INSTITUTION: 380 - Western Washington University
CAMPUS LOCATION: Bellingham

PROJECT TITLE: 2021-23 Classroom and Lab Upgrades
FPMT UNIQUE FACILITY ID # (OR NA): NA

PROJECT CATEGORY: Renovation
PROJECT SUBCATEGORY: Standalone

NEW OR UPDATED PROPOSAL (FOR SCORING)
☒ New proposal
☐ Resubmittal to be scored (more than 2 biennia old or significantly changed)

CONTACT:
Brian A. Ross
W: 360-650-6539; C: 559-270-4928

PROPOSAL CONTENT
☒ Project Proposal Checklist: this form; one for each proposal
☒ Project Proposal Form: Specific to category/subcategory (10-page limit)
☒ Appendices: templates, forms, exhibits and supporting/supplemental documentation for scoring.

INSTITUTIONAL PRIORITY
☒ Institutional Priority Form. Sent separately (not in this packet) to: Darrell Jennings.

MINIMUM THRESHOLDS
☒ Project is not an exclusive enterprise function such as a bookstore, dormitory or contract food service.
☒ Project meets LEED Silver Standard requirements.
☒ Institution has a greenhouse gas emissions reduction policy in place in accordance with RCW 70.235.070 and vehicle emissions reduction policy in place per RCW 47.01.440 or RCW 43.160.020 as applicable.
☐ Design proposals: A complete predesign study was submitted to OFM by July 1, 2020.
☐ Growth proposals: Based on solid enrollment projections and is more cost-effectively providing enrollment access than alternatives such as university centers and distance learning.
☐ Renovation proposals: Project should cost between 60 – 80% of current replacement value and extend the useful life of the facility by at least 25 years.
☐ Acquisition proposals: Land acquisition is not related to a current facility funding request.
☐ Infrastructure proposals: Project is not a facility repair project.
☒ Stand-alone, infrastructure and acquisition proposals: is a single project requesting funds for one biennium.

Check the corresponding boxes below if the proposed project meets the minimum threshold or if the item listed is provided in the proposal submittal.
REQUIRED APPENDICES
☐ Capital Project Report CBS 002
☒ Project cost estimate:
  ▪ CBS 003 for projects between $2 million and $5 million
  ▪ Excel C-100 for projects greater than $5 million
☐ Degree Totals and Targets template to indicate the number of Bachelors, High Demand and Advanced degrees expected to be awarded in 2021. (Required for Overarching Criteria scoring criteria for Major Growth, Renovation, Replacement and Research proposals).
☒ Availability of Space/Campus Utilization template for the campus where the project is located. (Required for all categories/subcategories except Infrastructure and Acquisition proposals).
☒ Assignable Square Feet template to indicate program-related space allocation. (Required for Growth, Renovation and Replacement proposals, all categories/subcategories).

OPTIONAL APPENDICES
Attach supplemental and supporting project documentation, limit to materials directly related to and needed for the evaluation criteria, such as:
☐ Degree and enrollment growth projections
☐ Selected excerpts from institutional plans
☐ Data on instructional and/or research space utilization
☐ Additional documentation for selected cost comparables (acquisition)
☒ Selected materials on facility conditions
☐ Selected materials on code compliance
☒ Tables supporting calculation of program space allocations, weighted average facility age, etc.
☐ Evidence of consistency of proposed research projects with state, regional, or local economic development plans
☐ Evidence of availability of non-state matching funds
☐ Selected documentation of prior facility failures, high cost maintenance, and/or system unreliability for infrastructure projects
☐ Documentation of professional assessment of costs for land acquisition, land cleanup, and infrastructure projects
☐ Selected documentation of engineering studies, site survey and recommendations, or opinion letters for infrastructure and land cleanup projects
☐ Other: Click or tap here to enter text.

I certify that the above checked items indicate either that the proposed project meets the minimum thresholds or the corresponding items have been included in this submittal.

Name: Brian A. Ross
Title: Assistant Director, Capital Budget
Signature: Brian A. Ross
Date: 8.3.2020
Western Washington University’s overall classroom and lab utilization rates are at or above State utilization targets. However, many rooms are technically insufficient for supporting current programmatic needs, especially within the sciences, and some rooms are not equipped to accommodate contemporary student-centered and flexible learning pedagogies. Because of these insufficiencies, a significant subset of instructional spaces operates at much higher rates of use than the rest of the inventory.

The lack of adequate classroom and lab space at Western has been felt campus-wide and has made it particularly difficult for the University to respond to the significant growth in student demand for STEM and other high-demand degrees. Since the 2015-16 academic year, Western has been forced to cap several majors within the University’s College of Sciences and Engineering, in part due to insufficient classroom and lab space. Furthermore, the shortage of suitable instructional space, coupled with a surge in STEM majors over the last decade, has limited the University’s ability to offer a sufficient number of course sections to accommodate both STEM majors and non-majors looking to fulfill graduation requirements, thus prolonging time to degree for Western students across disciplines.

The 2021-23 Classroom and Lab Upgrades would renovate and repurpose approximately 56 individual classrooms and labs throughout campus, for a total of approximately 49,000 gross square feet (60% Classrooms and 40% Instructional labs). This project is part of an on-going, multi-biennia program that will address significant and growing inconsistencies in the quality, capacity and utilization of college and departmental learning spaces at Western, as well as extend the useful life of these spaces by approximately 25 years.

The classrooms included in this project were selected based on a 6-year plan to make wide-spread improvements in all General Use Classrooms on campus, using the following criteria:

- Increase access to “Flexible Learning” environments
- Address shortcomings in equity and inclusivity
- Improve accessibility by reducing furniture density
- Facilitate more direct engagement with and among students
- Support varying learning styles
- Improve perception of general institutional spaces
- Address significant technology deficiencies including AV & WiFi

Many of the classrooms that are upgraded as Flexible Learning environments as part of this project will be readily adaptable to...
Active Learning Classrooms in the future. Similar objectives to those listed above are being applied to the instructional lab and departmental classroom spaces in the planning for the 2021-23 Classroom and Lab Upgrades.

Increasing the flexibility and adaptability of existing classroom and lab performance is a fundamental component of Western’s ability to respond to student course demand and allow students to complete undergraduate degrees in four years. The continued enhancement of instructional spaces will help Western ensure students receive a high-quality, technologically relevant education through the most current learning modalities. Improved classrooms and labs will also increase availability of high demand classes, which will reduce students’ time to degree – resulting in both operating cost efficiencies and savings to students and their families. Additionally, the flexibility will allow the university to respond to new challenges as they arise, including, but not limited to, social distancing measures and one-directional lanes.

The nature of this type of project lends itself to a very streamlined deployment of funds from design to beginning of construction. We are anticipating being under construction for most, if not all, projects by summer 2022. Because it is renovation work, substantial benefits are achieved for lower overall costs.

- **History of the project or facility**

Western has previously implemented classroom and lab upgrade projects in 2009-11, 2011-13, 2017-19, and 2019-21. The first three biennial programs markedly improved the utilization of instructional space by creating spaces that support current methods of teaching and learning. Approximately 30,000 square feet of classroom and lab spaces are being upgraded in the 2019-21 biennium, including the first two Active Learning Classrooms on Western’s campus. Twenty-six additional General Use Classrooms will be converted to Flexible Learning models during the summer of 2021. Prior to the COVID Pandemic, many of the previously renovated rooms saw two and threefold utilization increases. Some of the renovated labs now see utilization above 30 contact hours per week per seat. The 2021-23 request will complement the 2019-21 program, currently under construction, by addressing Western’s large backlog of classrooms and labs that need utilization, technological, and safety improvements.

- **University programs addressed or encompassed by the project**

The proposed 2021-23 Classroom & Lab Upgrades will impact academic programs across the university. The project will increase the utilization of general use and specialized instructional space, provide broader institutional efficiencies through centralized control and monitoring of non-specialized learning areas, and expand institutional capacity by increasing the overall performance of these physical assets. Students and faculty in every degree and academic department will benefit from the modernization and increased access to Flexible Learning environments. Chemistry, Physics, Environmental Studies, Fine Arts and English are among those programs that will see benefit from improvements to their Instructional Lab spaces.

**CATEGORY-SPECIFIC SCORING CRITERIA**

1. **Age of building since last major remodel**

The average number of years since the last substantial renovation for the buildings in which the majority of these rooms are located is 35 years. This project will upgrade and modernize up to 56 classrooms and labs in
12 buildings throughout Western’s campus, totaling approximately 49,000 gross square feet overall. See Appendix B for more details regarding the average of the facility.

2. Condition of building

A. The average 2016 OFM Comparable Building Condition score based on the parent buildings is 2.6, between Adequate and Fair. The specific deficiencies corrected in each teaching space include but are not limited to upgrading inadequate lighting, improving HVAC delivery, replacing worn finishes, and correcting acoustical problems. See Appendix B for a breakdown on the proposed rooms and associated building condition.

B. This project will not renovate or impact the exterior or envelope on any individually listed building in the Washington Heritage Register. This project does include interior improvements to three classrooms in Old Main, which is listed in both the Washington State and National Heritage Registers. The interior improvements will not impact any component of the exterior or building envelope of Old Main.

3. Significant health, safety, and code issues

This project will address any existing code, accessibility, and life safety issues that are discovered during the design phase. The following identifies the planned improvements associated with this project:

- **Health & Life Safety:** The majority of the classrooms and labs in this proposal are in buildings that have an average age of 35 years. The proposed renovation will include replacement finishes with low volatile organic compounds and low greenhouse gas impact materials. Worn carpets will be replaced, eliminating existing trip hazards from wrinkles and ripped seams. Asbestos containing flooring and insulation materials will be removed wherever practical or be encapsulated if not cost effective to remove. The acoustic environment will be improved with noise absorptive panels to improve audibility. Mechanical source noise will be mitigated to eliminate distracting vibrations.

- **Seismic:** Suspended ceiling systems that are replaced during the project will include seismic bracing per current International Building Code. Lighting fixtures and other room equipment will be upgraded with secondary restraints and lateral bracing per current code.

- **ADA:** Classrooms where fixed seating or tables are replaced will have ADA compliant stations installed per IBC chapter 11. All classroom teaching technology upgrades include assisted listening devices for the hearing impaired.

- **Energy Code:** The lighting upgrades included in the project will bring each classroom in compliance with the Washington State Energy Code. These include: low watts per square feet overall energy budget; occupancy sensors to turn lights off automatically when unoccupied; daylight zone automatic dimming; task lighting on writing surfaces to concentrate lumens where needed most; and multifactor computers and monitors. All reductions in electrical consumption translate to reduced mechanical cooling requirements.

4. Reasonableness of cost

The escalated MACC/GSF identified in the C100 ($102) is well under the estimate in the 2019 Higher Education Facilities Study ($435), which is OFM’s expected cost standards. Since many of the targeted rooms need only minor renovation and technological upgrades, this project will improve a large portion...
RENOVATION – STANDALONE PROJECT
2020 Higher Education Project Proposal Form

(approximately 49,000 square feet) of Western’s academic space in a cost-effective manner, representing a great value and efficient usage of funds. In addition, this project will not require modifications to circulation and restrooms, and minimal modifications to mechanical and electrical space. The following breakdown shows the cost of the MACC in the C100 compared to the 2019 Higher Education Facilities Study:

MACC/GSF PER 2019 HIGHER EDUCATION FACILITIES STUDY

<table>
<thead>
<tr>
<th>Space Type</th>
<th>MACC/GSF by Category</th>
<th>Percentage of Building</th>
<th>TOTAL MACC/GSF</th>
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<tr>
<td>Classrooms</td>
<td>$405</td>
<td>60%</td>
<td>$243</td>
</tr>
<tr>
<td>Instructional Labs</td>
<td>$397</td>
<td>40%</td>
<td>$159</td>
</tr>
<tr>
<td><strong>Sub-total (2019)</strong></td>
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<td></td>
<td>$402</td>
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<tr>
<td>Mid-Point Construction Escalation (August 2022)</td>
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<tr>
<td><strong>Escalated MACC/GSF (2019 Study)</strong></td>
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<td><strong>$435</strong></td>
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MACC/GSF PER C100

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<tr>
<td>MACC/GSF</td>
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<tr>
<td>Escalated MACC/GSF (C100)</td>
</tr>
<tr>
<td>Over/(Under) – compared to 2019 Study</td>
</tr>
</tbody>
</table>

The estimated costs of the project are based upon similar projects currently under construction, an evaluation of local general and sub-tier contractor availability and capability, current site conditions, and current costs for similar scope. The estimate also includes life cycle analysis recommendations for high efficiency mechanical systems and high-performance envelope additions which will lower energy costs and the building’s carbon generation over the life of the building.

5. Availability of space/utilization on campus

Utilization of classrooms and class-labs remains high at Western (see Appendix C). The goal of the project is to ensure that the Institution has adequate access to high performance learning space. This requires maintaining and upgrading high performing learning spaces and evaluating and repurposing low and non-performing learning spaces. Renovated or newly constructed spaces that do not meet minimum utilization expectations will be reassigned to best serve the evolving needs of the institution. This performance criteria will be applied to all learning space constructed or renovated on campus. An ongoing process of evaluation should result in the transitioning of more space from departmental control to Space Administration. This process allows the Institution to more accurately direct capital investments and respond more quickly to evolving curriculum and pedagogy to best serve students.

The selection of classrooms and labs in this proposal was based on the following criteria:
• **Measurable outcomes:** the upgrades will increase capacity and room usage, with improvements supported by usage data.

• **Banner Data:** the structured, academic use of the renovated room must be recorded in Banner, Western’s financial management system.

• **Performance Thresholds:** the renovated rooms will operate at or above minimum levels of usage per academic year as applied to the room categories:
  
  o *General Use Classrooms:* 22 contact hours per week per seat.
  o *Labs (includes General Use Labs):* 16 contact hours per week per seat.

**Utilization of classroom space**

Western has 7,476 student seats spread over 124 General Use Classrooms (GUC). In addition, several specialized classrooms are tailored for the needs of one or more departments. Utilization of the GUC rooms is very high, with an average utilization of 23 hours per student seat per week. During the prime instruction hours of 9 am to 3 pm, over 90% of classrooms are in use for most days of the week. This intensive usage allows little flexibility to move classes during prime teaching hours and reduced ability to match classes with desired classroom capacity and furniture type. Although overall usage is high, renovating rooms to be adaptable and compatible with modern teaching methods would improve efficiency and utilization rates while offering greater flexibility for scheduling and inter-departmental use. This project will target rooms used by a wide cross section of the University’s students and departments, improving the teaching potential of spaces across campus.

**Utilization of class laboratory space**

Very high class lab utilization rates, particularly in STEM and other high demand disciplines, are creating access and safety concerns at Western. To better illustrate the situation, of the 123 class labs active at Western in the fall of 2019, 54 were in use over 16 hours per week, with 27 over 20 hours of use, and 12 used over 30 hours per week. For station utilization, 31 class labs operated at greater than 16 Student Contact Hours (CH) per week per seat; 16 class labs operated at greater than 20 CH per week per seat and 5 class labs operated at greater than 30 CH per week per seat.

Labs with the highest levels of utilization are disproportionately comprised of laboratories in STEM and other high demand disciplines, driving Western’s request to expand the availability of instructional space by repurposing lower performing laboratory space.
6. Efficiency of space allocation

A. The following table identifies the Facility Evaluation and Planning Guide space allocations for the types of space proposed to be renovated:

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<tr>
<th>FEPG Code</th>
<th>Space Allocation Type</th>
<th># of Rooms</th>
<th># of Stations</th>
<th>Proposed ASF/Station</th>
<th>FEPG Standard</th>
<th>Meets Standard</th>
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<td>Classroom</td>
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<td>1360</td>
<td>21</td>
<td>16 to 26</td>
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<tr>
<td>210</td>
<td>Computer Lab</td>
<td>2</td>
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<td>50 to 60</td>
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<td>210</td>
<td>Chemistry Lab</td>
<td>3</td>
<td>80</td>
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<td>40 to 90</td>
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<td>210</td>
<td>Environmental Sci Lab</td>
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<td>72</td>
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<td>YES</td>
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<td>210</td>
<td>Physics Lab</td>
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<td>40 to 90</td>
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<td>210</td>
<td>Art Studio / Lab</td>
<td>6</td>
<td>134</td>
<td>44</td>
<td>50 to 175</td>
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<td>210</td>
<td>English Lab</td>
<td>1</td>
<td>35</td>
<td>21</td>
<td>35</td>
<td>YES</td>
</tr>
</tbody>
</table>

B. The Project **currently has a building efficiency of 100%**. The following is the space breakdown identified in the C100:

1. Usable square feet (USF) - 49,000
2. Gross square feet (GSF) - 49,000
3. Building efficiency (USF divided GSF) - 100%

This project will renovate existing usable space and does not include renovation of non-assignable square footage, such as corridors and restrooms. The project may include renovation of mechanical or electrical space to support new classroom and class lab features. The need for improving the mechanical or electrical space will be identified during the design phase.

7. Adequacy of space

Modern learning spaces need to be flexible, adaptable, accessible, and inclusive, promoting a welcoming environment for a diversity of students and learning styles. Classrooms and labs targeted for renovation currently have a static configuration unsuited to optimal learning with modern instructional techniques and inflexible in responding to changing conditions, such as those created by the COVID-19 pandemic.

Classrooms targeted under this project would be transformed from a traditional lecture-based configuration to the more modern flexible learning style, able to accommodate multiple teaching and learning formats. Most introductory classes are taught in fixed seating lecture halls, several of which will be renovated under this program to provide a more adaptable space amenable to student-led discussions and group work as well as instructor-led lecture modalities. By renovating a number of these rooms, Western aims to increase the number of classrooms with movable furniture that can support Flexible and Active Learning methods and changing guidelines for occupancy. Classrooms are used by all departments, enhancing learning opportunities for all enrolled students while providing stimulating, welcoming, flexible, and safe instructional spaces.

Class Laboratories renovated will likewise be improved to support flexible learning to the extent feasible within each discipline. Stationary lab benches will be replaced by moveable tables or reshaped to better promote student
collaboration. Flexible configurations will more easily allow a mix of classes to use the same laboratory space, increasing efficient space usage. Modular laboratories are also more easily adapted to changes in student and occupancy demands over time.

This project is fundamentally rooted in meeting modern educational standards and supporting the evolving needs of the State. Renovating existing instructional space in response is the most cost and time effective method of resolving our pressing physical capacity and space related pedagogical issues. See Appendix D for a breakdown of space types proposed in this project.

8. Appendices: the following supporting documentation is included

A. Office of Financial Management Reports (CBS002) Project Cost Summary/C100
B. Building Condition Assessment
C. Availability of Space/Campus Utilization
D. Program-related Space Allocation Assignable Square Feet Template
Appendix A
OFM

380 - Western Washington University
Capital Project Request
2021-23 Biennium

Version: SV 2021-23 Capital Budget Request
Report Number: CBS002
Date Run: 8/3/2020 3:34PM

Project Number: 30000911
Project Title: 2021-23 Classroom & Lab Upgrades

Description

Starting Fiscal Year: 2022
Project Class: Program
Agency Priority: 3

Project Summary

The 2021-23 Classroom and Lab Upgrades would renovate and repurpose approximately 56 individual classrooms and labs throughout campus, for a total of approximately 49,000 gross square feet (60% Classrooms and 40% Instructional labs). This project is part of an on-going, multi-biennia program that will address significant and growing inconsistencies in the quality, capacity and utilization of college and departmental learning spaces at Western, as well as extend the useful life of these spaces by approximately 25 years.

Project Description

Western Washington University’s (Western) overall classroom and lab utilization rates are at or above State utilization targets. However, many rooms are technically insufficient for supporting current programmatic needs, especially within the sciences, and some rooms are not equipped to accommodate contemporary student-centered and flexible learning pedagogies. Because of these insufficiencies, a significant subset of instructional spaces operates at much higher rates of use than the rest of the inventory.

The lack of adequate classroom and lab space at Western has been felt campus-wide and has made it particularly difficult for the University to respond to the significant growth in student demand for STEM and other high-demand degrees. Since the 2015-16 academic year, Western has been forced to cap several majors within the University’s College of Sciences and Engineering, in part due to insufficient classroom and lab space. Furthermore, the shortage of suitable instructional space, coupled with a surge in STEM majors over the last decade, has limited the University’s ability to offer a sufficient number of course sections to accommodate both STEM majors and non-majors looking to fulfill graduation requirements, thus prolonging time to degree for Western students across disciplines.

Scope: The 2021-23 Classroom and Lab Upgrades would renovate and repurpose approximately 56 individual classrooms and labs throughout campus, for a total of approximately 49,000 gross square feet (60% Classrooms and 40% Instructional labs). This project is part of an on-going, multi-biennia program that will address significant and growing inconsistencies in the quality, capacity and utilization of college and departmental learning spaces at Western, as well as extend the useful life of these spaces by approximately 25 years.

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Many of the classrooms that are upgraded as Flexible Learning environments as part of this project will be readily adaptable to Active Learning Classrooms in the future. Similar objectives to those listed above are being applied to the instructional lab and departmental classroom spaces in the planning for the 2021-23 Classroom and Lab Upgrades.

Increasing the flexibility and adaptability of existing classroom and lab performance is a fundamental component of Western’s ability to respond to student course demand and allow students to complete undergraduate degrees in four years. The continued enhancement of instructional spaces will help Western ensure students receive a high-quality, technologically relevant education through the most current learning modalities. Improved classrooms and labs will also increase availability of high demand classes, which will reduce students’ time to degree – resulting in both operating cost efficiencies and savings to students and their families. Additionally, the flexibility will allow the university to respond to new challenges as they arise, including, but not limited to, social distancing measures and one-directional lanes.

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Description

Renovation work, substantial benefits are achieved for lower overall costs.

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Programs: The proposed 2021-23 Classroom & Lab Upgrades will impact academic programs across the university. The project will increase the utilization of general use and specialized instructional space, provide broader institutional efficiencies through centralized control and monitoring of non-specialized learning areas, and expand institutional capacity by increasing the overall performance of these physical assets. Students and faculty in every degree and academic department will benefit from the modernization and increased access to Flexible Learning environments. Chemistry, Physics, Environmental Studies, Fine Arts and English are among those programs that will see benefit from improvements to their Instructional Lab spaces.

Design for all components of this program will commence in Summer 2021 and construction is anticipated to be finished by Spring 2023.

Location
City: Bellingham
County: Whatcom
Legislative District: 040

Project Type
Intermediate

Growth Management impacts
none

New Facility: No

Funding

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Operating Impacts

Total one time start up and ongoing operating costs
## Capital Project Request
### 2021-23 Biennium

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**Contact Information**

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<tr>
<th>Name</th>
<th>Rick Benner, FAIA</th>
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</thead>
<tbody>
<tr>
<td>Phone Number</td>
<td>(360) 650-3550</td>
</tr>
<tr>
<td>Email</td>
<td><a href="mailto:rick.benner@wwu.edu">rick.benner@wwu.edu</a></td>
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</tbody>
</table>

**Statistics**

| Gross Square Feet       | 49,000            | MACC per Square Foot | $97            |
| Usable Square Feet      | 49,000            | Escalated MACC per Square Foot | $102          |
| Space Efficiency        | 100.0%            | A/E Fee Class        | B              |
| Construction Type       | College classroom facility | A/E Fee Percentage | 11.75%         |
| Remodel                 | Yes               | Projected Life of Asset (Years) |                |

**Additional Project Details**

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<td>Contingency Rate</td>
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<tr>
<td>Base Month</td>
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<td>Higher Ed Institution</td>
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<tr>
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**Schedule**

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**Project Cost Estimate**

| Total Project              | $8,520,218    |
| Total Project Escalated    | $9,000,468    |
| Rounded Escalated Total    | $9,000,000    |

**Cost Estimate Summary**

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<tr>
<td>A/E Basic Design Services</td>
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<tr>
<td>Extra Services</td>
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<tr>
<td>Other Services</td>
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Rounded Escalated Total: **$9,000,000**
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### Consultant Services

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Escalated to Mid-Const.

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<td>G20 - Site Improvements</td>
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<td>G30 - Site Mechanical Utilities</td>
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<tr>
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<td>C10 - Interior Construction</td>
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8) Non-Taxable Items

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Sales Tax

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**CONSTRUCTION CONTRACTS TOTAL**

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<tr>
<td>E10 - Equipment</td>
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<tr>
<td>E20 - Furnishings</td>
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<td>F10 - Special Construction</td>
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1) Non Taxable Items

<table>
<thead>
<tr>
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<th>Base Amount</th>
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<th>Escalated Cost</th>
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<tbody>
<tr>
<td>Other</td>
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<tr>
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<td></td>
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</tr>
<tr>
<td>Sub TOTAL</td>
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Sales Tax

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<tbody>
<tr>
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EQUIPMENT TOTAL

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</thead>
<tbody>
<tr>
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<td>$1,417,098</td>
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Green cells must be filled in by user
# Cost Estimate Details

## Artwork

<table>
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<tr>
<th>Item</th>
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<th>Escalated Cost</th>
<th>Notes</th>
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<tbody>
<tr>
<td>Project Artwork</td>
<td>$0</td>
<td></td>
<td></td>
<td>0.5% of total project cost for new construction</td>
</tr>
<tr>
<td>Higher Ed Artwork</td>
<td>$44,778</td>
<td></td>
<td></td>
<td>0.5% of total project cost for new and renewal</td>
</tr>
<tr>
<td>Other</td>
<td></td>
<td></td>
<td></td>
<td></td>
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<tr>
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<tr>
<td><strong>ARTWORK TOTAL</strong></td>
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<td><strong>$44,778</strong></td>
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<th>Notes</th>
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<tbody>
<tr>
<td>Agency Project Management</td>
<td>$299,509</td>
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<td>$317,031</td>
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<tr>
<td>Additional Services</td>
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</tr>
<tr>
<td>Other</td>
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<td><strong>PROJECT MANAGEMENT TOTAL</strong></td>
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Green cells must be filled in by user
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<tr>
<td>Remediation/Removal</td>
<td></td>
<td></td>
<td></td>
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<tr>
<td>Historic and Archeological Mitigation</td>
<td></td>
<td></td>
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<td></td>
</tr>
<tr>
<td>Plan Review</td>
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<td>1.0461</td>
<td>$104,610</td>
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<td>M&amp;O Assist</td>
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<tr>
<td><strong>OTHER COSTS TOTAL</strong></td>
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<td><strong>$104,610</strong></td>
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Green cells must be filled in by user
### Tab A. Acquisition

<table>
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### Tab B. Consultant Services

<table>
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### Tab C. Construction Contracts

<table>
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### Tab D. Equipment

<table>
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### Tab E. Artwork

<table>
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</table>

### Tab F. Project Management

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### Tab G. Other Costs

<table>
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Appendix B
<table>
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<tr>
<th>Bldg Code</th>
<th>Name</th>
<th>Room Number</th>
<th>Building Condition Index</th>
<th>Years Since Last Renovation</th>
<th>Area</th>
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<tr>
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<td>12</td>
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<tr>
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<td>47</td>
<td>493</td>
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<td>3</td>
<td>47</td>
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<td>32</td>
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<td>22</td>
<td>1117</td>
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<td>58</td>
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<td>58</td>
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<td>58</td>
<td>642</td>
</tr>
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<td>4</td>
<td>58</td>
<td>544</td>
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<tr>
<td>HU</td>
<td>Humanities Building</td>
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<td>4</td>
<td>58</td>
<td>396</td>
</tr>
<tr>
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<td>Humanities Building</td>
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<td>4</td>
<td>58</td>
<td>547</td>
</tr>
<tr>
<td></td>
<td>Building Name</td>
<td>Room</td>
<td>Floor</td>
<td>Zone</td>
<td>Capacity</td>
</tr>
<tr>
<td>---</td>
<td>-----------------------------</td>
<td>------</td>
<td>-------</td>
<td>------</td>
<td>----------</td>
</tr>
<tr>
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<td>Humanities Building</td>
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<td>4</td>
<td>58</td>
<td>635</td>
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<tr>
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<td>9</td>
<td>720</td>
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<td>9</td>
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<tr>
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<td>Miller Hall</td>
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<td>9</td>
<td>576</td>
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<td>42</td>
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<td>Old Main</td>
<td>580</td>
<td>3</td>
<td>42</td>
<td>810</td>
</tr>
<tr>
<td>OM</td>
<td>Old Main</td>
<td>585</td>
<td>3</td>
<td>42</td>
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<tr>
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<td>2</td>
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<td>24</td>
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Appendix C
### Availability of Space/Campus Utilization Template

**2020 Four-year Higher Education Scoring Process**

Required for all categories except Infrastructure and Acquisition.

<table>
<thead>
<tr>
<th>Project Name:</th>
<th>Classroom and Lab Upgrades</th>
</tr>
</thead>
<tbody>
<tr>
<td>Institution:</td>
<td>Western Washington University</td>
</tr>
<tr>
<td>Campus Location:</td>
<td>Bellingham</td>
</tr>
</tbody>
</table>

Identify the average number of hours per week each (a) classroom seat and (b) classroom lab is expected to be utilized in Fall 2018 on the proposed project’s campus. Please fill in the green shaded cells for the campus where the project is located.

<table>
<thead>
<tr>
<th></th>
<th>(a) General University Classroom Utilization</th>
<th>(b) General University Lab Utilization</th>
</tr>
</thead>
<tbody>
<tr>
<td>Fall 2019 Weekly Contact Hours</td>
<td>172,305</td>
<td>38,163</td>
</tr>
<tr>
<td>Multiply by % FTE Increase Budgeted</td>
<td>0.00%</td>
<td>0.00%</td>
</tr>
<tr>
<td>Expected Fall 2020 Contact Hours</td>
<td>172,305</td>
<td>38,163</td>
</tr>
<tr>
<td>Expected Fall 2020 Classroom Seats</td>
<td>7,476</td>
<td>2,368</td>
</tr>
<tr>
<td>Expected Hours per Week Utilization</td>
<td>23.0</td>
<td>16.1</td>
</tr>
<tr>
<td>HECB GUC Utilization Standard</td>
<td>22.0</td>
<td>16.0</td>
</tr>
<tr>
<td>Difference in Utilization Standard</td>
<td>5%</td>
<td>1%</td>
</tr>
</tbody>
</table>

If the campus does not meet the 22 hours per classroom seat and/or the 16 hours per class lab HECB utilization standards, describe any institutional plans for achieving that level of utilization.
### Program Related Space Allocation Template

**Assignable Square Feet**

Required for all Growth, Renovation and Replacement proposals.

<table>
<thead>
<tr>
<th>Institution:</th>
<th>Western Washington University</th>
</tr>
</thead>
<tbody>
<tr>
<td>Campus location:</td>
<td>Bellingham</td>
</tr>
<tr>
<td>Project name:</td>
<td>Classroom and Lab Upgrades</td>
</tr>
</tbody>
</table>

Input the assignable square feet for the proposed project under the applicable space types below:

<table>
<thead>
<tr>
<th>Type of Space</th>
<th>Points</th>
<th>Assignable Square Feet</th>
<th>Percentage of total</th>
<th>Score [Points x Percentage]</th>
</tr>
</thead>
<tbody>
<tr>
<td>Instructional space (classroom, laboratories)</td>
<td>10</td>
<td>48,667</td>
<td>100.00</td>
<td>10.00</td>
</tr>
<tr>
<td>Research space</td>
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<td></td>
<td>0.00</td>
<td>0.00</td>
</tr>
<tr>
<td>Office space</td>
<td>4</td>
<td></td>
<td>0.00</td>
<td>0.00</td>
</tr>
<tr>
<td>Library and study collaborative space</td>
<td>10</td>
<td></td>
<td>0.00</td>
<td>0.00</td>
</tr>
<tr>
<td>Other non-residential space</td>
<td>8</td>
<td></td>
<td>0.00</td>
<td>0.00</td>
</tr>
<tr>
<td>Support and physical plant space</td>
<td>6</td>
<td></td>
<td>0.00</td>
<td>0.00</td>
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</tbody>
</table>

**Total** 48,667 100.0 10.00