

UVS/Maguire Updates

- UVS/Maguire apartments were constructed in the early 1970's and utilized low-quality construction standards.
- Due to the style of construction, the buildings are reaching the end of their lifespan and are beyond a large-scale economical renovation. • Due to the construction materials utilized and various repairs required, it takes much longer (up to several months) to turn over apartments.

- Electrical, Plumbing, Sanitary and Stormwater Infrastructure
- Vapor barrier and roof issues

Student Survey

- If the following unit types were available on campus, what would have been your living preference for this academic year (2018-2019)?



Proposed Revised 5-Year Strategy

New Project - East Neighborhood Honors College (1,400 Beds)					
New Project - West Neighborhood Site Athletics / Gen. (500 Beds)					
Demolish Rawlings (352 beds)					
Renovation Beaty East (374 Beds) Construction of New Commons Building (18,600 SF)					
Renovation Beaty West (417 Beds)					
Demolish Trusler (201 Beds)					
Lakeside Conversion (2 buildings)					
UVS Phase Out (192 beds)					

Maguire Phase Out (344 beds)

HMP Projects NOT Implemented:

Renovate Mallory (incl. Commons) (176 Beds)

Renovate Reid (172 Beds)

Renovate Yulee (178 Beds)
Renovate Sledd (182 Beds)
Renovate Fletcher (157 Beds)
Demolish Simpson (208 Beds)

Graduate Housing

Strategy Lakeside Complex Transition Opportunity

Why this may work:

- Apartment-style units
- Cottage-style neighborhood layout provides incremental assignment approach

Assumptions

- \$932 / month / bed (with full year commitments)
- Convert to a 3BR:2BA over a summer (~\$3M)
- Two buildings targeted 192 beds 160 beds



Lakeside 4-bed / 2-bath floor plan

Corry Village Projects, 2015-2020

2015-2016: Center Sidewalks & Stair repair

2017-2018: Plumbing Repairs in 279, 280, 285

2018-2019: Stairwell Repairs

2019-2020: Stairwell Repairs

Total Project Expenditure: \$244,084 (includes 2020 stairwell repair estimate)

Future Projects would include renovations to the remaining three buildings

Diamond Village Projects, 2015-2020

2015-2016: Clean, Point, Tuck & Seal (Exterior)

2016-2017: Network Closets, Clean/Point/Tuck/Seal

2018-2019: Fire Alarm Pull Station & Cover

Replacement 2019-2020: Commons Flooring LVT

Total Project Expenditure: \$119,404 (including commons flooring replacement)

Tanglewood Village Projects, 2015-2020

2015-2016: Gable Siding, Sewer Lateral replacement, Mailbox covers, Kitchen/Bath renovation, Handrail replacement

2016-2017: Gable Siding/Soffit, Sewer lateral replacement, basketball court lighting, Kitchen/Bath renovations, Handrail replacement

2018-2019: Fire Alarm system replacement, apartment flooring

2019-2020: Pool Repair, transformer maintenance, roof replacement, exterior paint

Total Project Expenditure: \$732,691 (including upcoming 2020 projects)

Ongoing General Maintenance, All Villages

General Maintenance items are small projects or requested maintenance, such as: HVAC repair, filter change out, key/lock changes, blinds replacements, interior paint, playground maintenance, plumbing repairs, and so on.

The average yearly general maintenance budget for GFH is approximately \$317,959 (excluding labor), representing a total 5-year budget of \$1,589,795.