

(\$ in thousands)

Project Title	Priority Ranking	Funding Source	Project Requests for State Funds		
			2020	2022	2024
Higher Education Asset Preservation and Replacement (HEAPR)	1	GO	\$ 150,000	\$ 0	\$ 0
Anoka-Ramsey Community College - Nursing and Business, Renovation	2	GO	\$ 16,282	\$ 0	\$ 0
Normandale Community College - Classroom and Student Services Renovation	3	GO	\$ 26,634	\$ 0	\$ 0
Minnesota State University Moorhead - Weld Hall, Renovation and Addition	4	GO	\$ 17,290	\$ 0	\$ 0
Inver Hills Community College - Technology and Business Center, Renovation and Addition	5	GO	\$ 14,653	\$ 0	\$ 0
Saint Paul College - Academic Excellence, Design	6	GO	\$ 937	\$ 17,016	\$ 0
Minneapolis College - Management Education Center Metro Baccalaureate Initiative, Design and Renovation	7	GO	\$ 10,254	\$ 8,562	\$ 0
Vermilion Community College - Classroom Building, Design and Renovation	8	GO	\$ 2,576	\$ 0	\$ 0
Central Lakes College - Student Services and Academic Support, Design and Renovation	9	GO	\$ 8,275	\$ 0	\$ 0
Northland Community and Technical College - Effective Teaching and Learning Labs, Design and Renovation	10	GO	\$ 2,220	\$ 0	\$ 0
Minnesota State University, Mankato - Armstrong Hall Replacement	11	GO	\$ 6,691	\$ 56,462	\$ 28,722
Winona State University - Center for Interdisciplinary Collaboration, Engagement, and Learning, Design	12	GO	\$ 3,218	\$ 41,205	\$ 0
Lake Superior College, Integrated Manufacturing Workforce Labs, Design	13	GO	\$ 985	\$ 11,408	\$ 0
North Hennepin Community College - Center for Innovation and the Arts at Brooklyn Park, Design	14	GO	\$ 6,598	\$ 34,320	\$ 0
Metropolitan State University - Cyber Security Program, Design and	15	GO	\$ 3,923	\$ 0	\$ 0

Renovation					
Pine Technical and Community College - Technical-Trades Labs, Design	16	GO	\$ 635	\$ 14,438	\$ 0
Total Project Requests			\$ 271,171	\$ 183,411	\$ 28,722
General Obligation Bonds (GO) Total			\$ 271,171	\$ 183,411	\$ 28,722

Higher Education Asset Preservation and Replacement (HEAPR)**AT A GLANCE****2020 Request Amount:** \$150,000**Priority Ranking:** 1**Project Summary:** Minnesota State Colleges and Universities is seeking \$150 million in Higher Education Asset Preservation and Replacement (HEAPR) funding for repair and replacement of building systems at its 54 campus locations.**Project Description**

Minnesota State is seeking \$150 million in Higher Education Asset Preservation and Replacement (HEAPR) funding for repair and replacement of its major building systems. The 2020 HEAPR request consists of approximately 54% for exterior updates (roofs, walls and other exterior components), 26% for HVAC and 20% for life, health and safety features and code compliance.

Minnesota State forecasts nearly \$1 billion is needed today to catch up to bring building systems out of backlog status for our academic buildings. This represents a Facilities Condition Index of 0.10 -- i.e., 10% of building systems are in backlog status.

The system regularly invests between \$32-\$35 million a year in regular repair and maintenance, and spends another \$32-\$36 million for energy costs. HEAPR and capital projects are the primary financial means used to update building systems and reduce overall operating and maintenance costs.

Project Rationale

- HEAPR funding ensures that campus operating dollars are used to improve educational outcomes, not repairing buildings
- HEAPR projects keep students safe, warm and dry
- HEAPR reduces total cost of ownership costs for the system
- HEAPR reduces the system's long term deferred maintenance outlook (currently forecast at \$1.64 billion in the next 10 years)
- HEAPR meets the state and the system objective of creating sustainable buildings

Project Timeline**Other Considerations**

Minnesota State is an active participant in the Department of Commerce Guaranteed Energy Savings Program (GESp).

Impact on Agency Operating Budgets

None.

Description of Previous Appropriations

\$130 million was requested in 2018; \$45 million was received in the 2018 Capital Bonding Bill.

Project Contact Person

Gregory Ewig
System Director, Capital Development
651-201-1775
gregory.ewig@minnstate.edu

Anoka-Ramsey Community College - Nursing and Business, Renovation**AT A GLANCE****2020 Request Amount:** \$16,282**Priority Ranking:** 2**Project Summary:** This project seeks funding to complete construction documents and construction pertaining to the modernization and expansion of nursing classrooms and labs and general classroom renovation within the Business/Nursing Building (BN) on the Coon Rapids campus.**Project Description**

The Nursing Program can expand its enrollments provided the facilities are updated to meet current and future needs. In addition to programmatic needs, there are multiple other aspects of the building that need to be addressed in this renovation. There is deferred maintenance associated with the existing structure. Many of the mechanical, electrical, and plumbing systems have reached the end of their life cycles and need to be replaced. The building must be updated to comply with the Americans with Disabilities Act, including classroom access and bathroom renovations.

The renovation will be confined within the existing BN Building at the ARCC – Coon Rapids Campus, approximately 34,505 sf. The project will address the space needed for an expanded Nursing Program and options for flexible learning environments for general classroom usage and to support academic department needs.

Project Priorities:

- Accommodate an expanding Nursing Program with updated facilities that meet the needs of current pedagogy.
- Create flexible classroom and learning environments to meet current needs with the ability to adjust to future requirements.
- Update the east entry to provide a welcoming access point for students.
- Provide phased options to ensure accommodation of existing student body.

Project Rationale

The methods through which nursing students learn has changed significantly since the BN Building was built. The existing building contains spaces that are not ideal for students and faculty and are inflexible in their current condition.

In addition to the need for renovation, the BN Building is closely tied with the overall goals of the master plan for the college. In particular, the campus vision to create flexible program space, creating a better arrival sequence from the east and improve access and circulation, and to enhance active learning and collegial spaces for students and faculty.

Project Timeline

07/2018: Design funding allocated

01/2019: Designer selected
04/2019-01/2020: Schematic Design and Design Development
02/2020-05/2020: Construction Documents
07/2020: Construction funding anticipated
07/2020-09/2020: Bidding/Award
02/2021: Midpoint of construction
10/2020-02/2022: Phased construction

Other Considerations

The nursing program has been actively seeking to modernize and expand its classrooms and labs for the past decade. In order to provide the pedagogical experiences our students deserve, it is imperative to provide environments for simulation, hands-on labs, and contemporary classroom learning spaces. Not doing so will adversely impact enrollments and not be responsive to the State's workforce request for more qualified nurses.

Impact on Agency Operating Budgets

As total square footage will remain the same, the general costs to operate will only experience a nominal change. Individual buildings are not currently metered separately. Thus, the campus aggregate cost to operate is \$6.51 per sq. ft. Building modernization will enable general R & R resources to be allocated elsewhere.

Description of Previous Appropriations

2018: \$569,000 for design

Project Contact Person

Kenneth Karr
Director of Facilities
763-433-1322
kenneth.karr@anokaramsey.edu

Normandale Community College - Classroom and Student Services Renovation**AT A GLANCE****2020 Request Amount:** \$26,634**Priority Ranking:** 3

Project Summary: This project renovates 70,561 sq. ft. of outdated classroom, faculty, student support and student study space in the College Services Building. Funding of this second phase will result in complete reorganization and reconfiguration of 25 classrooms, the math center, an open computer lab, and related support spaces.

Project Description

This project is Phase 2 of the College Services building project, which received design funding and Phase 1 construction funding in 2018. Phase 1 includes renovation of student services areas on the first floor of the College Services building and faculty offices on the second floor. This project will include the renovation of 70,561 sq. ft. of outdated classroom, faculty, and student support space on the second and third floors of the College Services Building.

Project Rationale

Major renovation is anticipated throughout the building and includes:

- Improved wayfinding and access between building floors
- Increased space utilization with classroom reconfiguration and right-sizing
- Reconfigured classrooms for active learning and collaboration
- Updated technology in classrooms and labs
- Additional student study areas for individual study and collaboration
- Reorganization of faculty offices to improve efficiency and collaboration.

Project Timeline

07/2018: Phase 1 funding appropriated

09/2018: Designer selection

10/2018: CM selection

10/2018-05/2019: Schematic Design, Design Development for both phases

06/2019-08/2019: Construction Documents for Phase 1

09/2019-10/2019: Bidding and Award, Phase 1

10/2019-09/2020: Phase 1 construction

07/2020: Phase 2 funding anticipated

07/2020-08/2020: Phase 2 Construction Documents

09/2020: Bidding and Award, Phase 2

09/2020-03/2022: Phase 2 construction

Other Considerations

This Phase 2 project received funding through Design Development as part of a comprehensive renovation to the entire College Services building. Phase 1 construction will begin in fall of 2019. If this project's funding is delayed or not obtained, the project will be left incomplete, with many features of the design only half-completed in terms of overall wayfinding and improved circulation. Areas on the second and third floors that moved on to the first floor in Phase One—like the coffee shop—will be abandoned. Costs for renovation will increase in the future due to escalation. It is critical that the second phase of the project is funded in order to fully realize the design vision established and instituted in Phase 1 of the project.

Impact on Agency Operating Budgets

With no change to the existing building footprint, no change to facilities management staffing is anticipated by the project.

Replacement of MEP systems as proposed in the predesign will result in a 30% reduction in energy, which translates to an estimated 20% reduction in total operating costs. Combined with a reduction of planned maintenance and repairs due to new systems in place, the project is anticipating in a reduction of \$686,000 in operating costs in 2020, compared to today.

Description of Previous Appropriations

2018: \$12,636,000 for design of Phases 1 and 2, and Phase 1 construction

Project Contact Person

Patrick Buhl
Associate Vice President of Operations
952-358-8595
patrick.buhl@normandale.edu

Minnesota State University Moorhead - Weld Hall, Renovation and Addition**AT A GLANCE****2020 Request Amount:** \$17,290**Priority Ranking:** 4**Project Summary:** This project renovates Weld Hall and constructs a 2,821 sq. ft. addition to address deferred maintenance, improve pedagogy, improve accessibility, and right-size classrooms which will serve over 1,400 students in English, Music, Film, Theatre, and Publishing.**Project Description**

This project preserves the oldest and most distinguished building on campus and brings it into the 21st century by addressing current code requirements, providing energy efficient building systems and creating state-of-the-art teaching environments. The renovation fosters faculty-student engagement and promotes interactive workshop-style classes. The auditorium will be renovated into a multi-purpose auditorium/music performance venue for use as a teaching lab and lecture hall, venue for campus film and music performances and a space for community/workforce training events. The project also:

- reduces the amount of office space
- adjusts the campus mix of classroom sizes and types to increase space utilization
- provides flexible technology-enriched learning studios to modernize curriculum delivery and provide for activity based learning and collaboration
- builds a new accessible entry addition to create a public face adjacent to the street and convenient access for workforce training and community events.

Project Rationale

The Weld Hall renovation will accomplish the goals of addressing deferred maintenance, improving pedagogy, producing skilled workers, and right-sizing the university's classroom usage. This historic building needs attention throughout to halt its deterioration, improve function, address serious life/safety issues and improve accessibility to correct ADA deficiencies.

Weld Hall is home to the 267- student English Department; five other departments teach in the building as well. The renovation will create flexible, collaborative teaching spaces where students in film, music industry and publishing prepare for their careers. The project will add seating to the auditorium and improve acoustics and technology, allowing for a greater range of uses.

Exterior work includes tuck-pointing and replacing windows. Interior work includes new fire sprinklers, addressing other fire code requirements, new HVAC equipment and distribution, renewed plumbing, new electrical, new finishes and technology upgrades.

Project Timeline

07/2018: Design funding appropriated

01/2019: Designer selection

02/2019-08/2020: Design
07/2020: Construction funding anticipated
08/2020-09/2020: Bidding and Award
09/2020-12/2021: Construction

Other Considerations

A delay in funding for this project will cause deferred maintenance to grow significantly and limit the university in providing an extraordinary education with the highest value/most affordable option. The last major renovation to the building was in 1968, over 50 years ago.

Impact on Agency Operating Budgets

Renovation will result in savings in deferred maintenance and energy costs. There will be no impact to staffing levels.

Description of Previous Appropriations

2018: \$628,000 for design

Project Contact Person

Jean Hollaar
VP of Finance and Administration
218-477-2070
jean.hollaar@mnstate.edu

(\$ in thousands)

Inver Hills Community College - Technology and Business Center, Renovation and Addition**AT A GLANCE****2020 Request Amount:** \$14,653**Priority Ranking:** 5

Project Summary: This project renovates 25,200 sq. ft. of the existing Business Building, constructs a new 1,000 sq. ft. connection to Heritage Hall, and constructs a small addition for mechanical space. The project remodels existing classroom, office and support spaces and upgrades the existing HVAC to meet current codes.

Project Description

The renovation of the Technology and Business Center will improve the quality and flexibility of teaching spaces so the college can better serve the departments that currently use the Business Building and better support STEM departments like Engineering who are in need of additional classroom space. This renovation would also create additional student support space and a central hub for STEM programs. Inver Hills Community College, including administration and facilities staff, developed the following goals for the project:

- Improve the efficiency of the classroom and office spaces
- Provide right-sized instructional space
- Eliminate deferred maintenance costs with the renovation
- Enhance the architectural connection to Heritage Hall
- Provide space for informal computing in connection to Heritage Hall
- Provide good identity to the entry and connection to the Campus Mall
- Provide an uplifting and vibrant quality of spatial environment

The strategic planning for the Technology and Business Center (TBC) calls for the complete renovation of the 25,200 sq. ft. sub-standard Business Building and the addition of a 1,000 sq. ft. single level connection to Heritage Hall (HH). All of these actions are an integral part of the college's 2012 Facilities Master Plan. Given that Dakota County is the fastest growing county in the State of Minnesota, the college's Facilities Master Plan lays the foundation for expanding STEM and programs that meet workforce needs, including; business, paralegal, and information technology careers (ITC).

The TBC renovation will provide 15 flexibly sized and technologically advanced classrooms for Technology, Business, and Paralegal programs and will accommodate expanding STEM programs. This renovation will also create more technology-enhanced spaces for new student orientation and PSEO orientations. Showcasing the renovation during new student orientation and recruitment will help promote the college as an attractive facility for learning.

Technology programs in the TBC will be connected to the Science and Math components of STEM in Heritage Hall by a single-level connection between the two buildings. The resulting collaborative work and learning environment will in turn allow the division to work with increased efficiency to address the

STEM workforce needs of Minnesota.

The existing Business Building has notable flaws and deferred maintenance concerns that are estimated to cost up to \$6M for the corrections; however, its primary shortcoming is the physical space available for STEM, business programs, and the college's key partnerships. Approximately 50% of the interior spaces do not have access to natural light. In addition, the existing plan configurations for technology and business classes cannot adapt to the evolving functional needs of these classes. Renovation would eliminate these major concerns.

This renovation will create additional space as well as significantly improve the sustainable logic for the building. Demolition and new replacement construction have also been evaluated and compared to renovation of the existing building. For a similar cost to completely new construction, the renovation can greatly improve the existing building. It would also be significantly wasteful to remove the existing building in order to replace it with a new building of comparable size. Renovation will change the detrimental flaws while reconfiguring sub-standard space within the building for academic opportunities.

Project Rationale

Improving the flexibility and efficiency of classroom spaces is a primary goal of the renovation. The physical room size is a limiting factor in assigning course sections for departments in the building. Appropriately sized classrooms allow the opportunity to increase revenue per course section.

The departments based in the building will be:

- Information Technology Careers (a division of STEM)
- Accounting
- Business
- Paralegal

The existing Business Building is home to the CISCO Systems Partnership. The current classroom size in the business building does not support larger class sizes. This project will rightsize our classrooms, creating the opportunity to generate additional revenue.

Inver Hills Community College began offering joint degree options with Concordia University - St. Paul in 2012. IHCC's Accounting A.S. degree shares coursework with the Accounting B.A. degree at Concordia University. IHCC's Contemporary Business A.S. degree shares coursework with the Organizational Management and Leadership B.A. degree and the Master of Business Administration at Concordia University. All of the coursework for these advanced degrees is offered at the Inver Hills campus, primarily in Heritage Hall. The Technology and Business Center will strengthen this partnership by providing a direct link between the Concordia University courses offered at Heritage Hall and the IHCC courses offered in the existing Business Building.

By connecting to existing Heritage Hall building, the college will expand the business baccalaureate completion program currently housed in Heritage to all business faculty and course offerings.

Within the business division, there are also focused adult learning programs. Adult learning programming is important as 50% of the population will be adult learners (25+ years old) with substantial work/life experience. It is important to have specific programmatic space for such learners.

Approved by the American Bar Association since 1978, the Paralegal Program at Inver Hills

Community College offers a highly challenging curriculum designed for new, career-changing, and diverse students. The program, for accreditation purposes, requires more access to technology-rich classrooms to maintain the practical application teaching methods that best mirror the employment market. The flexible spaces included in this renovation will provide integrated learning opportunities. This greatly increases our ability to improve space utilization.

Project Timeline

07/2018: Design funding appropriated
01/2019: Designer selection
03/2019-02/2020: Design process
03/2019: CM at Risk selection
07/2020: Construction funding anticipated
08/2020-07/2021: Construction

Other Considerations

The students are learning in sub-par facilities. The building is also up against its life expectancy and needs renewal. The campus needs to maintain and market to current and new students and this cannot be done effectively in the current building.

Impact on Agency Operating Budgets

Overall operating costs will decrease as a result of this project because new efficient mechanical systems will be installed in the renovated building. The project eliminates \$7.4 million in deferred maintenance; brings air handlers up to code; replaces unsafe electrical equipment; eliminates leaks that are causing water damage to other equipment and materials in buildings; replaces windows, doors, and roofs to improve emergency efficiency; and reduces FCI from .56 to .10.

Description of Previous Appropriations

2018: \$698,000 for design

Project Contact Person

Paul DeMuth
Director of Operations
651-450-3536
paul.demuth@dctc.edu

Saint Paul College - Academic Excellence, Design

AT A GLANCE**2020 Request Amount:** \$937**Priority Ranking:** 6

Project Summary: This project designs the rightsizing, renewal, and renovation of outdated and functionally obsolete classrooms and improves functionality of Student Services that support 43 associate degree programs and 70 career certificate and diploma programs, as well as enhancing existing capacity that will support metro area baccalaureate programs (without constructing new space and removing over \$3.84M backlog).

Project Description

The project will transform the campus by upgrading finishes and improving functionality of highly used campus interiors and instructional space. It will renovate, repurpose, or renew 124,000 GSF of existing classroom and laboratory and high use student service spaces in the aging East Tower (1964), West Tower (1984), and First Floor (Main Level) points of student support services. The 13,000 GSF CLC building will be demolished. The improvements will enhance the functionality and appearance of outdated classrooms, labs, toilets, hallways and student support and other common areas, positively impacting every student and visitor to the campus. The project also remodels space for an improved centralized model for delivering student services that meets a broad range of student needs in one easily accessible location.

This project will:

- Renew, renovate, and right-size outdated and functionally obsolete classrooms for STEM, liberal arts and work force trade programs
- Right-size, renew and renovate labs for Computer Science, STEM, liberal arts and work force trade programs
- Remodel/reconfigure work spaces and adjacent classrooms/labs for increased efficiency
- Create a new Food Service and Culinary food preparation demonstration and service area – that serves the food services needs of the entire campus (includes a new Serving Kitchen (1st floor)) and food distribution area as well as renewal of the college’s main Dining Services space
- Consolidate Student Services into a convenient “One Stop Shop” near the college’s west entrance and create a highly visible “Welcome Center” to simplify access to key student areas such as admissions, registration, financial aid, counseling, transfer services, career services and other key points of student service.
- Repurpose existing Student Service spaces to create back-of-house space for Fine Arts/Performing Arts
- Renew hallways, corridors, and bathrooms to meet ADA and other required codes.
- Replace 54-year-old doors and hardware with electronic lock controls which will ensure a more secure working and learning environment.

Project Rationale

The college reviewed and prioritized original, outdated program spaces based on current curriculum and workforce needs. The proposed renovation repurposes underutilized spaces and right-sizes many classroom and lab areas, directly supporting the goals of the Metropolitan Baccalaureate Initiative. This increases the instructional capacity overall and sets up the potential for nearby Metropolitan State University to access instructional space at night and weekends when SPC utilization is lowest. The renovated and renewed spaces on campus will also allow the college to create a specialized Entrepreneurship Center that would meet workforce needs in management, sales, and new business development.

Since 2016, a prototype for centralizing a portion of the college's student service areas was enacted with college funds. Lessons learned from this early test will inform the design of the One Stop centralized model of service, meeting a broad range of needs and questions in a single location in the West Tower which will co-locate functions according to student supports.

Project Timeline

07/2020: Phase 1 (design) funding anticipated

07/2020-06/2021: Design

07/2022: Phase 2 (construction) funding anticipated

07/2022-08/2022: Bidding and award

09/2022-08/2023: Construction

Other Considerations

If this project's funding is delayed or not obtained, students will continue to attempt to learn and receive support on campus in outdated and/or inefficiently designed/operated, heavily used facilities. While the campus has systematically invested in improvements to instructional areas to reduce the need for renovation and renewal, the scale of improvements that are needed is well beyond the campus's ability to use operating funds or HEAPR funding to address the large scope of improvements necessary to serve students well.

Impact on Agency Operating Budgets

Overall, the project will not increase building operating expenses – it will reduce current operating expenses. When complete, the project will reduce existing utility expenses because of more efficient lighting and reduced electrical consumption. The effectiveness of existing heating, ventilation and air conditioning will be enhanced by delivery improvements. No added staffing is required and ongoing expenses related to waste, recycling, and other consumables are not expected to change. Given the old (54 years) plumbing infrastructure and mechanical infrastructure of the main campus building complex, it's expected that the project will reduce annual repair and betterment expenses for an extended period of time. Removal of the CLC Building will eliminate this facility's repair and betterment and operating expenses.

Improvements related to enhanced space function and more efficient design will likely allow the college to reconsider staffing demand requirements so they can be redeployed to better meet campus needs.

Description of Previous Appropriations

None.

Project Contact Person

Benjamin Martinson

Physical Plant Director

651-846-1473

benjamin.martinson@saintpaul.edu

Minneapolis College - Management Education Center Metro Baccalaureate Initiative, Design and Renovation

AT A GLANCE

2020 Request Amount: \$10,254

Priority Ranking: 7

Project Summary: This project seeks funding for design of both phases and Phase 1 construction funding to renovate the Management Education Center (MEC) to better accommodate the two- and four-year business faculty and student space at Minneapolis Community & Technical College.

Project Description

The project is a total gut and renovation of floors 1, 2 and 4 of the combined Old and New Harmon buildings (collectively known as the Management Education Center, or MEC) and partial remodeling of floor 3. Mechanical and electrical infrastructure will be updated. The MEC building serves space needs for business, management and economics programs at Minneapolis Community & Technical College (MCTC) and Metropolitan State University. These programs have numerous space needs including better adjacencies, a thermally more comfortable environment, and more offices and classroom seats to accommodate program growth. These programs form the partnership between Metropolitan State and MCTC.

Key components of this project include:

- Providing new classroom and lab space for students
- Providing new student support spaces
- Providing new student collaboration space
- Providing faculty and staff renovated office space
- Replacing the roof of New Harmon and replacing/upgrading existing HVAC systems
- Replacing exterior windows in Old Harmon
- Renovating building entrances and restrooms
- Addressing significant ADA deficiencies
- Updating finishes

Project Rationale

The three primary reasons for this project are reduction of facility condition backlog, program space improvements related to the Twin Cities Baccalaureate Initiative, and improved space efficiency. In addition, the project, with its long term investment in the MCTC-Metropolitan State University partnership, is also acting as a catalyst for more integrated operations. For example, this project has prompted discussions around several student support services that can be provided by MCTC for Metropolitan's College of Management.

Program space needs include better adjacencies, a thermally more comfortable environment, and more offices and classroom seats for growth. Space efficiency supports this growth in the business, management and economics programs that form the partnership between Metropolitan and MCTC.

In addition, increased space efficiency will relieve pressure on other MCTC buildings and thus support the high priority development of a new baccalaureate partnership at MCTC. The Comprehensive Facilities Plans of both MCTC and Metropolitan State University provide an opportunity to expand partnership and allow for additional MSU presence at the MCTC campus.

Project Timeline

- 07/2020: Phase 1 funding anticipated
- 07/2020-03/2021: Design (both phases)
- 04/2021-05/2021: Bidding/negotiation
- 06/2021-07/2022: Construction (Phase 1)
- 07/2022: Phase 2 funding anticipated
- 08/2022-08/2023: Phase 2 construction

Other Considerations

Old and New Harmon both have high deferred maintenance, including a roof that leaks and a roof top unit that cools at 15% of its design capacity. Without funding, Old Harmon floors 1, 2, and 4 may need to be completely evacuated due to inability to cool. Floors 1-2 were partially vacated summer of 2017 to reduce cooling demand.

New Harmon required a roof emergency repair of approximately \$50,000 in January of 2017. Field investigation reports dated February 2017 identify additional wet insulation and degraded building structure due to water penetration. Delaying complete roof replacement will add significant cost to project and will most likely require additional emergency repairs.

Impact on Agency Operating Budgets

No change to staffing. This project will lead to a reduction in the MEC buildings' operating budget via utility savings of 35%-40% (\$19,000).

Description of Previous Appropriations

None.

Project Contact Person

Roger Broz
Facilities Director
612-659-6805
roger.broz@minneapolis.edu

Vermilion Community College - Classroom Building, Design and Renovation**AT A GLANCE****2020 Request Amount:** \$2,576**Priority Ranking:** 8**Project Summary:** This project renovates six general-purpose classrooms by enhancing technology capabilities, lighting, furnishings, and interior finishes. The project also renovates two sets of restrooms and lobby/corridor area in the Classroom Building. Finally, the project provides a new entry and replaces the Classroom Building roof.**Project Description**

This project creates flexible adaptive learning environments and increases technological capabilities in six classrooms. The project also brings two sets of heavily used restrooms into ADA compliance and updates adjacent corridors and lobby areas. The remaining asbestos in the Classroom Building is abated, primarily in the floor tile and mastic. The project provides an identifiable entry to the main Classroom Building and replaces the Classroom Building roof.

Project Rationale

Five of these classrooms are general purpose classrooms constructed in 1971. They have seen minimal updates since their original construction. The sixth classroom was constructed in 1985 and has seen no updates since originally built. The interior finishes (flooring, paint, ceilings, etc.) are in need of replacement and there is some remaining asbestos to be abated. In addition, these classrooms lack technological capabilities common in today's teaching environments. All but one of the classrooms are currently set up for lecture style instruction with 30-year-old furnishings. All enrolled students at VCC use one or more of these classrooms multiple times prior to graduation.

There are two sets of restrooms (Classroom Building and College Services Building) that were both constructed in 1971. These restrooms are some of the most heavily used on campus and are currently not ADA compliant. They have seen no updates since 1971. The Classroom Building roof is beyond its useful life and is currently leaking. The laboratory spaces beneath this leaking roof have all been updated in the last 10 years. HEAPR funding in recent years has been inadequate to replace this roof.

Project Timeline

07/2020: Funding anticipated

07/2020: Designer selection

07/2020: Bidding (roofing)

08/2020: Construction start (roofing)

08/2020-10/2020: Design (interior renovation)

05/2021: Bidding and award (interior renovation)

05/2021-07/2021: Construction (interior renovation)

Other Considerations

Delayed funding will result in ongoing water damage to the Classroom Building and damage to newly remodeled laboratory spaces. While a short-term repair may be possible for some areas of the roof, the widespread amount of wet insulation makes it impossible to ensure the integrity of the roof without total replacement. Students with disabilities will need to continue to travel to other areas of the campus to find accessible restrooms. Classroom conditions will continue to deteriorate possibly to the point where prospective students will look elsewhere for a more modernized, technologically adequate college.

Impact on Agency Operating Budgets

This project will have a positive impact on operating expenses. No additional personnel will be needed as no additional square footage is constructed. Lighting will be changed to LED resulting in lower energy costs and savings due to eliminating the need for fluorescent lamp disposal. New roof will result in new, dry insulation which will improve heating and cooling costs. New flooring in corridors will result in reduced annual maintenance.

Description of Previous Appropriations

None.

Project Contact Person

Dave Marshall
Director of Facilities
218-235-2125
d.marshall@vcc.edu

Central Lakes College - Student Services and Academic Support, Design and Renovation

AT A GLANCE

2020 Request Amount: \$8,275

Priority Ranking: 9

Project Summary: This project renovates 27,758 sq. ft. and renews 17,700 sq. ft. of the Brainerd Campus' Student Service and Academic Support areas to better meet prospective and enrolled student support needs, remove current barriers, and provide space to accommodate innovations in support of current and future learners.

Project Description

This project will update student services and adjacent academic spaces in the core of campus, strategically clustering the student services area to support the natural flow and progression of students across the admissions, enrollment, advising and all the way through the student life cycle. Academic support space renovations will allow us to provide appropriately sized spaces for our athletic, physical education, law enforcement and transfer programming, which are not ADA compliant and are old, unsafe, and too small to meet the needs of our current programming due to their current location and age.

This project is critical to CLC's ability to achieve its mission to "build futures." It is also consistent with our strategic plan to "inspire learning, advance innovation, and transform lives."

The project has three primary goals:

- 1. Removing barriers to student success and closing the achievement gap by enhancing the student experience and correcting structural inefficiencies,
2. Removing barriers to student access and promoting CLC's ability to recruit students, and
3. Enhancing academic program spaces that impact high numbers of students

Primary consideration is given to removing barriers to student success by improving wayfinding upon entering campus and strategically placing enrollment service functions in a convenient, easily accessible physical layout. Proximity of enrollment and support services in relationship to one another is a key factor in addressing student issues effectively and efficiently. The project will provide increased opportunities for innovation and collaboration and will remove existing barriers by increasing student engagement opportunities with expanded community partnerships. The project will focus on student access to and use of academic advising and supplemental instruction in areas such as STEAM, technical education and transfer. Research has shown that academic advising is crucial for student success in STEAM, technical education and transfer, especially underrepresented student populations in these areas, which is important for a vibrant local economy. Providing a shared, welcoming, multi-functional space where students can study, work on computers, or wait to meet with Student Services staff promotes an environment conducive to supporting student success. The project will also address key regional workforce needs by providing students with greater access to

baccalaureate completion in high demand STEAM programs such as Teacher Education, Information Technology, and Nursing by creating a prominent University Center. The Center will deliberately promote bachelor degree completion in high-demand fields and retention for students in the Minnesota State system.

The project will also promote student success by enhancing access to community services such as Adult Basic Education, Counseling, and physical and mental wellness. The project's emphasis on providing up-to-date academic space focuses on the physical education and athletic facilities address the need to ensure that the student body has access to a safe and ADA-compliant space to engage in health and wellness programming. This programming allows students to meet the requirements of the Associate of Arts (which constitutes approximately half of CLC's enrollment), Law Enforcement, and emerging Exercise Science programs and to meet the needs of our athletic program by providing safe, adequately sized, and ADA compliant support spaces including locker rooms, weight room, and fitness areas.

Project Rationale

This project addresses the following issues:

- The project will ensure that wayfinding is clear upon entering the campus and provide a space that is welcoming to students who may not have significant experience with higher education is a critical goal of the project. This will primarily impact our ability to recruit and retain students, as they need support throughout the educational journey.
- The project will improve and co-locate student support services, removing significant navigation challenges as students seek services. Additionally, while the current space does not provide sufficient space to work with students and families, the project will address individualized learning needs by providing shared, open, collaborative, and multifunctional spaces. These, in conjunction with a new conference room will provide non-dedicated space for private conversations.
- The project will allow CLC to leverage technology by providing IT accessible common spaces and enhanced computer labs delivering shared programming (such as student registration sessions and assessment) in the same multi-functional space.
- The project will support the diversity of the student body and closing the achievement gap by both making support services more widely accessible and making critical updates to the athletic program, which is the primary driver of student body diversity at CLC.
- The project will update Raider athletic spaces that are critical to the community's impression of the College and are currently significant barriers to recruitment and retention of both student athletes, and will update the space to be ADA compliant.

Flexibility and Adaptability

In working to meet the needs of our diverse student population, the need for space to work with students and family, to have confidential conversation, and to create a warm and welcoming environment intersect. A key component of the project is a flexible, multi-functional space to support this wide range of student needs:

- Rather than being dedicated to a single department or function, the space will be centrally located and available for student study, group work and collaboration, employees working with students, students waiting for services, and students interacting with technology.
- The space will adopt flexible, adaptive furnishings that can be reconfigured to meet a wide variety of changing needs.
- Technology will be integral to the entire renovation allow for wireless connectivity, charging

stations, and teleconferencing to other campuses and other locations.

The project also embraces increased space utilization, enhanced student access to support services, and providing opportunities for applied learning. Partnerships are fundamental to this project including the need to clearly connect partnership spaces to the student flow:

- The new University Center provides students with access to bachelor degree completion in high demand careers with emphasis on both retention of students in the Minnesota State system and the ability to complete the bachelor's degree with our online partners (SMSU, SCSU, MSUM) while using CLC's resources, space, personnel and technology throughout the 4-year journey.
- The project will provide clear spatial connections between CLC services and those of our community partners on campus, providing students will cost-effective access to health and wellness services.
- The project will support space for applied learning, consistent with CLC's strategic plan's goal to "inspire learning" through engagement. One such example provides nursing students with the ability to have direct clinical experience with WeARE, the health clinic on campus.

Project Timeline

07/2020: Anticipated design and construction funding

11/2020: Designer selection

12/2020-07/2021: Design

08/2021-09/2021: Bidding/Award

02/2022: Midpoint of construction

10/2021-08/2022: Phased Construction

Other Considerations

The current student services offices are very small and cannot accommodate a staff person meeting with either a colleague or a family navigating through the admissions and enrollment cycle. Given that many conversations are confidential, such as those concerning financial aid or student behavior, the need for appropriate space cannot be overstated. The project addresses this through creating a large, multi-functional and flexible space in addition to multi-purpose private conference rooms to for confidential conversations.

Impact on Agency Operating Budgets

CLC does not anticipate a significant change in institutional operating costs because of this project. Existing recycling program will continue, and we do not expect the need for additional staff. LED lighting will reduce operating expenses however we are adding air conditioning to 12,440 square feet of existing space (instructional space). CLC expects that the changes incorporated into this project will contribute to our strategic enrollment management plan by promoting students' success and meeting our goals to increase the retention of all students as well as closing the achievement gap.

Description of Previous Appropriations

None.

Project Contact Person

Kari Christiansen
Vice President of Administrative Services
218-855-8060
kchristiansen@clcmn.edu

Northland Community and Technical College - Effective Teaching and Learning Labs, Design and Renovation

AT A GLANCE

2020 Request Amount: \$2,220

Priority Ranking: 10

Project Summary: This project consolidates and expands, within the existing building, the Early Childhood and Education Program, Pharmacy Technology Program, Respiratory Therapist Program and Computer and Networking Technology Program by renovating existing classrooms and lab spaces to meet current teaching methodologies and accreditation requirements.

Project Description

The existing programs impacted by this project include the Early Childhood and Education, Pharmacy Technology, Respiratory Therapy, and the Computer and Networking Technology programs. The renovation will develop spaces which will meet the needs of academic course content delivery, provide for robust technologies, satisfy accreditation requirements and reflect a professional teaching, learning and working environment.

This project renovates outdated classroom and lab spaces, provides sound attenuation between classrooms, provides a children’s restroom for the Early Childhood program, and provides for needed improvements to the mechanical and electrical systems in the area of the renovation.

Project Rationale

Originally, the affected programs moved into available space on campus and they are housed in lab spaces that were not specifically designed for their specific program needs. The spaces have been reconfigured and modified over time, but, do not meet the needs of program teaching methodologies. Improved lighting and HVAC upgrades will also improve the environment for students, faculty and staff.

Project Timeline

- 07/2020: Funding anticipated
- 07/2020-10/2020: Design
- 01/2021-02/2021: Bidding and award
- 02/2021-08/2021: Construction

Other Considerations

If this project is not funded, students and faculty will continue trying to learn and teach in outdated spaces which increasingly do not meet the needs of programs or accreditation requirements. It will be difficult for the college to recruit students and faculty to spaces that do not simulate real world conditions and environments.

Impact on Agency Operating Budgets

This project renovates existing space so no new facilities staffing or operating expenses are anticipated. New efficient lighting and HVAC upgrades will reduce operating costs for the affected spaces.

Description of Previous Appropriations

None.

Project Contact Person

Shannon Jesme
Vice President of Administrative Services
218-683-8577
shannon.jesme@northlandcollege.edu

Minnesota State University, Mankato - Armstrong Hall Replacement

AT A GLANCE**2020 Request Amount:** \$6,691**Priority Ranking:** 11**Project Summary:** This project designs a new academic building of 100,000 new square feet and renovation of 70,100 existing square feet to allow demolition of Armstrong Hall (144,000 square feet).**Project Description**

This project replaces Armstrong Hall, the most heavily used and worn out classroom building on campus, through construction of a new, smaller building and renovation of existing space. The project results in a net reduction of 44,000 sq. ft. in our building inventory and drives a higher overall utilization of existing academic space. The reduction of campus square footage will be accomplished with implementation of student-focused space use and scheduling principles and increasing Minnesota State Mankato's space utilization. Once implemented, the scheduling principles will increase weekly room use from 32 to 38 weekly room hours as well as improve student access to the classes they desire and need for their selected graduation track. The demolition of Armstrong Hall will remove over \$24,000,000 of deferred maintenance and eliminate several building code and ADA deficiencies.

The Armstrong Hall Replacement project is a phased design, construction, renovation and demolition project that results in a net reduction of campus space by 44,000 sq. ft. The project includes 100,000 sq. ft. of strategically located new construction and renovates 68,000 sq. ft. of existing campus space to relocate the Armstrong Hall program. The final phase demolishes the 144,000 sq. ft. Armstrong Hall building. Renovation includes the buildout of 18,000 sq. ft. in the basement of the new Clinical Sciences Building and repurposing approximately 70,000 sq. ft. of existing campus space with a bulk of it in the Library. The reduction of square footage is accomplished through implementation of new scheduling principles, rightsizing of classrooms, and repurposing of space to improve space use efficiency.

The design of the replacement space relies on weekly classroom use hours (WRH) increasing from average of 32 WRH to 38 WRH. The number and sizes of the classrooms support the campus goals for minimum class sizes and increase minimum seat utilization of 75%. Minimum class size determined by the strategic budget analysis results and calculated break-even point for cost of delivery.

Armstrong Hall currently contains the administrative offices for three of the seven campus colleges, including Arts and Humanities, Education, and Social and Behavioral Studies. All campus colleges make use of general classrooms in Armstrong Hall. The building supports 24 departments that provide 94 degree and certificate programs as well as the much of the general education requirements for all degree programs. Several of these programs contribute graduates for occupations on the list of high demand as defined by DEED, such as teachers, K12 special education, leadership and counseling.

This three-phase project culminates in the demolition of 1964-era Armstrong Hall and removes \$24,000,000 of backlogged deferred maintenance in that facility and corrects approximately \$6,000,000 of deferred maintenance backlog in the Library.

Project Rationale

Armstrong Hall, built in 1964, is 144,000 sq. ft. and houses 49 of the 101 general classrooms and 24 academic departments from three colleges. Armstrong Hall is known as the “workhorse” of the campus and nearly every student that has attended the university has had at least one class in Armstrong Hall on their path to graduation. The campus has invested a significant amount of repair and asset preservation dollars to extend the life of existing systems but the size, scope and cost to perform wholesale replacement has prevented our ability to renew the facility. The result now is most of the 54-year-old building infrastructure is completely worn out and requires extensive renovation and renewal work to remain code compliant and provide a healthy productive environment. The building currently has an FCI of .46 and backlog of over \$24,000,000 of deferred maintenance.

In acknowledgement of the facility need for this building, the campus has performed to prior predesigns with different approaches to deal with the outdated and worn out facilities. In 2016 the University completed a predesign evaluating the concept of constructing an addition for swing space and then renewing the existing building. This approach added too much square footage, cost too much and presented some difficult logistics to overcome. In 2018 the campus completed a second predesign to evaluate the concept of renewing the existing building only. This predesign revealed that a renewal would cost an estimated \$43,000,000 (total project cost) to address all deferred maintenance and make the building code compliant. A renewed Armstrong Hall would not serve modern pedagogy well for the next 30 years. The existing building design has narrow column spacing, lack of windows, and low floor to ceiling height making it a poor foundation for creating right sized flexible learning spaces. When considering the ratio of amount of investment to possible outcomes and the complicated logistics of repair, we have concluded the building is not worth the cost to repair and would not serve today’s classroom pedagogy even if completely renewed.

In 2017 the campus embarked upon a new strategy that started with a campus wide academic space analysis to see if the opportunity existed to replace Armstrong Hall with a smaller building. Results of the study showed MSU Mankato is actually fairly well utilized when compared to peer institutions within the Minnesota State system and meets most of the system minimum guidelines for space utilization. It was also noted that the space program in Armstrong Hall is very compressed with very small offices and densely occupied classrooms at approximately 18 sq.ft. per student. Despite the evidence that our campus is already meeting utilization standards Minnesota State, Mankato has chosen to go beyond the minimum standards of space utilization. This funding request represents a commitment by the university to replace Armstrong Hall and reduce the overall campus square footage.

Project Timeline

This project consists of 3 phases. Phase 1 designs all construction through Design Development.

07/2020: Phase 1 funding anticipated

07/2020-08/2020: Designer selection

09/2020-06/2021: Schematic Design, Design Development (all phases)

06/2021-11/2021: Construction Documents (new building and Clinical Sciences renovation)

10/2021: Bidding and award, Clinical Sciences renovation

11/2021-03/2022: Construction (Clinical Sciences reno)

07/2022: Phase 2 funding anticipated

07/2022-01/2023: Construction Documents (additional renovations)

09/2022-10/2022: Bidding (new building)

11/2022-12/2023: Construction (new building)

07/2024: Phase 3 funding anticipated

08/2024-09/2024: Bidding (additional renovations)

10/2024-03/2025; 06/2025-12/2025: Phased construction (additional renovations)

07/2025-11/2025: Construction documents (old Armstrong Hall demolition)

11/2025-12/2025: Bidding (demolition)

12/2025-06/2026: Demolition and landscape reconstruction (old Armstrong Hall)

Other Considerations

The existing Armstrong Hall roof is 30 years old, which is 10 years beyond the expected 20 year life for EPDM rubber roofs, and while it is defying all odds for longevity it is reasonable to expect this will need to be replaced prior to the demolition phase if the project is not funded for design in 2020. The HVAC system has interior lined insulated ductwork. The ductwork has been cleaned and coated with an encapsulating material several times; however, the insulation is deteriorating beneath the coating and still breaking loose causing a black dust out of the air diffusers. The duct may be beyond repair by any additional coating and could result in exposure to air quality complaints. The exterior stone window lintels are deteriorating and have resulted in cracked and spalling stone falling to the ground. Thirteen window units were replaced in the past and we will likely have to replace several more. The building is code deficient in both ADA compliant restrooms and total number of restroom fixtures. The building is simply worn out and action needs to be taken to either invest millions of dollars to repair or replace it before the disrepair forces undesired emergency and reactive expenditures.

Impact on Agency Operating Budgets

The final completion of this project will reduce the campus square footage by 44,000 GSF and replace 100,000 GSF of inefficient 1960s-era building space with a new highly efficient building, resulting in a significant drop in building utility expenses and reduced load on existing infrastructure. Overall staffing impact is expected to be neutral with the added classroom cleaning load in the library and need for additional technician skills required for the new systems in the new building. In our expectation staffing will reduce by one custodial position to accommodate the addition of a electrician/electronics specialist position. Campus funds building R & R at \$1 per square foot and will result in a reduction of \$44,000 in the R & R fund by the completion of all phases.

Description of Previous Appropriations

None.

Project Contact Person

Paul Corcoran

Assistant Vice President for Facilities Management

507-389-6802
paul.corcoran@mnsu.edu

(\$ in thousands)

Winona State University - Center for Interdisciplinary Collaboration, Engagement, and Learning, Design**AT A GLANCE****2020 Request Amount:** \$3,218**Priority Ranking:** 12**Project Summary:** This project designs a new, highly sustainable 73,000 sq. ft. academic building and demolition of the aging Gildemeister and Watkins Halls.**Project Description**

Winona State University's project vision is to inspire collaboration, transformation and innovation through community engagement; a gateway to learning.

The new building will support the five university colleges, creating a campus-wide active learning resource and promoting interdisciplinary learning initiatives. Additionally, it will provide flexible and adaptable learning spaces and faculty workspaces to encourage innovation, experimentation and long-term usefulness of the facility. Finally, the project will exemplify Winona State University's re-energized focus on sustainability and resilience.

The Center for Interdisciplinary Collaboration, Engagement, and Learning (CICEL) will be a community-wide resource for social and ecological literacy. The project was conceived by a multidisciplinary steering committee representing multiple colleges at Winona State. Working toward breaking down traditional discipline silos and providing a flexible academic resource responsive to future learning methodologies, the new classrooms, studios and labs will be discipline agnostic, with scheduling priority given to courses that engage multiple disciplines. The building's 50 offices can either house departments in their entirety or serve as a home base for faculty while they test interdisciplinary programming.

By consolidating the building program into a single structure, the campus gains a new green space that bridges the academic core and residential zones of the campus. The project will establish a new entry point leading to the academic core of the campus and this new green space.

This project will meet WSU's commitment to being Carbon Neutral and advance Net Zero Energy (NZE) goals, setting a new precedent for sustainable building design. As a NZE and carbon neutral building, this project brings the following benefits:

- First NZE and carbon neutral building in the Minnesota State system
- WSU and MN State take leadership roles in the state, region, and country, setting a sustainability benchmark for higher education institutions
- Sets a new standard for the rest of the WSU campus and the rest of the MN State system
- Short 9.5 years return on additional investment for sustainable systems
- Avoided annual energy costs and significantly reduced water costs

- 1.8 million pounds of avoided carbon emissions (equivalent)
- Follows through on the 2007 Climate Commitment

Project Rationale

Update Academic Spaces:

Using the Educause Learning Space Toolkit as a framework, WSU has completed a review of campus learning spaces and developed a plan to revitalize and expand the portfolio of campus learning spaces. The review identified numerous classrooms, labs and studios that were overcrowded, lacked suitable furnishings and technology and did not suit the teaching and learning styles of our faculty and students. Our plan for providing quality learning spaces can be partially realized by upgrading and reconfiguring existing spaces; but to complete our portfolio of learning spaces, new spaces like those in the Center for Interdisciplinary Collaboration, Engagement & Learning will be needed.

This project allows us to create deliberately designed spaces that nurture collaborative and active learning. The vision for this building is to have faculty, staff, students, and community members moving in and out of spaces that are designed to be purposefully flexible, with a modular design that can be reduced or expanded to accommodate classes from 20 to 120. Building spaces that have a single fixed occupancy size in 2018 may not be desirable in 2028! Modular designs for these spaces provide flexibility and encourages active and creative learning.

Ease Barriers to Student Success:

This project will create learning spaces that invite engagement from all disciplines and practices focused on problem based civic engagement—spaces where our current relationships with the communities around us can be both hosted and expanded, and where faculty and students participate in community-based work that not only develops research skills but helps them apply their new knowledge and skills as a result. Key features of our successful Warrior Success Center and our Teaching, Learning & Technology Services such as specific tutoring and advising services, career and business engagement support, or other support services will be provided to students and faculty using the building.

Prioritize Energy Efficiency and Renewable Energy Infrastructure:

Winona State University has re-energized our focus on stewardship, sustainability and resilience. To reach our goals for greenhouse gas emissions, energy conservation and efficiency, water conservation and efficiency, waste reduction, and conservation and protection of the natural environment, each building project must reach beyond the current standards and practices.

This building will contribute to WSU's goals through being net zero energy, carbon neutral, water balanced, low waste and toxin free.

Limit New Square Footage:

This project replaces two aged structures with a single new structure. The new building will reduce the overall campus square footage by 5,300 sq. ft. and add an acre of green space to the academic core of campus. Additionally, maintaining and servicing one building versus two buildings will provide operational savings.

Project Timeline

07/2020: Phase 1 (design) funding anticipated

08/2020-09/2020: Designer selection
10/2020-02/2022: Design

07/2022: Phase 2 (construction) funding anticipated
07/2022-08/2022: Bidding
08/2022-09/2024: New building construction and existing building demolition

Other Considerations

The predesign process diligently compared options for renovating the existing buildings, partial replacement and renovation of an existing building, and constructing a new building. This analysis revealed that while the new building was marginally more expensive to build, it would greatly improve the quality and adaptability of space and be more capable of meeting WSU’s sustainability goals. Through reduced operating and maintenance costs, the additional initial investment in new construction has a payback of 9.5 years and a \$22 million life cycle cost savings compared to existing operations. In addition, the dynamism of the new building will contribute to WSU’s ability to attract and retain quality students, faculty and staff.

Impact on Agency Operating Budgets

The project replaces two buildings that have not experienced significant upgrades since their opening in 1964. Replacement of these buildings will reduce operating expenditures through reduced square footage, reduced custodial and maintenance costs and reduced utility costs.

Description of Previous Appropriations

None.

Project Contact Person

James Goblirsch
Associate Vice President for Facilities Management
507-457-5039
james.goblirsch@winona.edu

Lake Superior College, Integrated Manufacturing Workforce Labs, Design**AT A GLANCE****2020 Request Amount:** \$985**Priority Ranking:** 13

Project Summary: This project designs new lab spaces for integrated manufacturing programs at the main campus of Lake Superior College, replacing underutilized classroom space, eliminating costly leased space, and consolidating facilities for the benefit of students. Existing space will be remodeled and a new addition will be constructed to accommodate the new lab spaces.

Project Description

Integrated Manufacturing moved into a leased space off-campus because there was not adequate space to meet their growing needs. The move was always intended to be temporary. This project allows the college to reunify its students, faculty, and assets in a space that better serves its students.

The project will renovate the 1990 "B" building addition as the space is not usable for the current programmatic needs and negatively impacts space utilization on campus. A new addition will be created adjacent to the B building with spaces designed for the integrated manufacturing programs. Adjacencies will allow for sharing of resources and give students exposure to multiple programs by being located on campus instead of at the leased facility in downtown Duluth. The project will positively impact the students in the Computer Aided Design, Machine Tool, Welding, Electronics, and Civil Engineering programs.

Project Rationale

Students in the affected programs have been learning at a remote location, disconnected from key student services that promote success and engagement in the campus community. Consolidating the programs to the main campus not only addresses the current isolation of those students, but also provides an opportunity for cross-program instruction and sharing of resources while reducing overall operational costs for Lake Superior College.

At the same time, this project facilitates a much-needed change to the B Building, as it is an underperforming building in terms of key B3 requirements and the quality of classroom spaces. Many classrooms have inadequate aspect ratios, are not rightsized for their current uses, need technology updates, and do not support active learning techniques.

Creating appropriate labs for Integrated Manufacturing through renovation and new construction can create spaces that are rightsized, meet or exceed industry standards, contribute positively to space utilization goals, and better serve students.

Project Timeline

07/2020: Phase 1 (design) funding anticipated

07/2020-08/2020: Designer selection
08/2020-02/2022: Design

07/2022: Phase 2 (construction) funding anticipated
07/2022-08/2022: Bidding
09/2022-01/2024: Construction

Other Considerations

If the project's funding is delayed or not obtained, students will continue to be in inadequate lab spaces on campus (Electronics and Civil Engineering), or located in a leased satellite space (Welding, Machine Tool, Computer Aided Design) far from student services that promote success.

When the programs began in the downtown leased facility, it was seen as a temporary solution, with the intent to bring the programs to campus.

Impact on Agency Operating Budgets

The project will decrease overall operating expenses, largely due to the omission of lease costs. Presently, the cost of the downtown campus is approaching a half-million dollars, annually. Year 2020 lease estimate is \$403,595 with an additional cost of \$40,000 for security, for a \$443,595 facility cost. The annual college cost to relocate the programs on campus through the Integrated Manufacturing Workforce Labs project would be substantially less: \$250,000 additional debt service and \$28,052 for additional staffing needs. This translates to a \$165,543 annual savings to the college.

Description of Previous Appropriations

None.

Project Contact Person

Alan Finlayson
Vice President - Administration
218-733-7613
a.finlayson@lsc.edu

North Hennepin Community College - Center for Innovation and the Arts at Brooklyn Park, Design

AT A GLANCE

2020 Request Amount: \$6,598

Priority Ranking: 14

Project Summary: The Center for Innovation & the Arts (CITA) will provide new state-of-the-art teaching, collaborative learning and flexible performance spaces that will advance student success, increase access to baccalaureate completion, advance STEAM pathways, and serve as a center of arts distinction for the City of Brooklyn Park where CITA will be located.

Project Description

The Center for Innovation & The Arts @ Brooklyn Park (CITA) is imagined to be a dynamic and inclusive center focused on leveraging resources of multiple partners to create a flexible facility that will greatly increase educational opportunities for students, increase economic prosperity, and advance the quality of life in Brooklyn Park and surrounding communities. CITA will expand post-secondary programs pathways in the arts and STEAM areas, increase baccalaureate completion, facilitate post-secondary and career pathways for high school students, and provide equitable and inclusive access to arts, technology and cross-cultural programming to a richly diverse population.

A focus of this facility will be on cross-disciplinary arts, technology and innovation. It will enhance and accelerate post-secondary academic programs and facilitate post-secondary and career pathways for high school students. CITA will engage the broader and highly diverse community through a focus on equitable and inclusive access to arts and cross-cultural programming. The Center will provide access and opportunity to the youth and citizens of the northwest suburban region, in particular Brooklyn Park, in promoting engagement in education and attraction to support and increase economic development and advance quality of life. This project matches one of the most diverse community colleges in the Minnesota State system with the most diverse state university to serve a community where over 50% of the residents represent people of color, new Americans and immigrant communities.

Project Rationale

The Center for Innovation & the Arts will solve a number of needs for its partners.

- 1. This project will replace the existing NHCC Fine Arts Center (FAC), a dated facility that no longer meets the educational needs of the NHCC arts programs and prohibits the programs from desired national accreditation. Creating this facility will provide our students with a quality learner centered state-of-the-art educational experience and modern resources to make them competitive in their chosen fields. The current FAC building will be demolished once CITA is constructed, reducing NHCC's deferred maintenance backlog.
2. The project presents the opportunity to expand NHCC's partnership with Metropolitan State University by creating a "north metro home". This partnership accelerates and supports the

expansion of baccalaureate programs and the goals of the Twin Cities Baccalaureate plan put forth by the Minnesota State Board of Trustees.

3. The vision for CITA includes engaging the broader community and surrounding cities in utilizing the facility to advance cultural engagement, community education and youth programming through art classes, camps, after-school and summer activities. The City of Brooklyn Park will greatly benefit as the facility will fill an identified “arts gap” within the community and the northwest suburban region.
4. In a future phase, ISD 279 Osseo Area Schools will develop an adjoining STEAM magnet school, with the goal to expand opportunities for science, technology, engineering, arts and math pathways. This partnership leverages the adjacent library and shared physical resources at NHCC, increasing the “pipeline” of secondary to post-secondary students to NHCC and Metropolitan State University.
5. CITA’s location at the corner of 85th and West Broadway supports the interests of Hennepin County in providing state-of-the-art amenities that will advance economic development and position the northwest metropolitan region for ongoing growth and development. Specifically, the anticipation of the Blue Line light rail stopping at this very location positions CITA to be a premier cultural and educational destination.

Working together, the stakeholders are partnering to create a facility that will be greater than the sum of its parts, leveraging spaces and creating synergies across disciplines and organizations. It actualizes the Minnesota State system’s commitment to equity and inclusion and authentic partnership with the community as stewards of place. The Center's partnership and resulting facility strives to demonstrate a successful model for public partnership across multiple organizations with careful and thorough planning.

Project Timeline

05/2019: Begin partner capital fundraising

07/2020: Phase 1 (design) funding anticipated

07/2020-08/2020: Designer selection

09/2020-01/2022: Design

07/2022: Phase 2 (construction) funding anticipated

07/2022-08/2022: Bidding

08/2022-11/2023: Construction of new building

12/2023-01/2024: Demolition of FAC building

Other Considerations

Not funding this project will significantly impact NHCC's ability to deliver the caliber of programming needed to attract and retain students in the Associate of Fine Arts as well as our Associate of Arts programs. Our ability to partner with Metropolitan State in the delivery of baccalaureate programs will be significantly impacted and will hamper our strategic plan to increase bachelor degree graduates. In addition, the college will have the ongoing operational and structural failings of the current 50-year-old Fine Arts Center (FAC). We have already spent over \$1.5 million in repairs over the past five years in addressing the issues of this derelict building. The building condition has greatly affected the condition of our fine arts equipment, the safety of our students (asbestos abatement), and the ability to deliver programming because of inadequate classrooms. The FAC condition prevents the college from obtaining fine arts program accreditation, as the building space does not meet national accreditation standards. In addition, NHCC's strategic plan to increase both two-year and baccalaureate

programming, grow 9-12 academic academies in STEAM, and deliver to our diverse community the programming to enhance economic development and quality of life will be jeopardized without this new facility.

Impact on Agency Operating Budgets

The project will incur typical occupancy expenses including utilities, waste, maintenance, etc. Energy use may be slightly higher than typical classroom buildings due to high-volume space and high demand equipment such as kilns and stage lighting, but the design team will work toward progressive sustainability goals that will minimize operating costs. We anticipate that cleaning, maintenance, and annual repair costs would be in a normal range for campus assembly spaces.

Staffing requirements, program-related operational expenses, and estimates of offsetting revenues are still in development due to the complex nature of the proposed partnership between NHCC, Metro State, and the City of Brooklyn Park.

Description of Previous Appropriations

None.

Project Contact Person

Stephen Kent
Vice President of Finance and Facilities
763-424-0817
skent@nhcc.edu

Metropolitan State University - Cyber Security Program, Design and Renovation**AT A GLANCE****2020 Request Amount:** \$3,923**Priority Ranking:** 15**Project Summary:** This project renovates existing space to allow Metropolitan State University to provide both a minor and a major degree in Cyber Security, which is an occupation in high demand in the state of Minnesota and beyond.**Project Description**

The project will provide dedicated state-of-the-art cyber security learning and research facility for the growing Cyber Security program at Metropolitan State University. This space will consist of an active learning classroom housing the MN Cyber Range (a cutting-edge cyber security simulation facility), dedicated research space that will utilize Security Operations and Collaborative Research Center (SOCRC) and Secure Compartmentalized Information Facility (SCIF) capabilities, and administrative amenities to support the program as well as the students and faculty. The SOCRC/SCIF coupled with the research space together provide a fully functional simulated cyber security operations laboratory able to conduct analysis and create intelligence in an academic setting.

Metropolitan State University began offering the growing field of Cyber Security as a minor degree in 2016 with the goal to offer the program as a major degree by 2020. Dedicated space to support the growth of this program is needed. Space exists on the lower level of the New Main building located on the St. Paul campus, and the university would like to renovate it for the Cyber Security Program. The 3,183 sq. ft. space previously housed the former Educated Palate cafe and is currently vacant and is available for reuse. By renovating this space, the University can offer an additional Computer Sciences major degree program in Cyber Security. In addition, the facility offer additional opportunities for non-credit based continuing education and customized training. Given the dynamic nature of the cyber security field, there is a significant and growing need for local training options.

Project Rationale

Cyber incidents causing disruption of critical infrastructure and IT services could cause major negative effects in the functioning of society and the economy. The ability of the nation, including Minnesota, to meet these threats is severely constrained by the lack of degree credentialed, trained cyber security professionals. Minnesota DEED's "Occupations in Demand" rates information security analysts (SOC Code 151122) as 5 stars in current demand (very favorable current demand conditions), with projected job growth of 23.8% over the next 10 years.

Project Timeline

07/2020: Funding anticipated

08/2020-09/2020: Designer selection

10/2020-12/2020: Design

01/2021-02/2021: Bidding

03/2021-07/2021: Construction

Other Considerations

Although two computer labs (limited seating) are at the disposal of the department, these labs are instructional labs which lack the necessary infrastructure to perform dedicated research and training in cyber security and forensics.

Impact on Agency Operating Budgets

The proposed project space is currently conditioned, as it is part of the existing structure of the building, so the project will not have much impact on energy usage. The biggest savings will come from removing the exhaust fan from the existing cafeteria.

Description of Previous Appropriations

None.

Project Contact Person

Chris Maas
Director of Facilities
651-793-1711
christopher.maas@metrostate.edu

Pine Technical and Community College - Technical-Trades Labs, Design

AT A GLANCE**2020 Request Amount:** \$635**Priority Ranking:** 16**Project Summary:** This project designs the construction of 29,964 sq. ft. of new technical and trades labs, classrooms, faculty offices and support spaces, as well as renovation of 15,200 sq. ft. of existing space for health sciences programs.**Project Description**

This project includes the renovation of, and addition to, the technical/trades applied learning labs at Pine Technical & Community College (PTCC). Also planned as an outcome of the project is the elimination of multiple (3) modular buildings used for training and offices. Technical/trades programming is the signature of PTCC and this project provides new and renovated lab spaces that are needed to provide access to technical education options that cannot be found within a 60-mile commute from Pine City. Expansion of high-demand, high-growth technical program areas such as nursing and precision machining will create student access to family-sustaining jobs, provide a foundation for institutional financial vibrancy, and allow PTCC to continue its leadership role in regional workforce development. PTCC continues to expand enrollment through increased market penetration in high school direct transfer—a rapidly increasing population in PTCC's key northern Twin Cities service area—and through the College's purposeful efforts to be the higher education option to all the communities they serve. PTCC's over-arching strategic goal is to make college possible in their service region, which has historically held one of the lowest higher education attainment rates in Minnesota. This project, along with other institutional initiatives such as increased scheduling efficiencies, expansion of current programming, and the addition of new programs, positions the institution to achieve this goal and adequately serve their region's citizens and workforce development needs.

The proposed project seeks to highlight the unique technical and trades focus by providing an open concept, integrated manufacturing setting which allows for collaborative learning across programs. The design allows for increased visibility to these programs, strengthening program and institutional identity, and showcasing this unique approach to learning. With the advanced manufacturing programs relocated to new square footage, the nursing and related health science programs would move to the former technical/trades area addressing the health science programs' growing space needs. A health sciences simulation lab would provide students and faculty with an efficient collaborative learning space in a clinic-like setting (i.e. medical assistants, nurses, EMTs), and allow exposure to high risk scenarios that may not happen in rural clinical sites. A student learning commons is planned as well as a new parking area and access on the south side of campus. Major impacts of the project:

- Access for more students in high-demand programs (manufacturing, health sciences)
- Create flexible, collaborative learning spaces, improving utilization rates
- Increase program and institutional financial sustainability

- Provide high-flex student study and collaboration areas
- Improve site circulation and safety by separating vehicles and pedestrians

Project Rationale

Pine Technical & Community College’s strategic plan sets a vision to reach 1,200 FYE by 2027. PTCC continues to meet key milestones in their strategic plan through new programming and expansion of existing programs, including their mission expansion and the addition of the Associate of Arts transfer degree. This has resulted in reaching year over year all-time enrollment highs in 16 of the last 19 years or since PTCC’s last building expansion. In the last three years, the College has increased enrollment approximately 13% overall. As outlined in the 2017 Comprehensive Facilities Plan, PTCC is projecting continued, steady growth in the future that will reflect the type of recognized growth it has seen over the last two decades.

While the population of Region 7E in total is expected to grow only slightly over the next 20 years according to DEED, the 25-44 age group, those most likely to be seeking a college degree, is projected to grow nearly 17% during that timeframe. In addition, PTCC is benefiting from the expansion of the North Metro along the I-35 corridor, resulting in nearly 40% of the current student population coming from south of the campus. The College’s continued growth is projected to come from not only the increased flow of students traveling from the North Metro, but also from an intentional effort to increase the participation rate in college in their low-educational-attainment-rate counties.

Meeting this growth goal will require the addition of high demand new programs and continued expansion of existing programs, specifically in technical programs, which PTCC considers to be its unique role in the region. Alternative technical programming options are in excess of 60 miles from Pine City.

To this end, PTCC added two new diplomas for Fall 2017 (Welding Technology and Automated Systems Technology (AST)), expanded the cohort capacity in Nursing from 30 to 40 in both the LPN and Associate Degree Nursing programs, added a new Emergency Medical Technician diploma in 2018 and will add the Applied Engineer degree in 2019. Pine has also adjusted seating in certain existing classrooms to accommodate higher course enrollment/demand. However, these expansion efforts are limited by the existing spaces available. For example, PTCC is only able to accommodate 12 students in the AST program and 12 students in the Welding labs due to space restrictions. CNC Machining and Gunsmithing are restricted to sections of 20 students due to lab constraints. Nursing labs are also restrictive, and the small spaces are often used for both lab and lecture.

With the additional lab space requested in this project, PTCC will be able to accommodate 24 students per cohort in Welding and AST and add advanced programming in both Welding (metal fabrication) and Automation. With these expansions, and expansions in the other programs impacted by this project, PTCC will be able to accommodate an additional 250 students per year resulting in 250 additional workers in high-demand fields, and approximately \$780,000 in additional tuition and fees revenue per year.

Project Timeline

- 07/2020: Phase 1 (design) funding anticipated
- 07/2020-08/2020: Designer selection

08/2020-03/2021: Design

07/2022: Phase 2 (construction) funding anticipated

07/2022-08/2022: Bidding

09/2022-12/2023: Construction

Other Considerations

Until this funding is obtained, PTCC will continue to search for creative solutions in order to sustain growth goals. However, this will come at the price of inefficiencies in scheduling. In addition, the Welding/Metal Fabrication AAS will not be developed as there is currently not enough space for a metal fabrication lab.

In addition, PTCC will not be able to fully embrace the multi-disciplinary approach to learning in the advanced manufacturing area or the health sciences area without the integrated manufacturing collaboration spaces and the simulation lab. The college fully anticipates that the proposed innovative lab spaces and programming expansions will attract students into these fields, increasing the direct transfer rate from our area high schools, as well as providing access to students who did not intend to go to college. Therefore, without this new space, the increase in higher education rates in PTCC's region will be hampered.

Impact on Agency Operating Budgets

With the addition to the building, there will be a utility cost increase estimated at \$34,050 per year. A General Maintenance worker will be added at \$23,000 per year salary. Campus R & R spending is projected to continue at the current level of over \$1 per square foot.

Description of Previous Appropriations

None.

Project Contact Person

Denine Rood
Vice President for Academic and Student Affairs
denine.rood@pine.edu