OTERO COLLEGE MASTER PLAN 2024

2024

Otero College

Facility and Educational Program Analysis

La Junta, Colorado

by HGF Architects Inc.

Amy Hurtig-Smith

HGF Architects Inc.

3/27/2024

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Participants

Otero College Staff:

Kimberly Zan, Ph. D	President
Jennifer Johnston	Vice President of Administrative Services
Rana Brown	Vice President for Academic & Student Affairs
Sarah Petramala	Executive Assistant to the President
Dillon Martin	Foundation Director
Kelsey Barbee	Director of Human Resources
Ashley Aragon	Assistant Director of Human Resources
Pula Pantoya	Coordinator of Payroll & Human Resources
Chelsea Herasingh	Associate Vice President of Academic Affairs
Hailey Wold	Director of Student Success and Engagement
Shawn Japhet	AIM Grant Director
Vince Fraker	Chair – Business, Technology & Service Occupations
Kimi Kelley	Chair – Arts & Humanities
Allan Nolan	Chair – Math & Science
Melissa Root	Chair – Director of Nursing & Allied Health Programs
Angela Moore	Associate Vice President of Enrollment Management & Marketing
Andee Leininger	Director of Financial Aid
Gary Addington	Dean of Students

Otero College Students:

La Junta Community:

Master Plan Consultant Team:

HGF Architects, Inc. Amy Hurtig-Smith, Jean Gardner, Jamie Page
2602 N. Elizabeth St.
Pueblo, CO 81003

OTERO COLLEGE MASTER PLAN 2024

2024

Otero College

Facility and Educational Program Analysis

Executive Summary

Amy Hurtig-Smith
HGF Architects Inc.
3/27/2024

Executive Summary

1.1 **INTRODUCTION**

Otero College, formerly Otero Junior College, has moved up the ranks of community colleges. It has grown to host full-fledged CTE programs, scholarships for sports programs attracting students from around the country and the world. Otero College facilities and educational programming need to grow with it.

The Master Planning Process meets these needs by revealing necessary projects derived from identifying current facility issues and conditions, current and future educational adequacy and desires, staff, student and community feedback and participation, and current and future enrollment and demographics information. The projects comprise 5-year sustainable facilities plan to maintain a vital and growing college.

The Master Plan Process is an environment of flexibility, brainstorming and repetition of cycles of Otero staff and student input integrated with community feedback and stimulation. Ultimately, the resulting plan will identify the capital needs and controlled facilities maintenance, i.e. the projects, under the umbrella of the following priorities, as defined by the college community:

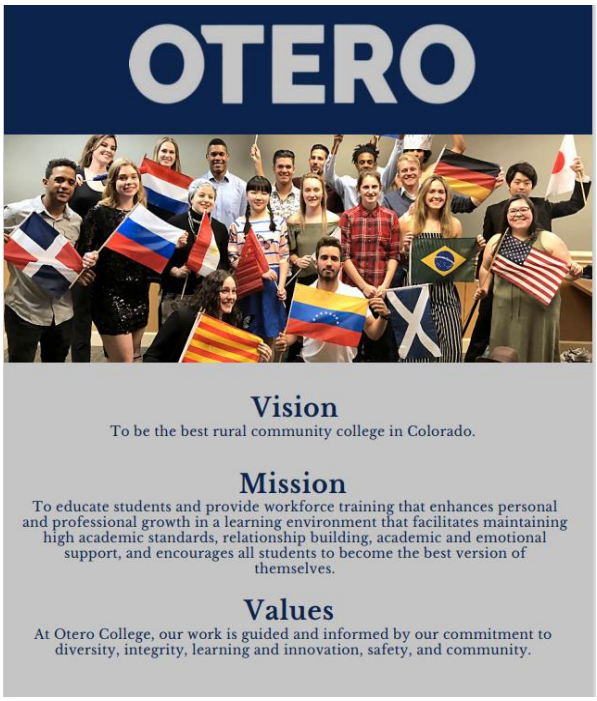
1. Safety and Health Especially with Facility Conditions, ADA Adherence and Fire Safety .
2. Educational Programmatic Requirements and Student Well-Being.
3. Staff Support, Training, Housing.
4. Remaining Facility Upkeep.
5. Energy Efficiency and Modern Technology on Campus.

1.2 **MASTER PLAN GOALS**

1. Create a Master Plan that defines and supports the College's current and future needs and desires, and community use.
2. The Master Plan will create a new and updated existing facilities assessment including an FCI (Facility Condition Index) evaluation of all building equipment and repair. It would also address campus wide technology and safety concerns.
3. Create and use a flexible revisory process for identifying Otero College and community input in the context of a vision and values defined by Otero.
4. The Plan would produce prioritized new projects and controlled maintenance for a prioritized list of Facilities assessment. These would result out of a priority and definition of current and future educational programs and be implemented over a 5-year plan.

1.3 **OTERO COLLEGE STRATEGIC PLAN 2022-2027 – VISION/MISSION/VALUES/GOALS**

The Master Plan is produced against the values and goals developed in this Otero's Strategic Plan. Appendix A contains the complete document.



Vision:

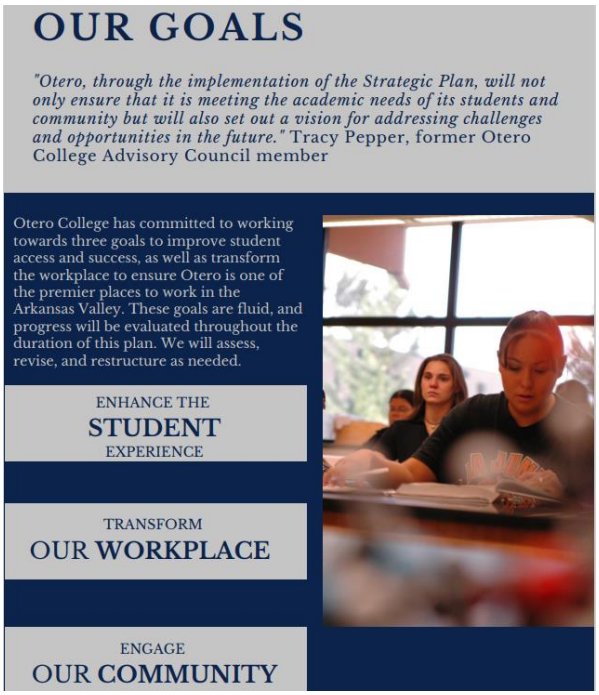
To be the best rural Community College in Colorado.

Mission:

To educate students and provide workforce training that enhances personal and professional growth in a learning environment that facilitates maintaining high academic standards, relationship building, academic and emotional support, and encourages all students to become the best version of themselves.

Values:

At Otero College, our work is guided and informed by our commitment to diversity, integrity, learning and innovation, safety, and community.



Goals:

Enhance The Student Experience

Transform Our Workplace

Engage Our Community

1.4 **OVERVIEW OF OTERO ISSUES**

Most of the Otero College Campus buildings are more than 50 years old and enrollment from K-12 has decreased significantly. Since COVID-19and the resulting "remote work" habit, fewer students and staff are applying to Otero. A building that has reached 40 years old should have had a new set of equipment throughout. At 50 years old the building is a strong candidate for replacement or extensive remodeling and equipment replacement.

However, most CTE programs at Otero operate beyond capacity. "Welding and Cosmetology are busting at the seams". There is a real need for the technically trained students produced by these programs. The La Junta business and community members reported the constant problem of a shortage of any or qualified personnel in construction, business, and healthcare.

Otero College also attracts athletes from around the country and the world to a strong soccer program. These programs pay for their tuition.

1.5 **MASTER PLAN PROCESS**

The Master Plan is a 5-year plan that was created through a series of Executive Committee Group, Design Advisory Group (DAG) and Town Hall (La Junta Community) Meetings, assessments, design, and feedback. It was conducted through a 5-section process:

Step 1: Develop Master Plan Process and Schedule.

This section finds all the key stakeholders, their values, and academic goals, and works with them in a flexible style to produce the most relevant and useful strategies, educational programs, and priorities accurately and objectively. It is an open, iterative process that starts at a high staff level and extends through all staff, students, and the La Junta and surrounding communities. Meetings are scheduled and displayed social media in a way that everyone has the opportunity to be heard and ideas are fostered. The Vision/Mission/Values/Goals previously introduced are used in evaluating ideas. The initial location, history, demographic, and occupational data are also gathered at this point.

Section 2: Facility Condition Assessment

A complete assessment of the entire condition and age of each campus building was catalogued into a database and prioritized for immediacy of need and manner of maintenance or replacement. Existing conditions and floor plans are provided in this section.

Step 3: Enrollment Forecast and Educational Program Adequacy

Enrollment data is also used at a building by building, educational program by program basis to further define classroom and building deficiencies and ultimately determine if the present and projected CTE and educational programs can be supported. This entire data is iteratively evaluated by all the stake holders including the La Junta and surrounding communities. Educational Program Adequacy Analysis takes place in this step as well.

Step 4: Development of Options and Community Outreach

This section continues the iterative process gathering input from students, staff and the community on the conditions, needs and desires associated with the campus buildings and educational programing. The primary issues and needs emerge and are assessed against the previously derived data including the building maintenance audit information until a prioritized set of projects is defined and budgeted. Then proposed solutions and designs for those projects are presented for further review and development.

Step 5: Final Recommendations and Implementation

Several necessary projects came forth as part of the Master Planning process. Their final list and prioritization and solution designs resulted from a final survey and meetings. From there the list of 9 projects is scheduled over the next 5 years for design, building and submittal to the State of Colorado for funding.

1.6 MASTER PLAN PROJECTS AND SUMMARY

The chart below summarizes the recommended projects and their corresponding costs that resulted from the Master Planning process. This final chart is the culmination of all the Design Advisory Group work and all the data gathered and evaluated over the course of the Master Plan process. A final survey of the project options below was answered by Otero College staff, students, and the La Junta Community for prioritization. That prioritization is recorded in this chart.

Master Plan Projects and Cost Summary				
Phase	**Priority**	**Project - Building**	**Cost**	**Year**
Phase 1	1	New Welding Shop Building	$2,240,000	2024
	2	McBride Hall and Student Services --- Addition	$6,780,000	
		McBride Hall and Student Services --- Remodel	$7,480,000	
Phase 2	3	McDivitt Hall – Cosmetology & Construction Remodel	$2,580,000	2025
	4	McDivitt Gym – New Locker & Office Addition	$1,400,000	
		Soccer Field - New Announcer & Restroom Building and Fencing, Retaining Walls	$1,080,000	
Phase 3	5	Wunsch Hall Dorm Replacement – Non-State Funded	$18,312,000	2026
	6	Humanities Center and Theater	$10,676,000	
	7	Life Sciences & Wheeler	$10,450,000	
Phase 4	8	McDonald Hall & Administration	$3,254,000	2027
Phase 5	9	Repurpose Tennis Courts	$2,480,000	2028

The above table also incorporates addressing the maintenance costs of the buildings listed in the table below.

Below is a table of the FCI score for each building. This is the summary of a complete facilities assessment. It was used to help prioritize the projects shown above. A score of 50% or more means that, at a minimum, the building and equipment systems are in immediate need of upgrade or replacement.

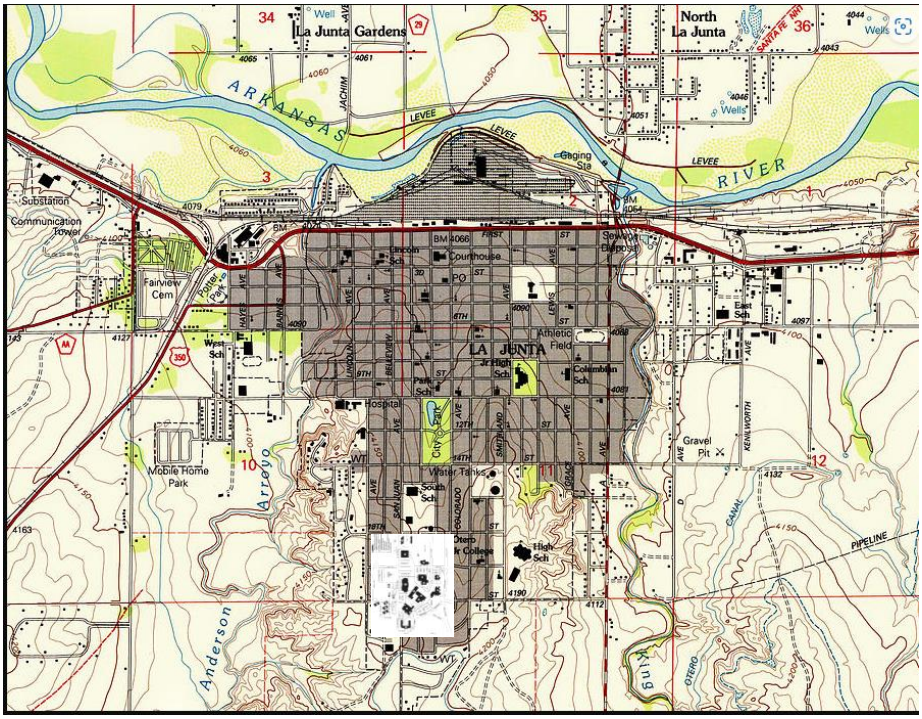
Table Symbols: SF = Square Foot, FCI = Facility Condition Index.
The FCI is the total maintenance cost of the building divided by the current replacement value of the building.

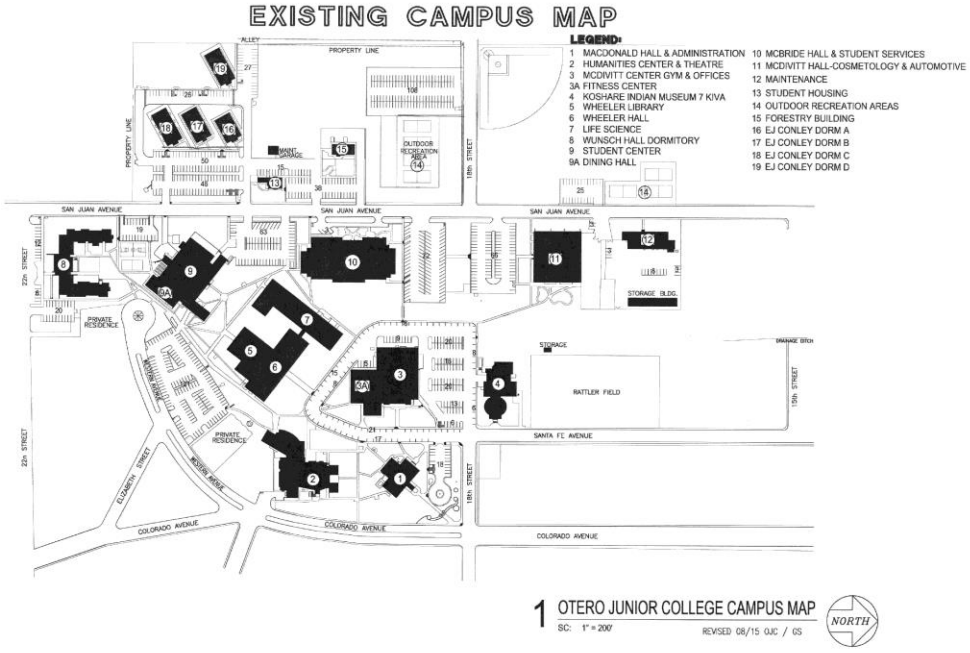
Building List by Need and FCI Score:

Building Name	SF	FCI	Replacement Cost	Total Deficiencies
Exist. Wunsch Hall	38,922 SF	115%	$15,695,220	
New Wunsch	48,652 SF		$17,028,375	
New Wunsch -- Abate & Tear Down	$1,956,000			$18,984,375
Humanities	32,915 SF	64%	$16,457,500	$10,676,731
Wheeler Hall	24,884 SF	63%	$9,953,600	$6,261,315
McBride Hall	32,617 SF	59%	$13,046,800	$7,805,267
McDonald Hall	13,398 SF	55%	$5,837,801	$3,254,286
McDivitt Gym	31,290 SF	51%	$15,645,000	$8,095,972
Life Science	18,784 SF	53%	$7,513,200	$4,033,028
Student Center	24,471 SF	53%	$9,989,600	$5,370,517
McDivitt Hall	22,496 SF	46%	$8,998,400	$4,141,699
Kiva	21,050 SF	47%	$7,367,500	$3,486,000
OJC House	2,218 SF	0%	$606,480	
Maintenance Bldg.				
Storage	3,498 SF	0%	$629,640	
Dorm A (16)	4,500 SF	0%	$1,282,500	
Dorm B (17)	4,600 SF	0%	$1,311,000	
Dorm C (18)	5,013 SF	0%	$1,428,705	
Dorm D (19)	5,097 SF	0%	$1,452,645	
Dorm E (20)	5,097 SF	0%	$1,452,645	
Dorm F (21)	5,097 SF	0%	$1,452,645	
OC Greenhouse		0%	$1,686,420	
Aux Gym	10,480 SF	0%	$2,515,200	
TOTALS			$141,350,876	$72,109,190

1.7 **OTERO LOCATION & DATA SUMMARY**

Otero College is located in an area of Colorado surrounded by multi-scale agricultural and metal working industry. It is the main college serving this entire region of the state.





1.8 **MASTER PLAN APPENDICES**

The appendices contain detailed data , and research corresponding to each step and iteration of this Master Plan process. The following are the included Appendices:

- Appendix A: Otero College Strategic Plan 2022-2027 – Vision/Mission/Values/Goals
- Appendix B: Renewable Energy Maps
- Appendix C: History of Otero College
- Appendix D: Historical Significance of Otero Campus Buildings
- Appendix E: Charts
- Appendix F: LEED Analysis
- Appendix G: Site Analysis
- Appendix H: Technology

OTERO COLLEGE MASTER PLAN 2024

2024

Otero College

Facility and Educational Program Analysis

Develop & Schedule Master Plan Process

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2.0 Otero College Master Plan Step 1: Develop and Schedule the Master Plan Process

2.1 DEVELOP MASTER PLAN PROCESS AND SCHEDULE

"Where to start?"

HGF Architects met with Otero to kickoff determining the overall process to list and engage key stakeholders and develop meeting times, formats, and agendas. This included outreach to the La Junta business and community and surrounding area. The meetings started with listing relevant concerns, observations, goals, values, enrollment data with the upper Otero staff. Information was assimilated and brought forth to larger groups of staff and students in Design Advisory Group (DAG) meetings. Following one or two DAG meetings that further refined and identified issues, a Town Hall meeting was held to invite the community and provide feedback on the issues to that point and to solicit new ideas. This process was repeated with flexibility and openness as needed until a final list and prioritization was reached. This occurred over a 6-month period. This iterative process of meetings, brainstorming, data gathering, and discussions revealed that main issues felt by students, staff, and the community, as well as the specific and extensive maintenance issues in the buildings.

2.2 FIRST MEETINGS

Key items of the first meeting of the Master Plan Process held at Otero College with HGF Architects on 9/12/23:

Meeting Minutes Summary

Discussion:
■ Define next steps and required information in creating an updated, next-5-years, Master Plan for Otero College (OC), including creating the project schedule and review cycle.
■ HGF stated the need to define an educational program adequacy and redo the facility evaluation.
■ HGF also stated that OC needs to define a list of wants, program desires, and eventually prioritize these collaboratively with their department heads, and facility management.
■ HGF will walk all the buildings with the electrical and engineer to update the description of the current condition of the buildings to eventually define Controlled Maintenance requirements.
■ Demonstrated was the use of Time Saver Standards to estimate equipment life in each building.
■ HGF will need a 5-year enrollment forecast from OC to include in the Master Plan.
■ The current non-code compliant Welding Shop, related history, and possible solutions to bring it to code compliancy while meeting increased student program needs was discussed.

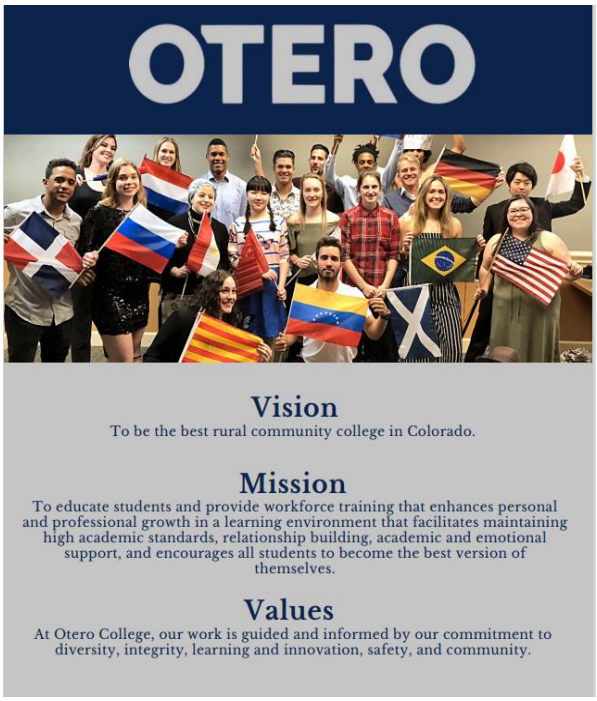
Educational Program & Building Issues	
Cosmetology & Barbary	The welding department was using cosmetology classroom space. Need Cosmetology needs an esthetician lab.
Law Enforcement:	Needs their own building. Require dedicated training room with mats like the auxiliary gym.20-30 students each semester. They use the facility 12 hours per day, 6-7 days per week with 800 contact hours per semester. Need an on-site shooting range. Currently using the City shooting range. Need a driving course area. They currently use the airport.
Nursing Program	Growing because of Allied Health Care. Need more 80-100 people large auditorium classrooms. Competing with the community for use of the classroom auditorium #137 in McBride Hall. Need lab simulators. New Dist. 60 East High School has similar as a model. OC attempted to buy a former doctor's office but dropped later as an option.
Athletics:	Want a soccer stadium. They have land. The local high school field that is used is too small to be regulation size for regional tournaments. Need to determine from "Gary" whether this would be grass or a turf finished field. They need a dedicated gym/locker room.
Agriculture:	There is a new Ag professor. OC would like to keep Ag where it is without disturbing its buildings. Previously HGF completed a schematic design for a new Ag building. It was presented at the meeting.
Theater:	Need new flooring, seating, bathrooms. The design provision of a new ADA lift to the stage, as an add-alternate to current finish/flooring work, to be provided by HGF.

Proposed Schedule:	
October 4, 2023	The first Design Advisory Group (DAG) is expected
October 18, 2023	DAG #2
October 20, 2023	Executive Committee Meeting
November 3, 2023	Community Town Hall Meeting
November 9, 2023	DAG #3
November 15, 2023	Community Town Hall Meeting #2

Action Items:	
OC	1) Provide hierarchy of subject to department to program. Define acronyms on classroom spreadsheet information. 2) List of personnel to be on the DAG and their emails. 3) 5 Year Enrollment Forecast. 4) Strategic Plan (Already provided by Jenn on 9/112/23). 5) Community use of the OJC classroom space. 6) David to send Controlled Maintenance request information previously referenced (David sent on 9/13/23). 7) Remove unpermitted changes to the welding building including the addition of 20 temporary welding stations/equipment and associated electrical system wiring/equipment changes.
HGF	1) Update OPC for metal building that would be dedicated to welding. Previous OPC and code studies were for older codes. New codes and construction costs to be reflected in the OPC. 2) Provide specific project manager names and their contact information for managing construction at OC. 3) Set up and conduct meetings with the electrical engineer on site to review all buildings.

2.3 VALUES AND VISION: STRATEGIC PLAN PRIORITIES

The Master Plan is produced against the values and goals developed in this Otero's Strategic Plan:



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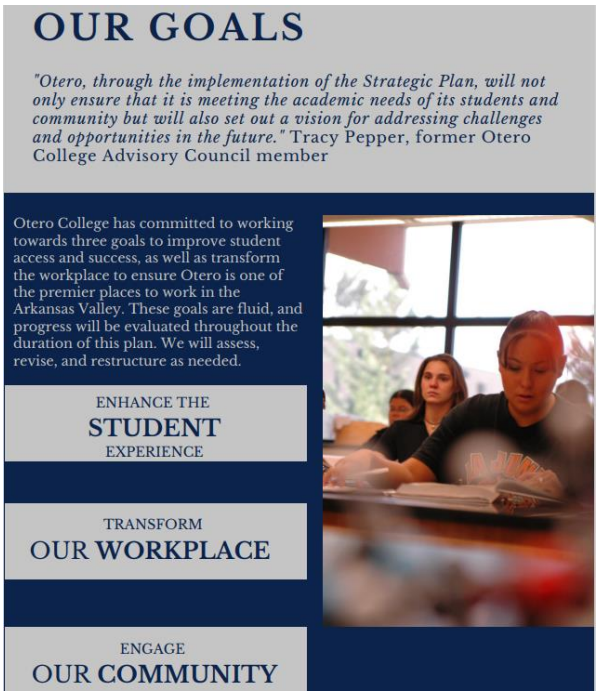


Goals:

Enhance The Student Experience

Transform Our Workplace

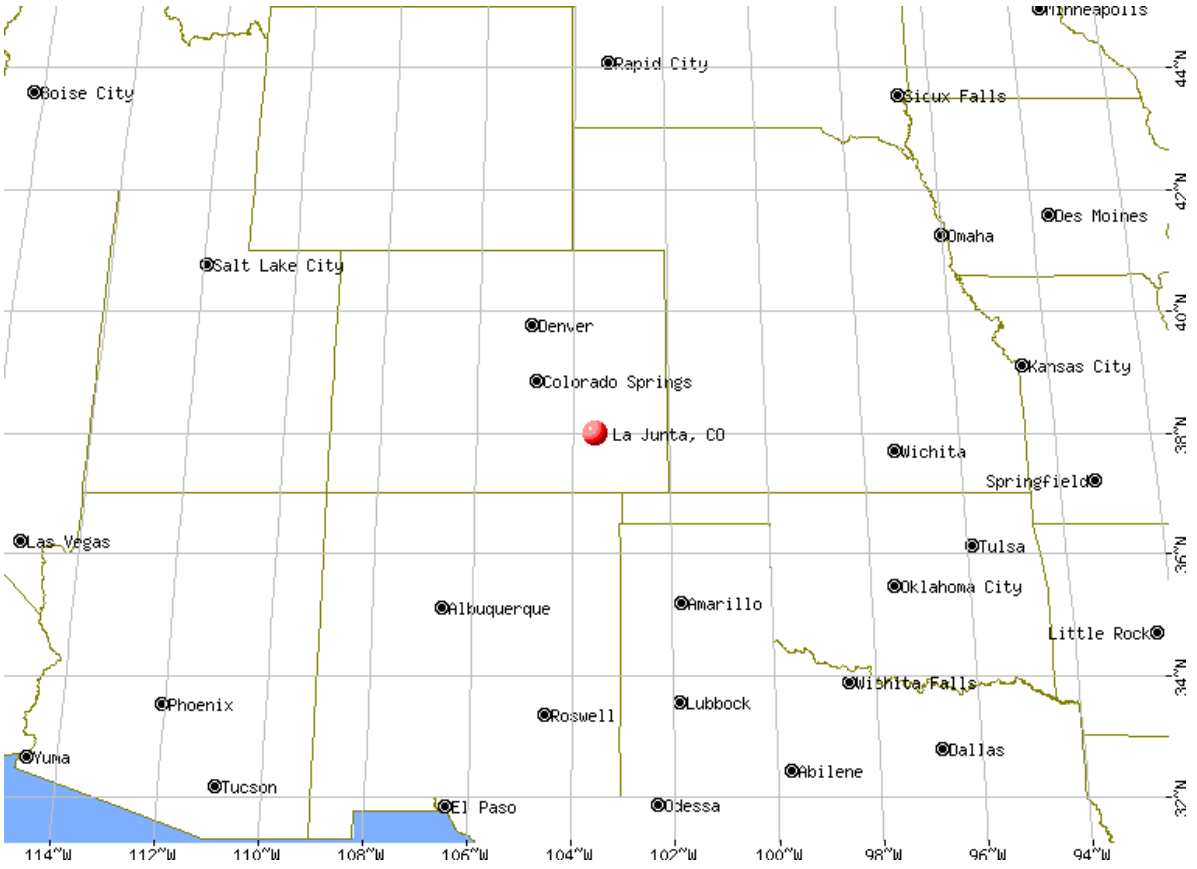
Engage Our Community

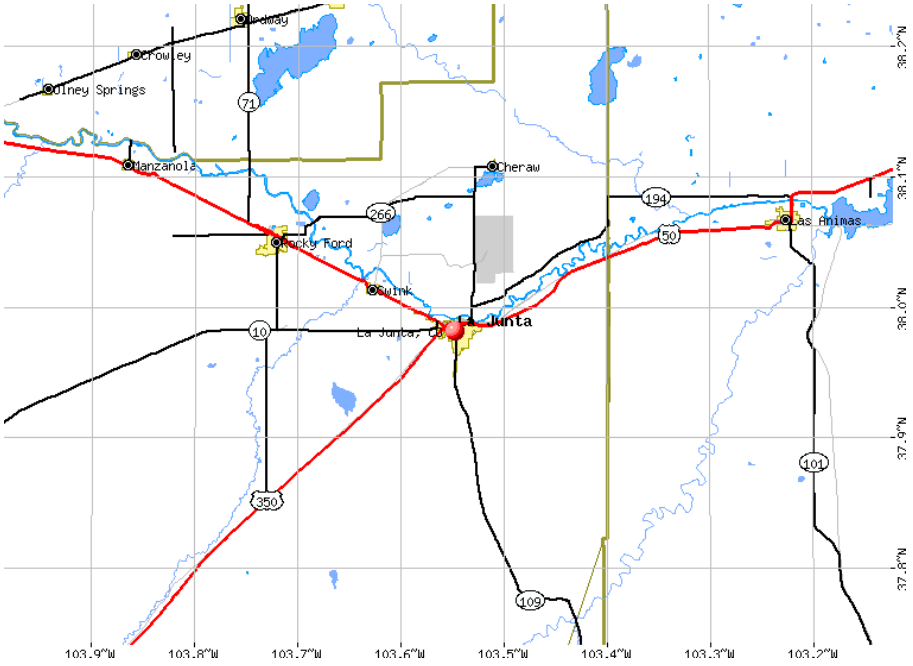
Appendix A contains the complete document.

2.4 OTERO COLLEGE LOCATION DATA AND MAPS

The location of Otero College compared to the Region:

This map shows the location of Otero College compared to the adjacent states and large cities. It is located in the southeast corner of the State. The community is in dry land prairies and plains. The Arkansas River supports a farming and livestock community that supports a greater part of the region. Cattle are a large portion of the industry. Most of the major cities are a good distance from La Junta with Pueblo being the closest.





Immediate Region Location Map showing highways and bodies of water and farming towns:

This map shows the Otero Junior College Site along with directions to surrounding cities.

2.5 APPENDIX B: RENEWABLE ENERGY MAPS

These maps show the potential for renewable energy resources in the region including geothermal.

2.6 APPENDIX C: HISTORY OF OTERO COLLEGE

This appendix shows the history of the inception of Otero College in 1942 to its current community college status.

2.7 APPENDIX D: HISTORICAL SIGNIFICANCE OF OTERO CAMPUS BUILDINGS

Many of the buildings on campus are more than 50 years old. Those buildings part of the first days of the college may qualify for historical significance which opens the door to funding for maintaining those building exteriors.

2.8 DEMOGRAPHICS

The following are the demographics of La Junta:

Population in 2021: 7,298 (100% urban, 0% rural). **Population changes since 2000:** -3.6%

Males: 3,464 (47.5%)
Females: 3,834 (52.5%)
Median resident age: 38.8 years
Colorado median age: 37.6 years
Zip codes: 81050

Estimated median household income in 2021:
- **La Junta:** $50,192 (it was $29,002 in 2000)
- **Colorado:** $82,254

Estimated per capita income in 2021:
- **La Junta:** $25,408 (it was $14,928 in 2000)

Estimated median house or condo value in 2021:
- **La Junta:** $115,055 (it was $67,400 in 2000)
- **Colorado:** $466,200

Median gross rent in 2021: $724

For Population 25 years and over in La Junta:

- **High school or higher:** 85.8%
- **Bachelor's degree or higher:** 18.2%
- **Graduate or professional degree:** 9.2%
- **Unemployed:** 8.7%
- **Mean travel time to work (commute):** 19.5 minutes.

For population 15 years and over in La Junta city:

- **Never married:** 31.4%
- **Now married:** 43.4%
- **Separated:** 4.9%
- **Widowed:** 8.2%
- **Divorced:** 12.1%

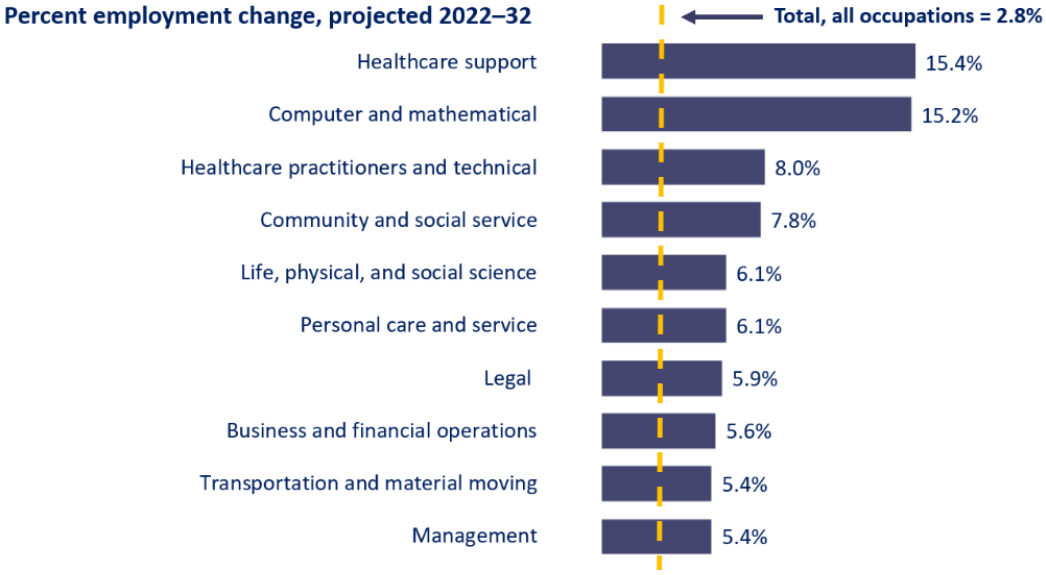
251 **residents are foreign born** (2.8% **Latin America**).This city: 3.4%.

https://www.city-data.com/city/La-Junta-Colorado.html

2.9 OCCUPATIONAL PROJECTIONS

Below are charts from the U.S. Bureau of Labor Statistics of the projected fastest growing occupations, industries, and associated data. Note, Healthcare industries, one of Otero Colleges Educational Programs, dominates the data.

Top 10 Occupational Groups Projected to Grow the Fastest

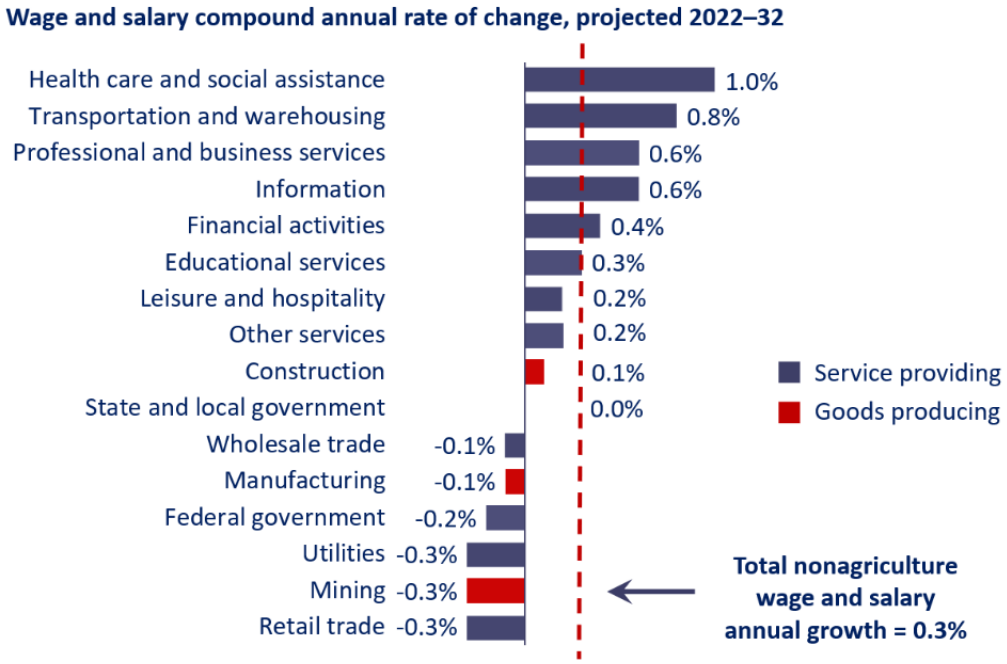


Top 10 Fastest Growing Occupations

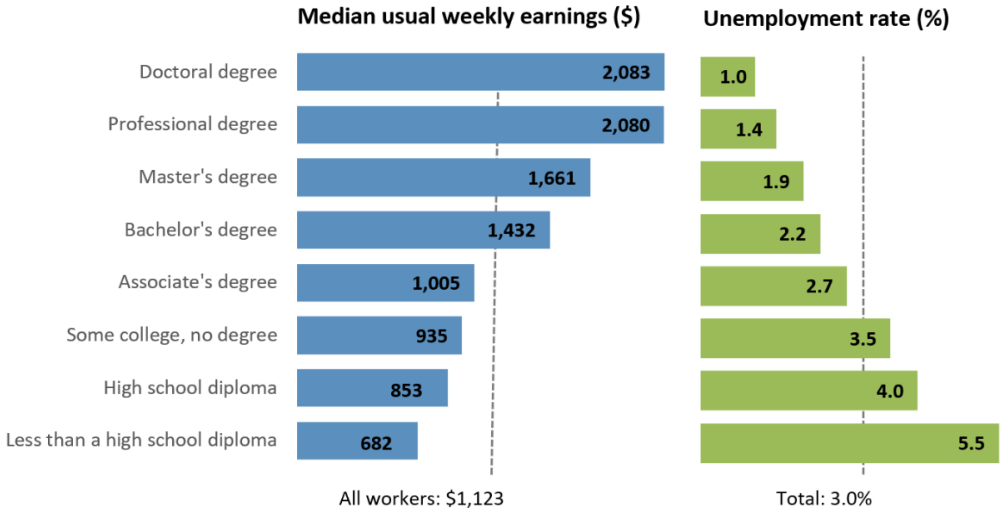
	Percent change, projected 2022–32	Employment change, projected 2022–32 (in thousands)	Median annual wage, May 2022
Wind turbine service technicians	44.9%	5.0	$57,320
Nurse practitioners	44.5%	118.6	$121,610
Data scientists	35.2%	59.4	$103,500
Statisticians	31.6%	10.5	$98,920
Information security analysts	31.5%	53.2	$112,000
Medical and health services managers	28.4%	144.7	$104,830
Epidemiologists	26.7%	2.7	$78,520
Physician assistants	26.5%	39.3	$126,010
Physical therapist assistants	26.1%	26.3	$62,770
Software developers	25.7%	410.4	$127,260

Note: Wage data are from the Occupational Employment and Wage Statistics program, U.S. Bureau of Labor Statistics.

Projected Annual Rate of Change in Industry Employment, 2022–32



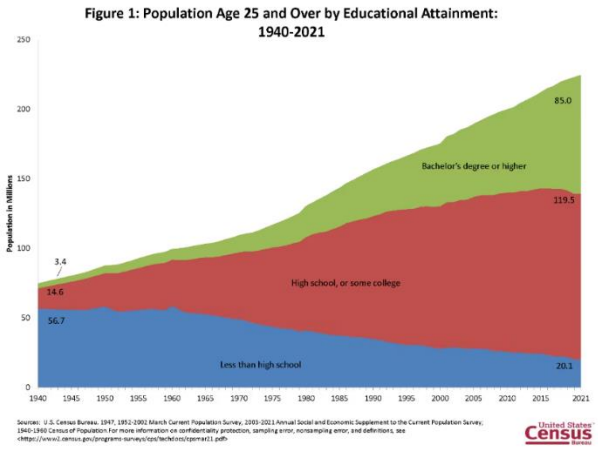
Earnings and unemployment rates by educational attainment, 2022



Note: Data are for persons age 25 and over. Earnings are for full-time wage and salary workers.
Source: U.S. Bureau of Labor Statistics, Current Population Survey.

20 FASTEST GROWING OCCUPATIONS 2022-2032:

45% Wind Turbine Service Technicians
45% Nurse Practitioners
35% Data Scientists
32% Statisticians
32% Information Security Analysts
28% Medical and Health Services Managers
27% Epidemiologists
27% Physician Assistants
26% Physical Therapist Assistants
26% Software Developers
24% Occupational Therapy Assistants
23% Actuaries
23% Computer and Information Research Scientists
23% Operations Research Analysts
22% Solar Photovoltaic Installers
22% Home Health and Personal Care Aides
21% Taxi Drivers
21% Personal Care and Service Workers, all Other
21% Veterinary Technologists and Technicians
20% Veterinary Assistants and Laboratory Animal Caretakers



FASTEST-GROWING OCCUPATIONS REQUIRING BACHELOR'S OR HIGHER

Table 4. Bachelor's degree to enter:
Occupations projected to have the most openings each year, on average, 2019–29

Occupation	Occupational openings, projected 2019–29 annual average	Median annual wage, 2019	Typical work experience in a related occupation
General and operations managers	204,400	$100,780	5 years or more
Registered nurses	175,900	73,300	None
Software developers and software quality assurance analysts and testers	131,400	107,510	None
Project management specialists and business operations specialists, all other	128,000	73,570	None
Accountants and auditors	125,700	71,550	None
Elementary school teachers, except special education	103,200	59,670	None
Management analysts	87,100	85,260	Less than 5 years
Market research analysts and marketing specialists	84,200	63,790	None
Personal service managers, all other; entertainment and recreation managers, except gambling; and managers, all other	74,500	110,630	Less than 5 years
Secondary school teachers, except special and career/technical education	71,100	61,660	None

Note: None of the occupations in the table typically require on-the-job training for competency.
Source: U.S. Bureau of Labor Statistics, Office of Occupational Statistics and Employment Projections.

OTERO COLLEGE MASTER PLAN 2024

2024

Otero College

Facility and Educational Program Analysis

Facility Condition Assessment

Amy Hurtig-Smith
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3/27/2024

3.0 Master Plan Step 2: Facility Condition Assessment

3.1 FACILITY ASSESSMENT

This study provides a square footage analysis chart which studies academic standards for Colleges and Universities national averages verses number of students and actual square footage of building space. This section outlines what those National Standards should be.

Based on Time Saver Standards by McGraw Hill, the following are basic square footage planning numbers for Colleges and Universities.

- 140 sq ft in gross area per student of building needed to provide adequate classroom and building support spaces such as corridor restroom, teacher offices, and building systems. This is for general lecture style classrooms and majors.
- 300 sq ft is needed for science majors with laboratory work (does not include animal space).
- 40 sq ft for gymnasium per student plus 10 sq ft for support such as restrooms, locker rooms, offices, corridor, entrance lobby, and building systems support. It should be noted that the recommended gymnasium floor for 0-4,000 students should be 20,000 sq ft at a minimum to allow two courts once divided. OJC's entire gross gym, including locker rooms, entrance foyer, and circulation is approximately 21,000, so greatly limiting the function. OJC has upgraded the fitness program by completing an actual fitness center, however, they are still lacking in the team sports area. There is a great need for an auxiliary gym and aquatics. Junior colleges often are lacking in an aquatics center. Aquatics are associated with the adjacent high school.
- 50 sq ft for Humanities - Many of the students take humanities courses to fulfill general electives. It is therefore suggested to use 50-60 percent of the student population use to reflect design numbers.
- 19 sq ft for Student Centers: Although this seems a small number, students tend to be able to use this facility approximately 20% of the time. Current trends show 80% of the students regularly use these facilities.
- 140 sq ft for dormitory living per bedroom 2 bunks.

The current population for 2015 Fall full-time student enrollment is approximately 1200 students. There are 400-500 additional part-time students with below 20 credit hours.

3.2 EXAMPLE BUILDING AUDIT AND BUILDING AUDIT SUMMARY

The Master Plan process includes a complete inventory of every structure on campus. This includes recording the current and projected conditions of all the building systems, structure, and envelope. This is evaluated against the age of the building and the age of the items mentioned. A building at 50 plus years of age with similarly aged equipment is required to be serviced, systems, windows, and doors replaced, possibly remodeled, or replaced as a whole. The chart below is an "Audit" of the Humanities Center and Theater. This Audit was completed for each campus building. The results are summarized in the subsequent chart below.

Note these tables contain an FCI score. The FCI is the total maintenance cost of the building divided by the current replacement value of the building. The higher the FCI number, the higher the need for controlled maintenance funding requests. An FCI score of 50% or higher represents a building in dire need of system replacement at a minimum and may be preventing safety and educational programming needs.

Example Building Audit:

Humanities Center
Construction 1971/1997addition
FCI-64%

Audit date 10/24/2023
32,915 SF - 2 story bldg

replacement cost @ $500 SF
$16,457,500

Uniform	System Description	Unit Price	Life	Install Year	Calc Next Renewal	Replacement	RSLI	SCI	Condition Budget	Prior. 1	Prior. 2	Prior. 3	Prior. 4	Prior. 5
A00ab	Asbestos	$35.21							$1,060,192					
A1010	Standard Foundations	$14.48	100	1971/97	2071/97	$0		0.00%	$0					
A1030	Slab on Grade	$12.70	100	1971/97	2071/97	$113,056	50%	50.00%	$113,056					
A2010	Basement Excavation	$2.17	100	1971/97	2071/97	$0		0.00%	$0					
A2020	Basement Walls	$22.47	100	1971/97	2071/97	$0		0.00%	$0					
B1010	Floor Construction	$27.71	100	1971/97	2071/97	$47,420	50%	50.00%	$47,420					
B1020	Roof Construction	$15.75	100	1971/97	2071/97	$0		0.00%	$0					
B2010	Exterior Walls	$33.26	100	1971/97	2071/97	$0		0.48%	$25,726					
B2020	Exterior Windows	$16.88	30	1971/97	2001/27	$555,605	93%	93%	$555,605					
B2030	Exterior Doors	$1.73	30	1971/97	2001/27	$56,942	93%	93.00%	$52,956					
B3010	Roof Coverings	$21.58	20	1971/97	2023	$546,297	0%	0%	$0					
B3020	Roof Openings	$0.49	30	1971/97	2001/27	$0	100%	110%	$219,452					
C1010	Partitions	$12.42	40	1971/97	2017/37	$122,640	30%	30.00%	$122,640					
C1020	Interior Doors	$6.33	40	1971/97	2017/37	$125,011	60%	60.00%	$125,011					
C1030	Fittings	$2.57	20	1971/97	2017	$84,915	100%	110%	$84,915					
C2010	Stair Construction	$8.33	100	1971/97	2071/97	$0	0%	1.06%	$14,371					
C3010	Wall Finishes	$6.67	20	1971/97	2017	$219,540	50%	110%	$219,540					
C3020	Floor Finishes	$12.53	20	1971/97	2017	$412,425	100%	110%	[illegible]					
C3030	Ceiling Finishes	$8.48	20	1971/97	2017	$279,119	100%	110%	$279,119					$279,119
D1010	Elevators and Lifts	$17.41	30	1997	2001/27	$572,721	100%	110%	$572,721					
D2010	Plumbing Fixtures	$9.66	30	1997	2001/27	$317,958	0%	110%	$317,958	$317,958				
D2020	Domestic Water Distributi	$2.69	30	1971/97	2001/27	$88,540	0%	110%	$88,540	$88,540				
D2030	Sanitary Waste	$3.74	30	1971/97	2001/27	$123,102	0%	110%	$123,102	$123,102				
D2040	Rain Water Drainage	$1.38	30	1971/97	2001/27	$45,420	0%	110%	$45,420				$45,420	
D2090	Other Plumbing Systems	$2.49	20	1971/97	2017	$81,960	0%	110%	$81,960	$81,960				
D3020	Heat Generating Systems	$10.50	30	1971/97	2001/27	$345,607	83%	110%	$345,607		$345,607			
D3030	Cooling Generating Systen	$10.47	30	1971/97	2001/27	$344,620	77%	110%	$344,620		$344,620			
D3040	Distribution Systems	$18.25	30	1971/97	2001/27	$600,698	100%	110%	$600,698		$600,698			
D3060	Controls & Instrumentatio	$3.27	20	1971/97	2017	$107,632	70%	110%	$107,632		$107,632			
D3070	Systems Testing & Balanc	$1.69	30	1971/97	2001/27	$55,626	0%	110%	$55,626		$55,626			
D3090	Other HVAC Systems/Equi	$0.80	30	1971/97	2001/27	$26,322	77%	110%	$26,332		$26,332			
D4010	Sprinklers	$5.54	30	NA	NA	$182,349	0%	110%	$182,349			$182,349		
D4020	Standpipes	$1.38	30	NA	NA	$45,422	0%	110%	$45,422			$45,422		
D4030	Fire Protection Specialties	$4.20	15	1971/97	2012	$138,243	100%	110%	$138,243	$138,243				
D5010	Electrical Service/Distribut	$11.54	30	1971/97	2001/27	$712,281	100%	110%	$712,281		$712,281			
D5020	Lighting and Branch Wirin	$27.74	30	1971/97	2001/27	$913,062	100%	110%	$913,062			$913,062		
D5030	Communications and Secu	$5.35	20	1971/97	2001/27	$176,095	100%	110%	$176,095		$176,095			
E1020	Institutional Equipment	$1.14	20	1971/97	2017	$37,523	0%	110%	$37,523					
E1090	Other Equipment	$2.08	20	1997	2017	$68,463	0%	110%	$68,463					
E2010	Fixed Furnishings	$3.66	20	1997	2017	$120,468	0%	110%	$120,468					
F1030	Special Construction Syste	$14.58	20	1997	2017	$480,000	100%	110	$480,000		$480,000			
G2010	Roadways	$2.41	50	1997	2047	$0	60%	0.00%	$0					
G2020	Parking Lots	$1.51	50	1997	2047	$0	22%	0.00%	$0					
G2030	Pedestrian Paving	$1.68	50	1997	2047	$0	22%	0.00%	$0					
G2040	Site Development	$8.65	30	1997	2001/27	$284,714	0%	110%	$284,714			$284,714		
G2050	Landscaping	$5.29	10	1997	2007	$174,120	0%	110%	$174,120				$174,120	
G3010	Water Supply	$1.38	50	1971/97	2025	$45,422	22%	0.00%	$45,422					
G3020	Sanitary Sewer	$2.04	50	1971/97	2025	$67,146	22%	0.00%	$67,146					
G3030	Storm Sewer	$1.51	50	1971/97	2025	$49,701	22%	0.00%	$49,701					
G3060	Fuel Distribution	$0.90	50	1971/97	2011	$29,623	22%	0.00%	$29,623					
G4010	Electrical Distribution	$4.84	30	1971/97	2011	$478,255	87%	110%	$478,255		$478,255			
G4020	Site Lighting	$3.51	30	2015	2040	$115,532	33%	20.00%	$23,106					
G4030	Site Communication and S	$3.88	30	2015	2035	$127,710	77%	30.00%	$61,804					
Total		$423.21				$5,727,210	47%	0.00%	$9,070,249	$ 749,803	$ 3,327,146	$ 1,425,547	$ 219,540	$279,119
									$10,676,731					

Building Audit Summary:

Building List by Need and FCI Score:				
Building Name	**SF**	**FCI**	**Replacement Cost**	**Total Deficiencies**
Exist. Wunsch Hall	38,922 SF	115%	$15,695,220	
New Wunsch	48,652 SF		$17,028,375	
New Wunsch -- Abate & Tear Down	$1,956,000			$18,984,375
Humanities	32,915 SF	64%	$16,457,500	$10,676,731
Wheeler Hall	24,884 SF	63%	$9,953,600	$6,261,315
McBride Hall	32,617 SF	59%	$13,046,800	$7,805,267
McDonald Hall	13,398 SF	55%	$5,837,801	$3,254,286
McDivitt Gym	31,290 SF	51%	$15,645,000	$8,095,972
Life Science	18,784 SF	53%	$7,513,200	$4,033,028
Student Center	24,471 SF	53%	$9,989,600	$5,370,517
McDivitt Hall	22,496 SF	46%	$8,998,400	$4,141,699
Kiva	21,050 SF	47%	$7,367,500	$3,486,000
OJC House	2,218 SF	0%	$606,480	
Maintenance Bldg.				
Storage	3,498 SF	0%	$629,640	
Dorm A (16)	4,500 SF	0%	$1,282,500	
Dorm B (17)	4,600 SF	0%	$1,311,000	
Dorm C (18)	5,013 SF	0%	$1,428,705	
Dorm D (19)	5,097 SF	0%	$1,452,645	
Dorm E (20)	5,097 SF	0%	$1,452,645	
Dorm F (21)	5,097 SF	0%	$1,452,645	
OC Greenhouse		0%	$1,686,420	
Aux Gym	10,480 SF	0%	$2,515,200	
TOTALS			$141,350,876	$72,109,190

3.3 COMPLETE FACILITY INVENTORY – APPENDIX E

Appendix E contains floor plans, square footage, photos, and an audit for each campus building. It is a record of the current condition of the buildings.

3.4 ADA, FIRE SUPPRESSION, ENERGY EFFICIENCY

Each time building systems are upgraded and replaced, or the building is remodeled, code requires that all the affected areas be brought up to ADA standards, fire suppression standards, which will be new building wide sprinkling systems for any buildings receiving even small additions. This has been stated by the current State Architect evaluating these projects. All lighting, HVAC and any other related system will also be required to be brought to the latest energy codes.

3.5 SQUARE FOOTAGE ANALYSIS

The current full-time 4-year student enrollment is around 940. The part-time or continuing education population for technical skills is approximately 460. The future maximum growth for the campus would be a total of 2,000. We will assume current full-time needs of 1,000 with an additional 500 to accommodate the part-time students. Refer to the following Master Plan square footage analysis chart for future buildings to meet current needs.

Education Bldgs.	SF	Number of Students	Student SF Ratio	Standard Net SF per Student	Adequacy	Program SF	Needs
Humanities	32,915	940					
McDivitt Gym	32,290	940					
Wheeler Hall	24,884	400					
Life Science							
Student Center	24,265						
McBride Hall	32,617						
McDivitt Hall							
Totals							
Housing							
OC House	2,128						
Conley A	3,769						
Conley B	4,608						
Conley C	5,013						
Conley D	5,013						
Wunsch Hall	38,922						
Total	59,453						
Need							
Adult Housing							

The available classroom is undersized compared to the number of students. Most facilities maintain about 75% Adequacy as a goal. OC is substantially below that average especially in the Science Fields at 16%. General classroom space is also at a very low number, between 37% to 58% - almost half of facility standards.

3.6 APPENDIX F: LEED ANALYSIS

See Appendix F for State required information on how buildings systems and materials may meet LEED requirements.

3.7 APPENDIX G: SITE ANALYSIS

3.8 APPENDIX H: TECHNOLOGY

OTERO COLLEGE MASTER PLAN 2024

2024

Otero College

Facility and Educational Program Analysis

Enrollment Forecast & Educational Program Adequacy

Amy Hurtig-Smith
HGF Architects Inc.
3/27/2024

4.0 Master Plan Step 3: Enrollment Forecast and Educational Program Adequacy

4.1 OTERO COLLEGE FALL 2023 ENROLLMENT DATA

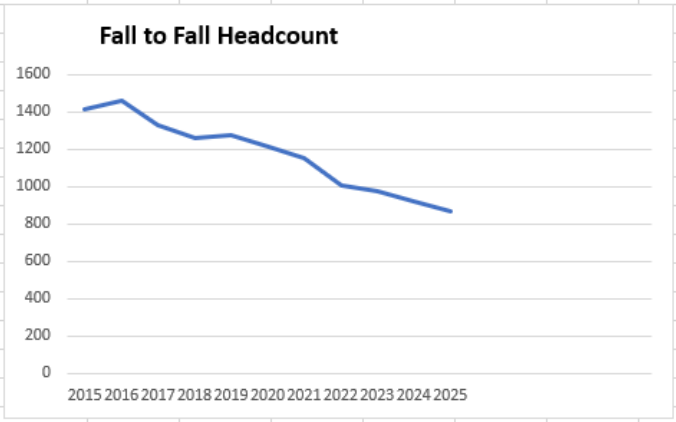
Within the first round of Master Planning process definition meetings, Otero College class enrolment spread sheets for Fall 2023 were data mined. Data analysis intended to show what programs and classrooms were being used the most, where, and when. Below is a table of the resulting summarized data. Note, the use of Room 112 and 121 in McDivitt; 778% and 711% respectively. Rooms 103 has a high percentage of use as well, 205%. Additional data is available in Appendix k.

Conclusions: High need for more larger size classroom. Cosmetology and welding have high enrollment and are using their space beyond capacity. This is consistent with the first round of DAG meeting findings.

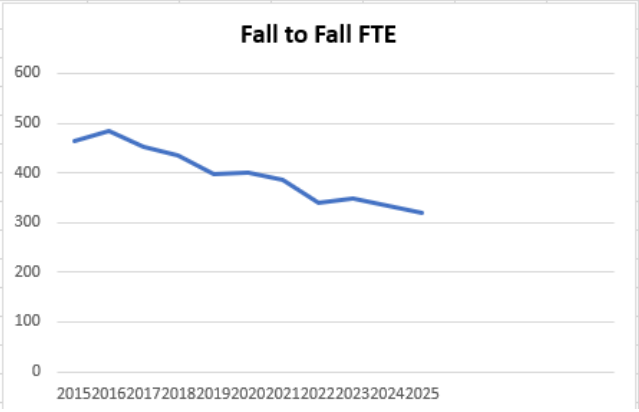
Building/Room	Monday	Tuesday	Wed	Thursday	Friday	Sunday
OFIT						
(blank)	9%	0%	9%	0%	0%	0%
OHUCTR						
112	28%	42%	14%	42%	0%	0%
113	75%	61%	75%	61%	33%	0%
115	30%	30%	30%	30%	0%	0%
128	42%	14%	42%	14%	0%	0%
OLIFES						
103	0%	0%	61%	0%	0%	0%
112	14%	14%	41%	20%	28%	0%
119	0%	0%	0%	0%	0%	0%
135	0%	117%	117%	117%	0%	161%
139	63%	0%	74%	0%	0%	0%
141	0%	0%	0%	0%	0%	0%
OMCBRI						
113	28%	28%	28%	28%	0%	0%
115	28%	14%	28%	14%	0%	0%
118	25%	39%	25%	39%	0%	0%
119	28%	0%	28%	0%	0%	0%
120	32%	32%	32%	32%	0%	0%
122	56%	14%	28%	28%	0%	0%
125	42%	28%	42%	28%	0%	0%
137	28%	28%	33%	61%	28%	0%
139	0%	0%	0%	0%	0%	0%
OMCDIV						
103	205%	205%	205%	205%	205%	0%
105	28%	14%	28%	14%	0%	0%
107	14%	45%	28%	45%	0%	0%
112	778%	787%	778%	787%	19%	0%
121	711%	600%	667%	600%	676%	0%
OWHEEL						
112	5%	14%	5%	14%	0%	0%
113	42%	14%	42%	14%	0%	0%
117	34%	20%	34%	0%	0%	0%
122	0%	0%	0%	31%	0%	0%
127	0%	28%	0%	14%	14%	0%
(blank)						
(blank)						
Grand Total	12649	11809	13454	12084	5414	870

4.2 OTERO COLLEGE ENROLLMENT FORECAST

Year	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
Fall Headc	1411	1464	1331	1262	1279	1216	1152	1005	978	923.875	869.75



Year	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
Fall FTE	463.66	485.68	452.66	433.75	397.45	400.37	386.48	339.62	347.27	333.38	319.49
Differnce											



4.3 APPENDIX I: ENROLLMENT SPREADSHEETS

4.4 EDUCATIONAL PROGRAM ADEQUACY

This assessment of Otero College will support the stated need for additional classrooms in multiple programs. In looking at space adequacy compared to National Standards, OC falls under the common adequacy of 75%. The current classroom space is almost half what is considered acceptable for higher education space.

The 2021 Otero College Campus has facilities for the following programs by comparable Academic Standards across the state. Refer to the data below for facilities ratings for each academic standard.

Otero College (**Full-time enrollment:** 528; **Location:** 1802 Colorado Ave; Public; **Website:** WWW.OC.EDU)

Colleges/Universities with over 2000 students nearest to La Junta. The data is from 2021:

Colorado State University-Pueblo (**about** 61 **miles; Pueblo, CO)**
Full-time enrollment: 3,038

Pueblo Community College (**about** 63 **miles; Pueblo, CO)**
Full-time enrollment: 3,962

Pikes Peak Community College (**about** 87 **miles; Colorado Springs, CO**)
Full-time enrollment: 4,164

Colorado College (**about** 92 **miles; Colorado Springs, CO**)
Full-time enrollment: 2,200

University of Colorado, Colorado Springs (**about** 93 **miles; Colorado Springs, CO)**
Full-time enrollment: 7,960

Colorado Technical University-Online (**about** 95 **miles; Colorado Springs, CO**)
Full-time enrollment: 15,727

Colorado Technical University-Colorado Springs (**about** 95 **miles; Colorado Springs, CO)**
Full-time enrollment: 2,049 (2015 data)

OTERO COLLEGE MASTER PLAN 2024

2024

Otero College

Facility and Educational Program Analysis

Development of Options & Community Outreach

Amy Hurtig-Smith
HGF Architects Inc.
3/27/2024

5.0 Master Plan Step 4: Development of Options and Community Outreach

5.1 APPENDIX I: DATA RESULTS FROM DAG (DESIGN ADVISORY GROUP) #1 MEETING

Brainstorming and open feedback from the staff and some of the students at Otero was gathered in to spread sheets. This Appendix contains those unfiltered sheets. Trends and major educational programmatic and building issues popped out. They are represented in excerpts from the DAG #2 meeting shown below. Initial budgetary numbers were also given to this next round of identified issues.

5.2 DATA RESULTS WITH BUDGET APPLICATION

The list in the presentation slide below shows the top issues that emerged from the first round of campus wide discussion and brainstorming. The charts to the right and the next two pages show the budgetary application to these issues suggesting a possibility for a project for application to Capitol Funding or Controlled Maintenance.

Review DAG 1

HGF ARCHITECTS

Review of DAG #1 Brainstorming

- Athletic Community Program Review
- Welding, Construction, and Automotive Program Review
- Cosmetology Program Review
- Building Systems, Lighting, Safety, and Technology Review
- Student Activities Centralization Review
- Theater and Dance Program Review
- Resident Hall and Dorm Requests Review
- Food Access Requests Review
- LEA, Ag, and Nursing Program Review
- Office Space and Classroom Space Review

Athletic

HGF ARCHITECTS

Athletic Community Program Review

- Athletic training room, lockers, equipment updates and associated space ----- $ 1.6 M
- Indoor Community Sports Complex:
  - Pool ----- $12 M
  - Multipurpose Court ----- $ 9 M
  - Indoor Track (with elevator) ----- $ 2.5 M
  - Climbing wall with space ----- $ 1.2 M
- Soccer:
  - Regulation size soccer field with grass ----- $ 750,000
  - Regulation size soccer field with turf ----- $ 2.8 M
  - Field house with restroom/locker ----- $ 1.5 M
  - Outdoor track surrounding field ----- $ 800,000
- Baseball:
  - Outdoor Baseball field house with lockers ----- $ 600,000
  - Lighting field, update batting cages, and new fence ----- ------ $ 280,000
  - Indoor Turf multi facility ----- $ 2.1 M
- Redo or repurpose tennis courts ----- $ 1.8 M

Welding & Cosmo

HGF ARCHITECTS

Welding, Construction, and Automotive Program Review

- Separate Welding Building ----- $ 1.7 - $ 1.95 M
- Construction and Automotive remain in Automotive

Cosmetology Program Review

- Cosmology currently has 4,612 SF and needs 7,000 SF
- SCORE (next to Cosmo currently) is 2,833 SF
- Remodel SCORE to Cosmo ----- $ 850,000
- Cosmology requirements:
  - Lecture classroom
  - Treatment classroom (nail,
  - Indoor study area/lounge, admin area
  - Business reception – students to book clients
  - Larger supply dispensary
  - Upgraded electrical outlets

HVAC & Safety

Building Systems, Lighting, Safety, ADA and Tech Review

- See facility inventory for building system condition
  - Need of new roof over McBride 137 classroom reported
  - HVAC boiler systems reported failing in multiple buildings
- Wi-Fi capability across campus outside and inside buildings low level or non-existent
- Lighting to see and for safety needed outside across campus
- Police Boxes
- Technology upgrades needed in classroom
- ADA upgrades needed in dorm restrooms and other areas across campus

Theater & Dance

Theater and Dance Program Review

- Need upgraded stage equipment and lighting
- Currently refinishing the stage floor
- Need new carpet and seating throughout
  - New flooring is underway in office and theater seating area
  - Seating is an ad-alternate to upgrading
- Need ADA access to stage ----- $ 90,000
- Need new dance facility and place for parents to wait · greenroom
- Outdoor amphitheater requested ----- $350,000

Student Activities

Student Activities Centralization Review

- Spirit store/bookstore, with size-inclusive clothing, concession/food court, lounge, pool table, etc. in a single location
- Student Services:
  - Relocate to one location
  - Move academic affairs
  - Re-do learning commons
  - May be why desire maps
- Cyber Café and Bistro underutilized (and not open at night)
- Outdoor Study areas
- Rattler den re-use
- Health Clinic
- Daycare
- More bus service
- Use mascot in murals and other activities for school spirit and community involvement

Resident Hall

Resident Hall and Dorm Requests Review

- Laundry and Kitchenette Facility near Conley dorms ----- ----- $ 1 M
- Drainage in front of Conley dorms reported to be flowing into (under) the doors
- Wunsch needs:
  - HVAC
  - Restrooms – need more and ADA compliant
  - Ventilation – fresh air (it smells)
  - Institutional/asylum feel
  - Rooms to small
  - Needs laundry and lounge
  - Desire RAs in a separate building
  - Want torn down
- Wunsch Hall replace plus 25% size increase --- $18.5 M
- Transition housing for employees

Food

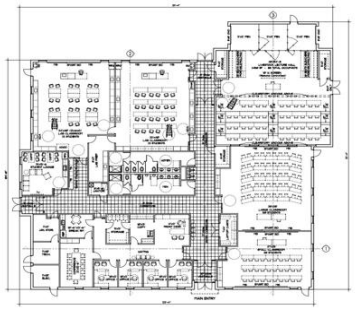
Food Access Requests Review

- Food Pantry – green house expansion --- $ 750,000 per section
- Update green house to have fresh fruits, veggies and access to students
- Houses and CTE courses for growing food, food pantry
- Common kitchen space
- Local growing of food – campus garden
- More food options

CTEs – LEA, Ag, Nursing

LEA, Ag, and Nursing Program Review

- LEA needs dedicated space
- Nursing needs more space
- Ag needs more space - main CTE is in Ag
- New Ag building with nursing/science space



Office & Classroom

Office Space and Classroom Space Review

- Need more medium to large lecture halls and classrooms
- Need CTE common space
- Find organized locations for IRO, STEM, SCORE, etc.
- Move Administration from McDivitt to Admin building
- Control and use the Forestry building
- Organized shuffling of employee office and student functions
- Paint and new furniture requested for at least half of the buildings.
  - Furniture is from the 70's.
  - Request new furniture to be school colors and consistent across campus

The slide below suggests a rough rating system to assess the issues just found and displayed. This starts the process of prioritizing these issues for eventual solutions and submittal for funding.

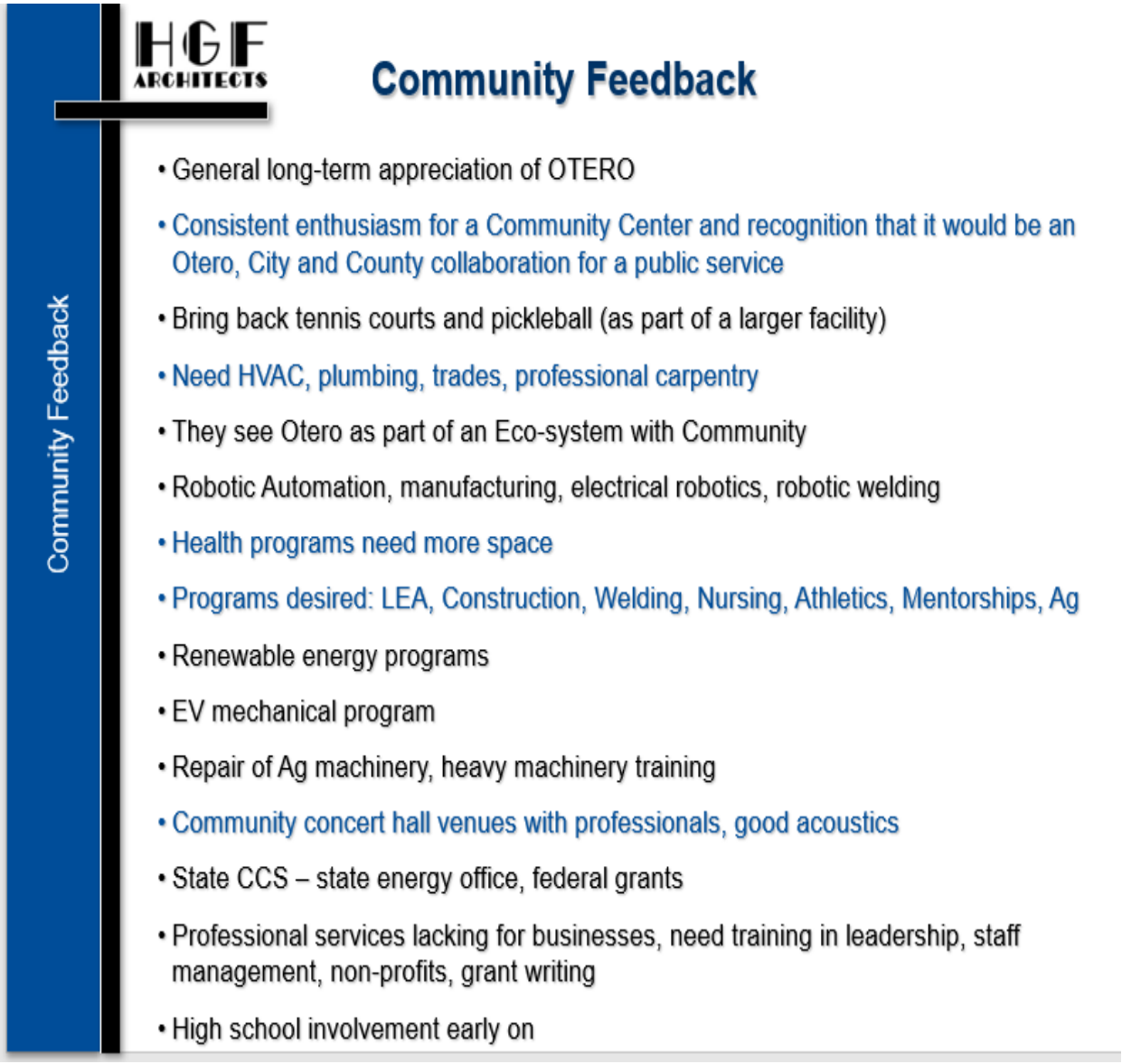
Prioritize

Prioritization Discussion

- Rate items – 1 being the most important, 5 the least
- The first - dealing with life safety
- The second - dealing with program adequacy
- The third - failing systems that shut down buildings
- The fourth – can currently live with but make plan for replacement or repair within 5 years
- Wishes

5.3 COMMUNITY INPUT TO DATA AND BUDGET

Town Hall meetings inviting the La Junta and surrounding community were held to put in their own open ideas and brainstorming for programs and capability they would like to see from Otero. They also reported a general gratefulness and enthusiasm for the beauty and progress of the school. Below is a summary of some of their input.



5.4 PRIORITIZATION WEIGHTED ASSESSMENT OF DATA RESULTS

The previous section identified approximately 10 major issues and sub issues that demonstrate challenges to current and future educational programs and the proper facilities to support them. These were then placed in a Decision Analysis methodology where first a set of values and priorities were clarified. These were derived from those previously shown in the Executive Summary and the Strategic Plan. Their discussion had already begun as shown in the Prioritization chart above.

These priorities are listed as "Objectives" in the chart on the next page and in the Questionnaire below. Each of the issues and sub issues were evaluated by Otero staff and students against the scaled assessment parameters at the bottom part of the chart and the objectives. In other words, did a particular issue meet any or all of the objectives and to what scored degree? This gave each issue a score within the objectives. Prior to this the Objectives were weighted according to the combined results of the questionnaire below filled out by the staff and students. Scores for each issue were assessed over the cost of that issue to give a cost prioritization. This gave a final score that was ordered from the lowest number which was the highest priority.

Objective Weighting

Weight the Objectives – Distribute 100 points by relative importance. Some may be of little or no importance. Write new objectives not discussed if desired and weight them.

Objective 1: Safety & Liability: _____ Most Important -represent as a check.

Objective 2: Increased Capacity of Key Programs: _____

Objective 3: Student Experience: _____

Objective 4: Engage the Community: _____

Objective 5: Attractive Workspace: _____

Total: ---------- 100 points

Comments: _____

_____

Objectives 1- Safety & Objectives 2-5 – Capitol Expenditures

Vision of the Otero College Master Plan 2024: Be the leading community college in southern Colorado.
Goal of Otero College Master Plan 2024: Identify projects and procure funding.
Master Plan Objectives:

	Objective #1		Objective #2	Objective #3	Objective #4	Objective #5
	Maintain & Build Safe Operational Structures		**Increase Capacity of Key Programs**	**Enhance the Student Experience**	**Engage the Community**	**Attractive Workplace**
	Buildings need maintenance, replacement		*Need to maximize programs to maximize student number*	*Attract students to have more students to have more funding*	*Find reasons for CTE programs, school money donations*	*Find and maintain good staff*

Scaled Assessment of Each Objective:

I	Addresses Safety Issues.	1	Small Increase in classroom space	Small increase in space in student serving facility	A	Enables business/industry partnerships	1	Small increase in modified or new staff space
II	Eliminates state violations	3	Medium increase in classroom space	Medium increase in space in student serving facility	B	Community Education courses	3	Medium increase in modified or new staff space
III	Eliminates non-operational conditions	5	Large increase in classroom space	Large increase in space in student serving facility	C	Enables community spending at Otero	5	Large increase in modified or new staff space
		0	No increase in classroom space	No increase in space in student serving facility	D	Spaces for student and community collaboration (other than above)	A	Provides professional development & tuition reimbursement. (operational)
		1	Small increase In number or students served.	Addresses a minor gap in service provision	1	Provides 1 of the above	B	Provides resourceful office space (operational)
		3	Medium increase in number of students served.	Addresses a medium gap in service provision	3	Provides 2 of the above	C	Provides housing, healthcare, other amenities (operational)
		5	Large increase in number of students served.	Addresses a large gap in service provision	4	Provides 3 of the above	D	Enhances reward, trust, equitable pay (operational)
		0	No increase in number of students served	Addresses no gap in service provision	5	Provides 4 of the above	1	Provides 1 of the above
							2	Provides 2 of the above
							3	Provides 3 of the above
							4	Provides 4 of the above
							0	Provides none of the above.

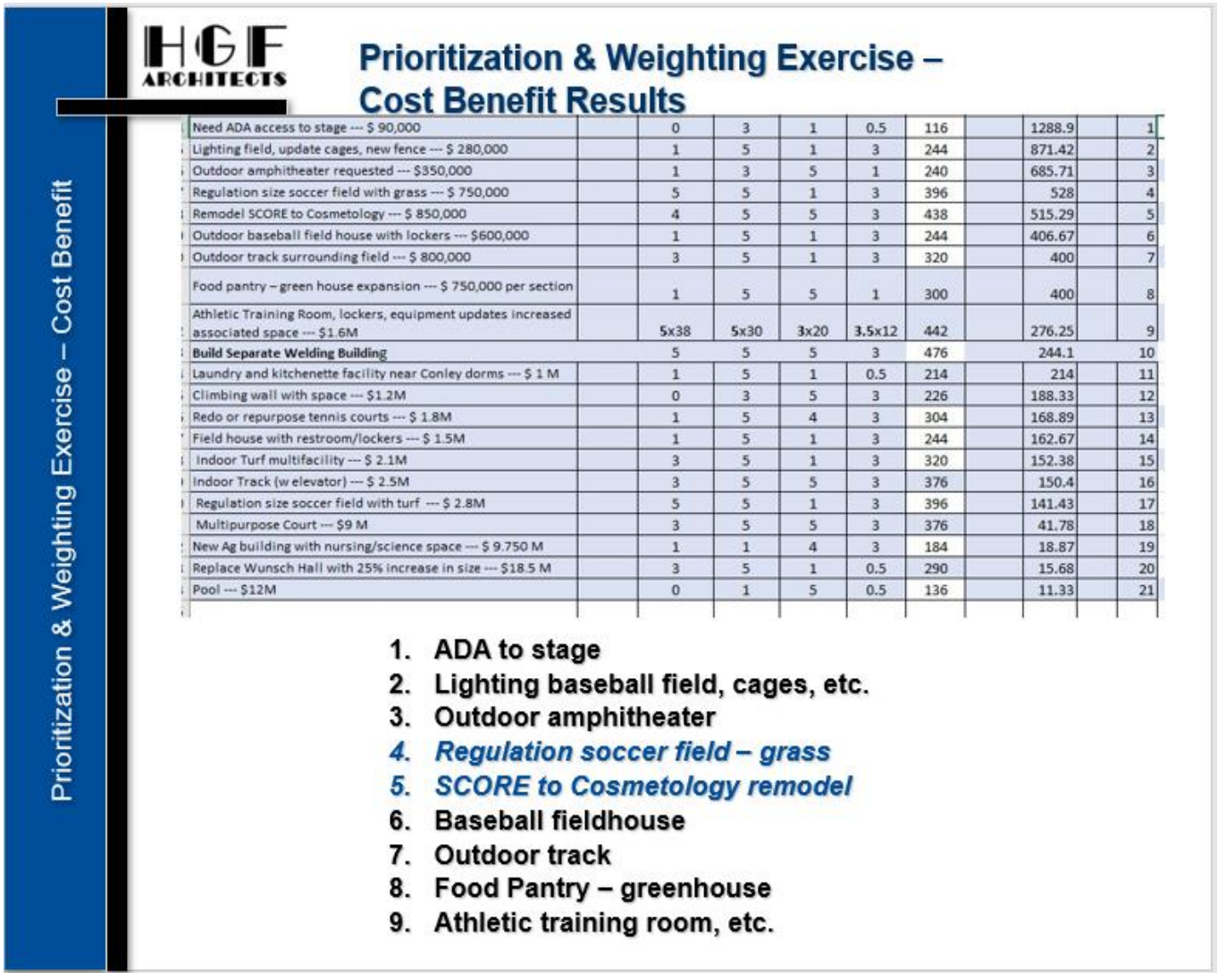
Staff and students would use the scaled chart on the previous page to fill out the chart below. The next Section 5.5 WEIGHTED RESULTS DAG #3, gives the results for those issues that had a budgetary number previously applied. Note, these budgetary numbers are cost projections to maintain or replace building systems or structures. Some of these numbers come directly from the Building Audit Summary shown in Section 3.2 and the Executive Summary.

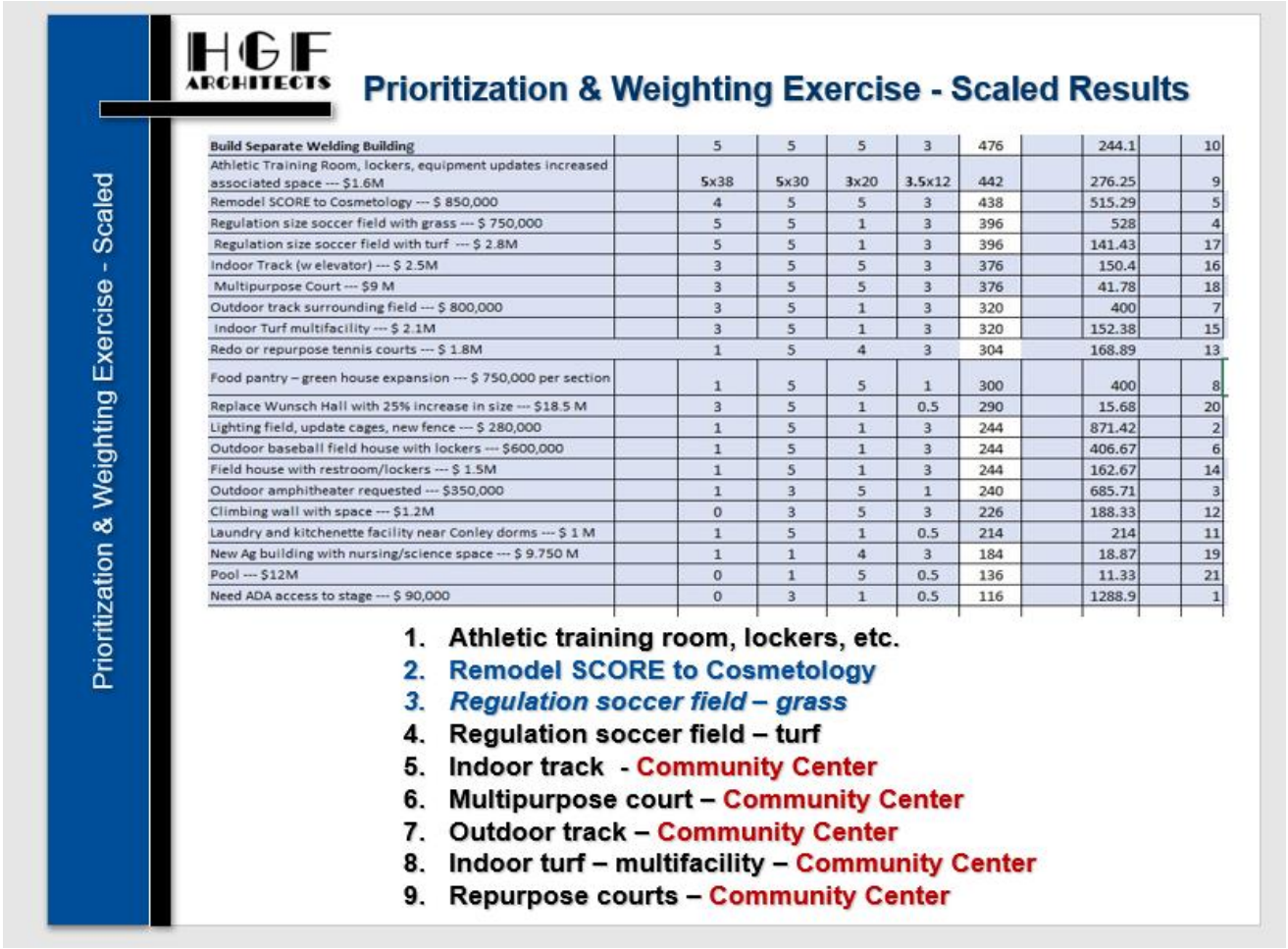
Projects Evaluated Through Objectives

Project	Obj1	Obj2	Obj3	Obj4	Obj5	Total
1.Athletic Community Program:						
Athletic Training Room, lockers, equipment updates increased associated space --- $1.6M						
Indoor Community Sports Complex:						
■ Pool ---$12 M						
■ Multipurpose Court --- 59 M						
■ Indoor Track (w elevator) --- $ 2.5 M						
■ Climbing wall with space --- $1.2 M						
Soccer:						
■ Regulation size soccer field with grass --- $ 750,000						
■ Regulation size soccer field with turf --- $ 2.8 M						
■ Field house with restroom/lockers --- $ 1.5 M						
■ Outdoor track surrounding field --- $ 800,000						
Baseball:						
■ Outdoor baseball field house with lockers --- $600,00						
■ Lighting field, update cages, new fence --- $ 280,000						
■ Indoor Turf multifacility --- $ 2.1						
■ Redo or repurpose tennis courts --- $ 1.8 M						
2.Welding, construction, and Automotive Program:						
■ Separate Welding into Int's own building --- $ 1.7 - $ 1.95 M (Construction and Automotive remain in Automotive)						
3.Cosmetology Program:						
■ Cosmetology currently has 4,612 SF and needs 7,000 SF						
■ SCORE (next to Cosmetology currently) is 2,855 SF						
■ Remodel SCORE to Cosmetology --- $ 850,000						
■ Cosmetology requirements:						
- Lecture classroom, - Treatment classroom (nail, aesthetician, etc. spaces) - Indoor study area/lounge, admin area - Business reception – students to book clients - Larger supply dispensary - Upgrade electrical outlets for equipment						
4.Building Systems Lighting, Safety, ADA, and Tech						
■ See facility inventory for building system HVAC boiler systems reported failing in multiple buildings.						
■ Wi-fi capability across campus outside and in buildings low or non-existent.						
■ Need lighting to see and for safety outside across campus. Need police boxes.						
■ Classroom Technology (IT) upgrades needed across campus						
■ ADA upgrades needed in dorm restrooms and other areas across campus						
5.Student activities Centralization:						

5.5 WEIGHTED RESULTS DAG #3

Below are the weighted results and corresponding order of priority with the scored items against the cost which gives the Cost Benefit prioritization. The similar chart on the next page shows just the scaled results. Note the difference in resulting prioritization order. With the Cost Benefit analysis immediately below ADA to the Theater stage was the highest priority. With the Scaled analysis the Athletic training room and lockers became the highest priority.





Build Separate Welding Building		5	5	5	3	476		244.1		10
Athletic Training Room, lockers, equipment updates increased associated space --- $1.6M		5x38	5x30	3x20	3.5x12	442		276.25		9
Remodel SCORE to Cosmetology --- $ 850,000		4	5	5	3	438		515.29		5
Regulation size soccer field with grass --- $ 750,000		5	5	1	3	396		528		4
Regulation size soccer field with turf --- $ 2.8M		5	5	1	3	396		141.43		17
Indoor Track (w elevator) --- $ 2.5M		3	5	5	3	376		150.4		16
Multipurpose Court --- $9 M		3	5	5	3	376		41.78		18
Outdoor track surrounding field --- $ 800,000		3	5	1	3	320		400		7
Indoor Turf multifacility --- $ 2.1M		3	5	1	3	320		152.38		15
Redo or repurpose tennis courts --- $ 1.8M		1	5	4	3	304		168.89		13
Food pantry – green house expansion --- $ 750,000 per section		1	5	5	1	300		400		8
Replace Wunsch Hall with 25% increase in size --- $18.5 M		3	5	1	0.5	290		15.68		20
Lighting field, update cages, new fence --- $ 280,000		1	5	1	3	244		871.42		2
Outdoor baseball field house with lockers --- $600,000		1	5	1	3	244		406.67		6
Field house with restroom/lockers --- $ 1.5M		1	5	1	3	244		162.67		14
Outdoor amphitheater requested --- $350,000		1	3	5	1	240		685.71		3
Climbing wall with space --- $1.2M		0	3	5	3	226		188.33		12
Laundry and kitchenette facility near Conley dorms --- $ 1 M		1	5	1	0.5	214		214		11
New Ag building with nursing/science space --- $ 9.750 M		1	1	4	3	184		18.87		19
Pool --- $12M		0	1	5	0.5	136		11.33		21
Need ADA access to stage --- $ 90,000		0	3	1	0.5	116		1288.9		1

1. **Athletic training room, lockers, etc.**
2. **Remodel SCORE to Cosmetology**
3. ***Regulation soccer field – grass***
4. **Regulation soccer field – turf**
5. **Indoor track - Community Center**
6. **Multipurpose court – Community Center**
7. **Outdoor track – Community Center**
8. **Indoor turf – multifacility – Community Center**
9. **Repurpose courts – Community Center**

Ultimately, all the issues, not just those with a budgeted value, listed in the charts in Section 5.2 above were included in the Scaled assessment. The issues and ideas brought up by the Community in Section 5.3 were also included and folded into the next round of prioritization. The next section shows the prioritized list placed in to a Survey to be rated within itself.

5.6 OTERO COLLEGE AND COMMUNITY SURVEY OF PROPOSED PROJECTS AND RESULTS

The final survey of the Master Plan process is shown below. It was filled out by Otero staff and students and Community members. The questions were formed by HGF and Otero. The questions were installed in Otero's existing Survey service. The entire results are kept in Appendix K. Below the questionair is the survey results chart listing the order of priority for the projects in a combined result by all the participants.

Otero College Master Plan Feedback

Otero College is determining and prioritizing educational programs, building improvements and new construction that will best serve Otero College and the surrounding community for the next 5 years. This is to follow state requirements for Master Planning and procure funds for some of the projects suggested. Some projects will be funded from other sources, and some may be proposed to be funded in conjunction with community support. The questions below describe the top projects proposed by Otero staff, students, and the surrounding community. Please respond to this list as described by the questions below. Thank You.

Questions:

1. To help us better understand survey results, please check the option below that best represents you.

   _____ Otero College Employee

   _____ Otero College Student

   _____ Community Member

   _____ Business Owner

2. The Otero College's Master Plan is considering improvements and expansions to several programs and facilities. Please rank them from your highest priority designated by "#1", to the lowest priority designated by "#11".

   Welding and Construction Improvement and Expansion _____

   More large classrooms and meeting rooms _____

   Regulation soccer field _____

   Cosmetology Expansion _____

   Law Enforcement Academy Training Space _____

   Training Room for Student Athletes _____

   Nursing Program Expansion _____

   Community Center with Daycare, Multipurpose gymnasium, pool, climbing wall, work out area, locker rooms, indoor track, etc. _____

   Repurpose Tennis Courts _____

   Agriculture Program Expansion _____

   Wunsch Hall (student housing) Replacement _____

3. Please describe the reason(s) for your top priority in Question 2.

   _____

   _____

4. Please describe the reason(s) for your lowest priority in Question 2.

   _____

   _____

5. Knowing that educational needs may change, Otero College is considering future programs and policies. Which of the following do you think Otero should offer? Please check all that apply.

   _____ Robotics

   _____ Electric Vehicle Technology

   _____ Renewable Energy

   _____ Heavy Machinery/Agriculture, Semi Truck Maintenance

   _____ Cyber Security

   _____ Small Business Development Center including Grant Writing.

   _____ Other: _____

6. The concrete sculpture near the front of the Humanities building will be removed due to structural and safety concerns. Do you want it replaced with a new, different, sculpture?

   _____ Yes

   _____ No

7. Please share any other feedback on the projects and programs above and on topics not addressed by the previous questions.

   _____

   _____

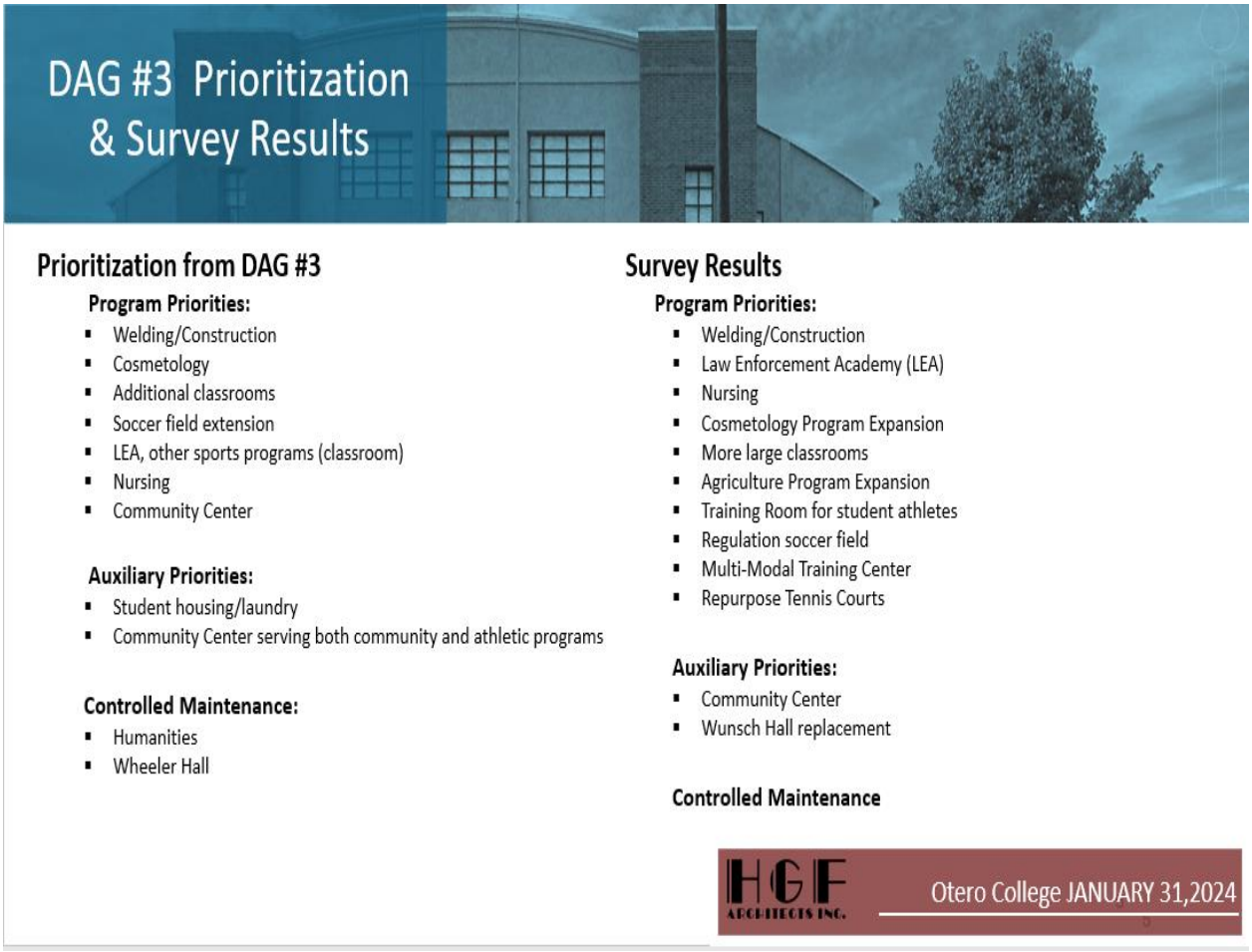
Project	Points
Welding and Construction Improvement and Expansion	1111
Law Enforcement Academy training space	917
Nursing program expansion	902
Community Center with daycare, multipurpose gymnasium, climbing wall, workout area, locker rooms, indoor track, etc.	876
Wunsch Hall (student housing) replacement	869
Cosmetology expansion	825
More large classrooms and meeting rooms	791
Agriculture program expansion	710
Training room for student athletes	626
Regulation soccer field	616
Multi-modal training center	590
Repurpose Tennis Courts located at 18th and San Juan Ave.	527

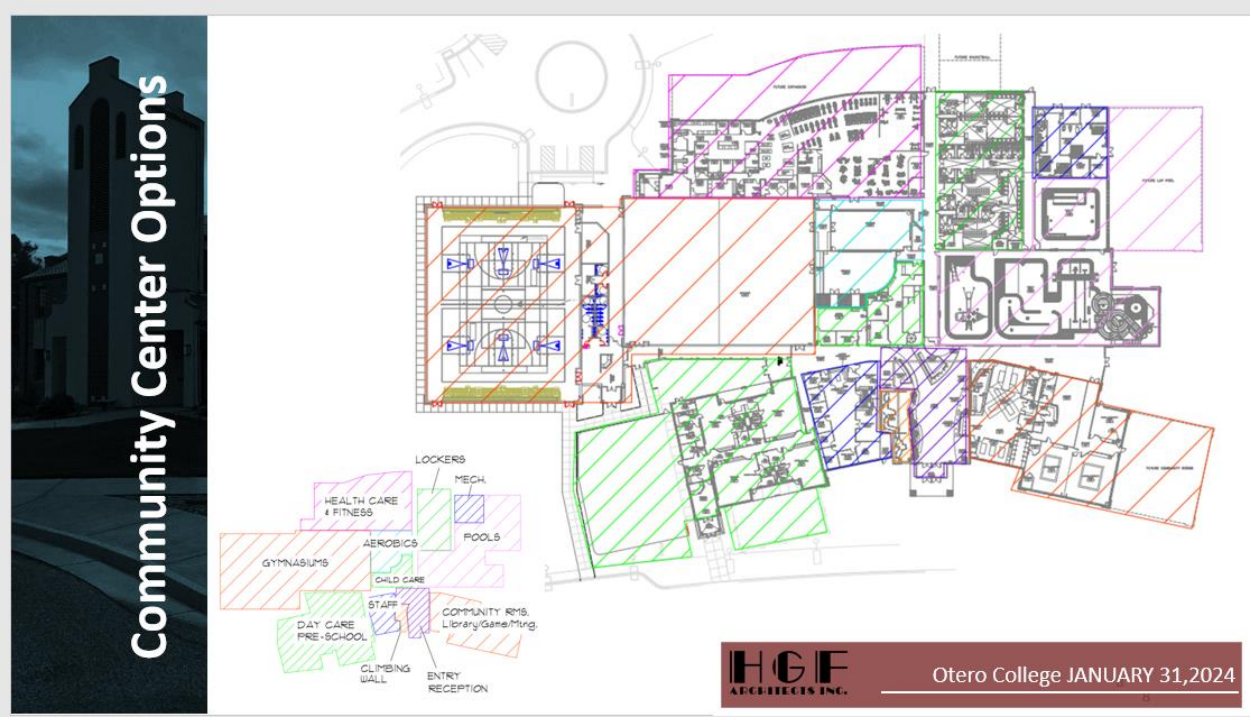
Everytime a project was ranked in the following way the project received the following points
1 = 12 Points
2 = 11 Points
3 = 10 Points
4 = 9 Points
5 = 8 Points
6 = 7 Points
7 = 6 Points
8 = 5 Points
9 = 4 Points
10 = 3 Points
11 = 2 Points
12 = 1 Point

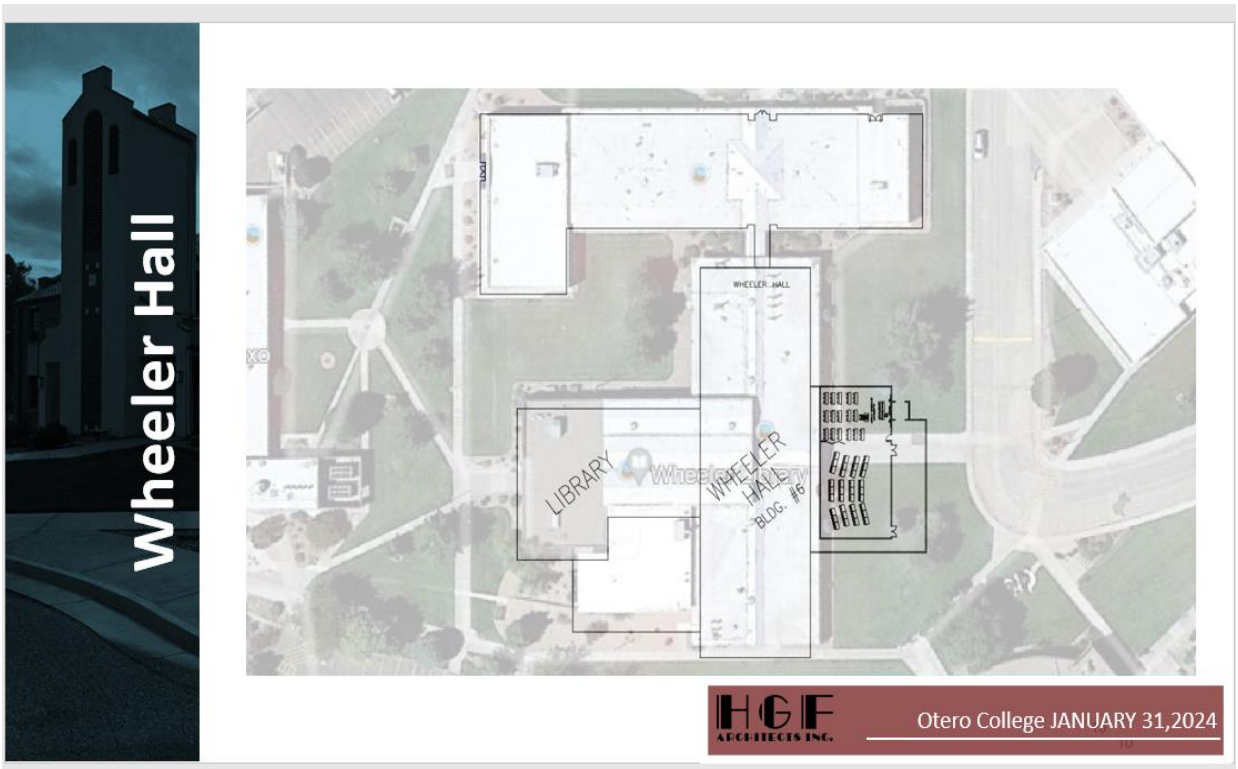
Final Survey Results from Otero College and the Community:

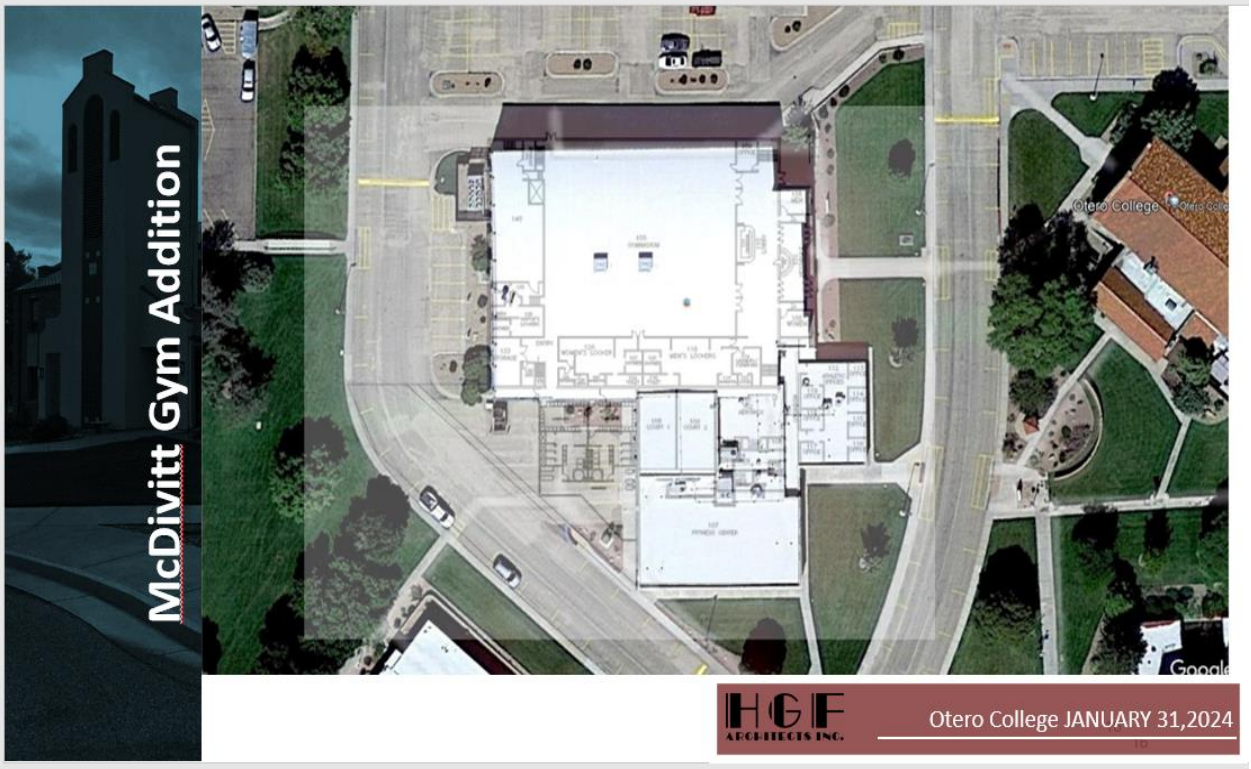
5.7 EMERGING DESIGNS: DAG #4 & COMMUNITY PRESENTATION TOWN HALL #3

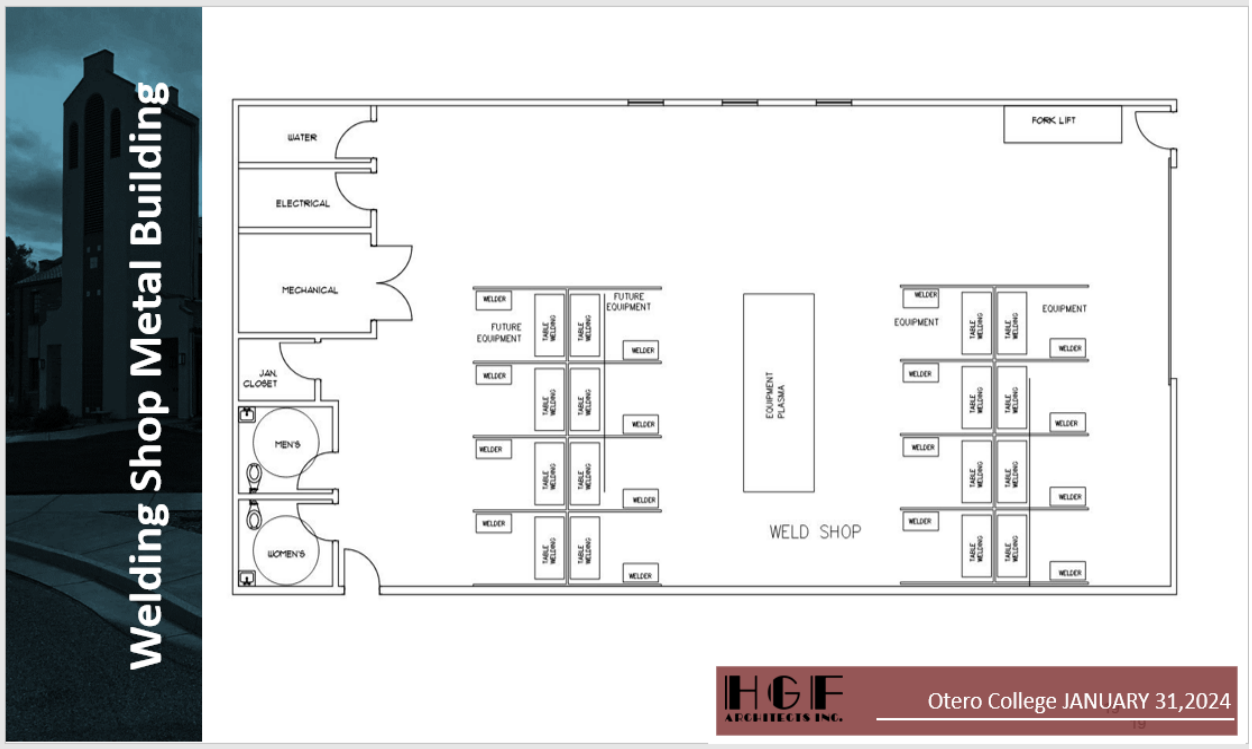
The prioritized list resulting from the Design Analysis Methodology is compared to the final Survey results below. Schematic designs were produced for some of the higher priorities on both lists. The next page begins a sampling of those schematics presented at DAG #4 and Town Hall #3. The first to be shown is a design for an existing Community Center in Pueblo, CO. The Community was avid about the desire and need for it. It would not be covered under the State Capitol Funding but is potentially a community building project that could happen by other means.




Community Center Options
LOCKERS
MECH.
HEALTH CARE & FITNESS
POOLS
AEROBICS
GYMNASIUMS
CHILD CARE
STAFF
COMMUNITY RMS. Library/Game/Mtng.
DAY CARE PRE-SCHOOL
CLIMBING WALL
ENTRY RECEPTION
HGF ARCHITECTS INC.
Otero College JANUARY 31,2024


Wheeler Hall
WHEELER HALL
LIBRARY
WHEELER HALL BLDG. #6
HGF ARCHITECTS INC.
Otero College JANUARY 31,2024

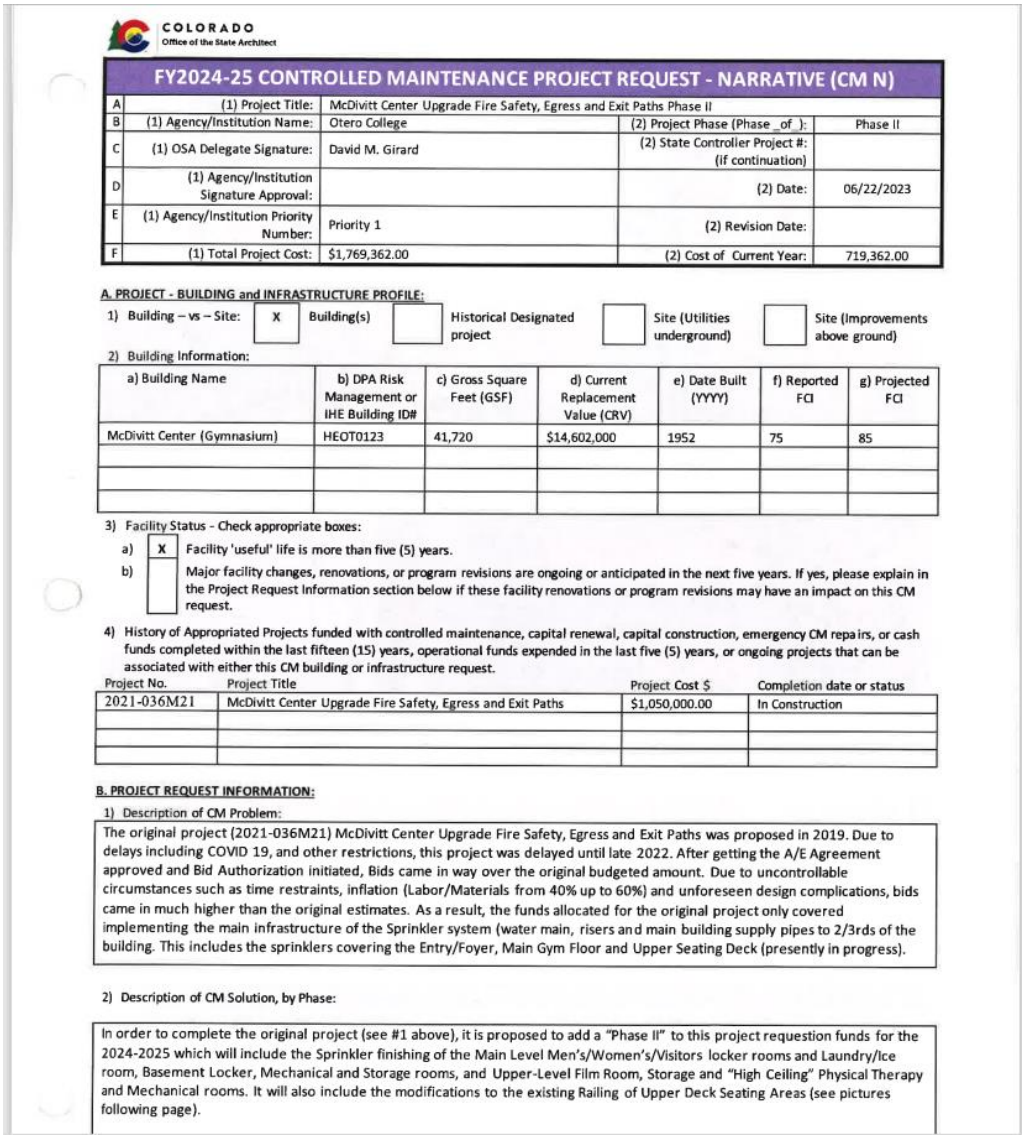

McDivitt Gym Addition
Otero College
Google
HGF ARCHITECTS INC.
Otero College JANUARY 31,2024


Welding Shop Metal Building
WATER
ELECTRICAL
MECHANICAL
JAN. CLOSET
MEN'S
WOMEN'S
FUTURE EQUIPMENT
FUTURE EQUIPMENT
EQUIPMENT PLASMA
EQUIPMENT
EQUIPMENT
FORK LIFT
WELD SHOP
WELDER
TABLE WELDING
HGF ARCHITECTS INC.
Otero College JANUARY 31,2024

A new dorm schematic is shown placed on the existing broken tennis courts. This might be the solution for "repurposing the tennis courts" brought up as an issue earlier and making badly needed student housing.

5.8 CURRENT FUNDING AND PROJECTS

Due to the immediate repair and upgrade needs of a few of the buildings, facility maintenance requests were made last year for four buildings. An example is shown below. In general, it includes Fire Safety improvements to the McvDivitt Center Gym, Wheeler Hall/Life Science VRF Conversion, remodeling the McDivitt Center with Welding to be code compliant. Since then, this has been transformed to a capitol funds request due to the review of the situation by the State Architect, previous code assessment of this area and the need to keep an expanded Welding Program. Not shown on the forms was the upgrading of the Humanities Theater seating, flooring, and other finishing.



COLORADO
Office of the State Architect

FY2024-25 CONTROLLED MAINTENANCE PROJECT REQUEST - NARRATIVE (CM N)

A	(1) Project Title:	McDivitt Center Upgrade Fire Safety, Egress and Exit Paths Phase II		
B	(1) Agency/Institution Name:	Otero College	(2) Project Phase (Phase _of_):	Phase II
C	(1) OSA Delegate Signature:	David M. Girard	(2) State Controller Project #: (if continuation)	
D	(1) Agency/Institution Signature Approval:		(2) Date:	06/22/2023
E	(1) Agency/Institution Priority Number:	Priority 1	(2) Revision Date:	
F	(1) Total Project Cost:	$1,769,362.00	(2) Cost of Current Year:	719,362.00

A. PROJECT - BUILDING and INFRASTRUCTURE PROFILE:

1) Building – vs – Site: [X] Building(s) [ ] Historical Designated project [ ] Site (Utilities underground) [ ] Site (Improvements above ground)

2) Building Information:

a) Building Name	b) DPA Risk Management or IHE Building ID#	c) Gross Square Feet (GSF)	d) Current Replacement Value (CRV)	e) Date Built (YYYY)	f) Reported FCI	g) Projected FCI
McDivitt Center (Gymnasium)	HEOT0123	41,720	$14,602,000	1952	75	85

3) Facility Status - Check appropriate boxes:

a) [X] Facility 'useful' life is more than five (5) years.

b) [ ] Major facility changes, renovations, or program revisions are ongoing or anticipated in the next five years. If yes, please explain in the Project Request Information section below if these facility renovations or program revisions may have an impact on this CM request.

4) History of Appropriated Projects funded with controlled maintenance, capital renewal, capital construction, emergency CM repairs, or cash funds completed within the last fifteen (15) years, operational funds expended in the last five (5) years, or ongoing projects that can be associated with either this CM building or infrastructure request.

Project No.	Project Title	Project Cost $	Completion date or status
2021-036M21	McDivitt Center Upgrade Fire Safety, Egress and Exit Paths	$1,050,000.00	In Construction

B. PROJECT REQUEST INFORMATION:

1) Description of CM Problem:

The original project (2021-036M21) McDivitt Center Upgrade Fire Safety, Egress and Exit Paths was proposed in 2019. Due to delays including COVID 19, and other restrictions, this project was delayed until late 2022. After getting the A/E Agreement approved and Bid Authorization initiated, Bids came in way over the original budgeted amount. Due to uncontrollable circumstances such as time restraints, inflation (Labor/Materials from 40% up to 60%) and unforeseen design complications, bids came in much higher than the original estimates. As a result, the funds allocated for the original project only covered implementing the main infrastructure of the Sprinkler system (water main, risers and main building supply pipes to 2/3rds of the building. This includes the sprinklers covering the Entry/Foyer, Main Gym Floor and Upper Seating Deck (presently in progress).

2) Description of CM Solution, by Phase:

In order to complete the original project (see #1 above), it is proposed to add a "Phase II" to this project requestion funds for the 2024-2025 which will include the Sprinkler finishing of the Main Level Men's/Women's/Visitors locker rooms and Laundry/Ice room, Basement Locker, Mechanical and Storage rooms, and Upper-Level Film Room, Storage and "High Ceiling" Physical Therapy and Mechanical rooms. It will also include the modifications to the existing Railing of Upper Deck Seating Areas (see pictures following page).

OTERO COLLEGE MASTER PLAN 2024

2024

Otero College

Facility and Educational Program Analysis

Final Recommendations

&

Implementation

Amy Hurtig-Smith

HGF Architects Inc.

3/27/2024

6.0 Master Plan Step 5: Final Recommendations and Implementation

6.1 FIVE PHASES OF PROJECTS OVER 5 YEARS

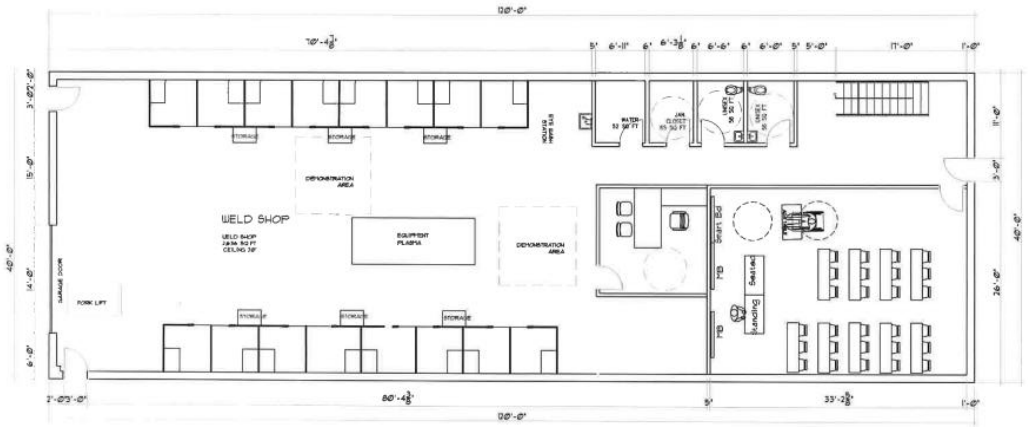
Final discussion by the Executive Committee in February 2024 determined w
forward to Capitol Fundin and Facilities Maintenance requests. Most of the
they had been recently shown were accepted. The next sections show the s
budgeting for these options. The table below summarizes the option budge

requested for funding over a five-year period per the requirements of the Master Plan process as also shown in the table.

Master Plan Projects and Cost Summary				
Phase	**Priority**	**Project - Building**	**Cost**	**Year**
Phase 1	1	New Welding Shop Building	$2,240,000	2024
	2	McBride Hall and Student Services --- Addition	$6,780,000	
		McBride Hall and Student Services --- Remodel	$7,480,000	
Phase 2	3	McDivitt Hall – Cosmetology & Construction Remodel	$2,580,000	2025
	4	McDivitt Gym – New Locker & Office Addition	$1,400,000	
		Soccer Field - New Announcer & Restroom Building and Fencing, Retaining Walls	$1,080,000	
Phase 3	5	Wunsch Hall Dorm Replacement – Non-State Funded	$18,312,000	2026
	6	Humanities Center and Theater	$10,676,000	
	7	Life Sciences & Wheeler	$10,450,000	
Phase 4	8	McDonald Hall & Administration	$3,254,000	2027
Phase 5	9	Repurpose Tennis Courts	$2,480,000	2028

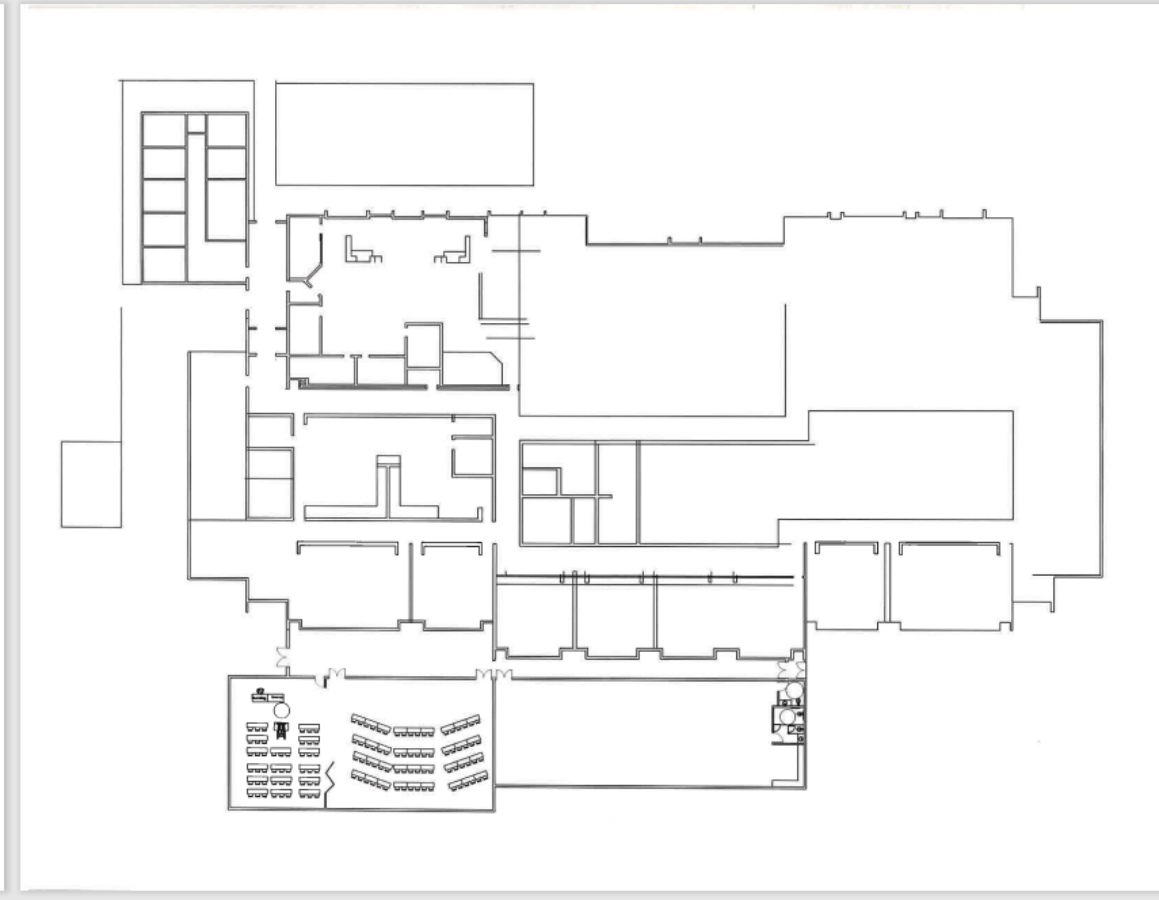
6.2 PHASE 1: 1) NEW WELDING SHOP AND 2) MCBRIDE HALL REMODEL

2) MCBRIDE HALL REMODEL



SITE PLAN SCHEMATIC NORTH

2) MCBRIDE HALL REMODEL

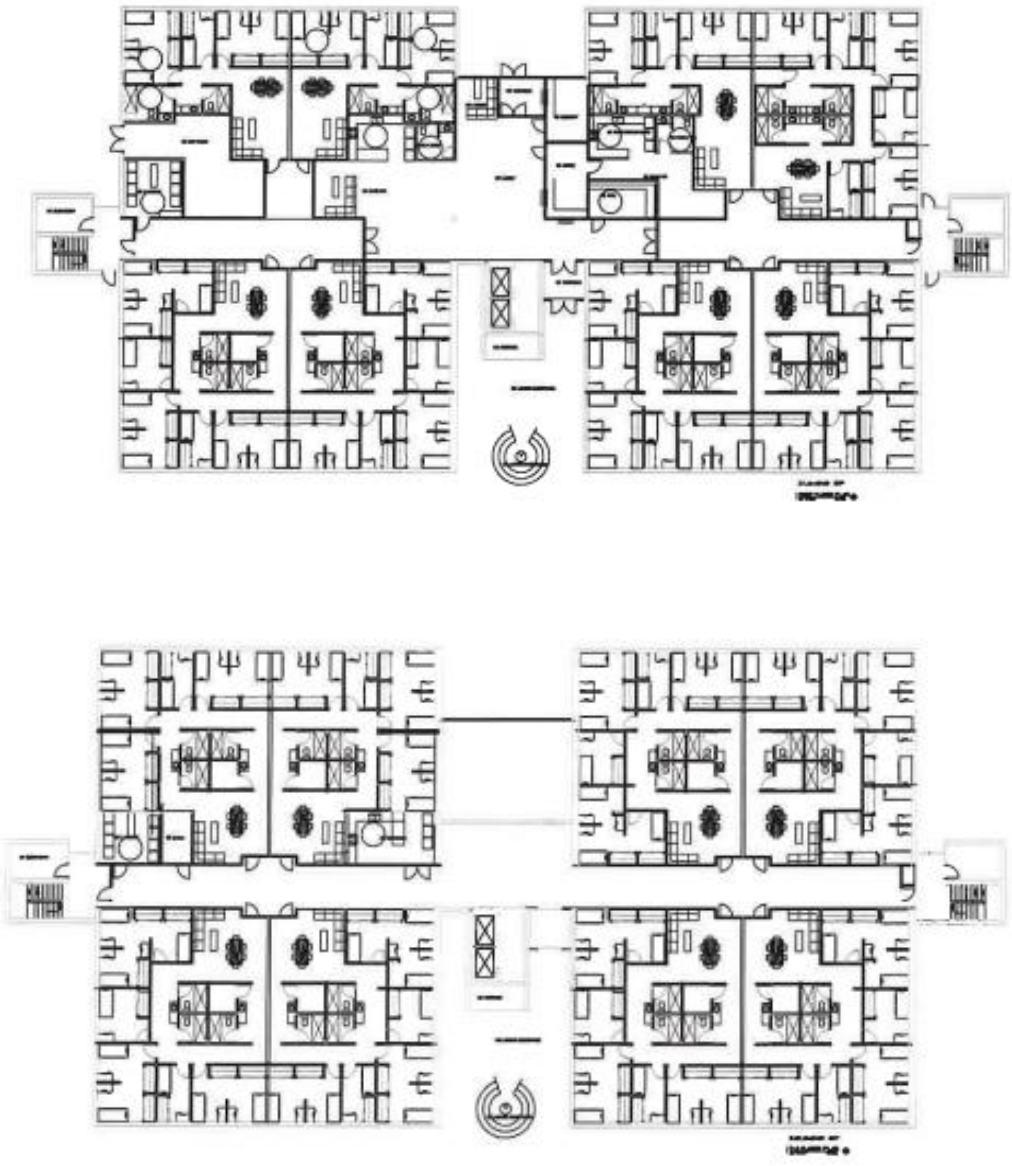


6.3 PHASE 2: 3) MCDIVITT HALL COSMETOLOGY & CONSTRUCTION, 4) MCDIVITT GYM & SOCCER FIELD3) MCDIVITT HALL COSMETOLOGY & CONSTRUCTION

4) MCDIVITT GYM & SOCCER FIELD

6.4 PHASE 3: 5) REPLACE WUNSCH HALL, 6) HUMANITIES CENTER, 7) LIFE SCIENCES/WHEELER

5) REPLACE WUNSCH HALL



6) HUMANITIES CENTER,

7) LIFE SCIENCES/WHEELER

6.5 PHASE 4: 8)MCDONALD HALL

6.6 PHASE 5: 9) TENNIS COURTS

OTERO COLLEGE MASTER PLAN 2024

2024

Otero College

Facility and Educational Program Analysis

Appendices

Amy Hurtig-Smith
HGF Architects Inc.
3/27/2024

APPENDIX A:

OTERO COLLEGE
HISPANIC SERVING INSTITUTION

STRATEGIC PLAN 2022-2027

Vision, Mission, Values ● Goals, Strategic Initiatives ● Key Performance Indicators

Letter from the President

Dear Community of Learners,

Transformation 2027. Otero College is preparing to be the best rural community college in Colorado and beyond. The pandemic has exposed weaknesses in our educational systems. We have adult learners who need to upskill to find gainful employment, and traditional-aged students who need a certain set of skills to successfully transfer to other institutions of higher education. The world of work is changing rapidly. Otero College students should have the essential skills (most consider them "soft skills") and the "adaptability quotient" to help them navigate an uncertain world. As a Hispanic Serving Institution, we have the responsibility to ensure that our diverse students possess the knowledge, skills, and experiences to be competitive for future opportunities. Further, our first-generation and low-income students are more vulnerable than ever.

Our southeast rural communities need Otero College to be successful. The time is now for us to re-envision what a small rural community college is capable of doing and how we can be an engine of social mobility; what I am calling Transformation 2027. My hopes and dreams are that we are a better institution five years from now.

I am a firm believer that we have the responsibility to create more opportunities for "collisions" – by that I mean, opportunities for unique communities of interest to interact and dialogue. You never know when one of these "collisions" will create ideas and synergy to envision a future where everyone can be the best versions of themselves.

In order to accomplish this impassioned endeavor, we solicited feedback and ideas from all segments of our community – students, faculty, staff, local leaders, and alumni, as well as advisory council and foundation board members. We received thoughtful feedback and creative ideas for consideration. I believe you will find an innovative and ambitious set of goals and objectives. It was truly an inspiring exercise and excites me more. There is so much genuine interest in Otero College.

One of my favorite quotes is by Paulo Coelho, in his book the Alchemist, "When you want something, all the universe conspires in helping you to achieve it." My desire is that we can conspire with every student to help them thrive and reach their true potential.

Timothy A. Alvarez, Ph.D.
President

OTERO

Vision

To be the best rural community college in Colorado.

Mission

To educate students and provide workforce training that enhances personal and professional growth in a learning environment that facilitates maintaining high academic standards, relationship building, academic and emotional support, and encourages all students to become the best version of themselves.

Values

At Otero College, our work is guided and informed by our commitment to diversity, integrity, learning and innovation, safety, and community.

PAGE 3

About Otero College

50.3% Students of Color

Otero College's student population bleeds diversity. Students from all races, ethnicities, and backgrounds lend to the vibrant campus culture.

66% First Generation

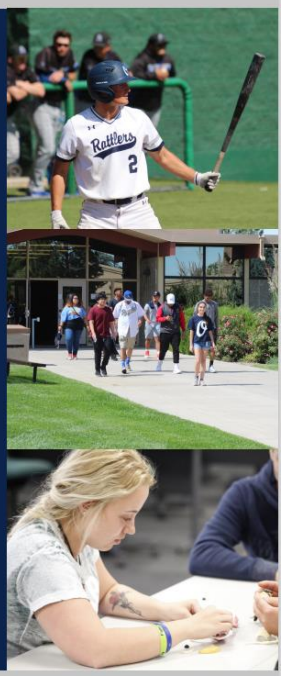
Many of Otero's students are the first in their families to go to college, or neither of their parents have obtained a 4-year bachelor's degree. Otero faculty and staff are committed to helping all students navigate the complex landscape of higher education.

31 Academic Programs

Students have the choice of over 30 academic and technical programs to choose from, all taught by faculty who are experts in their field.

18:1 Student to Faculty Ratio

Student focused learning environment where students are more than "just a number."



PAGE 4

CHALLENGES

COVID-19 Recovery

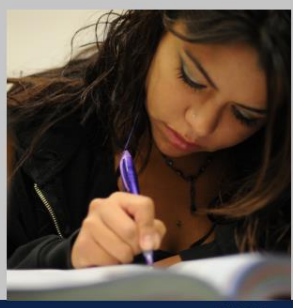
- Decreased academic growth in K-12 students
- Increased mental health concerns in students and staff
- Remote work and "The Great Resignation" have impacted hiring practices, employee retention, and employee satisfaction
- Inflation is outpacing salary increases
- Technological advances and automation are moving at a faster pace

Enrollment

- Population changes are affecting high school enrollment and college enrollment
- Our service area is over-saturated with residents who have an associate's degree, but the number of residents with a bachelor's degree is below the national average
- State funding for higher education in Colorado remains low
- Skills-based hiring, increased tuition and fees, and news about National student loan debt have people questioning the value of a college degree

Community and Campus Infrastructure

- Limited housing supply
- Limited childcare options
- Poor health care quality and consistency in our service area
- Lack of regional transportation between communities
- Aging buildings on campus
- Athletic fields and gym spaces need to be updated

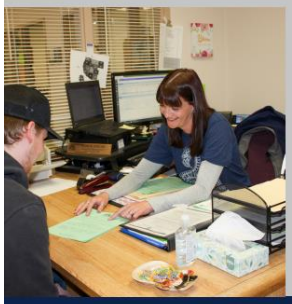


OPPORTUNITIES

"Obstacles are those frightful things you see when you take your eyes off your goal." - **Henry Ford**

Federal, State, and System Grants

- Title V Accessing Innovative Measures
- TRIO Student Support Services
- Open Education Resources
- RISE
- Finish What You Started
- Teaching Excellence
- REACH



Community Outreach and Engagement

- Strengthen relationships with industry partners for new-skilling, upskilling, and reskilling through Skills Advance and/or Rural Jumpstart grants
- Develop programs related to housing, childcare, and health care that support community needs
- Utilize technology to support our concurrent partners

Rural College Consortium

- Course-sharing opportunities with other rural colleges
- Resource sharing opportunities with other rural colleges
- Joint funding requests for technology and infrastructure

OUR GOALS

"Otero, through the implementation of the Strategic Plan, will not only ensure that it is meeting the academic needs of its students and community but will also set out a vision for addressing challenges and opportunities in the future." Tracy Pepper, former Otero College Advisory Council member

Otero College has committed to working towards three goals to improve student access and success, as well as transform the workplace to ensure Otero is one of the premier places to work in the Arkansas Valley. These goals are fluid, and progress will be evaluated throughout the duration of this plan. We will assess, revise, and restructure as needed.

ENHANCE THE **STUDENT** EXPERIENCE

TRANSFORM **OUR WORKPLACE**

ENGAGE **OUR COMMUNITY**

GOAL 1: ENHANCE STUDENT EXPERIENCE

Developing the student, both academically and personally, is at the heart of Otero's mission. Each student that enrolls at Otero has access to state-of-the-art technology and facilities, all designed with the student experience at the forefront.

Objective 1: Transform the Academic Experience

Key Strategies

- Strengthen support for adult learners by offering more night and weekend courses, giving students credit for prior learning, and extending office hours
- Ensure there is an adequate number of study rooms and tutors and peer tutors on staff to meet student needs
- Incorporate career-readiness activities in class and connect students with experiential learning activities, research opportunities, and internships
- Enhance instruction through the implementation of Universal Design for Learning and hyflex courses
- Explore new programs and articulation agreements that benefit traditional, non-traditional, and concurrently enrolled students

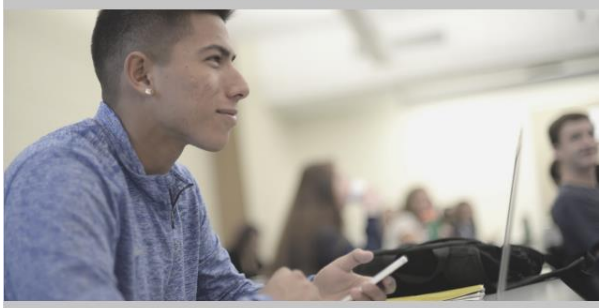
Key Performance Indicators

- Exceed the national fall-to-fall retention rate for full time students by 2027
- By 2027, increase the number of credentials awarded by 10%
- Establish benchmarks for student course evaluation completion by Fall 2022 and increase response rate by 2027
- Develop five new academic programs by 2027

"I am a single mom of three, who works fulltime in addition to getting my nursing degree. I commute from out of the area and am so thankful that Otero has a program that will work with my personal life and work schedule. The Otero Nursing program is very structured, there are no surprises, and the instructors are experienced professionals in their field."
- Sheree, Otero nursing student

Goal 1: Enhance the Student Experience cont.

Objective 2: Improve Student Affairs Processes and Co-Curricular Experiences



Key Strategies

- Improve student onboarding through a mandatory new student orientation
- Implement best practices in customer service through professional development opportunities
- Create a vibrant student engagement program with activities that all students can attend, and ensure students know about Associated Student Government other student clubs and organizations
- Ensure students are career-ready by connecting them with work-study jobs and career counseling
- Seek opportunities to intentionally act as a Hispanic Serving Institution to ensure students needs are being met

Key Performance Indicators

- By 2027, increase student engagement with academic advising and planning by 5%
- Exceed the national fall-to-fall retention rate for full time students by 2027
- By 2027, increase the number of credentials awarded by 10%

"I grew up in the area and had always planned on going away to college. After my high school graduation, I realized that with all the Otero credits I had earned while in high school through the concurrent credit program, I was only a couple of semesters away from graduating from Otero with an associate's degree. My decision to stay at Otero and finish the degree saved my family thousands of dollars in tuition and living expenses." - Adam, current Otero student

Goal 1: Enhance the Student Experience cont.

Objective 3: Maintain and Update Facilities to Align with Student Needs

Key Strategies

- Redesign the auxiliary gym
- Obtain funding to remodel the locker rooms and training room
- Explore the possibility of installing a turf field
- Update the residence halls by adding new paint, a trash chute in Wunsch Hall, new washers/dryers, and a community kitchen
- Create intentional outdoor spaces where students can gather

Key Performance Indicators

- Implement a student ticketing system for facility issues by Fall 2022
- Devise a plan and secure funding to update the auxiliary gym and create intentional outdoor spaces for students by Fall 2024

"I wouldn't trade this experience for anything else in the world. I have learned so much about myself and my leadership style as well as how others lead." - Kendra, Otero alumni on participating in the President's Leadership Program

GOAL 2: TRANSFORM OUR WORKPLACE

Otero College is committed to developing a workforce that reflects our diverse student population. Through strategic marketing and intentional onboarding, Otero aims to increase the number of qualified applications for each open position. Otero will increase employee satisfaction and retention by supporting professional development and advancement, and enhanced campus communication.

Objective 1: Revamp the Hiring and Onboarding Process

Key Strategies

- Market open positions in a way that highlights the benefits of rural living (e.g., outdoor recreation, cost-of-living, shorter commute times, the tight-knit community, and a low student-to-faculty ratio)
- Explore transitional housing and childcare options
- Conduct salary and job description reviews and ensure employees are paid fairly and equitably based on education, skills, and work experience
- Review the Alternate Work Schedule and align with other colleges
- Improve employee onboarding through mentoring and training

Key Performance Indicators

- Create a new employee onboarding and mentoring program by Spring 2023
- By 2027, increase the overall number of applicants by 5%

Goal 2: Transform our Workplace cont.

Objective 2: Increase Employee Retention and Satisfaction

Key Strategies

- Reward employee performance and innovation through recognition programs and compensation
- Support lifelong learning through professional development opportunities and educational incentives/tuition reimbursement, and develop employee growth plans to identify opportunities for advancement
- Improve employee morale through improved communication, team building, networking, and employee events
- Establish a formal definition and process of shared governance on campus

Key Performance Indicators

- By 2027, increase employee trust and confidence in Otero leadership by 10%
- By 2027, improve communication of institutional goals and strategies by 10%
- Ensure employee processes are fair and equitable by 2025

GOAL 3: ENGAGE OUR COMMUNITY

As a community college, Otero was founded to serve the community. Relationships with industry partners, surrounding K-12 school districts, and supporting local businesses is key to the success of the college. Otero continues to build lasting partnerships with the community, and restore Rattler Pride throughout the Arkansas Valley.

Objective 1: Bring the Community to Otero

Key Strategies

- Invite community members to campus for tours and events
- Explore non-credit and community education course offerings
- Engage alumni through an alumni ambassador program, monthly alumni highlights, and alumni events
- Partner with local news organizations to promote community events on campus

Key Performance Indicators

- Develop five reoccurring community events on campus by 2027
- Secure reoccurring enrollment in 15 new non-credit or community education courses on campus or online by 2027
- Create an alumni ambassador program by Fall 2023

Goal 3: Engage the Community cont.

Objective 2: Take Otero to the Community

Key Strategies

- Develop a speaker's bureau and have faculty and staff available to present to the community as Subject Matter Experts
- Increase student involvement in the community (i.e., have ASG attend City Council meetings and get mentored by members, involve athletes in community service projects or pick-up games at City Park, hand out free tickets to campus events, visit area schools)
- Explore industry partnerships and identify ways Otero can meet the needs of local organizations

Key Performance Indicators

- Participate in two community service or outreach projects a year
- Partner with at least three organizations by 2027 to provide reskilling, upskilling, or professional development for their employees

FUTURE PROJECTS

Throughout the planning process, many concepts, and strategies to meet the goals of this plan were presented by Otero employees. Otero leadership made note of all suggestions and will provide support for faculty and staff to take an active role in researching and possibly implementing the below "parking lot" of great ideas.

New Courses and Programs

- Introduction to Officiating
- Meat Fabrication
- Spanish/Language Interpretation
- Graphic Design
- Sustainable and Renewable Energy
- Fire Science
- Landscape Design
- Teacher Continuing Education Courses
- Veterinary Technician
- AAA, College 101
- Construction
- Barbering
- BAS, Business
- BAS, Behavioral Health
- Geographic Information Systems/Drone Technology
- Archeology/Paleontology Repository
- Water Quality Management

Student Recruitment and Retention

- Establish annual traditions
- Create a mascot and fight song
- Intramural sports
- Expand Rattler Den hours of operations to later in the evening and create flexible seating
- Have international students partner with SODEXO to prepare dishes from home country
- Expand meal offerings in the cafeteria to align with student dietary restrictions and offer more healthy options
- Host creative arts student engagement events (ex, open mic nights, art in the park)

Employee Recruitment, Satisfaction, and Retention

- Annual department retreats
- Compensation Time Policy for essential employees
- Dress Code Policy/Uniforms for campus security/safety Team
- Employee referral, signing, and bilingual skill bonuses

Physical Space

- Update high traffic areas on campus with new Otero branding (Student Services, Learning Commons, hallways of classroom buildings, Rizzuto Banquet Hall)
- Expand the greenhouse
- Ensure all buildings are ADA compliant
- Secure funding and install a sports complex with indoor soccer field, track, and climbing wall
- Purchase another building for expansion of CTE programs (Loma Vista, Inspiration Field, Boy's Ranch)
- Replace chairs in various classrooms across campus
- Repair drainage system
- Clean out and redesign the use of campus storage units
- Hold annual surplus auction
- Repair roofs and HVAC systems for various campus buildings
- Fix the bridge between McBride and Life Sciences

Community Engagement

- Offer community services on campus and have Otero satellite offices downtown
- Host more community events on campus where students and community members mingle
- Partner with local businesses and restaurants for fundraisers
- Create mobile learning labs that can be used for outreach and concurrent enrollment

HOW THIS PLAN WAS DEVELOPED

Led by the Otero College Steering Committee, this plan was developed with fidelity and transparency in the spring of 2022. An external analysis was conducted by the committee, a virtual kick-off meeting was held with the campus community, a Strategic Planning presentation was shared with employees, and 12 roundtable discussions with campus and community stakeholders were facilitated by the Associate Vice President of Academic Affairs and the Associate Vice President of Enrollment Management, with support from the Executive Assistant to the President. Also, surveys were administered to retrieve additional feedback from students, faculty, staff, Advisory Council Representatives, Foundation Board Members, and the community.

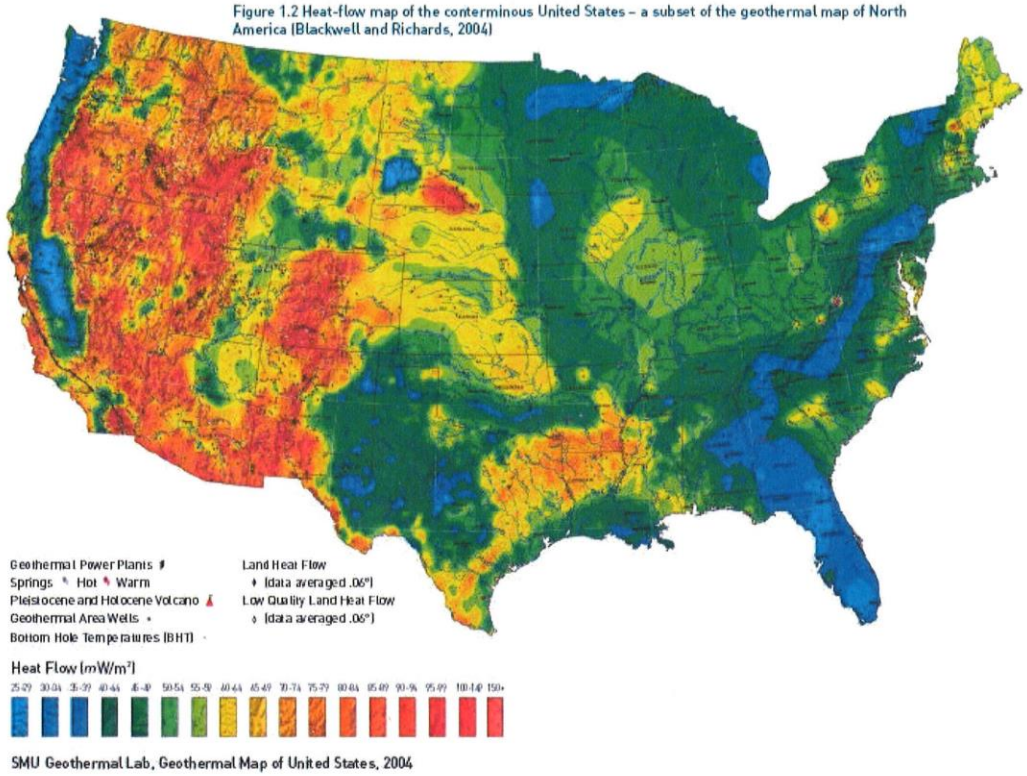
The campus and community stakeholders involved in the development of this plan include staff from Academic Affairs, Student Affairs, Athletics, Business Office, Information Technology, and Physical Plant, as well as faculty members, student leaders, Otero College Advisory Council and Foundation Board, and community leaders.

The goals, objectives, and strategic initiatives outlined in this plan align with the Higher Learning Commission's Criteria, the Colorado Commission of Higher Education's Master Plan, and the Colorado Community College System Strategic Plan.

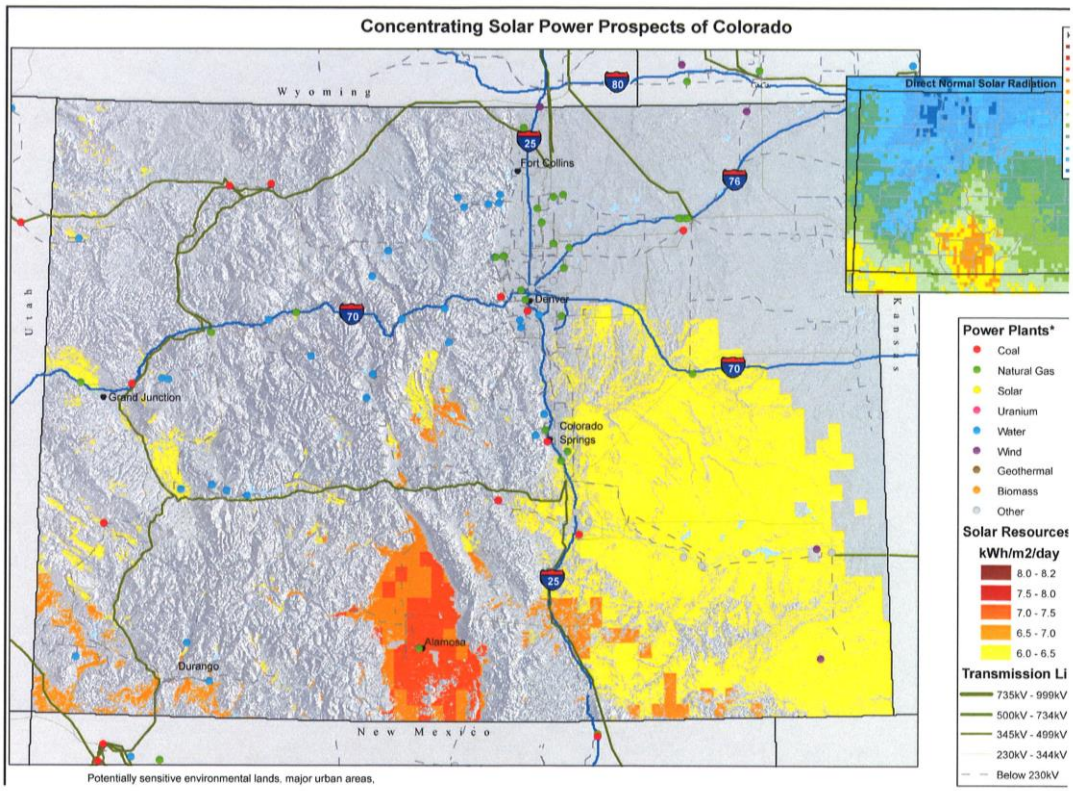
APPENDIX B: RENEWABLE ENERGY MAPS

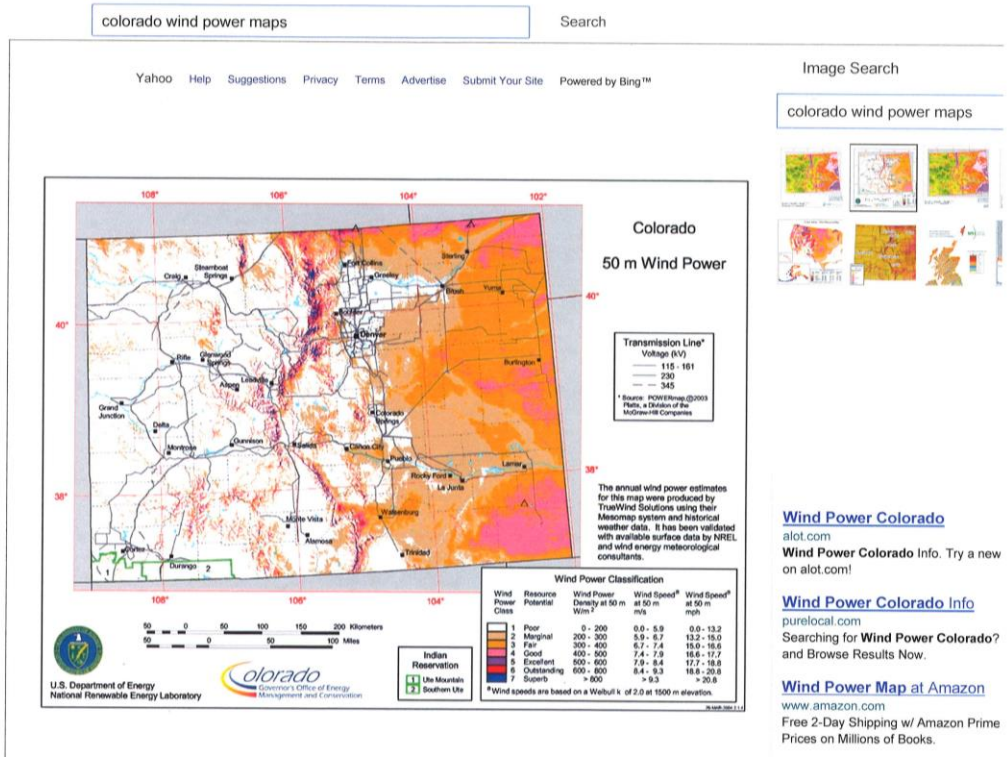
These maps show the location of the site in regard to renewable energy compatibility within Colorado. The first map shows geothermal ability as a possible renewable energy source for future projects. The second map shows solar production and its relation to major power sources in Colorado. It could be a respected base map at 3% slope. The Third map shows Wind power classification in the marginal category. The Fourth Map Biomass is not a great resource in Otero County.

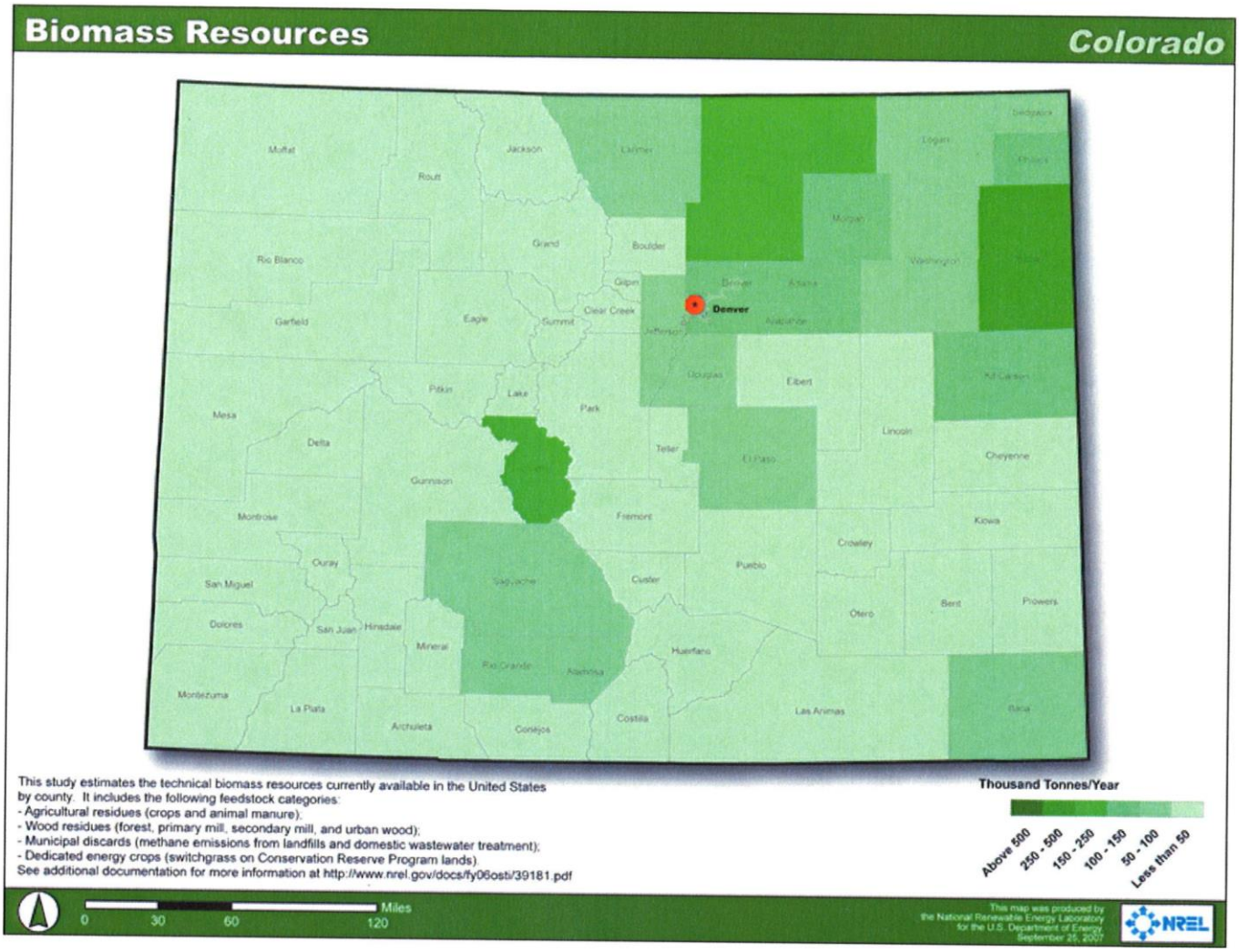
Figure 1.2 Heat-flow map of the conterminous United States – a subset of the geothermal map of North America (Blackwell and Richards, 2004)



SMU Geothermal Lab, Geothermal Map of United States, 2004


Concentrating Solar Power Prospects of Colorado
Wyoming
Utah
New Mexico
Kansas
Fort Collins
Denver
Grand Junction
Colorado Springs
Alamosa
Durango
Direct Normal Solar Radiation
Power Plants*
Coal
Natural Gas
Solar
Uranium
Water
Wind
Geothermal
Biomass
Other
Solar Resources
kWh/m2/day
8.0 - 8.2
7.5 - 8.0
7.0 - 7.5
6.5 - 7.0
6.0 - 6.5
Transmission Li
735kV - 999kV
500kV - 734kV
345kV - 499kV
230kV - 344kV
Below 230kV
Potentially sensitive environmental lands, major urban areas,


colorado wind power maps
Search
Yahoo Help Suggestions Privacy Terms Advertise Submit Your Site Powered by Bing™
Image Search
colorado wind power maps
Colorado
50 m Wind Power
Transmission Line*
Voltage (kV)
115 - 161
230
345
The annual wind power estimates for this map were produced by TrueWind Solutions using their Mesomap system and historical weather data. It has been validated with available surface data by NREL and wind energy meteorological consultants.
Wind Power Classification
U.S. Department of Energy
National Renewable Energy Laboratory
Indian Reservation
Ute Mountain
Southern Ute
Wind Power Colorado
alot.com
Wind Power Colorado Info. Try a new on alot.com!
Wind Power Colorado Info
purelocal.com
Searching for Wind Power Colorado? and Browse Results Now.
Wind Power Map at Amazon
www.amazon.com
Free 2-Day Shipping w/ Amazon Prime
Prices on Millions of Books.


Biomass Resources
Colorado
Moffat
Routt
Jackson
Larimer
Logan
Phillips
Morgan
Grand
Boulder
Rio Blanco
Washington
Gilpin
Denver
Garfield
Eagle
Summit
Clear Creek
Jefferson
Douglas
Elbert
Kit Carson
Pitkin
Lake
Park
Mesa
Lincoln
Delta
Teller
El Paso
Cheyenne
Gunnison
Montrose
Fremont
Kiowa
Crowley
Ouray
Pueblo
San Miguel
Saguache
Custer
Bent
Prowers
Otero
Dolores
San Juan
Hinsdale
Mineral
Huerfano
Rio Grande
Alamosa
Montezuma
La Plata
Las Animas
Archuleta
Conejos
Costilla
Baca
This study estimates the technical biomass resources currently available in the United States by county. It includes the following feedstock categories:
- Agricultural residues (crops and animal manure);
- Wood residues (forest, primary mill, secondary mill, and urban wood);
- Municipal discards (methane emissions from landfills and domestic wastewater treatment);
- Dedicated energy crops (switchgrass on Conservation Reserve Program lands).
See additional documentation for more information at http://www.nrel.gov/docs/fy06osti/39181.pdf
Thousand Tonnes/Year
Above 500
250 - 500
150 - 250
100 - 150
50 - 100
Less than 50
0
30
60
120
Miles
This map was produced by the National Renewable Energy Laboratory for the U.S. Department of Energy. September 25, 2007
NREL

APPENDIX C: HISTORY OF OTERO COLLEGE

In 1939 the residents of the La Junta School District #11 voted that bonds be used to partially finance a Junior College building to be administered by the Board of Education. On September 15, 1941, "La Junta Junior College" opened its doors to the first class. The college was operated by the school district. By State statute, the college was classified as a continuation school.

In 1949, an election was held on a county-wide basis to consider the proposal that the college become an independent unit supported by the County rather than the local school district. This proposal was approved by the voters and the college was renamed, "Otero County Junior College."

Otero Junior College in 1948

The elected board, the Junior College Committee, did not desire to assume control of the college then, and it continued to operate as a continuation school.

On January 1, 1956, the college governing board voted to take over the existing facilities from the La Junta School District, and the college changed its name to "Otero Junior College." The college became primarily a transfer institution emphasizing the first two years of a four-year degree program.

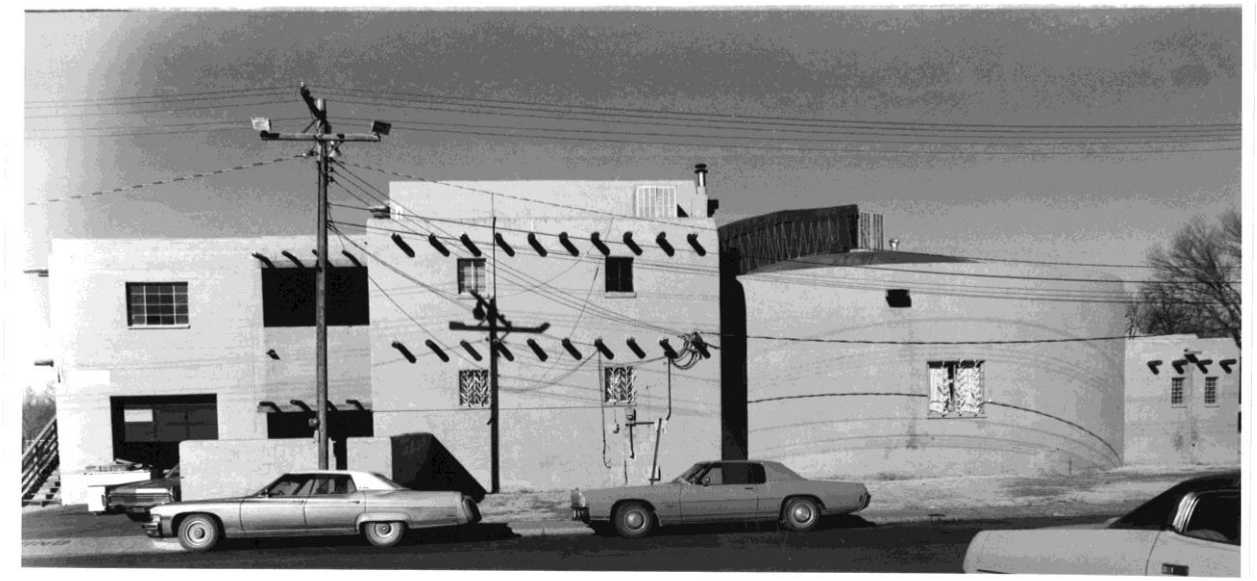
In 1967, the 46th General Assembly of the State of Colorado passed the Community College Act, a law creating a state system of junior colleges to be governed by the State Board for Community Colleges and Occupational Education (SBCCOE). Existing junior colleges were given the option of joining the system with the approval of qualified voters in their respective junior college district. That same year, the college received accreditation by the North Central Association of Colleges and Secondary Schools. On February 20, 1968, the voters of Otero County Junior College District voted overwhelmingly in favor of Otero Junior College joining the state system. The college officially became a State two-year college on July 1, 1968. With the creation of the State System of Community Colleges, funds for establishing and expanding occupational programs were increased, and the Otero Junior College became a more comprehensive Junior College.

In the fall of 1969, Otero Junior College was designated as an area vocational-technical school, expanding its offerings in vocational education to public schools in the college's tri-county service area as the Central Arkansas Valley Occupational Center. In the spring of 1993, the eight area districts discontinued their participation with this vocational-technical program. The college supports vocational and academic transfer programs. OJC also supports certificate programs that ready students to step into the world of work or engage appropriate exams for specific external certifications.

APPENDIX D: HISTORICAL SIGNIFICANCE OF OTERO COLLEGE

Buildings over 50 years could be considered of Historic Significance by the State of Colorado. The Colorado Historical Society (CHS) must be contacted for any work associated with the Master Plan for additions or remodels to the associated buildings. Upon contact review with CHS, they will determine if the building is of Historical Significance. If so, any new work done to the facility will need to be reviewed with CHS. If no historical significance is deemed appropriate by HSC, then master plan projects may continue at those facilities without review. The following buildings would fit into that category according to the age of original structure. This is a review for the next five years.

McDonald Hall 1941-remodel and addition 1995: The Administration Building was the first building on campus built in 1941. The building does hold some historical significance to the region and would need to be reviewed before any work was to be performed. The exterior is of greater significance as the interior has been remodeled several times throughout the years.



Kiva 1945-rehabilitation for museum 1982 and 2002: The Kiva building is a highly significant historic building on campus. It has been turned into a Regional Museum. All work to this building will need cooperation with The Colorado Historical Society.

Gym McDivitt Center 1952-remodeled in 1991 and Fitness Center addition in 2011: Future work on this building would need CHS review, although it is not of high significance as it is a continual reuse facility. Work on this facility would be rehabilitation not restoration. The exterior of the building could hold as reasonable significance.

Wheeler Hall 1961-remodeled in 1997/1999, addition 2013: Wheeler hall has been remodeled many times interior. Exterior would be the only consideration for Historical Significance review.

The following Buildings are 58 years old or more:

Wunsch Hall 1966-remodeled 2001-2015: Interior remodels only have occurred. Exterior might need CHS review.

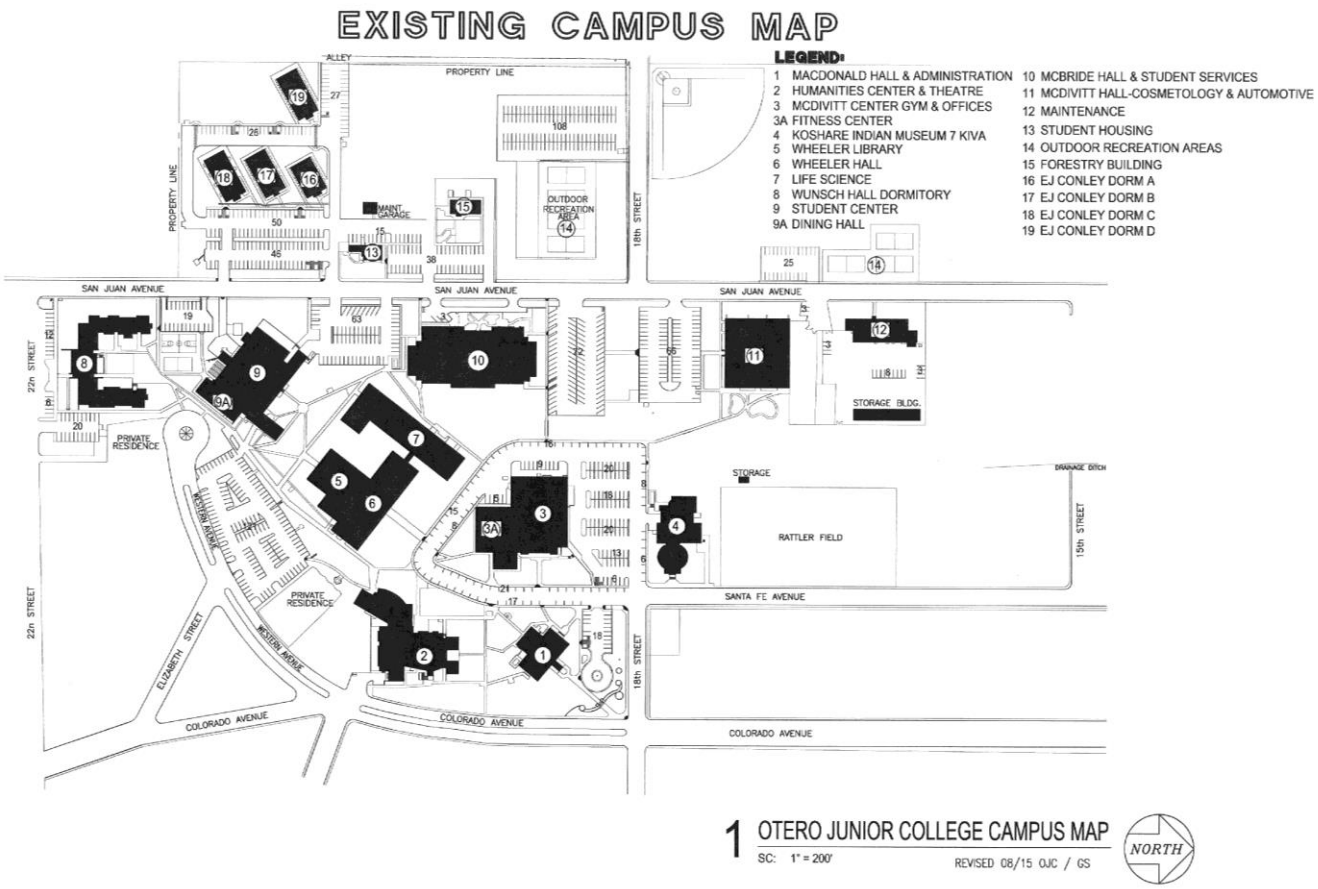
Student Center 1966-remodeled 2013: Interior remodels and additions have occurred. Exterior might need CHS review.

McBride Hall 1967-remodeled 1994: Interior remodels and additions have occurred. Exterior might need CHS review.

Life Science 1968-remodeled 2015: interior remodels and additions. Some spaces in the interior may need Historical Significance review. The exterior existing may need review in the rehabilitation category.

APPENDIX E: FACILITY INVENTORY

As referenced in Section 3.2, below are the current square footage, floor plan and building audit information that show the FCI number and the need for most of the buildings to have major equipment replacement and upgrade work. The summary chart found in the Executive Summary, and I Section 3.1 are the summary of the individual building audits below.



Facility Condition Assessments:

Building 1 McDonald Hall and Administration

INTERIOR AREA NOT INCLUDED IN (ASF):

FIRST FLOOR:	
CORRIDOR	1254 sf
JANITORIAL RM 128	36 sf
ELECTRICAL RM114	28 sf
MECHANICAL RM 103	195 sf
REST ROOMS:	
MEN'S RM 126	135 sf
WOMEN'S RM 127	165 sf
ENTRIES:	
WEST	14 sf
NORTHWEST	63 sf
NORTHEAST	63 sf
EXIT	143 sf
ELEVATOR	29 sf
ELEVATOR EQUIP. RM 115	80 sf
ELEVATOR LOBBY	112 sf
TELEPHONE RM 116	75 sf
SECOND FLOOR:	
CORRIDOR	868 sf
JANITORIAL RM 219	32 sf
REST ROOMS:	
MEN'S RM 223	167 sf
WOMEN'S RM 222	164 sf
ELEVATOR LOBBY	113 sf
STAIRWELL EAST	128 sf
STAIRWELL WEST	132 sf
TOTAL	3996 sf

FIRST FLOOR (ASF)

PRESIDENTS OFFICE	843 sf
INSTRUCTION SERVICES	1690 sf
	2533 sf

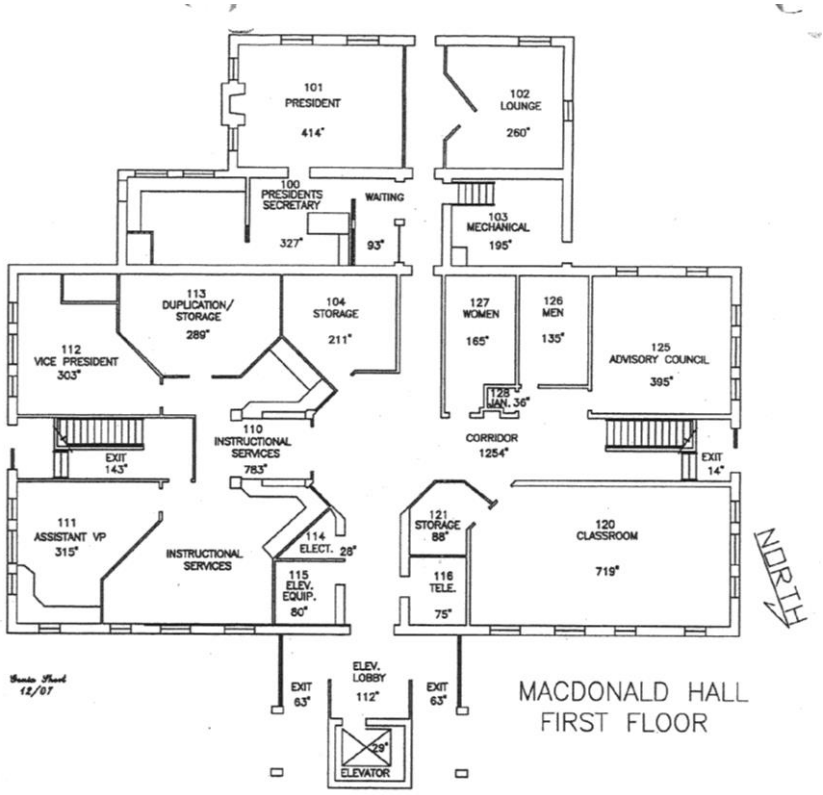
AGENCY BUILDING	# OT1
RISK MANAGEMENT	# 121
GROSS FLOOR AREA (GSF)	13,398 sf
TOTAL INTERIOR FLOOR AREA	11,466 sf
ASSIGNED AREA (ASF)	7,470 sf
YEAR BUILT	1941
STORIES	2
OCCUPANCY	ADMINISTRATI
FUND TYPE	GENERAL FU

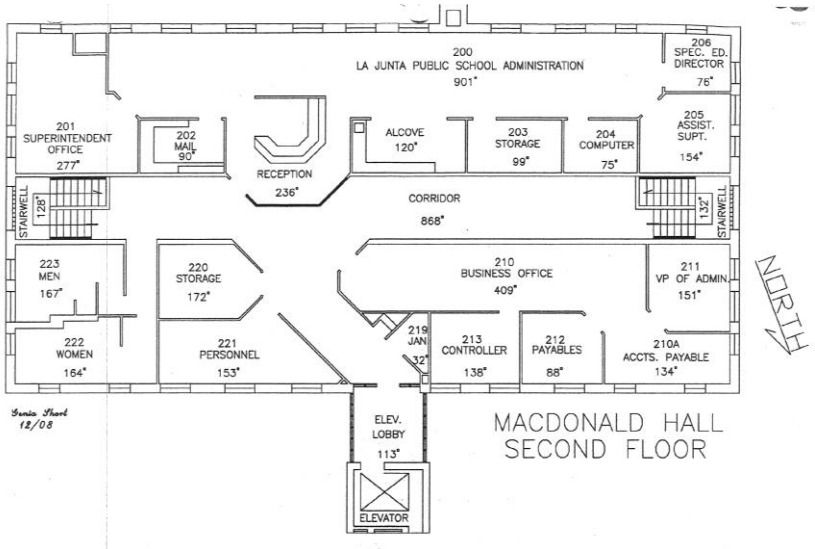
SCHOOL DISTRICT (ASF)

FIRST FLOOR:	
STORAGE ROOM 104	211 sf
STORAGE ROOM 121	88 sf
SECOND FLOOR	2028 sf
TOTAL	2327 sf

SECOND FLOOR (ASF)

BUSINESS ADMINISTRATION	1092 sf
PERSONNEL	153 sf
TOTAL	1245 sf

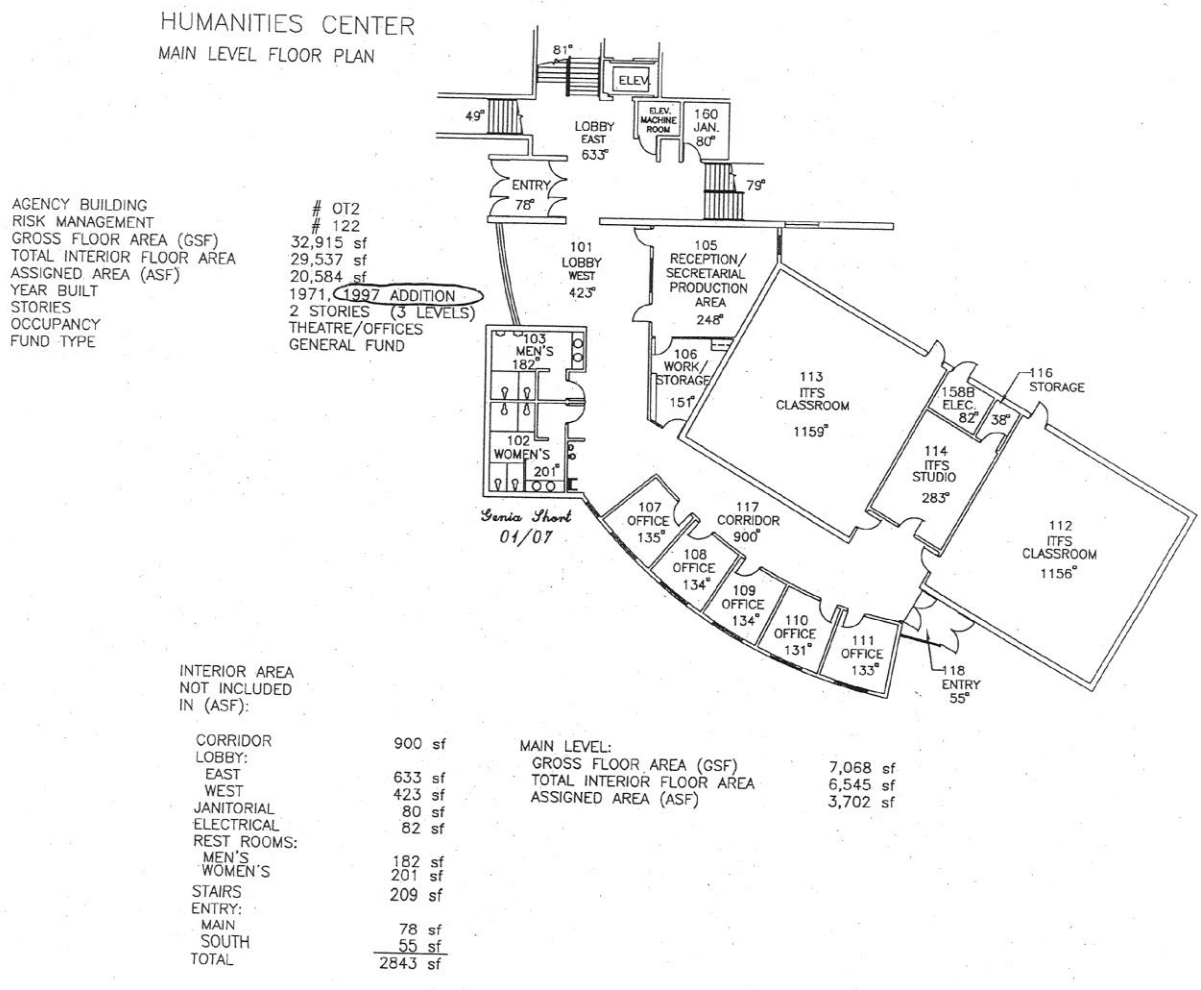

101
PRESIDENT
414'
102
LOUNGE
260'
100
PRESIDENTS
SECRETARY
327'
WAITING
93'
103
MECHANICAL
195'
113
DUPLICATION/
STORAGE
289'
104
STORAGE
211'
127
WOMEN
165'
126
MEN
135'
125
ADVISORY COUNCIL
395'
112
VICE PRESIDENT
303'
128
JAN. 36'
110
INSTRUCTIONAL
SERVICES
783'
CORRIDOR
1254'
EXIT
143'
EXIT
14'
111
ASSISTANT VP
315'
INSTRUCTIONAL
SERVICES
114
ELECT. 28'
115
ELEV.
EQUIP.
80'
121
STORAGE
88'
120
CLASSROOM
719'
116
TELE.
75'
NORTH
EXIT
63'
ELEV.
LOBBY
112'
EXIT
63'
29'
ELEVATOR
MACDONALD HALL
FIRST FLOOR

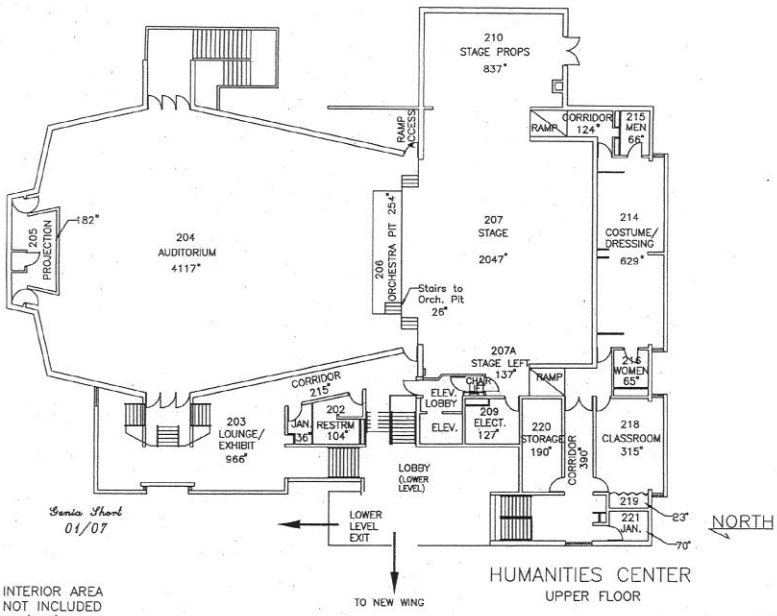

200
LA JUNTA PUBLIC SCHOOL ADMINISTRATION
901'
206
SPEC. ED.
DIRECTOR
76'
201
SUPERINTENDENT
OFFICE
277'
202
MAIL
90'
RECEPTION
236'
ALCOVE
120'
203
STORAGE
99'
204
COMPUTER
75'
205
ASSIST.
SUPT.
154'
CORRIDOR
868'
STAIRWELL
128'
STAIRWELL
132'
223
MEN
167'
220
STORAGE
172'
210
BUSINESS OFFICE
409'
211
VP OF ADMIN.
151'
NORTH
222
WOMEN
164'
221
PERSONNEL
153'
219
JAN.
32'
213
CONTROLLER
136'
212
PAYABLES
88'
210A
ACCTS. PAYABLE
134'
ELEV.
LOBBY
113'
ELEVATOR
MACDONALD HALL
SECOND FLOOR

MacDonald Hall **Audit date 10/24/2023** **Replacement Cost @ $400 SF**
Construction 1941/1995 addition **13,398 SF – 2 story bldg.** **$5,873,801**
FCI-55%

Uniform	System Description	Unit Price	Life	Install Year	Calc Next Renewal	Replacement	RSLI	SCI	Condition Budget
A1010	Standard Foundations	$14.48	100	1941	2041	$198,290	93%	0.00%	$0
A1030	Slab on Grade	$12.70	100	1941	2041	$170,154	93%	0.00%	$0
A2010	Basement Excavation	$2.17	100	1941	2041	$29,074	93%	0.00%	$0
A2020	Basement Walls	$22.47	100	1941	2041	$301,053	93%	0.00%	$0
B1010	Floor Construction	$27.71	100	1941	2041	$371,259	93%	0.00%	$0
B1020	Roof Construction	$15.75	100	1941	2041	$211,019	93%	0.00%	$0
B2010	Exterior Walls	$33.26	100	1941	2041	$445,617	93%	0.22%	$98,035
B2020	Exterior Windows	$16.88	30	1995	2025	$226,158	93%	0%	$226,158
B2030	Exterior Doors	$2.73	30	1995	2025	$36,577	93%	0.00%	$36,577
B3010	Roof Coverings	$21.58	20	1995	2015	$289,128	100%	0.00%	$289,128
B3020	Roof Openings	$0.58	30	1995	2025	$7,770	93%	110%	$0
C1010	Partitions	$12.42	40	1995	2035	$166,403	70%	0.00%	$0
C1020	Interior Doors	$6.33	40	1995	2035	$84,809	70%	80.00%	$0
C1030	Fittings	$2.57	20	1995	2015	$34,432	100%	110%	$34,432
C2010	Stair Constuction	$8.33	100	1995	2041	$111,605	20%	1.06%	$14,371
C3010	Wall Finishes	$16.67	20	2015	2035	$223,344	50%	0.00%	$111,672
C3020	Floor Finishes	$12.53	20	2019	2039	$167,877	20%	110%	$0
C3030	Ceiling Finishes	$8.48	20	1995	2015	$113,615	100%	110%	$113,615
D1010	Elevators and Lifts	$17.41	30	1995	2025	$233,259	93%	110%	$233,259
D2010	Plumbing Fixtures	$9.66	30	1995	2025	$129,425	93%	110%	$129,425
D2020	Domestic Water Distribut	$2.69	30	1995	2025	$36,041	93%	110%	$36,041
D2030	Sanitary Waste	$3.74	30	1995	2025	$50,108	93%	110%	$50,108
D2040	Rain Water Drainage	$1.38	30	1995	2025	$18,489	93%	110%	$0
D2090	Other Plumbing Systems	$2.49	20	1995	2015	$33,361	100%	110%	$33,631
D3020	Heat Generating Systems	$10.50	30	1995	2035	$140,679	83%	0.00%	$140,679
D3030	Cooling Generating Syster	$10.47	30	1995	2025	$140,277	93%	0.00%	$140,277
D3040	Distribution Systems	$18.25	30	1995	2025	$244,513	0%	110%	$244,513
D3060	Controls & Instrumentatic	$3.27	20	1995	2015	$43,811	100%	0.00%	$43,811
D3070	Systems Testing & Balanc	$1.69	30	1995	2025	$22,642	93%	110%	$22,642
D3090	Other HVAC Systems/Equ	$0.80	30	1995	2025	$10,718	93%	0.00%	$10,718
D4010	Sprinklers	$7.54	30	NA	NA	$101,020	0%	110%	$101,020
D4020	Standpipes	$7.38	30	NA	NA	$98,877	0%	110%	$98,877
D4030	Fire Protection Specialties	$4.20	15	1995	2010	$56,272	100%	0.00%	$68,329
D5010	Electrical Service/Distribu	$21.64	30	1995	2025	$289,933	93%	110%	$289,933
D5020	Lighting and Branch Wirin	$27.74	30	1995	2025	$371,661	93%	110%	$371,661
D5030	Communications and Sec	$5.35	20	1995	2015	$71,679	100%	0.00%	$71,679
E1020	Institutional Equipment	$1.14	20	1995	2015	$15,273	100%	110%	$15,273
E1090	Other Equipment	$2.08	20	1995	2015	$27,867	100%	110%	$27,867
E2010	Fixed Furnishings	$3.66	20	1995	2015	$49,036	100%	110%	$46,036
F1030	Special Construction Syste	$0.00	20	1995	2015	$0	0%		$0
G2010	Roadways	$4.41	50	1995	2045	$59,085	56%	0.00%	$0
G2020	Parking Lots	$5.51	50	1995	2045	$73,822	56%	0.00%	$0
G2030	Pedestrian Paving	$5.68	50	1995	2045	$76,101	56%	0.00%	$0
G2040	Site Development	$8.65	30	1995	2045	$115,892	56%	0%	$0
G2050	Landscaping	$5.29	10	2015	2025	$70,875	93%	110%	$70,875
G3010	Water Supply	$1.38	50	1995	2045	$18,489	56%	0.00%	$0
G3020	Sanitary Sewer	$2.04	50	1995	2045	$27,331	56%	0.00%	$0
G3030	Storm Sewer	$1.51	50	1995	2045	$20,230	56%	0.00%	$0
G3060	Fuel Distribution	$0.90	50	1995	2045	$12,058	56%	0.00%	$0
G4010	Electrical Distribution	$5.97	30	1995	2025	$79,986	70%	110%	$79,986
G4020	Site Lighting	$1.82	30	2015	2040	$19,293	32%	20.00%	$1,608
G4030	Site Communication and S	$3.88	30	2015	2035	$34,433	40%	30.00%	$2,050
Total		$447.76				$5,980,718	74%	47.87%	$3,254,286

Building 2 Humanities Center and Theatre



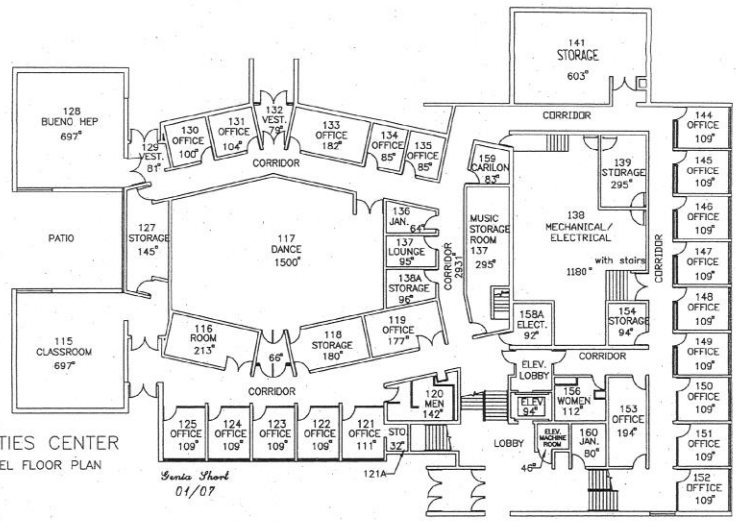


HUMANITIES CENTER
UPPER FLOOR

INTERIOR AREA
NOT INCLUDED
IN (ASF):

STAIRS TO ORCH. PIT	26 sf
CORRIDOR (NORTH)	215 sf
CORRIDOR (WEST)	390 sf
CORRIDOR (EAST)	124 sf
JANITORIAL	36 sf
JANITORIAL	70 sf
ELETRICAL	127 sf
REST ROOMS:	
MEN'S	66 sf
WOMEN'S	65 sf
UNISEX	104 sf
TOTAL	1223 sf

AGENCY BUILDING	# OT2
RISK MANAGEMENT	# 122
YEAR BUILT	1971
STORIES	2 STORIES (3 LEVELS)
OCCUPANCY	THEATRE/OFFICES
FUND TYPE	GENERAL FUND



HUMANITIES CENTER
LOWER LEVEL FLOOR PLAN

INTERIOR AREA
NOT INCLUDED
IN (ASF):

DANCE ENTRY	66 sf
ELEVATOR	94 sf
CORRIDOR	2931 sf
JANITORIAL	64 sf
ELETRICAL	92 sf
ELEV. MACHINE RM.	46 sf
MECHANICAL	1180 sf
REST ROOMS:	
MEN'S	142 sf
WOMEN'S	112 sf
ENTRIES:	
NORTHEAST	81 sf
SOUTHEAST	79 sf
TOTAL	4887 sf

AGENCY BUILDING	# OT2
RISK MANAGEMENT	# 122
YEAR BUILT	1971
STORIES	2 STORIES (3 LEVELS)
OCCUPANCY	THEATRE/OFFICES
FUND TYPE	GENERAL FUND

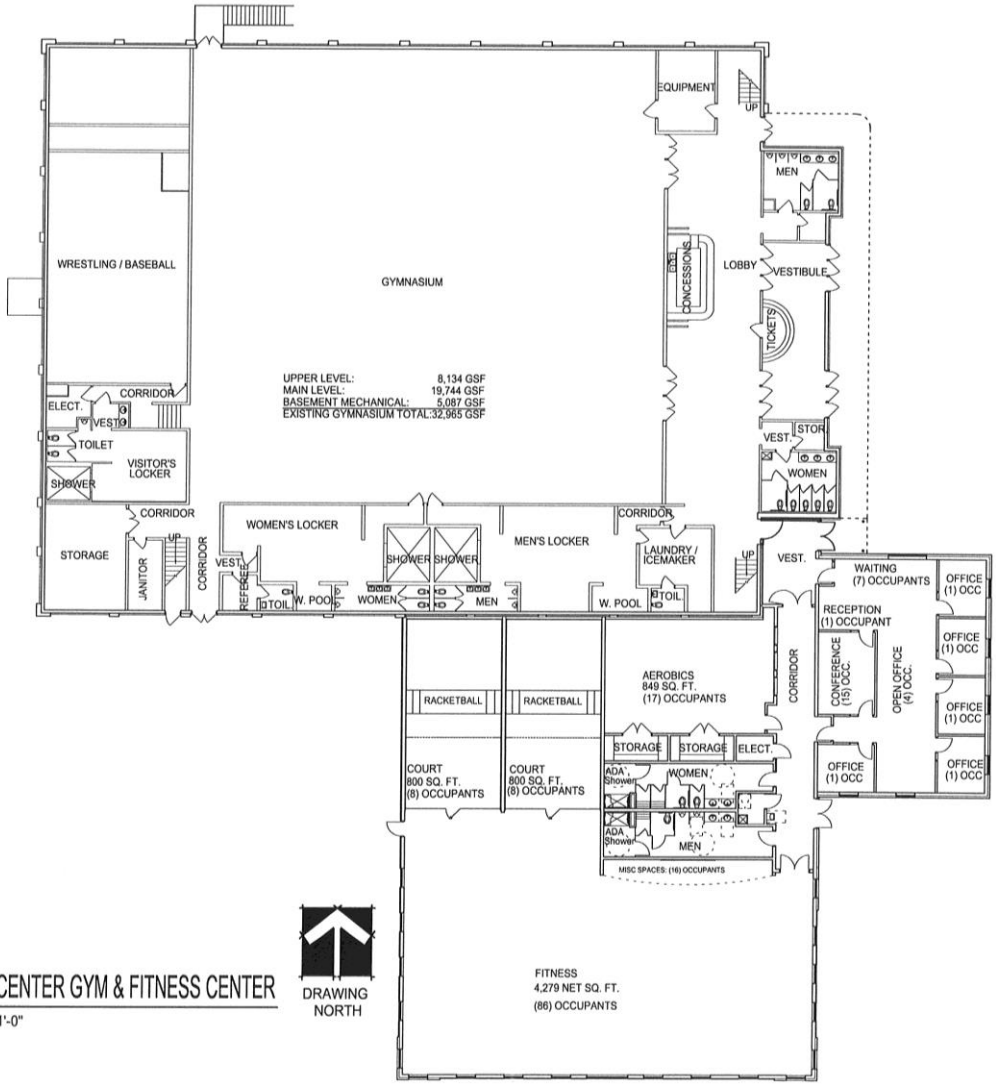
BUENO HEP PROGRAM

ROOM 128	697 sf
ROOM 130	100 sf
ROOM 131	104 sf
ROOM 133	182 sf
TOTAL	1083 sf

Humanities Center **Audit date 10/24/2023** **Replacement Cost @ $500 SF**
Construction 1971/1997 addition **32,915 SF – 2 story bldg.** **$16,457,500**
FCI-64%

Uniform	System Description	Unit Price	Life	Install Year	Calc Next Renewal	Replacement	RSLI	SCI	Condition Budget
A00ab	**Asbestos**	**$35.21**							$1,060,192
A1010	Standard Foundations	$14.48	100	1971/97	2071/97	$0		0.00%	$0
A1030	Slab on Grade	$12.70	100	1971/97	2071/97	$113,056	50%	50.00%	$113,056
A2010	Basement Excavation	$2.17	100	1971/97	2071/97	$0		0.00%	$0
A2020	Basement Walls	$22.47	100	1971/97	2071/97	$0		0.00%	$0
B1010	Floor Construction	$27.71	100	1971/97	2071/97	$47,420	50%	50.00%	$47,420
B1020	Roof Construction	$15.75	100	1971/97	2071/97	$0		0.00%	$0
B2010	Exterior Walls	$33.26	100	1971/97	2071/97	$0		0.48%	$25,726
B2020	Exterior Windows	$16.88	30	1971/97	2001/27	$555,605	93%	93%	$555,605
B2030	Exterior Doors	$1.73	30	1971/97	2001/27	$56,942	93%	93.00%	$52,956
B3010	Roof Coverings	$21.58	20	1971/97	2017	$546,297	100%	110%	$546,290
B3020	Roof Openings	$0.49	30	1971/97	2001/27	$0	100%	110%	$219,452
C1010	Partitions	$12.42	40	1971/97	2017/37	$122,640	30%	30.00%	$122,640
C1020	Interior Doors	$6.33	40	1971/97	2017/37	$125,011	60%	60.00%	$125,011
C1030	Fittings	$2.57	20	1971/97	2017	$84,915	100%	110%	$84,915
C2010	Stair Constuction	$8.33	100	1971/97	2071/97	$0	0%	1.06%	$14,371
C3010	Wall Finishes	$6.67	20	1971/97	2017	$219,540	50%	110%	$219,540
C3020	Floor Finishes	$12.53	20	1971/97	2017	$412,425	100%	110%	$412,425
C3030	Ceiling Finishes	$8.48	20	1971/97	2017	$279,119	100%	110%	$279,119
D1010	Elevators and Lifts	$17.41	30	1997	2001/27	$572,721	100%	110%	$572,721
D2010	Plumbing Fixtures	$9.66	30	1997	2001/27	$317,958	0%	110%	$317,958
D2020	Domestic Water Distribut	$2.69	30	1971/97	2001/27	$88,540	0%	110%	$88,540
D2030	Sanitary Waste	$3.74	30	1971/97	2001/27	$123,102	0%	110%	$123,102
D2040	Rain Water Drainage	$1.38	30	1971/97	2001/27	$45,420	0%	110%	$45,420
D2090	Other Plumbing Systems	$2.49	20	1971/97	2017	$81,960	0%	110%	$81,960
D3020	Heat Generating Systems	$10.50	30	1971/97	2001/27	$345,607	83%	110%	$345,607
D3030	Cooling Generating Syster	$10.47	30	1971/97	2001/27	$344,620	77%	110%	$344,620
D3040	Distribution Systems	$18.25	30	1971/97	2001/27	$600,698	100%	110%	$600,698
D3060	Controls & Instrumentatic	$3.27	20	1971/97	2017	$107,632	70%	110%	$107,632
D3070	Systems Testing & Balanc	$1.69	30	1971/97	2001/27	$55,626	0%	110%	$55,626
D3090	Other HVAC Systems/Equ	$0.80	30	1971/97	2001/27	$26,322	77%	110%	$26,332
D4010	Sprinklers	$5.54	30	NA	NA	$182,349	0%	110%	$182,349
D4020	Standpipes	$1.38	30	NA	NA	$45,422	0%	110%	$45,422
D4030	Fire Protection Specialties	$4.20	15	1971/97	2012	$138,243	100%	110%	$138,243
D5010	Electrical Service/Distribu	$11.54	30	1971/97	2001/27	$712,281	100%	110%	$712,281
D5020	Lighting and Branch Wirin	$27.74	30	1971/97	2001/27	$913,062	100%	110%	$913,062
D5030	Communications and Secu	$5.35	20	1971/97	2001/27	$176,095	100%	110%	$176,095
E1020	Institutional Equipment	$1.14	20	1971/97	2017	$37,523	0%	110%	$37,523
E1090	Other Equipment	$2.08	20	1997	2017	$68,463	0%	110%	$68,463
E2010	Fixed Furnishings	$3.66	20	1997	2017	$120,468	0%	110%	$120,468
F1030	Special Construction Syste	$14.58	20	1997	2017	$480,000	100%	110	$480,000
G2010	Roadways	$2.41	50	1997	2047	$0	60%	0.00%	$0
G2020	Parking Lots	$1.51	50	1997	2047	$0	22%	0.00%	$0
G2030	Pedestrian Paving	$1.68	50	1997	2047	$0	22%	0.00%	$0
G2040	Site Development	$8.65	30	1997	2001/27	$284,714	0%	110%	$284,714
G2050	Landscaping	$5.29	10	1997	2007	$174,120	0%	110%	$174,120
G3010	Water Supply	$1.38	50	1971/97	2025	$45,422	22%	0.00%	$45,422
G3020	Sanitary Sewer	$2.04	50	1971/97	2025	$67,146	22%	0.00%	$67,146
G3030	Storm Sewer	$1.51	50	1971/97	2025	$49,701	22%	0.00%	$49,701
G3060	Fuel Distribution	$0.90	50	1971/97	2011	$29,623	22%	0.00%	$29,623
G4010	Electrical Distribution	$4.34	30	1971/97	2011	$478,255	87%	110%	$478,255
G4020	Site Lighting	$3.51	30	2015	2040	$115,532	33%	20.00%	$23,106
G4030	Site Communication and S	$3.88	30	2015	2035	$127,710	77%	30.00%	$61,804
Total		$423.21				$5,727,210	49%	0.00%	$9,616,539
									$10,676,731

Building 3 Mcdivitt Gym Offices and Fitness Center



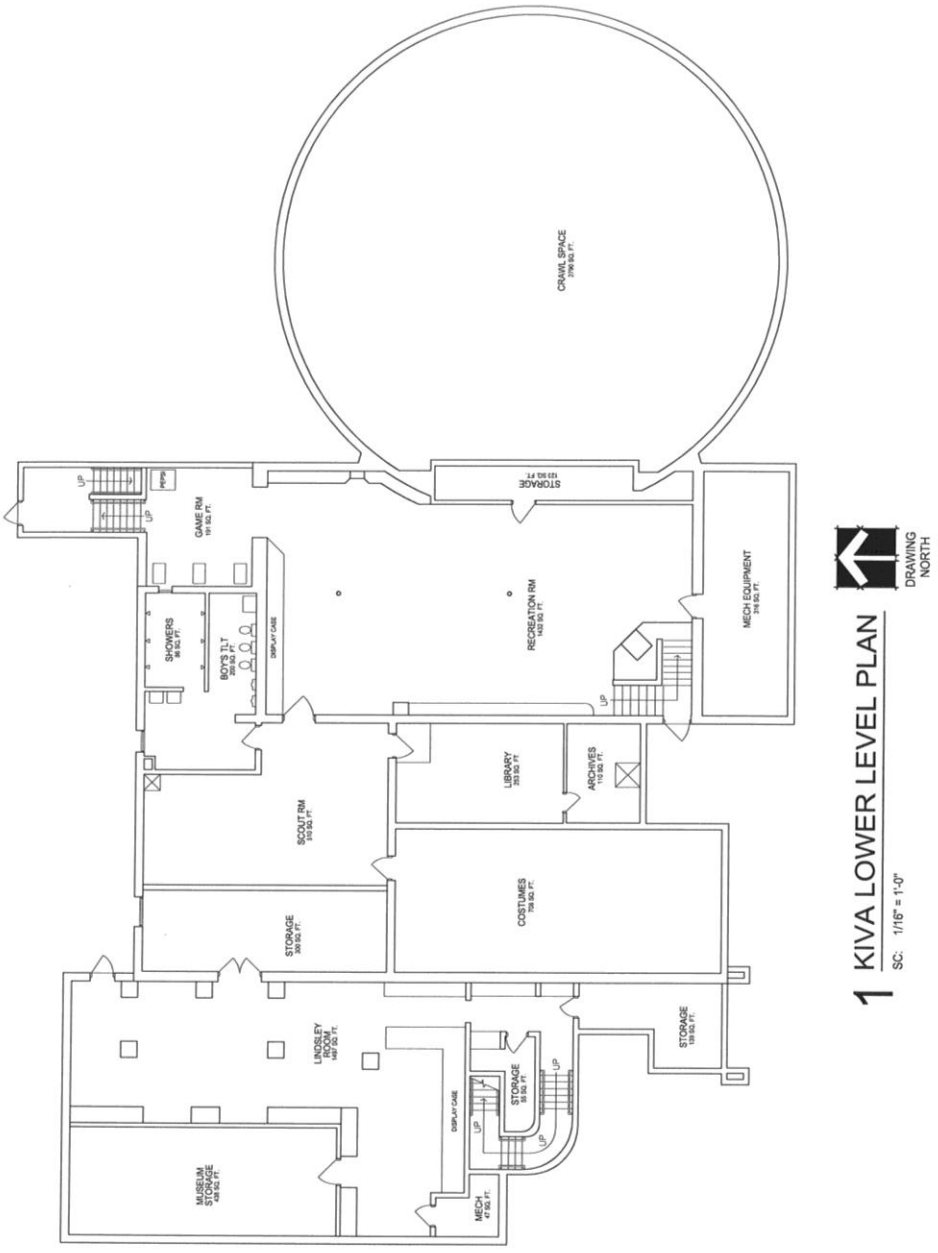
1 MCDIVITT CENTER GYM & FITNESS CENTER

SC: 1/32" = 1'-0"

McDivitt Center Gym **Audit date 10/24/2023** **Replacement Cost @ $500 SF**
Construction 1952/1991 remodel **31,290 SF – 2 story bldg.** **$15,645,000**
210 Fitness addition, FCI-51%

Uniform	System Description	Unit Price	Life	Install Year	Calc Next Renewal	Replacement	RSLI	SCI	Condition Budget
A1010	Standard Foundations	$14.48	100	1952/91	2052/91	$0		0.00%	$0
A1030	Slab on Grade	$12.70	100	1952/91	2052/91	$113,056	50%	50.00%	$113,056
A2010	Basement Excavation	$2.17	100	1952/91	2052/91	$0		0.00%	$0
A2020	Basement Walls	$22.47	100	1952/91	2052/91	$0		0.00%	$0
B1010	Floor Construction	$27.71	100	1952/91	2052/91	$47,420	50%	50.00%	$47,420
B1020	Roof Construction	$15.75	100	1952/91	2052/91	$0		0.00%	$0
B2010	Exterior Walls	$33.26	100	1952/91	2052/91	$0		0.48%	$25,726
B2020	Exterior Windows	$16.88	30	1952/91	2052/21	$555,605	93%	93%	$516,720
B2030	Exterior Doors	$5.73	30	1952/91	2021	$179,291	100%	110%	$179,291
B3010	Roof Coverings	$21.58	20	2019	2039	$546,297	0%	0%	$0
B3020	Roof Openings	$0.49	30	2019	2039	$0	0%	0%	$0
C1010	Partitions	$12.42	40	1952/91	2017/37	$122,640	30%	30.00%	$122,640
C1020	Interior Doors	$9.33	40	1952/91	2017/37	$290,235	60%	60.00%	$175,161
C1030	Fittings	$2.57	20	1952/91	2011	$84,915	100%	110%	$84,915
C2010	Stair Constuction	$8.33	100	1952/91	2071/97	$276,290	0%	1.06%	$276,290
C3010	Wall Finishes	$6.67	20	1952/91	2011	$219,540	50%	110%	$219,540
C3020	Floor Finishes	$22.53	20	1952/91	2011	$704,963	50%	50%	$352,481
C3030	Ceiling Finishes	$8.48	20	1952/91	2017	$279,119	100%	110%	$279,119
D1010	Elevators and Lifts	$17.41	30	1952/91	2021	$165,000	100%	110%	$165,000
D2010	Plumbing Fixtures	$9.66	30	1952/91	2021	$317,958	0%	110%	$317,958
D2020	Domestic Water Distribut	$2.69	30	1952/91	2021	$88,540	0%	110%	$88,540
D2030	Sanitary Waste	$3.74	30	1952/91	2021	$123,102	0%	110%	$123,102
D2040	Rain Water Drainage	$1.38	30	1952/91	2001/27	$45,420	0%	110%	$45,420
D2090	Other Plumbing Systems	$2.49	20	1952/91	2017	$81,960	0%	110%	$81,960
D3020	Heat Generating Systems	$10.50	30	1952/91	2021	$345,607	100%	110%	$345,607
D3030	Cooling Generating Syster	$10.47	30	1952/91	2021	$344,620	100%	110%	$344,620
D3040	Distribution Systems	$18.25	30	1952/91	2021	$600,698	100%	110%	$600,698
D3060	Controls & Instrumentatic	$3.27	20	1952/91	2011	$107,632	100%	110%	$107,632
D3070	Systems Testing & Balanc	$1.69	30	1952/91	2021	$55,626	0%	110%	$55,626
D3090	Other HVAC Systems/Equ	$0.80	30	1952/91	2021	$26,322	77%	110%	$26,332
D4010	Sprinklers	$5.54	30	2023	2021	$182,349	50%	50%	$182,349
D4020	Standpipes	$1.38	30	2023	2053	$45,422	50%	50%	$45,422
D4030	Fire Protection Specialties	$4.20	15	2023	2038	$131,418	60%	110%	$131,418
D5010	Electrical Service/Distribu	$21.64	30	1952/91	1982/21	$677,116	0%	110%	$677,116
D5020	Lighting and Branch Wirin	$27.74	30	1952/91	1982/21	$867,985	67%	110%	$867,985
D5030	Communications and Sec	$5.35	20	1952/91	1982/21	$167,402	95%	110%	$167,402
E1020	Institutional Equipment	$1.14	20	1952/91	2011	$37,523	0%	110%	$37,523
E1090	Other Equipment	$6.08	20	1997	2011	$190,241	0%	110%	$190,243
E2010	Fixed Furnishings	$3.66	20	1997	2011	120468	0%	110%	$120,468
F1030	Special Construction Syste	$0.00	20	1997	2011	$0	0%		$0
G2010	Roadways	$2.41	50	1997	2041	$0	60%	0.00%	$0
G2020	Parking Lots	$1.51	50	1997	2041	$0	22%	0.00%	$0
G2030	Pedestrian Paving	$1.68	50	1997	2041	$0	22%	0.00%	$0
G2040	Site Development	$8.65	30	1997	1982/21	$284,714	0%	110%	$284,714
G2050	Landscaping	$5.29	10	1991	2001	$174,120	0%	110%	$174,120
G3010	Water Supply	$1.38	50	1952/91	2041	$45,422	22%	0.00%	$45,422
G3020	Sanitary Sewer	$2.04	50	1952/91	2041	$67,146	22%	0.00%	$67,146
G3030	Storm Sewer	$1.51	50	1952/91	2041	$49,701	22%	0.00%	$49,701
G3060	Fuel Distribution	$0.90	50	1952/91	2041	$29,623	22%	0.00%	$29,623
G4010	Electrical Distribution	$13.94	30	1952/91	2021	$436,183	87%	0.00%	$142,851
G4020	Site Lighting	$3.36	30	1991	2021	$105,134	33%	0.00%	$59,905
G4030	Site Communication and S	$6.00	30	1991	2021	$188,053	77%	0.00%	$127,710
Total		$451.30				$5,727,210	42%	62.44%	$8,095,972

Building 4: Kiva Museum



Facilities Audit Program

Building Summary

Building Name:	Kiva	Agency No:	OT4	Risk Management No:	124
Construction Date:	1945/82/02 Renov	Gross Sq. Ft:	21,051	No. of Stories:	Three
Date of Audit:	August 31, 2015	Bldg. Type:	M.390 Library		
Replacement Cost:	$3,954,219.84	Cost/SF:	$187.84		

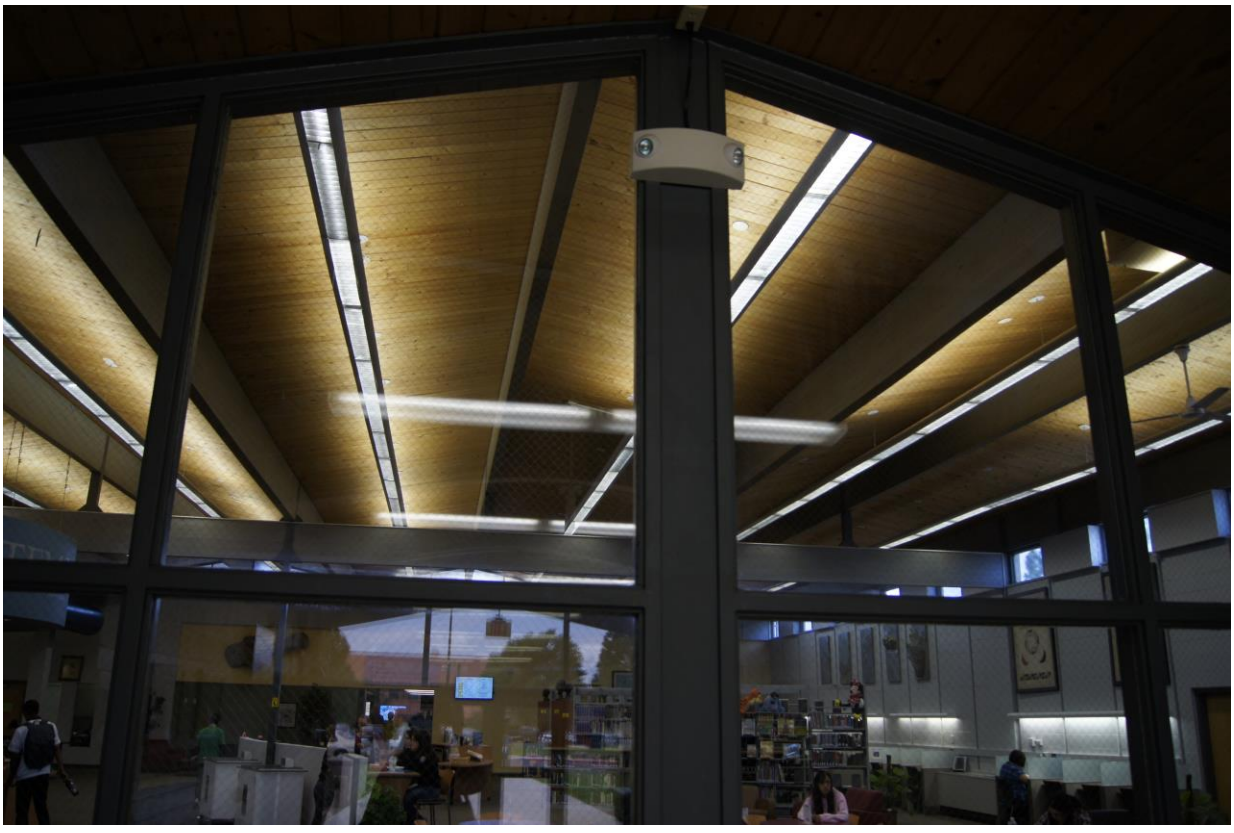
	Category of System	Total Rating	Component Multiplier	Component Deficiency	Value of Building	Renewal Cost $
	Foundation	0.02	0.038	0.00076	$ 3,954,219.84	$ 3,005.21
	Column & Exterior Walls	0.01	0.132	0.00132	$ 3,954,219.84	$ 5,219.57
	Floors	0.21	0.17	0.0357	$ 3,954,219.84	$ 141,165.65
	Roof	0.23	0.099	0.02277	$ 3,954,219.84	$ 90,037.59
	Ceiling	0.02	0.058	0.00116	$ 3,954,219.84	$ 4,586.90
	Interior Walls & Partitions	0.02	0.043	0.00086	$ 3,954,219.84	$ 3,400.63
	Windows	0.01	0.024	0.00024	$ 3,954,219.84	$ 949.01
	Doors	0.05	0.021	0.00105	$ 3,954,219.84	$ 4,151.93
*	HVAC	0.4375	0.177	0.0774375	$ 3,954,219.84	$ 306,204.90
	Plumbing	0.29	0.049	0.01421	$ 3,954,219.84	$ 56,189.46
	Conveying	0.13	0.036	0.00468	$ 3,954,219.84	$ 18,505.75
*	Electrical	0.24	0.109	0.02616	$ 3,954,219.84	$ 103,442.39
	Specialties	0.005	0	0	$ 3,954,219.84	$ -
	Safety Systems	0.2	0.044	0.0088	$ 3,954,219.84	$ 34,797.13
		SUBTOTAL	1	0.1951475		$ 771,656.12
	*O&P/AE = 25%+7%		0.32			$ 246,929.96
					TOTAL Project Cost:	$ 1,018,586.07

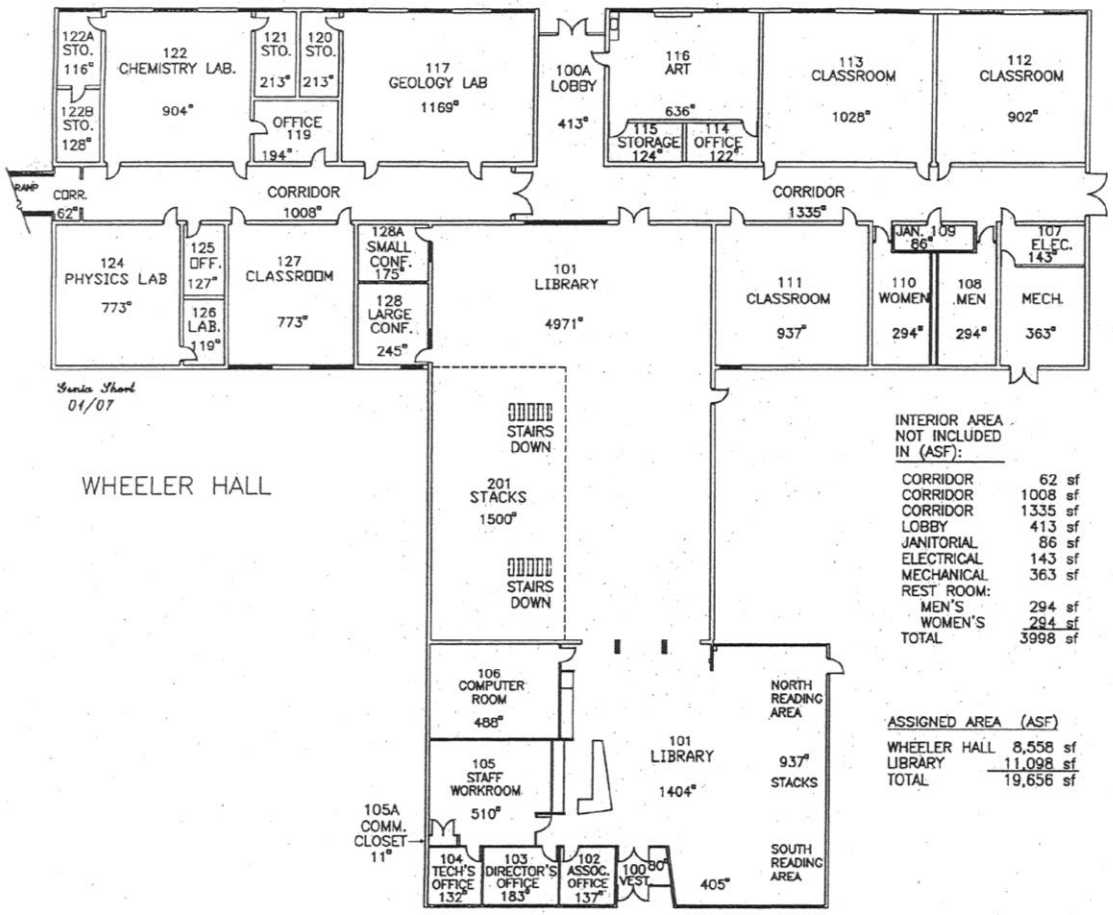
Component deficiency total 20%

Facilities Condition Index (FCI)

(1.0 - Component Deficiency Total) x 100 = FCI 80%

Building 5 and 6-Wheeler Hall and Library





INTERIOR AREA NOT INCLUDED IN (ASF):

CORRIDOR	62 sf
CORRIDOR	1008 sf
CORRIDOR	1335 sf
LOBBY	413 sf
JANITORIAL	86 sf
ELECTRICAL	143 sf
MECHANICAL	363 sf
REST ROOM:	
MEN'S	294 sf
WOMEN'S	294 sf
TOTAL	3998 sf

ASSIGNED AREA (ASF)

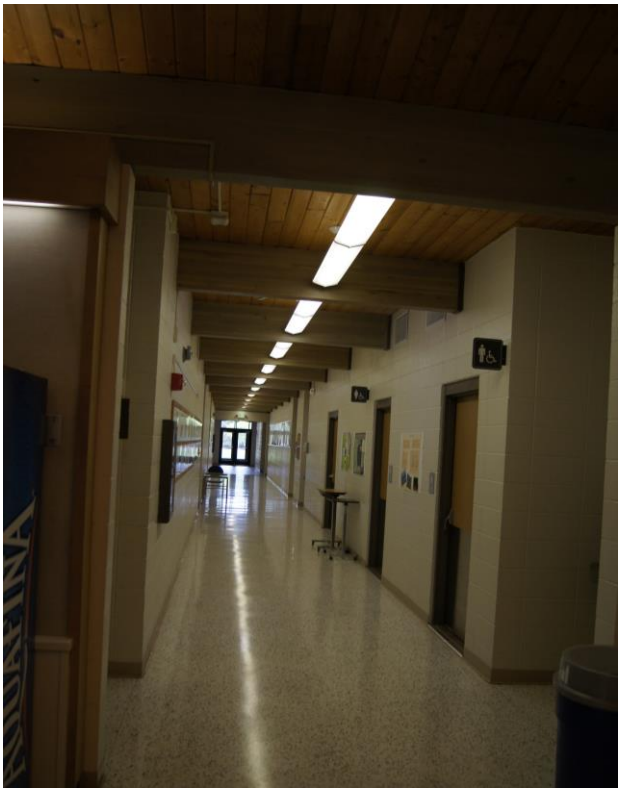
WHEELER HALL	8,558 sf
LIBRARY	11,098 sf
TOTAL	19,656 sf

AGENCY BUILDING	# OT6
RISK MANAGEMENT	# 126
GROSS FLOOR AREA	24,884 sf
TOTAL INTERIOR FLOOR AREA	23,654 sf
ASSIGNED AREA	19,656 sf
YEAR BUILT	1961
STORIES	1
OCCUPANCY	CLASSROOM/LAB/LIBRARY
FUND TYPE	GENERAL FUND

Wheeler Hall **Audit date 10/24/2023** **Replacement Cost @ $400 SF**
Construction 1961/1999 **31,290 SF – 2 story bldg.** **$9,953,600**
FCI-63%

Uniform	System Description	Unit Price	Life	Install Year	Calc Next Renewal	Replacement	RSLI	SCI	Condition Budget
A1010	Standard Foundations	$14.48	100	1961/99	2061/99	$0		0.00%	$0
A1030	Slab on Grade	$12.70	100	1961/99	2061/99	$0	0%	0.00%	$113,056
A2010	Basement Excavation	$2.17	100	1961/99	2061/99	$0		0.00%	$0
A2020	Basement Walls	$22.47	100	1961/99	2061/99	$0		0.00%	$0
B1010	Floor Construction	$27.71	100	na	na	$0	0%	0.00%	$47,420
B1020	Roof Construction	$15.75	100	1961/99	2061/99	$0		0.00%	$0
B2010	Exterior Walls	$33.26	100	1961/99	2061/99	$689,535	30%	30.00%	$206,860
B2020	Exterior Windows	$16.88	30	1961/99	1991/29	$420,041	93%	93%	$420,041
B2030	Exterior Doors	$2.73	30	1961/99	1991/29	$67,933	100%	110%	$67,933
B3010	Roof Coverings	$21.58	20	1999	2019	$536,996	100%	110%	$536,996
B3020	Roof Openings	$0.49	30	2019	2039	$0	0%	0%	$0
C1010	Partitions	$12.42	40	1961/99	2001/39	$309,059	30%	30.00%	$92,717
C1020	Interior Doors	$4.33	40	1961/99	2001/39	$107,747	60%	60.00%	$64,648
C1030	Fittings	$2.57	20	1961/99	2019	$63,952	100%	110%	$63,952
C2010	Stair Constuction	$8.33	100	1961/99	2062/99	$0	0%	1.06%	$14,371
C3010	Wall Finishes	$6.67	20	1961/99	2019	$165,976	50%	110%	$165,976
C3020	Floor Finishes	$12.53	20	1961/99	2019	$311,796	50%	50%	$155,898
C3030	Ceiling Finishes	$8.48	20	1961/99	2019	$211,016	50%	50%	$105,508
D1010	Elevators and Lifts	$17.41	30	NA	2021	$0	0%	0%	$0
D2010	Plumbing Fixtures	$6.66	30	1961/99	2021	$165,727	0%	110%	$165,727
D2020	Domestic Water Distribut	$2.69	30	1961/99	2021	$66,937	0%	110%	$66,937
D2030	Sanitary Waste	$3.74	30	1961/99	2021	$86,347	0%	110%	$86,347
D2040	Rain Water Drainage	$1.38	30	1961/99	2001/27	$34,339	0%	110%	$34,339
D2090	Other Plumbing Systems	$2.49	20	1961/99	2017	$61,961	0%	110%	$61,961
D3020	Heat Generating Systems	$10.50	30	1961/99	2021	$261,282	100%	110%	$261,282
D3030	Cooling Generating Syster	$10.47	30	1961/99	2021	$260,535	100%	110%	$260,535
D3040	Distribution Systems	$18.25	30	1961/99	2021	$454,133	100%	110%	$454,133
D3060	Controls & Instrumentatio	$3.27	20	1961/99	2011	$81,370	100%	110%	$81,370
D3070	Systems Testing & Balanc	$1.69	30	1961/99	2021	$42,053	0%	110%	$42,053
D3090	Other HVAC Systems/Equ	$0.80	30	1961/99	2021	$19,907	77%	110%	$19,907
D4010	Sprinklers	$5.54	30	NA	2021	$137,857	100%	110%	$137,857
D4020	Standpipes	$1.38	30	NA	2053	$34,339	100%	110%	$34,339
D4030	Fire Protection Specialties	$4.20	15	1999	2019	$104,513	100%	110%	$104,513
D5010	Electrical Service/Distribu	$21.64	30	1961/99	2029	$538,490	93%	110%	$538,490
D5020	Lighting and Branch Wirin	$27.74	30	1961/99	2024	$690,282	100%	110%	$690,282
D5030	Communications and Secu	$5.35	20	1961/99	2019	$133,129	100%	110%	$133,129
E1020	Institutional Equipment	$1.14	20	1961/99	2011	$28,367	0%	110%	$28,367
E1090	Other Equipment	$6.08	20	1999	2011	$151,291	0%	110%	$151,291
E2010	Fixed Furnishings	$3.66	20	1999	2011	$91,075	0%	110%	$91,075
F1030	Special Construction Syste	$0.00	20	1999	2011	$0	0%	0%	$0
G2010	Roadways	$2.41	50	1999	2041	$0	60%	0.00%	$0
G2020	Parking Lots	$1.51	50	1999	2041	$0	22%	0.00%	$0
G2030	Pedestrian Paving	$1.68	50	1999	2041	$0	22%	0.00%	$0
G2040	Site Development	$8.65	30	1999	1982/21	$284,714	0%	0%	$284,714
G2050	Landscaping	$5.29	10	1999	2001	$0	0%	0%	$0
G3010	Water Supply	$1.38	50	1961/99	2041	$34,339	22%	0.00%	$34,339
G3020	Sanitary Sewer	$2.04	50	1961/99	2041	$50,769	22%	0.00%	$50,769
G3030	Storm Sewer	$1.51	50	1961/99	2041	$37,574	22%	110%	$37,574
G3060	Fuel Distribution	$0.90	50	1961/99	2041	$29,623	22%	110%	$29,623
G4010	Electrical Distribution	$11.09	30	1961/99	2001	$275,964	100%	110%	$275,964
G4020	Site Lighting	$2.68	30	2010	2040	$66,689	33%	20.00%	$13,338
G4030	Site Communication and S	$4.78	30	2010	2030	$118,946	40%	30%	$35,684
Total		$425.55				$5,727,210	44%	64.12%	$6,261,315
									$0.00

Building 7 Life Science



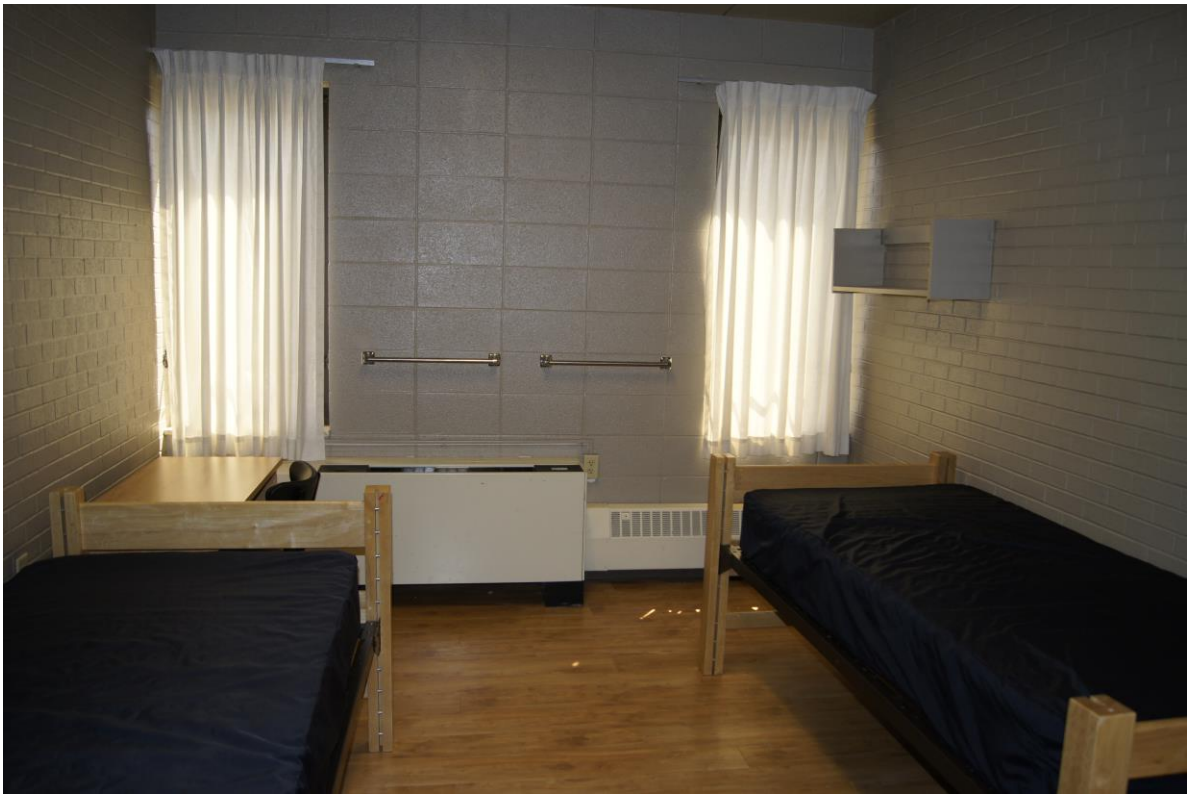
1 LIFE SCIENCE/ NURSING PARTIAL PLAN

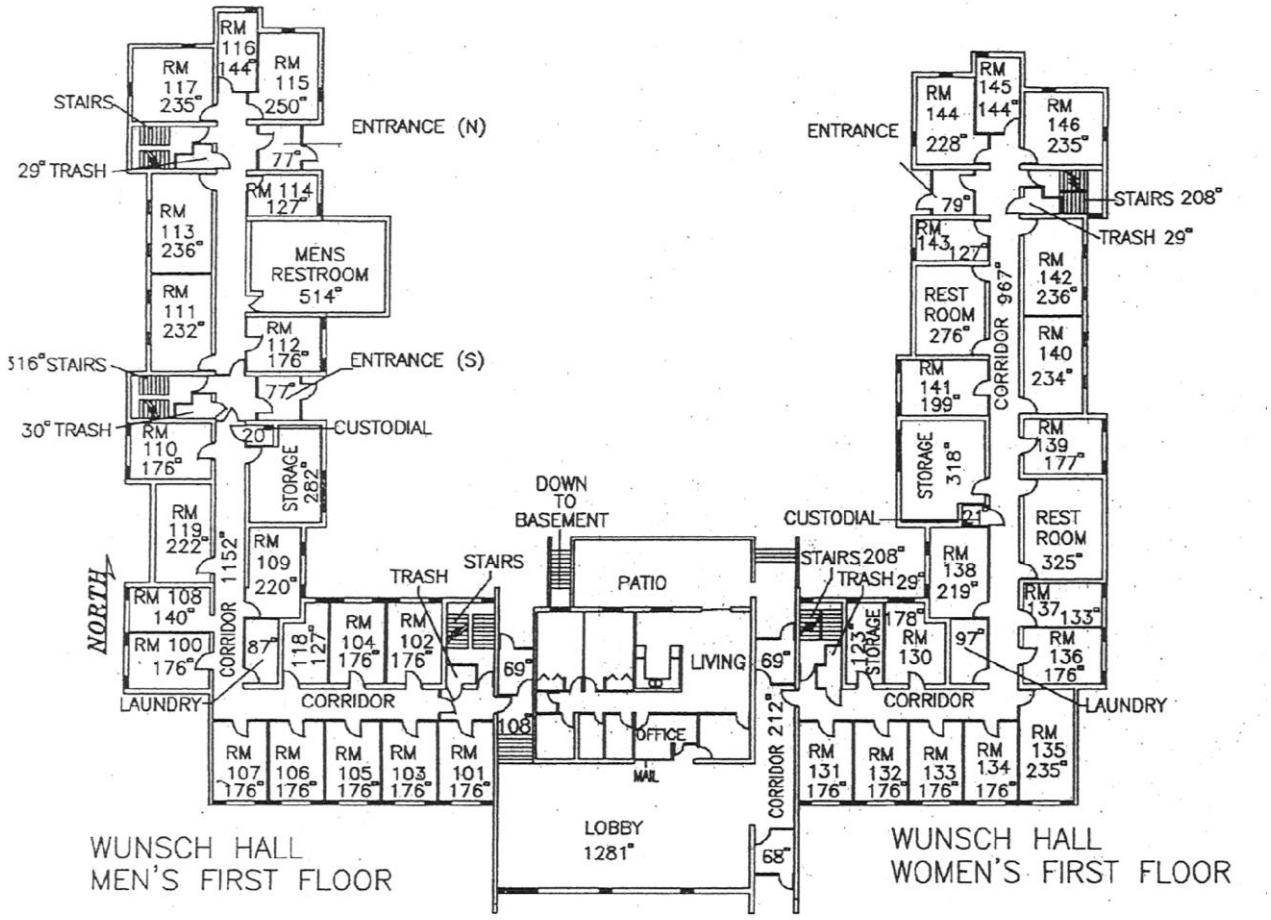
SC: 1/32" = 1'-0"

Life Science **Audit date 10/24/2023** **Replacement Cost @ $400 SF**
Construction 1968/1999/2016 **11,757 SF – 1 story bldg.** **$7,513,200**
7,027 SF 2015 addition, FCI-53%

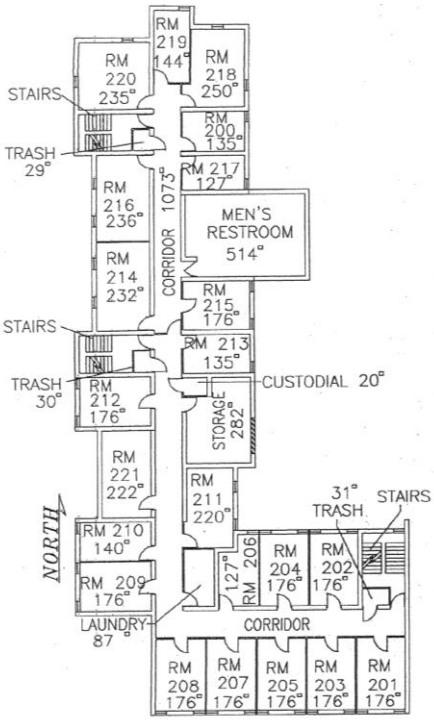
Uniform	System Description	Unit Price	Life	Install Year	Calc Next Renewal	Replacement	RSLI	SCI	Condition Budget
A1010	Standard Foundations	$14.48	100	1968/99	2061/99	$0		0.00%	$0
A1030	Slab on Grade	$12.70	100	1968/99	2061/99	$0	0%	0.00%	$0
A2010	Basement Excavation	$2.17	100	1968/99	2061/99	$0		0.00%	$0
A2020	Basement Walls	$22.47	100	1968/99	2061/99	$0		0.00%	$0
B1010	Floor Construction	$27.71	100	na	na	$0	0%	0.00%	$0
B1020	Roof Construction	$15.75	100	1968/99	2061/99	$0		0.00%	$0
B2010	Exterior Walls	$33.26	100	1968/99	2061/99	$378,928	70%	70.00%	$265,249
B2020	Exterior Windows	$16.88	30	1968/99	1991/29	$125,560	93%	93%	$124,560
B2030	Exterior Doors	$8.73	30	1968/99	1991/29	$102,586	100%	110%	$102,586
B3010	Roof Coverings	$21.58	20	2009	2019	$536,996	100%	110%	$253,586
B3020	Roof Openings	$0.49	30	2009	2029	$0	0%	0%	$0
C1010	Partitions	$12.42	40	2015	2001/39	$145,947	30%	30.00%	$92,717
C1020	Interior Doors	$4.33	40	1961/99	2001/39	$50,881	60%	110%	$50,881
C1030	Fittings	$2.57	20	1961/99	2019	$30,200	100%	110%	$30,200
C2010	Stair Constuction	$8.33	100	na	na	$0	0%	1.06%	$14,371
C3010	Wall Finishes	$6.67	20	1961/99	2019	$165,976	50%	110%	$165,976
C3020	Floor Finishes	$12.53	20	1961/99	2019	$147,240	50%	50%	$73,620
C3030	Ceiling Finishes	$8.48	20	1961/99	2019	$99,648	50%	50%	$49,824
D1010	Elevators and Lifts	$17.41	30	NA	2021	$0	0%	0%	$0
D2010	Plumbing Fixtures	$6.66	30	1961/99	2021/25(E)	$100,000	0%	110%	$100,000
D2020	Domestic Water Distribut	$2.69	30	1961/99	2021	$31,626	0%	110%	$66,937
D2030	Sanitary Waste	$3.74	30	1961/99	2021	$43,917	0%	110%	$86,347
D2040	Rain Water Drainage	$1.38	30	1961/99	2001/27	$16,224	0%	110%	$34,339
D2090	Other Plumbing Systems	$2.49	20	1961/99	2017	$29,274	0%	110%	$61,961
D3020	Heat Generating Systems	$10.50	30	1961/99	2021	$123,448	100%	110%	$261,282
D3030	Cooling Generating Syster	$10.47	30	1961/99	2021	$123,095	100%	110%	$260,535
D3040	Distribution Systems	$18.25	30	1961/99	2021	$214,565	100%	110%	$454,133
D3060	Controls & Instrumentatic	$3.27	20	1961/99	2011	$38,445	100%	110%	$81,370
D3070	Systems Testing & Balanc	$1.69	30	1961/99	2021	$19,867	0%	110%	$42,053
D3090	Other HVAC Systems/Equ	$0.80	30	1961/99	2021	$9,405	77%	110%	$19,907
D4010	Sprinklers	$5.54	30	NA	2021	$65,133	100%	110%	$137,857
D4020	Standpipes	$1.38	30	NA	2053	$16,224	100%	110%	$34,339
D4030	Fire Protection Specialties	$4.20	15	1999	2014	$78,901	100%	110%	$78,901
D5010	Electrical Service/Distribu	$21.64	30	1961/99	1982/21	$406,529	33%	60%	$243,917
D5020	Lighting and Branch Wirin	$27.74	30	1961/99	1982/21	$521,124	40%	50%	$260,562
D5030	Communications and Secu	$5.34	20	1961/99	1982/21	$100,505	50%	50%	$100,505
E1020	Institutional Equipment	$8.36	20	1961/99	2011	$101,110	0%	110%	$101,110
E1090	Other Equipment	$8.36	20	1999	2011	$101,110	0%	110%	$101,110
E2010	Fixed Furnishings	$3.30	20	1999	2011	$38,798	0%	110%	$38,798
F1030	Special Construction Syste	$0.00	20	1999	2011	$0	0%	0%	$0
G2010	Roadways	$4.41	50	1999	2041	$51,848	0%	0.00%	$0
G2020	Parking Lots	$5.51	50	1999	2041	$64,781	0%	0.00%	$0
G2030	Pedestrian Paving	$5.68	50	1999	2041	$66,779	0%	0.00%	$0
G2040	Site Development	$8.65	30	1999	1982/21	$101,698	0%	0%	$0
G2050	Landscaping	$5.29	10	1999	2001	$62,194	0%	0%	$0
G3010	Water Supply	$1.38	50	1961/99	2041	$16,224	22%	0.00%	$16,224
G3020	Sanitary Sewer	$2.04	50	1961/99	2041	$23,984	22%	0.00%	$23,984
G3030	Storm Sewer	$1.51	50	1961/99	2041	$17,753	22%	110%	$17,753
G3060	Fuel Distribution	$0.90	50	1961/99	2041	$10,581	0%	0%	$0
G4010	Electrical Distribution	$8.36	30	1961/99	2021	$157,239	60%	110%	$157,239
G4020	Site Lighting	$2.02	30	1961/99	2021	$37,948	33%	0.00%	$7,950
G4030	Site Communication and S	$3.61	30	1961/99	2021	$67,817	40%	110%	$20,345
Total		$400.00				$34,339	38%	61.62%	$4,033,028

Building 8 Wunsch Hall Dormitory

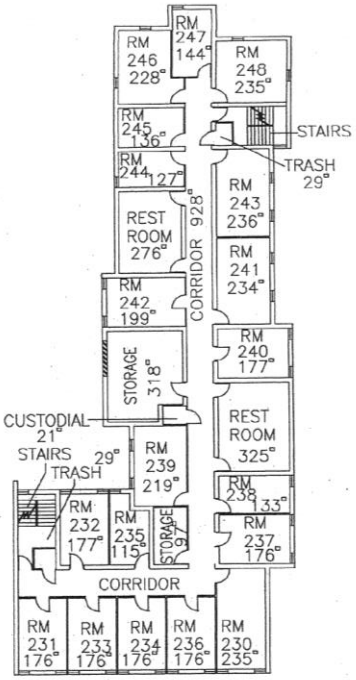




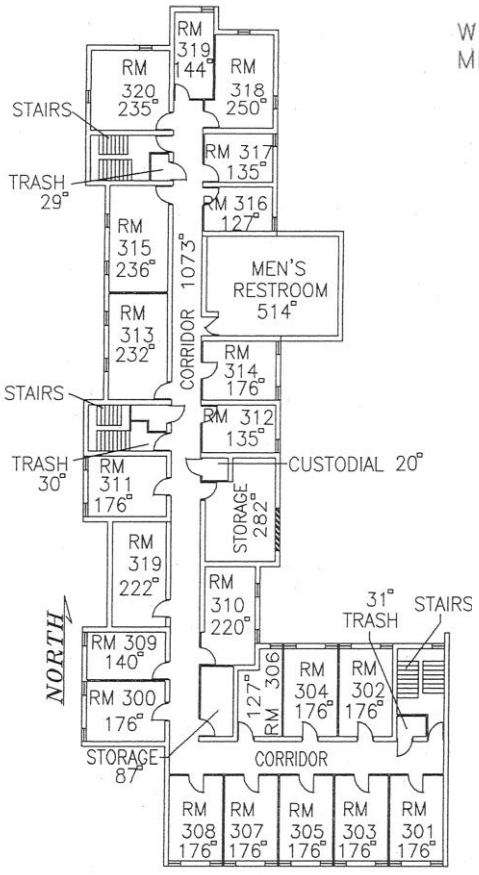
AGENCY BUILDING	OT8
RISK MANAGEMENT	128
GROSS FLOOR AREA (GSF)	38,922
NET SF	33,687
ASSIGNED AREA (ASF)	21,192
NON-ASSIGN SF	12,495
YEAR BUILT	1966
STORIES	3
OCCUPANCY	Dorm
FUND TYPE	Aux. Ent.



WUNSCH HALL
MEN'S SECOND FLOOR



WUNSCH HALL
WOMEN'S SECOND FLOOR



WUNSCH HALL
MEN'S THIRD FLOOR

Uniform	System Description	Unit Price	Life	Install Year	Calc Next Renewal	Replacement	RSLI	SCI	Condition Budget
A000ab	**Asbestos**	**32.35**		**1966**					$1,255,234
A1010	Standard Foundations	$14.48	100	1966	2066	$0		0.00%	$0
A1030	Slab on Grade	$12.70	100	1966	2066	$0	0%	0.00%	$0
A2010	Basement Excavation	$2.17	100	1966	2066	$0		0.00%	$0
A2020	Basement Walls	$22.47	100	1966	2066	$0		0.00%	$0
B1010	Floor Construction	$27.71	100	1966	2066	$1,078,334	30%	70.00%	$1,078,334
B1020	Roof Construction	$15.75	100	1966	2066	$612,911	30%	70.00%	$612,911
B2010	Exterior Walls	$33.26	100	1966	2066	$1,294,312	30%	70.00%	$1,294,312
B2020	Exterior Windows	$16.88	30	1966	1996	$656,885	93%	93%	$656,885
B2030	Exterior Doors	$1.73	30	1966	1996	$67,322	93%	93.00%	$67,322
B3010	Roof Coverings	$21.58	20	2001	2020	$279,928	100%	110%	$279,928
B3020	Roof Openings	$0.49	30	2001	2020	$0	100%	110%	$219,452
C1010	Partitions	$12.42	40	1966	2006	$483,324	100%	110%	$483,324
C1020	Interior Doors	$6.33	40	1966	2006	$246,331	100%	110%	$246,331
C1030	Fittings	$2.57	20	1966	1986	$100,011	100%	110%	$100,011
C2010	Stair Constuction	$8.33	100	1966	2066	$0	0%	1.06%	$14,371
C3010	Wall Finishes	$6.67	20	2001	2021	$259,531	100%	110%	$259,531
C3020	Floor Finishes	$12.53	20	1966	2021	$487,604	100%	110%	$487,604
C3030	Ceiling Finishes	$8.48	20	1966	2021	$329,999	100%	110%	$329,999
D1010	Elevators and Lifts	$17.41	30	1966	1996	$677,510	100%	110%	$677,510
D2010	Plumbing Fixtures	$9.66	30	1966	1996	$375,918	100%	110%	$375,918
D2020	Domestic Water Distribut	$2.69	30	1966	1996	$104,681	100%	110%	$104,681
D2030	Sanitary Waste	$3.74	30	1966	1996	$145,542	100%	110%	$145,542
D2040	Rain Water Drainage	$1.38	30	1966	1996	$53,702	100%	110%	$53,702
D2090	Other Plumbing Systems	$2.49	20	1966	1986	$81,960	100%	110%	$81,960
D3020	Heat Generating Systems	$10.50	30	1966	1996	$447,522	100%	110%	$447,522
D3030	Cooling Generating Syster	$10.47	30	1966	1996	$447,522	100%	110%	$447,522
D3040	Distribution Systems	$18.25	30	1966	1996	$710,198	100%	110%	$710,198
D3060	Controls & Instrumentatic	$3.27	20	1966	1986	$127,252	100%	110%	$127,252
D3070	Systems Testing & Balanc	$1.69	30	2001	2031	$65,766	100%	110%	$65,766
D3090	Other HVAC Systems/Equ	$0.80	30	2001	2031	$65,766	100%	110%	$65,766
D4010	Sprinklers	$7.54	30	NA	NA	$293,419	100%	110%	$293,419
D4020	Standpipes	$1.38	30	NA	NA	$53,702	100%	110%	$53,702
D4030	Fire Protection Specialties	$5.25	15	2001	2015	$204,341	100%	110%	$204,341
D5010	Electrical Service/Distribu	$21.64	30	1966	2006	$842,272	100%	110%	$842,272
D5020	Lighting and Branch Wirin	$23.75	30	2001	2031	$924,398	100%	110%	$924,398
D5030	Communications and Sec	$5.35	20	2001	2021	$208,233	100%	110%	$208,233
E1020	Institutional Equipment	$1.14	20	2001	2021	$44,363	100%	110%	$44,363
E1090	Other Equipment	$2.08	20	1966	1986	$80,943	100%	110%	$80,943
E2010	Fixed Furnishings	$3.66	20	1966	1986	$142,428	100%	110%	$142,428
F1030	Special Construction Syste	$0.00	20	1966	1986	$0	100%		$0
G2010	Roadways	$2.41	50	1966	2016	$96,509	100%	110%	$96,509
G2020	Parking Lots	$1.51	50	1966	2016	$58,761	100%	110%	$58,761
G2030	Pedestrian Paving	$1.68	50	1966	2016	$65,377	100%	110%	$65,377
G2040	Site Development	$8.65	30	1966	1986	$336,614	100%	110%	$336,614
G2050	Landscaping	$5.29	10	2006	2016	$205,860	100%	110%	$205,860
G3010	Water Supply	$1.38	50	1966	2016	$53,702	100%	110%	$53,702
G3020	Sanitary Sewer	$2.04	50	1966	2016	$79,386	100%	110%	$79,386
G3030	Storm Sewer	$1.51	50	1966	2016	$58,761	100%	110%	$58,761
G3060	Fuel Distribution	$0.90	50	1966	2006	$38,915	100%	110%	$38,915
G4010	Electrical Distribution	$11.25	30	1966	2006	$674,907	87%	110%	$674,907
G4020	Site Lighting	$2.75	30	2015	2040	$162,694	33%	110%	$162,694
G4030	Site Communication and S	$7.47	30	2015	2035	$290,747	100%	110%	$290,747
Total		$427.53				$5,727,210	90%	96.22%	$14,349,986
									15,695,220

Wunsch Hall

Audit date 10/24/2023

Replacement Cost @ $350 SF

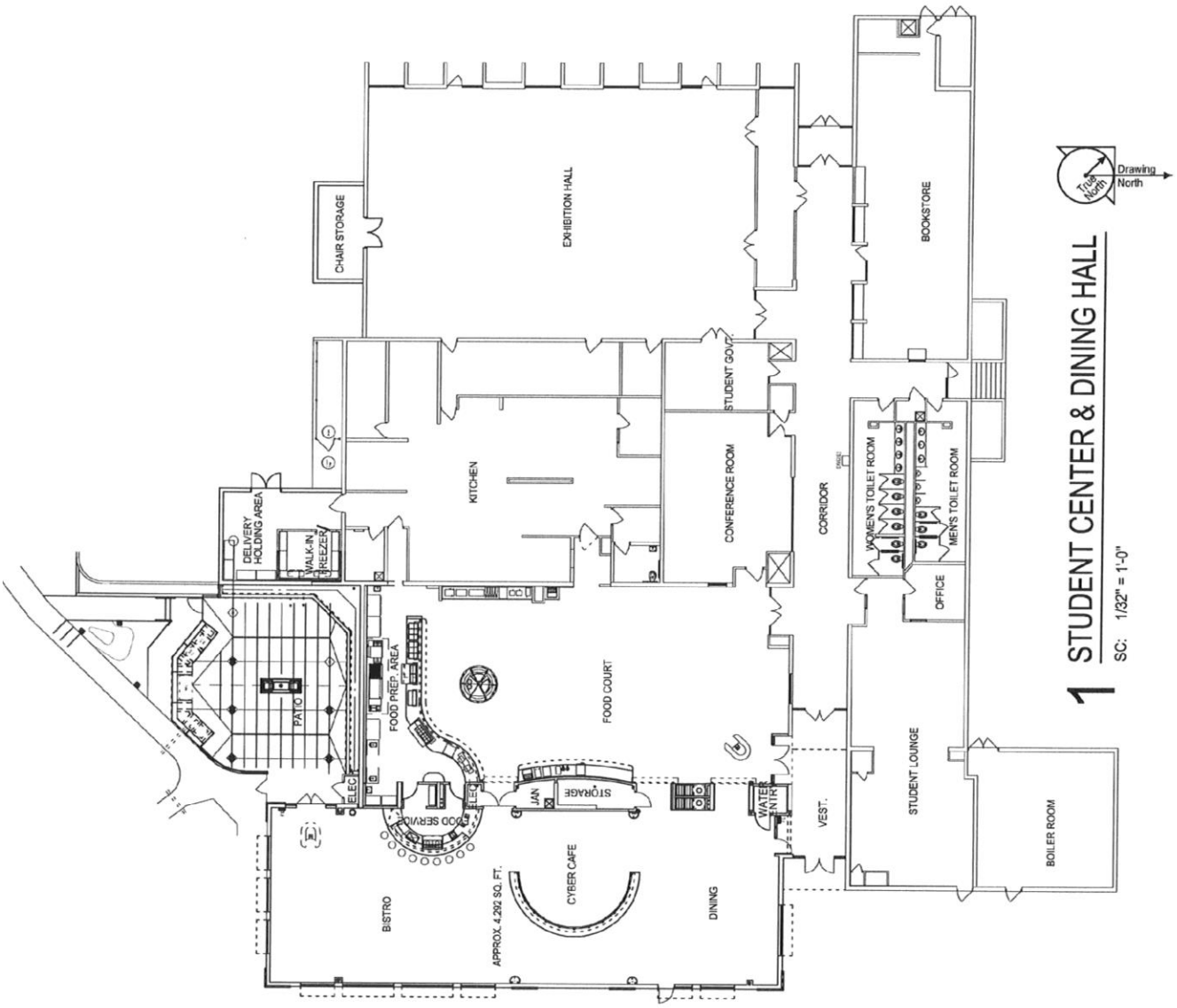
Construction 1966,

38,922 SF – 3 story bldg.

$13,620,250

2001 Interior Remodel, FCI-53%

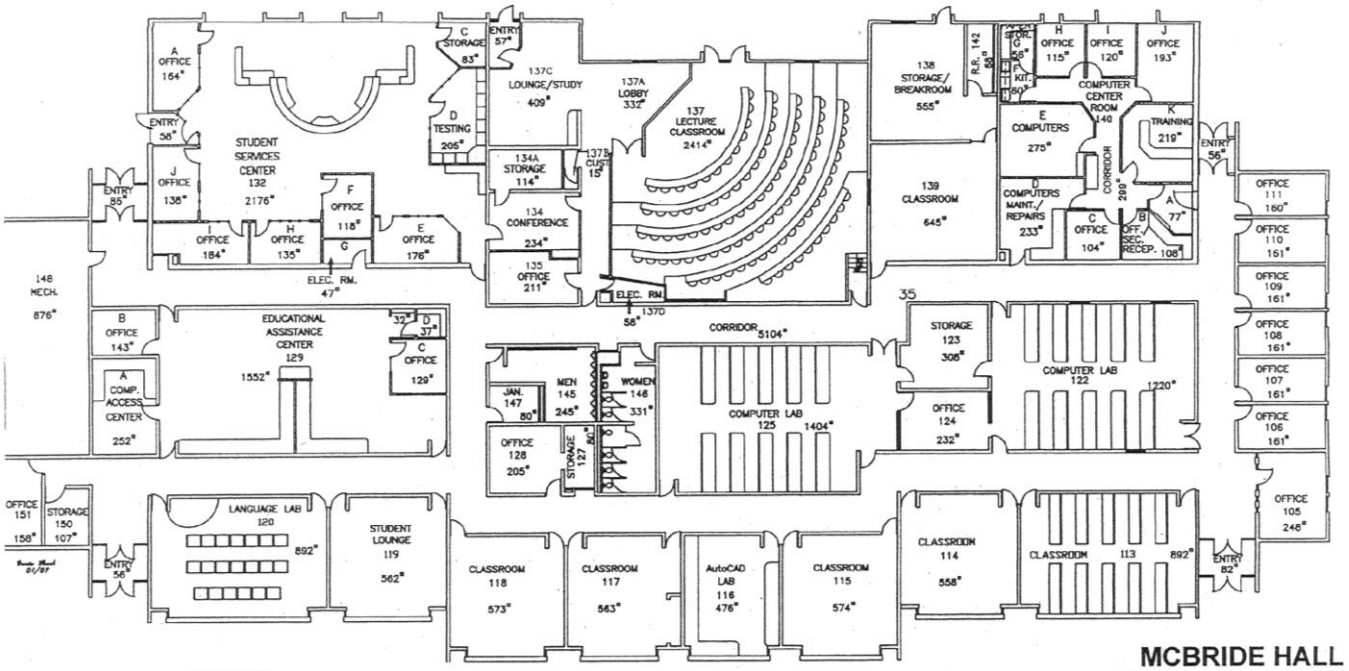
Building 9 Student Center


1 STUDENT CENTER & DINING HALL
SC: 1/32" = 1'-0"
True North
Drawing North
EXHIBITION HALL
CHAIR STORAGE
BOOKSTORE
KITCHEN
STUDENT GOVT.
CONFERENCE ROOM
CORRIDOR
WOMEN'S TOILET ROOM
MEN'S TOILET ROOM
OFFICE
DELIVERY HOLDING AREA
WALK-IN FREEZER
PATIO
FOOD PREP. AREA
FOOD COURT
STORAGE
JAN
ELEC
FOOD SERVICE
WATER HTR
VEST.
STUDENT LOUNGE
BOILER ROOM
BISTRO
APPROX. 4,292 SQ. FT.
CYBER CAFE
DINING

Student Center **Audit date 10/24/2023** **Replacement Cost @ $400 SF**
Construction 1966/2007/2015, **20,045 SF – 1 story bldg.** **$9,989,600**
FCI-53% **2014 addition of 4,292 SF = 24,974**

Uniform	System Description	Unit Price	Life	Install Year	Calc Next Renewal	Replacement	RSLI	SCI	Condition Budget
A1010	Standard Foundations	$14.48	100	1966	2066	$0		0.00%	$0
A1030	Slab on Grade	$12.70	100	1966	2066	$0	0%	0.00%	$0
A2010	Basement Excavation	$2.17	100	1966	2066	$0		0.00%	$0
A2020	Basement Walls	$22.47	100	1966	2066	$0		0.00%	$0
B1010	Floor Construction	$27.71	100	na	na	$0	0%	0.00%	$0
B1020	Roof Construction	$15.75	100	1966	2066	$0		0.00%	$0
B2010	Exterior Walls	$33.26	100	1966	2066	$666,863	30%	30.00%	$239,637
B2020	Exterior Windows	$16.88	30	1966	1996	$338,043	93%	93%	$338,043
B2030	Exterior Doors	$2.73	30	1966	1996	$54,736	100%	110%	$54,736
B3010	Roof Coverings	$21.58	20	2007	2027	$432,679	90%	90%	$389,411
B3020	Roof Openings	$0.49	30	1966	1996	$0	0%	0%	$0
C1010	Partitions	$12.42	40	1966	2006	$249,021	100%	110%	$249,021
C1020	Interior Doors	$4.33	40	1966	2006	$86,816	100%	110%	$86,816
C1030	Fittings	$2.57	20	1966	1986	$51,528	100%	110%	$51,528
C2010	Stair Constuction	$8.33	100	1966	2066	$0	0%	1.06%	$14,371
C3010	Wall Finishes	$6.67	20	2007	2017	$133,733	100%	110%	$133,733
C3020	Floor Finishes	$12.53	20	2007	2017	$251,226	50%	50%	$125,613
C3030	Ceiling Finishes	$8.48	20	2007	2017	$170,024	50%	50%	$85,012
D1010	Elevators and Lifts	$17.41	30	NA	na	$0	0%	0%	$0
D2010	Plumbing Fixtures	$6.66	30	1966	1996	$133,533	100%	110%	$133,533
D2020	Domestic Water Distribut	$2.69	30	1966	1996	$53,934	100%	110%	$53,934
D2030	Sanitary Waste	$3.74	30	1966	1996	$74,987	100%	110%	$74,987
D2040	Rain Water Drainage	$1.38	30	1966	1996	$27,669	100%	110%	$27,669
D2090	Other Plumbing Systems	$2.49	20	1966	1986	$49,924	100%	110%	$49,924
D3020	Heat Generating Systems	$10.50	30	1966	1996	$210,525	100%	110%	$210,525
D3030	Cooling Generating Syster	$10.47	30	1966	1996	$210,525	100%	110%	$210,525
D3040	Distribution Systems	$18.25	30	1966	1996	$365,912	100%	110%	$365,912
D3060	Controls & Instrumentatic	$3.27	20	1966	1986	$65,563	100%	110%	$65,563
D3070	Systems Testing & Balanc	$1.69	30	1966	1996	$33,884	100%	110%	$33,884
D3090	Other HVAC Systems/Equ	$0.80	30	1966	1996	$16,040	100%	110%	$16,040
D4010	Sprinklers	$5.54	30	NA	0	$111,077	100%	110%	$111,077
D4020	Standpipes	$1.38	30	NA	0	$27,669	100%	110%	$27,669
D4030	Fire Protection Specialties	$4.20	15	2006	2019	$106,050	100%	110%	$106,050
D5010	Electrical Service/Distribu	$21.64	30	1966	1996	$546,410	100%	110%	$546,410
D5020	Lighting and Branch Wirin	$27.74	30	2006	1996	$700,434	100%	110%	$700,434
D5030	Communications and Secu	$5.35	20	2006	2026	$135,088	100%	110%	$135,088
E1020	Institutional Equipment	$1.14	20	2006	2026	$28,367	100%	110%	$28,367
E1090	Other Equipment	$6.08	20	1966	1986	$151,291	100%	110%	$151,291
E2010	Fixed Furnishings	$3.66	20	1966	1986	$91,075	100%	110%	$91,075
F1030	Special Construction Syste	$0.00	20	1966	1986	$0	0%	0%	$0
G2010	Roadways	$2.41	50	2007	2047	$0	60%	0.00%	$0
G2020	Parking Lots	$1.51	50	2007	2047	$0	22%	0.00%	$0
G2030	Pedestrian Paving	$1.68	50	2015	2045	$0	22%	0.00%	$0
G2040	Site Development	$8.65	30	2015	2045	$0	0%	0%	$0
G2050	Landscaping	$5.29	10	2015	2025	$0	0%	0%	$0
G3010	Water Supply	$1.38	50	1966	2006	$27,699	22%	0.00%	$27,699
G3020	Sanitary Sewer	$2.04	50	1966	2006	$40,902	22%	0.00%	$40,902
G3030	Storm Sewer	$1.51	50	1966	2006	$30,275	22%	110%	$30,275
G3060	Fuel Distribution	$0.90	50	1966	2016	$18,045	22%	110%	$29,623
G4010	Electrical Distribution	$11.09	30	1966	2006	$284,063	70%	110%	$284,063
G4020	Site Lighting	$2.68	30	2015	2040	$68,428	33%	20.00%	$13,338
G4030	Site Communication and S	$4.78	30	2015	2035	$122,463	40%	30%	$36,739
Total		$425.55				$5,727,210	66%	66.23%	$5,370,517

Building 10 McBride Hall and Student Services



MCBRIDE HALL

INTERIOR AREA NOT INCLUDED IN (ASF):	
CORRIDOR	5104 sf
JANITORIAL	94 sf
ELECTRICAL	105 sf
MECHANICAL	876 sf
STAIRS	41 sf
LOBBY	332 sf
REST ROOMS:	
MEN'S	245 sf
WOMEN'S	331 sf
MEN/WOMEN	68 sf
ENTRIES:	
WEST	57 sf
SOUTHWEST	86 sf
NORTHWEST	56 sf
SOUTHEAST	56 sf
NORTHEAST	82 sf
(STUDENT SERVICES)	58 sf
	7591 sf

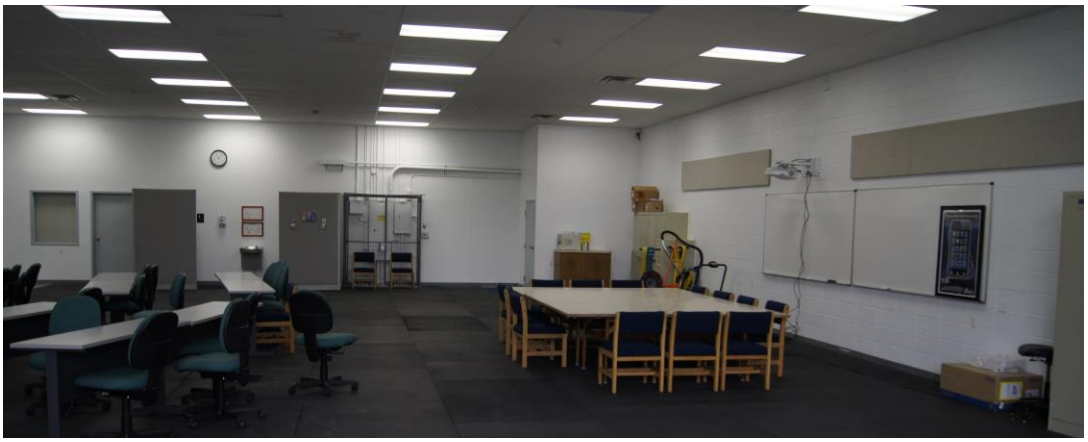
AGENCY BUILDING	# 0T10
RISK MANAGEMENT	# 130
GROSS FLOOR AREA (GSF)	32,817 sf
TOTAL INTERIOR FLOOR AREA	29,573 sf
ASSIGNED AREA (ASF)	21,982 sf
YEAR BUILT	1967
STORIES	1
OCCUPANCY	CLASSROOM, ADMINISTRATION, COMPUTER CENTER, OFFICES
FUND TYPE	GENERAL FUND

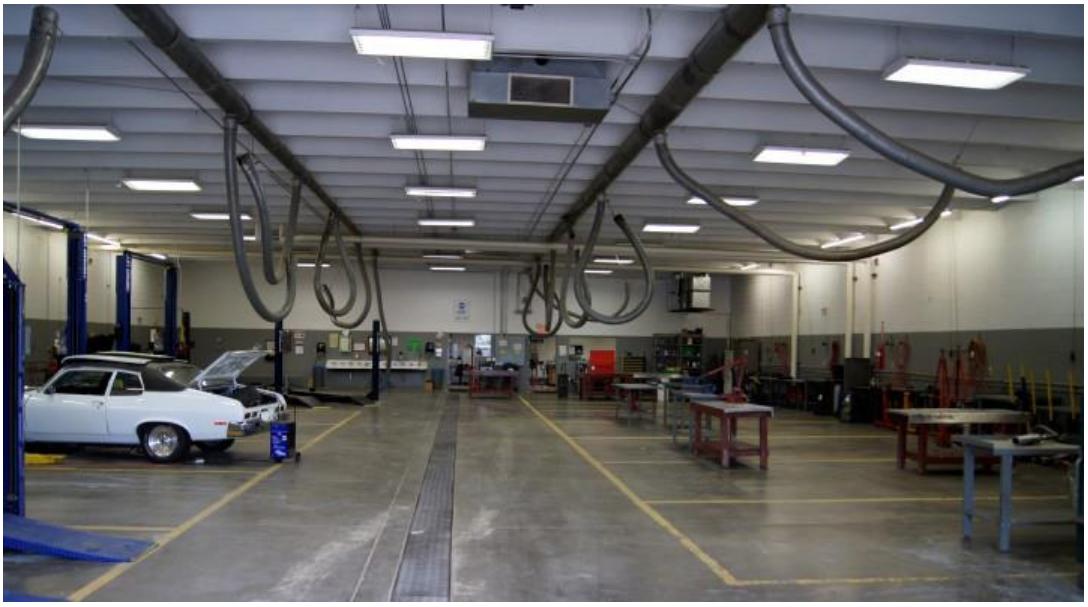
STUDENT SERVICES	(ASF)	3484 sf
COMPUTER CENTER	(ASF)	1859 sf

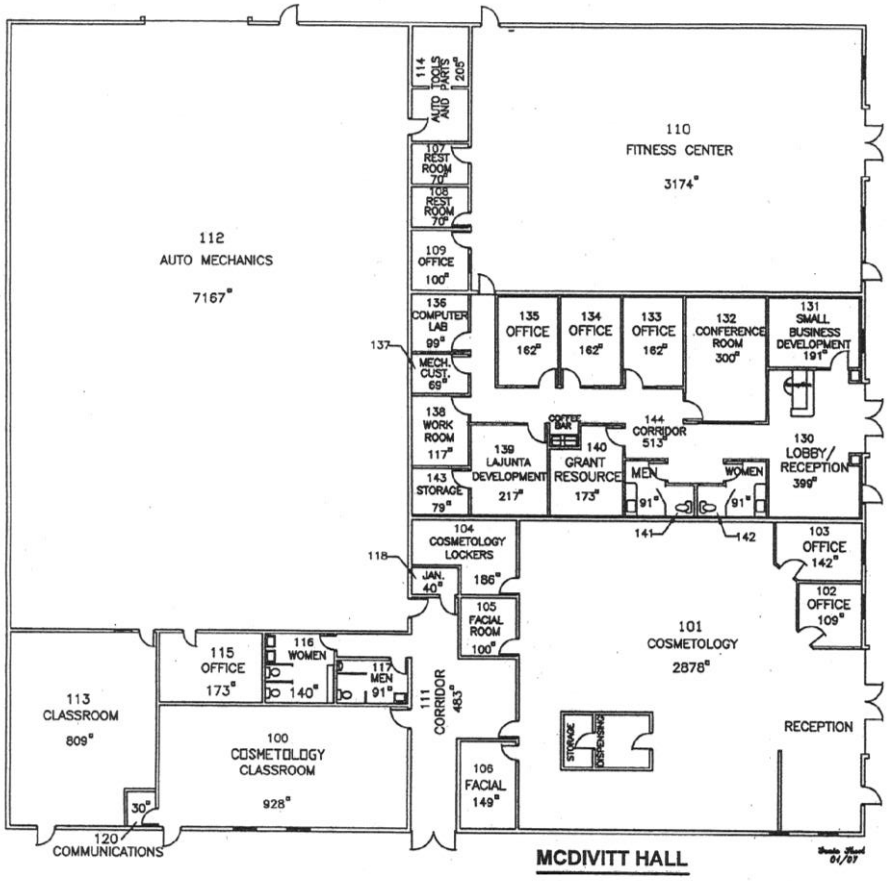
McBride Hall **Audit date 10/24/2023** **Replacement Cost @ $400 SF**
Construction 1967/1994 Remodel **32,617 SF – 1 story bldg.** **$13,046,800**
FCI-59%

Uniform	System Description	Unit Price	Life	Install Year	Calc Next Renewal	Replacement	RSLI	SCI	Condition Budget
A1010	Standard Foundations	$14.48	100	1967/94	2067/94	$0		0.00%	$0
A1030	Slab on Grade	$12.70	100	1967/94	2067/94	$113,056	50%	50.00%	$113,056
A2010	Basement Excavation	$2.17	100	1967/94	2067/94	$0		0.00%	$0
A2020	Basement Walls	$22.47	100	1967/94	2067/94	$0		0.00%	$0
B1010	Floor Construction	$27.71	100	na	na	$0	0%	0.00%	$0
B1020	Roof Construction	$15.75	100	1967/94	2067/94	$0		0.00%	$0
B2010	Exterior Walls	$33.26	100	1967/94	2067/94	$0		0.48%	$25,726
B2020	Exterior Windows	$16.88	30	1994	2024	$555,605	100%	110%	$555,605
B2030	Exterior Doors	$1.73	30	1994	2024	$56,942	100%	110%	$56,942
B3010	Roof Coverings	$21.58	20	1994	2024	$546,297	100%	110%	$546,290
B3020	Roof Openings	$0.49	30	1994	2024	$15,617	100%	110%	$15,617
C1010	Partitions	$12.42	40	1994	2034	$122,640	0%	0.00%	$0
C1020	Interior Doors	$6.33	40	1994	2034	$0	0%	0.00%	$0
C1030	Fittings	$2.57	20	1994	2014	$84,915	100%	110%	$84,915
C2010	Stair Constuction	$8.33	100	na	na	$0	0%	0.0106	$0
C3010	Wall Finishes	$6.67	20	1967/94	2014	$219,540	50%	110%	$219,540
C3020	Floor Finishes	$12.53	20	1967/94	2014	$412,425	100%	110%	$412,425
C3030	Ceiling Finishes	$8.48	20	1971/97	2014	$279,119	100%	110%	$279,119
D1010	Elevators and Lifts	$17.41	30	na	na	$0	100%	110%	$0
D2010	Plumbing Fixtures	$9.66	30	1994	2024	$317,958	100%	110%	$317,958
D2020	Domestic Water Distribut	$2.69	30	1967/94	1997/24	$88,540	100%	110%	$88,540
D2030	Sanitary Waste	$3.74	30	1967/94	1997/24	$123,102	100%	110%	$123,102
D2040	Rain Water Drainage	$1.38	30	1967/94	1997/24	$45,420	100%	110%	$45,420
D2090	Other Plumbing Systems	$2.49	20	1967/94	1997/24	$81,960	100%	110%	$81,960
D3020	Heat Generating Systems	$10.50	30	1967/94	1997/24	$345,607	100%	110%	$345,607
D3030	Cooling Generating Syster	$10.47	30	1967/94	1997/24	$344,620	100%	110%	$344,620
D3040	Distribution Systems	$18.25	30	1967/94	1997/24	$600,698	100%	110%	$600,698
D3060	Controls & Instrumentatic	$3.27	20	1967/94	1997/24	$107,632	100%	110%	$107,632
D3070	Systems Testing & Balanc	$1.69	30	1967/94	1997/24	$55,626	100%	110%	$55,626
D3090	Other HVAC Systems/Equ	$0.80	30	1967/94	1997/24	$26,322	100%	110%	$26,332
D4010	Sprinklers	$5.54	30	NA	NA	$182,349	100%	110%	$182,349
D4020	Standpipes	$1.38	30	NA	NA	$45,422	100%	110%	$45,422
D4030	Fire Protection Specialties	$4.20	15	1967/94	2009	$136,991	100%	110%	$136,991
D5010	Electrical Service/Distribu	$21.64	30	1967/94	2001/27	$705,832	100%	110%	$705,832
D5020	Lighting and Branch Wirin	$27.74	30	1967/94	2001/27	$904,796	100%	110%	$904,796
D5030	Communications and Sec	$5.35	20	1967/94	2001/27	$175,501	100%	110%	$175,501
E1020	Institutional Equipment	$1.14	20	1967/94	2014	$37,523	0%	110%	$37,523
E1090	Other Equipment	$2.08	20	1994	2014	$68,463	0%	110%	$68,463
E2010	Fixed Furnishings	$3.66	20	1994	2014	$120,468	0%	110%	$120,468
F1030	Special Construction Syste	$0.00	20	1994	2014	$0	0%	0%	$0
G2010	Roadways	$2.41	50	1994	2047	$0	0%	0.00%	$0
G2020	Parking Lots	$1.51	50	1994	2047	$0	0%	0.00%	$0
G2030	Pedestrian Paving	$1.68	50	1994	2047	$0	0%	0.00%	$0
G2040	Site Development	$8.65	30	1994	2001/27	$284,714	0%	110%	$284,714
G2050	Landscaping	$5.29	10	1994	2007	$174,120	0%	110%	$174,120
G3010	Water Supply	$1.38	50	1967/94	20217	$45,422	22%	110%	$45,422
G3020	Sanitary Sewer	$2.04	50	1967/94	2017	$67,146	22%	110%	$67,146
G3030	Storm Sewer	$1.51	50	1967/94	2017	$49,701	22%	110%	$49,701
G3060	Fuel Distribution	$0.90	50	1997	2021	$29,623	100%	0.00%	$29,623
G4010	Electrical Distribution	$14.53	30	1997	2027	$473,935	87%	0.00%	$142,851
G4020	Site Lighting	$3.51	30	1997	2027	$2,040	33%	0.00%	$59,905
G4030	Site Communication and S	$3.88	30	1997	2027	$204,182	77%	0.00%	$127,710
Total		$428.92				$5,727,210	63%	72.91%	$7,805,267

Building 11 McDivitt Hall Cosmetology Automotive and Ag Science and Business







INTERIOR AREA NOT INCLUDED IN (ASF):

CORRIDOR	996 sf
LOBBY	399 sf
JANITORIAL	109 sf
REST ROOMS:	
MEN'S	252 sf
WOMEN'S	301 sf
COMMUNICATIONS	30 sf
TOTAL	2087 sf

AUTOMOTIVE	8354 sf
FITNESS CENTER	3274 sf
SCORE OFFICES	1662 sf
COSMETOLOGY	4492 sf

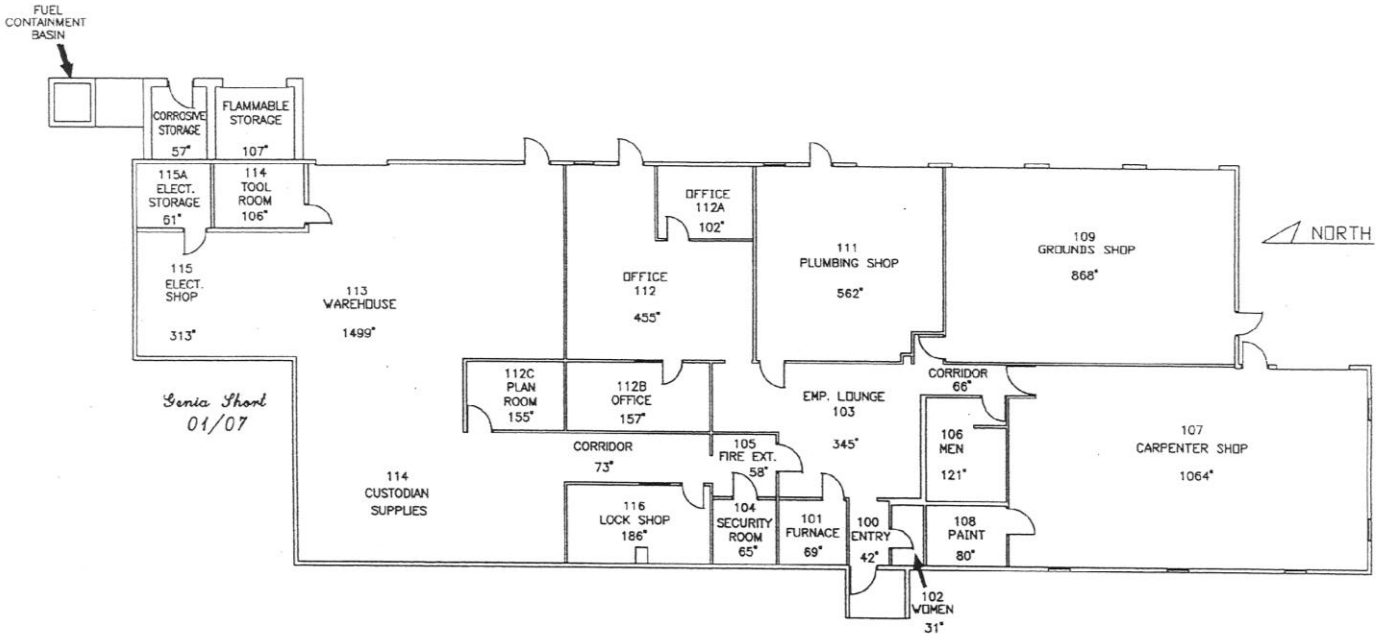
NORTH

AGENCY BUILDING	# 0T11
RISK MANAGEMENT	# 131
GROSS FLOOR AREA (GSF)	20,968 sf
TOTAL INTERIOR FLOOR AREA	19,869 sf
ASSIGNED AREA (ASF)	17,782 sf
YEAR BUILT	1975
STORIES	1
OCCUPANCY	AUTOMOTIVE, FITNESS CENTER, OFFICES, COSMETOLOGY
FUND TYPE	GENERAL FUND

McDivitt Hall **Audit date 10/24/2023** **Replacement Cost @ $400 SF**
Construction 1975/2019 Remodel **22,496 SF – 1 story bldg.** **$13,046,800**
FCI-46% **5090 SF - 2018**

Uniform	System Description	Unit Price	Life	Install Year	Calc Next Renewal	Replacement	RSLI	SCI	Condition Budget
A1010	Standard Foundations	$14.48	100	1975/19	2075/19	$0		0.00%	$0
A1030	Slab on Grade	$12.70	100	1975/19	2075/19	$0	0%	0.00%	$0
A2010	Basement Excavation	$2.17	100	na	na	$0		0.00%	$0
A2020	Basement Walls	$22.47	100	na	na	$0		0.00%	$0
B1010	Floor Construction	$27.71	100	na	na	$0	0%	0.00%	$0
B1020	Roof Construction	$15.75	100	1975/19	2075/19	$0		0.00%	$0
B2010	Exterior Walls	$33.26	100	1975/19	2075/19	$578,923	50%	50.00%	$289,462
B2020	Exterior Windows	$16.88	30	1975/19	2075/19	$293,813	50%	50%	$146,900
B2030	Exterior Doors	$5.73	30	1975	2005	$99,736	50%	50%	$49,868
B3010	Roof Coverings	$21.58	20	?	?	$374,751	0%	0%	$374,751
B3020	Roof Openings	$0.49	30	2019	2039	$0	0%	0%	$0
C1010	Partitions	$12.42	40	1975/19	2015/59	$216,182	30%	30.00%	$64,854
C1020	Interior Doors	$9.33	40	1975/19	2015/59	$162,397	30%	30.00%	$48,719
C1030	Fittings	$2.57	20	1975/19	2029	$44,733	100%	110%	$44,733
C2010	Stair Constuction	$8.33	100	na	na	$0	0%	0.00%	0
C3010	Wall Finishes	$6.67	20	1975/19	2011	$116,098	50%	50%	$58,049
C3020	Floor Finishes	$12.53	20	1975/19	2011	$218,097	20%	20%	$43,621
C3030	Ceiling Finishes	$8.48	20	1975/19	2017	$147,602	50%	50%	$73,801
D1010	Elevators and Lifts	$17.41	30	na	na	$0	0%	0%	0
D2010	Plumbing Fixtures	$9.66	30	1975/19	2005	$168,141	50%	50%	$84,070
D2020	Domestic Water Distribut	$2.69	30	1952/91	2005	$46,822	0%	110%	$46,822
D2030	Sanitary Waste	$3.74	30	1975/19	2005	$65,098	0%	110%	$65,098
D2040	Rain Water Drainage	$1.38	30	1975/19	2005	$24,020	0%	110%	$24,020
D2090	Other Plumbing Systems	$2.49	20	1975/19	2005	$43,340	0%	110%	$43,340
D3020	Heat Generating Systems	$10.50	30	1975/19	2005	$182,763	100%	110%	$182,763
D3030	Cooling Generating Syster	$10.47	30	1975/19	2005	$182,763	100%	110%	$182,763
D3040	Distribution Systems	$18.25	30	1975/19	2005	$317,659	100%	110%	$317,659
D3060	Controls & Instrumentatic	$3.27	20	1975/19	1995	$56,917	100%	110%	$56,917
D3070	Systems Testing & Balanc	$1.69	30	1975/19	2005	$29,406	0%	110%	$29,406
D3090	Other HVAC Systems/Equ	$0.80	30	1975/19	2005	$13,406	77%	110%	$13,406
D4010	Sprinklers	$5.54	30	na	na	$182,349	50%	50%	$182,349
D4020	Standpipes	$1.38	30	na	na	$45,422	50%	50%	$45,422
D4030	Fire Protection Specialties	$4.20	15	2005	2025	$88,066	60%	110%	$88,066
D5010	Electrical Service/Distribu	$21.64	30	1975	2024	$453,748	0%	110%	$453,748
D5020	Lighting and Branch Wirin	$27.74	30	1975	2019	$581,652	67%	110%	$581,652
D5030	Communications and Sec	$5.35	20	2010	2025	$112,179	95%	110%	$112,179
E1020	Institutional Equipment	$1.14	20	1975	1995	$37,523	0%	110%	$37,523
E1090	Other Equipment	$6.08	20	1975	1995	$105,406	0%	110%	$105,406
E2010	Fixed Furnishings	$3.66	20	1975	1995	$63,705	0%	110%	$63,705
F1030	Special Construction Syste	$0.00	20	1975	1995	$0	0%		$0
G2010	Roadways	$2.41	50	1975	2025	$0	60%	0.00%	$0
G2020	Parking Lots	$1.51	50	1975	2025	$0	22%	0.00%	$0
G2030	Pedestrian Paving	$1.68	50	1975	2025	$0	22%	0.00%	$0
G2040	Site Development	$8.65	30	1975	2005	$0	0%	0%	$0
G2050	Landscaping	$5.29	10	2018	2028	$0	0%	0%	$0
G3010	Water Supply	$1.38	50	1975	2025	$0	0%	0.00%	$0
G3020	Sanitary Sewer	$2.04	50	1975	2025	$0	0%	0.00%	$0
G3030	Storm Sewer	$1.51	50	1975	2025	$0	0%	0.00%	$0
G3060	Fuel Distribution	$0.90	50	1975	2025	$0	0%	0.00%	$0
G4010	Electrical Distribution	$13.94	30	1975	2007	$195,841	70%	110%	$195,841
G4020	Site Lighting	$3.36	30	2015	2040	$47,148	33%	0.00%	$9,436
G4030	Site Communication and S	$6.00	30	2015	2035	$84,501	77%	0.00%	$25,350
Total		$441.30				$5,727,210	33%	50.39%	$4,141,699

Building 12 Maintenance and Storage



MAINTENANCE BUILDING

INTERIOR AREA NOT INCLUDED IN (ASF):

CORRIDOR	66 sf
CORRIDOR	73 sf
REST ROOMS:	
MEN'S	121 sf
WOMEN'S	31 sf
ENTRY	42 sf
FURNACE	69 sf
TOTAL	402 sf

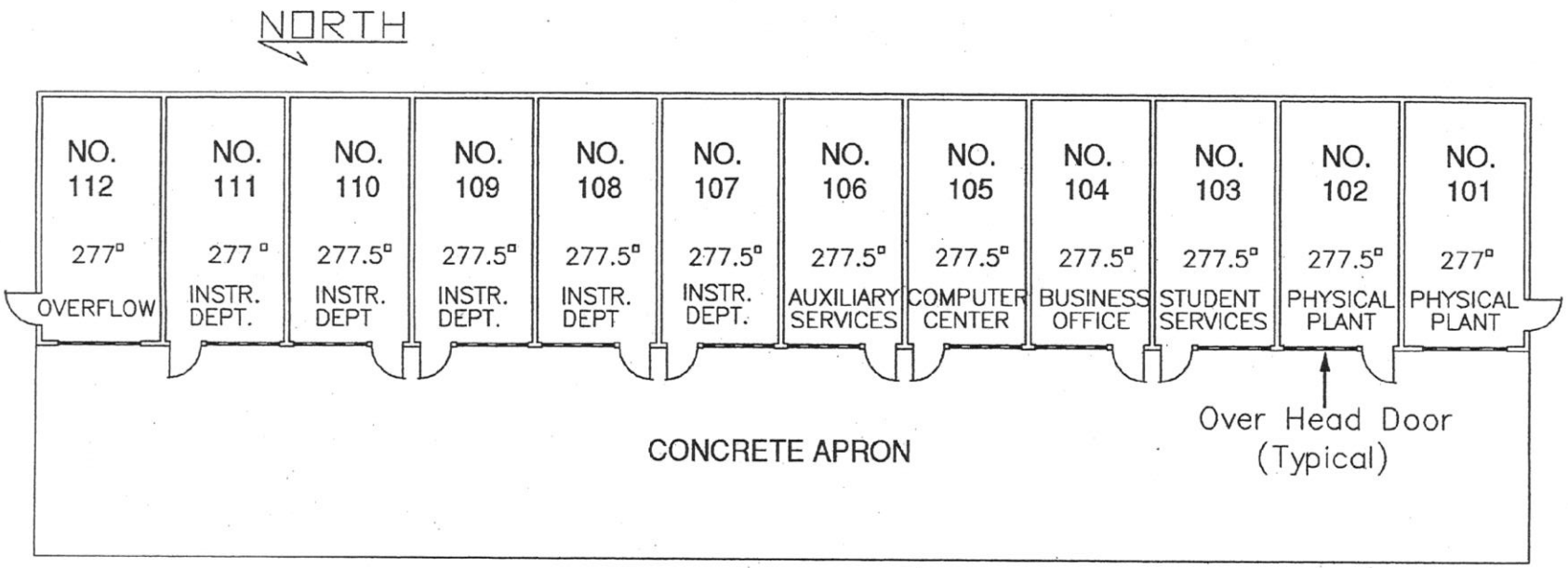
AGENCY BUILDING	# OT12
RISK MANAGEMENT	# 132
GROSS FLOOR AREA (GSF)	7,054 sf
TOTAL INTERIOR FLOOR AREA	6,642 sf
ASSIGNED AREA (ASF)	6,240 sf
YEAR BUILT	1972
STORIES	1
OCCUPANCY	OFFICE/SHOP/WAREHOUSE
FUND TYPE	GENERAL FUND

Maintenance Bldg
Construction 1972
- FCI 46%

Audit date 10/24/2023
SF - 1 story bldg

replacement cost @ $400 SF
$8,998,400

Uniform	System Description	Unit Price	Life	Install Year	Calc Next Renewal	Replacement	RSLI	SCI	Condition Budget	Prior, 1	Prior, 2	Prior, 3
A1010	Standard Foundations	$14.48	100	1975/19	2075/19	$0		0.00%	$0			
A1030	Slab on Grade	$12.70	100	1975/19	2075/19	$0	0%	0.00%	$0			
A2010	Basement Excavation	$2.17	100	na	na	$0		0.00%	$0			
A2020	Basement Walls	$22.47	100	na	na	$0		0.00%	$0			
B1010	Floor Construction	$27.71	100	na	na	$0	0%	0.00%	$0			
B1020	Roof Construction	$15.75	100	1975/19	2075/19	$0		0.00%	$0			
B2010	Exterior Walls	$33.26	100	1975/19	2075/19	$578,923	50%	50.00%	$289,462			
B2020	Exterior Windows	$16.88	30	1975/19	2075/19	$293,813	50%	50%	$146,900			$146,900
B2030	Exterior Doors	$5.73	30	1975	2005	$99,736	50%	50%	$49,868			$49,868
B3010	Roof Coverings	$21.58	20	2023	2043	$374,751	0%	0%	$374,751			$374,751
B3020	Roof Openings	$0.49	30	2019	2039	$0	0%	0%	$0			
C1010	Partitions	$12.42	40	1975/19	2015/59	$216,182	30%	30.00%	$64,854			
C1020	Interior Doors	$9.33	40	1975/19	2015/59	$162,397	30%	30.00%	$48,719			
C1030	Fittings	$2.57	20	1975/19	2029	$44,733	100%	110%	$44,733			
C2010	Stair Constuction	$8.33	100	na	na	$0	0%	0.00%	0			
C3010	Wall Finishes	$6.67	20	1975/19	2011	$116,098	50%	50%	$58,049			
C3020	Floor Finishes	$12.53	20	1975/19	2011	$218,097	20%	20%	$43,621			
C3030	Ceiling Finishes	$8.48	20	1975/19	2017	$147,602	50%	50%	$73,801			
D1010	Elevators and Lifts	$17.41	30	na	na	$0	0%	0%	0			
D2010	Plumbing Fixtures	$9.66	30	1975/19	2005	$168,141	50%	50%	$84,070	$84,070		
D2020	Domestic Water Distributi	$2.69	30	1952/91	2005	$46,822	0%	110%	$46,822	$46,822		
D2030	Sanitary Waste	$3.74	30	1975/19	2005	$65,098	0%	110%	$65,098	$65,098		
D2040	Rain Water Drainage	$1.38	30	1975/19	2005	$24,020	0%	110%	$24,020			
D2090	Other Plumbing Systems	$2.49	20	1975/19	2005	$43,340	0%	110%	$43,340			
D3020	Heat Generating Systems	$10.50	30	1975/19	2005	$182,763	100%	110%	$182,763	$182,763		
D3030	Cooling Generating Syster	$10.47	30	1975/19	2005	$182,763	100%	110%	$182,763	$182,763		
D3040	Distribution Systems	$18.25	30	1975/19	2005	$317,659	100%	110%	$317,659	$317,659		
D3060	Controls & Instrumentatic	$3.27	20	1975/19	1995	$56,917	100%	110%	$56,917	$56,917		
D3070	Systems Testing & Balance	$1.69	30	1975/19	2005	$29,406	0%	110%	$29,406	$29,406		
D3090	Other HVAC Systems/Equi	$0.80	30	1975/19	2005	$13,406	77%	110%	$13,406	$13,406		
D4010	Sprinklers	$5.54	30	na	na	$182,349	50%	50%	$182,349	$182,349		
D4020	Standpipes	$1.38	30	na	na	$45,422	50%	50%	$45,422	$45,422		
D4030	Fire Protection Specialties	$4.20	15	2005	2025	$88,066	60%	110%	$88,066			$88,066
D5010	Electrical Service/Distribut	$21.64	30	1975	2024	$453,748	0%	110%	$453,748	$453,748		
D5020	Lighting and Branch Wiring	$27.74	30	1975	2019	$581,652	67%	110%	$581,652	$581,652		
D5030	Communications and Secu	$5.35	20	2010	2025	$112,179	95%	110%	$112,179	$112,179		
E1020	Institutional Equipment	$1.14	20	1975	1995	$37,523	0%	110%	$37,523	$37,523		
E1090	Other Equipment	$6.08	20	1975	1995	$105,406	0%	110%	$105,406			
E2010	Fixed Furnishings	$3.66	20	1975	1995	$63,705	0%	110%	$63,705			
F1030	Special Construction Syste	$0.00	20	1975	1995	$0	0%		$0			
G2010	Roadways	$2.41	50	1975	2025	$0	60%	0.00%	$0			
G2020	Parking Lots	$1.51	50	1975	2025	$0	22%	0.00%	$0			
G2030	Pedestrian Paving	$1.68	50	1975	2025	$0	22%	0.00%	$0			
G2040	Site Development	$8.65	30	1975	2005	$0	0%	0%	$0			
G2050	Landscaping	$5.29	10	2018	2028	$0	0%	0%	$0			
G3010	Water Supply	$1.38	50	1975	2025	$0	0%	0.00%	$0			
G3020	Sanitary Sewer	$2.04	50	1975	2025	$0	0%	0.00%	$0			
G3030	Storm Sewer	$1.51	50	1975	2025	$0	0%	0.00%	$0			
G3060	Fuel Distribution	$0.90	50	1975	2025	$0	0%	0.00%	$0			
G4010	Electrical Distribution	$13.94	30	1975	2007	$195,841	70%	110%	$195,841			
G4020	Site Lighting	$3.36	30	2015	2040	$47,148	33%	0.00%	$9,436			
G4030	Site Communication and S	$6.00	30	2015	2035	$84,501	77%	0.00%	$25,350			
Total		$441.30				$5,727,210	33%	50.39%	$4,141,699	$ 2,391,777		$ 659,585



STORAGE BUILDING

FLOOR PLAN

AGENCY BUILDING	# OT5
RISK MANAGEMENT	# 125
GROSS FLOOR AREA (GSF)	3,498 sf
ASSIGNED AREA (ASF)	3,329 sf
YEAR BUILT	1999
STORIES	1
OCCUPANCY	COLD STORAGE
FUND TYPE	GENERAL FUND

Facilities Audit Program

Building Summary

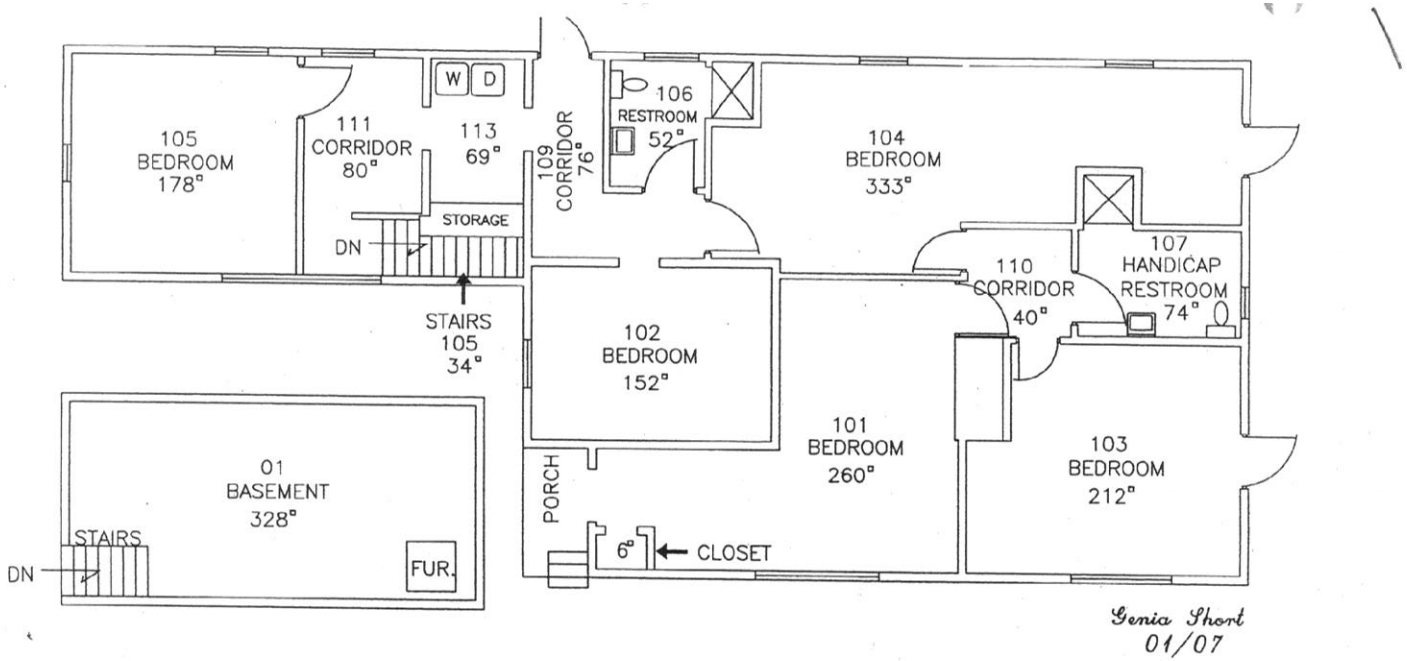
Building Name:	Storage-Mini	Agency No:	OT5	Risk Management No:	125
Construction Date:	1999	Gross Sq. Ft:	3,498	No. of Stories:	One
Date of Audit:	August 31, 2015	Bldg. Type:	M.700 Warehouse		
Replacement Cost:	$354,452.34	Cost/SF:	$101.33		

Category of System	Total Rating	Component Multiplier	Component Deficiency	Value of Building	Renewal Cost $
Foundation	0.04	0.095	0.0038	$ 354,452.34	$ 1,346.92
Column & Exterior Walls	0.01	0.087	0.00087	$ 354,452.34	$ 308.37
Floors	0.02	0.165	0.0033	$ 354,452.34	$ 1,169.69
Roof	0.37	0.214	0.07918	$ 354,452.34	$ 28,065.54
Ceiling	0	0	0	$ 354,452.34	$ -
Interior Walls & Partitions	0.01	0.237	0.00237	$ 354,452.34	$ 840.05
Windows	0	0	0	$ 354,452.34	$ -
Doors	0.02	0.058	0.00116	$ 354,452.34	$ 411.16
HVAC	0	0	0	$ 354,452.34	$ -
Plumbing	0.01	0.014	0.00014	$ 354,452.34	$ 49.62
Conveying	0	0	0	$ 354,452.34	$ -
Electrical	0.18	0.13	0.0234	$ 354,452.34	$ 8,294.18
Specialties	0	0	0	$ 354,452.34	$ -
Safety Systems	0	0	0	$ 354,452.34	$ -
	SUBTOTAL	1	0.11422		$ 40,485.55
*O&P/AE =25%+7%		0.32			$ 12,955.37
				TOTAL Project Cost:	$ 53,440.92

Component deficiency total 11%

Facilities Condition Index (FCI)
(1.0 - Component Deficiency Total) x 100 = FCI 89%

Building 13 OJC House



OJC LIVING QUARTERS

AGENCY BUILDING	# OT13
RISK MANAGEMENT	# 133
GROSS FLOOR AREA (GSF)	2,128 sf
TOTAL INTERIOR FLOOR AREA	1,894 sf
ASSIGNED AREA (ASF)	1,538 sf
YEAR BUILT	1966
STORIES	1
OCCUPANCY	STUDENT HOUSING
FUND TYPE	GENERAL FUND

INTERIOR AREA NOT INCLUDED IN (ASF):

CORRIDORS:	
109	76 sf
110	40 sf
111	80 sf
RESTROOMS:	
106	52 sf
107	74 sf
STAIRS	34 sf
	356 sf

Facilities Audit Program

Building Summary

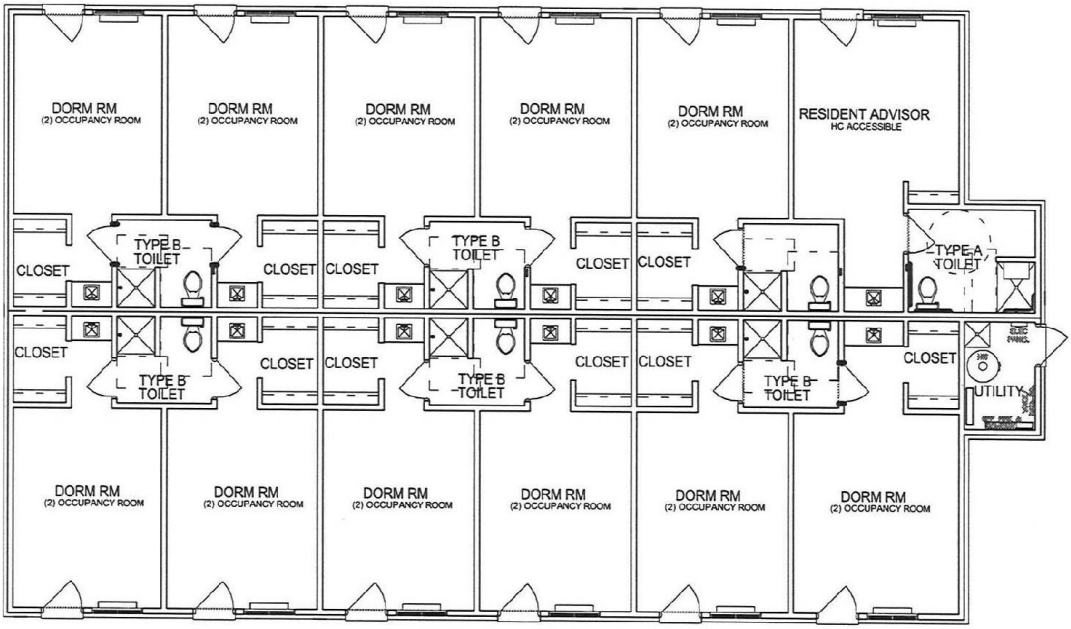
Building Name:	OJC House	Agency No:	OT13	Risk Management No:	133
Construction Date:	1966/00/05	Gross Sq. Ft:	2,128	No. of Stories:	One
Date of Audit:	August 31, 2015	Bldg. Type:	M.420 Motel, 1 story		
Replacement Cost:	$382,103.68	Cost/SF:	$179.56		

Category of System	Total Rating	Component Multiplier	Component Deficiency	Value of Building	Renewal Cost $
Foundation	0.03	0.09	0.0027	$ 382,103.68	$ 1,031.68
Column & Exterior Walls	0.02	0.091	0.00182	$ 382,103.68	$ 695.43
Floors	0.18	0.139	0.02502	$ 382,103.68	$ 9,560.23
Roof	0.08	0.092	0.00736	$ 382,103.68	$ 2,812.28
Ceiling	0.01	0.036	0.00036	$ 382,103.68	$ 137.56
Interior Walls & Partitions	0.01	0.093	0.00093	$ 382,103.68	$ 355.36
Windows	0.8	0.034	0.0272	$ 382,103.68	$ 10,393.22
Doors	0.03	0.052	0.00156	$ 382,103.68	$ 596.08
HVAC	0.76	0.023	0.01748	$ 382,103.68	$ 6,679.17
Plumbing	0.19	0.21	0.0399	$ 382,103.68	$ 15,245.94
Conveying	0	0	0	$ 382,103.68	$ -
Electrical	0.24	0.074	0.01776	$ 382,103.68	$ 6,786.16
Specialties	0	0	0	$ 382,103.68	$ -
Safety Systems	0.03	0.066	0.00198	$ 382,103.68	$ 756.57
	SUBTOTAL	1	0.14407		$ 55,049.68
*O&P/AE = 25%+7%		0.32			$ 17,615.90
				TOTAL Project Cost:	$ 72,665.57

Component deficiency total 14%

Facilities Condition Index (FCI)
(1.0 - Component Deficiency Total) x 100 = FCI 86%

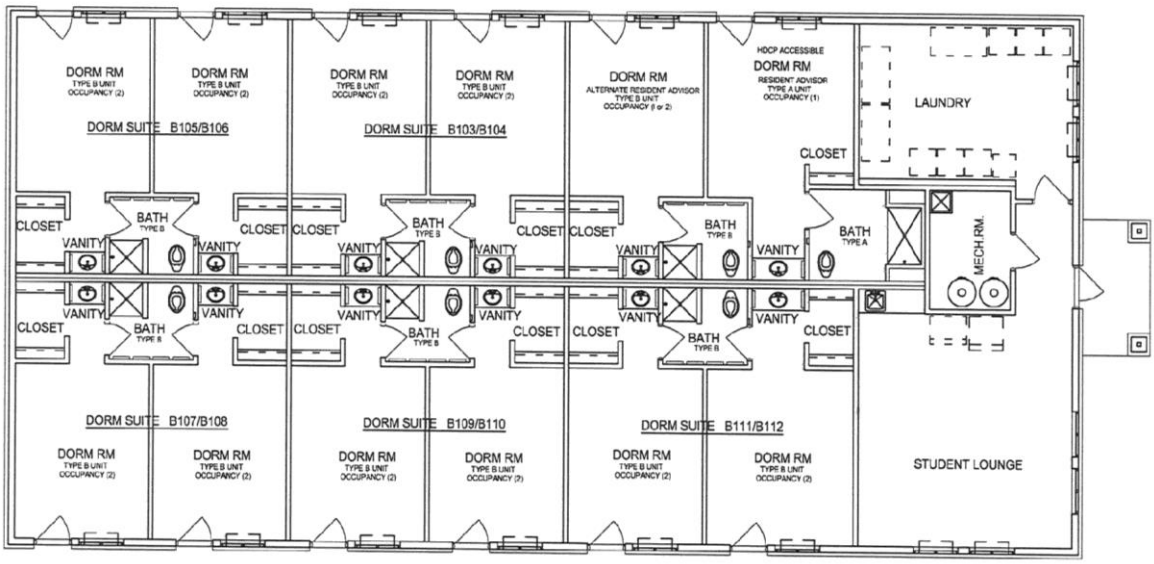
Buildings 16-19 EJ Conley Dorms



1 STUDENT DORM 16

SC: 1/16" = 1'-0"

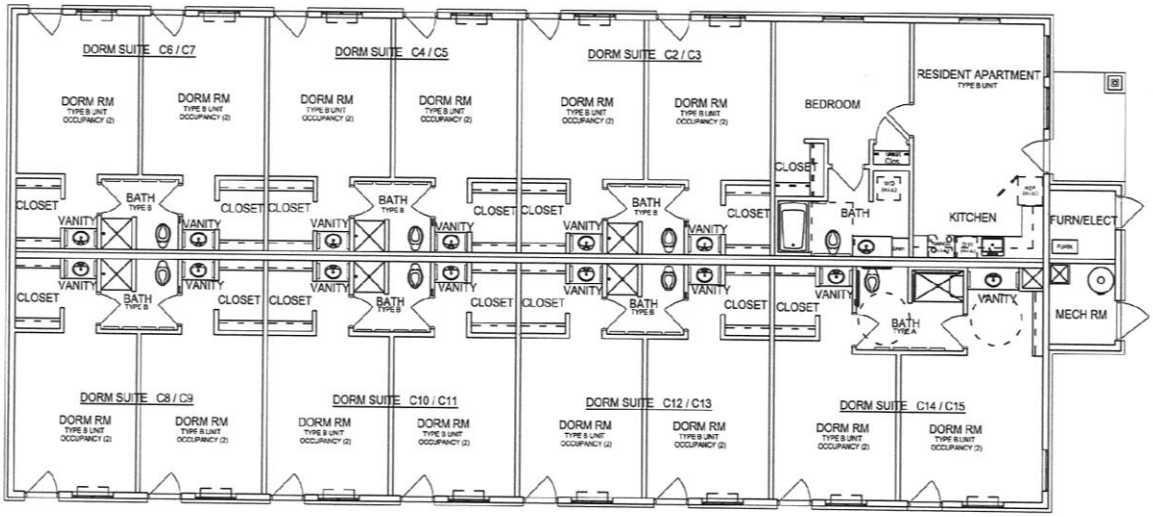
DRAWING NORTH



1 STUDENT DORM 17

SC: 1/16" = 1'-0"

DRAWING NORTH

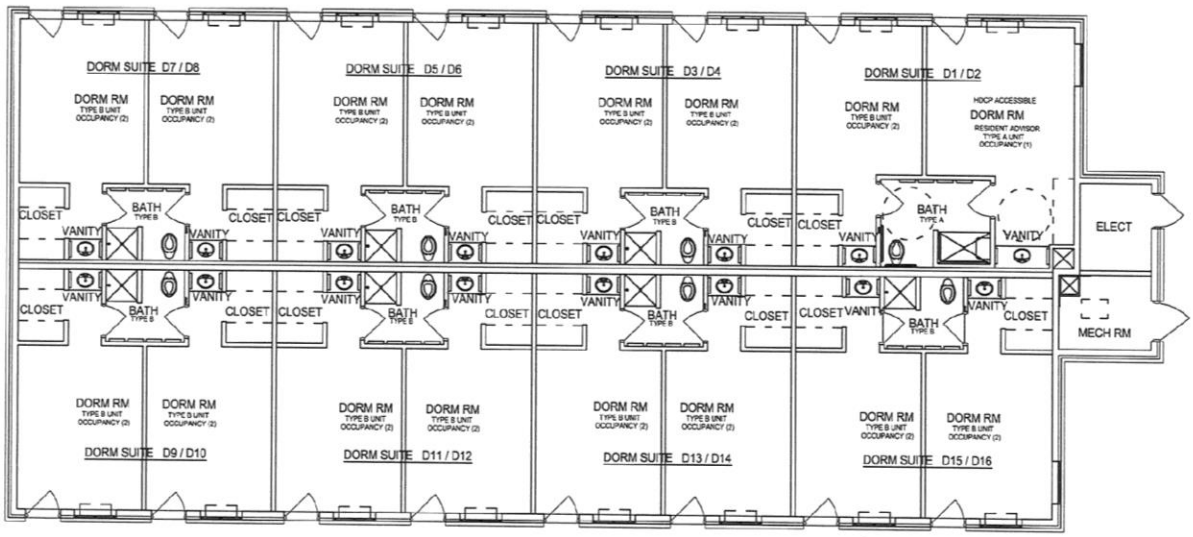


1 STUDENT DORM 18

SC: 1/16" = 1'-0"

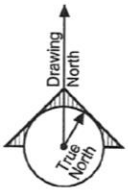
True North

Drawing North



1 STUDENT DORM 19

SC: 1/16" = 1'-0"



Facilities Audit Program

Building Summary

Building Name:	Dorm Housing-Bldg.A	Agency No:	OT16	Risk Management No:	134
Construction Date:	2007	Gross Sq. Ft:	4,500	No. of Stories:	One
Date of Audit:	August 31, 2015	Bldg. Type:	M.420 Motel, 1 story		
Replacement Cost:	$808,020.00	Cost/SF:	$179.56		

Category of System	Total Rating	Component Multiplier	Component Deficiency	Value of Building	Renewal Cost $
Foundation	0	0.09	0	$ 808,020.00	$ -
Column & Exterior Walls	0.02	0.091	0.00182	$ 808,020.00	$ 1,470.60
Floors	0.16	0.139	0.02224	$ 808,020.00	$ 17,970.36
Roof	0.08	0.092	0.00736	$ 808,020.00	$ 5,947.03
Ceiling	0.01	0.036	0.00036	$ 808,020.00	$ 290.89
Interior Walls & Partitions	0.01	0.093	0.00093	$ 808,020.00	$ 751.46
Windows	0.01	0.034	0.00034	$ 808,020.00	$ 274.73
Doors	0.03	0.052	0.00156	$ 808,020.00	$ 1,260.51
HVAC	0.08	0.023	0.00184	$ 808,020.00	$ 1,486.76
Plumbing	0.12	0.21	0.0252	$ 808,020.00	$ 20,362.10
Conveying	0	0	0	$ 808,020.00	$ -
Electrical	0.08	0.074	0.00592	$ 808,020.00	$ 4,783.48
Specialties	0.01	0	0	$ 808,020.00	$ -
Safety Systems	0.08	0.066	0.00528	$ 808,020.00	$ 4,266.35
	SUBTOTAL	1	0.07285		$ 58,864.26
*O&P/AE = 25%+7%		0.32			$ 18,836.56
				TOTAL Project Cost:	$ 77,700.82

Component deficiency total 7%

Facilities Condition Index (FCI)

(1.0 - Component Deficiency Total) x 100 = FCI 93%

Facilities Audit Program

Building Summary

Building Name:	Dorm Housing-Bldg. B	Agency No:	OT17	Risk Management No:	1802
Construction Date:	2009	Gross Sq. Ft:	4,600	No. of Stories:	One
Date of Audit:	August 31, 2015	Bldg. Type:	M.420 Motel, 1 story		
Replacement Cost:	$825,976.00	Cost/SF:	$179.56		

Category of System	Total Rating	Component Multiplier	Component Deficiency	Value of Building	Renewal Cost $
Foundation	0	0.09	0	$ 825,976.00	$ -
Column & Exterior Walls	0.01	0.091	0.00091	$ 825,976.00	$ 751.64
Floors	0.09	0.139	0.01251	$ 825,976.00	$ 10,332.96
Roof	0.05	0.092	0.0046	$ 825,976.00	$ 3,799.49
Ceiling	0.01	0.036	0.00036	$ 825,976.00	$ 297.35
Interior Walls & Partitions	0.01	0.093	0.00093	$ 825,976.00	$ 768.16
Windows	0.01	0.034	0.00034	$ 825,976.00	$ 280.83
Doors	0.03	0.052	0.00156	$ 825,976.00	$ 1,288.52
HVAC	0.15	0.023	0.00345	$ 825,976.00	$ 2,849.62
Plumbing	0.06	0.21	0.0126	$ 825,976.00	$ 10,407.30
Conveying	0	0	0	$ 825,976.00	$ -
Electrical	0.04	0.074	0.00296	$ 825,976.00	$ 2,444.89
Specialties	0.01	0	0	$ 825,976.00	$ -
Safety Systems	0.04	0.066	0.00264	$ 825,976.00	$ 2,180.58
	SUBTOTAL	1	0.04286		$ 35,401.33
*O&P/AE = 25%+7%		0.32			$ 11,328.43
				TOTAL Project Cost:	$ 46,729.76

Component deficiency total 4%

Facilities Condition Index (FCI)
(1.0 - Component Deficiency Total) x 100 = FCI 96%

Facilities Audit Program

Building Summary

Building Name:	Dorm Housing-Bldg C	Agency No:	OT18	Risk Management No:	1803
Construction Date:	2010	Gross Sq. Ft:	5,013	No. of Stories:	One
Date of Audit:	August 31, 2015	Bldg. Type:	M.420 Motel, 1 story		
Replacement Cost:	$900,134.28	Cost/SF:	$179.56		

Category of System	Total Rating	Component Multiplier	Component Deficiency	Value of Building	Renewal Cost $
Foundation	0	0.09	0	$ 900,134.28	$ -
Column & Exterior Walls	0.01	0.091	0.00091	$ 900,134.28	$ 819.12
Floors	0.06	0.139	0.00834	$ 900,134.28	$ 7,507.12
Roof	0.03	0.092	0.00276	$ 900,134.28	$ 2,484.37
Ceiling	0.01	0.036	0.00036	$ 900,134.28	$ 324.05
Interior Walls & Partitions	0.01	0.093	0.00093	$ 900,134.28	$ 837.12
Windows	0.01	0.034	0.00034	$ 900,134.28	$ 306.05
Doors	0.03	0.052	0.00156	$ 900,134.28	$ 1,404.21
HVAC	0.05	0.023	0.00115	$ 900,134.28	$ 1,035.15
Plumbing	0.05	0.21	0.0105	$ 900,134.28	$ 9,451.41
Conveying	0	0	0	$ 900,134.28	$ -
Electrical	0.02	0.074	0.00148	$ 900,134.28	$ 1,332.20
Specialties	0.01	0	0	$ 900,134.28	$ -
Safety Systems	0.041	0.066	0.002706	$ 900,134.28	$ 2,435.76
	SUBTOTAL	1	0.031036		$ 27,936.57
*O&P/AE	25%+7%	0.32			$ 8,939.70
				TOTAL Project Cost:	$ 36,876.27

Component deficiency total 3%

Facilities Condition Index (FCI)
(1.0 - Component Deficiency Total) x 100 = FCI 97%

Facilities Audit Program

Building Summary

Building Name:	Dorm Housing-Bldg D	Agency No:	OT18	Risk Management No:	
Construction Date:	2012	Gross Sq. Ft:	5,097	No. of Stories:	One
Date of Audit:	August 31, 2015	Bldg. Type:	M.420 Motel 1 story		
Replacement Cost:	$915,217.32	Cost/SF:	$179.56		

Category of System	Total Rating	Component Multiplier	Component Deficiency	Value of Building	Renewal Cost $
Foundation	0	0.09	0	$ 915,217.32	$ -
Column & Exterior Walls	0.01	0.091	0.00091	$ 915,217.32	$ 832.85
Floors	0.06	0.139	0.00834	$ 915,217.32	$ 7,632.91
Roof	0.03	0.092	0.00276	$ 915,217.32	$ 2,526.00
Ceiling	0.01	0.036	0.00036	$ 915,217.32	$ 329.48
Interior Walls & Partitions	0.01	0.093	0.00093	$ 915,217.32	$ 851.15
Windows	0.01	0.034	0.00034	$ 915,217.32	$ 311.17
Doors	0.03	0.052	0.00156	$ 915,217.32	$ 1,427.74
HVAC	0.05	0.023	0.00115	$ 915,217.32	$ 1,052.50
Plumbing	0.05	0.21	0.0105	$ 915,217.32	$ 9,609.78
Conveying	0	0	0	$ 915,217.32	$ -
Electrical	0.02	0.074	0.00148	$ 915,217.32	$ 1,354.52
Specialties	0.01	0	0	$ 915,217.32	$ -
Safety Systems	0.041	0.066	0.002706	$ 915,217.32	$ 2,476.58
	SUBTOTAL	1	0.031036		$ 28,404.68
*O&P/AE	25%+7%	0.32			$ 9,089.50
				TOTAL Project Cost:	$ 37,494.18

Component deficiency total 3%

Facilities Condition Index (FCI)

(1.0 - Component Deficiency Total) x 100 = FCI 97%

APPENDIX F: LEED ANALYSIS

Energy, HVAC, & LEED Analysis

Energy Goals Sustainable Buildings: The campus buildings that were built after 2009 with the energy Code IECC 2009 requirements are substantially more efficient than the older buildings. These facilities included continuous insulation, higher value insulation in roof and building envelopes, higher efficiency mechanical units, occupancy sensors, higher efficiency lighting, and lower water usage fixtures.

These facilities include:

- The remodel and new addition to the Student Center and Food Court
- The Wheeler Library Remodel and Addition for the Learning Center and 21st Century Learning
- The Life Sciences New Addition and Classroom Remodels
- Dormitories 17, 18 and 19
- The Fitness Center and Associated Offices
- Forestry Building

The remaining campus was built prior to this IECC 2009 Code and upon controlled maintenance upgrades and major remodeling the design team should consider the following:

- Replace windows with new efficient “U” rating of 0.3 or better (lower “U” number meaning better rated)
- Replace roof insulation with a minimum R-38 continuous or spray foam insulation.
- Replace batt wall cavities when exterior walls are exposed with min 3 1/2’’ of spray foam insulation for an equivalent “R” value of 21 or better.
- Replace any existing light fixtures with LED lighting.
- Provide occupancy sensors for lighting with dual level and/or lighting controls.
- Provide day lighting controls in large rooms for lights.
- Higher efficiency water fixtures save 30% of water usage.
- Landscape with lower water plants and Xeriscape with more native adaptable species.

- User 90% or better mechanical equipment
- Where possible take advantage of natural day lighting
- Where possible take advantage of passive solar shading natural ventilation
- Consider natural resources for energy savings such as Photovoltaic power.

Any Future work shall follow the principle of High-Performance Building Standards and/or LEED certification levels and design templates for a high Silver (at a minimum) to a preferred Gold Standard. See the following attached LEED goal Scorecard sheets for recent past projects.

BACKGROUND ON LEED

LEED or Leadership in Energy and Environmental design is a rating system developed by U.S. Green Building Council (USGBC) to determine the level of sustainable design of a building to reduce energy consumption by buildings being built, remodeled, and maintained in today's current market. The intent of following the LEED rating system is to be more energy conscience in design, building practices and owner maintenance and operations to produce a more energy efficient, flexible, and sustainable building. LEED continues to evolve with environmental impact studies, technologies and building practices as environmental principles have become an important factor and impact on today's society.

There are many different project rating system types, due to the nature of the remodeling to occur we the study will be following LEED V4 2015 for New Construction and Major Renovations rating system.

There are four levels of certification in the LEED rating system, and they are thus follows:

- Certified 40-59 points
- Silver 50-59 points
- Gold 60-79 points
- Platinum 80 points and above

To achieve the points, we will be reviewing the prerequisites in the following categories:

- Location and Transportation (LT)
- Sustainable Sites (SS)
- Water Efficiency (WE)
- Energy and Atmosphere (EA)
- Materials and Resources (MR)
- Indoor Environmental Quality (IEC)
- Innovation in Design (ID)
- Regional Priority (RP)

This study will use the LEED V4 Program to review needs required to obtain a Silver level of certification. See the following LEED checklist for reference to goals. Items in the “Y” column mean a good probability of obtaining that credit. Items on the “N” column reference not obtainable or not a goal for this project. The items in the “?” column mean more research is required or maybe a budget initial cost increase to accomplish this item, therefore it is a question as to whether it will be pursued not. Due to the Rural nature of this project LEED certification could cost more than the 5% allowed by the State of Colorado, Therefore, Otero Junior College will do its best to follow sustainable building practices to the best of their ability within the rural setting.

LEED v4 for BD+C: New Construction and Major Renovation
Project Checklist

Project Name: OJC Campus Master Study 2015
Date: 8/27/2015

Y	?	N			
1			Credit	Integrative Process	1

9	5	1	**Location and Transportation**		16
			Credit	LEED for Neighborhood Development Location	16
1			Credit	Sensitive Land Protection	1
1		1	Credit	High Priority Site	2
2	3		Credit	Surrounding Density and Diverse Uses	5
2	2		Credit	Access to Quality Transit	5
1			Credit	Bicycle Facilities	1
1			Credit	Reduced Parking Footprint	1
1			Credit	Green Vehicles	1

10	0	0	**Sustainable Sites**		10
Y			Prereq	Construction Activity Pollution Prevention	Required
1			Credit	Site Assessment	1
2			Credit	Site Development - Protect or Restore Habitat	2
1			Credit	Open Space	1
3			Credit	Rainwater Management	3
2			Credit	Heat Island Reduction	2
1			Credit	Light Pollution Reduction	1

5	5	1	**Water Efficiency**		11
Y			Prereq	Outdoor Water Use Reduction	Required
Y			Prereq	Indoor Water Use Reduction	Required
Y			Prereq	Building-Level Water Metering	Required
1		1	Credit	Outdoor Water Use Reduction	2
4	2		Credit	Indoor Water Use Reduction	6
	2		Credit	Cooling Tower Water Use	2
	1		Credit	Water Metering	1

15	18	0	**Energy and Atmosphere**		33
Y			Prereq	Fundamental Commissioning and Verification	Required
Y			Prereq	Minimum Energy Performance	Required
Y			Prereq	Building-Level Energy Metering	Required
Y			Prereq	Fundamental Refrigerant Management	Required
5	1		Credit	Enhanced Commissioning	6
10	8		Credit	Optimize Energy Performance	18
	1		Credit	Advanced Energy Metering	1
	2		Credit	Demand Response	2
	3		Credit	Renewable Energy Production	3
	1		Credit	Enhanced Refrigerant Management	1
	2		Credit	Green Power and Carbon Offsets	2

10	3	0	**Materials and Resources**		13
Y			Prereq	Storage and Collection of Recyclables	Required
Y			Prereq	Construction and Demolition Waste Management Planning	Required
3	2		Credit	Building Life-Cycle Impact Reduction	5
2			Credit	Building Product Disclosure and Optimization - Environmental Product Declarations	2
2			Credit	Building Product Disclosure and Optimization - Sourcing of Raw Materials	2
1	1		Credit	Building Product Disclosure and Optimization - Material Ingredients	2
2			Credit	Construction and Demolition Waste Management	2

10	6	0	**Indoor Environmental Quality**		16
Y			Prereq	Minimum Indoor Air Quality Performance	Required
Y			Prereq	Environmental Tobacco Smoke Control	Required
2			Credit	Enhanced Indoor Air Quality Strategies	2
3			Credit	Low-Emitting Materials	3
1			Credit	Construction Indoor Air Quality Management Plan	1
1	1		Credit	Indoor Air Quality Assessment	2
	1		Credit	Thermal Comfort	1
2			Credit	Interior Lighting	2
	3		Credit	Daylight	3
	1		Credit	Quality Views	1
1			Credit	Acoustic Performance	1

3	3	0	**Innovation**		6
2	3		Credit	Innovation	5
1			Credit	LEED Accredited Professional	1

2	2	0	**Regional Priority**		4
1			Credit	Regional Priority: Specific Credit	1
1			Credit	Regional Priority: Specific Credit	1
	1		Credit	Regional Priority: Specific Credit	1
	1		Credit	Regional Priority: Specific Credit	1

65	42	2	**TOTALS**	Possible Points:	110

Certified: 40 to 49 points, **Silver:** 50 to 59 points, **Gold:** 60 to 79 points, **Platinum:** 80 to 110

The LEED checklist at preliminary planning shows a possible total of 65 points with 42 points in the question or review category. The study will review each point to determine what is possible as a goal for the future projects.

LEED PROJECT GOALS

The first point on the score Card is Integrative Process. This point requires the design team (Owner, Architect, Mechanical Engineer, Electrical Engineer, Civil Engineer, Structural Engineer, and Commissioning Agent) to work together from building programming through completion of construction. This process also lends itself to include the contractor in the project as early as possible.

LOCATION and TRANSPORTATION

LT credit 2: Sensitive Land Protection

Requirements:

(R)Do not develop buildings, hardscapes, roads, or parking areas on portions of sites that meet any of the following:

- Prime farmland defined by the U.S. Department of Agriculture in the United States Code of Federal Regulations, Title 7, Volume 6, Parts 400 to 699, Section 657-7 (Citation 7CFR657-5).
- Previously undeveloped land whose elevation is lower than 5 feet above elevation of a 100-year flood as defined by The Federal Emergency Management Agency (FEMA).
- Land specifically identified as habitat for endangered species on federal or state lists.
- Land within 100 ft of wetland or wetland setbacks by state or local regulatory agencies.
- Previously undeveloped land within 50 ft of a body of water, defined as lakes, rivers, seas, and streams consistent with the Clean Water Act.
- Land that prior acquisition for the project was public parkland, unless land of equal or greater value as parkland is acceptable in trade by public landowner.

(S) Property is previously developed and meets requirements as it does not have any of the proceeding restrictions.

LT credit 3: High Priority Site

(R)Develop infill building in an already historical developed neighborhood (with buildings 50 years or older)

(S) OJC Campus is well over 50 years along with the surrounding neighborhood - 1 point

(R)Develop infill building or remodel on a Brownfield site.

(S) Test and remediate Hazardous materials on site for project such as asbestos -1 point possible additional

LT credit 4: Surrounding Density and Diverse Uses

(R)From front door of building be able to walk to 4-7 amenities in ¼ mile radius - 1 point, 8 amenities 2 points.

(S) OJC Campus easily has 4 amenities with the Fitness Center, outdoor parks, Student Center, laundry facilities, retail campus store and food.

(R)Have certain construction density of 22,000 sq ft of building per acre and living within ¼ mile radius -2 points. 50% ratio builds out an additional point for a total of 3

(S) This will have to be reviewed on a building-by-building basis therefore all 3 points are a question.

LT credit 5: Access to Quality Transit

Requirement:

(R)Provide a bus stop with 72 visits a week within ¼ mile of walking distance - 2 points: 3-4 points for greater number of stops.

(S) La Junta is a small community but does have a bus system depending on individual need. 2 points are possible; however, the campus does not have the density for more than 72 stops a week.

LT credit 6: Alternative Transportation – Bicycle Storage and Changing Rooms

Requirement:

(R) Provide 5 percent of the building occupants with secure bike racks at the building. 400 occupancy X .05 = 20 bike racks required.

Provide a shower for .05 of full-time equivalent occupants or one shower on campus within 250 yards of this building entrance.

(S) Provide shower facilities and bike racks as required. Existing buildings on campus adjacent to these buildings have shower access.

LT credit 7– Parking Capacity

Requirement:

(R) Size parking capacity must meet but not exceed minimum local zoning requirements or provide no new parking.

(S) Provide no new parking for the upgrade. Building parking meets required La Junta City requirements for B Occupancy. 400 sq ft per parking space of gross building.

LT Credit 8 Green Vehicles – Low Emitting and Fuel-Efficient Vehicles

Requirements:

(R) Provide preferred parking for 5% of parking capacity for low emissions fuel-efficient vehicles.

(S) Create preferred parking close to the entrance of the building for employees that drive vehicles that meet Clean Air Act Green Car Requirements. Make designated parking spaces with signage 144 X .05 for 8 spaces. An exemplary performance standard may be achieved through a carpool program.

SUSTAINABLE SITES

SS Prerequisite 1: Construction Activity Pollution Prevention

This prerequisite is currently required by Regional Building Authority and State of Colorado EPA requirements. To meet this requirement the project team shall designate the following on site development plans where existing site will be disturbed by construction work.

Requirement:

- (R) Prevent loss of soil during construction by storm water runoff and or wind erosion, including protecting topsoil stockpiling for reuse.

- (S) Solution require contractor to provide silt fence around exposed dirt work areas. Require contractor to keep exposed loose dirt damp or covered during construction to keep dust pollution down.
- (R) Prevent storm sewers streams and detention ponds from receiving sedimentation.
- (S) Protect storm drain or detention ponds with erosion control devices and filtering practices; example, filter socks at inlets and hay bales to reduce large water flow and erosion. At a minimum hydro-mulch disturbed area back to native grass mixes if area if not intended to be hardscaped or irrigated landscape.
- (R) Prevent pollution of the air with dust particles.
- (S) Once again maintain exposed dirt areas during construction by keeping dirt damp and or covering stockpiles and at a minimum hydro-mulch disturbed areas with native grass seed if not receiving other finish at these areas. Note: grass seed will need a temporary irrigation system for one grow season to get established.

SS Credit 1: Site Assessment

Requirement:

(R) Provide a Phase I Environmental Impact Study. If hazardous material is suspected provide a Phase II Testing report.

(S) A State of Colorado Property and the Impact Study is required before any capital improvements are made to the existing space or new construction to the site.

SS Credit 2: Site Development- Protect and Restore Habitat

Requirement:

(R) Restore or protect a minimum of 50% of the site excluding building footprint or 20% of building site including footprint (whatever is greater) with native adaptive vegetation.

(S) Some of existing landscaping is going to be revegetated in areas that were lost during construction with Xeriscape low water plants. Provide a comprehensive master plan to renew landscaping.

SS Credit 3: Site Development- Maximize Open Space

Requirement:

(R) Case 2 no local zoning requirements. Provide a vegetated open space equal to the size of the building footprint adjacent to the building footprint.

(S) The existing site has more vegetated space than the building footprint.

SS Credit 4: Storm Water Design- Quantity Control

Requirement:

(R) Implement a Storm Water Management Plan that protects receiving stream channels from excessive erosion. The Storm Water Management Plan must include stream channel protection and quantity control strategies.

(S) A storm water detention already exists. Recommend adding rip rap rock to the areas where channel erosion has reduced vegetation due to water erosion. Also recommend implementing stream slow down with straw bale design.

Requirement:
(R)Implement a Storm Water Management Plan that reduces impervious cover, promotes infiltration, and captures and treats the storm water runoff from 90% of the average annual rainfall using acceptable Best Management Practices (BMPs). BMPs used to treat runoff must be in accordance with standards and specifications from a State or local program that has adopted these performance standards.
(S) The State of Colorado accepts using vegetation filters and open channels to treat storm runoff. This study recommends some maintenance and repair needs to occur to the wetlands and detention area such as installing riprap at highly eroded areas to reduce further erosion in steep channel areas. Also revegetate grass areas lost during 2002 drought with drought tolerant grasses in lieu of the heavy water needs by original specified grass to further improve existing drainage detention area and wetland treatment. Install straw bale practices at steep areas of stream to reduce amount of water flow and filter the quality of the storm runoff. All parking lots and building roofs go to east and northeast drainage daylight channel. The sanitary sewer also filters to this wetland area after field filtration process.

SS Credit 5: Heat Island Effect-
Requirement:
(R) Use any combination of the following strategies for 50% of the site hardscape.

- Provide shade from existing trees canopy.
- Provide shade structures covered with solar panels.
- Provide shade with architecture structures or devices that have a SRI of at least 29
- Use hardscape materials with an SRI of at least 29.
- Use an open-grid pavement system at least 50% pervious.

(S) Most of the existing asphalt is well weathered recommend writing a future specification to resurface the parking lot in concrete topping to reduce heat gain next time it will be resurfaced. The site has many mature tree canopies that shade some of the hardscape. Project team shall perform a site plan showing tree canopy shading and hardscape review plan to determine if more trees are required to meet this study.

The current roof does not meet SRI- requirements see envelope options for future project costs to meet this requirement. This credit is currently not a goal of the owner due to the available life span left in the existing roof.

This credit is not in the current budget but will be reviewed in the energy envelope study for possible future project option.

To meet this requirement a roof must meet an SRI of 78 or higher for low slope roof requirement. Or install a vegetated roof.

SS Credit 6: Light Pollution Reduction

Requirement:

(R)For interior lighting, reduce the input power by automatic device of all emergency interior luminaries with a direct line of sight to any building envelope by at least 50% between 11pm and 5am. After hour override may be provided by a manual occupant-sensing device provided the override lasts no longer than 30 minutes.

(S) Provide building controls and lighting controls to meet guidelines designated at new additions and or remodeled areas.

(R)Exterior lighting densities shall not exceed ANSI/ASHRE/IESNA standard 90.1-2009 and meet LZ3 Requirements. Design exterior lighting so all site and building mounted luminaries produce a maximum initial illumination no greater than 0.20 horizontal and vertical at site boundaries no greater than 0.01 15 feet beyond the site. Document that no more than 5% of the total initial designed fixture lumens are emitted at an angle of 90 degrees or higher.

(S) Evaluate existing exterior lighting and site design standards for future replacement to meet requirements. Currently the light does not trespass to other properties. Building campus is isolated from community by large yards.

WATER EFFICIENCY

WE Prerequisite 1: Water Use Reduction Required

Requirement:

(R) Employ strategies that use 20% less water than baseline building.

(S) Devise a plan to replace existing plumbing fixtures with water efficient fixtures such as more efficient single or dual flush valves at toilets, new highly efficient urinals, efficient lavatories, efficient commercial pre-rinse spay valves (kitchen), efficient shower head, and devise plan for new drinking fountains to include water bottle filler and reduced flow fountain. See the following calculation to realize potential savings as well as compare actual usage to current baseline (current code). We will assume using highest efficiency for the case of the new energy model. Since fixtures are going to be replaced at a cost it is better to utilize the largest return on energy savings since fixture price between baseline (Code 2012) and higher efficiency is minimal. It is also our opinion that the largest water savers need to be utilized to meet LCC goals of LEED Silver.

Example:	New	Savings
3-gallon flush valve toilets @ 18 exist. = 54 gal.	1.6gfv @ 15 = 24 gal.	0 baseline actual 30 gal.
(Further savings by dual Flush Valve replacement)	1.0 g 2/3 + 1.28g 1/3 = 20g	4-6gallon savings
8 flush valve urinals 3 gallon = 24gal.	1.0 g baseline	0 baseline actual 16 gal.
	0.125-pint urinal = 1g	23 gallon savings
Lavoratories 3 gallon per minute @14 = 42gpm	2.2gpm base @14=30.8	0 baseline actual 11.8gal
	1.5gpm rc. @14 = 21	9.8-gallon savings

Possible savings - Toilets at baseline meet current codes reduces usage to see 55% actual savings in water from current flush valves, however, would not count toward the LEED credit so we recommend the flush valves be replaced with dual or 1.28g maximum flush valve for a savings of 16% to 24% above current baseline with a total water saving of 62% off current water usage. We have used the 1.28g flush valve in the Pueblo County Health Department and from current reports they seem to be functioning well.

Possible saving for urinals baseline could realize a savings of 66% by switching to current 1-gallon flush urinal units. To meet a higher sustainable standard, we recommend going to the pint urinal flush. The pint urinal could save 95% of current water usage and would be 87% better than baseline. The pint flush urinals were installed in the Pueblo County Health Department and have been working well. We do not recommend the waterless urinals as they require lots of maintenance and have had poor performance records as the salts build up in the lines and can block waste lines within one to two years of usage.

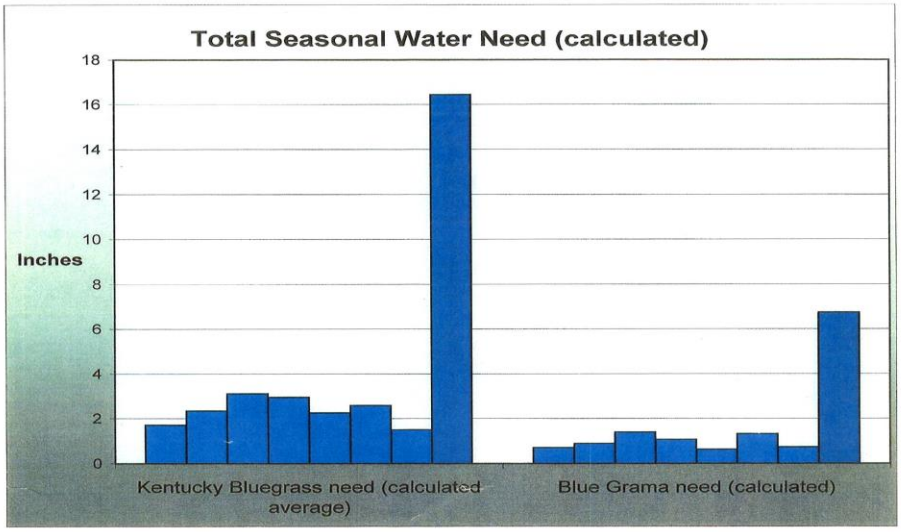
Possible savings for lavatories would be 26% better than current fixtures. We would also recommend going to a more efficient faucet to obtain an additional 23% better than baseline for a total of 50% better than current usage.
The kitchen equipment shower head and drinking fountain upgrade could also realize a 30% to 50% savings off existing water consumption by upgrading to current code and baseline requirements.
On remodeling and new buildings, we recommend a campus plan for fixtures that are in need of repair be replaced one by one for future campus savings to meet LEED Requirements. An Alternative path with a water reduction plan introduced for the effected buildings should be considered for LEED compliance. This should be budgeted at the initial Budget stage.

WE Credit 1: Outdoor water use-Water Efficient Landscaping
Requirements:
(R)Reduce water usage by 50% calculated from midsummer baseline.
(S) 1.Implement plan to restore landscape for existing site that has been lost due to construction.
The project team recommends using a drought tolerant grass seed mix as recommended by Colorado State University. The team has used a grass mix of Blue Grama 50% Hachita and 50% native seed mix, to meet these requirements. The grass would only be irrigated in those areas of higher hierarchy to the building campus. We suggest seeding other areas with a dryland grass mix that would restore the native prairie in these areas. This mix would require temporary irrigation for the first year only. Refer to the following chart to see water usage required by such grass.

Refer to the campus aerial for the site layout. Refer to the site plan showing recommended areas for dense, semi-dense and prairie arid regions recommended by this study.

Actual	Apr	May	Jun	Jul	Aug	Sep	Oct	Seasonal Inches
2001 (before restrictions)	0.71	2.86	3.82	5.45	4.94	3.18	3.31	**24.27**
2005 (3-day restrictions)	0.48	1.34	2.98	3.34	3.16	2.66	1.80	**15.77**
Average of 2001 and 2005	0.59	2.10	3.40	4.40	4.05	2.92	2.56	**20.02**

Calculated	Apr	May	Jun	Jul	Aug	Sep	Oct	Seasonal Inches
Kentucky Bluegrass need (calculated average)	1.71	2.34	3.11	2.95	2.25	2.58	1.51	**16.44**
Blue Grama need (calculated)	0.71	0.89	1.39	1.07	0.63	1.32	0.73	**6.74**



2. Use native water wise adaptive plants in lieu of heavy irrigation needed vegetation types.

The following is a list of recommended plants by Denver Water and CSU Ft. Collins as well as the Southeast Water Conservative District of Pueblo County Water Board.

Trees

- 1. Amur Maple (Acer Ginnala) 2. Rocky Mountain Sugar Maple (Acer grandidentatum) 3. Western Catalpa (catalpa speciosa) 4. Common Hackberry (Celtis occidentalis) 5. Cockspur Hawthorn (crataegus crus-galli) 6. Green Ask (fraxinus pennsylvancia) 7. Kentucky Coffee Tree (Gymnocladus dioica) 8. Rocky Moutain Juniper (Juniperus scopulorum) 9. Japensese Lantern Tree (Koelreuteria paniculata) 10. Apricot (prunus armeniaca) 11. Chokecherry (Prunus virginiana) 12. Swamp White Oak (Quercus bicolor) 13. Burr Oak (Quercus macrocarpa) 14. New Mexico Locust (Robinia neomexicana) 15. Japanese Scholar Tree (Sophora japonica) 16.Pondersoa Pine 17.Bristlecone pine

Shrubs

- 1. Chamiso (Atriplex canescens) 2.Blue Mist Spirea(Caryopteris x cladonensis) 3.White Sage (Ceratoides lanata) 4.Chamisa (Chrysothamnus mnauseousus) 5.Spreading Cotoneaster (Cotoneaster divaricatus) 6.Cliffrose (Cowania Mexicana) 7.Apache Plume (Fallugia paradoxa) 8. New Mexican Privet (Forestiera neomexicana) 9.Creeping Juniper (Juniperus horizontalis) 10.Moonlight broom (Cytisus Scoparius) 11. Beauty Bush (Kolkwitzia amablis) 12.Potentilla (potentilla fruitcosa) 13.Western Sand Cherry (Prunus besseyi) 14.sumac (Rhus trilobata) 15.Spriea 16.lilac (Syringa vulgaris) 17. Honeysuckle (Viburnum lanatana) 18.Yucka 19.Harison Yellow rose (Rosa x harisonii)

Perennials and Vines

- 1. Yarrow 2.Hummingbird's mint 3.Bladderpod 4.Atlas daisy 5. Butterfly Weed 6.Basket of Gold 7.Poppy mallow 8.Bluebell 9. Jupiter's beard 10.Trumpet vine 11.Sulpher Flower 12.Blanket Flower 13.Daylily 14. Iris 15.Blazing Star 16.Flax 17.Catmint 18.Evening Primrose 19. Virginia creeper 20. Russian sage 21. Silver Lace 22.European Pasqueflower 23.Mexican Hat 24.Garden Sage (salvia) 25.Desert plume 26.partridge feather 27.Hummingbird trumpet

Groundcovers and Grasses

- 1. Pink pussytoes 2.Grama grass 3. Buffalo grass 4. Karl Foerster Feather Reed grass 5. Snow in summer 6. Iceplant 7. Tall fescue 8. Blue fescue 9.Blue oat Grass 10.Chinese Silver grass 11. Indian ricegrass 12.Fountain Grass. 13. Lavender cotton 14.Himalayan Fleeceflower 15.Showy Stonecrop 16.Hens and Chicks 17.Wooly Thyme 18. Blue Woolly Speedwell 19. Rocky mountain Zinnia

Annuals

- 1. Golden Coreopsis 2.Mexican Aster 3. California Poppy 4. Globe Amaranth 5.Annual Mallow 6.Moss Rose 7. Nasturtium

Shade plants

- 1. Lady's Mantle 2.Bearberry 3.Heartleaf Bergenia 4.Forget-me not 5.Beautiful Mint 6. Bellflower 7.Sweet Rudruff 8.Corabells 9.Creeping grape holly 10. Redleaf Rose 11.Golden Currant 12.Boulder Raspberry 13.stonecrop 14. Lamb's Ear 15.Chenault Coralberry

3. Use Xeriscape principles to put heavy landscape at visual aesthetics hierarchy locations, and redesign other areas of second importance to match native prairie lands more. Use drip systems where possible to reduce evaporization.

WE Credit 2: Interior Water Use Reduction

Requirement:

(R)Use less water than baseline in a tiered strategy of 30% 2 points, 35% 3 points, 40% 4 points.

(S) 30% possible as shown in WE Prereq. 35% to 40% are probable if advance measures are taken in remodel work so we show a "Y" to two points and a "?" to the remaining 2 points.

WE Credit 3: Cooling Tower Use Reduction

Requirement:

(R)Use less water than base building for cooling towers. Increase efficiency and quality of water for cooling towers.

(S) This will have to be studied further as to whether it fits in the building type and scope.

WE Credit 4: Water Metering

Requirement:

(R)Provide separate water metering controls to study water usage separately to rate efficiency of landscaping domestic water mechanical equipment water and drinking water.

(S) Install necessary controls and meters to track the above requirements.

ENERGY & ATMOSPHERE

EA Prerequisite 1: Fundamental Commissioning of Building Energy Systems

Requirement:

- Designate an individual as Third-Party Commissioning Agent to lead and review and oversee the completion of the commissioning process activities. (CxA) must be third party in spaces over 50,000 sq ft.

1. CxA must have documented building experience in a least two projects.
2. The CxA must be a consultant to the Owner (ie: Third party review)
3. The CxA must report results and findings directly to the Owner.

- The Owner must document the Owner's project requirements. The design team must develop a basis of design. The CxA must review those documents for clarity and completeness. The owner and design team must be responsible for updates to their respective documents.
- Develop and incorporate commissioning requirements in construction documents.
- Develop and implement commissioning plan.
- Verify the installation and performance of the systems to be commissioned.
- Complete a summary commissioning report.

Required systems to be Commissioned:

1. Heating, Ventilating, Air Conditioning and refrigeration systems and associated controls.
2. Lighting and Daylighting Controls
3. Domestic hot Water systems
4. Renewable energy systems

(S) Hire a CxA directly to the owner to review, manage and implement work required.

EA Prerequisite 2 Minimum Energy Performance
Requirement:
(R) Demonstrate a 5% whole building improvement compared to baseline using a whole building computer simulation model for the whole building project. Meeting ASHRE/IENSA 90.1-2007
(S) Refer to E Quest Energy Model in this report to give a schematic design phase analysis of achievable goals.

EA Prerequisite 3 Building Level Energy Metering
Requirement:
(R) Provide building metering for building systems to be tracked. Engineer to perform a 10-month review of the system and different seasons
(S) Provide DDC building controls software that can track building systems energy usage to make the building as efficient as possible.

EA Prerequisite 4: Fundamental Refrigerant Management
Requirement:
(R)Do not use CFC refrigerants for exiting equipment form a comprehensive CFC phase out conversion prior to completion.
(s)Provide a replacement schedule of equipment showing CFC refrigerants existing conditions. Specify campus or building standards to not use CFC for any future equipment.

EA Credit 1: Enhanced Commissioning
Requirement:
(R)In addition to EA Prerequisite CxA agent must also perform the following tasks:
Prior to start of construction review design documents to check with owner basis of design and back check any design review comments.
CxA must review contractor submittals applicable to systems being commissioned.
CxA must develop a project systems operation manual for the owner for future operating staff to be able to review.
CxA must verify contractor training owner knowledge of systems.
CxA must review systems operations within 10 months after owner occupancy to further refine the efficiency of the project and determine if standard settings need to be redefined.
(S) Owner Hire CxA authority to perform the proceeding tasks. This task is not in the initial team goal of LEED Silver budget, however, has not been eliminated from owner choices of goals. Therefore, it is still in the “?” category.

EA Credit 2: Optimize Energy Performance Standards
Requirement:
(R)Perform a whole building energy simulation model.
(S) See Schematic E Quest Energy Model. For LEED certification energy model will need to be expanded to detailed version.

EA Credit 3: Advanced Energy Metering

Requirement:

(R)Provide controls system software to be able to evaluate, load, shed and create optimal efficiency throughout the different uses, weather patterns and seasons. Meter and study this data to continually optimize the energy usage of the building.

(S) Provide building metering software and create an administrative plan to continually update system needs for reduced energy usage. Put plan into effect if study brings up fair sized deficiencies of 15% or greater.

Requirement:

(R)Over the period of one year of building function measure and verify building functions at minimum four seasonal times of the year. Use building controls to study the ideal settings of equipment at each seasonal time period as well as during occupied and unoccupied hours to determine the best building system efficiency modes for each situation; Must use International Performance and Measurement & Verification Protocol Volume 3 2003 for such documentation.

(S) Use qualified CxA to measure and review with Owner the measurement to recommend energy saving system setting tweaks to get optimal performance from building. This credit is currently not in the immediate goals of the LCC to meet LEED Silver requirements; however, at owners direction could be implemented at a later date before building certification if so desired.

EA Credit 4: Demand Response

Requirement:

(R)Purchase utilizes from a Demand Charging provider. Review with provider. If no provider is in the area, ask for private utility demand rate to support peak usage and encourage load shedding strategies.

(S) Review with Local utilities.

EA Credit 5: On–site Renewable Energy

Requirement:

(R)Use on site renewable energy systems.

(S)OJC can review a solar farm for campus power usage. Utilize power from solar farms to power building. The solar farm does not exist at current time of study therefore the points are in the"?" category. This is not likely in the current budget. The owner would need to be project budget beyond this project.

EA Credit 6: Enhanced Refrigerant Management

Requirement:

(R)Select refrigerants and heating, ventilation, air conditioning and refrigeration equipment that minimize emissions of compounds that contribute to ozone depletion and climate change.

(S) Use recommended formula to determine allowance of refrigerant for specified equipment (currently required by code for new mechanical systems).

EA Credit 7: Green Power

Requirement:

(R)Engage in a two-year contract with energy provider for renewable energy for at least 35% of the building's electricity.

(S) Enter contract with energy supplier for a two-year contract utilizing the energy from one of their solar farms or wind farms. This credit is currently not in the definite goal category, however with budget in mind could be added as a goal towards the end of the project to obtain a higher level of certification or sustainability if the owner so desires.

MATERIALS & RESOURCES

MR Prerequisite 1: Storage and Collection of Recyclables

Requirement:

(R) Provide an easily accessible area dedicated for collection and storage of recycling at a minimum: paper, cardboard, glass, plastics, and metals.

(S) Provide an area for recycling in buildings. Implement smaller recycling throughout building to be collected in large recycling storage areas.

MR Prerequisite 2: Construction Waste Management

Requirement:

(R)Recycle and or salvage nonhazardous construction and demolition debris 50% or 75%.

(S) Implement recycling plans and specifications with the contractor to have a goal of a minimum of 75% or more as a recycling goal.

MR Credit 1: Life Cycle Impact Reduction

Requirement:

(R)Reduce use of new materials by reusing building systems and material components. If a new building provides a life cycle analysis for all the new products going into the building and select product maintenance to allow a 10% increase past useful life expectancy.

(S)This item is in the "?" category as it will be worked on in the design phase. There is potential to use salvaged doors and hardware from other building demolition projects on site. Other items would be challenging to reuse as most finishes are beyond life cycle. This credit will remain in the possible goal category but not certain until quantities of materials can be determined. Ultimately it is during construction to the completion of construction when this item is realized its potential.

(R)Maintain the existing building structure and envelope for 95% (excluding window assemblies and roof skin).

(R)Maintain a minimum of 50% on nonstructural interior elements interior walls, door, floor coverings and ceiling systems.

(S) It will be a close review of what area of the building will be affected by the remodel to attach the new elevator buildings. It may not be applicable as areas being affected are being reconfigured. This will be determined by LEED boundary at a design document phase.

MR Credit 2: Building Product Disclosure

Requirement:

(R) Encourage the use of products with life cycle studies and environmental impact statements. Use manufacturers and materials that are certified as environmentally responsible products. Products that can be reused cradle to cradle longer life cycle lower usage of raw materials.

(S) Specify environmentally sound and sustainable products

MR Credit 3: Sourcing of Raw Material

Requirement:

(R)Use materials with recycled content such that postconsumer is ½ plus the pre-consumer content. Strive for goals of 10% or 20% based on cost of total materials on project excluding mechanical, electrical, plumbing, and elevators (specialty items approved by this credit). Review cradle to cradle product impact statement to see if products qualify use at least 20 building materials with these requirements and longer life cycle uses.

(S)Specify products with recycled content such as metal studs, carpeting, gypsum board, tile, vinyl floor, wall coverings, and acoustical grid ceiling tiles. Work with General Contractor to review approved equal materials with higher recycled content than specified, life cycle, and cradle to cradle environmental impact. This credit is possible to receive an ID Credit for exemplary performance of 40%.

(R)Use building materials or products that have been extracted, harvested or recovered, as well as manufactured, within a 500-mile radius from project site based on cost of materials for project. Perform a minimum of 10% or 20% to achieve points.

(S)Specify products extracted and manufactured within a 500-mile radius to produce regional sustainability. This credit is easy to obtain on a new building project as concrete, dirt work, and steel are easily obtained in this area. It will be a little more difficult to do an interior remodel project and meet high content on this project as much of interior finishes are specialty made such as carpet tiles are predominantly manufactured in Georgia area. There are several items that can meet this requirement if carefully specified such as gypsum board, tile, acoustical grid, and metal studs. The design team shall work closely with the general contractor to include materials that are regional. It may take some review and balance of hierarchy with recycled content to achieve the highest percentage for both credits. The study team believes 20% is obtainable, however it will be more challenging to receive an exemplary performance or additional ID Credit for 30% Regional Content.

Requirement:

(R)Use rapidly renewable materials for 2.5% of total value of building materials. Rapidly renewable building materials are made from plants with a 10 year or less harvest cycle.

(S)Use and specify such materials as bamboo, wool, cotton insulation, agrifiber, linoleum, wheatboard, strawboard and cork. Many of these products are not manufactured in the USA so it becomes challenging to use several of the projects. The team suggests specifying and using cotton insulation, agrifiber or wheatboard cores for new solid core doors and millwork, as these products are all manufactured in the USA. This credit will remain in the"?" category until quantities and cost are realized during and to the completion of construction.

(R)Use FSC certified wood product for at least 50%

MR Credit 4: Building product disclosure materials ingredients.
Requirement:
(R) Encourage the use of products with life cycle studies and environmental impact statements. Use manufacturers and materials that are certified as environmentally responsible products. Products that can be reused cradle to cradle longer life cycle lower usage of raw materials. Use products with less harmful substances.
(S) Specify environmentally sound and sustainable products

INDOOR ENVIRONMENTAL QUALITY

IEQ Prerequisite 1: Minimum Indoor Air Quality Performance
Requirements:
(R)Meet the minimum requirements of Sections 4 through 7 of ASHRAE Standard 62.1-2007, Ventilation for Acceptable Indoor Air Quality. Mechanical ventilation systems must meet applicable local codes, whichever is more stringent.
(S) Rehabilitate and upgrade mechanical system to meet current ASHRE standards. From previous site visits and review of the original drawings, it's almost certain that the current requirements for outdoor air (OA) ventilation are not being met. An analysis involving the number of people, activities, square footage, interior environment, and air distribution system will determine the proper OA requirements. The existing air handler unit (AHU) can then be evaluated to determine the optimal way to increase the OA ventilation.

IEQ Prerequisite 2: Environmental Tobacco Smoke (ETS) Control
Requirement:
(R)Option 1 - Prohibit smoking in the building. Prohibit on property smoking within 25 feet of building entries, outdoor air intakes and operable windows. Provide signage to designate areas and prohibit smoking in undesignated areas.
(S)Existing campus has no smoking in the buildings and has designated smoking areas outside that meet or exceed smoking area designated requirements. Designated areas have signage as well as general building entrances have no smoking signage.

IEQ Credit 1: Enhanced Indoor Air Quality
Requirement:
(R)Case 1 - Mechanically ventilated spaces. Monitor CO2 concentrations within densely occupied spaces, those with a design occupancy of more than 25 people per 1,000 sq ft meet ASHRE standard 62.1-2007. Provide a direct air flow measurement device capable of measuring the minimum outdoor air intake flow with an accuracy of plus or minus 15%.
(S)Monitor conference rooms with CO2 sensors between 3 to 6 feet above floor. Connect the monitor with building controls to increase fresh air to the conference room when required. Since no classroom spaces or conference are involved, this credit is unlikely.
or

(R)Provide 30% outside air or greater to building occupants.
(S) Difficult to obtain in our region due to outside air temperature extremes of 105°F or -15°F. The cost to increase and up size the design of the mechanical system is not reasonable in budget for this facility.

IEQ Credit 2: Low Emitting Materials – Adhesives and Sealants
Requirement:
(R)Meet or exceed the following USGBC LEED® table for VOC allowances for interior work on the project.

Aerosol Adhesives	VOC Limit
General purpose mist spray	65% VOCs by weight
General purpose web spray	55% VOCs by weight
Special purpose aerosol adhesives (all types)	70% VOCs by weight

Adhesives, Sealants and Sealant Primers must comply with South Coast Air Quality Management District (SCAQMD) Rule #1168. Volatile organic compound (VOC) limits listed in the table below correspond to an effective date of July 1, 2005 and rule amendment date of January 7, 2005.

Architectural Applications	VOC Limit (g/L less water)	Specialty Applications	VOC Limit (g/L less water)
Indoor carpet adhesives	50	PVC welding	510
Carpet pad adhesives	50	CPVC welding	490
Wood flooring adhesives	100	ABS welding	325
Rubber floor adhesives	60	Plastic cement welding	250
Subfloor adhesives	50	Adhesive primer for plastic	550
Ceramic tile adhesives	65	Contact adhesive	80
VCT and asphalt adhesives	50	Special purpose contact adhesive	250
Drywall and panel adhesives	50	Structural wood member adhesive	140
Cove base adhesives	50	Sheet applied rubber lining operations	850
Multipurpose construction adhesives	70	Top and trim adhesive	250
Structural glazing adhesives	100		
Substrate Specific Applications	**VOC Limit (g/L less water)**	**Sealants**	**VOC Limit (g/L less water)**
Metal to metal	30	Architectural	250
Plastic foams	50	Nonmembrane roof	300
Porous material (except wood)	50	Roadway	250
Wood	30	Single-ply roof membrane	450
Fiberglass	80	Other	420
Sealant Primers	**VOC Limit (g/L less water)**		
Architectural, nonporous	250		
Architectural, porous	775		
Other	750		

IEQ Credit 2: Low-Emitting Materials- Paints and Coatings

Requirement:

(R) Paints and coating on interior of building must comply with the following criteria:

- Architectural paints and coatings applied to interior walls and ceilings must not exceed the volatile organic compound (VOC) established in Green Seal Standard GS-11
- Anti-corrosive and anti-rust paints applied to interior ferrous metals must not exceed 250g/l Green seal standard gc-03 anti corrosive paints.
- Clear wood finishes, floor coatings, stains, primers, and shellacs applied to interior elements must not exceed VOC limits established by the South Coast air Quality Management District (SCAQMD) rule 1113 architectural coatings Jan. 2004.

(S) Specify paints and coatings for all interiors to meet or be under maximum allowable VOC limits. Review shop drawings submittals to ensure products being used meet specification. The contractor shall track VOC content on all interiors paints and coatings log.

IEQ Credit 2: Low –Emitting Materials Flooring Systems

Requirement:

(R)All floorings must comply with the following:

- All carpet must meet the Carpet and Rug Institute Green Label Plus program.
- All carpet padding or cushion must meet the Carpet and Rug Institute Green Label Plus program.
- All carpet adhesives must meet IEQ Credit 4.1 VOC limit of 50g/l
- All hard surface flooring must meet the Floor Score standard. Flooring included under this standard are as follows: vinyl, linoleum, laminate flooring, wood flooring, ceramic tile, rubber flooring and wall base.
- Alternate compliance path using 100% hard flooring shall be min 25% of area Floor Score-certified. Unfinished areas may be acceptable for such areas as mechanical rooms, elevator service rooms, etc.
- Concrete, wood, bamboo, and cork, finishes needing a sealer shall meet SCAQMD Rule 1113
- Tile setting adhesives must meet SCAQMD Rule 1168 VOC limits.

S) Specify flooring materials properly certified for all interiors and to meet or be under maximum allowable VOC limits. Review shop drawings submittals to ensure products being used meet specification. Contractor shall track VOC content on all products and LEED certification letters for the proper reference of certification.

IEQ Credit 2: Low-Emitting Materials-Composite Wood and Agrifiber Products

Requirement:

(R)Composite wood and agrifiber products, wood veneer products and laminating adhesives used on the interior of the building in fixed applications must not contain urea-formaldehyde resins. Composites wood considered are as follows; particle board, medium density board (MDF), plywood, wheatboard, straw board, panel substrates or door cores.

(S) Do not specify products with urea-formaldehyde resins. Review project cut sheet with Material Safety Data sheets (MSD) with the contractor. Require official literature from manufacturer stating that no urea-formaldehyde has been added to the project material.

IEQ Credit 3: Construction Indoor Air Quality Management Plan During Construction

Requirement:

(R) Develop and implement an IAQ Management Plan for the construction and preoccupancy phases of the building as follows:

- (R)During construction meet or exceed recommended control measures of the Sheet Metal and Air Conditioning National Contractors Association (SMACNA) IAQ guidelines for occupied building under construction.

(S) Specify contractors to follow SMACNA standards during construction.

- (R)Protect on site stored and installed absorptive materials.

(S) Cover all stored materials with plastic wrap in a clean room where construction dust does not collect. Keep stored material on pallets off the ground or floor. Protect finished areas from in progress construction areas by separating with plastic curtains and protecting duct return air grills. Perform construction procedures in ideal order to not contaminate absorptive materials (example: paint before adding carpet wall covering and furnishings). Contractor to review plan of scheduling with design team and CxA.

- (R)If permanently installed air handlers are used during construction, provide MERV 8 filters at each return air grill as meet by ASHRAE standard 52.2 1999.

(S)Do not use air handlers unless necessary during construction. If air system is used, use MERV 8 filters at all return air grills. Separate and contain construction areas from finished areas. Replace all air handling unit filters after construction is complete, prior to occupancy.

Requirement:

Option 1 Flush Out: Path 1

(R) Perform a building air flush out of 14,000 cubic feet in volume of outdoor air per square foot per floor area while maintain a temperature of 60 degrees Fahrenheit after construction is substantially complete. Replace filters after flush out has occurred before occupancy (open for business).

(S)Flush takes approximately 14 days for most buildings with ideal temperatures. Suggest Owner schedule a minimum of 20 days for flush out period in case of incremental weather. The contractor must demonstrate start up logs on new and rehabilitated equipment and filter change documentation. Contractor shall schedule an air flush out period at finish of construction of the designated areas. If Owner is phasing construction all areas related with specific air handlers shall be flushed out. If some areas need to be occupied during flush out, flush out shall occur after hours and weekends for a projected period of 30 days.

IEQ Credit 4: Indoor Chemical and Pollutant source Control

Requirement:

(R)Design to a minimum and control the entry pollutants into a building and reduce cross contamination of regularly occupied spaces. At a minimum the following design strategies must meet compliance:

- Employ permanent entry way systems at least 10’ long in primary direction of travel to capture dirt and particulates. Acceptable systems are permanently installed grates, grills and slotted systems that allow for cleaning underneath. Roll out mats are only acceptable when maintained weekly.

- Provide sufficient exhaust space where hazardous gases or chemicals may be present keeping negative pressure in spaces such as cleaning storage copy machine areas etc. Doors must have closers to these spaces. The exhaust rate must meet 0.05 cubic feet per minute with no air recirculation.
- In mechanically ventilated buildings, at regularly occupied areas, provide MERV 13 or higher filtration both to return and outside air.
- Provide containment and designated containment collection area for any hazardous waste by product used on site such as cleaning solutions etc.

(S) This Credit is in the"?" Category as there is some difficulty meeting the requirement due to the nature of the existing building. It is currently not in the goal settings. Walk off mat can be met and is currently being practiced in the facility. The next requirement of exhausting janitorial copy rooms etc. has been met in construction of the building. Then the requirement of MERV 13 filters becomes an expensive difficult requirement to the existing HVAC system as the original air handlers are not designed to use that heavy of air filterization. This certainly could be added at the time of future replacement of the air handler. Finally, the building user could devise a plan to store hazardous materials in a designated contained area.

IEQ Credit 5: Controllability of Systems- Thermal Comfort

Requirement:

(R)Provide individual comfort control for 50% of building occupants with adjustable controls. Meet ASHRE 55-2009. Provide comfort system controls for all shared multi-occupant spaces to enable adjustments that meet group needs and adjustments.

(S)This Credit is fairly difficult to meet since the individual offices are being converted to open office work area. The study team feels this will not be able to meet with the current HVAC system and open plan without adding considerable amount of equipment and cost.

Requirement:

(R)Design HVAC systems and the building envelope to meet the requirements of ASHRE standard 55-2004.

(S) By evaluating the temperature, ventilation, and humidity, a determination can be made if ASHRAE 55-2004 is being met. HVAC system adjustments can be made to see if compliance is possible. Modifications to the ductwork and terminal boxes may have to be performed. Overall, the improved comfort of the individuals in the modified areas should pay off in terms of improved productivity.

IEQ Credit 6: Controllability of Systems- Lighting

Requirement:

(R)Provide individual lighting controls for 90% or more of building occupants in individual rooms - minimum 2 levels of lighting. Provide lighting adjustment abilities in multi -occupant spaces.

(S)The existing building does not have control of lighting (only all off and all on at main panels only). By updating the lighting system throughout (which is beyond life cycle) with the use of occupancy sensors, ability for task lighting two levels of lighting, dimming in conference and training rooms as well as much

more efficient lighting fixtures. We expect to see a good deal of energy savings to the existing building in this category.

IEQ Credit 7: Daylight and Views-Daylight
Requirement:
(R) Achieve daylighting in at least 75% of the spaces occupied regularly for eight-hour shifts.
(S) Original building follows daylighting principles with high glass windows and high ceilings along with shaded overhangs.

IEQ Credit 8: Daylight and Views-Views
Requirement:
(R)Provide views for 90% of building fully occupied spaces from a measurement of 30'' to 90'' above the finish floor. Show plan view with vision pathway shown. Show section to demonstrate view vertical perimeter requirements.
(S)Show floor plan vision and section vision parameters for new office workspaces.

IEQ Credit 9: Acoustic Performance
Requirement:
(R)Meet code requirements for Sound Transmission (STC) ratings between spaces. Meet requirements for low HVAC background noise. Design space to not have echoing properties.
(S)Design space acoustically to meet the above requirements.

INNOVATION IN DESIGN

ID Credit 1: Innovation in Design
Path 1 innovation in Design 1-2 points
Path 2 Exemplary Performance 1-3 points

Point 1 exemplary performance.
Point 2 exemplary performance.
Point 3 exemplary performance.

ID Credit 2: LEED Accredited Professional
Requirement:
(R)At least 1 participant of the team shall be LEED accredited professional.
(S)Hire Design Team with at least one LEED accredited professional.

REGIONAL PRIORITY

Regional Priority is a bonus point if set limits are achieved in these specific credits. There are six options, however only four points will be awarded. These credits were determined by USGBC to have a higher priority weight in this region as they address priorities for this zip code. Reference the following map showing priorities:

RP Credit 1: Regional Priory

- EAc1 Option 1 : Achieve 44% efficiency in whole building energy modeling.
- Possible

RP Credit 2: Regional Priority

- EAc2 : Achieve 13% in Renewable Energy
- Possible

RP Credit 3: Regional Priority

- WEc1: Use no potable water for irrigation.
- Possible if irrigation water is not treated from well?

RP Credit 4: Regional Priority

- WEc3: Achieve 40% or better in water savings.
- Possible

RP Credit 5: Regional Priority

- SSc2 Development Density and Community Connectivity
- Not Possible due to building location

RP Credit 6: Regional Priority

- SSc6.1 Quantity Control of Storm water design
- Possible

Owner's Manuals and Operating Systems:

Otero Junior College has kept a great archive of existing building manuals and maintenance records. This study has building cost comparisons that add to the existing building by building life span adjustments and cost. The only suggestion for improvement would be to in the future make DVD videos of staff training on operating systems for new building projects. This also aids in the original design settings for a good point of reference.

APPENDIX G: SITE ANALYSIS

Site Evaluation

Aerial map of the campus showing parking usage on a typical day.

Parking: The current number of parking spaces is adequate. There are several open spaces at all times of the day. Most sporting events occur during off hours providing open spaces for the additional load during School District use of the space. The McDivitt Sports Complex brings the highest volume during regional sporting events. A large number of participants are bused to the facility during these events, maintaining free parking spaces throughout areas of the Campus. The City parking lot adjacent to the City sports baseball and tennis courts also provide ample overflow during operation hours. This lot has a larger volume during the off hours. One suggestion to add parking at sporting events would be to make the circular drive around McDivitt one-way traffic with 45% angled parking on each side. This could potentially double the spaces that are now parallel parking.

Traffic: There are City bus routes and streets having several paths to Campus allowing adequate accessibility to the College. The bus routes are determined upon need since it is a small community. They customize upon requests and need year-to-year.

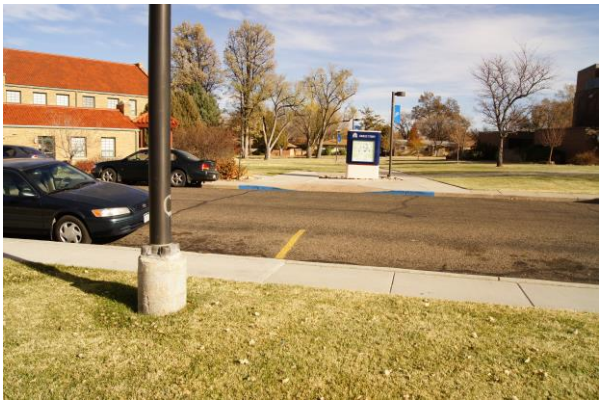
Bike: Students use bicycles as transportation on campus. All buildings provide bike racks for students.

Pedestrian: The existing campus is oriented with inner pedestrian traffic and exterior vehicle traffic to keep student safety in mind. All master planning additions shall keep this design standard keeping heavy

traffic to the exterior. All buildings are within a manageable short walk to get from classrooms to dormitories. The site is relatively flat and can accommodate ADA ramping and sidewalks throughout.

Pedestrian paths throughout Campus - Student Center

Pedestrian paths throughout Campus - Life Science



Interior campus walk ways by Administration and Humanities

Typical bike racks throughout campus at Wunsch Hall Dormitories

Property for expansion: The property has approximately ¼ undeveloped spaces remaining on the campus. The Master Plan would develop the majority of the space; however, the building-to-site ratio would only be 30%. Typical max capacity is 50%. This means some building expansion and infill can take place. The Campus Master Plan in the future needs to be mindful of planning to keep some vegetated open space.

Green space currently available: Refer to map below showing green space.

Emergency Access to Site: There is adequate emergency accessibility to the site. The Campus is surrounded by wide streets on all four sides. All of the existing buildings and planned buildings will maintain fire truck access on at least three sides as required by Code. The only current exception is the Koshare Museum which could be accessed by driving on the grade adjacent to the soccer field.

Utilities: The Campus streets have been developed with full utility access as it is in a developed part of town. Storm is surface run to main detention park north of the Campus. Water is accessible through a majority of the artery streets. Natural gas is available at exterior streets and lines throughout campus.

Electrical runs throughout the campus. Telecommunication also runs throughout the campus. The campus area has the required infrastructure in place. See attached data sheet for City of La Junta utilities. Also refer to site maps showing utilities.

The Region uses 13% electricity, 85% gas and 2% other.

ELECTRIC RATES

Contact: Bill Jackson 384-5991

RESIDENTIAL

Monthly Rate	
Customer Charge	$ 9.25
Energy charge per KWH	$ .089

GENERAL SERVICE SMALL

Monthly Rate	
Customer Charge	$ 9.25
Energy charge per KWH	$.0944

GENERAL SERVICE LARGE

Monthly Rate	
Customer Charge	$75.00
Demand charge per KW for 1st 850	$ 6.00
Demand charge per KW above 850	$ 2.75
Energy charge per KWH	$.0655

ELECTRIC COST ADJUSTMENT

The City of La Junta Electric Department customer's monthly bill for electric service will be adjusted for changes in the average cost of electricity per KWH generated, purchased, and sold by the City for the immediately preceding month. The monthly bill for electric service will be increased or decreased by the amount of variation in such cost to the nearest one-thousandth of one mill per KWH multiplied by the ratio of the KWH sales from the City's generation and purchase to the KWH sales.

AREA YARD & STREET LIGHTING RENTALS

150 Watt HPS fixture	$ 9.90/mo
400 Watt HPS fixture	$17.80/mo

CUSTOMER CHARGE

Customer cost allocations include those items associated with direct service to a specific customer such as service drops, metering installations, meter reading, accounting, collecting, service consultations, other similar costs and a portion of the distribution system costs.

DEMAND CHARGE

Capacity costs are those related to providing a system capable of meeting the total combined demand of the customer. These costs would include the demand component of either generated or purchased power, transmission capitol costs, a portion of the distribution capitol costs, system renewals and replacements, and in-lieu-of taxes.

CONNECT FEES

Electric	$ 20.00
Water	$ 15.00

After hours has additional charges.

Deposit

Residential	$300.00
Government Owned Residential	$100.00
Commercial	total of 3 months bills

Additional deposits required if service terminated for non-payment.

Budget Billing and **Electronic Fund Payments** from bank accounts are available.

Penalties—10% service charge if account paid after 4:30 on the due date.

If you have any questions concerning utilities rates or your billing, contact Aliza Libby, Finance

COST RECOVERY FEE

AS OF MAY 1, 2017 A COST RECOVERY FEE WAS IMPOSED ON ANY CONSUMER USER WHO DOES NOT HAVE SERVICES ON A CONTINUOUS BASIS FOR A PERIOD IN EXCESS OF 30 DAYS

FEES ARE AS FOLLOWS:

WATER:	FACILITY CHARGE	$ 17.00
	BASE CHARGE	9.22
WASTEWATER:	FLAT CHARGE	17.87
ELECTRIC:	MONTHLY MINIMUM	9.25

2020 MUNICIPAL UTILITIES RATES

As of January 01, 2020

La Junta Municipal Utilities
601 Colorado Avenue – PO Box 630
La Junta, Colorado 81050

ONLINE ACCESS/PAYMENTS

https://lajuntacolorado.org

WATER RATES*

Contact: Tom Seaba 384-7358

Customer Charge
RESIDENTIAL and COMMERCIAL

Size of Line	Minimum
3/4"	$ 9.22
1"	$ 16.32
1 1/2"	$ 36.88
2"	$ 65.46
3"	$147.52
4"	$261.85
6"	$590.09

COMMODITY CHARGE

The charge is $2.50 per 1,000 gallons for water used that does not exceed the Water Conservation Limits. New irrigation taps will not be issued after January 1, 2002. Existing residential irrigation meters will be charged $2.50 per 1,000 gallons. For residential accounts, water used in excess of the minimum Water Conservation Limit of 30,000 gallons, will be charged $3.00 per 1,000 gallons.

WATER TAP FEES*

3/4"	$ 1,755.00
1"	$ 3,106.00
1 1/2"	$ 7,020.00
2"	$ 12,500.00
4"	$ 49,800.00

FACILITY INVESTMENT FEE

A flat monthly charge will be assessed in addition to the regular use fees. Residential accounts will be charged the 3/4" rate.

3/4"	$ 17.00
1"	$ 30.09
1 1/2"	$ 68.00
2"	$ 120.70
3"	$ 272.00
4"	$ 482.80
Over 4"	$ 1,088.00

SEWER RATES*

Contact: Tom Seaba 384-7358

RESIDENTIAL

Flat $47.00 per month.

COMMERCIAL

Minimum $66.00 per month.
Based on previous 12 month average water use. A new commercial or industrial account will be charged a sewer rate of $120.00 until the annual rate can be established by using three month's usage.

First 7,000 gallons included in minimum
Over 7,000 gallons @ $3.90 per thousand.

SEWER TAP FEES*

Residential	$ 400.00
Commercial	$ 800.00
Industrial	$ 2,700.00

*Rates double outside city limits

SANITATION SERVICE

Contact: Darren Adame 384-5991

The transfer station/compactor is located at 5th and Gardner and is open Tuesday, Thursday and Saturday from 9:00 a.m. to 4:00 p.m.. Residents inside the city limits of La Junta may use the above facility for household trash only. Proof of residency requires a current utility bill statement. Residents outside of the city limits of La Junta may purchase a minimum of 10 bag tags at the cost of $1.00 per tag from the Utility Office located at 601 Colorado Ave. The bags may not be larger than the 42 gallon size.

SANITATION RATES*

Contact: Darren Adame 384-5991

	PER MONTH
Residential, Apt. & Trailers	$ 8.60
Commercial min. charge	$10.60
Disposal Fee	$ 4.75

Dumpster Pickup

One Dumpster	
1 time/month	$ 6.70
1 time/week	$ 27.55
2 times/week	$ 55.10
3 times/week	$ 82.65
4 times/week	$110.20
5 times/week	$137.75
Two Dumpsters	
1 time/week	$ 48.40
2 times/week	$ 96.80
3 times/week	$145.20
4 times/week	$193.60
5 times/week	$242.00
Three Dumpsters	
1 time/week	$ 69.25
3 times/week	$207.75
5 times/week	$346.25

Special pickups are on a case by case basis.

Dumpsters can be rented at $8.50/month or purchased for $660.00 each. This charge is in addition to the sanitation service and disposal fees.

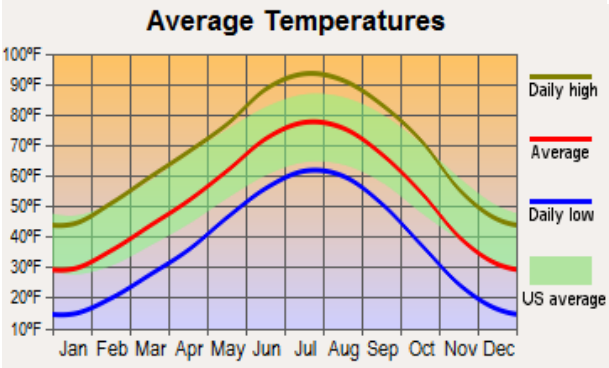
3 cu. yd bagsters available for purchase or 40 cu. yd/20 cu. yd. boxes for rent.
Call for information.

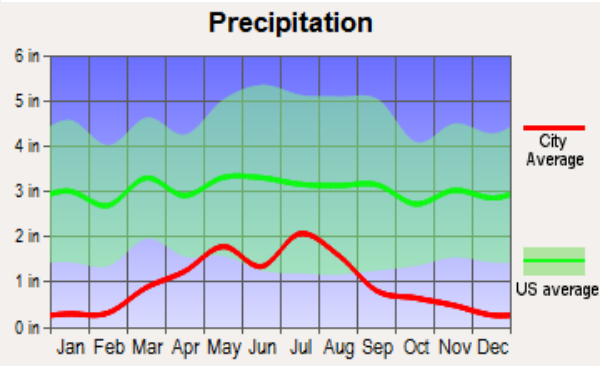
For residential accounts, only City issued 96 and/or 60 gallon tote will be serviced. Items that are not in the tote will not be serviced. An additional tote may be rented for $5.00 per month extra.

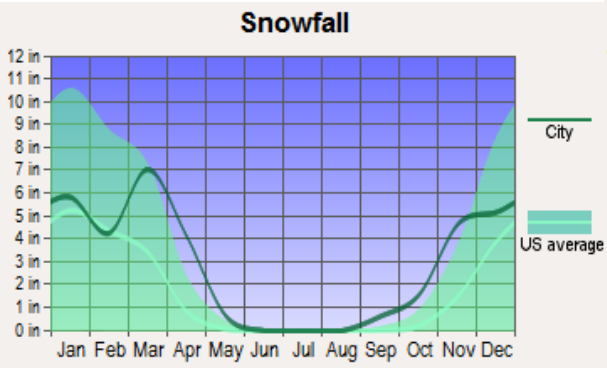
The previous utility rates were provided By the City of La Junta Engineering Office.

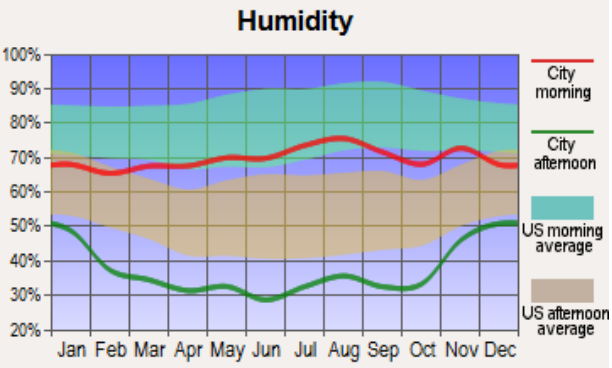
Regional Weather Conditions: La Junta has a weather range of 100 degrees in summer to 10 degrees below 0 in winter. The area can have 60-degree temperature swing in spring and fall. The rainfall is less than 11 inches a year being plains and prairie grasslands. The City is adjacent to the Arkansas River with some areas potentially being in the flood plain. The OJC Campus is out of the flood plain. The snow load for the area is 20lbs per sq ft design, however, the design team suggests a minimum of 30lbs design with a 1.5 safety factor as this area has historical data showing they have received a 500-year storm in the past 15 years. The frost depth is 26 inches minimum.

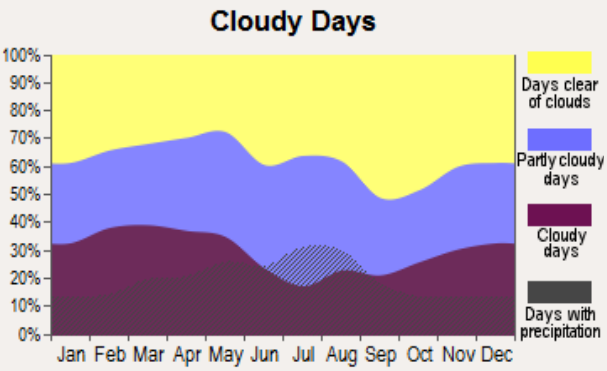
See the following chart showing regional weather.

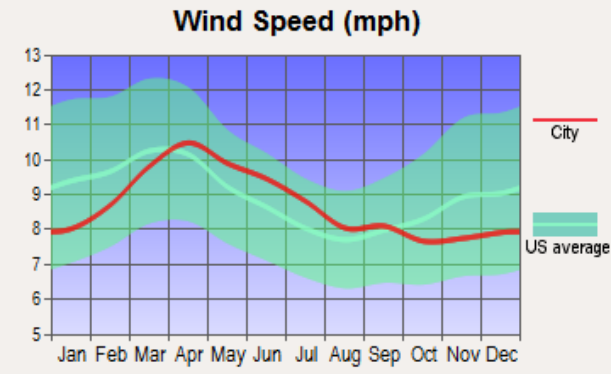


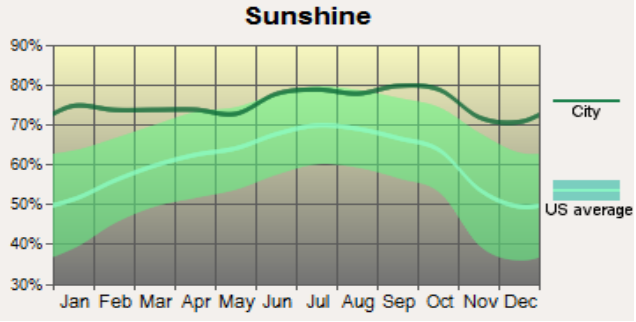












APPENDIX H: TECHNOLOGY

Network Topology

1. Type of Cable

Building	Type of cable
Physical Plant	Category 5E cable throughout the building
McDivitt Hall	Category 5E cable throughout the building
McBride Hall	Stu Services category 5, rest of building is category 5E
Student Center	Category 5E cable throughout the building
Wunsch Hall	Category 5E cable for data drops, Category 6 for security cameras
Life Science Bldg	Category 5E cable throughout the building
Wheeler Hall	Category 5E cable throughout the building
Humanities Center	Category 5 in some locations in the basement, category 5E throughout the rest of the building
MacDonald Hall	Category 5 cable throughout the building
Koshare Kiva	Category 5E cable throughout the building
McDivitt Center (Gym)	Category 5 cable in most offices, category 5E for the wireless AP and the lab upstairs
Conley A	Category 5E throughout the building
Conley B	Category 5E throughout the building
Conley C	Category 5E throughout the building
Conley D	Category 5E throughout the building
South Dorm	Category 5E throughout the building

2. Age of Hardware

Server Type	Quantity	Year of Purchase
HP DL380 G5 Server	5	2008
HP DL360	1	2008
HP Disk Shelves	4	2008
Fiber SAN Switch	2	2008
Nutanix VDI Servers	2 Blocks / 7 Nodes	2013

Currently OJC has five physical servers – two of which provide the platform for the College's virtual server environment via the HP SAN. The SAN was purchased in 2008 and has had some major problems the past few years and needs to be replaced. The Nutanix equipment was purchased in 2015 and is used to provide the platform for the college's virtual desktop infrastructure.

3. Security of Servers
   Nothing is in place at this time, other than built-in tools to lock down windows servers.

4. Source & Bandwidth of internet connectivity.
   OJC's Internet bandwidth is provided via the CCCS system. OJC was part of the AVNA network which was installed in 1997. The AVNA network ran fiber from Pueblo to the Kansas line, down to Baca County, and then back to the town of Kim in Las Animas County. The college rides a fiber backbone at 100 MBPs to Pueblo, where it connects to the CCCS system's WAN. Additionally, OJC has purchased a circuit from SECOM which provides public access to students and staff apart from the college internal network.

Network Infrastructure

1. Network Equipment

Switch/Router Type	Quantity	Year of Purchase
Catalyst 6500	1	2003
Catalyst 3560	44	2008-2012
Catalyst 3524	11	1997-2000
Arista 10G Switch	1	2013

The core of the OJC network is a Cisco Systems Catalyst 6500 switch. It was purchased approximately 2003, and the supervisor engines, and fans were upgraded in 2008. The bulk of the closet switches were purchased between 2008 and 2012. The learning commons and Conley dorms were the most recent additions, and those switches would be the newest, having been purchased around 2012. The Wunsch Hall dorm switches are the oldest on campus, as they are still using Cisco 3524 switches that were purchased from the original AVNA project back in 1997.

2. Voice network equipment

Equipment	Quantity	Year of Purchase
Cisco UCS C220 M3BE Servers	2	2013
Cisco 7940 Handsets	101	2005
Cisco 7941 Handsets	139	2005
Cisco 7945 Handsets	70	2009, and 2015
Cisco 7912 Handsets	19	2005
Cisco VG224 Analog Devices	10	2005
Cisco 2901 Voice Gateway	5	2013
Cisco 2851 Gateway Router	1	2008

The OJC VOIP phone system was originally installed approximately 2005 and has been through two upgrades – one to move onto the CUWL licensing, and then another hardware refresh in 2013. The bulk of the handsets on campus now were from that original purchase. This equipment has reached Cisco's end-of-life/end-of support cycle and needs to be replaced.

3. Firewall and security

OJC relies on the firewall in place at the CCCS front end of the network for services. OJC currently has no firewall in place on the secondary line to SECOM. Although this is a public network, the IT staff at OJC would like to put in a firewall to be proactive.

4. Backup and Recovery

Equipment	Quantity	Year of Purchase
Barracuda Backup Server 890	1	2014

Per OJC's IT Department, the HP SAN failed in the summer of 2014, and about two weeks of data was lost due to a glitch in the backup schedule configuration of the HP Tape library that was in place. In 2014, the college purchased a Barracuda backup appliance, with the cloud option, and a service agreement for three years. In July of 2017, the agreement will need to be renewed to continue using the cloud backup features.

5. Availability and campus connectivity

All buildings are connected by fiber optic cable, running at gigabit speeds. The core of the network is a Cisco Catalyst 6500 switch with 2 48-port 10/100/1000 switch ports. Additionally, it feeds 10G uplinks into a 10 Gigabit switch which provides switching capability to the Nutanix Virtual Desktop Infrastructure.

Systems Standards and Specifications

1. Operating Systems

   The CCCS system of colleges has standardized on the Windows platform for general server deployments across all 13 community colleges. Colleges may implement servers using other operating systems such as Linux or Mac OS for specialty installments.

   OJC operates as a Microsoft Windows shop save for one Apple Macintosh server which is used to control and manage the deployment of iPads, iMacs, Macbook laptop computers, apple TV systems, and other equipment from Apple. The Microsoft Windows servers are running versions anywhere from Windows 2003 to Windows 2012, in a mix of both physical and virtual servers. Physical servers are used for domain controllers – one each in both the instructional and administrative active directory domains. Virtual domain controllers that operate on the HP Storage Area Network provide redundancy and serve other functional roles in the OJC and OJCINST domains within the CCCS Active Directory forest.

   On the desktop, most of the college computers available for student use are running Windows 8.1. The college will not upgrade to Windows 10 until spring semester at the earliest, but it is more likely that it will be a summer 2016 rollout.

2. Active Directory Standards
   The OJC active directory is connected to the CCCS AD forest. OJC has two domains, OJC and OJCINST – each with physical domain controllers. CCCS standards are to have the servers running domain controllers using the Windows 2012 operating system. Additionally, CCCS requires at least one physical domain controller in each domain. OJC currently meets the latter requirement, but the servers are not running Windows 2012 at this time because of hardware limitations.

3. Email Services
   CCCS provides email services for Otero Junior College. There is no physical equipment on the campus providing this functionality.

4. Wireless Services

Equipment	Quantity	Year of Purchase
Aruba 3600 Controller	1	2012
AP 105 Access Point	82	2012
AP 135 Access Point	25	2012
AP 205 Access Point	3	2014

Educational Technology

1. Smartboards

Equipment	Quantity	Year of Purchase
Smartboards	6-8	2004-2010

There are a few smartboards on campus but only two or three are still working. As they fail, the college is deciding not to replace them. The college has opted to purchase devices called E-beam units which basically turn an ordinary whiteboard into a smartboard for considerably less money. The college has purchased approximately 10 E-beam units starting in 2014. The goal is to equip all classrooms with an E-beam as a tool for the 21st Century Learning Programs.

2. Student Equipment: N/A

3. Laboratory Equipment: N/A

4. Other Classroom Equipment

Equipment	Quantity	Year of Purchase
Projectors	30	2004-2015
Telepresence Units	12	2011-2014
Graphing Calculators	160	2009
Graphing Calculator Hubs	4	2009
Clickers	60	2010

OJC has several projectors that are not HDMI capable in classrooms. They need to be upgraded to support newer technology like Apple TV devices, WiDi devices, and newer PC output capabilities. Telepresence allows OJC to teach classes to several high schools in the Arkansas Valley. These have been put in place beginning in 2011. However, like everything else, the technology starts ageing and failing, and will need to be replaced at some point. Other classroom equipment includes Texas Instruments graphing calculators. The math department utilizes these heavily. Clickers allow for student input during discussion and provide real time results in a dynamic way. The college has purchased two sets of clickers that faculty will check out and utilize.

APPENDIX I: ENROLLMENT SPREADSHEETS

Row Labels	Sum of Monday	Sum of Tuesday	Sum of Wednesday	Sum of Thursday	Sum of Friday	Sum of Sunday
OFIT	50	0	50	0	0	0
(blank)	50	0	50	0	0	0
OHUCTR	1230	790	1025	790	180	0
112	150	225	235	225	0	0
113	575	330	405	330	180	0
115	160	160	160	160	0	0
128	225	75	225	75	0	0
THEATR	120	0	0	0	0	0
OLIFES	415	1365	1760	1400	150	870
103	0	0	330	0	0	0
112	75	75	220	110	150	0
119	0	0	0	0	0	0
135	0	810	810	810	0	870
139	340	0	400	0	0	0
141	0	480	0	480	0	0
OMCBRI	1555	1155	1775	1300	150	0
113	270	320	240	210	0	0
115	150	75	150	75	0	0
117	0	0	200	0	0	0
118	135	210	305	210	0	0
119	150	0	150	0	0	0
120	175	175	175	175	0	0
122	300	75	150	150	0	0
125	225	150	225	150	0	0
137	150	150	180	330	150	0
139	0	0	0	0	0	0
OMCDIV	9434	8919	9299	8919	4859	0
103	1169	1109	1109	1109	1109	0
105	150	75	240	75	0	0
107	75	245	150	245	0	0
112	4200	4250	4200	4250	100	0
121	3840	3240	3600	3240	3650	0
OWHEEL	435	510	435	495	75	0
112	25	75	25	75	0	0
113	225	75	225	75	0	0
117	185	210	185	100	0	0
122	0	0	0	170	0	0
127	0	150	0	75	75	0
(blank)	0	0	0	0	0	0
(blank)	0	0	0	0	0	0
Grand Total	13119	12739	14344	12904	5414	870

APPENDIX J: ENROLLMENT SPREADSHEETS

Below are copies of the original gathered date from the first DAG meeting where students and faculty listed and discussed all their concerns and identified campus and program issues in an open and supportive format.

Otero College DAG #1 Notes from Otero Staff & HGF			Community & Center
Melissa Root, Angela Tarrant, Gary Addington	General	Keep an open mind	
Melissa Root, Angela Tarrant, Gary Addington	General	Creativity & Flexibility	
Melissa Root, Angela Tarrant, Gary Addington	General	Future Needs	
Melissa Root, Angela Tarrant, Gary Addington	General	Innovative-think outside the box.	
Melissa Root, Angela Tarrant, Gary Addington	General	Willing to share & ability	
Melissa Root, Angela Tarrant, Gary Addington	General	Open to change	
Melissa Root, Angela Tarrant, Gary Addington	General	Group decision	
Melissa Root, Angela Tarrant, Gary Addington	General	Transparency	
Melissa Root, Angela Tarrant, Gary Addington	General	Everyone has a voice-student, faculty, staff, community.	x
Melissa Root, Angela Tarrant, Gary Addington	General	Keep clear what we are trying to accomplish.	
Athletic Director Gary Addington	McDivitt Center Gym & Fitness Center	Athletic Training Room/office space/rehab center:	x
Athletic Director Gary Addington	McDivitt Center Gym & Fitness Center	Athletic training programs to serve athletic teams.	
Athletic Director Gary Addington	McDivitt Center Gym & Fitness Center	Community Center/Health & Wellness Center	x
Athletic Director Gary Addington	McDivitt Center Gym & Fitness Center	Used for community events by community.	
Athletic Director Gary Addington	McDivitt Center Gym & Fitness Center	Sports Management Program	
Athletic Director Gary Addington	McDivitt Center Gym & Fitness Center	Classrooms/sport soccer (?) Programs	
Athletic Director Gary Addington	McDivitt Center Gym & Fitness Center	Spirit (school spirit) store	
Athletic Director Gary Addington	McDivitt Center Gym & Fitness Center	Concessions/Food Court	
Athletic Director Gary Addington	McDivitt Center Gym & Fitness Center	Athletic Study Halls	
Athletic Director Gary Addington	McDivitt Center Gym & Fitness Center	Climbing Wall	
Athletic Director Gary Addington	McDivitt Center Gym & Fitness Center	Walking Track	
Athletic Director Gary Addington	McDivitt Center Gym & Fitness Center	Locker rooms	
Athletic Director Gary Addington	McDivitt Center Gym & Fitness Center	Wrestling Room/Practice	
Melissa Root, Angela Tarrant, Gary Addington	Wheeler Hall	Proposed Multi story office classroom (in area where Wheeler Hall name is on floor plan) with EMS and MLT (MOT MET) next door	
Melissa Root, Angela Tarrant, Gary Addington	Wheeler Hall		
Melissa Root, Angela Tarrant, Gary Addington	Wheeler Hall	Build loft above Room 201 stacks.	
Melissa Root, Angela Tarrant, Gary Addington	Wheeler Hall	Off the library additional space is proposed to be closed in.	
Melissa Root, Angela Tarrant, Gary Addington	Life Sciences Bldg	Proposed new Ampitheatre on south side and/or (?) one on the north side.	
Melissa Root, Angela Tarrant, Gary Addington	Life Sciences Bldg	Student Center to the west with tables (?) surrounding outside.	x
Melissa Root, Angela Tarrant, Gary Addington	McDivitt Center Gym & Fitness Center	Proposed a new "Real" gym and community center (no sketches made)	x
Melissa Root, Angela Tarrant, Gary Addington	Kiva Museum	They asked: Can we expand into (this)?	
Melissa Root, Angela Tarrant, Gary Addington	McDivitt Hall	Reported that Welding & Construction is going on in 112 Auto Mechanics Room. Ag is in the 110 Fitness Center.	x
Melissa Root, Angela Tarrant, Gary Addington	McDivitt Hall	Not ADA compliant at Entry 56 (and other areas?)	
Melissa Root, Angela Tarrant, Gary Addington	McDivitt Hall	137 Lecture classroom needs a new roof.	
David Eckhart, Monica Valdez, Barb/Cosmo	General	Larger Space for Cosmetology	
David Eckhart, Monica Valdez, Barb/Cosmo	General	Classroom additon	
David Eckhart, Monica Valdez, Barb/Cosmo	General	Offices/treatment room (2)	
David Eckhart, Monica Valdez, Barb/Cosmo	General	Nail/Multipurposeable space with ventilation	
David Eckhart, Monica Valdez, Barb/Cosmo	General	Storage and extra lockers	
David Eckhart, Monica Valdez, Barb/Cosmo	General	Expand Dispensary	
David Eckhart, Monica Valdez, Barb/Cosmo	General	CTE Common study Space with pull down desks & computers.	
David Eckhart, Monica Valdez, Barb/Cosmo	General	Electricity in floor for Nail tables	
David Eckhart, Monica Valdez, Barb/Cosmo	General	Bathrooms/bigger renovated. ADA.	
David Eckhart, Monica Valdez, Barb/Cosmo	General	Better SCORE (?) Signage	

David Eckhart, Monica Valdez, Barb/Cosmo	McDivitt Hall	Make it Ok to use the 130 Lobby reception space (for something else.)
David Eckhart, Monica Valdez, Barb/Cosmo	McDivitt Hall	Shuffle work room or into Rm (?) in Cosmetology 100 (?)
David Eckhart, Monica Valdez, Barb/Cosmo	McDivitt Hall	Add space off end of 101 Cosmetology classroom (away from offices existing.) This would be classroom general for building, business space students for students
Sarah Petramala and Andee Leininger	MacDonald-Pres., Sarah office 1st flr	Very dark, needs painting.
Sarah Petramala and Andee Leininger	MacDonald-Pres., Sarah office 1st flr	Auction off furniture, get new.
Sarah Petramala and Andee Leininger	MacDonald-Pres., Sarah office 1st flr	HVAC is terrible-broken-boiler system.
Sarah Petramala and Andee Leininger	MacDonald-Pres., Sarah office 1st flr	Historical
Sarah Petramala and Andee Leininger	McBride Hall-student services	Need windows in offices.
Sarah Petramala and Andee Leininger	McBride Hall-student services	Kids get lost in hallways.
Sarah Petramala and Andee Leininger	McBride Hall-student services	Need paint variation in hallways, people get lost w/ white
Sarah Petramala and Andee Leininger	McBride Hall-student services	Need more auditorium classrooms.
Sarah Petramala and Andee Leininger	McBride Hall-student services	Better WI-FI
Sarah Petramala and Andee Leininger	McBride Hall-student services	(137 is current auditorium classroom)
Sarah Petramala and Andee Leininger	Wheeler & Life Sciences	Could add on between Wheeler and Life Sciences
Sarah Petramala and Andee Leininger	Wheeler & Life Sciences	Put Bookstore, Starbucks, food court, clothing store in the addition.
Sarah Petramala and Andee Leininger	Top 5	Cosmetic Updates-Paint and windows
Sarah Petramala and Andee Leininger	Top 5	Mid-sized meeting spaces
Sarah Petramala and Andee Leininger	Top 5	Physical Bookstore
Sarah Petramala and Andee Leininger	Top 5	Regulation sized soccer field.
Sarah Petramala and Andee Leininger	Top 5	Building Maintenance
Sarah Petramala and Andee Leininger	Wheeler Hall	(This group) labeled the front of building at 100A Lobby, TRIO Services at 102 Assoc office 137 (as a suggestion or as current?), a waterfuall near the TRIO location
Sarah Petramala and Andee Leininger	Wheeler Hall	a waterfall near the Trio location (existing?), L.C. at the center of the building (learning
Sarah Petramala and Andee Leininger	Wheeler Hall	suggested a food court and bookstore, with clothing, outside off the 201 library stacks with
Sarah Petramala and Andee Leininger	Wheeler Hall	indoor track "up high." All of this between Wheeler and Life Science building.
Sarah Petramala and Andee Leininger	McDonald Hall & Administration	Suggested replacing East end of building which includes the Vice President, duplication storage, assistant V.P.
Sarah Petramala and Andee Leininger	McDonald Hall & Administration	and instructional services offices, with a welcome center. And changing classroom 12 into a meeting room.
Sarah Petramala and Andee Leininger	McDonald Hall & Administration	On the second floor put Academic Affairs into room 200, Marketing in Room 210, and social media into personnel 22 (Is this existing or proposed?)
Sarah Petramala and Andee Leininger	Humanities Center	IRO is in (or should be in) rm 105.
Sarah Petramala and Andee Leininger	McDivitt Hall	Welding and Construction currently in auto mechanics.
Sarah Petramala and Andee Leininger	McDivitt Hall	Construction simulations is in 100 cosmetology.
Sarah Petramala and Andee Leininger	McDivitt Hall	There is an ag extension built on to the fitness center 110 and the fitness center is an office lab and lounge. Both spaces are classrooms
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Takeaways	Program expansion/New building
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Takeaways	Cosmetic updates to buildings and outdoor lighting
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Takeaways	Dorms/Housing
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Takeaways	Relocate People
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	General	All building systems need to be addressed.
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	General	Outdoor lighting around all buildings.
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	General	Grounds/landscaping
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	General	Lighting on walkway between Macdonald and Humanities
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	General	Lighting on Colorado sidewalk
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	General	Need Forestry building.
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	General	We don't need as many computer labs.
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	General	Weekend College?
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	General	Flexible degree programs

Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	MacDonald	Welcome Center	x
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	MacDonald	FA	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	MacDonald	Student Services	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	MacDonald	Mascot lit up on elevator tower.	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	MacDonald	Otero sign ("Welcome to Otero College-welcome sign) on Colorado in front of flag pole	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	MacDonald	Light for Flag poles	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	MacDonald	Overall facelift-bathrooms	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	MacDonald	Need Forestry building	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	MacDonald	Need bigger classrooms.	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Humanities	New stage floor	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Humanities	Led lights	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Humanities	Curtains	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Humanities	Seating	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Humanities	ADA accessibility to all levels	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Humanities	Bathrooms update	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Humanities	Costume room-build in a better location	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Humanities	Structural needs-brick, building looks.	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Humanities	New landscaping	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Gym	Cameras	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Gym	Redo seating on upper level	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Gym	Center score board	x
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Gym	Make the front lobby more functional.	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Gym	Flexible spirit store/men's restroom	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Wheeler/Life Science	Facelift	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Wheeler/Life Science	Nursing needs more space.	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Wheeler/Life Science	Display cases-into digital signs	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Wunsch Hall Dorm	Rebuild and update-multi-story.	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Student Center	Better Utilized	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Student Center	Screen to divide room, for second TV.	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Student Center	Banquet room divider	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Student Center	Lobby in student center next to Dillon's office	x
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	McBride Hall	Student services lecture hall	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	McBride Hall	Law Academy knock wall out	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	McDivitt Hall	New Welding Building/Construction	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	McDivitt Hall	New Cosmo (area?) so then can grow	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	McDivitt Hall	Simulators for welding-weekend class	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	McDivitt Hall	Faculty space in AG wing	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	McDivitt Hall	Have place for animals on campus.	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	McDivitt Hall	Another Aux gym for rodeo/Ag	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Storage:	Continue to clean	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	LEA House:	Needs to be coach's house.	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Conley:	More outdoor seating-picnic tables	
Jacob Liming, Dillon Martin, Larry Shirley, Rana Brown	Physical Plant:	New maintenance building-current one for welding/construction	

	Conley Dorm	Door sweeps don't touch the ground.
	Wunsch Hall Dorm	Wunsch referred to as insane asylum.
	Conley & Wunsch Dorms	Better technology for access (phone)
	Conley & Wunsch Dorms	Paint to be themed.
	Conley & Wunsch Dorms	Rethink lobby/washer spaces, expand.
	Conley & Wunsch Dorms	Ventilation/plumbing in bathrooms
	Conley & Wunsch Dorms	Kitchenettes throughout buildings
	Conley & Wunsch Dorms	Additional parking
	Wunsch Hall Dorm	Individual heating & cooling in Wunsch
	Wunsch Hall Dorm	Update building to meet current ADA standards.
	Wunsch Hall Dorm	Elevator
	Conley & Wunsch Dorms	Inclusivity (gender neutral bathrooms/living spaces.)
	Wunsch Dorm	Lighting
	Wunsch Dorm	Cleanliness in Wunsch
	Wunsch Dorm	Separate RD to provide student space in Wunsch and centralize
	Classrooms	Science lab equipment updated.
	Classrooms	Heating and AC w/in chairs (safety w/in classrooms)
	Classrooms	Expand certificate program space (nursing, construction, LEA, Cosmetology, Welding)
	Classrooms	Provide individual space for consultation.
	Classrooms	Move LEA to CTE building.
	Classrooms	Centralize and expand spaces (move business people)
	Outdoor	More dedicated bus stop (covered area)
	Outdoor	Regulation soccer field
	Outdoor	Track
	Outdoor	Update parking lot at baseball (lights, paved)
	Outdoor	Lights on baseball field
	Outdoor	Locker rooms closer to baseball/softball
	Outdoor	Update stands at Baseball/softball.
	Outdoor	Rodeo/fairgrounds closer
	Outdoor	Update all press boxes for outdoor sports.
	Outdoor	Indoor facility spaces for each sport
	Outdoor	Better lighting outdoors
	Outdoor	Police boxes in campus
	Outdoor	More maps for locations
	Outdoor	Update fencing at field (baseball)
	Outdoor	Update batting cages
	General	Better location of student services
	General	Update athletic training rooms.
	General	Clinic (mental health, medical, athletic)
	General	Bathrooms updated.
	General	Flooring updated.
	General	Laundry centralized on campus.
	Student Spaces	Spirit Store (bookstore not necessary) school supplies. Otero gear
	Student Spaces	Humanities is not student oriented (update to be)
	Student Spaces	Student Lounge-pool table, ping pong, TVs, Food kitchen
	Student Spaces	Rec Center with outdoor space-basketball court, outdoor turf space, rock wall
	Student Spaces	Update green house to have fresh fruits, veggies, and access for students (community garden)
	Learning Commons	Change the look (themed)
	Learning Commons	Be
	Learning Commons	Better chairs
	Learning Commons	Smaller study nooks (pods)
	Learning Commons	Update flooring (floors are gross)
	Wheeler Hall	
	Wheeler Hall	Student hub at Library 101/computer and staff workroom end.
	Wheeler Hall	Inclusive use at room 104 tech office
	Wheeler Hall	Food pantry at 106 computer room
	Wheeler Hall	Make new space between Classroom 111 and North reading area (square it off-is this the student hub?)
	OC living quarters	UPDATE
	McDivitt Center Gym & Fitness	Build locker rooms at the end of gymnasium opposite current locker rooms.
	McDivitt Center Gym & Fitness	Equipment updates and "Nash" in Wrestling room
	McDivitt Center Gym & Fitness	Extend fitness space to the west.
	Buildings 16-19 Conley Dorms	Would like an apartment style living so would give up individualized bedrooms to have a living/kitchenette space, e.g. drop wall between 2 units to do
	Buildings 16-19 Conley Dorms	Dorm 17: Laundry and Kitchen built into student lounge.
	Wunsch Hall Dorm	(They want it torn down)
	Wunsch Hall Dorm	Remove offices near entrance and make entrance area plus new space near into bathrooms, lobby, and laundry

Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Humanities	Update furniture in Lobby, Move IRO and convert to art gallery in current 105 reception.	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Humanities	Can we build up?	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Humanities	Expand art room.	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Humanities	Second story dance studio	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Humanities	Convert to UDC room w uniform (unifun?) -from current 112 classroom.	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	MacDonald Hall & Admin	Testing center into classroom 120	x
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	MacDonald Hall & Admin	Or more business offices and HR back over to MacDonald	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	MacDonald Hall & Admin	On second floor: Registrar, Financial Aid Director, Assist Fin. Aid Director, Cashier, Precruitment Pemon (?), Aim Advisor, AC. Advisor, AVP Enrollment Manager & Marketing, Testing Center, Testing	x
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	MacDonald Hall & Admin	Testing Center-20 or 120?	x
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Kiva:	Yoga in the big cirular hall	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	McBride Hall	(See rearragnement on plan)	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	McDivitt Hall		
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	McDivitt Hall	(See arrangement on plan)	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Conley Dorms	Can we build up?	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Conley Dorms	Telescope Issue?	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Student Center & Dining Hall	What do students want?	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Student Center & Dining Hall	Cybercafe and Bistro area underutilized	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Student Center & Dining Hall	Underutized student lounge-make into mail and other office, e.g., Aux services Director	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Student Center & Dining Hall	Remodel bathrooms	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Student Center & Dining Hall	Bookstore Underutilized	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Student Center & Dining Hall	Add floor outlets and room dividers to Exhibition hall.	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Humanities	Auditorium 204 needs new chairs and light box	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Humanities	Can we move dance-add on to Aux gym?	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Humanities	Move Bueno Hep back (#129)?	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Humanities	Currently storage dumping ground in offices alongside.	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Life Sciences	Improve seating options in lobby (or whole building?)	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Wheeler Hall		
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Wheeler Hall	(see marked up plan)	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Wunsch Hall		
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Wunsch Hall	Remodel or know down.	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Wunsch Hall	Bathrooms	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	Wunsch Hall	Laundry Room	
Chelsea Herasingh, Jenn Johnston & Angela Tarrant	McDivitt Gym	Athletic Dir office and Training room office in Wrestling	

Group meeting days before DAG 8:30 am	General	More Zero-scaping - to save water	
Group meeting days before DAG 8:30 am	General	Ways to save water	
Group meeting days before DAG 8:30 am	General	Commumity gardern to stock food pantry	
Group meeting days before DAG 8:30 am	General	Remove carpet	
Group meeting days before DAG 8:30 am	General	More windows in offices	
Group meeting days before DAG 8:30 am	General	Temperature control in classrooms and offices	
Group meeting days before DAG 8:30 am	General	Regulation size grass soccer field	
Group meeting days before DAG 8:30 am	General	Track behind soccer field	
Group meeting days before DAG 8:30 am	General	Non-traditional Housing	
Group meeting days before DAG 8:30 am	General	Employee transitional housing	
Group meeting days before DAG 8:30 am	General	Safe walking path around tawn away from highway	
Group meeting days before DAG 8:30 am	Humanities	lobby/therater lobby	
Group meeting days before DAG 8:30 am	Humanities	Nooks/study pods	
Group meeting days before DAG 8:30 am	Humanities	Charging stations	
Group meeting days before DAG 8:30 am	Humanities	Lounging area	
Group meeting days before DAG 8:30 am	Humanities	Waiting area for dance parents	
Group meeting days before DAG 8:30 am	Humanities	Hy flex tech in all classes (telepresence)	
Group meeting days before DAG 8:30 am	Humanities	New chairs in offices and classrooms	
Group meeting days before DAG 8:30 am	McDivitt Cosmology	Bigger salon space	
Group meeting days before DAG 8:30 am	McDivitt Cosmology	More LED snakes and O's	
Group meeting days before DAG 8:30 am	General	Utilize the snake mascot more for community involvement	x
Group meeting days before DAG 8:30 am	General	Differenet ways for posting flyers at all floor levels	
Group meeting days before DAG 8:30 am	General	Different ways of posting flyers at ADA height	
Group meeting days before DAG 8:30 am	General	Outdoor tables with Wi-Fi	
Group meeting days before DAG 8:30 am	General	CTE Common space	
Group meeting days before DAG 8:30 am	McDivitt Cosmology	Cosmology & Barbary classroom space	
Group meeting days before DAG 8:30 am	General	Lighting too many and bright in some spaces	
Group meeting days before DAG 8:30 am	General	Lighing - motion lights needed	
Group meeting days before DAG 8:30 am	General	Adult learnter connection and common space	
Group meeting days before DAG 8:30 am	General	Remove counter, get more offices in the Student Services	
Group meeting days before DAG 8:30 am	General	Pysical spirit store and/or bookstore	
Group meeting days before DAG 8:30 am	General	Common kitchen space	
Group meeting days before DAG 8:30 am	General	Revove railroad ties	
Group meeting days before DAG 8:30 am	Residence Halls, Dorms	Drainage system	
Group meeting days before DAG 8:30 am	General	Fix metal bridge between McBride & Gym	
Group meeting days before DAG 8:30 am	General	More accessible food options	
Group meeting days before DAG 8:30 am	General	More accessible food options: More vending machines stocked	
Group meeting days before DAG 8:30 am	General	More accessible food options: More food pantires	
Group meeting days before DAG 8:30 am	General	Outdoor zen and/or community vegetable garden	x
Group meeting days before DAG 8:30 am	Residence Halls, Dorms	Resident hall update with paint to make non-institutional looking	
Group meeting days before DAG 8:30 am	General	Murals over resident halls, gym & outdoor	
Group meeting days before DAG 8:30 am	Humanities Theater	Theater light booth needs upgrades	
Group meeting days before DAG 8:30 am	Humanities Theater	Theater needs new sets	
Group meeting days before DAG 8:30 am	Humanities Theater	Theater needs access to the stage for ADA	
Group meeting days before DAG 8:30 am	McDivitt Gym Fitness	Needs equipment update	
Group meeting days before DAG 8:30 am	McDivitt Gym Fitness	Community Recreation space	x
Group meeting days before DAG 8:30 am	McDivitt Gym Fitness	Pickleball court	
Group meeting days before DAG 8:30 am	McDivitt Gym Fitness	Outdoor recreation/exercise equipment	
Group meeting days before DAG 8:30 am	McDivitt Gym Fitness	Indoor Track	
Group meeting days before DAG 8:30 am	McDivitt Gym Fitness	Roller Hockey rink	
Group meeting days before DAG 8:30 am	McDivitt Gym Fitness	Outdoor theater	
Group meeting days before DAG 8:30 am	McDivitt Gym Fitness	Grassy landing spaces	
Group meeting days before DAG 8:30 am	General	Update bathrooms	
Group meeting days before DAG 8:30 am	General	STEM Room	
Group meeting days before DAG 8:30 am	General	Maps inside each building	
Group meeting days before DAG 8:30 am	General	Make old bookstore as a spirit store	
Group meeting days before DAG 8:30 am	General	Vending machine style	
Group meeting days before DAG 8:30 am	General	Size-Inclusive clothing for students not only staff	
Group meeting days before DAG 8:30 am	General	Size-inclusive clothing that is cost economical	
Group meeting days before DAG 8:30 am	General	Book/spirit store!	

Group meeting days before DAG 9:30 am	General	STEM Room thoughts: Faculty/staff lounge	
Group meeting days before DAG 9:30 am	General	STEM room thoughts: back to classroom	
Group meeting days before DAG 9:30 am	General	Concrete skate rink	
Group meeting days before DAG 9:30 am	General	Sport court that is interchangeable	
Group meeting days before DAG 9:30 am	General	Dog park	
Group meeting days before DAG 9:30 am	General	McDonald Hall becomes Student Services in the whold building	
Group meeting days before DAG 9:30 am	General	MacDonald Hall: Move Academic Affairs Somewhere else (OSU west/east (?) office?)	
Group meeting days before DAG 9:30 am	General	Outdoor study areas	
Group meeting days before DAG 9:30 am	General	Wi-Fi	
Group meeting days before DAG 9:30 am	General	Different types of studying seating	
Group meeting days before DAG 9:30 am	General	Security/Blue Box points across campus	
Group meeting days before DAG 9:30 am	General	Soccer field regulation size	
Group meeting days before DAG 9:30 am	General	Soccer field regulation size that also has press box, parking lot leveled out	
Group meeting days before DAG 9:30 am	General	Lights at 22nd street (update parking)	
Group meeting days before DAG 9:30 am	General	Event Center by Aux Gym	x
Group meeting days before DAG 9:30 am	General	Indoor tack, equipment update or fitness center	x
Group meeting days before DAG 9:30 am	General	Community Center: pool, track courts (north of campus and Bo77)	x
Group meeting days before DAG 9:30 am	General	Update lounge furniture everywhere: Wunsch, Wheeler, Learning Commons, TRIO	
Group meeting days before DAG 9:30 am	General	Update lounge furniture everywehre: cohesively across campus	
Group meeting days before DAG 9:30 am	General	Update lounge furniture everywhere: Updating fo desks in staff and faculty offices	
Group meeting days before DAG 9:30 am	General	Utilize entry ways for fierst impressions on building maps, and lounge areas	
Group meeting days before DAG 9:30 am	General	STEM room becomes nursing/large study room for large sessions	
Group meeting days before DAG 9:30 am	General	Murals	
Group Meeting Day before DAG 10:30 am	General	Food pantry	
Group Meeting Day before DAG 10:30 am	General	Indoor sports complex: 77 Community Center	x
Group Meeting Day before DAG 10:30 am	General	Indoor sports complex: Trampline park	
Group Meeting Day before DAG 10:30 am	General	Indoor sports complex: Community Education classrooms for community	x
Group Meeting Day before DAG 10:30 am	General	Culinary Arts building (& program)	
Group Meeting Day before DAG 10:30 am	General	Tree trimming funds	
Group Meeting Day before DAG 10:30 am	General	Rodeo Arena alosa(?)	
Group Meeting Day before DAG 10:30 am	General	Amphitheater	
Group Meeting Day before DAG 10:30 am	General	Ag space close to campus	
Group Meeting Day before DAG 10:30 am	General	Regulation soccer field	
Group Meeting Day before DAG 10:30 am	General	Solar lights for flag poles	
Group Meeting Day before DAG 10:30 am	General	Repurpose tennis courts: to become putting holes	
Group Meeting Day before DAG 10:30 am	General	Repurpose tennis courts: to be dog park	
Group Meeting Day before DAG 10:30 am	General	Repurpose tennis courts: to by multi-purpose court	
Group Meeting Day before DAG 10:30 am	General	Sidewalk lighting between Corky Dorm and Au Gym	
Group Meeting Day before DAG 10:30 am	General	Non-ored courses in greenhouse	
Group Meeting Day before DAG 10:30 am	General	Non-ored courses in green house: Spanish 1 in greenhouse	
Group Meeting Day before DAG 10:30 am	General	Non-ored courses in green house: Community garden in green house	x
Group Meeting Day before DAG 10:30 am	General	Hoop houses for growing food for food pantry and CTE courses	
Group Meeting Day before DAG 10:30 am	General	More offices in the Ag building	
Group Meeting Day before DAG 10:30 am	General	Area for live animals for Ag program (expand Animal services & Vet Tech +- Ask Hanz how to do)	
Group Meeting Day before DAG 10:30 am	General	Housing needs	
Group Meeting Day before DAG 10:30 am	Wunsch Hall Dorm	Wunsch Hall is outdated	
Group Meeting Day before DAG 10:30 am	Wunsch Hall Dorm	Wunsch Hall: needs drywall	
Group Meeting Day before DAG 10:30 am	Wunsch Hall Dorm	Wunsch Hall: has old paint color (needs new)	
Group Meeting Day before DAG 10:30 am	Wunsch Hall Dorm	Wunsch Hall: needs ADA accessible updates indoor and outdoor	
Group Meeting Day before DAG 10:30 am	General	Wi-fi in the greenhouse	
Group Meeting Day before DAG 10:30 am	General	Wi-fi out door (around campus anywhere)	
Group Meeting Day before DAG 10:30 am	General	Couch in Ag lobby	
Group Meeting Day before DAG 10:30 am	General	Cohesive furniture for all campus regardless of department in school colors	
Group Meeting Day before DAG 10:30 am	General	Upgrading security camera sytems to work and cover all of the campus	
Group Meeting Day before DAG 10:30 am	Aux Gym	Aux Gym: better use of space	
Group Meeting Day before DAG 10:30 am	Aux Gym	Aux Gym: Dividers for other/some (?) sports to use	
Group Meeting Day before DAG 10:30 am	Aux Gym	Aux Gym: Sport court for multi-purpose use	
Group Meeting Day before DAG 10:30 am	General	Long-term - each sport has their own space or facility	
Group Meeting Day before DAG 10:30 am	General	Tech in Chem classroom (Wheeler 122)	
Group Meeting Day before DAG 11:30 am	General	More lecture halls	
Group Meeting Day before DAG 11:30 am	General	Larger classrooms	
Group Meeting Day before DAG 11:30 am	General	Odeos (?) Campus	
Group Meeting Day before DAG 11:30 am	General	Powered surfaces and outlets in classrooms	
Group Meeting Day before DAG 11:30 am	General	Banquet room outlets in floor and tables	
Group Meeting Day before DAG 11:30 am	General	Repurpose the learning commons for better without purp (?) space	
Group Meeting Day before DAG 11:30 am	General	Better use of Rattler Den	
Group Meeting Day before DAG 11:30 am	General	Bring back physical "store"	
Group Meeting Day before DAG 11:30 am	General	Accessible vending machines	
Group Meeting Day before DAG 11:30 am	General	STEM room to nursing or later studen gathering and study area	
Group Meeting Day before DAG 11:30 am	General	Humanity lobby for Global engagement	
Group Meeting Day before DAG 11:30 am	General	Re-purpose IRO office to "function better " or turn into something else like lounge for the faculty.	
Group Meeting Day before DAG 11:30 am	General	Move IRO to a more student-centerd space, example: Dillon's officle space	x
Group Meeting Day before DAG 11:30 am	General	Sun sail and shaded areas with seating	
Group Meeting Day before DAG 12:00	General	Splash pad at tennis courts	
Group Meeting Day before DAG 12:01	General	Access (?) to gardern	
Group Meeting Day before DAG 12:02	General	Fitness center bigger, better and updated	x
Group Meeting Day before DAG 12:03	General	Conference Room - update curtain and carpets	
Group Meeting Day before DAG 12:04	General	Better access to shells (?)	
Group Meeting Day before DAG 12:05	General	Student Health Clinic	
Group Meeting Day before DAG 12:06	General	More options for staff (for offices?)	
Group Meeting Day before DAG 12:07	General	HVAC in all buildings needs updating	
Group Meeting Day before DAG 12:08	General	Complex: outdoor recreation, pickleball, ice rink	
Group Meeting Day before DAG 12:09	General	LEH	
Group Meeting Day before DAG 12:10	General	Construction	
Group Meeting Day before DAG 12:11	General	Welding	
Group Meeting Day before DAG 12:12	General	Cosmology	
Group Meeting Day before DAG 12:13	General	Bookstore	

Group Meeting day before DAG 1:00 pm	General	Rattlers Den
Group Meeting day before DAG 1:00 pm	General	HVAC
Group Meeting day before DAG 1:00 pm	General	Wheeler
Group Meeting day before DAG 1:00 pm	General	Humanities construction (?)
Group Meeting day before DAG 1:00 pm	General	Sport Court Aux Gym
Group Meeting day before DAG 1:00 pm	General	Complex Rec - Ice Rink, Racketball (or pickleball?)
Group Meeting day before DAG 1:00 pm	General	Lighting - (?)
Group Meeting day before DAG 1:00 pm	General	??
Group Meeting day before DAG 1:00 pm	General	LEH House
Group Meeting day before DAG 1:00 pm	General	Wunsch
Group Meeting day before DAG 1:00 pm	General	Animal Facility
Group Meeting day before DAG 1:00 pm	General	WI-FI Ouside
Group Meeting day before DAG 1:00 pm	General	Solar tables
Group Meeting day before DAG 1:00 pm	General	Wheeler 122 update & utilize
Group Meeting day before DAG 1:00 pm	General	Forestry/Registry/Repository (?)
Group Meeting day before DAG 1:00 pm	General	Clothing supply store
Group Meeting day before DAG 1:00 pm	General	Stage ADA accessibility
Group Meeting day before DAG 1:00 pm	General	Theater equipment-lighting
Group Meeting day before DAG 1:00 pm	General	Seating with deck
Group Meeting day before DAG 1:00 pm	General	Larger Meeting/Classroom
Group Meeting day before DAG 1:00 pm	General	Housing
Group Meeting day before DAG 1:00 pm	General	Bookstore: vending machines
Group Meeting day before DAG 1:00 pm	General	Bookstore: pop-up
Group Meeting day before DAG 1:00 pm	General	Daycare center
Group Meeting day before DAG 1:00 pm	General	LEA Facility
Group Meeting day before DAG 1:00 pm	General	Offices McDivitt Hall
Group Meeting day before DAG 1:00 pm	General	Welding and Construction space

APPENDIX K: SURVEY DATA

Below are copies of a few sheets of the original final Survey Data.

2. The Otero College's Master Plan is considering improvements and expansions to several programs and facilities. Please rank them by clicking and dragging your choice to re-order the list. Your highest priority should be designated first with lowest priority last. The numbers next to the option will automatically update.											
1	2	3	4	5	6	7	8	9	10	11	12
Agriculture program expansion	Nursing program expansion	Agriculture program expansion	Agriculture program expansion	Agriculture program expansion	Agriculture program expansion	Agriculture program expansion	Agriculture program expansion	Agriculture program expansion	Agriculture program expansion	Agriculture program expansion	Agriculture program expansion
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