

FACILITIES MASTER PLAN PHASE V FINAL RECOMMENDATION

The results of Phases I through IV were utilized in the creation of the final FMP solution in Phase V. The solutions of Phase IV were vetted through the Executive and Steering Committees for their ability to solve the needs of SUNY Potsdam and the concept review comments were used as a guide to form the final solution. Also, project costs were part of the review to understand the value of each recommendation. The Final Recommendation was a direct result of fully developing Phase IV concept alternatives. Upon full consideration of the various options, the Executive Committee provided Burt Hill with direction for the final FMP solution.

Phase V illustrates solutions to the primary needs of projected enrollment, faculty, and departmental growth. The proposed renovations to campus facilities support and achieve goals set forth by the Academic Mission and Strategic Plan, as well as bring all facilities to a state of good or excellent condition. The renovation of Merritt Hall for the Fine Arts program and the creation of a new Arts Quadrangle will strengthen the Academic Mission of SUNY Potsdam being the premier "Arts" Campus in the SUNY System. A fine arts gallery / museum in the renovated Merritt Hall would provide a venue for the community and collaboration between the academic departments sharing the facility. The closure of Barrington Drive to a pedestrian-friendly plaza will strengthen the connection between the academic zone and the residential zone of campus, and make the daily crossing safer for students. A new ceremonial campus entrance will be established on Pierrepont Avenue at the base of the former Barrington Drive. This entrance will have visitor parking which will act as the first-time destination for future students and visitors. A new Visitor's Center in the corner of Brainerd Hall will receive the visitors and send them on a new visitor walk through the campus. A renovated student union will re-imagine and expand the heart of the campus. No new academic space is required to arrive at the College goal of 5,005 student FTEs. However, there is a need for additional student life space to enhance the overall quality of the student experience on campus; and the need for additional student housing required as a result of the enrollment increase.

The following proposed projects are considered transformational to the campus:

1. Merritt Hall Repurposing for the Arts and Gibson Gallery
2. Arts Quadrangle Creation
3. Barrington Drive Partial Road Closure for Pedestrian Plaza
4. New Campus Gateway
5. New Visitors' Center
6. New Barrington Student Union

To view a full version of either the Phase IV - Concept Alternatives or Phase V - Final Recommendation Reports please contact Physical Plant or the Library on campus for a copy.

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FACILITIES MASTER PLAN

EXECUTIVE SUMMARY

MISSION STATEMENT

The State University of New York at Potsdam prepares students to act as engaged global citizens and to lead lives enriched by critical thought, creativity, and discovery. As an inclusive scholarly community rooted in our historic role in providing exemplary teacher and music education and our leadership in the fine and performing arts, we are committed to the liberal arts and sciences as an academic foundation for all students. With an abiding sense of responsibility to our region and to the world beyond, SUNY Potsdam fosters an appreciation of and respect for the variety of human experience.

STRATEGIC PLAN

The items highlighted in red identify strategic goals achievable through modification or creation of physical attributes on campus.

I. Student Experiences

- Enhance support for facilities and equipment for student learning
- Increase student engagement through curricular and co-curricular activities
- Make campus beautification a high priority
- Begin to implement the recommendations of the diversity task force

II. Faculty Worklife

- Address the balance of teaching-faculty responsibilities
- Review support for professional development procedures for teaching and non-teaching faculty
- Address salary levels of teaching faculty compared to peers

III. Communications

- Refine and finalize the mission statement
- Develop one-line vision statements
- Communicate our own excellence both internally and externally

IV. Budget

- Develop a budget system that will provide incentives for efficiencies to strengthen us in the future
- Respect the budget planning calendar
- Enhance internal and external resource development

V. Enrollment Management

- Study the development of a position responsible for supervising retention and enrollment management
- Meet the enrollment targets outlined in the MOU

SUMMARY

SUNY Potsdam honors a long history of excellence in fine arts, music, and education. As the College grows, the goal of the institution is to continue providing the strong academic curriculum to students preparing them for successful careers in their respective fields of study. Fostering a hand-crafted education for students is fundamental to the College's success in teaching. SUNY Potsdam has identified objectives that will facilitate in continuing their ability to offer exceptional academic programs. Within the College's Strategic Plan there are goals that relate directly to the physical attributes of the campus. The quality of the physical attributes and facilities of a campus, as identified in Phase I, enhance a student's ability to learn and can positively affect student enrollment and retention rates. The Facilities Master Plan has responded to these goals with solutions chosen by many stakeholders on campus. The following sections in this report will describe in detail the renovation and new construction projects created to fulfill the goals set forth.



FACILITIES MASTER PLAN RESPONDS

The Facilities Master Plan has responded to the needs and goals of the College with the help of key stakeholders on campus. The Steering and Executive Committees have chosen the projects that will allow the College to continue providing high-quality education. Historically SUNY Potsdam has been an institutional leader in music, education, and fine and performing arts. In order to maintain their institutional commitment to exceptional education, the physical facilities need attention in various ways. After an extensive assessment of the existing facility conditions, as part of Phase II, combined with feedback from the campus users received in Phase I, the Facilities Master Plan Consultant has been able to identify renovation and new construction projects essential to carrying on the College's mission and achieving the goals of the Strategic Plan directly affecting physical space on campus.

Enrollment Projections The Administration at SUNY Potsdam anticipates an increase in enrollment from its 2008 FTE of 4,381 to 5,005 FTE by 2018, including an average of 700 graduate students. It is important to note that the anticipated enrollment goals for 2018 are subject to change due to economic uncertainties and instability in the projected local population demographic. The Crane School of Music is expected to see modest to no growth in the next few years. SUNY Potsdam's goal to reach 5,005 FTE students is expected through growth in the schools of Arts & Sciences and Education & Professional Studies. There is no anticipated contraction of current academic programs. Departments expecting more than 25 percent growth include Special Education (26%), Secondary Education (50%), Information & Communication Technology (61%), Community Health (42%), Art (27%), and Computer Science (26%). Departments expecting 10-25 percent growth include School of Education Misc. Programs (22%), Business Administration (24%), Biology (24%), Literacy (14%), Physical Education (15%), Arts & Sciences Misc. Programs (17%), Anthropology (16%), Chemistry (18%), Theatre and Dance (14%), Mathematics (16%), and Politics (14%). Departments expecting less than 10 percent growth include Curriculum & Instruction B-G6 (3%), Economics and Employment Relations (8%), English and Communication (7%), Modern Languages (8%), Geology (8%), History (8%), Philosophy (8%), Physics (8%), Psychology (8%), Sociology (8%), and Crane School of Music (9%). Refer to Phase III FTE Projections for more information.

Utilization Phase III of the Facilities Master Plan has revealed that the College is currently inefficiently utilizing the larger classrooms existing on their campus. Overall, classrooms and class labs are significantly below target use levels given by the SUNY, as well as those recommended by Burt Hill, which is a reflection of both low time-use levels and low station-occupancy rates; although the larger lecture halls do compare well with SUNY standards. It is recommended that the current total area of classroom space remain but the inventory be modified to the needs of the campus considering there is no need for additional academic space on campus. There is currently a total of 53 classrooms and lecture halls on campus. The existing net assignable square feet on campus is enough to accommodate the student and faculty growth projections, therefore, the Facilities Master Plan recommendation is to keep the total number of classroom and lecture halls on campus at 53. Renovations to a number of buildings on campus is recommended in order to right-size classrooms and department spaces. By right-sizing a few of the 30-40 seat-count classrooms, there will be adequate learning environment space (classrooms, lecture halls or class laboratories) to accommodate the projected FTE enrollment of 5,005 by 2018. With small changes to classroom inventory and recommended revisions to the registrar's schedule, the existing facilities can handle the projected enrollment growth of 5,005 FTE. Classrooms and class labs in Satterlee, Brainerd, Merritt, and Dunn Halls will be renovated as part of Planned Projects, resulting in the correct inventory of classroom and class lab sizes and quality. Renovations will include technology upgrades to classrooms in an effort to maintain two-thirds of the classroom inventory with projector technology.

It is important to note that solely looking at net assignable area with regards to space recommendations offers an incomplete view of the physical conditions and their affect on the curriculum. The College must maintain its institutional commitment to fostering a hand-crafted education with a focus on the Arts. In order to do so the quality of the existing spaces on campus must be improved. Mechanical, electrical, and plumbing systems in poor condition need to be brought to good or excellent levels. Improved learning environments and support spaces have been proven to increase enrollment and retention rates. The New Performing Arts Building scheduled to open in 2013 is anticipated to increase enrollment 14 percent by 2018 in Theater and Dance. This growth can be attributed to the inherent value-added asset that a new facility will bring to the Theater and Dance Program.

Merritt Hall Another value-added asset to the campus is the proposed transformation of Merritt Hall. Merritt Hall is currently being utilized by non-academic departments, including the Day Care Center, Potsdam Auxiliary and College Educational Services (PACES) administrative offices, and Community Outreach Programs. The facility is located along the main academic quad. The building's location encourages the facility to be part of the academic environment, therefore, it has been recommended to relocate the Day Care Center and various other administrative offices to other buildings in order to repurpose Merritt Hall for academic program. The building is also in need of renovations to bring its condition from an average BCAS rating to a good or excellent rating. The relocation of the Art Department to a newly renovated, cutting-edge facility will provide the appropriate quantity and quality of space the department needs in order to grow. Upgraded facilities attract perspective students and improved quality of space support increased retention rates.

Brainerd Hall Brainerd Hall is the current home of the Arts Department. The building provides no room for growth for that department. The recommendation to move the Arts Department from Brainerd Hall to a renovated Merritt Hall is an ideal solution to the issues mentioned above. The relocation returns Merritt Hall to academic functions, provides space for department growth, and consolidates the arts, including Fine Arts, Performing Arts, and the Crane School of Music. The close proximity of these departments strengthens the College's focus on the arts by creating a new Arts zone of the campus. The outdoor public area running east to west between Merritt Hall and the Crane Complex will be renovated to accommodate a pedestrian friendly quadrangle. The new quad will promote connectivity between the academic departments, as well as encourage opportunities for chance meetings and programmed activities. Gibson Gallery, currently located in Brainerd Hall, serves as one of the College's community-outreach arts partnership. Another organization offering this partnership is the Community Performance Series, which provides concerts and recitals for the Potsdam community and neighboring areas. SUNY Potsdam has the potential to serve as a premier arts venue for not only current and future students, but for community members. Hundreds of performances and exhibits a year already bring visitors onto campus, enhancing the facilities that host these performances and exhibits will draw even more visitors to campus. The College would improve enrollment and further strengthen community relations.

Barrington Student Union The College's goal to improve enrollment selectivity and student retention are crucial to increasing FTE figures. This increase can be achieved if the class size of first-year students increases, and introducing more programs targeted to groups linked with student attrition. Improving the physical facilities of the campus will help accomplish those goals. One facility greatly linked to student retention is a campus' student union. The College's current student union, T. Barrington, is in poor condition both physically and spacially; as a result efficiency is severely hindered. There are currently two kitchens servicing the T. Barrington servery, with the large/bulk food preparation occurring on the second floor of Thatcher Hall, a separate building adjacent to the Union and connected by a corridor. This is not a practical layout for dining / kitchen services. In addition, the existing



Union does not provide adequate dining for the current student enrollment. The existing facility is outdated and needs considerable building systems renovations. A technical study of T. Barrington is currently under way, addressing these issues. The study has produced a program that meets the College's needs. The proposed new Barrington Student Union will accommodate dining, kitchen, and servery within one facility. In addition, there is a kitchen currently in Bowman Dining Hall, which provides salad prep, meat slicing, and baked goods. The functions listed above provide support for T. Barrington and other facilities; therefore, it has been recommended that these functions be located in the new student union. The Bowman Dining Hall will then be repurposed for Physical Plant Storage necessary to help support the residence hall.

SUNY Potsdam has an active Student Government Association and over a hundred student clubs and organizations. Currently, the majority of these clubs and organizations do not have meeting space or storage space on campus. While every club and organization does not need meeting space and office space, there is a need to have a consolidated non-reserved meeting suite with amenities that multiple organizations can share. The proposed new Barrington Student Union will provide the above necessities, as well as relocate the Student Organization offices, currently located in Sisson Hall to the new Union. Those offices currently located in Sisson Hall include the Black Student Alliance; the Lesbian, Gay, Bisexual, and Transgender Association; the CLASS; the campus Rescue Squad; and the Potsdam Association of Native Americans. The remaining student service offices in Sisson Hall will be relocated to Morey and MacVicar Halls, later discussed in this summary.

Barrington Drive The road outside of the Union to the north, Barrington Drive, is a major thoroughfare on campus. Barrington Drive runs east and west connecting Pierrepoint Ave and Outer Main Street. Such a high traffic road is not ideal at the front doors of a student union and especially at the center of the campus. The crosswalk connecting the academic quad and the student union is constantly used by students travelling between classes, the union and the residence halls. The heavy vehicular traffic occurring along Barrington Drive is not conducive to the students' circulation across campus. In response to this issue the Facilities Master Plan is recommending to close Barrington Drive to vehicular access between Watertown and Massena Drives. The project proposes the road be raised, pavers be installed along with street trees and site furniture to emphasize the pedestrian movement from Minerva Plaza (academic quad) to the new Student Union. The road will still be able to accept emergency vehicles. The partial closure of Barrington Drive will support the campus beautification goal of the Strategic Plan.

Campus Gateway In conjunction with the proposed pedestrian friendly Barrington Drive, the Facilities Master Plan proposes a new ceremonial entrance at the intersection of Barrington Drive and Pierrepoint Avenue. Currently, the campus does not have a well defined gateway. Visitors arriving to the campus frequently have difficulty knowing where to enter. Locating the formal gateway at this particular intersection will emphasize a new image of the campus created with the improvements recommended for a pedestrian friendly Barrington Drive. The new entrance shall include a formal drop-off between Lehman Dining and Brainerd Halls. The existing parking shall be re-organized giving priority to visitors, and the Lehman Dining Hall loading dock shall be renovated for better truck delivery. A formal brick and cast stone gateway entry monumental sign shall be located on Pierrepoint Avenue on either side of Barrington Drive. The traditional drop off area in conjunction with the proposed visitors center in Brainerd Hall, accompanied with ornamental plantings in this area will establish an impressive arrival for visitors. The small visitors center would serve as a welcoming center for perspective students and their families.

Dunn and Satterlee Halls The departments currently in Morey and MacVicar Halls are not ideally located, similarly to the student service departments in Sisson Hall. Morey, MacVicar,

and Sisson Halls were constructed as student residence facilities. Therefore, the existing rooms are not conducive to their current use. The current narrow double-loaded corridors do not provide comfortable circulation and are not ADA compliant. The departments currently in Morey and MacVicar Halls are part of the School of Arts and Sciences and the School of Education and Professional Studies. Other departments and learning environments used by those departments are located in Satterlee and Dunn Halls. Therefore, the faculty offices currently in Morey and MacVicar Halls should ideally be located in Satterlee and Dunn Halls. After the completion of the new Performing Arts Center the spaces vacated by the Theatre and Dance Department in Dunn and Satterlee Halls will be available to accommodate the relocation of program from Morey and MacVicar Halls. Also, with the Arts Department moving out of Brainerd Hall (and into Merritt Hall) there will be space available in Brainerd for the relocated program from Morey and MacVicar as well. Relocating the existing program in Morey and MacVicar to Satterlee, Dunn and Brainerd will provide the faculty with appropriately sized spaces, efficiently located.

Morey and MacVicar Halls Increasing student engagement through curricular and co-curricular activities is achievable by relocating existing programs. SUNY Potsdam employs a successful model for merging student life programming with academic success in a few ways. The First Year Experience (FYE) Program provides first year students with academic and personal support. It has been proven that students who take the FYE have higher grade point averages and retention rates than non-FYE students. The second model employed is the Student Success Center (SSC). The SSC is an integrated unit of student support services that includes Academic Advising, Accommodative Services, First Year Transitions, International Education, Internship Program, Bridges, Educational Opportunity Program, Student Support Services, and a Learning Lab. The Student Success Center, along with a few other student service departments, are currently located on the first and second floors Sisson Hall. As previously stated, the building was originally constructed as a residential building. Currently, the third floor is the only level accommodating student housing. The first and second floors are not spatially appropriate for the current staff offices and program workrooms. Spaces originally intended as dorm rooms are often too large for staff offices. Therefore, either too much space is used for a particular program element or continuous renovations are required for ever evolving programs. The Facilities Master Plan recommends the existing student service departments in Sisson Hall be relocated to renovated Morey and MacVicar Halls. Renovating Morey and MacVicar Halls will create suitable spaces that can accommodate many different administrative users, while addressing deferred maintenance items that result in low condition assessment ratings for the buildings.

Also, the location of Sisson Hall is not ideal for student service offices. The staff are secluded from other administrative departments and remote from primary student traffic. The relocation to renovated Morey and MacVicar Halls will better support collaboration between departments and will allow the staff to service students more efficiently and effectively, in particular students using the Student Success Center (SSC). The SSC provides assistance to students helping enhance learning and personal development, as well as connects students with available campus resources in order to promote their academic and personal success at SUNY Potsdam. Services like these are better suited for more high student traffic areas along the academic quad. Student traffic is heaviest within the academic quad, therefore, locating these services inside the major thoroughfare will increase contact with students.

Morey and MacVicar Halls are along the interior quad loop. As a result of various Facilities Master Plan projects, this interior "walkway" would run completely around the academic quad uninterrupted and fully accessible. This amenity will allow students, faculty, and staff to circulate indoors around the academic quad during winter months when poor weather conditions exist. Providing a fully accessible route is important in order to ensure all users access to the interior walkway.

Sisson Hall As a result of the student service offices relocating to Morey and MacVicar Halls, Sisson Hall will return to a fully functioning student residence facility. The third floor of Sisson Hall accommodates approximately 70 beds; the first and second floors should be renovated to house similar quantities.

Crumb Library A second recommendation of the Facilities Master Plan that will increase student engagement through curricular and co-curricular activities is the renovations proposed for Crumb Memorial Library. The relocation of existing program and addition of new program to the library will encourage collaboration between the library and other campus organizations/ departments. The current facility does not provide room to accept these programs necessary to achieve the goals of the library. Therefore, the recommendation is to infill and add space to the current facility. The proposed plans for the library are designed around patterns of human interaction and foster collaboration between various departments, disciplines and technologies.

Maxcy Hall SUNY Potsdam offers a diversified list of opportunities to the residents of the North Country. SUNY Potsdam hosts an array of summer programs for local children and adult residents. The College provides programs for local children and adults, including youth sports, summer arts and academic camps, non-credit and learning-in-retirement programs, lectures, and music and theater performances. Also offered to the community members is the use of the Maxcy Hall Fitness Center. The fitness center is currently located on the third floor of the athletic building, Maxcy Hall. This remote location of the fitness center is not practical for public use. In addition, the existing swimming pool on the first floor of the same building is currently not NCAA compliant. The cost to renovate the pool to make the appropriate modifications would be extremely substantial. Therefore, the Facilities Master Plan recommends that a new addition be constructed adjacent to the existing swimming pool. The addition will include a new NCAA compliant pool, bleachers, and locker rooms. The existing fitness center can then be relocated to the existing pool area with moderate renovations. Subsequently, the vacated fitness center can be restored as a gymnasium for sports teams during winter season months when the outdoor facilities are not available and for non-credit activities/ programs as appropriate.

Deferred Maintenance The Phase II Building Conditions Assessment helped to identify approximately 500 deferred maintenance projects campus-wide. These projects range from clearing of vines to the entire replacement of a building's mechanical system. The project items were scope based on the building condition evaluation ranging from poor to excellent. The items that are rated poor will require attention in the first 3-5 years, those rated good will require attention in the next 5-7 years, while those rated excellent will hold good for the next 10 years. It is recommended that any deferred Maintenance items not covered under proposed projects be attended to within the time period suggested in association with the assessment rating.

Conclusion Through our academic utilization study, peer benchmarking, walkthroughs, campus meetings, and various levels of data analysis, the Facilities Master Plan has determined there is adequate academic space on the SUNY Potsdam campus to accommodate growth to 5,005 student FTEs with no need for new academic space (classrooms). Academic departmental space will receive modest expansions to accommodate student and faculty growth, achieved within the campus' existing building assets. The Facilities Master Plan achieves the goals set forth by the Strategic Plan and fully aligns with the College's mission statement. The planned program and described development will compliment the College's existing academic excellence. The execution of the proposed projects will monumentally transform the campus and continue SUNY Potsdam's ability to offer exceptional academic programs.

PLANNED PROJECTS

RECOMMENDATIONS

PLANNED PROJECTS OVERVIEW

The following proposed projects within this Final Recommendation achieve the College's goals outlined in their Academic Mission Statement and Strategic Plan. Projected enrollment, faculty/ departmental growth and renovations to campus facilities will fulfill the objectives identified within those plans.

The Renovation of Merritt Hall for the Fine Arts program and the creation of a new Arts Quadrangle will strengthen the Academic Mission of Potsdam being the premier "Arts" College in the SUNY System. A fine arts gallery/museum in a renovated Merritt Hall would provide collaboration between the academic departments sharing the facility with its close proximity, and serve as an arts venue for the community.

The closure of Barrington Drive to a pedestrian-friendly plaza will strengthen the connection between the academic zone and the residential zone of campus, and make the daily crossing safer for students. A new ceremonial campus entrance will be established on Pierrepont Avenue at the west end of Barrington Drive. This entrance will have visitor parking which will act as the first-time destination for perspective students and their families. A new Visitor's Center at the corner of Brainerd Hall will receive visitors, and embark them on a new visitor walk through the campus. A renovated student union will re-imagine and expand the heart of the campus.

Academic utilization study, peer benchmarking, campus walkthroughs, focus groups and various levels of data analysis have illustrated an adequate amount of academic space on the SUNY Potsdam campus that will accommodate growth to 5,005 student FTE. Faculty offices and support spaces require modest growth to accommodate academic projections. This growth can be achieved with the campus's existing building assets. The College has chosen to proceed with a transformational facilities master plan that will encourage and support growth, as well as foster academic success. No new academic space is required to arrive at the College goal of 5,005 student FTE's. However, there is a need for modest growth to student life space to enhance the overall quality of the student experience on campus, and for additional student housing that is required as a result of the enrollment increase.

The new Performing Arts Building will not only enhance the strong arts foundation of the campus but will also consolidate Theater and Dance functions. This facility is scheduled to open in 2013.

Phasing and sequencing strategies are essential to the proposed projects identified in this final recommendation section. The required swing space associated with the planned projects are accommodated within existing facilities. As temporary facilities and multiple departmental and program moves are costly, the strategies provided have been thoughtfully developed to follow highest and best use efficiency guidelines.

A program study of the Barrington Student Union (BSU) has been completed and a recommendation has been proposed for a new facility. On top of resolving existing service and delivery issues, a new facility will maximize food service and dining by creating a central, highly visible, and active dining hub. A new exterior skin will support a potentially new campus entry, serve as a visual beacon along a new pedestrian "loop" or campus walk, and provide a facility for perspective students to stop in on their tour through campus.

Deferred maintenance needs of many existing buildings are recognized as ongoing and continuously scheduled. Consistent attention to those deferred maintenance needs combined with renovation efforts will bring most buildings to a level of good or excellent with a phased deferred maintenance program. Some of the deferred maintenance projects have been incorporated into the planned projects.



▲ CAMPUS WIDE VOIP

PROJECT DURATION: 12.01.13 - 11.30.14
COST: \$528,859

SUMMARY: This project will include upgrading the campus' voice communication to VOIP technology. Potsdam has previously invested in fiber and wireless infrastructure technology on campus. However, there has been a request to upgrade the campus' voice communication to VOIP technology.

Communication and technology upgrades are imperative to any campus' operations and safety.



▲ MARSHALL PARK

PROJECT DURATION: 04.01.14 - 08.31.14
COST: \$550,000

SUMMARY: Project consists of the installation of outdoor grills, additional fire pits, a basketball half-court, picnic tables, benches and trash receptacles. New landscaping will enhance the park setting, and finally, a water fountain in the pond will aerate the pond.

The improved park will provide on-campus recreation opportunities for students, as well as the community. Existing amenities such as the grills, fire pits and sport courts should be maintained and enhanced.

Refurbishing the water feature and vegetation edge along the east and west boundaries of Marshall Park will encourage additional student recreational activities to take place in the park and offer a valuable asset to the community.



▲ RENOVATE VACATED THEATER AND DANCE

PROJECT DURATION: PHASED PROJECTS
COST: \$12,135,903

SUMMARY: Project includes full renovation of the dance studio in Dunn Hall and the vacated performing arts spaces in Satterlee (including the Scene Shop, faculty offices, Black Box and College Theaters). The renovation in Dunn consists of repurposing spaces to accommodate (3) new science labs and in Satterlee accommodations for academic offices, classrooms, and public toilet rooms. Renovation includes new HVAC, electric, and fire alarm systems, and a new fire alarm sprinkler system. Renovations in Satterlee Hall include infill of the existing assembly space and constructing a second floor level within the existing two-story space.

Renovations will accommodate temporary department relocations during renovations and will ultimately accommodate departmental program. These vacated spaces allow the College to utilize existing space on campus, instead of adding additional square footage to the campus for temporary use.

The theater space in Dunn Hall will be turned over to Student Activities.



▲ TECHNOLOGY UPGRADE

PROJECT DURATION: SUMMER MONTHS
COST: \$331,409

SUMMARY: This project includes adding projection technology to 14 classrooms, across multiple buildings with varying size. Equipment items included per classroom installation are (1) ceiling mounted projector, (1) projection screen, and (1) instructor's podium/ controls platform. Provide power and data from existing mains.

It is recommended that the campus upgrade at least 14 more classrooms with projection technology across multiple buildings and classroom sizes to ensure that all academic departments benefit from the upgrades. This task should not affect classroom usage as the task can occur between academic sessions.

A larger inventory of upgraded classrooms will improve utilization and support transforming pedagogies.



▲ BARRINGTON UNION

PROJECT DURATION: 09.01.14 - 06.30.16
COST: \$35,644,641

SUMMARY : Project includes the demolition of 98,000 gsf of existing brick structures (dated 1970 +/-). The new facility (+/- 78,000 nsf and 120,500 gsf) is two-story brick-clad building with a flat EPDM roof. The building will house the retail dining facility, main campus kitchen, bookstore, convenience store, meeting rooms and offices. The building will be air conditioned and heated via VAV system.

Sitework will include site demolition and preparation, construction of 2 plaza areas approximately 12,000 square foot each, new sidewalks, landscaping and site amenities such as benches, trash receptacles and exterior lighting.

The new Barrington Union will improve kitchen and server efficiencies, as well as provide adequate space for student organizations and related student union program. An updated student union will improve student retention and increase student attraction.



▲ DAYCARE - NATCO PARK

PROJECT DURATION: 10.15.14 - 12.15.15
COST: \$5,355,252

SUMMARY: Project consists of a new one-story steel-framed building (14,000 gsf) clad with brick and a pitched roof. Facility will contain multiple teaching rooms, offices, kitchen and toilets. Building will be airconditioned and heated via VAV system. All utilities will be fed from Outer Main Street.

New sitework will include site preparation, utility extensions, a new paved/curbed parking area with drop-off, concrete sidewalks, 6 foot high fenced play areas with a play structure, landscaping and site amenities such as benches, trash receptacles and exterior lighting.

A new day care facility in this location will allow the existing day care program to be relocated away from the academic space on campus, while remaining close for convenience to users.



▲ BARRINGTON DRIVE

PROJECT DURATION: 01.01.15 - 10.31.15
COST: \$2,600,000

SUMMARY: Project consists of demolition of asphalt roadway, concrete curbing and asphalt sidewalks (50%), and landscaping (50%). New work consists of new asphalt parking lot with concrete curbing (25,000 sq. ft.), new asphalt roadway with concrete curbing (25,000 sq. ft.), brick sidewalks (25,000 sq. ft.) and formal landscaping (125,000 sq. ft.). New exterior lighting, exterior signage and site amenities shall be included. Also included is the construction of a new gateway at the intersection of Peirrepoint and Barrington Drive. Add shade trees and pedestrian scaled plantings at existing parking lots and install monument sign. New Visitor Center entry will receive formal drop off area with ornamental plantings.

Closing Barrington Drive to vehicular access will prioritize the pedestrian movement from Minerva Plaza to the new / renovated union and provide for a variety of activity nodes ranging from large scale gathering spaces to more intimate conversation and contemplation spaces.



▲ CAMPUS WAYFINDING

PROJECT DURATION: 03.1.15 - 08.31.15
COST: \$2,000,000

SUMMARY: Project consists of new exterior way finding signage, exterior building naming signage, and vehicular signage for the entire campus.

With so many users and visitors on campus, it is important that directional signage be designed and placed so there is no ambiguity or confusion from arrival to destination. The wayfinding elements offer another opportunity to communicate the image and character of SUNY Potsdam.



▲ CRANE COMPLEX

PROJECT DURATION: 05.1.15 - 08.31.16
COST: \$2,150,400

SUMMARY: Project consists of providing music practice rooms in the basement of the existing building, minor renovations to the Schuette Library, and a minor renovation of a student lounge on the first floor. The existing basement is unfinished, and will receive new partitions and interior finishes for approximately 10,000 square feet. Included in this work item is a two-stop elevator, branch wiring, lighting, HVAC ductwork, and security enhancements.

Security card access to the elevator, egress stairwells and all practice rooms in the renovated area is included. A new two-stop hydraulic elevator is included. The renovation of the first floor lounge is approximately 4,000 square feet, and includes new floor, wall and ceiling finishes, but no new HVAC, Electric or Plumbing.

Renovations to the Crane School of Music spaces are vital in order to keep the facilities performing for the users. Deferred maintenance upgrades will occur concurrently with the proposed project.



▲ MAXCY HALL-ICE RINK

PROJECT DURATION: 3.01.16 - 02.28.17
COST: \$2,400,960

SUMMARY: Project consists of a double-height addition along the west side of Maxcy Hall. The addition will be steel frame (one structural bay) with brick cladding and EPDM low-slope roof. Program includes (2) locker rooms, (2) toilet shower facilities, a two-stop elevator and a stairwell. New bleacher seating will be located above the locker facilities. Finishes will be abuse-resistant with ceramic tile on the floors and walls. A second small addition (600 gsf) will house the rink Zamboni. The existing locker room facilities will receive minor retrofit, but will have new bleacher seating above. As a result of Title 9 requirements there is a need to provide locker room space for the women's hockey team.

Site work will include site preparation, minor landscape, and miscellaneous improvements.

The current proximity of the benches to the rink have proved to be problematic and dangerous. Therefore, renovations needs to occur to correct this condition.

PLANNED PROJECTS

RECOMMENDATIONS



▲ MERRITT HALL

PROJECT DURATION: 04.01.16 - 06.30.17
COST: \$18,740,071

SUMMARY: Project consists of a full building renovation of a 1951 brick building. All of the existing interior partitions and finishes will be demolished, including an indoor pool. A new four-stop hydraulic elevator is included. The renovated facility will include new partitions, finishes, HVAC, plumbing, electric, fire alarm, and a new sprinkler system. A "gable" skylight will span the center of the roof in the east and west direction. The east and west entries will have 2-story spaces at the stair.

This project also includes a new structural infill floor added to the pool and a second level added above the pool and within the gymnasium footprint, new partitions, electric, plumbing, fire alarm and sprinklers for the repurposed/ new floor area.

The Renovation of Merritt Hall for the Fine Arts program will strengthen the Academic Mission of Potsdam being the premier "Arts" College in the SUNY System.



▲ NEW ARTS QUAD

PROJECT DURATION: 02.1.17 - 06.30.17
COST: \$910,000

SUMMARY: Project includes replacing an existing paved road, surface parking and landscape into a new plaza. The new plaza will include new roadway, concrete curbing, brick sidewalks, and exterior lighting, signage and landscape elements.

Developing the space between Merritt and Crane as a new Arts Plaza will include creating a variety of humanly scaled spaces that will promote the linkage between the main campus core and the Arts buildings. The new quad will promote connectivity as well as opportunities for chance meetings and programmed activities.



▲ LEHMAN PARK - BOAT DOCK

PROJECT DURATION: 04.01.18 - 10.31.18
COST: \$1,326,609

SUMMARY: The one-story facility will be constructed via wood frame with a combination of brick/stone and fiber-cement clapboard siding. There will be a pitched roof. The public toilets (700 gsf) will be commercial and have abuse resistant finishes. The classroom facility will contain a sink. No air-conditioning. Heat is via electric furnace. Project requires approximately 1,400 linear feet of new power, potable water, sanitary and data. A pumping station will be required.

Site work will include site preparation, roadway construction, utility extensions, a new parking area with drop-off, concrete sidewalks, exterior lighting, landscaping and amenities such as benches, picnic tables, grilles and trash receptacles.

Developing the park will allow the College to utilize one of its most valuable resources. Development will also allow the community to continue utilizing the park as well.



▲ SATTERLEE HALL

PROJECT DURATION: 5.1.18 - 2.28.20
COST: \$19,642,395

SUMMARY: Project consists of a full renovation of a 1954 academic building. The building is comprised of three main floors. Renovation is removing all of the interior construction elements, including toilet rooms and partitions. Renovation includes replacement of all HVAC, electric and fire alarm, and includes the installation of new fire sprinklers. The renovated facilities include academic classrooms, offices and public toilet rooms. The exterior renovation to the structure includes masonry repointing and a partial roof replacement.

Satterlee Hall is a main academic building on campus. It is important to upgrade the academic spaces to support teaching and learning.



▲ UPS INSTALLATION

PROJECT DURATION: 05.01.18 - 4.30.19
COST: \$778,321

SUMMARY: This project includes installing uninterruptible power supply (UPS) technology to 94 data closets across campus.

This project is necessary in order to support other related campus-wide upgrade efforts, for example VOIP installation. Communication and technology upgrades are imperative to any campus' operations.



▲ BRAINERD HALL

PROJECT DURATION: 04.1.18 - 3.31.19
COST: \$8,837,256

SUMMARY: Project consists of a full renovation to the existing fine arts building (1968). All of the interior partitions, finishes and branch utilities will be removed. The renovated facility is comprised of classrooms, offices and a new visitors center, with new branch HVAC, electric, fire alarm, and a new fire sprinkler system.

Brainerd Hall is an academic building housing the arts program that can be renovated to better serve classroom and departmental faculty office functions. Upon the completion of Merritt Hall renovations for repurposing, Brainerd Hall can be repurposed for other academic departments.



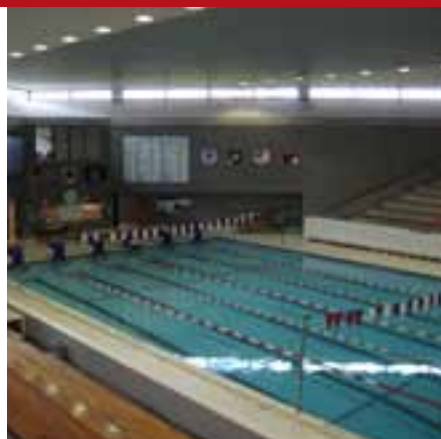
▲ MOREY & MACVICAR

PROJECT DURATION: 06.01.19 - 03.30.20
COST: \$10,626,759

SUMMARY: Project consists of a full renovation of two small buildings. The existing two-story buildings are comprised of classrooms and offices. Renovation includes removing all the interior construction elements, including toilet rooms and partitions. A total of two four-stop hydraulic elevators will be located between Carson, Morey, and MacVicar Halls (each with staggered landings).

Renovation includes replacement of all HVAC, electric and fire alarm, and includes the installation of new fire sprinklers. The renovated facilities include academic classrooms, offices and public toilet rooms. The exterior renovation to the structures includes a full roof replacement. An interior circulation path will be created along the quad side of the buildings.

Originally constructed as residence halls, Morey and MacVicar Halls require major renovations in order to function as efficient academic or student service buildings.



▲ MAXCY HALL-POOL

PROJECT DURATION: 05.1.20 - 04.30.22
COST: \$7,340,000

SUMMARY: Project consists of a new addition to Maxcy Hall. The pool addition will be a new one-story steel structure with brick cladding and a low slope EPDM roof. It will house an olympic-sized swimming pool (below grade), and sloped spectator seating. The new sloped spectator seating will require a new two-stop hydraulic elevator. This addition will require boilers/pumps and associated piping to operate the pool.

Site work will include site preparation and minor site demolition, landscaping and concrete sidewalks.

Renovations to the existing pool are imperative to ensure safety. Costs for a complicated renovation are comparable to those attached to new construction, therefore, a new pool facility is recommended in order to bring facilities to NCAA standards.



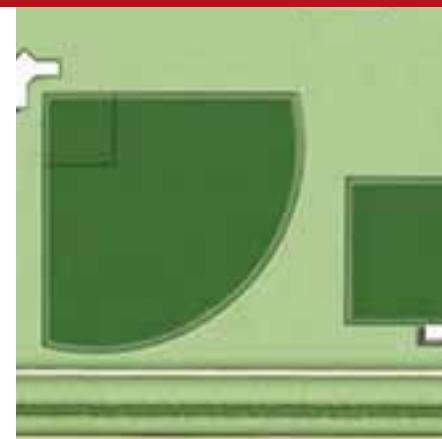
▲ CRUMB LIBRARY

PROJECT DURATION: 07.01.20 - 06.31.21
COST: \$12,537,088

SUMMARY: Project consists of a partial renovation of a 1967 academic building. The building is comprised of three floors. The partial renovation consists of demolishing the interior partitions and room finishes, and the installation of new partitions and finishes to 26,773 gross square feet of building on the first floor and a small renovation to the basement level only. The second floor shall remain as existing (except for deferred maintenance issues).

Renovation includes new toilet facilities, and new branch HVAC, electric, fire alarm, and a new fire sprinkler system. There will be (2) separate 5,000 gross square foot additions to the first floor (one-story additions). The additions are infilling existing building exterior alcoves, so there is one new exterior wall per addition, but no roof.

It is important that the facilities support the collaboration of program that is highly beneficial to the students and the success of their academic careers.



▲ SYNTHETIC FIELD

PROJECT DURATION: 04.1.21 - 08.31.21
COST: \$825,000

SUMMARY: Project includes replacing the existing natural turf outfield with Synthetic Turf.

Maintenance of recreational and athletic facilities is critical in order to maintain athletic standings and ensure the safety of users.

New turf ensures extended team play time during the spring and fall seasons.

10 YEAR PLAN

SCHEDULE

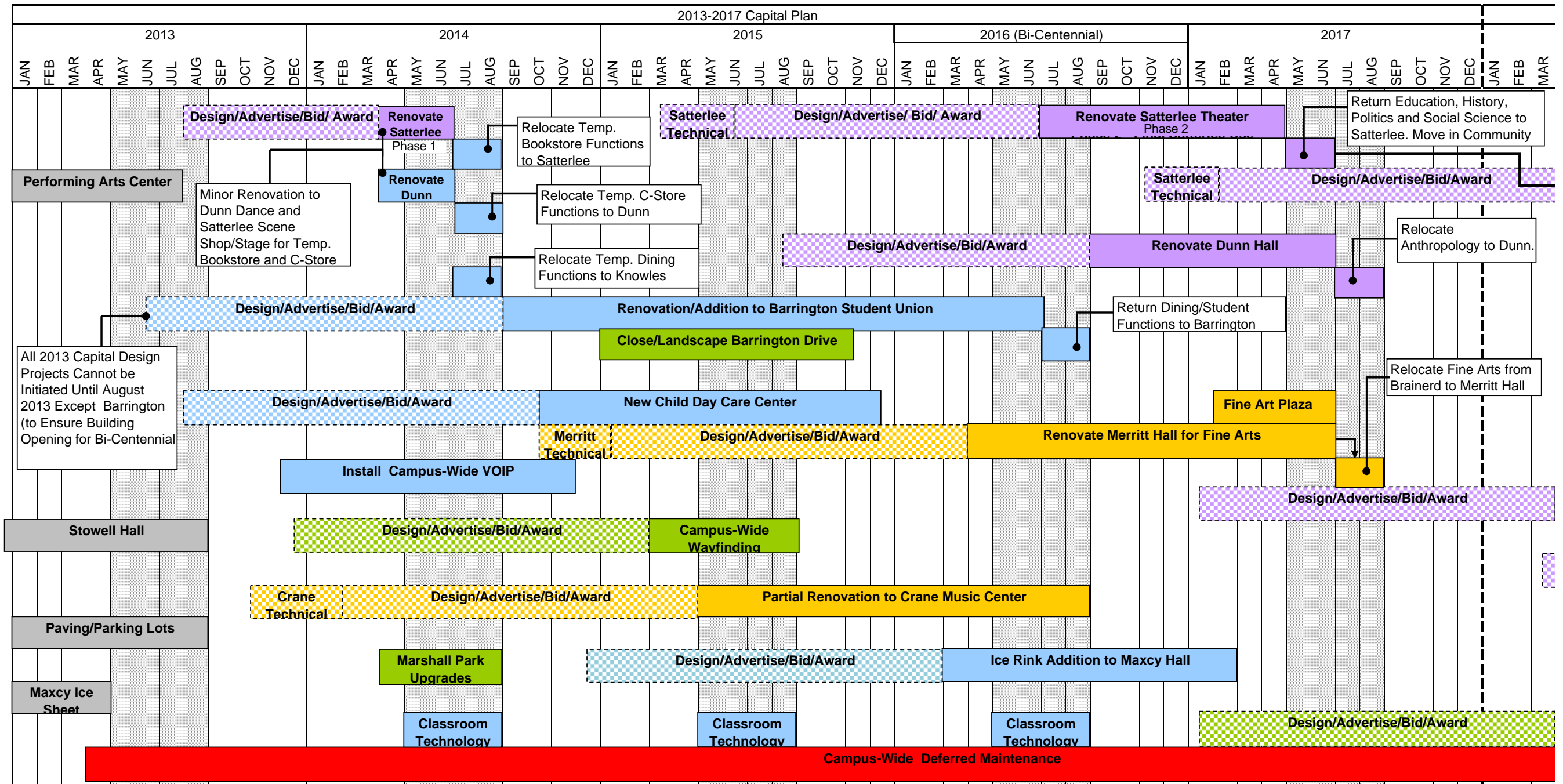
SCHEDULE AND PHASING

New construction and major building renovations often cause disruption to the academic operations of the campus. However, the overall campus fabric must remain viable as an educational institution and as a recruitment tool for future students. Therefore, it is recommended that only two large scale construction projects be administered concurrently to mitigate disruption to the students, faculty, staff and visitors. SUNY Potsdam should take advantage of the limited student enrollment during the summer months to accomplish multiple small project renovations, and to relocate academic departments. All departmental relocations should occur between semesters. Therefore, all building renovation projects related to academic and administrative departments need to be timed for completion near the end of the College's spring semester.

The campus-wide deferred maintenance projects should be administered as the appropriate needs arise, and when the deferred maintenance projects could be administered in conjunction with a program initiative project. It is assumed that the deferred maintenance projects would be administered continuously for the next two capital plans.

This phasing plan will enable SUNY Potsdam to achieve the goals of the "Transformation" option by meeting the needs of the proposed academic department space needs, student life improvement, and the non-academic growth/upgrades. The projects shown on the schedule to right can be completed within ten years of initiation. NATCO and Lehman Park development extends into the third capital plan. The schedule has subset phased group renovations: the

temporary relocation of Barrington Student Union occupants to Satterlee College Theater, the temporary relocation of the Satterlee Building occupants to the Satterlee Theater before the Satterlee Building can be renovated, the renovation of Maxcy Hall's swimming pool to a fitness center requires the construction of a swimming pool addition to Maxcy Hall, and the renovation of Morey and MacVicar Halls requires the renovation of Brainerd Hall for the Departments of Math, Foreign Languages, and English, which requires the Art Department and Gibson Gallery to be relocated to a renovated Merritt Hall. Before Merritt Hall can be renovated for the Fine Arts, a new location for the Day Care Center is required to be constructed.



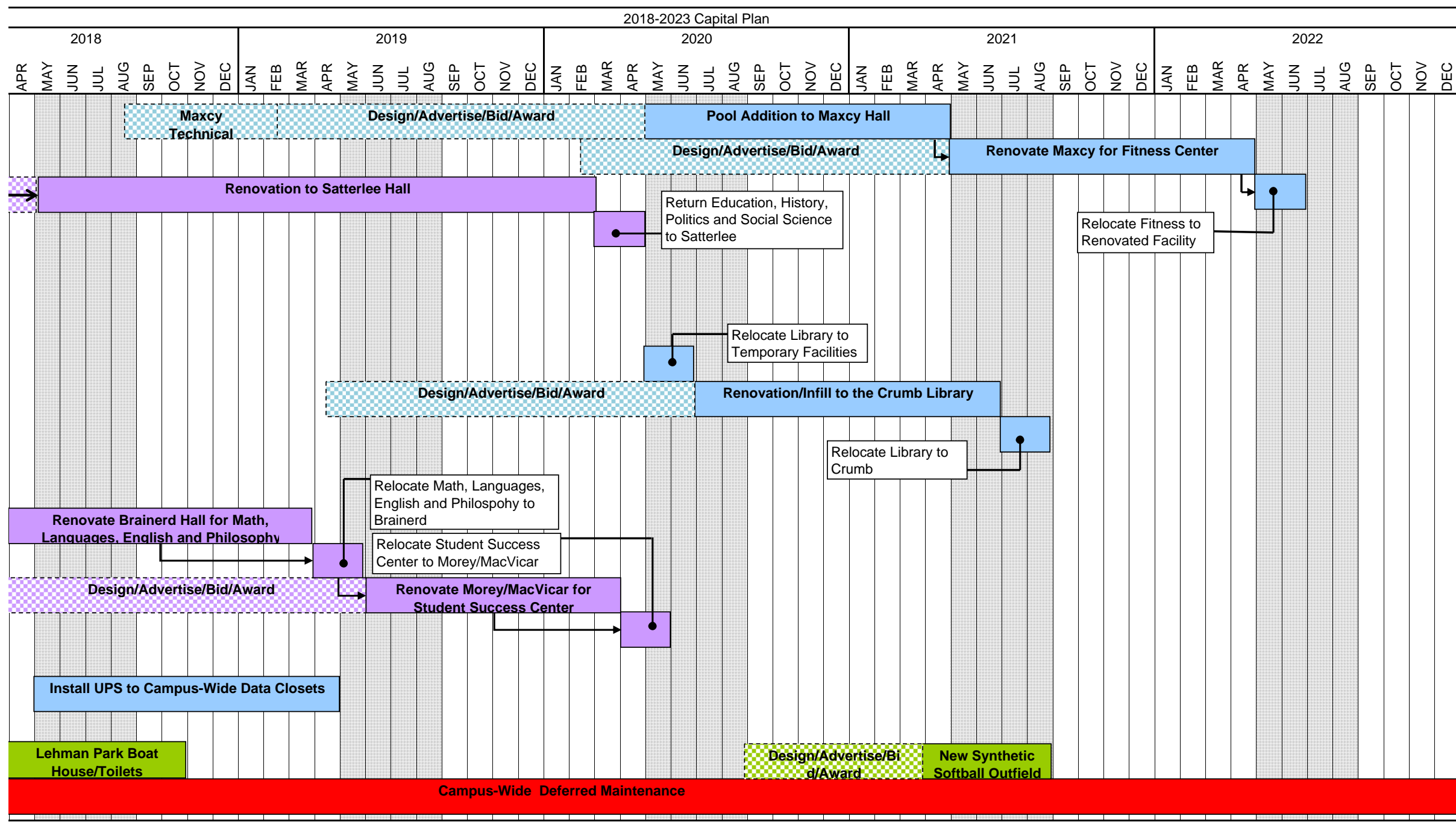
The largest disruption to the overall campus operation is the renovation / addition to the Barrington Student Union. Barrington is a primary food service venue, bookstore and student meeting/activity facility for the Potsdam Campus. To alleviate the reduction of food service options, it is recommended Knowles Conference Center be re-established as a temporary dining hall. The bookstore and student meeting / activity space could be temporarily relocated to Dunn and Satterlee Halls.

The closure of Barrington Drive will disrupt east-west vehicular and pedestrian traffic. While this option calls for Barrington Drive to be closed to public vehicular traffic, it will remain

accessible to public safety and fire vehicles. Students will still need to cross Barrington Drive to access between the residence halls and academic facilities on a daily basis during construction activities. It is recommended the construction occur in multiple phases along the roadway to allow for pedestrian crossings.

The new landscaped Fine Arts Quadrangle will disrupt parking and vehicular traffic on the east side of Merritt Hall. A plan will have to be established to maintain fire and security access during the plaza renovation.

Finally, the renovation to Crumb Library will also create an operational disruption to library services. It is recommended that the entire first floor of the library be renovated, and a new construction in-fill of the east-west entrances. While there is a possibility of phasing the library renovation in an effort to allow the library to remain active, the most likely solution is a temporary relocation of the Library Services during construction activities. Knowles Conference Center could be a temporary location for the Library along with the use of storage trailers for the existing book stacks.



FUNDING AND OPERATIONS

| | Area (GSF) | Unit Cost / GSF | Project Budget Types | | | Capital Budget Plan | | | Total | | |
|---|---|-----------------|----------------------|-----------------------|---------------|---------------------|---------------|----------------|----------------|---------------|----------------|
| | | | Reno Costs | New or Addition Costs | Site Costs | 2013-2018 | 2018-2023 | Beyond 2023 | | | |
| Construction Budget Costs | | | | | | | | | | | |
| A. Program / Department | | | | | | | | | | | |
| .1 | Partial Renovation to the Crane Music Center | 14,336 | \$144 | \$2,064,384 | | | \$2,064,384 | | \$ 2,064,384 | | |
| .2A | Renovate Merritt Hall for Fine Arts | 64,139 | \$225 | \$14,431,275 | | | \$14,431,275 | | \$ 14,431,275 | | |
| .2B | New Construction Merritt Hall for Fine Arts | 13,690 | \$334 | | \$4,572,460 | | \$4,572,460 | | \$ 4,572,460 | | |
| B. General / Shared Department Use | | | | | | | | | | | |
| .1A | Renovate the Satterlee Theater and Dunn Dance Studio for Academic Swing Space | 32,419 | \$233 | \$7,553,627 | | | \$7,553,627 | | \$ 7,553,627 | | |
| .1B | New Construction Satterlee Theater | 14,842 | \$338 | | \$5,016,596 | | \$5,016,596 | | \$ 5,016,596 | | |
| .2 | Renovate Morey and MacVicar Halls for Student Success Center | 42,003 | \$260 | \$10,920,780 | | | \$10,920,780 | | \$ 10,920,780 | | |
| .3 | Renovate Satterlee Hall | 77,029 | \$251 | \$19,334,279 | | | \$19,334,279 | | \$ 19,334,279 | | |
| .4 | Renovate Brainerd Hall for Multiple Departments | 37,288 | \$237 | \$8,837,256 | | | \$8,837,256 | | \$ 8,837,256 | | |
| C. Administration / Support Services | | | | | | | | | | | |
| .1 | Renovation/New Construction to the Barrington Student Union | 120,500 | \$272 | | \$32,776,000 | \$2,464,607 | \$35,240,607 | | \$ 35,240,607 | | |
| .2 | Renovation to Crumb Library | 25,682 | \$231 | \$5,932,542 | | | \$5,932,542 | | \$ 5,932,542 | | |
| .3A | Crumb Library East/West Infill | 10,000 | \$325 | | \$3,250,000 | | \$3,250,000 | | \$ 3,250,000 | | |
| .3B | Crumb Library South Building Addition | 11,826 | \$302 | | \$3,571,452 | | \$3,571,452 | | \$ 3,571,452 | | |
| .4 | New Child Day Care Center at NATCO park | 14,000 | \$344 | | \$4,816,000 | \$441,252 | \$5,257,252 | | \$ 5,257,252 | | |
| .5 | Install Projection Technology/Upgrade to Classrooms | | | \$331,409 | | | \$331,409 | | \$ 331,409 | | |
| .7 | Install Campus-Wide VOIP System | | | \$528,859 | | | \$528,859 | | \$ 528,859 | | |
| .8 | Install UPS to Campus-Wide Data Closets | | | \$778,321 | | | \$778,321 | | \$ 778,321 | | |
| .9A | Renovation to Maxcy Hall Existing Pool to become Fitness Center | 11,176 | \$219 | \$2,447,544 | | | \$2,447,544 | | \$ 2,447,544 | | |
| .9B | New Construction to Maxcy Hall Existing Pool to become Fitness Center | 5,000 | \$279 | | \$1,395,000 | | \$1,395,000 | | \$ 1,395,000 | | |
| .10 | Pool Addition to Maxcy Hall | 20,000 | \$366 | | \$7,320,000 | | \$7,320,000 | | \$ 7,320,000 | | |
| .11 | Sisson Hall Housing Renovation (132 Beds) | | | \$0 | | | | | | | |
| .12 | Marshall Park Housing (247 Beds) | | | | \$0 | | | | | | |
| .13 | Maxcy Hall Ice Rink Addition | 6,560 | \$354 | | \$2,322,240 | | \$2,322,240 | | \$ 2,322,240 | | |
| D. Site Improvement Projects | | | | | | | | | | | |
| .1 | New Arts Quadrangle | 70,000 | \$13 | | | \$910,000 | \$910,000 | | \$ 910,000 | | |
| .2 | Boat Dock/Assembly Space/Public Toilets | 1,986 | \$269 | | \$534,234 | \$722,370 | \$1,256,604 | | \$ 1,256,604 | | |
| .3 | Landscape Upgrades to Marshall Park | | \$550,000 | | | \$550,000 | \$550,000 | | \$ 550,000 | | |
| .4 | New Synthetic Softball Outfield | 55,000 | \$15 | | | \$825,000 | \$825,000 | | \$ 825,000 | | |
| .5 | Install Exterior Lighting Along Pierrepont Avenue | | \$391,964 | | | \$391,964 | | | \$ - | | |
| .6 | Close Barrington Drive/New Landscape Plaza | 200,000 | \$13 | | | \$2,600,000 | \$2,600,000 | | \$ 2,600,000 | | |
| .7 | Campus-Wide Wayfinding | | \$2,000,000 | | | \$2,000,000 | \$2,000,000 | | \$ 2,000,000 | | |
| .8 | New Conference Center/Hospitality Housing at Lehman Park | 52,000 | \$329 | | \$17,108,000 | \$1,464,581 | \$18,572,581 | | \$ 18,572,581 | | |
| .9 | New Alumni Center at Lehman Park | 12,000 | \$313 | | \$3,756,000 | \$482,829 | \$4,238,829 | | \$ 4,238,829 | | |
| .10 | Sustainable Housing at NATCO Park | 10,000 | \$209 | | \$2,090,000 | \$885,186 | \$2,975,186 | | \$ 2,975,186 | | |
| Sub-Total Construction Budget Costs | | | | | \$ 73,160,276 | \$ 88,527,982 | \$ 13,737,790 | \$ 112,806,848 | \$ 36,440,639 | \$ 25,786,596 | \$ 175,034,084 |
| Other Project Budget Costs | | | | | | | | | | | |
| | Professional Fees, Equipment Costs, Contingencies Budgeted @ | 35% | | | | \$ 39,482,397 | \$ 12,754,224 | \$ 9,025,309 | \$ 61,261,929 | | |
| | Sub-Total Project Costs | | | | | \$ 152,289,245 | \$ 49,194,863 | \$ 34,811,905 | \$ 236,296,013 | | |
| | Escalation through Year 4 of Funding Cycle (Beginning 01/01/2011) @ Rate/Year | 3.75% | | | | \$ 39,975,927 | \$ 22,137,688 | \$ 22,192,590 | \$ 84,306,205 | | |
| Total Projected Budget Costs | | | | | | \$ 192,265,172 | \$ 71,332,551 | \$ 57,004,495 | \$ 320,602,217 | | |

DEFERRED MAINTENANCE

SUMMARY PROJECTED BUDGET

During the Summer / Fall of 2009, Trudeau Architects, Pathfinder Engineers, and Burt Hill completed the building condition walk-through of all the building assets on campus at SUNY Potsdam. The task included verification of the 2007 Building Condition Assessment Survey (BCAS) reports ,and other related reports made available by the College.

Trudeau Architects reviewed the condition of the architectural components of the building, including roof, masonry, windows, doors, and interior finishes. Pathfinder Engineers reviewed the building systems including HVAC equipment, plumbing, electrical, and fire alarms. Burt Hill Associates assessed the accessibility pertaining to buildings and the site as a whole. They also reviewed the technology, suitability and adaptability of the buildings for aiding the Facilities Master Plan effort.

The assessment helped to identify approximately 500 deferred maintenance projects campus-wide. These projects range from clearing of vines to the entire replacement of a building's mechanical system. The project items were scope based on the building condition evaluation ranging from poor to excellent. The electronic version of the deferred maintenance list includes the rating system used to identify urgency of each item. The electronic file will be delivered to the campus in unison with this final report. The grading system can be summarized as follows - the items that are rated poor will require attention in the first 3-5 years, those rated good will require attention in the next 5-7 years, while those rated excellent will hold good for the next 10 years.

The tables included in the Deferred Maintenance section of this book, list the various projects sorted by trade and by building for the convenience of the end user. The buildings are further sorted by their purpose – Academic and Residential. It is also to be noted that the projects and cost listed on the following pages refer to all the Deferred Maintenance scope of work including those buildings that are listed under the Planned Projects on the preceding page. This would allow for the required Deferred Maintenance Project to be executed prior to the Planned Projects. For example, the addition to the ice rink at Maxcy Hall is scheduled for 2018-2023 Capital Plan. However, the current ice rink floor is in poor condition and requires interim repairs prior to the construction/renovation included within the Planned Project. In such a case, the Deferred Maintenance work will be listed in the earlier Capital Plan.

The following table summarizes the effort anticipated through various tasks to bring each building on campus to a "good" or "excellent" rating.

DEFERRED MAINTENANCE CONSTRUCTION COSTS

| Construction Budget Costs | | Project Budget Types | | | Capital Budget Plan | | Total |
|--|---|----------------------|-----------------------|------------|---------------------|----------------------|----------------------|
| | | Reno Costs * | New or Addition Costs | Site Costs | 2013-2018 | 2018-2023 | |
| Deferred Maintenance Projects | | | | | | | |
| .1 | ADA Upgrades | \$4,498,877 | | | \$2,249,438.50 | \$2,249,438.50 | \$4,498,877 |
| .2 | Exterior Structure/Doors | \$775,706 | | | \$387,853.00 | \$387,853.00 | \$775,706 |
| .3 | Masonry Repairs/Vine Removal | \$19,087,069 | | | \$9,543,534.50 | \$9,543,534.50 | \$19,087,069 |
| .4 | Roofing/Skylights | \$11,527,646 | | | \$5,763,823.00 | \$5,763,823.00 | \$11,527,646 |
| .5 | Glazing/Openings | \$9,030,857 | | | \$4,515,428.50 | \$4,515,428.50 | \$9,030,857 |
| .6 | Interior Renovations | \$15,061,284 | | | \$7,530,642.00 | \$7,530,642.00 | \$15,061,284 |
| .7 | HVAC Renovations | \$18,019,591 | | | \$9,009,795.50 | \$9,009,795.50 | \$18,019,591 |
| .8 | Plumbing Renovations | \$1,725,647 | | | \$862,823.50 | \$862,823.50 | \$1,725,647 |
| .9 | New Fire Protection | \$16,063,533 | | | \$8,031,766.50 | \$8,031,766.50 | \$16,063,533 |
| .10 | Electrical Renovations | \$5,420,440 | | | \$2,710,220.00 | \$2,710,220.00 | \$5,420,440 |
| .11 | Fire Alarm Upgrades | \$1,302,979 | | | \$651,489.50 | \$651,489.50 | \$1,302,979 |
| .12 | Site Utilities | \$2,319,200 | | | \$1,159,600.00 | \$1,159,600.00 | \$2,319,200 |
| Sub-Total Construction Budget Costs | | \$124,832,829 | | | \$62,416,415 | \$62,416,415 | \$124,832,829 |
| | Professional Fees, Equipment Costs, Contingencies Budgeted @ | 35% | | | \$18,345,745 | \$18,345,745 | \$36,691,490 |
| | Sub-Total Project Costs | | | | \$80,762,160 | \$80,762,160 | \$161,524,319 |
| | Escalation through Year 4 of Funding Cycle (Beginning 01/01/2011) @ Rate/Year | 3.75% | | | \$18,575,067 | \$31,842,972 | \$50,418,039 |
| Total Projected Budget Costs | | | | | \$99,337,226 | \$112,605,131 | \$211,942,358 |

*Costs shown represent values for the current year, 2010

RATING SYSTEM

BUILDING CONDITIONS ASSESSMENT

During the Phase II, Assessment of Conditions of the Facilities Master Plan, Burt Hill and various consultants evaluated the physical and operating condition of the campus and grounds at SUNY Potsdam through field inspection and discussion with facilities management and operations personnel. The assessment considered the existing campus wide conditions of land use, circulation, landscape, geography, security, physical conditions, life safety, accessibility, environmental issues, technology, adaptability and suitability. All academic, athletic, food service, residential, research, physical plant, and student service buildings were individually examined and analyzed. Each building on campus was assessed considering architectural, mechanical, electrical, plumbing, fire protection, code compliant, accessible, and technological features. These existing conditions formed recommendations regarding adaptability and suitability. The comprehensive campus survey was also used to confirm the condition data reported in the Building Condition Assessment document dated 2007. Evident inconsistencies have been highlighted in the Updated Building Condition Assessment (2007 & 2009) spreadsheet, found in the Phase II Appendix.

The pages within Phase V dedicated to Planned (FMP) Projects include the building ratings identified in Phase II. The existing conditions of a building were a key player in identifying the list of proposed projects and the prioritization of those projects.

CALCULATIONS

The calculations are based on a weighted average system that takes the percentages from the SUNY (Poor, Fair, Good, Excellent) BCAS categories and multiplies them by importance factors. The importance factors are used to increase the impact of major categories while decreasing the influence of minor categories. The final category ratings are determined by taking the sum of total applicable points divided by the sum of the total applicable category importance factors. The final category ratings are on a 0 to 100 scale, where 100 is a perfect score. The overall building rating calculation uses the same logic as the category ratings, in which the final scores from each category are multiplied by another set of importance factors then divided by the total sum of applicable final category ratings. For this system, a rating of 75 is average and 69 to 0 is a failing score.

BUILDING RATINGS (AS OF MARCH 2010)

| Bldg No | Bldg Name | Architectural Condition | M / E / P / FP Condition | Code Compliance | Technology | Accessibility | Adaptability | Suitability | Overall Building Rating |
|---------|---------------------------|-------------------------|--------------------------|-----------------|------------|---------------|--------------|-------------|-------------------------|
| 0001 | Raymond Hall | 82 | 71 | 71 | 96 | 71 | 79 | 85 | 77 |
| 0003 | Flagg Hall | 81 | 61 | 93 | 98 | 86 | 83 | 85 | 79 |
| 0004 | Crumb Memorial Library | 83 | 92 | 78 | 100 | 68 | 91 | 85 | 84 |
| 0005 | Maxcy Hall | 76 | 71 | 86 | 92 | 75 | 89 | 95 | 77 |
| 0006 | Bowman Hall | 78 | 63 | 0 | 0 | 0 | 0 | 90 | 71 |
| 0007 | Bowman Dining Hall | 75 | 63 | 74 | 0 | 59 | 75 | 80 | 69 |
| 0009A | Schuette Hall | 76 | 67 | 77 | 84 | 68 | 70 | 85 | 72 |
| 0009B | Crane Music Center | 81 | 70 | 77 | 84 | 68 | 70 | 85 | 74 |
| 0009C | Bishop Hall | 82 | 68 | 77 | 84 | 68 | 77 | 85 | 74 |
| 0009D | Snell Music Theater | 74 | 70 | 79 | 84 | 68 | 65 | 85 | 72 |
| 0010 | Satterlee Hall | 79 | 71 | 76 | 92 | 64 | 73 | 85 | 75 |
| 0011 | Dunn Hall | 79 | 61 | 83 | 92 | 80 | 81 | 85 | 76 |
| 0012 | Merritt Hall | 78 | 71 | 72 | 90 | 61 | 84 | 80 | 74 |
| 0013 | Heating Plant | 75 | 78 | 77 | 0 | 58 | 0 | 100 | 74 |
| 0014 | President's Residence | 87 | 85 | 80 | 0 | 51 | 75 | 100 | 79 |
| 0015A | Morey Hall | 79 | 66 | 63 | 90 | 54 | 53 | 60 | 68 |
| 0015B | Carson Hall | 81 | 66 | 74 | 86 | 69 | 72 | 85 | 74 |
| 0015C | MacVicar Hall | 79 | 70 | 59 | 85 | 54 | 53 | 60 | 69 |
| 0015D | Stillman Computing Center | 45 | 74 | 71 | 100 | 52 | 58 | 85 | 62 |
| 0016 | H. M. Hosmer Concert Hall | 83 | 70 | 81 | 85 | 75 | 76 | 85 | 77 |
| 0017 | Sisson Hall | 74 | 70 | 71 | 85 | 76 | 62 | 60 | 73 |
| 0018 | Van Housen Hall | 78 | 71 | 0 | 0 | 0 | 0 | 90 | 75 |
| 0019 | Thatcher DH | 75 | 70 | 77 | 0 | 67 | 67 | 85 | 72 |
| 0020 | Draime Hall | 78 | 98 | 0 | 0 | 0 | 0 | 85 | 88 |
| 0021 | Stowell Hall | 78 | 64 | 78 | 92 | 73 | 73 | 85 | 74 |
| 0022 | Knowles DH | 81 | 66 | 81 | 81 | 89 | 89 | 85 | 78 |
| 0023 | Knowles Hall | 77 | 69 | 0 | 0 | 0 | 0 | 90 | 73 |
| 0024 | Maintenance | 85 | 80 | 95 | 80 | 80 | 70 | 100 | 83 |

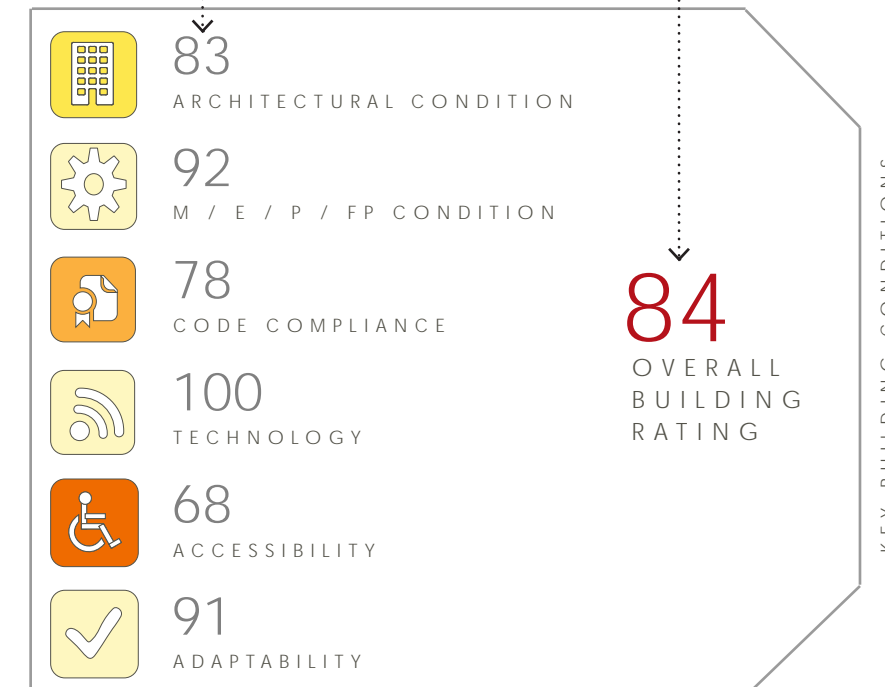
| Bldg No | Bldg Name | Architectural Condition | M / E / P / FP Condition | Code Compliance | Technology | Accessibility | Adaptability | Suitability | Overall Building Rating |
|---------|-----------------------------|-------------------------|--------------------------|-----------------|------------|---------------|--------------|-------------|-------------------------|
| 0024A | Central Printing Services | 82 | 85 | 85 | 85 | 50 | 85 | 85 | 79 |
| 0024B | Vehicle Repair Garage | 83 | 76 | 85 | 85 | 80 | 85 | 100 | 76 |
| 0025 | Kellas Hall | 82 | 72 | 74 | 100 | 75 | 71 | 90 | 75 |
| 0026 | Brainerd Hall | 81 | 87 | 78 | 82 | 70 | 89 | 90 | 81 |
| 0027 | Timerman Hall | 80 | 70 | 72 | 94 | 74 | 69 | 90 | 75 |
| 0028 | Lehman Hall | 70 | 74 | 0 | 0 | 0 | 0 | 90 | 72 |
| 0029 | T. Barrington Student Union | 69 | 70 | 77 | 85 | 67 | 77 | 85 | 72 |
| 0030 | Lehman DH | 83 | 76 | 82 | 85 | 62 | 79 | 85 | 78 |
| 0032 | Electric Substation | 90 | 0 | 0 | 0 | 0 | 0 | 100 | 90 |
| 0033 | Equipment Storage | 82 | 0 | 0 | 0 | 0 | 0 | 100 | 82 |
| 0034 | Townhouse A | 85 | 100 | 0 | 0 | 0 | 0 | 100 | 93 |
| 0035 | Townhouse B | 85 | 100 | 0 | 0 | 0 | 0 | 100 | 93 |
| 0036 | Townhouse C | 85 | 100 | 0 | 0 | 0 | 0 | 100 | 93 |
| 0037 | Townhouse D | 85 | 100 | 0 | 0 | 0 | 0 | 100 | 93 |
| 0038 | Townhouse E | 85 | 100 | 0 | 0 | 0 | 0 | 100 | 93 |
| 0039 | Townhouse F | 85 | 100 | 0 | 0 | 0 | 0 | 100 | 93 |
| 0040 | Townhouse G | 85 | 100 | 0 | 0 | 0 | 0 | 100 | 93 |
| 0041 | Townhouse H | 85 | 100 | 0 | 0 | 0 | 0 | 100 | 93 |
| 0042 | Townhouse I | 85 | 100 | 0 | 0 | 0 | 0 | 100 | 93 |
| 0043 | Townhouse J | 85 | 100 | 0 | 0 | 0 | 0 | 100 | 93 |
| 0044 | Sand/Salt Building | 100 | 0 | 0 | 0 | 0 | 0 | 100 | 100 |
| 0045 | Press Box AT | 90 | 100 | 0 | 0 | 0 | 0 | 100 | 93 |
| 0046 | Press Box SF | 90 | 100 | 0 | 0 | 0 | 0 | 100 | 93 |
| 0047 | West Gate Quad Tower | 79 | 0 | 0 | 0 | 0 | 0 | 100 | 79 |
| 0048 | East Gate Quad Tower | 79 | 0 | 0 | 0 | 0 | 0 | 100 | 79 |
| 0049 | North Gate Quad Tower | 79 | 0 | 0 | 0 | 0 | 0 | 100 | 79 |
| 0050 | South Gate Quad Tower | 79 | 0 | 0 | 0 | 0 | 0 | 100 | 79 |

CALCULATION TABLES

| Overall Building Calculation | | | | |
|------------------------------|-------------------|-----------------|-----------------|-----------------------------|
| Categories | Importance Factor | Category Rating | Adjusted Rating | Category Importance Factors |
| Architectural Condition | 2 | 83 | 166 | 2 |
| M / E / P / FP Condition | 2 | 92 | 184 | 2 |
| Code Compliance | 1 | 78 | 78 | 1 |
| Technology | 0.5 | 100 | 50 | 0.5 |
| Accessibility | 1 | 68 | 68 | 1 |
| Adaptability | 0.5 | 91 | 46 | 0.5 |
| | | | 592 | 7 |
| | | | $592 / 7 = 84$ | |

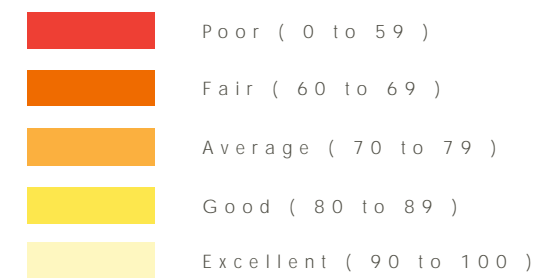
| Architectural Condition Calculation | | | | | Category Weight Importance Factor | Category Rating | Adjusted Rating | Category Importance Factors |
|-------------------------------------|-------------------------------------|------|------|-----------|-----------------------------------|-----------------------|-----------------|-----------------------------|
| Building Category | Poor | Fair | Good | Excellent | | | | |
| | Condition Weight Importance Factors | | | | | | | |
| | 0.5 | 0.75 | 0.85 | 1 | | | | |
| Building Framing | | | | | 0.75 | 0.00 | 0.00 | 0.00 |
| Doors / Frames / Hardware | | 25 | 75 | | 1.00 | 82.50 | 82.50 | 1.00 |
| Exterior Walls | 5 | 15 | 80 | | 1.00 | 81.75 | 81.75 | 1.00 |
| Foundations | 15 | | 85 | | 0.75 | 79.75 | 59.81 | 0.75 |
| Roof | 15 | 50 | 35 | | 1.00 | 74.75 | 74.75 | 1.00 |
| Windows / Louvers | | | 10 | 90 | 1.00 | 98.50 | 98.50 | 1.00 |
| Built In Furnishings | | 10 | 90 | | 0.50 | 84.00 | 42.00 | 0.50 |
| Ceilings | 25 | 25 | 50 | | 0.50 | 73.75 | 36.88 | 0.50 |
| INT - Doors/Frames and Hardware | | 20 | 80 | | 1.00 | 83.00 | 83.00 | 1.00 |
| Elevators / Escalators | | | 100 | | 1.00 | 85.00 | 85.00 | 1.00 |
| Floors | 10 | 10 | 80 | | 0.75 | 80.50 | 60.38 | 0.75 |
| Specialty Systems | | | | | 0.75 | 0.00 | 0.00 | 0.00 |
| Stairs | 5 | | 95 | | 1.00 | 83.25 | 83.25 | 1.00 |
| Interior Walls | | 10 | 90 | | 0.75 | 84.00 | 63.00 | 0.75 |
| | | | | | | 850.81 | 10.25 | |
| | | | | | | $850.81 / 10.25 = 83$ | | |

COLOR RATING SYSTEM



COLOR RATING SCALE

Throughout this document, a five point color rating scale was used to denote various conditions of the building elements / characteristics. The Key Building Conditions graphic (shown above) uses this scale on the category icons which also ties in with the corresponding site plans.



SPACE RECOMMENDATIONS

SPACE NEEDS SUMMARY

PROJECTED GROWTH AND SPACE NEEDS CAMPUS WIDE

The current net assignable square feet (NASF) on campus provides space for both student and faculty growth as projected by the College. The chart to the right illustrates the existing and recommended NASF for each type of academic space existing on campus. It is recommended that the campus see increases in square footage for the space types highlighted in red in the chart. These increases can be achieved by renovating and repurposing existing spaces, infill, and minor additions. The following pages within this report section will describe the projects required to physically accommodate the recommended space needs. ▶

As evident in the chart, the College's current NASF per FTE is 216 (including square footage for the New Performing Arts Building). This is higher than the NASF per student of 144 recommended by the consultant and the SUNY recommendation of 144, as stated in Phase III. The Phase III space recommendations are based on a theoretical space model identifying optimal space goals. The limited addition of a new footprint to this campus and the major repurposing of space allocations will allow the NASF per student to fall to 201 by 2023.

Recommended space needs by FMP Consultant are based on calculations applying space guidelines to the campus' physical space needs, using the existing space as a baseline; and are constrained by existing building inventory assets.

RECOMMENDED SPACE NEEDS BY CONSULTANT ▶

INCREASES IN NASF AND PROGRAM RELOCATIONS BY 2013

1. The New Performing Arts Building comes on-line with a total of 55,120 (new) NASF. The new NASF is added to space categories including teaching labs, faculty offices, assembly and food service.
2. Biology and Chemistry Labs are added to Dunn Hall, in space vacated by Theater and Dance department.

INCREASES IN NASF AND PROGRAM RELOCATIONS BY 2018

1. Maxcy Hall receives Ice Rink Addition (4,000 NASF)
2. Construction of the new Student Union is completed. Reallocation of spaces occur within Student/ Faculty Activity, Dining, and Kitchen spaces. The new facility adds approximately 15,000 new NASF to the campus.
3. Renovation of Merritt Hall includes infill of existing pool and construction of a second floor within existing two-story spaces all for academic use.
4. Art department spaces in Brainerd Hall relocate to a renovated Merritt Hall.
5. Renovations to Satterlee Hall add usable NASF for academics by infilling the existing theater space and adding a second floor level within the two-story theater space.

INCREASES NASF AND PROGRAM RELOCATIONS BY 2023

1. Maxcy Hall receives Pool Addition (approximately 10,000 NASF).
2. Crumb Library Phase I renovations add approximately 10,000 NASF with infill project.
3. Crumb Library Phase II includes construction of a new addition.
4. Renovations of Satterlee and Brainerd Halls allow departments in Morey and MacVicar to relocate between the two renovated buildings. Existing departments in Satterlee and some departments relocated from Dunn Hall are accepted into permanent locations in a renovated Satterlee Hall.
5. Vacated Morey and MacVicar Halls accept student services moving over from Sisson after renovations are completed. Sisson Hall returns to residential use only.

CAMPUS-WIDE SUMMARY EXSTING VS. CALCUALTED FMP RECOMMENDED SPACE

| Space Type | Existing Space Modified by Consultant Fall 2008 | 2008 4,381 FTE | | 2013 4,639 FTE | | 2018 5,005 FTE | | 2023 5,005 FTE | |
|---|---|---------------------------|-------------------------------------|---------------------------|-------------------------------------|---------------------------|-------------------------------------|---------------------------|-------------------------------------|
| | | Recommended Space by SUNY | Recommended Space by FMP Consultant | Recommended Space by SUNY | Recommended Space by FMP Consultant | Recommended Space by SUNY | Recommended Space by FMP Consultant | Recommended Space by SUNY | Recommended Space by FMP Consultant |
| Instructional Classrooms/Lecture Halls | | | | | | | | | |
| Classrooms | 35,305 | - | 35,305 | - | 35,305 | - | 35,305 | - | 35,305 |
| Lecture Halls | 15,362 | - | 15,362 | - | 15,362 | - | 15,362 | - | 15,362 |
| Sub-Total Registrar Controlled Space | 50,667 | 27,693 | 50,667 | 29,209 | 50,667 | 31,479 | 50,667 | 31,479 | 50,667 |
| Classroom/Lecture NASF per FTE | 12 | 6 | 12 | 7 | 11 | 7 | 10 | 7 | 10 |
| Departmental Use | | | | | | | | | |
| Teaching Labs | 101,335 | 74,890 | 101,335 | 80,466 | 110,335 | 86,892 | 110,335 | 86,892 | 110,335 |
| Individual Study Labs | 33,673 | 0 | 33,673 | 0 | 33,673 | 0 | 33,673 | 0 | 33,673 |
| Departmental Research Labs | 15,420 | 0 | 15,420 | 0 | 15,420 | 0 | 15,420 | 0 | 15,420 |
| Faculty & Staff Offices | 94,093 | 64,132 | 94,093 | 66,248 | 98,313 | 69,104 | 101,313 | 69,104 | 101,313 |
| General & Special Use | 30,799 | 10,320 | 30,799 | 8,796 | 30,799 | 9,374 | 30,799 | 9,374 | 30,799 |
| Sub-Total Department Use | 275,320 | 149,342 | 275,320 | 155,510 | 289,540 | 165,370 | 291,540 | 165,369 | 291,540 |
| Dept NASF per FTE | 63 | 34 | 63 | 35 | 62 | 38 | 58 | 38 | 58 |
| Campus-Wide Academic Support | | | | | | | | | |
| Health & Physical Education | 153,489 | 120,000 | 153,489 | 120,000 | 153,489 | 120,000 | 157,489 | 120,000 | 167,489 |
| Data & Resources Center (IT) | 15,766 | 20,208 | 15,766 | 20,208 | 15,766 | 20,208 | 15,766 | 20,208 | 15,766 |
| Organized Activities | 6,334 | 39,141 | 6,334 | 39,141 | 6,334 | 39,141 | 6,334 | 39,141 | 6,334 |
| Organized (Sponsored) Research | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Public Services | 8,672 | 8,762 | 8,672 | 8,762 | 8,672 | 8,762 | 8,672 | 8,762 | 8,672 |
| Assembly & Exhibition | 68,937 | 36,130 | 68,937 | 36,130 | 88,937 | 36,130 | 88,937 | 36,130 | 88,937 |
| Library | 53,465 | 90,342 | 53,465 | 91,917 | 53,465 | 94,155 | 53,465 | 94,155 | 63,465 |
| Student/ Faculty Activities | 66,200 | 46,001 | 66,200 | 48,710 | 66,200 | 52,553 | 74,933 | 52,553 | 74,933 |
| Food Service - Dining | 15,021 | - | 15,021 | - | 17,901 | - | 19,021 | - | 19,021 |
| Food Service - Kitchen / Survery | 41,069 | - | 41,069 | - | 41,769 | - | 35,336 | - | 35,336 |
| Student Health Services | 4,435 | 4,569 | 4,435 | 4,569 | 4,435 | 4,569 | 4,435 | 4,569 | 4,435 |
| General Administration | 78,425 | 35,048 | 78,425 | 37,112 | 78,425 | 40,040 | 78,425 | 40,040 | 78,425 |
| Central Services | 76,741 | 36,320 | 76,741 | 36,320 | 76,741 | 36,320 | 76,741 | 36,320 | 76,741 |
| Building Services | 30,021 | 17,324 | 30,021 | 17,745 | 30,021 | 18,379 | 30,021 | 18,379 | 30,021 |
| Inactive Space | 2,379 | 0 | 2,379 | 0 | 2,379 | 0 | 2,379 | 0 | 2,379 |
| Sub-Total Support Space | 620,954 | 453,844 | 620,954 | 460,613 | 644,534 | 470,256 | 651,954 | 470,256 | 671,954 |
| Support NASF per FTE | 142 | 104 | 142 | 99 | 139 | 94 | 130 | 94 | 134 |
| Total Campus-Wide NASF | 946,941 | 630,879 | 946,941 | 645,332 | 984,741 | 667,104 | 994,161 | 667,104 | 1,014,161 |
| Campus-Wide NASF per FTE | 216 | 144 | 216 | 141 | 212 | 139 | 198 | 139 | 201 |

EXISTING SPACE FOOTNOTES:

1. Calculated Space by SUNY Space Guidelines Organized Activities (2008-2023) includes the difference between Modified PSI Assembly total (68,937) and SUNY recommended (36,130). The difference is 32,807 which was added to the 6,334 Organized Activities NASF. Calculation based on prescribed SUNY methods.
2. Residence Facilities under Space Category Codes 9004, 9010, and 9053 (totaling 30,939 NASF) are included because they are Dining and Kitchen spaces. This differs with SUNY calculated space data collection.
3. Library space identified includes NASF in Crumb Memorial Library and Schuette Hall.
4. Spaces included under Student/ Faculty Activities category are student commons and/or lounges located in Barrington Student Union, Flagg, Lehman DH, Knowles Conference Center, Merritt, Timerman, Sisson, Thatcher, Raymond and Satterlee Halls.

SPACE RECOMMENDATIONS

SPACE NEEDS SUMMARY

PROJECTED GROWTH AND SPACE NEEDS BY DEPARTMENT

As previously stated, the space needs recommendations are identifying departmental use space types, specifically faculty and staff offices, which need to receive additional NASF in order to accommodate faculty and staff growth by the years indicated in Phase III. The departments recognized as growing between 2008 and 2023 are highlighted in red in the chart on this page. ▶

All faculty and staff office spaces can grow within the existing NASF, with the exception of the Theater and Dance spaces proposed within the new Performing Arts Building program. The New Performing Arts Building creates space for growing departments.

◀ RECOMMENDED SPACE NEEDS BY CONSULTANT RATIONALE

The Consultants recommended space needs included in the Final Recommendation (Phase V) differ from the space recommendations reported in Phase III, Appendix. The projected space needs for Phase V acknowledges programming solutions placed into existing facilities, whereas the space recommendations provided in Phase III represent theoretical space models. To achieve theoretical space goals the College would be required to demolish valuable facilities, therefore, the space needs proposed as part of the Final Recommendation suggest the College renovate and modify the existing facilities in order to function more efficiently and effectively, while allowing for future growth and development.

Efficiencies in space utilization will be achieved through the implementation of these recommendations. The proposed NASF per FTE for the 2023 is projected at 201 reduced from 216, and takes into account efficiencies gained from renovated and repurposed space and include additional space recommended to meet programmatic needs.

The addition of new NASF as a result of proposed FMP projects includes:

1. Repurposed Merritt Hall, including new second floor level and pool infill.
2. Modest overall space increases associated with the construction of a new Student Union after demolition of the existing T. Barrington Student Union and Thatcher Hall.
3. Additional space associated with the relocation of the new Day Care Facility.
4. Additional space in Crumb Library associated with the proposed vestibule infill's and two-story addition.
5. Additional space associated with the construction of a new swimming pool and repurposing of the old pool into a fitness center in Maxcy Hall.

Results of proposed renovations or repurposing of spaces include:

1. Additional music practice space resulting from the repurposing of storage areas in Crane Music Center.
2. Building efficiencies will be realized through the renovations of Satterlee, Brainerd, Morey and MacVicar Halls.
3. Repurpose and right sizing of classrooms, lecture halls and offices will result in improved efficiencies and utilization.
4. Repurpose the first and second floors of Sisson Hall back to student housing.

DEPARTMENT RECOMMENDED SPACE NEEDS

| Department Name | 2008 Existing Department Use Net Assignable Square Feet (b) | 2023 Recommended Department Use Net Assignable Square Feet (c) | Difference Growth (+) & Reduction (-) (c - b) | Faculty FTE | | Student FTE | |
|--|---|--|---|-------------|------------|--------------|--------------|
| | | | | 2008 | 2023 | 2008 | 2023 |
| | b | c | c-b | | | | |
| Special Education | 411 | 1,200 | 789 | 4 | 4 | 54 | 67 |
| Literacy (including Sheard Literacy Center) | 6,120 | 12,048 | 5,928 | 6.3 | 6.3 | 96 | 110 |
| Secondary Education | 2,918 | 2,600 | -318 | 9.1 | 9.1 | 112 | 169 |
| Information and Communication Technology | 1,978 | 4,000 | 2,022 | 5.3 | 5.3 | 41 | 66 |
| Arts and Sciences Misc. Programs | 2,007 | 2,170 | 163 | 3.5 | 3.5 | 55 | 64 |
| Health and Physical Education | 4,618 | 5,481 | 863 | 11.5 | 13.2 | 108 | 123 |
| Community Health | 1,460 | 3,600 | 2,140 | 7 | 11 | 106 | 151 |
| Business Administration | 1,087 | 2,535 | 1,448 | 7.8 | 9 | 106 | 132 |
| Anthropology | 5,776 | 5,370 | -406 | 9 | 10 | 176 | 204 |
| Art (including Gibson Art Gallery) | 28,475 | 32,620 | 4,145 | 12.6 | 15.6 | 195 | 248 |
| Biology | 17,445 | 18,645 | 1,200 | 9.7 | 11.7 | 170 | 211 |
| Chemistry | 17,017 | 18,217 | 1,200 | 6.8 | 7.8 | 106 | 125 |
| Computer Science | 5,799 | 4,960 | -839 | 4.4 | 5.4 | 37 | 47 |
| Theater and Dance | 34,940 | 17,209 | -17,731 | 8.4 | 13.4 | 113 | 129 |
| Economics & Employment Relations | 3,881 | 3,900 | 19 | 5.5 | 5.5 | 96 | 104 |
| English & Communications | 6,469 | 7,650 | 1,181 | 29.2 | 30.2 | 446 | 476 |
| Modern Language | 4,888 | 5,450 | 562 | 11.8 | 11.8 | 188 | 204 |
| Geology | 17,188 | 17,188 | 0 | 5.3 | 5.3 | 84 | 91 |
| History | 4,373 | 5,300 | 927 | 12.2 | 12.2 | 258 | 279 |
| Mathematics | 4,821 | 5,250 | 429 | 11 | 11 | 184 | 213 |
| Philosophy | 2,198 | 3,150 | 952 | 4.5 | 4.5 | 99 | 107 |
| Physics | 17,561 | 17,561 | 0 | 4.7 | 4.7 | 56 | 61 |
| Politics | 1,787 | 1,780 | -7 | 6.3 | 6 | 107 | 122 |
| Psychology | 17,150 | 17,150 | 0 | 11.3 | 11.3 | 234 | 253 |
| Sociology | 3,024 | 3,000 | -24 | 8 | 8 | 123 | 133 |
| Crane School of Music | 60,996 | 60,996 | 0 | 72.4 | 86 | 564 | 614 |
| Curriculum & Instruction B-G6 | 2,509 | 6,200 | 3,691 | 14.1 | 14.1 | 356 | 367 |
| School of Education & Professional Studies Misc. | 6,300 | 6,310 | 10 | 5.3 | 5.3 | 110 | 134 |
| Total Department Owned Space | 283,320 | 291,540 | 8,344 | 307 | 341 | 4,381 | 5,005 |

RECOMMENDATION

CAMPUS TRANSFORMATION

SUMMARY FINDINGS

The renovation of Merritt Hall for the Fine Arts Program and the creation of a new Arts Quadrangle will strengthen the Academic Mission of Potsdam being the premier "Arts" College in the SUNY System. A fine arts gallery / museum in the renovated Merritt Hall would provide a venue for the community and collaboration between the academic departments sharing the facility. The closure of Barrington Drive to a pedestrian-friendly plaza will strengthen the connection between the academic zone and the residential zone of campus, and make the daily crossing safer for students. A new ceremonial campus entrance will be established on Pierrepont Avenue at the base of Barrington Drive. This entrance will have visitor parking which will act as the first-time destination for visitors, perspective students and their families. A new Visitor's Center in the southwest corner of Brainerd Hall will receive the visitors, and embark them on a new visitor walk through the campus. No new academic space is required to achieve the College's goal of 5,005 student FTEs in 2018. However, there is a need for additional student life space to enhance the overall quality of the student experience on campus, and for additional student housing that is required as a result of the enrollment increase.

STUDENT FTE

Potsdam's Strategic Plan 2006-2007 states a target of 5,005 student FTEs by 2018.

ACADEMIC

A new Performing Arts Center is currently in the design phase, and the Theater and Dance Department will be relocated to this facility when construction is complete in 2013. Satterlee Hall will be renovated, with Satterlee College Theater and Dunn Hall used as swing space. Merritt Hall will be repurposed for fine arts programming and a new Arts Quad will be developed. Dunn and Brainerd Halls will be repurposed to accept the programs currently located in Morey and MacVicar Halls.

STUDENT LIFE

The addition of the new performing arts facility will enhance the liberal arts quality of student life on the Potsdam campus. The proposed new student union will double the number of meeting rooms; provide dedicated student activities and organizations space; engage, program, and revitalize under utilized green space (offering space for outdoor programming); and provide students with enhanced social space (a new campus living room and lounge space).

COMMUNITY

Landscape upgrades to Marshall Park will not only enhance the beauty of the Potsdam campus, but also provide a natural asset for ongoing community use. The new Performing Arts Center will enhance the wealth and richness of the arts for both the campus and community. The renovated Barrington Student Union would provide faculty, staff, and commuter and resident students with enhanced social space and outdoor programming areas to evoke a stronger sense of on-campus community. In addition, the Bookstore, C-Store and Food Servery provide services to off campus community members. The creation of an Arts Quadrangle between Snell Theater and Merritt Hall will provide a sense of community for Fine Arts, Theatre and Dance, and the Crane School of Music. A new boat dock / public toilets / multi-purpose space on the Racquette River at Lehman Park will provide a connection to the river for both the college and village community. Lehman Park also includes a new 100 key hotel and conference center that can be utilized by the College and visitors. This development could be based upon a former Adirondack model once used by the College at Star Lake.

RESIDENTIAL

There is a need for 379 new beds to be created on campus if the campus continues as a goal to house 60% of the student population. The relocation of the Student Success Center functions from Sisson Hall to Morey and MacVicar Halls will allow for 132 additional beds. The east end of Marshall Park has been identified as the ideal location for a student residence hall providing the remaining 247 beds.

LAND ACQUISITION

No land acquisition is recommended for this plan.

OTHER

Two additions to Maxcy Hall will improve campus athletics and recreation. The first is an addition to the existing ice rink that will facilitate maintenance access to the Zamboni ice machine. The second addition is for a new swimming pool that will replace the existing non-NCAA-conforming pool located within the building. Once completed, the existing pool will be re-purposed into a fitness center for the campus. The existing fitness center can be returned to its former function as a secondary gymnasium.

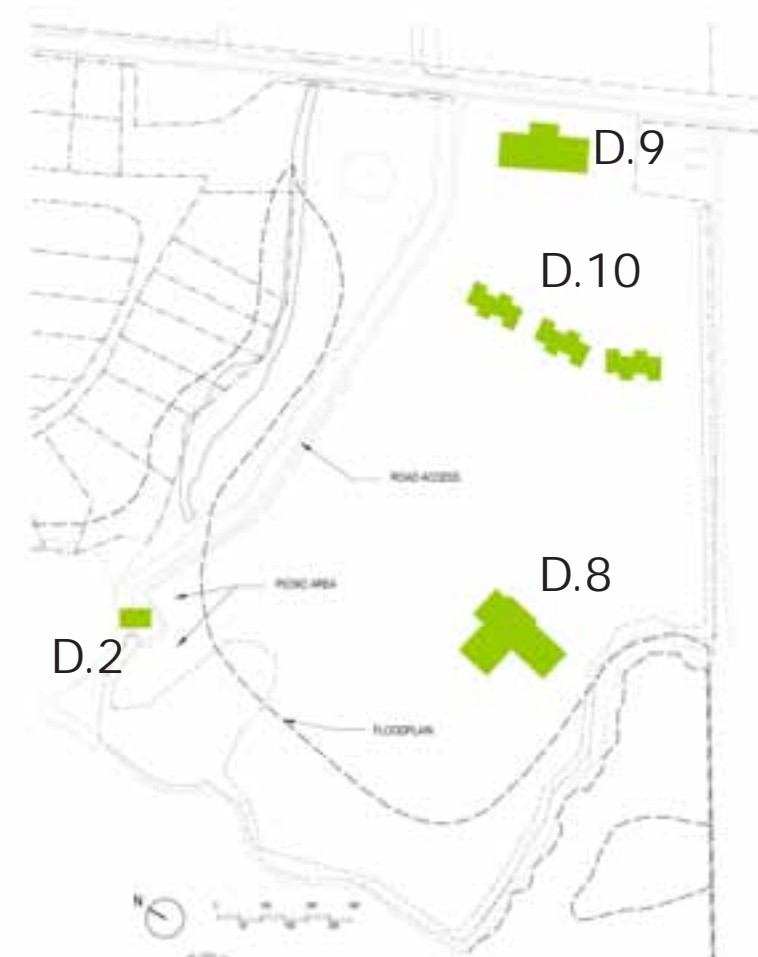
R - Renovation
 NC - New Construction/ Addition
 S - Site

| PROJECT DESCRIPTION | | R | NC | S |
|--|---|---|----|---|
| A PROGRAM / DEPARTMENT | | | | |
| .1 | Partial Renovation to the Crane Music Center | X | | |
| .2A | Renovate Merritt Hall for Fine Arts | X | | |
| .2B | New Construction Merritt Hall for Fine Arts | | X | |
| B GENERAL / SHARED DEPARTMENT USE | | | | |
| .1A | Renovate the Satterlee Theater and Dunn Dance Studio for Academic Swing Space | X | | |
| .1B | New Construction Satterlee Theater | | X | |
| .2 | Renovate Morey and MacVicar Halls for Student Success Center | X | | |
| .3 | Renovate Satterlee Hall | X | | |
| .4 | Renovate Brainerd Hall for Multiple Departments | X | | |
| C ADMINISTRATION / SUPPORT SERVICES | | | | |
| .1 | Renovation/New Construction to the Barrington Student Union | | X | X |
| .2 | Renovation to Crumb Library | X | | |
| .3A | Crumb Library East/West Infill | | X | |
| .3B | Crumb Library South Building Addition | | X | |
| .4 | New Child Day Care Center | | X | |
| .5 | Install Projection Technology/Upgrade to Classrooms | X | | |
| .7 | Install Campus-Wide VOIP System | X | | |
| .8 | Install UPS to Campus-Wide Data Closets | X | | |
| .9A | Renovation to Maxcy Hall Existing Pool to become Fitness Center | X | | |
| .9B | New Construction to Maxcy Hall Existing Pool to become Fitness Center (Pool Infill) | | X | |
| .10 | Pool Addition to Maxcy Hall | | X | |
| .11 | Sisson Hall Housing Renovation (132 Beds) | X | | |
| .12 | Marshall Park Housing (247 Beds) | | X | |
| .13 | Maxcy Hall Ice Rink Addition | | X | |
| D SITE IMPROVEMENT PROJECTS | | | | |
| .1 | New Arts Quadrangle | | | X |
| .2 | New Boat Dock / Assembly Space / Public Toilets | | | X |
| .3 | Landscape Upgrades to Marshall Park | | | X |
| .4 | New Synthetic Softball Outfield | | | X |
| .5 | Install Exterior Lighting Along Pierrepont Avenue | | | X |
| .6 | Close Barrington Drive/ New Landscape Plaza | | | X |
| .7 | Campus-Wide Wayfinding | X | | X |
| .8 * | New Conference Center/ Hospitality Housing at Lehman Park | | X | |
| .9 * | New Alumni Center at Lehman Park | | X | |
| .10 * | Zero Energy Housing at NATCO and Lehman Parks | | X | |

NATCO PARK (See NATCO Park page 21 for enlarged plans)



LEHMAN PARK (See Lehman Park page 20 for enlarged plans)



* Projects proposed beyond next two capital budget cycles.

PRIORITIZATION

PLANNED PROJECTS



BUILDING KEY

| BUILDING # | BUILDING NAME |
|-------------|-----------------------------|
| 0001 | Raymond Hall |
| 0003 | Flagg Hall |
| 0004 | Crumb Memorial Library |
| 0005 | Maxcy Hall |
| 0006 | Bowman Hall |
| 0007 | Bowman Dining Hall |
| 0009A | Schuette Hall |
| 0009B | Crane Music Center |
| 0009C | Bishop Hall |
| 0009D | Snell Music Theater |
| 0010 | Satterlee Hall |
| 0011 | Dunn Hall |
| 0012 | Merritt Hall |
| 0013 | Heating Plant |
| 0014 | President's Residence |
| 0015A | Morey Hall |
| 0015B | Carson Hall |
| 0015C | MacVicar Hall |
| 0015D | Stillman Computing Center |
| 0016 | H. M. Hosmer Concert Hall |
| 0017 | Sisson Hall |
| 0018 | Van Housen Hall |
| 0019 | Thatcher DH |
| 0020 | Draime Hall |
| 0021 | Stowell Hall |
| 0022 | Knowles DH |
| 0023 | Knowles Hall |
| 0024 | Maintenance |
| 0024A | Central Printing Services |
| 0024B | Vehicle Repair Garage |
| 0025 | Kellas Hall |
| 0026 | Brainerd Hall |
| 0027 | Timerman Hall |
| 0028 | Lehman Hall |
| 0029 | T. Barrington Student Union |
| 0030 | Lehman DH |
| 0032 | Electric Substation |
| 0033 | Equipment Storage |
| 0034 - 0043 | Townhouses |
| 0044 | Sand/Salt Building |
| 0045 | Press Box AT |
| 0046 | Press Box SF |
| 0047 - 50 | Quad Towers |

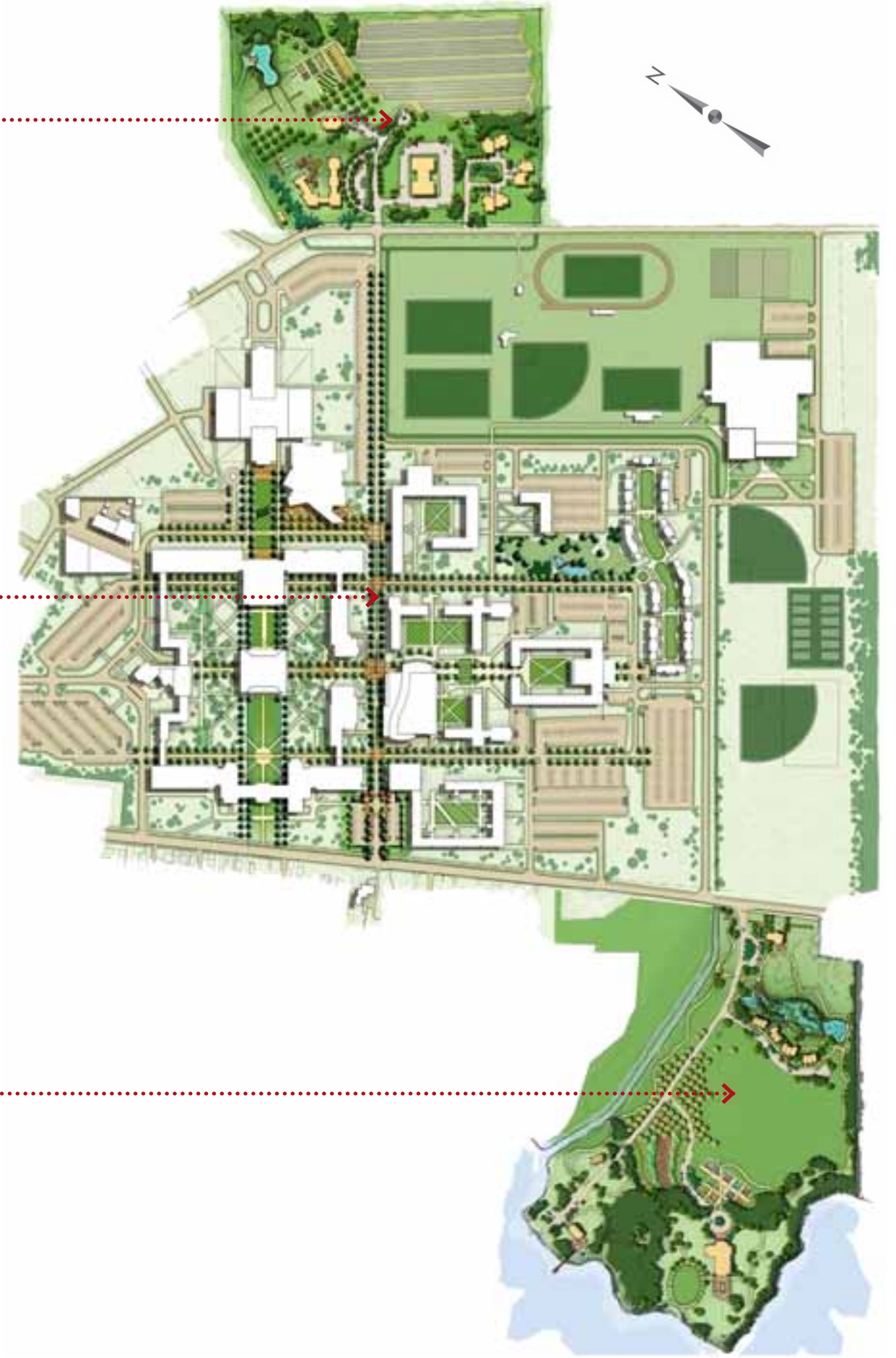
FACILITIES MASTER PLAN

C A M P U S M A P

N A T C O P A R K

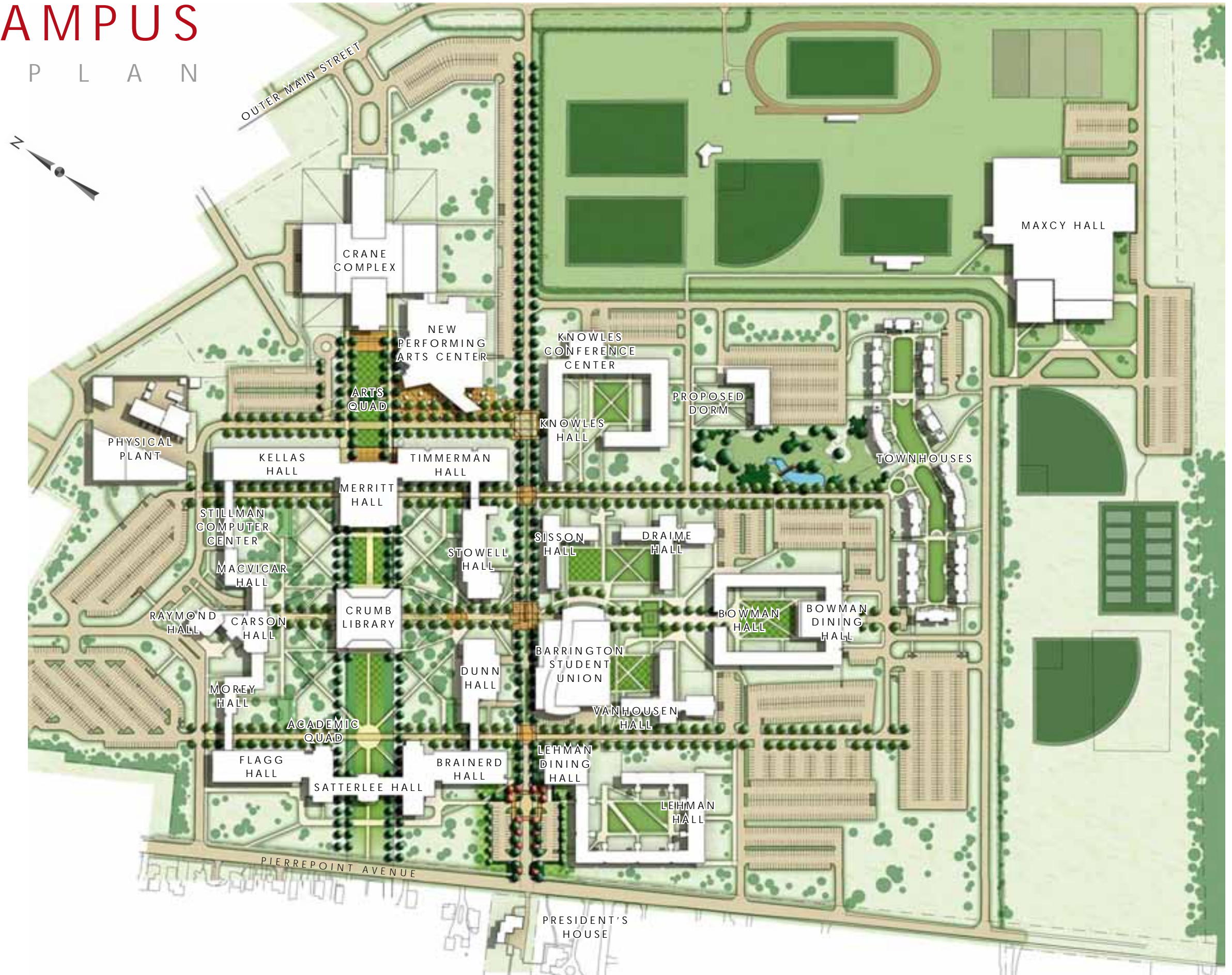
M A I N C A M P U S

L E H M A N P A R K



MAIN CAMPUS

S I T E P L A N



MAIN CAMPUS

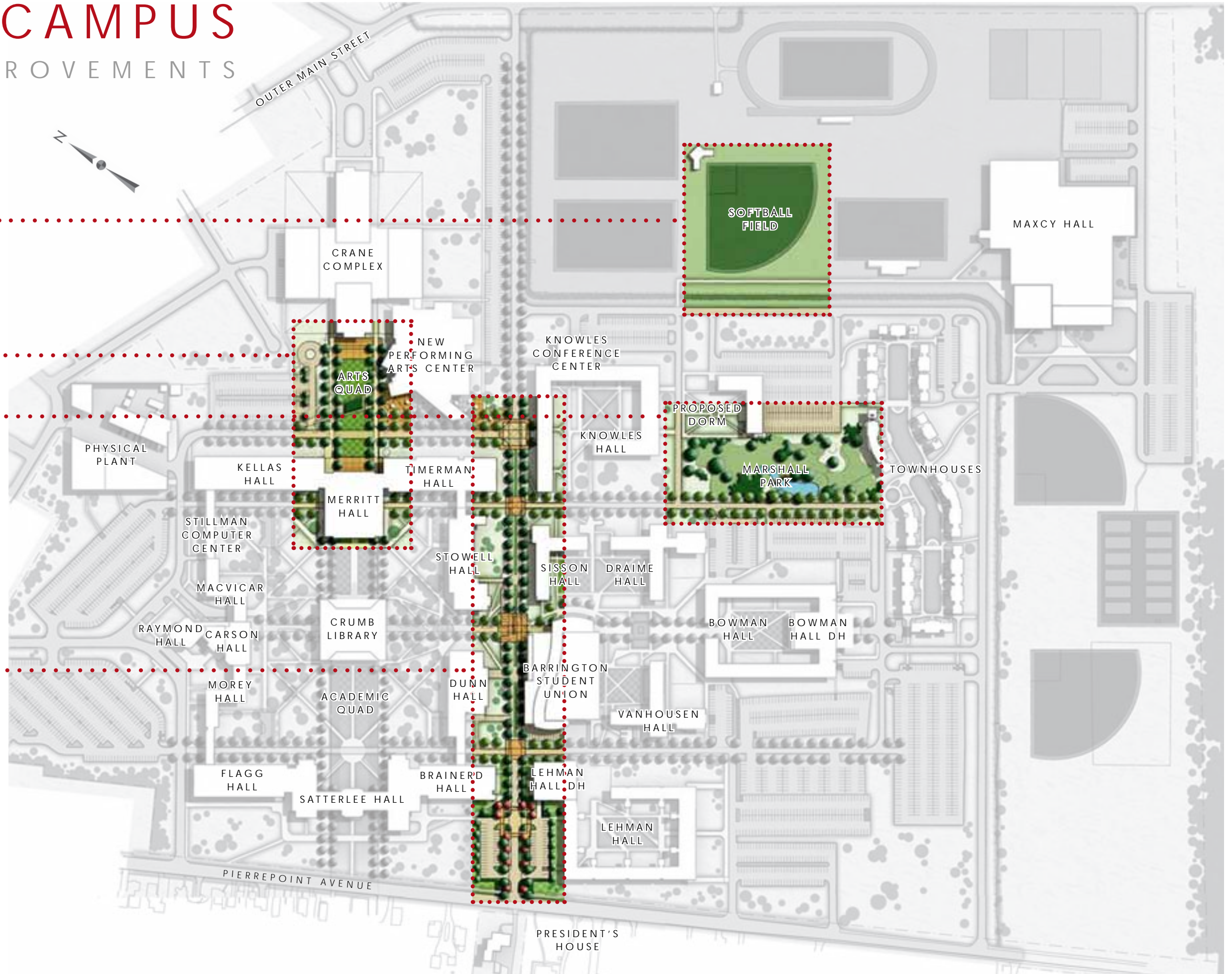
SITE IMPROVEMENTS

NEW SYNTHETIC FIELD

ARTS QUAD

MARSHALL PARK

BARRINGTON DRIVE



BARRINGTON DRIVE

SITE IMPROVEMENTS

PROJECT DURATION:

JANUARY 1, 2015 - NOVEMBER 15, 2015

PROJECT COST:

\$2,600,000

PROJECT SUMMARY:

Barrington Drive – Close Barrington Drive to vehicular access. Allow for service and emergency vehicle access only. Prioritize the pedestrian movement from Minerva Plaza to the new / renovated Union and provide for a variety of activity nodes ranging from large scale gathering spaces to more intimate conversation and contemplation spaces.

New Campus Entrance – Construct a new main campus entrance and campus “gateway” at the intersection of Pierrepont Avenue and Barrington Drive. The new entrance shall include a formal drop-off between Lehman Dining and Brainerd Hall. The existing parking shall be re-organized as a priority for visitors, and the Lehman Dining loading dock shall be renovated for better truck delivery. A formal brick and cast stone gateway entry monumental sign shall be located on Pierrepont Avenue on either side of Barrington Drive. New shade trees and ornamental plantings will be located on either side of Barrington Drive.

The Project includes the closure of the existing vehicular road (Barrington Drive) between Lehman Dining Hall to the west and Timerman Hall to the east. The closed drive will remain accessible to emergency and college service vehicles only. A new main campus entrance/gateway shall be implemented at the intersection of Pierrepont Avenue and Barrington Drive. The new entrance shall be the campus’s main entry for visitors and formal activities. The existing parking lot at this location shall be re-prioritized for visitor and VIP parking. At the drop-off, a new Visitor’s Center shall be established to act as reception for campus visitors and student recruitment. The Visitor’s Center shall have the primary function as student orientation and as the embarkation location for campus tours. The Visitor’s Center shall be located within Brainerd Hall. Reference the Brainerd Hall Project for more information.

Project consists of demolition of asphalt roadway, concrete curbing, and asphalt sidewalks (50%), plus landscaping (50%). New work consists of new asphalt parking lot with concrete curbing (25,000 SF), new asphalt roadway with concrete curbing (25,000 SF), brick sidewalks (25,000 SF), and formal landscaping (125,000 SF). New exterior lighting, exterior signage, and site amenities shall be included. Also included is the construction of a new gateway at the intersection of Pierrepont and Barrington Drive. Add shade trees and pedestrian scaled plantings at existing parking lots and install monument sign. New Visitor’s Center entry will receive formal drop off area with ornamental plantings.

Renovate Barrington Drive from Watertown Drive through the northern edge of the proposed Performing Arts Center. Raise the street grade, install pavers, street trees and site furniture to emphasize the pedestrian movement from Minerva Plaza to the renovated union. Install street trees along Barrington Drive using native plant material. Selected material should be consistent with other street and shade trees on campus. Additional plantings should be added at key node areas and should consist of primarily low maintenance, native shrubs with perennials as accent plantings.

See Landscape Recommendations for information on Central Services Distribution.

END OF VEHICULAR ACCESS

MINERVA PLAZA

PEDESTRIAN FRIENDLY BARRINGTON DRIVE

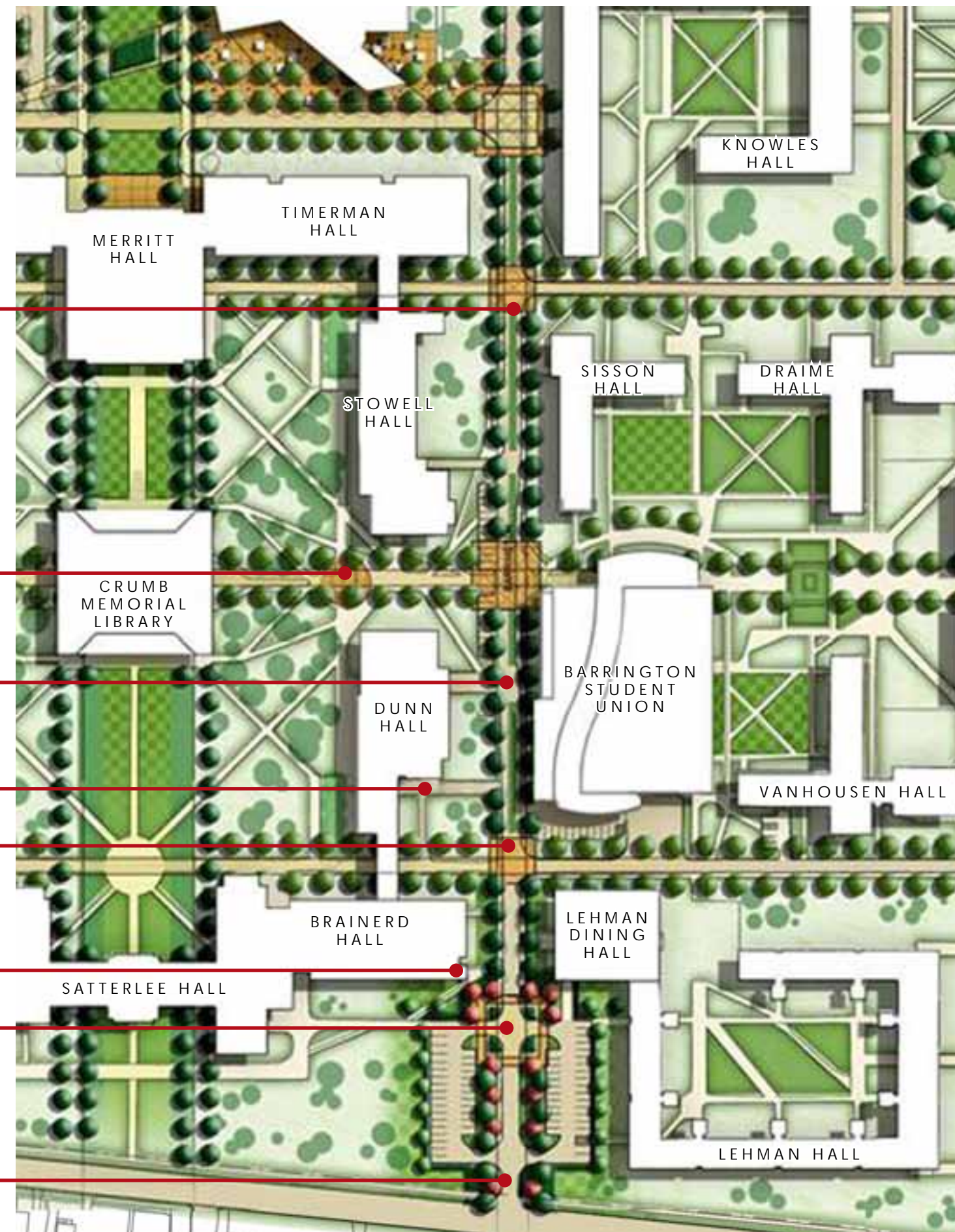
ENTRY TO DUNN HALL STUDENT ACTIVITY THEATER

END OF VEHICULAR ACCESS

VISITOR CENTER

VISITOR CENTER DROP OFF

NEW CAMPUS GATEWAY



ARTS QUAD

SITE IMPROVEMENTS

PROJECT DURATION:

FEBRUARY 1, 2017 - JUNE 30, 2017

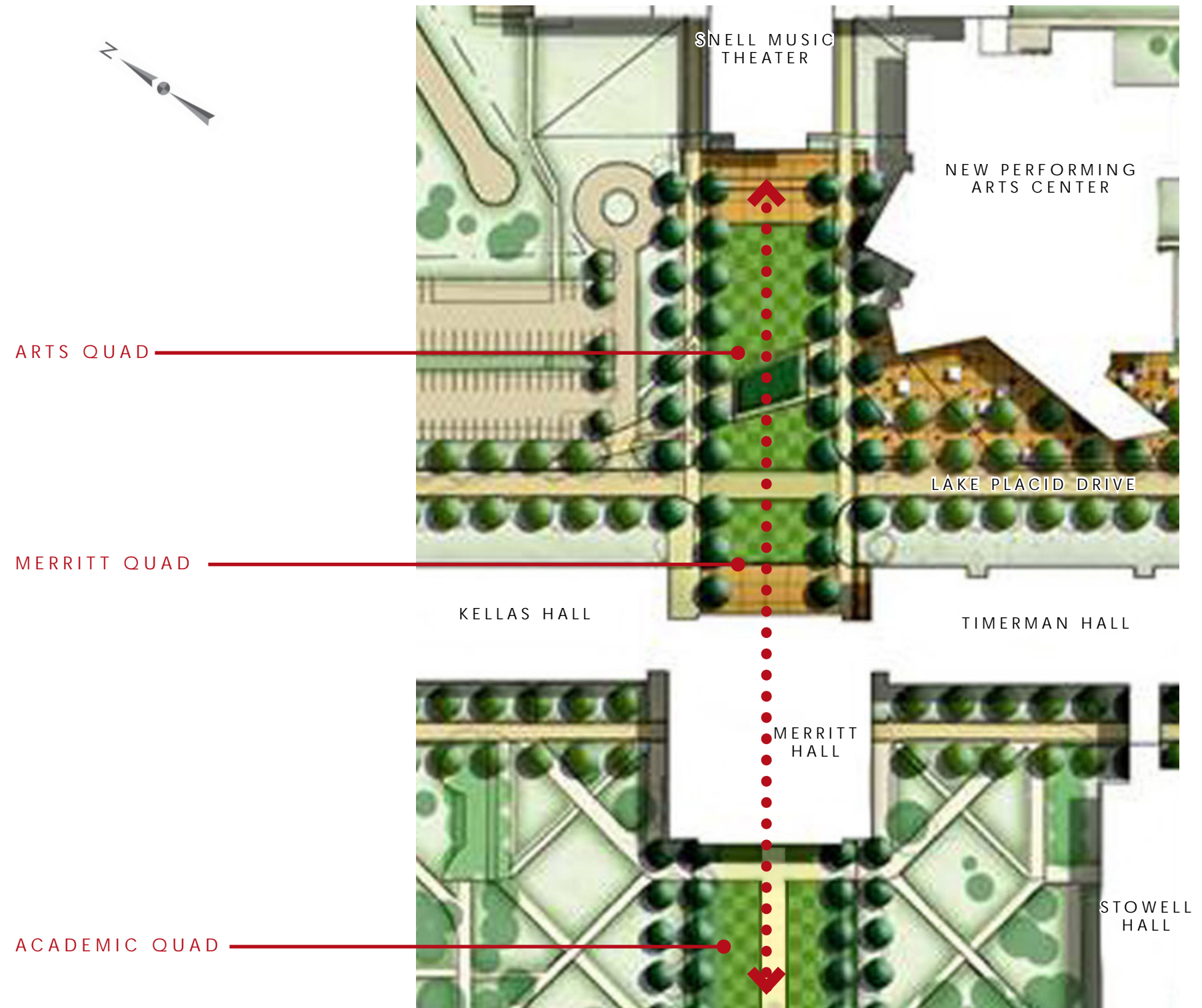
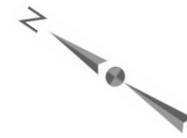
PROJECT COST:

\$910,000

PROJECT SUMMARY:

This project includes replacing an existing paved road, surface parking and landscape into a new plaza. The new plaza will include new roadway, concrete curbing, brick sidewalks, and exterior lighting, signage and landscape elements. The creation of a new Arts Quad will encourage and strengthen social interaction between the main quad and the arts campus. Shade trees will be used to establish primary linkages and ornamental trees will create small meeting spaces. The project also includes the installation of street trees, site furniture and lighting which compliments the existing campus landscape.

Developing the space between Merritt and Crane as a new Arts Plaza will include creating a variety of humanly scaled spaces that will promote the linkage between the main campus core and the Arts buildings. The new quad will promote connectivity as well as opportunities for chance meetings and programmed activities. New landscaping will encourage large public events but will also contain small nodes for seating, conversations and contemplation. The pedestrian flow through campus will be encouraged by the creation of the Merritt Quad. Generous walkways will allow for comfortable pedestrian traffic and a variety of seating and community spaces will encourage the use of this space. Relocate parking at southern entrance to Crane to provide a more pedestrian friendly entrance. Maintain drop off and accessible parking.



MARSHALL PARK

SITE IMPROVEMENTS

PROJECT DURATION:

APRIL 1, 2014 - AUGUST 31, 2014

PROJECT COST:

\$910,000

PROJECT SUMMARY:

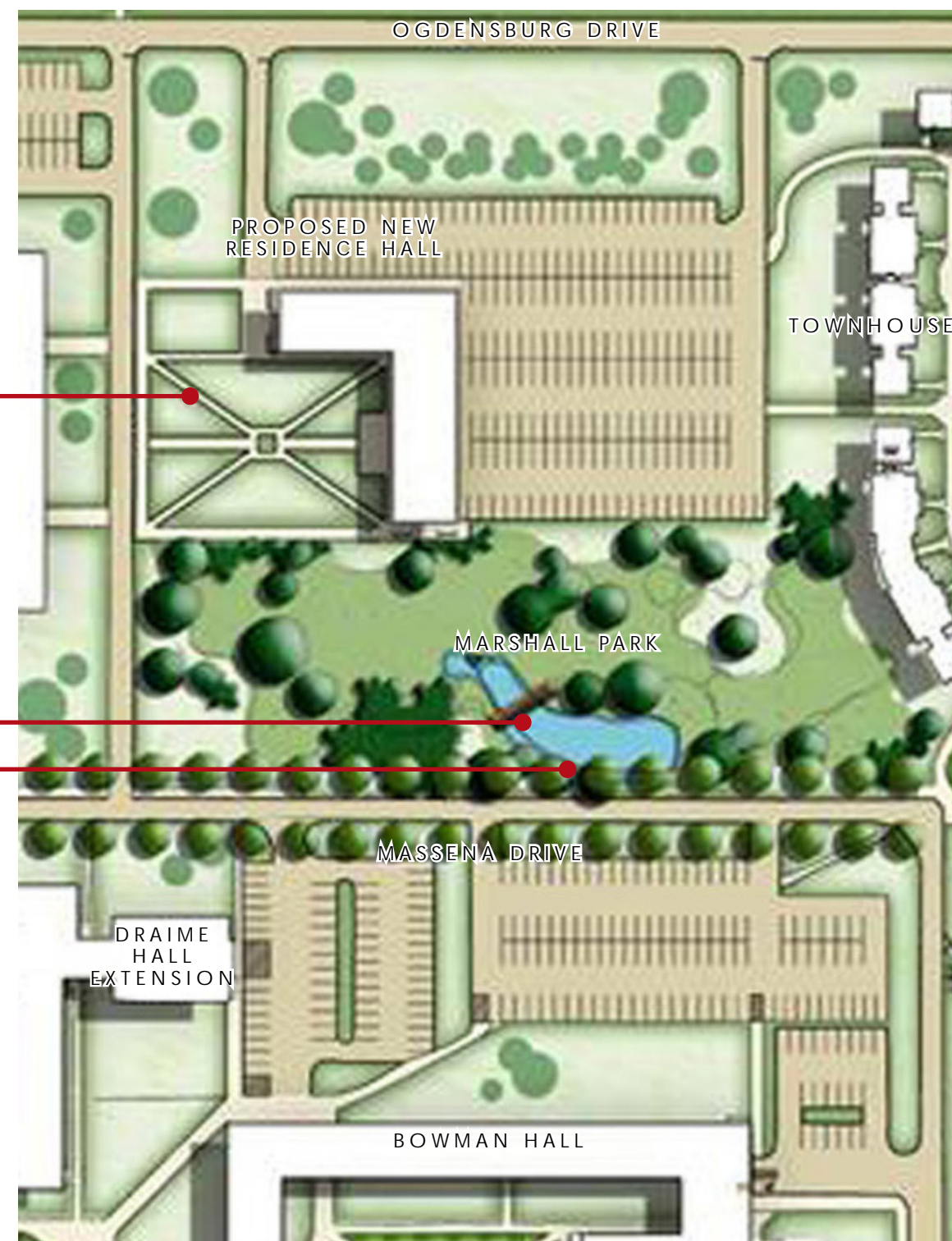
Project consists of enhancing existing amenities, including additional grilles and fire pits. Also included is a water feature. Provide landscape with native, low maintenance plantings. Site work will include site preparation, landscaping, and site amenities, such as lighting, trash receptacles, and benches. The project also includes enhancing the water feature at Marshall Park. Supplement the landscape with native, low maintenance plantings. Consider the creation of a campus arboretum that may promote the use of donor sponsored trees. The improved park will provide on-campus recreation opportunities for students as well as the community. Existing amenities such as grills, fire pits, and sport courts should be maintained and enhanced.



RESIDENCE HALL QUAD

POND BRIDGE

MARSHAL PARK POND



SYNTHETIC FIELD

SITE IMPROVEMENTS

PROJECT DURATION

APRIL 1, 2021 - AUGUST 31, 2021

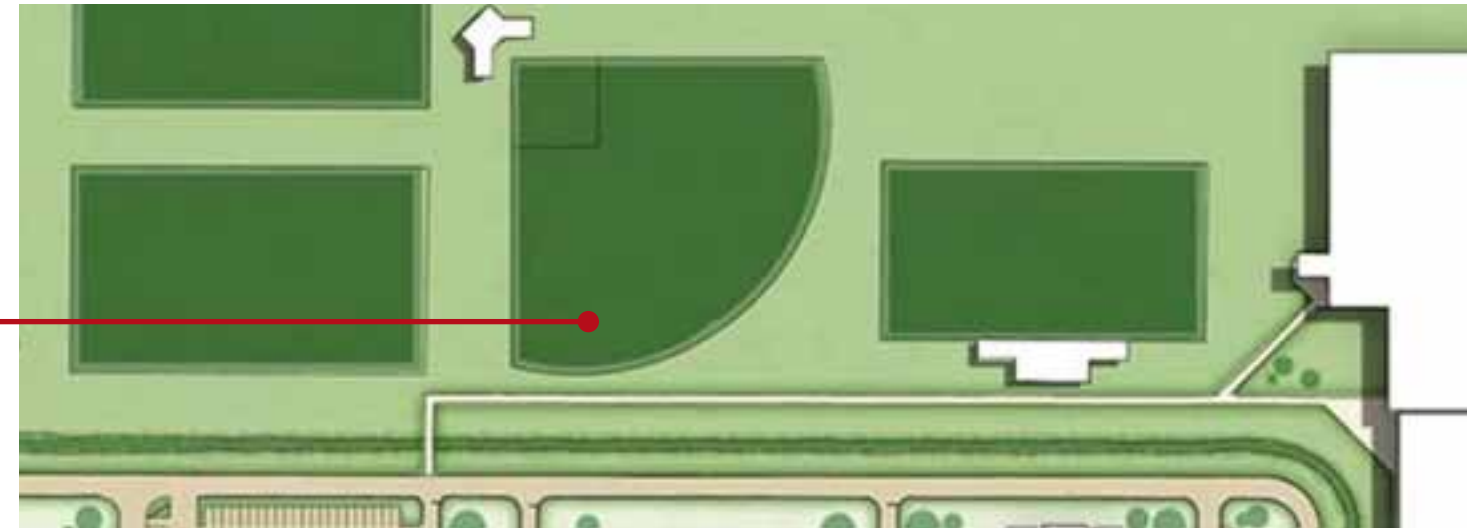
PROJECT COST

\$825,000

PROJECT SUMMARY

Project includes replacing the existing natural turf with synthetic turf. A new synthetic athletic field will not only be easier to maintain but also allow for teams to use it year-round and free up indoor areas for club and general use.

SOFTBALL FIELD





PLAZA BETWEEN BARRINGTON STUDENT UNION AND MINERVA PLAZA

SITE IMPROVEMENTS
FINAL RECOMMENDATION

NATCO PARK

PROPOSED DEVELOPMENT

The Facilities Master Plan explores the maximum carrying capacity of the land assuming that mixed residential would be most marketable in this area.

The northwest portion of the site includes a new location for the daycare that currently exists in Merritt Hall. The footprint is approximately the same size as the current facility and dedicated drop-off and parking is also shown.

The plan reflects a mix of one and two bedroom garden style units that could potentially house a variety of users. While campus housing for undergraduates is not anticipated at this time, these units could serve as graduate students and/or provide an alternative living option to compete with the current off-campus housing stock. Other potential uses would include market rate apartments and/or senior living. Total unit count is approximately six single family lots.

It should be noted that any development on this site must be coordinated with the current lease agreements with the State of New York and any related leases.

DAY CARE CENTER

PLANNED PROJECT

PROJECT DURATION

OCTOBER 15, 2014 - DECEMBER 15, 2015

PROJECT COST

\$5,355,252

PROJECT SUMMARY

Project consists of a new one-story steel-framed building clad with brick and a pitched roof. The facility will contain multiple teaching rooms, offices, kitchen and toilets. Building will be air-conditioned and heated via VAV system. All utilities will be fed from Main Street.

New sitework will include site preparation, utility extensions, a new paved/curbed parking area with drop-off, concrete sidewalks, 6 foot high fenced play areas with a play structure, landscaping and site amenities such as benches, trash receptacles and exterior lighting.



LEHMAN PARK

PROPOSED DEVELOPMENT

The plan includes a multi-purpose classroom facility which would be programmed on a regular basis for specific classes. A boathouse and public restrooms are proposed for a small building along the river's edge.

The plan also includes a dedicated Alumni Center as part of the development. This structure would include meeting and gallery space as well as some offices and multi-purpose space for small gatherings.

The remainder of the property would be developed as hotel and conference center which would include a hotel head-house and a variety of room types including townhouse style units for higher density and individual cottages for lower density opportunities. Approximately 60 units are envisioned for the development. Space for meetings, conferences and presentations would be developed in the head house for the hotel.



DUNN HALL 0011

EXISTING CONDITIONS

FAST FACTS:

CONSTRUCTED: 1957

GROSS SQUARE FOOTAGE: 53,147

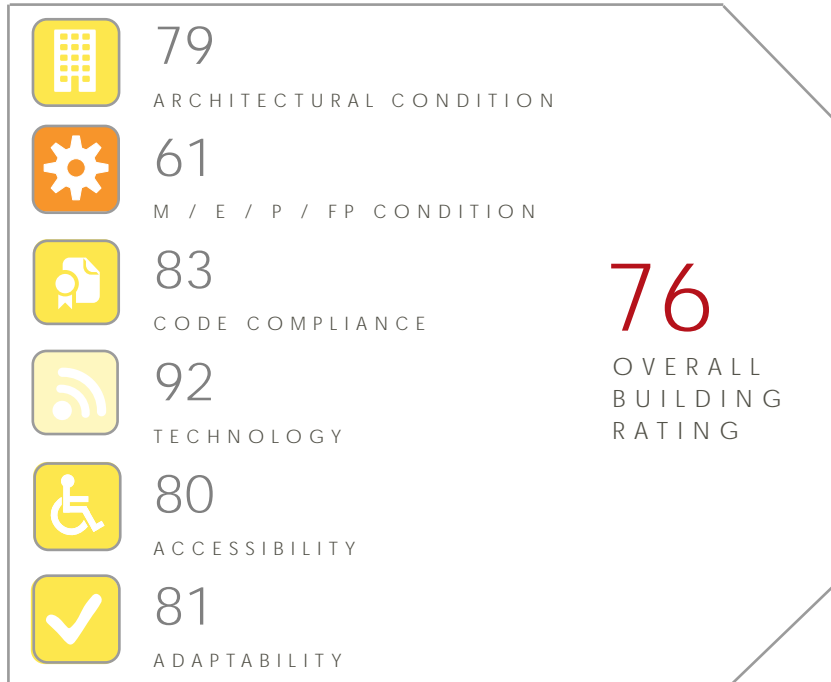
NET ASSIGNABLE SQUARE FEET: 45,490

NET TO GROSS RATIO: 86%

BUILDING NUMBER: 0011

EXISTING DEPARTMENTS: BUSINESS ADMINISTRATION, COMMUNITY HEALTH, COMPUTER SCIENCE, ECONOMICS AND EMPLOYMENT RELATIONS, INFORMATION AND COMMUNICATION TECHNOLOGY, SCHOOL OF ARTS & SCIENCES, WILDERNESS EDUCATION

FACILITIES ASSESSMENT:



Note: Refer to the Assessment of Conditions section of this book for detailed information on the rating system used for the building assessments.



EXISTING CONDITION SUMMARY

Dunn Hall is an academic building located in the central quadrangle on campus. The building accommodates classrooms, faculty rooms, instruction spaces for performing arts, and an auditorium. A double-loaded corridor classroom building, Dunn's layout is ideal for academic use. The facility has reasonable floor-to-floor heights, which will allow for future air delivery upgrades. Interior retro-fit modifications might be costly, as the partitions are masonry. The theater offers an open structural layout that can be retro-fitted for other programs.

The interiors are generally in fair to good condition. The exterior walls are generally in good condition, though there are some cracks at the corner of masonry on southwest side and excessive vine growth in some areas. Original single pane windows compromise envelope thermal insulation and are in poor condition in many places; it is recommended that the windows be replaced. The roof was last replaced in 2005 and is generally in excellent condition.

(See Phase II for additional detailed information.)

EXISTING UTILIZATION SUMMARY

Classrooms in Dunn Hall fall below the Burt Hill and SUCF recommended 75 percent targets; however, they are within the top ten most used learning environments across campus. Four out of the five classrooms contain projector technology. The quality of the classrooms are generally in good condition, therefore it is recommended to improve utilization through modifications to scheduling.

EXISTING PROGRAM SUMMARY

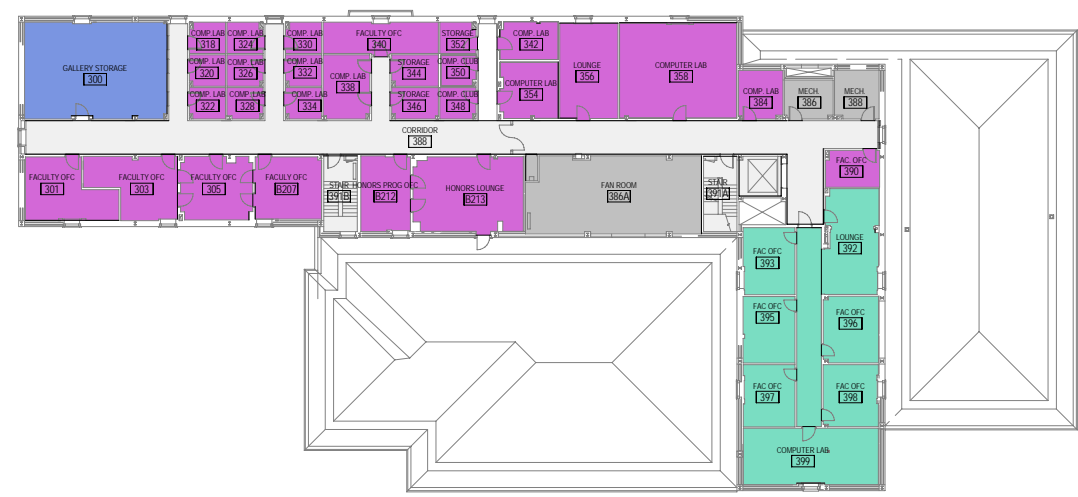
Multiple departments within the School of Arts and Sciences, and the School of Education and Professional Studies are currently located in Dunn Hall. It is recommended that the latter departments be relocated from the Dunn to a renovated Satterlee Hall. The consolidation of departments will improve efficiencies.

DUNN HALL 0011

EXISTING FLOOR PLANS

EXISTING DEPARTMENT NSF

| DEPARTMENT NAME | EXISTING NSF |
|--|---------------|
| Business Administration | 1,087 |
| Computer Science | 5,799 |
| Community Health | 1,460 |
| Economics and Employment Relations | 3,881 |
| Instruction General | 2,252 |
| Information and Communication Technology | 1,978 |
| School of Arts and Sciences | 2,007 |
| Extended Education | 270 |
| Theater and Dance | 11,182 |
| Art | 850 |
| Wilderness Education | 200 |
| TOTAL | 30,966 |



THIRD FLOOR



SECOND FLOOR



FIRST FLOOR

DEPARTMENT COLOR LEGEND

| | | |
|---|--|---|
| Academic Services | English | Non Assignable |
| Anthropology | Extended Education | Philosophy |
| Art | Facilities / Central Plant | Physics |
| Biology | Field Experiences & Teacher Certification | Politics |
| Building Services | General Administration | Psychology |
| Business Administration | Geology | School of Arts and Sciences |
| Chemistry | Health and Physical Education | School of Education and Professional Studies |
| Child / Day Care | History | Secondary Education |
| Community Health | Information & Communication Technology | Sociology |
| Computer Science | Instruction General | Special Education |
| Crane School of Music | Interdisciplinary Studies | Student Activities |
| Curriculum & Instruction II-G6 | Library | Student Services |
| Economics and Employment Relations | Mathematics | Theater and Dance |
| Library Services | Modern Languages | |



PLANNED PROJECT
FINAL RECOMMENDATION

DUNN HALL 0011

PLANNED PROJECT

PLANNED PROJECT SUMMARY

The Project includes full renovation of the dance studio in Dunn Hall and the vacated Theatre and Dance spaces. The renovation consists of repurposing to accommodate new science labs, faculty offices, class labs, and public toilet rooms. Renovations include new mechanical, fire alarm, and sprinkler systems.

The Theatre and Dance Department currently uses spaces within Dunn Hall. After the completion of the new Performing Arts Center those spaces will be vacated. The second and third floors will have some existing spaces currently not utilized that can accommodate the growth projected for the Computer Science, Business Administration, and Information and Communications Technology Departments, these project require minimal to no renovation.

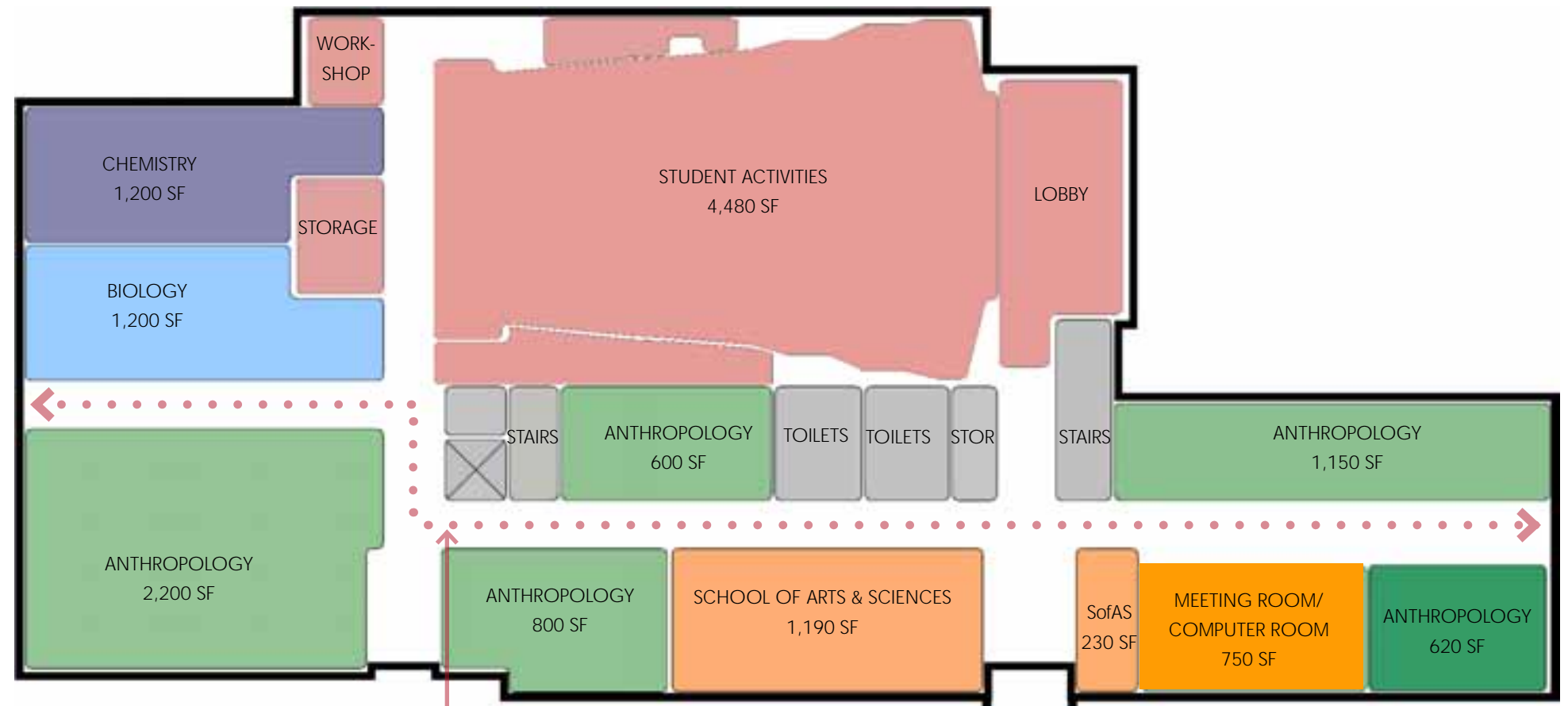
PROPOSED PROGRAM SUMMARY

The Facilities Master Plan is recommending renovations to the first floor of Dunn Hall in order to accommodate new chemistry and biology labs, and the relocation of the Anthropology department. The two labs recommended on the first floor are to accommodate the class lab needs of the Biology and Chemistry Departments. The Anthropology Department spaces will include a class lab, faculty offices and related support spaces. The relocation of Community Health to Satterlee will open up space for Anthropology, in addition to the vacated spaces by Theater and Dance once the New Performing Arts Center opens. Community Health is being relocated to Satterlee Hall in order to consolidate the department and improve adjacencies with other departments. The assembly space on the first floor will be dedicated to student activities subsequent to the Theatre and Dance relocating.

PROPOSED DEPARTMENT SQUARE FOOTAGES

| DEPARTMENT NAME | PROPOSED NSF |
|-----------------------------------|---------------|
| School of Arts & Sciences | 2,170 |
| Anthropology | 5,370 |
| Biology | 1,200 |
| Chemistry | 1,200 |
| Student Activities | 5,005 |
| Business Administration | 2,535 |
| Computer Science | 4,960 |
| Information & Communication Tech. | 4,000 |
| Study Lounge | 140 |
| General Instruction Classroom | 3,120 |
| TOTAL | 29,695 |

Note: Refer to the Surge Space recommendations for more information on associated and relevant temporary location requirements for this planned project.



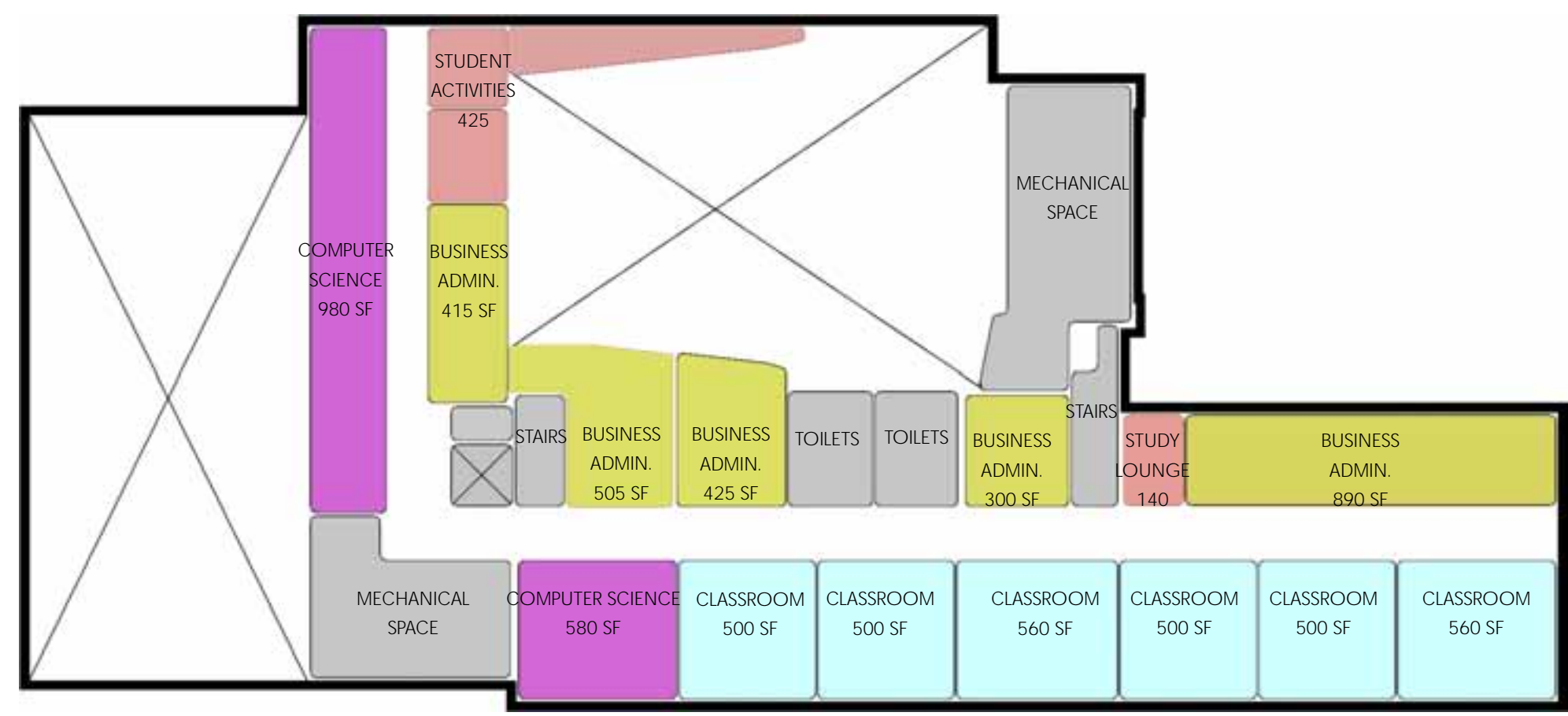
FIRST FLOOR

Dunn Hall is located on the academic quad. As a result of various Facilities Master Plan projects, an interior "walkway" would run completely around the academic quad uninterrupted and fully accessible. This amenity will allow students, faculty, and staff to circulate indoors around the academic quad during winter months when poor weather conditions exist. Providing a fully accessible route will assure all users can share this amenity. Refer to the Accessibility page for more information.



DUNN HALL 0011

PROPOSED FLOOR PLANS

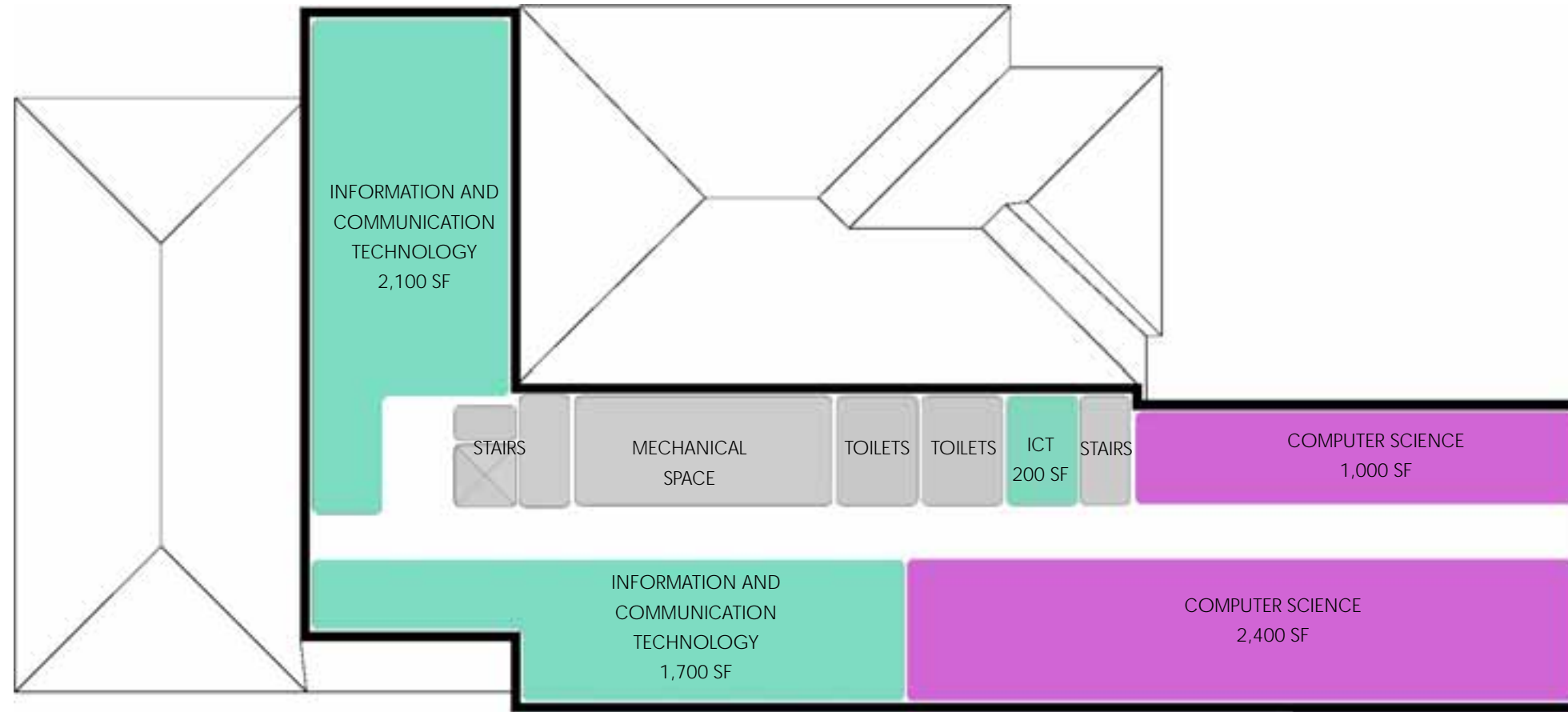


S E C O N D F L O O R

PLANNED PROJECT
FINAL RECOMMENDATION

DUNN HALL 0011

PROPOSED FLOOR PLANS



T H I R D F L O O R

DUNN HALL 0011

PLANNED PROJECT

RELATED PROJECTS

NEW PERFORMING ARTS CENTER
 RENOVATION OF SATTERLEE HALL - COLLEGE THEATER
 RENOVATION OF MOREY / MACVICAR HALLS

PROPOSED USE

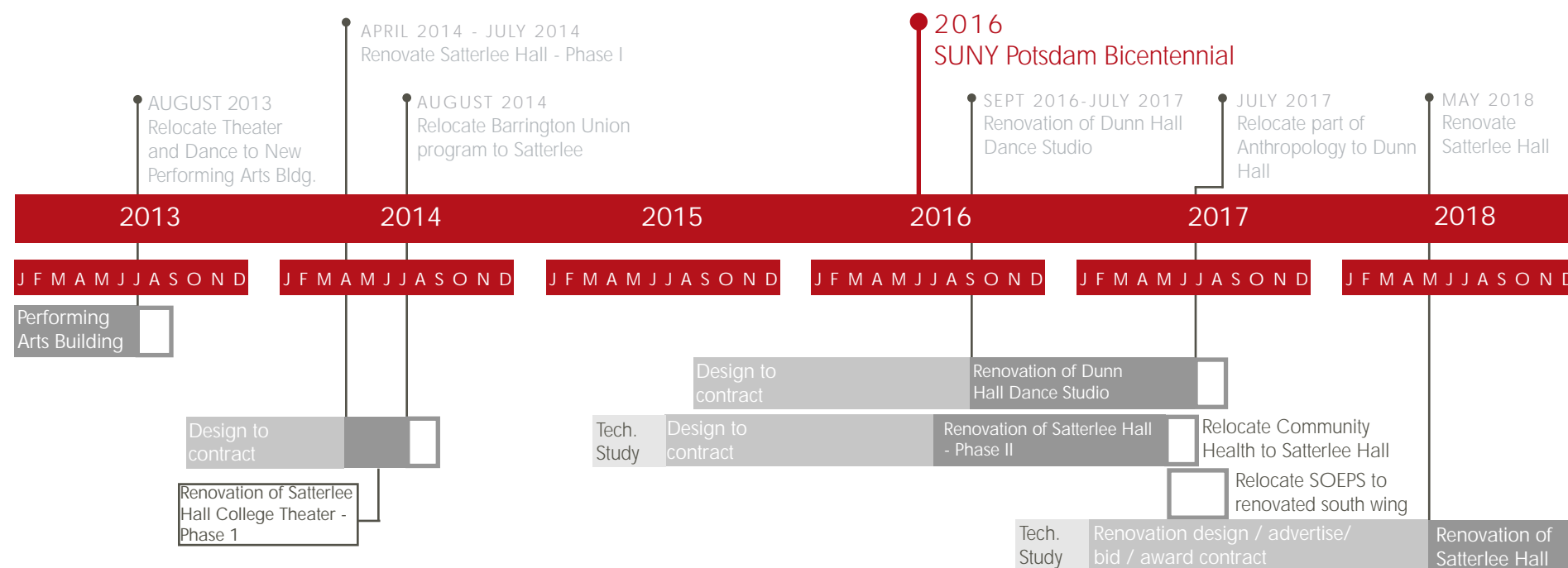
ANTHROPOLOGY, SCHOOL OF ARTS AND SCIENCES ADMINISTRATION, COMPUTER SCIENCE, INFORMATION AND COMMUNICATION TECHNOLOGY, BUSINESS ADMINISTRATION, GENERAL INSTRUCTION, STUDENT ACTIVITIES, BIOLOGY, CHEMISTRY

PROPOSED FUNDING SOURCE

SUNY FUNDING CYCLE 2013

COST AND SCHEDULE

| PROJECT TYPE | START | FINISH | COST |
|--------------|----------|-----------|-------------|
| Renovation | 9/1/2016 | 6/30/2017 | \$7,683,303 |



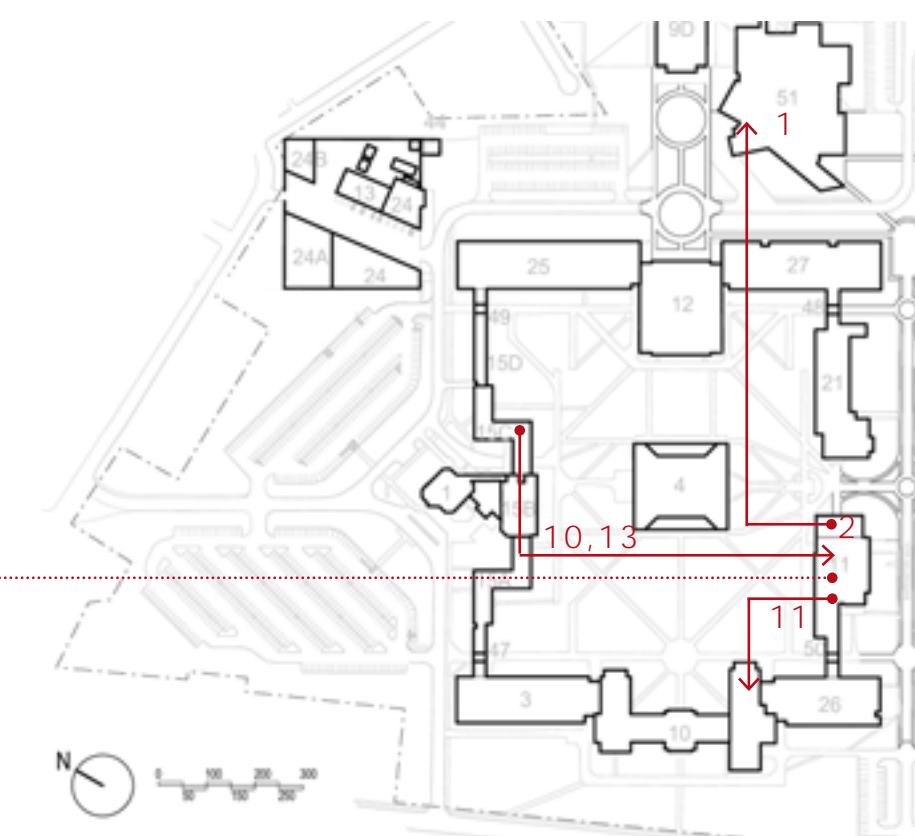
DUNN HALL DEFERRED MAINTENANCE COSTS

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Abate VAT Flooring | 483,000 |
| Exterior - Ramp Repairs | 8,580 |
| Interior - Handicap Access | 35,640 |
| Interior - Renovate Toilet Rooms | 100,003 |
| Interior Doors/Frames/Hardware | 390,060 |
| New Fire Protection Sprinkler System | 485,952 |
| Remove Vine | 615,285 |
| Repair Ceilings | 105,233 |
| Repair Exterior Doors/Hardware | 46,200 |
| Repair Masonry - Cracks | 106,260 |
| Repair Roof | 7,838 |
| Repair/Re-finish Interior Walls | 29,700 |
| Replace Carpet | 55,246 |
| Replace HVAC Equipment | 519,680 |
| Replace Mechanical Equipment | 21,586 |
| Replace Windows (Caulk/Flash/Seal) | 315,744 |
| Replace/Upgrade Plumbing | 60,036 |
| Single Pane Glazing (Skylight/Windows) | 52,631 |
| TOTAL | \$3,438,674 |

Dunn Hall deferred maintenance

PLANNED PROJECT SNAPSHOT

1. COMPLETION OF NEW PERFORMING ARTS CENTER
2. DANCE AND THEATER DEPARTMENT MOVES OUT OF DUNN AND SATTERLEE HALLS
3. DESIGN / ADVERTISE / BID / AWARD A CONTRACT AND CONSTRUCTION OF SATTERLEE HALL PHASE 1 RENOVATION - COLLEGE THEATER
4. RELOCATE BARRINGTON STUDENT UNION PROGRAM TO DUNN AND SATTERLEE HALLS DURING UNION CONSTRUCTION
5. BARRINGTON UNION CONSTRUCTION COMPLETION
6. MOVE PROGRAM OUT OF DUNN AND SATTERLEE TO NEW FACILITY
7. DESIGN / ADVERTISE / BID / AWARD A CONTRACT FOR DUNN DANCE HALL RENOVATIONS
8. RENOVATE EXISTING DANCE STUDIO OF DUNN HALL FOR ANTHROPOLOGY AND SCIENCE LABS
9. DESIGN / ADVERTISE / BID / AWARD A CONTRACT FOR SATTERLEE HALL RENOVATIONS PHASE II
10. RENOVATE COLLEGE THEATER IN SATTERLEE HALL
11. MOVE COMMUNITY HEALTH DEPARTMENT TO RENOVATED SATTERLEE THEATER AND OTHER SATTERLEE DEPARTMENTS FOR SATTERLEE RENOVATION
12. MOVE ANTHROPOLOGY INTO NEWLY RENOVATED SECTION OF THE FIRST FLOOR OF DUNN HALL



MERRITT HALL 0012

EXISTING CONDITIONS

FAST FACTS:

CONSTRUCTED: 1951

GROSS SQUARE FOOTAGE: 77,829

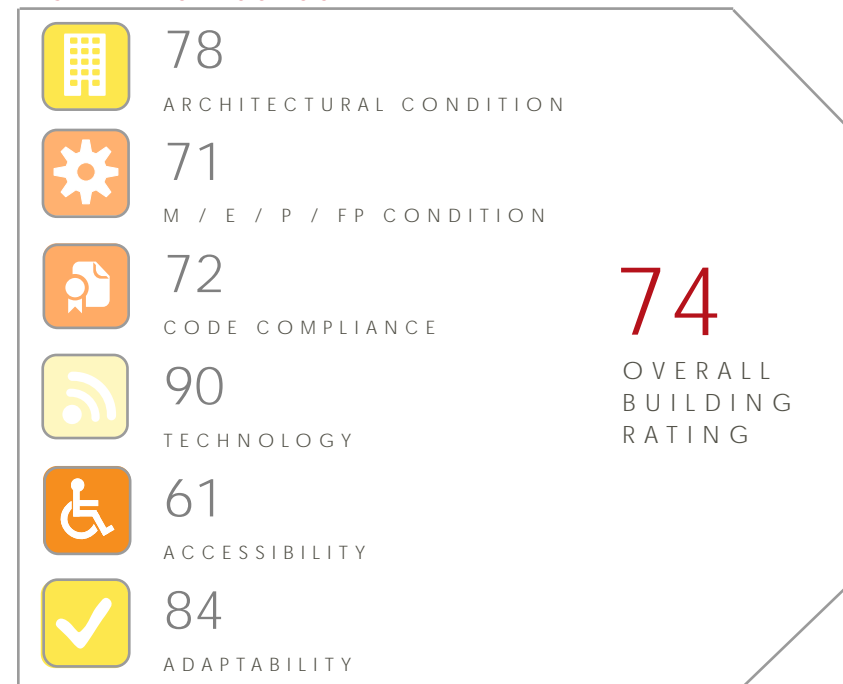
NET ASSIGNABLE SQUARE FEET: 72,291

NET TO GROSS RATIO: 93%

BUILDING NUMBER: 0012

EXISTING DEPARTMENTS: NORTH COUNTRY ADOLESCENT OUTREACH, POTSDAM AUXILIARY COLLEGE EDUCATIONAL SERVICES, SUNY POTSDAM CHILD CARE CENTER, EXTENDED EDUCATION

FACILITIES ASSESSMENT:



KEY BUILDING CONDITIONS

Note: Refer to the Assessment of Conditions section of this book for detailed information on the rating system used for the building assessments.



EXISTING CONDITION SUMMARY

Merritt Hall was originally constructed as the campus' athletics and recreation building. With the advent of Maxcy Hall, Merritt was relinquished to being a community recreational building, as well as also housing miscellaneous administrative offices. Merritt has a combination of masonry bearing walls and steel framing.

The interiors are generally in fair condition; some areas have poor finishes and interior components. The building has three floors above grade and a basement. The masonry in many locations is in poor condition and requires attention. The roof is comprised of a gabled slate section and fully adhered membrane on the other sections. The membrane roof was replaced in 2007 and is generally in excellent condition. The slate roof was installed in 1998 and is generally in good condition, though some slates are broken and several others have fallen off the roof. Exterior stair enclosures are in very poor condition, with both masonry and foundation in urgent need of repairs.

(See Phase II for additional detailed information.)

EXISTING UTILIZATION SUMMARY

Since Merritt Hall does not contain regularly scheduled academic space, a utilization summary is not provided for this project.

EXISTING PROGRAM SUMMARY

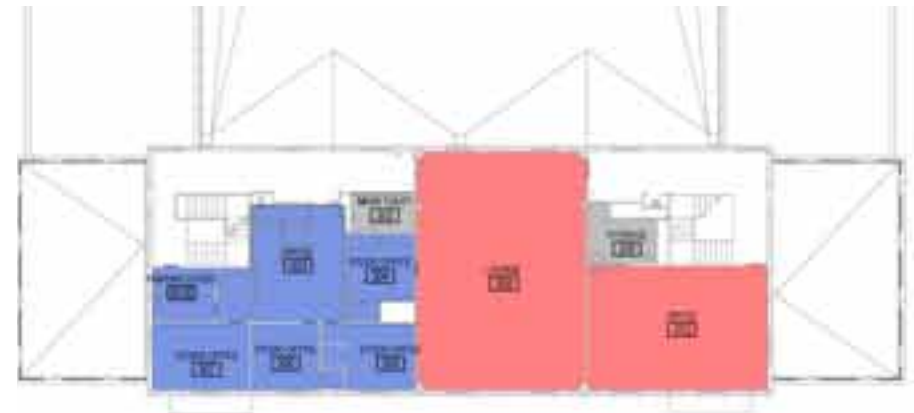
A significant portion of Potsdam's student and faculty activities space is located in Merritt Hall, which also includes the Day Care Center. The Day Care Center at SUNY Potsdam is one of the campus amenities that enable the college to recruit new faculty, staff, and students

MERRITT HALL 0012

EXISTING FLOOR PLANS

EXISTING DEPARTMENT SQUARE FOOTAGES

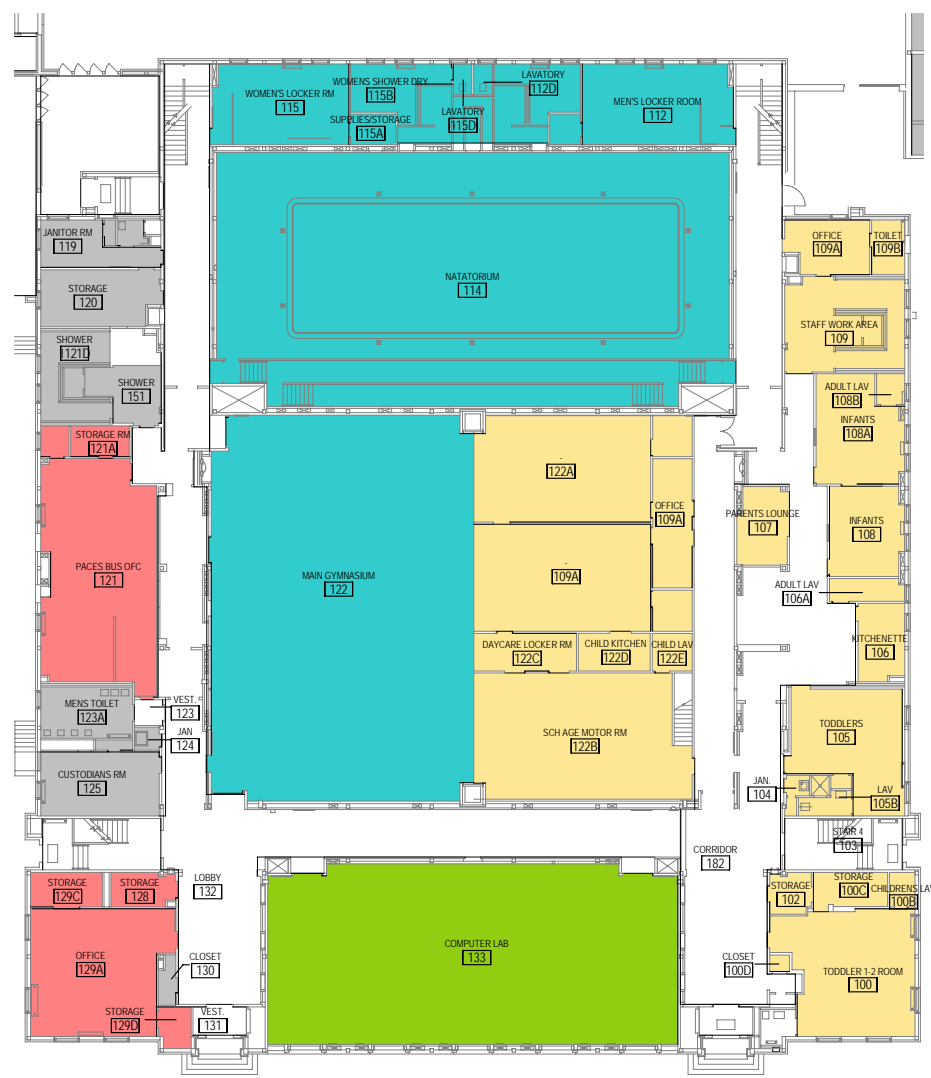
| DEPARTMENT NAME | EXISTING NSF |
|--|---------------|
| Institutional Effectiveness | 1,000 |
| North Country Adolescent Outreach | 1,164 |
| Potsdam Auxiliary College Educational Services (PACES) | 774 |
| SUNY Potsdam Child Care Center | 7,023 |
| Art (Faculty Studios) | 2,311 |
| Instruction General (Levitt Computer Lab) | 2,800 |
| Theater and Dance | 1,320 |
| Extended Education | 9,142 |
| TOTAL | 25,534 |



THIRD FLOOR

DEPARTMENT COLOR LEGEND

| | | |
|--|--|--|
| ■ Academic Services | ■ English | ■ Non Assignable |
| ■ Anthropology | ■ Extended Education | ■ Philosophy |
| ■ Art | ■ Facilities / Central Plant | ■ Physics |
| ■ Biology | ■ Field Experiences & Teacher Certification | ■ Politics |
| ■ Building Services | ■ General Administration | ■ Psychology |
| ■ Business Administration | ■ Geology | ■ School of Arts and Sciences |
| ■ Chemistry | ■ Health and Physical Education | ■ School of Education and Professional Studies |
| ■ Child / Day Care | ■ History | ■ Secondary Education |
| ■ Community Health | ■ Information & Communication Technology | ■ Sociology |
| ■ Computer Science | ■ Instruction General | ■ Special Education |
| ■ Crane School of Music | ■ Interdisciplinary Studies | ■ Student Activities |
| ■ Curriculum & Instruction II-G6 | ■ Library | ■ Student Services |
| ■ Economics and Employment Relations | ■ Mathematics | ■ Theater and Dance |
| ■ Library Services | ■ Modern Languages | |



FIRST FLOOR



SECOND FLOOR



MERRITT HALL 0012

PLANNED PROJECT

PLANNED PROJECT SUMMARY

Project consists of a full building renovation of a 1951 brick building. All of the existing interior partitions and finishes will be demolished, including an indoor pool. A new four-stop hydraulic elevator is included. The renovated facility will include new partitions, finishes, HVAC, plumbing, electric, fire alarm, and a new sprinkler system. A "gable" skylight will span the center of the roof in the east and west direction. The east and west entries will have two-story spaces at the stair.

Merritt Hall should receive extensive renovations to renovate the current daycare center after the program is relocated in order to repurpose the building to academic spaces, specifically housing the Arts Department. The existing Arts Department studio spaces, faculty offices, and classrooms in Brainerd Hall would be relocated to a renovated Merritt Hall. This relocation with proximity to Crane and the new Performing Arts Center will create a new Fine Arts Quad. This emphasis on the Arts will physically support the College's mission to grow as a Fine Arts institution.

PROPOSED PROGRAM SUMMARY

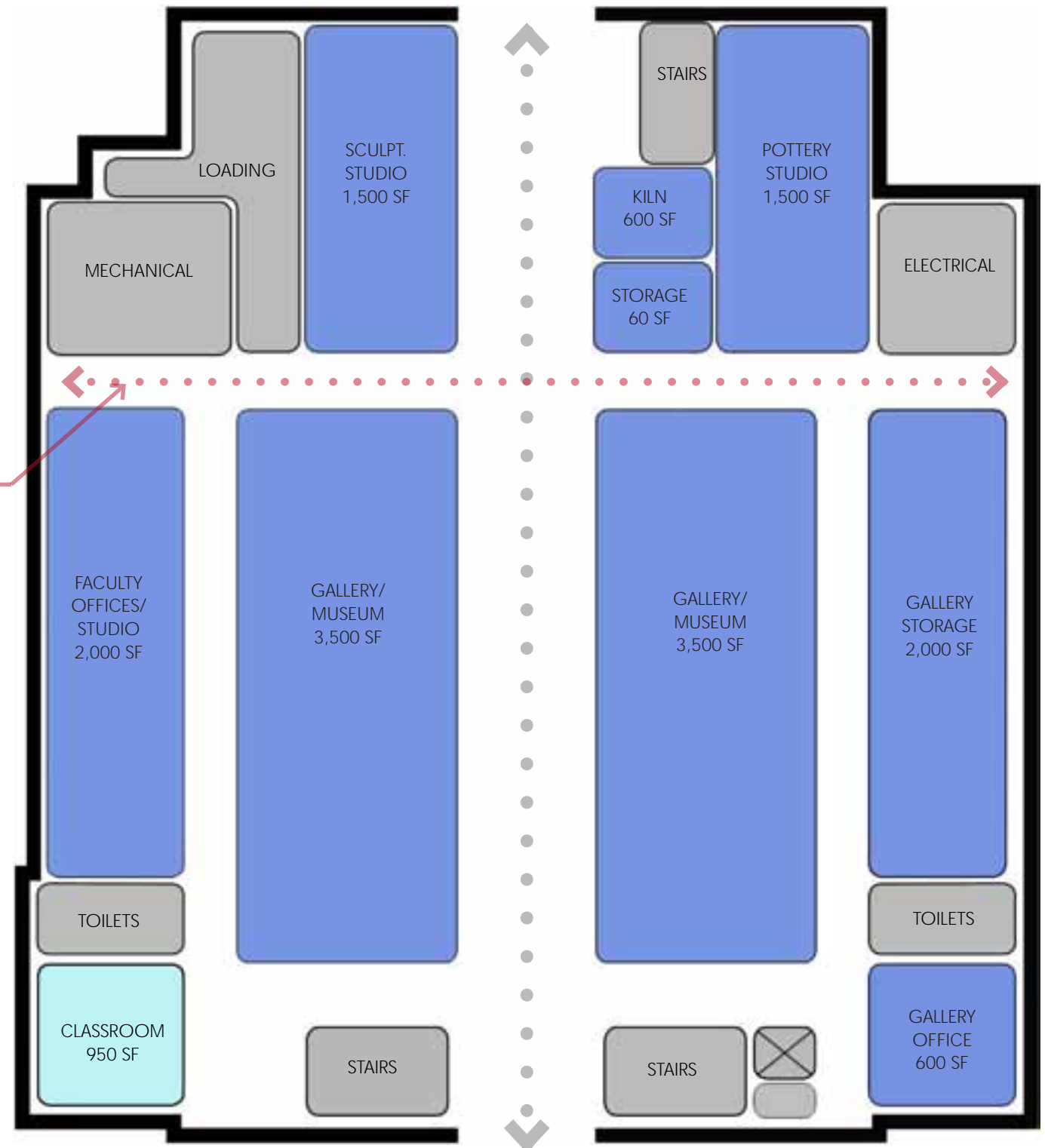
The Merritt Hall building will allow for departmental growth in faculty offices to accommodate projected faculty FTE. The space also provides adequate studio space for the existing class labs currently in Brainerd. The Gibson Gallery will be relocated as well. The proposed gallery space will accommodate the existing art collection with room for growth. The adjacent gallery storage on the south side of the building will provide sufficient storage and teaching space. A large part of the Museum Studies curriculum requires a space allocated for teaching appropriate packaging and care methods. The potential to house other campus museums, specifically the Weaver Museum run by the Anthropology Department, is available. The repurposed facility will allow for the consolidation of faculty offices and studios. Offices and studios are currently located in a number of buildings throughout campus. The new space will provide accommodations for all faculty members within the department.

PROPOSED DEPARTMENT SQUARE FOOTAGES

| DEPARTMENT NAME | PROPOSED NSF |
|---------------------|---------------|
| Arts | 21,020 |
| Gibson Art Gallery | 9,600 |
| General Instruction | 1,750 |
| TOTAL | 32,370 |

Note: Refer to the Surge Space recommendations for more information on associated and relevant temporary location requirements for this planned project.

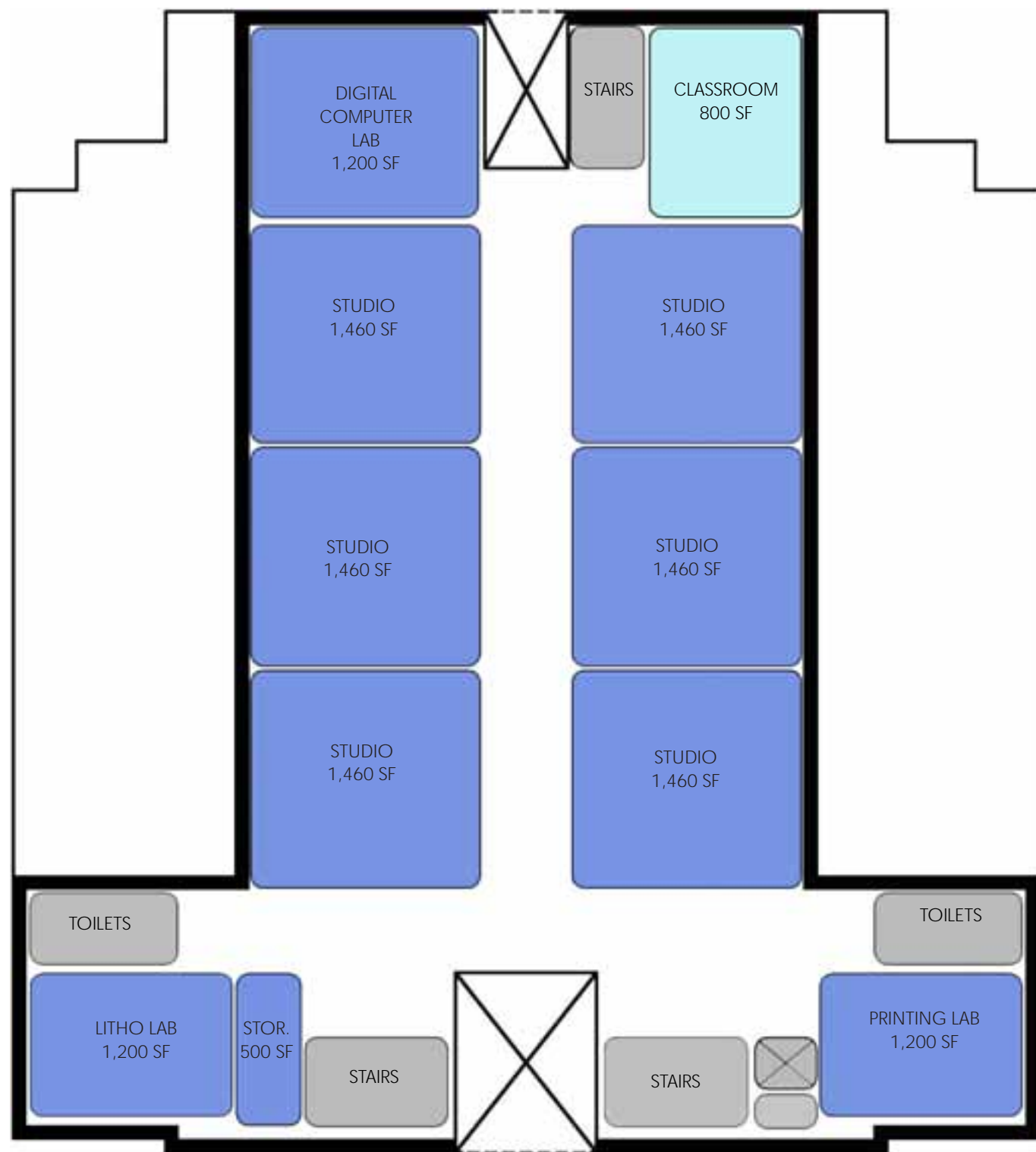
Merritt Hall is located on the academic quad. As a result of various Facilities Master Plan projects, an interior "walkway" would run completely around the academic quad uninterrupted and fully accessible. This amenity will allow students, faculty, and staff to circulate indoors around the academic quad during winter months when poor weather conditions exist. Providing a fully accessible route will assure all users can share this amenity. Refer to the Accessibility page for information.



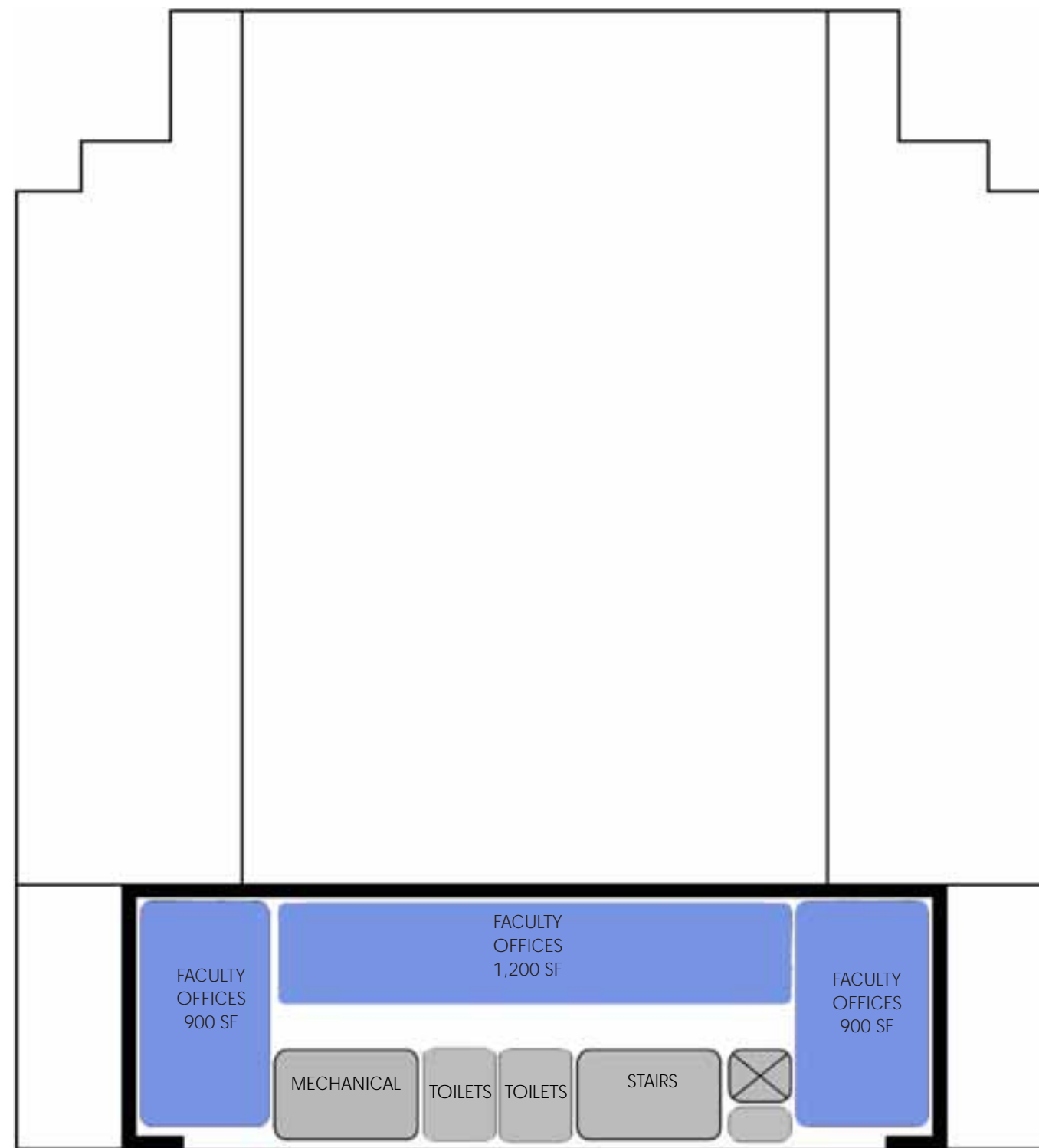
B A S E M E N T F L O O R

MERRITT HALL 0012

PROPOSED FLOOR PLANS



FIRST FLOOR



SECOND FLOOR

PLANNED PROJECT
FINAL RECOMMENDATION

MERRITT HALL 0012

PLANNED PROJECT

RELATED PROJECTS

NEW PERFORMING ARTS CENTER
 NEW DAYCARE CENTER
 ARTS QUADRANGLE

PROPOSED USE

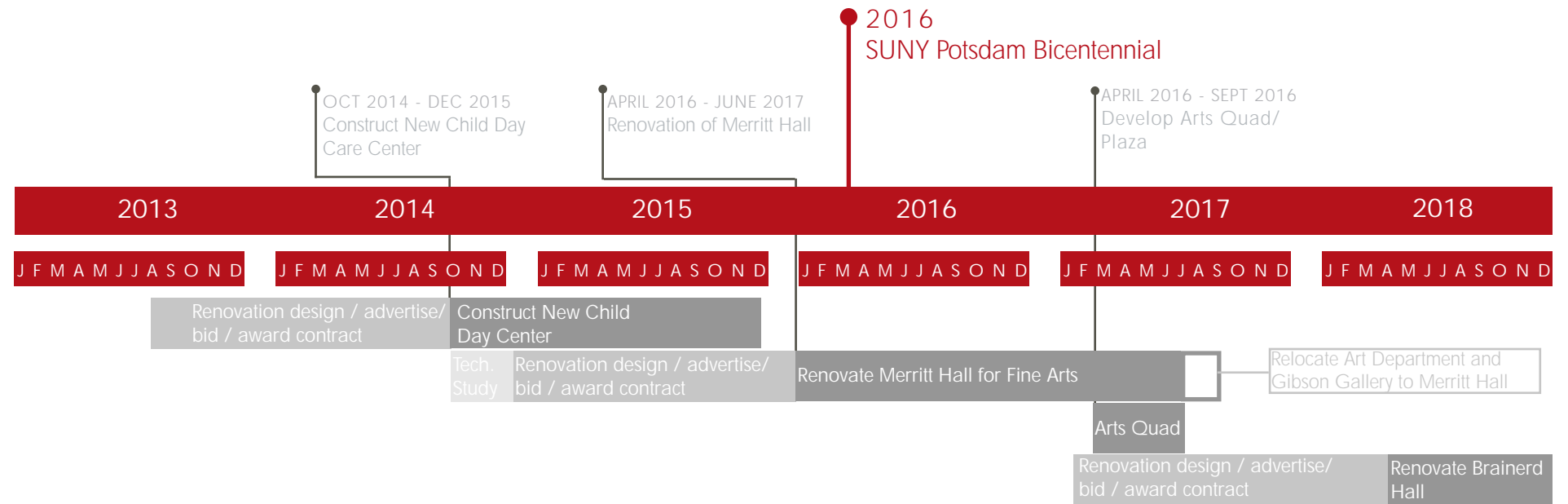
FINE ARTS

PROPOSED FUNDING SOURCE

SUNY FUNDING CYCLE 2013

COST AND SCHEDULE

| PROJECT TYPE | START | FINISH | COST |
|-------------------------------|----------|-----------|--------------|
| New Construction & Renovation | 4/1/2016 | 6/30/2017 | \$18,739,871 |



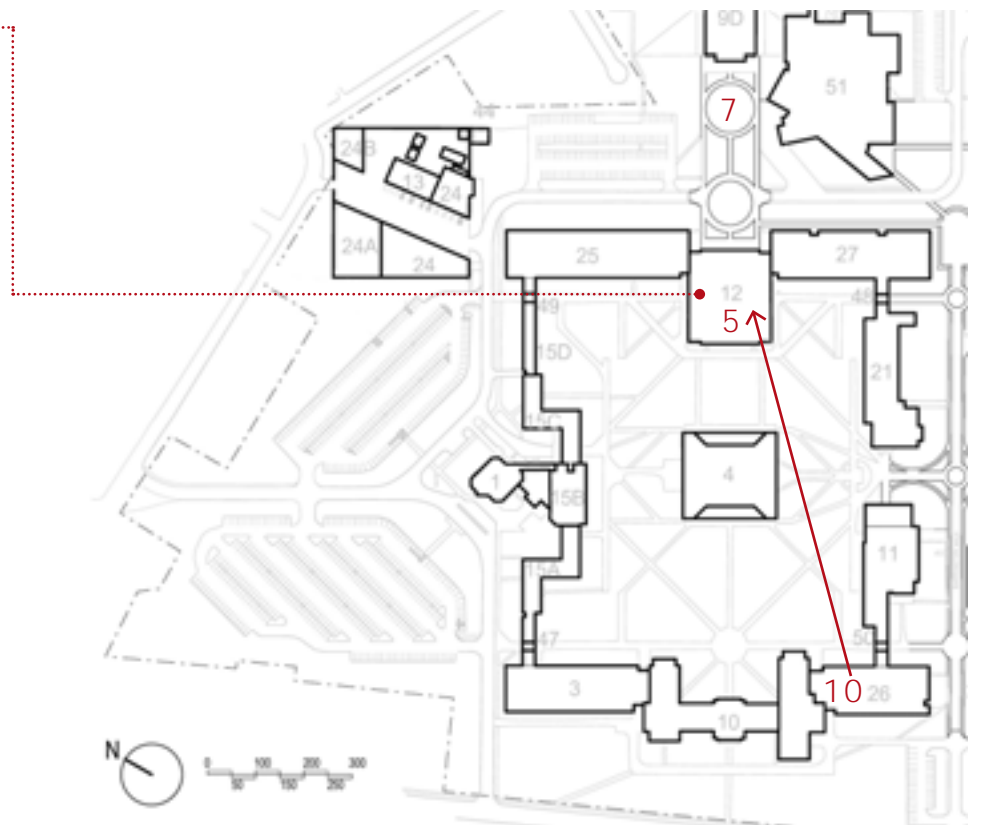
MERRITT HALL DEFERRED MAINTENANCE COSTS

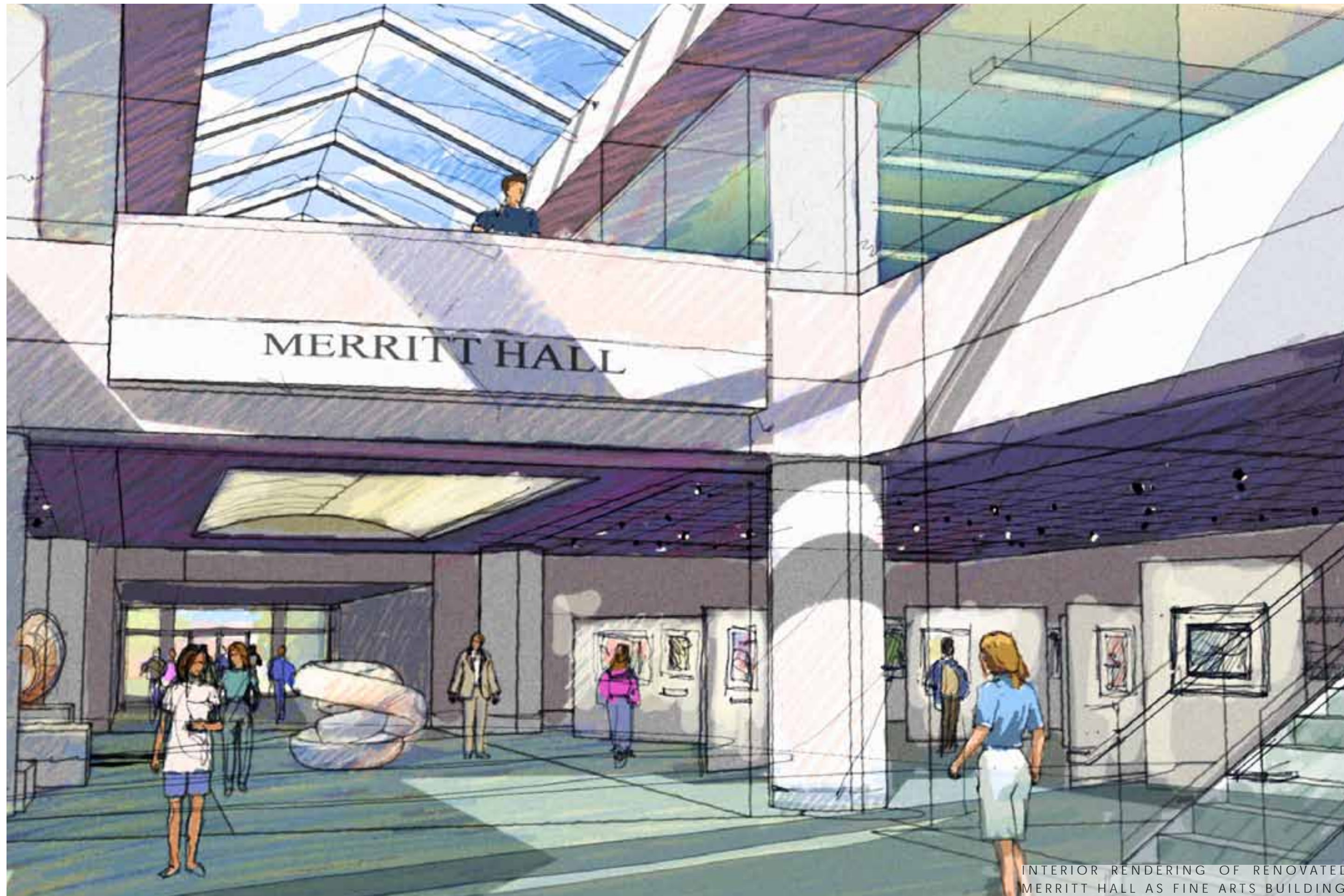
| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Abate VAT Flooring | 431,490 |
| Exterior - Ramp Repairs | 17,952 |
| Interior - Handicap Access | 35,640 |
| Interior - Renovate Toilet Rooms | 200,006 |
| Interior Doors/Frames/Hardware | 2,027,520 |
| Investigation/Study of Structural Issues | 102,734 |
| New Fire Protection Sprinkler System | 711,632 |
| Repair Ceilings | 215,751 |
| Repair concrete floor | 112,860 |
| Repair Exterior Doors/Hardware | 16,078 |
| Repair Foundations | 3,960 |
| Repair Masonry - Cracks | 115,500 |
| Repair Masonry - Efflorescence | 18,563 |
| Repair Masonry - Movement Joints | 256,846 |
| Repair Masonry - Re-pointing | 151,800 |
| Replace Flat Roof | 284,407 |
| Repair/Re-finish Interior Walls | 435,600 |
| Replace Carpet | 107,872 |
| Replace HVAC Equipment | 761,024 |
| Replace Mechanical Equipment | 31,611 |
| Replace VCT | 87,325 |
| Replace/Upgrade Plumbing | 87,917 |
| TOTAL | \$6,214,088 |

Merritt Hall deferred maintenance

PLANNED PROJECT SNAPSHOT

- DESIGN / ADVERTISE / BID / AWARD A CONTRACT FOR NEW DAYCARE CENTER
- CONDUCT A TECHNICAL STUDY FOR MERRITT HALL RENOVATION AND ARTS QUAD
- CONSTRUCT A NEW CHILD DAYCARE CENTER
- RELOCATE DAYCARE TO NEW FACILITY
- RENOVATE MERRITT HALL FOR FINE ARTS
- DESIGN / ADVERTISE / BID / AWARD A CONTRACT FOR BRAINERD HALL RENOVATION
- BEGIN CONSTRUCTION OF THE FINE ARTS PLAZA
- RELOCATE FINE ARTS FROM BRAINERD TO MERRITT HALL
- DESIGN / ADVERTISE / BID / AWARD A CONTRACT FOR MOREY / MACVICAR RENOVATION
- RENOVATE BRAINERD HALL FOR MATH, MODERN LANGUAGES, ENGLISH, AND PHILOSOPHY





MERRITT HALL

INTERIOR RENDERING OF RENOVATED MERRITT HALL AS FINE ARTS BUILDING

PLANNED PROJECT
FINAL RECOMMENDATION

CRANE MUSIC COMPLEX 009A-D & 0016

EXISTING CONDITIONS

FAST FACTS:

CONSTRUCTED 1973

GROSS SQUARE FOOTAGE: 53,300

NET ASSIGNABLE SQUARE FEET: 87%

NET TO GROSS RATIO:

BUILDING NUMBER: 009A-D AND 0016

EXISTING DEPARTMENTS: CRANE SCHOOL OF MUSIC

FACILITIES ASSESSMENT:



Note: Refer to the Assessment of Conditions section of this book for detailed information on the rating system used for the building assessments.



EXISTING CONDITION SUMMARY

The Crane Music Center occupies the area under the outdoor plaza and is surrounded by Hosmer Concert Hall, Snell Music Theater, Bishop, and Schuette Halls. The rooftop paver system is a potential maintenance issue. The complex of two-story buildings is primarily comprised of classrooms, class labs, music practice rooms, music instrument storage and house two main assembly spaces.

The interiors reflect the original aesthetic design intent with finishes in fair to good condition. The brick masonry around the plaza shows evidence of efflorescence and bowing, especially between Bishop Hall and Snell Music Theater.

The roof above the central area forms the plaza. It is paved with square asphalt pavers that were installed in 2005. It is scheduled for replacement in 2025. There is evidence of inadequate moisture control at the three skylights located above the student commons. The air handling units are original to the building and are in poor condition.

(See Phase II for additional detailed information.)

EXISTING UTILIZATION SUMMARY

Class labs in Crane are generally used well with considering the level specialization, though the time use particularly on Fridays is lower compared to other days of the week. This low rate brings the overall utilization rates down. The average seats filled rate is generally low among all class labs.

EXISTING PROGRAM SUMMARY

The Crane Complex currently includes classrooms, class labs, and departmental faculty spaces for the Crane School of Music. There are two assembly spaces within the complex that are utilized for academic purposes, as well as for community performances.

CRANE MUSIC COMPLEX 009A-D & 0016

EXISTING FLOOR PLANS

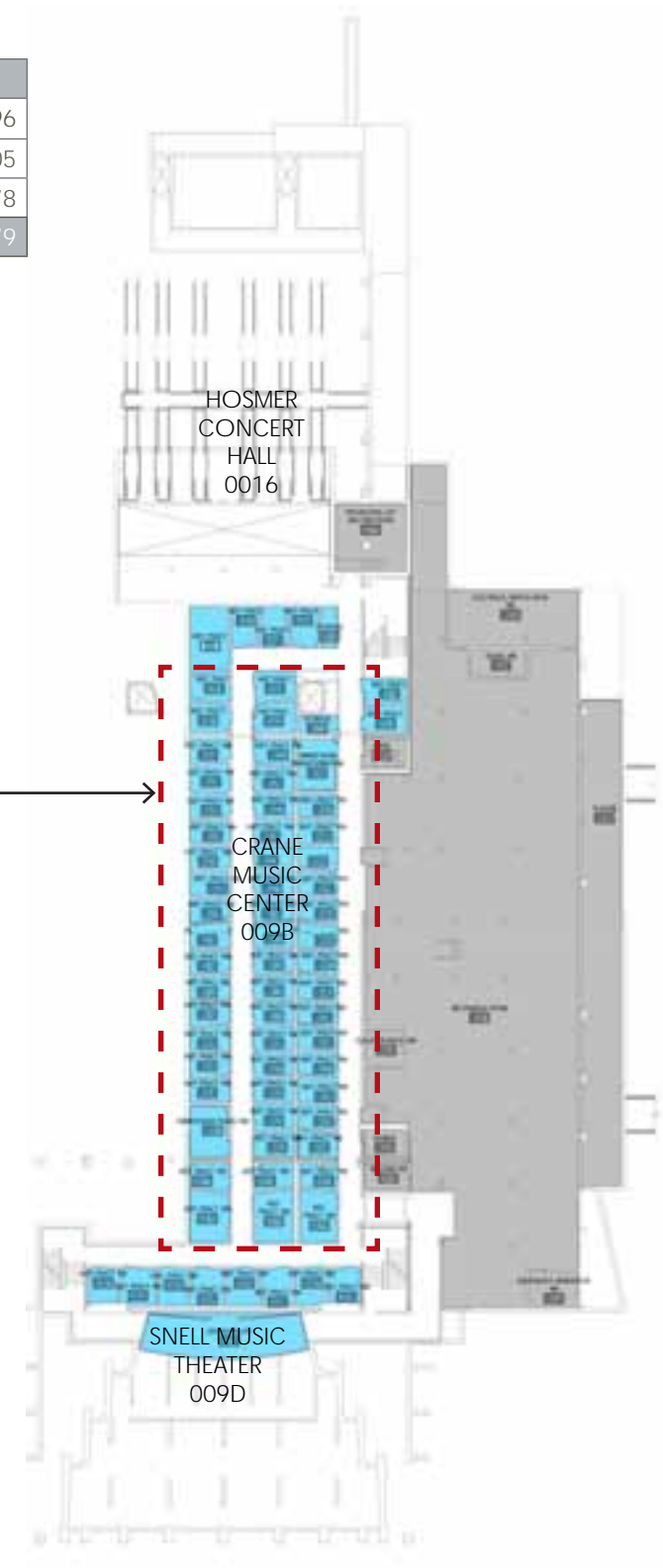
EXISTING DEPARTMENT SQUARE FOOTAGES

| DEPARTMENT NAME | EXISTING NSF |
|-----------------|--------------|
| Music | 62,996 |
| Assembly | 34,705 |
| Library | 10,678 |
| TOTAL | 108,379 |

DEPARTMENT COLOR LEGEND

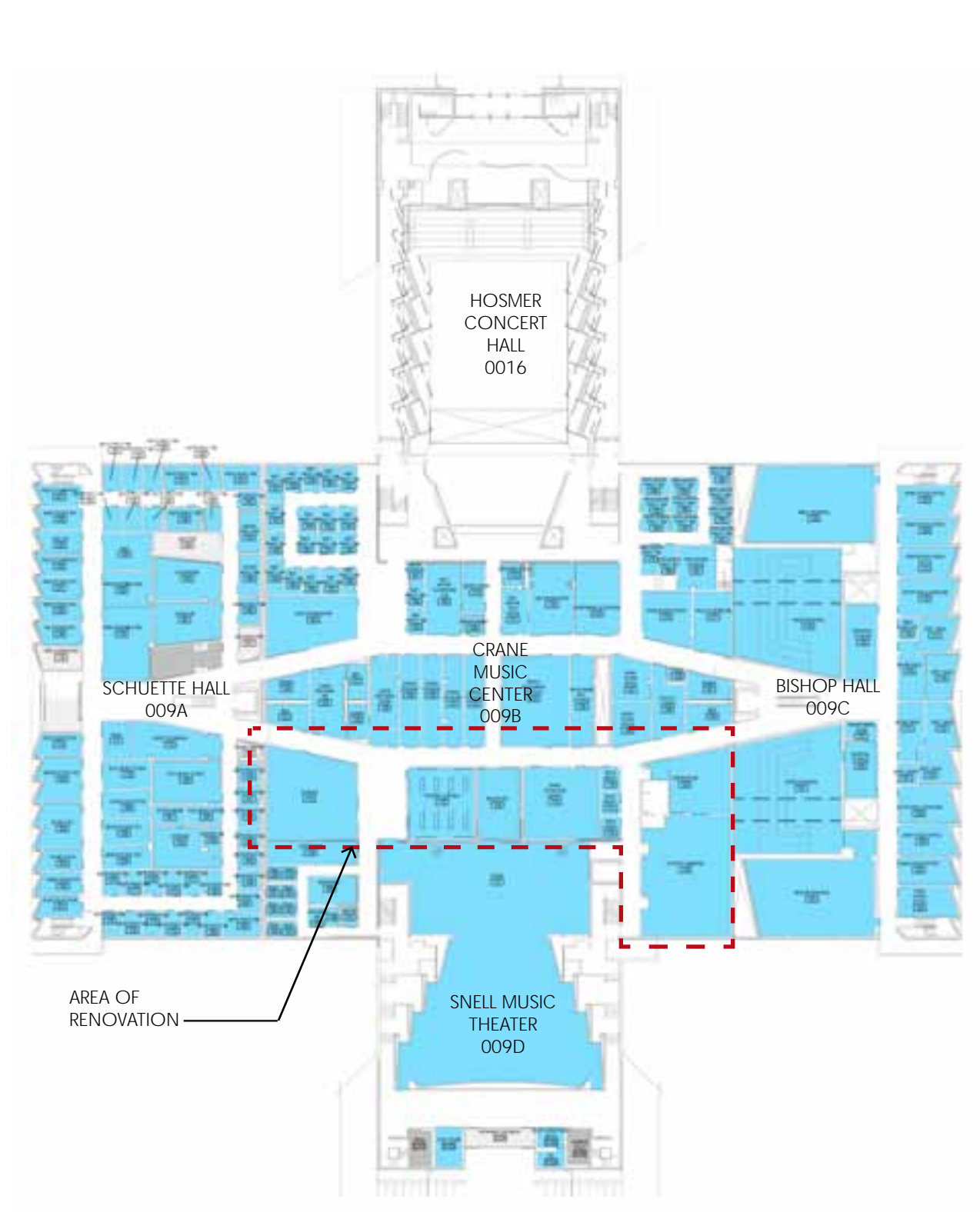
| | |
|--|---|
| Academic Services | English |
| Anthropology | Extended Education |
| Art | Facilities / Central Plant |
| Biology | Field Experiences & Teacher Certification |
| Building Services | General Administration |
| Business Administration | Geology |
| Chemistry | Health and Physical Education |
| Child / Day Care | History |
| Community Health | Information & Communication Technology |
| Computer Science | Instruction General |
| Crane School of Music | Interdisciplinary Studies |
| Curriculum & Instruction II-G6 | Literacy |
| Economics and Employment Relations | Mathematics |
| Library Services | Modern Languages |
| Non Assignable | Secondary Education |
| Philosophy | Sociology |
| Physics | Special Education |
| Politics | Student Activities |
| Psychology | Student Services |
| School of Arts and Sciences | Theater and Dance |
| School of Education and Professional Studies | |

AREA OF RENOVATION →



B A S E M E N T

AREA OF RENOVATION →

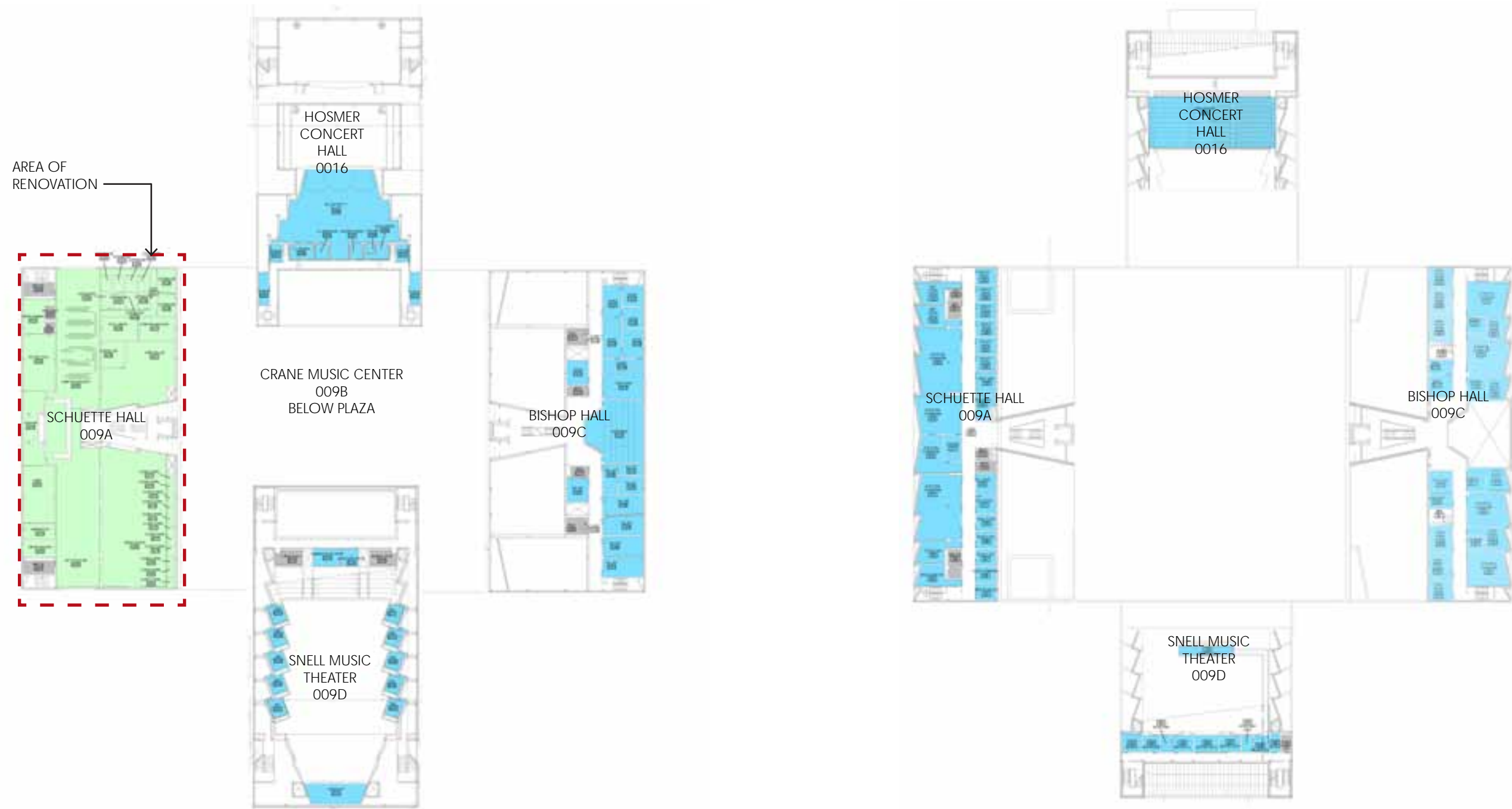


F I R S T F L O O R

PLANNED PROJECT
FINAL RECOMMENDATION

CRANE MUSIC COMPLEX 009A-D & 0016

EXISTING FLOOR PLANS



S E C O N D F L O O R

T H I R D F L O O R

CRANE MUSIC COMPLEX 009A-D & 0016

PLANNED PROJECT

PLANNED PROJECT SUMMARY

A partial renovation to the Crane Music Center should occur. The existing Costume Shop will be moving to the new Performing Arts Center. This vacated space should be repurposed to house instrument storage, which is currently an issue for users of the building. Storage areas and rooms are scattered throughout the building and many lockers are located in corridors. A dedicated location will allow for consolidation of storage and offer public areas (i.e., corridors) to be repurposed as such.

The existing Student Commons should be expanded in its current location as the existing space is undersized for the student population. There is a lack of “lounge” space dedicated to students within the building. The Crane Music students need a space to interact and study in between or after classes. The existing food service will remain.

The practice rooms also present another spacial need. The existing 70 practice rooms through out the Crane Music Center are experiencing severe pressure during certain times of the day. It is recommended that the existing sub-basement rooms be moderately renovated to accommodate the appropriate number and inventory of practice rooms for students. The proposed count at the sub-basement level is:

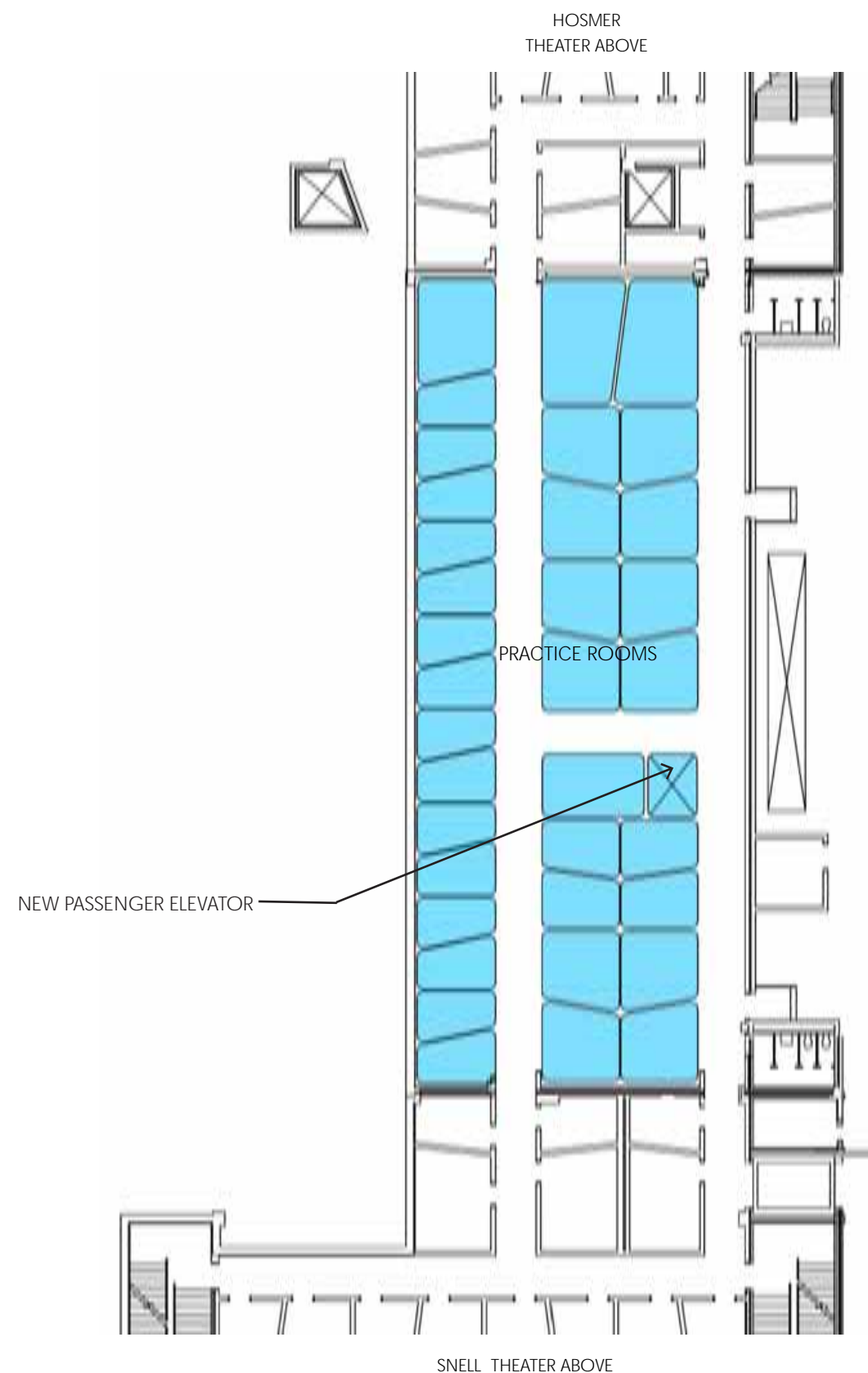
- 19 Small Individual Practice Rooms
- 12 Large Individual Practice Rooms
- 3 Group / Ensemble Practice Rooms

PROPOSED PROGRAM SUMMARY

The Facilities Master Plan is not making any recommendations to program modifications within the Crane Music Center, or Crane complex as a whole.

PROPOSED DEPARTMENT SQUARE FOOTAGES

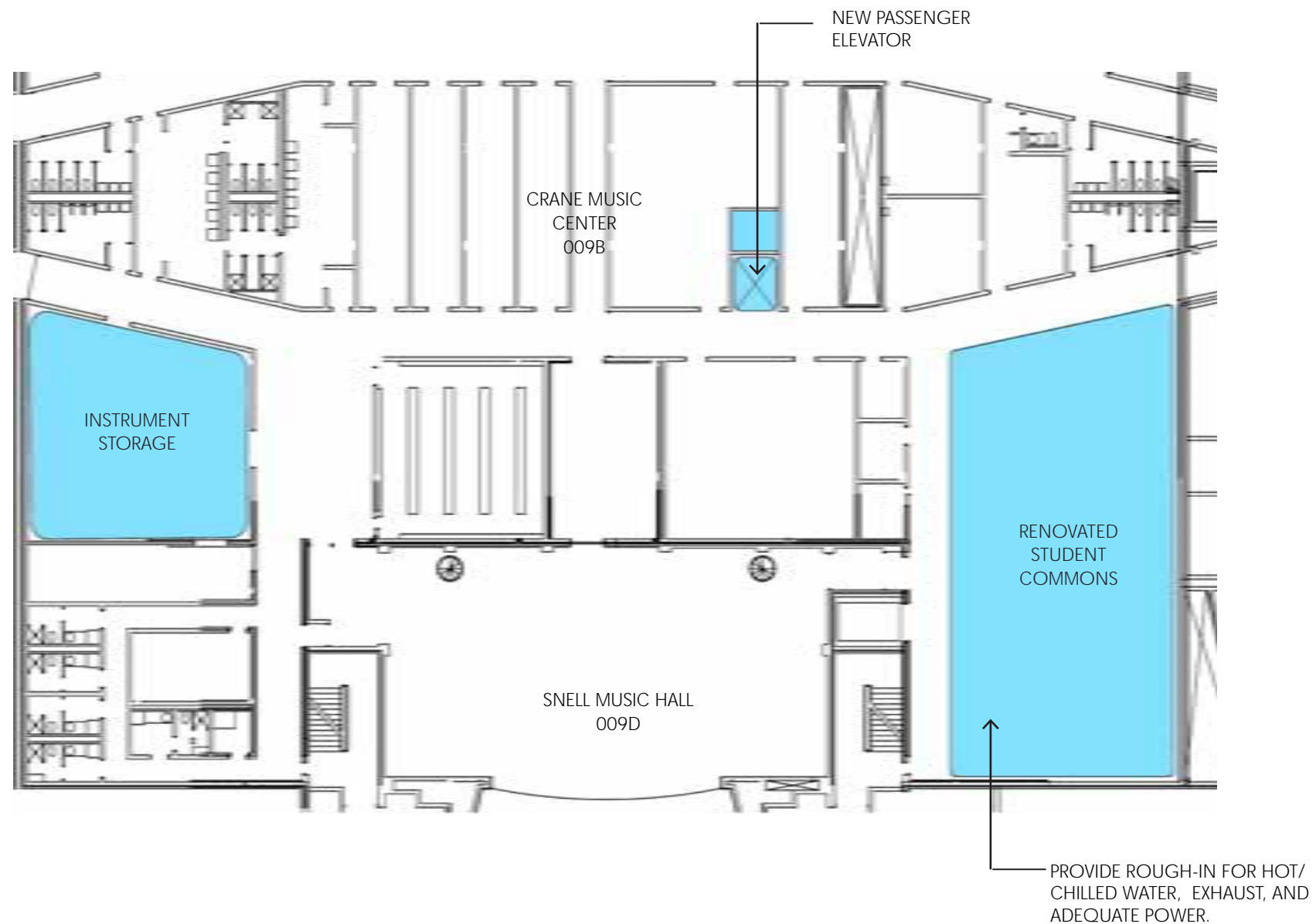
| DEPARTMENT NAME | PROPOSED NSF |
|-----------------|--------------|
| Music | 62,996 |
| Assembly | 34,705 |
| Library | 10,678 |
| TOTAL | 108,379 |



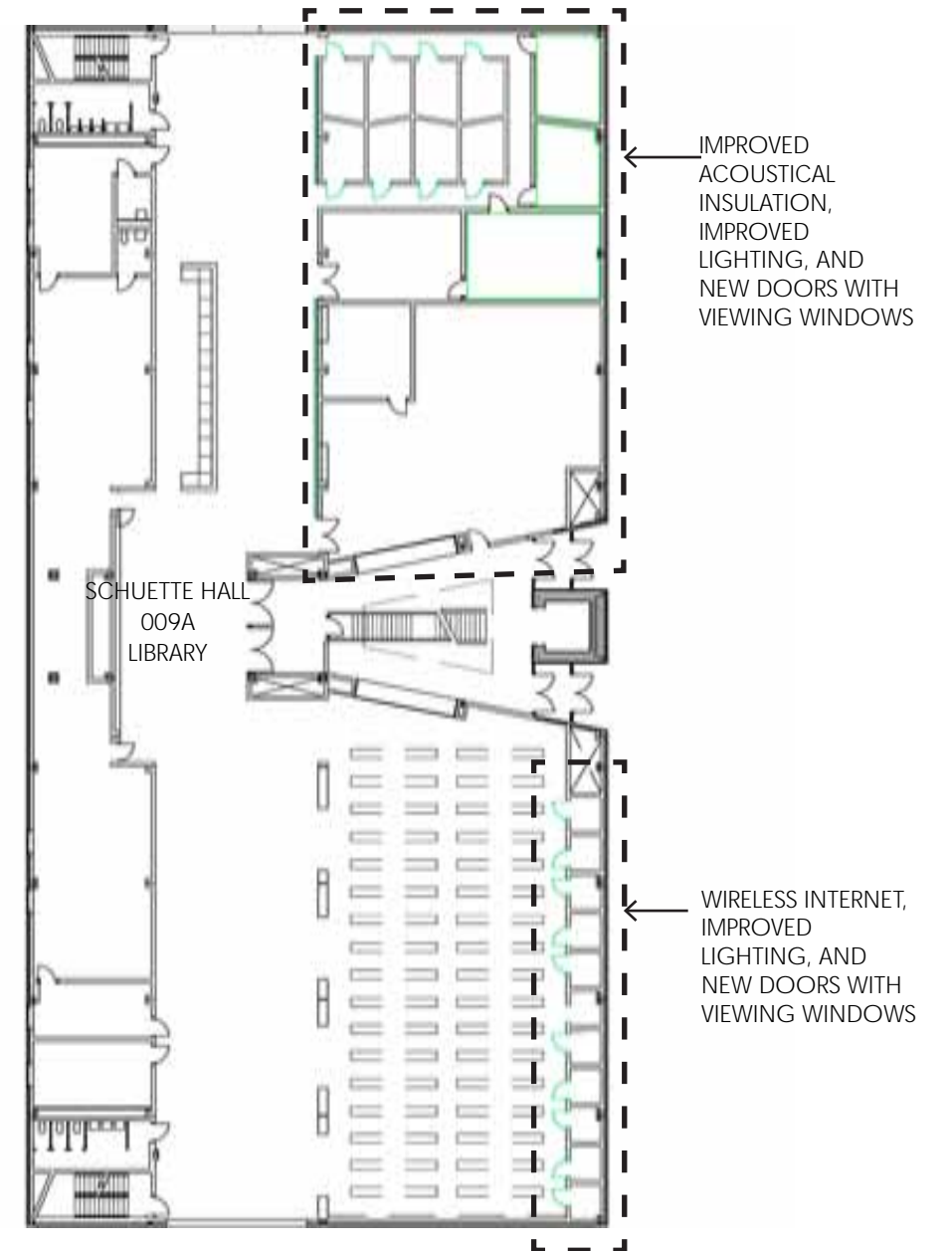
PARTIAL BASEMENT PLAN

CRANE MUSIC COMPLEX 009A-D & 0016

PLANNED PROJECT



PARTIAL FIRST FLOOR PLAN
CRANE MUSIC CENTER (009B)



SCHUETTE HALL
LIBRARY PLAN



CRANE MUSIC COMPLEX 009A-D & 0016

PLANNED PROJECT

RELATED PROJECTS

NEW FINE ARTS PLAZA

PROPOSED USE

MUSIC

PROPOSED FUNDING SOURCE

SUNY FUNDING CYCLE 2013

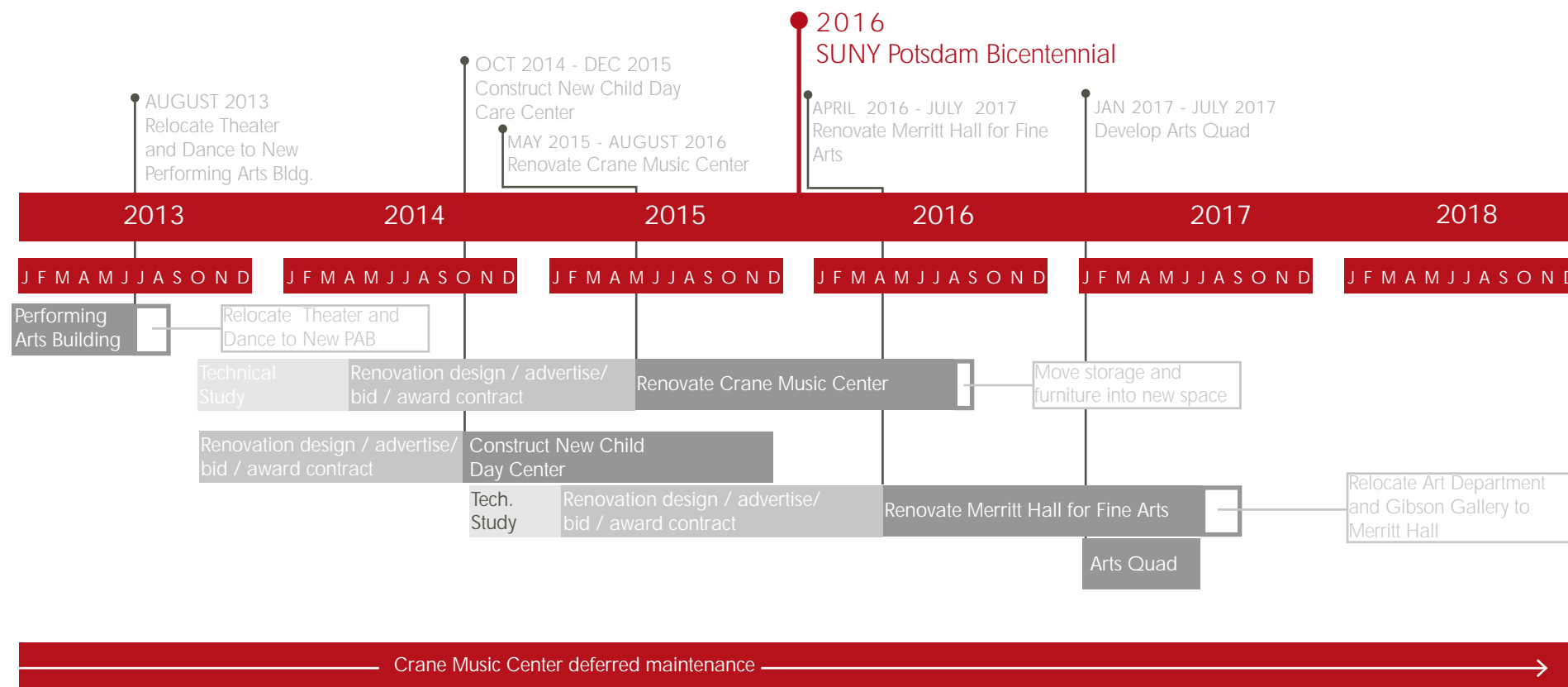
COST AND SCHEDULE

| PROJECT TYPE | START | FINISH | COST |
|--------------|----------|-----------|-------------|
| Renovation | 5/1/2015 | 8/31/2016 | \$2,150,400 |

CRANE COMPLEX DEFERRED MAINTENANCE COST

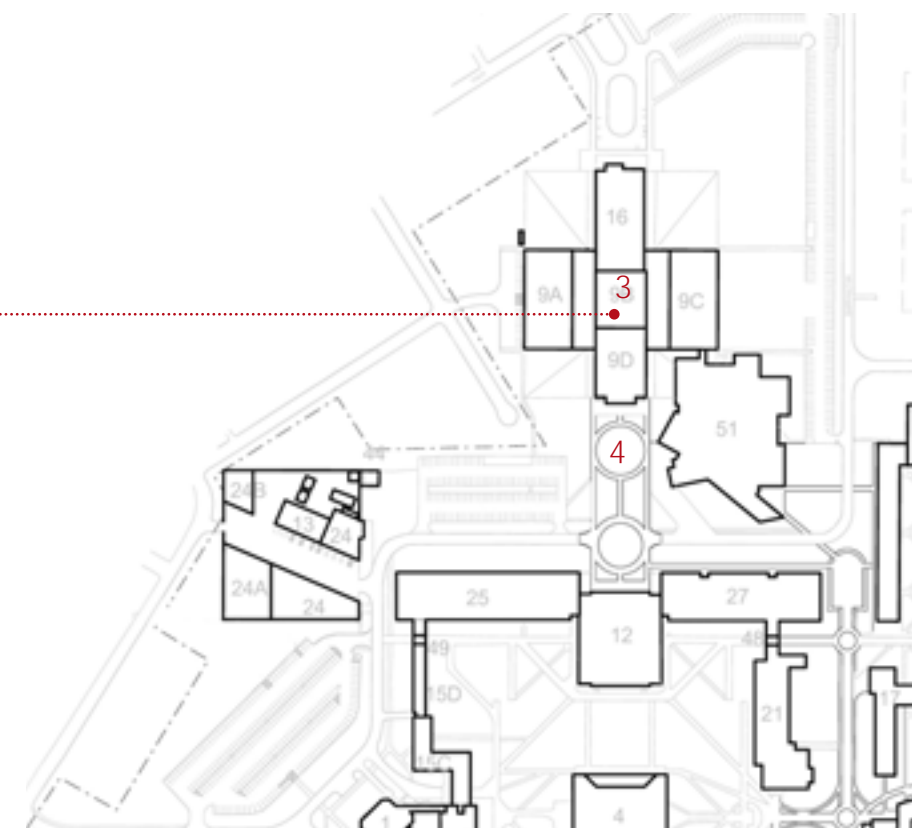
| TASK DESCRIPTION | COST (\$) |
|------------------------|---------------------|
| Schuette Hall 9A | 4,431,860 |
| Crane Music Center 9B | 2,827,110 |
| Bishop Hall 9C | 5,654,620 |
| Snell Music Theater 9D | 1,909,657 |
| Hosmer Concert Hall 16 | 1,346,591 |
| TOTAL | \$17,090,838 |

Note: Deferred Maintenance items identified in Phase II should be completed per recommended priority rating, while planned projects are completed.



PLANNED PROJECT SNAPSHOT

1. COMPLETE TECHNICAL STUDY FOR CRANE MUSIC CENTER.
2. DESIGN / ADVERTISE / BID / AWARD A CONTRACT FOR CRANE MUSIC CENTER PARTIAL RENOVATION
3. PARTIALLY RENOVATE CRANE MUSIC CENTER.
4. FINE ARTS PLAZA COMPLETION FINALIZES THE REVITALIZATION OF THE ARTS CAMPUS.



PLANNED PROJECT
FINAL RECOMMENDATION

SATTERLEE HALL 0010

PLANNED PROJECT

FAST FACTS:

CONSTRUCTED 1954 / PARTIAL RENOVATION 1997
 GROSS SQUARE FOOTAGE: 98,840
 NET ASSIGNABLE SQUARE FEET: 88,584
 NET TO GROSS RATIO: 90%
 BUILDING NUMBER: 0010

EXISTING DEPARTMENTS: TEACHER CERTIFICATION, GRADUATE STUDIES, HISTORY, POLITICS, REBECCA V. SHEARD LITERACY CENTER, SCHOOL OF EDUCATION AND PROFESSIONAL STUDIES, SECONDARY EDUCATION, SOCIOLOGY, SPECIAL EDUCATION, UNDERGRADUATE ADVISING OFFICE

FACILITIES ASSESSMENT:



Note: Refer to the Assessment of Conditions section of this book for detailed information on the rating system used for the building assessments.



EXISTING CONDITION SUMMARY

Satterlee Hall was originally constructed in 1954 to serve as the main classroom building for the new teachers' college. The building acts as the front door to the adjoining Village of Potsdam and has a major face on the main academic quadrangle. Additionally, the building's iconic steeple has become the campus' most visible feature. Together, these elements support Satterlee's important role on campus. The building's double-loaded corridor configuration, masonry and steel structure, and floor-to-floor height indicate the building has "good bones". While the exterior architectural finishes, mechanical systems, wiring and accessibility are generally in poor condition, these deferred maintenance items can be upgraded without compromising the historic nature of the facility. Satterlee should receive a full renovation so that it can serve SUNY Potsdam for many decades to come.

(See Phase II for additional detailed information.)

EXISTING UTILIZATION SUMMARY

Satterlee Hall includes nine out of the 53 classrooms on campus. Only three of those classrooms have projector technology; however there are two non classroom spaces that have projection technology. All of the classrooms are below the Burt Hill and SUNY target of 75 percent use over time. Generally the classrooms in Satterlee are utilized poorly both with regards to use over time and average seats used. Only one classroom out of the nine fills approximately 85 percent of the available seats, exceeding the recommended targets. The addition of technology and some right sizing of the classrooms would improve utilization rates, along with modifications to scheduling.

EXISTING PROGRAM SUMMARY

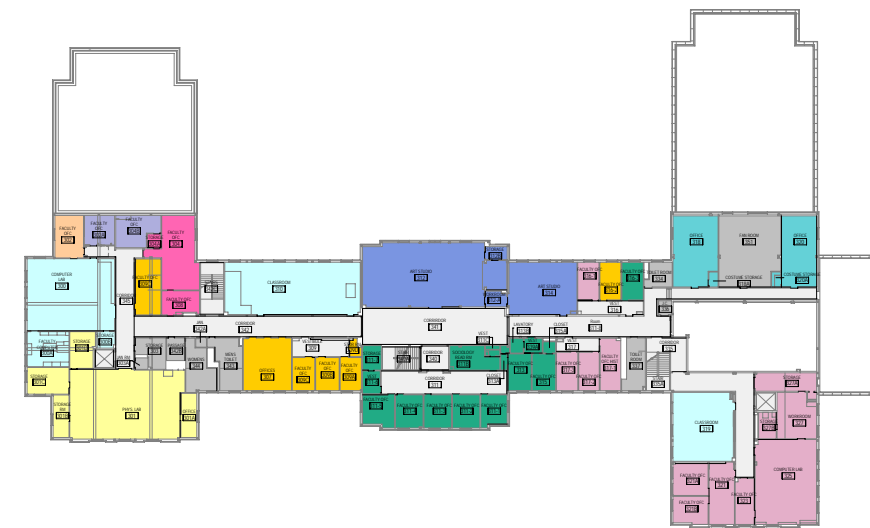
The building originally housed the academic classrooms, faculty offices, and college administration suite. Today, Satterlee is home to the School of Education and Professional Studies administrative offices, the Sheard Literacy Center and the following academic departments: Graduate Studies, History, Politics, Literacy, Secondary Education, Special Education, Sociology, Curriculum and Instruction, Field Experience and Teacher Certification, Theatre and Dance, and Wilderness Education.

SATTERLEE HALL 0010

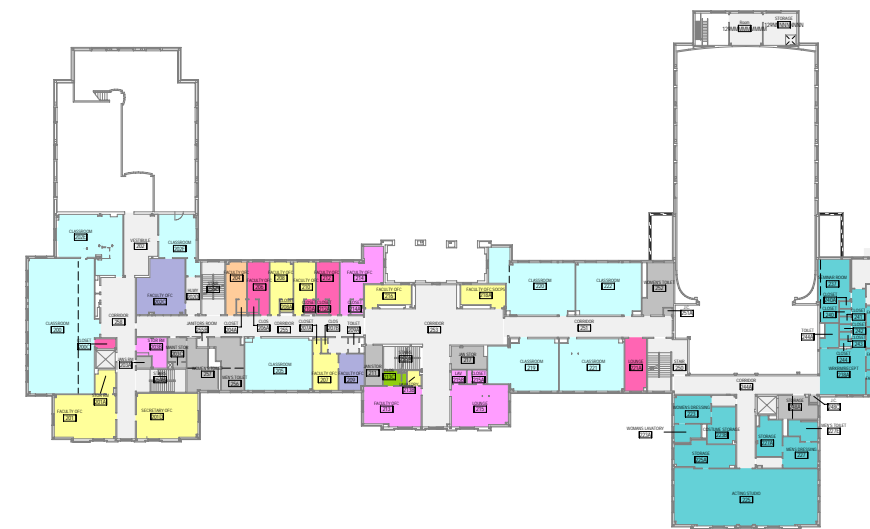
EXISTING FLOOR PLANS

EXISTING DEPARTMENT SQUARE FOOTAGES

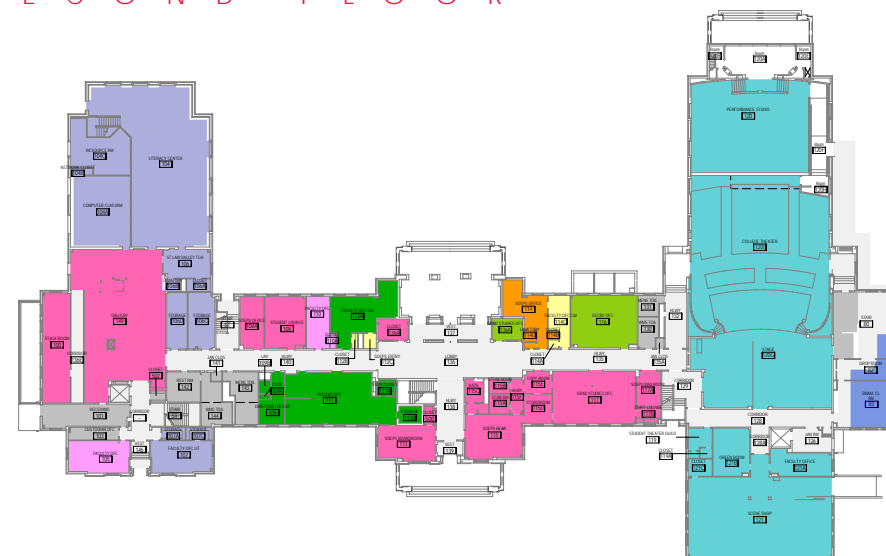
| DEPARTMENT NAME | EXISTING NSF |
|--|---------------|
| Graduate Studies | 2,188 |
| History | 3,999 |
| Politics | 1,789 |
| Literacy (includes Sheard Literacy Center) | 6,120 |
| School of Education & Professional Studies | 5,300 |
| Secondary Education | 2,918 |
| Sociology | 3,024 |
| Special Education | 411 |
| Curriculum and Instruction | 2,509 |
| Field Experience and Teacher Certification | 1,330 |
| Instruction General | 8,263 |
| Theater and Dance | 20,698 |
| Wilderness Education | 1,641 |
| TOTAL | 60,026 |



T H I R D F L O O R



S E C O N D F L O O R



F I R S T F L O O R

DEPARTMENT COLOR LEGEND

- | | | |
|------------------------------------|---|--|
| Academic Services | English | Non Assignable |
| Anthropology | Extended Education | Philosophy |
| Art | Facilities / Central Plant | Physics |
| Biology | Field Experiences & Teacher Certification | Politics |
| Building Services | General Administration | Psychology |
| Business Administration | Geology | School of Arts and Sciences |
| Chemistry | Health and Physical Education | School of Education and Professional Studies |
| Child / Day Care | History | Secondary Education |
| Community Health | Information & Communication Technology | Sociology |
| Computer Science | Instruction General | Special Education |
| Crane School of Music | Interdisciplinary Studies | Student Activities |
| Curriculum & Instruction II-G6 | Literacy | Student Services |
| Economics and Employment Relations | Mathematics | Theater and Dance |
| Library Services | Modern Languages | |

SATTERLEE HALL 0010

PLANNED PROJECT

PLANNED PROJECT SUMMARY

Project consists of a full renovation of a 1954 academic building. The building is comprised of three floors. Renovation is removing all of the interior construction elements, including toilet rooms and partitions. Renovation includes replacement of all HVAC, electric, and fire alarms, and includes the installation of new fire sprinklers. The renovated facilities include academic classrooms, offices and public toilet rooms. The exterior renovation to the structure includes masonry repointing and a partial roof replacement.

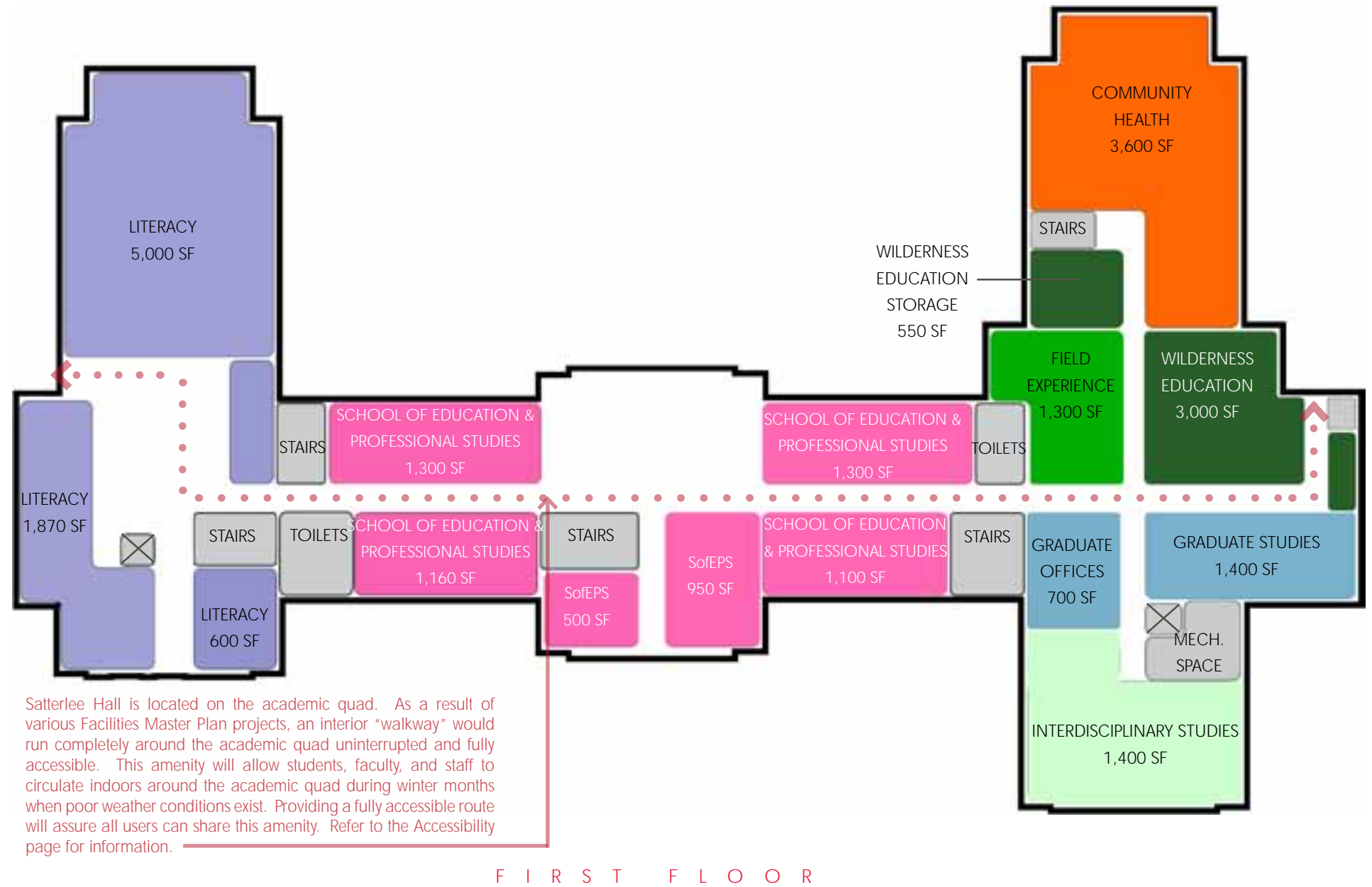
After the new Performing Arts Center is completed Satterlee Hall's College Theater will be vacated by the Theater & Dance department. The space should be renovated to serve as swing space for the Barrington Student Union program during construction; and eventually accommodate growth of existing departments in Satterlee Hall and relocated faculty offices from other buildings, including Dunn, Morey, and MacVicar Halls. The departments currently in Satterlee Hall experiencing faculty growth, listed earlier in this section, will be accommodated in the renovated spaces. Right-sizing offices, similarly to classrooms, will allow for a more efficient use of space.

PROPOSED PROGRAM SUMMARY

The Facilities Master Plan recommends that Satterlee Hall include all departments within the School of Education and Professional Studies, along with some School of Arts and Sciences departments. It is recommended that the Community Health Department currently in Dunn Hall be relocated to Satterlee Hall, in order to increase department efficiency and department collaboration. The Sheard Literacy Center will remain in its current location in Satterlee Hall. The current quantity of classrooms will remain; however, the inventory of classroom sizes will moderately change.

PROPOSED DEPARTMENT SQUARE FOOTAGES

| DEPARTMENT NAME | PROPOSED NSF |
|---|---------------|
| School of Education & Professional Studies | 6,310 |
| Literacy (includes Sheard Literacy Center) | 12,048 |
| Community Health | 3,600 |
| Wilderness Education | 3,550 |
| Field Experience & Teacher Certification | 1,300 |
| Graduate Offices | 2,100 |
| Interdisciplinary Studies (includes Women's & Gender Studies) | 1,800 |
| Secondary Education | 2,600 |
| Special Education | 1,200 |
| Curriculum & Instruction | 6,200 |
| Economics & Employment Relations | 3,900 |
| History | 5,300 |
| Sociology | 3,000 |
| Politics | 1,780 |
| Study/ Computer Lounge | 2,030 |
| General Instruction (9 Classrooms @ 650 SF) | 7,330 |
| Future Growth | 6,800 |
| TOTAL | 70,848 |



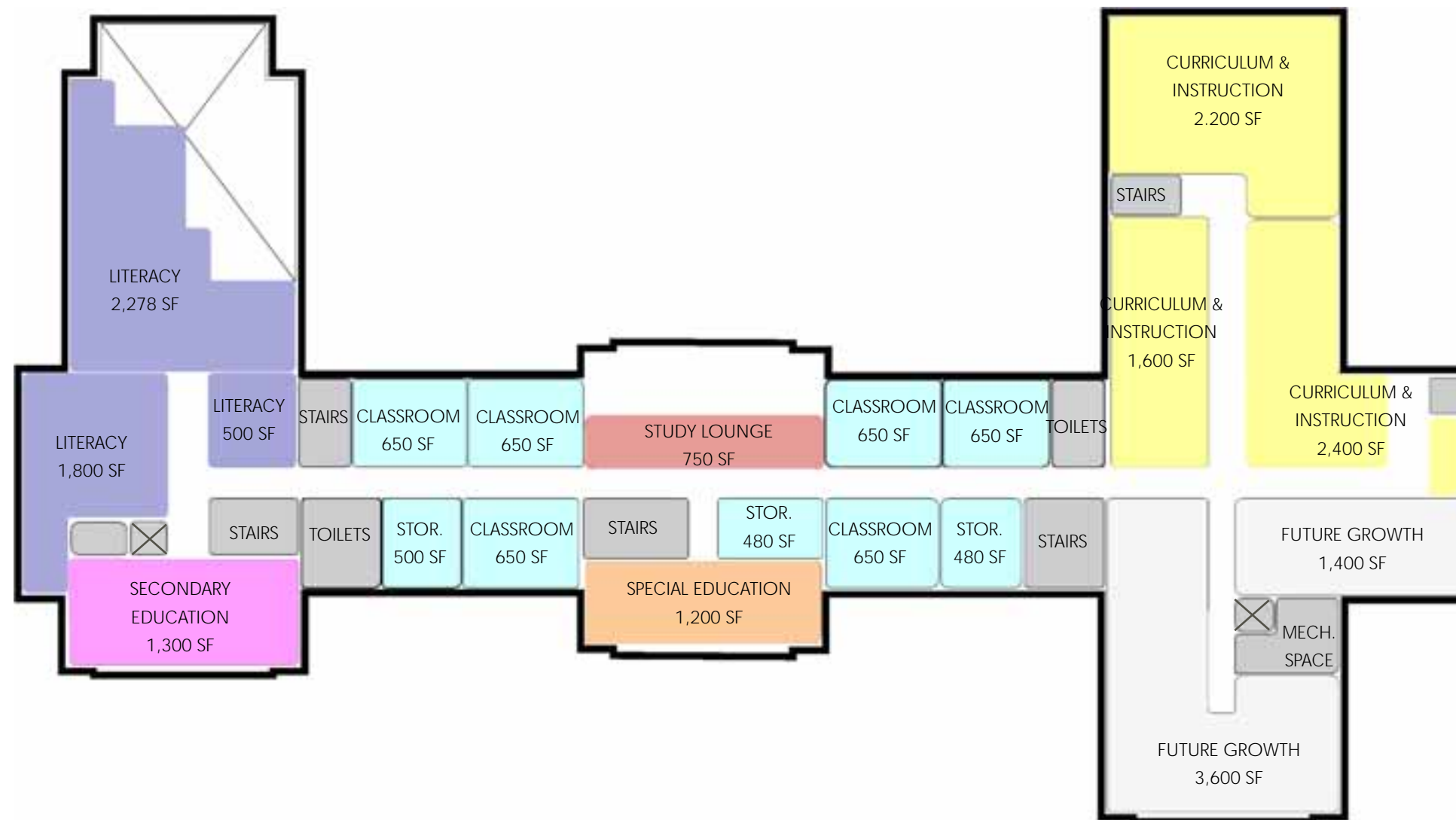
Satterlee Hall is located on the academic quad. As a result of various Facilities Master Plan projects, an interior "walkway" would run completely around the academic quad uninterrupted and fully accessible. This amenity will allow students, faculty, and staff to circulate indoors around the academic quad during winter months when poor weather conditions exist. Providing a fully accessible route will assure all users can share this amenity. Refer to the Accessibility page for information.

Note: Refer to the Surge Space recommendations for more information on associated and relevant temporary location requirements for this planned project.



SATTERLEE HALL 0010

PLANNED PROJECT

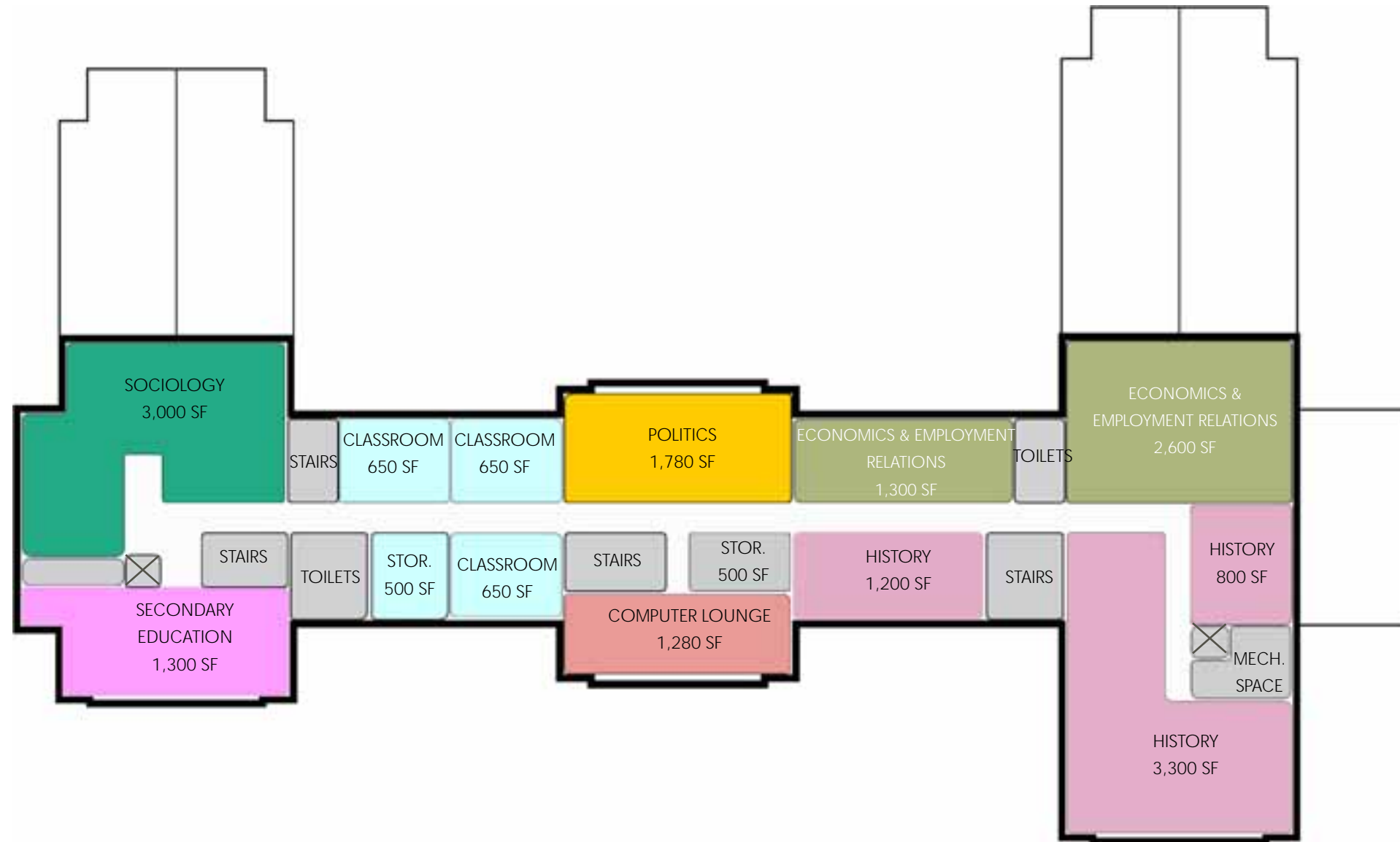


S E C O N D F L O O R

PLANNED PROJECT
FINAL RECOMMENDATION

SATTERLEE HALL 0010

PLANNED PROJECT



T H I R D F L O O R

SATTERLEE HALL 0010

PLANNED PROJECT

RELATED PROJECTS

NEW PERFORMING ARTS CENTER
SATTERLEE THEATER RENOVATION
MOREY / MACVICAR RENOVATION

PROPOSED USE

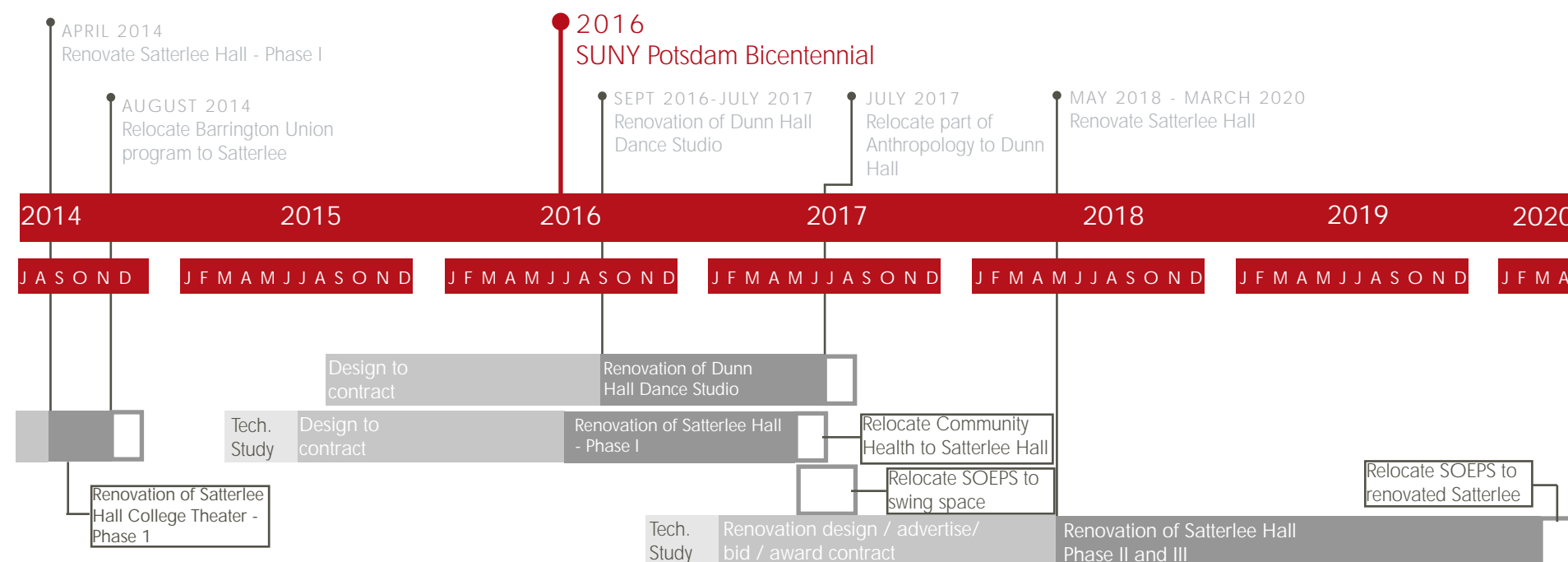
MULTIPLE DEPARTMENT ACADEMIC

PROPOSED FUNDING SOURCE

SUNY FUNDING CYCLE 2012

COST AND SCHEDULE

| PROJECT TYPE | START | FINISH | COST |
|--------------|----------|-----------|--------------|
| Renovation | 5/1/2018 | 2/28/2020 | \$19,642,395 |

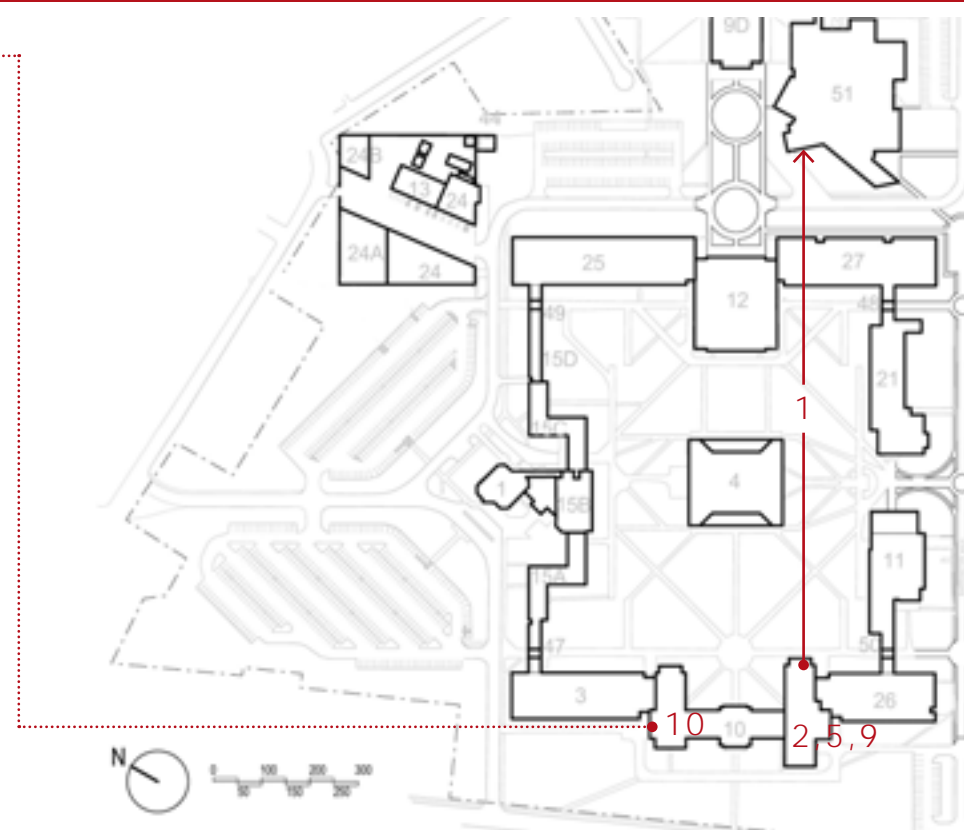


SATTERLEE HALL DEFERRED MAINTENANCE COSTS

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Abate VAT Flooring | 547,969 |
| Interior - Renovate Toilet Rooms | 300,010 |
| Investigation/Study of Structural Issues | 130,469 |
| New Fire Protection Sprinkler System | 903,747 |
| Remove Vine | 2,017,868 |
| Repair Louvers | 36,135 |
| Repair Masonry - Cracks | 505,890 |
| Repair Masonry - Movement Joints | 326,172 |
| Repair Masonry - Re-pointing | 443,256 |
| Replace Flat Roof | 571,725 |
| Repair/Re-finish Interior Walls | 138,600 |
| Replace Carpet | 34,248 |
| Replace HVAC Equipment | 966,473 |
| Replace Mechanical Equipment | 40,144 |
| Replace VCT | 55,449 |
| Replace/Upgrade Plumbing | 111,651 |
| TOTAL | \$7,129,806 |

PLANNED PROJECT SNAPSHOT

1. PERFORMING ARTS CENTER IS COMPLETED AND SATTERLEE THEATER CAN BE VACATED.
2. RENOVATE SATTERLEE HALL PHASE I - COLLEGE THEATER
3. USE AS SWING SPACE FOR BARRINGTON STUDENT UNION DURING CONSTRUCTION
4. COMMISSION AND COMPLETE A TECHNICAL STUDY FOR SATTERLEE HALL PHASE II
5. DESIGN / ADVERTISE / BID / AWARD A CONTRACT FOR SATTERLEE HALL RENOVATIONS PHASE II & III
6. RENOVATE SATTERLEE COLLEGE THEATER FOR PERMANENT DEPARTMENTS AND SWING SPACE DURING SATTERLEE MAIN RENOVATIONS
7. RELOCATE SOEPS DEPARTMENTS TO SWING SPACE IN RENOVATED SATTERLEE HALL COLLEGE THEATER DURING SATTERLEE MAIN RENOVATIONS
8. COMPLETE RENOVATIONS IN MAIN PORTION OF SATTERLEE THEATER
9. MOVE SOPES DEPARTMENTS OUT OF SWING SPACE TO PERMANENT LOCATION
10. COMPELTE RENOVATIONS FOR PERMANENT DEPARTMENTS IN OLD COLLEGE THEATER AREA
11. RELOCATE DEPARTMENTS INTO PERMANENT LOCATIONS AS REQUIRED



Satterlee Hall deferred maintenance →

PLANNED PROJECT
FINAL RECOMMENDATION

THATCHER HALL 0019

EXISTING CONDITIONS

FAST FACTS:

CONSTRUCTED 1960

GROSS SQUARE FOOTAGE: 17,402

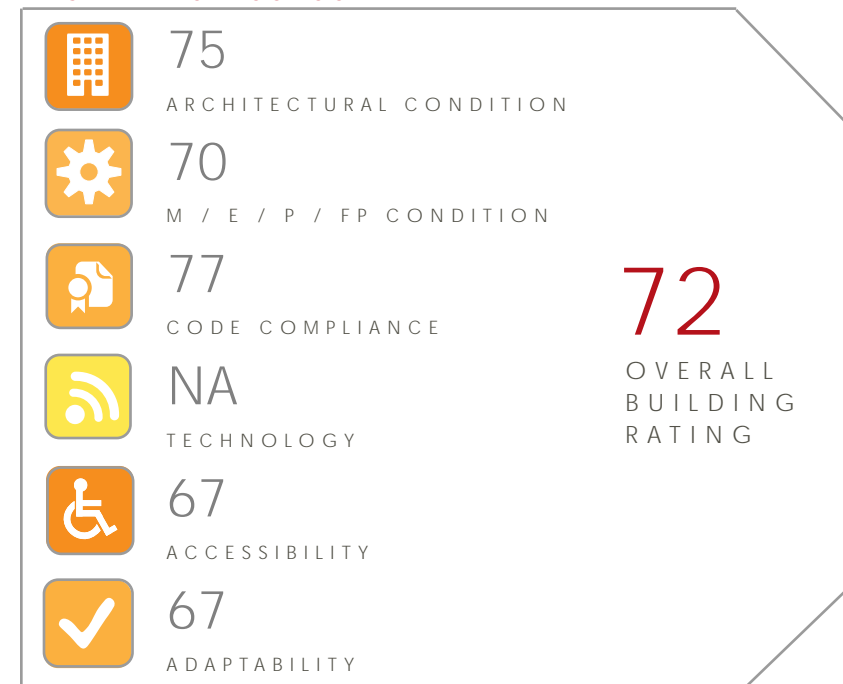
NET ASSIGNABLE SQUARE FEET: 16,282

NET TO GROSS RATIO: 94%

BUILDING NUMBER: 0019

EXISTING DEPARTMENTS: COLLEGE STORE, OFFICE OF STUDENT CONDUCT & COMMUNITY STANDARDS, PACES, CAMPUS MAIL SERVICES, STUDENTS AFFAIRS, STUDENT GOVERNMENT ASSOCIATION

FACILITIES ASSESSMENT:



Note: Refer to the Assessment of Conditions section of this book for detailed information on the rating system used for the building assessments.



EXISTING CONDITION SUMMARY

Thatcher Hall is generally in good to fair condition. The interiors are generally in good to fair condition. There is minor damage to ceiling tiles in some areas that indicate water infiltration from the roof. There are some areas of deteriorating floor and wall finishes that depreciate the overall aesthetics of the interiors. The building has two floors above grade and no basement. The deteriorating sealant at the windows could impact the water tightness of the fenestration. The roof has two levels. There are trees growing too close to the building that might need to be cut back to protect the masonry and foundation.

The facility is located to the west of the student union and connected internally for food transport between the kitchen and the servery in the union. The loading dock encompasses a major portion of the west façade.

(See Phase II for additional detailed information.)

EXISTING UTILIZATION SUMMARY

Thatcher Hall does not contain regularly scheduled academic spaces, a utilization summary is not provided for this project.

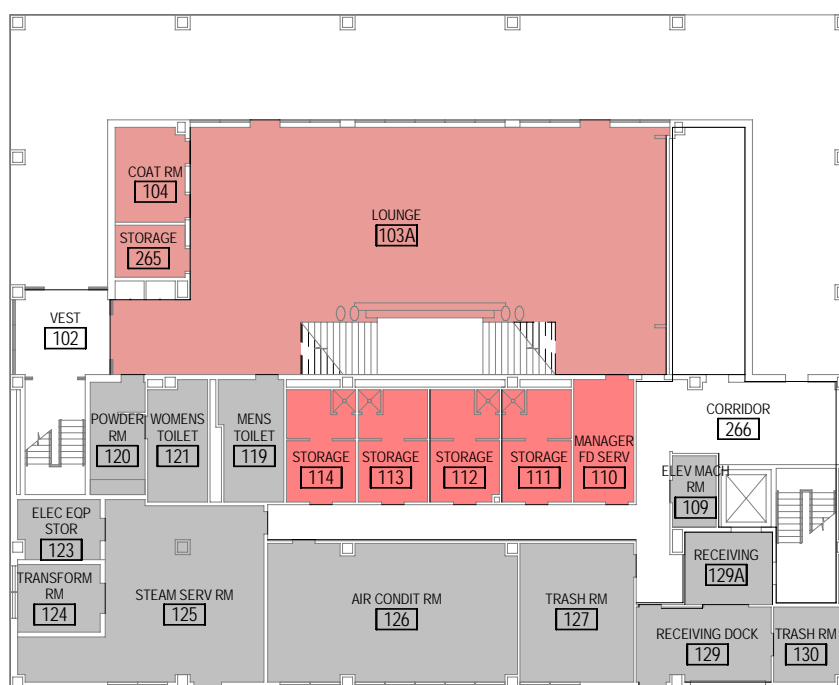
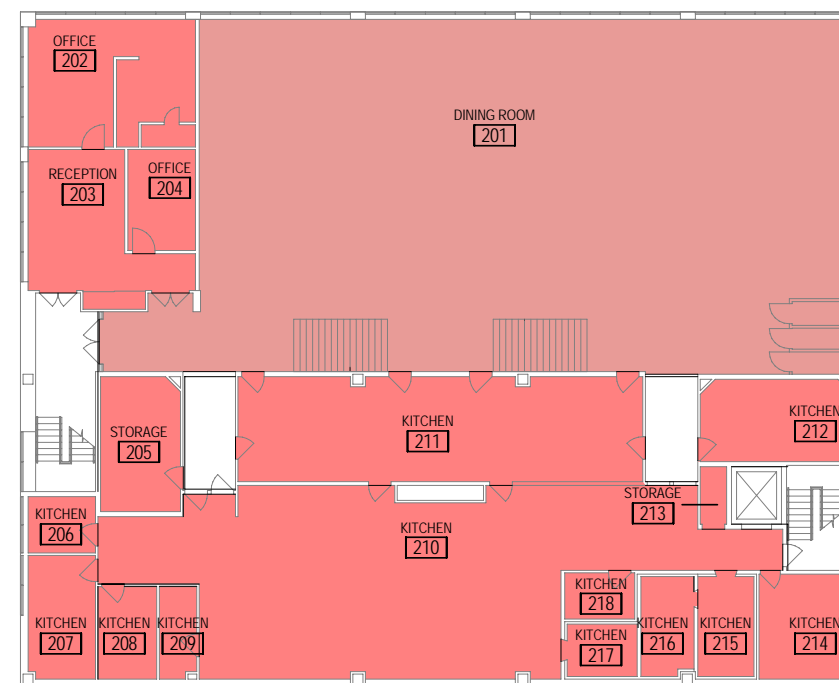
EXISTING PROGRAM SUMMARY

Thatcher Dining Hall was constructed in 1961 as the campus' main kitchen. Today it provides Food service for the campus' retail dining, the Barrington Student Union, and has the auxiliary role as dining room and food retail. The dining room is currently being used only for banquets and other commemorative occasions on campus. Dexter's, located on the ground floor, serves coffee and pastries, and has limited hours of operation.

THATCHER HALL 0019

EXISTING FLOOR PLANS

| DEPARTMENT NAME | EXISTING NSF |
|----------------------|--------------|
| PACES ADMINISTRATION | 1,886 |
| DINING | 10,276 |
| TOTAL | 12,162 |



DEPARTMENT COLOR LEGEND

| | | |
|---|--|---|
| ■ Academic Services | ■ English | ■ Non Assignable |
| ■ Anthropology | ■ Extended Education | ■ Philosophy |
| ■ Art | ■ Facilities / Central Plant | ■ Physics |
| ■ Biology | ■ Field Experiences & Teacher Certification | ■ Politics |
| ■ Building Services | ■ General Administration | ■ Psychology |
| ■ Business Administration | ■ Geology | ■ School of Arts and Sciences |
| ■ Chemistry | ■ Health and Physical Education | ■ School of Education and Professional Studies |
| ■ Child / Day Care | ■ History | ■ Secondary Education |
| ■ Community Health | ■ Information & Communication Technology | ■ Sociology |
| ■ Computer Science | ■ Instruction General | ■ Special Education |
| ■ Crane School of Music | ■ Interdisciplinary Studies | ■ Student Activities |
| ■ Curriculum & Instruction II-G6 | ■ Library | ■ Student Services |
| ■ Economics and Employment Relations | ■ Mathematics | ■ Theater and Dance |
| ■ Library Services | ■ Modern Languages | |



PLANNED PROJECT
FINAL RECOMMENDATION

T. BARRINGTON 0029

EXISTING CONDITIONS

FAST FACTS:

CONSTRUCTED 1969

GROSS SQUARE FOOTAGE: 76,340

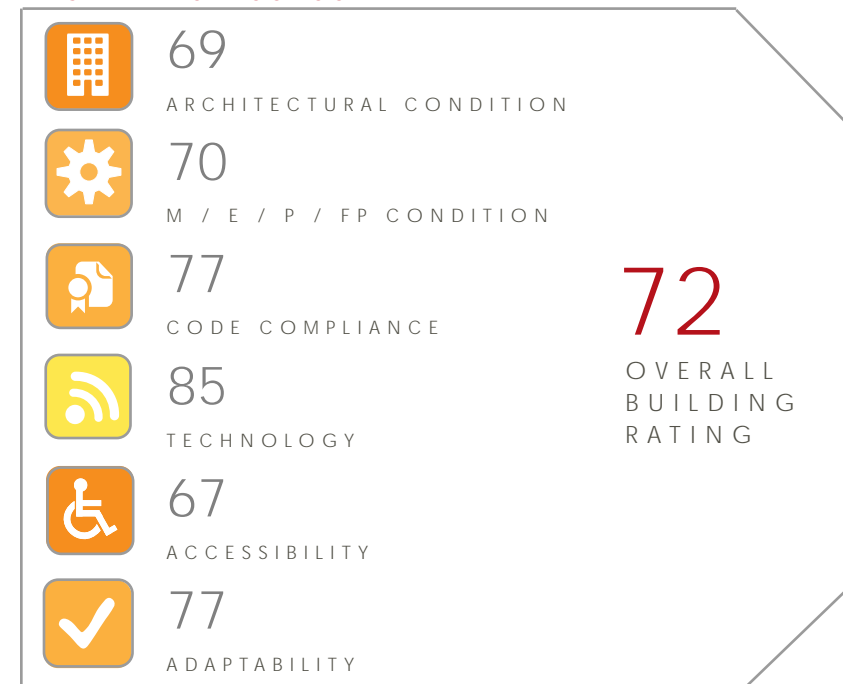
NET ASSIGNABLE SQUARE FEET: 71,882

NET TO GROSS RATIO: 94%

BUILDING NUMBER: 0029

EXISTING DEPARTMENTS: COLLEGE STORE, OFFICE OF STUDENT CONDUCT & COMMUNITY STANDARDS, PACES, CAMPUS MAIL SERVICES, STUDENTS AFFAIRS, STUDENT GOVERNMENT ASSOCIATION

FACILITIES ASSESSMENT:



EXISTING CONDITION SUMMARY

The T. Barrington Student Union was constructed in 1969 and is centrally located between the residential and academic zones on campus. The facility includes a two-story entry, bookstore, and convenience store on the first floor. Also on the first floor is a servery and dining hall and meeting / assembly rooms on the second floor. The assembly rooms could use some minor renovations to improve finishes and room proportions. The kitchen serving the retail facility is technically located in a separate building, Thatcher Hall, which is internally connected to the servery. This arrangement is not ideal for optimal efficiency.

The interiors reflect the original aesthetic design intent, for the most part and are generally in fair to good condition. There are isolated instances of moisture infiltration, delaminating ceiling tiles, worn out floor finishes, and missing door hardware that depreciates the overall appearance of the spaces. Evidence of inadequate moisture control with signs of efflorescence extending to the interiors in some areas exists. Also, there is dense vine growth on the north façade. There are issues with the roof that need attention, as well as the building systems are in poor conditions

(See Phase II for additional detailed information.)

EXISTING UTILIZATION SUMMARY

Barrington Student Union does not contain regularly scheduled academic spaces, a utilization summary is not provided for this project.

EXISTING PROGRAM SUMMARY

Barrington Student Union includes student service and activity related program. One of the two student dining rooms is located in the facility. There are also four multipurpose spaces on the second level, including Pete's Place, the Fireside Lounge, the MPR, and the Forum. Other program includes student mailroom, minimal student organization spaces, in addition to the campus bookstore and convenience store. The existing facility square footage available limits the capacity of the functions and activities possible in the building.

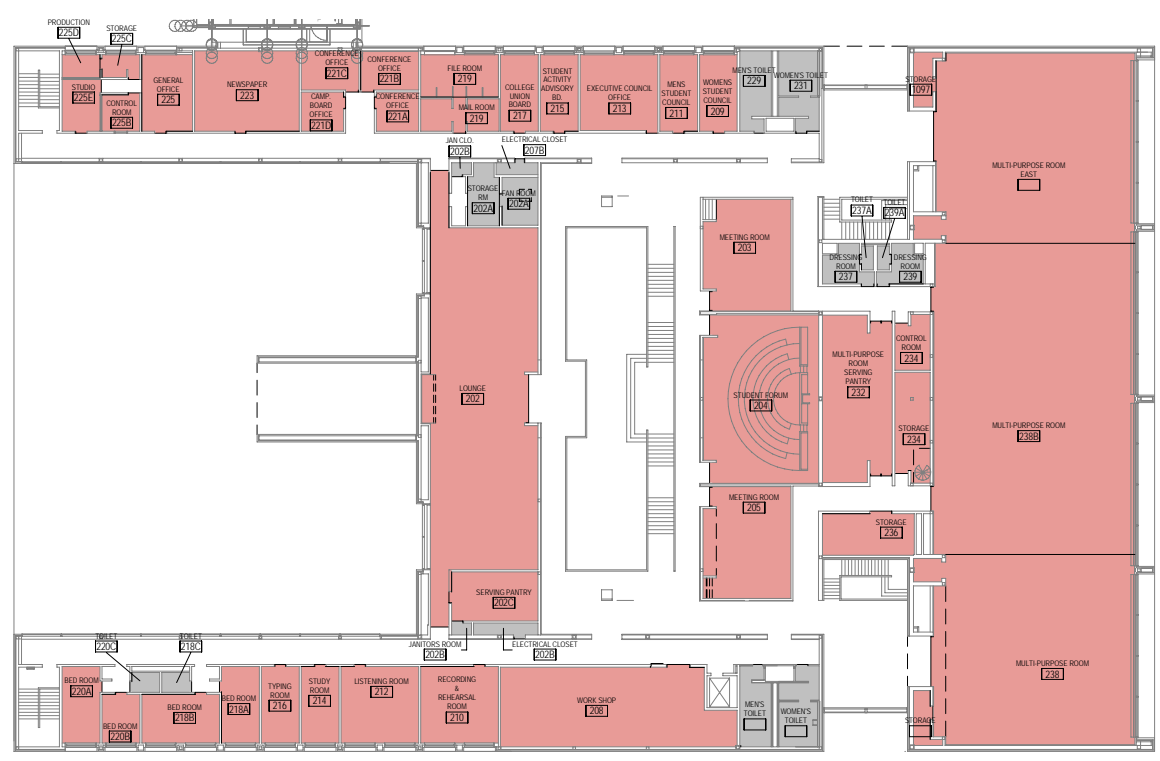
The current Barrington Student Union does not provide adequate dining for the current student enrollment. There is also a lack of space dedicated to student organizations and other various student activity programs. The existing facility is outdated and needs considerable building systems renovations. The new or renovated Barrington should accommodate dining, kitchen, and servery within one facility. The current physical location of the servery and kitchen is incredibly inefficient.

T. BARRINGTON 0029

EXISTING FLOOR PLANS

EXISTING DEPARTMENT SQUARE FOOTAGES

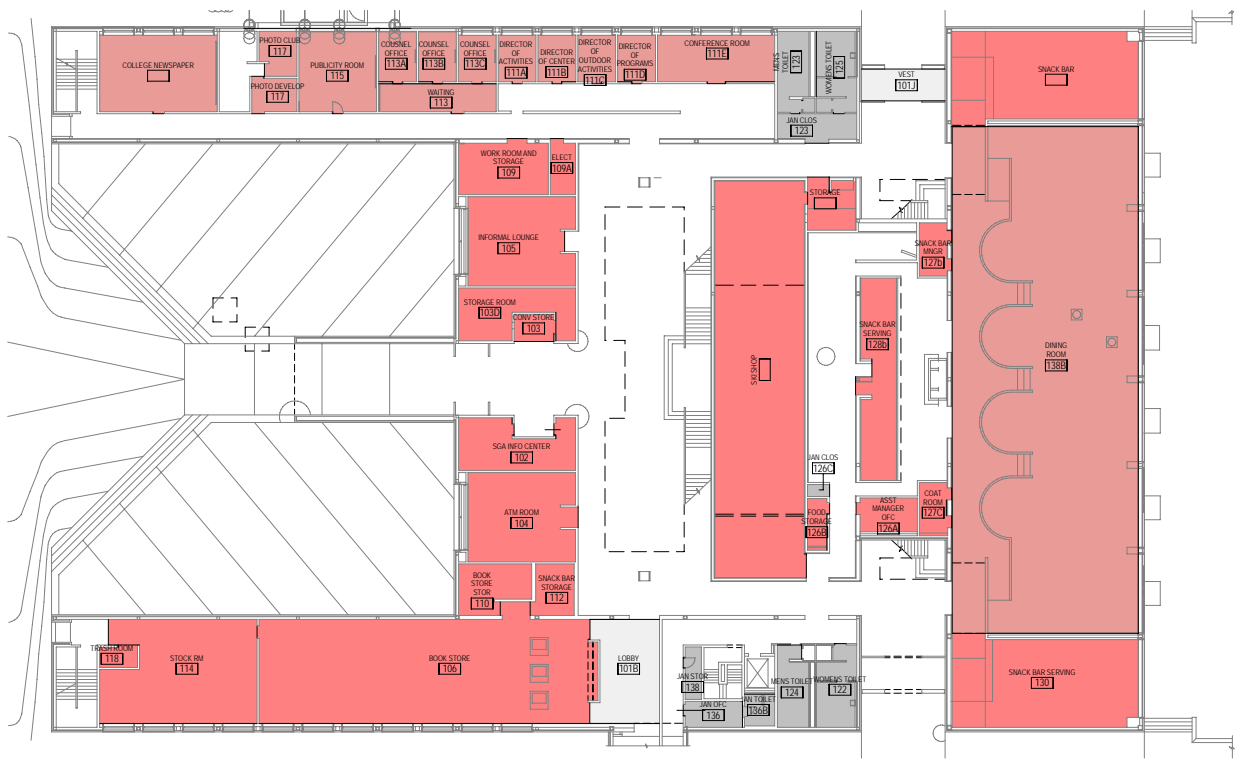
| DEPARTMENT NAME | EXISTING NSF |
|----------------------|---------------|
| CAMPUS STORE | 10,210 |
| PACES - FOOD SERVICE | 12,341 |
| MAIL ROOM | 1,334 |
| STUDENT CONDUCT | 1,543 |
| STUDENT ACTIVITIES | 20,306 |
| TOTAL | 45,734 |



S E C O N D F L O O R

DEPARTMENT COLOR LEGEND

| | | |
|---|--|---|
| ■ Academic Services | ■ English | ■ Non Assignable |
| ■ Anthropology | ■ Extended Education | ■ Philosophy |
| ■ Art | ■ Facilities / Central Plant | ■ Physics |
| ■ Biology | ■ Field Experiences & Teacher Certification | ■ Politics |
| ■ Building Services | ■ General Administration | ■ Psychology |
| ■ Business Administration | ■ Geology | ■ School of Arts and Sciences |
| ■ Chemistry | ■ Health and Physical Education | ■ School of Education and Professional Studies |
| ■ Child / Day Care | ■ History | ■ Secondary Education |
| ■ Community Health | ■ Information & Communication Technology | ■ Sociology |
| ■ Computer Science | ■ Instruction General | ■ Special Education |
| ■ Crane School of Music | ■ Interdisciplinary Studies | ■ Student Activities |
| ■ Curriculum & Instruction II-G6 | ■ Library | ■ Student Services |
| ■ Economics and Employment Relations | ■ Mathematics | ■ Theater and Dance |
| ■ Library Services | ■ Modern Languages | |



F I R S T F L O O R



PLANNED PROJECT
FINAL RECOMMENDATION

T. BARRINGTON 0029

PROPOSED PROJECT

PLANNED PROJECT SUMMARY

Project includes the demolition of the existing T. Barrington Student Union (98,000 gross square feet) and Thatcher Hall (17,400 gross square feet). The new facility would be a two-story brick-clad building with a flat EPDM roof. The building will house the retail dining facility, main campus kitchen, bookstore, convenience store, meeting rooms and offices. The building will be air-conditioned and heated via VAV system. Sitework will include site demolition and preparation, construction of two plaza areas approximately 12,000 square feet each, new sidewalks, landscaping, and site amenities, such as benches, trash receptacles and exterior lighting.

Refer to the Barrington Student Union Program Study for more technical information.

PROPOSED PROGRAM SUMMARY

The kitchen currently in Bowman Hall, which provides salad prep, meat slicing, and baked goods, should be relocated to the new student union. The functions listed above should be accommodated within the new or renovated kitchen. The vacated space in Bowman will be repurposed for Physical Plant and Student Activity spaces.

The Student Organization offices, currently located in Sisson Hall, should also be accommodated for within the new or renovated union. Those offices include the Black Student Alliance; the Lesbian, Gay, Bisexual, and Transgender Association; the CLASS; the campus Rescue Squad; and the Potsdam Association of Native Americans.

PROPOSED DEPARTMENT SQUARE FOOTAGES

| DEPARTMENT NAME | PROPOSED NSF |
|---------------------------------|---------------|
| Student Activities | 5,832 |
| Student Organizations | 4,880 |
| University Bookstore & Retail | 11,230 |
| Receiving | 1,500 |
| Convenience Store | 2,545 |
| Lounge - Meeting - Multipurpose | 23,050 |
| Dining Room | 10,650 |
| Coffee Shop | 500 |
| Servery | 5,430 |
| Kitchen, Prep & Dishroom | 9,050 |
| PACES Administration | 3,460 |
| TOTAL | 78,127 |

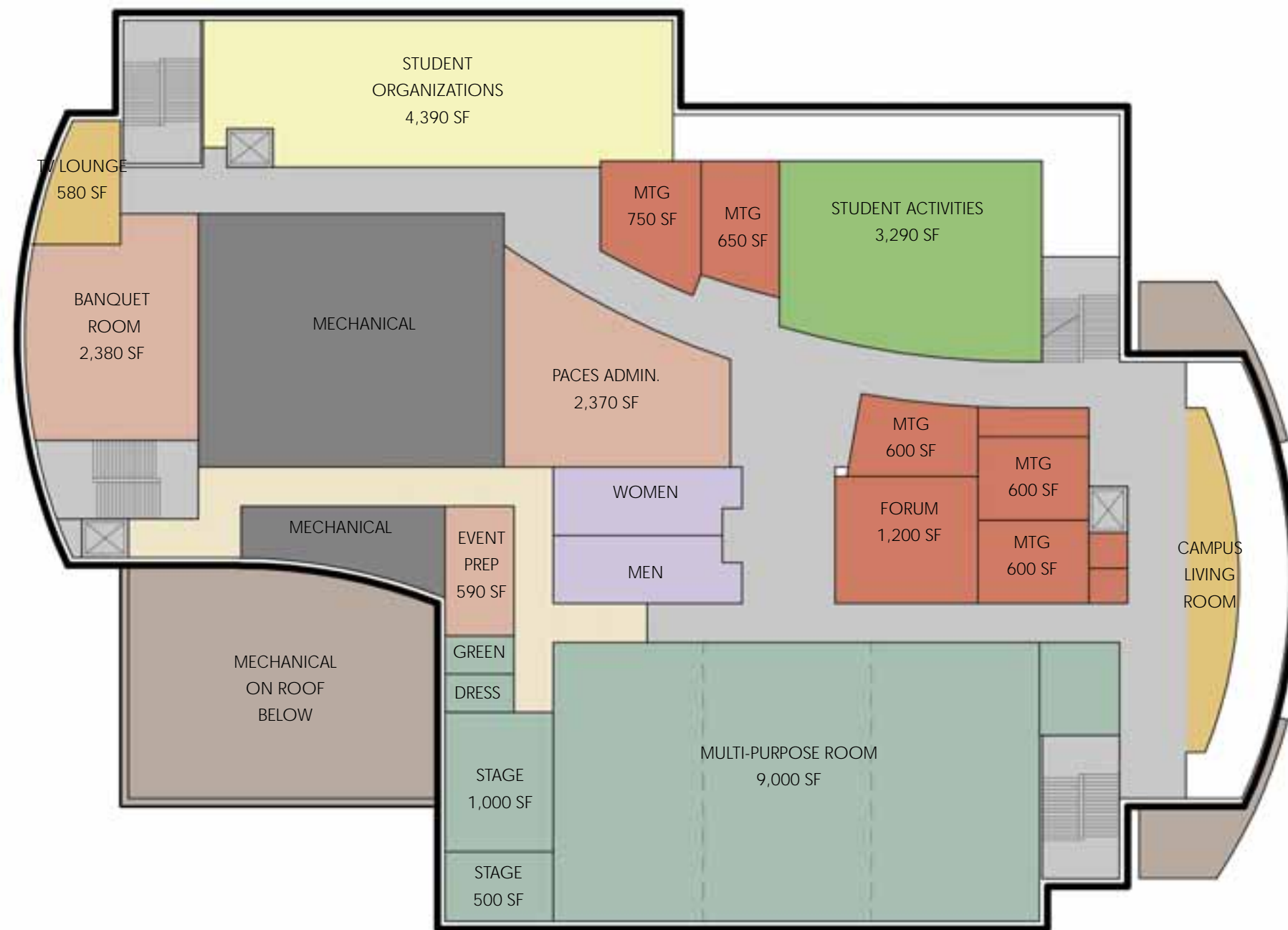
Note: Refer to the Surge Space recommendations for more information on associated and relevant temporary location requirements for this planned project.



FIRST FLOOR

Note: Colors do not match Color Department Legend. Plans are a product of the T. Barrington Student Program Study.





S E C O N D F L O O R

PLANNED PROJECT
FINAL RECOMMENDATION

T. BARRINGTON 0029

PROPOSED PROJECT

RELATED PROJECTS

CLOSURE/ LANDSCAPE IMPROVEMENTS OF BARRINGTON DRIVE
 SATTERLEE THEATER RENOVATION
 MOREY / MACVICAR RENOVATION

PROPOSED USE

STUDENT DINING AND ACTIVITIES

PROPOSED FUNDING SOURCE

SUNY FUNDING CYCLE 2013
 FUND RAISING / FOUNDATION

COST AND SCHEDULE

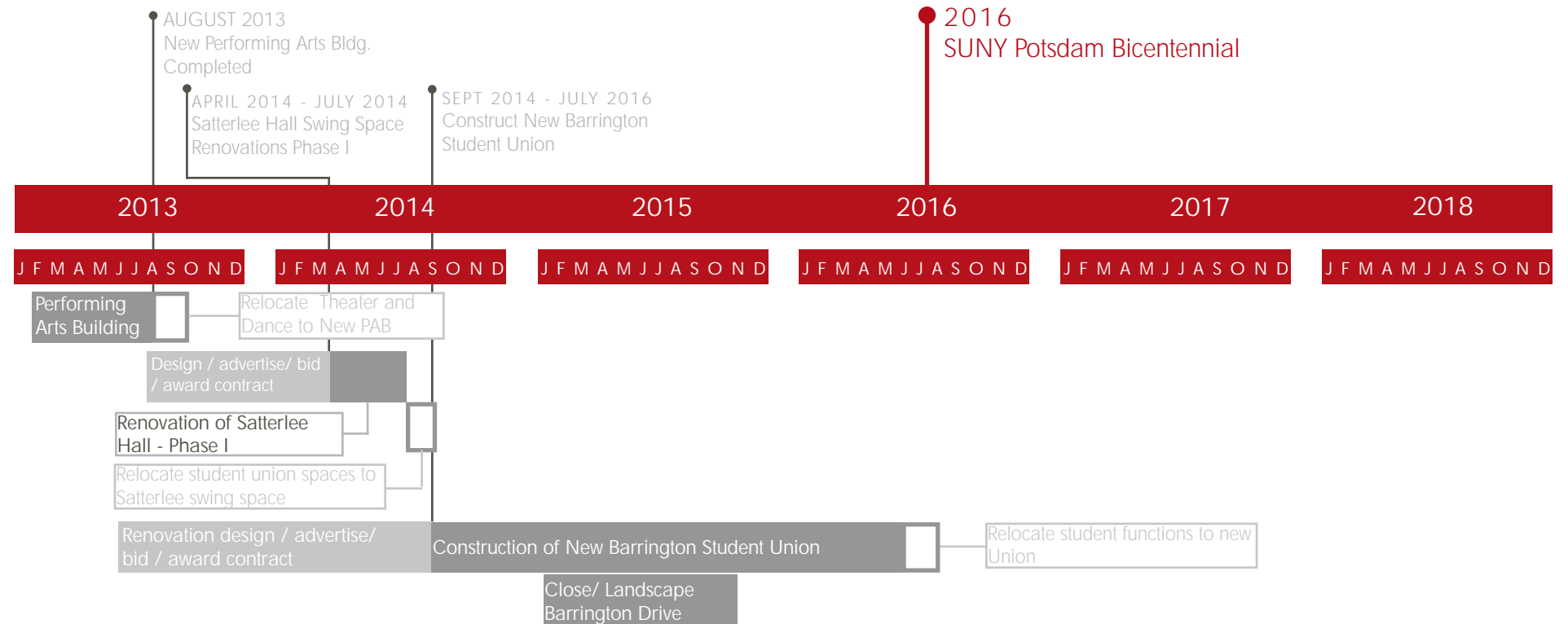
| PROJECT TYPE | START | FINISH | COST |
|-------------------------|----------|-----------|--------------|
| New Construction & Site | 9/1/2014 | 6/30/2016 | \$42,292,641 |

T. BARRINGTON DEFERRED MAINTENANCE COSTS

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Exterior - Ramp Repairs | 8,580 |
| Interior - Ramp Repair | 5,148 |
| Interior - Renovate Toilet Rooms | 100,003 |
| Interior Doors/Frames/Hardware | 147,972 |
| New Fire Protection Sprinkler System | 698,018 |
| Remove Vine | 248,573 |
| Repair Ceilings | 201,538 |
| Repair Exterior Doors/Hardware | 8,184 |
| Repair Masonry - Cracks | 106,260 |
| Repair Masonry - Efflorescence | 13,662 |
| Repair Masonry - Re-pointing | 222,420 |
| Repair Skylights | 8,617 |
| Repair Windows (Caulk/Flash/Seal) | 96,773 |
| Repair/Re-finish Interior Walls | 720,621 |
| Replace Carpet | 132,259 |
| Replace HVAC Equipment | 746,464 |
| Replace Mechanical Equipment | 31,006 |
| Replace Skylights | 15,037 |
| Replace VCT | 107,067 |
| Replace/Upgrade Plumbing | 107,289 |
| Single Pane Glazing (Skylight/Windows) | 75,187 |
| Update Furnishing | 226,730 |
| Replace Quarry Tile Flooring | 132,259 |
| TOTAL | \$4,444,786 |

THATCHER HALL DEFERRED MAINTENANCE COSTS

| TASK DESCRIPTION | COST (\$) |
|--------------------------------------|-----------|
| Interior - Renovate Toilet Rooms | 100,003 |
| Interior Doors/Frames/Hardware | 236,544 |
| New Fire Protection Sprinkler System | 155,824 |



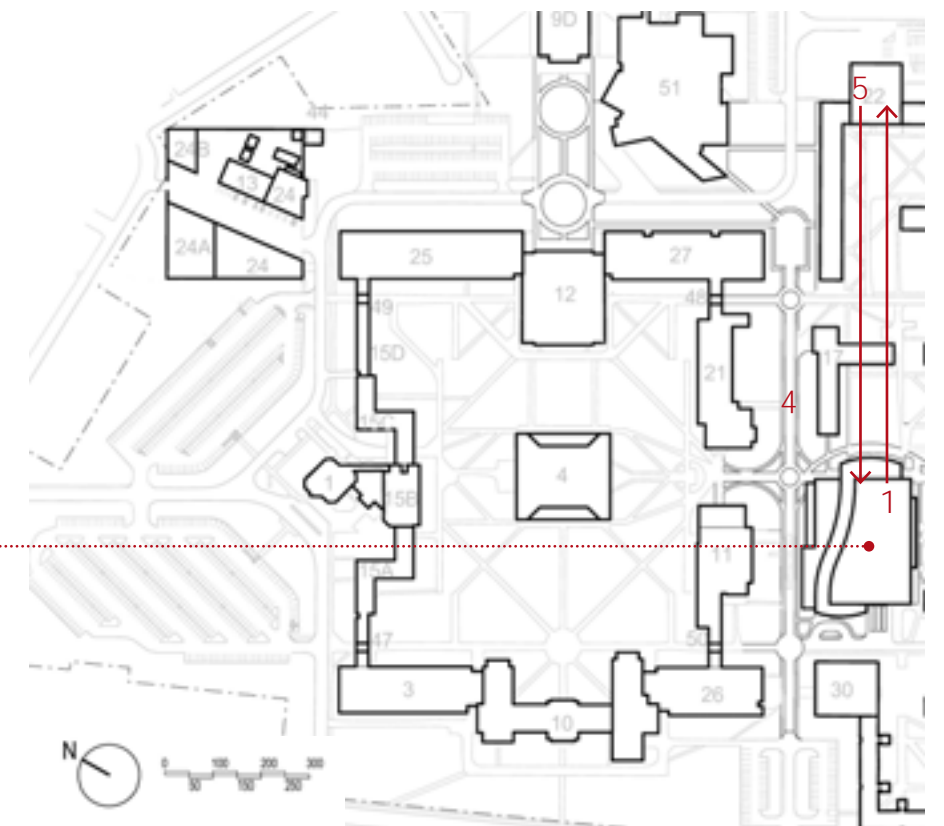
Barrington Union deferred maintenance

PLANNED PROJECT SNAPSHOT

1. RELOCATE EXISTING BARRINGTON STUDENT UNION PROGRAM TO TEMPORARY LOCATIONS. RELOCATE STUDENT DINING TO KNOWLES CONFERENCE CENTER SECOND FLOOR. RELOCATE BOOKSTORE, C-STORE, AND MAILROOM TO BOWMAN DINING HALL.
2. DEMOLISH EXISTING BARRINGTON UNION AND THATCHER HALL.
3. CONSTRUCT NEW STUDENT UNION.
4. CLOSE BARRINGTON DRIVE BETWEEN WATERTOWN AND MASSENA DRIVES. MODIFY AND IMPROVE SITE/ LANDSCAPE.
5. MOVE STUDENT SERVICES/ ACTIVITIES TO NEW BARRINGTON UNION.

THATCHER HALL D.M. COSTS CONTINUED

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Remove Vine | 39,155 |
| Repair Ceilings | 34,460 |
| Repair Exterior Doors/Hardware | 1,056 |
| Repair Windows (Caulk/Flash/Seal) | 27,456 |
| Repair/Re-finish Interior Walls | 13,200 |
| Replace Carpet | 2,412 |
| Replace HVAC Equipment | 166,639 |
| Replace Mechanical Equipment | 6,922 |
| Replace Roof | 205,920 |
| Single Pane Glazing (Skylight/Windows) | 15,037 |
| TOTAL | \$1,004,628 |





INTERIOR RENDERING OF NEW BARRINGTON STUDENT UNION

PLANNED PROJECT
FINAL RECOMMENDATION

BRAINERD HALL 0026

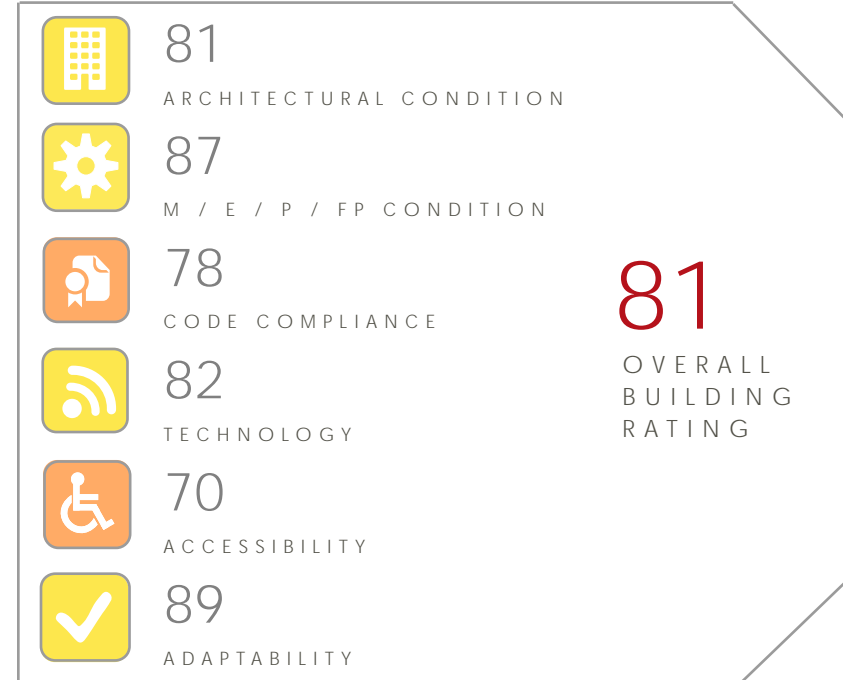
EXISTING CONDITIONS

FAST FACTS:

- CONSTRUCTED 1968
- GROSS SQUARE FOOTAGE: 37,288
- NET ASSIGNABLE SQUARE FEET: 34,039
- NET TO GROSS RATIO: 91%
- BUILDING NUMBER: 0026

EXISTING DEPARTMENTS: ART, GIBSON GALLERY

FACILITIES ASSESSMENT:



Note: Refer to the Assessment of Conditions section of this book for detailed information on the rating system used for the building assessments.



EXISTING CONDITION SUMMARY

Brainerd Hall, originally constructed in 1968 as the studio arts building and is an academic building for fine arts located in the central quadrangle of the campus. Brainerd accommodates exhibition space, studios, faculty rooms, and building maintenance spaces. The tall, two-story art laboratories with abundant natural light from the ceiling are ideal for teaching art.

The interiors reflect the original aesthetic design intent, for the most part. The components are mostly in fair to good condition. Some of the finishes seem to be worn down with use and this compromises the overall appearance of the spaces. The exterior walls are generally in good condition, though there is brick spalling and deteriorated grout joints on the east side. The roof was installed in 1992 and shows its age.

(See Phase II for additional detailed information.)

EXISTING UTILIZATION SUMMARY

Brainerd Hall has two classrooms and six class labs. All of the learning environments are well below recommended targets. Class labs are being used less than 40 percent of the available time and classrooms are used less than 50 percent of the available time. One of the classrooms in Brainerd Hall fills more than 100 percent of the available seats and the other fills approximately 90 percent of the seats available. These utilization rates can be improved with a more appropriate classroom and class lab inventory, possible through right-sizing. Modifications to the schedule will also improve use as well.

EXISTING PROGRAM SUMMARY

Brainerd Hall currently accommodates Arts Department class labs, faculty offices, support spaces, and the Gibson Gallery. The adjacency of these spaces are ideal, however the facility does not provide room for department or gallery growth.

BRAINERD HALL 0026

EXISTING FLOOR PLANS

EXISTING DEPARTMENT SQUARE FOOTAGES

| DEPARTMENT NAME | EXISTING NSF |
|---------------------|--------------|
| Art | 21,530 |
| General Instruction | 1,645 |
| TOTAL | 23,175 |



DEPARTMENT COLOR LEGEND

| | | |
|---|--|--|
| ■ Academic Services | ■ English | ■ Non Assignable |
| ■ Anthropology | ■ Extended Education | ■ Philosophy |
| ■ Art | ■ Facilities / Central Plant | ■ Physics |
| ■ Biology | ■ Field Experiences & Teacher Certification | ■ Politics |
| ■ Building Services | ■ General Administration | ■ Psychology |
| ■ Business Administration | ■ Geology | ■ School of Arts and Sciences |
| ■ Chemistry | ■ Health and Physical Education | ■ School of Education and Professional Studies |
| ■ Child / Day Care | ■ History | ■ Secondary Education |
| ■ Community Health | ■ Information & Communication Technology | ■ Sociology |
| ■ Computer Science | ■ Instruction General | ■ Special Education |
| ■ Crane School of Music | ■ Interdisciplinary Studies | ■ Student Activities |
| ■ Curriculum & Instruction II-G6 | ■ Library | ■ Student Services |
| ■ Economics and Employment Relations | ■ Mathematics | ■ Theater and Dance |
| ■ Library Services | ■ Modern Languages | |



PLANNED PROJECT
FINAL RECOMMENDATION

BRAINERD HALL 0026

PLANNED PROJECT

PLANNED PROJECT SUMMARY

Project consists of a full renovation to the existing fine arts building (1968). All of the interior partitions, finishes and branch utilities will be removed. The renovated facility is comprised of classrooms, offices and public toilets, with new branch HVAC, electric, fire alarm, and a new fire sprinkler system.

The building will also be renovated to create an interior walkway connecting Satterlee and Dunn Halls on either side of the building. The Gibson Gallery is currently located along the east side of the facility, prohibiting the physical connection between buildings. The renovated space will have a similar feel to the student commons areas in Flagg, Timerman, and Kellas Halls.

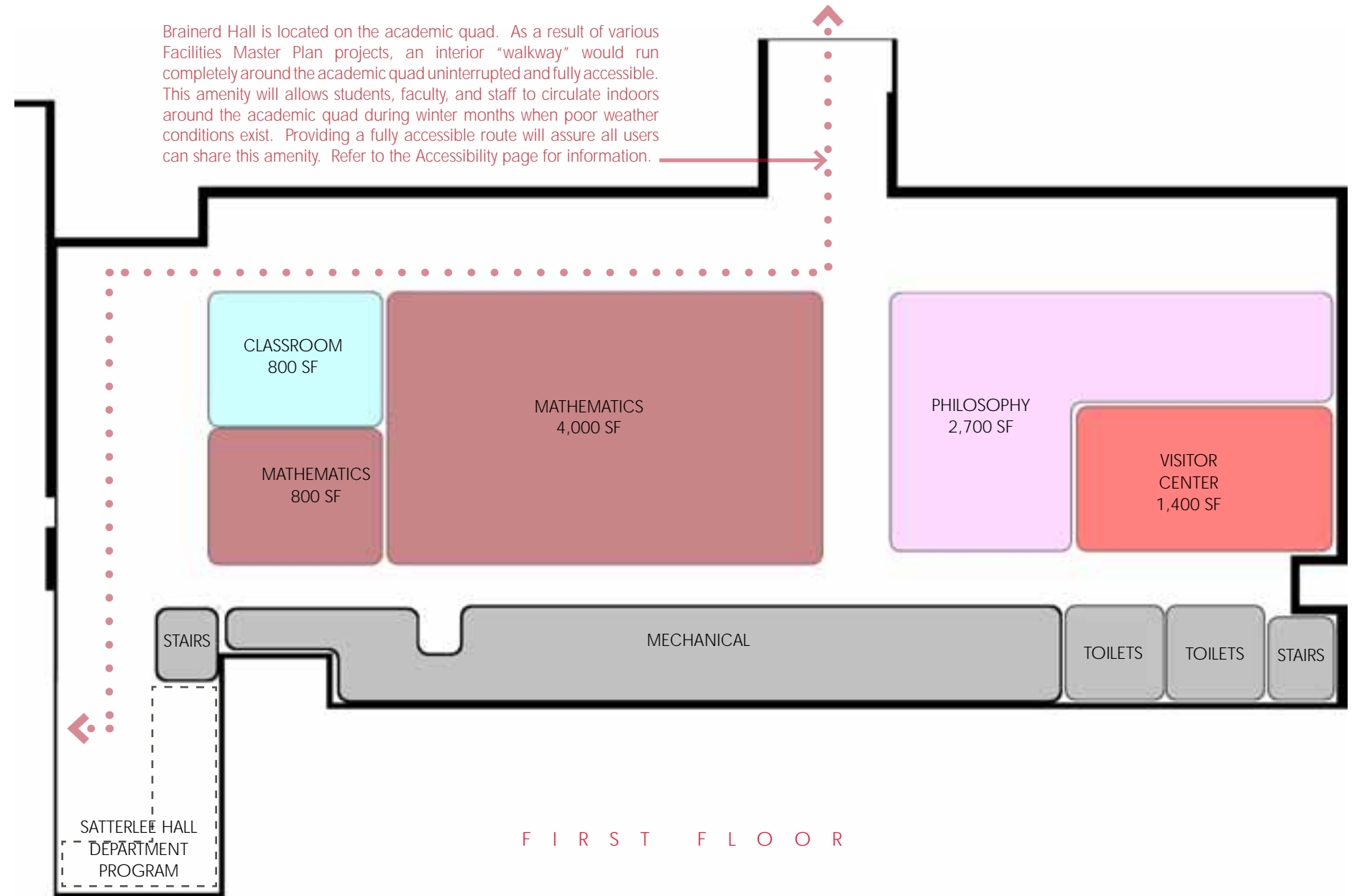
PROPOSED PROGRAM SUMMARY

The existing Art department in Brainerd Hall will be relocated to Merritt Hall. The vacated building will be renovated to accommodate departments moving from Morey and MacVicar. The departments are Mathematics, Philosophy, English and Communications, and Modern Languages.

The new entrance shall be the campus's main entry for visitors and formal activities. At the drop-off, a new Visitor's Center shall be established to act as reception for campus visitors and student recruitment. The Visitor's Center shall have the primary function as student orientation and as the embarkation location for campus tours. Brainerd Hall is on the west side of the campus along Pierrepont Ave, off of Barrington Drive. The entry to Barrington Drive is ideal for a main gateway to the campus. Therefore locating a visitors center nearby to this location is most practical. Staffing the Visitor's Center does not require full time administrative personnel, allowing the administrative departments currently in Raymond Hall to remain.

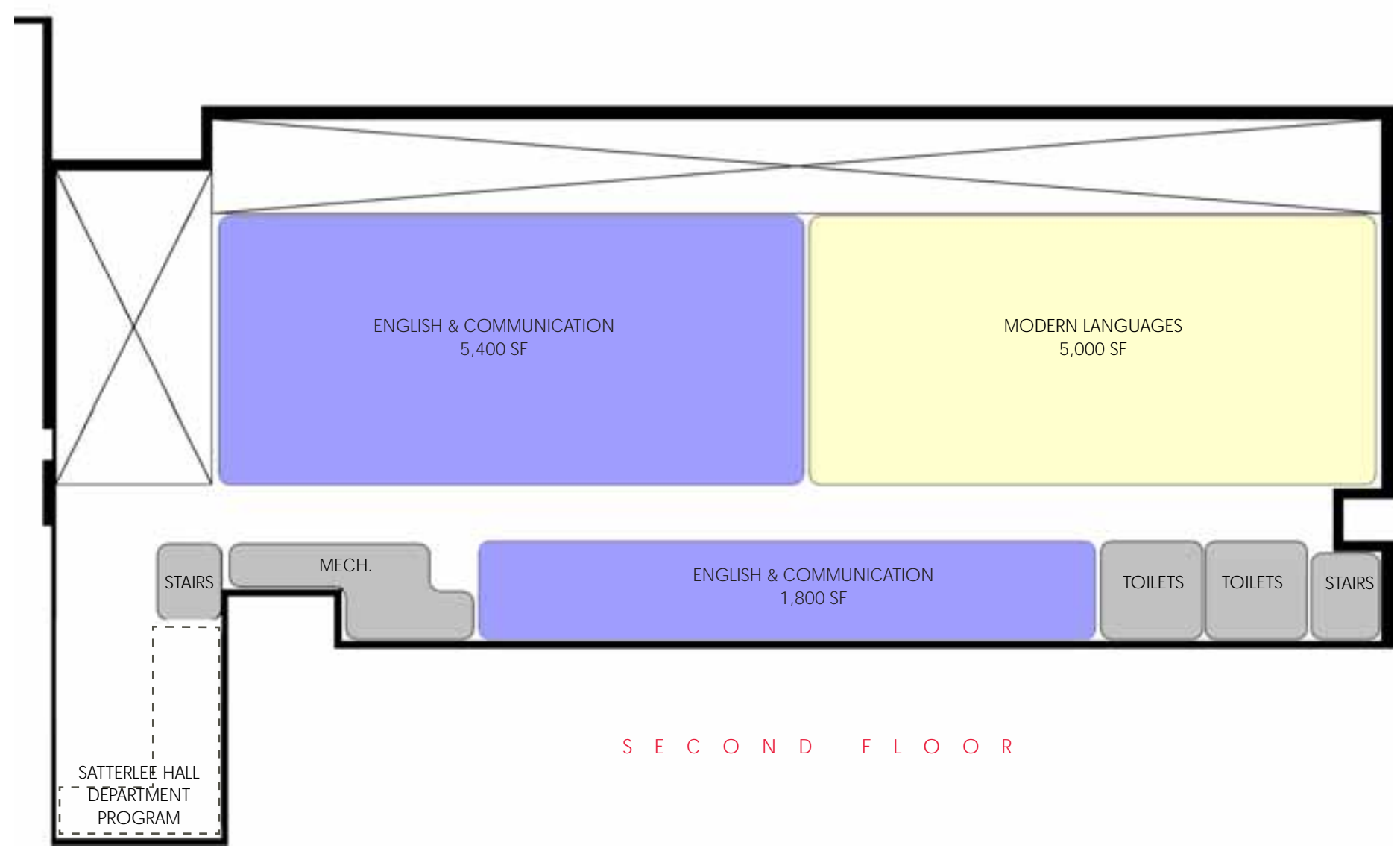
PROPOSED DEPARTMENT SQUARE FOOTAGES

| DEPARTMENT NAME | PROPOSED NSF |
|-----------------------------------|---------------|
| Mathematics | 5,250 |
| Philosophy | 3,150 |
| English and Communications | 7,650 |
| Modern Languages | 5,450 |
| Visitors' Center | 1,400 |
| General Instruction (1 classroom) | 800 |
| TOTAL | 23,700 |



Note: Refer to the Surge Space recommendations for more information on associated and relevant temporary location requirements for this planned project.





PLANNED PROJECT
FINAL RECOMMENDATION

BRAINERD HALL 0026

PLANNED PROJECT

RELATED PROJECTS

- NEW DAY CARE CENTER
- MERRITT HALL RENOVATION
- MOREY AND MACVICAR HALLS RENOVATION

PROPOSED USE

ARTS AND SCIENCES DEPARTMENTS

PROPOSED FUNDING SOURCE

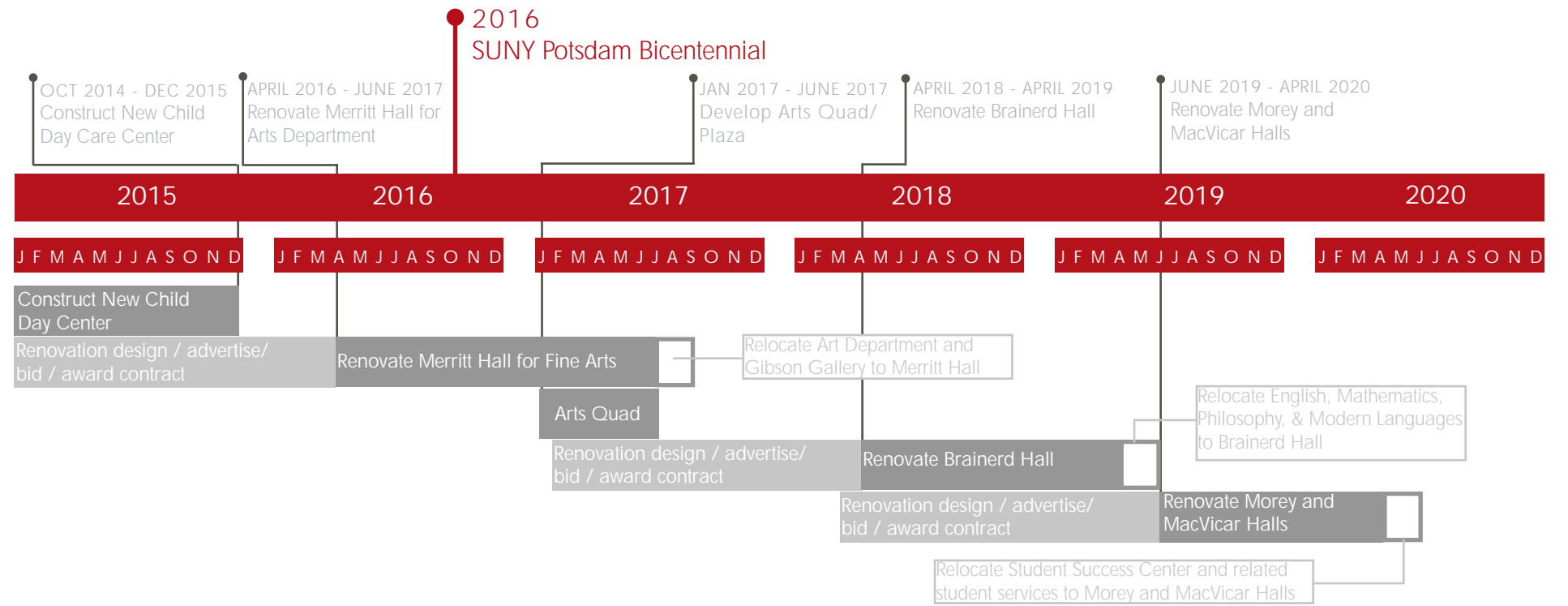
SUNY FUNDING CYCLE 2018
FUND RAISING / FOUNDATION

COST AND SCHEDULE

| PROJECT TYPE | START | FINISH | COST |
|--------------|----------|-----------|-------------|
| Renovation | 4/1/2018 | 3/31/2019 | \$8,837,256 |

BRAINERD HALL DEFERRED MAINTENANCE COSTS

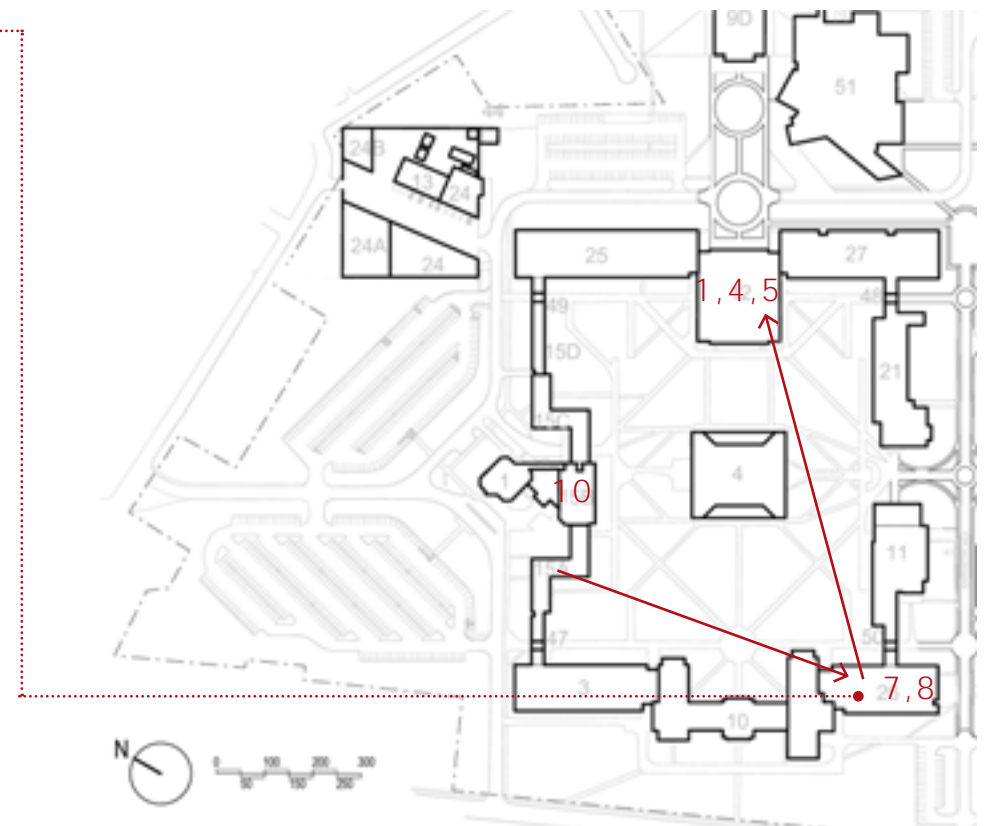
| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Abate VAT Flooring | \$61,641 |
| Exterior - Ramp Repairs | \$17,952 |
| Interior - Handicap Access | \$35,640 |
| Interior - Renovate Toilet Rooms | \$181,632 |
| Interior Doors/Frames/Hardware | \$126,720 |
| Investigation/Study of Structural Issues | \$102,734 |
| New Fire Protection Sprinkler System | \$711,632 |
| Repair Ceilings | \$215,751 |
| Repair concrete floor | \$112,860 |
| Repair Exterior Doors/Hardware | \$16,078 |
| Repair Foundations | \$3,960 |
| Repair Masonry - Cracks | \$115,500 |
| Repair Masonry - Efflorescence | \$18,563 |
| Repair Masonry - Movement Joints | \$256,846 |
| Repair Masonry - Re-pointing | \$151,800 |
| Repair Roof | \$474,012 |
| Repair/Re-finish Interior Walls | \$435,600 |
| Replace Carpet | \$107,872 |
| Replace HVAC Equipment | \$761,024 |
| Replace Mechanical Equipment | \$31,611 |
| Replace VCT | \$87,325 |
| Replace/Upgrade Plumbing | \$87,917 |
| TOTAL | \$4,114,670 |



Brainerd Hall deferred maintenance

PLANNED PROJECT SNAPSHOT

1. CONSTRUCT NEW DAY CARE CENTER.
2. RELOCATE EXISTING DAY CARE CENTER TO NEW BUILDING.
3. RELOCATE PACES AND ADMINISTRATIVE OFFICES IN MERRITT HALL TO TEMPORARY SWING SPACE LOCATIONS IN SATTERLEE HALL
4. COMPLETE TECHNICAL STUDY FOR MERRITT HALL
5. DESIGN / ADVERTISE / BID / AWARD A CONTRACT FOR MERRITT HALL
6. RENOVATE MERRITT HALL INCLUDING INFILL OF POOL
7. RELOCATE ARTS DEPARTMENT FROM BRAINERD TO RENOVATED MERRITT HALL
8. DEVELOP NEW ARTS QUAD
9. DESIGN / ADVERTISE / BID / AWARD A CONTRACT FOR BRAINERD HALL
10. RENOVATE BRAINERD HALL TO ACCEPT ACADEMIC DEPARTMENT OFFICES AND SUPPORT SPACES
11. RELOCATE MATHEMATICS, MODERN LANGUAGES, ENGLISH & COMMUNICATIONS, AND PHILOSOPHY TO RENOVATED BRAINERD HALL





MOREY HALL 0015A

EXISTING CONDITIONS

FAST FACTS:

CONSTRUCTED 1951

GROSS SQUARE FOOTAGE: 23,485

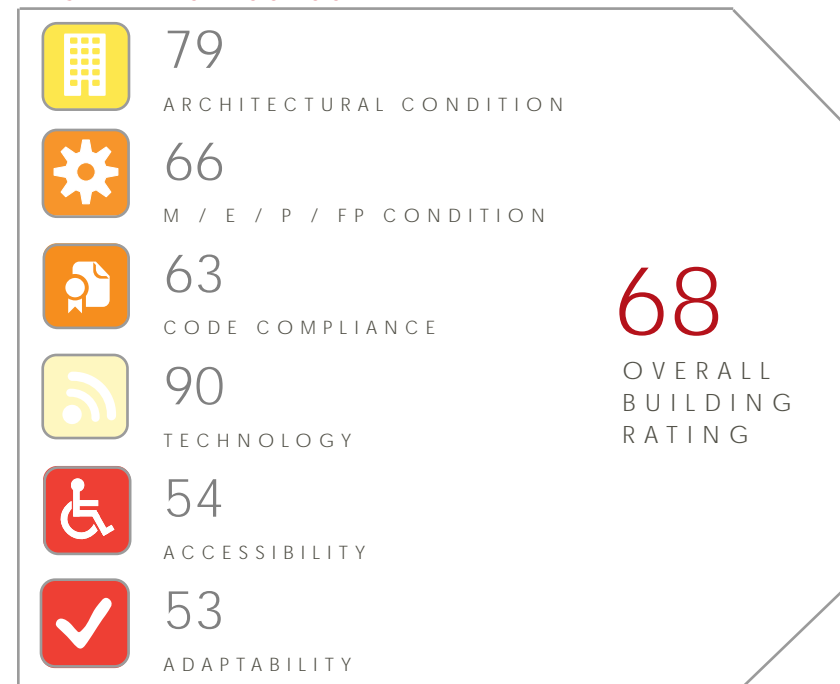
NET ASSIGNABLE SQUARE FEET: 21,521

NET TO GROSS RATIO: 92%

BUILDING NUMBER: 0015A

EXISTING DEPARTMENTS: ENGLISH AND COMMUNICATIONS, POLITICS, PHILOSOPHY, MODERN LANGUAGES, PSYCHOLOGY, WOMEN'S AND GENDER STUDIES.

FACILITIES ASSESSMENT:



Note: Refer to the Assessment of Conditions section of this book for detailed information on the rating system used for the building assessments.



EXISTING CONDITION SUMMARY

Originally constructed to serve as a residence hall, Morey Hall functions as an academic building, accommodating mostly faculty offices with a few classrooms. The building is connected to Carson Hall, therefore, internally accessible to MacVicar, Stillman, and Raymond Halls. While the indoor connection to other buildings is ideal, the existing narrow, double-loaded corridors do not provide comfortable circulation and are not code compliant.

The interiors are generally in good to fair condition. However, the general circulation corridor and door widths do not meet the building code. Some walls also have vertical and horizontal cracks besides some damage caused by water infiltration. There is some evidence of water infiltration in the building. The windows have been recently replaced throughout the building. There is brick spalling on the northern façade of the building; the masonry is also cracked at corners. The roofs were installed in 1993 and are scheduled for replacement in 2013. The fully adhered EPDM membrane is generally in good condition.

(See Phase II for additional detailed information.)

EXISTING UTILIZATION SUMMARY

Morey Hall contains one classroom that is poorly utilized, with an average rate of less than 52 percent use over time and approximately 65 percent average seat use. The location of the classroom near department faculty offices and the size of the space limit the scheduling ability.

EXISTING PROGRAM SUMMARY

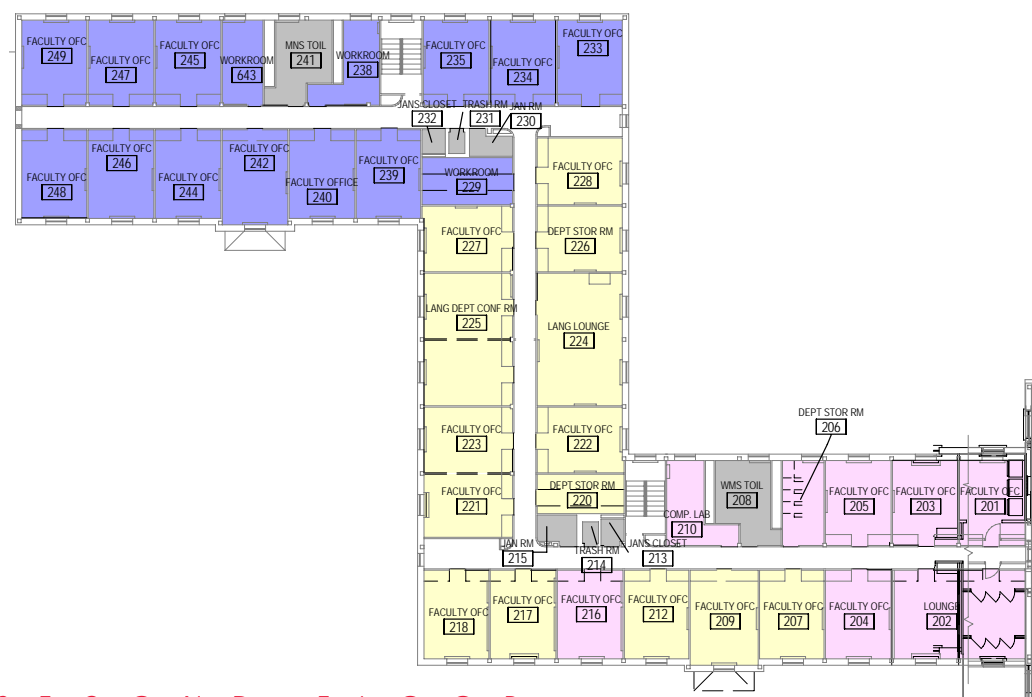
Morey Hall currently accommodates faculty offices and related support spaces for the departments of English and Communications, Politics, Philosophy, Modern Languages, Psychology, and Women's and Gender Studies. The existing program is not appropriate for the physical spaces. Department adjacencies could be improved as well.

MOREY HALL 0015A

EXISTING FLOOR PLANS

EXISTING DEPARTMENT SQUARE FOOTAGES

| DEPARTMENT NAME | EXISTING NSF |
|--|---------------|
| English and Communications | 6,164 |
| Modern Languages | 4,192 |
| Philosophy | 2,198 |
| Politics | 195 |
| Psychology | 1,848 |
| Women's and Gender Studies (Interdisciplinary Studies) | 1,099 |
| General Instruction | 392 |
| TOTAL | 16,088 |



SECOND FLOOR

DEPARTMENT COLOR LEGEND

| | | |
|------------------------------------|---|--|
| Academic Services | English | Non Assignable |
| Anthropology | Extended Education | Philosophy |
| Art | Facilities / Central Plant | Physics |
| Biology | Field Experiences & Teacher Certification | Politics |
| Building Services | General Administration | Psychology |
| Business Administration | Geology | School of Arts and Sciences |
| Chemistry | Health and Physical Education | School of Education and Professional Studies |
| Child / Day Care | History | Secondary Education |
| Community Health | Information & Communication Technology | Sociology |
| Computer Science | Instruction General | Special Education |
| Crane School of Music | Interdisciplinary Studies | Student Activities |
| Curriculum & Instruction II-G6 | Library | Student Services |
| Economics and Employment Relations | Mathematics | Theater and Dance |
| Library Services | Modern Languages | |



FIRST FLOOR



PLANNED PROJECT
FINAL RECOMMENDATION

MACVICAR HALL 0015C

EXISTING CONDITIONS

FAST FACTS:

CONSTRUCTED 1951

GROSS SQUARE FOOTAGE: 20,482

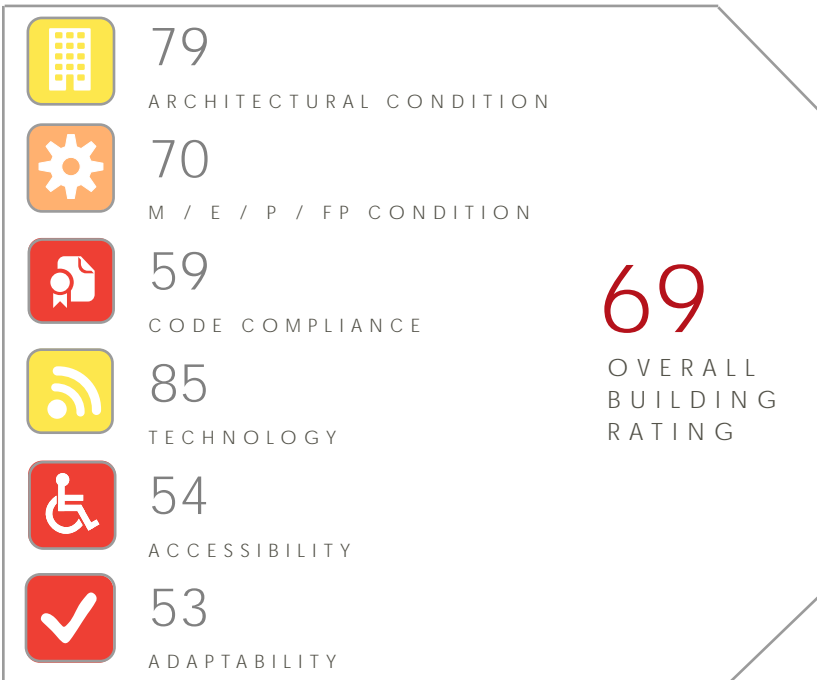
NET ASSIGNABLE SQUARE FEET: 19,161

NET TO GROSS RATIO: 94%

BUILDING NUMBER: 0015C

EXISTING DEPARTMENTS: ANTHROPOLOGY, CENTER FOR UNDERGRADUATE RESEARCH, MATHEMATICS, UUP

FACILITIES ASSESSMENT:



Note: Refer to the Assessment of Conditions section of this book for detailed information on the rating system used for the building assessments.

KEY BUILDING CONDITIONS



EXISTING CONDITION SUMMARY

MacVicar Hall was originally constructed in 1951 as a residence hall. The building is directly connected to Stillman and Carson Halls. The low floor-to-floor height and the narrow, double-loaded corridor are not conducive of a classroom building. The programmable areas on either side of the corridor are also too large for academic or administrative offices. The corridor walls are load bearing and problematic due to the non-compliant width of the corridor.

The interiors are generally in good to fair condition. However, the general circulation corridor and door widths do not meet the building code. Minor damages to the finishes could be repaired as part of the routine maintenance schedule for general upkeep. There is some dense vine growth growing over the roof at some locations. The louvers are in poor condition and need replacement for water tightness of the openings. The roof was installed in 1993 and is scheduled for replacement in 2013. The fully adhered EPDM membrane is generally in good condition with some failed seams at the corner and perimeter. (See Phase II for additional detailed information.)

EXISTING UTILIZATION SUMMARY

MacVicar Hall has one classroom and one class lab. The class lab is poorly utilized with 24 percent use over time rate and a 62 percent seats filled rate which are both below recommended target rates. The class lab is owned by the Anthropology Department. The classroom in MacVicar Hall is also poorly utilized at a 32 percent use over time rate, and a 52 percent seats filled rates, again both below recommended target rates.

EXISTING PROGRAM SUMMARY

Similar to Morey Hall, MacVicar Hall contains faculty offices and related support spaces. The building also houses the faculty and staff mailroom. The English and Communications Department faculty offices are split between Morey and MacVicar Halls. The buildings do not appropriately accommodate faculty offices due to the original intent of the building as a student housing facility.

MACVICAR HALL 0015C

EXISTING FLOOR PLANS

EXISTING DEPARTMENT SQUARE FOOTAGES

| DEPARTMENT NAME | EXISTING NSF |
|--|---------------|
| Anthropology | 5,018 |
| Computer Science | 383 |
| English and Communications | 195 |
| Mailroom | 506 |
| General Instruction | 585 |
| Women's & Gender Studies (Interdisciplinary Studies) | 1,845 |
| Mathematics | 4,485 |
| TOTAL | 13,017 |

DEPARTMENT COLOR LEGEND

| | | |
|------------------------------------|---|--|
| Academic Services | English | Non Assignable |
| Anthropology | Extended Education | Philosophy |
| Art | Facilities / Central Plant | Physics |
| Biology | Field Experiences & Teacher Certification | Politics |
| Building Services | General Administration | Psychology |
| Business Administration | Geology | School of Arts and Sciences |
| Chemistry | Health and Physical Education | School of Education and Professional Studies |
| Child / Day Care | History | Secondary Education |
| Community Health | Information & Communication Technology | Sociology |
| Computer Science | Instruction General | Special Education |
| Crane School of Music | Interdisciplinary Studies | Student Activities |
| Curriculum & Instruction II-G6 | Literacy | Student Services |
| Economics and Employment Relations | Mathematics | Theater and Dance |
| Library Services | Modern Languages | |



SECOND FLOOR



FIRST FLOOR



PLANNED PROJECT
FINAL RECOMMENDATION

MOREY HALL 0015A

PLANNED PROJECT

PLANNED PROJECT SUMMARY

Morey Hall was originally constructed as a residential facility. Today, the building houses faculty offices. Due to the original design intent as a dorm, the rooms currently utilized as offices are not appropriately sized and the narrow, double-loaded corridors are not conducive to the current use or ADA compliant. It is recommended that the building receive a major renovation that includes a single-loaded corridor along the south side of the building at both the first and second floors.

The project consists of a full renovation of the building and removal all of the interior construction elements, including toilet rooms and partitions. One four-stop hydraulic elevator will be located between Carson and Morey Halls (staggered landings), and one four-stop hydraulic elevator will be located between Carson and MacVicar Halls (staggered landings). Renovation includes replacement of all HVAC, electric and fire alarm, and includes the installation of new fire sprinklers. The renovated facilities include academic classrooms, offices and public toilet rooms. The exterior renovation to the structures includes a full roof replacement.

PROPOSED PROGRAM SUMMARY

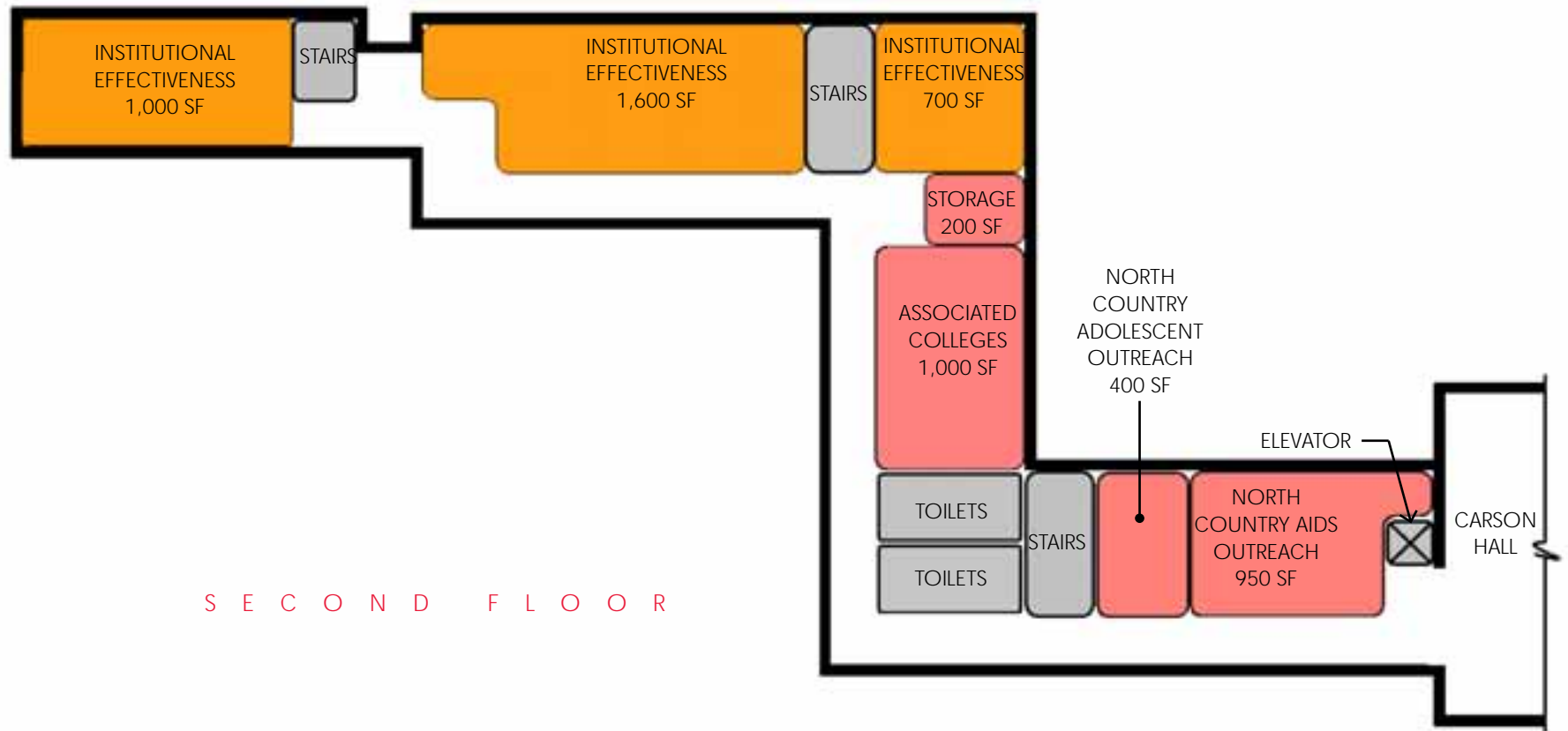
The Facilities Master Plan recommends the existing department faculty offices in Morey Hall move to Satterlee, Brainerd, and Dunn Halls. The new users of the building will be student and academic services currently housed in Sisson Hall. The existing academic service offices currently in Merritt Hall will be relocated to Morey as well. The location for these services improves accessibility to other student and academic services currently in Raymond Hall, that will be remaining there. The Psychology faculty offices currently in Morey Hall will be relocated to Flagg Hall in the vacated Adirondack Audiology spaces.

The Career Planning offices currently in Sisson Hall will be relocated to the first floor of Lehman Dining Hall. The existing student activities space in Lehman Dining Hall, called Hurley's Nightclub, will be relocated to the new or renovated Student Union.

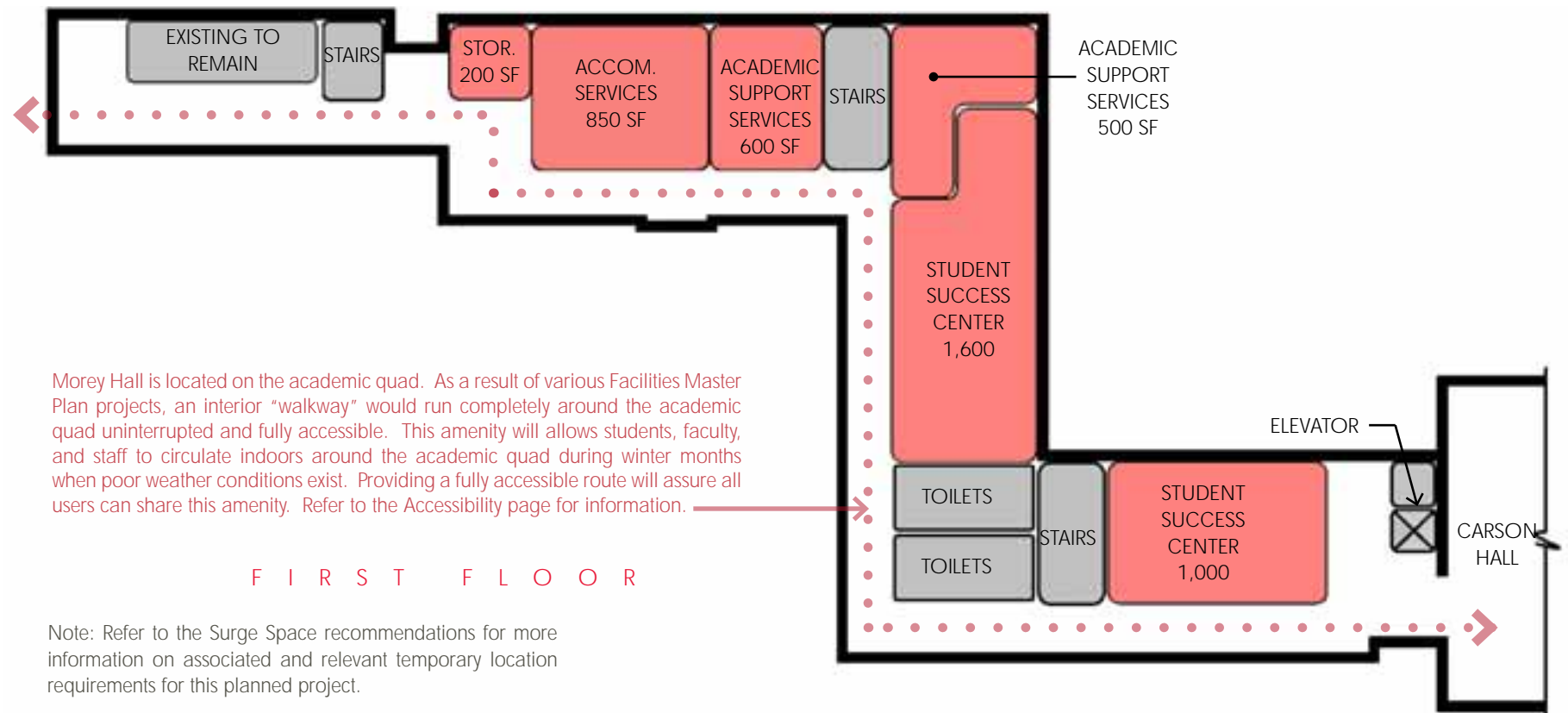
The relocation to a Morey Hall will better support collaboration between departments and will allow the staff to service students more efficiently and effectively, in particularly students using the Student Success Center (SSC). The SSC provides assistance to students helping enhance learning and personal development, as well as connects students with available campus resources in order to promote their academic and personal success at SUNY Potsdam. Services like these are better suited for more high student traffic areas along the academic quad. Student traffic is heaviest within the academic quad, therefore, locating these student services inside the major thoroughfare will increase contact with students.

PROPOSED DEPARTMENT SQUARE FOOTAGES

| DEPARTMENT NAME | PROPOSED NSF |
|-----------------------------|--------------|
| Accommodative Services | 1,050 |
| Academic Support Services | 600 |
| Student Success Center | 1,600 |
| Student Success Center | 1,000 |
| Associated Colleges | 1,000 |
| North Country Aids Outreach | 950 |
| Institutional Effectiveness | 3,300 |
| TOTAL | 9,500 |



SECOND FLOOR



FIRST FLOOR

Morey Hall is located on the academic quad. As a result of various Facilities Master Plan projects, an interior "walkway" would run completely around the academic quad uninterrupted and fully accessible. This amenity will allow students, faculty, and staff to circulate indoors around the academic quad during winter months when poor weather conditions exist. Providing a fully accessible route will assure all users can share this amenity. Refer to the Accessibility page for information.

Note: Refer to the Surge Space recommendations for more information on associated and relevant temporary location requirements for this planned project.



MACVICAR HALL 0015C

PLANNED PROJECT

PLANNED PROJECT SUMMARY

MacVicar Hall was originally constructed as a residential facility. Today the building houses faculty offices. Due to the original design intent, the rooms currently utilized as offices are not appropriately sized. The spaces originally intended to accommodate two student beds is used today for a single faculty member office in most cases. The narrow, double-loaded corridors are not conducive to the current use or ADA compliant. It is recommended that the building receive a major renovation. The renovated space should include a single-loaded corridor along the south side of the building at both the first and second floors.

The Facilities Master Plan recommends the relocation of the existing department faculty offices to Satterlee, Brainerd, and Dunn Halls. The new users of the building will be student and academic services currently housed in Sisson Hall. The location for these services improves accessibility to the other student and academic services currently in Raymond Hall, that will be remaining there. The proposed Meeting / Lounge / Ethnic Lounge of Unity (ELU) will serve dual purposes. The room will function as a meeting space for the Center for Diversity, which currently utilizes the second floor lounge in Sisson Hall. The proposed space will also accommodate the ELU currently in the basement of Bowman Hall. It is recommended that the existing space in Bowman be repurposed for building / facilities storage

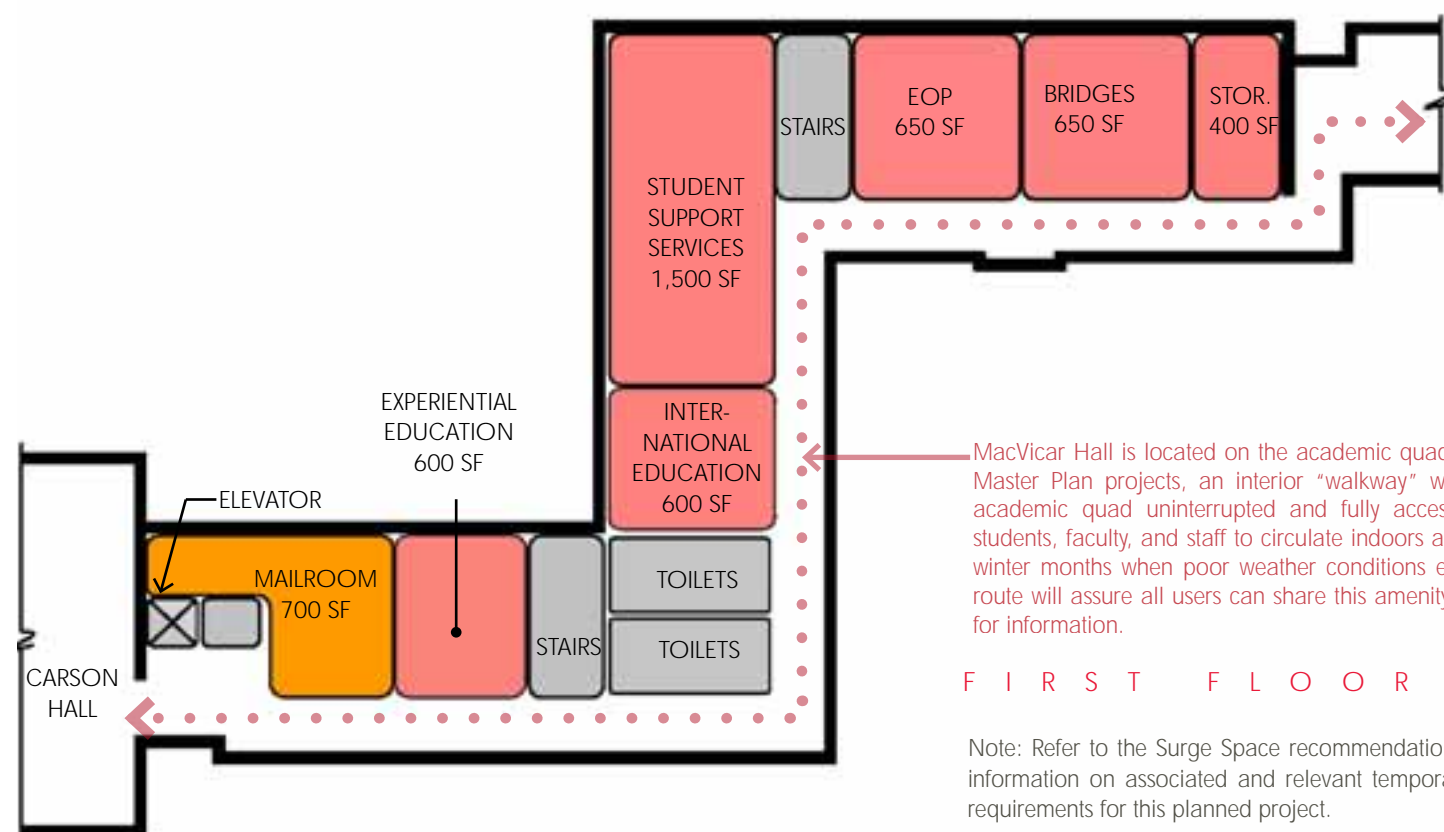
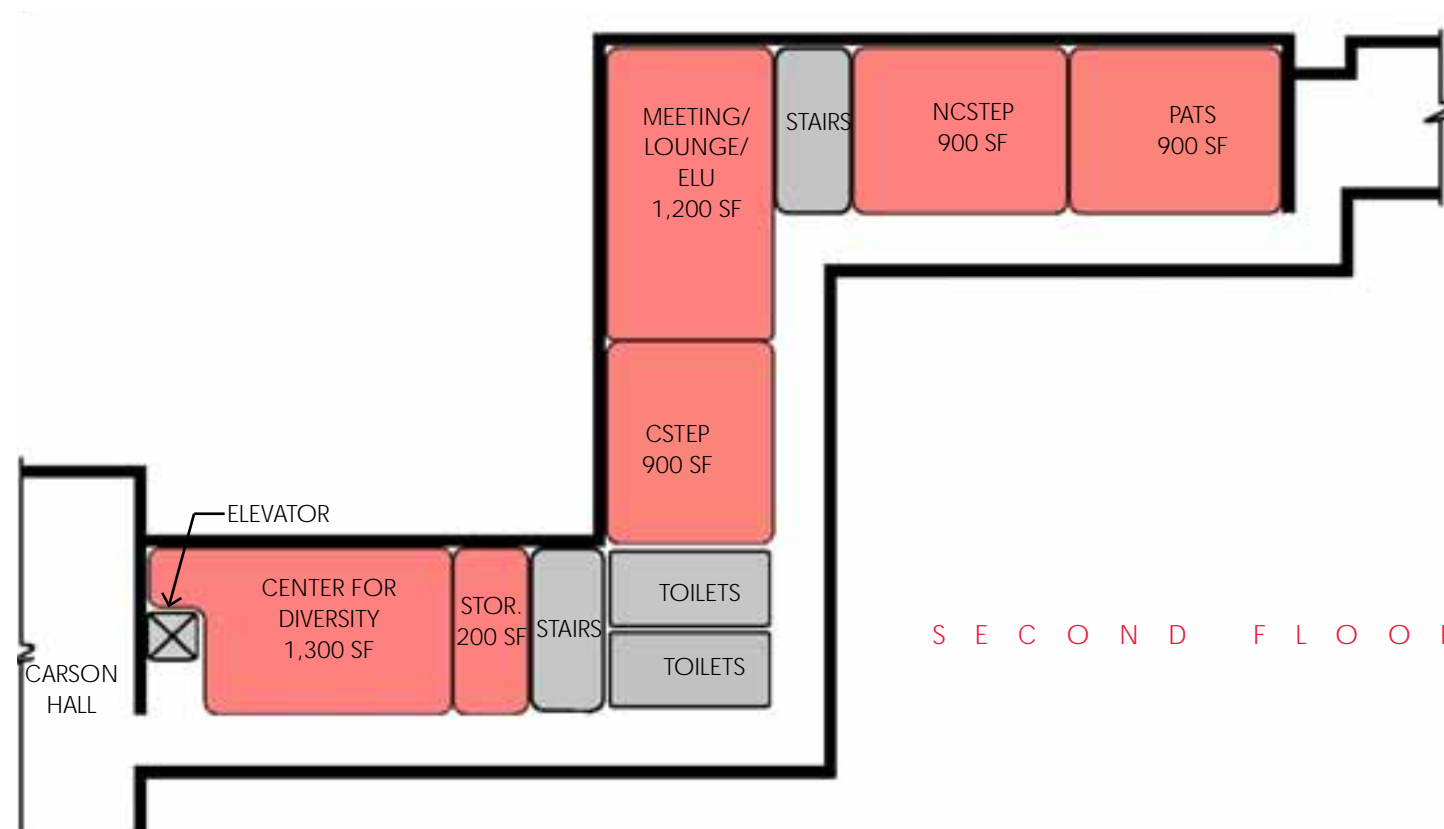
PROPOSED PROGRAM SUMMARY

Originally constructed as a residence hall MacVicar Hall requires major renovations in order to function as efficient academic or student service buildings. It is recommended that the existing departments' program be relocated; as a result, English and Communications will be consolidated into Brainerd Hall, improving efficiencies within the department. Student and academic services should move from Sisson Hall to MacVicar. The faculty and staff mailroom can remain in its current location.

The relocation to a Morey Hall will better support collaboration between departments and will allow the staff to service students more efficiently and effectively. Academic and student services are better suited for more high student traffic areas along the academic quad. Student traffic is heaviest within the academic quad, therefore, locating these student services inside the major thoroughfare will increase contact with students.

PROPOSED DEPARTMENT SQUARE FOOTAGES

| DEPARTMENT NAME | PROPOSED NSF |
|--------------------------|--------------|
| Mailroom | 700 |
| Experiential Education | 600 |
| International Education | 600 |
| Student Support Services | 1,500 |
| EOP | 650 |
| Bridges | 650 |
| Storage | 400 |
| Center for Diversity | 1,300 |
| Storage | 200 |
| CSTEP | 900 |
| Meeting/ Lounge/ E.U.L. | 1,200 |
| NCSTEP | 900 |
| PATS | 900 |
| TOTAL | 10,500 |



MacVicar Hall is located on the academic quad. As a result of various Facilities Master Plan projects, an interior "walkway" would run completely around the academic quad uninterrupted and fully accessible. This amenity will allow students, faculty, and staff to circulate indoors around the academic quad during winter months when poor weather conditions exist. Providing a fully accessible route will assure all users can share this amenity. Refer to the Accessibility page for information.

FIRST FLOOR

Note: Refer to the Surge Space recommendations for more information on associated and relevant temporary location requirements for this planned project.



MOREY & MACVAR 0015A & C

PLANNED PROJECT

RELATED PROJECTS

DAY CARE CENTER ,MERRITT HALL RENOVATION, BRAINERD HALL
RENOVATION, SATTERLEE HALL

PROPOSED USE

STUDENT SERVICES

PROPOSED FUNDING SOURCE

SUNY FUNDING CYCLE 2018

COST AND SCHEDULE

| PROJECT TYPE | START | FINISH | COST |
|------------------|----------|-----------|--------------|
| Major Renovation | 6/1/2019 | 3/31/2020 | \$10,626,759 |

MOREY HALL DEFERRED MAINTENANCE COSTS

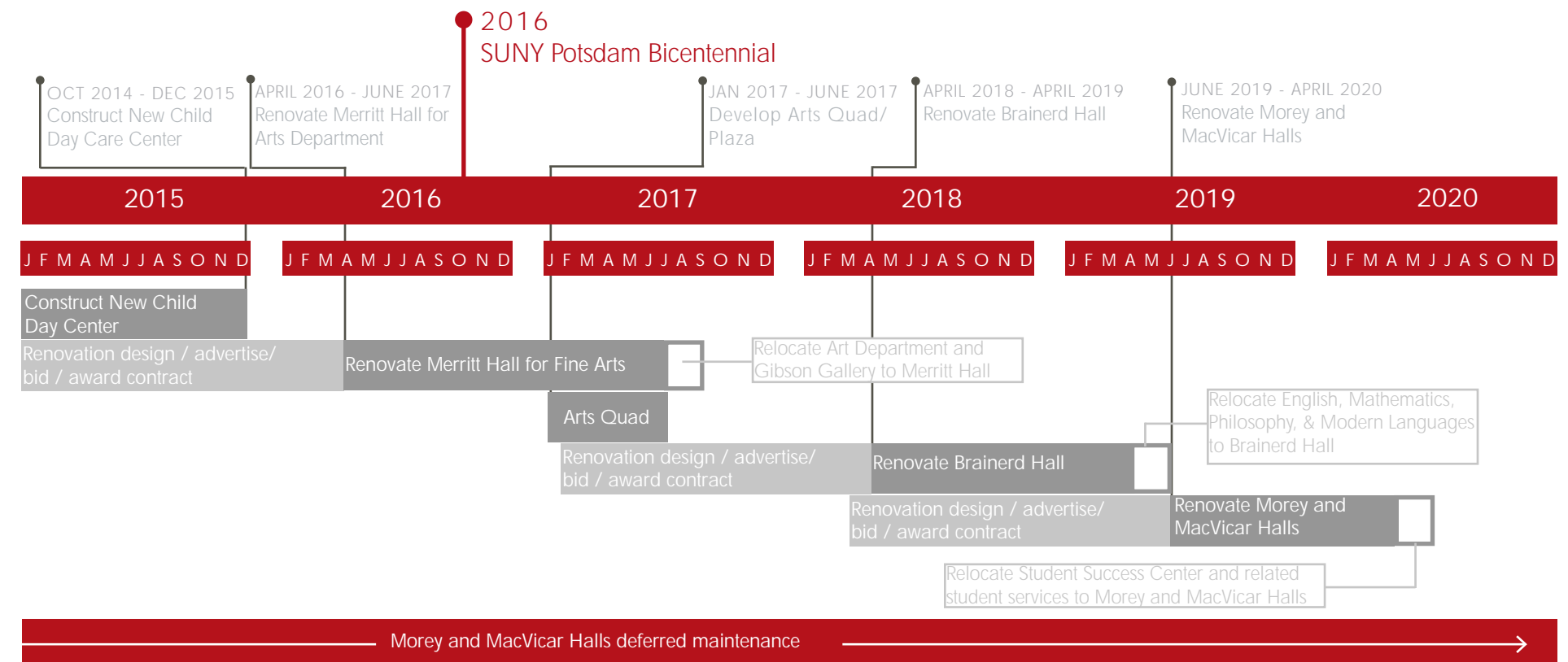
| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Abate VAT Flooring | 150,000 |
| Interior - Handicap Access | 158,400 |
| Interior - Renovate Corridor | 12,408 |
| Interior - Renovate Door Openings | 25,080 |
| Interior - Renovate Toilet Rooms | 200,006 |
| Interior Doors/Frames/Hardware | 304,128 |
| Investigation/Study of Structural Issues | 31,000 |
| New Fire Protection Sprinkler System | 214,736 |
| Remove Vine | 67,122 |
| Repair Ceilings | 12,408 |
| Repair Exterior Doors/Hardware | 23,100 |
| Repair Louvers | 8,910 |
| Repair Masonry - Cracks | 83,160 |
| Repair Masonry - Movement Joints | 77,510 |
| Repair Masonry - Spalling | 33,264 |
| Repair/Re-finish Interior Walls | 66,825 |
| Replace Carpet | 16,279 |
| Replace HVAC Equipment | 229,640 |
| Replace Mechanical Equipment | 23,667 |
| Replace Roof | 155,232 |
| Replace/Upgrade Plumbing | 26,529 |
| TOTAL | \$1,919,404 |

MACVICAR HALL DEFERRED MAINTENANCE COSTS

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Abate VAT Flooring | 120,000 |
| Interior - Handicap Access | 158,400 |
| Interior - Renovate Corridor | 12,408 |
| Interior - Renovate Door Openings | 25,080 |
| Interior - Renovate Toilet Rooms | 200,006 |
| Interior Doors/Frames/Hardware | 40,128 |
| Investigation/Study of Structural Issues | 27,036 |
| New Fire Protection Sprinkler System | 187,278 |
| Remove Vine | 55,935 |
| Repair Ceilings | 21,637 |
| Repair Louvers | 7,425 |
| Repair Masonry - Movement Joints | 175,890 |
| Repair/Re-finish Interior Walls | 59,400 |
| Replace Carpet | 14,200 |
| Replace HVAC Equipment | 200,276 |
| Replace Mechanical Equipment | 20,641 |
| Replace Roof | 121,968 |
| Replace VCT | 11,495 |
| Replace/Upgrade Plumbing | 23,137 |
| TOTAL | \$1,459,111 |

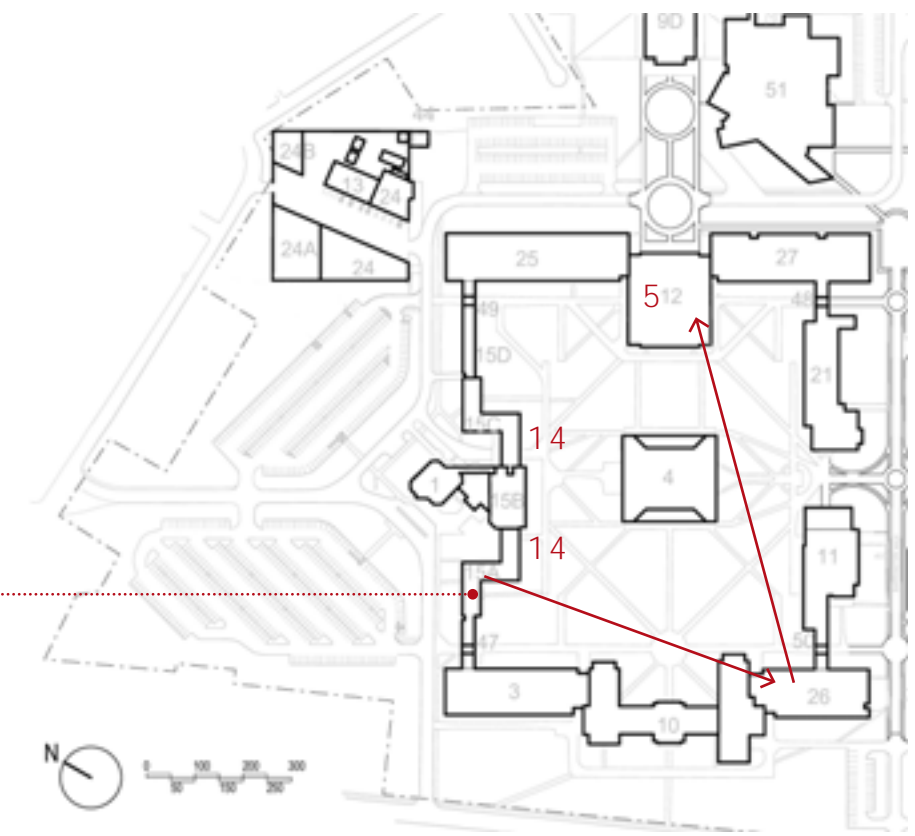
MOREY & MACVICAR 0015A & C

PLANNED PROJECT



PLANNED PROJECT SNAPSHOT

1. CONSTRUCT NEW DAY CARE CENTER.
2. RELOCATE EXISTING DAY CARE CENTER TO NEW BUILDING.
3. RELOCATE PACES AND ADMINISTRATIVE OFFICES IN MERRITT HALL TO TEMPORARY SWING SPACE LOCATIONS.
4. DESIGN / ADVERTISE / BID / AWARD A CONTRACT FOR MERRITT HALL.
5. RENOVATE MERRITT HALL INCLUDING INFILL OF POOL.
6. RELOCATE ARTS DEPARTMENT FROM BRAINERD TO RENOVATED MERRITT HALL.
7. DEVELOP NEW ARTS QUAD.
8. DESIGN / ADVERTISE / BID / AWARD A CONTRACT FOR BRAINERD HALL.
9. RENOVATE BRAINERD HALL TO ACCEPT ACADEMIC DEPARTMENT OFFICES AND SUPPORT SPACES.
10. RELOCATE MATHEMATICS, MODERN LANGUAGES, ENGLISH & COMMUNICATIONS, AND PHILOSOPHY TO RENOVATED BRAINERD HALL.
11. RELOCATE REMAINING DEPARTMENTS FROM MOREY AND MACVICAR TO SATTERLEE HALL.
12. DESIGN / ADVERTISE / BID / AWARD A CONTRACT FOR MOREY AND MACVICAR
13. RENOVATE MOREY AND MACVICAR HALLS TO ACCEPT THE STUDENT SUCCESS CENTER AND RELATED STUDENT SERVICES DEPARTMENTS.
14. RELOCATE STUDENT SUCCESS CENTER TO MOREY & MACVICAR



PLANNED PROJECT
FINAL RECOMMENDATION

CRUMB LIBRARY 0004

EXISTING CONDITIONS

FAST FACTS:

CONSTRUCTED: 1967

GROSS SQUARE FOOTAGE: 73,100

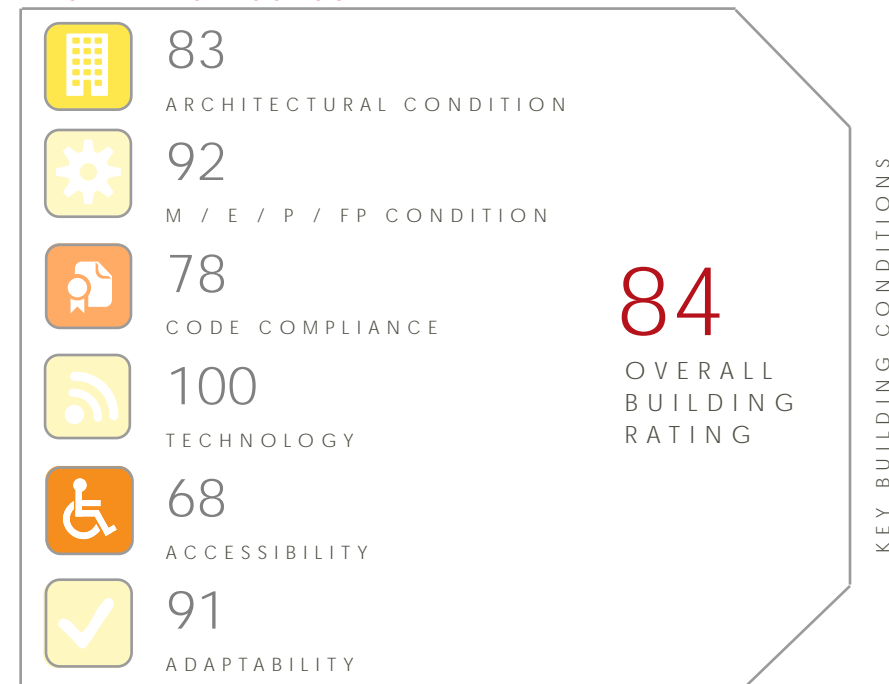
NET ASSIGNABLE SQUARE FEET: 60,159

NET TO GROSS RATIO: 82%

BUILDING NUMBER: 0004

EXISTING DEPARTMENTS: LTEC, LIBRARIES, ARCHIVES

FACILITIES ASSESSMENT:



Note: Refer to the Assessment of Conditions section of this book for detailed information on the rating system used for the building assessments.



EXISTING CONDITION SUMMARY

Crumb Library, constructed in 1967, is the focal point of the academic quad. This important location is justified by Crumb's programmatic use as a library. Overall, the building is in good condition. The interior reflects the original aesthetic intent of the design and appears dated with many of the finishes (e.g., flooring, furniture) beyond their normal useful life. The central structural bay on the second floor was not designed to house stacks, limiting this zone to reading and/or office functions.

The exterior appears to be in good condition. The lower roof sections are scheduled for replacement in 2015; however, repair work needs to be scheduled immediately. The upper roof is scheduled for replacement in 2025 and is overall in very good condition.

(See Phase II for additional detailed information.)

EXISTING UTILIZATION SUMMARY

Since Crumb Library does not contain regularly scheduled academic space, a utilization summary is not provided for this project.

EXISTING PROGRAM SUMMARY

The facility currently accommodates all general library functions (not including Music), Archives, and the College Teaching and Learning Center.

CRUMB LIBRARY 0004

PLANNED PROJECT

PLANNED PROJECT SUMMARY

Project consists of a partial renovation of a 1967 academic building. The building is comprised of three floors. The partial renovation consists of demolishing the interior partitions and room finishes, and the installation of new partitions and finishes to 26,773 gross square feet of building on the first floor and a small renovation to the basement level only. The second floor shall remain as existing (except for deferred maintenance issues).

Renovation includes new toilet facilities, and new branch HVAC, electric, fire alarm, and a new fire sprinkler system. There will be (2) separate 5,000 gross square foot additions to the first floor (one-story additions). The additions are infilling existing building exterior alcoves, so there is one new exterior wall per addition, but no roof. This infill will also resolve accessibility issues.

It is important that the facilities support the collaboration of program that is highly beneficial to the students and their success of their academic careers.

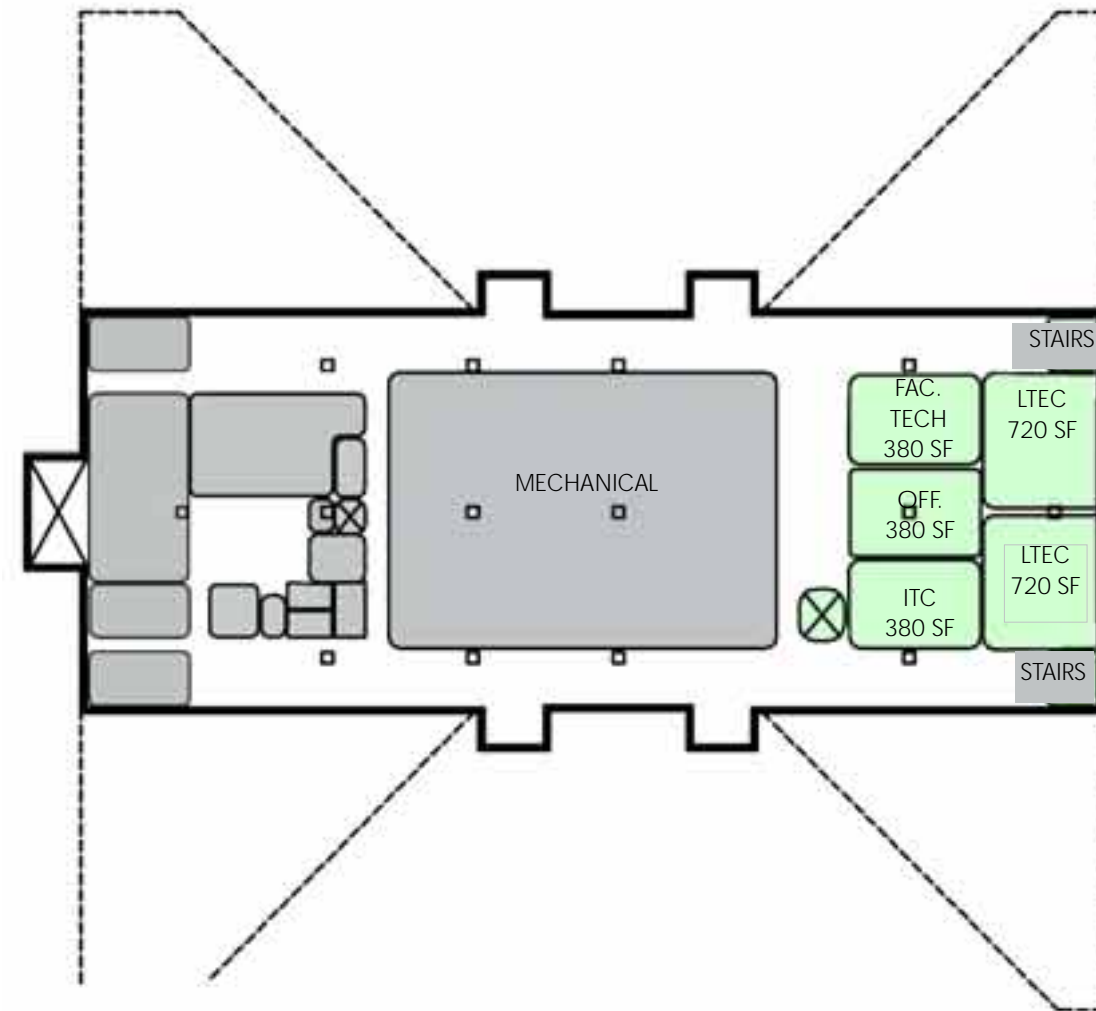
PROPOSED PROGRAM SUMMARY

It is recommended that the Crumb Library receive renovations and additional space in two phases. Each phase would greatly support the College Libraries mission to support learning for the College community through information resources and services. The first phase would include a partial renovation of the basement, a complete renovation of the first floor, a partial renovation of the second floor, and the infilling of the existing east and west ramped entry ways. The second phase includes a 10,000-square-foot addition. The facility would see the addition of existing programs currently on campus, as well as new programs. The existing programs that would be relocated from other buildings on campus are: Undergraduate Research, Writing Center, ITC, Faculty Technology Development, and Levitt Computer Lab. The Levitt Computer Lab is the only existing space that will be temporarily relocated prior to and during construction. With regards to surge space, the remainder of the spaces are located in buildings that will be unaffected by any proposed projects.

The addition new programs further transforming the role of the library are: Information Literacy Instruction, Multi-Media Lab, and Student Practice Space. The collaboration of the program is ideal to the College's mission. The grouping of student services and resources under one roof is highly beneficial to the students and their success of their academic careers.

PROPOSED DEPARTMENT SQUARE FOOTAGES

| DEPARTMENT NAME | PROPOSED NSF |
|----------------------------------|--------------|
| ITC + PLUS OFFICE | 1,660 |
| FACULTY TECHNOLOGY DEVELOPMENT | 380 |
| MULTIMEDIA | 700 |
| UNDERGRAD RESEARCH | 1,100 |
| COMPUTER LAB | 2,000 |
| WRITING CENTER | 950 |
| INFO. LITERACY CENTER | 1,100 |
| COLLEGE TEACHING/LEARNING CENTER | 1,440 |
| FOOD SERVICE - MINERVA CAFE | 950 |
| GENERAL LIBRARY | 50,016 |
| TOTAL | 59,441 |



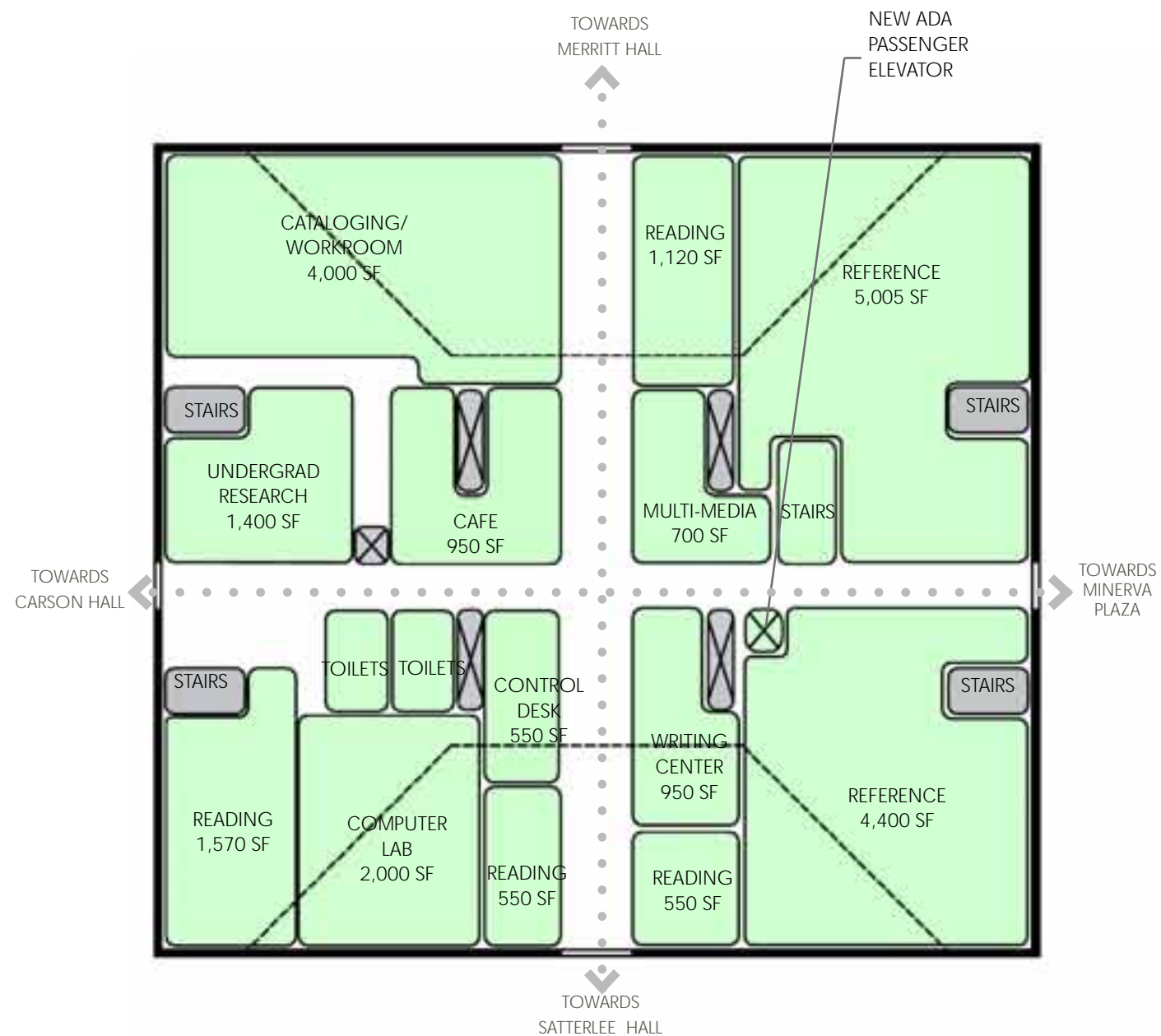
B A S E M E N T



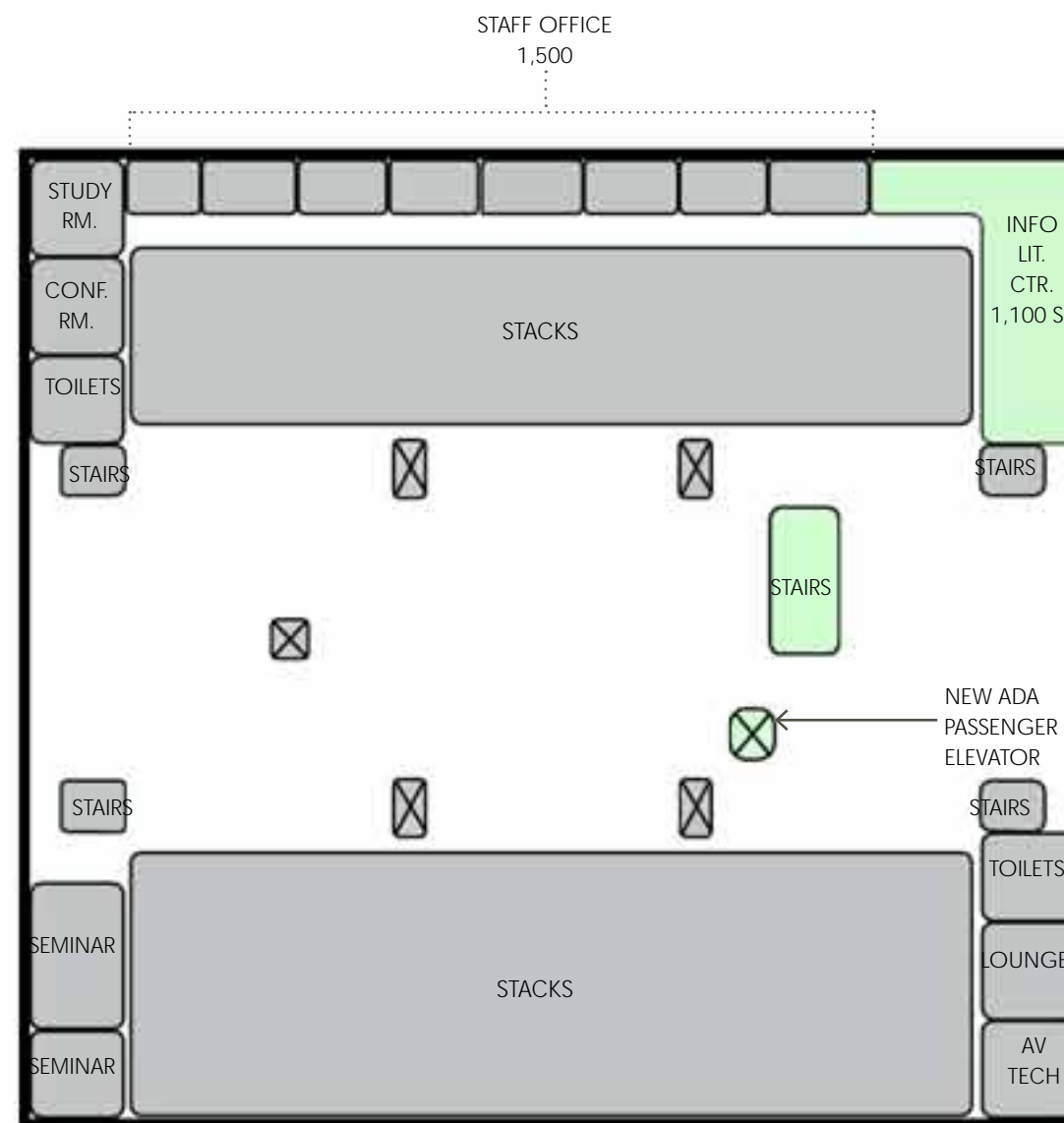
Note: Refer to the Surge Space recommendations for more information on associated and relevant temporary location requirements for this planned project.

CRUMB LIBRARY 0004

EXISTING FLOOR PLANS



FIRST FLOOR
PHASE I



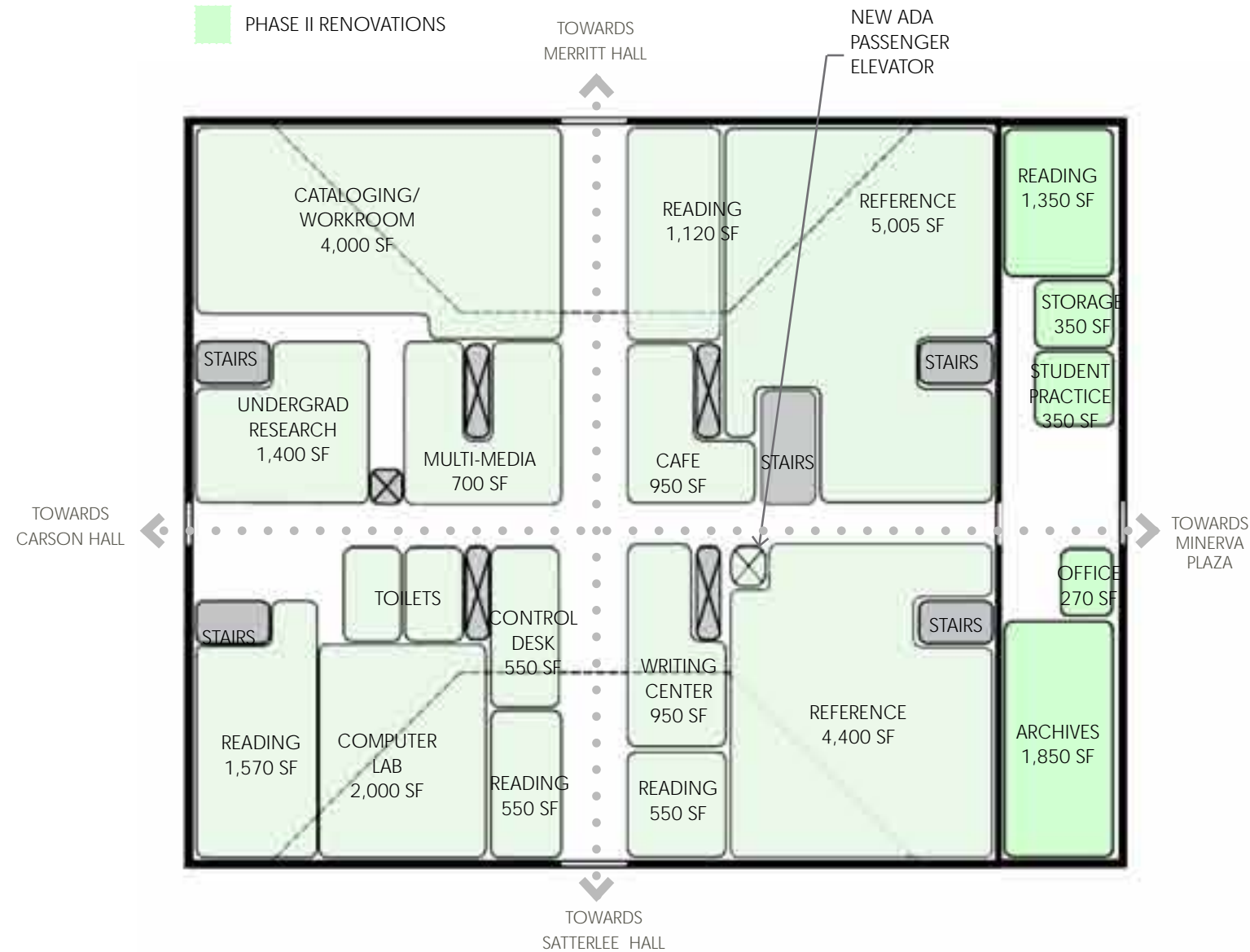
SECOND FLOOR
PHASE I

PLANNED PROJECT
FINAL RECOMMENDATION

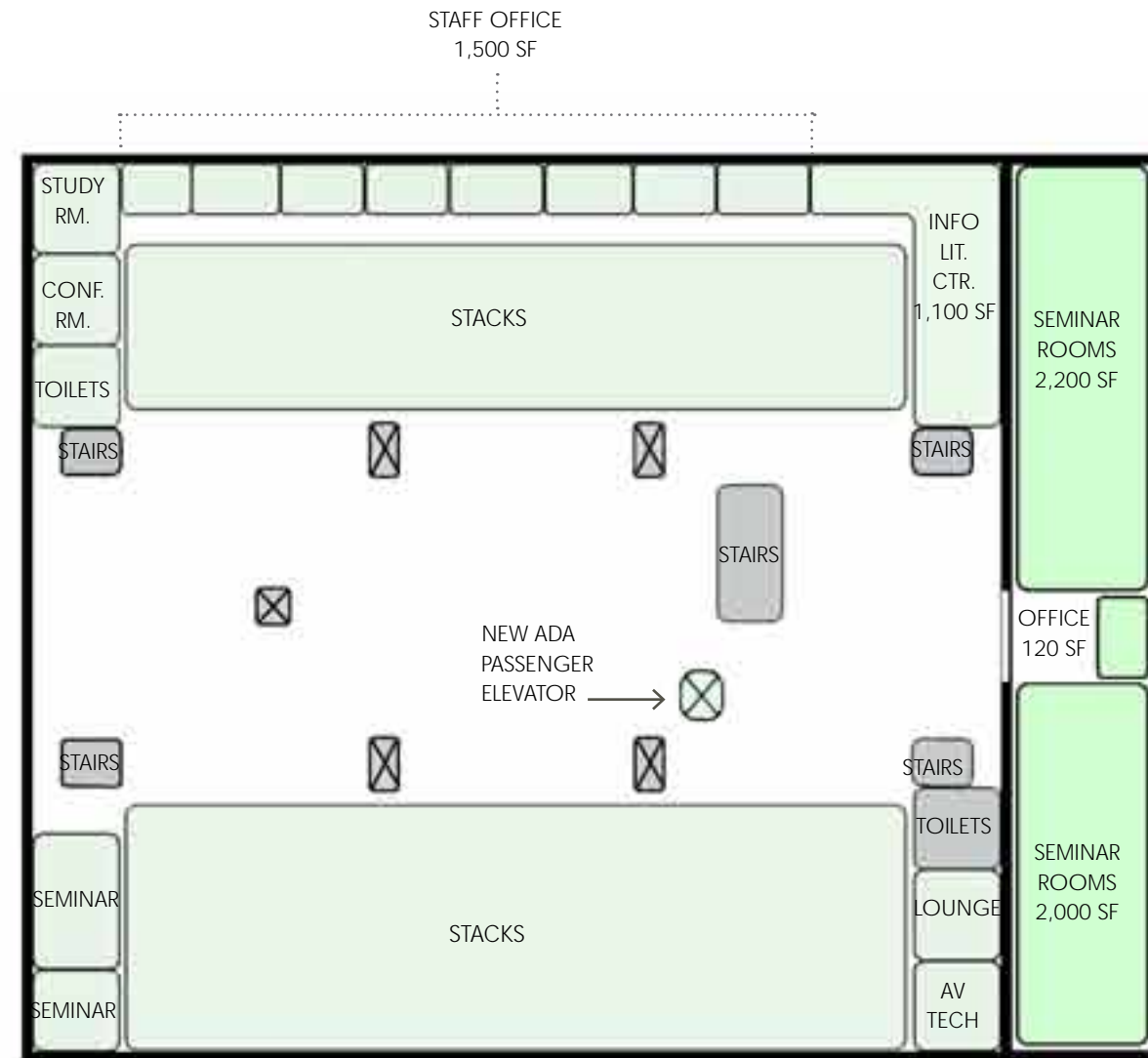
CRUMB LIBRARY 0004

PROPOSED FLOOR PLANS

- PHASE I RENOVATIONS
- PHASE II RENOVATIONS

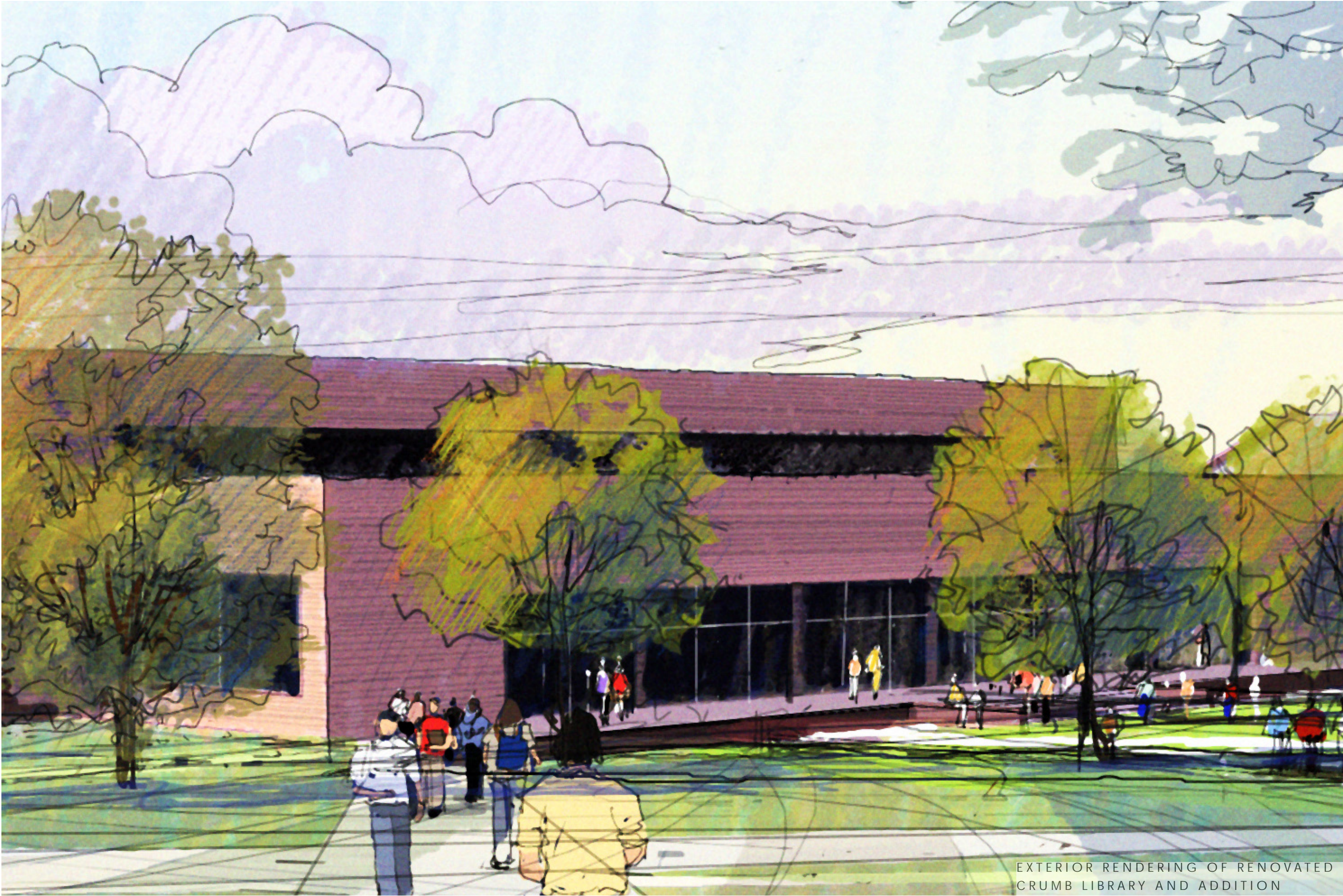


FIRST FLOOR
PHASE 2



SECOND FLOOR
PHASE 2





EXTERIOR RENDERING OF RENOVATED CRUMB LIBRARY AND ADDITION

CRUMB LIBRARY 0004

PLANNED PROJECT

RELATED PROJECTS

MERRITT HALL

PROPOSED USE

LIBRARY

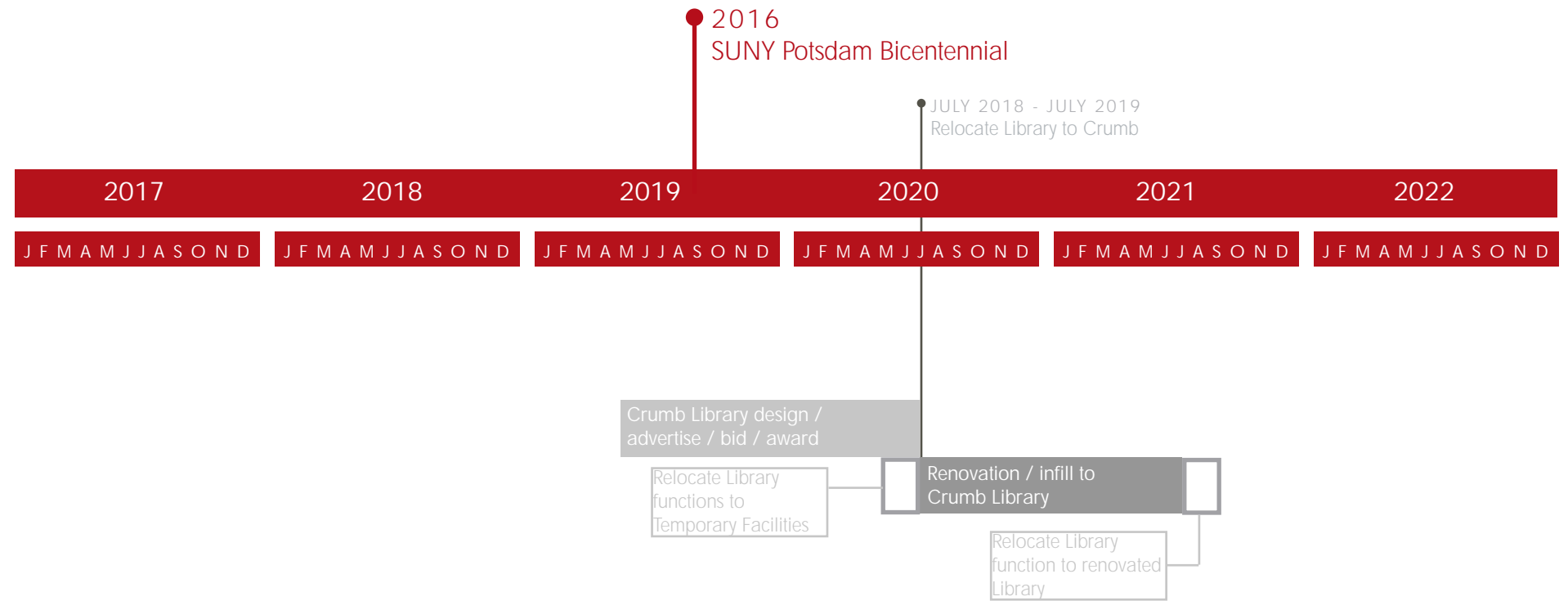
PROPOSED FUNDING SOURCE

SUNY FUNDING CYCLE 2023

FUND RAISING / FOUNDATION

COST AND SCHEDULE

| PROJECT TYPE | START | FINISH | COST |
|--------------|----------|-----------|-------------|
| Renovation | 7/1/2020 | 6/30/2021 | \$3,000,000 |



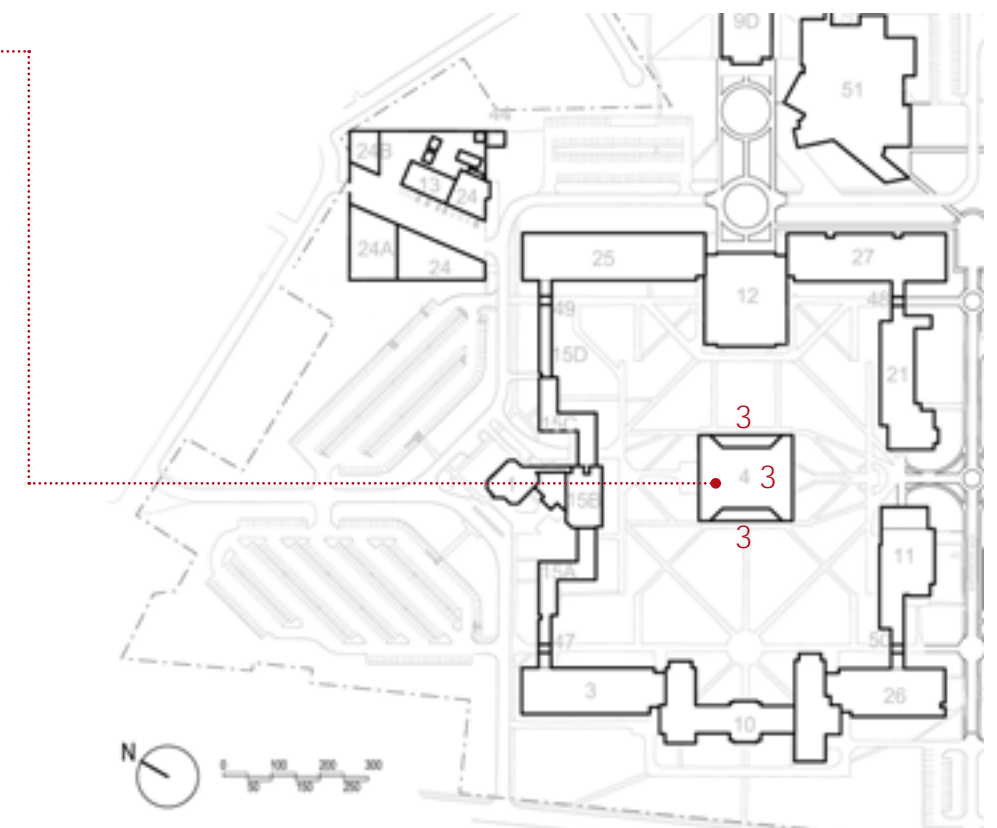
Crumb Library deferred maintenance

CRUMB LIBRARY DEFERRED MAINTENANCE COSTS

| TASK DESCRIPTION | COST (\$) |
|----------------------------------|--------------------|
| Exterior - Ramp Repairs | 17,160 |
| Interior - Handicap Access | 158,400 |
| Interior - Renovate Toilet Rooms | 100,003 |
| Interior Doors/Frames/Hardware | 574,464 |
| Repair Ceilings | 289,476 |
| Repair Exterior Doors/Hardware | 99,000 |
| Repair Exterior Stairs | 44,220 |
| Repair Foundations | 2,970 |
| Repair Heaving Pavers | 22,523 |
| Repair Ramps | 43,560 |
| Repair Skylights | 146,488 |
| Repair/Re-finish Interior Walls | 43,824 |
| Repair Heaving Pavers | 22,523 |
| Replace Roof | 485,100 |
| Update Furnishing | 217,107 |
| TOTAL | \$2,345,612 |

PLANNED PROJECT SNAPSHOT

1. DESIGN / ADVERTISE / BID / AWARD A CONTRACT FOR RENOVATION / INFILL TO CRUMB LIBRARY
2. RELOCATE LIBRARY TO TEMPORARY FACILITIES
3. RENOVATE / INFILL CRUMB LIBRARY - PHASE I
4. CONSTRUCT NEW ADDITION - PHASE II
5. RELOCATE LIBRARY PROGRAM BACK TO CRUMB LIBRARY





MAXCY HALL 0005

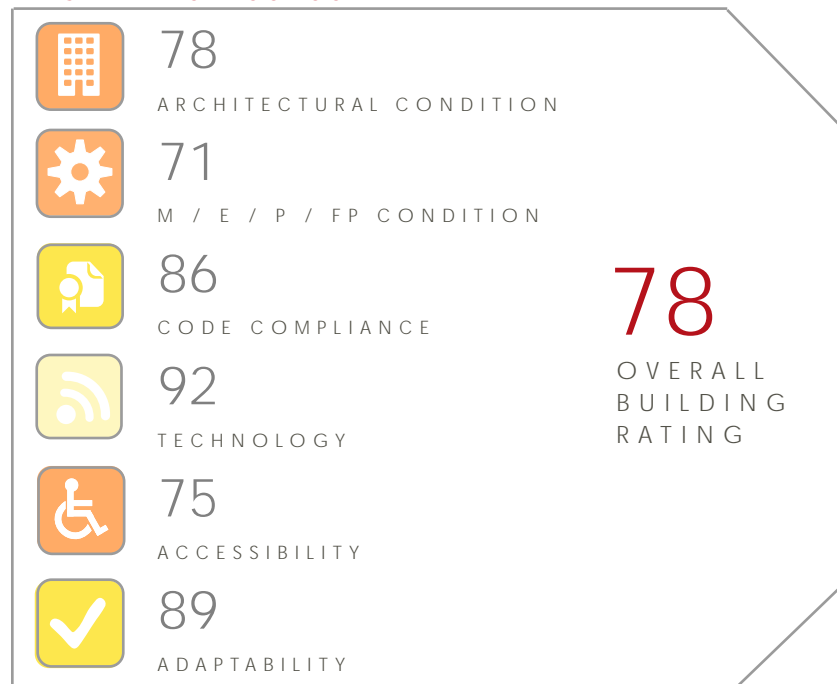
PLANNED PROJECT

FAST FACTS:

CONSTRUCTED: 1972
 GROSS SQUARE FOOTAGE: 212,889
 NET ASSIGNABLE SQUARE FEET: 194,614
 NET TO GROSS RATIO: 91%
 BUILDING NUMBER: 0005

EXISTING DEPARTMENTS: ATHLETICS AND PHYSICAL EDUCATION

FACILITIES ASSESSMENT:



Note: Refer to the Assessment of Conditions section of this book for detailed information on the rating system used for the building assessments.



EXISTING CONDITION SUMMARY

Maxcy Hall was constructed in 1972 as the campus' athletic facility. The facility consists of large, open-span spaces for athletic functions. The athletic facility has some exterior envelope issues and is in need of some interior maintenance repairs. The air systems serving many spaces in the facility need to be addressed. The current use of the building is appropriate; and is not conducive to any other use.

Overall the interior appears to be in good condition; however, cracks in the interior masonry walls in multiple locations (several rather large) require investigation by a structural engineer to verify cause and remedy. The exterior of the building appears to be generally original to the building's construction. There is a widespread problem with the brick facing that includes spalling, inadequate water penetration control, joint deterioration and poor performance of the masonry window sills. The roof condition is of a mixed nature. While the building may technically be minimally accessible, the ramp at the main entry on the west side does not comply with barrier free requirements as it is too long with no intermediate landing. The specialty flooring systems are in various conditions.

See Phase II for more information on physical conditions.

EXISTING UTILIZATION SUMMARY

Since Maxcy Hall does not contain regularly scheduled academic space, a utilization summary is not provided for this project.

EXISTING PROGRAM SUMMARY

Maxcy Hall currently accommodates all student athletic and recreational programs.

MAXCY HALL 0005

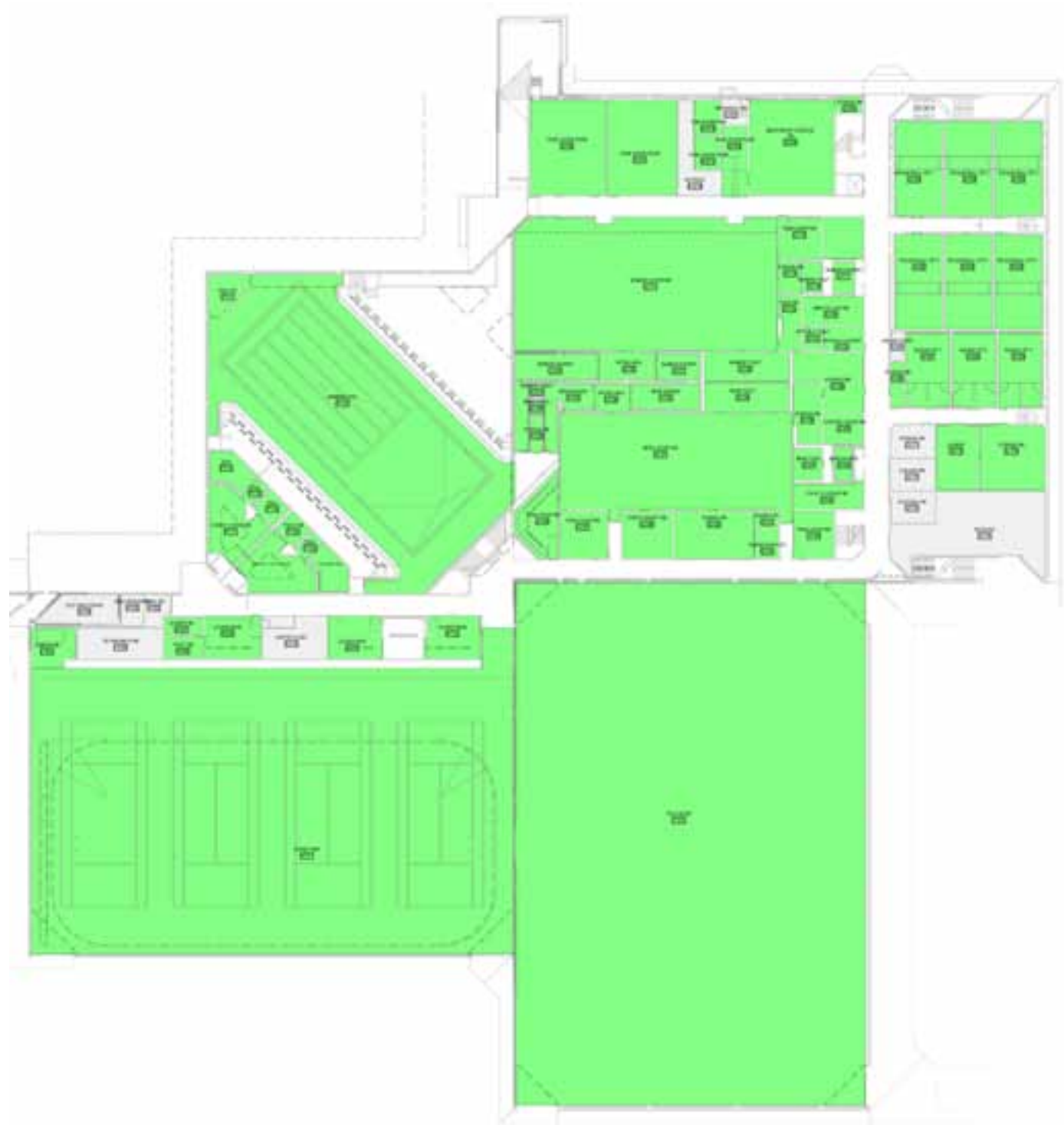
EXISTING FLOOR PLANS

EXISTING DEPARTMENT SQUARE FOOTAGES

| DEPARTMENT NAME | EXISTING NSF |
|-------------------------------|----------------|
| Health and Physical Education | 145,450 |
| General Instruction | 2,062 |
| Theater and Dance | 3,740 |
| TOTAL | 151,252 |

DEPARTMENT COLOR LEGEND

| | | |
|------------------------------------|---|--|
| Academic Services | English | Non Assignable |
| Anthropology | Extended Education | Philosophy |
| Art | Facilities / Central Plant | Physics |
| Biology | Field Experiences & Teacher Certification | Politics |
| Building Services | General Administration | Psychology |
| Business Administration | Geology | School of Arts and Sciences |
| Chemistry | Health and Physical Education | School of Education and Professional Studies |
| Child / Day Care | History | Secondary Education |
| Community Health | Information & Communication Technology | Sociology |
| Computer Science | Instruction General | Special Education |
| Crane School of Music | Interdisciplinary Studies | Student Activities |
| Curriculum & Instruction B-G6 | Literacy | Student Services |
| Economics and Employment Relations | Mathematics | Theater and Dance |
| Library Services | Modern Languages | |

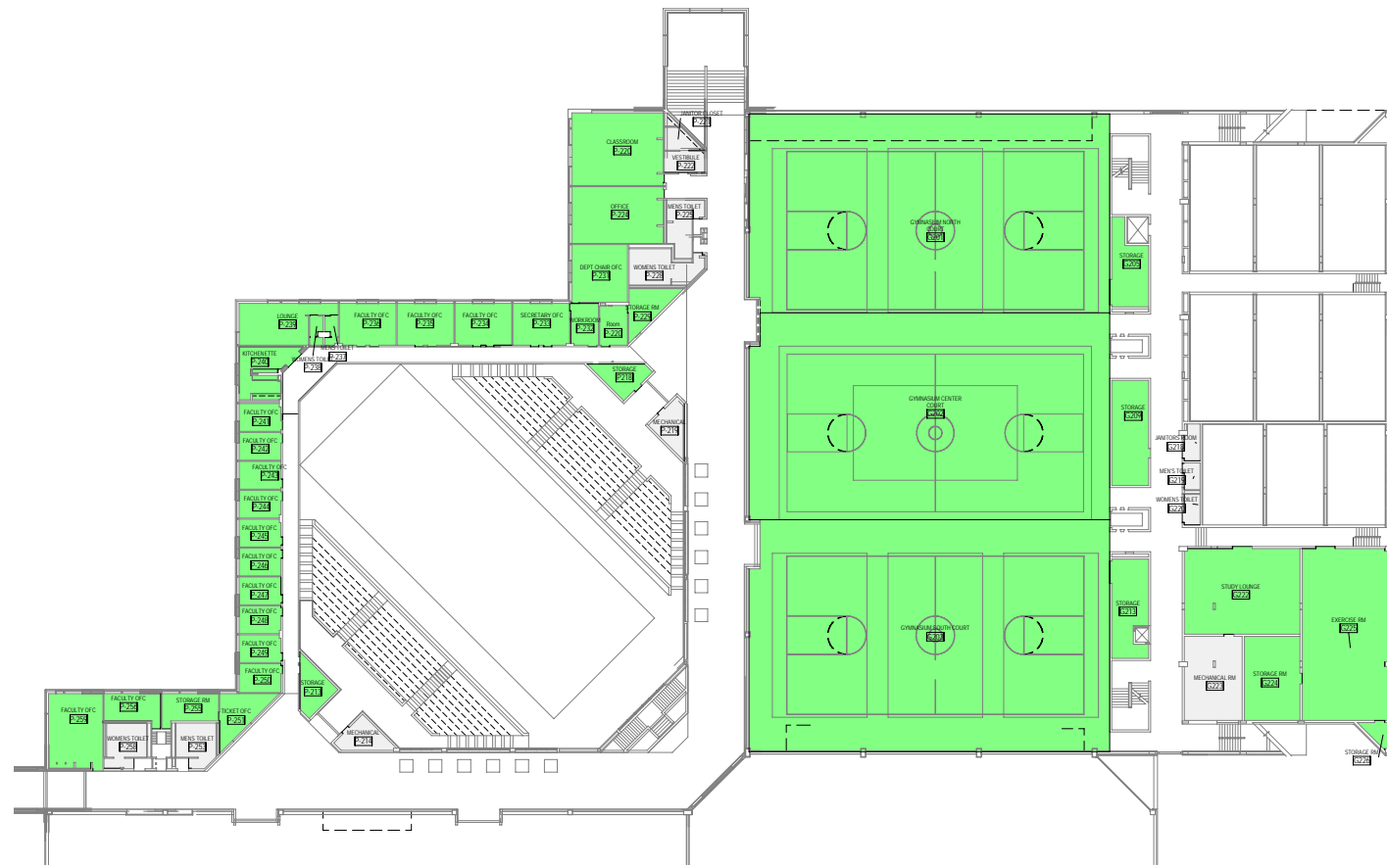


FIRST FLOOR

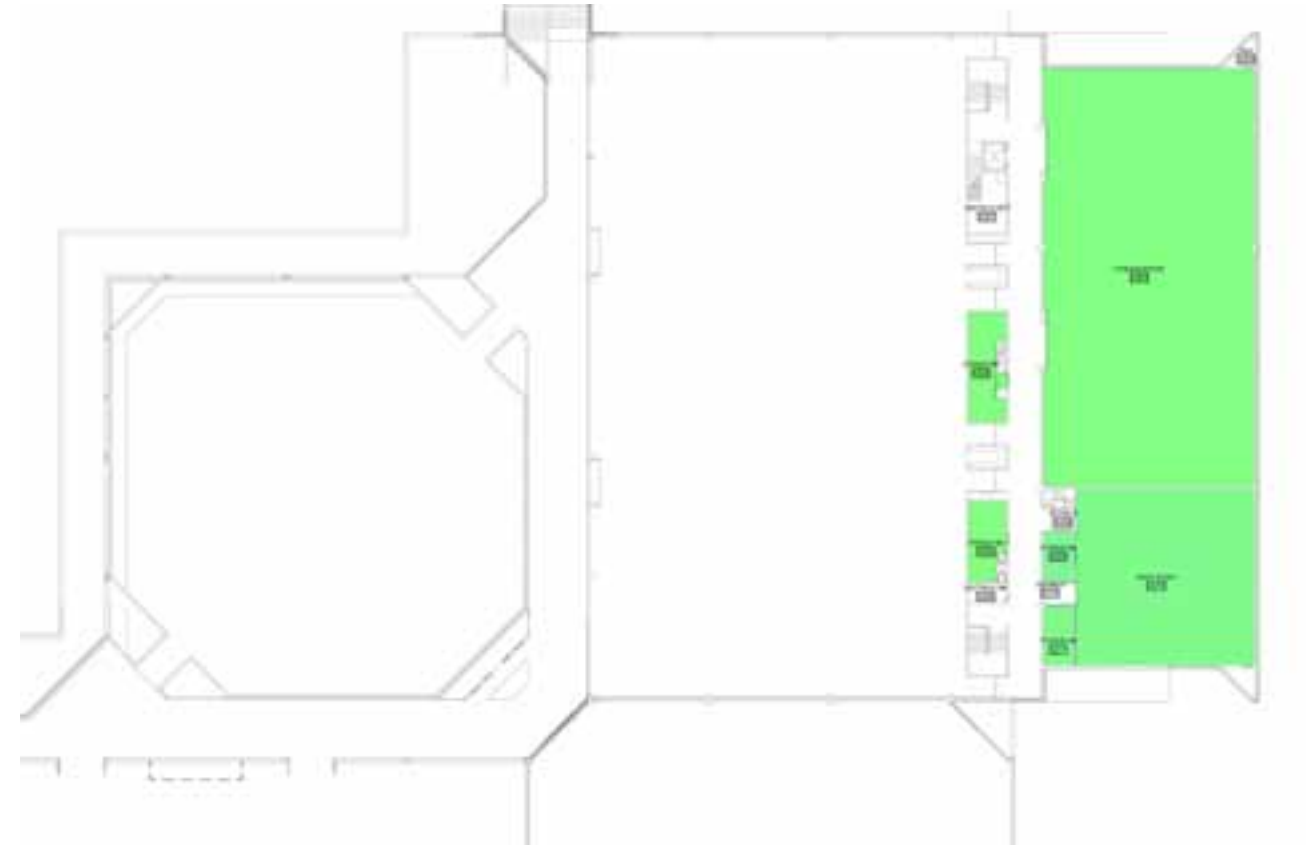
PLANNED PROJECT
FINAL RECOMMENDATION

MAXCY HALL 0005

EXISTING FLOOR PLANS



SECOND FLOOR



THIRD FLOOR

MAXCY HALL 0005

PLANNED PROJECT

PLANNED PROJECT SUMMARY

The existing athletic facility, Maxcy Hall, is a sizable building. The current NASF is greater than typically recommended; however, it is suggested that the facility receive additional space with two additions per the following:

The existing swimming pool in Maxcy Hall does not meet current NCAA requirements. The cost to renovate the existing pool would exceed the cost of building a new pool. Therefore, it is recommended that a 10,000-square-foot addition be constructed adjacent to the current pool on the west side of the building. The current condition is especially dangerous and should be addressed within the near future.

The existing pool space can then be repurposed to house the fitness center, currently located on the third floor of the facility. The ground floor of the building is an ideal location for a fitness center because the public and community users will have easier access. In addition, the showers and lockers utilized by many of the fitness users are on the ground floor.

The current fitness center space on the third floor can be used for athletic teams and non-credit programs, currently occurring in Merritt Hall. During certain times of the year when the athletic teams cannot practice outdoors they must use the Field House Gymnasium on the ground floor of the building.

When the renovations to Merritt Hall begins the use of the pool will be eliminated. Activities currently occurring at the Merritt Hall pool will need to be accommodated for with the Maxcy Hall pool. Similarly, other non-credit activities occurring in Merritt Hall will need to be accommodated for using other facilities across campus, including Maxcy Hall for athletic related programs.

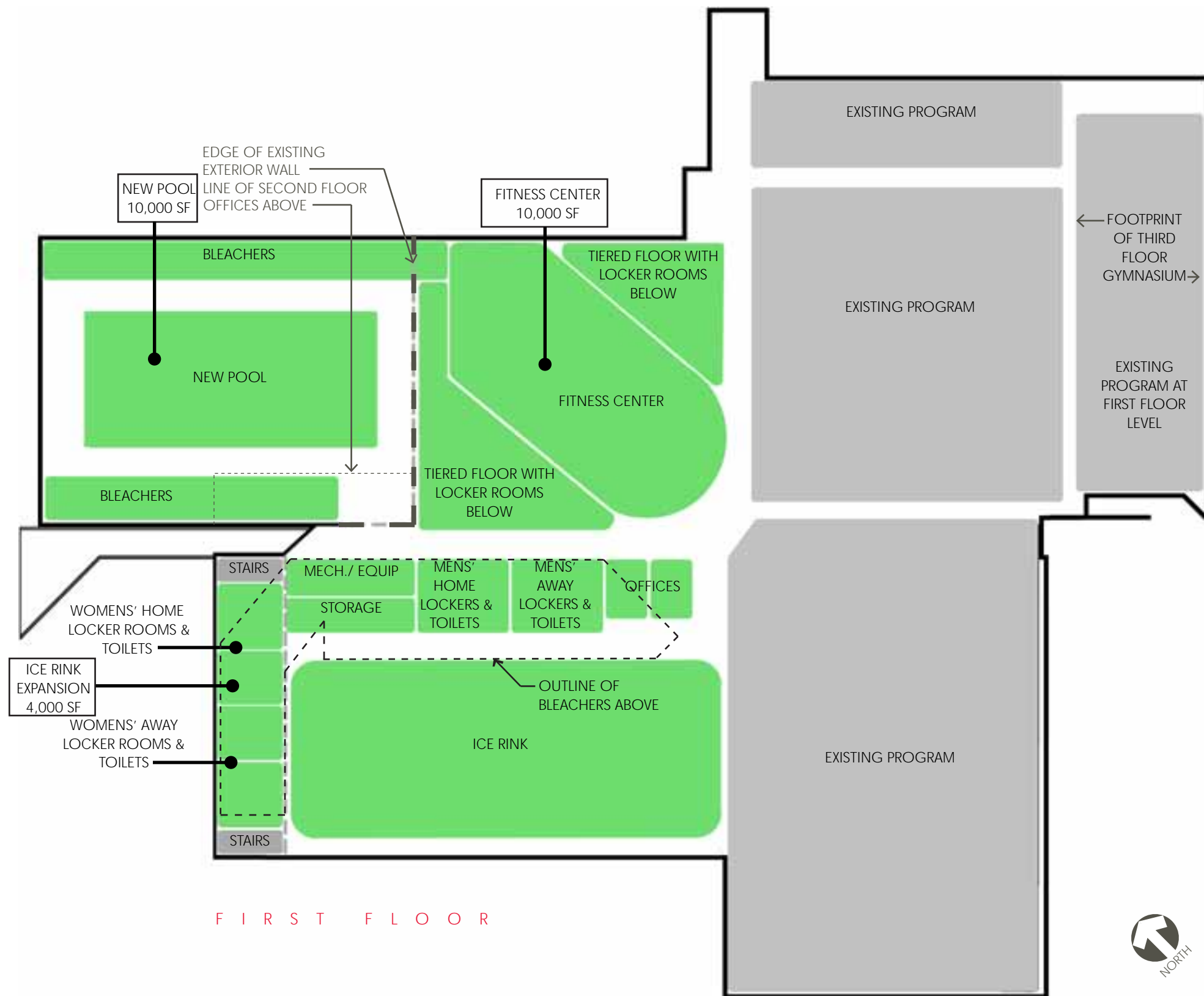
The College has completed studies and received estimates for an addition to the ice rink arena. The addition would be located along the west wall of the ice rink space and would accommodate the programmatic space needs of the athletic program. The ice sheets needs to shift five feet north in order to provide more space for the coach / team benches. The current proximity of the benches to the rink have proved to be problematic and dangerous.

PROPOSED PROGRAM SUMMARY

The Facilities Master Plan does not recommended any modifications to the current program located in Maxcy Hall.

PROPOSED DEPARTMENT SQUARE FOOTAGES

| DEPARTMENT NAME | PROPOSED NSF |
|-------------------------------|--------------|
| Health and Physical Education | 163,573 |
| General Instruction | 2,062 |
| TOTAL | 165,252 |



FIRST FLOOR

PLANNED PROJECT
FINAL RECOMMENDATION



MAXCY HALL 0005

PLANNED PROJECT

RELATED PROJECTS

NEW PERFORMING ARTS CENTER, MERRITT HALL

PROPOSED USE

STUDENT SERVICES

PROPOSED FUNDING SOURCE

SUNY FUNDING CYCLE 2018 AND 2023

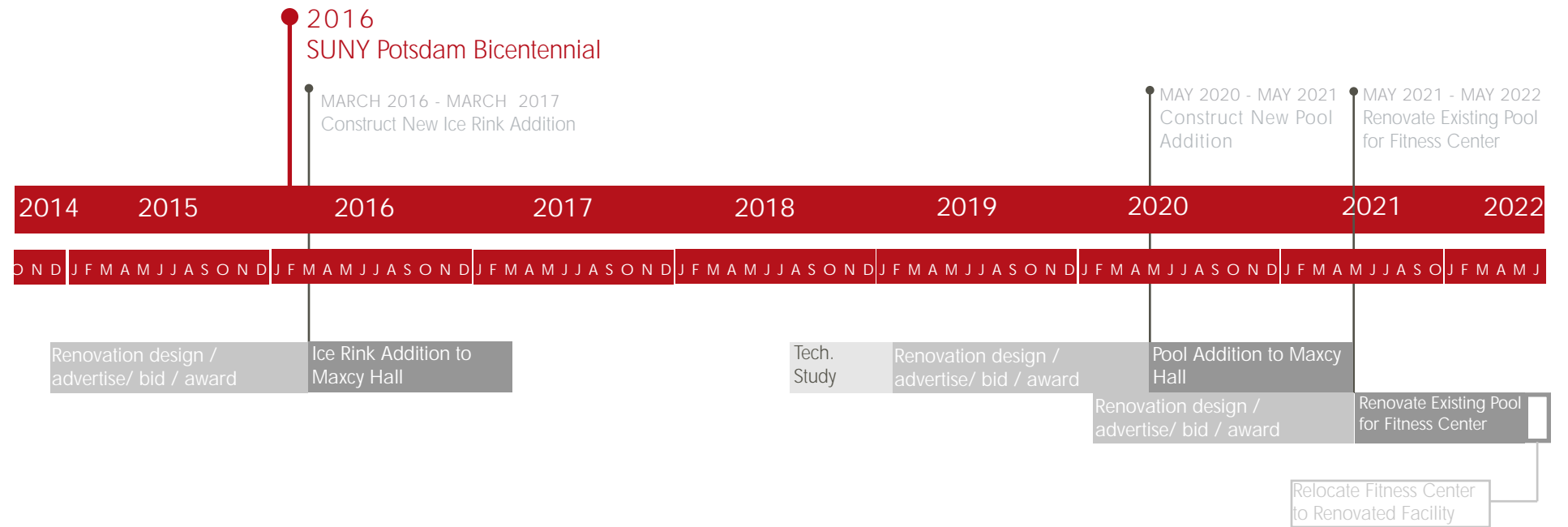
FUND RAISING / FOUNDATION

COST AND SCHEDULE

| PROJECT TYPE | START | FINISH | COST |
|--|----------|-----------|-------------|
| Renovation (New Fitness Center) | 5/1/2021 | 4/30/2022 | \$2,503,424 |
| New Construction (Ice Rink) | 3/1/2016 | 2/28/2017 | \$2,400,960 |
| Renovation & New Construction (New Pool) | 5/1/2020 | 4/30/2021 | \$8,765,005 |

MAXCY HALL DEFERRED MAINTENANCE COSTS

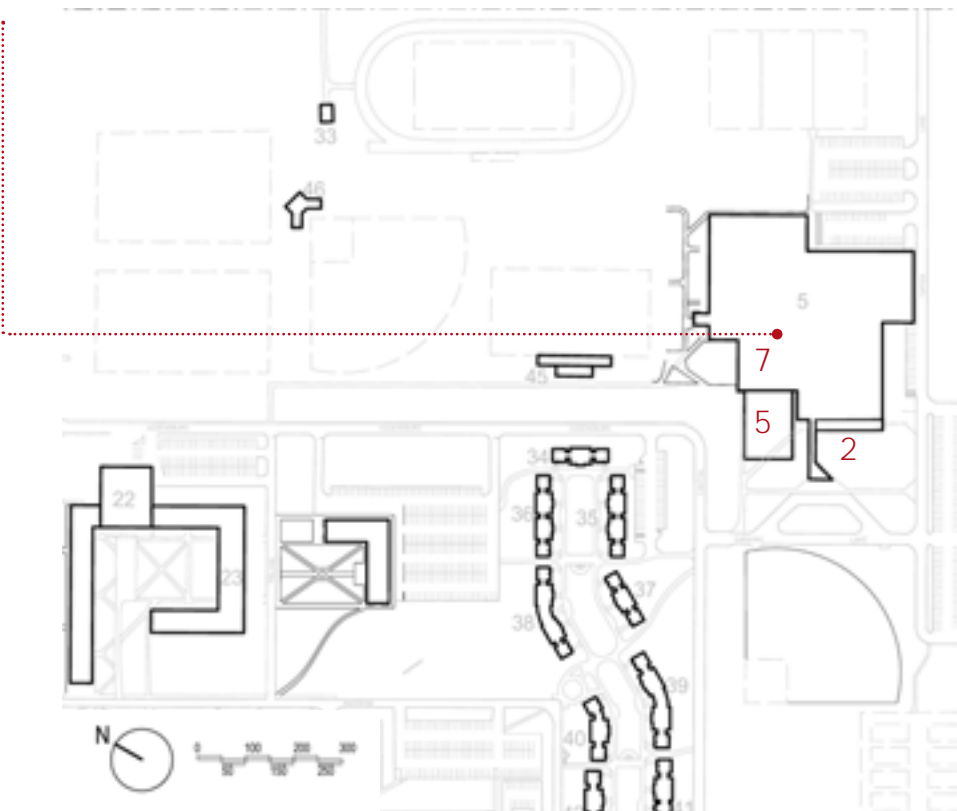
| TASK DESCRIPTION | COST (\$) |
|--|---------------------|
| Interior - Handicap Access | 158,400 |
| Interior - Renovate Toilet Rooms | 200,006 |
| Interior Doors/Frames/Hardware | 1,385,472 |
| Investigation/Study of Structural Issues | 281,013 |
| New Fire Protection Sprinkler System | 1,946,559 |
| Repair Ceilings | 505,824 |
| Repair Exterior Doors/Hardware | 202,752 |
| Repair Heaving Pavers | 180,180 |
| Repair Masonry - Cracks | 1,233,540 |
| Repair Masonry - Movement Joints | 702,530 |
| Repair Masonry - Re-pointing | 810,612 |
| Repair Masonry - Spalling | 411,180 |
| Repair Skylights | 12,925 |
| Repair Windows (Caulk/Flash/Seal) | 610,896 |
| Repair/Re-finish Interior Walls | 298,238 |
| Replace HVAC Equipment | 2,081,661 |
| Replace Mechanical Equipment | 86,466 |
| Replace Roof | 1,916,640 |
| Replace/Upgrade Plumbing | 240,483 |
| Re-seam Roof | 419,265 |
| Add New Elevator | 500,000 |
| Replace Gym Flooring | 759,000 |
| Replace Bleachers | 490,050 |
| TOTAL | \$15,433,692 |



Maxcy Hall deferred maintenance

PLANNED PROJECT SNAPSHOT

1. DESIGN / ADVERTISE / BID / AWARD A CONTRACT FOR ICE RINK ADDITION TO MAXCY
2. CONSTRUCT ICE RINK ADDITION
3. COMPLETE TECHNICAL STUDY FOR POOL ADDITION TO MAXCY HALL
4. DESIGN / ADVERTISE / BID / AWARD A CONTRACT FOR POOL ADDITION TO MAXCY HALL
5. CONSTRUCT POOL ADDITION
6. DESIGN / ADVERTISE / BID / AWARD A CONTRACT FOR RENOVATING OF EXISTING POOL IN MAXCY HALL
7. RENOVATE EXISTING POOL IN MAXCY HALL TO ACCOMMODATE FITNESS CENTER
8. RELOCATE EXISTING FITNESS CENTER TO NEWLY RENOVATED SPACE





SURGE SPACE

PLANNED PROJECTS

SATTERLEE HALL SWING SPACE - PHASE I

BARRINGTON SWING SPACE

In August of 2013 the New Performing Arts Building will be completed and the Theater and Dance Department will be entirely located in the single facility, leaving spaces in Dunn and Satterlee Halls vacant. As a result, the renovations to Satterlee Hall will be divided into three phases, the first allowing the vacated spaces to be temporarily used as swing space for Barrington Student Union occupants, the second allowing the Satterlee departments swing space, and the third phase will make Satterlee Hall function for the departments permanently located within the building.

The construction of the new Barrington Student Union will require the existing building functions to be temporarily relocated. The retail dining venues can be housed in the Knowles Conference Center second floor utilizing the existing kitchen equipment. Lehman Dining Hall will remain functioning as such. The existing utilization of the dining hall is at approximately 50% capacity. If the facility improves utilization and utilizes the second floor of Knowles Conference Center, the dining needs on campus will be adequately met during construction of the new Barrington Student Union.

The C-Store and Bookstore can be accommodated for in the vacated Dance studio on the first floor of Dunn Hall, before eventually housing Anthropology, Biology, and Chemistry labs. The student mailroom can be temporarily relocated to the first floor of Knowles Conference Center. This location would be adjacent to the temporary student dining room which is convenient for students. The Student Organization programs, Pete's Place, Multipurpose Spaces, and student lounge can be adequately accommodated in the vacated College Theater and Scene Shop on the first floor of Satterlee Hall. As part of the Phase I renovations to Satterlee Hall, the theater space will be infilled as necessary to bring the floor level even with the first floor elevation. There will be a second floor level constructed inside the existing theater in order to maximize usable floor area. ▶

The private dining room on the second floor of Thatcher Hall can be temporarily accommodated for in the Raymond Hall dining room on the 8th Floor. An existing kitchen will sufficiently support the dining room needs. The auditorium on the first floor of Dunn Hall can function as a student forum space during construction. The auditorium is being turned over to student activities subsequent to the opening of the New Performing Arts Building.

MERRITT HALL SWING SPACE

When Merritt Hall renovations begin there are a few departments that will need to be temporarily located until renovations are completed for permanent accommodations. The departments currently in Merritt Hall that will need temporary accommodations are PACES Card Swipe, Marketing and Administrative Offices, as well as Institutional Effectiveness, North Country Adolescent Outreach and faculty studios belonging to the Art Department. Once construction of the Barrington Student Union is completed the PACES department can all be located in the new building. Associated College and North Country Adolescent Outreach can be located in Morey Hall upon completion of that renovation.

The Levitt Computer Lab currently located in Merritt Hall can be temporarily accommodated for the in LTEC classroom in Crumb Library, until renovations of that facility begin. ▶

EXISTING SPACE

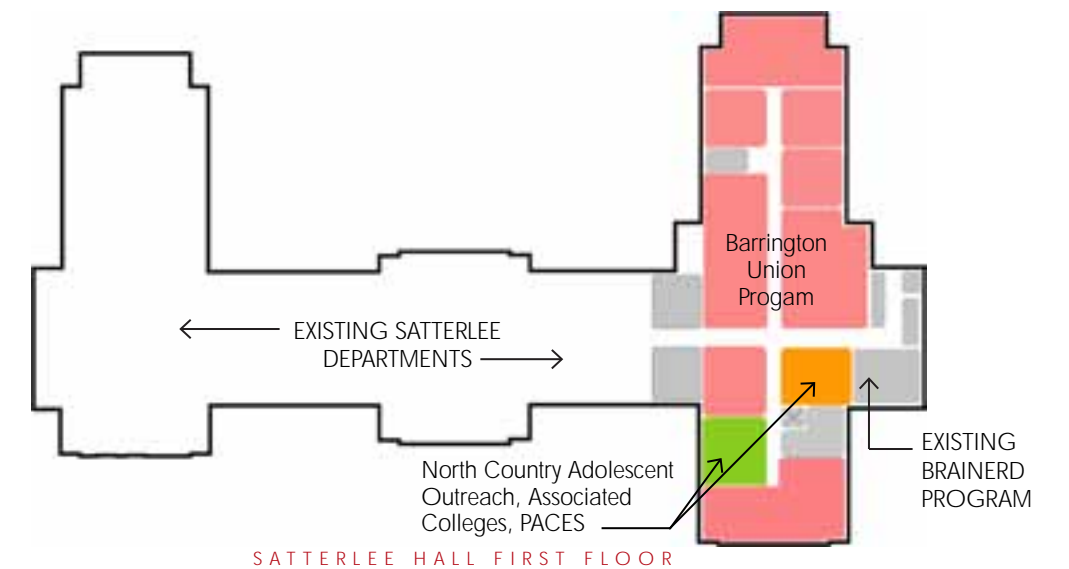
| BARRINGTON STUDENT UNION | |
|---|--------|
| Dining | 4,525 |
| PACES Offices | 1,430 |
| Admin Offices | 503 |
| Bookstore | 6,872 |
| C-store | 1,634 |
| Mailroom | 1,334 |
| Student Org (includes VO, news & Radio Station) | 2,324 |
| Pete's Place | 2,109 |
| Multipurpose Room | 6,570 |
| Forum | 1,180 |
| Lounge | 2,432 |
| THATCHER HALL | |
| Private Dining | 3,239 |
| TOTAL | 34,100 |

SWING SPACE

| KNOWLES CONFERENCE CENTER | |
|---------------------------|--------|
| Dining | 4,243 |
| Mailroom | 1,500 |
| SATTERLEE HALL | |
| Vacated Theater | 6,360 |
| Vacated Scene Shop | 2,600 |
| DUNN HALL | |
| Vacated Dance Studio | 4,000 |
| Theater/ Auditorium | 4,482 |
| RAYMOND HALL | |
| 8th Floor Dining Rm. | 1,430 |
| TOTAL | 24,600 |

Note: Colors in chart do not match Department Color Legend. All Student Union program falls under Student Services.

| | | |
|------------------------------------|---|--|
| Academic Services | English | Non Assignable |
| Anthropology | Extended Education | Philosophy |
| Art | Facilities / Central Plant | Physics |
| Biology | Field Experiences & Teacher Certification | Politics |
| Building Services | General Administration | Psychology |
| Business Administration | Geology | School of Arts and Sciences |
| Chemistry | Health and Physical Education | School of Education and Professional Studies |
| Child / Day Care | History | Secondary Education |
| Community Health | Information & Communication Technology | Sociology |
| Computer Science | Instruction General | Special Education |
| Crane School of Music | Interdisciplinary Studies | Student Activities |
| Curriculum & Instruction II-G6 | Literacy | Student Services |
| Economics and Employment Relations | Mathematics | Theater and Dance |
| Library Services | Modern Languages | |



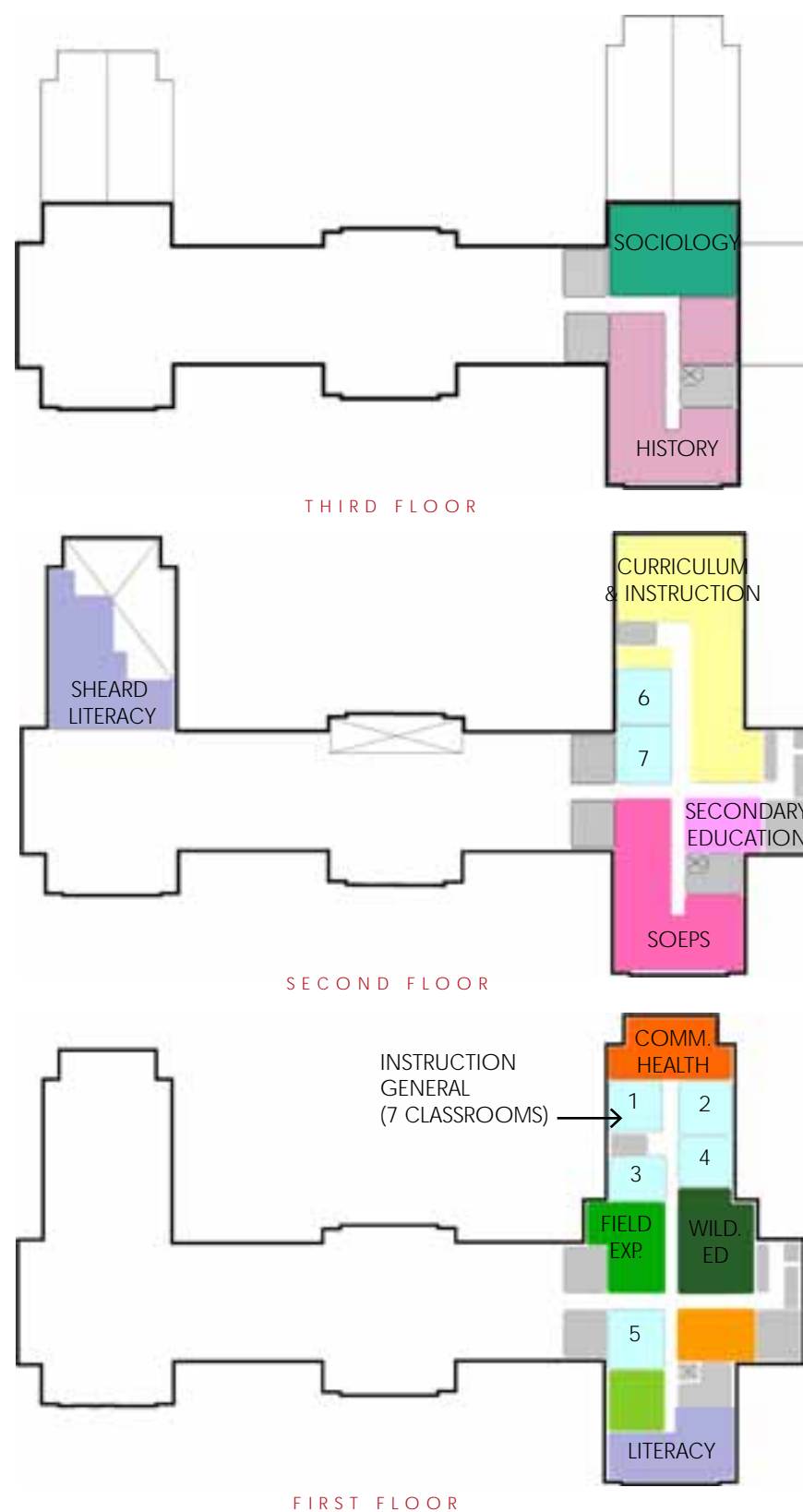
SATTERLEE HALL SWING SPACE - PHASE I AND III

SATTERLEE HALL SWING SPACE

The Satterlee Hall College Theater, Scene Shop and Blackbox Theater will also be vacated as a result of the New Performing Arts Building. Those vacated spaces in Satterlee Hall will serve as swing space for renovations occurring in the main section of Satterlee Hall. Subsequent to the Barrington Student Union occupants leaving, the spaces can be renovated for academic department function/use. The renovations will create swing space for the departments (illustrated in the plans to the right) and classrooms being relocated during the renovation of the center and north sections of Satterlee Hall. The Sheard Literacy Center will remain in its current location.

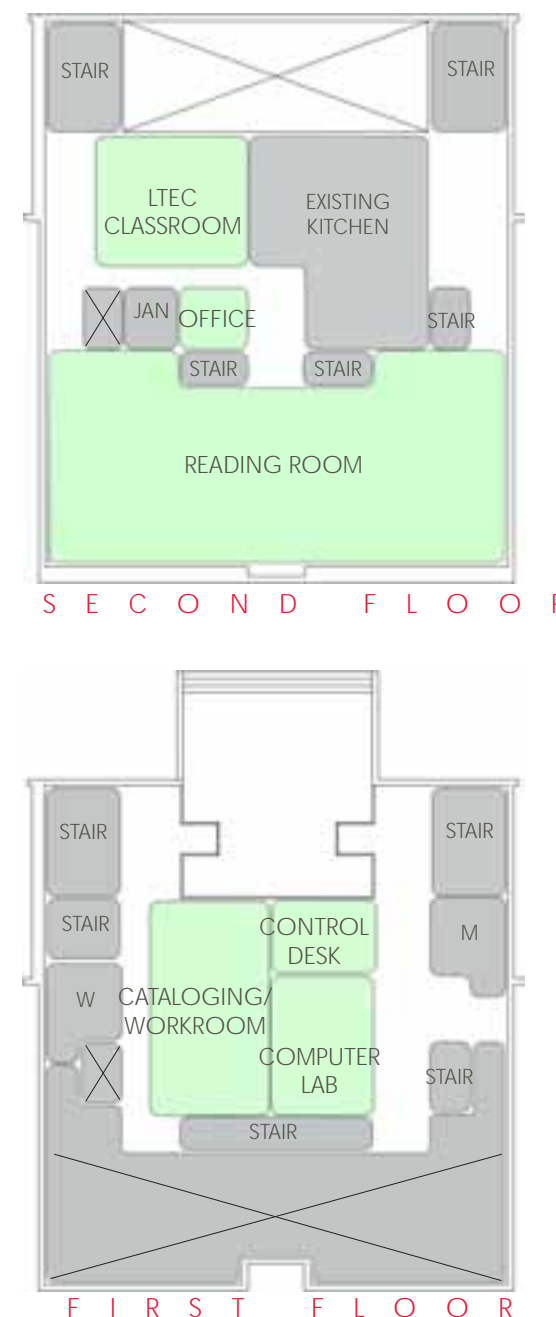
The swing space should be designed in a way to accommodate the final permanent departments with as little future renovation required. A few of the departments moving into the swing space will in fact be partially or altogether moving into their permanent spaces. These departments include Wilderness Education, Field Experience & Teacher Certification, Curriculum and Instruction, and History. After the completion of the renovation, faculty in the swing space will be moved back into the renovated space within the main section of Satterlee Hall. Minor adjustments (Phase III) can then occur to the swing space in order to accommodate growth of the relocated faculty offices and all departments. For example the swing space temporarily accommodating the classrooms will need to be renovated once the classrooms move back to the center of the Satterlee after renovations. This will require the removal and erection of some new walls. ▶

Swing/surge space for Morey, MacVicar, and Brainerd Halls is not needed because all spaces being occupied will be vacated prior to relocation of any departments moving from the above mentioned buildings. Renovations to Merritt Hall will allow the Art department and Gibson Gallery to completely move out of Brainerd Hall. After renovations to Brainerd Hall are completed the departments in Morey and MacVicar can move into the newly renovated spaces. Subsequently, Morey and MacVicar Halls can be renovated in order to accept the Student Success Center and other student service departments moving over from Sisson Hall. The phasing/ schedule of all planned projects has been organized as to allow for the renovations and relocations described above with little to no swing/ surge space needed.



CRUMB LIBRARY SWING SPACE

The renovation to the Crumb Library will require the temporary closure of the building. Temporary storage trailers should be rented and located adjacent to the Knowles Conference Center. The second floor of Knowles can be temporarily utilized as a reading room and LTEC classroom while the first floor can accommodate a workroom, and control desk. The Levitt Computer Lab currently in Merritt Hall will also be temporarily located on the first floor of Knowles once Merritt Hall renovations begin. The trailers will store the books and periodicals during the library renovation. ▼



WAYFINDING

CAMPUS WIDE

Overview With so many visitors to campus, it is important that directional signage be designed and placed so there is no ambiguity or confusion from arrival to destination. The wayfinding network should be composed of a hierarchy of signs which are coordinated to bring visitors from interstate exits to their desired destination, building, or neighborhood. Wayfinding methods range from vehicular directional and parking signage to building identification, pedestrian / bike signage, and temporary event signs. Wayfinding also includes the use of gateways to campus as a method of announcing arrival. The wayfinding elements offer another opportunity to communicate the image and character of SUNY Potsdam.

This document sets forth guidelines for establishing a consistent identity for SUNY Potsdam and for establishing a comprehensive system of signage to provide a user-friendly means of navigating the campus. These guidelines should provide direction in the way signs are designed, constructed, and placed. They will provide good examples of techniques that should be used for quality signage and are intended to provide examples of different types of wayfinding that can be used. Signage and wayfinding elements should be uniform with regard to logos, fonts, and color, promoting graphic identity and enhancing the appearance of campus. Overall, wayfinding and signage elements should make a positive contribution to the general appearance of the area and the navigation of anyone moving through campus. All signs should be proportional in size and scale while integrating with related buildings and structures. Color should catch the eye, contribute to design integrity, and complement surroundings. Signs should be legible with brief messages and avoid both crowding and overspacing. Symbols and logos can be used in place of, or along with, words. The combination of all sign types comprises a coordinated system designed to assist visitors to the College, faculty, students, and staff in locating a building or event. Each sign type should be utilized for its specific purpose in order to ensure clarity. Each signage location should be checked within its proposed context to avoid conflicts of elements and proliferation of signage. Motorists cannot digest large amounts of information while driving. Therefore, information must flow from the general to the specific on a "need to know" basis, as visitors transition from major feeder roads to parking, to pedestrian walkways, and ultimately to their building destination. The need and opportunity for more detailed information will be accommodated in a system of signs strategically placed at decision points throughout campus.

Kiosks & Digital Signage Today's students have been raised on moving images. MTV, HDTV, Blackberry, iPhone / iPad, laptops, YouTube, and other electronic devices fit their profile perfectly and have contributed to make our society immune to the static imagery of print. Rich media (digital signage) is becoming the medium for communication with today's students, providing full color motion graphics and relevant content to guide them in their everyday lives.

Digital signage can be a very effective campus communications system when information is segmented and published to the areas of campus where it is most applicable, yet it can also be an expensive endeavor to implement and maintain. Near a student organizations or services suite signage provides scheduled campus announcements: events that are happening in the community or student events at the College, the last day to add or drop a course without a penalty. In the areas near athletic departments, it can announce sign-ups for intramural teams and results from recent tournaments, post instructions on how to sign up for a court and provide special facility hours and trainer availability times. Important announcements such as special schedules or emergency messaging can be immediately and simultaneously posted to every location.

Developing the content for these systems is often the challenge on most campuses.

Many of these systems are installed and have remained empty for most of the year. The challenges become; Who is creating and managing the content? What type of content will be delivered and when? Who has ultimate control in the case of an emergency announcement and who will manage the system as a whole? Also, all rich media displays should be compatible with the aesthetics of any architecture and surrounding materials. They should also be durable to ensure quality does not deteriorate over time.

SUNY Potsdam has already initiated implementation of an enterprise digital signage system. Existing locations include Becky's Place, Crumb Library, Raymond Hall, Barrington Student Union, Satterlee Hall, Schuette Hall Library, and Crane Commons. Other locations planned for Fall 2010 include Maxcy Hall Ice Arena, Gymnasium, Pool, Fitness Center, and Vending Area and Student Health Services. Important to note is the ability of the screens to display emergency information in the event of campus wide alert crisis.

Vehicular Directional Vehicular directional signs are intended for motorist visibility and are important tools in vehicular wayfinding. These signs will guide motorists to appropriate parking areas. This same sign can be used to identify parking lots. They should be placed to the right side of a lot entry, wherever possible (so as not to conflict with stop signs), and should be oriented perpendicular to the primary route of travel, at least six feet from the edge of the roadway. These signs are meant to be double sided with the same message appearing on both sides. Signage should also be employed to direct deliveries, maintenance, and other facilities vehicles that may be unfamiliar with campus to the appropriate locations.

Campus Edges Some existing edges of campus are strongly identified while others need clear improvement. Providing campus boundaries, including vehicular and pedestrian arrival points, is important to the perception of a strong campus identity. Developing and enhancing these boundaries will help people understand the campus, navigate through it with a level of comfort, and recall it through its character. Campus edges are open to the community, yet defined, often by street or freestanding signs. Campus roads and pedestrian malls create continuity in pedestrian patterns and activities between campus and community. The main entrances to Potsdam should be a clear announcement of the campus and an introduction to the campus image.

Banners SUNY Potsdam recognizes the value of banners in promoting educational, cultural, and informational programs that support the academic mission of the College. Minimal text should be used on banners. Effective banners typically incorporate no more than five to seven words of text. Incorporate graphics, and use geometric or abstract shapes if possible. Avoid prices, dollar signs, credit card logos, neon backgrounds, and a commercial look and feel. Banners installed on street poles should be 2' to 3'-6" wide by 3'-6" to 6'-6" high. Walkway banners should be 2' to 2'-6" wide by 3' to 4'-6" high (some areas may require the smallest size due to proximity of walkways or obstructions).

Interior Signage Interior signs guide and reassure visitors as well as new students, faculty and staff, by defining pathways leading to their interior destinations. Many interior signs are now regulated by the ADA, mandating certain features and placement. Interior signs function to inform, direct and control the movement of people in your facility. Interior sign systems should also address flexibility for future expansion as well as ease of installation and maintenance. Universities often select interior signs that permit in-house updating, without sacrificing professional aesthetic.

Campus Maps A location map helps visitors find their way around campus and is a valuable marketing tool that makes a statement to potential students, staff, and faculty about the values and qualities of the campus. Many campus maps are "location maps" which clearly illustrate a person's in-place location while looking at the map as well as all relevant destination points on campus. These maps should not only be easy to update, clear, uncluttered, and easy to read, but they should be graphically standardized. Similar font, sizing, color, and word spacing are important design guidelines that SUNY Potsdam should consider for developing campus map signage standards.



EXISTING INTERACTIVE MAP KIOSK



CREATING CAMPUS EDGES



EXISTING BUILDING LETTERING



EXISTING EXTERIOR SIGNAGE



EXISTING WAYFINDING



EXISTING INTERIOR SIGNAGE



INTERIOR ROOM SIGN



DONOR ROOM SIGN



EXTERIOR BUILDING SIGN



EXTERIOR WAYFINDING SIGN



PARKING LOT IDENTIFICATION SIGN *

TOP PORTION CHANGES COLOR BASED ON DECAL COLOR (FACULTY, STUDENT, STAFF, VISITOR)

*TO BE MOUNTED TO SUNY POTSDAM CAMPUS STANDARD EXTERIOR LAMPOST



BANNER*



STREET / CAMPUS WALK SIGN*



GREENING

BENEFITS AND OPPORTUNITIES



WHAT IS "GREENING"?

Greening is a process of transforming space, lifestyle or image to a more environmentally friendly version. The act of greening involves incorporating green products and processes into ones environment and surroundings.

INITIATIVES ALREADY IN PLACE

Zero Sort Recycling is becoming a standard across campus. Research is currently being done on effective recycling techniques and how to make recycling productive.

In March in 2009 the College conducted a "Trayless Awareness Week". Students and Administration provided flyers around campus, at the student union and in the dining halls advertising and educating students, faculty and staff about the advantages of going "trayless". The next week Lehman Dining Center went Trayless. The positive feedback outweighed the negative comments pertaining to convenience. The campus now saves an average of 2 ounces of food per person and 200 gallons of water for the week.

PACES has made a commitment to purchasing over \$200,000 annually in local produce goods and services, used fryer oil is donated to be converted into bio diesel, and food scraps from Potsdam dining facilities are collected and composted for use by local farmers. In 2006 they adopted the Global Sullivan Principles which advances a development framework that enables businesses of all sizes and in all sectors to pursue their business objectives while being mindful and respectful of employees and the communities in which they operate. PACES has a website that shows, in more detail, their continuing efforts.

Starting in the fall semester of 2009, SUNY Potsdam installed CFL light bulbs in all of its college owned lamps, and placed a strong recommendation to all residential students that they use only CFL light bulbs in all non-college owned lamps. Halogen light bulbs are prohibited in the Residence Halls. "Refuse Stations" in each residence hall include Trash, Zero-Sort recycling, plastic bags, Technology recycling, battery recycling, and Ink recycling. There are also "Swap Boxes" for items that student's may no longer need, but others may find useful. Also, the cleaning and janitorial staff use more environmentally friendly cleaning products.

In the summer of 2006, while less expensive models were a choice, Potsdam installed 150 new energy efficient (HE) washers / dryers on campus, making a conscious choice to initiate water and energy conservation practices on campus. It is estimated that the new equipment is saving about a million gallons of water a year. It is also believed that the new dryers are significantly decreasing electricity usage, although no official data is available.

SOLAR FARM AT NATCO PARK

In 2010, SUNY Potsdam submitted a grant application to the New York Power Authority as part of the New York Power Authority Solar Initiative. The grant is in conjunction with the Governor of State of New York's decree that public institutions receive at least 100 megawatts of solar power by 2015. The grant would allow a private company to construct a solar panel farm on NATCO Park, and sell the power to the New York Power Authority.

The New York Power Authority would then sell the green power to SUNY Potsdam. It is estimated that the solar farm would generate approximately 675 kilowatts of total power. This represents approximately 17 percent of the total campus electrical load. SUNY Potsdam would be required to complete a 20-year agreement with the New York Power Authority to provide the space and purchase power at NATCO Park.

A MORE SUSTAINABLE POTSDAM

Potsdam already has a considerable number of sustainability initiatives underway or in planning phases. In recent years, many American colleges and universities have joined the movement toward sustainability and have begun to "go-green". Simply stated, sustainable principles deal with limiting energy consumption and carbon output, conserving resources and protecting and restoring ecological systems. While increased understanding about the threat of climate change, environmental degradation, and the limited nature of non-renewable resources undoubtedly plays a role in encouraging institutions to be better stewards of the environment, there are many reasons why more sustainable campuses make sense. For example, the growing limitation of non-renewable energy sources has led to massive increases in heating, cooling, and electricity costs. In contrast, measures to increase sustainability can show significant and immediate economic benefits such as greatly reduced energy costs and more efficient buildings. Equally important is the realization that attempts to green a university can help to raise its profile and aid in attracting students, funding and media attention.

Like many American campuses, Potsdam has demonstrated a commitment to sustainability on campus. Potsdam's President, John Schwaller signed the "American College & University Presidents Climate Commitment" (ACUPCC) and the University has a sustainability policy which stresses conservation, education and green purchasing policy. Students, Faculty and Staff are actively working to implement green initiatives as evidenced by the support for local organic and fair trade foods, aggressive recycling and composting programs and use of electric carts by facilities, mail and dining services, and the fact that the campuses newest building, the Performing Arts Center, will have been designed for LEED Silver certification.

While efforts at increasing building efficiency should be a part of any development efforts, there is also a wide range of landscape efforts which can be undertaken to improve sustainability and create a green campus.

Wherever possible these "best management practices" should be incorporated into the Potsdam landscape in the future:

- Existing ecosystems should always be protected.
- Resources should be conserved.
- Lost or damaged ecosystems should be regenerated.
- Take advantage of site conditions such as solar, airflow, lighting, soil, vegetative, and topographic conditions.
- Create an open space framework within campus.

- Use natural drainage ways whenever possible.
- Provide incentives for walking, busing, bicycling, and ride sharing.
- Consider human safety above all other factors.
- All development should be planned with the intent to improve the local economy.
- Create designs that are responsive to social, economic, and cultural conditions.
- Provide regenerative systems for the use of future generations.
- Re-establish the integral natural processes between natural processes and human activity.

ENERGY USE, SUPPLY, AND DISTRIBUTION

When President Schwaller signed the ACUPCC he and the institution agreed to complete an emissions inventory (within two years), to set a target date and interim milestones for becoming climate neutral, to take immediate steps to reduce greenhouse gas emissions by choosing from a list of short-term actions, to integrate sustainability into the curriculum and make it part of the educational experience, and to make an action plan, inventory and progress reports publicly available.

Although the College has purchased new Energy Star washers and dryers, participating in the Environmental Protection Agencies voluntary Energy Star and Green Light programs would provide ongoing benefits and discounts that could make buying and supporting these types of appliances profitable for SUNY Potsdam.

Plans for building-automation and energy management analysis are in progress on campus. Such analysis will increase operational efficiency throughout the campus. The FMP suggests a phased implementation of this type of system would be recommended to begin in late 2010 through early 2011.

STORMWATER MANAGEMENT

Plants can be highly effective in removing many of the toxins and pollutants that can be carried in stormwater. Vegetated swales, constructed wetlands, rain gardens, and vegetated strips can be used to slow and filter runoff, allowing stormwater to be cleaned, detained or infiltrated and for the groundwater to be recharged. The retention and infiltration of stormwater on site can minimize water quality degradation, erosion and flooding, as well as eliminate the expense associated with artificial stormwater conveyance systems (pipes, sewers, etc). Traditional piped systems should be used as a backup when natural systems become saturated.

- Minimize impervious surfaces and increase pervious surfaces
- Incorporate biofiltration systems such as bioswales or planting strips in parking lots to filter and remove pollutants from stormwater
- Minimize curbs where possible (curbs allow for the concentration of pollutants)
- Minimize hardscape where possible and use landscape, rain gardens or green roofs to reduce runoff and increase stormwater infiltration.



LOCAL AND RECYCLED MATERIALS

Ensure that 20-30% of materials used for new construction or renovation are harvested and/ or manufactured within 500 miles of the project site. Purchasing and supporting local recycled materials are readily available and should be used as much as possible. Reusing materials from the demolition of buildings on campus or in the local area is also considered recycling.

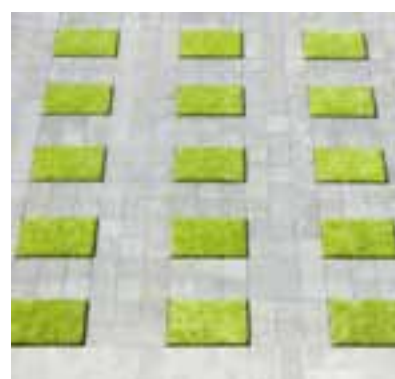
ENHANCE THE CAMPUS' PLANT PALETTE WITH NEW, NATIVE LANDSCAPE PLANTING & VEGETATION

Potsdam should encourage sustainability and landscape diversity that celebrates the native Adirondack highland landscape. Native plants are those which naturally occur in a particular region. These plants have evolved over time in response to the conditions of that region. These responses are derived from changes in climate, soil rainfall, pests, and disease. As a result, native plants have traits which make them uniquely adapted to a given area. Moreover, native plants can be used to create a beautiful and culturally appropriate landscape, and they are typically better suited than non-natives to resist periods of drought, weather extremes, and local insects and disease. The use of native plants should be encouraged as there are many ecological and practical benefits to their use. For instance, plants native to a particular region tend to be low maintenance, and require little or no irrigation. When appropriately placed, hedgerows and shrubbery help to channel cool summer breezes into buildings. Plants native to the Adirondack highlands and appropriate in a higher education setting include Bracken Fern whose green flowers bloom in the summertime; False Violet with heart-shaped green leaves and white flowers that bloom from mid-to-late summer; Trout Lily, which produces yellow flowers that bloom throughout spring; and Sweet Gale, a perennial shrub with blue flowers bloom in spring.

- Preservation of diversity in local plant populations
- Reduction or elimination of the need for harmful chemicals in the landscape which may infiltrate groundwater, reducing water quality and threatening aquatic species
- Increase in quality habitat for native birds, insects and small mammals
- Elimination of the possibility that exotic or invasive species may spread into neighboring areas, displace the native plant populations, disrupt ecological systems and degrade local environments.
- More vigorous growth, healthier plants, and greater probability of long term survival.
- Lower maintenance requirements, fertilizers, watering, pesticides, and lower maintenance costs.
- More effective stormwater filtration and higher water quality.

PERVIOUS LANDSCAPE MATERIALS ▼

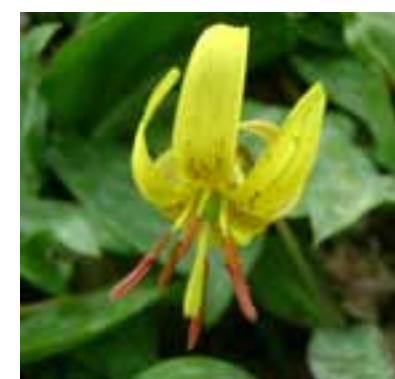
There is a wide variety of paving materials which can help to increase stormwater infiltration and groundwater recharge. These include porous concrete, pervious pavers, and grass pavers.



PERVIOUS PAVER WITH "GRASS-BLOCKS"



PERMEABLE COMPOSITE PAVERS



TROUT LILY CLOSE-UP



TROUT LILY



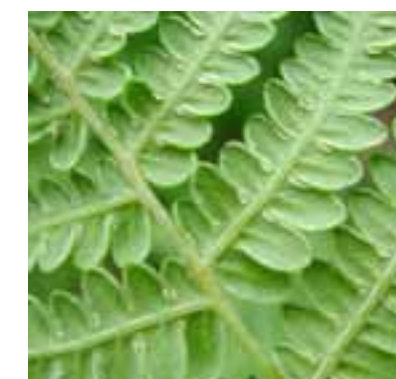
FALSE VIOLET



SWEET GALE



BRACKEN FERN



BRACKEN FERN CLOSE-UP

DEVELOPMENT

GUIDELINES FOR THE FUTURE

CAMPUS AESTHETICS

The SUNY Potsdam campus has a consistent campus aesthetic, siting, and massing. The majority of the campus buildings were erected between 1951 and 1970. During this period, the campus architecture could be described as pre-Barnes or post-Barnes. In 1964, Edward Larrabee Barnes completed a campus master plan that in-filled new structures among the existing buildings to create two distinct zones that in plan resemble Italian medieval walled towns.

The buildings erected prior to Edward Larrabee Barnes arrival are Merritt, MacVicar, Morey, Carson, Stowell, Dunn, and Satterlee Halls on the academic quadrangle, and Sisson, Van Housen, Draime, and Thatcher in the housing zone. These buildings are comprised of brick with wood or stone trim detailing. Three of these buildings have pitched roofs. The wood clock tower on top of Satterlee Hall is a predominant campus feature that has become the primary campus icon. In general, these structures have greater architectural detail than their successors.

Buildings constructed between 1964 and 1973 followed Barnes' campus master plan, and invoked a similar aesthetic. In fact, each of the architects for the buildings constructed during this times period worked in Barnes' studio. These brick buildings exhibit restrained modernism with simple detailing and flat roofs. The single building that deviated from these guidelines is Raymond Hall. The eight story building towers above the rest of campus, and utilizes a greater expanse of glazing to brick ratio.

The common themes between the pre-Barnes' and post-Barnes' campus buildings are the brick envelope and the low rise structures in a tight knit density. This low-rise aesthetic is the predominant theme for the first time visitor, and sets the peaceful tone for the Potsdam community.

CONTEMPORARY POTSDAM

In recent years, new building construction has juxtaposed contemporary design into the fabric of the campus. In 2006, townhouses were constructed on the south end of campus with pitched roofs, plank siding and articulated detailing that runs slightly skewed to the Barnes orthogonal grid. In 2009, an addition to Carson Hall along the outside face of the academic quad, counters the stoic nature of the Barnes' brick buildings. The steel and glass façade exerts itself as campus entry from the north side of campus. Lastly, the preliminary design for the upcoming Performing Arts Center introduces metal panel and stone cladding to the overall campus aesthetic.

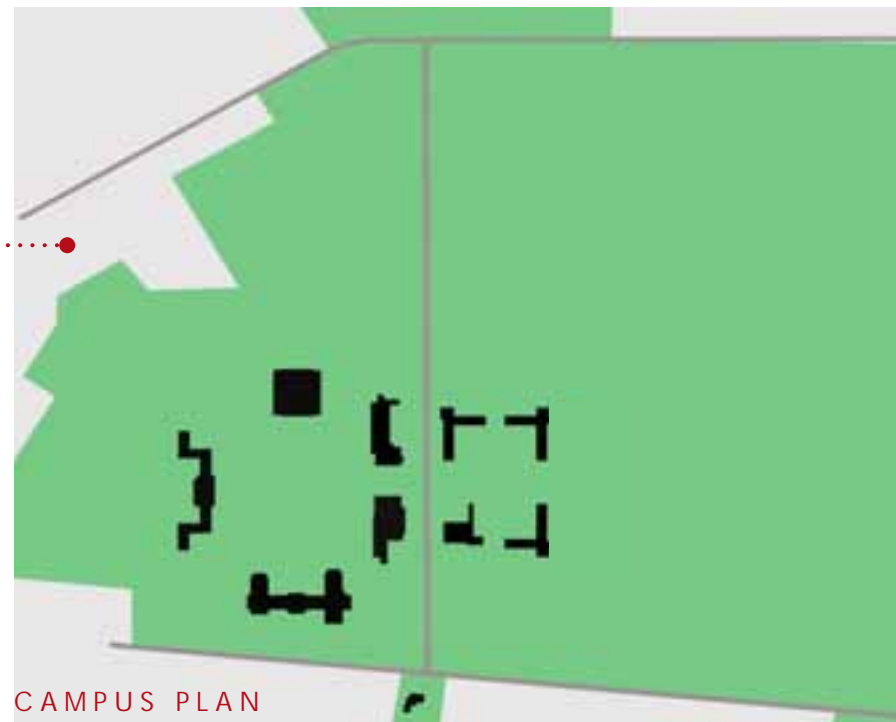
RECOMMENDATIONS

It is recommended that any construction activity within the academic quadrangle conform and complement the Barnes' aesthetic through the use of similar brick detailing, flat roofs, and low-rise building heights. Construction activity outside the academic quad can be flexible to allow for alternate materials and siting. However, the tight density of building siting should be maintained to mitigate campus sprawl, and retain the character of the enclosed town approach. Building heights should be limited to four stories in an effort to fit within the fabric of the existing structures, and allow for the Satterlee clocktower to remain as a predominant campus visual feature.



CAMPUS AERIAL

1 9 6 4

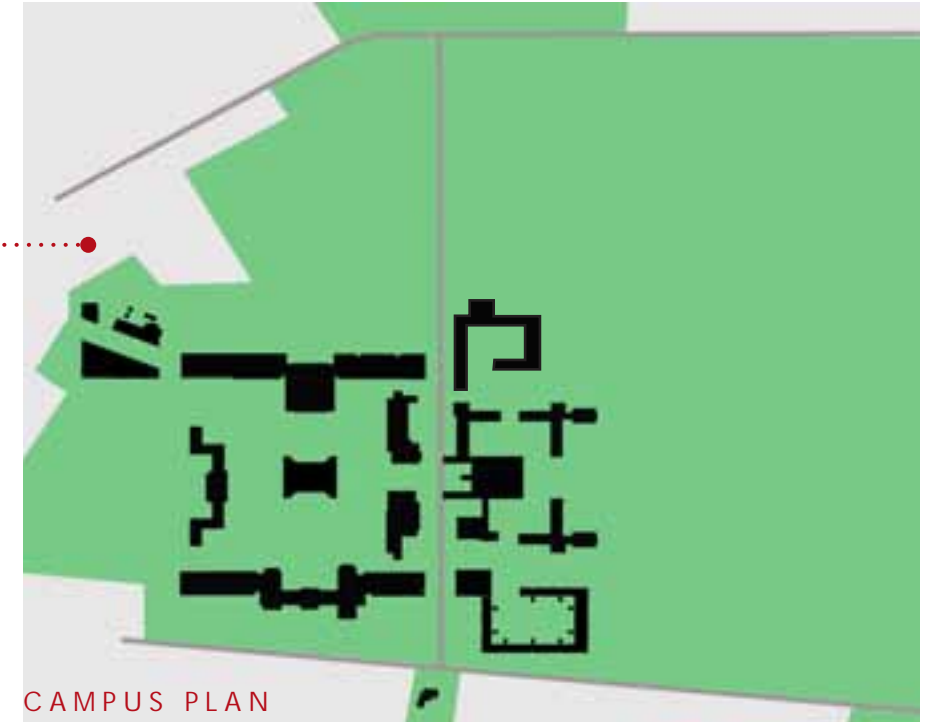


CAMPUS PLAN



CAMPUS AERIAL

1 9 6 9



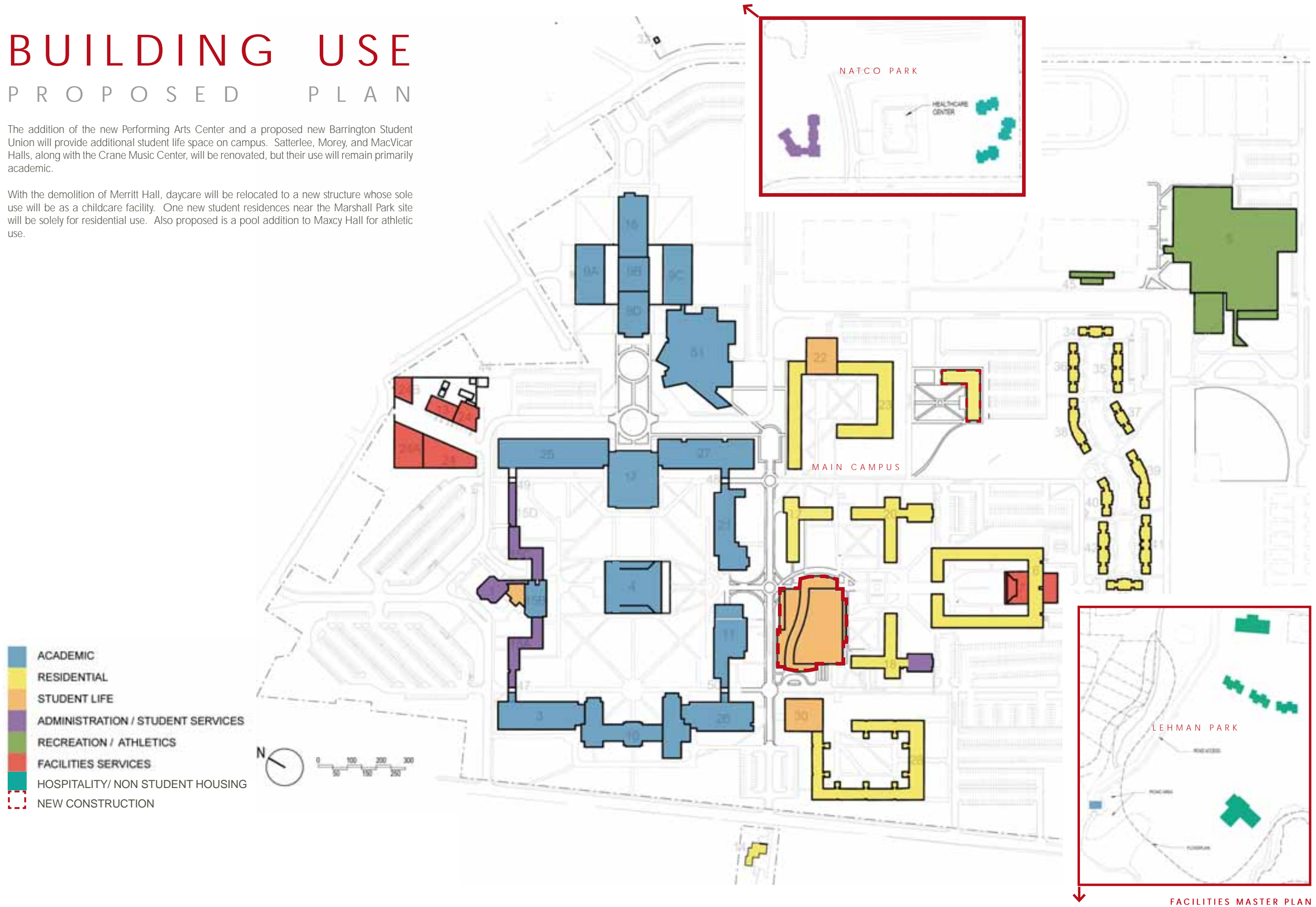
CAMPUS PLAN

BUILDING USE

PROPOSED PLAN

The addition of the new Performing Arts Center and a proposed new Barrington Student Union will provide additional student life space on campus. Satterlee, Morey, and MacVicar Halls, along with the Crane Music Center, will be renovated, but their use will remain primarily academic.

With the demolition of Merritt Hall, daycare will be relocated to a new structure whose sole use will be as a childcare facility. One new student residences near the Marshall Park site will be solely for residential use. Also proposed is a pool addition to Maxcy Hall for athletic use.



TECHNOLOGY

PLANNED PROJECT

INSTALL PROJECTION TECHNOLOGY

Project Duration: MAY 15 - AUGUST 31 2014, 2015, 2016

Project Cost: \$331,409

This project includes ensuring existing technology continue to be upgraded and adding projection technology to 14 more classrooms, across multiple buildings with varying size. Equipment items included per classroom installation are one ceiling mounted projector, one projection screen, and one instructor's podium / controls platform. Provide power and data from existing mains.

Approximately one-third of the current general teaching classrooms have projection technology. In general, these classrooms are the most requested by faculty. It is recommended that the campus upgrade at least 14 more classrooms with projection technology across multiple buildings and classroom sizes to ensure that all academic departments benefit from the upgrades. This task should not affect classroom usage as the task can occur between academic sessions.

INSTALL CAMPUS-WIDE VOIP SYSTEM

Project Duration: DECEMBER 1, 2013 - NOVEMBER 30, 2014

Project Cost: \$528,859

This project will include upgrading the campus' voice communication to VOIP technology. Potsdam has previously invested in fiber and wireless infrastructure technology on campus. However, there has been a request to upgrade the campus' voice communication to VOIP technology. In an effort to accomplish this goal, the campus' 90-plus data closets need to receive an uninterruptible power system (UPS) technology. This task can be accomplished in multiple phases as other building deferred maintenance items are being upgraded.

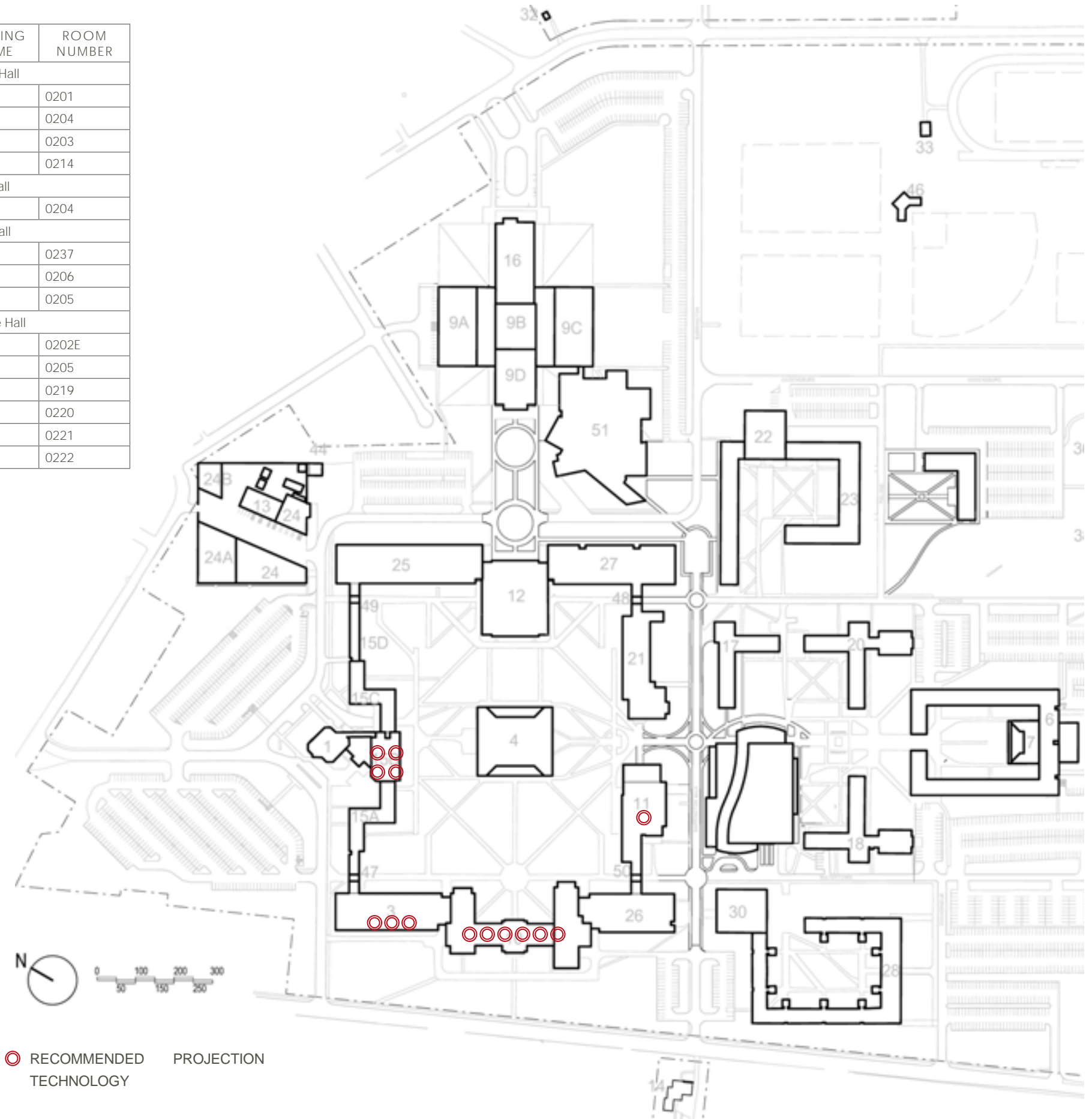
INSTALL UPS TO CAMPUS-WIDE DATA CLOSETS

Project Duration: MAY 1, 2018 - APRIL 30, 2019

Project Cost: \$778,321

This project includes installing uninterruptible power system (UPS) technology to 90-plus data closets across campus. Note: Planned projects for single and multi-mode are in progress.

| BUILDING NAME | ROOM NUMBER |
|----------------|-------------|
| Carson Hall | 0201 |
| | 0204 |
| | 0203 |
| | 0214 |
| Dunn Hall | 0204 |
| Flagg Hall | 0237 |
| | 0206 |
| | 0205 |
| Satterlee Hall | 0202E |
| | 0205 |
| | 0219 |
| | 0220 |
| | 0221 |
| | 0222 |



CIRCULATION

PROPOSED PLAN

GENERAL

Potsdam's vehicular roadways and parking lots are currently being modernized, providing ideal location, organization, and layout of these spaces for the College. Most sidewalks are comprised of concrete, brick, or asphalt paving and in excellent condition; however, replacement is recommended for approximately 25 percent of the pedestrian walkways as the building accessibility upgrades are completed. Construction at the Barrington Student Union will strengthen the north-south pedestrian path between the Crumb Library and Bowman Hall, and the inclusion of a main entrance / vehicular drop-off at the west façade of Barrington will improve the pedestrian pathway from the southwest corner of the academic quad, providing a building identity from the Pierrepont Avenue campus entrance.

Additional considerations include the creation of a pedestrian link between the new student housing in Marshall Park and the Barrington Student Union, as well as service access via Ogdensburg Drive.

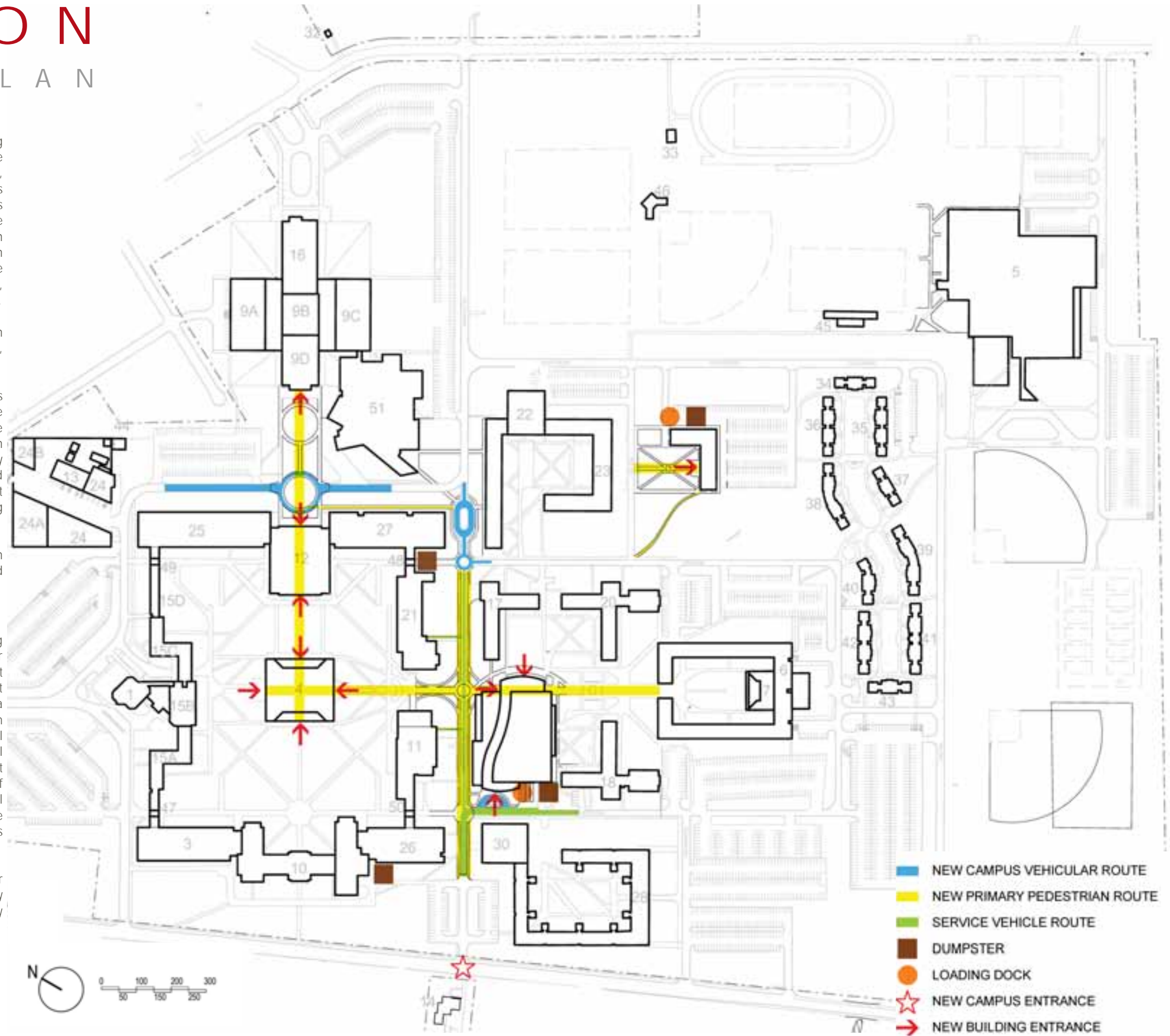
The major driver for this option is the partial closure of Barrington Drive as a vehicular road. The closure would improve pedestrian safety between the academic quad and the residential zone. The closure would also mitigate the separation of campus living from learning. The new paved pedestrian walkway would allow access by campus service vehicles and emergency vehicles. As part of the road closure, the Pierrepont Avenue entrance would be strengthened to serve as the new ceremonial campus gateway, the first impression for visitors and prospective students. VIP and visitor parking would be provided at this entry point.

A renovated Merritt Hall would create an indoor pedestrian link between the main academic quad and the new proposed Arts Quad described above.

CENTRAL SERVICE AND DISTRIBUTION

Service and food deliveries to Lehman Dining shall continue at the existing loading dock, but through a renovated parking area that will allow easier truck access. Service and food deliveries to the new Barrington Student Union will occur along the recently-widened Watertown Drive via Pierrepont Avenue. Brainerd Hall shall continue to have campus service access via the re-organized parking lot at the new campus entry. Trash removal from Dunn Hall shall occur through the Brainerd Hall loading dock, while Stowell Hall's refuse shall be removed via Timerman Hall's loading dock. All buildings along Barrington Drive will require periodic furniture/equipment delivery. Removable bollards located at the east and west terminations of the new pedestrian walkway will allow for periodic access. Stowell Hall will require additional vehicular access during chemical delivery and science waste removal. Finally, Sisson and Knowles Halls existing delivery access shall remain intact.

Landscaping should be used to screen loading/ service docks and dumpster where applicable across campus. Screening improvements are especially critical at the Stowell Hall loading dock, where the dock is immediately adjacent to the southeast academic quadrangle gateway.



- NEW CAMPUS VEHICULAR ROUTE
- NEW PRIMARY PEDESTRIAN ROUTE
- SERVICE VEHICLE ROUTE
- DUMPSTER
- LOADING DOCK
- ★ NEW CAMPUS ENTRANCE
- NEW BUILDING ENTRANCE

STUDENT HOUSING

PROPOSED PLAN

| | 2008 | 2023 |
|------------------------|-------|-------|
| Number of Students | 4,338 | 5,005 |
| Number of Beds | 2,580 | 2,953 |
| Residential Percentage | 60% | 60% |
| Additional Beds Needed | | 379 |

Upon reaching a campus enrollment of 5,005 FTEs, SUNY Potsdam will likely require an additional 379 beds. This proposed bed count is based upon the current proportion of resident students versus commuter students, and also assumes a similar percentage of single and double occupancies. The recommended quantity of beds should be continuously reviewed by the College to maintain an up-to-date

knowledge of housing trends to ensure that the housing is ideally serving the students.

There is a need for 379 new beds to be created on campus if the campus continues as a goal to house 60% of the student population. The relocation of the Student Success Center functions from Sisson Hall to Morey and MacVicar Halls will allow for 132 additional beds. The proposed residence hall adjacent to Marshall Park would provide the remaining 247 beds.

In addition to understanding the quantity of beds needed, it is also important to review housing typologies. The campus should identify the housing styles and amenities requested by students to ensure that any future new student housing or residence hall renovations reflect these changes in typology. The goal of student housing is to create a sense of community for the students, while providing an enriched student life experience and maintaining a market-driven rental rate. This study does not address specific housing typologies or trends in student housing. Rather, it will identify potential locations for new or renovated housing.

The final housing recommendation is the establishment of hospitality, or married / graduate housing located at Lehman Park. Lehman Park's location on the Raquette River, along with the exceptional views of the landscape and waterway, make it ideal for housing.

Hospitality housing might be preferred as there are periodic dates during the school year when there are a shortage of hotels in the Saint Lawrence County vicinity. Potsdam competes with Clarkson and Canton for hotel space during regional events, convocation, and alumni gatherings. There is a desire to house guest lecturers, athletic teams, and other visitors during academic and other school events.

Lastly, housing located at Lehman Park could be utilized for graduate, married, and/or non-traditional student housing. The remoteness of the housing from the main residential zone may be ideal for the older student. The advantage of student housing is a steady return on rental income.



SITE UTILITIES

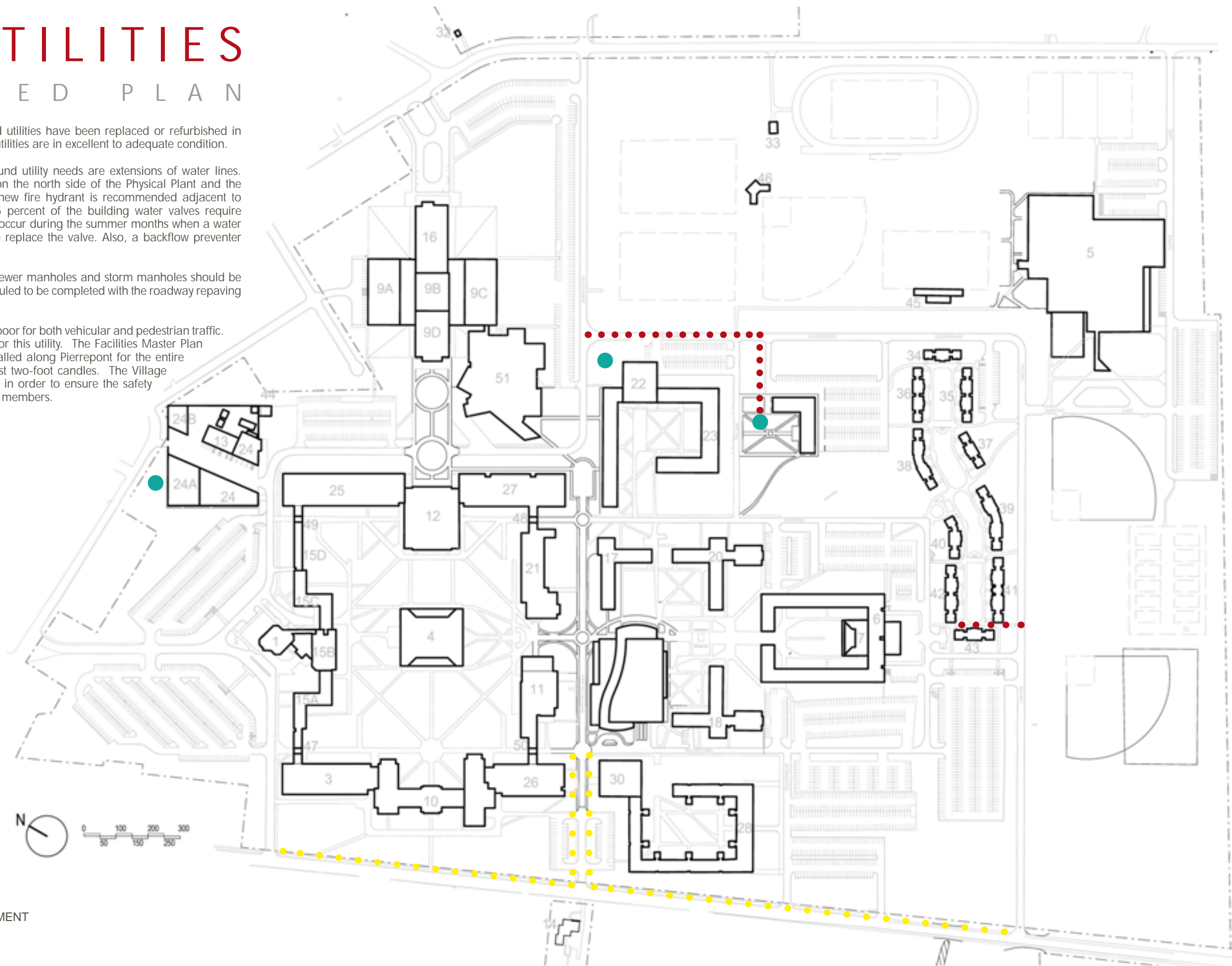
PROPOSED PLAN

Many of SUNY Potsdam's underground utilities have been replaced or refurbished in recent years; therefore, the majority of utilities are in excellent to adequate condition.

The majority of the campus' underground utility needs are extensions of water lines. New fire hydrants are recommended on the north side of the Physical Plant and the Knowles Conference Center. Also, a new fire hydrant is recommended adjacent to the daycare center. Approximately 25 percent of the building water valves require replacement. This replacement should occur during the summer months when a water shutdown to the building is required to replace the valve. Also, a backflow preventer should be installed.

Approximately 25 percent of campus' sewer manholes and storm manholes should be replaced. A portion of this work is scheduled to be completed with the roadway repaving Phase III project.

The lighting along Pierrepont Avenue is poor for both vehicular and pedestrian traffic. The Village of Potsdam is responsible for this utility. The Facilities Master Plan is recommending new lighting be installed along Pierrepont for the entire length of the campus to provide at least two-foot candles. The Village should consider completing this project in order to ensure the safety and security of students and community members.



- ● ● ● ● PROPOSED LIGHTING
- ● ● ● ● WATER LINE REPLACEMENT
- NEW HYDRANT

LANDSCAPE

PROPOSED DESIGN STRATEGY

LANDSCAPE

Landscape plays a unique and important role in establishing and strengthening a university's image and identity as well as providing opportunities for recreation. The goal of this report is to create a campus landscape which responds to and supports the College's educational and cultural goals, and one that enhances the SUNY Potsdam experience for students, staff, faculty and visitors. Moreover the landscape should help create a sense of place and enrich the educational experience through a rich visual beauty which celebrates the diversity of Potsdam's native Adirondack highland landscape.

Closing Barrington Drive and creating a new, primarily pedestrian corridor in its place will allow for a new campus gateway and visitor center, enhancing the campus approach and general circulation to and around campus. The creation of a new Fine Arts Quad will encourage and strengthen social interaction between the main quad and the arts campus. Refurbishing the water feature and vegetation edge along the east and west boundaries of Marshall Park will encourage additional student recreational activities to take place in the park and offer a valuable asset to the community. A new synthetic athletic field will not only be easier to maintain but also allow for teams to use it year-round and free up indoor areas for club and general use. The Village should install exterior lighting along Pierrepont Avenue in order to ensure student and community safety and security.

CENTRAL SERVICES AND DISTRIBUTION

In general, landscaping and screening improvements should be made around each building's loading/service docks. Screening improvements are especially critical at the Stowell Hall loading dock, where the dock is immediately adjacent to the southeast academic quadrangle gateway. Loading dock screening and landscaping will provide a positive perception of the overall campus condition to students, faculty, staff and visitors.

ENHANCE THE CAMPUS' PLANT PALETTE WITH NEW, NATIVE LANDSCAPE PLANTING AND VEGETATION

Native plants are those which naturally occur in a particular region. These plants have evolved over time in response to the conditions of that region. These responses are derived from changes in climate, soil, rainfall, pests, and disease. As a result, native plants have traits which make them uniquely adapted to a given area. Moreover, native plants can be used to create a beautiful and culturally appropriate landscape, and they are typically better suited than non-natives to resist periods of drought, weather extremes and local insects and disease. The use of native plants should continue, as there are many ecological and practical benefits to their use.

- Arts Plaza – Develop the space between Merritt and Crane as a new Arts Plaza. Create a variety of humanly scaled spaces that will promote the linkage between the main campus core and the Arts buildings. Use shade trees to establish primary linkages and create small meeting spaces that are identified by ornamental trees. Install street trees, site furniture and lighting which compliments the existing campus landscape.
- Marshall Park - Enhance the water feature at Marshall Park. Supplement the landscape with native, low maintenance plantings. Consider the creation of a campus arboretum that may promote the use of donor sponsored trees.
- Barrington Student Union – Install street trees along Barrington Drive using native plant material. Selected material should be consistent with other street and shade trees on campus. Additional plantings should be added at key node areas and should consist of primarily low maintenance, native shrubs with perennials as accent plantings.

CREATE AND OPTIMIZE OPEN SPACES TO ENCOURAGE SOCIAL INTERACTION

SUNY Potsdam's most prevalent asset is the configuration of its outdoor space. The addition of a new student center affords opportunity to transform the existing adjacent green space to a traditional landscape of lawn and trees adjacent to the campus core.

- Arts Plaza – Create a space that will promote connectivity as well as opportunities for chance meetings and programmed activities. This new quad should be landscaped to encourage large public events but it must also contain small nodes for seating, conversations and contemplation.
- Marshall Park – Already a key greenspace on campus, Marshall Park should be further enhanced to provide on-campus recreation opportunities for students as well as the community. Existing amenities such as the grills, fire pits and sport courts should be maintained and enhanced.
- Softball Field – Replace the existing natural turf with synthetic turf to reduce maintenance and promote the more intense use of this field.
- Barrington Drive – Close Barrington drive to vehicular access. Allow for service and emergency vehicle access only. Prioritize the pedestrian movement from Minerva Plaza to the new/renovated Union and provide for a variety of activity nodes ranging from large scale gathering spaces to more intimate conversation and contemplation spaces.

STRENGTHEN CAMPUS EDGES TO ENHANCE UNIVERSITY IDENTITY

Strengthen the streetscape along Pierrepont Avenue and create a strong identifiable visual gateway to the campus.

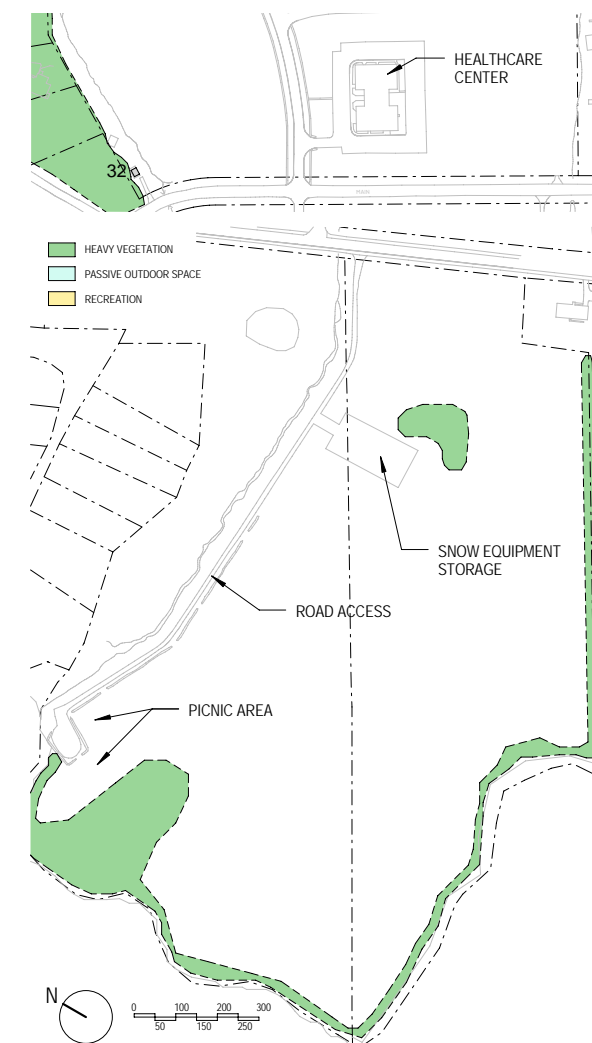
- Campus Edges – Continue to maintain the edges of campus as open and inviting through general maintenance of green space and the existing landscape. Maintain the athletic fields to support the openness of campus and encourage the sense of community. Introduce campus banners along Pierrepont and Outer Main Street to strengthen the identity along these significant edges.
- Campus Entrances – Construct a new ceremonial campus entrance and gateway at the intersection of Pierrepont and Barrington Drive. Add shade trees and pedestrian scaled plantings at existing parking lots and install monument sign. Develop a formal drop off area in conjunction with the proposed visitor center and concentrate ornamental plantings in this area of campus.

CREATING A PEDESTRIAN FRIENDLY CAMPUS






- Arts Plaza – Encourage the pedestrian flow through campus by the creation of the Merritt Quad. Install generous walkways to allow for comfortable pedestrian traffic and install a variety of seating and community spaces to encourage the use of this space. Use proper shade trees to identify the main walkways and add color to the space through the use of ornamental trees at seating areas. Relocate parking at southern entrance to Crane to provide a more pedestrian friendly entrance. Maintain drop off and accessible parking.
- Sidewalks – Install the proper sidewalks throughout campus to promote better connectivity. Continue the use of street trees to identify main campus connectors and support key intersections and activity nodes with ornamental trees.
- Barrington – Renovate Barrington Drive from Watertown Drive through the northern edge of the proposed Performing Arts Center. Raise the street grade, install pavers, street trees and site furniture to emphasize the pedestrian movement from Minerva Plaza to the renovated union.

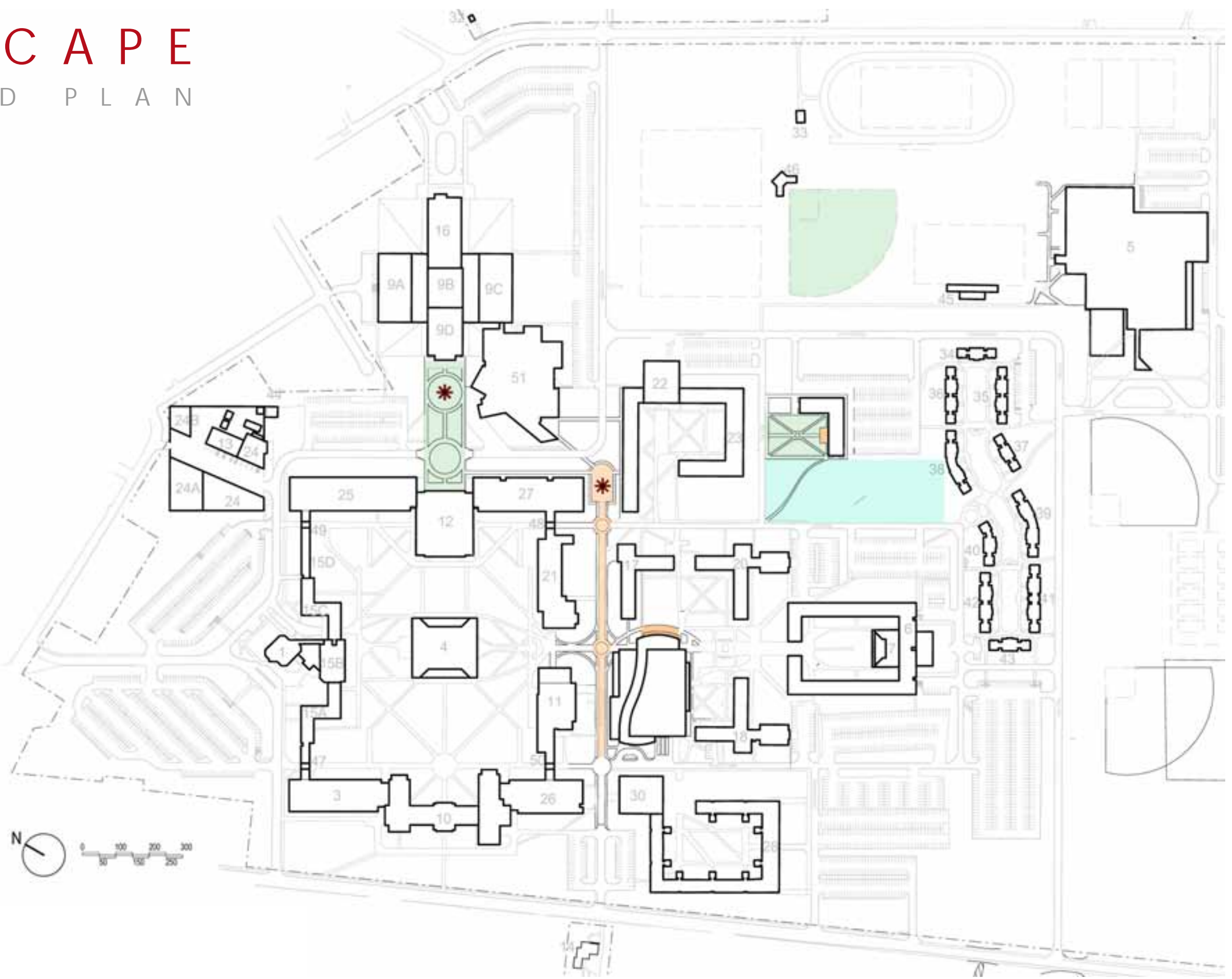
WAYFINDING AND SIGNAGE

Signage Program – This master plan recommends that a technical study be performed to enhance the basic signage and wayfinding throughout campus. At a minimum, the study should address basic elements that would include campus identification and monument signage, street signs, campus maps, general wayfinding and building identification.



LANDSCAPE PROPOSED PLAN

-  PLAZA
-  ACADEMIC QUAD
-  ATHLETICS
-  PASSIVE OUTDOOR SPACE
-  OUTDOOR SCULPTURE



COMMUNITY

SHARING INTERESTS AND RESOURCES

POTSDAM AND THE COMMUNITY

SUNY Potsdam offers a diversified list of opportunities to the residents of the North Country. As mentioned in Phase I, the College provides programs for local children and adults, including youth sports, summer arts and academic camps, non-credit and learning-in-retirement programs, lectures, and music and theater performances. Noteworthy programs of significance include the Rebecca V. Sheard Literacy Center located in Satterlee Hall and the Gibson Art Gallery.

The Gibson Gallery, currently located in Brainerd Hall, serves as one of the College's community-outreach arts partnership. The Facilities Master Plan's recommendation to improve the physical facilities, including the Gibson Gallery, will further support the College's role within the community in regards to the arts. A renovated Merritt Hall and a new Arts Quad will create physical spaces on campus that will cultivate and sustain the relationship between the campus and the visiting community members.

Another organization offering this partnership is the Community Performance Series, which provides concerts and recitals for the Potsdam community and neighboring areas. SUNY Potsdam hosts an array of summer programs for local children and adult residents. The introduction of the new Performing Arts Center is going to showcase the campus as a leading arts campus. The new facility will attract an even larger crowd to events on campus. Accommodating the large number of visitors is important in order to continue providing such services to the community.

With so many visitors to campus, it is important that directional signage be designed and placed so there is no ambiguity or confusion from arrival to destination. Wayfinding methods range from vehicular directional and parking signage to building identification, pedestrian/bike signage, and temporary event signs. Wayfinding also includes the use of gateways to campus as a method of announcing arrival. The wayfinding elements offer another opportunity to communicate the image and character of SUNY Potsdam.

It is recommended that SUNY College at Potsdam negotiate / obtain full rights to the NATCO Park property. The property offers sustainable, educational, and economic development opportunities. The College has submitted proposals for a solar farm grant, and this land would provide three acres to house such an initiative. This program would also provide a minimum of thirteen percent total campus power usage. In addition to the development of a solar farm, it is recommended that the existing daycare center be relocated to the remaining acreage of the property. Constructing a new facility would provide continued service to the colleges faculty and students, as well as increase the capacity to offer service to more community members.

Preservation of greenspace and natural elements are very important to the Potsdam Community, the College included. It was evident among all participants of the Facilities Master Plan that Lehman Park should be developed and utilized as the great resource it is. The plan for Lehman Park creates and provides multi-functional spaces needed by both the community and the College. Lehman Park provides more opportunity for interaction between the College and the Community, further strengthening the relationship between the two.

An important goal for the College is service to the region, as stated in the SUNY Potsdam mission. The projects identified as part of the Facilities Master Plan support this goal and will allow SUNY Potsdam to provide quality programs to both students and community.



LEHMAN PARK



MARKET STREET, POTSDAM



GIBSON ART GALLERY





H.M. HOSMER CONCERT HALL

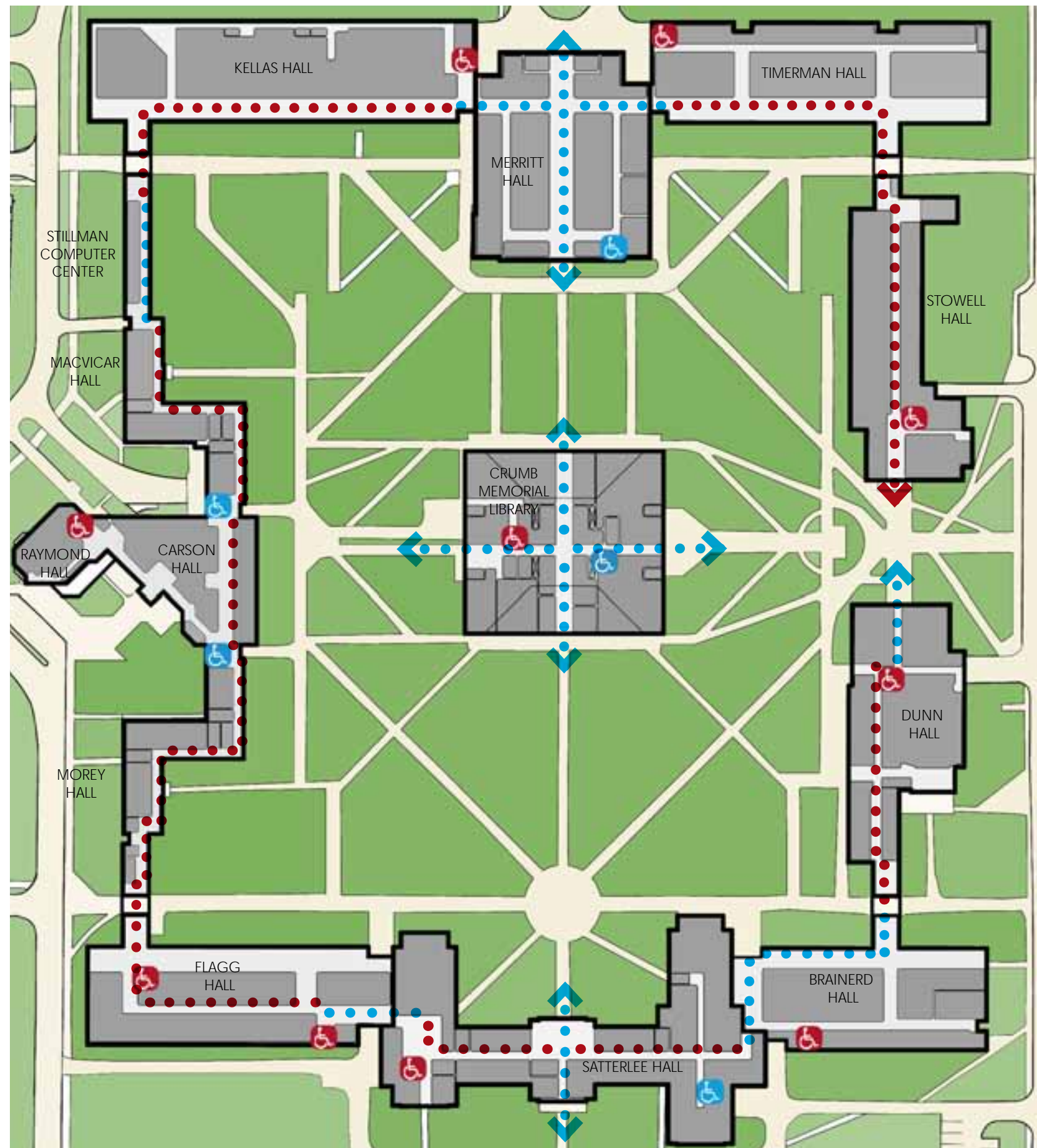
ACCESSIBILITY

ACADEMIC QUAD

ACCESSIBLE CAMPUS

The Facilities Master Plan recommends projects that will improve accessibility across the SUNY Potsdam campus. In particular, a series of projects have been identified that will create an accessible, indoor “walkway” completely around the main academic quad. Currently, a number of buildings around the quad have interior corridors located along the perimeter of each of those buildings on the quadrangle side. It is recommended that every building be renovated to accommodate a similar layout. Renovations would also include modifications to achieve a complete accessible route where non accessible blockades currently exist. The projects that will accomplish this are included within planned projects, as well, as deferred maintenance projects.

- NEW OR UPDATED
- EXISTING ACCESSIBLE INDOOR TRAVEL PATH
-  NEW ELEVATOR OR CHAIR LIFT LOCATION
-  EXISTING ELEVATOR OR CHAIR LIFT LOCATION



CAMPUS DEVELOPMENT
FINAL RECOMMENDATION

DESIGN STANDARDS

O F F I C E S P A C E

OVERVIEW

Offices are spaces housing faculty, staff, or students working at one or more desks, tables, or workstations. Faculty and administrative office spaces can be individual, multi-person, or workstation spaces. Also included are reception areas, conference rooms, and copy / fax / mail areas. Faculty and administrative offices are comparable to peers. Office space on SUNY Potsdam's campus is comparable to its peers and greater than SCUP standards, which may be too low to be considered as benchmarking standards. Individual offices on campus vary in square foot area. Many offices are below SUNY space standards, while others are significantly over SUNY standards. These conditions have resulted from repurposed space. For example, Morey and MacVicar Halls were constructed as residential facilities; however, today they accommodate a large inventory of faculty offices.

Burt Hill recommended in Phase III of this report that all departments anticipating faculty growth receive new office space. The addition of new office space will increase the overall square foot per faculty FTE per department, if the existing office spaces are left alone. If a building is recommended to have a major renovation take place, then there would be an opportunity to right-size the existing office spaces. The ability to right-size existing spaces would most likely reduce the overall square foot per Faculty FTE, even with the addition of new offices. There are three departments below the recommended SUNY Space Standards for offices. Those departments are Curriculum and Instruction B-G6, Art, and Theatre and Dance. Community Health will need more office space to accommodate its projected faculty growth for 2023, according to SUNY Space Standards.

IDEAL OFFICE SPACE ATTRIBUTES

Over 50 percent of working professionals in the U.S. spend the workday in office buildings and spaces, and employers today are increasingly bearing the responsibility of providing a

quality workspace. Thus the office space type is typically a flexible environment that integrates technology, natural light, comfort and safety, and energy efficiency to provide a productive, cost-effective, and aesthetically pleasing working environment. Typical features of office space types include:

- **Integrated Technology:** Begin the design process with a thorough understanding of the technological requirements of the space, including anticipated future needs.
- **Occupancy:** Office space types fall into the B2 occupancy classification, with sprinklered construction. The GSA acoustical class is C1 for enclosed offices and Class C2 for open offices.
- **Flexibility:** The office space type is durable and adaptable, and will typically include features such as a raised floor system for the distribution of critical services (power, voice, data, and HVAC) and mobile workstations to accommodate changes in employee, equipment, and storage needs over time.
- **Comfort and Safety:** The health, safety, and comfort of employees is of paramount concern to employers. For this reason, the office space type should be designed with increased fresh air ventilation, the specification of non-toxic and low-polluting materials and indoor air quality monitoring. Non-quantifiable benefits such as access to windows and view, and opportunities for interaction should also be taken into account.
- **Energy Efficiency:** As energy costs increase with higher reliance on technology, strategies such as the specification of high-efficiency lighting and lighting controls; the application of daylighting; the use of occupancy sensors; and the installation of high-efficiency HVAC equipment should be considered.



DESIGN STANDARDS

O F F I C E S P A C E

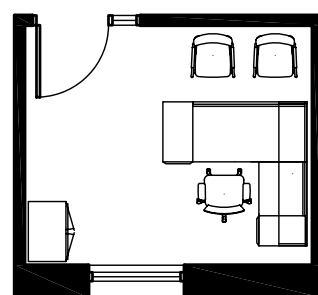
SUNY OFFICE SPACE STANDARDS

| OFFICES | ROOM CRITERIA |
|---|---------------|
| Faculty department head | 180 SF/occ |
| Faculty department chairman | 180 SF/occ |
| Faculty office | 120 SF/occ |
| Temporary or adjunct office | 80 SF/occ |
| Staff office | 120 SF/occ |
| Staff technician office | 100 SF/occ |
| Faculty conference room | 240 SF min. |
| Faculty waiting room | 180 SF |
| Department Workroom, supply, storage, duplication | No standard |

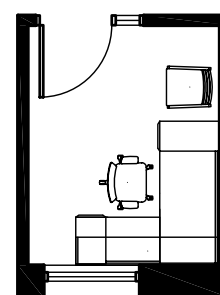


For office spaces, the layout and space requirements vary greatly depending on each individual's needs. The shape and size of an office, door, and window locations, columns and other architectural features also influence the arrangement of furniture within the space. Beyond these considerations, the basic layouts shown demonstrate how much furniture can reasonably fit in an office of a given square footage.

The layouts shown illustrate some guidelines for properly sizing proposed spaces. Many other variations are possible. However, these guidelines provide good benchmarks for sizing many of the spaces within a proposed architectural program following the State University of New York Facility Programming Guidelines.



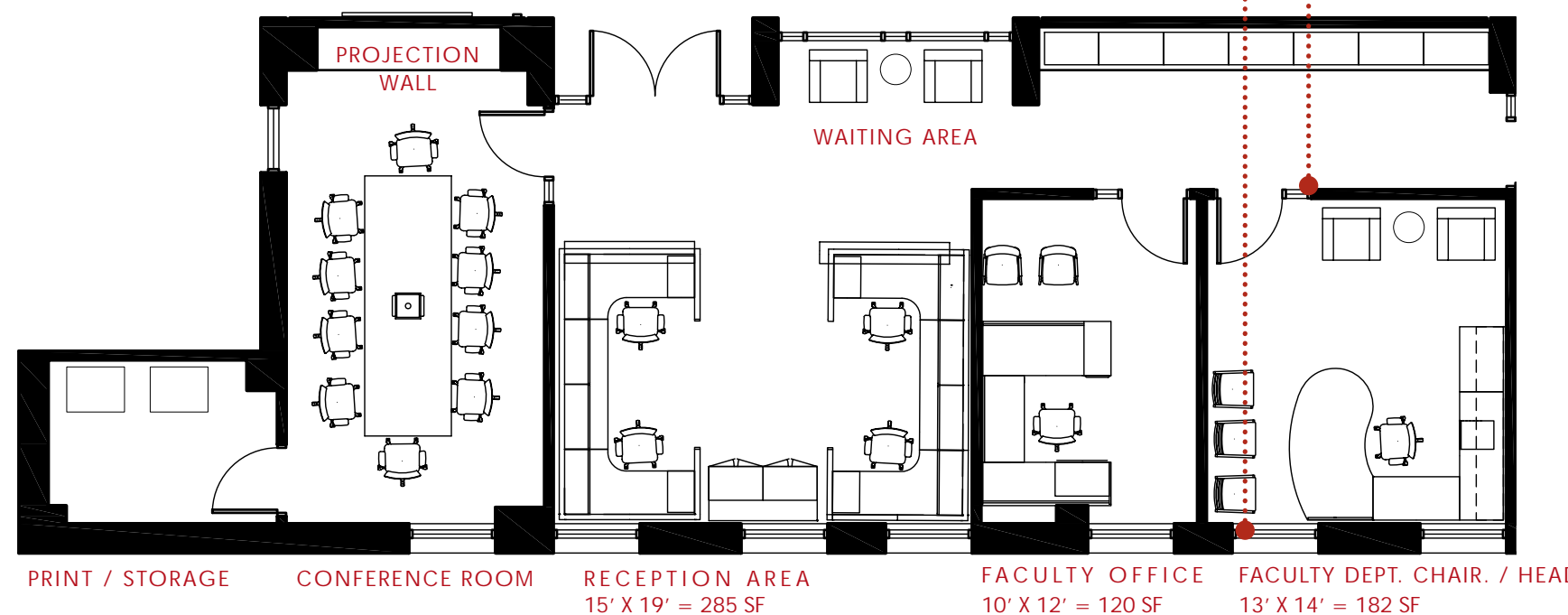
OFFICE TYPE 1
12' X 10' = 120 SF



OFFICE TYPE 2
8' X 10' = 80 SF

INTERIOR GLAZING FILTERS LIGHT...
INTO HALLWAYS OR ADDITIONAL
LIGHT INTO OFFICES

WINDOWS PROVIDE...
NATURAL LIGHT



DESIGN STANDARDS
FINAL RECOMMENDATION

DESIGN STANDARDS

LEARNING ENVIRONMENTS

OVERVIEW

SUNY Potsdam is currently inefficiently utilizing the larger classrooms existing on their campus. The average square foot per student FTE for classrooms is lower than both SUNY and SCUP standards, but is average among its peers. The larger lecture halls compare well with SUCF standards, Dunn and Flagg Halls have some oversized rooms, and Maxcy Hall is an anomaly to the collective group of classrooms. It is recommended that the current total area of classroom space remain but the inventory be modified to the needs of the campus. As stated in Phase III of the FMP report, both technological upgrades and efficient scheduling by the registrar of existing classrooms will improve utilization. Page 100 illustrates which classrooms should be particularly addressed with regards to technological upgrades. Refer to Phase III of the FMP for more information on classroom utilization analysis and recommendations.

IDEAL LEARNING ENVIRONMENT ATTRIBUTES

Although the ideal classroom is constantly evolving, time tested constants remain; flexible room configurations, sightlines to board and screen space, proper acoustics and ample daylighting. Boards should be raised, slanted to avoid glare from the windows, and lighted to maximize viewing. Single-loaded corridors allow shaded natural daylight and fresh air with cross ventilation into both sides of the classroom. Design standards or sustainability goals should dictate the ratio of window area to floor area, the location of windows, the width and height of the window wall, and the distance between the ceiling and window top rail for proper light distribution and no direct sunlight. By considering and planning for student health, safety, performance, comfort and room aesthetics, Potsdam can create an "ideal" classroom environment that testifies to the value they place on student education.

The layouts on the opposite page illustrate some guidelines for properly sizing proposed classroom / class lab spaces. Many other variations are possible. However these guidelines provide good benchmarks for sizing space within a proposed architectural program.

CLASSROOM & CLASSLAB SPACE STANDARDS

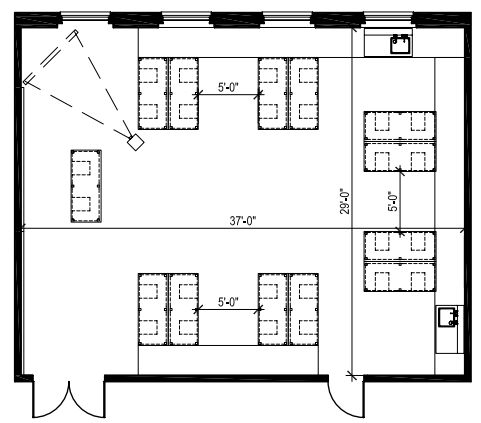
| ROOM TYPE | SQUARE FOOT PER STUDENT |
|-----------------------|-------------------------|
| Classroom | 20 |
| Biology Lab | 50 |
| Physics Lab | 50 |
| Organic Chemistry Lab | 50 |
| Art Classlab / Studio | 40 - 60 |
| Music Classlab | 20-30 |

* SF / student numbers are based off of the Facility Programming Guidelines of the State University of New York

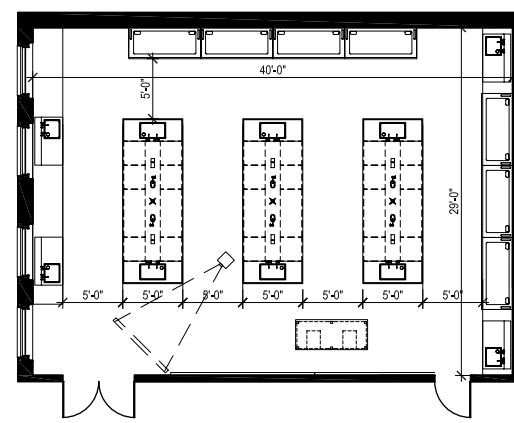


DESIGN STANDARDS

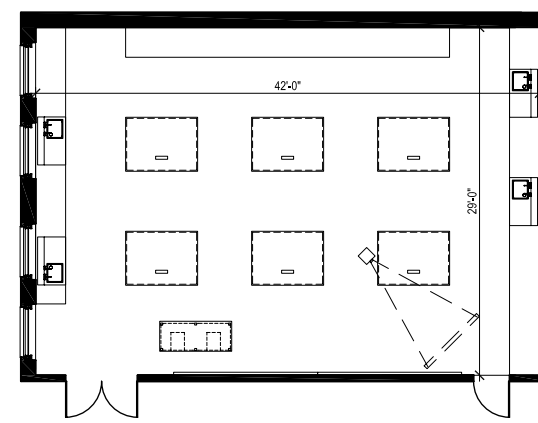
LEARNING ENVIRONMENTS



PHYSICS LAB
 24 STATIONS
 45 SF PER STUDENT
 1080 NSF



ORGANIC CHEMISTRY LAB
 48 SF PER STUDENT
 1152 NSF

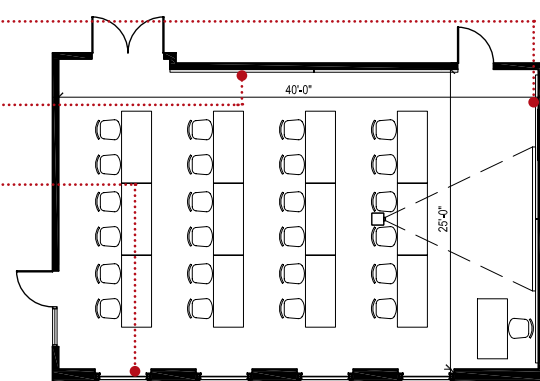


GENERAL BIOLOGY LAB
 50 SF PER STUDENT
 1200 NSF

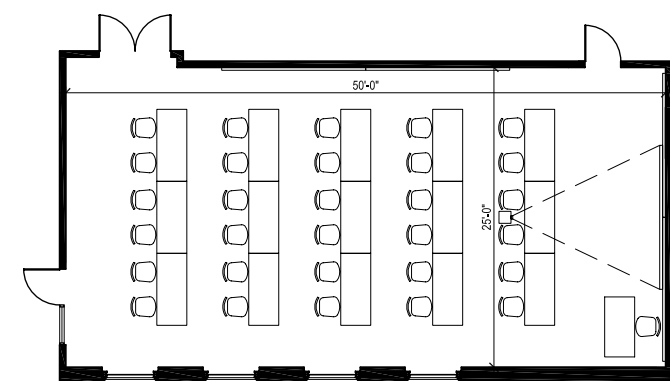
SCREEN SHOULD NOT COMPLETELY
 BLOCK BOARD SPACE

ADDITIONAL BOARD SPACE

AMPLE NATURAL LIGHT SUPPORTS
 MENTAL ALERTNESS



24 PERSON
 CLASSROOM
 RATIO 1:1.5
 1000 NET SQ. FT.



30 PERSON
 CLASSROOM
 RATIO 1:2
 1250 NET SQ. FT.

DESIGN STANDARDS
 FINAL RECOMMENDATION

DEFERRED MAINTENANCE

SUMMARY BY BUILDING / TRADE

PROCESS

During the Summer / Fall of 2009, Trudeau Architects, Pathfinder Engineers, and Burt Hill completed the building condition walk-through of all the building assets on campus at SUNY Potsdam. The task included verification of the 2007 Building Condition Assessment Survey (BCAS) reports, and other related reports made available by the College.

FINDINGS

Overall, the campus is well kept. There is a regular maintenance plan that is enforced for the general upkeep of the infrastructure. However, prevalent environmental factors have had an adverse effect on the building materials. Further, the construction details for movement joints, flashing and drainage are inadequate to counter these effects. Apparent material failure was also witnessed and should be further investigated with destructive testing. Most of the buildings on campus were completed in the 1960s and 1970s and have brick veneer facades. The failure of construction details or the lack thereof seem characteristic of the masonry construction techniques that were practiced or evolving at the time.

The tables beginning on the next page list the various projects sorted by trade and by building for the convenience of the end user. The buildings are further sorted by their purpose – Academic and Residential. It is also to be noted that the projects and cost listed on the following pages refer to all the Deferred Maintenance scope of work including those buildings that are listed under the Planned Projects on the preceding page. This would allow for the required Deferred Maintenance Project to be executed prior to the Planned Projects.

To view a full version of either the Phase IV - Concept Alternatives or Phase V - Final Recommendation Reports including Deferred Maintenance, please contact Physical Plant or the Library on campus for a copy.

TOTAL DEFERRED MAINTENANCE COST SORTED BY BUILDING - RESIDENTIAL

| BLDG NO. | TASK DESCRIPTION | COST (\$) |
|----------|------------------|--------------|
| 0006 | Bowman Hall | 4,341,464 |
| 0020 | Draime Hall | 833,080 |
| 0023 | Knowles Hall | 10,594,371 |
| 0028 | Lehman Hall | 9,519,625 |
| | GRAND TOTAL | \$25,288,540 |

TOTAL DEFERRED MAINTENANCE COST SORTED BY TRADE -RESIDENTIAL

| TASK DESCRIPTION | COST (\$) |
|--|--------------|
| Exterior - Ramp Repairs | 17,556 |
| Interior - Handicap Access | 158,400 |
| Interior - Renovate Toilet Rooms | 100,003 |
| Interior Doors/Frames/Hardware | 3,700,224 |
| New Fire Protection Sprinkler System | 3,099,660 |
| Remove Vine | 186,605 |
| Renovate / Upgrade Fire Alarm System | 1,302,979 |
| Repair Ceilings | 652,172 |
| Repair Exterior Doors/Hardware | 2,218 |
| Repair Masonry - Cracks | 471,240 |
| Repair Masonry - Efflorescence | 19,602 |
| Repair Masonry - Re-pointing | 3,303,366 |
| Repair Masonry - Spalling | 170,016 |
| Repair Roof Glazing | 91,872 |
| Repair Windows (Caulk/Flash/Seal) | 3,473,184 |
| Repair/Re-finish Interior Walls | 235,224 |
| Replace Carpet | 1,492,861 |
| Replace HVAC Equipment | 3,314,794 |
| Replace Mechanical Equipment | 237,494 |
| Replace Roof | 1,445,400 |
| Replace/Upgrade Plumbing | 195,536 |
| Single Pane Glazing (Skylight/Windows) | 30,075 |
| Update Furnishing | 1,588,059 |
| GRAND TOTAL | \$25,288,540 |

*Costs shown represent values for the current year, 2010

TOTAL DEFERRED MAINTENANCE COST SORTED BY BUILDING - ACADEMIC

| BLDG NO. | TASK DESCRIPTION | COST (\$) |
|----------|---------------------------|---------------------|
| 0029 | Barrington Student Union | 4,027,407 |
| 0009C | Bishop Hall | 3,763,692 |
| 0006 | Bowman Dining Hall | 1,545,035 |
| 0026 | Brainerd Hall | 1,474,210 |
| 0015B | Carson Hall | 1,539,912 |
| 0024A | Central Printing Services | 617,555 |
| 0009B | Crane Music Center | 2,861,429 |
| 0004 | Crumb Memorial Library | 2,345,612 |
| 0011 | Dunn Hall | 2,955,672 |
| 0033 | Equipment Storage | 4,052 |
| 0003 | Flagg Hall | 4,423,978 |
| 0013 | Heating Plant | 1,550,428 |
| 0016 | H.M. Hosmer Concert Hall | 1,109,591 |
| 0025 | Kellas Hall | 2,991,513 |
| 0022 | Knowles Dining Hall | 1,656,125 |
| 0030 | Lehman Dining Hall | 864,309 |
| 0015C | MacVicar Hall | 1,419,111 |
| 0024 | Maintenance Building | 352,843 |
| 0005 | Maxcy Hall | 16,727,293 |
| 0012 | Merritt Hall | 6,214,088 |
| 0015A | Morey Hall | 1,834,547 |
| 0014 | President's Residence | 358,123 |
| 0047-50 | Quad Towers | 635,712 |
| 0001 | Raymond Hall | 4,181,872 |
| 0010 | Satterlee Hall | 7,129,806 |
| 0009A | Schuette Hall | 4,431,860 |
| 0017 | Sisson Hall | 4,164,841 |
| 0009D | Snell Music Theatre | 1,909,657 |
| 0015D | Stillman Computing Center | 361,196 |
| 0021 | Stowell Hall | 3,981,094 |
| 0019 | Thatcher Hall | 1,004,628 |
| 0027 | Timerman Hall | 3,153,974 |
| 0018 | Van Housen Hall | 2,745,309 |
| 0024B | Vehicle Repair Garage | 265,233 |
| | Campus Wide | 2,000,000 |
| | Site | 2,770,100 |
| | GRAND TOTAL | \$99,371,807 |

TOTAL DEFERRED MAINTENANCE COST SORTED BY TRADE -ACADEMIC

| TASK DESCRIPTION | COST (\$) |
|--|------------|
| Abate VAT Flooring | 5,650,445 |
| Exterior - Handicap Access | 32,340 |
| Exterior - Ramp Repairs | 162,941 |
| Interior - Handicap Access | 700,656 |
| Interior - Handicap Access | 71,280 |
| Interior - Ramp Repair | 56,232 |
| Interior - Renovate Corridor | 37,224 |
| Interior - Renovate Door Openings | 50,160 |
| Interior - Renovate Toilet Rooms | 4,284,060 |
| Interior - Renovate Toilet Rooms | 200,006 |
| Interior - Upgrade Door Hardware | 2,000,000 |
| Interior Doors/Frames/Hardware | 13,953,060 |
| Investigation/Study of Structural Issues | 827,905 |
| New Fire Protection Sprinkler System | 11,926,192 |
| Remove Vine | 3,980,110 |
| Repair Ceilings | 2,191,403 |
| Repair concrete floor | 259,710 |
| Repair Exterior Doors/Hardware | 818,531 |
| Repair Exterior Stairs | 88,572 |
| Repair Foundations | 461,663 |
| Repair Heaving Pavers | 202,703 |
| Repair Louvers | 64,350 |
| Repair Masonry - Cracks | 3,162,390 |
| Repair Masonry - Efflorescence | 90,140 |
| Repair Masonry - Movement Joints | 2,187,781 |
| Repair Masonry - Re-pointing | 3,804,108 |
| Repair Masonry - Spalling | 710,556 |
| Repair Ramps | 67,320 |
| Repair Retaining Walls | 202,500 |
| Repair Roof | 1,242,348 |
| Repair Roof Glazing | 12,925 |
| Repair Skylights | 211,116 |
| Repair Windows (Caulk/Flash/Seal) | 4,366,867 |
| Repair/Re-finish Ice Rink | 1,293,600 |
| Repair/Re-finish Interior Walls | 2,715,867 |

| | |
|--|---------------------|
| Replace Carpet | 776,583 |
| Replace HVAC Equipment | 12,231,653 |
| Replace Mechanical Equipment | 637,007 |
| Replace Roof | 5,838,104 |
| Replace Skylights | 15,037 |
| Replace VCT | 285,599 |
| Replace Windows (Caulk/Flash/Seal) | 1,139,424 |
| Replace/Upgrade Plumbing | 1,521,260 |
| Re-seam Roof | 904,365 |
| Roof Maintenance | 328,020 |
| Single Pane Glazing (Skylight/Windows) | 533,829 |
| Update Furnishing | 443,837 |
| Repair Floor Framing | 125,005 |
| Replace Manholes | 1,676,700 |
| Valves and Hydrants | 320,000 |
| South Connection on Pierrepont Ave | 113,400 |
| Interior - Renovate Locker Room | 13,200 |
| Add New Elevator | 500,000 |
| Replace Gym Flooring | 759,000 |
| Replace Bleachers | 490,050 |
| Renovate / Upgrade Electrical System | 377,429 |
| Replace Loading Dock | 239,547 |
| Expand Cooling Towers | 805,464 |
| Replace Chemical Storage Rooms | 17,500 |
| Replace Windows | 35,693 |
| Replace Hydraulic Lifts | 60,000 |
| Replace Dimming/Lighting Systems | 347,045 |
| Replace Interior Stairs | 90,000 |
| Clean Canal and Pond | 110,000 |
| Landscape Improvements | 150,000 |
| Signage and Wayfinding | 400,000 |
| GRAND TOTAL | \$99,371,807 |

DEFERRED MAINTENANCE

DETAILED PROJECTS AND COSTS BY BUILDING - A C A D E M I C

RAYMOND HALL (1)

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Abate VAT Flooring | 1,108,800 |
| Interior - Renovate Toilet Rooms | 800,026 |
| New Fire Protection Sprinkler System | 512,221 |
| Repair Masonry - Efflorescence | 11,880 |
| Repair Masonry - Spalling | 110,880 |
| Repair/Re-finish Interior Walls | 126,720 |
| Replace Carpet | 38,822 |
| Replace Mechanical Equipment | 22,753 |
| Replace/Upgrade Plumbing | 63,281 |
| Single Pane Glazing (Skylight/Windows) | 15,037 |
| TOTAL | \$2,810,420 |

FLAGG HALL (3)

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Abate VAT Flooring | 1,663,200 |
| Exterior - Handicap Access | 32,340 |
| Exterior - Ramp Repairs | 8,580 |
| Interior Doors/Frames/Hardware | 16,896 |
| Investigation/Study of Structural Issues | 75,264 |
| New Fire Protection Sprinkler System | 521,346 |
| Remove Vine | 233,310 |
| Repair Ceilings | 15,053 |
| Repair Exterior Doors/Hardware | 33,000 |
| Repair Foundations | 4,019 |
| Repair Masonry - Efflorescence | 8,316 |
| Repair Masonry - Movement Joints | 188,166 |
| Repair Masonry - Re-pointing | 255,024 |
| Repair Masonry - Spalling | 77,616 |
| Repair Skylights | 21,542 |
| Repair Windows (Caulk/Flash/Seal) | 576,576 |
| Repair/Re-finish Interior Walls | 32,175 |
| Replace Carpet | 98,787 |
| Replace Mechanical Equipment | 23,158 |
| Replace Roof | 475,200 |
| Replace/Upgrade Plumbing | 64,408 |
| TOTAL | \$4,423,978 |

CRUMB MEMORIAL LIBRARY (4)

| TASK DESCRIPTION | COST (\$) |
|----------------------------------|--------------------|
| Exterior - Ramp Repairs | 17,160 |
| Interior - Handicap Access | 158,400 |
| Interior - Renovate Toilet Rooms | 100,003 |
| Interior Doors/Frames/Hardware | 574,464 |
| Repair Ceilings | 289,476 |
| Repair Exterior Doors/Hardware | 99,000 |
| Repair Exterior Stairs | 44,220 |
| Repair Foundations | 2,970 |
| Repair Heaving Pavers | 22,523 |
| Repair Ramps | 43,560 |
| Repair Skylights | 146,488 |
| Repair/Re-finish Interior Walls | 43,824 |
| Repair Heaving Pavers | 22,523 |
| Replace Roof | 485,100 |
| Update Furnishing | 217,107 |
| TOTAL | \$2,345,612 |

MAXCY HALL (5)

| TASK DESCRIPTION | COST (\$) |
|--|---------------------|
| Interior - Handicap Access | 158,400 |
| Interior - Renovate Toilet Rooms | 200,006 |
| Interior Doors/Frames/Hardware | 1,385,472 |
| Investigation/Study of Structural Issues | 281,013 |
| New Fire Protection Sprinkler System | 1,946,559 |
| Repair Ceilings | 505,824 |
| Repair Exterior Doors/Hardware | 202,752 |
| Repair Heaving Pavers | 180,180 |
| Repair Masonry - Cracks | 1,233,540 |
| Repair Masonry - Movement Joints | 702,530 |
| Repair Masonry - Re-pointing | 810,612 |
| Repair Masonry - Spalling | 411,180 |
| Repair Skylights | 12,925 |
| Repair Windows (Caulk/Flash/Seal) | 610,896 |
| Repair/Re-finish Interior Walls | 298,238 |
| Replace HVAC Equipment | 2,081,661 |
| Replace Mechanical Equipment | 86,466 |
| Replace Roof | 1,916,640 |
| Replace/Upgrade Plumbing | 240,483 |
| Re-seam Roof | 419,265 |
| Add New Elevator | 500,000 |
| Replace Gym Flooring | 759,000 |
| Replace Bleachers | 490,050 |
| TOTAL | \$15,433,692 |

BOWMAN DINING HALL (7)

| TASK DESCRIPTION | COST (\$) |
|--------------------------------------|--------------------|
| Interior Doors/Frames/Hardware | 388,608 |
| New Fire Protection Sprinkler System | 218,220 |
| Repair Ceilings | 52,800 |
| Repair Exterior Doors/Hardware | 21,437 |
| Repair Exterior Stairs | 15,840 |
| Repair Windows (Caulk/Flash/Seal) | 110,510 |
| Repair/Re-finish Interior Walls | 187,110 |
| Replace HVAC Equipment | 233,365 |
| Replace Mechanical Equipment | 14,358 |
| Replace/Upgrade Plumbing | 21,054 |
| Renovate/Upgrade Electrical System | 169,532 |
| Replace Loading Dock | 112,200 |
| TOTAL | \$1,515,035 |

DEFERRED MAINTENANCE

DETAILED PROJECTS AND COSTS BY BUILDING - A C A D E M I C

SCHUETTE HALL (9A)

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Abate VAT Flooring | 293,832 |
| Interior - Renovate Toilet Rooms | 250,008 |
| Interior Doors/Frames/Hardware | 1,385,472 |
| Investigation/Study of Structural Issues | 69,960 |
| New Fire Protection Sprinkler System | 484,608 |
| Repair Ceilings | 63,360 |
| Repair Exterior Doors/Hardware | 67,584 |
| Repair Masonry - Cracks | 221,760 |
| Repair Masonry - Re-pointing | 249,427 |
| Repair Retaining Walls | 73,125 |
| Repair/Re-finish Interior Walls | 44,550 |
| Replace HVAC Equipment | 518,242 |
| Replace Mechanical Equipment | 21,526 |
| Replace Roof | 316,800 |
| Replace/Upgrade Plumbing | 59,870 |
| Single Pane Glazing (Skylight/Windows) | 255,636 |
| Replace Loading Dock | 56,100 |
| TOTAL | \$4,431,860 |

CRANE CENTER (9B)

| TASK DESCRIPTION | COST (\$) |
|--------------------------------------|--------------------|
| Abate VAT Flooring | 295,495 |
| Interior Doors/Frames/Hardware | 1,402,368 |
| New Fire Protection Sprinkler System | 487,351 |
| Repair Masonry - Efflorescence | 1,782 |
| Repair Skylights | 12,925 |
| Repair/Re-finish Interior Walls | 24,156 |
| Replace HVAC Equipment | 521,176 |
| Replace Mechanical Equipment | 21,648 |
| Replace/Upgrade Plumbing | 60,209 |
| TOTAL | \$2,827,110 |

SNELL MUSIC THEATRE (9D)

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Interior - Handicap Access | 35,640 |
| Interior - Renovate Toilet Rooms | 100,003 |
| Interior Doors/Frames/Hardware | 743,424 |
| Investigation/Study of Structural Issues | 37,092 |
| Repair Exterior Doors/Hardware | 79,200 |
| Repair Masonry - Cracks | 97,020 |
| Repair Masonry - Movement Joints | 92,730 |
| Repair Masonry - Re-pointing | 63,756 |
| Repair Retaining Walls | 73,125 |
| Repair/Re-finish Interior Walls | 12,672 |
| Replace Carpet | 19,473 |
| Replace HVAC Equipment | 274,766 |
| Replace Mechanical Equipment | 11,413 |
| Replace Roof | 237,600 |
| Replace/Upgrade Plumbing | 31,742 |
| TOTAL | \$1,909,657 |

BISHOP HALL (9C)

| TASK DESCRIPTION | COST (\$) |
|--------------------------------------|--------------------|
| Abate VAT Flooring | 298,267 |
| Interior - Renovate Toilet Rooms | 200,006 |
| Interior Doors/Frames/Hardware | 1,419,264 |
| New Fire Protection Sprinkler System | 491,922 |
| Repair Ceilings | 142,032 |
| Repair Masonry - Re-pointing | 249,427 |
| Replace Carpet | 37,283 |
| Replace HVAC Equipment | 526,065 |
| Replace Mechanical Equipment | 21,851 |
| Replace/Upgrade Plumbing | 60,773 |
| Replace Roof | 316,800 |
| TOTAL | \$5,654,620 |

SATTERLEE (10)

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Abate VAT Flooring | 547,969 |
| Interior - Renovate Toilet Rooms | 300,010 |
| Investigation/Study of Structural Issues | 130,469 |
| New Fire Protection Sprinkler System | 903,747 |
| Remove Vine | 2,017,868 |
| Repair Louvers | 36,135 |
| Repair Masonry - Cracks | 505,890 |
| Repair Masonry - Movement Joints | 326,172 |
| Repair Masonry - Re-pointing | 443,256 |
| Replace Flat Roof | 571,725 |
| Repair/Re-finish Interior Walls | 138,600 |
| Replace Carpet | 34,248 |
| Replace HVAC Equipment | 966,473 |
| Replace Mechanical Equipment | 40,144 |
| Replace VCT | 55,449 |
| Replace/Upgrade Plumbing | 111,651 |
| TOTAL | \$7,129,806 |

DUNN HALL (11)

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Abate VAT Flooring | 483,000 |
| Exterior - Ramp Repairs | 8,580 |
| Interior - Handicap Access | 35,640 |
| Interior - Renovate Toilet Rooms | 100,003 |
| Interior Doors/Frames/Hardware | 390,060 |
| New Fire Protection Sprinkler System | 485,952 |
| Remove Vine | 615,285 |
| Repair Ceilings | 105,233 |
| Repair Exterior Doors/Hardware | 46,200 |
| Repair Masonry - Cracks | 106,260 |
| Repair Roof | 7,838 |
| Repair/Re-finish Interior Walls | 29,700 |
| Replace Carpet | 55,246 |
| Replace HVAC Equipment | 519,680 |
| Replace Mechanical Equipment | 21,586 |
| Replace Windows (Caulk/Flash/Seal) | 315,744 |
| Replace/Upgrade Plumbing | 60,036 |
| Single Pane Glazing (Skylight/Windows) | 52,631 |
| TOTAL | \$3,438,674 |

DEFERRED MAINTENANCE

DETAILED PROJECTS AND COSTS BY BUILDING - A C A D E M I C

MERRIT HALL (12)

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Abate VAT Flooring | 431,490 |
| Exterior - Ramp Repairs | 17,952 |
| Interior - Handicap Access | 35,640 |
| Interior - Renovate Toilet Rooms | 200,006 |
| Interior Doors/Frames/Hardware | 2,027,520 |
| Investigation/Study of Structural Issues | 102,734 |
| New Fire Protection Sprinkler System | 711,632 |
| Repair Ceilings | 215,751 |
| Repair concrete floor | 112,860 |
| Repair Exterior Doors/Hardware | 16,078 |
| Repair Foundations | 3,960 |
| Repair Masonry - Cracks | 115,500 |
| Repair Masonry - Efflorescence | 18,563 |
| Repair Masonry - Movement Joints | 256,846 |
| Repair Masonry - Re-pointing | 151,800 |
| Replace Flat Roof | 284,407 |
| Repair/Re-finish Interior Walls | 435,600 |
| Replace Carpet | 107,872 |
| Replace HVAC Equipment | 761,024 |
| Replace Mechanical Equipment | 31,611 |
| Replace VCT | 87,325 |
| Replace/Upgrade Plumbing | 87,917 |
| TOTAL | \$6,214,088 |

HEATING PLANT (13)

| TASK DESCRIPTION | COST (\$) |
|--------------------------------------|--------------------|
| Interior - Renovate Toilet Rooms | 100,003 |
| New Fire Protection Sprinkler System | 99,537 |
| Repair Exterior Doors/Hardware | 13,068 |
| Repair Louvers | 11,880 |
| Repair Masonry - Efflorescence | 10,692 |
| Repair Masonry - Re-pointing | 145,728 |
| Repair Windows (Caulk/Flash/Seal) | 164,736 |
| Replace Roof | 186,120 |
| Interior - Renovate Locker Room | 13,200 |
| Expand Cooling Towers | 805,464 |
| TOTAL | \$1,550,428 |

PRESIDENT'S RESIDENCE (14)

| TASK DESCRIPTION | COST (\$) |
|----------------------------------|------------------|
| Exterior - Ramp Repairs | 16,526 |
| Interior - Renovate Toilet Rooms | 50,002 |
| Repair Ceilings | 14,351 |
| Repair Foundations | 125,994 |
| Replace Roof | 26,250 |
| Repair Floor Framing | 125,005 |
| TOTAL | \$358,123 |

MOREY HALL (15A)

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Abate VAT Flooring | 150,000 |
| Interior - Handicap Access | 158,400 |
| Interior - Renovate Corridor | 12,408 |
| Interior - Renovate Door Openings | 25,080 |
| Interior - Renovate Toilet Rooms | 200,006 |
| Interior Doors/Frames/Hardware | 304,128 |
| Investigation/Study of Structural Issues | 31,000 |
| New Fire Protection Sprinkler System | 214,736 |
| Remove Vine | 67,122 |
| Repair Ceilings | 12,408 |
| Repair Exterior Doors/Hardware | 23,100 |
| Repair Louvers | 8,910 |
| Repair Masonry - Cracks | 83,160 |
| Repair Masonry - Movement Joints | 77,510 |
| Repair Masonry - Spalling | 33,264 |
| Repair/Re-finish Interior Walls | 66,825 |
| Replace Carpet | 16,279 |
| Replace HVAC Equipment | 229,640 |
| Replace Mechanical Equipment | 23,667 |
| Replace Roof | 155,232 |
| Replace/Upgrade Plumbing | 26,529 |
| TOTAL | \$1,919,404 |

CARSON HALL (15B)

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Abate VAT Flooring | 284,518 |
| Interior Doors/Frames/Hardware | 168,960 |
| Investigation/Study of Structural Issues | 33,869 |
| New Fire Protection Sprinkler System | 234,605 |
| Repair Ceilings | 54,194 |
| Repair Masonry - Movement Joints | 84,678 |
| Repair Masonry - Re-pointing | 85,008 |
| Repair Masonry - Spalling | 25,872 |
| Repair Windows (Caulk/Flash/Seal) | 153,754 |
| Repair/Re-finish Interior Walls | 71,775 |
| Replace HVAC Equipment | 250,888 |
| Replace Mechanical Equipment | 25,857 |
| Replace VCT | 14,395 |
| Replace/Upgrade Plumbing | 28,984 |
| Single Pane Glazing (Skylight/Windows) | 22,556 |
| TOTAL | \$1,539,912 |

MACVICAR HALL (15C)

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Abate VAT Flooring | 120,000 |
| Interior - Handicap Access | 158,400 |
| Interior - Renovate Corridor | 12,408 |
| Interior - Renovate Door Openings | 25,080 |
| Interior - Renovate Toilet Rooms | 200,006 |
| Interior Doors/Frames/Hardware | 40,128 |
| Investigation/Study of Structural Issues | 27,036 |
| New Fire Protection Sprinkler System | 187,278 |
| Remove Vine | 55,935 |
| Repair Ceilings | 21,637 |
| Repair Louvers | 7,425 |
| Repair Masonry - Movement Joints | 175,890 |
| Repair/Re-finish Interior Walls | 59,400 |
| Replace Carpet | 14,200 |
| Replace HVAC Equipment | 200,276 |
| Replace Mechanical Equipment | 20,641 |
| Replace Roof | 121,968 |
| Replace VCT | 11,495 |
| Replace/Upgrade Plumbing | 23,137 |
| TOTAL | \$1,459,111 |

DEFERRED MAINTENANCE

DETAILED PROJECTS AND COSTS BY BUILDING - A C A D E M I C

STILLMAN COMPUTING CENTER (15D)

| TASK DESCRIPTION | COST (\$) |
|--------------------------------------|------------------|
| Interior - Ramp Repair | 5,148 |
| New Fire Protection Sprinkler System | 71,640 |
| Remove Vine | 37,290 |
| Repair Masonry - Cracks | 46,200 |
| Repair Masonry - Movement Joints | 25,859 |
| Repair Masonry - Re-pointing | 56,232 |
| Repair Windows (Caulk/Flash/Seal) | 34,320 |
| Replace HVAC Equipment | 76,612 |
| Replace Mechanical Equipment | 7,896 |
| TOTAL | \$361,196 |

HOSMER CONCERT HALL (16)

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Exterior - Ramp Repairs | 8,976 |
| Interior - Renovate Toilet Rooms | 100,003 |
| Repair Ceilings | 44,444 |
| Repair Masonry - Cracks | 157,080 |
| Repair Masonry - Efflorescence | 25,245 |
| Repair Masonry - Movement Joints | 158,730 |
| Repair/Re-finish Interior Walls | 40,838 |
| Replace HVAC Equipment | 470,329 |
| Replace Mechanical Equipment | 19,536 |
| Replace/Upgrade Plumbing | 54,335 |
| Single Pane Glazing (Skylight/Windows) | 30,075 |
| Replace Roof | 237,600 |
| Replace VCT | 14,395 |
| Replace/Upgrade Plumbing | 28,984 |
| Single Pane Glazing (Skylight/Windows) | 22,556 |
| Replace Roof | 237,600 |
| TOTAL | \$1,346,591 |

SISSON HALL (17)

| TASK DESCRIPTION | COST (\$) |
|--------------------------------------|--------------------|
| Abate VAT Flooring | 245,211 |
| Interior - Renovate Toilet Rooms | 200,006 |
| Interior Doors/Frames/Hardware | 861,696 |
| New Fire Protection Sprinkler System | 404,382 |
| Remove Vine | 193,908 |
| Repair Ceilings | 262,706 |
| Repair Masonry - Re-pointing | 391,354 |
| Repair Roof | 212,058 |
| Repair Windows (Caulk/Flash/Seal) | 748,176 |
| Repair/Re-finish Interior Walls | 99,000 |
| Replace Carpet | 45,974 |
| Replace HVAC Equipment | 432,449 |
| Replace Mechanical Equipment | 17,963 |
| Replace/Upgrade Plumbing | 49,958 |
| TOTAL | \$4,164,841 |

VAN HOUSEN HALL (18)

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Abate VAT Flooring | 197,256 |
| Interior - Renovate Corridor | 12,408 |
| Interior - Renovate Toilet Rooms | 100,003 |
| New Fire Protection Sprinkler System | 650,627 |
| Repair Exterior Stairs | 4,752 |
| Repair Windows (Caulk/Flash/Seal) | 527,155 |
| Repair/Re-finish Interior Walls | 53,460 |
| Replace HVAC Equipment | 695,784 |
| Replace Mechanical Equipment | 28,901 |
| Replace Roof | 228,096 |
| Replace/Upgrade Plumbing | 80,380 |
| Single Pane Glazing (Skylight/Windows) | 30,075 |
| Renovate / Upgrade Electrical System | 136,413 |
| TOTAL | \$2,745,309 |

THATCHER HALL (19)

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Interior - Renovate Toilet Rooms | 100,003 |
| Interior Doors/Frames/Hardware | 236,544 |
| New Fire Protection Sprinkler System | 155,824 |
| Remove Vine | 39,155 |
| Repair Ceilings | 34,460 |
| Repair Exterior Doors/Hardware | 1,056 |
| Repair Windows (Caulk/Flash/Seal) | 27,456 |
| Repair/Re-finish Interior Walls | 13,200 |
| Replace Carpet | 2,412 |
| Replace HVAC Equipment | 166,639 |
| Replace Mechanical Equipment | 6,922 |
| Replace Roof | 205,920 |
| Single Pane Glazing (Skylight/Windows) | 15,037 |
| TOTAL | \$1,004,628 |

STOWELL HALL (21)

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Interior - Handicap Access | 17,952 |
| Interior - Ramp Repair | 5,148 |
| Interior - Renovate Toilet Rooms | 200,006 |
| Interior Doors/Frames/Hardware | 1,453,056 |
| New Fire Protection Sprinkler System | 512,166 |
| Remove Vine | 150,579 |
| Repair Foundations | 31,680 |
| Repair Masonry - Re-pointing | 54,648 |
| Repair Retaining Walls | 56,250 |
| Repair Windows (Caulk/Flash/Seal) | 494,208 |
| Replace HVAC Equipment | 547,714 |
| Replace Mechanical Equipment | 22,750 |
| Replace Roof | 302,544 |
| Replace/Upgrade Plumbing | 63,274 |
| Single Pane Glazing (Skylight/Windows) | 37,594 |
| Replace Loading Dock | 14,025 |
| Replace Chemical Storage Rooms | 17,500 |
| TOTAL | \$3,981,094 |

DEFERRED MAINTENANCE

DETAILED PROJECTS AND COSTS BY BUILDING - A C A D E M I C

MAINTENANCE BUILDING (24)

| TASK DESCRIPTION | COST (\$) |
|-----------------------------------|------------------|
| Interior - Renovate Toilet Rooms | 100,003 |
| Repair Masonry - Spalling | 22,176 |
| Repair Windows (Caulk/Flash/Seal) | 41,184 |
| Replace Mechanical Equipment | 10,488 |
| Replace Roof | 178,992 |
| TOTAL | \$352,843 |

KNOWLES DINING HALL (22)

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Interior Doors/Frames/Hardware | 388,608 |
| Investigation/Study of Structural Issues | 39,468 |
| New Fire Protection Sprinkler System | 273,392 |
| Repair Exterior Doors/Hardware | 79,200 |
| Repair Foundations | 19,800 |
| Repair Masonry - Cracks | 30,030 |
| Repair Masonry - Movement Joints | 98,670 |
| Repair Masonry - Re-pointing | 78,936 |
| Repair Roof | 166,320 |
| Repair Windows (Caulk/Flash/Seal) | 356,928 |
| Repair/Re-finish Interior Walls | 34,650 |
| Replace Carpet | 20,721 |
| Replace Mechanical Equipment | 30,132 |
| Replace Loading Dock | 39,270 |
| TOTAL | \$1,656,125 |

CENTRAL PRINTING SERVICES (24A)

| TASK DESCRIPTION | COST (\$) |
|--------------------------------------|------------------|
| Exterior - Ramp Repairs | 16,526 |
| Interior - Renovate Toilet Rooms | 100,003 |
| Interior Doors/Frames/Hardware | 10,032 |
| New Fire Protection Sprinkler System | 126,638 |
| Repair Exterior Doors/Hardware | 1,860 |
| Repair Windows (Caulk/Flash/Seal) | 2,059 |
| Replace HVAC Equipment | 135,427 |
| Replace Mechanical Equipment | 5,625 |
| Replace Roof | 219,384 |
| TOTAL | \$617,555 |

VEHICLE REPAIR GARAGE (24B)

| TASK DESCRIPTION | COST (\$) |
|--------------------------------------|------------------|
| Interior - Renovate Toilet Rooms | 50,002 |
| New Fire Protection Sprinkler System | 45,800 |
| Replace HVAC Equipment | 27,060 |
| Replace Mechanical Equipment | 3,013 |
| Replace Roof | 79,358 |
| Replace Hydraulic Lifts | 60,000 |
| TOTAL | \$265,233 |

KELLAS HALL (25)

| TASK DESCRIPTION | COST (\$) |
|--------------------------------------|--------------------|
| Abate VAT Flooring | 162,495 |
| Exterior - Ramp Repairs | 8,580 |
| Interior - Renovate Toilet Rooms | 133,927 |
| Interior Doors/Frames/Hardware | 152,064 |
| New Fire Protection Sprinkler System | 535,912 |
| Remove Vine | 121,193 |
| Repair Ceilings | 77,368 |
| Repair concrete floor | 90,750 |
| Repair Exterior Doors/Hardware | 3,960 |
| Repair Exterior Stairs | 3,960 |
| Repair Foundations | 31,185 |
| Repair Masonry - Cracks | 6,930 |
| Repair/Re-finish Interior Walls | 53,064 |
| Replace HVAC Equipment | 573,107 |
| Replace Mechanical Equipment | 23,805 |
| Replace Roof | 554,400 |
| Replace VCT | 9,868 |
| Replace/Upgrade Plumbing | 66,208 |
| Replace Windows | 35,693 |
| Replace Dimming/Lighting Systems | 347,045 |
| TOTAL | \$2,991,513 |

BRAINERD HALL (26)

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Abate VAT Flooring | \$61,641 |
| Exterior - Ramp Repairs | \$17,952 |
| Interior - Handicap Access | \$35,640 |
| Interior - Renovate Toilet Rooms | \$181,632 |
| Interior Doors/Frames/Hardware | \$126,720 |
| Investigation/Study of Structural Issues | \$102,734 |
| New Fire Protection Sprinkler System | \$711,632 |
| Repair Ceilings | \$215,751 |
| Repair concrete floor | \$112,860 |
| Repair Exterior Doors/Hardware | \$16,078 |
| Repair Foundations | \$3,960 |
| Repair Masonry - Cracks | \$115,500 |
| Repair Masonry - Efflorescence | \$18,563 |
| Repair Masonry - Movement Joints | \$256,846 |
| Repair Masonry - Re-pointing | \$151,800 |
| Repair Roof | \$474,012 |
| Repair/Re-finish Interior Walls | \$435,600 |
| Replace Carpet | \$107,872 |
| Replace HVAC Equipment | \$761,024 |
| Replace Mechanical Equipment | \$31,611 |
| Replace VCT | \$87,325 |
| Replace/Upgrade Plumbing | \$87,917 |
| TOTAL | \$4,114,670 |

DEFERRED MAINTENANCE

DETAILED PROJECTS AND COSTS BY BUILDING - A C A D E M I C

TIMERMAN HALL (27)

| TASK DESCRIPTION | COST (\$) |
|--------------------------------------|--------------------|
| Exterior - Ramp Repairs | 8,580 |
| Interior - Handicap Access | 13,464 |
| Interior - Renovate Toilet Rooms | 200,006 |
| Interior Doors/Frames/Hardware | 388,608 |
| New Fire Protection Sprinkler System | 681,724 |
| Remove Vine | 113,322 |
| Repair Ceilings | 78,767 |
| Repair concrete floor | 56,100 |
| Repair Exterior Doors/Hardware | 66,000 |
| Repair Foundations | 242,055 |
| Repair Masonry - Cracks | 157,080 |
| Repair Masonry - Re-pointing | 206,448 |
| Repair Roof Glazing | 12,925 |
| Repair/Re-finish Interior Walls | 22,440 |
| Replace Carpet | 51,691 |
| Replace HVAC Equipment | 729,040 |
| Replace Mechanical Equipment | 30,282 |
| Replace/Upgrade Plumbing | 84,222 |
| Roof Maintenance | 11,220 |
| Replace Roof | 348,480 |
| TOTAL | \$3,493,974 |

BARRINGTON STUDENT UNION (29)

| TASK DESCRIPTION | COST (\$) |
|--|--------------------|
| Exterior - Ramp Repairs | 8,580 |
| Interior - Ramp Repair | 5,148 |
| Interior - Renovate Toilet Rooms | 100,003 |
| Interior Doors/Frames/Hardware | 147,972 |
| New Fire Protection Sprinkler System | 698,018 |
| Remove Vine | 248,573 |
| Repair Ceilings | 201,538 |
| Repair Exterior Doors/Hardware | 8,184 |
| Repair Masonry - Cracks | 106,260 |
| Repair Masonry - Efflorescence | 13,662 |
| Repair Masonry - Re-pointing | 222,420 |
| Repair Skylights | 8,617 |
| Repair Windows (Caulk/Flash/Seal) | 96,773 |
| Repair/Re-finish Interior Walls | 720,621 |
| Replace Carpet | 132,259 |
| Replace HVAC Equipment | 746,464 |
| Replace Mechanical Equipment | 31,006 |
| Replace Skylights | 15,037 |
| Replace VCT | 107,067 |
| Replace/Upgrade Plumbing | 107,289 |
| Single Pane Glazing (Skylight/Windows) | 75,187 |
| Update Furnishing | 226,730 |
| Replace Quarry Tile Flooring | 132,259 |
| TOTAL | \$4,444,786 |

LEHMAN DINING HALL (30)

| TASK DESCRIPTION | COST (\$) |
|--------------------------------------|------------------|
| New Fire Protection Sprinkler System | 270,356 |
| Remove Vine | 11,332 |
| Repair Skylights | 8,617 |
| Repair Windows (Caulk/Flash/Seal) | 175,032 |
| Repair/Re-finish Interior Walls | 50,490 |
| Replace Mechanical Equipment | 12,009 |
| Replace Roof | 285,120 |
| Replace/Upgrade Plumbing | 33,400 |
| Replace Loading Dock | 17,952 |
| TOTAL | \$864,309 |

EQUIPMENT STORAGE (33)

| TASK DESCRIPTION | COST (\$) |
|--------------------------------|----------------|
| Repair Exterior Doors/Hardware | 4,052 |
| TOTAL | \$4,052 |

SITE *

| TASK DESCRIPTION | COST (\$) |
|------------------------------------|--------------------|
| Replace Manholes | 1,676,700 |
| Valves and Hydrants | 320,000 |
| South Connection on Pierrepont Ave | 113,400 |
| Clean Canal and Pond | 110,000 |
| Landscape Improvements | 150,000 |
| Signage and Wayfinding | 400,000 |
| Sidewalks | 200,000 |
| TOTAL | \$2,970,100 |

*Note: Roadway, Central Heating Plant, and Underground Utilities have been upgraded, therefore, do not show up on list.

QUAD TOWERS (N/A)

| TASK DESCRIPTION | COST (\$) |
|------------------------------|------------------|
| Repair Masonry - Cracks | 295,680 |
| Repair Masonry - Re-pointing | 340,032 |
| TOTAL | \$635,712 |

CAMPUS WIDE

| TASK DESCRIPTION | COST (\$) |
|----------------------------------|--------------------|
| Interior - Upgrade Door Hardware | 2,000,000 |
| TOTAL | \$2,000,000 |

DEFERRED MAINTENANCE

DETAILED PROJECTS AND COSTS BY BUILDING - RESIDENTIAL

KNOWLES HALL (23)

| TASK DESCRIPTION | COST (\$) |
|--------------------------------------|--------------------|
| Exterior - Ramp Repairs | 8,976 |
| Interior Doors/Frames/Hardware | 3,463,680 |
| Renovate / Upgrade Fire Alarm System | 1,302,979 |
| Repair Ceilings | 218,988 |
| Repair Masonry - Re-pointing | 179,124 |
| Repair Masonry - Spalling | 109,032 |
| Repair/Re-finish Interior Walls | 223,344 |
| Replace Carpet | 574,844 |
| Replace HVAC Equipment | 1,622,196 |
| Replace Mechanical Equipment | 167,189 |
| Update Furnishing | 492,723 |
| TOTAL | \$8,363,074 |

BOWMAN HALL (6)

| TASK DESCRIPTION | COST (\$) |
|-----------------------------------|--------------------|
| Repair Ceilings | 387,486 |
| Repair Masonry - Re-pointing | 1,074,744 |
| Repair Windows (Caulk/Flash/Seal) | 1,619,904 |
| Replace Carpet | 678,101 |
| Update Furnishing | 581,229 |
| TOTAL | \$4,341,646 |

DRAIME HALL (20)

| TASK DESCRIPTION | COST (\$) |
|--|------------------|
| Exterior - Ramp Repairs | 8,580 |
| Remove Vine | 110,534 |
| Repair Masonry - Efflorescence | 19,602 |
| Repair Masonry - Re-pointing | 150,282 |
| Repair Masonry - Spalling | 60,984 |
| Repair Windows (Caulk/Flash/Seal) | 453,024 |
| Single Pane Glazing (Skylight/Windows) | 30,075 |
| TOTAL | \$833,080 |

LEHMAN HALL (28)

| TASK DESCRIPTION | COST (\$) |
|--------------------------------------|--------------------|
| Interior - Handicap Access | 158,400 |
| Interior - Renovate Toilet Rooms | 150,000 |
| Interior Doors/Frames/Hardware | 236,544 |
| New Fire Protection Sprinkler System | 1,582,747 |
| Remove Vine | 76,072 |
| Repair Ceilings | 45,698 |
| Repair Exterior Doors/Hardware | 2,218 |
| Repair Masonry - Cracks | 471,240 |
| Repair Masonry - Re-pointing | 1,899,216 |
| Repair Roof Glazing | 91,872 |
| Repair Windows (Caulk/Flash/Seal) | 1,400,256 |
| Repair/Re-finish Interior Walls | 11,880 |
| Replace Carpet | 239,917 |
| Replace HVAC Equipment | 1,692,598 |
| Replace Mechanical Equipment | 70,305 |
| Replace Roof | 731,016 |
| Replace/Upgrade Plumbing | 195,536 |
| Update Furnishing | 514,107 |
| TOTAL | \$1,019,625 |