

**MINUTES
CONSTRUCTION COMMITTEE**

**UNIVERSITY OF SOUTHERN INDIANA
BOARD OF TRUSTEES**

November 18, 1999

The University of Southern Indiana Board of Trustees Construction Committee met on Thursday, November 18, 1999, at 2:00 p.m. in Room 100 of the Wright Administration Building. Present were Trustees Tina Kern and James Will, Sr. Attending via conference call was Trustee Patrick Hoehn. Also attending were Vice President for Business Affairs Richard Schmidt, Associate Vice President for Business Administration Cynthia Brinker, Director of Facilities Operations and Planning Stephen Helfrich, Dean of the Pott School of Science and Engineering Technology Jerome Cain, and Associate Dean of the Bower-Suhrheinrich School of Education and Human Services Robert Mays.

There being a quorum present, Ms. Kern called the meeting to order at 2:00 p.m.

1. SELECTION OF FIRM TO PROVIDE ARCHITECTURAL AND DESIGN SERVICES FOR THE SCIENCE/EDUCATION CLASSROOM BUILDING PROJECT

The committee reviewed the presentations and interviews of five architectural firms held on November 4 and 5, 1999, and discussed each firm's capabilities and fee proposals (Attachment I).

On a motion by Mr. Hoehn, seconded by Mr. Will, the committee selected the team of Edmund L. Hafer and Associates of Evansville, Indiana, and Hastings & Chivetta Architects, Inc. of St. Louis, Missouri, to provide architectural and design services for the Science/Education Classroom Building Project.

2. APPROVAL TO PROCEED WITH PLANS FOR A STUDENT HOUSING RESIDENCE BUILDING

Mr. Schmidt discussed the proposed cost per unit and the operating costs for a new student residence building as outlined in the Project Summary (Attachment II).

Mr. Schmidt reported that a proposed modification of the original design used for Newman and Governors Halls (each of which houses 180 students) will be the addition of two suite-style apartments to each wing of the building to accommodate an additional 48 students (Figures 1 and 2 in the Project Summary). He noted that the architectural costs for the project will be minimal and will include the cost of re-design work to add the additional apartments and make other improvements and the fee for overseeing the construction of the building. The staff recommendation is that Ratio Architects, Inc. be hired to do the re-design work and that Veazey Parrott and Shoulders be hired to oversee the construction phase of the project.

On a motion by Mr. Hoehn, seconded by Mr. Will, the committee approved the design plans, approved the cost estimates, and approved the plan to proceed with architectural contracts for the Student Housing Residence Building.

There being no further business, the meeting adjourned at 2:32 p.m.

**SCIENCE/EDUCATION CLASSROOM BUILDING
 DESIGN SERVICES PROPOSAL
 FEES**

	BSA	H+C	OMS	P&W	VPS
BASIC SERVICES FEE:					
For \$12.6m			\$925,000	\$1,046,250	
% of Construction Cost (\$10.5m)	6.0% *	6.5%	8.8%	10.0%	7.5%
For \$21.6m			\$1,350,000	\$1,620,000	
% of Construction Cost (\$18.1m)	6.0% *	6.0%	7.5%	9.0%	6.5%
OTHER FEES:					
Programming Fee	\$15,000	\$106,000	\$200,000**	\$59,000	\$125,000
Interior Design Services					
\$12.6m	\$32,000				
\$21.6m	\$55,000				
Technology					\$65,000
Building Code					\$10,000

* Of preliminary construction cost estimate

** For pre-schematic programming and schematic design

PROJECT SUMMARY

NEW CONSTRUCTION

INSTITUTION: University of Southern Indiana CAMPUS: _____
 PROJECT TITLE: Construction of Student Housing BUDGET AGENCY NO.: G-0-00-1-02
Residence Building INSTITUTION'S PRIORITY: 1

PROJECT SUMMARY DESCRIPTION (ATTACHMENT A)
 The construction of one 66-unit student resident building to house two-hundred twenty-eight (228) students. The facility will include fifty-four (54) two-bedroom apartments and twelve (12) one-bedroom apartments. The suite-style facility primarily will house freshmen students and will be located in a wooded area south of the Physical Activities Center.

SUMMARY OF NEED AND NET CHANGE IN CONTRIBUTION TO EDUCATIONAL SERVICES PROVIDED BY INSTITUTION (ATTACHMENT B)
 The availability of student housing has had a positive effect on the number of students enrolling in postsecondary education at the University of Southern Indiana. The construction of the student residence building is needed to accommodate the increased number of students who need affordable student housing and who live too far from campus to commute.

SPACE DATA (ATTACHMENT C)
 PROJECT SIZE: 64,509 GSF 48,118 ASF 0.75 ASF/GSF
 NET CHANGE IN CAMPUS ACADEMIC/ADMINISTRATIVE SPACE: 1,367 ASF

TOTAL PROJECT BUDGET (ATTACHMENT D)
 TOTAL ESTIMATED COST: \$6,200,000 \$/GSF 96.11
 ANTICIPATED DATE OF PROJECT COMPLETION: July, 2001

ANTICIPATED SOURCES OF FUNDING (ATTACHMENT E)

<u>Bonding Authority</u>	<u>\$6,200,000</u>
_____	_____
_____	_____
TOTAL BUDGET	<u>\$6,200,000</u>

ESTIMATED CHANGE IN ANNUAL OPERATING BUDGET AS A RESULT OF THIS PROJECT (ATTACHMENT F)

50 () INCREASE () DECREASE

NOTE: SEE ATTACHMENTS FOR SUPPORTING INFORMATION REQUEST TO BE SUBMITTED WITH PROJECT SUMMARY FORM.

Attachment A

DETAILED PROJECT DESCRIPTION

BUDGET AGENCY NUMBER: G-0-00-1-02

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DESCRIPTION OF PROJECT:

The University of Southern Indiana proposes the construction of one 66-unit student residence building with a combination of one and two-bedroom apartments. The residence building with fifty-four (54) two-bedroom apartments and twelve (12) one-bedroom apartments, will accommodate two-hundred twenty-eight (228) students and will be located in a wooded area south of the Physical Activities Center. The proposed facility is the same general design as the first two suite-style facilities. However, several improvements and enhancements have been incorporated into the architectural design of the project including the addition of twelve (12) two-bedroom apartments to accommodate forty-eight (48) additional students. Each wing of the building will be extended with the addition of two suite-style apartments.

The three story building will include a central entrance with interior corridors; a centrally located lounge and reception area; a computer laboratory on each floor; a laundry facility; and, a multipurpose room on the main level. The two-bedroom units with two (2) bathrooms will accommodate four (4) students and the single units with one bathroom will accommodate one (1) student. The total square footage of a two-bedroom unit is approximately 725 square feet with approximately 530 square feet in the one-bedroom unit. Each apartment will include a kitchenette; a common living area for the residents; and technological enhancements for computer networking. A copy of the floor plan for the two-bedroom unit is included with the Project Summary. (*Figure 1*)

The construction of the building will be a combination of wood framing, masonry block walls where needed for fire blocks, brick exterior, gypsum board walls and ceilings, and light weight concrete floors. The building will be heated, cooled, and ventilated by a water source heat pump.

The location of the proposed student residence facility is in a wooded area south of the Physical Activities Center. The facility is designed to blend into the natural habitat and terrain of the area with site improvements planned to provide access by pedestrians and vehicles into a safe and well lighted area. Every effort will be made to preserve the natural beauty of the site with only selective removal of the woodlands for construction of the residence facilities. The existing Parking Lots D and E with 494 spaces will provide primary parking for this development. The proposed location of the building and parking facilities are indicated on the site plan submitted with the Project Summary. (*Figure 2*)

PLANNING CHANGES:

The **Ten-Year Housing Plan for 1996-2005** was completed by the University in May 1996. The Plan outlined the University's objectives for future on-campus housing and served as the program statement for the development of the suite-style student residence facilities. The alternative style of student housing incorporates the best aspects of apartment style living with the strengths of more traditional residence halls and was developed to primarily respond to the unique needs of freshmen students. In fall 1999 the first 54-unit suite-style student residence hall opened with 180 beds with a second facility scheduled for completion for fall 2000. The new design has been well received by students. It provides an alternative style of housing to better enhance the student's living and learning environment.

Several improvements and enhancements will be incorporated into this project. A primary change will be the addition of twelve (12) two-bedroom apartments for a total of 66 units. The original design of the building can easily accommodate the construction of the additional apartments at the end of each wing of the building. The additional cost to the project to construct the twelve (12) apartments is offset by the revenue which will be generated by the extra rooms. Also, the operational expenses for the facility will be spread over a larger number of residents.

RELATIONSHIP TO OTHER CAPITAL IMPROVEMENT PROJECTS:

The University's **Ten-Year Capital Improvement Plan for 1999-2001** includes the development of additional student residential housing facilities between 1999-2009. The proposed housing project is closely related to current and future capital improvement projects.

In 1996, the University commissioned the preparation of a **Campus Master Plan** for the future physical development of the campus. The Master Plan was completed in 1997 and projects the academic and support facilities, infrastructure changes, improvements, additions, resident facilities, roadways, and parking facilities needed during the next twenty years. The proposed student residence facility is the third building in the modified style of student housing planned on University property south of the Physical Activities Center. The site planned is consistent with the location shown on the Master Plan. A copy of the Master Plan site plan is included in the attachments as a reference for indicating not only the student housing location but, also, the locations of other facilities and improvements under construction or planned for the campus. (*Figure 3*)

The construction of the proposed student housing facility has a direct relationship with other projects recently constructed and projects in the planning stage. The expansion of the University Center included additional student activities space needed to meet the needs of an

increasingly residential student body. Residents of the proposed housing project will utilize the food service capabilities of the University Center to meet their dining needs.

The new Liberal Arts Center located west of the University Center opened in fall 1999. The Liberal Arts Center provides classrooms and laboratories for a majority of the liberal arts and humanities classes required by first-year students. Students living in the student resident facilities are within a three to four minute walk of the new Liberal Arts Center and the David L. Rice Library.

Construction for the Wellness, Fitness and Recreational Facility located to the northeast of this project will begin in fall 1999. The facility, with an anticipated completion date of spring 2001, will provide space for physical fitness and recreational sports and is a two minute walk of the student residence facilities.

The relationship of the proposed student housing project is closely tied to projects recently completed, currently under construction, or in the planning phase. The proposed site for the project is considered the ideal location for the development of future housing. It is centrally located in the core of campus with easy access to academic and student services facilities. As the University continues to develop the new student housing area, additional amenities are planned which will add to the quality of life of the students living in the housing facilities.

Attachment B

NEED AND PURPOSE

BUDGET AGENCY NUMBER: G-0-00-1-02

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RELATIONSHIP TO MISSION AND LONG-RANGE PLANNING:

In 1989 the University of Southern Indiana was authorized in P.L. 211, Sec. 1, IC 20-12-8-1 by the Indiana General Assembly, to plan, construct, and finance student residence facilities. Prior to the authorization, Southern Indiana Higher Education, Inc. financed the construction of student housing. Since 1989 the number of students living in University provided housing has increased from less than 1,000 to 2,487 in fall 1999. Currently twenty-nine (29) percent of the student population resides in student housing. The ongoing development of student housing has enabled residential students to take full advantage of the educational, cultural, and recreational benefits offered through the campus. Also, the residential experience has significantly expanded the student's learning experience. Sources used in the development of the University's Ten-Year Housing Plan revealed that for students living on campus there is a statistically significant positive influence on persistence and completion of the bachelors degree.

The University of Southern Indiana is committed to increasing the postsecondary educational participation rate of young people and adults. The impact of the University has been significant. Enrollment at the University of Southern Indiana has increased from 5,713 in 1989 to 8,695 in the fall of 1999. Over sixty-eight (68) percent of the students at the University of Southern Indiana are from southwestern Indiana while twenty-two (22) percent are from other Indiana counties. A notable change in the student population is the increase in the number of full-time students from 3,312 in 1989 to 6,307 students in 1999. The residential experience has enhanced the overall academic experience of the students. At the same time, there has been increased demand for student housing.

In fall 1999, the first suite-style student residence building opened with 180 spaces. However, an additional thirty (30) students were housed in the facility because of the need for housing. The second building is scheduled for completion for fall 2000. The demand for student housing has increased from new students as well as from students who renew their housing contracts. Based on the demographics of the students enrolling at the University of Southern Indiana, the need for additional housing continues to increase.

In 1998, the University worked with the Commission for Higher Education to develop a formula approach to be used to determine the need for additional student housing at the University of Southern Indiana. The formula provides that the number of total on-campus beds not exceed 55 beds per 100 annual full-time equivalent students from Region 13, the University's Primary Service Area. Based on the University's enrollment and housing statistics, the addition

in fall 2001 of two-hundred twenty-eight (228) beds is within the parameters of the formula. In fall 2001 there would be 55 beds per 100 FTE from the University's Primary Service Area. (Figure 4)

Consistent with the goals established by the Commission for Higher Education, student retention and success are important goals for the University of Southern Indiana. The suite-style of student housing provides many of the support services key to a student's academic and social needs. The facility is functional, attractive, promotes a sense of community, is liveable, and provides a positive living and learning environment.

The construction of the proposed facility is consistent with the University's long-range plan. Included in the University's Ten-Year Capital Improvement Plan for 1999-2001 is the development of additional student residential housing facilities between 1999 and 2009.

NEED AND EXPECTED CONTRIBUTION TO EDUCATIONAL SERVICES:

In the past ten years, enrollment of full-time students at the University of Southern Indiana has increased approximately ninety (90) percent from 3,312 in 1989 to 6,307 students in 1999. Enrollment projections for the University indicate a steady enrollment increase reaching approximately 9,200 students by fall 2001. The success of students at the University of Southern Indiana is a critical educational objective of the institution. The University provides students with a residential experience that promotes a positive living/learning environment. Important in the development of the University's Ten-Year Housing Plan was research that supported the success of students in attaining their degree goals if they reside on campus.

Consistent with the goals established by the Commission for Higher Education and an important part of the initiatives included in the University's Lilly Grant is the University's commitment to increasing the participation and retention rates of students in postsecondary education. The availability of housing to students facilitates the opportunity to retain currently enrolled students. A student's development and education are influenced as deeply by the living environment as by the classroom experience. Resident life programs, a variety of activities, athletic events, and enrichment programs have been developed to provide a living and learning environment which complements the University's educational process. These programs and others will be expanded with the development of the proposed housing project.

ALTERNATIVES CONSIDERED:

The design and location of the new suite-style student resident facility has been well received by students and provides an alternative style of housing. Primarily freshmen students live in the resident facilities. Consistent with the University's plan was the construction of additional suite-style student housing facilities. Because of the introduction in 1999 of the new

style of housing, an alternative style of housing was not considered. The University opted to improve the design of the new style of housing and to expand the facility by adding twelve (12) units to house an additional forty-eight (48) students. This will decrease the cost per bed for the construction of the facility and spread the operating cost over an increased number of residents.

An alternative to the development of student housing by the University is the private development of student residence facilities. For the proposed project, this option was not considered. In the past two years, several companies have discussed proposals for on-campus housing projects that would be constructed and privately managed. These proposals were evaluated, but the costs and risks were considerably greater than currently experienced.

The immediate community surrounding the University provides very few rental opportunities for students. Unlike other institutions in the state, the availability of rental property is limited, especially on the westside of Evansville. In 1999, the apartment vacancy rate for the city was 3.69 percent for 8,562 units. Only 12 percent of the available units are located on the westside of Evansville. In 1999, the vacancy rate on the westside for 1,057 units was 3.69 percent or 39 units. Although many students live in privately managed apartments, the complexes have not been developed to cater to students and generally are more expensive. The private developers who have expressed an interest in developing living units primarily for students have wanted the University to donate the land and to guarantee occupancy and profit margins to offset the cost and risk of the development. Although the University continues to pursue alternative opportunities for the construction of student housing, this was not considered a viable option for the proposed project.

The new suite-style of student housing has been successful and is considered the best option at the present time for the proposed housing project.

PRIORITY RANKING:

The student residence buildings are the University's first priority in the near term, 1999-2001 for a project funded by other sources.

RELATIONSHIP TO LONG-RANGE FACILITY PLANS:

The construction of additional student residence facilities was included in the University's 1999-2001 Ten-Year Capital Improvement Plan. Completion of the proposed facility for the 2001 fall semester will provide needed additional housing. As enrollment continues to increase and there is an even greater demand for affordable on-campus student housing. The increased demand for student housing necessitates the construction of additional units.

The Ten-Year Housing Plan for 1996-2005 outlines the University's objectives for future on-campus housing and the need for housing designed primarily for freshmen students. The updated **Campus Master Plan** identifies the need for additional student housing and the proposed location of new residential space. The University continues to follow the program statement included in the Ten-Year Housing Plan in the development of the proposed housing project and construct the facilities in the location identified in the **Campus Master Plan**.

Beginning in 2001, the University plans to begin the major renovation of the original student apartment buildings. This will require the University to remove from operation one to two buildings with 64 beds per year for the next several years. The original student apartment buildings, owned by Southern Indiana Higher Education, Inc. in 1983, are in need of major renovation. Because of the increased number of apartments and increased year-round occupancy, major renovations of these facilities cannot adequately be performed during the summer months. Individual buildings will be removed from inventory to perform major repair and renovation.

**ATTACHMENT C
SPACE DATA**

NEW CONSTRUCTION

BUDGET AGENCY NUMBER: G-0-00-1-02

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(a) ROOM TYPE	CURRENT SPACE IN USE	(b) SPACE UNDER CONSTRUCTION	(b) SPACE PLANNED AND FUNDED	SUBTOTAL CURRENT & FUTURE SPACE	(b) SPACE TO BE DEMOLISHED AS A RESULT OF THIS REQUEST	SPACE IN NEW REQUEST	NET TOTAL FUTURE SPACE
(110 & 115) Classroom	89,942		9,200	99,142	----	----	99,142
(210, 215, 220, 225, 230, 235) Class Lab	99,456		16,000	115,456	----	----	115,456
(250 & 255) Nonclass Lab	4,093			4,093	----	----	4,093
300 Office Facilities	123,370	1,357	6,945	131,672	----	557	132,229
400 Study Facilities	47,291	810	5,245	53,346	----	810	54,156
500 Spec Use Facilities	66,127	27,230		93,357	----	----	93,357
600 General Use Facilities	130,055	1,925		131,980	----	1,925	133,905
700 Support Facilities	62,130			62,130	----	----	62,130
800 Health Care Facilities	2,231			2,231			2,231
900 Resident Facilities	428,347	37,392		465,739		44,826	510,565
000 Unclassified	11,909			11,909			11,909
TOTAL	1,064,951	68,714	37,390	1,171,055	0	48,118	1,219,173

(a) Room type classifications should follow the categories defined in the Commission's Facilities Inventory and Space Utilization Report.

(b) Identify in footnote the specific facilities that are included in the data in these columns.

Identify only space currently in the campus inventory plus new space that has already been authorized, whether it is under construction or not. Only if the proposed project is dependent on another proposed project should the latter project's space data be included in this data. Room type classifications should follow the categories defined in the Commission's Facilities Inventory and Space Utilization Report.

FOOTNOTES

(b) The space under construction is the Wellness Fitness and Recreation Facility and Governor's Hall.

The space planned and funded is the first phase of the Science and Education Building.

The space in the new request is Student Residence Building Number 3 which includes extended "wings".

This data was compiled and accurate as of November 11, 1999.

**ATTACHMENT D
PROJECT COST**

NEW CONSTRUCTION

BUDGET AGENCY NUMBER: G-0-00-1-02

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ANTICIPATED CONSTRUCTION SCHEDULE:

	<u>MONTH</u>	<u>YEAR</u>
Bid Date	<u>April</u>	<u>2000</u>
Start Construction	<u>May</u>	<u>2000</u>
Occupancy	<u>July</u>	<u>2001</u>

ESTIMATED CONSTRUCTION COST:

	<u>PROJECT COST BASIS (a)</u>	<u>ESCALATION FACTORS (b)</u>	<u>ESTIMATED PROJECT COST (c)</u>
Planning Costs			
Academic Facilities Planning Fund	<u>\$0</u>	<u>\$0</u>	<u>\$0</u>
Other Architectural Fees	<u>198,077</u>	<u>7,923</u>	<u>206,000</u>
Construction			
Structure	<u>3,252,885</u>	<u>130,115</u>	<u>3,383,000</u>
Mechanical (Plumbing, HVAC, Elevators)	<u>1,175,000</u>	<u>47,000</u>	<u>1,222,000</u>
Electrical	<u>552,885</u>	<u>22,115</u>	<u>575,000</u>
Moveable Equipment (Furnishings)	<u>235,577</u>	<u>9,423</u>	<u>245,000</u>
Fixed Equipment	<u>15,385</u>	<u>615</u>	<u>16,000</u>
Site Development	<u>437,500</u>	<u>17,500</u>	<u>455,000</u>
Other (Explain)	<u>94,231</u>	<u>3,769</u>	<u>98,000</u>
Total Estimated Project Cost	<u>\$5,961,538</u>	<u>\$238,462</u>	<u>\$6,200,000</u>

(a) Based on current costs prevailing as of (month, year) October, 1999

(b) Explain the basis for arriving at this estimate.
The escalation factor is based on an inflationary increase of 4 percent from October, 1999 to date of bidding of April, 2000.

(c) Description of unique building characteristic, design features, construction materials, site development factors or other considerations affecting cost estimates appear on a separate page immediately following.
The design of this student residence building is essentially the same as the two buildings recently constructed. Several enhancements and improvements will be incorporated into the design and construction of the building.

**ATTACHMENT E
SOURCE OF FUNDING**

NEW CONSTRUCTION

BUDGET AGENCY NUMBER: G-0-00-1-02

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ESTIMATED TOTAL PROJECT COST: \$6,200,000

SOURCES OF FUNDING:

Prior Appropriation (Acts of ____)	_____			
State Appropriation Requested	_____	<u>ANNUAL PAYMENT *</u>	<u>YEARS *</u>	<u>RATE *</u>
Bonding Authority (Acts of 1965)	_____	_____	_____	_____
Bonding Authority (Acts of 1929)	_____	_____	_____	_____
Bonding Authority (Acts of 1927)	<u>\$6,200,000</u>	<u>\$536,454</u>	<u>20</u>	<u>6%</u>
Lease Purchase	_____	_____	_____	_____
Other _____ (specify)	_____	_____	_____	_____

* Annual payment based on assumed years and rate. Provide the annual debt service payment information for the appropriation bonding or lease-purchase arrangement even though cash appropriation is requested.

**ATTACHMENT F
ESTIMATED CHANGE IN OPERATING COSTS**

NEW CONSTRUCTION

BUDGET AGENCY NUMBER: G-0-00-1-02

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GROSS SQUARE FOOTAGE OF AREA AFFECTED BY PROJECT: 64,509

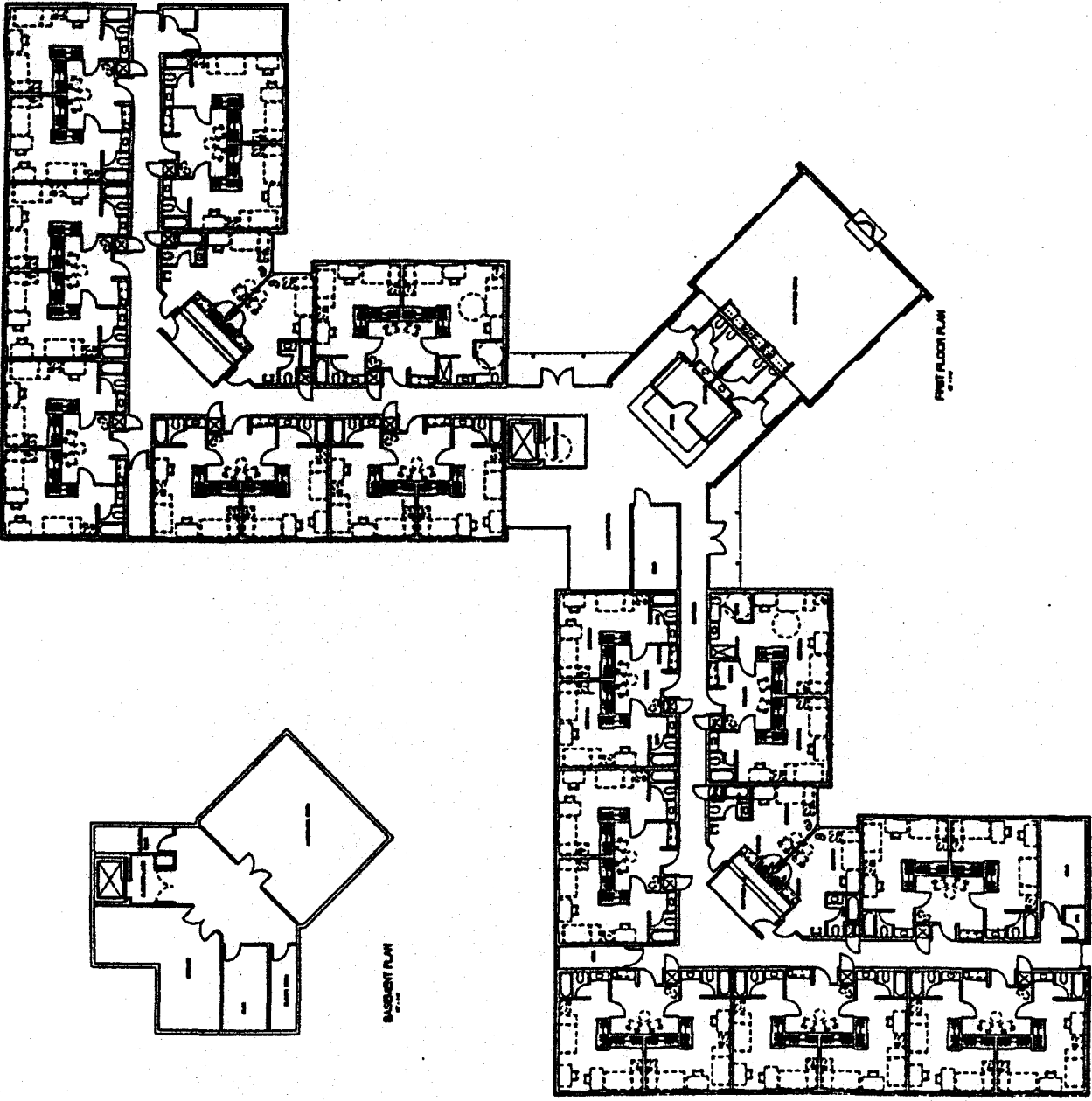
ANNUAL OPERATING COST	<u>COST PER SQUARE FOOT</u>	<u>TOTAL COST</u>	<u>PERSONNEL SERVICES</u>	<u>SUPPLIES AND EXPENSE</u>
Operations	<u>\$ 1.164</u>	<u>\$ 75,088</u>	<u>\$ 45,053</u>	<u>\$ 30,035</u>
Maintenance	<u>0.985</u>	<u>63,541</u>	<u>38,125</u>	<u>25,417</u>
Fuel (Electricity)	<u>0.146</u>	<u>9,418</u>	<u>5,651</u>	<u>3,767</u>
Utilities (Water & Sewer)	<u>0.122</u>	<u>7,870</u>	<u>4,722</u>	<u>3,148</u>
Other (Insurance)	<u>0.120</u>	<u>7,741</u>	<u>4,645</u>	<u>3,096</u>
Total	<u>\$ 2.537</u>	<u>\$ 163,659</u>	<u>\$ 98,196</u>	<u>\$ 65,464</u>
 LESS: OPERATING COST OF				
Existing Area Affected		<u>\$0</u>	<u>\$0</u>	<u>\$0</u>
Other Space Affected		<u>0</u>	<u>0</u>	<u>0</u>
ESTIMATED CHANGE IN COST		<u>\$163,659</u>	<u>\$98,196</u>	<u>\$65,464</u>

DESCRIPTION OF ANY UNUSUAL FACTORS AFFECTING OPERATING AND MAINTENANCE COST:

The cost for electricity, water, sewer, and cable TV are not included in the operating cost because the utility costs are included in the room rental rate and paid for by the residents.

DESCRIPTION OF ANTICIPATED PLANT EXPANSION REQUEST:

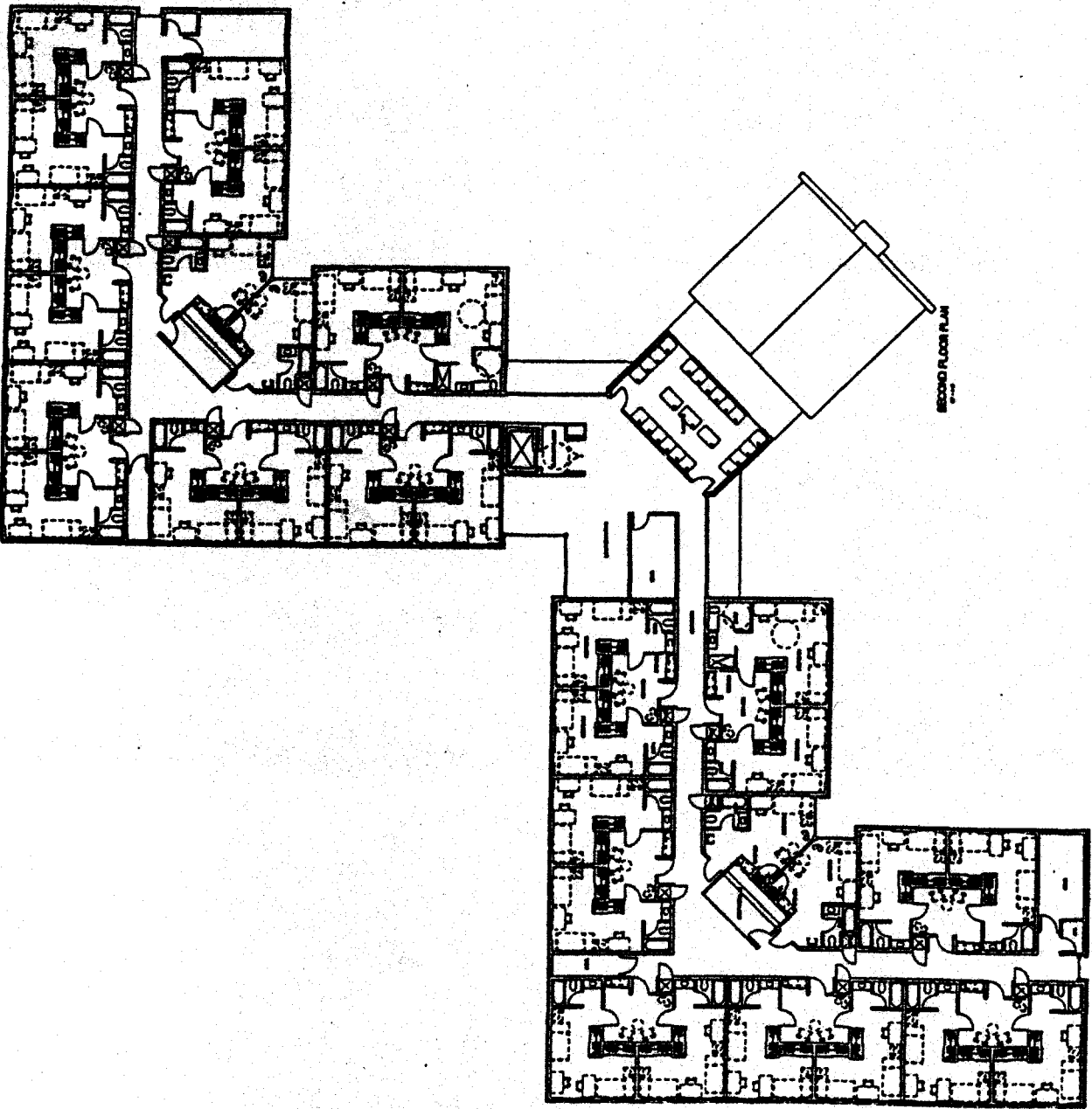
None of the estimated annual operating cost will be requested as a "plant expansion" increase in the operating budget. All operating costs will be funded by rental revenues.



ARCHITECT: **BRUNNEN**
 1000 UNIVERSITY BLVD.
 INDIANAPOLIS, INDIANA 46202
 ARCHITECT: **BRUNNEN**
 1000 UNIVERSITY BLVD.
 INDIANAPOLIS, INDIANA 46202

20% SCHEMATIC DESIG
 DECEMBER 9, 1977

PROJECT NO.	1000
DATE	12/9/77
DESIGNED BY	BRUNNEN
PROJECT NO.	1000
DATE	12/9/77
DESIGNED BY	BRUNNEN
PROJECT NO.	1000
DATE	12/9/77
DESIGNED BY	BRUNNEN



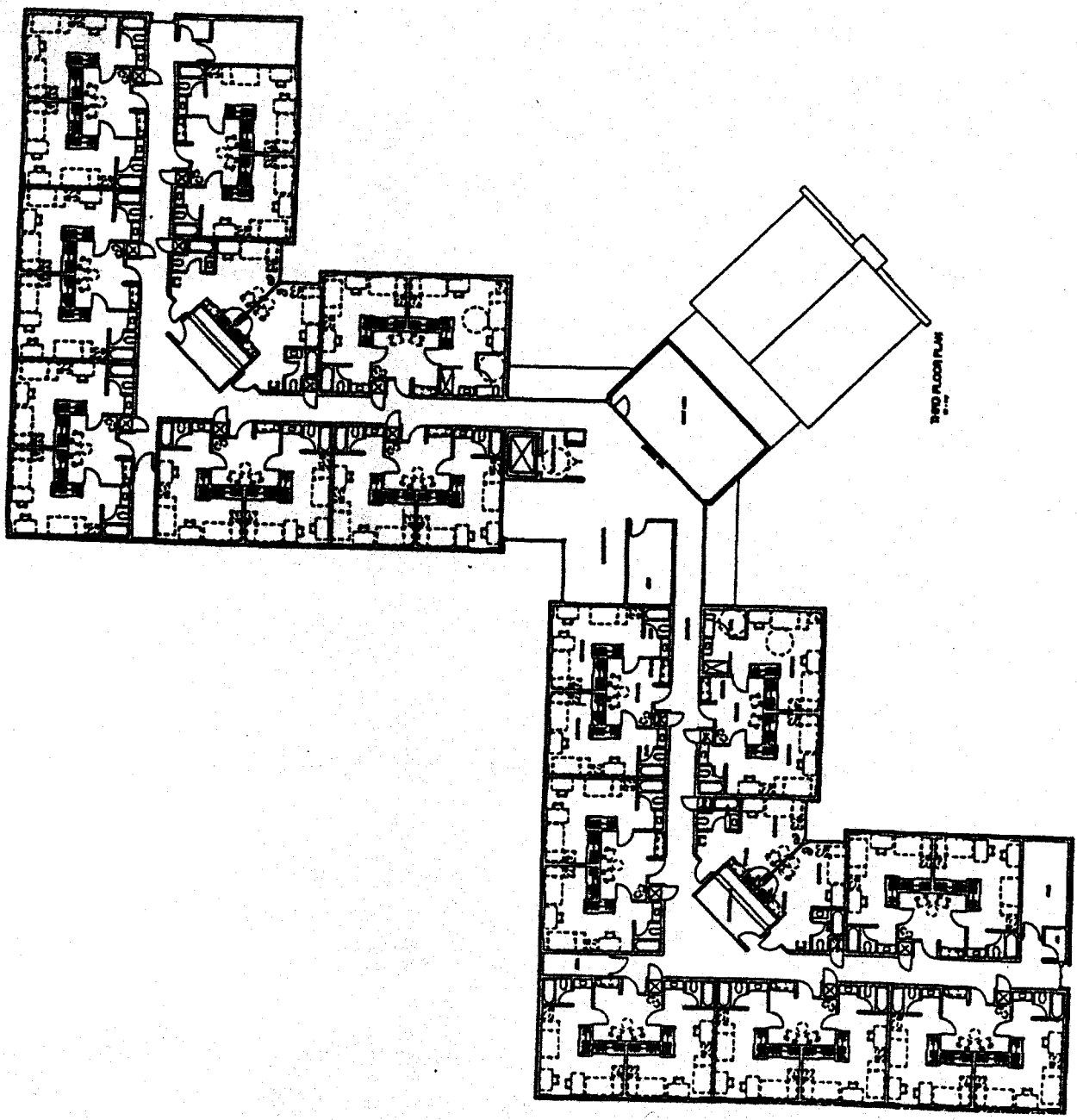
SECOND FLOOR PLAN
 1000

ARCHITECT: [unreadable]
 ENGINEER: [unreadable]
 DATE: [unreadable]

80% SCHEMATIC DES.
 DECEMBER 9, 1977

NO.	DATE	DESCRIPTION
1		
2		
3		

RATIO
 1/8" = 1'-0"
 1/4" = 1'-0"
 1/2" = 1'-0"
 3/4" = 1'-0"
 1" = 1'-0"



THIRD FLOOR PLAN

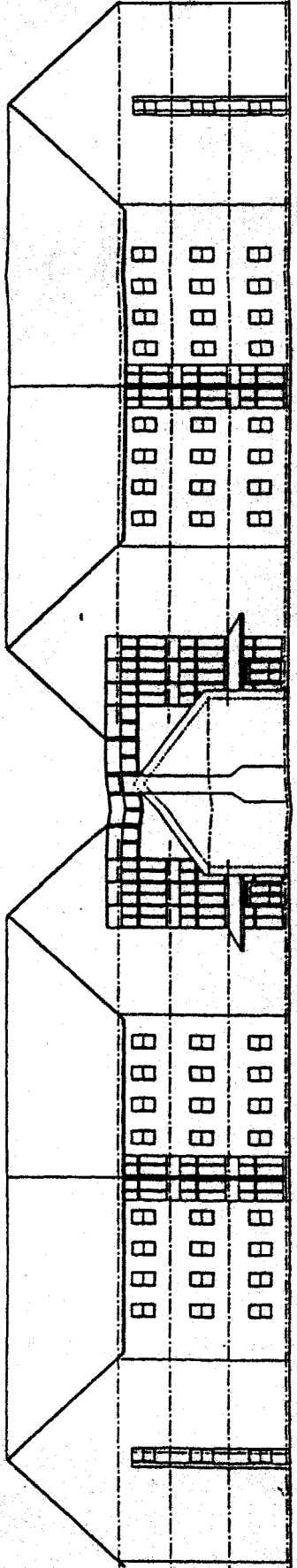
Architect: **W. H. HARRIS & ASSOCIATES, INC.**
 1000 North College Street
 Evansville, Indiana 47712-1000
 Phone: (317) 432-1000
 Fax: (317) 432-1001

Structural Engineer: **DR. JAMES H. HARRIS, P.E.**
 1000 North College Street
 Evansville, Indiana 47712-1000
 Phone: (317) 432-1000
 Fax: (317) 432-1001

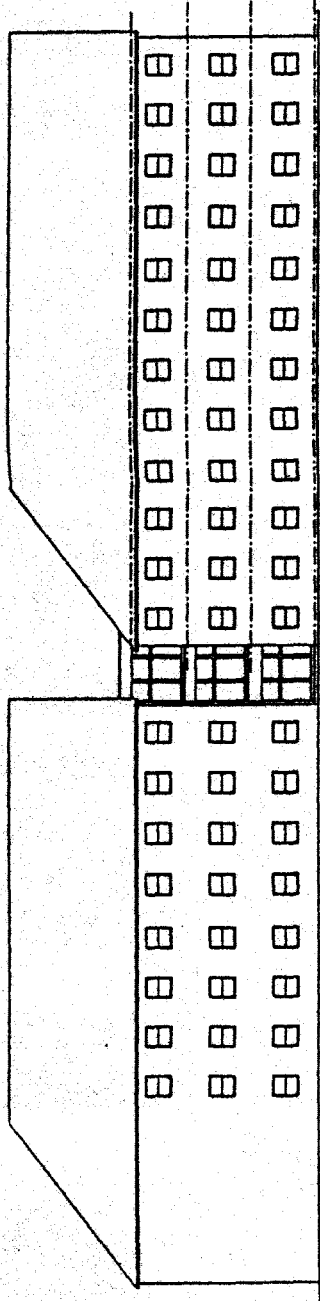
BOYS SO-EMATIC DESIG.
 DECEMBER 9, 1997

DATE	BY	REVISION

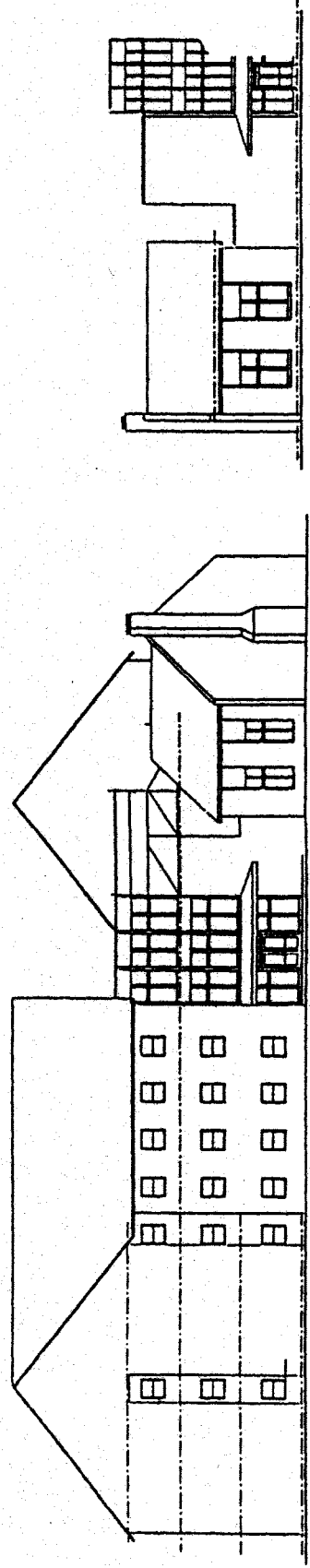
EXTERIOR ELEVATIONS
 A-501



EXTERIOR ELEVATION
 W-1-1

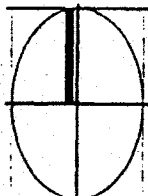
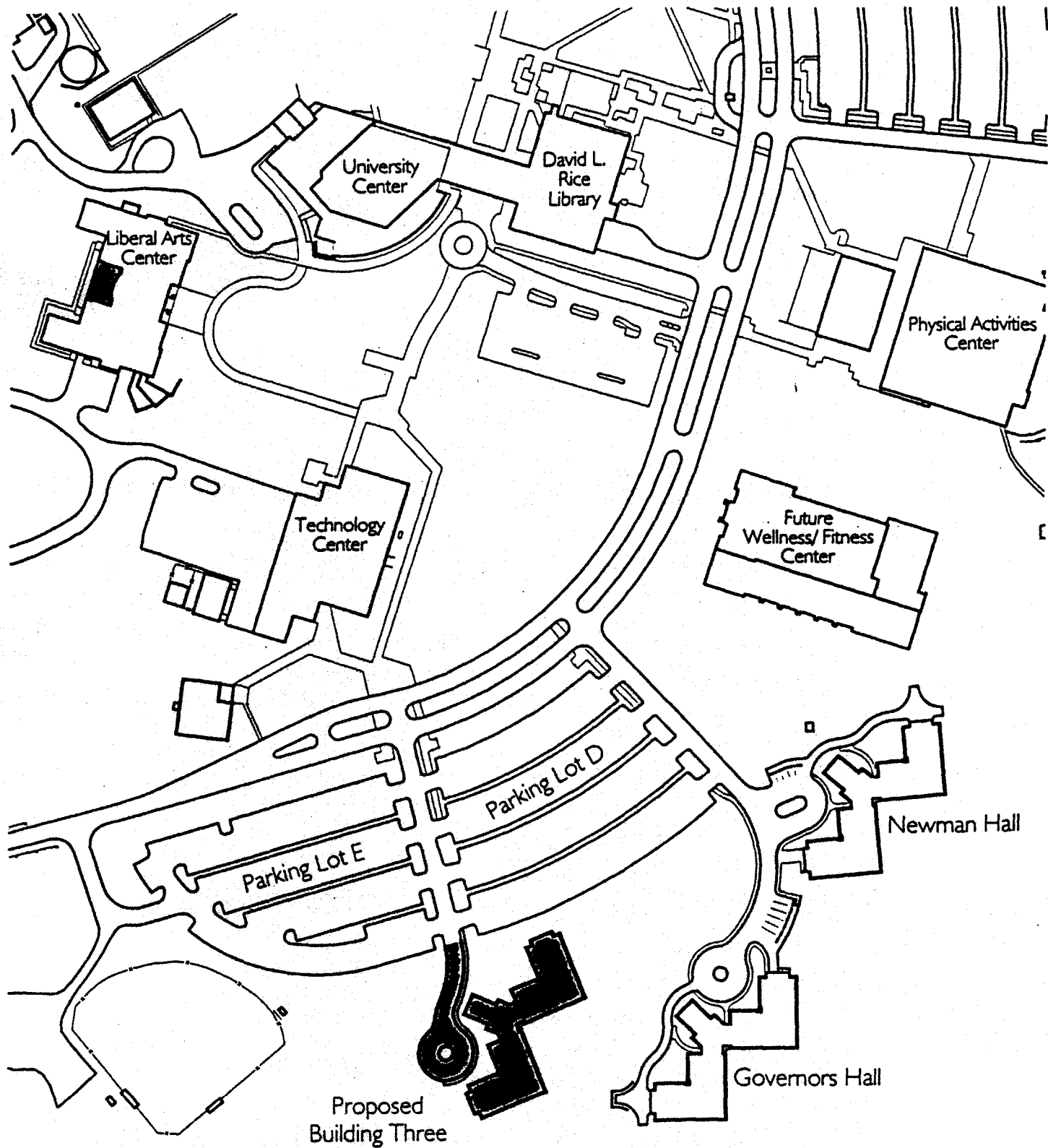


EXTERIOR ELEVATION
 W-1-2



EXTERIOR ELEVATION
 W-1-3

EXTERIOR ELEVATION
 W-1-4



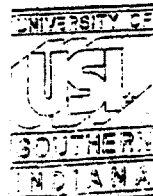
10.19.99

Proposed Student Housing Building Three

scale: 1" = 200'

prepared by:
University of Southern Indiana

Physical Plant
Department
8600 university boulevard
evansville, indiana 47712



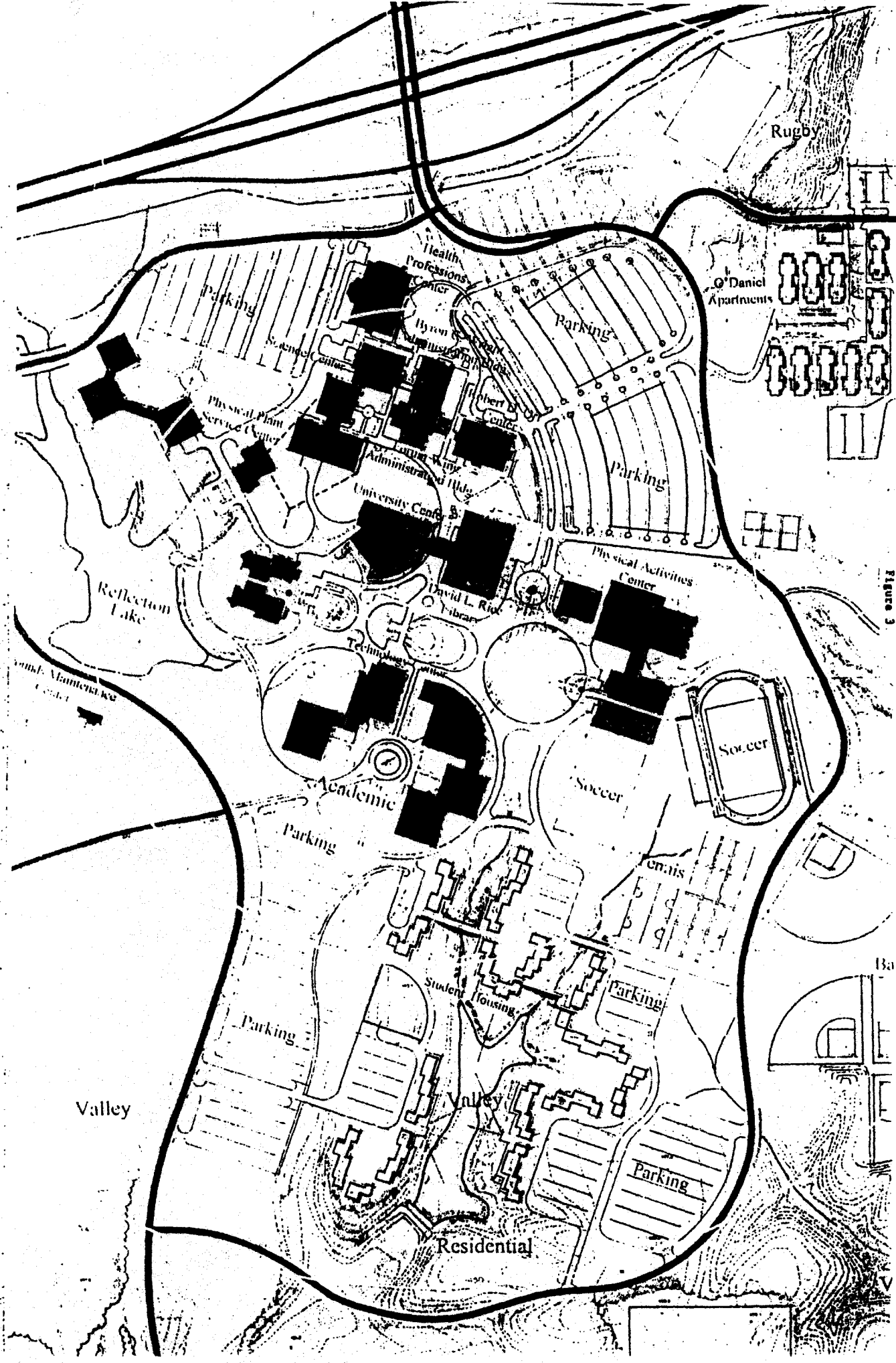


Figure 3

Ba

Anticipated USI Enrollment Growth v. Student Housing Beds
A Possible Formula Approach

Enrollment Growth Forecast Assumptions

1. Eleven-county growth rate through 2000-01 2%
2. Eleven-county growth rate beginning 2001-02 . . . 3%
3. Other counties growth rate through 2000-01 . . . 15%
4. Other counties growth rate 2001-02 9%
5. Other counties growth rate 2002-03 8%
6. Other counties growth rate 2003-04 8%
7. Other counties growth rate 2004-05 and after . . 7%

Implementation Example

	Year	FTE ENROLLMENT			Beds		Total	Beds per 100 FTE from Nearest 11 Counties
		11 County	Other	Total	Existing	Added		
<i>Actual</i>	1994-95	4,002	1,191	5,193	1,458		1,458	36.4%
<i>Actual</i>	1995-96	4,180	1,363	5,543	1,458	64	1,522	36.4%
<i>Actual</i>	1996-97	4,228	1,701	5,927	1,522	192	1,714	40.6%
<i>Actual</i>	1997-98	4,490	2,127	6,617	1,714	256	1,970	43.9%
<i>Actual</i>	1998-99	4,550	2,248	6,796	1,970	192 <i>Sept. 1997 CHE Approval</i>	2,162	47.5%
<i>Forecast</i>	1999-00	4,641	2,583	7,224	2,162	180 <i>March 1998 Request</i>	2,342	50.5%
<i>Forecast</i>	2000-01	4,734	2,970	7,704	2,342	180 <i>March 1998 Request</i>	2,522	53.3%
<i>Forecast</i>	2001-02	4,876	3,238	8,113	2,458	228 <i>December 1999 Request</i>	2,686	55.1%
<i>Forecast</i>	2002-03	5,022	3,497	8,519	2,686		2,686	53.5%
<i>Forecast</i>	2003-04	5,173	3,776	8,949	2,686	180 <i>Possible Future Request</i>	2,866	55.4%
<i>Forecast</i>	2004-05	5,328	4,041	9,369	2,866		2,866	53.8%
<i>Forecast</i>	2005-06	5,488	4,324	9,811	2,866	180 <i>Possible Future Request</i>	3,046	55.5%
<i>Forecast</i>	2006-07	5,652	4,626	10,279	3,046		3,046	53.9%

*Major Renovation of Student Apartment Buildings

enrollment growth v. student housing beds.xls

Charts & Graphs II

11/11/99

Source:

CHE: Student Information System: 1998-99 Annual Data

University of Southern Indiana Headcount and FTE Enrollment by Student Place of Origin