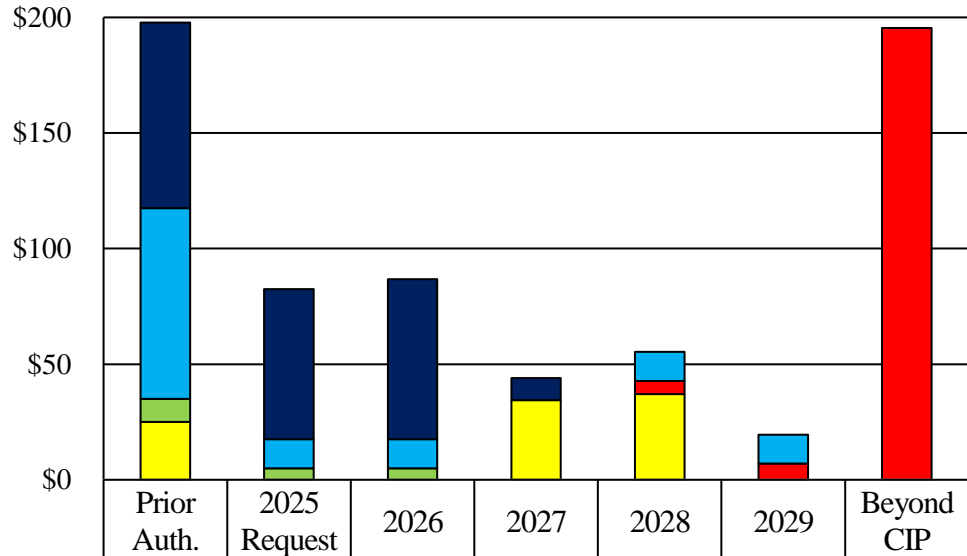


RB22
University of Maryland, College Park Campus – Capital
University System of Maryland

Capital Budget Summary

State-owned Capital Improvement Program – Uses
(\$ in Millions)



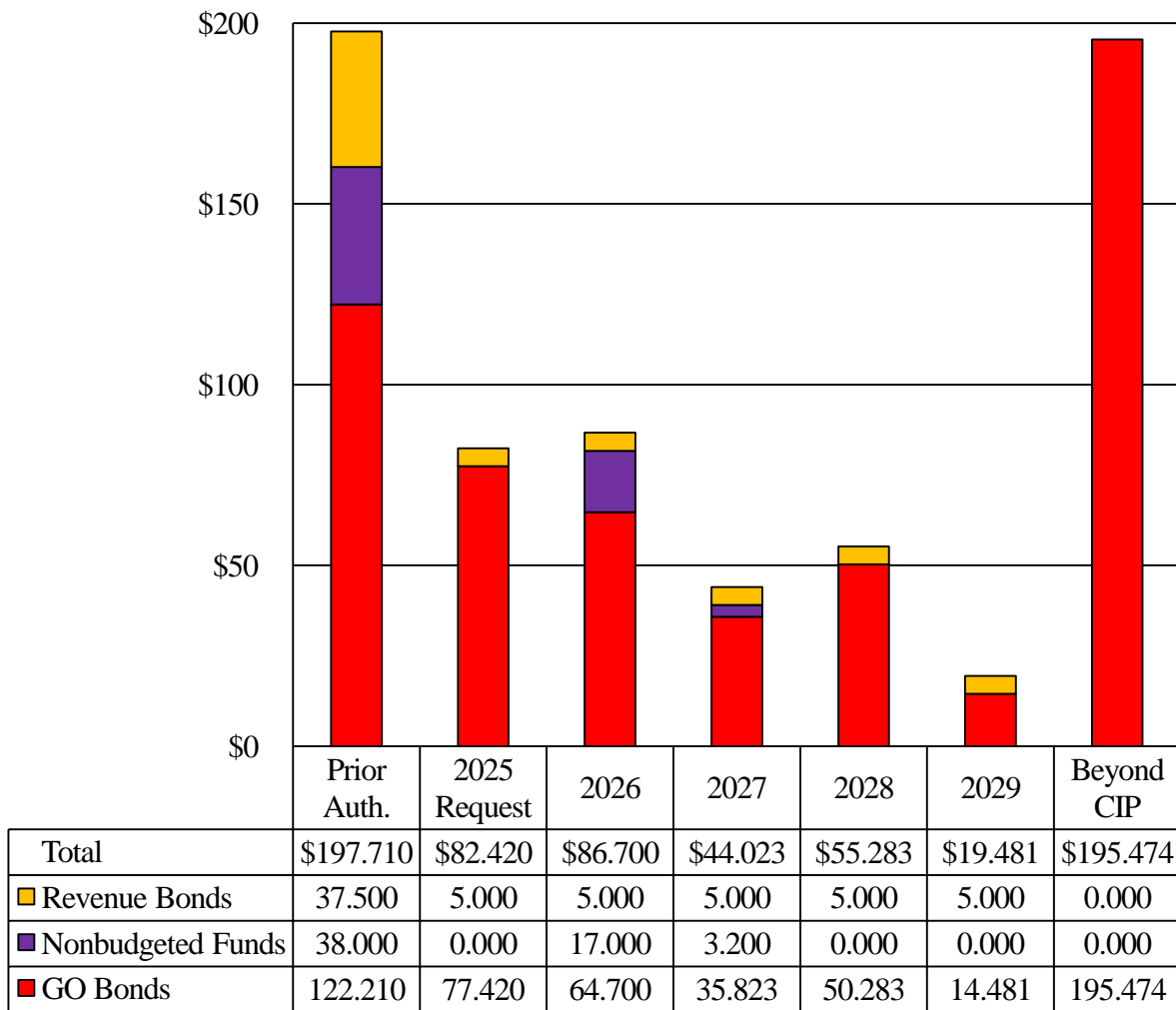
	Prior Auth.	2025 Request	2026	2027	2028	2029	Beyond CIP
Total	\$197.710	\$82.420	\$86.700	\$44.023	\$55.283	\$19.481	\$195.474
■ Interdisciplinary Engineering Building	80.210	64.920	69.200	9.612	0.000	0.000	0.000
■ Campuswide Building Systems and Infrastructure Improvements	82.500	12.500	12.500	0.000	12.500	12.500	0.000
■ Graduate Student Housing Site Development	10.000	5.000	5.000	0.000	0.000	0.000	0.000
■ Benjamin Building Addition and Renovation	0.000	0.000	0.000	0.000	5.711	6.981	195.474
■ Health and Human Sciences Complex	25.000	0.000	0.000	34.411	37.072	0.000	0.000

CIP: Capital Improvement Program

For further information contact: Sara J. Baker

Sara.Baker@mlis.state.md.us

State-owned Capital Improvement Program – Fund Sources
(\$ in Millions)



CIP: Capital Improvement Program
GO: general obligation

Key Observations

- Interdisciplinary Engineering Building:** The total cost of the project increased \$29.2 million to \$243.6 million based on a more detailed scope and the current construction market prices. However, the 2024 Capital Improvement Plan (CIP) does not accurately reflect the total cost and funds for the project, programming an increase of \$9.5 million to \$223.9 million.

- ***Benjamin Building Addition and Renovation:*** This project was added to the 2024 CIP and replaces the Hornbake Library conversion to renovate and construct an addition to the Benjamin Building for the College of Education. The 2024 CIP programs funds to begin design in fiscal 2028.
- ***New Health and Human Sciences Complex:*** The General Assembly added \$25.0 million to the fiscal 2023 capital budget to construct shell space and added preauthorizations to the fiscal 2024 capital budget: \$4.9 million in fiscal 2025; \$31.7 million in fiscal 2026; and \$27.1 million in fiscal 2027. However, the 2024 CIP does not program funding for construction until fiscal 2027.

GO Bond Recommended Actions

1. Approve all proposed authorizations and preauthorizations for the University of Maryland, College Park Campus.

Updates

Hornbake Library Conversion: This project was added to the 2023 CIP and was programmed to receive design funding in fiscal 2028. The General Assembly accelerated the project by adding an authorization for \$10 million to the fiscal 2024 capital budget. However, this project has been removed from the 2024 CIP based on institutional priorities and replaced with the Benjamin Building Addition and Renovation project programmed to receive initial design funds in fiscal 2028. The University of Maryland, College Park Campus (UMCP) expects to submit the part I and II program plan to the Department of Budget and Management (DBM) for the scope of work supported with previously authorized State funds by late spring/early summer 2024. Funding will be used to renovate a portion of the ground floor of Hornbake Library to better meet the space needs of the College of Information Studies.

Summary of Fiscal 2025 Funded State-owned Projects

Interdisciplinary Engineering Building

Project Summary: In October 2017, UMCP announced its largest donation of \$219.5 million from the A. James and Alice B. Clark Foundation, which included a provision to provide 30% or \$55 million (the lesser of the two) to support the construction of a new building for the A. James Clark School of Engineering that is to be leveraged with State and institutional funds. The new facility will house elements of the Department of Civil and Environmental Engineering and the Department of Mechanical Engineering and include space for collaboration with institutional and industrial partners, including the Center for Advance Transportation Technology.

RB22 – USM – University of Maryland, College Park Campus – Capital

New/Ongoing: Ongoing								
Start Date: Design December 2021					Est. Completion Date: Fiscal 2027			
Fund Sources:								
(\$ in Millions)	Prior Auth.	2025	2026	2027	2028	2029	Beyond CIP	Total
GO Bonds	\$42.210	\$64.920	\$52.200	\$6.412	\$0.000	\$0.000	\$0.000	\$165.742
Nonbudgeted	38.000	0.000	17.000	3.200	0.000	0.000	0.000	58.200
Total	\$80.210	\$64.920	\$69.200	\$9.612	\$0.000	\$0.000	\$0.000	\$223.942
Fund Uses:								
(\$ in Millions)	Prior Auth.	2025	2026	2027	2028	2029	Beyond CIP	Total
Planning	\$17.837	\$0.000	\$0.000	\$0.000	\$0.000	\$0.000	\$0.000	\$17.837
Construction	62.373	60.120	57.700	4.612	0.000	0.000	0.000	184.805
Equipment	0.000	4.800	11.500	5.000	0.000	0.000	0.000	21.300
Total	\$80.210	\$64.920	\$69.200	\$9.612	\$0.000	\$0.000	\$0.000	\$223.942

- **Need:** The new facility will address two key problems:
 - ***Lack of Space to Accommodate Projected Growth:*** An analysis of the Clark School of Engineering’s existing facilities and academic metrics determined that undergraduate and graduate enrollment will increase by 16% and 26%, respectively, and faculty and staff will grow 13% and 20%, respectively. In addition, to remain competitive with peer engineering programs, research space for each principal investigator and graduate student needs to on average increase by 550 and 85 net assignable square feet, respectively.
 - ***Insufficient Modern Facilities for the Department of Civil and Environmental Engineering and the Department of Mechanical Engineering:*** These disciplines are primarily housed in facilities constructed in 1948 and 1949 that no longer meet the requirements to educate engineering students or effectively support sponsored research. Engineering students participate in one or more team-based design courses and the currently available space is overcrowded, and there is no dedicated space for the Department of Civil and Environmental Engineering and Department of Mechanical Engineering students.
- **Changes:** UMCP submitted a program modification on November 10, 2023, to remove space for the Maryland Transportation Institute and redesign the space to accommodate the Clark Scholars Program and provide flexible wet-chemistry research laboratory space. While this will not increase the size of the facility, the cost of redesigning the space is \$3.2 million, which will be funded by the Clark Foundation, resulting in a total donation of \$58.2 million. Funding in fiscal 2025 is \$13 million lower than programmed in the 2023 CIP due to deferring \$13 million in nonbudgeted funds to fiscal 2027.

- **Concerns:** The total cost of the project increases by \$9.5 million from \$214.4 million in the 2023 CIP to \$223.9 million in the 2024 CIP, which includes the \$3.2 million for the space for the Clark Scholars Program. However, based on the latest estimate from the design/build team, which is based on a more detailed scope and current construction market prices, the cost increase is \$29.2 million, totaling \$243.6 million. Increases include:
 - \$18.9 million related to higher construction prices;
 - \$6.0 million related to increasing the size of the building by 6,692 gross square feet to accommodate a thermal plant to support the goal of achieving net-zero carbon emissions not only for this facility and the new Chemistry Wing and to meet the space needs of the mechanical equipment and internal circulation system; and
 - \$1.1 million cost increase to achieve net-zero carbon emissions.

Overall, the 2024 CIP does not accurately reflect the total cost and source of funds for the project. The 2024 CIP programs a total of \$165.7 million in general obligation bond funding and \$58.2 million in nonbudgeted funds, totaling \$223.9 million: a shortfall of \$19.7 million. If the intent is for UMCP to use institutional or other funds to cover this shortfall, then this should be reflected as an increase in nonbudgeted funds. UMCP states that if funds cannot be found to cover the shortfall, then portions of the facility would need to be shelled. The amount of space that would be shelled would depend on bid prices for the remaining work.

- **Other Comments:** The fiscal 2025 capital budget includes a \$52.2 million preauthorization for fiscal 2026 and \$1.4 million in fiscal 2027 to complete construction.

Campuswide Building Systems and Infrastructure Improvements

Project Summary: This is a stand-alone facility renewal initiative to address critical deferred maintenance projects, which, if left unaddressed, pose serious health, life, and safety issues. The program addresses a variety of renewal projects that can be categorized into two general categories:

- **Building Systems** include replacing electrical gear; upgrading fire alarm systems, automatic fire sprinkler systems, and fire pump controls; replacing HVAC equipment; and replacing equipment in utility buildings.
- **Infrastructure Improvements** include replacing underground heating and cooling piping and domestic water pipes; repairing building foundations; replacing underground foundation drain and sanitary piping; replacing exterior security lighting, cameras, and telephones; repairing and/or repaving roads; and repairing storm drain outfall and ponds.

RB22 – USM – University of Maryland, College Park Campus – Capital

The projects funded in fiscal 2025 include:

- replacing water cooled chillers at McKeldin Library that are 34 years old and at the end of their useful life, for which the refrigerant used is harmful to the environment and maintenance is challenging due to the lack of available parts (\$6.0 million);
- replacing critical mechanical and electrical systems in the Biomolecular Sciences Building that are over 30 years old and have not been upgraded (\$3.3 million);
- renewing mechanical and electrical systems of the south wing of Cole Field House that are original to the facility (\$2.3 million); and
- replacing the HVAC system on the ground floor of Hornbake Library that is original to the 1972 facility, which will be completed in conjunction with the conversion as previously discussed (\$1.0 million).

New/Ongoing: Ongoing								
Start Date: Est. 2013					Est. Completion Date: n/a			
Fund Sources:								
(\$ in Millions)	Prior Auth.	2025	2026	2027	2028	2029	Beyond CIP	Total
GO Bonds	\$45.000	\$7.500	\$7.500	\$0.000	\$7.500	\$7.500	\$0.000	\$75.000
Revenue	37.500	5.000	5.000	0.000	5.000	5.000	0.000	57.500
Total	\$82.500	\$12.500	\$12.500	\$0.000	\$12.500	\$12.500	\$0.000	\$132.500
Fund Uses:								
(\$ in Millions)	Prior Auth.	2025	2026	2027	2028	2029	Beyond CIP	Total
Planning	\$0.000	\$0.000	\$0.000	\$0.000	\$0.000	\$0.000	\$0.000	\$0.000
Construction	82.500	12.500	12.500	0.000	12.500	12.500	0.000	132.500
Total	\$82.500	\$12.500	\$12.500	\$0.000	\$12.500	\$12.500	\$0.000	\$132.500

- **Need:** Infrastructure failures have caused disruptions in electricity and HVAC services; caused water damage to buildings, resulting in classes being canceled, relocated to another building, or suspended; and has resulted in lost research. When failures occur, it often requires custom fabrication due to the age of the systems, which increases the length of service disruption and repair costs.
- **Other Comments:** The renewing of mechanical and electrical system at Cole Field House is part of a project to renovate the south wing of the Cole Student Activity building that was not included in the New Cole Field House project. Space in the south wing, in which areas lack air conditioning and restrooms are the original locker rooms, has remained unchanged since the 1950s and 1960s. The estimated cost for the project is \$16.9 million, which is being funded with fiscal 2022 and 2023 pay-as-you-go funds of \$1.4 million and

\$6.1 million, respectively, and fiscal 2024 campuswide building system and infrastructure fundings of \$6.5 million and institutional funds of \$0.6 million. Based on 50% construction documents, an additional \$2.3 million is needed to fund construction.

This is a stand-alone, ongoing facilities renewal project that will help address UMCP’s backlog of deferred maintenance, which currently totals \$1.0 billion, by \$12.5 million annually.

Graduate Student Housing Site Development

Project Summary: This project was added to the 2024 CIP to continue the development of a 10.75-acre site in east campus to make it more financially feasible for a developer to build below-market rate graduate student housing and will also create housing for faculty and staff. Development of the site is currently underway due to the General Assembly adding authorizations of \$5 million in both fiscal 2023 and 2024. The project includes demolishing old housing and offices, relocating existing utilities, converting a vacated portion of the Ellicott Dining Hall into offices for the Department of Residential Facilities, and performing site improvement work.

New/Ongoing: Ongoing								
Start Date: May 2023					Est. Completion Date: July 2026			
Fund Sources:								
(\$ in Millions)	Prior Auth.	2025	2026	2027	2028	2029	Beyond CIP	Total
GO Bonds	\$10.000	\$5.000	\$5.000	\$0.000	\$0.000	\$0.000	\$0.000	\$20.000
Total	\$10.000	\$5.000	\$5.000	\$0.000	\$0.000	\$0.000	\$0.000	\$20.000
Fund Uses:								
(\$ in Millions)	Prior Auth.	2025	2026	2027	2028	2029	Beyond CIP	Total
Planning	\$0.440	\$0.000	\$0.000	\$0.000	\$0.000	\$0.000	\$0.000	\$0.440
Construction	9.560	5.000	4.600	0.00	0.000	0.000	0.000	19.160
Equipment	0.000	0.000	0.400	0.000	0.000	0.000	0.000	0.400
Total	\$10.000	\$5.000	\$5.000	\$0.000	\$0.000	\$0.000	\$0.000	\$20.000

- **Need:** This project will address the shortage of affordable housing for graduate students. A survey of graduate students found that one-third of single graduate students and 41% of students with families had trouble finding housing close to campus, resulting in many students having to commute to campus, with 37% have a commute of at least 25 minutes. A 2020 housing study found that there was unmet demand for over 800 graduate student beds.
- **Project Status and Schedule:** The demolition of the six dilapidated apartment buildings, the Leonardtown Office building, and three small office trailers commenced in June 2023 and is expected to be completed in February 2024.

- **Changes:** With the \$5 million authorization added by the General Assembly to the fiscal 2024 capital budget, UMCP submitted a program modification in July 2023 to include the relocation of utilities, carrying out site improvements, and converting Ellicott Dining Hall into offices. DBM approved the modification in December 2023.
- **Other Comments:** The project is added to the 2024 CIP, and the fiscal 2025 capital budget includes a preauthorization of \$4.6 million for fiscal 2026 to complete construction.

Summary of Out-year State-owned Projects

- ***New Health and Human Sciences Complex:*** This project will complete recently constructed shell space in the New Cole Field House to house the Health and Human Sciences complex, which will include the Department of Kinesiology, the Maryland Institute for Applied Health, the Center for Health Families, and the Department of Epidemiology and Biostatistics. The complex will provide research and clinical space, increasing the ability to secure sponsored research funding. The General Assembly added \$25.0 million to the fiscal 2023 capital budget to construct the shell space. The General Assembly added preauthorizations to the fiscal 2024 capital budget: \$4.9 million in fiscal 2025; \$31.7 million in fiscal 2026; and \$27.1 million in fiscal 2027. The preauthorized funds for fiscal 2025 are not included in the budget as submitted. The 2024 CIP programs \$34.4 million in fiscal 2027, as the construction phase is not scheduled to commence until fiscal 2027. The estimated cost of the project is \$96.5 million.
- ***Benjamin Building Addition and Renovation:*** This project was added to the 2024 CIP and replaces the Hornbake Library conversion. This project would renovate and construct an addition to the Benjamin Building for the College of Education. The facility, built in 1966, needs upgrades to the infrastructure and lacks space for the college to grow due to the inadequate size and configuration of classrooms for student teacher training. Recent issues with flooding have caused significant disruptions. The addition will be constructed, and then renovation will occur after the College of Education moves to the addition. The college will retain some space in the renovated building, with the remaining space to be used for other academic purposes. The 2024 CIP programs funds to begin design in fiscal 2028.

Appendix 1
Executive’s Operating Budget Impact Statement – State-owned Projects
Fiscal 2025-2029
(\$ in Millions)

	2025	2026	2027	2028	2029
New Interdisciplinary Engineering Building – Zupnik Hall					
Estimated Operating Cost	\$0.000	\$1.526	\$4.745	\$4.838	\$4.932
Estimated Staffing	0.00	30.31	30.31	30.31	30.31

The Interdisciplinary Engineering Building impacts the operating budget in fiscal 2026 and reflects additional personnel to maintain the facility and other expenses related to operating the facility, such as utilities, supplies, and equipment.