CAMPUS PHYSICAL DEVELOPMENT PLAN

2019-21 Capital Budget

University of Wisconsin Stevens Point
April 2018

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CHANCELLOR'S INTRODUCTION

Transformation in the lives of our university community and across the region and the world we serve begins on a well-planned, exceptional campus. It is my pleasure to introduce the program direction plan that will continue to serve as a blueprint for the growth of the University of Wisconsin-Stevens Point for decades to come. The goals of our academic and facilities planning processes reflect our collective vision and strategic goals for UW-Stevens Point. Our university has embraced the concepts of continuous planning, review and improvement. The university's strategic plan, A Partnership for Thriving Communities, provides a blueprint to advance learning, enhance living, leverage our resources and respect our legacy. Our streamlined General Education Program provides students with a more enriching education while simultaneously decreasing their time to graduation.

Our goals are ambitious, but entirely achievable. We have already demonstrated we can effectively increase the retention rate of students while maintaining the academic quality of our programs. Through a comprehensive review and revision of the General Education Program and the implementation of our differential tuition program, the Pointer Partnership, we were able to increase our four-year graduation rates 12 percentage points in just five years. This outstanding achievement was due, in large part, to the collective efforts by our faculty, staff and students to streamline and improve the educational experience for our students. We will build on our success in the upcoming years as we expand the footprint of UW-Stevens Point through the restructuring of UW-Marathon County and UW-Marshfield/Wood County. With the continued cooperation and commitment from our Central Wisconsin economic and educational partners, more of our students will have the opportunity to achieve their academic, professional and personal goals.

From our beginnings as a normal school in 1894, UW-Stevens Point has grown to meet the needs of our changing world. We will continue to serve as the knowledge hub within our region while broadening our engagement within the new global society.

Bernie L. Patterson
Chancellor

EXECUTIVE SUMMARY

The quantity and quality of physical space support the education programs, research, outreach, and new initiatives. This Campus Development Plan is intended to present broad program trends, initiatives, and unmet space needs and align responses to those needs using available capital fund sources with renovation, remodeling, and expansion projects of supporting facilities.

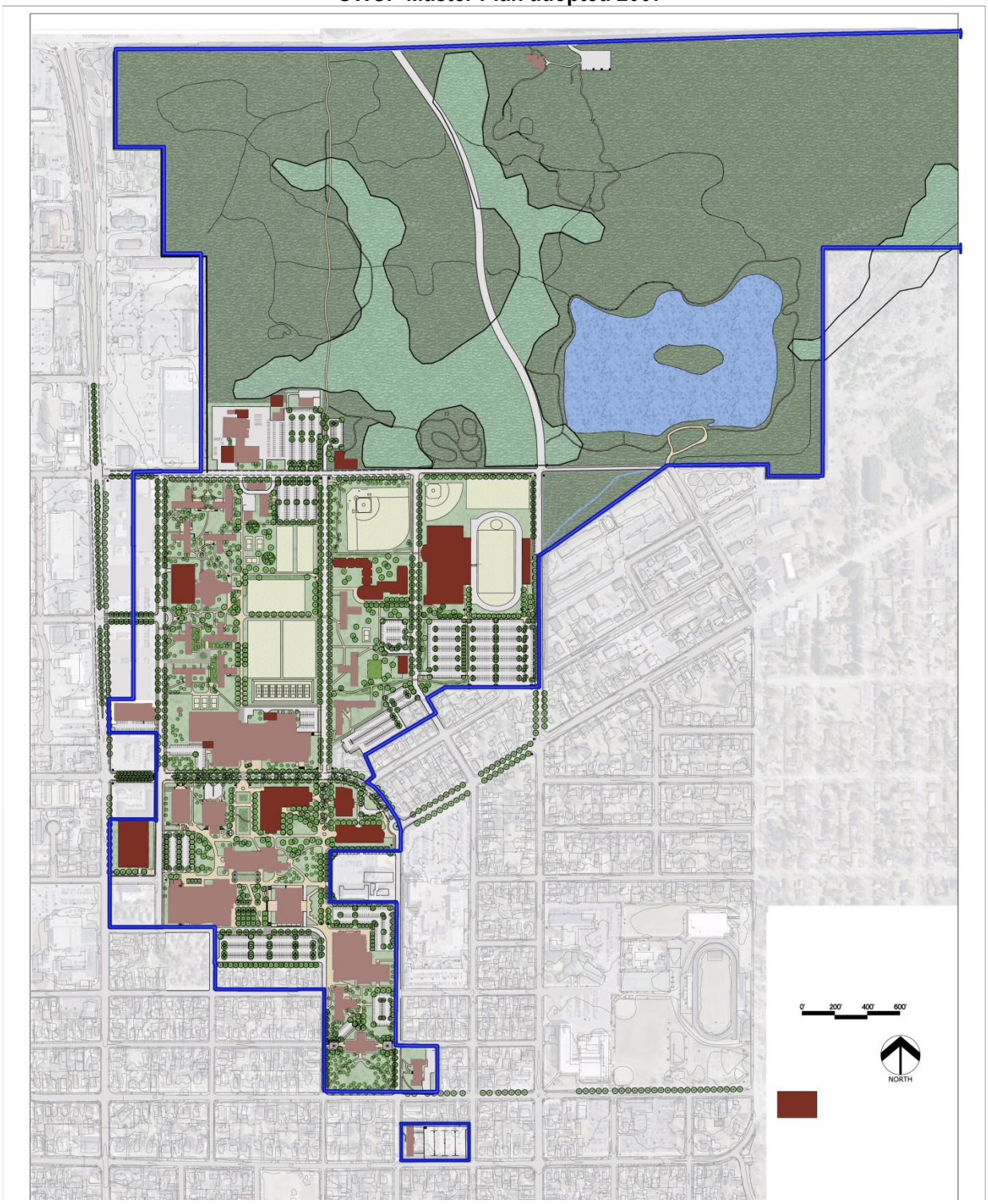
The University of Wisconsin-Stevens Point has embraced the UW System Growth Agenda goals to increase the number of undergraduate degrees by 30% by 2025. In 2011, UWSP completed work on a strategic plan. The planning process, chartered by the Chancellor and led by the Strategic Planning Steering Committee involved the participation of more than 200 faculty and staff members, students, alumni and community members who served on four task forces, which were essential to developing strategic themes, goals, and action steps. Through the strategic planning process, the university reaffirmed its Faculty Senate-endorsed mission statement, determined where it wants to be in five years, and defined four overarching strategic themes, which are to Advance Learning, Enhance Living, Develop and Leverage Resources, and Respect and Advance its Legacy.

The bedrock initiative stemming from the Strategic Plan is called A Partnership for Thriving Communities. The first effort being launched from the Partnership is a Healthy Communities Initiative, capitalizing on existing strengths to create the premier array of professional programs in health care and wellness in the state. One core project in this initiative will be to create a variety of academic pathways for students in the region—especially first-generation, underrepresented minority, and adult populations—to enter health-related fields. As the only comprehensive university in Central Wisconsin, UWSP has the mission to work collaboratively with the regional business community to produce quality baccalaureate degree holders in needed fields. Based on the needs of the region, UWSP has modified existing majors and created new programs to meet the needs of the region. UW-Stevens Point recently completed a comprehensive revision of its university-wide general education program and degree requirements. These changes were implemented in Fall 2013 for all incoming students.

Academic program needs interface with existing facilities producing various issues with differing levels of importance. Some issues can be grouped together into similar themes. Others are unique to their situation and solution. Significant need exists for correctly sized classrooms, reconfigured labs, additional research space, support space and offices in the central campus academic area. These needs are pervasive throughout the colleges and disciplines. Aging buildings such as 100-year-old Nelson Hall, 64-year-old Delzell Hall, and 64-year-old Park Student Services are affecting the delivery of administrative, student services and student health care functions in the south campus area. Within the Learning Resources Center compression of spaces and services require relocation and re-configuration particularly related to the Instructional Technology division. At the Health Enhancement Center, inappropriate space is limiting offerings in Sports Medicine and for students in Physical Education, Athletic Training, Dietetics and Health Promotion.

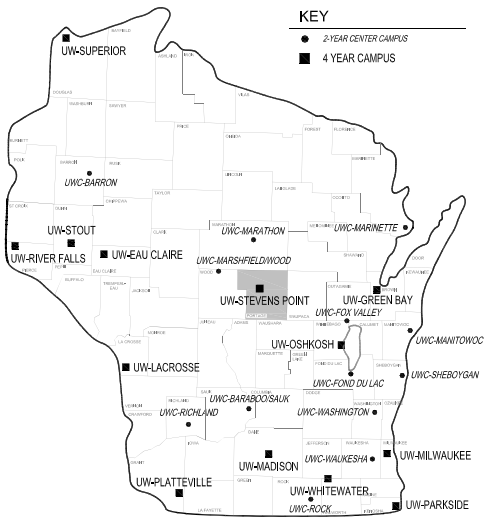
The new Chemistry Biology Building is nearing completion and is scheduled to be fully operational for the fall 2018 semester. A number of subsequent projects are dependent on the space provided by this new facility including the backfilling of the Science building and Trainer Natural Resources (TNR). Other projects not tied to the new academic facility can proceed according to their own schedules contingent on available bonding or successful outside fundraising and include renovation of Albertson Hall (formerly Learning Resources Center) and a new Student Recreation and Wellness Center. The 2007 Campus Master Plan outlines a number of image, safety, environmental, sustainability, and quality of life improvements. Site development projects located along 4th Avenue, Reserve Street, and the Specht Forum would have significant impact along these lines.

UWSP Master Plan adopted 2007



I. BACKGROUND

A. INSTITUTION PROFILE



Academic Profile		Physical Profile		Student Profile	
62	Majors and Degrees	406	Acres (Main Campus)	8661	Full Time Equivalent (FTE)
87	Minor Programs	214	Acres (Non-Contiguous)	9231	Headcount
31	Concentration Areas	2023	Acres leased	828	Non-Residents
16	Certificate Programs	35	Major Buildings on-campus (Total)	8050	Residents (Total)
2091	Graduates (Annual Average)	2,810,678	Gross Square Feet (Total)	3467	Residents (On Campus)
		3,102	Parking Spaces (Total)		(includes UW-Extension counts)

BACKGROUND AND HISTORY

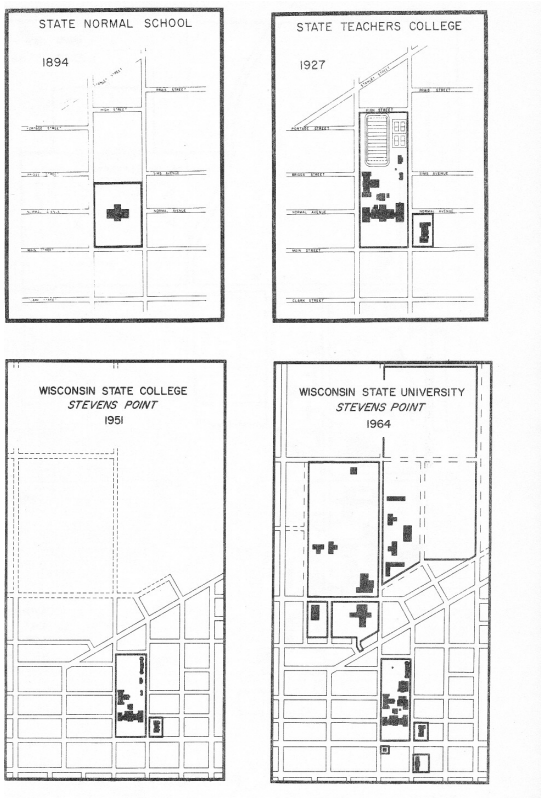
Founded in 1894, the University of Wisconsin-Stevens Point is a partially state supported, coeducational institution offering a variety of programs leading to an Associate, Bachelor of Arts, Bachelor of Fine Arts, Bachelor of Science and several master's degrees. The Stevens Point Normal School opened in 1894 and since then the institution evolved from one devoted solely to teacher training to a full-fledged university with colleges of national recognition. In 1927, permission to grant degrees was conveyed along with a name change to “State Teachers College.” By 1964, “teacher education" was no longer a sole emphasis and a re-named “Wisconsin State University-Stevens Point” emerged. With the merger of Wisconsin’s two higher education systems in 1972, the campus assumed the name University of Wisconsin-Stevens Point and its unique mission of service to central Wisconsin.

CHARACTER

Situated within the mid-sized community of Stevens Point, key campus descriptors include a compact academic core and limited but precious open space around its primary buildings. The majority of buildings were constructed during the 1960s and 1970s of masonry block and cast-in-place concrete with a tan face-brick, designed in post-industrial, monolithic forms containing little architectural distinction and few human-scale details. The Noel Fine Arts Center, Dreyfus University Center, 201 Reserve Street Suites and the recently completed Chemistry Biology Building are four examples presenting a modern feel, visual interest and varied exterior materials. Three buildings in the southern portion of campus, Old Main, Nelson Hall and Communication Arts Center do convey a sense of history and connection to traditional architectural styles. Schmeeckle Reserve is a 282-acre natural conservancy within the campus boundary and includes the 25-acre Lake Joanis. Established in 1976, Schmeeckle Reserve provides educational and recreational opportunities for students, faculty and residents of central Wisconsin.

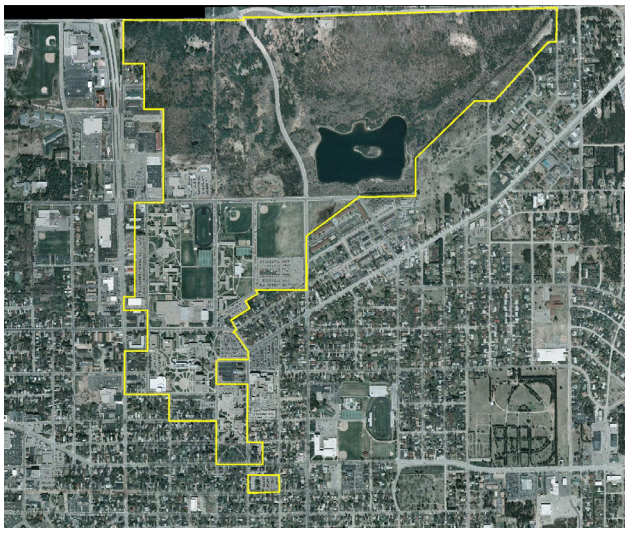
MAIN CAMPUS PROPERTY

Stevens Point Normal School opened in 1894 located on five acres of land on the far east side of the city of Stevens Point about a mile from the main business district. By 1927 when the institution became State Teachers College, land holdings had more than doubled to 11 acres and remained at this level through 1951 at start of the Wisconsin State College era. In 1964, the campus became "Wisconsin State University-Stevens Point" and land holdings stood at 177 acres. By then, the city of Stevens Point had expanded to surround the campus with private residences on three sides. This resulted in the campus taking on a linear north-south shape as further expansion occurred primarily to the north during the major development period through the remainder of the 1960's and into the early 1970's. By 1979, land ownership had increased to 301 acres primarily to meet these development needs. Between 1979 and 2012, land ownership increased by over 100 acres but mainly through the expansion of the Schmeeckle Reserve. The Reserve now totals over 282 acres and as of January 2016, the main campus land holdings are just over 406 acres.



UWSP is also located near the confluence of both the Wisconsin and Plover Rivers. The campus contains within its boundary Lake Joanis, a 25 acre excavated lake and Moses Creek a natural waterway. Because of flooding in the early 1900's, Moses Creek was channelized and then piped and connected to the city storm drainage system, which discharges into the Wisconsin River. Meanders were successfully reintroduced to a portion of the above ground Moses Creek in the east portion of Schmeeckle Reserve in 2011.

UWSP is situated on the tension line between several ecological landscapes, defined by the Wisconsin Department of Natural Resources as "forest transition," "central sand hills" and "central sand plains". Relatively flat expanses of well-drained soils are typical of these landscapes. Characteristically, the campus has little topographic relief. Soils are sandy with patches of granite substrate. Land use in the region consists of agriculture and timberland. Vegetation types range from wetlands to forests to plains to grassland and prairie.



The main academic core is located in the center of campus surrounded by city streets on three sides (east, south and west) and includes the large block-long Health Enhancement Center (HEC) on the north. Student Housing and exterior recreation/varsity playfields lay north of the academic core. The 282-acre Schmeeckle Reserve conservancy area is further north from there. Student service and administrative functions occur in the older southeast section of campus. Facility Services operations are located between the Student Housing and Schmeeckle Reserve areas on the northwest end of campus and contains the campus central heating plant and its character defining 175-foot tall chimney.

NON-CONTIGUOUS PROPERTY

UW-Stevens Point maintains a number of off-campus, non-contiguous properties. Most of these lands are associated with the College of Natural Resources (CNR) and its effort to provide direct field experience opportunities. The UWSP Foundation owns many parcels through gifts supporting these efforts.

Central Wisconsin Environmental Station (123 acres leased through 2034)

The Central Wisconsin Environmental Station (CWES) is located on 55-acre Sunset Lake, 18 miles east of the main campus in Portage County in the Town of New Hope. A sublease arrangement involving the UWSP Foundation and the trustees of a former Boy Scout camp in 1975 made 123 acres available there to the CNR. The sublease was transferred to the Board of Regents by State Building Commission action in May 2004 and its expiration date extended to May 2034. Additional arrangements with the UWSP Foundation for 116.5 acres at nearby Severson Lake, a hiking easement across 200 acres (an annual agreement only), and a contiguous 40-acre county park on Sunset Lake provide a total of almost 480 acres available for study and activities at CWES. Through the years, CWES has provided an impressive record of service to the College of Natural Resources, the university, and Wisconsin communities through courses taught at the station, through career workshops in natural resources and environmental quality, and through outreach programs to public schools. An average of over 20,000 person days of programming are provided at CWES, mostly for grade school children. Program development and staffing for the Station are provided largely by students in the college's nationally recognized environmental education and interpretation major. The Central Wisconsin Environmental Station is identified as essential to meeting the CNR's mission in environmental education and interpretation. The Tomorrow River Community Charter School started academic programs at CWES in 2015 and have provided a portable classroom facility for their use. There are currently twenty-six (26) buildings including classroom, dining, lodging, shelters and maintenance/support facilities totaling 20,433 ASF/23,028 GSF.

Treehaven Field Station (40 Acres owned, 1,120 acres available for research and training)

Treehaven Field Station is located approximately 75 miles north of campus in the town of King near Tomahawk, Wisconsin in Lincoln County. The University holds direct title to 40 acres on which are located student dormitories, a training center, dining facility, maintenance shops, parking and a camp manager's residence. Through a generous gift from Dorothy and Jacque Vallier to the UWSP Foundation, the surrounding 1,120 acres of north woods property, meandering streams and rolling terrain is available to CNR for research and study during summer sessions, and full-week and weekend courses during the remainder of the year.

1983 Wisconsin Act 195 established the funding for Treehaven on a basis of 53 percent Program Revenue (PR) and 47 percent General Purpose Revenue (GPR). These ratios were later revised to 50-50 cost sharing to operate and maintain the facility, but have placed significant strain on the College for large renovations and improvements.

Forest lands (170 Acres)

The Boston School Forest (20 acres) and the McCloud Memorial Forest (80 acres) are non-contiguous properties held by the University in Portage County and used by the CNR. The two parcels provide forest management research, demonstration and study opportunity in the soils and plantation forest vegetation common to central Wisconsin. The sites are approximately twenty minutes from Campus. The McCloud Forest is of particular research value as it contains a 20-acre stand of uncut old growth native vegetation immediately adjacent to 60 acres of 30-year-old red and white plantation pine. The McCloud Forest was gifted to the University in October 1992. In 1996, 70 acres of land similar to McCloud was gifted to the University and designated as the Henry C. Kurtz Memorial Forest. Located in Adams County approximately 70 miles from campus, the property also contains red plantation pine and mixed oak. It is used in conjunction with the activities at McCloud and Boston School Forests.

Wetlands Lab Facility (1-acre lease)

A one-acre lease agreement between the University and Wisconsin Department of Natural Resources exists on property located on Eisenhower Road in the Town of Plover, Portage County. The property commonly referred to as the Wetlands Lab, provides direct CNR research and study opportunities along the Little Plover River. The site was also used in the past for funded research on composting various materials. The land is remote from other neighboring activities and has been an occasional target of vandalism.

Northern Aquaculture Demonstration Facility (40.05-acre lease)

The Northern Aquaculture Demonstration Facility (NADF) is a 40.05-acre lease with the Red Cliff Band of Lake Superior Chippewas in Bayfield, WI in northeast Bayfield County is used to provide demonstration, education, outreach, extension and applied research in the College of Letters and Science (COLS). It is aimed at fostering the development and growth of a sustainable aquaculture industry in Wisconsin and other northern US climates. The NADF is designed with high-tech aquaculture production systems and equipment. An 8,500 SF aquatic production barn contains three (3) 10,000-12,000 gallon recirculation aquaculture systems; free flow tanks; cold, cool and warm water systems; Bell jar and Heath tray incubation systems and an analytical water-testing lab. The NADF also contains four (4) ½-acre ponds with a fish collection basin and two (2) settling basins; two (2) 60-foot linear outdoor raceways; a head-tank building

with degassing and heat exchanger systems and two (2) high capacity wells providing up to 1,600 gallons per minute of cold (46° F), clean water.

Buena Vista (5.75-acre lease)

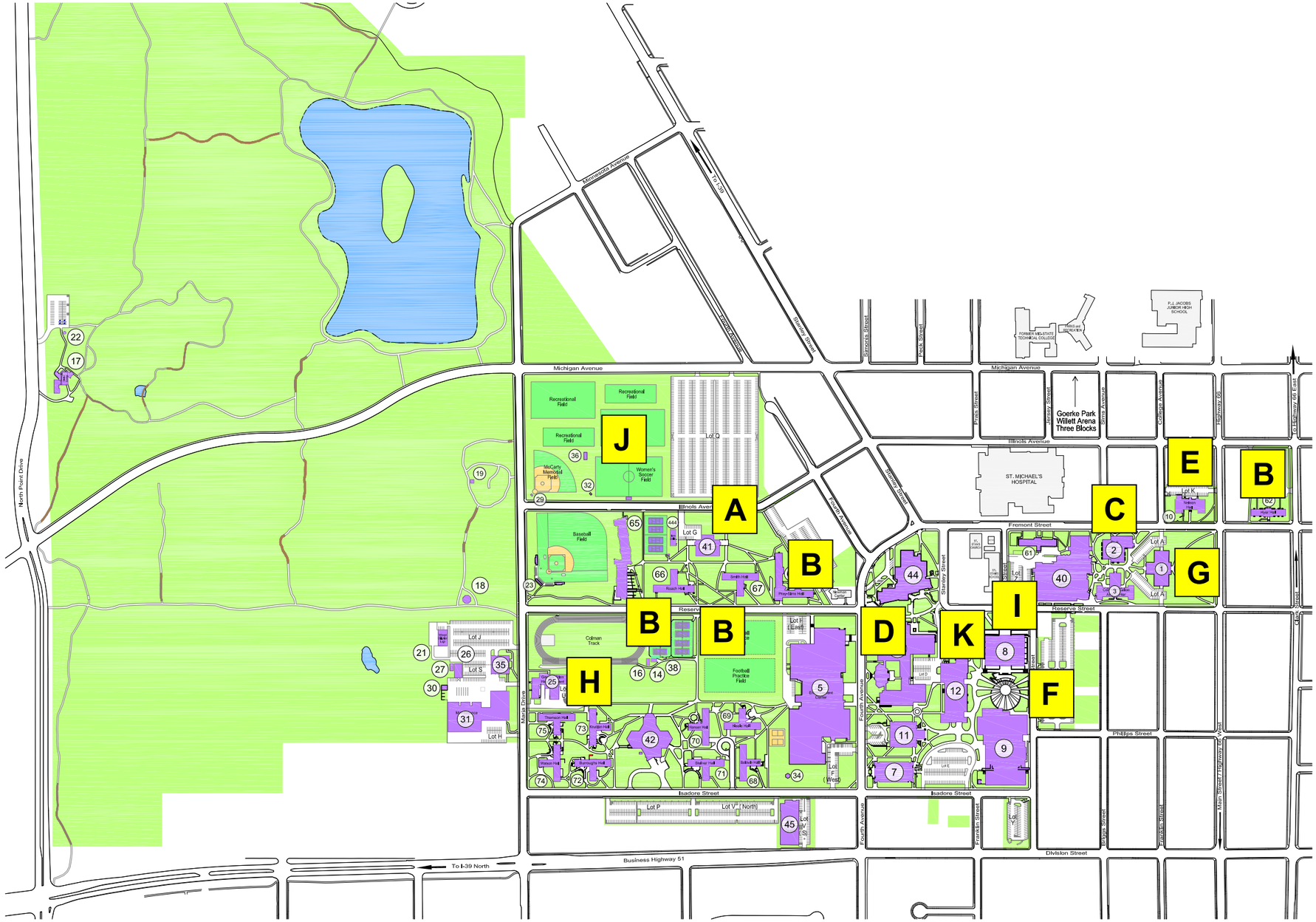
A 5.75-acre lease with the UWSP Foundation in the Town of Grant in southwest Portage County is used for CNR supported prairie chicken research.

WWSP Transmitter (4 acres)
In 1996, a radio tower located on four acres of land in the Town of Linwood, Portage County was purchased for purposes of the UWSP student radio station, WWSP FM 90. The student station was leasing transmitter space on the tower that was being offered for sale. With no assurance that new owners would extend the lease, an offer was made through Student Activity fees to purchase the tower and land to avoid possible relocation costs, higher lease fees and/or degradation of transmission quality.

Other Land Holdings (617-acre lease)

The UWSP Foundation holds an additional 617 acres in other locations and sizes throughout central Wisconsin supporting CNR activities but without formal lease agreements directly with the college.

B. EXISTING CONDITIONS MAP



A **Allen Center Renovation**
Repurpose

B **Residence Hall Renovations**
Finish upgrades in rooms; HVAC replacement; ADA access improvements

C **Student Services Division**
Offices located mainly in a former library building. Students would benefit from services in one location.

D **Science Building**
Aging labs, limited research space and new program offerings

E **Nelson Hall**
98-year old Historic Register Building in need of capital renewal and space re-use

F **Specht Forum**
Surfaces in need of replacement and re-build

G **Old Main**
HVAC replacement issues

H **George Stien Heating Plant**
Coal-fired plant will likely require air quality upgrade in conjunction with other statewide plants. Possible wood biomass boiler project.

I **Albertson Hall (formerly LRC)**
HVAC and fire protection issues. Program space relocation needed.

J **Student Health and Wellness**
Dedicated student recreation space and relocation of Health Services

K **Trainer Natural Resources**
Successful research grants constrained by limited research lab and office space

Stormwater Diversion and Suspended Solids Reduction Projects
Multiple locations

C. MISSION STATEMENT

University of Wisconsin System Mission Statement

The mission of the system is to develop human resources, to discover and disseminate knowledge, to extend knowledge and its application beyond the boundaries of its campuses and to serve and stimulate society by developing in students heightened intellectual, cultural and humane sensitivities, scientific, professional and technological expertise and a sense of purpose. Inherent in this broad mission are methods of instruction, research, extended training and public service designed to educate people and improve the human condition. Basic to every purpose of the system is the search for truth.

CORE MISSION STATEMENT

As institutions in the University Cluster of the University of Wisconsin System, the University of Wisconsin-Eau Claire, the University of Wisconsin-Green Bay, the University of Wisconsin-La Crosse, the University of Wisconsin-Oshkosh, the University of Wisconsin-Parkside, the University of Wisconsin-Platteville, the University of Wisconsin-River Falls, the University of Wisconsin-Stevens Point, the University of Wisconsin-Stout, the University of Wisconsin-Superior and the University of Wisconsin-Whitewater share the following core mission. Within the approved differentiation stated in their select missions, each university in the cluster shall:

a. Offer associate and baccalaureate degree level and selected graduate programs within the context of its approved mission statement.

b. Offer an environment that emphasizes teaching excellence and meets the educational and personal needs of students through effective teaching, academic advising, counseling and through university-sponsored cultural, recreational and extra-curricular programs.

c. Offer a core of liberal studies that supports university degrees in the arts, letters and sciences, as well as specialized professional/technical degrees at the associate and baccalaureate level.

d. Offer a program of pre-professional curricular offerings consistent with the university's mission.

e. Expect scholarly activity, including research, scholarship and creative endeavor, that supports its programs at the associate and baccalaureate degree level, its selected graduate programs and its approved mission statement.

f. Promote the integration of the extension function, assist the University of Wisconsin-Extension in meeting its responsibility for statewide coordination, and encourage faculty and staff participation in outreach activity.

g. Participate in inter-institutional relationships in order to maximize educational opportunity for the people of the state effectively and efficiently through the sharing of resources.

h. Serve the needs of women, minority, disadvantaged, disabled and non-traditional students and seek racial and ethnic diversification of the student body and the professional faculty and staff.

i. Support activities designed to promote the economic development of the state.

SELECT MISSION STATEMENT

In addition to the system and core missions, the University of Wisconsin-Stevens Point has the following select mission to:

a. Provide a broad foundation of liberal studies and selected degree programs in the fine arts, humanities, natural sciences and social sciences, imparting the heritage of human civilization, critical intelligence, and the skills necessary for a lifetime of learning and upon which education in the professional fields may be built.

b. Provide undergraduate professional programs in communicative disorders, teacher education, home economics*, the visual and performing arts, paper science and natural resources with emphasis on the management of resources.

c. Provide graduate programs in teacher education, communicative disorders, natural resources, home economics, communication and other select areas clearly associated with this University's undergraduate emphases and strengths.

d. Provide programs in wellness and health promotion.

e. Provide quality undergraduate and graduate instruction through innovative methods using print and nonprint library resources, computing, communication technology and direct student assistance.

f. Expect scholarly activity, including research, scholarship and creative endeavor, that supports its programs at the associate and baccalaureate degree level, its selected graduate programs and its select mission.

g. Cooperate with UW-Extension in the development and coordination of statewide outreach programming, integration of the extension function into the institution, and appropriate and adequate recognition of those involved in outreach activities.

*The former home economics programs are now offered as child and family studies, dietetics, early childhood education, family and consumer education, human development, nutrition and interior architecture.

D. STRATEGIC GOALS

The university's strategic plan, "A Partnership for Thriving Communities," is driven by the institution's mission and guided by its vision and core values. This plan respects UW-Stevens Point's heritage and cherished tradition, fosters creativity and innovation, and charts new directions. It is a plan based on a comprehensive analysis of the environment in which the university operates its place within the University of Wisconsin System, and its distinctive relationship with the Central and Northern Wisconsin region. The planning process, chartered by the chancellor and led by shared governance groups, has been a transparent and broadly participatory process. Most fundamentally, our goal was to establish a process that builds from areas of strength, promise and opportunity to create a plan guiding UW-Stevens Point's future to set overall direction for the university, identify institutional distinctiveness and comparative advantages, develop a manageable number of goals, and refresh or replace those goals as needed.

Implementing A Partnership for Thriving Communities

A Partnership for Thriving Communities is comprised of four main initiatives: we intend to position UW-Stevens Point to assist communities in becoming more Vibrant, Healthy, Prosperous and Sustainable.

For example, the first effort launched from the partnership was a **Healthy Communities Initiative**, capitalizing on our existing strengths to create the premier array of professional programs in health care and wellness in the state. While the details are still being carefully woven together, this collaborative endeavor embodies an underlying principal that a healthy population is essential to the longevity of any community.

Given current demographic trends in Central and Northern Wisconsin, the need for health and wellness professionals will only grow more extreme. Building on the university's existing strengths, we are well positioned to assist the region in meeting this challenge. UW-Stevens Point has an impressive collection of programs in health care and wellness, including majors in health science, clinical lab science, nursing, audiology, speech language therapy, dietetics, health promotion, health and wellness management, health information and management technology, and mental health and gerontology. We also offer a long list of pre-professional programs in medicine, veterinary care, optometry, pharmacy, physician's assistance, physical and occupational therapy, and dentistry.

One core project in this initiative will be to create a variety of academic pathways for students in the region—especially first-generation, underrepresented minority, and adult populations—to enter health-related fields. As a result, we will forge these pathways by creating and reinforcing partnerships with the North Central Wisconsin Higher Education Alliance, which includes UW-Marathon County, UW-Marshfield/Wood County, Mid-State Technical College, Northcentral Technical College and Nicolet Technical College.

A second core project in this initiative is to ensure students receive the best education possible. Consequently, we will add to our existing health care and wellness curricula a focused program of student support, including workshops and summer camps to assist students with course work and professional exams; specialized advising, tutoring and career counseling; and unique opportunities to engage and learn about the health professions for which they are preparing.

A third and final core project in this initiative is to assist graduates to return to Central and Northern Wisconsin to serve their communities as health care and wellness professionals. To achieve this aim, we will partner with graduate schools in medicine, dentistry and other health-related fields; health care and wellness providers; and community leaders throughout the region to create a variety of pathways to professional training and ultimately service to the region.

In this way, UW-Stevens Point's Healthy Communities Initiative will nurture the well-being of our citizens through first-rate professional programs in health care and wellness.

To organize our work under the strategic plan, each year Chancellor Patterson will assign the university community a series of annual priorities crafted in consultation with faculty governance and the Strategic Planning Committee. These priorities will be aimed at improving the university's capacity to Advance Learning, Enhance Living, Develop and Use Resources, and Honor and Advance Our Legacy, four areas defining the university's capacity to effect change. This annual process will ensure that UW-Stevens Point moves forward in a step-by-step, transparent fashion to realize the promise in the Partnership for Thriving Communities.

Produce More Baccalaureate Degree Holders

As the only comprehensive university in Central Wisconsin, UW-Stevens Point has the mission to work collaboratively with the regional business community to produce quality baccalaureate degree holders in needed fields. To this end, UW-Stevens Point administrators, and faculty and staff members, meet regularly with business leaders in Stevens Point, Wausau, Marshfield and Wisconsin Rapids to identify avenues for collaboration.

Based on the needs of the region, UW-Stevens Point has modified existing majors and created new programs to meet the needs of the region. A new **Bachelor of Science in Nursing** degree was developed in response to demand in the region for more highly trained nursing professionals. The **School of Business and Economics** is pursuing accreditation from the Association to Advance Collegiate Schools of Business (AACSB). The student demand for a business major and the needs expressed in the Centergy Report on the future of Central Wisconsin's economy suggest the campus must move to strengthen and expand these crucial academic programs.

To further strengthen the impact of post-secondary education in Central Wisconsin, UW-Stevens Point has partnered with Mid-State Technical College, UW-Marathon County, UW-Marshfield/Wood County, Northcentral Technical College and Nicolet College to form the **North Central Wisconsin Higher Education Alliance**. In addition to streamlining the transfer process, this group is working to develop a new **Bachelor of Applied Studies** degree completion program aimed at helping nontraditional students in the region who have a professional associate's degree to further their educations.

Increase curricular emphasis on student success

UW-Stevens Point is currently working to revise its General Education Program (GEP) and the universitywide BA/BS requirements. One of the recommendations of these revisions is focusing more attention on the first-year experience through the implementation of a first-year seminar and enhanced programs to support student success. The revised GEP, which was launched in the fall 2013 semester, was inspired by a deep commitment to liberal education and lifelong learning, emphasizing academic rigor, professional preparation and responsible citizenship. The program is a streamlined, learning-outcome driven curriculum incorporating a number of high-impact teaching practices, including Experiential Learning,

Interdisciplinary Studies, and a First-Year Seminar. It should result in increased efficiency of degree production, measured by decreasing credits to degree. In addition, the new GEP includes a systematic assessment plan to address both quality assurance and quality improvement.

First Year Seminar

In conjunction with the new GEP, UW-Stevens Point initiated a First-Year Seminar (FYS) program to introduce critical thinking, orient students to the academic community and campus life, and equip incoming first-year students with the skills necessary to succeed. In order to support instructional development for this new program, UW-Stevens Point organized a series of training sessions to prepare faculty and staff members to offer First-Year Seminar classes. In spring 2011, 12 sections of FYS were offered as an initial pilot, serving 221 students. Participation by faculty and students has gradually expanded. In fall 2013, 30 sections were offered enrolling nearly 600 students. In fall 2014, this number is projected to expand to as many as 55 sections of FYS.

E. PROGRAM TRENDS

The 2017-18 academic year has been an eventful one for UW-Stevens Point. As the university's enrollment continues to decline in response to demographic shifts and an increasing four-year graduation rate, and in the midst of a six-year tuition freeze, we are faced with a $4.5 million structural deficit that requires curricular restructuring. The university administration has made recommendations calling for the discontinuation of a variety of programs in the liberal arts, and the creation of new programs in our strongest performing areas, including natural resources and health. At the same time, UW System has announced a restructuring of the UW Colleges, which entails the joining of UW-Stevens Point with UW-Marshfield/Wood County and UW-Marathon County. This restructuring will require UW-Stevens Point to rethink nearly every aspect of the university's strategic plan and its impact on curriculum and facilities, since it brings the institution into a significantly different educational and geographic marketplace than we have previously been accustomed to navigating. Taken together, these events will require at least a year before our revised academic program trends can be clearly articulated.

CURRENT PROGRAMS

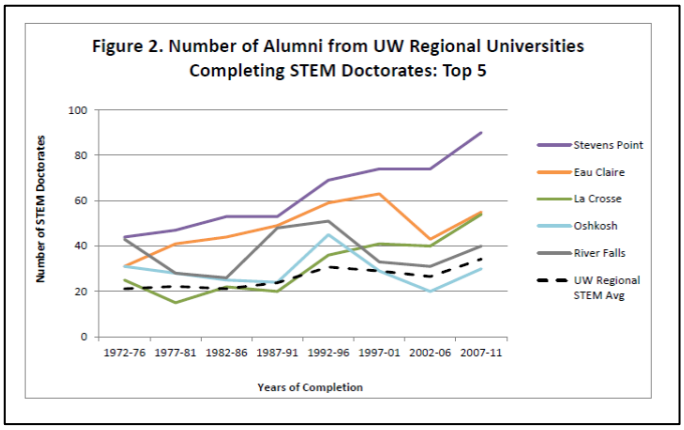
UW-Stevens Point offers the following undergraduate degree types: Associate Degree, Bachelor of Science, Bachelor of Arts, Bachelor of Fine Arts, Bachelor of Music, Bachelor of Nursing, and Bachelor of Applied Studies. UW-Stevens Point currently offers numerous Masters degrees as well as a Professional Doctorate in Audiology (in partnership with UW-Madison). Degrees at UW-Stevens Point are supported by five academic colleges: Letters & Science, Fine Arts and Communication, Professional Studies, Natural Resources, and University College.

Accounting BS
American Studies BS BA
Art BFA BA
Arts Management BA
Athletic Training BS
Audiology Doctorate (AuD)
Biochemistry BS
Biology BS
Business Administration BS
Chemical Engineering BS
Chemistry BS
Clinical Lab Science BS
Communication BS BA MA
Communication Sciences and Disorders BS MS
Community and Organizational Leadership MS
Computer Information Systems BS BA
Dance BA
Data Science MS
Dietetics BS
Early Childhood Education BS
Economics BS
Education MSE
English BA
Exceptional Education BS
Family and Consumer Science BS
Fisheries and Water Resource BS
Forestry BS
French BA
Geography BS BA
Geoscience BS
German BA
Health Promotion BS
Health Science BS
Health and Wellness Management BS
History BS BA
Individually Planned Major BS BA
Interior Architecture BFA
International Studies BA
Mathematics BS
Music Education MME
Music Education, Instrumental BM
Music Education, Vocal BM
Music Literature BM
Music, General BA
Natural Resources MS
Natural Science BS
Nursing BSN
Nutritional Science MS
Organizational Leadership BAS
Paper Science & Engineering BS
Philosophy BS BA
Physical Education BS
Physics BS
Political Science BS BA
Psychology BS
Public Administration and Policy Analysis BS
Resource Management BS
Social Work BS BA
Social Science BS BA
Sociology BS BA
Soil and Waste Resources BS
Spanish BA
Special Education BS MSE
Teaching, Master of Science MST
Theatre Arts BFA BA
Web & Digital Media Develp. BS BA
Wildlife Ecology BS
Undeclared Major Assoc.

UW-Stevens Point has revised its general education program and implemented the new requirements in 2013. With a new mission statement and measurable learning outcomes, the general education program provides students with a broad-based education and equips them with the knowledge and skills to facilitate intellectual growth, to be responsible citizens, and to improve the world in which they live.

UW-Stevens Point offers study abroad programs through its office of International Education in more than 20 locations around the globe including France, Ireland, China, Australia, Britain, Mexico, Germany, New Zealand and Spain.

UW-Stevens Point excels as a doctoral preparatory institution, particularly in the STEM fields. According to the National Science Foundation, UW-Stevens Point Alumni comprised 24 percent of the STEM research doctorates awarded to alumni of UW regional universities.



RECENTLY APPROVED AND DEVELOPING PROGRAMS

Data Science and Data Analytics

UW-Stevens Point has implemented a collaborative online master's degree in data science, in collaboration with UW-Extension and a number of UW partner institutions. In addition, UW-Stevens Point is developing a new bachelor's degree in data analytics set to begin accepting students in fall 2016.

Health Information Management and Health Information Technology (BS)

UW-Stevens Point is collaborating with UW-La Crosse, UW-Parkside and UW-Green Bay to offer a collaborative online bachelor's degree in Health Information Management and Health Information Technology.

Health and Wellness Management (BS)

UW-Stevens Point is collaborating with UW-La Crosse, UW-River Falls and UW-Superior to offer a collaborative online Bachelor's Degree in Health and Wellness Management.

Bachelor of Science in Nursing (BSN)

UW-Stevens Point began offering a new Bachelor of Science in Nursing (BSN) completion program in 2015, and the program was accredited by the Commission on Collegiate Nursing Education the following year. Given the strong regional demand for baccalaureate-trained nurses, significant growth in enrollment is expected in the upcoming years.

Chemical Engineering

UW-Stevens Point has developed and received permission to implement a new bachelor's degree in chemical engineering. The program will begin accepting students in fall 2016.

Bachelor of Applied Studies (BAS)

UW-Stevens Point is collaborating with members of the Central Wisconsin Higher Education Alliance (which includes UW-Marathon County, UW-Marshfield/Wood County, Northcentral Technical College, Mid-State Technical College, and Nicolet Technical College) to develop a new Bachelor of Applied Studies degree program. The UW System has approved the degree and implementation is scheduled for summer 2016.

Sustainable Food and Nutrition

UW-Stevens Point is developing a new bachelor's degree program in Sustainable Food and Nutrition. UW System has authorized the degree, the curriculum is being developed, and the program will begin accepting students in fall 2016.

NOTEWORTHY PROGRAMS

Differential Tuition

UW-Stevens Point has received permission to begin implementing a new differential tuition program. The $200 per semester fee will support the hiring of additional advisors and the implementation of a comprehensive advising model across campus. In addition, resources will be utilized to hire instructors needed to address enrollment bottleneck issues in an effort to improve students' ability to graduate on time. Long-term impact is difficult to estimate, but the program could help to reduce overcrowding in some class sections.

University College

UW-Stevens Point has received permission from the Board of Regents to move forward with the formation of a new University College beginning spring 2016. This unit will result from a modest reorganization of reporting lines within Academic Affairs. Specifically, we are moving the Director of General Education, the Coordinator of Undergraduate Research and Creative Activities, and the new teaching center from the Academic Affairs office into our existing Academic Success unit. With these new functions on board, Academic Success is being renamed University College.

Despite the relative simplicity of this reorganization, this will help UW-Stevens Point to achieve several significant goals:

- The University College will create a less fractured and more efficient organizational structure to ensure coordination of student support within Academic Affairs. This will facilitate continued improvement of academic advising, tutoring, and other student support, and their alignment with General Education.
- It will provide a higher profile and stronger voice for the Director of the General Education Program, ensuring better coordination across colleges. It will provide the same higher profile and stronger voice for the various student support units within our existing Academic Success area.
- It will provide a logical home for a new teaching center, called the Center for Inclusive Teaching and Learning, to ensure that professional development related to teaching, learning, advising, undergraduate research, and diversity can be appropriately aligned with student retention efforts.

F. PLANNING ISSUES AND THEMES

GENERAL PURPOSE REVENUE (GPR) SUPPORTED FACILITIES & FUNCTIONS

Priority **Issue Description**

1. **Albertson Hall Renovation:** Many of the spaces and services located in Albertson Hall are highly compressed, not properly located or ADA inaccessible. A portion of Instructional Technology staff are located in remote buildings. The current receiving dock is inadequate for processing the volume of computing equipment the institution handles. The dry sprinkler system installed in 1984 has developed leaks. The building's eleven air handlers (eight from 1970 & three from 1985) need replacement; its 1985 vintage fiber-board ductwork has failed seems throughout and the 1970 plenum air supply supplies inadequate air volumes for climate control. There is no terminal re-heat.

2. **New Program Offerings:** During the last eight years, the university implemented new programs where demand will have an impact on available space. UW-Stevens Point is partnering with UW-La Crosse, UW-Parkside and UW-Green Bay to create a collaborative online bachelor's degree in Health Information Management and Health Information Technology. As part of UW-Stevens Point's commitment to collaborating with other nursing programs in the state, UW-Stevens Point is developing the Central Wisconsin Nursing Education Center (CWNEC) which will serve as a comprehensive clearinghouse for the UW System's educational offerings related healthcare, nursing, and other related pre-professional programs leading to health-related professions. UW-Stevens Point is collaborating with UW-La Crosse, UW-River Falls and UW-Superior to offer a collaborative online Bachelor's Degree in Health and Wellness Management.

   Point Forward Academic Plan Update (5/3/18):
   The 2017-18 academic year has been an eventful one for UW-Stevens Point. As the university's enrollment continues to decline in response to demographic shifts and an increasing four-year graduation rate, and in the midst of a six-year tuition freeze, we are faced with a $4.5 million structural deficit that requires curricular restructuring. The university administration has made recommendations calling for the discontinuation of a variety of programs in the liberal arts, and the creation of new programs in our strongest performing areas, including natural resources and health. At the same time, UW System has announced a restructuring of the UW Colleges, which entails the joining of UW-Stevens Point with UW-Marshfield/Wood County and UW-Marathon County. This restructuring will require UW-Stevens Point to rethink nearly every aspect of the university's strategic plan and its impact on curriculum and facilities, since it brings the institution into a significantly different educational and geographic marketplace than we have previously been accustomed to navigating. Taken together, these events will require at least a year before our revised academic program trends can be clearly articulated.

3. **South Campus Aging Buildings:** Poor conditions within three aging buildings in the south campus area, 100-year old Nelson Hall, 64-year old Delzell Hall, and 64-year old Park Student Services Center are affecting the delivery of administrative, student

services and health care functions. Mechanical air handlers and air delivery in 120 year-old Old Main is inadequate and offers poor temperature and zone control. Old Main HVAC system was upgraded in 1979 and also used fiber board ductwork for distribution which is now failing. The campus Master Plan supported razing Delzell Hall and Park Student Services Center after relocation of the current occupants is achieved.

4. **NFAC Art Gallery Climate Control:** Inadequate humidity control within the Carlsten Art Gallery of the Noel Fine Arts Center, limits the opportunities to bring in significant art works and pieces of historic importance for instruction and public display.

5. **NFAC Michelsen Theater HVAC and Seating:** Acoustics in the Noel Fine Arts Center Michelson Hall cannot be adjusted according to different music styles and group sizes. The stage area is not sized to adequately hold larger performance ensembles. Audience seating does not meet standard expectations for row width.

6. **Health Enhancement Center Entrance and Accessibility:** The nearly 250,000 GSF Health Enhancement Center lacks a distinct main entrance and for the large crowds, lacks a pre-function, public gathering and orientation space. The ground floors are located on two levels and served by only a small non-code compliant elevator located in an extremely remote area within the center of the building.

7. **CCC and CPS HVAC and Restrooms:** The Collins Classroom Center (CCC) and the College of Professional Studies (CPS) is two primary academic classroom buildings constructed in 1966 and 1971, respectively, using the same design template. The zoned mechanical systems in each building may not be meeting outdoor air needs. Cooling coils have reached their useful life and require frequent leak repair. The constant volume reheat system does not work properly. Control valves leak and shutoff valves are frequently frozen preventing adequate isolation for repairs. Asbestos abatement is required for most repairs. The CCC received a complete upgrade to restrooms in 2010 but CPS has the same issues with ventilation, fixtures counts, and ADA accessibility. Both buildings are good candidates for a combined renovation project.

8. **Exercise Physiology and Wellness / Lifestyle Assessment Facility**: Insufficient space to meet the education and rehabilitation needs of students in the exercise physiology program, student athletes, dance students, and students participating in recreation sports. To continue national program accreditation, a dedicated athletic training lab/classroom is required. Lack of a dedicated Wellness Assessment lab space for students in Physical Education, Athletic Training, Dietetics and Health Promotion to experience hands on learning with the equipment of their field.

9. **Central Wisconsin Environmental Station (CWES) and Treehaven Maintenance:** CWES and Treehaven are two field stations of the College of Natural Resources. The 50/50 PR/GPR cost sharing arrangement for the repair and replacement of facilities needs to be re-examined for large projects to protect the integrity of the facilities as well as the professional image of the camps.

10. **CWES Anderson Lodge**: A 1,430 SF wood frame facility at CWES is in need of upgrade for continued use for instruction, meeting space, and overnight lodging.

11. **CNR Storage for Equipment and Materials**: Inadequate amount of storage space for boats, trailers, and other equipment associated with the study of natural resources. Garage space for CNR vehicles in close proximity to the main classroom building is not available.

12. **NFAC Permanent Collection Museum:** Lack of space for display of artwork from the Noel Fine Arts Center permanent collection.

13. **Academic Custodial Services Relocation:** It is vital that this operation runs smoothly and efficiently. Current multiple locations of operational staff, supplies and equipment results in inefficiencies and redundancies. Centralization of custodial services operations will improve delivery of services and increase efficiency and productivity in a safe environment.
    - There is no loading dock currently. This results in more back injuries and operational inefficiencies due to manually loading and unloading products and equipment.
    - There is a lack of centralized storage for products and equipment
    - As there is frequent turnover in staff, a small training area would provide a consistent approach to cleaning practices.
    - Staff computing operations center

PROGRAM REVENUE (PR) SUPPORTED FACILITIES AND FUNCTIONS

Priority **Issue Description**

1. **Student Indoor Recreation:** Significant need exists for correctly sized group fitness studios, reconfigured cardio and strength centers, additional fitness areas, public spaces, a recreation gymnasium, support space, and offices. Student participation in extracurricular activities such as intramurals and club sports, and in particular, health and wellness activities have grown exponentially in recent years. Many programs are forced to set participation limits; are practicing during times that are not conducive to supporting student academic; are utilizing spaces that are not designed for the activities taking place in them; or, had to find locations off campus. UWSP student fitness centers (the Strength Center and the Cardio Center) are both at capacity in terms of participant space and programming.

2. **Northern Aquaculture Demonstration Facility (NADF) Residential Quarters:** Since its opening in 2004, the Northern Aquaculture Demonstration Facility in Bayfield, WI is experiencing increased demand for classrooms, labs and biosafety for instruction and research. There is a need for a residential facility associated with the Northern Aquaculture Facility located at Bayfield, WI.

3. **Allen Center Residence Hall Renovation:** The continuation of residence hall renovation projects will continue with the Allen Center Residence Halls (Pray-Sims). This will include the installation of elevators, compliant ADA entrances, window replacement, room improvements and sprinkler systems throughout.

4. **Parking Structure:** The construction of the Business and Communications Building will have a significant impact on the amount of available commuter parking near the campus academic core. The campus is will need to consider the construction of a parking structure to respond to this need.

5. **Schmeeckle Environmental Learning Center (CNR):** The existing classroom/meeting room at the Schmeeckle Reserve Visitor Center is undersized and inadequate for environmental education/nature interpretation and other campus and statewide programming needs. The renovated house and addition are located away from the campus core functions.

6. **Campus Visitor Center:** The campus lacks a visitors center from which to distribute information and orient visitors to campus, and to provide other community relations space.

CONTINUING PLANNING ISSUES AND THEMES

Priority	Issue Description

1. **Recruitment and Retention of Students, Faculty and Staff:** The ability to attract students, faculty and staff is critical to developing a strong university. Retaining them is critical to sustaining a strong university. The physical environment, including instructional, research, residential, landscaping and parking facilities, plays an important role in recruitment and retention.

2. **Instructional Integrity:** The success of the university will continue to be measured on the success of its graduates. It is imperative that the instructional integrity of its academic programs, in classroom, laboratory and research settings, be maintained and enhanced.

3. **Stormwater Management:** The campus must remain responsive to the handling of suspended solids as development continues with buildings and parking lots.

4. **Telecommunications and Technology:** As advancements in telecommunications and technology occur, the university must be strategically and physically prepared for these advancements.

5. **Sustainability:** A critical component of the campus culture for decades, the university shall continue to model itself as a leader in the teaching and practicing of living green and respecting our environment.

6. **Parking and Transportation:** Future building construction projects will adversely impact the location and capacity of parking lots. The increased use of bicycles, mopeds and scooters requires more areas for their parking.

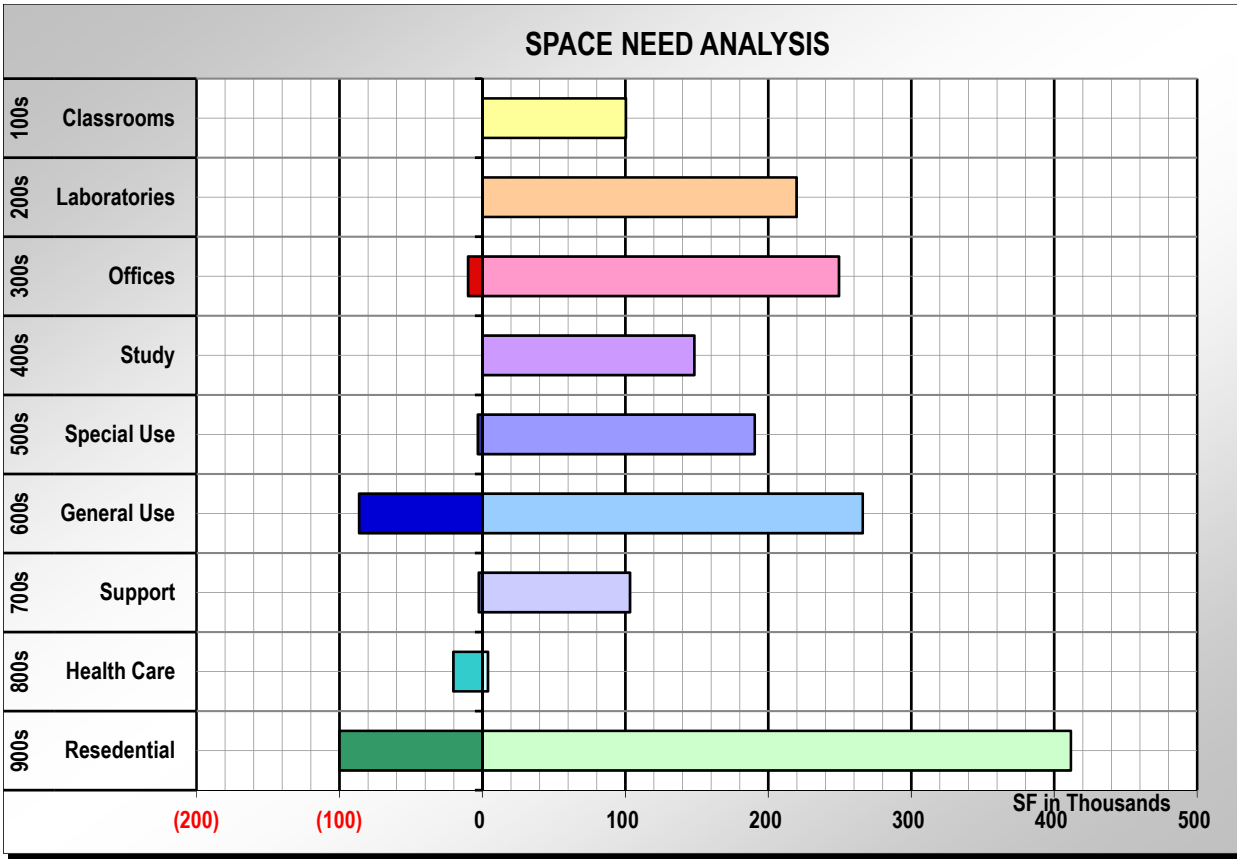
7. **Health, Life Safety, Security and Accessibility:** A primary focus of the university is to provide safe and accessible programs and facilities and promote healthy lifestyles and environments.

8. **Building Infrastructure:** As facilities continue to age, emphasis needs to be applied to address the deterioration of mechanical, plumbing, electrical, telecommunications and life safety systems.

8. **Consolidation of Associated Functions:** Efficiencies, effectiveness and cost savings can be realized by minimizing the duplication of services, operations and maintenance.

G. SPACE NEEDS SUMMARY

UW-Stevens Point maintains a space inventory of all rooms following the classifications outlined in *Facilities Inventory and Classification Manual* (*FICM*). *FICM* is the generally accepted national standard for facility descriptions used by most institutions of higher education. The following chart compares existing space assignments and identified campus needs according to these classifications. The narrative that follows briefly describes each classification area and the need (or not) for additional space for each classification. The space needs were determined through direct consultation with individual campus departments, college deans, the Provost, and Division Vice-Chancellors. Space issues were further refined during a nine month space assessment process looking at four colleges and six major buildings. The final report further describes the need for correctly sized classrooms, new and reconfigured labs, additional research and lab support space, and offices in the central academic area. In 2012, a pre-design effort for a new Chemistry Biology Building detailed specific lab, teaching, and research needs for each the departments of Chemistry and Biology.



Space Use Classifications based on the Post Secondary Facilities Inventory and Classification Manual (FICM): 2006 Edition

100 CLASSROOM FACILITIES

UWSP maintains 131 classrooms of various sizes totaling 95,474 Assignable Square Feet (ASF), not including classrooms at the Central Wisconsin Environmental Station (CWES) or Treehaven. Over half of these rooms range in capacity of 25 to 36 seats. With a trend toward larger class sizes, there is a general imbalance between the numbers of rooms required versus the number available by size. Classroom demand for class sizes in the 35 to 60 student capacity is high while those in the 25 to 35 seat range are moderate. Consequently, the East Campus Space Use Study determined a need for at least 13 classrooms containing 55 seats, and two lecture rooms in the 90 to 110-seat range. The new Chemistry Biology Building will provide two (2) 96-seat lecture halls, five (5) 48-seat classrooms and two (2) 24-seat classrooms. The 96-seat lecture halls were reduced from 110 seats and the 48-seat classrooms were reduced from 55 seats

during the design phase due to budget concerns. The demand analysis tool shows class size trends over past semesters but does not capture unmet wants to alter class sizes. Although college deans and departments express a desire to offer additional larger classes, because larger rooms are limited, this "demand" is measured in lower sized lectures or not recorded because the larger class is not held. Identifying this desired demand is what is reflected in the East Campus Space Study.

Total general assignment classroom space at UW-Stevens Point is compromised by the fact that 42 rooms do not meet UW-System standards for room length to width aspect ratios and/or ceiling height. Creating replacement classrooms complying with these standards would allow reprogramming the existing space to other needed uses. Integration of computers into instruction methods has advanced to the point that all general assignment classrooms have been upgraded to Level 3 technology. Level 3 is defined as the presence of a computer, teaching station, video display device and internet connectivity.

200 LABORATORY FACILITIES

Laboratory and support facilities total 220,140 ASF. Teaching labs constitute 148,290 ASF (67%), open labs 44,420 ASF (20%) and research labs 27,430 ASF (13%). The new Chemistry Biology Building has roughly 38,600 ASF of new science teaching labs in its current configuration. The majority represents existing teaching labs but upon completion, there will be a net increase. The Chemistry Biology Building will provide 19,400 ASF in research space. In this case, the amount of existing research is a small percentage of an overall increase. The nine primary chemistry-teaching labs were constructed in 1963 and with only minimal physical updates over the years; the study recommended these labs should be replaced. Various biology labs are located in the TNR (completed 1971). Biology instruction was also identified to benefit from labs following current design configuration and support equipment practices. The study documented the need to provide lab space for new campus initiatives in Health Science, Biofuels, and Web and Digital Media Design (WDMD) and for the existing Physics, Psychology, and Geography/Geology departments and the disciplines within the College of Natural Resources. The current campus science facilities were constructed at a time when only limited research space was provided at comprehensive universities such as Stevens Point. Today's science faculty bring with them a greater need and expectation for dedicated research space to stay current in their fields. In turn, the university and society in general now expect a dual role for the professor as instructor and researcher. Teaching methods are also changing in the sciences. Within the Science Building in particular, the class- lab method of instruction is not possible in the current chemistry labs

This teaching format requires adjacent seating for instruction and discussion coupled with direct access to workbenches technical, equipment and fume hoods before, during, and after lab experiments. The installation of down draft exhaust at lab benches in the existing chemistry labs would open site lines and facilitate some full class instruction, but would not provide an optimal teaching environment. As with classrooms, the teaching expectation is that a computer with internet connection, video projection and sound capability be present in all instructional labs.

300 OFFICE FACILITIES

Office and support space assignments occupy 245,800 ASF across campus. 206,560 ASF (84%) of this space support General Purpose Revenue (GPR) operations and 39,240 ASF (16%) support Program Revenue (PR) objectives. There is inadequate office space available to support grant funded activities and research and for employed graduate students expected to support instruction and research. Emeritus faculty often provide an opportunity to assist in instruction, research, and general campus support during retirement. Space to locate these individuals though is lacking. An additional 10,600 ASF in office and support space would be needed to meet the identified needs for the Business and Communications building and for the relocation of Student Services into a central facility.

400 STUDY FACILITIES

Study facilities occupy 152,000 ASF of space across campus. Approximately 80% of this space (119,900 ASF) space is GPR and over 80% (104,960 ASF) of that is located in one building, the Albertson Learning Resources Center (LRC). A space needs analysis for the LRC has resulted in the reviewed possible reassignment options within the LRC. The remaining 32,100 ASF of study facilities are located within PR space. All but 1,550 ASF is located within the thirteen residence halls and two field stations.

500 SPECIAL USE FACILITIES

Reflective of its name, Special Use Facilities are unique in their function to merit a separate classification. These spaces include areas for military training, athletic activity, media production, clinics, agriculture facilities, greenhouses and animal care facilities. UWSP has 190,500 ASF of space within this classification. Over three-quarters of the space (150,400 ASF) is associated with athletics and physical education occurring within the Health Enhancement Center (HEC). Other major allocations within this heading include the student radio and TV facilities in the Communication Arts Center, (7,700 ASF); the Audiology clinic in the College of Professional Studies (5,400 ASF) and the greenhouses atop the Trainer Natural Resources Building, (3,600 ASF). A Teaching Center (3,130 ASF) has been proposed by the Provost and is anticipated to be included in the LRC Facilities Stewardship project.

600 GENERAL USE FACILITIES

General Use Facilities are similar to the Special Use classification but with a broader availability to faculty, students, staff or the public. 263,210 ASF of General Use Space exists on campus. Over half of these spaces, 144,540 ASF, are Program Revenue facilities associated with the two University Centers (Dreyfus University Center and Allen Center) and one University Dining facility (DeBot Dining Center). In the Noel Fine Arts Center, the two large recital and theatre halls and their support spaces constitute another sizable share of 24,000 ASF. The seating rake, stage size, and acoustics within the NFAC

Michelsen Hall require a renovation response. The student lounges within each residence hall are each relatively small but when tallied across thirteen halls and four floors amount to 49,600 ASF of PR space. Since the demolition of the old Hyer Hall in 2010, these lounges have regularly been used as sleeping quarters for three students each to partially replace the 200-bed loss at Hyer Hall. It does not appear that this need will go away as an additional six beds are lost each year to provide for an elevator in each renovated hall. In March 2014, UWSP students voted in a referendum to approve design and construction of a new Recreation and Wellness Center. It includes 71,900 ASF of recreation and fitness space and 14,300 ASF of childcare space.

700 SUPPORT FACILITIES

Support Facilities help keep all institutional programs and activities operational. While not as directly accessible to institutional and community members, these areas provide continuous indirect support to faculty, staff, students, and public according to specialized functions. These areas include computer-based data processing, telecommunications, shop services, general storage and supplies, vehicle storage and central services such as printing, mail, shipping and receiving, and hazardous materials. The campus has approximately 101,310 ASF of support facilities. The Maintenance and Materiel Building (36,500 ASF) and 601 Division St Building (22,300 ASF) hold the greatest percentage (56%) of space under this classification. Central Printing-Duplicating and the technical support shops in Science Building (7,800 ASF) and Instructional Technology functions located in the Learning Resources Center (4,300 ASF) are the two next largest allocations (12% total). The Maintenance and Materiel Building received a 10,800 square foot addition of new space in 2011 to meet the needs of painting, mechanical, electrical and woodworking shops and storage for specialized grounds equipment. Custodial Services desires to consolidate its operations in one location. Currently, they are housed in several buildings across campus (e.g., Nelson Hall, Maintenance and Materiel building). Program space for the centralization of Custodial Services totals 5,850 ASF.

800 HEALTH CARE FACILITIES

The Health Care classifications are related to the space used for patient care within a health care facility. The 3,900 ASF in this classification is almost entirely tied to the Campus Health Center located in Delzell Hall. While the total amount of space assigned to the Health Clinic is approximately 7,000 ASF, this includes the individual medical offices and support spaces counted in the overall number for “300-Office Facilities” described above. Delzell Hall itself is a former residence hall constructed in 1952 and converted to a variety of student service activities including the Health Clinic. The double-loaded corridors and original construction have created problems for an appropriate configuration for the health center in particular. The building has no central air circulation. On the second and third floors, the only fresh outside air must come from the single-pane metal-frame operable windows. This is not a good solution. The lack of air filtration and ventilation raises significant concern for the possible transmission of air-borne disease within the health clinic and other public spaces in the building. In March 2014, UWSP students voted in a referendum to approve design and construction of a new Recreation and Wellness Center. It includes 20,300 ASF of Health Services, Counseling and Testing space.

900 RESIDENTIAL FACILITIES

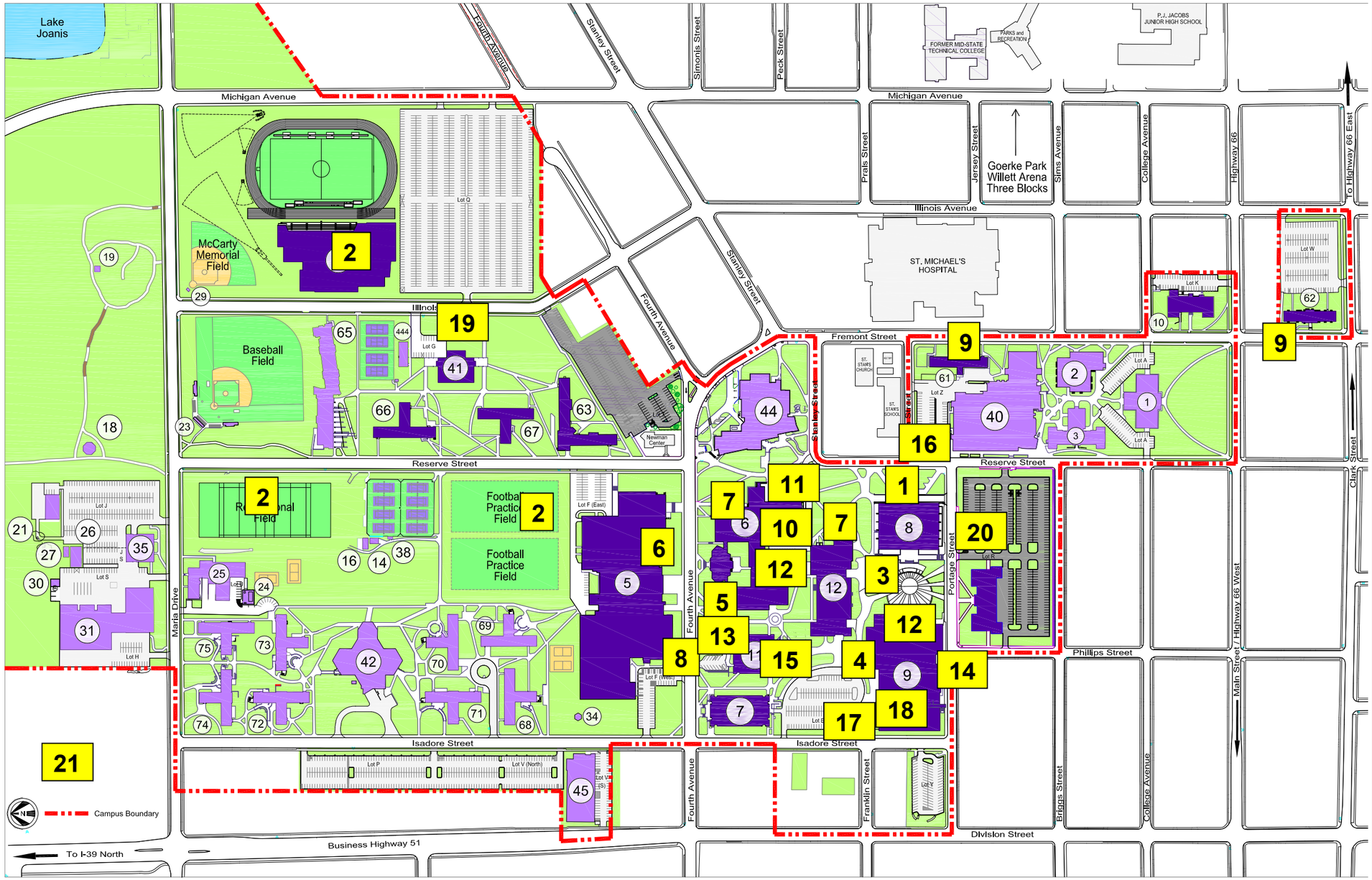
Residential facilities comprise 411,700 ASF across campus and two field stations. This makes up almost one quarter of all campus space. Until 2011 with the completion of a new suite style hall, on-campus student housing was limited to four-story, traditional style of double rooms arranged along a single interior corridor. These buildings average about 49 years in age. Through 2012, five of the halls will have received the needed major improvements to student rooms, heating and cooling, ADA access, the addition of fire sprinklers and modification to hall director apartment space. These renovations have been proceeding on a rate of one hall per year.

Housing options studied during the 2006 campus master planning effort resulted in a recommendation to construct up to 500 beds of suite-style housing. The demand for more modern and amenity-filled options for student housing has increased significantly in the last decade. In 2011, UWSP completed construction on a 322-bed suite style residence hall (201 Reserve Street Suites). While the hall has been very well received

by its occupants, as discussed in “General Use Facilities” above, the demolition of old Hyer Hall, when combined with the six-beds lost per year with each renovated hall has had an effect on overall 1st and 2nd year student resident room capacity. A new 1st and 2nd year residence hall of approximately 100,000 ASF should be constructed or the requirement that all second year students live in residence halls, should be re-evaluated to allow the social spaces to be available on all floors of all halls.

II. IMPLEMENTATION PLAN

NEAR TERM DEVELOPMENT PLAN (2019-25)



1 Albertson Hall Renovation

2 Student Health and Wellness Center

3 Specht Forum Reconstruction

4 NFAC Michelsen Theater Seating & HVAC

5 Science D114, D116, D118 Renovation

6 HEC ADA Elevator Addition

7 Science and TNR Backfill Renovations

8 Fourth Avenue Rebuild

9 Delzell Hall Demolition

10 Science A110-A113A Renovations (IS)

11 Science A201 Renovation (IS)

12 SSC ADA Elevator and Restroom Replacement

13 Science D-Wing HVAC Replacement

14 NFAC Stair Tower Replacement

15 CPS Restroom Renovation

16 Reserve Street Reconstruction

17 NFAC Glass Lab Enclosure

18 NFAC Fine Arts Gallery Climate Control

19 Allen Center Renovation

20 Steam and Primary Electrical Extension

21 NADF Classroom/Residential Facility (off-campus)

B. PRIORITIZED PROJECT REQUESTS

GENERAL PURPOSE REVENUE (GPR) SUPPORTED REQUESTS

1. Project Title: **Albertson Hall Renovation**

Estimated Cost:	$	56,825,000	General Fund Supported Borrowing
		0	Program Revenue Supported Borrowing
		0	Building Trust Funds
		0	Gift/Grant Funds
		0	Program Revenue - Cash
	$	**56,825,000**	**Total**

2. Project Title: **Science & Trainer Natural Resources Backfill Renovations**

Estimated Cost:	$	48,093,000	General Fund Supported Borrowing
		0	Program Revenue Supported Borrowing
		0	Building Trust Funds
		0	Gift/Grant Funds
		0	Program Revenue - Cash
	$	**48,093,000**	**Total**

3. Project Title: **CCC and CPS HVAC Renovation**

Estimated Cost:	$	5,475,000	General Fund Supported Borrowing
		0	Program Revenue Supported Borrowing
		0	Building Trust Funds
		0	Gift/Grant Funds
		0	Program Revenue - Cash
	$	**5,475,000**	**Total**

4. Project Title: **Business and Communications Building**

Estimated Cost:	$	29,728,000	General Fund Supported Borrowing
		0	Program Revenue Supported Borrowing
		0	Building Trust Funds
		0	Gift/Grant Funds
		0	Program Revenue - Cash
	$	**29,728,000**	**Total**

PROGRAM REVENUE (PR) AND GIFT/GRANT SUPPORTED REQUESTS

2017-19 BIENNIUM

1. Project Title: **Student Recreation and Wellness Center**

Planning and Construction

Estimated Cost:	$	35,616,200	Program Revenue Supported Borrowing
		1,426,400	General Fund Supported Borrowing
		0	Gift/Grant Funds
		6,226,400	Program Revenue - Cash
	$	**43,269,000**	**Total**

2019-21 BIENNIUM

1. Project Title: **Pray-Sims and Hyer Residence Hall Renovation**

Planning and Construction

Estimated Cost:	$	26,183,000	Program Revenue Supported Borrowing
		0	Gift/Grant Funds
		0	Program Revenue - Cash
	$	**26,183,000**	**Total**

2021-23 BIENNIUM

1. Project Title: **Allen Center Renovation**

Planning and Construction

Estimated Cost:	$	9,691,000	Program Revenue Supported Borrowing
		0	Gift/Grant Funds
		0	Program Revenue - Cash
	$	**9,691,000**	**Total**

UNIVERSITY OF WISCONSIN SYSTEM

UNIFIED CAPITAL PROJECT PRIORITY AND SEQUENCE

2017-19 through 2025-27

UW- Stevens Point

NO.	TYPE	BIEN	PROJECT TITLE	DESIGN START	DESIGN END	DESIGN DURATION	CONSTRUCTION START	CONSTRUCTION END	CONSTRUCTION DURATION	FUNDING GPR	FUNDING PR	FUNDING GIFT/GRANT	TOTAL
1	AA	1719	NFAC North and South Stair Tower Replacement	07/01/17	06/30/18	364	07/01/18	06/30/19	364	$ 0.500			$ 0.500
2	AA	1719	Science D114, D116 and D118 Renovation	07/01/17	06/30/18	364	07/01/18	06/30/19	364	$ 1.267			$ 1.267
3	AA	1719	Science D-Wing HVAC Replacement	07/01/17	06/30/18	364	07/01/18	06/30/19	364	$ 0.160			$ 0.160
4	IS	1719	Science A201 Renovation	07/01/17	06/30/18	364	07/01/18	06/30/19	364	$ 0.278			$ 0.278
5	IS	1719	Science A110-A113A Renovations	07/01/17	06/30/18	364	07/01/18	06/30/19	364	$ 0.746			$ 0.746
6	MP	1921	Albertson Hall Renovation (formerly LRC)	07/01/17	06/30/19	729	07/01/19	06/30/21	730	$ 59.070	$ 0.865		$ 59.935
7	MP	1921	Student Health and Wellness Center	07/01/17	06/30/19	729	07/01/19	06/30/21	730	$ 1.426	$ 41.843		$ 43.269
8	AA	1921	Reserve Street Reconstruction	07/01/19	06/30/20	365	07/01/20	06/30/21	364	$ 0.411	$ 0.274		$ 0.685
9	AA	1921	Fourth Avenue Rebuild	07/01/19	06/30/20	365	07/01/20	06/30/21	364	$ 1.210	$ 0.898	$ 2.000	$ 4.108
10	AA	1921	Health Enhancement Center ADA Elevator Addition	07/01/19	06/30/20	365	07/01/20	06/30/21	364	$ 0.905			$ 0.905
11	AA	1921	SSC ADA Elevator and Restroom Replacement	07/01/19	06/30/20	365	07/01/20	06/30/21	364	$ 1.651			$ 1.651
12	AA	1921	Specht Forum Reconstruction	07/01/19	06/30/20	365	07/01/20	06/30/21	364	$ 1.180	$ 0.820		$ 2.000
13	AA	1921	NFAC Glass Lab Enclosure	07/01/19	06/30/20	365	07/01/20	06/30/21	364	$ 0.260			$ 0.260
14	AA	1921	NFAC Carlsten Art Gallery Climate Control	07/01/19	06/30/20	365	07/01/20	06/30/21	364	$ 0.747			$ 0.747
15	AA	1921	NFAC Michelsen Theater Seating Renovation	07/01/19	06/30/20	365	07/01/20	06/30/21	364	$ 2.486			$ 2.486
16	AA	1921	NFAC Michelsen Theater Air Handler Replacement	07/01/19	06/30/20	365	07/01/20	06/30/21	364	$ 2.463			$ 2.463
17	MP	2123	Science and TNR Backfill Renovations	07/01/19	06/30/21	730	07/01/21	06/30/23	729	$ 47.396			$ 47.396
18	AA	2123	CPS Restrooms Renovation	07/01/21	06/30/22	364	07/01/22	06/30/23	364	$ 1.253			$ 1.253
19	AA	2123	Steam and Primary Electrical Extension-Lot R	07/01/21	06/30/22	364	07/01/22	06/30/23	364	$ 2.000			$ 2.000
20	MP	2325	Allen Center Renovation	07/01/21	06/30/23	729	07/01/23	06/30/25	730		$ 9.620		$ 9.620
21	AA	2325	NADF Classroom Lab and Residential Facility	07/01/23	06/30/24	365	07/01/24	06/30/25	364	$ 2.535	$ 2.075		$ 4.610
22	AA	2325	Delzell Hall Demolition	07/01/23	06/30/24	365	07/01/24	06/30/25	364	$ 1.074			$ 1.074
23	MP	2527	CCC and CPS HVAC Renovation	07/01/23	06/30/25	730	07/01/25	06/30/27	729	$ 5.475			$ 5.475
24	MP	2527	Nelson Hall ADA Elevator and Restroom Replacement	07/01/23	06/30/25	730	07/01/25	06/30/27	729	$ 5.331			$ 5.331
25			Parking Garage										$ -
26			New Business and Communications Building										$ -
27			Old Main HVAC										$ -
28			Campus Visitor Center										$ -
29			Schmeeckle Reserve Education and Visitor Center										$ -
30			Communication Arts Center Renovation										$ -
31			Treehaven Vallier Lodge Addition										$ -
32			Treehaven Irvin L. Young Center Entrance & Elevator										$ -
33			Treehaven Residence Hall										$ -
34			Nelson Hall Renovation										$ -
35			Park Student Services Center Demolition										$ -
36													$ -
37													$ -
38													$ -
39													$ -

UNIVERSITY OF WISCONSIN SYSTEM

UNIFIED CAPITAL PROJECT PRIORITY AND SEQUENCE

2017-19 through 2025-27

UW- Stevens Point

				DESIGN			CONSTRUCTION			FUNDING			
NO.	TYPE	BIEN	PROJECT TITLE	START	END	DURATION	START	END	DURATION	GPR	PR	GIFT/GRANT	TOTAL
40													$ -
41													$ -
42													$ -
43													$ -
44													$ -
45													$ -
46													$ -
47													$ -
48													$ -
49													$ -
50													$ -
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52													$ -
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55													$ -
56													$ -
57													$ -
58													$ -
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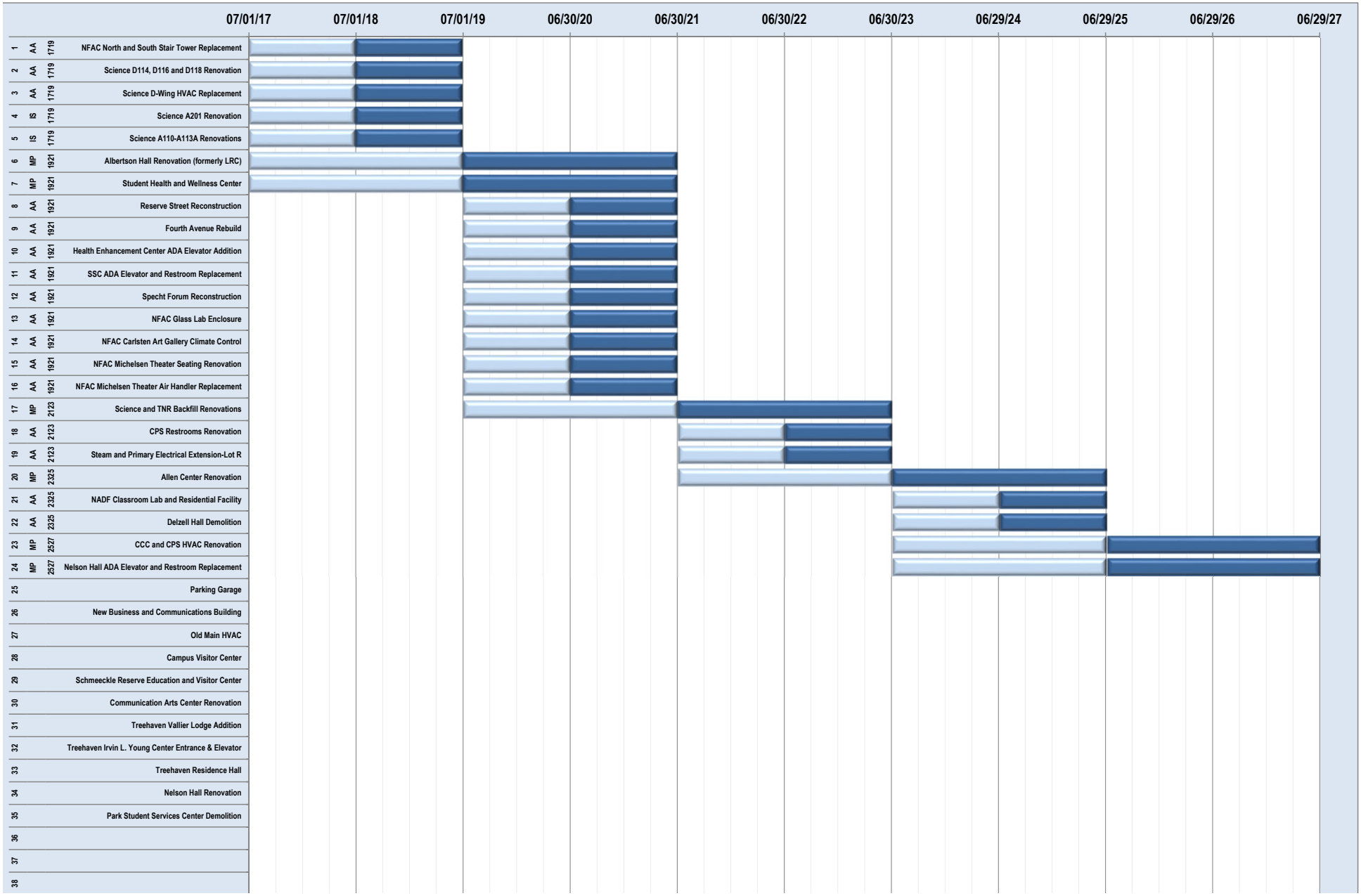
60													$ -

UNIVERSITY OF WISCONSIN SYSTEM

UNIFIED CAPITAL PROJECT PRIORITY AND SEQUENCE

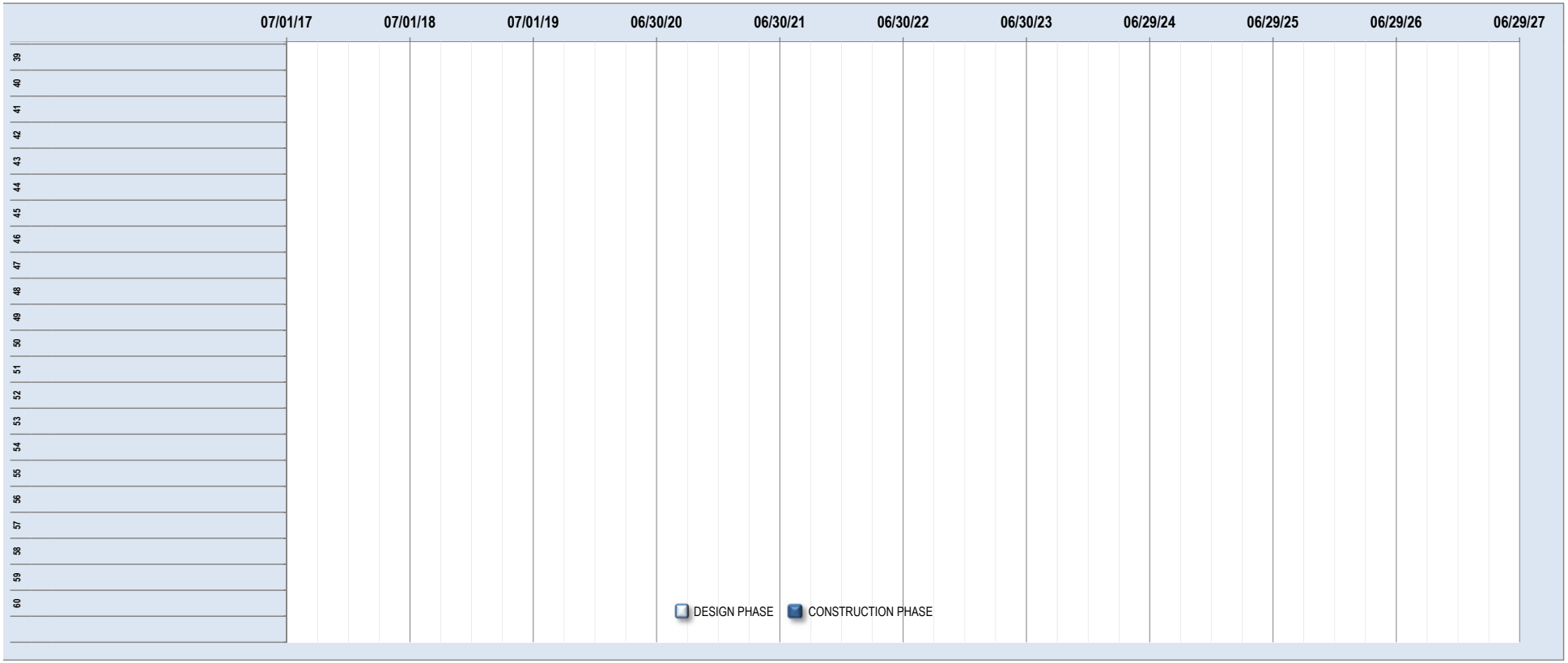
2017-19 through 2025-27



UNIVERSITY OF WISCONSIN SYSTEM

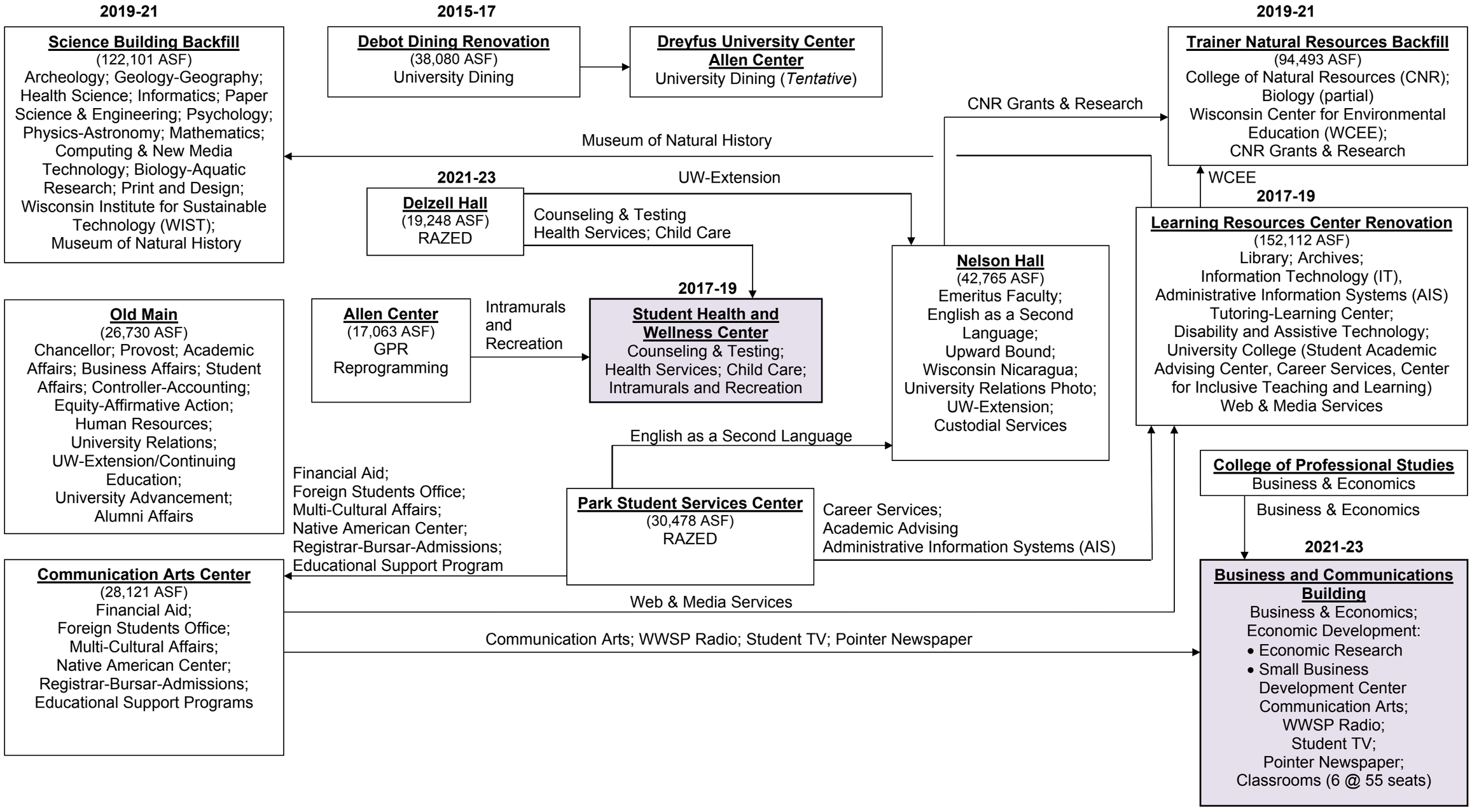
UNIFIED CAPITAL PROJECT PRIORITY AND SEQUENCE

2017-19 through 2025-27



	GPR	PR	GIFTS/GRANTS	TOTAL
2015-17	$ -	$ -	$ -	**$ -**
2017-19	$ 2.951	$ -	$ -	**$ 2.951**
2019-21	$ 71.809	$ 44.700	$ 2.000	**$ 118.509**
2021-23	$ 50.649	$ -	$ -	**$ 50.649**
2023-25	$ 3.609	$ 11.695	$ -	**$ 15.304**
TOTAL	**$ 129.018**	**$ 56.395**	**$ 2.000**	**$ 187.413**

D. ORIGIN-DESTINATION CHART



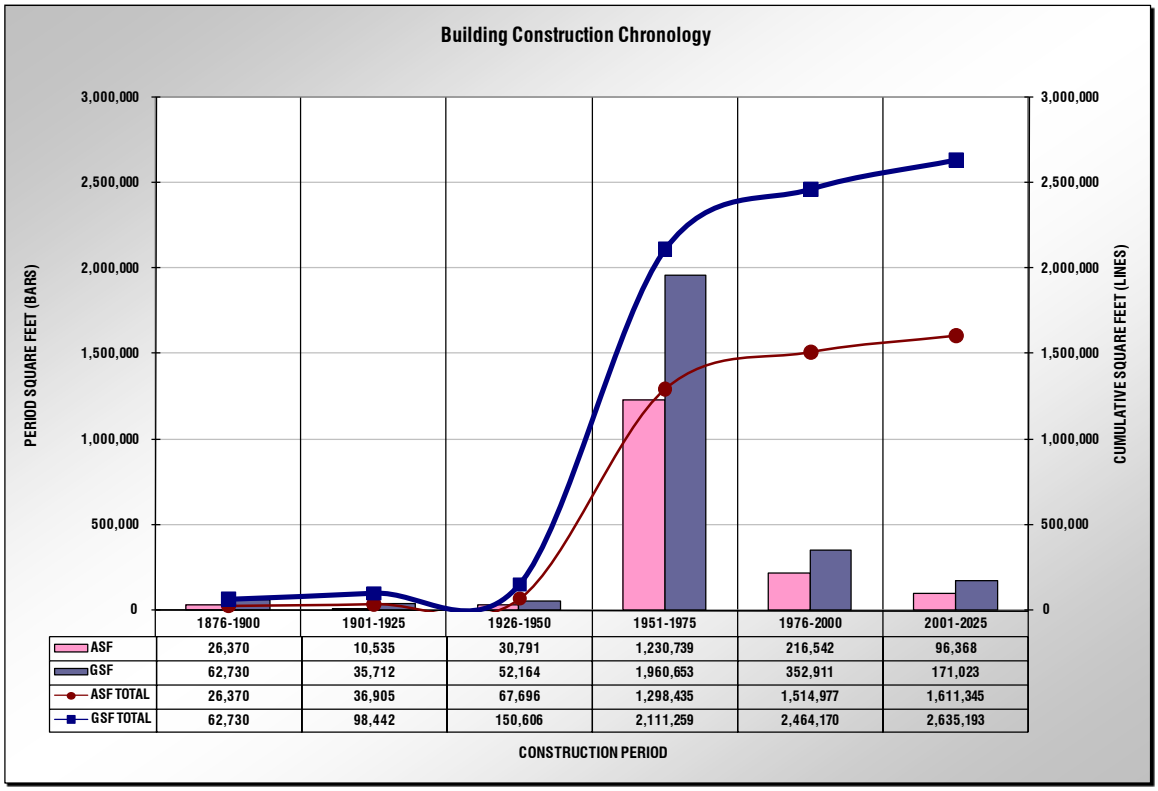
III. FACILITIES PROFILES

FACILITIES SUMMARY

From 1894 to 1952, campus buildings were concentrated around a single city block and totaled slightly more than 100,000 Assignable Square Feet (ASF). Three structures from that era, Old Main (1894), Nelson Hall (1916) and the Communications Arts Center (1929) remain (65,000 ASF total). In the 1970's, Old Main and Communication Arts received capital renewal projects and now function as modern office and academic facilities. The systems and finishes of Nelson Hall did not receive similar attention and show the effects of age.

From the beginning of the State College era in 1952 through 1973, ASF increased by more than tenfold from 100,000 ASF to 1,400,000 ASF. Construction included both General Purpose Revenue (GPR) and Program Revenue (PR) facilities and now range in age from thirty to sixty years old. All buildings are classified as structurally sound although various individual components such as roofs, electrical, plumbing, heating, cooling, and wall and floor coverings are at or near their life expectancies.

There are currently 49 major buildings on campus. 29 are classified as GPR, 19 as PR and four, as combined GPR/PR for utility cost purposes. An additional twenty-nine buildings, much smaller in size, are located off-campus at two field stations, Central Wisconsin Environmental Station, (CWES) in Portage County and Treehaven in Lincoln County near Tomahawk. A third facility, the Northern Aquaculture Demonstration Facility is located near Bayfield has two GPR buildings and a wellhouse.



	1876-1900	1901-1925	1926-1950	1951-1975	1976-2000	2001-2025
ASF	26,370	10,535	30,791	1,230,739	216,542	96,368
GSF	62,730	35,712	52,164	1,960,653	352,911	171,023
ASF TOTAL	26,370	36,905	67,696	1,298,435	1,514,977	1,611,345
GSF TOTAL	62,730	98,442	150,606	2,111,259	2,464,170	2,635,193

BUILDING SUMMARY - MAINTENANCE PRIORITIES

Structure/Envelope: There are columns in the heating plant coal bunker which are extremely damaged by skid steer loading, degraded structurally, and could weaken the loading dock above for coal truck deliveries. There are cracks visible in the ceiling under the delivery zone. Besides the obvious dangers of a collapse, such an occurrence could limit campus operations to only natural gas or fuel oil if it occurred during the main heating season. At Nelson Hall, the fire escapes and landings are badly rusted and significantly degraded. Similarly, the concrete porch and main entry stairs are badly spalled. The Science building east vestibule floor is leaking water into the classroom below and the loading dock concrete is badly cracked.

Flooring surfaces: UWSP continues to have several floors needing aesthetic improvement such as carpet and a significant amount of thirty-five year old vinyl asbestos tile. Specifically, the vinyl flooring in major corridors at College of Professional Studies, Science and Trainer Natural Resources are loosening, cupping and generally in poor condition. At Nelson Hall, the treads for the main center stairway are badly worn / cupped and the carpeting is in poor condition.

Ceilings: As with flooring, ceiling tile is usually not replaced except as a part of a larger project. In the same buildings with aging flooring often the ceiling tile and grid are showing the effects of age, humidity, times when smoking was allowed inside and normal wear (e.g., TNR). Tiles removed for above ceiling repairs, cabling, fire alarm upgrades, HVAC maintenance and asbestos removal above suffer damage that adds up over time. UWSP needs to be able to address the ceilings with projects as an aesthetic necessity. Older campus buildings (Park Student Services Center and Delzell Hall) have antiquated 1' x 1' acoustic ceiling pans that are badly damaged, missing and in extremely poor condition.

Painting: A campus responsibility unless in an unusually high area or part of a larger project. Many older outdoor fixtures having baked enamel finishes are badly scratched and in need of paint (e.g., blue phones).

Windows, Doors and Walls: UWSP maintains window seals and door weather-stripping however, rain and ice melt chemicals do deteriorate doors and frames especially those of light gauge steel. Casement office windows in College of Professional Studies may need to be rendered inoperable and sealed due to alignment problems causing drafts. Replacement parts for these windows are no longer manufactured.

Through Small Projects, the campus has replaced entry systems as they become impossible to repair. Deteriorating entrance door frames in the College of Professional Studies, Trainer Natural Resources, and Nelson Hall will need attention. While the overall ADA path of travel remains circuitous, all buildings have handicapped entrances with motorized doors with the exception of the Schmeeckle Reserve building which does not have an automatic door opener. Several buildings have single-pane non-thermal windows. While they are not energy efficient they are also not effective to replace as saving paybacks exceed 20 years. Nelson Hall, Delzell Hall and Student Services single pane windows are in bad shape and in need of replacement. Demand for high humidity coupled with single pane windows at the Noel Fine Arts Center creates extreme icing during the winter months (freeze / thaw cycles are damaging to flooring, building supplies etc.). Several building have operating window with seals that are shrinking and failing, these will be addressed by caulking the sash making the window inoperable. Windows at the Learning Resource Center are dried and cracked which allows for rain penetration but due to locational constraints, caulking has not been done.

There is one areas where brick is spalling on campus: the HEC near the athletic laundry. The areas will continue to be monitored and submitted for repair when necessary. In most areas regular repairs and masonry inspections, caulking and tuck-point needs are identified. The Division of Facilities Development has consistently supported masonry repairs and caulking. When a whole building is in need of caulking a Small Project is executed. Unsightly staining on exterior walls at the Noel Fine Arts Center requires significant cleaning and sealing.

Roofs: Roofs are inspected twice each year in addition to making minor repairs and removing debris. Access and to roofs continue to be restricted. 4 building roofs reach their expected 20 year useful life in the next four years. The drains in sections A, B & C of the Science building and in the Collins Classroom Center are leaking and the roof is due for replacement. Similarly, the roofs at Trainer Natural Resources, Maintenance and Materiel Building and at Old Main are in need of replacement.

Plumbing: Most buildings are just beginning to reach the 50 years of age mark when campus can expect to incur plumbing failures. A two-year multi-building plumbing project beginning in 2010 addressed four buildings. Other buildings, such as the College of Professional Studies, will incur similar failures as they reach this age milestone. Toilet and urinal fixtures are worn and antiquated at the Noel Fine Arts Center and Science building. Drinking fountains in the old side of the Trainer Natural Resource building and the College of Professional Studies are badly tarnished / worn. Many campus buildings do not have a sufficient amount of isolation valves (specifically, College of Professional Studies, Delzell Hall, Student Services Center and Nelson Hall). The water main shut-off valve for the Communication Arts Center has failed and cannot be moved.

Elevators: It is essential for all elevators to meet ADA facility requirements. The campus has arranged replacing older high use units in the academic buildings. Remaining units benefit from incremental upgrades especially “curtain ray” door edges which can be accomplished through small project and/or agency funds. A few older hydraulic jack units with a single wall cylinder remain that a change in code may become more restrictive for existing units. Elevator modernizations are planned to take place in 2015 at Old Main, Communication Arts Center and Trainer Natural Resources. Similarly, modernizations need to take place soon at the Health Enhancement Center, Noel Fine Arts Center, Student Services Center and Science building.

Fire Protection Issues: Fire alarm systems were upgraded in 2003-05 to interactive systems in all campus academic and administrative buildings except for Nelson Hall. The head-end Simplex workstation needs to be upgraded with a graphical interface for more accurate, configurable point identification. Additionally, the facilities at Treehaven are in need of an ADA compliant Fire Alarm system. The Treehaven and Central Wisconsin Environmental Station should have a public address system installed to warn of weather alerts / emergencies. There is leaking of the black iron dry standpipe system in the Learning Resources Center (LRC). Local investigation has discovered pin-hole leaks in piping. The LRC building is the target of a Facilities Stewardship project.

Fire suppression systems are being provided as required by code but there is no plan of retrofitting any GPR building with fire suppression systems except when required by code in a larger project. Residential halls are having sprinkler systems installed in one hall per year as major renovations are performed. As of 2014, six halls plus the 201 Reserve Suites have sprinkler protection.

Electrical Distribution: The tops of steam, electrical and signal pit are often in sidewalks and require ongoing patching and reconstruction when spalling and deterioration affects structural strength or pedestrian safety. Unfortunately, manholes located off the sidewalk are generally not accessible in winter due to snow cover. The medium voltage distribution system remains a concern as it does not receive regular maintenance. The system was last maintained by a project in 1998 when it was given specialized cleaning, adjustment, calibration, and testing of all existing and new primary and secondary main service components. The intended scheduled was that this would be performed every six to eight years. This work has been sixteen years since last performed. There are no known deficiencies in the systems. A major replacement of the primary switchgear system is planned for summer 2014. Manholes located off the sidewalk are generally not accessible in winter (snow covered and frozen). The majority of primary feeder lines are beyond their 25 year life and splices within manholes are not rated for underwater duty but yet are frequently under water due to ground water issues. Electrical services at Delzell Hall and Student Services are extremely bad. Switchgear panels are over loaded, exceed their design life and wiring is frequently incorrectly labeled or not labeled at all. The DeBot Dining Center and Allen Center backup generators are antiquated and in need of replacement.

Heating Ventilation and Cooling (HVAC): A computer based preventative maintenance system coupled with dedicated preventative maintenance mechanics assures the planned (and extended) life of HVAC systems.

The HVAC systems in Old Main and the Learning Resource Center were constructed with fiber duct which is deteriorating as well as being deficient in fresh air for the level of student/employee occupancy. The DeBot Dining Center still operates on the 46-year-old air handlers. A major replacement of this equipment will likely take place in the 2015-17 Biennium. Several of other aging HVAC units can benefit from a digital control up-grade. Digital controls are much more stable and permit control strategies for improved occupant comfort and energy efficiency. The addition of Variable Frequency Drives (VFDs) to pumps on water heating system improves performance of the system with large energy savings. HVAC equipment energy efficiency continually improves from the ongoing upgrade of the Building Automation system taking advantage of newer electronic hardware and software.

Buildings with large fume hood exhaust requirements continue to pose air balance problem as well as high energy consumption. As additional exhaust requirements are met, the upgrades have not always kept up with the makeup air requirements. A fume hood calibration program has been established to ensure these units are providing the safe work environment. Also a few building fall short of the fresh air requirements required by current code.

In a recent audit for the energy independence consultants, existing T8 light fixtures are being upgraded with more energy efficient diffusers, bulbs and ballasts. Motion sensors are added where applicable. The campus will continue to pursue funding to replace old motors with premium efficient units in several buildings. This should accompany a direct digital control upgrade. There are still a few inefficient lighting sources mostly in machine rooms, art studios and other areas that previously required the color rendering of incandescent light. These areas will be corrected in the near future as an energy project or with operating funds.

Chillers and Chilled Water: Many chilled water issues are expected to be resolved as part of a recently completed north campus chilled water distribution project. Higher operating efficiencies should result until full loads of renovated resident halls occur over the next ten years.

Central Heating Plant Issues: The UWSP central heating plant generates all of the steam used on campus. The steam is used for heating the buildings, domestic water, food preparation, process heating, and laboratory applications. The plant operates 24-hours per day, 7 days each week, 356 days per year. The plant shuts down for approximately nine days immediately following spring graduation. During this shutdown maintenance is performed on equipment that cannot be done when the plant is operating. Staff consists of eight full time operators and a Superintendent. The campus is now staffed properly.

Inside the heating plant there are four boilers, which can burn various combinations of natural gas, coal, paper pellets, and fuel oil. The plant also has an independent diesel powered generator for back up electrical power, and would be able to operate for several days without any outside utilities.

Steam is distributed to the campus through a loop of piping as large as 10 inches in diameter at a pressure of 110 pounds per square inch. The used steam condensate is returned to the plant through a parallel series of pipes. There is approximately 2.5 miles of underground piping for the steam distribution system, much of which has been replaced in the last 25 years.

Some of the immediate concerns in the heating plant are as follows:

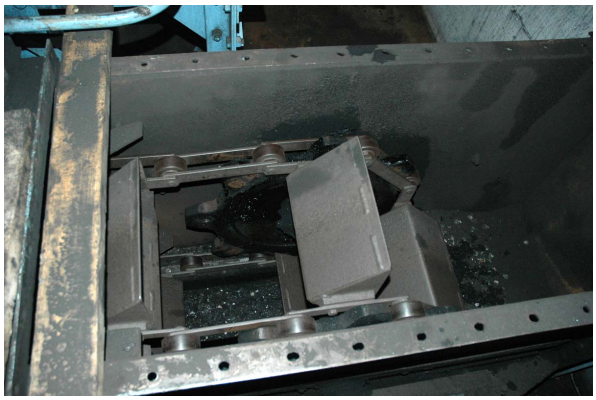
Out of date, single loop, controls (right) are very expensive and hard to keep running. Concern remains about safety and the campus remains anxious to upgrade the controls as noted in the project request submitted in the 2007-09 biennium. This project has experienced numerous starts and stops. At the present time the project is planned for construction in 2015. The campus intends to remove the existing boiler and plant auxiliary controls which include panels, field devices, valves, and all associated piping, tubing and wiring for interconnection. The project will install new central boiler panels, programmable logic controllers, field devices, valves, switches, gauges, piping, conduit, wire and tubing necessary for central control of plant operations.

Coal conveyor (right) shows wear bars. Half have been replaced by campus but the remaining is such that a small project is required. The Plant Superintendent has suggested that the current system should be replaced with belts because the steel drag bars need constant maintenance every day--which is not possible due to staffing considerations. In any case, the remaining steel drag bars need replacement.

A project was completed in 2014 to replace / repair the heating plant compressors.

The campus is concerned that the columns in coal bunkers (right), which are very banged up, are degrading structurally and could weaken the loading dock above for coal trucks deliveries. In addition to the obvious potential for collapse, this situation could shut down campus coal operations if it occurred during the main heating season and require a switch to natural gas or fuel oil. The limited size of the bunker prohibits the campus from burning paper pellets as there is just not enough volume for this alternate fuel source. The limited bunker size restricts coal capacity to no more than three days' supply in the winter heating season.

The coal bucket elevator (right) is slowly and surely wearing out. The plant engineer and superintendent have suggested that expected functional life is approximately two years.



The campus has noted increased maintenance challenges related to two coal gates on boilers #1 and #2. At this point the expected a maximum life span is approximately 2 – 3 years. Other anticipated Small Project requests include the replacement of the coal scale and adding a second water supply line to limit municipal sanitary sewer charges.

Steam pit covers - There are approximately 34 steam pits on campus. There is currently not an adequate locking system the doors.

Access Control: As with most UW campuses, each of UWSP's buildings is on different systems and keyways within each system. This requires Facility Services to maintain several hard key systems and related components. Additionally, over the years, the access hierarchy has been compromised. Many utility areas such as steam, electrical and mechanical rooms are compromised by campus entities that have decided to use these areas for storage. There is a clear concern about personal injury or tampering as well as other issues such as fire.

With the issuance of each master level key, the practice in Facility Services over the years was to track the key to the requestor, but not beyond. As a result, there is no clear "chain-of-custody" for any level of key on campus. If a master level key is misplaced or lost, the practice has been to simply supply another. The result of this practice over time has left exterior door keys, once thought lost, potentially floating around and useable.

There are cases of lost building master keys originally provided to PPCS with no loss report and capture keys not properly accounted for. In higher security areas, a customer may request that a change of the system, requiring a recording of the building. When this happens, there are two options: 1. Pull all cores, re-bit, and cut new keys for the entire building. 2. Purchase pre-bitted cores and matched pre-cut keys and seeks manufacturer support for installation assistance. There is also potential that staff occasionally made "extra" master keys for themselves and their co-workers. The largest issue is the inability to respond to a crisis of any sort. With the current system the campus is unable to re-establish security immediately after a building-wide loss. The campus has minimal sets of back-up cores for each keyway. If the loss of a building master level key occurred, the response would be restricted to a 'round-the-clock' re-pin exercise that would take three to five days (depending on the number of doors on the building.

For these reasons, the campus has no confidence in the current security plan. Since October 2007, efforts have been made to improve key control and document the chain-of-custody. However, the damage is done and has been for many years. The only way to ensure appropriate access is the re-core the system for the entire portfolio of UWSP GPR facilities. Even if implemented (at a cost of $29-35,000 per building), unfortunately this is a very short-term solution. Considering the loss rates by both internal and external customers-during both the academic and summer conference operations, the campus would be back in its current situation in a matter of months. The current system cannot be managed to ensure proper access control in a cost efficient manner.

Due to the large scope (approximately 9000 doors) and immediate budget impacts of any of the possible stand-alone electronic solutions and in consideration of limited possible short-term solutions described it is not viable as a campus funded effort. A properly specified proximity system, however, not only provides opportunities, related to labor and pay-back, it will also assist in improved convenience at access points for persons in wheel chairs/limited mobility when installed at main entrances.

Sanitary Sewer Issues: The sanitary sewer piping located in the floor of the Heating Plant (George Stien Building) and the Learning Resource Center are incorrectly pitched and routinely plug. Building storm and sanitary sewers are laterals to city systems and vary with the age of the buildings**.** The capacity of these systems is adequate and their short length makes replacement if needed a Small Project. The Old Main sanitary sewer requires regular treatment for tree root invasion and may need attention if complications occur. It is clay pipe and considered to be beyond its maintenance life.

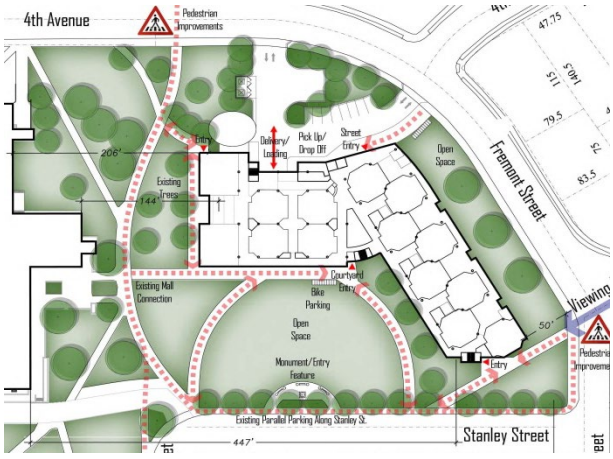
Steam and Condensate Issues: The heating plant consist of two 40 year old 45,000 lb/hr coal/gas boilers, one new 30,000 lb/hr gas/oil boiler and one 30 yr/old 100,000 lb/hr gas/oil boiler. This aging heating plant provides steam for heat and domestic hot water to 2.5 million square feet of campus facilities. Steam is produced with natural gas and coal with #2 fuel oil emergency backup. Coal is used in winter months when the demand for steam is high and coal is a cost effective means of producing steam. The recent decease in natural gas prices has resulted in running the entire campus load exclusively on natural gas since January 2009.

In 1998 the control systems on the boilers were replaced and this has increased the reliability and efficiency of the units. In 2015, the entire plant control system will be updated to Allen Bradley PLC controls. Several small projects have supported minor repairs as needed keeping the units and coal handling systems in good operating conditions. The coal fired units and support equipment will continue to require repairs as these boilers are expected to operate for an additional 20 years.

UWSP has promoted a steam/condensate line replacement project each biennium for 20 years and the main and lateral conduits have since been completely rebuilt.

SITE DEVELOPMENT SUMMARY

The 2007 Master Plan identified various areas around campus for updates and improvements and also provided guidelines for development. A primary focal point for redevelopment was the Specht Forum "Sundial" in the center of the academic core. Concept plans have since been developed by the national landscape architectural firm. The plan will add shade trees, sitting areas, a central plaza, performance and art display platforms, a central plaza, an intuitive pedestrian crossing pattern, lawn space, areas for sculpture, educational landscape species, an outdoor café, and water features. These elements will be installed while still protecting views of the iconic ceramic tile mural "E. Pluribus Unum" on the south side of the Trainer Natural Resources building. A more responsive handicapped ramp access to the Learning Resources Center (LRC) main floor will be provided along with a direct at-grade entrance to the LRC lower level. The current Forum is in poor repair and concrete needs replacement. A phased approach to the reconstruction is a possibility through a combination of future renovations of nearby buildings or could be completed if a significant gift to campus is made.



The proposed Chemistry-Biology Science Facility will be constructed on an existing parking lot on the east central portion of campus. With its need for support utilities, pedestrian and vehicle circulation, landscaping and site amenities, the new Science Facility will change the look of this eastern entrance to campus and provide a net increase in green space.

Concept designs were also developed for seven major gateways to campus. Development of these gateways will occur as funds are identified. The initial emphasis will be on at the Old Main/Nelson hall entrance area and at the new Chemistry-Biology Science Facility.

Pedestrian safety at two street crossings will initiate a design and construction response in the near-term. The first priority is the student dominated crossing of Reserve Street between High and Portage Streets where crossings occur along the entire street (shown on the right). The second crossing is along Fourth Avenue. There the Master Plan promotes a design that includes a median planting strip along its entire length. This project will most likely need to wait until street condition require a rebuild by the city of Stevens Point

Land acquisition will continue for future parking replacement and possible additional academic buildings as outlined in the Master Plan.

SITE UTILITY SUMMARY

The following table summarizes utility capacities and maximum loads for the calendar year (January through December 2007).

Utility Parameter	Steam		Chilled Water		Electrical	
Maximum Demand	94,000	PPH	2,700	Tons	5,587	KW
Total Capacity	220,000	PPH	3,200	Tons	10,000	KVA
Firm Capacity	120,000	PPH				

Notes:

1. Firm Capacity is the maximum steam output with the largest boiler out of service.
2. Maximum Demand for Electrical Utility is based on monthly utility bills.
3. Chilled water fields only apply to central and district systems. Individual building chillers are not included in these values.

B. SITE DEVELOPMENT PROFILE

Campus-Wide:
- ADA accessibility
- Pedestrian lighting
- Parking lot lighting

Student Health and Wellness Center (TYP)
- Recreation and fitness, Health Services, Counseling, Child Care

Allen Center Renovation

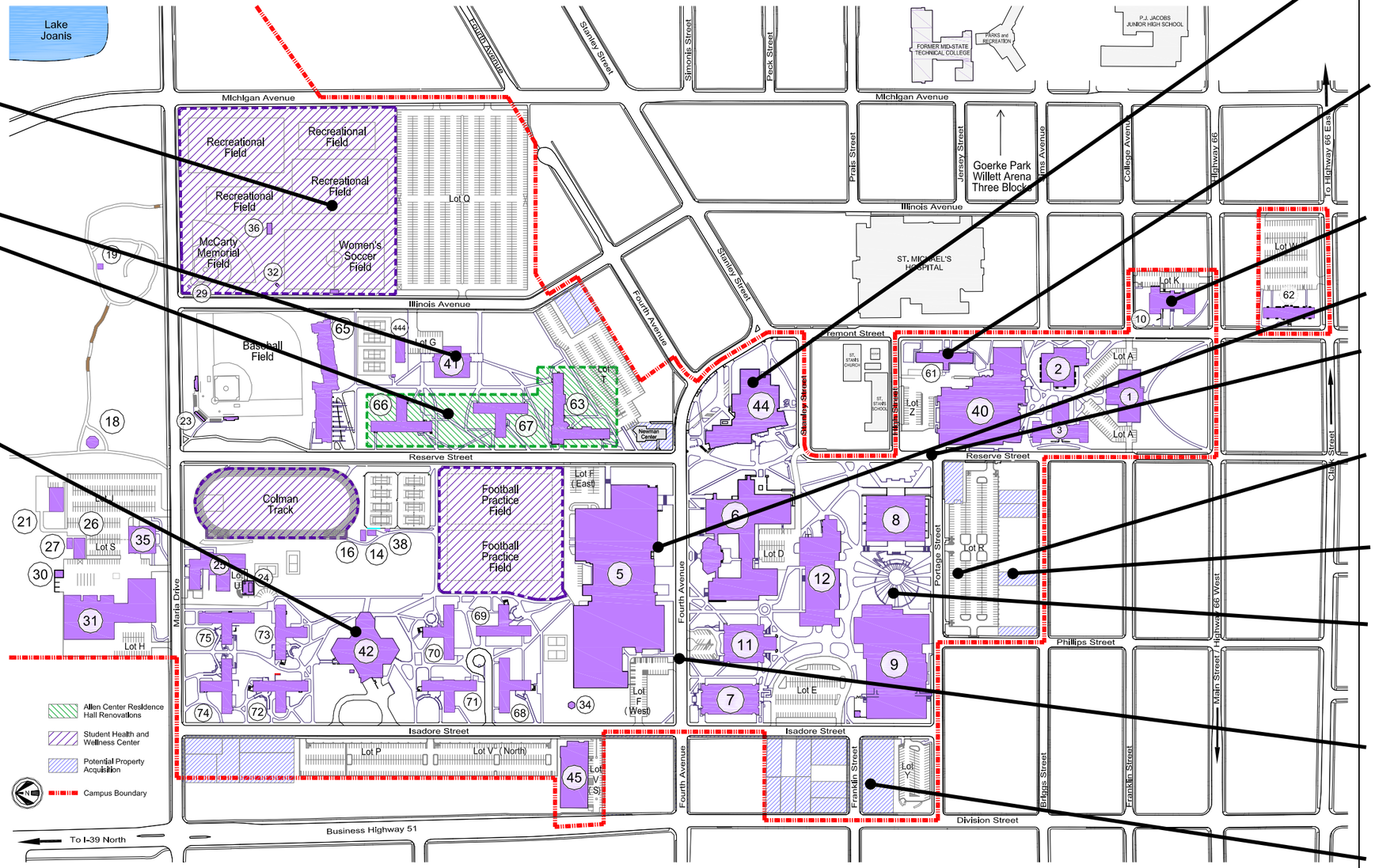
Allen Center Residence Hall Renovations:
- May Roach
- Smith
- Pray-Sims

DeBot Dining Center Renovation
- Completion anticipated in summer 2019

FUTURE

Schmeeckle Reserve Education and Visitor Center
- Location to be determined

Campus Visitor Center
- Location to be determined



Chemistry Biology Building
- Completion anticipated in summer 2018

Delzell Hall Demolition
- Raze following the relocation of occupants; land re-redeveloped into parking and green space

Nelson Hall ADA Elevator and Restroom Replacement

HEC ADA Elevator Addition

Reserve Street Reconstruction
- Pedestrian crossing safety improvements

Parking Lot R
- Steam and primary electrical expansion
- Future academic building

Property Acquisition (TYP)
- Parking Lot R expansion

Specht Forum Reconstruction
- Pedestrian safety improvements

Fourth Avenue Rebuild
- Pedestrian safety improvements

Property Acquisition (TYP)
- Future parking lot or ramp
- Future academic building

C. SITE UTILITY PROFILE

Campus Wide Issues:

- Campus security alarms and cameras need to be upgraded
- Potential data plant upgrade
- Medium voltage distribution system needs campus-wide calibration, adjustment, specialized cleaning and testing. Last performed in 1998.
- Utility capacities:
- Site lighting
  - Upgrade site lighting to more energy efficient induction or LED lamps; change fixtures to Master Plan standard

Student Health and Wellness Center

- Steam, chilled water, fiber optics and primary electrical extensions

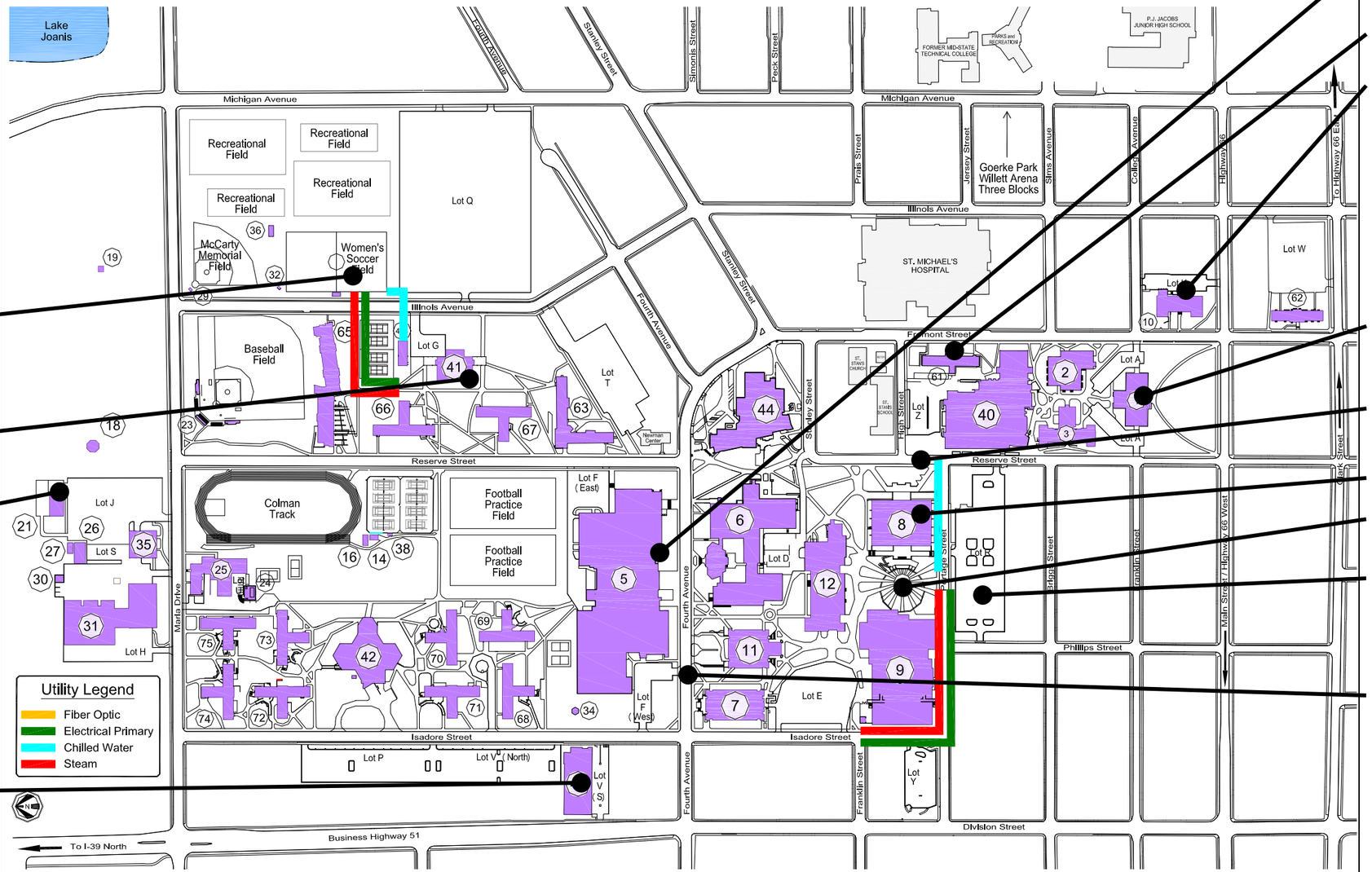
Allen Center Renovation

Wood Lab

- Connect to campus primary electrical

601 Division Street

- Connect to the campus primary electrical loop



HEC ADA Elevator Addition

Delzell Hall Demolition

Nelson Hall

- Connect Nelson Hall to the Campus Primary Power Loop if Life Cycle Costing indicates a favorable payback through the subsequent utility rate decrease.
- ADA elevator and restroom addition

Old Main

- Replace clay sanitary lines

Reserve Street Reconstruction

Albertson Hall Renovation

Specht Forum Reconstruction

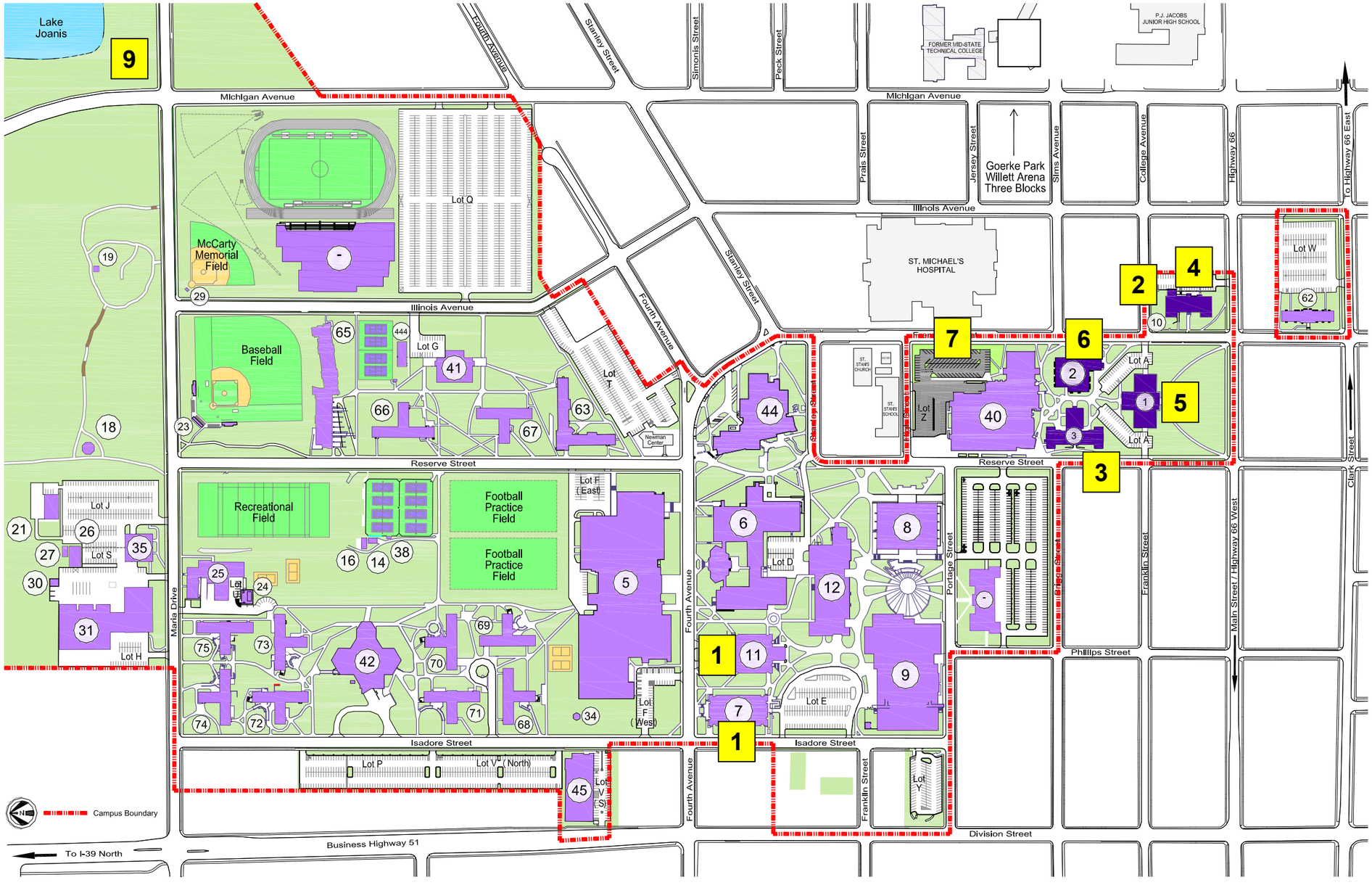
Future Building Sites

- Steam, chilled water, fiber optics and primary electrical extensions

Fourth Avenue Rebuild

IV. BACKGROUND INFORMATION

MID-TERM DEVELOPMENT PLAN (2025-31)



1 **CCC and CPS HVAC Renovation**

2 **Nelson Hall ADA Elevator and Restroom Replacement**

3 **Communication Arts Center (CAC) Renovation**

4 **Nelson Hall Renovation**

5 **Old Main HVAC Replacement**

6 **Park Student Services Center Demolition**

7 **Parking Lot Z Expansion**

8 **Campus Visitor Center**
- Location to be determined

9 **Schmeeckle Reserve Education and Visitor Center**
- Location to be determined

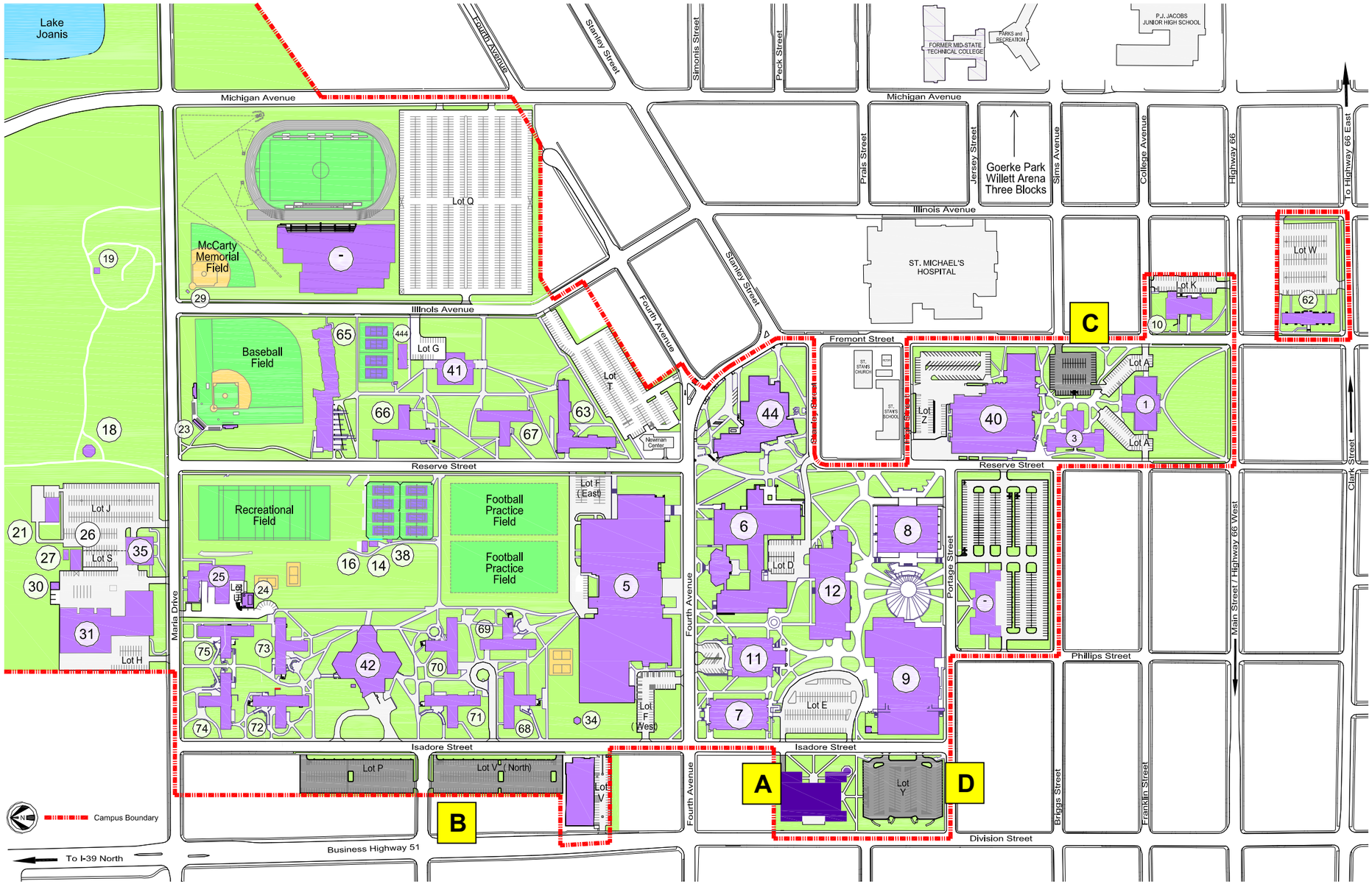
Off-Campus

A **Treehaven Vallier Lodge Addition**

B **Treehaven Residence Hall**

C **Treehaven Irvin L. Young Center Entrance and Elevator Addition**

LONG TERM DEVELOPMENT PLAN (2029-35)



A **New Academic Building**

B **Sixth Avenue Extension**
From Division Street east to Isadore Street

C **Parking Lot Development**
Former Park Student Services site

D **Parking Lot Y Expansion**
Former City of Stevens Point Fire Department site

CLASSROOM DEMAND ANALYSIS REPORT

UW - STEVENS POINT

ACADEMIC TERM: FALL 2017

DATE: December 13, 2017

CLASSROOM USE STANDARD

40 :PERIODS/WEEK

SECTION SIZE	TOTAL SECTIONS	TOTAL REQUIRED ROOM PERIODS	MAXIMUM ROOM CAPACITY	TOTAL REQUIRED ROOMS	NO. OF AVAILABLE ROOMS	BALANCE	PLANNED ADJUST	ADJUSTED BALANCE
001 - 013	216	540	20	14	16	2		2
014 - 027	544	1,409	40	36	70	34	2	36
028 - 040	213	586	55	15	7	(8)	3	(5)
041 - 053	75	187	70	5	2	(3)	5	2
054 - 068	29	72	90	2	1	(1)		(1)
069 - 088	22	67	110	2	0	(2)	2	0
089 - 131	30	86	150	3	4	1		1
132 - 174	6	14	200	1	1	0		0
175 - 196	0	0	225	0	0	0		0
197+	5	12	225+	1	3	2		2
TOTALS	**1,140**	**2,973**		**78.0**	**104.0**	**25.0**	**12.0**	**37.0**

Planned Adjustments:

014-27 ADD: Two (2) 24 seat classrooms in Chemistry Biology Building
ADD: One (1) 32 seat classroom in Science (A113)
REMOVE: Three (3) 25 seat classrooms in Science

028-040 ADD: Five (5) 48 seat classrooms in Chemistry Biology Building
ADD: Three (3) 40 seat classrooms in Science
ADD: Two (2) 48 seat classrooms in Science

069-088 ADD: Two (2) 96 seat lecture halls in Chemistry Biology Building

NOTES:

SECTION SIZE = range for number of students enrolled in a scheduled class section
TOTAL SECTIONS = total number of scheduled class sections in a particular size range
TOTAL REQUIRED ROOM PERIODS = total number of room periods scheduled for a particular size range (1 credit = 1 room period)
ROOM CAPACITY = fixed field, maximum room capacity…calculated based on SECTION SIZE and planned occupancy %
TOTAL REQUIRED ROOMS = TOTAL ROOM PERIODS / CLASSROOM USE STANDARD
NO. OF AVAILABLE ROOMS = number of rooms available for scheduled class sections in a particular size range
BALANCE = NO. OF AVAILABLE ROOMS - TOTAL REQUIRED ROOMS
ADJUSTMENT = proposed adjustments to classroom sizes to accomodate class scheduling needs
ADJUSTED BALANCE = BALANCE + PLANNED ADJUSTMENT

Building Name	Old Main
Building No.	285-0K-0001
Building Type	B01 Administrative
Constructed	1894
Addition(s)	

	AG	UG
Floors	3	1

ASF 26,370 **GSF** 62,730 **GPR** 100 % **PR** 0 %

CENTRAL UTILITY CONNECTIONS

CW	x	**ELEC**	x	**C. AIR**	x	**WATER**	x	**HISTORICAL**	
HPS	x	**FIBER**	x	**N. GAS**	x	**SEWER**	x	**US**	☒
								WI	☒

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Built in 1894, Old Main has witnessed all phases in the campus evolution. Opened in 1894 as Stevens Point Normal School, the building and the campus have grown and changed over the years to become Central State Teachers College, Wisconsin State College, Wisconsin State University, and finally the University of Wisconsin-Stevens Point. Its original "wings" was removed during a renovation in 1979.

Occupant(s) and Use(s)

University Administration, University Advancement, Human Resources, Accounting Services, University Relations and UW-Extension.

Functionality Assessment

The building is structurally sound but its HVAC system is antiquated and in need of replacement.

Other Building Issues

No current issues.

Future Building Plans

Exterior of the building needs cleaning; entrance doors leak-frames need replacement. A major HVAC and air distribution project is required.

Code and Health/Safety

Hard key access control system is compromised, requires electronic access control to restore acceptable building security. Provide fall protection tie-downs for roof maintenance. Restroom accessibility requires a remodel project. Bat infestation problems.

Architectural

The interior foundation of the two-wall system, most prevalent on the south, is disintegrating and is in need of proper wall cavity drainage. Exterior façade is stained and needs to be cleaned. Chimney brick needs tuckpointing and replacement. Other exterior tuckpointing is acceptable. Some roof leaks and problems with icicles forming. Exterior doors have rusted frames. Interior concrete steps are deteriorating. Windows are energy inefficient.

Mechanical

HVAC system inefficient and difficult to control (few VAV's, no reheat and inoperative inlet vortex dampers on fans). Pneumatic controls are limited, inefficient and panels (and associated plumbing) are unlabeled / poorly configured (resemble spaghetti). HVAC zones are confusing, poorly configured and difficult to operate. Air handlers are extremely old and no longer dynamically balanced (very loud, significant vibration). Coils (heating & cooling) have reached their useful life and require frequent leak repair. Many shutoff valves are frozen and leak when exercised. Fiber ductwork throughout the building is failing (fracturing at seams). Chilled water coils are undersized and cannot maintain 55 degree discharge temperature. Restroom exhaust is unable to meet demand. Perimeter heating system is incapable of maintaining consistent temperatures.

Electrical

No back-up generation to operate HVAC fans/actuation, outages in winter could result in freeze-up due to inability tc circulate steam heat.

Communication

No current issues.

Plumbing

Sanitary lines are clay and have experienced root problems necessitating replacement.

Conveying

Elevator is over 32 years old and is included in All Agency request for replacement.

Equipment and Furnishings

No current issues.

Building Name	Park Student Services Center
Building No.	285-0K-0002
Building Type	B01 Administrative

		AG	UG
Constructed	1952		
Addition(s)		**Floors**	2	1

ASF	30,478	**GSF**	51,181	**GPR**	100 %	**PR**	0 %

CENTRAL UTILITY CONNECTIONS								HISTORICAL	
CW	x	**ELEC**	x	**C. AIR**		**WATER**		**US**	☐
HPS	X	**FIBER**	x	**N. GAS**		**SEWER**		**WI**	☐

D	FUNCTIONAL RATING	PHYSICAL RATING	iv

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Park Student Services Center was originally constructed as the campus library in 1952. Its conversion to student services in the early 1970's included placement of offices in former low ceiling book stacks.

Occupant(s) and Use(s)

Bursar, Registrar, Financial Aid, Career Services, and Academic Advising

Functionality Assessment

Low ceilings in the former book stack, office and limited storage space. No distributed air in the former stacks. There are no accessible restrooms on the first floor. No full time elevator available to visitors and perspective students and families.

Other Building Issues

No restrooms on first floor. An elevator to the Bursar's Office on the lower level and Multicultural Affairs on the second floor must be reached through a separate office suite. The elevator is not available to the public during lunch hours and after office hours when the building may still be open.

Future Building Plans

Master Plan recommends demolition.

Code and Health/Safety

Hard key access control system is compromised, requires electronic access control to restore acceptable building security. Provide fall protection tie downs for roof maintenance. Elevator entrance on first floor is inconvenient considering ADA path of travel and unavailable after office hours although the building remains open. Asbestos floor tile in 2nd floor corridors.

Architectural

No current issues.

Mechanical

Original steam convection & distribution pipes (condensate pipe walls thinned / deteriorated beyond suitable repair). Difficult temperature control (few VAV's, few reheat coils and few t-stats). Pneumatic controls are limited, inefficient, integrate poorly to DDC, repair parts are difficult to obtain and zones are poorly configured. Earlier renovations left long, looping, inefficient runs of flexible ductwork. No ducted air distribution in former book stack areas.

Electrical

No back-up generation to operate HVAC fans/actuation, outages in winter could result in freeze-up due to inability tc circulate steam heat. Main distribution panel board, poor condition. Breaker panels, limited capacity

Communication

No current issues.

Plumbing

Rest rooms fixtures and piping, poor condition. Domestic hot water heater is old and leaking. Controls are no longer available.

Conveying

Elevator, poor condition, inappropriate location and undersized.

Equipment and Furnishings

No current issues.

Building Name	Communication Arts Center
Building No.	285-0K-0003
Building Type	B02 Academic - Building
Constructed	1928
Addition(s)	2005 Mechanical Penthouse

	AG	UG
Floors	4	1

ASF 28,121 **GSF** 50,865 **GPR** 100 % **PR** 0 %

CENTRAL UTILITY CONNECTIONS

CW	X	**ELEC**	X	**C. AIR**	☐	**WATER**	☒	**HISTORICAL**	
HPS	X	**FIBER**	X	**N. GAS**	☐	**SEWER**	☒	**US**	☐
								WI	☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iv**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Originally built in 1928 and known as the Campus Lab School and then the Gesell Institute. Renovated for electrical and HVAC in 1970; In 1975 the old gymnasium was converted into a TV studio with an added partial second floor, elevator, and major interior, electrical, and HVAC renovation. In 1986 minor interior modification, corridor lighting and lay-in ceiling tile replacement. In 2005 renovation to update HVAC systems, in 2009 classroom 333 updated and rooms 331, 325, 327, and 329 reconfigured. Major restroom upgrade in 2010.

Occupant(s) and Use(s)

Communication Arts, Web and Media Services, student newspaper, television and radio station.

Functionality Assessment

Building will not be able to accommodate growth of Communication and Web and Media Services. Building is better suited for office and non-academic functions.

Other Building Issues

The quality of the architecture combined with the placement within the campus make this building exterior an important contributing element in the UWSP campus and worthy of preservation.

Future Building Plans

West entrance needs to be made accessible. All Agency project submitted to reconfigure entrance for use by student services functions.

Code and Health/Safety

Hard key access control system is compromised, requires electronic access control to restore acceptable building security. Provide fall protection tie downs for roof maintenance. Asbestos in student instructional TV area.

Architectural

Building has an accessible entrance at the northeast corner entering into the back of the building – accessibility should be at primary entrance. Entrance stonework badly broken. Stairs do not meet current building code. Stairs do not have fire-rated doors and glazing. Handrail extension and guard rail height is non-compliant. Stair which was added to the old gymnasium space is non-compliant because stair shaft terminates into the vestibule area and not directly to exterior. Floor tile is deteriorating; some due to settling. Main entrance does not have architectural integrity with the type and age of the facility, broken stone at main entrance both unsightly and unsafe. Parapet wall on west side is leaning.

Mechanical

Student instructional TV space has poor air quality.

Electrical

No back-up generation to operate HVAC fans/actuation. Emergency generator is old and parts are difficult to obtain. Outages in winter could result in freeze-up due to inability t circulate steam heat. Main distribution panel board, poor condition. Breaker panels, limited capacity. Existing emergency distribution system is not segregated properly for NEC 700, 701 and 702 loads. Area does not meet codes with properly segregated loads.

Communication

Building is generally covered by wireless access points. Each lab / classroom has recently been upgraded to receive three data, one coaxial, and one fiber drops as part of a campus standardization program.

Plumbing

Electric water heater not connected to central steam.

Conveying

Elevator currently has a 2,000-pound capacity with a 4'X6' cab. As an existing elevator, the interior elevator cab dimensions meet the current ADA code, study needed to verify that the controls meet ADA code. Included in All Agency request to replace.

Equipment and Furnishings

No current issues.

Building Name	Communication Arts Center 2005 Mechanical Penthouse Addition 1
Building No.	285-0K-0003A
Building Type	B02 Academic - Building

			AG	UG
Constructed	2005	**Floors**	4	1
Addition(s)				

ASF	0	**GSF**	1,330	**GPR**	100 %	**PR**	0 %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW	X	**ELEC**	X	**C. AIR**	☐	**WATER**	☒	**US**	☐
HPS	X	**FIBER**	X	**N. GAS**	☒	**SEWER**	☒	**WI**	☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iv**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Originally built in 1928 and known as the Campus Lab School and then the Gesell Institute. Renovated for electrical and HVAC in 1970; In 1975 the old gymnasium was converted into a TV studio with an added partial second floor, elevator, and major interior, electrical, and HVAC renovation. In 1986 minor interior modification, corridor lighting and lay-in ceiling tile replacement. In 2005 renovation to update HVAC systems, in 2009 classroom 333 updated and rooms 331, 325, 327, and 329 reconfigured. Major restroom upgrade in 2010.

Occupant(s) and Use(s)

Communication Arts, Web and Media Services, student newspaper and Radio Station.

Functionality Assessment

Building will not be able to accommodate growth of Communication and Web and Media Services. Building is better suited for office and non-academic functions.

Other Building Issues

The quality of the architecture combined with the placement within the campus make this building exterior an important contributing element in the UWSP campus and worthy of preservation.

Future Building Plans

Interim: add useable space by adding second floor in room 112. Long-term: renovate for student services functions.

Code and Health/Safety

Access Control system compromised, building needs to be totally re-keyed or ideally, replaced with electronic locks.

Architectural

Building has an accessible entrance at the northeast corner entering into the back of the building – accessibility should be at primary entrance. Accomplish with ramp or chairlift. Stairs do not meet current building code. Stairs do not have fire-rated doors and glazing. Handrail extension and guard rail height is non-compliant. Stair which was added to the old gymnasium space is non-compliant because stair shaft terminates into the vestibule area and not directly to exterior. Toilet rooms currently do not meet ADA code, but are in the process of being updated. Door hardware throughout the building will need to be updated to meet current ADA code.

Mechanical

HVAC system was updated in 2005.

Electrical

Main distribution panel board, poor condition. Breaker panels, limited capacity. Existing emergency distribution system is not segregated properly for NEC 700, 701 and 702 loads. During renovation, area to be brought up to code with properly segregated loads. With full building renovation replace generator.

Communication

Building is generally covered by wireless access points. Each lab / classroom has recently been upgraded to receive three data, one coaxial, and one fiber drops as part of a campus standardization program.

Plumbing

Visible piping is cast iron and appears to be original. Plumbing fixtures appear to be 30 and 50 years old. They are not water conserving or ADA compliant. DSF has an approved project (09C1I) that will modernize the restrooms on each floor.

Conveying

Elevator currently has a 2,000-pound capacity with a 4'X6' cab. As an existing elevator, the interior elevator cab dimensions meet the current ADA code, study needed to verify that the controls meet ADA code. Included in All Agency request to replace.

Equipment and Furnishings

Not applicable.

Building Name	Health Enhancement Center (Berg)
Building No.	285-0K-0005
Building Type	B03 Indoor Physical Education/Recreation Building
Constructed	1959
Addition(s)	1968, 1990, 2011

	AG	UG
Floors	2	0

ASF	46,331	**GSF**	65,838	**GPR**	100 %	**PR** 0 %

CENTRAL UTILITY CONNECTIONS

CW	X	**ELEC**	X	**C. AIR**		**WATER**	X	**HISTORICAL**	
HPS	X	**FIBER**	X	**N. GAS**	X	**SEWER**	X	**US**	☐
								WI	☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Built in 1959, the Berg Gym was the first of three athletic Facilities on campus 65,838 GSF. In 1968 the next phase including the Quandt Gymnasium 68,526 GSF and finally in 1990 the MAC track and Pool addition was added. In April 1997 the building name was changed from School of Health, Physical Education, Recreation and Athletics (HPERA) to Health Enhancement Center. A Military Science and storage addition was completed in 2011.

Occupant(s) and Use(s)

Health Exercise Sciences and Athletics (HESA), Physical Education and Recreation.

Functionality Assessment

Office space remains inadequate for staffing needs. Racquetball court could be repurposed. New women's locker room was constructed but lockers were not installed.

Other Building Issues

Energy consumption for heating and ventilating continue to rise with the ever increasing traffic through the North/South corridor between Residential Living and the Academic core. Scoreboards in MAC and swimming pool need replacement.

Future Building Plans

Undersized non-ADA compliant elevator should be replaced. A conversion of space above the training and equipment rooms is needed to provide for a Wellness Assessment Lab. Purchase and install equipment to create a K-12 Physical Education lab out of a former dance studio is needed.

Code and Health/Safety

Challenging ADA path of travel for some areas of the building. Hard key access control system is compromised, requires electronic access control to restore acceptable building security. Provide fall protection tie downs for roof maintenance. Has one elevator in good condition in a poor location and the car is non-ADA compliant. Wood bleachers in aquatic center are deteriorating and unsafe. Quandt and Berg bleachers are deteriorating and unsafe.

Architectural

Glazing-leaking windows on entire South side of building. Door frames at the top of the stairs, gymnasium entrance, are degrading and oxidizing at their base due to salt corrosion and weather. Quandt floor is failing. Locker room size inadequate for athletic programs.

Mechanical

Entryway heaters are improperly sized and are ineffective at tempering entryway air. The Quandt has nine (9) small ceiling fans that are not capable of moving enough air for the area served (not enough throw distance to effectively reach the occupants). Customer complaints prevent campus from using the Quandt for large spectator events (commencement temps exceeded 90 degrees Fahrenheit) when outside temperatures exceed 70 degrees Fahrenheit. The three (3) air handlers supporting Quandt are extremely loud and prevent effective AV functions. Ductwork has not been cleaned since the building was built.

Electrical

No back-up generation to operate HVAC fans/actuation, outages in winter could result in freeze-up due to inability to circulate steam heat. (only gyms have back-up generation for emergency lighting). HEC is a Red Cross evacuation center. Additionally, faculty research is regularly compromised due to storm/construction related outages. Medium voltage service and distribution center is failing. Several breakers too large for adequate protection for secondary side of transformer. Fuses and breakers must be correctly sized or replaced per 2009 Arc Flash Study.

Communication

The Building Clock system is in disrepair and in need of replacement. Limited area surveillance system needs to be addressed throughout the building.

Plumbing

No current issues.

Conveying

Undersized Non-ADA compliant elevator located in building addition 0005A.

Equipment and Furnishings

Bleacher systems in the Berg Gymnasium are binding and not retracting properly.

Building Name	Health Enhancement Center (Quandt)
Building No.	285-0K-0005A
Building Type	B03 Indoor Physical Education/Recreation Building

			AG	UG
Constructed	1968	**Floors**	2	0
Addition(s)				

ASF 51,090 **GSF** 68,526 **GPR** 100 % **PR** 0 %

CENTRAL UTILITY CONNECTIONS

CW	X	**ELEC**	X	**C. AIR**		**WATER**		**HISTORICAL**	
HPS	x	**FIBER**	X	**N. GAS**		**SEWER**		**US**	☐
								WI	☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Build in 1959, the Berg Gym was the first of three athletic Facilities on Campus 65,838 GSF. In 1968 the next phase including the Quandt Gymnasium 68,526 GSF and finally in 1990 the MAC track and Pool addition was added. In April 1997 the building name was changed from School of Health, Physical Education, Recreation and Athletics (HPERA) to Health Enhancement Center.

Occupant(s) and Use(s)

Health Exercise Sciences and Athletics (HESA), Physical Education, Recreation.

Functionality Assessment

Office space remains inadequate for staffing needs.

Other Building Issues

Energy consumption for heating and ventilating continue to rise with the ever increasing traffic through the North/South corridor between Residential Living and the Academic core.

Future Building Plans

Military Science addition planned.

Code and Health/Safety

ADA path of travel challenging for some portions of the building. Access control system has been compromised for more than twenty years. As a result, thefts of items in the facility remain a challenge and constant concern. Provide fall protection tie downs for roof maintenance The building has one elevator in good condition in a poor location and is non-ADA compliant

Architectural

Door frames at the ground level main gymnasium entrance are degrading and oxidizing at base due to salt and weather.

Mechanical

The HVAC project and restroom projects have upgraded this building– No current issues

Electrical

No current issues

Communication

The Building Clock system is in disrepair and in need of replacement. Limited area surveillance system needs to be addressed throughout the building

Plumbing

No current issues

Conveying

Equipment and Furnishings

Bleacher systems in the Quandt Gymnasium are binding and not retracting properly. Portable bleachers require new castors due to their on-going collapse that is tearing up the floors.

Building Name	Health Enhancement Center (MAC)
Building No.	285-OK-0005B
Building Type	B03 Indoor Physical Education/Recreation Building

			AG	UG
Constructed	1990	**Floors**	2	0
Addition(s)				

ASF	76,293	**GSF**	107,126	**GPR**	100 %	**PR**	0 %

CENTRAL UTILITY CONNECTIONS

CW	X	**ELEC**	X	**C. AIR**		**WATER**	X	**HISTORICAL**	
HPS	X	**FIBER**	X	**N. GAS**	X	**SEWER**	X	**US**	☐
								WI	☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Build in 1959, the Berg Gym was the first of three athletic Facilities on Campus 65,838 GSF. In 1968 the next phase including the Quandt Gymnasium 68,526 GSF and finally in 1990 the MAC track and Pool addition was added 107,126 GSF. In April 1997 the building name was changed from School of Health, Physical Education, Recreation and Athletics (HPERA) to Health Enhancement Center. A Military Science and storage addition was completed in 2011.

Occupant(s) and Use(s)

Health Exercise Sciences and Athletics (HESA), Physical Education, Recreation.

Functionality Assessment

No current issues

Other Building Issues

Due to the amount of foot traffic through the North/South corridor between Residential Living and the Academic core, the floor tile is separating, flooring showing its age. Building doors and frames are rusted and beyond repair.

Future Building Plans

Undersized non-ADA compliant elevator should be replaced. A conversion of space above the training and equipment rooms is needed to provide for a Wellness Assessment Lab. Purchase and installation of equipment to create a K-12 Physical Education lab out of a former dance studio is needed.

Code and Health/Safety

ADA path of travel challenging for some portions of the building. Hard key access control system is compromised, requires electronic access control to restore acceptable building security. Provide fall protection tie downs for roof maintenance. The building has one elevator in good condition in a poor location and the car is non-ADA compliant.

Architectural

Door frames at the top of the stairs, gymnasium entrance, are degrading and oxidizing at their base due to salt corrosion and weather.

Mechanical

Extremely poor air circulation in the (MAC) Multi Activity Center. The MAC has eleven (11) small ceiling fans that are not capable of moving enough air for the area served (not enough throw distance to effectively reach the occupants). Customer complaints prevent campus from using the MAC for large spectator events (commencement). The two (2) air handlers supporting MAC are two speed and extremely loud in addition to preventing effective AV functioning.

Electrical

No back-up generation to operate HVAC fans/actuation, outages in winter could result in freeze-up due to inability circulate steam heat. (only gyms have back-up generatio for emergency lighting). HEC is a Red Cross evacuation center. Additionally, faculty research is regularly compromised due to storm/construction related outages. The building medium voltage service and distribution center is failing. Several breakers too large for protection for secondary side of transformer. Fuses and breakers must be correctly sized or replaced per 2009 Arc Flash Study.

Communication

The Building Clock system does not function requiring constant maintenance. Limited area surveillance system needs to be addressed throughout the building.

Plumbing

No current issues

Conveying

Undersized Non-ADA compliant elevator located in 005A

Equipment and Furnishings

No current issues

Building Name	Health Enhancement Center (Military Science)
Building No.	285-OK-0005C
Building Type	B03 Indoor Physical Education/Recreation Building

		AG	UG
Constructed	2011		
Addition(s)		**Floors** 2	0

ASF	7,187	**GSF**	10,704	**GPR**	100 %	**PR**	0 %

CENTRAL UTILITY CONNECTIONS								HISTORICAL	
CW	X	**ELEC**	X	**C. AIR**		**WATER**	X	**US**	☐
HPS	X	**FIBER**	X	**N. GAS**	X	**SEWER**	X	**WI**	☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Built in 1959, the Berg Gym was the first of three athletic Facilities on Campus 65,838 GSF. In 1968 the next phase including the Quandt Gymnasium 68,526 GSF and finally in 1990 the MAC track and Pool addition was added 107,126 GSF. In April 1997 the building name was changed from School of Health, Physical Education, Recreation and Athletics (HPERA) to Health Enhancement Center. A Military Science and storage addition was completed in 2011.

Occupant(s) and Use(s)

Military Science/ROTC faculty and staff. Office, meeting, classroom and storage facilities.

Functionality Assessment

No current issues.

Other Building Issues

No current issues.

Future Building Plans

None.

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

No current issues.

Electrical

No current issues.

Communication

No current issues.

Plumbing

No current issues

Conveying

No current issues.

Equipment and Furnishings

No current issues.

Building Name	Science Building
Building No.	285-0K-0006
Building Type	B02 Academic - Building
Constructed	1961
Addition(s)	1972, 1988

	AG	UG
Floors	4	1

ASF	122,101	**GSF**	199,946	**GPR**	100 %	**PR** 0 %

CENTRAL UTILITY CONNECTIONS

CW	X	**ELEC**	X	**C. AIR**	☐	**WATER**	☒	**HISTORICAL**	
HPS	X	**FIBER**	X	**N. GAS**	☒	**SEWER**	☒	**US**	☐
								WI	☐

D	FUNCTIONAL RATING	PHYSICAL RATING	iv

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Originally built in 1961 with renovations in 1972 adding 85,040 GSF and the Paper Science Addition in 1988 adding another 14,522 GSF.

Occupant(s) and Use(s)

Psychology, Geology, Physics Geography, Paper Science, Mathematics, Archeology, Chemistry, Biology, Printing and Design.

Functionality Assessment

Aging facility in need of improvements in laboratory and instructional space. Offices are small and staff in several departments has outgrown the space available.

Other Building Issues

Lab equipment out-of-date. Lab benches obstruct views, lab technology not current with teaching methodology.
Most wet labs are not ADA accessible. Lack of space for Printing and Design.

Future Building Plans

Chemistry and Biology will move to the Chemistry Biology Building in summer 2018. Renovation to accommodate other departmental growth.

Code and Health/Safety

Access control system compromised, building needs to be totally re-keyed or ideally, replaced with electronic locks.
Asbestos-containing floor tile and pipe fittings in additions A, B and C. Addition D restrooms are not easily accessible. Only accessible entrance is on the east side - no accessible entrance on the north side. Access to planetarium and observatory is difficult.

Architectural

New single-ply rubber roof was installed 4/2008 over Paper Science addition. Replace sealant in D-wing expansion where failing. Floors deteriorating throughout the building.
Large areas to be renovated should be upgraded with new windows and add insulation to exterior walls. North exterior stairs are deteriorating. Greenhouse window leaks result in energy loss and windows are inoperable due to shifting. Single pane replacement glass is not obtainable. Tuckpointing and caulking failures. Planetarium and observatory leaks. Mechanical operating equipment requires much maintenance.

Mechanical

Sections A, B, and C of this building have the original 51 year old air handlers and heating equipment. While some improvements have been made these sections require significant maintenance to remain operable.
Any major remodeling should include replacement of the heating and cooling systems. Fume hood exhaust system is at capacity. Compressor is undersized.
Poor humidity control in Printing and Design.

Electrical

Main distribution panel board is in poor condition. Breaker panels have limited capacity. With current emergency load, generator is adequate, but has no additional capacity. Emergency power is needed in research labs. Each are of renovation shall be brought up to meet the current energy code.

Communication

Building intercom system, poor condition and lacks ground floor coverage. Underground conduit feed from signal pit system, over capacity with no room for expansion

Plumbing

Science does not have a building-wide sprinkler system. By code does not require but if UWSP decides to add an automatic sprinkler system the water main capacity to the building needs to be increased.
The water heaters appear to be original and will need to be replaced in the next 5-10 years.

Conveying

5-stop elevator is over 39 years old and is on the 10 Year Maintenance Replacement Plan.

Equipment and Furnishings

Laboratory fume hoods require constant maintenance, built-in lab tables and sinks are old and unsightly.
Fume hoods are for the most part at the standard height not allowing for ADA access.

Building Name	Science Building
Building No.	285-0K-0006A
Building Type	B02 Academic - Building
Constructed	1972
Addition(s)	1988

	AG	UG
Floors	4	1

ASF 47,253 **GSF** 85,044 **GPR** 100 % **PR** 0 %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW	X	**ELEC**	X	**C. AIR**		**WATER**	X	**US**	☐
HPS	X	**FIBER**	X	**N. GAS**		**SEWER**	X	**WI**	☐

D	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iv**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Originally built in 1961 with renovations in 1972 adding 85,040 GSF and the Paper Science Addition in 1988 adding another 14,522 GSF.

Occupant(s) and Use(s)

Psychology, Geology, Physics Geography, Paper Science, Mathematics, Archeology, Chemistry, Biology, Printing and Duplicating.

Functionality Assessment

The building is structurally sound but its systems are antiquated and in desperate need of capital renewal. A high probability that a future building system failure will force a building shut-down Laboratory spaces and chemical storage, in general, are not adequate for the activities housed there.

Other Building Issues

Age and technology require ongoing renovation and remodel of labs. Lab benches obstruct views

Future Building Plans

Chemistry and Biology to move to Chemistry Biology Building in summer 2018. Renovation to accommodate other departmental growth.

Code and Health/Safety

Hard key access control system is compromised, requires electronic access control to restore acceptable building security.

Architectural

Replace greenhouse-frame shifting, glazing unavailable, windows inoperable. NW entrance concrete spalling and needs to be completely replaced

Mechanical

Aged air handlers and heating equipment make it nearly impossible to balance and condition air in this facility. Multiple direct expansion AC units, serving specific areas within the building, complicate maintenance and are inefficient. Central fume hood exhaust system is inefficient and at full capacity. Steam and cooling coils have reached their useful life and require frequent leak repair. Pneumatic controls are inefficient; integrate poorly to DDC and repair parts are difficult to obtain. Steam pressure reducing station is failing. Abandon fan & chilled water pumps left throughout building complicate maintenance / troubleshooting.

Electrical

No back-up generation to operate HVAC fans/actuation, outages in winter could result in freeze-up due to inability to circulate steam heat. Additionally, faculty research is regularly compromised due to storm/construction related outages.

According to the 2009 Arc Flash study the Science building contains 27 sets of undersized fuses, 1 oversized fuse, 5 undersized breakers, 1 oversized breaker and 1 undersized transfer switch.

Communication

Underground conduit feed from signal pit system, over capacity with no room for expansion

Plumbing

Building does not have a freight rated elevator

Conveying

No current issues.

Equipment and Furnishings

No current issues.

Building Name	Science Building Paper Science Addition B 1988
Building No.	285-0K-0006B
Building Type	B02 Academic – Building

			AG	UG
Constructed Addition(s)	1988	**Floors**	4	1

ASF	122,101	**GSF**	199,946	**GPR**	100 %	**PR**	0 %

CENTRAL UTILITY CONNECTIONS

CW	X	**ELEC**	X	**C. AIR**	☐	**WATER**	☒	**HISTORICAL**	
HPS	X	**FIBER**	X	**N. GAS**	☒	**SEWER**	☒	**US**	☐
								WI	☐

B	FUNCTIONAL RATING	PHYSICAL RATING	ii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Originally built in 1961 with renovations in 1972 and the Paper Science Addition in1988.

Occupant(s) and Use(s)

Psychology, Geology, Physics Geography, Paper Science, Mathematics, Archeology, Chemistry, Biology, Printing and duplicating

Functionality Assessment

Aging Facility in need of improvements in laboratory and instructional space. Offices are small and staff in several departments has outgrown the space available.

Other Building Issues

Lab equipment out-of-date. Lab benches obstruct views, lab technology not current with teaching methodology.
Most wet labs are not ADA accessible.

Future Building Plans

Chemistry and Biology will move to the Chemistry Biology Building in summer 2018.. Renovation to accommodate other departmental growth.

Code and Health/Safety

Access Control system compromised, building needs to be totally re-keyed or ideally, replaced with electronic locks.

Architectural

New single-ply rubber roof was installed 4/2008 over Paper Science addition. Replace sealant in D-wing expansion where failing.
Large areas to be renovated should be upgraded with new windows and add insulation to exterior walls.

Mechanical

Sections A, B, and C of this building have the original 51 year old air handlers and heating equipment. While some improvements have been made these sections require significant maintenance to remain operable.
Any major remodeling should include replacement of the heating and cooling systems.

Electrical

Main distribution panel board is in poor condition. Breaker panels have limited capacity. With current emergency load, the generator is adequate, but has no additional capacity. Each area of renovation shall be brought up to meet the current energy code.

Communication

Building intercom system, poor condition and lacks ground floor coverage. Underground conduit feed from signal pit system, over capacity with no room for expansion

Plumbing

Science does not have a building-wide sprinkler system. By code does not require but if UWSP decides to add an automatic sprinkler system the water main capacity to the building needs to be increased.
The water heaters appear to be original and will need to be replaced in the next 5-10 years.

Conveying

No current issues.

Equipment and Furnishings

Laboratory fume hoods require constant maintenance, built-in lab tables and sinks are old and unsightly.
Fume hoods are for the most part at the standard height not allowing for ADA access.

Building Name	Collins Classroom Center
Building No.	285-0K-0007
Building Type	B02 Academic - Building

Constructed	1966		**AG**	**UG**
Addition(s)		**Floors**	4	0

ASF	52,334	**GSF**	89,284	**GPR**	100 %	**PR**	0 %

CENTRAL UTILITY CONNECTIONS

CW	x	**ELEC**	X	**C. AIR**		**WATER**	X	**HISTORICAL**	
HPS	x	**FIBER**	X	**N. GAS**		**SEWER**	X	**US**	☐
								WI	☐

C	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Collins Classroom Center serves as the main instructional hub for the campus. Construction of Collins was completed in 1966. The building is named for Joseph Victor Collins who was a member of the original faculty in the mathematics department. He taught mathematics from 1894 until 1937 and was chair of his department throughout his entire tenure.

Occupant(s) and Use(s)

English, Sociology, Languages, Political Science, History, International Programs and College of Letters and Science Dean's office.

Functionality Assessment

Inappropriately sized classroom aspect ratios.

Other Building Issues

Lack of student study/collaboration space.

Future Building Plans

New north and south entrances – see "Code and Health/Safety. A mechanical system update is needed. Reconfigure current COLS Dean office suite for classrooms.

Code and Health/Safety

Building has one exterior ADA accessible entrance; no ADA access on north side. Hard key access control system is compromised, requires electronic access control to restore acceptable building security. Provide fall protection tie downs for roof maintenance. Ceilings contain spray-on asbestos.

Architectural

Ceiling tiles throughout the building are old, cupped from humidity, stained and discolored. Northwest concrete exterior stair is disintegrating. Stone nosings on interior stairs are failing.

Mechanical

Abandoned cooling tower remains on the fifth level complicating building planning. Significant noise is transmitted from the 5th floor fan room to the hallway and classrooms below. HVAC may not be meeting outdoor air needs-requires further investigation-IAQ, CO2 levels/ Inefficient, constant volume, hot water pumps. Constant volume reheat system does not work properly. Control valves leak & shutoff valves are frequently frozen preventing adequate isolation for repairs. Asbestos abatement required for most repairs. Cooling coils have reached their useful life and require frequent leak repair. Pneumatic controls are inefficient, integrate poorly to DDC, repair parts are difficult to obtain (single pipe t-stats) and zones are poorly configured.

Electrical

No back-up generation to operate HVAC fans/actuation, outages in winter could result in freeze-up due to inability to circulate steam heat. Emergency generator is old and replacement parts are difficult to obtain. Additionally, faculty research is regularly compromised due to storm/construction related outages.

Communication

Building intercom system, poor condition and lacks ground floor coverage. Underground conduit feed from signal pit system, over capacity with no room for expansion.

Plumbing

Restroom/Plumbing issues resolved – No current issues

Conveying

Elevator is on 10 Year Maintenance Replacement Plan.

Equipment and Furnishings

No current issues.

Building Name	Albertson Hall
Building No.	285-0K -0008
Building Type	B02 Academic - Building
Constructed	1968
Addition(s)	1985

	AG	UG
Floors	7	1

ASF 118,457 **GSF** 128,270 **GPR** 100 % **PR** 0 %

CENTRAL UTILITY CONNECTIONS

CW	X	**ELEC**	X	**C. AIR**		**WATER**	
HPS	x	**FIBER**	X	**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

D	FUNCTIONAL RATING	PHYSICAL RATING	iv

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Occupied in May of 1970, the facility was soon nicknamed the "LRC." Dedicated and named in memory of James H. Albertson, University President from 1962-1967, it was designed to integrate print and multimedia learning resources into a single, active learning and production environment. The building was also constructed as a response to doubled student enrollments and the rapid growth of resources. In 1985, an extensive remodel and addition doubled the space, adding a 6th floor and 10,000 square foot cantilevered wings to floors two through five providing an additional 73,736 GSF.

Occupant(s) and Use(s)

Library, Archives, Information Technologies, Museum of Natural History, Wisconsin Environmental Education, Disability Services.

Functionality Assessment

A Space and Utilization Plan has been written for A/E selection. Disability Services is located on the 6th floor – very inconvenient and inappropriate for people with disabilities. At current time, functionality is poor.

Other Building Issues

Space and Utilization Plan presents building issues. Data Center is in the basement which is very concerning with potential flooding problems.

Future Building Plans

The Campus is promoting the Learning Resource Center for the Stewardship Project program.

Code and Health/Safety

The sprinkler system is leaking and in poor repair. Access control system throughout the building has been compromised and needs to be addressed. Inaccessible areas make security difficult to maintain. Inadequate number of public restrooms on 1st floor due to heavy demand. Asbestos in VCT and pipe insulation.

Architectural

Some window leaks. Lack of natural light. Accessibility is difficult to the building and within it. While not operating, cooling towers are prominent.

Mechanical

Temperature control is difficult without reheat. There have been many indoor air quality complaints through the years.

Electrical

The secondary side of transformer ALC T-3 does not have over current protection per NEC 450.3.

Communication

IT location in basement is concerning with potential flooding problems.

Plumbing

Dry standpipe sprinkler system is in poor condition as a result of leaking and deteriorating pipes.

Conveying

Elevator demand exceeds number of available elevators.

Equipment and Furnishings

Some book stacks need replacement.

Building Name	Albertson Hall
Building No.	285-0K -0008A
Building Type	B02 Academic - Building
Constructed	1985
Addition(s)	

	AG	UG
Floors	7	1

ASF 33,655 **GSF** 73,736 **GPR** 100 % **PR** 0 %

CENTRAL UTILITY CONNECTIONS

CW	X	**ELEC**	X	**C. AIR**		**WATER**	X	**HISTORICAL**	
HPS	x	**FIBER**	X	**N. GAS**		**SEWER**	X	**US**	☐
								WI	☐

D	FUNCTIONAL RATING	PHYSICAL RATING	iv

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Occupied in May of 1970, the facility was soon nicknamed the "LRC." Dedicated and named in memory of James H. Albertson, University President from 1962-1967, it was designed to integrate print and multimedia learning resources into a single, active learning and production environment. The building was also constructed as a response to doubled student enrollments and the rapid growth of resources. In 1985, an extensive remodel and addition doubled the space, adding a 6th floor and 10,000 square foot cantilevered wings to floors two through five providing an additional 73,736 GSF.

Occupant(s) and Use(s)

Library, Archives, Information Technologies, Museum of Natural History, Wisconsin Environmental Education, Disability Services.

Functionality Assessment

A Space and Utilization Plan has been written for A/E selection. Disability Services is located on the 6th floor – very inconvenient and inappropriate for people with disabilities. At current time, functionality is poor.

Other Building Issues

Space and Utilization Plan presents building issues. Data Center is in the basement which is very concerning with potential flooding problems.

Future Building Plans

The Campus is promoting the Learning Resource Center for the Stewardship Project program.

Code and Health/Safety

The sprinkler system is leaking and in poor repair. Access control system throughout the building has been compromised and needs to be addressed. Inaccessible areas make security difficult to maintain. Inadequate number of public restrooms on 1st floor due to heavy demand. Asbestos in VCT and pipe insulation. Bat infestation problems.

Architectural

Some window leaks; seals need to be replaced. Lack of natural light. Accessibility is difficult to the building and within it. While not operating, cooling towers are prominent. Weep holes need to be repaired. Tuckpointing and caulking is deteriorating.

Mechanical

Temperature control is difficult without reheat. There have been many indoor air quality complaints through the years.

Electrical

The secondary side of transformer ALC T-3 does not have over current protection per NEC 450.3. IT generator needs to be investigated for load capacity and condition.

Communication

IT location in basement is concerning with potential flooding problems.

Plumbing

Dry standpipe sprinkler system is in poor condition as a result of leaking and deteriorating pipes.

Conveying

Elevator demand exceeds number of available elevators.

Equipment and Furnishings

Some book stacks need replacement.

Building Name	Noel Fine Arts Center
Building No.	285-0K-0009
Building Type	B02 Academic - Building

			AG	UG
Constructed	1968	**Floors**	3	0
Addition(s)	2004			

ASF	51,901	**GSF**	87,342	**GPR**	100 %	**PR**	%

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW	X	**ELEC**	X	**C. AIR**		**WATER**	X	**US**	
HPS	X	**FIBER**	X	**N. GAS**	X	**SEWER**	X	**WI**	

A	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Construction of the Fine Arts Center originally began in 1968 and first occupied in 1970. A major three phase renovation began in 2004 and ran through 2006. The building was renamed the Noel Fine Arts Center following a major support donation to the college by John and Patty Noel.

Occupant(s) and Use(s)

Departmental Offices, Music, Art, Dance, Sculpture, Woodworking Classroom, Metal Shop, Foundry two large performance halls and the art gallery.

Functionality Assessment

The Art gallery has humidity issues which limit the types and for traveling art shows it can host.

Other Building Issues

No current issues

Future Building Plans

Humidity control required to address the Carlsten Art Gallery exhibit limitations. Change required raking and performance area acoustics needed in Michelsen Hall.

Code and Health/Safety

Falling snow and ice from roof along the south entrance walkways. No local mitigation possible, currently areas blocked for emergency egress only during winter season—requires design assistance for corrective action. Hard key access control system is compromised, requires electronic access control to restore acceptable building security. The catwalk access above Michelsen Hall stage requires handrails that must be designed and installed. North and south exterior stairs are spalling badly—these were not improved during 2004 renovation.

Architectural

Canopy/access way between sculpture studio and glass facility is temporary and needs permanent structure for instruction. Pre-2004 north façade is pollution stained façade needs cleaning. Rake in Michelsen theater poor stage acoustics design and constricted audience seating.

Mechanical

Require improved dust collection in wood shop room 191. Mechanical room 170 needs supply and exhaust air to reduce excessive heat. Both building auditoriums / theaters contain original fan units incapable of adequate ventilation. Pneumatic controls are limited and integrate poorly to DDC. Auditoriums get too warm when in use and can't be cooled….numerous complaints.

Electrical

No back-up generation to operate fans/actuation-outages in winter could result in Freeze-up due to inability to circulate steam heat. Require emergency generator back-up for gas kilns. 2009 Arc Flash Issues: The breakers have the potential to be exposed to higher amperage than fault current rating. Incorrect rating for Automatic transfer switches. Secondary conductors of transformer FAC T-1NA do not have over current protection.

Communication

Security system required for Carlsten Art Gallery.

Plumbing

No current issues.

Conveying

No current issues.

Equipment and Furnishings

No current issues.

Building Name	Noel Fine Arts Center
Building No.	285-0K-0009A
Building Type	B02 Academic - Building

			AG	UG
Constructed	1968	**Floors**	3	0
Addition(s)	2004			

ASF 54,817 **GSF** 113,567 **GPR** 100 % **PR** %

CENTRAL UTILITY CONNECTIONS

CW	X	**ELEC**	X	**C. AIR**		**WATER**		**US**	☒
HPS	X	**FIBER**	X	**N. GAS**		**SEWER**		**WI**	☒

HISTORICAL

A	FUNCTIONAL RATING	PHYSICAL RATING	iii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Fine Arts Center was originally Built in 1968 and occupancy delayed until 1970 due to contractor bankruptcy-finished in 1971. After a generous contribution to the College of Fine Arts by John and Patty Noel the building was later renovated in 2004 and with it changing the name of the building to the Noel Fine Arts Center.

Occupant(s) and Use(s)

Departmental Offices, Music, Art, Dance

Functionality Assessment

No current issues

Other Building Issues

No current issues

Future Building Plans

No current plans

Code and Health/Safety

No current issues

Architectural

No current issues.

Mechanical

Still working on correcting problems from design and installation errors.

Electrical

No current issues.

Communication

Minimal surveillance system

Plumbing

No current issues.

Conveying

No current issues.

Equipment and Furnishings

No current issues.

Building Name	Nelson Hall
Building No.	285-0K-0010
Building Type	B01 Administrative
Constructed	1916
Addition(s)	

	AG	UG
Floors	3	1

ASF 10,535 **GSF** 35,712 **GPR** 100 % **PR** 0 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	X	**US**	☒
HPS	X	**FIBER**	X	**N. GAS**		**SEWER**	X	**WI**	☒

HISTORICAL

F	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**V**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Built in 1916 and dedicated in 1918, Nelson Hall was the first residence hall on campus. It was named for George Nelson, a regent and state Supreme Court justice. Nelson Hall is a four story former student residence hall and is listed on the National Register of Historic Places.

Occupant(s) and Use(s)

Administrative Information, Sustainability, Academic Custodial Services, Wisconsin/Nicaragua, Emeritus Faculty, CNR Grants and Research, Upward Bound and surge space as required. COOP temporary secondary location.

Functionality Assessment

The building is structurally sound but its systems are antiquated and in desperate need of capital renewal. A high probability that a future building system failure will force a building shut-down and rendered it unoccupiable. Building systems and space configurations, in general, are not adequate for the activities housed there. If the building is to continue in service, the building systems must at a minimum be updated and the spaces renovated.

Other Building Issues

Need to program current and future occupants.

Future Building Plans

Restroom renovations, Utility Upgrades, expected ongoing renovation with new tenants. A major capital renewal is required for all systems

Code and Health/Safety

On-going asbestos abatement takes place throughout the building. ADA accessibility does not exist. Hard key access control system is compromised, requires electronic access control to restore acceptable building security. This building does not have a functioning elevator. Current single man lift does not operate. Lead paint is identified around window frames. The central stair tread carpeting is frayed and a trip hazard between the first and second floors. Fire escapes are deteriorating. Bat infestation problems.

Architectural

No sufficient ADA access at entrances above basement level. At basement level, only one entrance is ADA accessible. Due to heaving, cracking and leaking the lower level of the building the front entrance, porch and steps need repair/replacement. Windows need replacing-original single pane double hung with many that do not operate or lock. Façade is heavily stained and needs cleaning. Front porch roof ceiling has severe breaks and is pealed back from leaks at roof scuppers.

Mechanical

Original steam convectors & distribution pipes (condensate pipe walls thinned / deteriorated beyond repair), no ventilation, no modulating heat controls (one pneumatic t-stat controls entire building), pressure reducing station failing. Systems are in very poor condition. No central air conditioning.

Electrical

No emergency power No back-up generation to operate fans/actuation-outages in winter could result in Freeze-up due to inability to circulate steam heat. 400 amp electrical service and distribution panelboard, undersized and in poor condition. The building is not on the campus central primary distribution system.

Communication

No current issues-temporarily upgraded telephone/data using raceway throughout.

Plumbing

Overall condition is poor. Several sanitary and storm sewer cross connections have been noted. Fixtures in poor condition, many inoperable. Fixtures in poor condition, many inoperable. Entire Piping system very poor, Water tests indicate high/unsafe levels of lead and phosphates when adequate volume is not circulated through system. Domestic hot water heater controls failing and parts no longer available. Water supply lines are internally clogged from corrosion.

Conveying

No functioning elevator. Current single man lift does not operate. No ADA access to 1st, 2nd or 3rd floors

Equipment and Furnishings

No current issues.

Building Name	College of Professional Studies
Building No.	285-0K-0011
Building Type	B02 Academic - Building
Constructed	1970
Addition(s)	

	AG	UG
Floors	4	1

ASF 61,422 **GSF** 103,533 **GPR** 100 % **PR** 0 %

CENTRAL UTILITY CONNECTIONS

CW	x	**ELEC**	X	**C. AIR**		**WATER**	X	**HISTORICAL**	**US**	
HPS	x	**FIBER**	X	**N. GAS**	X	**SEWER**	X		**WI**	

C	FUNCTIONAL RATING	PHYSICAL RATING	iii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Originally Built in 1970, the College of Professional Studies houses the two oldest UWSP academics programs: School of Education, with its origins in the early Education Degrees awarded in 1894 and the Domestic Sciences program, which has evolved into Dietetics, Family & Consumer Sciences, and Interior Architecture. The College today consists of seven academic units, which house 11 different undergraduate majors, 13 minors and four graduate programs. Room 116 (lecture hall) renovated in summer 2016.

Occupant(s) and Use(s)

Education, Dietetics, Family & Consumer Sciences, and Interior Architecture, Communicative Disorders, Health Promotion and Human Development.

Functionality Assessment

ADA access to building is marginally compliant and unacceptable. No southern accessible entrance. Elevator entrance on northwest side only. Many wheel chair students have difficulty transiting between CPS and the next door Collins Classroom Center.

Other Building Issues

Mechanical valves above ceilings are in need of abatement and replacement. Room temperature control is poor. Restrooms are inadequately configured.

Future Building Plans

Elevator is needed on the south entrance of the building to accommodate accessibility. An overhead bridge would solve many accessibility problems.

Code and Health/Safety

Hard key access control system is compromised, requires electronic access control to restore acceptable building security. Provide fall protection tie downs for roof maintenance. Interior ceilings have asbestos sprayed on. Bees are entering through weep holes.

Architectural

Fourth floor shows signs of settling cracks in the west corner of office area. Roof system will be 24 years old and need replacing Window seals have failed, are inoperable and are taped to keep out weather. Interior stair treads are failing; creating safety hazards. Exterior doors and frames rusted. Exterior stairs failing, some due to settling issues. Natural light lacking in interior corridors.

Mechanical

Constant volume reheat system does not work properly. Control valves leak & shutoff valves are frequently frozen preventing adequate isolation for repairs. Asbestos abatement required for most repairs. Cooling coils have reached their useful life and require frequent leak repair. Pneumatic controls are inefficient; integrate poorly to DDC and repair parts are difficult to obtain. Many restroom exhaust concerns – only one exhaust fan serves restrooms.

Electrical

No back-up generation to operate HVAC fans/actuation. Outages in winter could result in freeze-up due to inability t circulate steam heat. Additionally, faculty research are regu compromised due to storm/construction related outages. Breaker rating, cable undersized and required conductors. (See 2009 Arc Flash Study issues).

Communication

Underground conduit feed from signal pit system, over capacity with no room for expansion

Plumbing

Plumbing systems are acceptable.

Conveying

Poor location and accessibility for students, faculty and staff coming from the exterior. Elevator is on 10 Year Maintenance Replacement Plan.

Equipment and Furnishings

No current issues.

Building Name	Trainer College of Natural Resources
Building No.	285-0K-0012
Building Type	B02 Academic - Building
Constructed	1971
Addition(s)	1997

	AG	UG
Floors	4	1

ASF 54,502 **GSF** 111,687 **GPR** 100 % **PR** 0 %

CENTRAL UTILITY CONNECTIONS

CW	X	**ELEC**	X	**C. AIR**		**WATER**		**HISTORICAL**	
HPS	X	**FIBER**	X	**N. GAS**		**SEWER**		**US**	☒
								WI	☒

C	FUNCTIONAL RATING	PHYSICAL RATING	ii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Originally built in 1965. In 1997, a $10.7 million addition to the CNR building was dedicated, providing an advanced computer lab, updated classrooms, greenhouses, offices and laboratories. Named after Daniel Trainer (fall 2007) a native of Princeton, Wisconsin, Trainer served as Dean of UWSP's College of Natural Resources from 1971 to 1989, and is recognized for his impact in overseeing the education of over 5,000 professionals now working in natural resources management throughout Wisconsin, the U.S. and around the world. Under his leadership, the college became one of the premier institutions of its kind in the nation, promoting an integrated approach to the curriculum. He helped to establish hands-on field experiences for students, and developed opportunities for students to travel overseas to gain international experience.

Occupant(s) and Use(s)

College of Natural Resources, Biology

Functionality Assessment

Space limited in offices and lack of research space. Lack of space for offices, classrooms and instructional/research labs.

Other Building Issues

Restrooms are outdated. Lab casework is deteriorating.

Future Building Plans

Approximately 15,000 ASF of Biology will move to the Chemistry Biology Building in summer 2018. When that occurs, reconfiguration of the vacated space for uses associated with the College of Natural Resources will need to occur.

Code and Health/Safety

Hard key access control system is compromised, requires electronic access control to restore acceptable building security. Provide fall protection tie downs for roof maintenance. Asbestos pipe fittings. Restrooms do not comply with ADA. Asthma and other health issues may be caused by dirty ducts.

Architectural

Door frames at main entrances are degrading / oxidizing at base due to salt and weather. Exterior mural is dirty and aging. Ceiling tiles are failing. Greenhouse polycarbonate glazing has exceeded its life expectancy.

Mechanical

Steam pressure reducing station and pressure relief valves routinely failing (rebuilt several times in the past decade). Original fans significantly aged, dampers and damper operators routinely fail, isolation boots between fans and ductwork are brittle and cracked. Ductwork is excessively dirty; re-heat coils have limited effectiveness as many are plugged with dust / dirt. Condensate receiver antiquated, repair parts are no longer available. Pneumatic controls are limited, inefficient; integrate poorly to DDC and repair parts are difficult to obtain. Air balancing is difficult because of excessive exhausting of fume hoods. Building is difficult to cool. Restroom exhaust is inadequate.

Electrical

No back-up generation to operate HVAC fans/actuation, outages in winter could result in freeze-up due to inability to circulate steam heat. Additionally, faculty research is regularly compromised due to storm/construction related outages. Poor lighting in restrooms. ESCO project is replacing fluorescent light fixtures with LED.

Communication

Building intercom system in poor condition and lacks ground floor coverage. Underground conduit feed from signal pit system is over capacity with no room for expansion

Plumbing

Age and constant cleaning have left the 1965 building faucets in poor condition.

Conveying

5-stop elevator is 39 years old and is on 1-3 year plan to replace. Provides access to floors 3-5 only.

Equipment and Furnishings

No current issues.

Building Name	Trainer College of Natural Resources
Building No.	285-0K-0012A
Building Type	B02 Academic - Building
Constructed	1997
Addition(s)	

	AG	UG
Floors	4	1

ASF 40,991 **GSF** 59,470 **GPR** 100 % **PR** 0 %

CENTRAL UTILITY CONNECTIONS

CW	X	**ELEC**	X	**C. AIR**		**WATER**		**HISTORICAL**	
HPS	X	**FIBER**	X	**N. GAS**		**SEWER**		**US**	☒
								WI	☒

C	FUNCTIONAL RATING	PHYSICAL RATING	ii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Originally built in 1965. In 1997, a $10.7 million addition to the CNR building was completed, providing an advanced computer lab, updated classrooms, greenhouses, offices and laboratories. Named after Daniel Trainer (fall 2007) a native of Princeton, Wisconsin, Trainer served as Dean of UWSP's College of Natural Resources from 1971 to 1989, and is recognized for his impact in overseeing the education of over 5,000 professionals now working in natural resources management throughout Wisconsin, the U.S. and around the world. Under his leadership, the college became one of the premier institutions of its kind in the nation, promoting an integrated approach to the curriculum. He helped to establish hands-on field experiences for students, and developed opportunities for students to travel overseas to gain international experience.

Occupant(s) and Use(s)

College of Natural Resources, Biology

Functionality Assessment

No current issues

Other Building Issues

No current issues.

Future Building Plans

Remodel of southwest lobby entrance as it faces the Specht Forum. Approximately 15,000 ASF of the Biology department will move to Chemistry Biology Building in summer 2018. When that occurs reconfiguration of the vacated space for uses associated with the College of Natural Resources will need to occur.

Code and Health/Safety

Hard key access control system is compromised, requires electronic access control to restore acceptable building security. Provide fall protection tie downs for roof maintenance. Asbestos pipe fittings. Restrooms do not comply with ADA. Asthma and other health issues may be caused by dirty ducts.

Architectural

On the old section the door frames at the main entrances are degrading / oxidizing at base due to salt and weather. Exterior mural is dirty and aging. Ceiling tiles are failing.

Mechanical

Inefficient, fixed speed hot water heating pumps. Snow frequently infiltrates fresh air intake dampers.

Electrical

No back-up generation to operate HVAC fans/actuation, outages in winter could result in freeze-up due to inability tc circulate steam heat. Additionally, faculty research is regul compromised due to storm/construction related outages.

Communication

No intercom system in building. Underground conduit feed from signal pit system is over capacity with no room for expansion

Plumbing

No current issues

Conveying

No current issues.

Equipment and Furnishings

No current issues.

Building Name	Wetlands Research Lab
Building No.	285-0K-0013
Building Type	Academic
Constructed	1970
Addition(s)	None

	AG	UG
Floors	1	0

ASF 3,927 **GSF** 4,249 **GPR** 100 % **PR** 0 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

FUNCTIONAL RATING

PHYSICAL RATING

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Occupant(s) and Use(s)

Functionality Assessment

Other Building Issues

Future Building Plans

Code and Health/Safety

Architectural

Mechanical

Electrical

Communication

Plumbing

Conveying

Equipment and Furnishings

Building Name	Track and Field Storage Shed
Building No.	285-0K-0014
Building Type	B12 Utility - Building

		AG	UG
Constructed	1972		
Addition(s)		**Floors**	1	0

ASF 705 **GSF** 800 **GPR** 100 % **PR** %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**	X	**C. AIR**		**WATER**	X	**HISTORICAL**	
HPS	X	**FIBER**	X	**N. GAS**	X	**SEWER**	X	**US**	☐
								WI	☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**i**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Track and Field Storage Shed was constructed in 1972 and is located southwest of the Colman Track.

Occupant(s) and Use(s)

The facility currently houses storage for track and field events.

Functionality Assessment

Acceptable.

Other Building Issues

No current issues.

Future Building Plans

No current plans.

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

Not applicable.

Electrical

No current issues.

Communication

Not applicable.

Plumbing

Not applicable.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	Wetlands Prefab Steel Building
Building No.	285-0K-0015
Building Type	Academic
Constructed	1972
Addition(s)	None

	AG	UG
Floors	1	0

ASF 2,229 **GSF** 2,400 **GPR** 100 % **PR** 0 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

FUNCTIONAL RATING	PHYSICAL RATING

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Occupant(s) and Use(s)

Functionality Assessment

Other Building Issues

Future Building Plans

Code and Health/Safety

Architectural

Mechanical

Electrical

Communication

Plumbing

Conveying

Equipment and Furnishings

Building Name	Storage Building 16
Building No.	285-0K-0016
Building Type	B03 Indoor Physical Education/Recreation Building

			AG	UG
Constructed	1974	**Floors**	1	0
Addition(s)				

ASF	608	**GSF**	640	**GPR**	100 %	**PR**	%

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**	X	**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

US ☐ **WI** ☐

B	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Storage Building 16 was constructed in 1974 and is located southwest of the Colman Track.

Occupant(s) and Use(s)

The facility currently is used for the storage of equipment for athletic and recreational events.

Functionality Assessment

Acceptable.

Other Building Issues

No current issues.

Future Building Plans

No current plans.

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

Not applicable.

Electrical

No current issues.

Communication

Not applicable.

Plumbing

Not applicable.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	Schmeeckle Reserve Visitor Center
Building No.	285-0K-0017
Building Type	B14 Arboretum - Building

			AG	UG
Constructed	1968	**Floors**	1	1
Addition(s)	1991			

ASF 2,646 **GSF** 3,471 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

C	FUNCTIONAL RATING	PHYSICAL RATING	iii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Built in 1968 as a ranch-style home and renovated in 1983-85 by university staff, the Schmeeckle Reserve Visitor Center is located in Schmeeckle Reserve in the northern portion of the UW-Stevens Point campus. It is a natural resources education, conference and research center.

Occupant(s) and Use(s)

Students, staff and guests. It provides a classroom/meeting room, exhibit hall, Wisconsin Conservation Hall of Fame, gift shop, basement wood shop, basement computer lab, offices, maintenance space and restrooms.

Functionality Assessment

Building is functional but is outdated and limited in program offerings due to lack of space.

Other Building Issues

Does not demonstrate good sustainability practices.

Future Building Plans

Potential addition or replacement. Separate wood and maintenance shop.

Code and Health/Safety

Restrooms are undersized and ADA access is restrictive. Building ADA accessibility is a concern for large group meetings. No divider between urinal and sink in upstairs men's restroom. Ventilation system (paint and stains) in basement wood shop is inadequate.

Architectural

Power-assisted door operator installed on main entrance door. Wisconsin Conservation Hall of Fame museum is outdated. Meeting rooms are limited in capacity with no storage space. Limited storage space in basement (maintenance). Wood shop in basement is undersized. Limited storage space for custodial and gift shop.

Mechanical

Ventilation system (paint and stains) in basement wood shop is inadequate. Temperature fluctuations throughout the building.

Electrical

Electrical distribution system is at its maximum. Only two 200 amp services in building. New electrical subpanel will be added and basement wood shop will be rewired. No emergency power. Lighting is outdated.

Communication

No current issues.

Plumbing

Fixtures are outdated. Inadequate toilets and urinal for amount of use.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	Schmeeckle Reserve Visitor Center Addition A
Building No.	285-0K-0017A
Building Type	B14 Arboretum - Building

		AG	UG
Constructed	1991		
Addition(s)		**Floors**	1	1

ASF 4,231 **GSF** 5,170 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

C	FUNCTIONAL RATING	PHYSICAL RATING	iii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Schmeeckle Reserve Visitor Center Addition A was constructed in 1991 and is located in Schmeeckle Reserve in the northern portion of the UW-Stevens Point campus.

Occupant(s) and Use(s)

Students, staff and guests. The addition provided a classroom/meeting room, exhibit hall, Wisconsin Conservation Hall of Fame, restrooms, and a basement wood shop.

Functionality Assessment

Building is functional but is outdated and limited in program offerings due to lack of space.

Other Building Issues

Does not demonstrate good sustainability practices.

Future Building Plans

Potential addition or replacement. Separate wood and maintenance shop.

Code and Health/Safety

Restrooms are undersized and ADA access is restrictive. Building ADA accessibility is a concern for large group meetings. No divider between urinal and sink in upstairs men's restroom. Ventilation system (paint and stains) in basement wood shop is inadequate.

Architectural

Power-assisted door operated installed on main entrance door. Wisconsin Conservation Hall of Fame museum is outdated. Meeting rooms are limited in capacity with no storage space. Limited storage space in basement (maintenance). Wood shop in basement is undersized. Limited storage space for custodial and gift shop.

Mechanical

Ventilation system (paint and stains) in basement wood shop is inadequate. Temperature fluctuations throughout the building.

Electrical

Electrical distribution system is at its maximum. Only two 200 amp services in building. New electrical subpanel added and basement wood shop rewired. No emergency power. Lighting is outdated.

Communication

No current issues.

Plumbing

Fixtures are outdated. Inadequate toilets and urinal for amount of use.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	Schmeeckle Reserve Shelter A
Building No.	285-0K-0018
Building Type	B14 Arboretum - Building

Constructed	1980		
Addition(s)		**Floors**	**AG** 1 **UG** 1

ASF 1,213 **GSF** 3,296 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**	X	**C. AIR**		**WATER**	X
HPS		**FIBER**		**N. GAS**		**SEWER**	X

HISTORICAL

US ☐ **WI** ☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**ii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Built in 1980, the Schmeeckle Reserve Shelter A is located in Schmeeckle Reserve in the northern portion of the UW-Stevens Point campus, just north of Maria Drive. It includes an open air sitting area, two enclosed restrooms, and an enclosed utility room.

Occupant(s) and Use(s)

Students, faculty, staff and visitors using the Schmeeckle Reserve for instruction, research and recreational activities.

Functionality Assessment

Functional, but in need of updates. Space and furnishings limit the size of groups that can utilize the structure. Restroom fixtures are outdated.

Other Building Issues

The shelter includes four picnic tables that are bolted to the cement floor, limiting the number of people that can use it. For large classes, many students must stand. The cedar shingles are aging and will need replacement.

Future Building Plans

Increasing the number of picnic tables, replacing the cedar shingle roof. Updating fixtures in the restrooms.

Code and Health/Safety

Birds nest at the peak of the shelter, and droppings are prevalent on the concrete and tables.

Architectural

Cedar shingles are aging and will need to be replaced soon.

Mechanical

No current issues.

Electrical

No current issues.

Communication

Not applicable.

Plumbing

Fixtures are outdated and inadequate for the amount of use.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	Wood Utilization Lab
Building No.	285-0K-0021
Building Type	B02 Academic - Building

			AG	UG
Constructed / Addition(s)	1996	**Floors**	1	0

ASF	3,524	**GSF**	5,134	**GPR**	100 %	**PR**	0 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	X	**HISTORICAL**	
HPS		**FIBER**	X	**N. GAS**		**SEWER**	X	**US**	☐
								WI	☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**ii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Built in 1996 to house the wood utilization lab. Currently houses the Fire Science program.

Occupant(s) and Use(s)

College of Natural Resources.

Functionality Assessment

Good

Other Building Issues

No current issues.

Future Building Plans

May be repurposed for use for the new fire science program.

Code and Health/Safety

.

Architectural

Mechanical

Electrical

No emergency power
Electrical service not on the campus system

Communication

No current issues

Plumbing

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	Schmeeckle Reserve Shelter B
Building No.	285-0K-0022
Building Type	N14 Arboretum – Non-Building
Constructed	1989
Addition(s)	

	AG	UG
Floors	1	1

ASF 0 **GSF** 155 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW **ELEC** **C. AIR** **WATER**
HPS **FIBER** **N. GAS** **SEWER**

HISTORICAL

US ☐
WI ☐

B	FUNCTIONAL RATING	PHYSICAL RATING	ii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Schmeeckle Reserve Shelter B is located adjacent to the Schmeeckle Visitor Center parking lot in Schmeeckle Reserve in the northern portion of the UW-Stevens Point campus.

Occupant(s) and Use(s)

Students, faculty, staff and visitors using the Schmeeckle Reserve for instruction, research and recreational activities. The small shelter currently has a picnic table, but will be updated with interpretive signage that orients visitors to the site.

Functionality Assessment

Good

Other Building Issues

The cedar shingles on the roof are aging and will need replacement. Some of the decking boards will also need to be replaced.

Future Building Plans

The picnic table will be removed and replaced with three standing interpretive signs. These will provide orientation to Schmeeckle Reserve, the Green Circle Trail, and the Wisconsin Conservation Hall of Fame. Cedar shingles and decking will be replaced.

Code and Health/Safety

No current issues.

Architectural

Cedar shingles and decking are aging and will need to be replaced soon.

Mechanical

Not applicable.

Electrical

Not applicable.

Communication

Not applicable.

Plumbing

Not applicable.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name Baseball Press Box
Building No. 285-0K-0023
Building Type B04 Outdoor Physical Education/Recreation Building

		AG	UG
Constructed	1997		
Addition(s)		**Floors**	1	0

ASF 591 **GSF** 1,000 **GPR** 100 % **PR** %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**	X	**C. AIR**		**WATER**	X
HPS		**FIBER**		**N. GAS**		**SEWER**	X

HISTORICAL

US ☐
WI ☐

C	FUNCTIONAL RATING	PHYSICAL RATING	iii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History
The Baseball Press Box was constructed in 1997 and is located west of the baseball field.

Occupant(s) and Use(s)
The building is used by announcers and reporters covering baseball games. It houses restrooms and a concessions room.

Functionality Assessment
Good.

Other Building Issues
No current issues.

Future Building Plans

Code and Health/Safety

Architectural
Renovations are desired.

Mechanical

Electrical

Communication
No current issues.

Plumbing

Conveying
No elevator is provided.

Equipment and Furnishings
No current issues.

Building Name	Medium Voltage Switchgear House
Building No.	285-0K-0024
Building Type	B99 Other - Building
Constructed	2014
Addition(s)	

	AG	UG
Floors	1	0

ASF 0 **GSF** 490 **GPR** 100 % **PR** %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History
The medium voltage switchgear house was constructed in 2014 and is located southwest of the George Stien heating plant.

Occupant(s) and Use(s)
The building is used to provide electrical service to north campus.

Functionality Assessment
Good.

Other Building Issues
No issues.

Future Building Plans
None.

Code and Health/Safety
No issues.

Architectural
No issues.

Mechanical
No issues.

Electrical
No issues.

Communication
No communication services are provided.

Plumbing
No issues.

Conveying
Not applicable.

Equipment and Furnishings
No issues.

Building Name	George Stien
Building No.	285-0K-0025
Building Type	B12 Utility - Building
Constructed	1964
Addition(s)	1970, 1972, 2006

	AG	UG
Floors	3	1

ASF	242	**GSF**	21,382	**GPR**	100 %	**PR** %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**	X	**C. AIR**		**WATER**	X	**HISTORICAL**	
HPS	X	**FIBER**	X	**N. GAS**	X	**SEWER**	X	**US**	☐
								WI	☐

C	FUNCTIONAL RATING	PHYSICAL RATING	iii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

George V. Stien, chief engineer from 1920 to 1954, was the first civil servant for whom a building was named. Prior to this, all facilities had been named for faculty or persons who were responsible for the development of the school. During his tenure, Stien was responsible for the heating plant, draft workers, the campus telephone system and night security checks on Old Main. In 1970, an addition was constructed to house Protective Services and Centrex equipment. In 1973, 4,170 square feet for mechanical use were added to the facility. A 4,853 GSF bag house for filtering was added in 2006.

Occupant(s) and Use(s)

The facility currently houses the central heating plant, Protective services, Loss and Risk Management and Parking Services.

Functionality Assessment

Issues related to plant operations are due to the maintenance of an aging facility as well as limited storage for fuels. Maximum storage capacity for coal during the heating season is two days.

Other Building Issues

No current issues.

Future Building Plans

Possible augment/replacement of plant boilers-awaiting outcome of the consultant's efforts related to the Governor's Energy Independence Initiative. A boiler emission response that could involve complete replacement may be required based on orders from the Environmental Protection Agency.

Code and Health/Safety

Egress safety concern - boiler control room does not contain an outside exit in case of fire. Remain concerned about operational safety due to staffing. Staffing consists of one to two operators per shift, one Power Plant Superintendent and occasional assistance with maintenance. Maintenance is a constant (and losing) struggle because operators cannot leave the control room.

Architectural

Access Control system compromised, building needs to be totally re-keyed or ideally electronic locks.

Mechanical

Analog boiler controls are antiquated and experience frequent failure; replacement parts are no longer available. Coal conveyor & bucket elevator are aged, badly worn and an operational safety concern (spare parts are expensive and long lead, numerous unguarded pinch points and several exposed sources of energy). Concrete around base of coal bunker support columns is spalling, structural integrity may be compromised. Bunker ceiling has several cracks; structural integrity of overhead deck may be compromised. Coal gates on boilers #1 & #2 have fractured resulting in an increased safety risk for burn-back / fire. Condensate tank lining degraded needs to be repaired. Boiler blow-down valves are antiquated and have begun to fail. No backup water supply for boilers.

Electrical

Circuits are poorly labeled and difficult to trace (spaghetti). Years of undocumented repairs / modifications have left circuitry in disarray.

Communication

No current issues.

Plumbing

Sanitary lines located in floor of basement have little pitch and require annual cleaning to maintain proper flow.

Conveying

No current issues.

Equipment and Furnishings

No current issues.

Building Name	George Stien
Building No.	285-0K-0025A
Building Type	B01 Administrative - Building
Constructed	1970
Addition(s)	1972

	AG	UG
Floors	3	1

ASF 5,931 **GSF** 8,903 **GPR** 100 % **PR** %

CENTRAL UTILITY CONNECTIONS

CW	X	**ELEC**	X	**C. AIR**		**WATER**	X	**HISTORICAL**	
HPS	X	**FIBER**	X	**N. GAS**		**SEWER**	X	**US**	☐
								WI	☐

C	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

George V. Stien, chief engineer from 1920 to 1954, was the first civil servant for whom a building was named. Prior to this, all facilities had been named for faculty or persons who were responsible for the development of the school. During his tenure, Stien was responsible for the heating plant, draft workers, the campus telephone system and night security checks on Old Main. In 1970, an addition was constructed to house Protective Services and Centrex equipment. In 1973, 4,170 square feet for mechanical use were added to the facility. A 4,853 GSF bag house for filtering was added in 2006.

Occupant(s) and Use(s)

The facility currently houses Protective services, Loss and Risk Management and Parking Services.

Functionality Assessment

Facility does not provide adequate space for its main occupants, Protective Services and Parking as they have grown in personnel and services requiring administration and work space.

Other Building Issues

HVAC system needs upgrading to increase fresh air exchange ratio.

Future Building Plans

HVAC upgrade

Code and Health/Safety

No current issues.

Architectural

Access Control system needs to be re-keyed or ideally electronic locks.

Mechanical

Original steam convection and distribution pipes (condensate pipe walls thinned / deteriorated beyond suitable repair). Multiple, inefficient / antiquated air handlers and direct expansion units arranged in poorly configured zones are a source of frequent customer complaints (example: one t-stat controlling multiple areas on different building levels). Insufficient air balance (very little outside air being introduced into the building). Pneumatic controls are limited, inefficient; integrate poorly to DDC and repair parts are difficult to obtain.

Electrical

No current issues.

Communication

No current issues.

Plumbing

No current issues.

Conveying

No current issues.

Equipment and Furnishings

No current issues.

Building Name	George Stien Heating Plant - Chimney
Building No.	285-0K-0025B
Building Type	N12 Utility – Non-Building

			AG	UG
Constructed	1964			
Addition(s)	1972	**Floors**	1	1

ASF	0	**GSF**	287	**GPR**	100 %	**PR**	%

CENTRAL UTILITY CONNECTIONS

CW	X	**ELEC**	X	**C. AIR**		**WATER**	X	**HISTORICAL**	
HPS	X	**FIBER**	X	**N. GAS**		**SEWER**	X	**US**	☐
								WI	☐

C	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

George V. Stien, chief engineer from 1920 to 1954, was the first civil servant for whom a building was named. Prior to this, all facilities had been named for faculty or persons who were responsible for the development of the school. During his tenure, Stien was responsible for the heating plant, draft workers, the campus telephone system and night security checks on Old Main. In 1970, an addition was constructed to house Protective Services and Centrex equipment. In 1973, 4,170 square feet for mechanical use were added to the facility. A 4,853 GSF bag house for filtering was added in 2006.

Occupant(s) and Use(s)

This facility serves the heating plant.

Functionality Assessment

None

Other Building Issues

None

Future Building Plans

None

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

No current issues.

Electrical

No current issues.

Communication

No current issues.

Plumbing

No current issues.

Conveying

No current issues.

Equipment and Furnishings

No current issues.

Building Name	George Stien
Building No.	285-0K-0025C
Building Type	B12 Utility - Building
Constructed	1972
Addition(s)	

	AG	UG
Floors	3	1

ASF 0 **GSF** 4,452 **GPR** 100 % **PR** %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**	X	**C. AIR**		**WATER**	
HPS	X	**FIBER**	X	**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

C	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

George V. Stien, chief engineer from 1920 to 1954, was the first civil servant for whom a building was named. Prior to this, all facilities had been named for faculty or persons who were responsible for the development of the school. During his tenure, Stien was responsible for the heating plant, draft workers, the campus telephone system and night security checks on Old Main. In 1970, an addition was constructed to house Protective Services and Centrex equipment. In 1973, 4,170 square feet for mechanical use were added to the facility. A 4,853 GSF bag house for filtering was added in 2006.

Occupant(s) and Use(s)

The facility currently houses the central heating plant, Protective services, Loss and Risk Management and Parking Services.

Functionality Assessment

Facility does not provide adequate space for any of its current occupants. Protective Services and the central heating plant are most impacted. Most issues related to plant operations are due to the maintenance of an aging facility as well as limited storage for fuels. Maximum storage capacity for coal during the heating season is two days.

Other Building Issues

No current issues.

Future Building Plans

Possible augment/replacement of plant boilers-awaiting outcome of the consultant's efforts related to the Governor's Energy Independence Initiative.

Code and Health/Safety

Remain concerned about operational safety due to staffing. Staffing consists of one to two operators per shift, one Power Plant Superintendent and occasional assistance with maintenance. Maintenance is a constant (and losing) struggle because operators cannot leave the control room.

Architectural

Access Control system compromised, building needs to be totally re-keyed or ideally electronic locks.

Mechanical

No current issues.

Communication

No current issues.

Plumbing

No current issues.

Conveying

No current issues.

Equipment and Furnishings

No current issues.

Building Name	George Stien
Building No.	285-0K-0025D
Building Type	B12 Utility - Building
Constructed	2006
Addition(s)	

	AG	UG
Floors	3	1

ASF 0 **GSF** 4,853 **GPR** 100 % **PR** %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**	X	**C. AIR**		**WATER**		**HISTORICAL**	
HPS	X	**FIBER**	X	**N. GAS**		**SEWER**		**US**	☐
								WI	☐

C	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

George V. Stien, chief engineer from 1920 to 1954, was the first civil servant for whom a building was named. Prior to this, all facilities had been named for faculty or persons who were responsible for the development of the school. During his tenure, Stien was responsible for the heating plant, draft workers, the campus telephone system and night security checks on Old Main. In 1970, an addition was constructed to house Protective Services and Centrex equipment. In 1973, 4,170 square feet for mechanical use were added to the facility. A 4,853 GSF bag house for filtering was added in 2006.

Occupant(s) and Use(s)

No current issues

Functionality Assessment

No current issues

Other Building Issues

No current issues.

Future Building Plans

No current issues

Code and Health/Safety

No current issues

Architectural

No current issues

Mechanical

No current issues.

Communication

No current issues.

Plumbing

No current issues.

Conveying

No current issues.

Equipment and Furnishings

No current issues.

Building Name	Storage Building 26
Building No.	285-0K-0026
Building Type	B12 Utility - Building

			AG	UG
Constructed / Addition(s)	1967	**Floors**	1	0

ASF	2,834	**GSF**	4,199	**GPR**	100 %	**PR**	%

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**	X	**C. AIR**		**WATER**	X	**HISTORICAL**	
HPS		**FIBER**		**N. GAS**	X	**SEWER**	X	**US**	☐
								WI	☐

C	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Storage Building 26 was constructed in 1967 and is used for grounds storage. Originally used as a recycling facility.

Occupant(s) and Use(s)

The building currently houses storage for campus grounds and is used for grounds equipment maintenance.

Functionality Assessment

Fair.

Other Building Issues

No current issues.

Future Building Plans

No current plans.

Code and Health/Safety

No current issues.

Architectural

Roof and wall panel leaks. Metal wall panels are bowing on the south side. Skylights leak.

Mechanical

Natural gas radiant heat.

Electrical

No current issues.

Communication

Not applicable.

Plumbing

Sink and sewer connection.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	Old Carpenter Shop						
Building No.	285-0K-0027						
Building Type	B12 Utility - Building						
Constructed	1958					**AG**	**UG**
Addition(s)				**Floors**		1	0
ASF	388	**GSF**	480	**GPR**	100 %	**PR**	%

CENTRAL UTILITY CONNECTIONS								**HISTORICAL**	
CW		**ELEC**	X	**C. AIR**		**WATER**		**US**	☐
HPS		**FIBER**		**N. GAS**		**SEWER**		**WI**	☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Old Carpenter Shop was constructed in 1958.

Occupant(s) and Use(s)

The building currently houses equipment for two College of Natural Resources student organizations: Society of American Foresters and Fire Crew. The Ground Water Model Project student organization occasionally stores packaging material in the building.

Functionality Assessment

Fair

Other Building Issues

No current issues.

Future Building Plans

No current plans.

Code and Health/Safety

Hornet and wasp problems.

Architectural

Metal roof and wall panels are showing signs of their age. A few windows are broken. Some wall panels have been damaged from vehicles.

Mechanical

Not applicable.

Electrical

No current issues.

Communication

Not applicable.

Plumbing

Not applicable.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	McCarty Field Press Box
Building No.	285-0K-0029
Building Type	B04 Outdoor Physical Education/Recreation Building

			AG	UG
Constructed	2000	**Floors**	1	0
Addition(s)				

ASF	192	**GSF**	192	**GPR**	100 %	**PR**	%

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**	X	**C. AIR**		**WATER**	X
HPS		**FIBER**		**N. GAS**		**SEWER**	X

HISTORICAL

US ☐
WI ☐

D	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iv**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History
The McCarty Field Press Box was constructed in 2000 and is located west of the women's softball field.

Occupant(s) and Use(s)
The building is used by announcers and reporters covering women's softball games.

Functionality Assessment
Good.

Other Building Issues
No current issues.

Future Building Plans
Replacement.

Code and Health/Safety
Concerns with health and safety.

Architectural
Replacement is desired.

Mechanical
No heating or cooling systems are provided.

Electrical

Communication
No current issues.

Plumbing
No plumbing services are provided.

Conveying
No elevator is provided.

Equipment and Furnishings
No current issues.

Building Name	Salt Storage Shed
Building No.	285-0K-0030
Building Type	B99 Other - Building
Constructed	2011
Addition(s)	

	AG	UG
Floors	1	0

ASF 720 **GSF** 877 **GPR** 100 % **PR** %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**	X	**C. AIR**		**WATER**		**US** ☐
HPS		**FIBER**		**N. GAS**		**SEWER**		**WI** ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Salt Storage Shed was constructed in 2011 and is located northeast of the Maintenance and Materiel building.

Occupant(s) and Use(s)

The facility is used for the storage of salt used for winter snow removal.

Functionality Assessment

Good

Other Building Issues

No current issues.

Future Building Plans

No current plans.

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

Not applicable.

Electrical

No current issues.

Communication

Not applicable.

Plumbing

Not applicable.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	Maintenance and Materiel
Building No.	285-0K-0031
Building Type	B12 Utility - Building

			AG	UG
Constructed	1972			
Addition(s)	1991	**Floors**	1	

ASF 25,149 **GSF** 36,171 **GPR** 100 % **PR** %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**	X	**C. AIR**		**WATER**		**HISTORICAL**	
HPS	X	**FIBER**	X	**N. GAS**		**SEWER**		**US**	☐
								WI	☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Maintenance and Materiel building was constructed in 1972 to house the University Maintenance, Trades personnel, Campus Planning, mail services and Campus Central Stores. The building was expanded by 1,090 GSF to include the Campus Hazardous Waste Storage facility.

Occupant(s) and Use(s)

The facility currently houses the Facilities Services operations as well as mail services, campus central stores, hazardous waste storage building and Campus Planning.

Functionality Assessment

There is a Maintenance building renovation and addition project starting in August of this year (2010) to address any issues.

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

No current issues.

Electrical

No current issues

Communication

No current issues.

Plumbing

No current issues.

Conveying

No current issues.

Equipment and Furnishings

No current issues.

Building Name	Maintenance and Materiel
Building No.	285-0K-0031A
Building Type	B12 Utility - Building

			AG	UG
Constructed	1972			
Addition(s)	1991	**Floors**	1	

ASF 784 **GSF** 1,090 **GPR** 100 % **PR** %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**	X	**C. AIR**		**WATER**		**US**	☐
HPS	X	**FIBER**	X	**N. GAS**		**SEWER**		**WI**	☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Maintenance and Materiel building was constructed in 1972 to house the University Maintenance, Trades personnel, Campus Planning, mail services and Campus Central Stores. The building was expanded by 1,090 GSF to include the Campus Hazardous Waste Storage facility.

Occupant(s) and Use(s)

Hazardous Waste Storage.

Functionality Assessment

No current issues

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

No current issues

Architectural

No current issues.

Mechanical

No current issues.

Electrical

No current issues.

Communication

No current issues.

Plumbing

No current issues.

Conveying

No current issues.

Equipment and Furnishings

No current issues.

Building Name	Maintenance and Materiel
Building No.	285-0K-0031B
Building Type	B99 Other - Building

			AG	UG
Constructed				
Addition(s)	2011	**Floors**	1	0

ASF	11,339	**GSF**	12,165	**GPR**	100	**%**	**PR**	**%**

CENTRAL UTILITY CONNECTIONS

CW	X	**ELEC**	X	**C. AIR**		**WATER**	X	**HISTORICAL**	**US**	☐
HPS	X	**FIBER**	X	**N. GAS**	X	**SEWER**	X		**WI**	☐

A	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**i**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Maintenance and Materiel building was constructed in 1972 to house the University Maintenance, Trades personnel, Campus Planning, mail services and Campus Central Stores. The building was expanded by 1,090 GSF to include the Campus Hazardous Waste Storage facility.

Occupant(s) and Use(s)

Hazardous Waste Storage.

Functionality Assessment

No current issues.

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

No current issues.

Electrical

No current issues.

Communication

No current issues.

Plumbing

No current issues.

Conveying

No current issues.

Equipment and Furnishings

No current issues.

Building Name Soccer Shed
Building No. 285-0K-0032
Building Type B04 Outdoor Physical Education/Recreation Building

		AG	UG
Constructed	1993		
Addition(s)		**Floors**	1	0

ASF 100 **GSF** 103 **GPR** 100 % **PR** %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

C	FUNCTIONAL RATING	PHYSICAL RATING	iii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History
The Soccer Shed was constructed in 1993 and is located northwest of the women's soccer field.

Occupant(s) and Use(s)
The building is used for women's softball storage.

Functionality Assessment
Good.

Other Building Issues
No issues.

Future Building Plans
None.

Code and Health/Safety
No issues.

Architectural
No issues.

Mechanical
No heating or cooling systems are provided.

Electrical
No electrical services are provided.

Communication
No communication services are provided.

Plumbing
No plumbing services are provided.

Conveying
No elevator is provided.

Equipment and Furnishings
No current issues.

Building Name	Picnic Shelter
Building No.	285-0K-0034
Building Type	B99 Other - Building
Constructed	2005
Addition(s)	

	AG	UG
Floors	1	0

ASF 0 **GSF** 631 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW **ELEC** **C. AIR** **WATER**
HPS **FIBER** **N. GAS** **SEWER**

HISTORICAL

US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Picnic Shelter was constructed in 2005 and is located northwest of the Health Enhancement Center (HEC).

Occupant(s) and Use(s)

The building is used by student residents for outdoor activities.

Functionality Assessment

Good.

Other Building Issues

No issues.

Future Building Plans

None.

Code and Health/Safety

No issues.

Architectural

No issues.

Mechanical

No heating or cooling systems are provided.

Electrical

No electrical services are provided.

Communication

No communication services are provided.

Plumbing

No plumbing services are provided.

Conveying

No elevator is provided.

Equipment and Furnishings

No current issues.

Building Name	Waste Education Center
Building No.	285-0K-0035
Building Type	B01 Academic

		AG	UG
Constructed	2011		
Addition(s)		**Floors** 2	0

ASF 7,448 **GSF** 13,301 **GPR** 100 % **PR** 0 %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW	X	**ELEC**	X	**C. AIR**		**WATER**		**US**	
HPS	X	**FIBER**	X	**N. GAS**		**SEWER**		**WI**	

A	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**i**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Waste Education Center (WEC) was constructed in 2011. 96.4% of its construction waste was recycled.

Occupant(s) and Use(s)

The WEC houses a compost lab, wastewater pilot plant, wastewater lab, microbiology lab, resource recovery room, offices and support space. It provides students with landfill, wastewater treatment, recycling, composting and hazardous waste management training. It also functions as the campus' materials recycling facility and handles cans, bottles, plastic and cardboard.

Functionality Assessment

The WEC adequate services to the users.

Other Building Issues

No current issues.

Future Building Plans

No future building plans at this time.

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

No current issues.

Electrical

No current issues.

Communication

No current issues.

Plumbing

No current issues.

Conveying

No current issues.

Equipment and Furnishings

No current issues.

Building Name	Recreational Field Storage Building
Building No.	285-0K-0036
Building Type	B04 Outdoor Physical Education/Recreation Building
Constructed	2011
Addition(s)	

	AG	UG
Floors	1	0

ASF 0 **GSF** 720 **GPR** 100 % **PR** %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History
The Recreational Field Storage Building was constructed in 2011 and is located west of the recreational fields.

Occupant(s) and Use(s)
The building is used for recreational and intramural storage.

Functionality Assessment
Good.

Other Building Issues
No issues.

Future Building Plans
None.

Code and Health/Safety
No issues.

Architectural
No issues.

Mechanical
No heating or cooling systems are provided.

Electrical
No electrical services are provided.

Communication
No communication services are provided.

Plumbing
No plumbing services are provided.

Conveying
No elevator is provided.

Equipment and Furnishings
No current issues.

Building Name	Tennis Storage Building
Building No.	285-0K-0038
Building Type	B04 Outdoor Physical Education/Recreation Building

Constructed	2011			**AG**	**UG**		
Addition(s)			**Floors**	1	0		
ASF	0	**GSF**	144	**GPR**	100 %	**PR**	%

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

US ☐ **WI** ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History
The Tennis Storage Building was constructed in 2011 and is located west of the tennis courts along Reserve Street.

Occupant(s) and Use(s)
The building is used for tennis storage.

Functionality Assessment
Good.

Other Building Issues
No issues.

Future Building Plans
None.

Code and Health/Safety
No issues.

Architectural
No issues.

Mechanical
No heating or cooling systems are provided.

Electrical
No electrical services are provided.

Communication
No communication services are provided.

Plumbing
No plumbing services are provided.

Conveying
Not applicable.

Equipment and Furnishings
No current issues.

Building Name	Lee Sherman Dreyfus University Center
Building No.	285-0K-0040
Building Type	B07 Student Center/Union - Building
Constructed	1959
Addition(s)	1964,1972, 2000, 2007

	AG	UG
Floors	2	1

ASF 23,440 **GSF** 40,911 **GPR** 0 % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW	☒	**ELEC**	☒	**C. AIR**	☒	**WATER**	☒
HPS	☒	**FIBER**	☒	**N. GAS**	☒	**SEWER**	☒

HISTORICAL

US ☐ **WI** ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Original campus student union facility. Building named for former Chancellor and Governor Lee Sherman Dreyfus as part of 2007 major remodeling. Built to LEED Silver equivalent specification.

Occupant(s) and Use(s)

Campus Student Union. Houses university bookstore, student services and organizations, meeting spaces, student programming space, and dining. Many state agencies use the DUC as it is centrally located in Wisconsin.

Functionality Assessment

$23.7 Million 2006-2008 remodeling brought all areas of building up to acceptable programmatic and space usage levels. Resource space needed for special occupations (e.g., non-traditional students, LGBTQ, women's groups).

Other Building Issues

Lack of meeting space. Lack of Dining Services office space. Student Organizations desires space for non-traditional, LGBTQ, women's research and other groups.

Future Building Plans

No major changes planned.

Code and Health/Safety

ADA accessibility is inconvenient and disruptive due to frequent passenger elevator breakdowns.

Architectural

Northwest entrance has water ponding. Exterior food service door frames are rusting. Exterior concrete stairs are deteriorating. Occasional roof leaks. Laird Room flooring is outdated and deteriorating.

Mechanical

Mechanical systems are at acceptable levels.

Electrical

Generally at acceptable levels although current lighting is energy inefficient in some areas and require much maintenance. Alumni Room lighting needs upgrading.

Communication

Systems are at acceptable levels. Campus users (not students) desire LCD projectors in meeting rooms. LCD projectors in large meeting rooms are old and require much maintenance and repair.

Plumbing

Systems are at acceptable levels.

Conveying

Two loading docks. Two passenger and two freight elevators. Main passenger elevator frequently breaks down. Freight elevators in acceptable condition.

Equipment and Furnishings

All new food service preparation and serving equipment and all new audio visual conference support equipment.

Building Name	Lee Sherman Dreyfus University Center 1964 ADDN 1
Building No.	285-0K-0040A
Building Type	B07 Student Center/Union - Building

			AG	UG
Constructed	1959	**Floors**	2	1
Addition(s)	1964,1972, 2000, 2007			

ASF	24,407	**GSF**	36,640	**GPR**	0 %	**PR**	100 %

CENTRAL UTILITY CONNECTIONS | **HISTORICAL**

CW	☒	**ELEC**	☒	**C. AIR**	☒	**WATER**	☒	**US**	☐
HPS	☒	**FIBER**	☒	**N. GAS**	☒	**SEWER**	☒	**WI**	☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Original campus student union facility. Building named for former Chancellor and Governor Lee Sherman Dreyfus as part of 2007 major remodeling. Built to LEED Silver equivalent specification.

Occupant(s) and Use(s)

Campus Student Union. Houses university bookstore, student services and organizations, meeting spaces, student programming space, and dining.

Functionality Assessment

$23.7 Million 2006-2008 remodeling brought all areas of building up to acceptable programmatic and space usage levels.

Other Building Issues

None known at this time.

Future Building Plans

No major changes planned.

Code and Health/Safety

ADA accessibility is inconvenient and disruptive due to frequent passenger elevator breakdowns.

Architectural

Northwest entrance has water ponding. Exterior food service door frames are rusting. Exterior concrete stairs are deteriorating. Occasional roof leaks.

Mechanical

Mechanical systems are at acceptable levels.

Electrical

Generally at acceptable levels although current lighting is energy inefficient in some areas and require much maintenance.

Communication

Systems are at acceptable levels. Campus users (not students) desire LCD projectors in meeting rooms. LCD projectors in large meeting rooms are old and require much maintenance and repair.

Plumbing

Systems are at acceptable levels.

Conveying

Two loading docks. Two passenger and two freight elevators. Main passenger elevator frequently breaks down. Freight elevators in acceptable condition.

Equipment and Furnishings

All new food service preparation and serving equipment and all new audio visual conference support equipment.

Building Name	Lee Sherman Dreyfus University Center 1972 ADDN 2
Building No.	285-0K-0040B
Building Type	B07 Student Center/Union - Building

			AG	UG
Constructed	1959	**Floors**	2	0
Addition(s)	1964,1972, 2000, 2007			

ASF	42,937	**GSF**	61,441	**GPR**	0 %	**PR**	100 %

CENTRAL UTILITY CONNECTIONS | **HISTORICAL**

CW	☒	**ELEC**	☒	**C. AIR**	☒	**WATER**	☒	**US**	☐
HPS	☒	**FIBER**	☒	**N. GAS**	☒	**SEWER**	☒	**WI**	☐

A	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**i**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Original campus student union facility. Building named for former Chancellor and Governor Lee Sherman Dreyfus as part of 2007 major remodeling. Built to LEED Silver equivalent specification.

Occupant(s) and Use(s)

Campus Student Union. Houses university bookstore, student services and organizations, meeting spaces, student programming space, and dining.

Functionality Assessment

$23.7 Million 2006-2008 remodeling brought all areas of building up to acceptable programmatic and space usage levels.

Other Building Issues

None known at this time.

Future Building Plans

No major changes planned.

Code and Health/Safety

ADA accessibility is inconvenient and disruptive due to frequent passenger elevator breakdowns.

Architectural

Northwest entrance has water ponding. Exterior food service door frames are rusting. Exterior concrete stairs are deteriorating. Occasional roof leaks.

Mechanical

Mechanical systems are at acceptable levels.

Electrical

Generally at acceptable levels although current lighting is energy inefficient in some areas and require much maintenance.

Communication

Systems are at acceptable levels. Campus users (not students) desire LCD projectors in meeting rooms. LCD projectors in large meeting rooms are old and require much maintenance and repair.

Plumbing

Systems are at acceptable levels.

Conveying

Two loading docks. Two passenger and two freight elevators. Main passenger elevator frequently breaks down. Freight elevators in acceptable condition.

Equipment and Furnishings

All new food service preparation and serving equipment on concourse and all new audio visual conference support equipment. All new Book Store fixtures and furnishings.

Building Name	Lee Sherman Dreyfus University Center 2000 ADDN 3
Building No.	285-0K-0040C
Building Type	B07 Student Center/Union - Building
Constructed	1959
Addition(s)	1964,1972, 2000, 2007

	AG	UG
Floors	2	0

ASF 3,252 **GSF** 5,134 **GPR** 0 % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW	☒	**ELEC**	☒	**C. AIR**	☒	**WATER**	☒
HPS	☒	**FIBER**	☒	**N. GAS**	☒	**SEWER**	☒

HISTORICAL

US	☐
WI	☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Original campus student union facility. Building named for former Chancellor and Governor Lee Sherman Dreyfus as part of 2007 major remodeling. Built to LEED Silver equivalent specification.

Occupant(s) and Use(s)

Campus Student Union. Houses university bookstore, student services and organizations, meeting spaces, student programming space, and dining.

Functionality Assessment

$23.7 Million 2006-2008 remodeling brought all areas of building up to acceptable programmatic and space usage levels.

Other Building Issues

None known at this time.

Future Building Plans

No major changes planned.

Code and Health/Safety

ADA accessibility is inconvenient and disruptive due to frequent passenger elevator breakdowns.

Architectural

Northwest entrance has water ponding. Exterior food service door frames are rusting. Exterior concrete stairs are deteriorating. Occasional roof leaks.

Mechanical

Mechanical systems are at acceptable levels.

Electrical

Generally at acceptable levels although current lighting is energy inefficient in some areas and require much maintenance.

Communication

Systems are at acceptable levels. Campus users (not students) desire LCD projectors in meeting rooms. LCD projectors in large meeting rooms are old and require much maintenance and repair.

Plumbing

Systems are at acceptable levels.

Conveying

Two loading docks. Two passenger and two freight elevators. Main passenger elevator frequently breaks down. Freight elevators in acceptable condition.

Equipment and Furnishings

All new food service preparation and serving equipment and all new audio visual conference support equipment.

Building Name	Lee Sherman Dreyfus University Center 2007 ADDN 4
Building No.	285-0K-0040D
Building Type	B07 Student Center/Union - Building

			AG	UG
Constructed	1959	**Floors**	2	0
Addition(s)	1964,1972, 2000, 2007			

ASF	31,551	**GSF**	38,500	**GPR**	0 %	**PR**	100 %

CENTRAL UTILITY CONNECTIONS | **HISTORICAL**

CW	☒	**ELEC**	☒	**C. AIR**	☒	**WATER**	☒	**US**	☐
HPS	☒	**FIBER**	☒	**N. GAS**	☒	**SEWER**	☒	**WI**	☐

A	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**i**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Original campus student union facility. Building named for former Chancellor and Governor Lee Sherman Dreyfus as part of 2007 major remodeling. Built to LEED Silver equivalent specification.

Occupant(s) and Use(s)

Campus Student Union. Houses university bookstore, student services and organizations, meeting spaces, student programming space, and dining.

Functionality Assessment

$23.7 Million 2006-2008 remodeling brought all areas of building up to acceptable programmatic and space usage levels.

Other Building Issues

None known at this time.

Future Building Plans

No major changes planned.

Code and Health/Safety

ADA accessibility is inconvenient and disruptive due to frequent passenger elevator breakdowns.

Architectural

Northwest entrance has water ponding. Exterior food service door frames are rusting. Exterior concrete stairs are deteriorating. Occasional roof leaks.

Mechanical

Mechanical systems are at acceptable levels.

Electrical

Generally at acceptable levels although current lighting is energy inefficient in some areas and require much maintenance.

Communication

Systems are at acceptable levels. Campus users (not students) desire LCD projectors in meeting rooms. LCD projectors in large meeting rooms are old and require much maintenance and repair.

Plumbing

Systems are at acceptable levels.

Conveying

Two loading docks. Two passenger and two freight elevators. Main passenger elevator frequently breaks down. Freight elevators in acceptable condition.

Equipment and Furnishings

All new food service preparation and serving equipment in catering kitchen and all new audio visual conference support equipment in major meeting room.

Building Name	Allen Center
Building No.	285-0K-0041
Building Type	B07 Student Center/Union – Building

			AG	UG
Constructed	1964			
Addition(s)		**Floors**	1	1

ASF	17,063	**GSF**	24,955	**GPR**	0 %	**PR**	100 %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW	☒	**ELEC**	☒	**C. AIR**	☒	**WATER**	☒	**US**
HPS	☒	**FIBER**	☒	**N. GAS**	☒	**SEWER**	☒	**WI**

C	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Named for Bessie Mae Allen, former Director of the Home Economics Division. Original use as a residential dining facility. Remodeled in 1972 and 2003. Most recent remodeling completed conversion to fitness center.

Occupant(s) and Use(s)

Currently houses Cardio Center, Massage Center, Student Health Promotions, Outdoor Edventures and Group Fitness, as well as Centers Facility repair shop.

Functionality Assessment

Building is not currently meeting the campus needs for fitness and recreation space. Overall in good condition, but does not meet program needs.

Other Building Issues

Building is not able to meet the demands and expectations of students. Fitness Center at capacity for space. Programming of student fitness at capacity. Program offerings are limited as a result of building inadequacies. Locker room facilities (lockers, showers, changing rooms and restrooms) are inadequate.

Future Building Plans

Future plans should include the addition or adjacent construction to increase student recreation and fitness space.

Code and Health/Safety

Accessible via internal ramp to lower level and elevator to upper level. When elevator is down, there is no access to the upper level. Security concerns with the doors not closing completely because of air pressure issues. Some asbestos pipe fittings.

Architectural

Building envelope basically sound. Most windows leak and are not energy efficient. Roof will need repair or possible replacement within three years.

Mechanical

Building mechanical system controls in the basement are in deteriorating condition. Steam reducing valve system occasionally fails. Exterior doors do not close completely because of air pressure issues. Concerns with air quality.

Electrical

Building cabling and wiring, equipment (fire alarm, normal power), lighting, panels are all in good condition. Automatic transfer switch for emergency generator is old and failing. Must duck under HVAC ductwork to access some electrical equipment.

Communication

Communication equipment (clocks, data, security and voice), panels and wiring are all in good condition. Surveillance cameras provide poor resolution.

Plumbing

Building plumbing equipment (domestic water, fire protection and suppression, sanitary sewer, storm sewer), fixtures, insulation, and piping are all in good condition. Current hot water storage tank is outdated.

Conveying

One passenger elevator is 24 years old and is on 10 Year Maintenance Replacement plan.

Equipment and Furnishings

Wood dance and exercise floors, small laundry facility, loading and receiving dock in good to excellent condition. Cardio and fitness equipment in fair to good condition.

Building Name	Elizabeth Pfiffner DeBot Center
Building No.	285-0K-0042
Building Type	B09 Food Service - Building

			AG	UG
Constructed	1967	**Floors**	2	0
Addition(s)	1992			

ASF 33,724 **GSF** 51,198 **GPR** 0 % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW	☒	**ELEC**	☒	**C. AIR**	☒	**WATER**	☒	**HISTORICAL**	
HPS	☒	**FIBER**	☒	**N. GAS**	☒	**SEWER**	☒	**US**	
								WI	

C	FUNCTIONAL RATING	PHYSICAL RATING	iii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Named for Elizabeth Pfiffner DeBot, campus Dean of Women 1940-1965. Serves as primary campus residential dining facility.

Occupant(s) and Use(s)

Houses cafeteria, offices for University Dining, DeBot Convenience Store and Grill as well as Res-Net operation for campus IT Department.

Functionality Assessment

The building is aging and receives hard daily use as the residential campus dining operations primary service center.

Other Building Issues

Building functions well as campus dining facility as result of regular remodeling to dining services spaces. Kitchen space is aging and in need of update.

Future Building Plans

Building renovation planned for 2015-17 biennium.

Code and Health/Safety

Generally accessible via assisted primary entrance door and passenger elevator, video surveillance system for public areas in place.

Architectural

Basic exterior envelope is in good condition; roof and driveway and loading dock pad replacement summer 2010. Finishes generally good, interior student lounge and dining spaces have been recently renovated, locks and keys all good, structure essentially good. Doors are in good shape.

Mechanical

Building controls and instrumentation, ductwork, equipment (heating, reclaim, refrigeration) are in fair condition. Air handling units in poor condition; controls are not capable of DDC. Steam pressure reducing system failing and parts are difficult to obtain. Insulation is generally good. Original waste and building steam piping have been regularly repaired and are in need of some remediation.

Electrical

Audio Visual cabling and building wiring good, electrical equipment (emergency power, fire alarm, normal power) are good, lighting good, electrical panels generally good. Emergency generator is leaking oil and parts are difficult to obtain.

Communication

Building communication equipment (clocks, data, security and surveillance, voice), panels, wiring all generally good.

Plumbing

Plumbing equipment (domestic water, fire protection and suppression, fixtures, insulation, and piping) is generally satisfactory to fair condition. Sanitary sewers are deteriorating. Restroom fixtures are old and worn. Restrooms are undersized.

Conveying

One passenger and one freight elevator. Loading dock has two dock levelers and is in good Condition. Freight elevator is over 24 years old.

Equipment and Furnishings

Kitchen and Convenience Store have a mix of new and older cooking and storage systems and are in fair to good condition.

Building Name	Elizabeth Pfiffner DeBot Center 1992 Addition 1
Building No.	285-0K-0042A
Building Type	B09 Food Service - Building

			AG	UG
Constructed	1992	**Floors**	2	0
Addition(s)				

ASF	4,356	**GSF**	10,100	**GPR**	0 %	**PR**	100 %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW	☒	**ELEC**	☒	**C. AIR**	☒	**WATER**	☒	**US**	
HPS	☒	**FIBER**	☒	**N. GAS**	☒	**SEWER**	☒	**WI**	

C	**FUNCTIONAL RATING**	**PHYSICAL RATING**	iii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Named for Elizabeth Pfiffner DeBot, campus Dean of Women 1940-1965. Addition added in 1992. Serves as primary campus residential dining facility.

Occupant(s) and Use(s)

Houses cafeteria, offices for University Dining, DeBot Convenience Store and Grill as well as Res-Net operation for campus IT Department.

Functionality Assessment

The building is aging and receives hard daily use as the residential campus dining operations primary service center.

Other Building Issues

Building functions well as campus dining facility as result of regular remodeling to dining services spaces. Kitchen space is aging and in need of update.

Future Building Plans

Building renovation planned for 2015-17 biennium.

Code and Health/Safety

Generally accessible via assisted primary entrance door and passenger elevator, video surveillance system for public areas in place.

Architectural

Basic exterior envelope is in good condition; roof and driveway and loading dock pad replacement summer 2010. Finishes generally good, interior student lounge and dining spaces have been recently renovated, locks and keys all good, structure essentially good.

Mechanical

Building controls and instrumentation, ductwork, equipment (air handling, heating, reclaim, refrigeration) are in fair condition. Insulation is generally good. Original waste and building steam piping have been regularly repaired and are in need of some remediation.

Electrical

Audio Visual cabling and building wiring good, electrical equipment (emergency power, fire alarm, normal power) are good, lighting good, electrical panels generally good.

Communication

Building communication equipment (clocks, data, security and surveillance, voice), panels, wiring all generally good.

Plumbing

Plumbing equipment (domestic water, fire protection and suppression, sanitary sewer, storm sewer, fixtures, insulation, and piping) are generally satisfactory to fair condition.

Conveying

One passenger and one freight elevator. Loading dock has two dock levelers. Good Condition.

Equipment and Furnishings

Kitchen and Convenience Store have a mix of new and older cooking and storage systems and are in fair to good condition.

Building Name	601 Division Street Building
Building No.	285-0K-0045
Building Type	B01 Administrative

			AG	UG
Constructed	1965	**Floors**	1	0
Addition(s)	1974			

ASF	3,082	**GSF**	5,100	**GPR**	50 %	**PR**	50 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	X
HPS		**FIBER**	X	**N. GAS**		**SEWER**	X

HISTORICAL

US ☐
WI ☐

C	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History
Acquired from private sector purchase of a former retail operation in 1994.

Occupant(s) and Use(s)
Residential Housing administration, shops. Campus surplus store and general storage

Functionality Assessment
Aging but serviceable

Other Building Issues
No current issues.

Future Building Plans
None

Code and Health/Safety
Access Control system compromised, building needs to be totally re-keyed or ideally electronic locks. This building does not have an elevator.

Architectural
CMU is spalling on southwest corner

Mechanical

Electrical
No emergency power
Not connected to campus central distribution system

Communication
No current issues

Plumbing

Conveying
No current issues

Equipment and Furnishings
No current issues.

Building Name	601 Division St Building 1974 Addition 1
Building No.	285-0K-0045A
Building Type	B01 Administrative

			AG	UG
Constructed	1965	**Floors**	1	0
Addition(s)	1974			

ASF	26,178	**GSF**	30,100	**GPR**	50 %	**PR**	50 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	X
HPS		**FIBER**	X	**N. GAS**		**SEWER**	X

HISTORICAL

US ☐
WI ☐

C	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History
Acquired from private sector purchase of a former retail operation in 1994.

Occupant(s) and Use(s)
Residential Housing administration, shops. Campus surplus store and general storage

Functionality Assessment
Aging but serviceable

Other Building Issues
No current issues.

Future Building Plans
None

Code and Health/Safety
Access Control system compromised, building needs to be totally re-keyed or ideally electronic locks. This building does not have an elevator.

Architectural
CMU is spalling on southwest corner

Mechanical

Electrical
No emergency power
Not connected to campus central distribution system

Communication
No current issues

Plumbing

Conveying
No current issues

Equipment and Furnishings
No current issues.

Building Name	Delzell Hall
Building No.	285-0K-0061
Building Type	B01 Administrative – Administrative

			AG	UG
Constructed	1952	**Floors**	3	1
Addition(s)	1956 and 1989			

ASF	14,594	**GSF**	24,439	**GPR**	100	%	**PR**	0	%

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**	X	**C. AIR**		**WATER**	X	**HISTORICAL**	
HPS	X	**FIBER**	X	**N. GAS**	X	**SEWER**	X	**US**	☒
								WI	☒

F	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**V**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The first two floors were built in 1952 and a third floor added in 1956. An elevator tower was installed in 1989 Delzell Hall was the first men's residence hall on campus. It was named for Wilson S. Delzell who was a member of the State Board of Normal School Regents and represented the school and Stevens Point area longer than any other regent.

Occupant(s) and Use(s)

Administrative, Student Health, Pharmacy, Childcare, Counseling Center and UW-Extension

Functionality Assessment

The building is structurally sound but its systems are antiquated and in desperate need of capital renewal. A high probability that a future building system failure will force a building shut-down and rendered it unoccupiable. Building systems and space configurations, in general, are not adequate for the activities housed there. If the building is to continue in service, the building systems must at a minimum be updated and the spaces renovated.

Other Building Issues

Leaks occur between the second floor and third floor addition.

Future Building Plans

Building to be razed on master plan. Expect 20-25+ year life remaining due to other state capital budget.priorities

Code and Health/Safety

On-going Asbestos abatement takes place throughout the building. Hard key access control system is compromised, requires electronic access control to restore acceptable building security. There is no central air supply system on the second or third floors. This creates pathogen transmission concern for the medical center on the second floor.

Architectural

Constant glazing leaks/issues. All single pane glazing needs replacing due to constant leaks. No direct ADA access to any level. All levels must be accessed by an elevator.

Mechanical

Original steam convection & distribution pipes (condensate pipe walls thinned / deteriorated beyond suitable repair), no ventilation, no modulating heat controls (manual heat valves, one pneumatic t-stat controls entire building). Cooling accomplished by inefficient window air conditioning units and multiple direct expansion units throughout building. Systems are in very poor condition.

Electrical

No emergency power No back-up generation to operate fans/actuation-outages in winter could result in freeze-up due to inability to circulate steam heat. Electrical service and distribution panelboard, undersized and in poor condition.

Communication

No current issues-temporarily upgraded telephone/data using raceway throughout.

Plumbing

Overall condition is poor. Several sanitary and storm sewer cross connections have been noted. Fixtures in poor condition, many inoperable. Entire Piping system very poor, Water tests indicate high/unsafe levels of lead and phosphates when adequate volume is not circulated through system. Controls for domestic hot water heater have failed repeatedly, parts are no longer available.

Conveying

No elevator Issues

Equipment and Furnishings

Due to limitations the building cannot support current medical diagnostic and pharmaceutical technology.

Building Name	Delzell Hall 1956 3rd Floor Addition 1
Building No.	285-0K-0061A
Building Type	B01 Administrative - Building

			AG	UG
Constructed	1956			
Addition(s)		**Floors**	3	1

ASF	4,654	**GSF**	7,550	**GPR**	100 %	**PR**	0 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**	X	**C. AIR**		**WATER**	X	**HISTORICAL**	
HPS	X	**FIBER**	X	**N. GAS**		**SEWER**	X	**US**	☐
								WI	☐

F	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**V**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Built in 1952 was the first residence hall of the post WWII and its limited design attributes show the lack of creativity that will typify American architecture for a generation. A third floor addition was added in 1956. An elevator addition was added in 1989. It was named in honor of Wilson S. Delzell. Delzell, a member of the State Board of Normal School Regents, represented this school and the Stevens Point area longer than any other regent.

Occupant(s) and Use(s)

Health Care Center, Child Care, University Extension

Functionality Assessment

Poor

Other Building Issues

No current issues.

Future Building Plans

Marginal maintenance until structure is demolished.

Code and Health/Safety

Access Control system compromised, building needs to be totally re-keyed or ideally electronic locks.

Architectural

Water infiltration between 2nd floor and 3rd floor addition

Mechanical

Mostly original perimeter convectors, no ventilation beyond basement or 1st floor no thermostats. Poor to very poor condition.

Electrical

No emergency power
Electrical service, poor condition, poor location

Communication

No current issues

Plumbing

Most fixtures in poor condition, many inoperable
Piping system very poor

Conveying

No current issues

Equipment and Furnishings

No current issues.

Building Name	Delzell Hall Elevator Addition 2
Building No.	285-0K-0061B
Building Type	B01 Administrative - Building
Constructed	1989
Addition(s)	

	AG	UG
Floors	3	1

ASF 0 **GSF** 1550 **GPR** 100 % **PR** 0 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**	X	**C. AIR**		**WATER**	X	**HISTORICAL**	
HPS	X	**FIBER**	X	**N. GAS**		**SEWER**	X	**US**	☐
								WI	☐

F	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**V**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Built in 1952 was the first residence hall of the post WWII and its limited design attributes show the lack of creativity that will typify American architecture for a generation. A third floor addition was added in 1956. An elevator addition was added in 1989. It was named in honor of Wilson S. Delzell. Delzell, a member of the State Board of Normal School Regents, represented this school and the Stevens Point area longer than any other regent.

Occupant(s) and Use(s)

Health Care Center, Child Care, Univ Extension

Functionality Assessment

Poor

Other Building Issues

No current issues.

Future Building Plans

Marginal maintenance until structure is demolished.

Code and Health/Safety

Access Control system compromised, building needs to be totally re-keyed or ideally electronic locks.

Architectural

Water infiltration between 2nd floor and 3rd floor addition

Mechanical

Mostly original perimeter convectors, no ventilation beyond basement or 1st floor no thermostats. Poor to very poor condition.

Electrical

No emergency power
Electrical service, poor condition, poor location

Communication

No current issues

Plumbing

Most fixtures in poor condition, many inoperable
Piping system very poor

Conveying

No current issues

Equipment and Furnishings

No current issues.

Building Name	Hyer Hall
Building No.	285-0K-0062
Building Type	B08 Single Student Housing - Building

			AG	UG
Constructed	1957/58	**Floors**	4	1
Addition(s)	none			

ASF	16995	**GSF**	37347	**GPR**		**PR**	100 %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**	x	**C.AIR**		**WATER**	x	**US**	
HPS	x	**FIBER**	x	**N.GAS**		**SEWER**	x	**WI**	

D	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iv**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

This hall is named for Frank S. Hyer who was president of Central State from 1930-1938. This hall was built to house students and one hall manager. This building was renovated in 1999 which encompassed the following to each floor. Total plumbing and fixture replacement, private shower areas, one private bathrooms, custodial cleaning stations and closets, recycling chutes, full use floor kitchens along with a complete in hall air makeup system.

Occupant(s) and Use(s)

83 estimated residents housed in 100 student rooms, building has several special use rooms located in the basement (e.g., laundry, fitness, activity). There is one apartment for housing a Hall Manager.

Functionality Assessment

The building spaces adequately meet the needs of residents and staff.

Other Building Issues

No issues

Future Building Plans

None at this time

Code and Health/Safety

All floors are not ADA accessible. There is no fire sprinkler system in the building.

Architectural

The windows are original aluminum 4-pane system with limited weather stripping and are very energy inefficient. There is some water leaking.

Mechanical

This building has a hot water heating system. The student rooms are divided into two zones making individual room temperature control very poor and do not meet the expectations of the residents. The air handlers for makeup air are unreliable in cold weather. There is no cooling for resident rooms. Mechanical rooms are hot and poorly ventilated. Not connected to central chilled water system.

Electrical

Current lighting is original, outdated and does not meet resident expectations.

Current wiring is not sufficient to the needs of the residents.

Communication

It is a campus decision to provide both hardwired and wireless technology. Wireless system needs to be upgraded.

Plumbing

Pipes are corroding.

Conveying

No elevator

Equipment and Furnishings

No issues

Building Name	Pray-Sims Hall (Original Pray)
Building No.	285-0K-0063
Building Type	B08 Single Student Housing - Building

			AG	UG
Constructed	1961/62	**Floors**	4	1
Addition(s)	1991			

ASF	28471	**GSF**	42905	**GPR**		**PR**	100 %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**	x	**C.AIR**		**WATER**	x	**US**	
HPS	x	**FIBER**	x	**N.GAS**		**SEWER**	x	**WI**	

C	FUNCTIONAL RATING	PHYSICAL RATING	iii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

These two connected buildings were named after Theron B. Pray, the first president of Stevens Point Normal School from 1894-1906, and for John F. Sims, the president of the Normal school 1906-1926. This building was built to house students and one Hall Director. These buildings were renovated in 1991 which encompassed the following to each floor: total plumbing and fixture replacement; private shower areas; two private bathrooms; custodial cleaning stations and closets. The building was renovated in 1997 to install recycling chutes and full-use floor kitchens. A solar panel system was installed in 2006 to assist in the heating of the building hot water system.

Occupant(s) and Use(s)

321 estimated students housed in 184 student rooms. The building has several special use rooms located in the basement (e.g., laundry, leadership resource, computer lab, weight room, TV, music). There is one apartment for housing a Hall Director.

Functionality Assessment

The building spaces are adequate to the needs of our students and staff

Other Building Issues

No issues

Future Building Plans

Renovation planned for 2017-19 biennium

- Install ADA ramp at front entrance
- Resident room lighting upgrade

Code and Health/Safety

There is no fire sprinkler system in the building.

Architectural

The windows are the original aluminum 4-pane system with limited weather stripping are very energy inefficient. There is some water leaking.

Mechanical

This building has a hot water heating system. The student rooms are divided into four zones making individual room temperature control very poor and do not meet the expectations of the residents. The air handlers for makeup air are unreliable in cold weather. There is no cooling for resident rooms. Mechanical rooms are hot and poorly ventilated. Not connected to central chilled water system.

Electrical

Current lighting is original, outdated and does not meet resident expectations.

Current wiring is not sufficient to the needs of residents.

Communication

It is a campus decision to provide both hardwired and wireless technology. Wireless system needs to be upgraded.

Plumbing

Pipes are corroding.

Conveying

No Issues

Equipment and Furnishings

No issues

Building Name	Pray-Sims (Original Sims)
Building No.	285-0K-0063A
Building Type	B08 Single Student Housing - Building

			AG	UG
Constructed	1961/62	**Floors**	4	1
Addition(s)	1991			

ASF	16188	**GSF**	33,025	**GPR**		**PR**	100	**%**

CENTRAL UTILITY CONNECTIONS								**HISTORICAL**	
CW		**ELEC**	x	**C.AIR**		**WATER**	x	**US**	
HPS	x	**FIBER**	x	**N.GAS**		**SEWER**	x	**WI**	

C	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

These two connected buildings were named after Theron B. Pray, the first president of Stevens Point Normal School from 1894-1906, and for John F. Sims, the president of the Normal school 1906-1926. These buildings were built to house students and one Hall Director. This building was renovated in 1991which encompassed the following to each floor. Total plumbing and fixture replacement, private shower areas, two private bathrooms, custodial cleaning stations and closets. The building was renovated in 1997 to install recycling chutes, full use floor kitchens. In 2006 a solar panel system was installed to assist in the heating of the building hot water system.

Occupant(s) and Use(s)

321 estimated students housed in 184 student rooms, building has several special use rooms located in the basemen t(e.g., laundry, leadership resource, computer lab, weight room, TV, music). There is one apartment for housing a Hall Director.

Functionality Assessment

The building spaces adequately meet the needs of students and staff

Other Building Issues

No issues

Future Building Plans

Code and Health/Safety

Front entrance is not ADA accessible.

Architectural

The windows are the original aluminum 4-pane system with limited weather stripping are very energy inefficient. There is some water leaking.

Mechanical

This building has a hot water heating system. The student rooms are divided into four zones making individual room temperature control very poor and do not meet the expectations of the residents. The air handlers for makeup air are unreliable in cold weather. There is no cooling for resident rooms. Mechanical rooms are hot and poorly ventilated. Not connected to central chilled water system.

Electrical

Current lighting is original, outdated and does not meet resident expectations.

Current wiring is not sufficient to the needs of residents.

Communication

It is a campus decision to provide both hardwired and wireless technology. Wireless system needs to be upgraded.

Plumbing

Pipes are corroding.

Conveying

No Issues

Equipment and Furnishings

No issues

Building Name Pray-Sims 1991 Elevator Addition 1
Building No. 285-0K-0063B
Building Type B08 Single Student Housing - Building

			AG	UG
Constructed	1991	**Floors**	4	1
Addition(s)				

ASF 0 **GSF** 2420 **GPR** **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**	x	**C.AIR**		**WATER**	x	**HISTORICAL**	
HPS	x	**FIBER**	x	**N.GAS**		**SEWER**	x	**US**	
								WI	

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History
This building was constructed to add an elevator and ADA entrance for accessibility to students in Pray-Sims resident halls.

Occupant(s) and Use(s)
No Issues

Functionality Assessment
The building spaces adequately meet the needs of students and staff.

Other Building Issues
No issues

Future Building Plans
No Issues

Code and Health/Safety
No Issues

Architectural
No Issues

Mechanical
No Issues

Electrical
No Issues

Communication
No Issues

Plumbing
No issues

Conveying
No Issues, elevator added in 1991

Equipment and Furnishings
No issues

Building Name	201 Reserve Street Suites
Building No.	285-0K-0065
Building Type	B08 Single Student Housing - Building
Constructed	2011
Addition(s)	none

	AG	UG
Floors	5	1

ASF 88,517 **GSF** 140,755 **GPR** **PR** 100 %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW	x	**ELEC**	x	**C.AIR**		**WATER**	x	**US**	
HPS	x	**FIBER**	x	**N.GAS**		**SEWER**	x	**WI**	

A	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**i**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

This building was constructed in 2011. It received the USGBC LEED Silver rating for New Construction.

Occupant(s) and Use(s)

328 junior and senior students housed in 82, four-bedroom suites. The suites are completely furnished with a full kitchen, three compartment bathroom (sink, shower, toilet), a living room and four bedrooms. Special use rooms located in the basement. There is one apartment for the Hall Director.

Functionality Assessment

The building spaces are adequate to the needs of student residents and staff.

Other Building Issues

No issues

Future Building Plans

No future building plans

Code and Health/Safety

No issues

Architectural

No issues

Mechanical

No issues

Electrical

No issues

Communication

No Issues

Plumbing

No issues

Conveying

No Issues

Equipment and Furnishings

No issues

Building Name	May Roach Hall
Building No.	285-0K-0066
Building Type	B08 Single Student Housing - Building
Constructed	1963/64
Addition(s)	none

	AG	UG
Floors	4	1

ASF 27225 **GSF** 60263 **GPR** **PR** 100 %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**	x	**C.AIR**		**WATER**	x		**US**		
HPS	x	**FIBER**	x	**N.GAS**		**SEWER**	x		**WI**		

D	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iv**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

This building was named after May Roach who was a prominent faculty member. She served many years in the Rural Education Department. This building was built to house students and one Hall Director. This building was renovated in 1998 which encompassed the following to each floor: total plumbing and fixture replacement; private shower areas; two private bathrooms; custodial cleaning stations and closets; recycling chutes; and full-use floor kitchens along with a complete in-hall air makeup system.

Occupant(s) and Use(s)

267 estimated residents housed in 161 student rooms. Building has several special use rooms located in the basement (e.g., laundry, leadership resource, computer lab, weight room, TV, study lounges, group study). There is one apartment for housing a Hall Director.

Functionality Assessment

The building spaces adequately meet the needs of students and staff.

Other Building Issues

No issues

Future Building Plans

Renovation planned for 2015-17 biennium.

Code and Health/Safety

All floors are not ADA accessible. There is no fire sprinkler system in the building.

Architectural

The windows are original aluminum 4-pane system with limited weather stripping and are very energy inefficient. There is some water leaking.

Mechanical

This building has a steam heating system. The resident rooms are divided into six zones making individual room temperature control very poor and do not meet the expectations of the residents. The air handlers for makeup air are unreliable in cold weather. There is no cooling for resident rooms. Mechanical rooms are hot and poorly ventilated. Not connected to central chilled water system.

Electrical

Current lighting is original, outdated and does not meet resident expectations.

Current wiring is not sufficient to the needs of residents.

Communication

It is a campus decision to provide both hardwired and wireless technology. Wireless system needs to be upgraded.

Plumbing

The hot water tank is original and deteriorating rapidly and is not energy efficient. Pipes are corroding.

Conveying

No elevator

Equipment and Furnishings

No issues

Building Name	Smith Hall
Building No.	285-0K-0067
Building Type	B08 Single Student Housing - Building

			AG	UG
Constructed	1963/64	**Floors**	4	1
Addition(s)	none			

ASF	24585	**GSF**	55941	**GPR**		**PR**	100 %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**	x	**C.AIR**		**WATER**	x	**US**	
HPS	x	**FIBER**	x	**N.GAS**		**SEWER**	x	**WI**	

D	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iv**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

This building was named after Ernest T. Smith the president of Central State from 1939-1940. He had been a faculty member and head of the High School Department. He died in office of pneumonia. This building was built to house residents and one Hall Director. This building was renovated in 1999 which encompassed the following to each floor: total plumbing and fixture replacement; private shower areas; two private bathrooms; custodial cleaning stations and closets; recycling chutes; full-use floor kitchens along with a complete in-hall air makeup system.

Occupant(s) and Use(s)

257 estimated residents housed in 145 student rooms. Building has several special use rooms located in the basement (e.g., laundry, leadership resource, computer lab, weight room, TV, study lounge, group study). There is one apartment for housing a Hall Director.

Functionality Assessment

The building adequately meets the needs of students and staff.

Other Building Issues

No issues

Future Building Plans

Renovation planned for 2015-17 biennium.

Code and Health/Safety

All floors are not ADA accessible. There is no fire sprinkler system in the building.

Architectural

The windows are original aluminum 4-pane system with limited weather stripping and are very energy inefficient. There is some water leaking.

Mechanical

This building has a steam heating system. The student rooms are divided into six zones making individual room temperature control very poor and do not meet the expectations of the residents. The air handlers for makeup air are unreliable in cold weather. There is no cooling for resident rooms. Mechanical rooms are hot and poorly ventilated. Not connected to central chilled water system.

Electrical

Current lighting is original, outdated and does not meet resident expectations.

Current wiring is not sufficient to the needs of residents.

Communication

It is a campus decision to provide both hardwired and wireless technology. Wireless system needs to be upgraded.

Plumbing

The hot water tank is original and deteriorating rapidly and is not energy efficient. Pipes are corroding.

Conveying

No elevator

Equipment and Furnishings

No issues

Building Name	Baldwin Hall
Building No.	285-0K-0068
Building Type	B08 Single Student Housing - Building

			AG	UG
Constructed	1964/65	**Floors**	4	1
Addition(s)	none			

ASF 23,355 **GSF** 53,917 **GPR** **PR** 100 %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**	x	**C.AIR**		**WATER**	x	**US**	
HPS	x	**FIBER**	x	**N.GAS**		**SEWER**	x	**WI**	

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Baldwin Hall is named after Robert Baldwin, who held degrees from Princeton, Columbia, and Stanford Universities. With these degrees, he taught as a professor of education at Washington State Normal at Cheney. From there he came to what is now UWSP. After his arrival, he dubbed the school "Central State" and became a leader in rural education. During his first year here he gave the first ever school awarded degrees at graduation. He also involved the faculty in the decision and budget making process for the first time ever. Before leaving in 1930, he opened a training school and then resigned to go to the University of Virginia. Building was built to house students and 1 Hall Director. This building was renovated in 1993 which encompassed the following to each floor. Total plumbing and fixture replacement, private shower areas, two private bathrooms, custodial cleaning stations and closets, recycling chutes, full use floor kitchens along with a complete in hall air makeup system. This building was renovated in 2008 and the following was installed, elevator, sprinkler system, new energy efficient windows, new student room lighting, upgraded student room electrical, new heating and A/C system, Front entrance upgraded to ADA accessibility, Hall Director private entrance.

Occupant(s) and Use(s)

246 estimated students housed in 132 student rooms, building has several special use rooms located in the basement. There is one apartment for housing a Hall Director.

Functionality Assessment

The Building spaces are adequate to the needs of students and staff

Other Building Issues

No issues

Future Building Plans

No Issues

Code and Health/Safety

No Issues

Architectural

No Issues

Mechanical

No Issues

Electrical

No Issues

Communication

No Issues

Plumbing

No Issues

Conveying

No Issues

Equipment and Furnishings

No issues

Building Name	Neale Hall
Building No.	285-0K-0069
Building Type	B08 Single Student Housing – Building

			AG	UG
Constructed	1964/65	**Floors**	4	1
Addition(s)	none			

ASF	23355	**GSF**	53917	**GPR**		**PR**	100 %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**	x	**C.AIR**		**WATER**	x	**US**	
HPS	x	**FIBER**	x	**N.GAS**		**SEWER**	x	**WI**	

A	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**i**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

This building was named after Oscar Neale he was the head of the Rural Education department. The building was built to house students and 1 Hall Director. This building was renovated in 1993 which encompassed the following to each floor. Total plumbing and fixture replacement, private shower areas, two private bathrooms, custodial cleaning stations and closets, recycling chutes, full use floor kitchens along with a complete in hall air makeup system. Scheduled for renovation in summer 2011. Will become UW-System first to achieve LEED-Existing Building rating.

Occupant(s) and Use(s)

246 estimated students housed in 135 student rooms, building has several special use rooms located in the basement. There is one apartment for housing a Hall Director.

Functionality Assessment

The Building spaces are adequate to the needs of our students and staff

Other Building Issues

No issues

Future Building Plans

Scheduled for Future Renovation

1. Install elevator
2. Install sprinkler system
3. Install new energy efficient windows
4. Install new student room lighting
5. Upgrade student room electrical
6. Install new heating and A/C system
7. Front entrance upgraded to ADA accessibility
8. Hall Director apartment private entrance

Code and Health/Safety

All floors are not ADA accessible.

Architectural

The windows are the original aluminum 4 pane system with limited weather stripping.

Mechanical

This building has a steam heating system. The student rooms are divided into 6 zones making individual room temperature control very poor. The air handlers for makeup air are unreliable in cold weather. There is no cooling for student rooms. Mechanical rooms are hot and poorly ventilated.

Electrical

Current lighting is original and outdated

Current wiring is not sufficient to the needs of our students.

Communication

No Issues

lumbing

No issues

Conveying

No Issues

Equipment and Furnishings

No issues

Building Name	Hansen Hall
Building No.	285-0K-0070
Building Type	B08 Single Student Housing - Building

			AG	UG
Constructed	1965/66	**Floors**	4	1
Addition(s)	none			

ASF	23355	**GSF**	53936	**GPR**		**PR**	100	**%**

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**	**x**	**C.AIR**		**WATER**	x	**US**	
HPS	**x**	**FIBER**	**x**	**N.GAS**		**SEWER**	x	**WI**	

A	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**i**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

This building was named after William C. Hansen who was the University president from 1940-1962. When Hansen took office in 1940 the school had 786 students. The building was built to house students and 1 Hall Director. . This building was renovated in 1992 which encompassed the following to each floor. Total plumbing and fixture replacement, private shower areas, two private bathrooms, custodial cleaning stations and closets, recycling chutes, full use floor kitchens along with a complete in hall air makeup system. Building is scheduled for significant renovation in summer 2010

Occupant(s) and Use(s)

249 estimated students housed in 135 student rooms, building has several special use rooms located in the basement. There is one apartment for housing a Hall Director.

Functionality Assessment

The Building spaces are adequate to the needs of our students and staff

Other Building Issues

No issues

Future Building Plans

Scheduled for Future Renovation

1. Install elevator
2. Install sprinkler system
3. Install new energy efficient windows
4. Install new student room lighting
5. Upgrade student room electrical
6. Install new heating and A/C system
7. Install new instantaneous water heater
8. Front entrance upgraded to ADA accessibility
9. Hall Director apartment private entrance

Code and Health/Safety

All floors are not ADA accessible.

Architectural

The windows are the original aluminum 4 pane system with limited weather stripping.

Mechanical

This building has a steam heating system. The student rooms are divided into 6 zones making individual room temperature control very poor. The air handlers for makeup air are unreliable in cold weather. There is no cooling for student rooms. Mechanical rooms are hot and poorly ventilated.

Electrical

Current lighting is original and outdated
Current wiring is not sufficient to the needs of our students

Communication

No Issues

Plumbing

The hot water tank is original and deteriorating rapidly and is not energy efficient.

Conveying

No Issues

Equipment and Furnishings

No issues

Building Name	Steiner Hall
Building No.	285-0K-0071
Building Type	B08 Single Student Housing - Building

Constructed	1966/67			**AG**	**UG**
Addition(s)	none	**Floors**		4	1

ASF	23355	**GSF**	54337	**GPR**		**PR**	100 %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**	x	**C.AIR**		**WATER**	x	**US**	
HPS	x	**FIBER**	x	**N.GAS**		**SEWER**	x	**WI**	

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

This hall was named after Herbert Steiner, a prominent history professor and Dean of Men. He is well remembered for the drama of his classroom lectures. This hall was built to house students and 1 hall Director. This building was renovated in 1992 which encompassed the following to each floor. Total plumbing and fixture replacement, private shower areas, two private bathrooms, custodial cleaning stations and closets, recycling chutes, full use floor kitchens along with a complete in hall air makeup system. This building was renovated in 2009 and the following was installed, elevator, sprinkler system, new energy efficient windows, new student room lighting, upgraded student room electrical, new heating and A/C system, Front entrance upgraded to ADA accessibility, Hall Director private entrance. This building was also equipped with an emergency generator that will handle emergency power to four4 residence halls in the south DeBot quad.

Occupant(s) and Use(s)

242 estimated students housed in 132 student rooms, building has several special use rooms located in the basement. There is one apartment for housing a Hall Director.

Functionality Assessment

The Building spaces are adequate to the needs of our students and staff.

Other Building Issues

No issues

Future Building Plans

No Issues

Code and Health/Safety

No Issues

Architectural

No Issues

Mechanical

No Issues

Electrical

No Issues

Communication

No Issues

Plumbing

No Issues

Conveying

No Issues, new in 2009

Equipment and Furnishings

No issues

Building Name	Burroughs Hall
Building No.	285-0K-0072
Building Type	B08 Single Student Housing - Building

Building

			AG	UG
Constructed	1966/67	**Floors**	4	1
Addition(s)	none			

ASF	23,355	**GSF**	54,337	**GPR**		**PR**	100 %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**	x	**C.AIR**		**WATER**	x	**US**	
HPS	x	**FIBER**	x	**N.GAS**		**SEWER**	x	**WI**	

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

This building was named after Leland Burroughs a prominent faculty member and coach of the Oratory team. This building was built to house students and 1 Hall Director. This building was renovated in 1993 which encompassed the following to each floor. Total plumbing and fixture replacement, private shower areas, two private bathrooms, custodial cleaning stations and closets, recycling chutes, full use floor kitchens along with a complete in hall air makeup system.

Occupant(s) and Use(s)

241 estimated students housed in 135 student rooms, building has several special use rooms located in the basement. There is one apartment for housing a Hall Director.

Functionality Assessment

The Building spaces are adequate to the needs of our students and staff

Other Building Issues

No issues

Future Building Plans

Scheduled for Future Renovation

1. Install elevator
2. Install sprinkler system
3. Install new energy efficient windows
4. Install new student room lighting
5. Upgrade student room electrical
6. Install new heating and A/C system
7. Install new instantaneous water heater
8. Front entrance upgraded to ADA accessibility
9. Hall Director apartment private entrance

Code and Health/Safety

All floors are not ADA accessible.

Architectural

The windows are the original aluminum 4 pane system with limited weather striping.

Mechanical

This building has a steam heating system. The student rooms are divided into 6 zones making individual room temperature control very poor. The air handlers for makeup air are unreliable in cold weather. There is no cooling for student rooms. Mechanical rooms are hot and poorly ventilated.

Electrical

Current lighting is original and outdated

Current wiring is not sufficient to the needs of our students.

Communication

No Issues

Plumbing

The hot water tank is original and deteriorating rapidly and is not energy efficient.

Conveying

No Issues

Equipment and Furnishings

No issues

Building Name	Knutzen Hall
Building No.	285-0K-0073
Building Type	B08 Single Student Housing - Building
Constructed	1966/67
Addition(s)	none

	AG	UG
Floors	4	1

ASF 23355 **GSF** 54337 **GPR** **PR** 100 %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**	x	**C.AIR**		**WATER**	x	**US**	
HPS	x	**FIBER**	x	**N.GAS**		**SEWER**	x	**WI**	

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

This building was named after Norman Knutzen a prominent faculty member who formed the first Men's Glee Club in 1933. This building was built to house students and 1 Hall director. This building was renovated in 1994 which encompassed the following to each floor. Total plumbing and fixture replacement, private shower areas, two private bathrooms, custodial cleaning stations and closets, recycling chutes, full use floor kitchens along with a complete in hall air makeup system. In 2004 a solar panel system was installed to assist in the heating of the building hot water system.

Occupant(s) and Use(s)

244 estimated students housed in 135 student rooms, building has several special use rooms located in the basement. There is one apartment for housing a Hall Director.

Functionality Assessment

The Building spaces are adequate to the needs of our students and staff

Other Building Issues

No issues

Future Building Plans

Scheduled for Future Renovation

1. Install elevator
2. Install sprinkler system
3. Install new energy efficient windows
4. Install new student room lighting
5. Upgrade student room electrical
6. Install new heating and A/C system
7. Install new instantaneous water heater
8. Front entrance upgraded to ADA accessibility
9. Hall Director apartment private entrance

Code and Health/Safety

All floors are not ADA accessible.

Architectural

The windows are the original aluminum 4 pane system with limited weather stripping.

Mechanical

This building has a steam heating system. The student rooms are divided into 6 zones making individual room temperature control very poor. The air handlers for makeup air are unreliable in cold weather. There is no cooling for student rooms. Mechanical rooms are hot and poorly ventilated.

Electrical

Current lighting is original and outdated
Current wiring is not sufficient to the needs of our students

Communication

No Issues

Plumbing

The hot water tank is original and deteriorating rapidly and is not energy efficient.

Conveying

No Issues

Equipment and Furnishings

No issues

Building Name	Watson Hall
Building No.	285-0K-0074
Building Type	B08 Single Student Housing - Building

			AG	UG
Constructed	1967/68	**Floors**	4	1
Addition(s)	none			

ASF 23355 **GSF** 54346 **GPR** **PR** 100 %

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**	**x**	**C.AIR**		**WATER**	x	**US**	
HPS	**x**	**FIBER**	**x**	**N.GAS**		**SEWER**	x	**WI**	

A	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**i**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

This building was named after Frank Watson who was a prominent faculty member; he also served as the interim president for the State University in 1940. This hall was built to house students and 1 Hall Director. This building was renovated in 1993 which encompassed the following to each floor. Total plumbing and fixture replacement, private shower areas, two private bathrooms, custodial cleaning stations and closets, recycling chutes, full use floor kitchens along with a complete in hall air makeup system.

Occupant(s) and Use(s)

231 estimated students housed in 135 student rooms, building has several special use rooms located in the basement. There is one apartment for housing a Hall Director.

Functionality Assessment

The Building spaces are adequate to the needs of our students and staff

Other Building Issues

No issues

Future Building Plans

Scheduled for renovation in near future

1. Install elevator
2. Install sprinkler system
3. Install new energy efficient windows
4. Install new student room lighting
5. Upgrade student room electrical
6. Install new heating and A/C system
7. Front entrance upgraded to ADA accessibility
8. Hall Director apartment private entrance

Code and Health/Safety

All floors are not ADA accessible.

Architectural

The windows are the original aluminum 4 pane system with limited weather stripping.

Mechanical

This building has a steam heating system. The student rooms are divided into 6 zones making individual room temperature control very poor. The air handlers for makeup air are unreliable in cold weather. There is no cooling for student rooms. Mechanical rooms are hot and poorly ventilated.

Electrical

Current lighting is original and outdated

Current wiring is not sufficient to the needs of our students.

Communication

No Issues

Plumbing

No Issues

Conveying

No Issues

Equipment and Furnishings

No issues

Building Name	Thomson Hall
Building No.	285-0K-0075
Building Type	B08 Single Student Housing - Building

			AG	UG
Constructed	1968/69	**Floors**	4	1
Addition(s)	none			

ASF	23355	**GSF**	54242	**GPR**		**PR**	100	**%**	

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**	**x**	**C.AIR**		**WATER**	x	**US**	
HPS	**x**	**FIBER**	**x**	**N.GAS**		**SEWER**	x	**WI**	

A	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**i**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

This building was named after John C. Thomson he was an outstanding contributor to higher education. He served on the State Coordinating Committee for higher education; he also was a former regent on the State Board. This building was built to house students and 1 Hall Director. This building was renovated in1994 which encompassed the following to each floor. Total plumbing and fixture replacement, private shower areas, two private bathrooms, custodial cleaning stations and closets, recycling chutes, full use floor kitchens along with a complete in hall air makeup system.

Occupant(s) and Use(s)

233 estimated students housed in 135 student rooms, building has several special use rooms located in the basement. There is one apartment for housing a Hall Director.

Functionality Assessment

The Building spaces are adequate to the needs of our students and staff

Other Building Issues

No issues

Future Building Plans

Scheduled for renovation in near future

1. Install elevator
2. Install sprinkler system
3. Install new energy efficient windows
4. Install new student room lighting
5. Upgrade student room electrical
6. Install new heating and A/C system
7. Front entrance upgraded to ADA accessibility
8. Hall Director apartment private entrance

Code and Health/Safety

All floors are not ADA accessible.

Architectural

The windows are the original aluminum 4 pane system with limited weather stripping.

Mechanical

This building has a hot water heating system. The student rooms are divided into 6 zones making individual room temperature control very poor. The air handlers for makeup air are unreliable in cold weather. There is no cooling for student rooms. Mechanical rooms are hot and poorly ventilated.

Electrical

Current lighting is original and outdated

Current wiring is not sufficient to the needs of our students.

Communication

No Issues

Plumbing

No Issues

Conveying

No Issues

Equipment and Furnishings

No issues

Building Name	Radio Tower Building
Building No.	285-0K-0096
Building Type	
Constructed	19
Addition(s)	-

	AG	UG
Floors		

ASF **GSF** **GPR** 100 % **PR** 0 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

FUNCTIONAL RATING	PHYSICAL RATING

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Occupant(s) and Use(s)

Functionality Assessment

Other Building Issues

Future Building Plans

Code and Health/Safety

Architectural

Mechanical

Electrical

Communication

Plumbing

Conveying

Equipment and Furnishings

Building Name	North Campus Chiller Plant
Building No.	285-0K-0444
Building Type	B12 Utility - Building
Constructed / Addition(s)	2011

	AG	UG
Floors		

ASF	3,061	**GSF**	4,227	**GPR**	100 %	**PR** %

CENTRAL UTILITY CONNECTIONS

CW	X	**ELEC**	X	**C. AIR**		**WATER**	X	**HISTORICAL**	
HPS	X	**FIBER**	X	**N. GAS**	X	**SEWER**	X	**US**	☐
								WI	☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

This facility was constructed in 2011 to provide central chilling to the new 201 Reserve Street Suites building and future chilling capacity to Roach, Smith and Pray-Sims resident halls.

Occupant(s) and Use(s)

Functionality Assessment

No current issues.

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

No current issues.

Electrical

No current issues.

Communication

No current issues.

Plumbing

No current issues.

Conveying

No current issues.

Equipment and Furnishings

No current issues.

Building Name	Treehaven Irvin L. Young Center
Building No.	285-0K-9301
Building Type	B17 Field Stations - Building
Constructed	1982
Addition(s)	

	AG	UG
Floors	1	0

ASF **GSF** 8,630 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**ii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Irvin L. Young Center is located at the Treehaven Natural Resources Education Center in Tomahawk, WI. Treehaven is a natural resources education, conference and research center and home to the College of Natural Resources Summer Field Techniques program. The Irvin L. Young Center provides dining and recreational facilities for Treehaven guests.

Occupant(s) and Use(s)

Students, staff and guests. The Winterberry Dining Hall and kitchen provide dining services. There is also a library, the Beartrack Lounge and a laundry room.

Functionality Assessment

Satisfactory.

Other Building Issues

Limited internet access compromises program delivery. Current keying system is not secure.

Future Building Plans

New entrance. Expansion to the east to provide a computer lab of up to 25 users and additional office space. Stock room will move from the upper floor to the lower level and all offices will be located on the upper floor. Kitchen remodel.

Code and Health/Safety

.

Architectural

Exterior wall needs caulking and sealing. Four (4) bathrooms require updating including ventilation and fixture replacement. Exterior paint is deteriorating.

Mechanical

Ventilation improvements were completed in the kitchen in 2015.

Electrical

No emergency power. Electrical distribution system is inadequate. Lighting fixtures are inefficient and ballasts require much maintenance.

Communication

Internet connectivity is inadequate.

Plumbing

New dishwasher was installed in 2015. Floor urinals should be replaced with wall-hung urinals to eliminate sanitary and maintenance issues. Electric water coolers should be replaced with bottle filler units.

Conveying

No current issues

Equipment and Furnishings

No current issues.

Building Name	Treehaven Irvin L. Young Center Addition
Building No.	285-0K-9301A
Building Type	B17 Field Stations - Building
Constructed / Addition(s)	1982
Floors	AG 1 / UG 0
ASF	
GSF	8,630
GPR	%
PR	100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**ii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Irvin L. Young Center is located at the Treehaven Natural Resources Education Center in Tomahawk, WI. Treehaven is a natural resources education, conference and research center and home to the College of Natural Resources Summer Field Techniques program. The Irvin L. Young Center provides dining and recreational facilities for Treehaven guests.

Occupant(s) and Use(s)

Students, staff and guests. The Winterberry Dining Hall and kitchen provide dining services. There is also a library, the Beartrack Lounge and a laundry room.

Functionality Assessment

Satisfactory.

Other Building Issues

Current keying system is not secure.

Future Building Plans

Beartrack Lounge remodel.

Code and Health/Safety

No current issues.

Architectural

Some boards on the Winterberry Dining Hall balcony are failing and require staining. Exterior caulking repairs are needed along with paint.

Mechanical

No current issues.

Electrical

No emergency power.

Communication

Limited internet bandwidth.

Plumbing

Toilet and urinal fixtures are old and should be replaced to eliminate sanitary and maintenance issues. Electric water coolers should be replaced with bottle filler units.

Conveying

No current issues

Equipment and Furnishings

No current issues.

Building Name	Treehaven Vallier Lodge Classroom Center
Building No.	285-0K-9302
Building Type	B17 Field Stations - Building
Constructed	1984
Addition(s)	

	AG	UG
Floors	1	0

ASF 4,287 **GSF** 6,935 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

B	FUNCTIONAL RATING	PHYSICAL RATING	ii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Vallier Lodge Classroom Center is located at the Treehaven Natural Resources Education Center in Tomahawk, WI. Treehaven is a natural resources education, conference and research center and home to the College of Natural Resources Summer Field Techniques program. The Vallier Lodge provides classroom, meeting rooms, the William Sylvester Auditorium, computer lab and the Trailside Nature Shop.

Occupant(s) and Use(s)

Students, staff and guests. Used as a classroom building with offices and a stock room.

Functionality Assessment

Satisfactory.

Other Building Issues

Computer lab is undersized. Current keying system is not secure.

Future Building Plans

Computer lab expansion. Elevator addition.

Code and Health/Safety

The exterior stairway at the east end of the building has very narrow treads and slope downward.

Architectural

Exterior caulking is deteriorating and the exterior should be painted. Retaining wall is failing.

Mechanical

No current issues.

Electrical

No emergency power

Communication

Limited internet bandwidth.

Plumbing

Toilet and urinal fixtures are old and should be replaced to eliminate sanitary and maintenance issues. Electric water coolers should be replaced with bottle filler units.

Conveying

No elevator.

Equipment and Furnishings

No current issues.

Building Name	Treehaven Vallier Classroom Center Addition
Building No.	285-0K-9302A
Building Type	B17 Field Stations - Building
Constructed / Addition(s)	1989
Floors	AG: 1 / UG: 0
ASF	
GSF	4,300
GPR	%
PR	100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**ii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Vallier Classroom Center Addition was constructed adjacent to the Vallier Classroom Center and is located at the Treehaven Center in Tomahawk, WI. Treehaven is a natural resources education, conference and research center and home to the College of Natural Resources Summer Field Techniques program. The Vallier Classroom Center Addition provides classroom and computer lab facilities for Treehaven guests. The William Sylvester Auditorium features an elevated stage, projection facilities and equipment, controlled lighting, sound system, lectern and an assistive listening system.

Occupant(s) and Use(s)

Students, staff and guests. Used as a classroom building with offices and a stock room.

Functionality Assessment

Satisfactory.

Other Building Issues

Computer lab is undersized. Current keying system is not secure.

Future Building Plans

Computer lab expansion. Elevator addition.

Code and Health/Safety

.

Architectural

Exterior caulking is deteriorating and the exterior should be painted. Retaining wall is failing.

Mechanical

Electrical

No emergency power.

Communication

Limited internet bandwidth.

Plumbing

Toilet and urinal fixtures are old and should be replaced to eliminate sanitary and maintenance issues. Electric water coolers should be replaced with bottle filler units.

Conveying

No elevator.

Equipment and Furnishings

No current issues.

Building Name	Treehaven Okray Lodge – Dormitory #1
Building No.	285-0K-9303
Building Type	B17 Field Stations - Building

			AG	UG
Constructed	1985	**Floors**	1	0
Addition(s)				

ASF 3,342 **GSF** 6,745 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**ii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Built in , the Okray Lodge is located at the Treehaven Center in Tomahawk, WI. Treehaven is a natural resources education, conference and research center and home to the College of Natural Resources Summer Field Techniques program. The Okray Lodge provides lodging facilities (107 total beds) in two dormitories for Treehaven guests.

Occupant(s) and Use(s)

Students, staff and guests for student and guest lodging.

Functionality Assessment

Satisfactory.

Other Building Issues

The exterior rooms (101, 111, 201, 202, 210 and 211) are poorly insulated and are very cold during the winter months. Current keying system is not secure.

Future Building Plans

None

Code and Health/Safety

No current issues.

Architectural

Exterior caulking is deteriorating and the exterior should be painted.

Mechanical

No current issues.

Electrical

No emergency power

Communication

Limited internet bandwidth.

Plumbing

No current issues.

Conveying

No elevator.

Equipment and Furnishings

No current issues.

Building Name	Treehaven Dormitory #2
Building No.	285-0K-9304
Building Type	B17 Field Stations - Building
Constructed	1985
Addition(s)	

	AG	UG
Floors	1	0

ASF 3,325 **GSF** 6,775 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW **ELEC** **C. AIR** **WATER**
HPS **FIBER** **N. GAS** **SEWER**

HISTORICAL

US ☐
WI ☐

B	FUNCTIONAL RATING	PHYSICAL RATING	ii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Built in , the Okray Lodge is located at the Treehaven Center in Tomahawk, WI. Treehaven is a natural resources education, conference and research center and home to the College of Natural Resources Summer Field Techniques program. The Okray Lodge provides lodging facilities (107 total beds) in two dormitories for Treehaven guests.

Occupant(s) and Use(s)

Students, staff and guests for student and guest lodging.

Functionality Assessment

Satisfactory.

Other Building Issues

The exterior rooms (101, 111, 201, 202, 210 and 211) are poorly insulated and are very cold during the winter months. Current keying system is not secure.

Future Building Plans

None

Code and Health/Safety

No current issues.

Architectural

Exterior caulking is deteriorating and the exterior should be painted.

Mechanical

No current issues.

Electrical

No emergency power

Communication

Limited internet bandwidth.

Plumbing

No current issues.

Conveying

No elevator.

Equipment and Furnishings

No current issues.

Building Name	Treehaven Sewage System
Building No.	285-0K-9307
Building Type	N12 Utility – Non-Building

Constructed Addition(s)		**Floors**	**AG** 1 **UG** 0

ASF **GSF** **GPR** **%** **PR** 100 **%**

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

A	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**i**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Sewage System is located at the Treehaven Natural Resources Education Center in Tomahawk, WI

Occupant(s) and Use(s)

Septic system for the Fern Young Cottage, Vallier Classroom Center, Irvin L. Young Lodge, Okray Lodge (Living Center A), Dormitory #2 (Living Center B) and the White Pine Lodge.

Functionality Assessment

Good.

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

The septic system (includes tanks, drain field and lift station) is inspected and pumped on an annual basis.

Architectural

Not applicable.

Mechanical

Not applicable.

Electrical

No current issues.

Communication

Not applicable.

Plumbing

No current issues.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	Treehaven Camp Manager House
Building No.	285-0K-9308
Building Type	B17 Field Stations - Building

Constructed	1982		**AG**	**UG**	
Addition(s)		**Floors**	1	0	

ASF		**GSF**	2,768	**GPR**		**%**	**PR** 100 **%**

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**		**C. AIR**		**WATER**		**US** ☐
HPS		**FIBER**		**N. GAS**		**SEWER**		**WI** ☐

A	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**i**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Camp Manager's House (Kerr House) is located at the Treehaven Natural Resources Education Center in Tomahawk, WI. Treehaven is a natural resources education, conference and research center and home to the College of Natural Resources Summer Field Techniques program. It was the first building on the Treehaven property.

Occupant(s) and Use(s)

Assistant director on-site residence.

Functionality Assessment

Good.

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

Tankless water heater.

Electrical

No emergency power.

Communication

Limited internet bandwidth.

Plumbing

Separate septic system.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	Treehaven Hiram Krebs Maintenance Garage
Building No.	285-0K-9309
Building Type	B17 Field Stations - Building
Constructed	1982
Addition(s)	

	AG	UG
Floors	1	0

ASF 1,315 **GSF** 1,423 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW **ELEC** **C. AIR** **WATER**
HPS **FIBER** **N. GAS** **SEWER**

HISTORICAL

US ☐
WI ☐

B	FUNCTIONAL RATING	PHYSICAL RATING	ii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Hiram Krebs Maintenance Garage is located at the Treehaven Natural Resources Education Center in Tomahawk, WI. Treehaven is a natural resources education, conference and research center and home to the College of Natural Resources Summer Field Techniques program.

Occupant(s) and Use(s)

Staff uses it as a workshop, storage and office space.

Functionality Assessment

Satisfactory.

Other Building Issues

No current issues.

Future Building Plans

Three-vehicle garage addition is desired.

Code and Health/Safety

No safety shower. No flammable cabinet.

Architectural

Exterior painting is failing.

Mechanical

No current issues.

Electrical

No emergency power

Communication

Limited internet bandwidth.

Plumbing

Septic system needs inspection.

Conveying

No current issues

Equipment and Furnishings

No current issues.

Building Name	Treehaven Fern Young Cottage
Building No.	285-0K-9310
Building Type	B17 Field Stations - Building
Constructed	1988
Addition(s)	

	AG	UG
Floors	1	0

ASF 1,830 **GSF** 1,460 **GPR** 100 % **PR** 0 %

CENTRAL UTILITY CONNECTIONS

CW **ELEC** **C. AIR** **WATER**
HPS **FIBER** **N. GAS** **SEWER**

HISTORICAL

US ☐
WI ☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**ii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Fern Young Lodge is located at the Treehaven Center in Tomahawk, WI. Treehaven is a natural resources education, conference and research center and home to the College of Natural Resources Summer Field Techniques program. There are seven (7) bedrooms (12 total beds), four (4) bathrooms, living room, kitchen, laundry and storage rooms.

Occupant(s) and Use(s)

Students, staff and guests for lodging.

Functionality Assessment

Satisfactory.

Other Building Issues

Current keying system is not secure.

Future Building Plans

None

Code and Health/Safety

No current issues.

Architectural

Exterior paint is failing. Exterior deck and railing are deteriorating and should be replaced.

Mechanical

Newer gas furnace and water heater.

Electrical

No emergency power.

Communication

No current issues

Plumbing

Conveying

No elevator.

Equipment and Furnishings

No current issues.

Building Name	Treehaven Storage Building #1 (Waters Shed)
Building No.	285-0K-9321
Building Type	B17 Field Stations - Building
Constructed	2000
Addition(s)	

	AG	UG
Floors	1	0

ASF 0 **GSF** 2,440 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW **ELEC** **C. AIR** **WATER**
HPS **FIBER** **N. GAS** **SEWER**

HISTORICAL

US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Storage Building #1 (Waters Shed) is located at the Treehaven Center in Tomahawk, WI. Treehaven is a natural resources education, conference and research center and home to the College of Natural Resources Summer Field Techniques program

Occupant(s) and Use(s)

Students and staff use the building to store College of Natural Resources (CNR) boats, outboard motors, wildlife rafts, nets and other equipment.

Functionality Assessment

Good

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

Not applicable.

Electrical

No emergency power.

Communication

No current issues.

Plumbing

Not applicable.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	Treehaven Storage Building #2 (Maintenance Shed)
Building No.	285-0K-9322
Building Type	B17 Field Stations - Building
Constructed	2002
Addition(s)	

	AG	UG
Floors	1	0

ASF 0 **GSF** 1,040 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW **ELEC** **C. AIR** **WATER**
HPS **FIBER** **N. GAS** **SEWER**

HISTORICAL

US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Storage Building #2 (Maintenance Shed) is located at the Treehaven Natural Resources Education Center in Tomahawk, WI. Treehaven is a natural resources education, conference and research center and home to the College of Natural Resources Summer Field Techniques program

Occupant(s) and Use(s)

Staff uses it for the storage of vehicles and maintenance equipment. A sawmill is attached at the back of the building.

Functionality Assessment

Good

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

Not applicable.

Electrical

No emergency power.

Communication

No current issues

Plumbing

Not applicable.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	Treehaven White Pine Cabin (Stahmer Cabin)
Building No.	285-0K-9330A
Building Type	B17 Field Stations - Building
Constructed	2004
Addition(s)	

	AG	UG
Floors	1	0

ASF **GSF** 876 **GPR** **%** **PR** 100 **%**

CENTRAL UTILITY CONNECTIONS **HISTORICAL**

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

US ☐ **WI** ☐

A	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**i**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The White Pine Cabin is located at the Treehaven Natural Resources Education Center in Tomahawk, WI. It consists of two cabins, Vallier Cabin and Stahmer Cabin. Each cabin has two (2) bedrooms each with a private bath, a common living area and a kitchenette.

Occupant(s) and Use(s)

Students, staff and guests for lodging.

Functionality Assessment

Good

Other Building Issues

Current keying system is not secure.

Future Building Plans

Investigate potential repurposing of second floor.

Code and Health/Safety

No current issues.

Architectural

Some roof leaking issues.

Mechanical

No current issues.

Electrical

No emergency power.

Communication

Limited internet bandwidth.

Plumbing

No current issues.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	Treehaven White Pine Cabin – Vallier Cabin
Building No.	285-0K-9330B
Building Type	B17 Field Stations - Building
Constructed	2004
Addition(s)	

	AG	UG
Floors	1	0

ASF **GSF** 989 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW **ELEC** **C. AIR** **WATER**
HPS **FIBER** **N. GAS** **SEWER**

HISTORICAL

US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The White Pine Cabin is located at the Treehaven Natural Resources Education Center in Tomahawk, WI. It consists of two cabins, Vallier Cabin and Stahmer Cabin. Each cabin has two (2) bedrooms each with a private bath, a common living area and a kitchenette.

Occupant(s) and Use(s)

Students, staff and guests for lodging.

Functionality Assessment

Good

Other Building Issues

Current keying system is not secure.

Future Building Plans

Investigate potential repurposing of second floor.

Code and Health/Safety

No current issues.

Architectural

Some roof leaking issues.

Mechanical

No current issues.

Electrical

No emergency power

Communication

Limited internet bandwidth.

Plumbing

No current issues.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name Treehaven Well House #1
Building No. 285-0K-9350
Building Type B17 Field Stations - Building

			AG	UG
Constructed	2013	**Floors**	1	0
Addition(s)				

ASF 0 **GSF** 617 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History
Well House #1 is located at the Treehaven Natural Resources Education Center in Tomahawk, WI

Occupant(s) and Use(s)
Staff. Contains the Treehaven water system, pumps, treatment system and controls.

Functionality Assessment
Good

Other Building Issues
No current issues.

Future Building Plans
Installation of an emergency generator for well system and lift station.

Code and Health/Safety
No current issues.

Architectural
No current issues.

Mechanical
No current issues.

Electrical
No emergency power.

Communication
No current issues

Plumbing
No current issues.

Conveying
Not applicable.

Equipment and Furnishings
No current issues.

Building Name	CWES Sunset Lodge
Building No.	285-0K-9501
Building Type	B17 Field Stations - Building

		AG	UG
Constructed	1928		
Addition(s)	2005	**Floors** 1	1

ASF 4,975 **GSF** 5,467 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**ii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Sunset Lodge is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. Sunset Lodge provides dining facilities for up to 112 guests.

Occupant(s) and Use(s)

Students, staff and guests.

Functionality Assessment

Good, but there is a need for more office, kitchen and storage space.

Other Building Issues

No current issues.

Future Building Plans

Addition to the northeast for office, kitchen and storage space.

Code and Health/Safety

Building is ADA accessible. Used as a storm shelter.

Architectural

Water leaks into basement. Stairs need replacement. Windows are single-pane and very inefficient.

Mechanical

Kitchen exhaust system is inadequate. Walk-in cooler is outdated and requires much maintenance. Make-up air systems (including bathroom filters) are inadequate. Office ventilation is inadequate and results in poor air quality.

Electrical

No emergency power. Light fixtures are energy inefficient and problems with fluorescent ballasts. Exterior lighting is inefficient.

Communication

Wireless service provided.

Plumbing

No current issues.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Sunset Lodge Addition
Building No.	285-0K-9501A
Building Type	B17 Field Stations - Building
Constructed Addition(s)	2005

	AG	UG
Floors	1	0

ASF 2,925 **GSF** 3,717 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

A	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**i**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Sunset Lodge is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. Construction of an addition was completed in 2005 and included office, dining, meeting and restroom space. Sunset Lodge provides dining facilities for up to 112 guests.

Occupant(s) and Use(s)

Students, staff and guests.

Functionality Assessment

Good

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

Building is ADA accessible.

Architectural

No current issues.

Mechanical

There are two (2) furnaces that are 10+ years of age and have some water leaks.

Electrical

No emergency power. Light fixtures are energy inefficient and problems with fluorescent ballasts. Exterior lighting is inefficient.

Communication

Wireless service provided.

Plumbing

No current issues.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Becker Lodge
Building No.	285-0K-9502
Building Type	B17 Field Stations - Building
Constructed	1956
Addition(s)	

	AG	UG
Floors	1	0

ASF 715 **GSF** 782 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**ii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Becker Lodge is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. Becker Lodge provides.

Occupant(s) and Use(s)

Students, staff and guests.

Functionality Assessment

Good

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

Building is not ADA accessible.

Architectural

Windows replaced in 2013. No insulation.

Mechanical

No mechanical system.

Electrical

No emergency power. Electric baseboard heat replaced wood stove.

Communication

No current issues.

Plumbing

No plumbing system.

Conveying

No current issues.

Equipment and Furnishings

No current issues.

Building Name	CWES Health Lodge
Building No.	285-0K-9503
Building Type	B17 Field Stations - Building
Constructed	1955
Addition(s)	

	AG	UG
Floors	1	0

ASF 296 **GSF** 395 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

D	FUNCTIONAL RATING	PHYSICAL RATING	iv

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Health Lodge is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. The Health Lodge provides medical services.

Occupant(s) and Use(s)

Students, staff and guests. Two rooms provided sleeping accommodations and an infirmary.

Functionality Assessment

Poor.

Other Building Issues

Functioning restroom is needed to serve patients.

Future Building Plans

Addition or reconfiguration of current space for appropriate restroom facilities.

Code and Health/Safety

Building is ADA accessible, but does not meet some building codes. Does not provide separate rooms for the infirmed.

Architectural

Little insulation. Windows are inefficient.

Mechanical

No ventilation.

Electrical

No emergency power. Electric baseboard heat.

Communication

No current issues

Plumbing

No restroom due to abandonment of the septic system issues. Composting toilet installed.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Nelson Lodge
Building No.	285-0K-9504
Building Type	B17 Field Stations - Building
Constructed	1895
Addition(s)	

	AG	UG
Floors	1	0

ASF 456 **GSF** 524 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

D	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iv**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Nelson Lodge is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. Nelson Lodge is the original farmhouse located on the property.

Occupant(s) and Use(s)

Occasional classroom use for staff and guests.

Functionality Assessment

Structural concerns with the second floor. Building is more historical than educational.

Other Building Issues

No current issues.

Future Building Plans

Study needs to be completed to identify potential use.

Code and Health/Safety

Building is not ADA accessible.

Architectural

Interior finishes are deteriorating. Little insulation.

Mechanical

No mechanical heating or cooling is provided. Wood stove provides heat.

Electrical

No emergency power. Lighting is antiquated and unreliable.

Communication

Plumbing

No plumbing system is provided.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Residence
Building No.	285-0K-9505
Building Type	B17 Field Stations - Building
Constructed	1976
Addition(s)	

	AG	UG
Floors	1	0

ASF 905 **GSF** 1,765 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**ii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Director's Cottage is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. It provides residential facilities for the director and family.

Occupant(s) and Use(s)

Director housing.

Functionality Assessment

Satisfactory.

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

Building is not ADA accessible.

Architectural

Partially finished basement. Some water issues in basement.

Mechanical

No mechanical system provided.

Electrical

No emergency power. Electric baseboard heat.

Communication

No current issues.

Plumbing

Hard water is difficult on pipes and fixtures. Soft water system is desired. Connected to new bath house plumbing system.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Fox Lodge
Building No.	285-0K-9506
Building Type	B17 Field Stations - Building
Constructed	1954
Addition(s)	

	AG	UG
Floors	1	0

ASF 128 **GSF** 684 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Fox Lodge is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. The Fox Den provides classroom space. Original bath house converted to classroom.

Occupant(s) and Use(s)

Students, staff and guests.

Functionality Assessment

Good

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

Building is not ADA accessible.

Architectural

Remodeled in 2014 and included new roof and insulation.

Mechanical

No mechanical system provided.

Electrical

No emergency power. Electric baseboard heat.

Communication

No current issues.

Plumbing

Old septic system abandoned. No plumbing is provided.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Bath House #1
Building No.	285-0K-9507
Building Type	B17 Field Stations - Building

		AG	UG
Constructed	1954		
Addition(s)		**Floors** 1	0

ASF 0 **GSF** 1,034 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

B	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**ii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Bath House #1 is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. Bath House #1 provides toilet and shower facilities for guests.

Occupant(s) and Use(s)

Guest toilet and shower facilities.

Functionality Assessment

Good

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

No mechanical system provided.

Electrical

No emergency power. In-floor electric heat.

Communication

No current issues.

Plumbing

Separate septic system.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Maintenance Building
Building No.	285-0K-9508
Building Type	B17 Field Stations – Building
Constructed	1979
Addition(s)	

	AG	UG
Floors	1	0

ASF 1,002 **GSF** 1,090 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW **ELEC** **C. AIR** **WATER**
HPS **FIBER** **N. GAS** **SEWER**

HISTORICAL

US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Maintenance Building is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. The Maintenance Building provides shops and storage for supplies and equipment.

Occupant(s) and Use(s)

Maintenance staff.

Functionality Assessment

Good

Other Building Issues

More space needed to store pontoon boats, canoes, tractor, truck and furniture inside.

Future Building Plans

None

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

Geothermal heating.

Electrical

No emergency power.

Communication

No phone lines.

Plumbing

No restroom.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Elda Bark Walker Lodge
Building No.	285-0K-9509
Building Type	B17 Field Stations - Building

			AG	UG
Constructed / Addition(s)	1979	**Floors**	1	0

ASF	2,297	**GSF**	3,504	**GPR**		**%**	**PR** 100 **%**

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

C	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Walker Lodge is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. Walker Lodge provides lodging, restrooms, showers and meeting space for up to 48 guests.

Occupant(s) and Use(s)

Students, staff and guests.

Functionality Assessment

Conditional – some improvements are necessary for program support.

Other Building Issues

Very energy inefficient.

Future Building Plans

None

Code and Health/Safety

Building is ADA accessible. Some mold concerns due to moisture in building.

Architectural

Roof leaks evident in bathrooms. Shingles fall off on front roof. Carpet is difficult to maintain and is replaced frequently. Passive solar system was repaired and is now operating.

Mechanical

Gas furnace provides heat but is old and unreliable. Air-conditioning is provided but with no fresh air.

Electrical

No emergency power.

Communication

Wireless service is provided.

Plumbing

No current issues.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Anderson Lodge
Building No.	285-0K-9510
Building Type	B17 Field Stations - Building
Constructed	1980
Addition(s)	

	AG	UG
Floors	1	0

ASF 1,350 **GSF** 1,453 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW **ELEC** **C. AIR** **WATER**
HPS **FIBER** **N. GAS** **SEWER**

HISTORICAL

US ☐
WI ☐

B	FUNCTIONAL RATING	PHYSICAL RATING	ii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Anderson Lodge is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. Anderson Lodge provides classroom and lounge facilities for up to 24 guests.

Occupant(s) and Use(s)

Students, faculty, staff and guests.

Functionality Assessment

Good

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

Building is not ADA accessible.

Architectural

Little insulation. Windows replaced.

Mechanical

Heat is provided by a wood burning stove.

Electrical

No emergency power.

Communication

Wireless service is provided.

Plumbing

No plumbing is provided.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Pavilion
Building No.	285-0K-9512
Building Type	N17 Field Stations – Non-Building
Constructed	1983
Addition(s)	

	AG	UG
Floors	1	0

ASF 0 **GSF** 396 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Pavilion is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975.

Occupant(s) and Use(s)

Students, staff and guests.

Functionality Assessment

Good

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

No mechanical system provided.

Electrical

No electrical system provided.

Communication

Not applicable.

Plumbing

No plumbing system provided.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Sunrise Classroom
Building No.	285-0K-9513
Building Type	B17 Field Stations - Building

			AG	UG
Constructed	2001	**Floors**	1	0
Addition(s)				

ASF	963	**GSF**	1,071	**GPR**	%	**PR**	100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

A	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**i**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Sunrise Classroom is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. The Sunrise Classroom provides educational space. Original maintenance building.

Occupant(s) and Use(s)

Students, staff and guests.

Functionality Assessment

Good

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

Building is ADA accessible.

Architectural

Windows and roof replaced.

Mechanical

No mechanical system provided. Some moisture issues in the summer. Two (2) window air-conditioners installed.

Electrical

No emergency power. Electric baseboard heat.

Communication

No current issues

Plumbing

No plumbing is provided.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Maple Cabin
Building No.	285-0K-9522
Building Type	B17 Field Stations - Building
Constructed	1937
Addition(s)	

	AG	UG
Floors	1	0

ASF 232 **GSF** 293 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW **ELEC** **C. AIR** **WATER**
HPS **FIBER** **N. GAS** **SEWER**

HISTORICAL

US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Maple Cabin is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. The Maple Cabin provides office facilities for staff. Interior renovation of the Maple Cabin occurred in 2015. Original Boy Scout camp cabin.

Occupant(s) and Use(s)

Students, staff and guests at

Functionality Assessment

Good

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

Building is ADA accessible.

Architectural

Newer floors, insulation and ceiling.

Mechanical

No mechanical heating or cooling.

Electrical

Electric baseboard heat provided. No emergency power.

Communication

No current issues

Plumbing

No plumbing system is provided.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Oak Cabin
Building No.	285-0K-9523
Building Type	B17 Field Stations - Building
Constructed	1937
Addition(s)	

	AG	UG
Floors	1	0

ASF 178 **GSF** 197 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

D	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iv**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Oak Cabin is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. The Oak Cabin provides lodging facilities for up to four (4) guests. Original Boy Scout camp cabin.

Occupant(s) and Use(s)

Staff housing.

Functionality Assessment

Good

Other Building Issues

No current issues.

Future Building Plans

Repurpose as an office building.

Code and Health/Safety

Building is not ADA accessible.

Architectural

Door and windows need to be replaced and insulation added. Newer roof.

Mechanical

No mechanical system provided.

Electrical

No emergency power. Electric baseboard heat. New electrical service run from bath house project in 2015.

Communication

Emergency/convenience phones desired.

Plumbing

No plumbing system provided.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Cherry Cabin
Building No.	285-0K-9524
Building Type	B17 Field Stations - Building

			AG	UG
Constructed	1937	**Floors**	1	0
Addition(s)				

ASF 178 **GSF** 197 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

D	FUNCTIONAL RATING	PHYSICAL RATING	iv

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Cherry Cabin is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. The Cherry Cabin provides lodging facilities for up to four (4) staff. Original Boy Scout camp cabin.

Occupant(s) and Use(s)

Staff housing.

Functionality Assessment

Poor.

Other Building Issues

No current issues.

Future Building Plans

Desire renovation similar to that performed on the Maple Cabin.

Code and Health/Safety

Building is not ADA accessible.

Architectural

Windows, door, roof and interior finishes are antiquated.

Mechanical

No mechanical system provided.

Electrical

No emergency power.

Communication

Emergency/courtesy phones desired.

Plumbing

No plumbing system provided.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Spruce Cabin
Building No.	285-0K-9525
Building Type	B17 Field Stations - Building

			AG	UG
Constructed	1989	**Floors**	1	0
Addition(s)				

ASF 348 **GSF** 360 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

C	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Spruce Cabin is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. The Spruce Cabin provides lodging facilities for up to eight (8) guests.

Occupant(s) and Use(s)

Students, staff and guests.

Functionality Assessment

Good

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

No mechanical system provided.

Electrical

No emergency power. Electric baseboard heat.

Communication

Emergency/courtesy phones desired.

Plumbing

No plumbing system provided.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Hemlock Cabin
Building No.	285-0K-9526
Building Type	B17 Field Stations - Building
Constructed	1985
Addition(s)	

	AG	UG
Floors	1	0

ASF 348 **GSF** 360 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

C	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Hemlock Cabin is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. The Hemlock Cabin provides lodging facilities for up to four (4) guests.

Occupant(s) and Use(s)

Guest housing.

Functionality Assessment

Good

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

No mechanical system provided.

Electrical

No emergency power.

Communication

Emergency/courtesy phones desired.

Plumbing

No plumbing system provided.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Fir Cabin
Building No.	285-0K-9527
Building Type	B17 Field Stations - Building
Constructed	1986
Addition(s)	

	AG	UG
Floors	1	0

ASF 672 **GSF** 800 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW **ELEC** **C. AIR** **WATER**
HPS **FIBER** **N. GAS** **SEWER**

HISTORICAL

US ☐
WI ☐

C	FUNCTIONAL RATING	PHYSICAL RATING	iii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Fir Cabin is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. The Fir Cabin provides lodging facilities for up to four (4) guests.

Occupant(s) and Use(s)

Guest housing.

Functionality Assessment

Conditional.

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

Building is not ADA accessible.

Architectural

Basement could be used for storage if water issues are resolved.

Mechanical

No mechanical system provided.

Electrical

No emergency power

Communication

Emergency/courtesy phones desired.

Plumbing

No plumbing system provided.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES White Pine Cabin
Building No.	285-0K-9528
Building Type	B17 Field Stations - Building

Constructed	1986		
Addition(s)		**Floors**	**AG** 1 **UG** 0

ASF 672 **GSF** 800 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW **ELEC** **C. AIR** **WATER**
HPS **FIBER** **N. GAS** **SEWER**

HISTORICAL

US ☐
WI ☐

C	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The White Pine Cabin is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. The White Pine Cabin provides lodging facilities for up to four (4) guests.

Occupant(s) and Use(s)

Guest housing.

Functionality Assessment

Conditional.

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

Building is not ADA accessible.

Architectural

Basement could be used for storage if water issues are resolved. Whole log siding is failing and should be replaced with half log siding.

Mechanical

No mechanical system provided.

Electrical

No emergency power.

Communication

Emergency/courtesy phones desired.

Plumbing

No plumbing system provided.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Beach Front Boathouse
Building No.	285-0K-9531
Building Type	B17 Field Stations - Building
Constructed	1988
Addition(s)	

	AG	UG
Floors	1	0

ASF 103 **GSF** 118 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW **ELEC** **C. AIR** **WATER**
HPS **FIBER** **N. GAS** **SEWER**

HISTORICAL

US ☐
WI ☐

B	FUNCTIONAL RATING	PHYSICAL RATING	ii

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Beach Front Boathouse is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. The Beach Front Boathouse provides storage of boats.

Occupant(s) and Use(s)

Students, staff and guests.

Functionality Assessment

Satisfactory.

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

No current issues.

Architectural

More storage space needed for boats.

Mechanical

No mechanical system provided.

Electrical

No emergency power

Communication

No current issues

Plumbing

No plumbing system provided.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Cedar Cabin
Building No.	285-0K-9532
Building Type	B17 Field Stations - Building
Constructed	1988
Addition(s)	

	AG	UG
Floors	1	0

ASF 178 **GSF** 197 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

C	**FUNCTIONAL RATING**	**PHYSICAL RATING**	**iii**

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Cedar Cabin is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. The Cedar Cabin provides lodging facilities for up to four (4) guests.

Occupant(s) and Use(s)

Students, staff and guests.

Functionality Assessment

Conditional.

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

Building is not ADA accessible.

Architectural

No current issues.

Mechanical

No mechanical system provided.

Electrical

No emergency power.

Communication

Emergency/courtesy phones desired.

Plumbing

No plumbing system provided.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES West Bath House
Building No.	285-0K-9550
Building Type	B17 Field Stations - Building
Constructed	2015
Addition(s)	

	AG	UG
Floors	1	0

ASF 905 **GSF** 1,503 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW **ELEC** **C. AIR** **WATER**
HPS **FIBER** **N. GAS** **SEWER**

HISTORICAL

US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The West Bath House is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. The West Bath House provides toilet and shower facilities for students staff and guests. There is also a laundry room, staff room and mechanical room.

Occupant(s) and Use(s)

Toilet and shower facilities for guests. Staff break room and toilet/shower room.

Functionality Assessment

Excellent.

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

Building is ADA accessible.

Architectural

No current issues.

Mechanical

No current issues.

Electrical

No emergency power.

Communication

No current issues.

Plumbing

No current issues.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	CWES Shaw Cabin
Building No.	285-0K-9551
Building Type	B17 Field Stations - Building
Constructed	2015
Addition(s)	

	AG	UG
Floors	1	0

ASF 600 **GSF** 669 **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

Shaw Cabin is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975. Shaw Cabin provides lodging for twelve (12) guests..

Occupant(s) and Use(s)

Guest housing.

Functionality Assessment

Excellent.

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

Building is ADA accessible.

Architectural

No current issues.

Mechanical

No current issues.

Electrical

No emergency power.

Communication

Emergency/courtesy phones desired.

Plumbing

No plumbing system provided.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name CWES Chicken Coop
Building No. 285-0K-9560
Building Type B17 Field Stations - Building

Constructed / Addition(s) 19

Floors	AG	UG
	1	0

ASF **GSF** **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW **ELEC** **C. AIR** **WATER**
HPS **FIBER** **N. GAS** **SEWER**

HISTORICAL
US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History
The Chicken Coop is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975.

Occupant(s) and Use(s)
Chickens are housed in the coop and provide eggs for meals.

Functionality Assessment
Good

Other Building Issues
No current issues.

Future Building Plans
None

Code and Health/Safety
No issues.

Architectural
No issues.

Mechanical
No heating or cooling services are provided.

Electrical
Heat lamp provided during winter months.

Communication
No communication services are provided.

Plumbing
No plumbing services are provided.

Conveying
Not applicable.

Equipment and Furnishings
No issues.

Building Name CWES Wood Shed
Building No. 285-0K-9561
Building Type B17 Field Stations - Building

Constructed Addition(s)		Floors	AG	UG
			1	0

ASF **GSF** **GPR** % **PR** 100 %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Wood Shed is located at the Central Wisconsin Environmental Station (CWES) in Amherst Junction, WI. CWES is a 200 acre teaching and learning center and an integral part of the College of Natural Resources since 1975.

Occupant(s) and Use(s)

Wood is stored in the shed for use in wood stoves.

Functionality Assessment

Good

Other Building Issues

No current issues.

Future Building Plans

None

Code and Health/Safety

No current issues.

Architectural

No current issues.

Mechanical

No heating or cooling services are provided.

Electrical

No issues.

Communication

No communication services are provided.

Plumbing

No plumbing services are provided.

Conveying

Not applicable.

Equipment and Furnishings

No issues.

Building Name	Northern Aquaculture Demonstration Facility
Building No.	285-0K-9701
Building Type	B16 Agricultural Research Stations - Building
Constructed	2004
Addition(s)	

	AG	UG
Floors	1	0

ASF 8,600 **GSF** 8,682 **GPR** 100 % **PR** %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The Northern Aquaculture Demonstration Facility (NADF) is located in Bayfield, WI. NADF is a 20 acre center that promotes sustainable aquaculture among the public, private and tribal sectors through technology transfer, applied research, demonstration and outreach. The NADF provides fish tanks for research and instruction, office, hazardous material storage, storage and restrooms. The building and equipment is over 10 years old and starting to show signs of needing more maintenance and replacement.

Occupant(s) and Use(s)

Full time and USTE staff, students and guests. For research and demonstration projects related to aquaculture and fisheries. Tours are routinely given as well to a variety of visitors.

Functionality Assessment

Good.

Other Building Issues

Drainage issues. See following info under other headings.
One (1) Reznor heating unit needs replacement.

Future Building Plans

Addition of dormitory and housing area for students.

Code and Health/Safety

No current issues.

Architectural

Lack of drain tile around building is causing cracking and heaving issues with sidewalks and pads. Entrance doors and locksets are worn out. Sewer vents thru roof are deteriorating. Winter ice causes issues.

Mechanical

Replacement of Makeup Air Units scheduled for 2016.
(1) Reznor heating unit needs replacement.

Electrical

Diesel fueled 125KW backup generator.

Communication

Internet speed and connections issues back to UWSP.

Plumbing

Well #2 water supply line is buried too shallow. Lack of drain tile around building needs to be addressed. Normal maintenance and upgrades as needed.

Conveying

Not applicable.

Equipment and Furnishings

Normal maintenance issues. Outdoor fish ponds require new valves and maintenance.

Building Name	NADF Shed and Wellhouse #1
Building No.	285-0K-9710
Building Type	B12 Utility - Building
Constructed / Addition(s)	2004

	AG	UG
Floors	1	0

ASF	1,400	**GSF**	1,552	**GPR**	100 %	**PR** %

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The NADF Shed and Wellhouse #1 is located at the Northern Aquaculture Demonstration Facility (NADF) in Bayfield, WI. NADF is a center that promotes sustainable aquaculture among the public, private and tribal sectors through technology transfer, applied research, demonstration and outreach. The NADF Shed and Wellhouse #1 houses a 50hp 12" well which provides freshwater for fish use at the NADF and storage for 4520 John Deer Tractor, walk-in freezer, boiler system, and various plumbing and other related equipment for operation of the facility. The wellhouse also houses electrical equipment for well operation and monitoring

Occupant(s) and Use(s)

Tractor storage, well shed and related equipment. Work area with bench and power tools. Various plumbing, hardware and equipment storage.

Functionality Assessment

Good.

Other Building Issues

Heaving concrete pads near building due to no drainage tile and frost.

Future Building Plans

None

Code and Health/Safety

Heaving concrete pads.

Architectural

No current issues.

Mechanical

Would like to explore alternative solar heating for assisting fish heated water supply system. Need to install valves between well house lines for isolation.

Electrical

125KW backup generator is tied into this building.

Communication

No current issues.

Plumbing

No current issues.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.

Building Name	NADF Wellhouse #2
Building No.	285-0K-9711
Building Type	B12 Utility - Building

Constructed	2004				**AG**	**UG**			
Addition(s)				**Floors**	1	0			
ASF	0	**GSF**	220	**GPR**	100	%	**PR**		%

CENTRAL UTILITY CONNECTIONS

CW		**ELEC**		**C. AIR**		**WATER**	
HPS		**FIBER**		**N. GAS**		**SEWER**	

HISTORICAL

US ☐
WI ☐

A	FUNCTIONAL RATING	PHYSICAL RATING	i

Building Profile ratings based on the Postsecondary Education Facilities Inventory and Classification Manual (FICM): 2006 Edition

Background and History

The NADF Wellhouse #2 is located at the Northern Aquaculture Demonstration Facility (NADF) in Bayfield, WI. NADF is a center that promotes sustainable aquaculture among the public, private and tribal sectors through technology transfer, applied research, demonstration and outreach. The NADF Wellhouse #2 houses a 50hp submersible pump 12" casing that provides freshwater for fish use at the NADF. The wellhouse also houses electrical equipment for well operation and monitoring.

Occupant(s) and Use(s)

Staff.

Functionality Assessment

Good.

Other Building Issues

No current issues.

Future Building Plans

None.

Code and Health/Safety

.No current issues.

Architectural

Minor damage to siding.

Mechanical

No current issues.

Electrical

Emergency generator backup is connected.

Communication

No current issues.

Plumbing

No current issues.

Conveying

Not applicable.

Equipment and Furnishings

No current issues.