

**BOARD OF REGENTS**  
EASTERN MICHIGAN UNIVERSITY

<b>SECTION: 18</b>
<b>DATE:</b> December 15, 2017

**RECOMMENDATION**

**CAPITAL PROJECT EXPENDITURES**

**ACTION REQUESTED**

It is recommended that the Board of Regents approve the following supplemental FY 2018 capital project expenditures:

- Renovation and expansion of Sill Hall supporting the existing, new and future engineering programs. The estimated cost of the project is \$40,000,000.
- New construction of a building to house the student athlete training facilities and sports medicine services. The estimated cost of the project is \$20,000,000.
- Renovation of the Rec/IM facility to be initiated in summer of 2018. The estimated cost of this project is \$16,000,000.

Total supplemental capital projects - \$76,000,000.

**STAFF SUMMARY**

The investment in Sill Hall supports the University’s newly developed engineering programs – which will be key to the future of the University, while the construction of the new building for the student athlete training facilities will provide contemporary sports medicine and performance training services for the University’s student athletes.

- The Sill Hall renovation and expansion project provides the engineering programs renovated lab space for research, computer simulation, virtual and augmented reality and other specialty purposes, lecture halls, collaborative learning spaces and administrative offices. The existing 92,635 gsf at Sill Hall will be renovated while expanding the building space by an additional 16,000 gsf. The capital investment in these programs provides the foundation in these engineering programs that will allow them to be a growth area for the University for years to come. This authorization will begin the multi-year process of a project that will be conducted in phases to accommodate the currently underway Strong Hall project, as well as maintain ongoing operation of Sill Hall during the project. Sill Hall remains the University’s top priority for State Capital Outlay, and any work completed during this phased project will reduce the overall cost of any State of Michigan approved project.
- The new construction project for sports medicine and student athlete training facilities provides for a 60,000 gsf, pre-engineered structure that will house the University’s

student athlete sports medicine and performance training space and equipment, team meeting rooms and coach's offices, while also including a video board at Rynearson Stadium. The structure will be located near the northwest corner of Rynearson Stadium. The capital investment will provide a modern training and sports medicine services environment for the University's approximate 550 student athletes. The project cost reflects the total cost of the project, which will be mitigated by fundraising efforts. An ongoing fundraising effort in Athletics has resulted in substantial commitments to the project, and additional gifts are expected. The timeline for this project has not been finalized.

- The renovation of the Rec/IM facility provides needed updates and repairs to the existing facilities. Originally constructed in 1981, the Rec/IM facility has not received any major improvements other than minor routine maintenance since its original construction.

The proposed capital improvement project consists of the reconfiguration of existing spaces to accommodate new and expanded locker rooms, a zero entry pool modification to the Club pool and open spaces to accommodate cardio and weight training equipment.

Renovations are expected to cost \$16,000,000 inclusive of design and equipment costs. This project will be implemented in phases to maintain operations during construction.

## **FISCAL IMPLICATIONS**

Approval of the capital projects will establish the authorization for spending in excess of the capital Budget approved on February 7, 2017 for the 2017-2018 Capital Budget. Funding for these projects will include fundraising, University resources, and future University borrowing, and, in the case of Sill Hall, may also include State funding.

The phasing for Sill Hall is expected to result in \$3.0M in improvements to the facility in both FY19 and FY20.

## **ADMINISTRATIVE RECOMMENDATION**

The proposed Board action has been reviewed and is recommended for Board approval.

  
University Executive Officer

*December 15, 2017*  
Date