

Fiscal Years 2021 – 2025 Preliminary Capital Plan  
UM

The capital planning process approved at the September 2017 Board of Curators meeting includes development of a five-year capital plan that will be reviewed and approved annually by the Board of Curators. This process allows for execution of the current year plan and will provide additional time for fundraising, working with legislature, and additional due diligence during years two through five. The capital plan will assist in driving any official fundraising campaigns for capital projects. Major capital projects will have to be approved by the Board of Curators before being incorporated into any approved capital plans, budget plans, or long-range business plans. Major capital projects include any new construction over \$5 million in project cost or any renovation/infrastructure improvements over \$8 million in project cost.

The first step (Gate A) for a project is to be recommended for inclusion in the preliminary capital plan. At this step, each university has the opportunity to present their preliminary capital plan and explain why these are the university's priority projects; including why they are in the priority order they are, and how they support the university's strategic plan and master plan. The curators will have the opportunity to ask questions about the projects, approve projects, remove projects, question why other specific projects aren't included, or add projects they feel are priorities.

This year the Preliminary Capital Plans have two sections. The Preliminary Capital Plan included in Finance Plan section contains the projects included in the current five year Finance Plan. The Preliminary Strategic Projects Development Plan section contains the strategic projects desired, but not yet included in the Finance Plan.

Once curator input is received and each university preliminary plan is approved, the university will further develop these projects with more defined scope, budget, funding strategies, etc. Concurrently, the system will evaluate and prioritize the projects included in all approved preliminary plans based on overall university strategy and funding capacity. At the March Board of Curators Finance Committee meeting, the universities will present their updated capital plans for review and the system will provide the overall capital project priority plan for review. The proposed Fiscal Year 2022 State Capital Appropriations request will also be presented at the March meeting. The capital plans (including system's priority plan) and the State request approved at this meeting will be presented at the April Board of Curators (Gate B) meeting for review and approval.

Included herein is the FY 2021 - 2025 Preliminary Capital Project Plans for review and approval. The enclosed information includes:

- Preliminary Capital Plans included in the Finance Plan Summary Table of all proposed projects by category (new construction or renovation/infrastructure) with university priority, project cost, and year anticipated for Curator approval currently included in the university Finance Plan.

- Preliminary Capital Plans included in Finance Plan Summary Funding Table showing funding sources for projects included in the Finance Plan.
- Preliminary Strategic Projects Development Plans of all priority projects for further development that are not currently in the five year Finance Plan.
- An executive summary of each project including university priority, project type, priority score, building information, department information, space type, planning and programming study (PPS) including date completed and firm used, project schedule, project cost, project funding, operating cost, total gross square feet, and facilities condition needs expense (\$) impacted by the project. A project description and project the justification as also provided.
- Facilities Stewardship Index for each proposed project. The criteria used to evaluate projects include the relationship of the project to the university strategic plan, facility renewal, functional sustainability, availability of funding, and plans for on-going operational support.

The final document included is the Board Approved Status Report for projects previously approved by the Board of Curators. The report provides the status of the project, current scheduled completion date, and current project budget as of June 30, 2019.

## **Facilities Stewardship Index**

### **Mission**

**Program Plan:** The degree to which a project directly supports the university's programmatic goals and objectives as stated in the university strategic plan. Examples may include projects that affect programs identified for enhancement, projects that affect accreditation and projects that will affect external funding for research. Other strategic plan considerations may include projects that correct space deficiencies and/or increase instructional capacity. The weighting should reflect the project's impact on students, faculty, programs, and the institution, the effect on revenue and cost, including any anticipated cost avoidance, economies, and economic payback.

**State, Regional, and Community Impact:** The degree to which a project can demonstrate:

- Alignment with state priorities (STEM, education of healthcare professionals, etc.), and/or
- Positive impact on state and regional job creation and economic development beyond the immediate impact of the construction spending support, and/or
- Creation of partnerships between state higher educational institutions, and other public and private entities, both statewide and regional, that display support for the project.

### **Sustainability**

**Facilities Renewal:** The degree to which a project reuses and improves existing space, improves the building and/or Facilities Condition Needs Index [FCNI], razes obsolete space, and/or economically eliminates leased space.

**Infrastructure and Functional Sustainability:** The degree to which a project is supported by existing infrastructure, removes deficiencies in existing infrastructure, improves energy efficiency, and/or improves sustainability.

**Strategic Space Management:** The degree to which the project allows the university to strategically and economically reallocate and/or repurpose space to advance the university strategic plan. For example, a new construction project creates the opportunity to build space better suited for the program than can be gained through renovation and/or created less expensively than through renovation, freeing that existing space for repurposing at a lower cost.

**Funding**

**Funding Support:** The degree to which a project includes identified and secured funding.

**Operating Cost Support:** The degree to which funding for operating costs has been identified for a project.

No. 1

Recommended Action - Preliminary Five-year Capital Plans for MU, MU Health Care, Missouri S&T, UMKC and UMSL

It was recommended by Chancellor Cartwright, Chancellor Agrawal, Chancellor Dehghani, and Interim Chancellor Sobolik, endorsed by President Choi, recommended by the Finance Committee, moved by Curator \_\_\_\_\_ and seconded by Curator \_\_\_\_\_, that the:

MU: Preliminary Strategic Projects Development Plan:

- Satellite Boiler Plant – Research Commons
- Pickard Hall – Decommissioning and Mitigation
- Veterinary Medical Diagnostic Laboratory Replacement
- New Journalism Building – Replace and Redevelop Neff Hall & Addition Site

MU Health Care Preliminary Capital Plan included in Finance Plan:

- Inpatient Expansion – Women’s & Children’s Hospital
- Ambulatory Facility/Medical Office Building
- Inpatient Expansion – University Hospital

UMKC: Preliminary Capital Plan included in Finance Plan:

- UMKC Conservatory

Preliminary Strategic Projects Development Plan:

- Spencer Chemistry-Biological Science Renovation Phase II
- Health Sciences Interprofessional Education and Research Building
- 4747/4825 Troost Redevelopment
- New Student Housing
- Epperson House Renovation

September 26, 2019

- S&T: Preliminary Capital Plan included in Finance Plan:
- Schrenk Hall Addition and Renovation - Phase III
  - Engineering Research Lab Addition and Renovation
  - Library/Learning Commons
  - McNutt Hall Addition

- UMSL: Preliminary Strategic Projects Development Plan:
- Space Consolidation & Infrastructure
  - Social Science Building Renovation
  - Stadler Hall Renovation

be approved for further planning and development.

|                                  |     |    |
|----------------------------------|-----|----|
| Roll call vote of the Committee: | YES | NO |
| Curator Brncic                   |     |    |
| Curator Chatman                  |     |    |
| Curator Steelman                 |     |    |
| Curator Williams                 |     |    |

The motion \_\_\_\_\_.

|                  |     |    |
|------------------|-----|----|
| Roll call vote:  | YES | NO |
| Curator Brncic   |     |    |
| Curator Chatman  |     |    |
| Curator Graham   |     |    |
| Curator Layman   |     |    |
| Curator Snowden  |     |    |
| Curator Steelman |     |    |
| Curator Sundvold |     |    |
| Curator Williams |     |    |

The motion \_\_\_\_\_.

Fiscal Years 2021 – 2025 Preliminary Capital Plan included in Finance Plan for University of Missouri

|   |            |          | 2020*               | 2021                 | 2022                | 2023                | 2024                 | 2025       |
|---|------------|----------|---------------------|----------------------|---------------------|---------------------|----------------------|------------|
|   | University | Priority | Current Year        | Year 1               | Year 2              | Year 3              | Year 4               | Year 5     |
| <b>New Construction</b>                             |            |          | <b>\$16,000,000</b> | <b>\$210,435,000</b> | <b>\$43,026,000</b> | <b>\$94,600,000</b> | <b>\$100,000,000</b> | <b>\$0</b> |
| UMKC Conservatory                                   | UMKC       | 1        |                     | \$100,000,000        |                     |                     |                      |            |
| Bloch Heritage Hall Renovation & Addition           | UMKC       |          | \$16,000,000        |                      |                     |                     |                      |            |
| Schrenk Hall Addition and Renovation                | S&T        | 1        |                     |                      |                     | \$44,600,000        |                      |            |
| Engineering Research Lab Addition and Renovation    | S&T        | 3        |                     |                      | \$43,026,000        |                     |                      |            |
| McNutt Hall Addition                                | S&T        | 4        |                     | \$10,435,000         |                     |                     |                      |            |
| Inpatient Expansion – Women’s & Children’s Hospital | MUHC       | 1        |                     | \$100,000,000        |                     |                     |                      |            |
| Ambulatory Facility/Medical Office Building         | MUHC       | 2        |                     |                      |                     | \$50,000,000        |                      |            |
| Inpatient Expansion – University Hospital           | MUHC       | 3        |                     |                      |                     |                     | \$100,000,000        |            |
| <b>Renovation/Infrastructure</b>                    |            |          | <b>\$52,700,000</b> | <b>\$0</b>           | <b>\$10,000,000</b> | <b>\$0</b>          | <b>\$0</b>           | <b>\$0</b> |
| Oak Place Apartment Repairs                         | UMKC       |          | \$52,700,000        |                      |                     |                     |                      |            |
| Library/Learning Commons                            | S&T        | 2        |                     |                      | \$10,000,000        |                     |                      |            |
| <b>Total Project Cost</b>                           |            |          | <b>\$68,700,000</b> | <b>\$210,435,000</b> | <b>\$53,026,000</b> | <b>\$94,600,000</b> | <b>\$100,000,000</b> | <b>\$0</b> |

\*Projects listed under 2020 are projects previously approved and anticipated to have project approval during FY20.

Fiscal Years 2021 – 2025 Preliminary Capital Plan included in Finance Plan Funding Summary for University of Missouri

| Projects     |   |            |       |                |      | Funding Strategy     |                      |                     |                     |            |                     |
|--------------|---|------------|-------|----------------|------|----------------------|----------------------|---------------------|---------------------|------------|---------------------|
| #            | Title   | University | Type  | Facility Needs | FCNI | Total Cost           | Debt                 | Gifts               | Internal            | Federal    | State               |
| 1            | UMKC Conservatory                                   | UMKC       | NC    | \$0            | 0.00 | \$100,000,000        | \$0                  | \$40,000,000        | \$10,000,000        | \$0        | \$50,000,000        |
| 1            | Schrenk Hall Addition and Renovation – Phase III    | S&T        | NC/RE | \$19.1M        | 0.57 | \$44,600,000         | \$0                  | \$9,000,000         | \$0                 | \$0        | \$35,600,000        |
| 2            | Library/Learning Commons                            | S&T        | RE    | \$5M           | 0.28 | \$10,000,000         | \$0                  | \$5,000,000         | \$5,000,000         | \$0        | \$0                 |
| 3            | Engineering Research Lab Addition and Renovation    | S&T        | NC/RE | \$13.0M        | 0.49 | \$43,026,000         | \$33,000,000         | \$0                 | \$10,026,000        | \$0        | \$0                 |
| 4            | McNutt Hall Addition                                | S&T        | NC    | \$0            | 0.00 | \$10,435,000         | \$0                  | \$10,435,000        | \$0                 | \$0        | \$0                 |
| 1            | Inpatient Expansion – Women’s & Children’s Hospital | MUHC       | NC    | \$0            | 0.00 | \$100,000,000        | \$95,000,000         | \$5,000,000         | \$0                 | \$0        | \$0                 |
| 2            | Ambulatory Facility/Medical Office Building         | MUHC       | NC    | \$0            | 0.00 | \$50,000,000         | \$50,000,000         | \$0                 | \$0                 | \$0        | \$0                 |
| 3            | Inpatient Expansion – University Hospital           | MUHC       | NC    | \$0            | 0.00 | \$100,000,000        | \$100,000,000        | \$0                 | \$0                 | \$0        | \$0                 |
| <b>Total</b> |   |            |       |                |      | <b>\$458,061,000</b> | <b>\$278,000,000</b> | <b>\$69,435,000</b> | <b>\$25,026,000</b> | <b>\$0</b> | <b>\$85,600,000</b> |

**Preliminary Strategic Projects Development Plan for University of Missouri**

| <b>Project</b> |   |                   |             |                       |             | <b>Funding Strategy</b> |                      |                      |                     |                    |                      |
|----------------|---|-------------------|-------------|-----------------------|-------------|-------------------------|----------------------|----------------------|---------------------|--------------------|----------------------|
| <b>#</b>       | <b>Title</b>  | <b>University</b> | <b>Type</b> | <b>Facility Needs</b> | <b>FCNI</b> | <b>Total Cost</b>       | <b>Debt</b>          | <b>Gifts</b>         | <b>Internal</b>     | <b>Federal</b>     | <b>State</b>         |
| 1              | Satellite Boiler Plant – Research Commons                                 | MU                | Utility     | \$0M                  | 0.00        | \$8,800,000             | \$0                  | \$0                  | \$8,800,000         | \$0                | \$0                  |
| 2              | Pickard Hall – Decommissioning & Mitigation                               | MU                | RE          | \$5.4M                | 0.44        | \$12,000,000            | \$0                  | \$0                  | \$12,000,000        | \$0                | \$0                  |
| 3              | Veterinary Medical Diagnostic Laboratory Replacement                      | MU                | NC/RE       | \$12.5M               | 0.51        | \$57,980,000            | \$0                  | \$12,760,000         | \$6,375,000         | \$0                | \$38,845,000         |
| 4              | New Journalism Building - Replace and Redevelop Neff Hall & Addition Site | MU                | NC/RE       | \$8.4M                | 0.63        | \$45,000,000            | \$0                  | \$45,000,000         | \$0                 | \$0                | \$0                  |
| 1              | Spencer Chemistry & Biological Science Renovation Phase II                | UMKC              | RE          | \$17.7M               | 0.42        | \$37,657,000            | \$0                  | \$4,600,000          | \$0                 | \$0                | \$33,057,000         |
| 2              | Health Sciences Interprofessional Education and Research Building         | UMKC              | NC/RE       | \$12.5M               | 0.25-0.51   | \$150,000,000           | \$0                  | \$75,000,000         | \$0                 | \$0                | \$75,000,000         |
| 3              | 4747/4825 Troost Redevelopment  | UMKC              | NC/RE       | \$30.1M               | 0.46-0.72   | \$80,000,000            | \$60,000,000         | \$15,000,000         | \$0                 | \$5,000,000        | \$0                  |
| 4              | New Student Housing   | UMKC              | NC          | \$0M                  | 0.00        | \$45,000,000            | \$45,000,000         | \$0                  | \$0                 | \$0                | \$0                  |
| 5              | Epperson House Renovation   | UMKC              | RE          | \$10M                 | 1.00        | \$20,000,000            | \$0                  | \$20,000,000         | \$0                 | \$0                | \$0                  |
| 1              | Space Consolidation & Infrastructure                                      | UMSL              | RE          | \$20.5M               | 0.38-0.49   | \$10,000,000            | \$0                  | \$0                  | \$2,000,000         | \$0                | \$8,000,000          |
| 2              | Social Science Building Renovation  | UMSL              | RE          | \$35.3M               | 0.54        | \$42,500,000            | \$0                  | \$0                  | \$8,500,000         | \$0                | \$34,000,000         |
| 3              | Stadler Hall Renovation   | UMSL              | RE          | \$26.7M               | 0.53        | \$34,100,000            | \$0                  | \$0                  | \$6,800,000         | \$0                | \$27,300,000         |
| <b>Total</b>   |   |                   |             |                       |             | <b>\$543,037,000</b>    | <b>\$105,000,000</b> | <b>\$172,360,000</b> | <b>\$44,475,000</b> | <b>\$5,000,000</b> | <b>\$216,202,000</b> |



## Board Approved Project Status Report for Fiscal Year 2019

(New Construction Project Cost > \$5,000,000, Renovation/Infrastructure Project Cost > \$8,000,000  
or Debt Financed)

| UNIVERSITY | PROJECT  | LAST BOARD SUBMITTAL | PROJECT BUDGET | SCHEDULED PROJECT COMPLETION | STATUS                  |
|------------|--|----------------------|----------------|------------------------------|-------------------------|
| MU         | East Campus Plant Growth Facilities Complex  | Project Design       | \$30,000,000   | July 2019                    | Construction            |
| MU         | University of Missouri Teaching Hospital – Patient Care Tower – Fit Out of 3 <sup>rd</sup> and 4 <sup>th</sup> Floor Shell Space | Project Approval     | \$11,287,715   | August 2019                  | Construction            |
| MU         | Memorial Student Union – Maintenance Repairs and Second Floor Renovation to North Wing   | Project Approval     | \$12,500,000   | May 2019                     | Complete                |
| MU         | MU Health Care Emergency Power System Modifications Phase 2  | Project Approval     | \$6,900,000    | March 2019                   | Complete                |
| MU         | School of Music Building - Phase One   | Project Design       | \$24,000,000   | November 2019                | Construction            |
| MU         | University of Missouri Teaching Hospital - West Wing Expansion and Renovation Project  | Project Design       | \$15,950,000   | October 2019                 | Construction            |
| MU         | Memorial Stadium – South Expansion   | Project Design       | \$98,000,000   | August 2019                  | Construction            |
| MU         | Medical School Science Building – Research Vivarium Upgrades and Maintenance   | Project Approval     | \$12,900,000   | March 2020                   | Construction            |
| MU         | NextGen Precision Health Institute (formerly named Translational Precision Medicine Complex)                                     | Project Design       | \$221,000,000  | October 2021                 | Design and Construction |
| MU         | Women’s and Children’s Hospital – Exterior Building Envelope Replacement   | Project Approval     | \$26,000,000   | July 2022                    | Design                  |
| MU         | Primary Care Clinic North  | Project Approval     | \$12,000,000   | September 2020               | Design                  |

September 26, 2019

### Board Approved Project Status Report for Fiscal Year 2019

(New Construction Project Cost > \$5,000,000, Renovation/Infrastructure Project Cost > \$8,000,000  
or Debt Financed)

| UNIVERSITY | PROJECT   | LAST BOARD SUBMITTAL | PROJECT BUDGET | SCHEDULED PROJECT COMPLETION | STATUS       |
|------------|---|----------------------|----------------|------------------------------|--------------|
| MU         | Sinclair School of Nursing  | Project Approval     | \$30,000,000   | November 2021                | Design       |
| MU         | Gas Turbine Building – Chilled Water Plant Addition                 | Project Approval     | \$21,725,000   | August 2021                  | Design       |
| MU         | University of Missouri Library – Construct Phase 2                  | Project Approval     | \$7,000,000    | April 2021                   | Design       |
|            |   |                      |                |                              |              |
| UMKC       | Spencer Chemistry/Biological Sciences Building Renovation           | Project Approval     | \$22,600,000   | August 2018                  | Complete     |
| UMKC       | School of Computing and Engineering – Education and Research Center | Project Design       | \$32,082,325   | August 2020                  | Construction |
| UMKC       | Oak Place Apartment Repairs   | A/E Hire             | \$23,000,000   | June 2021                    | Design       |
|            |   |                      |                |                              |              |
| S&T        | Advanced Construction Materials Laboratory                          | Project Design       | \$7,000,000    | June 2020                    | Construction |
| S&T        | Student Classroom Learning Center                                   | Project Design       | \$7,657,675    | June 2020                    | Construction |
|            |   |                      |                |                              |              |
| UMSL       | Benton Hall Renovation  | Project Approval     | \$25,312,000   | September 2018               | Complete     |

September 26, 2019

University of Missouri – Columbia  
Fiscal Years 2021 – 2025 Preliminary Capital Plan

University of Missouri – Columbia: Fiscal Years 2021-2025 Preliminary Capital Plan included in Finance Plan

| MU                               | 2020*        | 2021   | 2022   | 2023   | 2024   | 2025   |
|----------------------------------|--------------|--------|--------|--------|--------|--------|
|                                  | Current Year | Year 1 | Year 2 | Year 3 | Year 4 | Year 5 |
| <b>New Construction</b>          | \$0          | \$0    | \$0    | \$0    | \$0    | \$0    |
| N/A                              |              |        |        |        |        |        |
|                                  |              |        |        |        |        |        |
| <b>Renovation/Infrastructure</b> | \$0          | \$0    | \$0    | \$0    | \$0    | \$0    |
| N/A                              |              |        |        |        |        |        |
| <b>Total Project Cost</b>        | \$0          | \$0    | \$0    | \$0    | \$0    | \$0    |

\*Projects listed under 2020 are projects anticipated to have project approval during FY20.

All MU projects in the 5 year Finance Plan have received Project Approval.

University of Missouri - Columbia  
Preliminary Strategic Projects Development Plan

FY 2021 - University of Missouri – Columbia: Preliminary Strategic Projects Development Plan

| Project      |   |         |                |      | Funding Strategy     |            |                     |                     |            |                     |
|--------------|---|---------|----------------|------|----------------------|------------|---------------------|---------------------|------------|---------------------|
| #            | Title   | Type    | Facility Needs | FCNI | Total Cost           | Debt       | Gifts               | Internal            | Federal    | State               |
| 1            | Satellite Boiler Plant – Research Commons                                 | Utility | \$0M           | 0.00 | \$8,800,000          | \$0        | \$0                 | \$8,800,000         | \$0        | \$0                 |
| 2            | Pickard Hall – Decommissioning and Mitigation                             | RE      | \$5.4M         | 0.44 | \$12,000,000         | \$0        | \$0                 | \$12,000,000        | \$0        | \$0                 |
| 3            | Veterinary Medical Diagnostic Laboratory Replacement                      | NC/RE   | \$12.5M        | 0.51 | \$57,980,000         | \$0        | \$12,760,000        | \$6,375,000         | \$0        | \$38,845,000        |
| 4            | New Journalism Building - Replace and Redevelop Neff Hall & Addition Site | NC/RE   | \$8.4M         | 0.63 | \$45,000,000         | \$0        | \$45,000,000        | \$0                 | \$0        | \$0                 |
| <b>Total</b> |   |         |                |      | <b>\$123,780,000</b> | <b>\$0</b> | <b>\$57,760,000</b> | <b>\$27,175,000</b> | <b>\$0</b> | <b>\$38,845,000</b> |

**University of Missouri - Columbia**  
**Satellite Boiler Plant - Research Commons**  
**Executive Summary**

**University Priority: 1**  
**Project Type: Utility**

**Building Profile**

Building Name: N/A  
Facility Age: N/A  
Total GSF: N/A  
Total Facilities Condition Needs:  
NA  
FCNI: N/A

**Department**

Campus Facilities - Energy  
Management

**Space Type**

Utility

**Program Planning Study**

Study completed January 2018,  
by Burns and McDonnell

**Project Schedule**

Complete by fall 2021 to support  
operation of NGPHI

**Project Cost**

\$8,800,000

**Project Funding**

Internal \$8,800,000  
Bonds \$0  
Gifts \$0  
Federal \$0  
State \$0

**Operating Expenses**

TBD

**GSF Impacted by Project**

5,200 gsf

**FCN Addressed in Project**

\$N/A

**Project Description**

This project will provide a 5,200 square foot satellite steam boiler facility located in the southern portion the Research Commons area to serve as a source of steam capacity for the campus. The boiler facility will provide up to 75,000 pounds per hour of reliable steam capacity for current and future growth of the campus. Key benefits of this project is the opportunity to avoid the expense of replacing both a failing north steam main and end of life boiler in the power plant, while providing added steam supply resiliency for the campus.

**Project Justification**

In addition to reliably serving steam service for the current and master planned growth of Research Commons, the boiler facility will provide an additional 33,000 pounds per hour of steam to the main campus for new facilities, such as NextGen Precision Health Institute. This project creates up to \$14.6 million of utility cost avoidance by not having to replace the failing north steam main serving the Research Commons area (\$8.3 million) and a boiler replacement in the power plant (\$6.3 million). This project also enhances the campus steam supply resiliency by placing a portion of the steam capacity in a location other than the power plant.

**Facilities Stewardship Index**

| <b>Criteria</b> | <b>FSI</b> | <b>FSI Justification</b>  |
|-----------------|------------|---|
| Mission         | 9          | Project is necessary to maintain the utility system and supply existing and new facilities. |
| Sustainability  | 10         | Utility project will eliminate equipment that is past its life cycle and is not efficient.  |
| Funding         | 10         | Project cost funds have been secured.   |



**University of Missouri - Columbia**  
**Pickard Hall – Decommissioning and Mitigation**  
**Executive Summary**

**University Priority: 2**  
**Project Type: Redevelopment**

**Building Profile**

Building Name: Pickard Hall  
Facility Age: 127 years  
Total GSF: 24,601 gsf  
Total Facilities Condition Needs:  
\$5.4M  
FCNI: 0.44

**Department**

None

**Space Type**

Unoccupied facility

**Program Planning Study**

NA

**Project Schedule**

TBD

**Project Cost**

\$12,000,000

**Project Funding**

Internal \$12,000,000  
Bonds \$0  
Gifts \$0  
Federal \$0  
State \$0

**Operating Expenses**

NA

**GSF Impacted by Project**

24,601 GSF

**FCN Addressed in Project**

\$5.45M in basic facility needs  
plus unknown value of  
contamination liability

**Project Description**

Pickard Hall is located on the east side of Francis Quadrangle. Currently, the building sits idle due to regulatory complications surrounding the nearly century old contamination from early research in radium extraction. This project will complete the decommissioning process required by the Nuclear Regulatory Commission (NRC).

The only way to fully eliminate the long-term liability for MU is to completely remove the building and prepare the site for a future facility. The current building is small, but sits on a site that can support more functions in the heart of campus than the current building allows. Therefore, the site will be prepared for a new signature building location, one which respects history yet provides options for the future.

**Project Justification**

The unknown extent of the radium contamination complicates the potential for rehabilitating the building, both in scale and cost. Remediating the contamination necessitates the removal of the basement slab to remove capped piping, removing unknown quantities of brick from the masonry bearing walls, and removing unknown quantities of the wood structural system. These unknowns put the institution at risk for significant cost and time. Complete removal of the building will assure the elimination of the contamination and any regulatory obligations requiring significant staff oversight and unknown future costs. There is, however, no reason to believe that putting off the decision to remove the building will do anything other than allow potential future costs to increase.

Pickard Hall, and the Francis Quadrangle context in which it sits, is important to the physical and emotional fabric of the campus. The intent for future building development is consistency with the architectural characteristics of the surrounding historic district. Providing a redevelopment site in the core of the historic campus allows the opportunity for a flexible and adaptable building supporting the future of the University.

**Facilities Stewardship Index**

| <b>Criteria</b> | <b>FSI</b> | <b>FSI Justification</b>  |
|-----------------|------------|---|
| Mission         | 6          | Project   |
| Sustainability  | 10         | Project will remove an unoccupied building thus eliminating general facility liability and regulatory liability |
| Funding         | 10         | The funding is available to eliminate this facility liability.  |

**University of Missouri - Columbia**  
**Veterinary Medical Diagnostic Laboratory Replacement**  
**Executive Summary**

**University Priority: 3**

**Project Type:**

**New Construction**

**Building Profile**

Building Name: Veterinary  
Medicine Diagnostic Laboratory,  
Veterinary Science Building

Facility Age: 43-70

Total GSF: 21,140 gsf

Total Facilities Condition Needs:  
\$12.5M

FCNI: 0.51

**Department**

College of Veterinary Medicine  
and campus wide resource

**Space Type**

High level laboratory spaces.  
400+ CVM students, others  
involved with campus research

**Program Planning Study**

Summer 2018

**Project Schedule**

Phase 1: 31 Months;

Phase 2: continue with 10 months

**Project Cost**

\$57,980,000

**Project Funding**

Internal \$6,375,000

Bonds \$0

Gifts \$12,760,000

Federal \$0

State \$38,845,000

**Operating Expenses**

\$1,001,000 (only \$876,000 Net

New cost due to bldg. removal)

**GSF Impacted by Project**

85,000 new gsf; 61,500 demo gsf  
net new GSF 23,500)

**FCN Addressed in Project**

\$12.5M

**Project Description**

The Veterinary Medical Diagnostic Laboratory (VMDL) Replacement project will construct a new facility of approximately 80,000 - 85,000 gross square feet (GSF) and demolish two existing buildings. A two-phase scenario allows VMDL operations to continue without interruption or expense of temporary space. Phase One includes a new approximately 40,000 GSF building directly adjacent to the existing VMDL. The key operational elements include a new necropsy & biocontainment suite, incinerator, and diagnostic laboratories. Upon occupancy of Phase One, Phase Two will demolish the existing 21,140 GSF VMDL and replace it with an addition of similar size to Phase One. Phase Two will house additional diagnostic laboratories, classroom spaces, and support spaces to complete the program consolidation. After Phase Two occupancy, the nearby 40,350 GSF Veterinary Science Building, built in 1948 will be demolished. The project consolidates current VMDL functions from four buildings thus improving safety, minimizing potential contamination, and improving operational efficiencies. The overall development enhances the public face of the Veterinary Medicine campus by improving pedestrian accessibility between buildings while better segregating and securing biohazards from Clydesdale Hall's and VMDL's shared service yard.

**Project Justification**

The VMDL is Missouri's only veterinary laboratory accredited by the American Association of Veterinary Laboratory Diagnosticians. Each year, the VMDL performs in excess of 100,000 diagnostic tests, many for agricultural animals as well as companion animals. The VMDL is a major resource to State and national networks to monitor and investigate potential outbreaks of animal diseases such as avian influenza and foot-and-mouth disease; human diseases such as West Nile virus and rabies; cases of brucellosis, salmonellosis, and other diseases that have an impact on animal and public health. The VMDL has established a new collaboration with the Missouri Department of Conservation and is certified to test chronic wasting disease in wild and captive animals.

In addition to serving the people of Missouri, the VMDL plays a critical role in fulfilling the teaching and research mission of the College of Veterinary Medicine. The faculty includes nationally recognized leaders in diagnostic pathology, immunology, microbiology, molecular biology, virology and toxicology, who take an interdisciplinary approach to resolving agricultural issues.

The existing VMDL, is outdated and incapable of supporting the current needs of MU and the College of Veterinary Medicine in a safe and efficient manner. Current standards demand biosecurity protocols that cannot be implemented. During a 2016 AAVLD Laboratory Accreditation Site Visit, auditors identified a number of facility deficiencies related to laboratory biosecurity and risk management. These deficiencies must be addressed in a timely manner in order for the VMDL to retain accreditation and provide service to its clients. The project will eliminate over \$12.5 million of facilities needs.

September 26, 2019

**Facilities Stewardship Index**

| <b>Criteria</b> | <b>FSI</b> | <b>FSI Justification</b>   |
|-----------------|------------|--|
| Mission         | 10         | Currently the lab accreditation is at risk. College of Veterinary Medicine is the only veterinary school in the state of Missouri, VMDL is the only accredited veterinary diagnostic lab in the state. |
| Sustainability  | 10         | The project will remove two buildings past their recommended life cycle and is replacing them with a building that will be more efficient and meet the program needs.                                  |
| Funding         | 2          | Project cost funding is not secured.   |

**University of Missouri - Columbia**  
**New Journalism Building - Replace and Redevelop Neff Hall & Addition Site**  
**Executive Summary**

**University Priority: 4**

**Project Type:**

New Construction

**Building Profile**

Building Name: Neff Hall & Addition

Facility Age: 59 - 100 years

Total GSF: 40,322 gsf

Total Facilities Condition Needs: \$8.7M

FCNI: 0.64

**Department**

School of Journalism

**Space Type**

Multi-platform newsroom class lab, media studio class labs, strategic communications class labs, behavioral research suite, auditorium, academic offices & MU Visitor's Center.

1,600 - 5,000 students per year

**Program Planning Study**

Complete Fall 2018

**Project Schedule**

30 - 40 months

**Project Cost**

\$45,000,000

**Project Funding**

Internal \$0

Bonds \$0

Gifts \$45,000,000

Federal \$0

State \$0

**Operating Expenses**

\$425,000 - \$690,000

**GSF Impacted by Project**

75,000 - 97,000 gsf

**FCN Addressed in Project**

\$8.7M

**Project Description**

The New Journalism Building project will demolish two poor condition, low density buildings and construct a new 65,000 – 75,000 gross square foot, five story building at a key portal to the campus at the “Avenue of the Columns” and the vibrant 9th Street corridor. It provides an opportunity for a new MU Visitor’s Center to be positioned on the first floor and serve as a starting point for on-campus recruitment of future students for the entire campus. The key component of the facility will bring together the MU media brands of KOMU, KBIA, Missourian, and Vox to create a multi-platform class lab environment along with other programs such as strategic communications, documentary journalism, and leadership.

**Project Justification**

Since its founding in 1908, applied learning within professional settings has been the cornerstone of the Missouri School of Journalism. Through newsrooms and communication agencies, hands-on learning environments have fueled the School’s success and its prestigious global reputation. This famed “Missouri Method” has attracted talented students and faculty from across the country and around the world, which has ultimately strengthened MU.

MU consistently hears from media leaders, including alumni working around the world, that the industry is demanding professionals who are able to collaborate and be capable of working across multiple platforms—print, digital, video, audio and social media. This journalist-of-all-trades expectation demands that students are exposed to all manner of reporting and production platforms. Specializing in only one platform is no longer the key to professional success.

With this project, the School will consolidate the programs into one building and vacate space in three buildings. This will allow the vacated space to be utilized by other Journalism School functions not requiring co-location or other academic programs. Spaces equipped for a multi-platform environment will allow students to seamlessly work across currently divided disciplines. Having all of these academic programs in one facility provides maximum opportunity and efficiency for all journalism students to interact with many aspects of the field.

The project will eliminate \$8.7 million in facilities needs.

**Facilities Stewardship Index**

| <b>Criteria</b> | <b>FSI</b> | <b>FSI Justification</b>  |
|-----------------|------------|---|
| Mission         | 9          | Project has a significant impact for the School of Journalism by providing cross platform active learning for highly regarded academic program. |
| Sustainability  | 10         | Project will remove two buildings and replace it with a more efficient building.  |
| Funding         | 2          | Project cost funding is not secured.  |

MU Health Care  
Fiscal Years 2021 – 2025 Preliminary Capital Plan

MU Health Care: Fiscal Years 2021 – 2025 Preliminary Capital Plan included in Finance Plan

|   | 2020*        | 2021                 | 2022       | 2023                | 2024                 | 2025       |
|---|--------------|----------------------|------------|---------------------|----------------------|------------|
|   | Current Year | Year 1               | Year 2     | Year 3              | Year 4               | Year 5     |
| <b>New Construction</b>                             | <b>\$0</b>   | <b>\$100,000,000</b> | <b>\$0</b> | <b>\$50,000,000</b> | <b>\$100,000,000</b> | <b>\$0</b> |
| Inpatient Expansion – Women’s & Children’s Hospital |              | \$100,000,000        |            |                     |                      |            |
| Ambulatory Facility/Medical Office Building         |              |                      |            | \$50,000,000        |                      |            |
| Inpatient Expansion – University Hospital           |              |                      |            |                     | \$100,000,000        |            |
|   |              |                      |            |                     |                      |            |
| <b>Renovation/Infrastructure</b>                    | <b>\$0</b>   | <b>\$0</b>           | <b>\$0</b> | <b>\$0</b>          | <b>\$0</b>           | <b>\$0</b> |
|   |              |                      |            |                     |                      |            |
| <b>Total</b>  | <b>\$0</b>   | <b>\$100,000,000</b> | <b>\$0</b> | <b>\$50,000,000</b> | <b>\$100,000,000</b> | <b>\$0</b> |

\*Projects listed under 2020 are projects anticipated to have project approval during FY20.

MU Health Care: Fiscal Years 2021 – 2025 Preliminary Capital Plan included in Finance Plan Funding

| MUHC         |   |      |                |      | Funding Strategy     |                      |                    |            |            |            |
|--------------|---|------|----------------|------|----------------------|----------------------|--------------------|------------|------------|------------|
| #            | Title   | Type | Facility Needs | FCNI | Total Cost           | Debt                 | Gifts              | Internal   | Federal    | State      |
| 1            | Inpatient Expansion – University Hospital           | NC   | \$0M           | 0.00 | \$100,000,000        | \$95,000,000         | \$5,000,000        | \$0        | \$0        | \$0        |
| 2            | Ambulatory Facility/Medical Office Building         | NC   | \$0M           | 0.00 | \$50,000,000         | \$50,000,000         | \$0                | \$0        | \$0        | \$0        |
| 3            | Inpatient Expansion – Women’s & Children’s Hospital | NC   | \$0M           | 0.00 | \$100,000,000        | \$100,000,000        | \$0                | \$0        | \$0        | \$0        |
| <b>Total</b> |   |      |                |      | <b>\$250,000,000</b> | <b>\$245,000,000</b> | <b>\$5,000,000</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> |



**MU Health Care  
Inpatient Expansion - Women's & Children's Hospital  
Executive Summary**

**MU Health Care Priority: 1**  
**Project Type:**  
**New Construction**

**Building Profile**

Building Name: Women's &  
Children's Hospital  
Facility Age: 47 years  
Total GSF: 224,000  
Total Facilities Condition Needs:  
\$30.9M  
FCNI: 0.20

**Department**

MU Health Care

**Space Type**

Patient rooms, OR Suites,  
Clinical Services, Diagnostic  
Services, Support areas

**Program Planning Study**

CannonDesign May-October  
2019

**Project Schedule**

TBD

**Project Cost**

\$100,000,000

**Project Funding**

Internal \$0  
Bonds \$95,000,000  
Gifts \$5,000,000  
Federal \$0  
State \$0

**Operating Expenses**

TBD

**GSF Impacted by Project**

TBD

**FCN Addressed in Project**

\$0

**Project Description**

This project will address inpatient expansion at Women's & Children's Hospital (WCH). The new construction will allow MU Health Care to meet current codes and standards for clinical functions and will ensure adequate space for clinical care. The expansion would create an approximately 92,000 sq. ft. addition and renovation of existing space per the MUHC Master Facility Space Plan study completed by CannonDesign.

**Project Justification**

The WCH facility was originally constructed in 1972. A detailed analysis of the current WCH facilities through the MUHC Master Facility Space Planning Study indicates WCH does not meet contemporary standards for clinical functions. The inpatient beds do not meet contemporary benchmarks in both room and department sizing; and inequalities in room sizing and quality can create patient satisfaction and safety issues. The layout of the surgical department is inefficient and many of the operating rooms are undersized.

WCH provides a high-risk obstetrics program that has increased the number of babies delivered and subsequently admitted to the neonatal intensive care unit (NICU). The number of babies delivered at WCH has increased 32% in the last three years (FY15 to FY18). The average daily census in the NICU has increased 41% over this same three years. The emergency department is also exceeding capacity and has seen patient visits increase 13% since FY15 and volume has tripled since FY10. WCH is the market leader for women's health, pediatrics, and neonatology in the 25 county service area but is exceeding capacity limitations and has limited ability to expand programs or to accommodate additional growth.

**Funding Strategy**

The project budget of \$100,000,000 will be funded with \$5,000,000 in gifts and \$95,000,000 in debt.

**MU Health Care  
Ambulatory Facility/Medical Office Building  
Executive Summary**

**MU Health Care Priority: 2**

**Project Type:**

**New Construction**

**Building Profile**

Ambulatory Facility/MOB

Facility Age: New

Total GSF: 120,000

Total Facilities Condition Needs:

New

FCNI: 0.00

**Department**

MU Health Care

**Space Type**

Clinics

**Program Planning Study**

CannonDesign May-October

2019

**Project Schedule**

TBD

**Project Cost**

\$50,000,000

**Project Funding**

Internal \$0

Bonds \$50,000,000

Gifts \$0

Federal \$0

State \$0

**Operating Expenses**

TBD

**GSF Impacted by Project**

120,000

**FCN Addressed in Project**

\$0

**Project Description**

The MU Health Care Ambulatory Facility/MOB project will construct a four-story clinic building with up to approximately 120,000 gross square feet to accommodate medicine and surgical specialty clinics and departments. The building will likely be on the University Hospital campus.

**Project Justification**

A current study conducted by Cannon Design indicates multiple specialty clinics are nearing or exceeding target utilization, creating significant limitations in terms of growth. Some of the specialty clinics are in prime, high-cost hospital space. A couple of clinics have had to split off into two locations, some of which have required adding leased space, to accommodate physician recruitment needed to meet growing demand.

University Hospital currently has a shortage of space needed for high revenue-generating, hospital-based services such as diagnostic cardiology, cardiac catheterization labs, interventional radiology labs, endoscopy labs, etc. This has a negative impact on access and, consequently, patient and referring physician satisfaction.

A new ambulatory building will allow for growth of medicine and surgical specialties; decant outpatient services to allow for more profitable, hospital-based services; abate leases secured for short-term solutions; and create synergies and efficiencies by consolidating clinics, especially those that now have two locations due to capacity constraints.

**Funding Strategy**

The project budget of \$50,000,000 will be debt financed.

**MU Health Care  
Inpatient Expansion - University Hospital  
Executive Summary**

**MU Health Care Priority: 3**  
**Project Type:**  
**New Construction**

**Building Profile**

Building Name: University Hospital  
Facility Age: 63 years  
Total GSF: 444,000  
Total Facilities Condition Needs: \$63.3M  
FCNI: 0.28

**Department**

MU Health Care

**Space Type**

Patient rooms, OR Suites, Clinical Services, Diagnostic Services, Support areas

**Program Planning Study**

TBD

**Project Schedule**

TBD

**Project Cost**

\$100,000,000

**Project Funding**

Internal \$0  
Bonds \$100,000,000  
Gifts \$0  
Federal \$0  
State \$0

**Operating Expenses**

TBD

**GSF Impacted by Project**

TBD

**FCN Addressed in Project**

\$0

**Project Description**

This project will replace the original 1956 hospital with a new inpatient facility. The new construction will allow MUHC to meet current codes and standards for clinical functions and ensure adequate space for clinical care. The specific size of this expansion is being assessed as part of the MUHC Master Facility Space Planning Study.

**Project Justification**

University Hospital is the flagship hospital for MUHC and provides the highest-level services and training for Trauma, Heart Attack, Stroke and many other high complexity medical services. Expanding UH inpatient facilities has been identified as a strategic priority as a continued mechanism for growth of MUHC services. The hospital currently operates at greater than 85% occupancy when optimal efficiency is closer to 70% occupancy to allow the free flow of patients through the system. Operating at such a high occupancy has hindered referral relationships, patient transfers, decreased staff and physician satisfaction and limited the ability of the system to add new patients and services. Additionally, most of the rooms are significantly less square feet for contemporary patient care rooms with some rooms being so small that you cannot accommodate a patient and a walker in the same bathroom space creating many quality and safety challenges. There are significant operational and engineering challenges in maintaining a building over 60 years old for contemporary, complex patient care.

The buildings which are least suitable for future health care facilities at UH complex are the original University Hospital patient tower and McHaney Hall, both constructed in the mid- 1950s. These buildings have limited floor to floor height, limited adaptability for modern health care standards, lack future expandability, and have dated mechanical, electrical, plumbing, and fire protection systems. As a result, the original UH 1950 patient tower is no longer suitable for contemporary patient care. The master plan process will identify the appropriate location for new patient services to capitalize on recent expansion implementation with the Patient Care Tower/Ellis Fischel Cancer Center. The study will evaluate options to either demolish or reuse the existing facilities.

**Funding Strategy**

The project budget of \$100,000,000 will be debt financed.

MU Health Care  
Preliminary Strategic Projects Development Plan

**FY21 MU Health Care: Preliminary Strategic Projects Development Plan\***

| <b>Project</b> |              |             |                       |             | <b>Funding Strategy</b> |             |              |                 |                |              |
|----------------|--------------|-------------|-----------------------|-------------|-------------------------|-------------|--------------|-----------------|----------------|--------------|
| <b>#</b>       | <b>Title</b> | <b>Type</b> | <b>Facility Needs</b> | <b>FCNI</b> | <b>Total Cost</b>       | <b>Debt</b> | <b>Gifts</b> | <b>Internal</b> | <b>Federal</b> | <b>State</b> |
| 1              | N/A          |             |                       |             |                         |             |              |                 |                |              |
| <b>Total</b>   |              |             |                       |             | <b>\$0</b>              | <b>\$0</b>  | <b>\$0</b>   | <b>\$0</b>      | <b>\$0</b>     | <b>\$0</b>   |

\*MUHC currently does not have any projects on the Preliminary Strategic Projects Development Plan

University of Missouri – Kansas City  
Fiscal Years 2021 – 2025 Preliminary Capital Plan

University of Missouri – Kansas City: Fiscal Years 2021-2025 Preliminary Capital Plan included in Finance Plan

| University of Missouri – Kansas City      | 2020*               | 2021                 | 2022       | 2023       | 2024       | 2025       |
|---|---------------------|----------------------|------------|------------|------------|------------|
|   | Current Year        | Year 1               | Year 2     | Year 3     | Year 4     | Year 5     |
| <b>New Construction</b>                   | <b>\$16,000,000</b> | <b>\$100,000,000</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> |
| UMKC Conservatory                         |                     | \$100,000,000        |            |            |            |            |
| Bloch Heritage Hall Renovation & Addition | \$16,000,000        |                      |            |            |            |            |
| <b>Renovation/Infrastructure</b>          | <b>\$52,700,000</b> | <b>\$0</b>           | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> |
| Oak Place Apartments                      | \$52,700,000        |                      |            |            |            |            |
| <b>Total Project Cost</b>                 | <b>\$68,700,000</b> | <b>\$100,000,000</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> |

\*Projects listed under 2020 are projects anticipated to have project approval during FY20.

University of Missouri – Kansas City: Fiscal Years 2021 – 2025 Preliminary Capital Plan included in Finance Plan Funding

| Projects     |                   |      |                |      | Funding Strategy     |            |                     |                     |            |                     |
|--------------|-------------------|------|----------------|------|----------------------|------------|---------------------|---------------------|------------|---------------------|
| #            | Title             | Type | Facility Needs | FCNI | Total Cost           | Debt       | Gifts               | Internal            | Federal    | State               |
| 1            | UMKC Conservatory | NC   | \$0M           | 0.00 | \$100,000,000        | \$0        | \$40,000,000        | \$10,000,000        | \$0        | \$50,000,000        |
| <b>Total</b> |                   |      |                |      | <b>\$100,000,000</b> | <b>\$0</b> | <b>\$40,000,000</b> | <b>\$10,000,000</b> | <b>\$0</b> | <b>\$50,000,000</b> |

**University of Missouri - Kansas City**  
**UMKC Conservatory**  
**Executive Summary**

**University Priority: 1**  
**Project Type:**  
**New Construction/Renovation**

**Building Profile**

Building Name: UMKC  
Conservatory  
Facility Age: New  
Total GSF: 225,000 - 250,000 gsf  
Total Facilities Condition Needs:  
\$0  
FCNI: 0.00

**Department**

Conservatory of Music and  
Dance

**Space Type**

Rehearsal Studios, Practice  
Rooms, Classrooms, Faculty  
Studios, Ensemble Rooms,  
Support Space, possible  
Performance Space.  
Impacts 620 students per week

**Program Planning Study**

Helix/HGA 2015

**Project Schedule**

60 months

**Project Cost**

\$100,000,000

**Project Funding**

Internal \$10,000,000  
Bonds \$0  
Gifts \$40,000,000  
Federal \$0  
State \$50,000,000

**Operating Expenses**

\$1,600,000

**GSF Impacted by Project**

225,000 - 250,000 gsf

**FCN addressed in project**

\$0

**Project Description**

This project will construct a new facility of approximately 225,000 gross square feet on the Volker Campus to meet the programmatic requirements for the UMKC Conservatory.

**Project Justification**

The UMKC Conservatory is one of the oldest in the country, founded in 1906 one year after Juilliard. It has long been a primary source of energy, creativity, and talent, nurturing culture in Kansas City, and throughout western Missouri, through its renowned programs in music, dance, theater, and visual arts. Most of the premiere performing arts organizations in the region -- including the Kansas City Symphony, Kansas City Ballet, Lyric Opera and Kansas City Repertory Theatre, Heart of America Shakespeare Festival, Unicorn Theatre, New Theatre Restaurant, Wylliams/Henry Contemporary Dance Company and many more -- trace their roots to UMKC's performing arts schools. For more than 30 years, UMKC has been the designated performing arts campus for the University of Missouri System. One of the six primary goals for UMKC, set out in the university's strategic plan, is to "excel in the visual and performing arts." Preserving and enhancing UMKC's strengths in the performing arts are not just regional priorities, they are a System priority as well.

Its accreditors have documented concerns of health risks associated with inadequate, outdated space. A new facility for the merged UMKC Conservatory and Theatre programs would address several University and community needs. The Conservatory and Theatre program both need additional space and improved facilities. The Conservatory enrollment has outgrown its current 54,000 net assignable square feet currently housed in two separate locations.

The UMKC Conservatory enrolls more than 500 students in professional degree programs in vocal and instrumental performance, composition, music theory and musicology; dance; music education, and music therapy. In a new, expanded facility, enrollment is planned to increase by 24 percent, to 620 students. The merging of the Department of Theatre adds over 100 students to that enrollment.

**Funding Strategy**

The project budget of \$100,000,000 will be funded by \$40,000,000 from gifts, \$10,000,000 from reserves and a State request of \$50,000,000.

September 26, 2019



### Facilities Stewardship Index

| Criteria       | FSI | FSI Justification   |
|----------------|-----|---|
| Mission        | 10  | Project is necessary to keep the accreditation for the UMKC Conservatory. Programs builds relationships with Arts Association Groups through the city, state, and nation. |
| Sustainability | 5   | Project will eliminate obsolete space and requires minimal investment to improve existing infrastructure.   |
| Funding        | 5   | Project cost funding is partially secured.  |

University of Missouri – Kansas City  
Preliminary Strategic Projects Development Plan

FY 21 - University of Missouri – Kansas City: Preliminary Strategic Development Projects Plan

| Projects     |   |       |                |           | Funding Strategy     |                      |                      |            |                    |                      |
|--------------|---|-------|----------------|-----------|----------------------|----------------------|----------------------|------------|--------------------|----------------------|
| #            | Title   | Type  | Facility Needs | FCNI      | Total Cost           | Debt                 | Gifts                | Internal   | Federal            | State                |
| 1            | Spencer Chemistry & Biological Science Renovation Phase II        | RE    | \$17.7M        | 0.42      | \$37,657,000         | \$0                  | \$4,600,000          | \$0        | \$0                | \$33,057,000         |
| 2            | Health Sciences Interprofessional Education and Research Building | NC/RE | \$12.5M        | 0.25-0.51 | \$150,000,000        | \$0                  | \$75,000,000         | \$0        | \$0                | \$75,000,000         |
| 3            | 4747/4825 Troost Redevelopment                                    | NC/RE | \$30.1M        | 0.46-0.72 | \$80,000,000         | \$60,000,000         | \$15,000,000         | \$0        | \$5,000,000        | \$0                  |
| 4            | New Student Housing   | NC    | \$0M           | 0.00      | \$45,000,000         | \$45,000,000         | \$0                  | \$0        | \$0                | \$0                  |
| 5            | Epperson House Renovation   | RE    | \$10M          | 1.00      | \$20,000,000         | \$0                  | \$20,000,000         | \$0        | \$0                | \$0                  |
| <b>Total</b> |   |       |                |           | <b>\$332,657,000</b> | <b>\$105,000,000</b> | <b>\$114,600,000</b> | <b>\$0</b> | <b>\$5,000,000</b> | <b>\$108,057,000</b> |

**University of Missouri - Kansas City**  
**Spencer Chemistry and Biological Sciences Renovation - Phase II**  
**Executive Summary**

**University Priority: 1**  
**Project Type: Renovation**

**Building Profile**

Building Name: Spencer  
Chemistry Building and  
Biological Sciences Building  
Facility Age: 50 years  
Total GSF: 154,000 gsf  
Total Facilities Condition Needs:  
\$35.2M (upon Phase I  
completion)  
FCNI: 0.42 (upon Phase I  
completion)

**Department**

College of Arts & Sciences  
Department of Chemistry and  
School of Biological Sciences

**Space Type**

Teaching Labs, Classrooms,  
Research Labs, Support Space  
Impacts 1,000 students

**Program Planning Study**

PGAV Architects, 2016

**Project Schedule**

36 months

**Project Cost**

\$37,657,000

**Project Funding**

Internal \$0  
Bonds \$0  
Gifts \$4,600,000  
Federal \$0  
State \$33,057,000

**Operating Expenses**

\$0

**GSF Impacted by Project**

75,000 gsf

**FCN Addressed in Project**

\$17.7M

**Project Description**

This project would continue the renovation of the 153,827 gross square feet (GSF) Biological Sciences Building and Spencer Chemistry Building. The second phase will renovate approximately 75,000 GSF in both Spencer Chemistry and the Biological Sciences Building. This project will build upon the first phase, which is nearing completion and funded by the State with the Board of Public Buildings Bond as the primary funding source. The current phase is substantially complete as of August 2018. The Phase II renovation will address additional deferred maintenance, research space, teaching spaces, and other facility deficiencies that were beyond reach of the Phase I budget. The renovation will provide state of the art teaching laboratories and support spaces, while providing improved laboratory systems to support research activities, support student retention, meet current laboratory standards, and encourage student collaborative learning.

**Project Justification**

The Spencer Chemistry and Biological Sciences Buildings were originally constructed in 1968 and had not been renovated or updated since the 1980's prior to the Phase One renovation which is nearing completion. These buildings serve Chemistry and Biology undergraduate and graduate majors, as well as those who go into professional schools or graduate studies in medical and dental. They also serve as part of the teaching mission for our Pharmacy, Medicine, and Nursing Programs. The facility is outdated, inadequate space for teaching, and does not meet current safety codes and standards. The chemistry department was recently merged into the School of Biological Sciences to create a larger School of Biological and Chemical Sciences.

The project will eliminate \$17.7 million of facilities needs.

**Facilities Stewardship Index**

| <b>Criteria</b> | <b>FSI</b> | <b>FSI Justification</b>  |
|-----------------|------------|---|
| Mission         | 9          | Project is necessary for the growth of the program, project will complete the current Spencer Chemistry & Biological Sciences project.  |
| Sustainability  | 10         | The project is a full renovation of Spencer Chemistry and Biological Sciences buildings, it does not require additional infrastructure. |
| Funding         | 6          | Project cost funding is not secured.  |

**University of Missouri - Kansas City**  
**Health Sciences Interprofessional Education and Research Building**  
**Executive Summary**

**University Priority: 2**  
**Project Type: New**  
**Construction/Renovation**

**Building Profile**

Building Name: Health  
Sciences Interprofessional  
Education Building and Health  
Sciences Research Building  
Facility Age: New  
Total GSF: 246,800 gsf  
Facility Age: 47-51 years  
Total GSF: 66,000 gsf  
Total Facilities Condition  
Needs: \$106.2M  
FCNI: 0.25 - 0.51

**Department**

UMKC Health Sciences  
District and Schools of  
Medicine, Dentistry, Pharmacy  
and Nursing and Health  
Sciences

**Space Type**

Classroom, Teaching Labs,  
Health Sciences Library,  
Research Labs, Patient  
Simulation Labs, Patient  
Treatment and Support Spaces  
Impacts 3,370 students per year

**Program Planning Study**

BNIM/ 2010 and The Clark  
Enersen Partners/ 2010

**Project Schedule**

60 months

**Project Cost**

\$150,000,000

**Project Funding**

Internal \$0  
Bonds \$0  
Gifts \$75,000,000  
Federal \$0  
State \$75,000,000

**Operating Expenses**

\$1,700,000

**GSF Impacted by Project**

739,800 gsf

**FCN addressed in project**

\$12.5M

**Project Description**

This integrated project consists of co-located new Interprofessional and research buildings, and two partial building renovations, combines elements from prior Health Sciences Program Planning Studies for the School of Dentistry completed in December 2010, and the School of Medicine completed in November 2010. The project is consistent with the Campus Master Plan.

**Interprofessional Education Building:** The primary function of the 201,800 gross square feet (GSF) Interprofessional Education Building would be to provide shared classrooms, meeting spaces, teaching labs and patient simulation labs which will utilize the latest teaching technology for health care professional training. The project would also co-locate existing and developing centers that support UMKC Health Sciences Initiatives. The project will also include a consolidation and substantial expansion of the UMKC Health Sciences Library. Skywalks connecting the Pharmacy/Nursing Building will also be constructed which will span over Holmes Street and Charlotte Street to connect the UMKC Health Sciences District buildings.

**School of Medicine Building Renovation:** The project would renovate approximately 33,000 gross square feet (GSF) of the 256,300 gross square feet existing building. The renovation will improve building systems, student spaces and research spaces to meet current standards. This project will address approximately \$8.3 million in facilities needs.

**School of Dentistry Building Renovation:** The project would renovate approximately 33,000 gross square feet (GSF) of the 272,759 gross square feet existing building. This project will address approximately \$4.2 million in facilities needs.

**Health Sciences Research Building:** The Health Sciences Research Building on the Hospital Hill Campus will be a collaborative research facility for basic and translational research. The primary use is flexible adaptable laboratory space for wet and dry research activities. To support the research, there will be Administrative Offices and Support Space, Core Facilities, Specialized Research including a large animal facility and areas for Institutional Partners, Research and Technology Transfer and Incubation. The current project is programmed at 45,000 gross square feet (GSF).

**Project Justification**

The UMKC Health Sciences Interprofessional Education and Research Building will have state-of-the-art capabilities to conduct research in biomedical informatics and Big Data initiatives in addition to laboratories for clinical research and basic biomedical research in selected areas. These capabilities will complement and enhance the work planned for the MU Translational Precision Medicine Center (TPMC). The new building in Kansas City will enable UMKC School of Medicine and School of Dentistry to be more competitive in the recruitment of high-caliber physician-scientists and dentist-scientists with a track record of extramural grant-funding (primarily NIH funding) and via carefully planned collaborations and combined efforts, enhance the competitiveness of faculty at MU TPMC to compete for extramural grant funding.

This project has the potential to catalyze new collaborations across our region and among University of Missouri academic campuses, and the potential to attract industry partnerships and One Health partnerships to focus on advanced treatments for cancer and cardiovascular disease, and to advance the fields of biomedical engineering, tissue regeneration, and Big Data. The long-term impact of the collaboration between UMKC and MU TPMC will be to accelerate both discovery and implementation of prevention and treatment of disease that will result in improved health outcomes for Missourians.

**Facilities Stewardship Index**

| Criteria       | FSI | FSI Justification  |
|----------------|-----|--|
| Mission        | 9   | Project is necessary to provide modern standards for the programs supported through the Health Sciences Interprofessional Educational and Research Building. |
| Sustainability | 5   | Project will be a partial renovation and will need additional investment to expand the university's infrastructure.  |
| Funding        | 3   | Project cost funding is not secured.   |

**University of Missouri - Kansas City**  
**4747/4825 Troost Redevelopment**  
**Executive Summary**

**University Priority: 3**  
**Project Type: New**  
**Construction/Renovation**

**Building Profile**

Building Name: 4747/4825  
Troost Redevelopment  
Facility Age: New  
Total GSF: 150,000 gsf  
Facility Age: 68-71 years  
Total GSF: 133,282 gsf  
Total Facilities Condition  
Needs: \$30.1M  
FCNI: 0.46 - 0.72

**Department**

UMKC Outreach and  
Community Focused Entities

**Space Type**

Classroom, Teaching Labs,  
STEM Community Labs,  
Offices, Business and  
Technology Incubator Spaces,  
Research Labs

**Program Planning Study**

BNIM/ 2010 (Climate  
Sustainability Center)

**Project Schedule**

60 months

**Project Cost**

\$80,000,000

**Project Funding**

Internal \$0  
Bonds \$60,000,000  
Gifts \$15,000,000  
Federal \$5,000,000  
State \$0

**Operating Expenses**

\$1,700,000

**GSF Impacted by Project**

133,828 gsf

**FCN addressed in project**

\$30.1M

**Project Description**

This redevelopment project consists of the renovation of the 4747 Troost Building and the demolition and new construction of a building on the site and parking lot of the 4825 Troost Building to create an integrated location for UMKC's Outreach and Community focused programs. The current scope utilizes elements from the prior Climate Sustainability Center Program Planning Study completed in September 2010. The project is consistent with the Campus Master Plan.

**4825 Troost Redevelopment:** The project will demolish the existing 79, 254 gross square foot existing building and will replace it with approximately 150,000 gross square feet of new building. Demolishing of the existing building will address approximately \$14.5M in facilities needs.

**4747 Troost Renovation:** The project would renovate the 54,026 gross square feet existing building which was construction in 1961. This project will address approximately \$15.5 million in facilities needs.

The project will include a combined site and mixed use development that will include parking and may include retail and housing components in a public private partnership (P3) development.

**Project Justification**

The UMKC 4747 and 4825 Troost site is currently home to many programs and affiliated organizations that are central to the University outreach and community focus. KCUR Public Radio, KC Rep, KCEZ/ KC Stem Alliance, UMKC Center for Neighborhoods, UMKC Midwest Center for Non-Profit Leadership, UMKC Cookingham Institute, Jumpstart and a few other similar entities are located in these buildings. In addition, the site houses much of the University entrepreneurship and innovation outreaches, led by groups such as KC SourceLink, UMKC Innovation Center, UMKC Solo Incubator Law Office, UMKC Entrepreneurial Law Clinic, and the UMKC Office of Technology Transfer.

The existing buildings are in very poor condition and lack public amenities, accessibility, and parking that the programs demand. The redevelopment project will provide modern spaces for these programs while also providing increased space for research and community education and training. Both the existing and new programmatic uses will benefit from their co-location and from the tremendous public access provided by being on Troost Avenue with its heavy public transit use and services.

**Funding Strategy**

The project budget of \$80,000,000 will be funded by \$20,000,000 in gifts/grants and debt of \$60,000,000.

September 26, 2019



### Facilities Stewardship Index

| Criteria       | FSI | FSI Justification   |
|----------------|-----|---|
| Mission        | 7   | Project is necessary to provide safe, open and accessible contemporary spaces for the bulk of UMKC's outreach and community focused entities. |
| Sustainability | 5   | Project will be a partial renovation and will need additional investment to expand the university's infrastructure.                           |
| Funding        | 3   | Project cost funding is not secured.  |

**University of Missouri - Kansas City  
New Student Housing  
Executive Summary**

**University Priority: 4**  
**Project Type:**  
**New Construction**

**Building Profile**

Building Name: Student Housing  
Facility Age: New  
Total GSF: 150,000 gsf  
Total Facilities Condition Needs:  
\$0  
FCNI: 0.00

**Department**

Residential Life

**Space Type**

Student Housing, Student Support  
Space.  
500 students

**Program Planning Study**

TBD

**Project Schedule**

48-60 Months

**Project Cost**

\$45,000,000

**Project Funding**

Internal \$0  
Bonds \$0  
Gifts \$0  
Federal \$0  
State \$0  
P3 \$45,000,000

**Operating Expenses**

\$900,000

**GSF Impacted by Project**

150,000 gsf

**FCN addressed in project**

\$0

**Project Description**

This project would construct 500 beds of new student housing primarily focused on undergraduate students in either suite style or community living style configurations. The site and configuration of the housing will be determined in future market studies and master plan site studies. It is anticipated that the project will be developed through a public private partnership model (P3).

**Project Justification**

The on-campus living experience has been a key recruitment driver for undergraduate enrollment growth at UMKC since 2005. As UMKC's on-campus housing capacity grew from about 360 to almost 1,500 beds, undergraduate enrollment increased about 20% from 6,813 students in Spring 2006 to 8,233 students in Fall 2017. A diversity of housing options allow students at all levels to extend their on-campus experience. UMKC desires to continue to grow their on campus living capacity as a strategic means of continued enrollment growth. Housing on the UMKC Volker campus currently consists of the 559 bed Oak Street Residence Hall and the 329 bed Herman and Dorothy Johnson Residence Hall. Both of these buildings provide suite style living and predominately house undergraduate students.

At the present time, the Oak Place Apartments, which housed upper division undergraduate students and graduate students, is off-line due to water damage resulting from design and construction deficiencies in the P3 project. While this project is off-line, UMKC is leasing about 170 beds of off-campus housing. The UMKC Health Sciences District at Hospital Hill has the 243 bed Hospital Hill Apartment project.

**Facilities Stewardship Index**

| <b>Criteria</b> | <b>FSI</b> | <b>FSI Justification</b>  |
|-----------------|------------|---|
| Mission         | 6          | Project is necessary to fulfill a need for student housing at University of Missouri - Kansas City.             |
| Sustainability  | 2          | Project will eliminate obsolete space, require minimal investment to improve infrastructure and sustainability. |
| Funding         | 3          | Project cost funding is not secured.  |

**University of Missouri - Kansas City**  
**Epperson House Renovation**  
**Executive Summary**

**University Priority: 5**  
**Project Type: Renovation**

**Building Profile**

Building Name: Epperson House  
Facility Age: 96 years  
Total GSF: 24,179 gsf  
Total Facilities Condition Needs:  
\$10M  
FCNI: 1.00

**Department**

Chancellor's Office Strategic  
Initiative

**Space Type**

TBD

**Program Planning Study**

Helix Architects, 2005

**Project Schedule**

36 months

**Project Cost**

\$20,000,000

**Project Funding**

Internal \$0  
Bonds \$0  
Gifts \$20,000,000  
Federal \$0  
State \$0

**Operating Expenses**

\$0

**GSF Impacted by Project**

24,179 gsf

**FCN Addressed in Project**

\$10M

**Project Description**

This project renovation would fully complete the historic restoration and programmatic adaptive reuse of the 24,179 gross square feet (GSF) Epperson House. The historic structure was gifted to the University in 1942 and its initial use was as a residence hall for Naval Aviation Cadets in training for World War II service. Over the years, the house has been used by the Conservatory, the School of Education and the College of Arts and Sciences Department of Architecture, Urban Planning and Design. The building is currently vacant, but a committee charged by the Chancellor with examining the future use of Epperson House will deliver their recommendation in early March 2019.

**Project Justification**

The Epperson House is a recognized historic feature and focus for the UMKC campus, even though it has been vacant for almost a decade. The restoration of the house and its next use has been long speculated on both inside and outside of the campus. The facility is very outdated, has many significant repair needs and does not meet current safety codes and standards, including ADA. Yet, the fine woodwork and plaster detailing of the original interiors are surprisingly intact and will provide a firm foundation for the new programmatic uses. The project will include the full historic restoration of the building exterior and major public spaces, while also adapting the interior spaces and grounds for the technology and program needs of today. The project will also provide additional parking and access drives to serve the new programmatic needs.

The project will eliminate \$10 million of facilities needs.

**Facilities Stewardship Index**

| <b>Criteria</b> | <b>FSI</b> | <b>FSI Justification</b>  |
|-----------------|------------|---|
| Mission         | 6          | Project programming is still being defined, but the use is intended to serve the Five Pillars of the campus Strategic Plan. |
| Sustainability  | 10         | The project is a full renovation of Epperson House, it does not require additional infrastructure.                          |
| Funding         | 3          | Project cost funding is not secured.  |

Missouri University of Science and Technology  
Fiscal Years 2021 – 2025 Preliminary Capital Plan

Missouri University of Science & Technology: Fiscal Years 2021 - 2025 Preliminary Capital Plan included in Finance Plan

| Missouri S&T                                     | 2020         | 2021                | 2022                | 2023                | 2024       | 2025       |
|--|--------------|---------------------|---------------------|---------------------|------------|------------|
|  | Current Year | Year 1              | Year 2              | Year 3              | Year 4     | Year 5     |
| <b>New Construction</b>                          | <b>\$0</b>   | <b>\$10,435,000</b> | <b>\$43,026,000</b> | <b>\$44,600,000</b> | <b>\$0</b> | <b>\$0</b> |
| Schrenk Hall Addition and Renovation - Phase III |              |                     |                     | \$44,600,000        |            |            |
| Engineering Research Lab Addition and Renovation |              |                     | \$43,026,000        |                     |            |            |
| McNutt Hall Addition                             |              | \$10,435,000        |                     |                     |            |            |
|  |              |                     |                     |                     |            |            |
| <b>Renovation/Infrastructure</b>                 | <b>\$0</b>   | <b>\$0</b>          | <b>\$10,000,000</b> | <b>\$0</b>          | <b>\$0</b> | <b>\$0</b> |
| Library/Learning Commons                         |              |                     | \$10,000,000        |                     |            |            |
|  |              |                     |                     |                     |            |            |
| <b>Total Project Cost</b>                        | <b>\$0</b>   | <b>\$10,435,000</b> | <b>\$53,026,000</b> | <b>\$44,600,000</b> | <b>\$0</b> | <b>\$0</b> |

\*Projects listed under 2020 are projects anticipated to have project approval during FY20.

Missouri University of Science and Technology: Fiscal Years 2021 – 2025 Preliminary Capital Plan included in Finance Plan Funding

| Projects     |  |           |                |      | Funding Strategy     |                     |                     |                     |            |                     |
|--------------|--|-----------|----------------|------|----------------------|---------------------|---------------------|---------------------|------------|---------------------|
| #            | Title  | Type      | Facility Needs | FCNI | Total Cost           | Debt                | Gifts               | Internal            | Federal    | State               |
| 1            | Schrenk Hall Addition and Renovation – Phase III | NC/R<br>E | \$19.1M        | 0.57 | \$44,600,000         | \$0                 | \$9,000,000         | \$0                 | \$0        | \$35,600,000        |
| 2            | Library/Learning Commons                         | RE        | \$5M           | 0.28 | \$10,000,000         | \$0                 | \$5,000,000         | \$5,000,000         | \$0        | \$0                 |
| 3            | Engineering Research Lab Addition and Renovation | NC/R<br>E | \$13.0M        | 0.49 | \$43,026,000         | \$33,000,000        | \$0                 | \$10,026,000        | \$0        | \$0                 |
| 4            | McNutt Hall Addition                             | NC        | \$0            | 0.00 | \$10,435,000         | \$0                 | \$10,435,000        | \$0                 | \$0        | \$0                 |
| <b>Total</b> |  |           |                |      | <b>\$108,061,000</b> | <b>\$33,000,000</b> | <b>\$24,435,000</b> | <b>\$15,026,000</b> | <b>\$0</b> | <b>\$35,600,000</b> |

**Missouri University of Science and Technology**  
**Schrenk Hall Addition and Renovation - Phase III (Biosciences Building)**  
**Executive Summary**

**University Priority: 1**  
**Project Type:**  
**New Construction/Renovation**

**Building Profile**

Building Name: Schrenk Hall East  
Facility Age: 80 years  
Total GSF: 59,000 gsf  
Total Facilities Condition Needs: \$19.1 M  
FCNI: 0.57

**Department**

Chemistry and Biosciences

**Space Type**

Teaching and Research laboratory space, support space and departmental offices.  
Impacts the number of students:

**Program Planning Study**

Completed by: The Clark Enersen Partners  
March 2016

**Project Schedule**

26 months for design and construction

**Project Cost**

\$44,600,000

**Project Funding**

Internal \$0  
Bonds \$0  
Gifts \$9,000,000  
Federal \$0  
State \$35,600,000

**Operating Expenses**

\$217,000

**GSF Impacted by Project**

108,000 gsf

**FCN Addressed in Project**

\$19.1 M

**Project Description**

The Schrenk Hall Addition and Renovation – Phase III will renovate Schrenk Hall (1938 & 1973) to accommodate the Chemistry and Biological Sciences departments. This will be the final phase with the renovation of 17,600 gross square feet of the west wing and the replacement of the east wing with a new 90,400 gross square feet facility and atrium. This project will provide new teaching laboratories, research laboratories, and support space. The project also takes into consideration growth and consolidation of department entities that are spread over multiple buildings on campus.

**Project Justification**

This project is the final phase of an interdisciplinary complex dedicated to providing world-class education and research in biological sciences, chemistry, and chemical and biochemical engineering. Equipped with expanded research space, open-concept research labs and improved accessibility, this facility will leverage Missouri S&T's strengths in computational science, environmental engineering, and materials science and engineering to advance medical, environmental, and biomedical research. The building will also be home to an interdisciplinary Center for Research in Biomaterials, where students and faculty will conduct research in bio-active, bio-inspired, and bio-mimetic materials for a variety of applications. The facility will be an integral component of the student experience at Missouri S&T, since almost every student will take at least one course in one or more important foundational area of biological sciences or chemistry.

Missouri S&T is committed to moving this challenging project forward in a phased approach and investing when possible to address immediate campus needs. Recently, \$4M was added to the Phase 2A budget of the west wing renovation for Biological Sciences Research Labs in addition to the already planned Chemistry Research and Instructional Labs. Another commitment by the campus moves forward with construction of general classrooms on campus that were planned for this facility but are being constructed as an addition to the Computer Science Building Student Classroom Learning Center. Since 2016, demand for larger classrooms has increased due to growth. This investment results in more efficient instruction serving more students that will allow them to complete their degrees faster. Both investments have reduced the project budget and overall scope by \$9M.

**Funding Strategy**

Funding for the \$44,600,000 project consists of a \$35,600,000 request from the State and \$9,000,000 in gifts.



**Facilities Stewardship Index**

| <b>Criteria</b>       | <b>FSI</b> | <b>FSI Justification</b>  |
|-----------------------|------------|---|
| <b>Mission</b>        | 10         | The project will be an integral component of the student experience; every student takes at least one course in one or more foundational areas of biological sciences or chemistry.       |
| <b>Sustainability</b> | 10         | Project will remove obsolete space and allow upgrades in electric and geothermal applications which will result in better efficiencies and improve campus environment and sustainability. |
| <b>Funding</b>        | 5          | Project cost is not secured.  |

**Missouri University of Science and Technology**  
**Library/Learning Commons**  
**Executive Summary**

**University Priority: 2**  
**Project Type: Renovation**

**Building Profile**

Building Name: Curtis Laws  
Library  
Facility Age: 50 years  
Total GSF: 91,980 gsf  
Total Facilities Condition Needs:  
\$10M  
FCNI: 0.28

**Department**

Academic Library

**Space Type**

Library/Learning  
Commons/Computer Learning  
Center.  
Student Impact: 8,000

**Program Planning Study**

Completed by: Arcturis, May  
2016

**Project Schedule**

36-60 Months for design and  
construction (dependent on  
phasing)

**Project Cost**

\$10,318,000

**Project Funding**

Internal \$5,000,000  
Bonds \$0  
Gifts \$5,000,000  
Federal \$0  
State \$0

**Operating Expenses**

\$15,000

**GSF Impacted by Project**

91,980 gsf

**FCN addressed in project**

\$5M

**Project Description**

Based on current trends in academic library design, the Curtis Laws Wilson Library needs major renovations to meet the future needs of the students, staff, and faculty. This renovation will incorporate a Learning Commons featuring flexible, collaborative spaces for students and faculty; wayfinding improvements include relocating the service desk and staff office space, opening the buildings east-west axis, and reconfiguring the IT help desk area; update technology throughout the building; and relocate non-library functions to other buildings.

**Project Justification**

The Library/Learning Commons Renovation will impact the entire Missouri University of Science and Technology (Missouri S&T) campus, serving all students, staff, and faculty. One of the major goals of the project is to implement a Learning Commons, with additional spaces for groups to convene. We see a Learning Commons as a place for individuals to share, meet, learn, and receive help. The Wilson Library Renovation Project will address life safety codes, energy conservation measures and associated cost savings; accessibility issues, quality improvement, and capacity issues.

**Funding Strategy**

The project budget of \$10,318,000 is anticipated to be funded by \$5,000,000 in internal funds and \$5,000,000 in gifts.

**Facilities Stewardship Index**

| <b>Criteria</b>       | <b>FSI</b> | <b>FSI Justification</b>   |
|-----------------------|------------|--|
| <b>Mission</b>        | 9          | Project will impact the entire campus, serving all students, staff, and faculty.   |
| <b>Sustainability</b> | 10         | Project is a full renovation and requires no additional infrastructure investment. |
| <b>Funding</b>        | 9          | Project cost funding is partially secured.   |

**Missouri University of Science and Technology  
Engineering Research Lab (ERL) Addition and Renovation  
Executive Summary**

**University Priority: 3**  
**Project Type:**  
**New Construction/Renovation**

**Building Profile**

Building Name: Engineering  
Research Lab  
Facility Age: 50 years  
Total GSF: 46,000 gsf  
Total Facilities Condition Needs:  
\$13M  
FCNI: 0.49

**Department**

All degree programs

**Space Type**

Research space  
1,300 students per year

**Program Planning Study**

Completed by: Dickinson  
Hussman Architects, March 2013

**Project Schedule**

36 months for design and  
construction

**Project Cost**

\$43,026,000

**Project Funding**

Internal \$10,026,000  
Bonds \$33,000,000  
Gifts \$0  
Federal \$0  
State \$0

**Operating Expenses**

\$230,000 annually

**GSF Impacted by Project**

163,000 gsf

**FCN Addressed in Project**

\$13M

**Project Description**

The Engineering Research Laboratory (ERL) Addition and Renovation project will construct approximately 86,470 gross square feet (GSF) on the east side of ERL and connect to the north side the Straumanis-James Hall. This will create a research center of approximately 162,540 (GSF) that will aesthetically anchor the northeast corner of the campus. The project will also address life safety code issues, energy conservation measures and associated cost savings, accessibility issues and upgrade systems in the ERL.

**Project Justification**

This building will provide additional interdisciplinary research space which has been identified as a high priority in both the Strategic Plan and Campus Master Plan. Since this project will house interdisciplinary research, its impact will be felt campus-wide and affects all degree programs. The project will address approximately \$13 million of facilities needs. Additional operating costs are estimated to be \$230,000 annually and funded by the Campus operating budget. Estimated number of students impacted annually will be 1300.

**Funding Strategy**

Funding for the \$43,026,000 project will be \$10,026,000 in internal funds, and \$33,000,000 in debt with a revenue stream from research and sponsored programs awards, licenses, grants and contracts with outside partners.

**Facilities Stewardship Index**

| <b>Criteria</b>       | <b>FSI</b> | <b>FSI Justification</b>  |
|-----------------------|------------|---|
| <b>Mission</b>        | 10         | Project is necessary for interdisciplinary research and aligns with state priorities in STEM research activities. |
| <b>Sustainability</b> | 10         | Project is a full renovation, remove leased space, and requires no additional infrastructure investment.          |
| <b>Funding</b>        | 4          | Project cost is not secured.  |

**Missouri University of Science and Technology**  
**McNutt Hall Addition**  
**Executive Summary**

**University Priority: 4**  
**Project Type:**  
**New Construction**

**Building Profile**

Building Name: McNutt Hall  
Facility Age: 31 years  
Total GSF: 153,984 gsf  
Total Facilities Condition Needs:  
\$36.9M  
FCNI: 0.42

**Department**

Materials Science and  
Engineering

**Space Type**

Lab spaces.  
250-500

**Program Planning Study**

Anthony Duncan Architect

**Project Schedule**

18 months

**Project Cost**

\$10,435,000

**Project Funding**

Internal \$0  
Bonds \$0  
Gifts \$10,435,000  
Federal \$0  
State \$0

**Operating Expenses**

\$36,000

**GSF Impacted by Project**

18,315 gsf

**FCN Addressed in Project**

\$0

**Project Description**

The current program calls for the addition of 18,315 gross square feet to the north side of McNutt Hall to expand the glassblowing and metal working laboratories on campus. The addition will also provide public spaces for exhibition, events, offices, and student collaboration rooms and act as a new highly visible public entry plaza on the north end of campus off of Highway 63.

The design focuses on the craft and production process of student work by exhibiting the shop space to visitors. The shops may be viewed by visitors from walkways above the shop floor or from the dedicated viewing areas separated from the shops with glass partitions. Students will have an expanded shop area for completing glass projects in a hot, warm, and cold shop. Metal working students will have forges, tools, and special finishing areas available to them.

**Project Justification**

The inclusion of experiential learning is a unique educational opportunity at Missouri University of Science and Technology. The University has a desire to integrate application with education, and part of the University strategy is to provide experiential learning to all students. Additionally, the University has a broad initiative to connect arts and sciences in unique ways to augment student education. Student interest in applied glass forming and metal working has increased, and there is significant impetus for shop space dedicated and designed specifically for student exploration of these materials. Dedicated glassblowing and metal working shop space will allow programs and experiential learning on campus to expand. It will also offer a tangible way to link materials engineering science to the deeper human history of art and craft.

There will be a strong emphasis on exhibition and display of student, faculty, and visiting faculty work. Additionally, exhibits through the project will provide ways to educate visitors regarding the process and the history of each craft as an art and science.

**Funding Strategy**

The funding will provided by \$10,435,000 in gifts.

**Facilities Stewardship Index**

| <b>Criteria</b>       | <b>FSI</b> | <b>FSI Justification</b>   |
|-----------------------|------------|--|
| <b>Mission</b>        | 5          | Project will integrate application with education, provide experiential learning to all students. Economic development and partnerships will be impacted throughout the region as this facility serves many activities for the surrounding communities and other interests outside the university. |
| <b>Sustainability</b> | 8          | Project will move programs to more efficient space and will eliminate obsolete space.  |
| <b>Funding</b>        | 6          | Project cost is partially secured.   |

Missouri University of Science & Technology  
Preliminary Strategic Projects Development Plan



FY21 - Missouri University of Science and Technology: Preliminary Strategic Projects Development Plan\*

| Projects     |       |        |      |                |      | Funding Strategy |            |            |            |            |            |
|--------------|-------|--------|------|----------------|------|------------------|------------|------------|------------|------------|------------|
| #            | Title | Campus | Type | Facility Needs | FCNI | Total Cost       | Debt       | Gifts      | Internal   | Federal    | State      |
| 1            | N/A   |        |      |                |      |                  |            |            |            |            |            |
| <b>Total</b> |       |        |      |                |      | <b>\$0</b>       | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> | <b>\$0</b> |

\*Missouri S&T currently does not have any projects on the Preliminary Strategic Projects Development Plan

University of Missouri – St. Louis  
Fiscal Years 2021 – 2025 Preliminary Capital Plan

University of Missouri – St. Louis: Fiscal Years 2021 - 2025 Preliminary Capital Plan included in Finance Plan

| <b>University of Missouri – St. Louis</b> | <b>2020*</b> | <b>2021</b> | <b>2022</b> | <b>2023</b> | <b>2024</b> | <b>2025</b> |
|---|--------------|-------------|-------------|-------------|-------------|-------------|
|   | Current Year | Year 1      | Year 2      | Year 3      | Year 4      | Year 5      |
| <b>New Construction</b>                   | <b>\$0</b>   | <b>\$0</b>  | <b>\$0</b>  | <b>\$0</b>  | <b>\$0</b>  | <b>\$0</b>  |
| N/A                                       |              |             |             |             |             |             |
| <b>Renovation/Infrastructure</b>          | <b>\$0</b>   | <b>\$0</b>  | <b>\$0</b>  | <b>\$0</b>  | <b>\$0</b>  | <b>\$0</b>  |
| N/A                                       |              |             |             |             |             |             |
| <b>Total Project Cost</b>                 | <b>\$0</b>   | <b>\$0</b>  | <b>\$0</b>  | <b>\$0</b>  | <b>\$0</b>  | <b>\$0</b>  |

\*Projects listed under 2020 are projects anticipated to have project approval during FY20.

UMSL currently does not have any projects in the 5 year Finance Plan.

University of Missouri –St. Louis  
Preliminary Strategic Projects Development Plan

FY 21 - University of Missouri – St. Louis: Preliminary Strategic Projects Development Plan

| Projects     |                                      |      |                |           | Funding Strategy    |            |            |                     |            |                     |
|--------------|--------------------------------------|------|----------------|-----------|---------------------|------------|------------|---------------------|------------|---------------------|
| #            | Title                                | Type | Facility Needs | FCNI      | Total Cost          | Debt       | Gifts      | Internal            | Federal    | State               |
| 1            | Space Consolidation & Infrastructure | RE   | \$20.5M        | 0.38-0.49 | \$10,000,000        | \$0        | \$0        | \$2,000,000         | \$0        | \$8,000,000         |
| 2            | Social Science Building Renovation   | RE   | \$35.3M        | 0.54      | \$42,500,000        | \$0        | \$0        | \$8,500,000         | \$0        | \$34,000,000        |
| 3            | Stadler Hall Renovation              | RE   | \$26.7M        | 0.53      | \$34,100,000        | \$0        | \$0        | \$6,800,000         | \$0        | \$27,300,000        |
| <b>Total</b> |                                      |      |                |           | <b>\$86,600,000</b> | <b>\$0</b> | <b>\$0</b> | <b>\$17,300,000</b> | <b>\$0</b> | <b>\$69,300,000</b> |

**University of Missouri - St. Louis**  
**Space Consolidation and Infrastructure**  
**Executive Summary**

**University Priority: 1**  
**Project Type: Renovation**

**Building Profile**

Building Name: Arts Administration Building, Education Administration, Bellerive Hall, Music Building, and Woods Hall  
Facility Age: 44 to 61 years  
Total GSF: 83,000 gsf  
Total Facilities Condition Needs: \$22M  
FCNI: 0.38 to 0.49

**Department**

Human Resources, College of Education Dean, School of Social Work, and Department of Music

**Space Type**

Teaching, Offices, and Support Areas  
Impacts 1,400 students per semester

**Program Planning Study**  
TBD

**Project Schedule**

24 months for design and construction

**Project Cost**

\$10,000,000

**Project Funding**

Internal \$2,000,000  
Bonds \$0  
Gifts \$0  
Federal \$0  
State \$8,000,000

**Operating Expenses**

Reduction of \$525,000 annually

**GSF Impacted by Project**

83,000 gsf

**FCN Addressed in Project**

**\$22M**

**Project Description**

This project will consolidate underutilized space campus-wide and provide repairs to campus buildings. The project will relocate the College of Education Dean's suite from the Education Administration Building (EAB) and decommission the EAB; relocate the School of Social Work from Bellerive Hall (BH) and demolish BH; relocate the Department of Music from the Music Building (MB) and demolish MB; and relocate Human Resources from Arts Administration Building into Woods Hall. These relocations will facilitate synergies between programs and will improve utilization rates of space in the renovated buildings.

**Project Justification**

According to a Space Needs and Utilization Analysis study performed in 2016, UMSL has more program space per student than peer campuses. UMSL can lower its operating costs and deferred maintenance by reducing the campus' occupied square footage. Bellerive Hall, Music Building, and Education Administration Building are underutilized buildings that are in poor condition. As such, they are good candidates for decommissioning or demolition, thereby reducing campus operating expenses and deferred maintenance. The proposed repairs will extend the life of the capital improvements, improve safety and enhance campus appearance while reducing facilities needs. This project provides significant financial benefit to the campus by eliminating \$22 million in facilities needs (\$6.5 million through repairs and renovations, \$11.5 million through demolition of BH and MB and \$3.5 million by decommissioning EAB) and by reducing annual operating costs by \$525,000.

In addition to the above financial benefits, the entire campus will benefit from improved space utilization, safety, reliability, and efficiency. The increased density will also enhance the student experience by providing a more vibrant, energized environment.

**Facilities Stewardship Index**

| Criteria       | FSI | FSI Justification   |
|----------------|-----|---|
| Mission        | 9   | Project is necessary to begin steps in the strategic plan to improve space efficiencies.  |
| Sustainability | 10  | Project will extend the life of the capital improvements, improve safety and enhance campus appearance while reducing facilities needs. |
| Funding        | 5   | Project cost funding is partially secured, operation cost will be lower when project is complete.                                       |

**University of Missouri - St. Louis**  
**Social Science Building Renovation**  
**Executive Summary**

**University Priority: 2**  
**Project Type: Renovation**

**Building Profile**

Building Name: Social Science Building  
Facility Age: 50 years  
Total GSF: 136,600 gsf  
Total Facilities Condition Needs: \$35.3M  
FCNI: 0.54

**Department**

Business Administration,  
Economics, Political Science,  
Public Policy Administration,  
Office of International Studies,  
Mathematics & Computer Science

**Space Type**

Classrooms, Laboratories,  
Conference/Lounge/Offices,  
Other Support Areas  
Impacts 6,272 students per semester

**Program Planning Study**  
TBD

**Project Schedule**

36 months for design and construction

**Project Cost**

\$42,500,000

**Project Funding**

Internal \$8,500,000  
Bonds \$0  
Gifts \$0  
Federal \$0  
State \$34,000,000

**Operating Expenses**

TBD

**GSF Impacted by Project**

136,600 gsf

**FCN Addressed in Project**

\$35.3M

**Project Description**

This project will renovate the Social Science Building. The project provides for state-of-the-art classrooms and lecture hall facilities to be used as a campus resource. The renovation includes a substantial replacement and upgrade of HVAC, electrical and plumbing equipment, systems, fixtures and controls. The project also provides for an extensive renovation and upgrade of building interior, accessibility provisions and building envelope. Exterior improvements include replacement/upgrade of sidewalks, accessible routes and steps.

**Project Justification**

The Social Science Business Building provides 136,600 gross square feet (GSF) of classroom, lab, and administrative/support space for faculty and staff and thousands of students who major in various disciplines such as business administration (currently housed in this building), economics, political science and public policy administration. Students were enrolled in a total of 38,680 credit hours that were taught in this building in FY 2018.

Constructed in 1968, this building has a FCNI of 0.54. Delaying replacement and upgrades of these systems will cause further deterioration of assets resulting in repairs becoming increasingly frequent and costly. Continued use of outdated, inadequately sized/configured and equipped classrooms and lecture halls for current pedagogies will increase renovation cost. The project will address code and standards issues, implement energy conservation measures, address accessibility issues, replace building systems that have exceeded their life expectancy, and will eliminate \$35.3 million of facilities needs.



**Facilities Stewardship Index**

| <b>Criteria</b> | <b>FSI</b> | <b>FSI Justification</b>   |
|-----------------|------------|--|
| Mission         | 9          | Project is necessary to begin steps in the strategic plan to improve space efficiencies.                       |
| Sustainability  | 10         | Project is a full renovation of Social Sciences Building resulting with building systems being more efficient. |
| Funding         | 5          | Project cost funding is not secured.   |

**University of Missouri - St. Louis**  
**Stadler Hall Renovation**  
**Executive Summary**

**University Priority: 3**  
**Project Type: Renovation**

**Building Profile**

Building Name: Stadler Hall  
Facility Age: 52 years  
Total GSF: 82,500 gsf  
Total Facilities Condition Needs:  
\$26.7M  
FCNI: 0.53

**Department**

Biology, Psychology, and  
Biochemistry

**Space Type**

Classrooms, Laboratories,  
Offices, Other Support Areas.  
Impacts 1,013 students per  
semester

**Program Planning Study**

TBD

**Project Schedule**

36 months for design and  
construction

**Project Cost**

\$34,100,000

**Project Funding**

Internal \$6,800,000

Bonds \$0

Gifts \$0

Federal \$0

State \$27,300,000

**Operating Expenses**

TBD

**GSF Impacted by Project**

82,500 gsf

**FCN Addressed in Project**

\$26.7M

**Project Description**

Stadler Hall Renovation project will renovate the 82,500 gross square feet (GSF) building to bring it up to current buildings codes and design standards to serve the primarily uses of research, class-labs, classrooms, clinic, animal facilities, and office/support spaces. This will provide consolidated, more efficient, and sustainable environment. Stadler Hall, when renovated, will provide critically needed state of the art technology, equipped and flexible classrooms of various seating capacities, research laboratories, class laboratories, seminar rooms, study areas, collaborative venues, and other student spaces.

**Project Justification**

The space in Stadler Hall is utilized to teach in six different disciplines. Students enrolled in a total of 4,462 credit hours that were taught in this building in FY 2018. The renovation improvement will help attract and retain students, faculty, and researchers. Stadler Hall was constructed in 1967, the original design and existing conditions of the building does not meet current codes and standards. Building systems in Stadler are old, inefficient, and in many cases have surpassed their expected useful life. Delaying replacement of these systems will allow them to continue to age and deteriorate and could eventually result in abandoning the building as repairs will become increasingly frequent and costly. Modern building systems will be significantly more efficient and less costly to operate than the current systems.

Currently the space has a FCNI of 0.53. When complete, the renovation of Stadler Hall will eliminate an estimated \$26.7M of facilities needs.

**Facilities Stewardship Index**

| <b>Criteria</b> | <b>FSI</b> | <b>FSI Justification</b>   |
|-----------------|------------|--|
| Mission         | 9          | Project is necessary for the growth of the program, project will complete the current Benton/Stadler Building Complex. |
| Sustainability  | 10         | Project is a full renovation of Stadler Hall and building systems will be more efficient.                              |
| Funding         | 5          | Project cost funding is not secured.   |

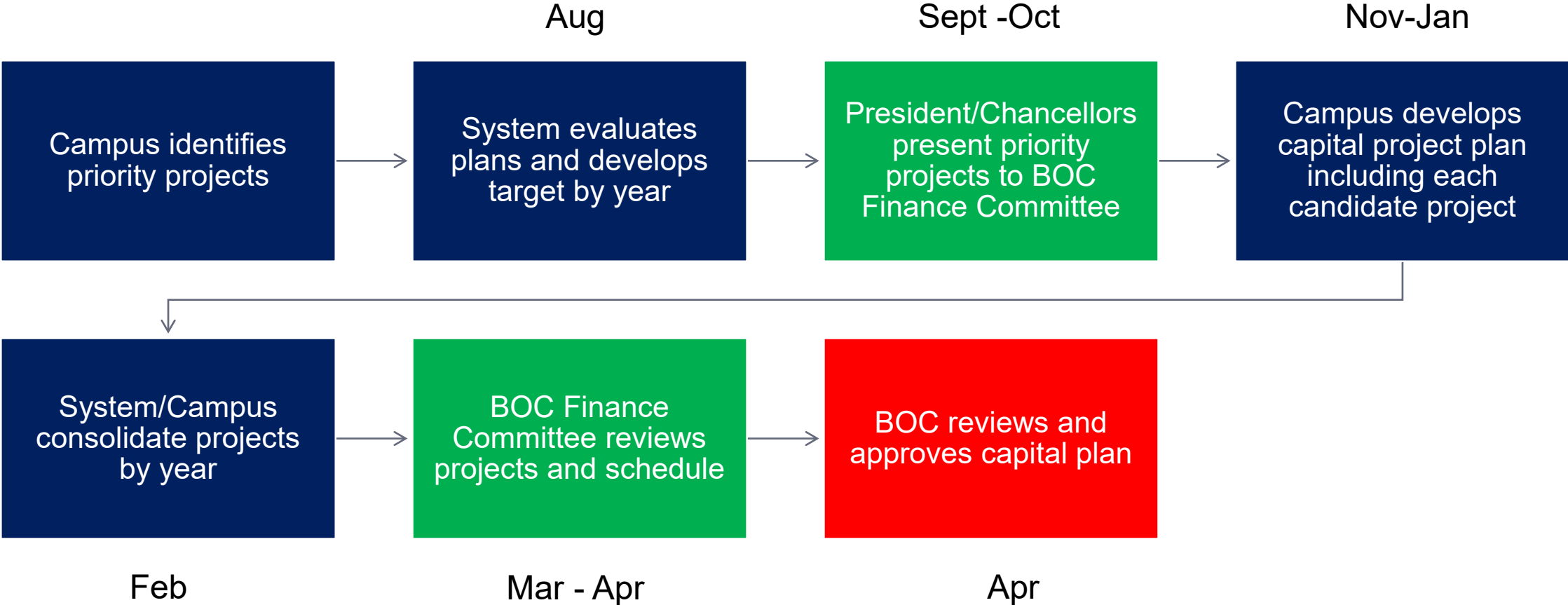
# BOARD OF CURATORS FINANCE COMMITTEE SEPTEMBER 26, 2019

Fiscal Year 2021 – 2025  
Preliminary Capital Plans

UM



# Capital Planning Process



# Rolling Five-year Capital Planning Approval Gates

- **Gate A:** Projects approved to be included in the preliminary capital plan for further planning and development in September/October
- **Gate B:** Capital Plan approval – sets priorities, initiates fundraising, legislative support or finance plan for projects on approved plan in April
- **Gate C:** Project Approval – Funding, scope, budget and schedule are identified and is ready to start design
- **Gate D:** In-Process Review – review progress of budget, scope and schedule

# Facilities Stewardship Index (FSI) Overview

- **Mission:** Program Plan; State, Regional and Community Impact
- **Stewardship:** Facilities Renewal; Infrastructure and Functional Sustainability; Strategic Space Management
- **Funding:** External Funding Support; Operating Cost Support
- Determined by scoring each component on a scale 1 through 10
- Helps assess if capital plan has a positive impacted on campus facilities needs

# Preliminary Capital Plan Overview

## Preliminary Strategic Development Projects

- Not included in the five year financial plan
- Approved for further development

## Preliminary Capital Plan included in Five-year Financial Plan

- Impact to financial profile is understood
- Approved for finalizing funding plan



# MU PRELIMINARY CAPITAL PLAN

## Preliminary Strategic Development Projects:

- Satellite Boiler Plant – Research Commons
- Pickard Hall – Decommissioning and Mitigation
- Veterinary Medical Diagnostic Laboratory Replacement
- New Journalism Building – Replace and Redevelop Neff Hall & Addition Site

## Preliminary Capital Plan included in Five-year Financial Plan:

- Not Applicable

# MUHC PRELIMINARY CAPITAL PLAN

## Preliminary Strategic Development Projects:

- Not Applicable

## Preliminary Capital Plan included in Five-year Financial Plan:

- Inpatient Expansion – Women’s & Children’s Hospital
- Ambulatory Facility/Medical Office Building
- Inpatient Expansion – University Hospital

# UMKC PRELIMINARY CAPITAL PLAN

## Preliminary Strategic Development Projects:

- Spencer Chemistry and Biological Sciences Renovation – Phase II
- Health Sciences Interprofessional Education and Research Building
- 4747/4825 Troost Redevelopment
- New Student Housing
- Epperson House Renovation

## Preliminary Capital Plan included in Five-year Financial Plan:

- UMKC Conservatory

# MISSOURI S&T PRELIMINARY CAPITAL PLAN

## Preliminary Strategic Development Projects:

- Not Applicable

## Preliminary Capital Plan included in Five-year Financial Plan:

- Schrenk Hall Addition and Renovation – Phase III
- Library/Learning Commons Renovation
- Engineering Research Laboratory Addition and Renovation
- McNutt Hall Addition

# UMSL PRELIMINARY CAPITAL PLAN

## Preliminary Strategic Development Projects:

- Space Consolidation and Infrastructure
- Social Science Building Renovation
- Stadler Hall Renovation

## Preliminary Capital Plan included in Five-year Financial Plan:

- Not Applicable



# University of Missouri System

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