Page   1   of   2  

AGENCY Florida Atlantic University  
BUDGET ENTITY SUS  
PROJECT TITLE Realignment of Indian River  
Boulevard

AGENCY PRIORITY 9  
DATE BLDG PROGRAM \_\_\_\_\_  
APPROVED \_\_\_\_\_

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**PURPOSE, NEED, SCOPE, RELATIONSHIP OF PROJECT TO AGENCY OBJECTIVES**

The primary circulation around the Boca Raton Campus is along University Drive which borders the academic core on the east, west and the north. Through the years all three sections of University Blvd. have been enhanced to a four lane divided boulevard. Indian River Blvd. is the southern connector road between east and west University Drive. This roadway serves as the primary access for much of the residential halls located within the southern portion of the academic core. With the construction of the new 600 bed residence halls directly north of Indian River, traffic off this roadway has increased and the capacity on the two lane roadway is being strained. This project proposes to realign and expand Indian River blvd. to a four lane median divided roadway with bike lanes and pedestrian crosswalks.

Additionally, as part of the funding for this project the university will design and construct a connector road from east University blvd. to NW 2<sup>nd</sup>. This connector will alleviate traffic associated to the University's lab school during the peak hours, directly onto the arterial roads rather than through the University loop road.

Due to unforeseen conditions associated with underground utilities along the length of this roadway project, construction contingency for this project has been included at 7%.

This project was approved as part of the 2015-16 Education Plant Survey under recommendation 1.3 landscaping/site improvements.

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**STATISTICAL JUSTIFICATION**

The Statistical Justification portion of the CIP-3 is not required this year.

GEOGRAPHIC LOCATION: **FAU Boca Raton Campus** COUNTY: Palm Beach  
 PROJECT DESCRIPTION/TITLE: **Indian River Blvd. Realignment** PROJECT BR No. (if assigned):

CIP-3, B - PROJECT DESCRIPTION							
Facility/Space Type	Net Area (NASF)	Net to		Unit Cost (Cost/GSF)*	Construction Cost	Assumed Bid Date	Occupancy Date
		Gross Conversion	Gross Area (GSF)				
			0		0	Jan-24	Aug-24
			0		0		
			0		0		
			0		0		
			0		0		
Totals	0		0		0		
*Apply Unit Cost to total GSF based on primary space type							
Remodeling/Renovation			0		0		
Total Construction - New & Rem./Renov.					0	Total	0

CIP-3, C - SCHEDULE OF PROJECT COMPONENTS		ESTIMATED COSTS							
		Funded to Date	Year 1	Year 2	Year 3	Year 4	Year 5	Funded & In CIP	
1. BASIC CONSTRUCTION COSTS									
a. Construction Cost (from above)									
Add'l/Extraordinary Const. Costs									
b. Environmental Impacts/Mitigation									
c. Site Preparation									
d. Landscape/Irrigation									
e. Plaza/Walks									
f. Roadway Improvements							4,600,000	4,600,000	
g. Parking ___ spaces									
h. Telecommunication									
i. Electrical Service									
j. Water Distribution									
k. Sanitary Sewer System									
l. Chilled Water System									
m. Storm Water System									
n. Energy Efficient Equipment									
<b>Total Construction Costs</b>			0	0	0	0	0	4,600,000	4,600,000
2. OTHER PROJECT COSTS									
a. Land/existing facility acquisition									
b. Professional Fees							414,000	414,000	
c. Fire Marshall Fees									
d. Inspection Services							75,000	75,000	
e. Insurance Consultant									
f. Surveys & Tests							35,000	35,000	
g. Permit/Impact/Environmental Fees									
h. Artwork									
i. Moveable Furnishings & Equipment									
j. Project Contingency							232,000	232,000	
<b>Total - Other Project Costs</b>			0	0	0	0	0	756,000	756,000
ALL COSTS 1+2			0	0	0	0	0	5,356,000	5,356,000

Appropriations to Date			Project Costs Beyond CIP Period			Total Project In CIP & Beyond
Source	Fiscal Year	Amount	Source	Fiscal Year	Amount	
TOTAL		0	TOTAL		0	5,356,000

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**CIP-3 SHORT-TERM PROJECT EXPLANATION**

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Page  1  of  2

AGENCY  Florida Atlantic University

BUDGET ENTITY  SUS

AGENCY PRIORITY  1 (Other State Sources)

PROJECT TITLE  A.D. Henderson University

School (K-8)

DATE BLDG PROGRAM

APPROVED

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**PURPOSE, NEED, SCOPE, RELATIONSHIP OF PROJECT TO AGENCY OBJECTIVES**

The A.D. Henderson University School serves grades kindergarten through eight housed primarily in the original campus facility (building 26) constructed in 1967. The total complex is comprised of approximately 70,734 square feet of enclosed and conditioned school space and approximately 3,615 square feet of covered walkway and play area. The school has a three-fold mission of: 1) being a demonstration site for teacher education; 2) developing curricula; and 3) conducting research.

In 2013, the university commissioned an assessment of the facilities to determine a relative measure of the remaining useful life of the existing structures. The analysis included space needs assessment, site analysis, existing facility analysis, program area analysis and a utilities system analysis for all the structures on the complex. A detailed evaluation of the building systems and design identified major concerns throughout the facility. Some critical areas identified included: aged mechanical system that do not provide adequate capacity and need replacement; significant amount of asbestos identified throughout the structure; code compliance issues with ADA accessibility requirements; water penetration and indoor air quality issues due to age of the roof membrane; and insufficient space for adequate programmatic and instructional needs. As a result of the analysis and documentation submitted to the Florida Department of Education, the department supports the replacement of the original k-8 building in lieu of rehabilitating the existing building (see attached letter).

The initial request for this project, estimated at \$25 Million, was developed based on the immediate need for replacing the 1967 building comprised of 47,000 GSF. Upon further review and analysis of the site conditions through master planning studies for the entire complex led to expansion of the project scope to include replacement of existing modular buildings (which house the middle school) and inclusion of a gymnasium and auditorium, not part of the current complex.

Reconfiguration of the entire complex will allow for continued operations of the existing facilities during the construction phase. The project will provide state-of-the-art classrooms and labs to complement and enhance the teaching curriculum, in meeting the schools primary mission of providing first class education to A.D. Henderson School students. The new facility will also include space form STEM programs, study space, teacher workrooms, and a cafeteria. Additionally, this project will address site issues associated with traffic flow, safety concerns with drop-off/pick-up zones, parking needs and provide for a new gymnasium and an auditorium, each programmed to accommodate 600 seats. The proposed new project consists of 151,592 GSF at a total project cost of \$58.4 million. Through aggressive fund raising efforts, the school has raised over \$16 million dollars to contribute towards this project. The request for state funds is to provide the balance of funds needed for this project.

Given the quality of the education provided to Henderson students in the current outdated facility, the potential for enhanced performance and greater student success is limitless with this proposed project.

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**STATISTICAL JUSTIFICATION**

The Statistical Justification portion of the CIP-3 is not required this year.

GEOGRAPHIC LOCATION: FAU - Boca Campus COUNTY: Palm Beach  
PROJECT DESCRIPTION/TITLE: A.D. Henderson University School PROJECT BT No.

Facility/Space Type	Net Area (NASF)	Net to		Unit Cost (Cost/GSF)*	Construction Cost	Assumed Bid Date	Occupancy Date	Space Detail for Remodeling Projects			
		Gross Conversion	Gross Area (GSF)					BEFORE		AFTER	
								Space Type	Net Area (NASF)	Space Type	Net Area (NASF)
Classrooms	26,975	1.42	38,315	\$ 190.00	\$ 7,279,850	Jul-20	Aug-21				
Teaching Labs	8,648	1.42	12,284	\$ 190.00	\$ 2,333,870						
Support Space	18,987	1.42	26,969	\$ 190.00	\$ 5,124,097						
Library/Study	3,872	1.42	5,500	\$ 190.00	\$ 1,044,952						
Aud./ Exhibit	16,305	1.42	23,159	\$ 375.00	\$ 8,684,793						
Gymnasium	17,794	1.42	25,274	\$ 250.00	\$ 6,318,602						
<b>Totals</b>	<b>92581</b>		<b>131,501</b>		<b>30,786,163</b>						
*Apply Unit Cost to total GSF based on primary space type											
Remodeling/Renovation											
Total Construction - New & Rem./Renov.					<b>30,786,163</b>	Total	<b>0</b>	Total	<b>0</b>		

SCHEDULE OF PROJECT COMPONENTS

	ESTIMATED COSTS							Funded & In CIP
	Funded to Date	Year 1	Year 2	Year 3	Year 4	Year 5		
Basic Construction Cost								30,786,000
1. a. Construction Cost (from above)			30,786,000					30,786,000
Add'l/Extraordinary Const. Costs								0
b. Environmental Impacts/Mitigation								0
c. Site Preparation/Demolition			500,000					500,000
d. Landscape/Irrigation								0
e. Plaza/Walks			0					0
f. Roadway Improvements			0					0
g. Parking _200_ spaces			0					0
h. Telecommunication			150,000					150,000
i. Electrical Service			900,000					900,000
j. Water Distribution			0					0
k. Sanitary Sewer System			0					0
l. Chilled Water System			950,000					950,000
m. Storm Water System			0					0
n. Energy Efficient Equipment			0					0
<b>Total Construction Costs</b>	0	0	33,286,000	0	0	0	0	33,286,000
2. Other Project Costs								0
a. Land/existing facility acquisition								0
b. Professional Fees		3,739,000						3,739,000
c. Fire Marshall Fees		83,000						83,000
d. Inspection Services		70,000						70,000
e. Insurance Consultant		21,000						21,000
f. Surveys & Tests		55,000	0					55,000
g. Permit/Impact/Environmental Fees		6,000						6,000
h. Artwork			100,000					100,000
i. Moveable Furnishings & Equipment				2,770,000				2,770,000
j. Project Contingency			1,370,000					1,370,000
<b>Total - Other Project Costs</b>	0	3,974,000	1,470,000	2,770,000	-	-	-	8,214,000
<b>ALL COSTS 1+2</b>	0	3,974,000	34,756,000	2,770,000	0	0	0	41,500,000

Appropriations to Date			Project Costs Beyond CIP Period			Total Project In
Source	Fiscal Year	Amount	Source	Fiscal Year	Amount	CIP & Beyond
TOTAL		<u>0</u>	TOTAL		<u>0</u>	<u>41,500,000</u>

\*Total project cost estimated at \$58,471,000. The balance of funding will be through donations.

**Higher Educational Facilities  
Return on Investment**

This is a tool developed by a collaborative group of stakeholders designed to facilitate the identification of return on investment metrics for higher education facilities. Check any box(es) that apply, provide a quantitative explanation, and identify the term or years in which ROI information is provided.

Institution: Florida Atlantic University/Department of Education

Project: Henderson Developmental Research (Lab) School

Total Project Cost: \$ 41.0 M

Previous Funding (State and Local): N/A

Current Request: \$ 10 M

STEM (Yes or No): YES

Contact Person (Name, Position, Office and Cell Phone No., Email):

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Check any box(es) that apply and provide a quantitative explanation. Identify the term or years in which ROI information is projected.

1.  Number of Additional Degrees and Certificates Produced and How Those Degrees are Meeting the Needs of our State (Job Openings, Average Wages of those Job Openings, etc)

A.D. Henderson Developmental Research (Lab) School provides a completely immersed dual-enrollment program creating a path for early college graduation for over 130 students yearly. The majority of these students graduate with a bachelor's degree within two semesters of high school graduation. In fact, 72% of graduating seniors have participated in STEM field majors. These students have a direct impact on Florida's economy by filling high wage technology centric job openings.

2.  Number of Additional Students Served and the Benefits/Efficiencies Created (increase graduation rate, alleviate waitlist, increase academic support, etc.)

The replacement of the lab school facility will allow for an additional 200 students reducing the waitlist of students applying to the school. Increased academic support will be provided to students, teachers, and school administrators of public, charter and private schools. This is accomplished through serving as a state-wide model professional development training site which serves to increase the instructional capacity of K-12 educators throughout the state of Florida in STEM related fields. The site will increase its capacity for facilitating the increase of females as well as underrepresented populations' involvement and participation in STEM-related career fields. The project will provide state-of-the-art classrooms and labs to complement and enhance the curricula, research, and teacher professional learning in meeting the school's primary mission as a vehicle for the conduct of research, demonstration, and evaluation regarding management, teaching, and learning.

3.  Amount of Additional Research Funding to be Obtained; Patents Awarded

A.D. Henderson Developmental Research (Lab) School is unique in that it has a thriving research program in collaboration with FAU. Four hundred and nine (409) students have participated in our research program. Our high school and middle school students have produced 21 peer-reviewed research publications and secured over \$58,000 in funding for their projects. These students have traveled throughout Florida and the United States delivering over 150 research presentations. Additionally, our students have been recognized by corporations as well as the state of Florida through their selection as the Discovery & 3M Top Young Scientist for America as well as the number one environmental engineer at the Florida State Science and Engineering Fair to name just two. The replacement of this facility will create Multidisciplinary Teaching Laboratories, Everglades Restoration Laboratory as well as Genomic and Computational Laboratories. The creation of these laboratories will increase student enrollment and provide the facility necessary to increase research funding as well as potential patents.

4.  Project is in an Area of Strategic Emphasis as Determined by the Board of Governors' Gap Analysis or the Department of Economic Opportunity's National Occupational Forecast

The project serves as an Area of Strategic Emphasis as well as serves to support all Targeted Industries identified by the Florida Department of Economic Opportunity. Finally, these potential jobs have been identified through the North American Industry Classification System.

5.  Improves the Ranking of a Preeminent Program or Improves on a Performance Funding Model Metric

A.D. Henderson Developmental Research (Lab) School impacts the following performance metrics:

Percent of Bachelor's Graduates Employed (\$25,000+) and/or Continuing their Education Further 1 Yr. after Graduation

Median Wages of Bachelor's Graduates Employed Full-time One Year After Graduation  
Four Year Graduation Rate, Full-time FTIC

Academic Progress Rate 2nd Year Retention with GPA Above 2.0

Bachelor's Degree's Awarded in Areas of Strategic Emphasis (includes STEM)

Freshmen in Top 10% of Graduating High School Class

Percent of Bachelor's Degrees without Excess Hours

6.  Increase Business Partnerships Which Will Lead to Guaranteed Internships and Jobs for Students

A.D. Henderson Developmental Research (Lab) School serves as a statewide STEM Robotics Demonstration and Competition Site (Underwater ROVs, Unmanned Aerial Vehicles, and Terrestrial-based Autonomous Robots). This expertise coupled with business partnerships serves to provide internships as well as jobs for our graduates.

7.  Project Improves the Use, either Operationally or Academically, of Existing Space

This project will enable the replacement and subsequent expansion of STEM related facilities. Additionally, the project will serve to rectify a multitude of facility issues some of which include:

- a. 2013 facilities assessment report highlighted concerns related to the age of the mechanical systems, the presence of asbestos laden materials, ADA accessibility issues, aging roof membrane, and insufficient space for adequate programmatic and instructional needs.
- b. Further review and analysis of the site conditions through a master planning study necessitated the expansion of the project to include:

- i. replace the middle school portable classrooms
- ii. reconfigure site to address issues associated with traffic flow, safety concerns with drop-off/pick-up zones
- iii. upgrade utility infrastructure (chiller, power connections)

8.  Contribution of Local Funds Through Matching Grants, Property Donations, etc.

A.D. Henderson Developmental Research (Lab) School has received generous support from the private sector to support this project. The owners of Modernizing Medicine and Rybovitch Yachts each contributed 1 million dollars to the project. Additionally, a total of 3.5 million dollars in private funding has been secured for this project.

9.  Reduces Future Deferred Maintenance Cost and Extends the Life of the Facility by Bringing the Project up to Existing Standards (cost-benefit analysis of renovation or new facility vs. maintenance)

Explanation:

- a. Replaces existing 47,000 GSF building and associated infrastructure constructed in 1967, approved by DOE September 22, 2014
- b. Upon review of the Castaldi Analysis, dated June 2013 and revised November 2013 (prepared by Zyscovich Architects), DOE recommends the razing and replacement of Building 26 as a more economical option than rehabilitating the existing structure.

Other Pertinent Information not included above:

A.D. Henderson Developmental Research (Lab) School has initiated an aggressive fund-raising campaign and has secured over \$12 million dollars to supplement the funding requested by the State.



**STATE UNIVERSITY SYSTEM**  
**Fixed Capital Outlay Projects Requiring Board of Governors Approval**  
**to be Constructed, Acquired and Financed by a University or**  
**a University Direct Support Organization with Approved Debt**  
**BOB-1 - FAU BOARD OF TRUSTEES APPROVED - August 21, 2018**

<b>Univ.</b>	<b>Project Title</b>	<b>GSF</b>	<b>Brief Description of Project</b>	<b>Project Location</b>	<b>Project Amount</b>	<b>Funding Source</b>	<b>Estimated Month Of Board Approval Request</b>	<b>Estimated Annual Amount For Operational &amp; Maintenance Costs Amount</b>	<b>Source</b>
FAU	Boca & Jupiter (Phase I) Housing Development	263,300	600 bed residence hall - Boca Raton 150 bed residence hall - Jupiter	Boca / Jupiter	\$68,100,000	TBD	January, 2019	TBD	Auxiliary
FAU	Hotel / Conference Center	200,000	250 Rooms and Meeting Spaces	Boca Raton	\$45,000,000	P3	TBD	TBD	P3

**STATE UNIVERSITY SYSTEM**  
**Fixed Capital Outlay Projects that may Require Legislative Authorization**  
**and General Revenue Funds to Operate and Maintain**  
**BOB-2 - FAU BOARD OF TRUSTEES APPROVED - August 21, 2018**

Univ.	Project Title	GSF	Brief Description of Project	Project Location	Project Amount	Funding Source	Estimated Annual Amount For Operational & Maintenance Costs	
							Amount	Source
FAU	N/A							

**STATE UNIVERSITY SYSTEM**  
**Fixed Capital Outlay Legislative Budget Request**  
**Changes in Previous Appropriations**  
**BOB-3 - FAU BOARD OF TRUSTEES APPROVED - August 21, 2018**

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University: FLORIDA ATLANTIC UNIVERSITY  
Required Change: N/A

**STATE UNIVERSITY SYSTEM**  
**Summary of Capital Improvement Fee Projects**  
**2019-20 Fixed Capital Outlay (FCO) Legislative Budget Request**

**University FLORIDA ATLANTIC UNIVERSITY**

<b>Project Name</b>	<b>Total Project Cost</b>
Breezeway Expansion Phase I - Northern Connection	\$ 2,951,000
Breezeway Expansion Phase II - Southern Connection	\$ 649,000
<b>Total</b>	<b>\$ 3,600,000</b>

**STATE UNIVERSITY SYSTEM  
2018-19 CAPITAL IMPROVEMENT FEE PROJECT LIST  
PROJECT INFORMATION SHEET**

**University:** FLORIDA ATLANTIC UNIVERSITY

**Site Name:** BOCA RATON – MAIN CAMPUS  
(Main Campus, Branch Name, etc.)

**Project Name:** BREEZEWAY EXPANSION – PHASE I

**Project Description:**

(Should include the name of the building, work to be accomplished, whether the project is remodeling, renovation, expansion or site improvement as well as the programs or activities to benefit from the project)

A central feature to the Boca Raton Campus is the covered pedestrian system that extends from north to the south and creates a spine which connects the major academic buildings. This iconic element, also referred to as the “Breezeway,” does more than just provide protection from South Florida’s blistering sun and torrential rains. This exterior corridor provides places for informal meetings, collaboration, student gatherings, socializing, and other activities that promote student life.

The proposed project will extend the Breezeway from the current northern terminus, past the Recreational and Wellness Center, the Alumni Building to provide a safe pedestrian overhead crosswalk from the academic core to the future Schmidt Academic and Athletic Complex. Envisioned as a new hub for students and student athletes, the academic space within this complex will serve as nationally recognized center for student success and will be a bookend to the Student Union located on the southern portion of the Boca Raton Campus.

A future phase envisions extending the Breezeway to the south along the primary east-west pedestrian walkway (known as “Diversity Way”) to provide a continuous corridor of student activity terminating at the Student Union. When complete, this pedestrian spine will be a half mile long corridor connecting two major student hubs (the Student Union to the south and the Schmidt Academic and Athletic Complex to the north) with access to major academic buildings and serving as an outdoor living/learning community for FAU’s students, faculty, researchers and administrators.

This project will engage student representatives in all phases of project programming, selections and design.

**Project Funding:**

Extraordinary or unusual on-site/off-site cost(s) included in project cost (item & cost)

Project Cost Detail:	<u>Amount</u>
Construction	\$5,360,000
Professional Fees	600,000
Resident Supervision	
Artwork (if applicable)	
Equipment	
Contingency	<u>540,000</u>
Total Project Cost	<u>\$6,500,000</u>

Gross Square Feet: 500 LF  
 Net Assignable Square Feet: N/A  
 (Indicate total NASF and report by type on space inventory form)  
 Construction Cost per GSF: N/A  
 Project Cost per GSF: N/A

**Operational Funding for Facility\*:** Student Fees

\*Identify the specific revenue source that will be made available to fund the cost of operating any additional facilities provided by the proposed **2018-2019** appropriation.

**Funding by Year**

Fiscal Year	Source	Amount
2018-19	CITF	\$3,548,979
2019-20	CITF	\$2,951,021
	<b>Total</b>	<b>\$6,500,000</b>

**Key Project Schedule Dates:**

- November, 2018 Submission of Building Program
- February, 2019 Advertisement for Design Contract
- August, 2019 Advertisement for Construction Contract
- June, 2020 Issue Purchase Orders for Furniture and Equipment
- September, 2020 Occupancy

**Private Activity Space:**

(Please include if more than 5% of space includes Unrelated Business Income {UBI})

Description: \_\_\_\_\_

Project Private Activity Cost: \_\_\_\_\_

Name of Private User: \_\_\_\_\_

**STATE UNIVERSITY SYSTEM  
2019-20 CAPITAL IMPROVEMENT FEE PROJECT LIST  
PROJECT INFORMATION SHEET**

**University:** FLORIDA ATLANTIC UNIVERSITY

**Site Name:** BOCA RATON – MAIN CAMPUS  
(Main Campus, Branch Name, etc.)

**Project Name:** BREEZEWAY EXPANSION – PHASE II DIVERSITY WAY

**Project Description:**

(Should include the name of the building, work to be accomplished, whether the project is remodeling, renovation, expansion or site improvement as well as the programs or activities to benefit from the project)

Proposed as the second phase of the Breezeway Expansion, this project will extend the primary east west pedestrian causeway from the academic core to the Student Union. Known as Diversity Way, this 24' wide pedestrian corridor provides an active gathering spine for student organization and activities, while serving as a major connecting artery for student housing, Atlantic Café (main student cafeteria) and the major academic buildings.

Initial plans for Phase II will introduce structural elements that will provide shade and shelter from inclement weather, enhance landscape and lighting, incorporation of site furnishings and special gathering space to promote an outdoor living and learning community.

**Project Funding:**

Extraordinary or unusual on-site/off-site cost(s) included in project cost (item & cost)

Project Cost Detail:	<u>Amount</u>
Construction	\$7,100,000
Professional Fees	\$648,979
Resident Supervision	
Artwork (if applicable)	
Equipment	
Contingency	<u>\$751,021</u>
Total Project Cost	<u>\$8,500,000</u>

Gross Square Feet: 2,600 Feet  
 Net Assignable Square Feet: N/A  
 (Indicate total NASF and report by type on space inventory form)  
 Construction Cost per GSF: N/A  
 Project Cost per GSF: N/A

**Operational Funding for Facility\*:** \_\_\_\_\_

\*Identify the specific revenue source that will be made available to fund the cost of operating any additional facilities provided by the proposed **2019-2020** appropriation.

**Funding by Year**

Fiscal Year	Source	Amount
2019-20	CITF	\$648,979
2020-21	CITF	\$7,851,021
	<b>Total</b>	<b>\$8,500,000</b>

**Key Project Schedule Dates:**

- \_\_\_\_\_ Submission of Building Program
- \_\_\_\_\_ Advertisement for Design Contract
- \_\_\_\_\_ Advertisement for Construction Contract
- \_\_\_\_\_ Issue Purchase Orders for Furniture and Equipment
- \_\_\_\_\_ Occupancy

**Private Activity Space:**

(Please include if more than 5% of space includes Unrelated Business Income {UBI})

Description: \_\_\_\_\_

Project Private Activity Cost: \_\_\_\_\_

Name of Private User: \_\_\_\_\_



**STATE UNIVERSITY SYSTEM**  
**2019-20 Capital Improvement Fee Appropriation**  
**Worksheet for Calculation of Private Activity Project Cost**

**Private Activity Space** is defined as space contracted to private vendors for operation of specified auxiliary functions such as food service facilities or bookstores. If a university plans to have contracted private activity space within a project/facility, this form must be completed to document the basis for determination of private activity project cost.

**Private Activity Space Calculation**

Project Name Breezeway Expansion Phase I – Norther Connection

Project NASF N/A  
(Establish maximum NASF if project details are not available)

Project GSF Approximately 500 LF

Private Activity NASF N/A

Private Activity NASF Percent N/A

Private Activity GSF \_\_\_\_\_  
(Private Activity NASF Percent X Project GSF)

Project Cost per GSF \$ \_\_\_\_\_

Project Private Activity Cost \$ \_\_\_\_\_  
(Private Activity GSF X Project Cost per GSF)

NOTE: This information is needed for any proposed bond sale to finance Capital Improvement Fee appropriated projects.