

**2015
COMPREHENSIVE PERMANENT
IMPROVEMENT PLAN
(CPIP)**



The Citadel

The Military College of South Carolina
Charleston, South Carolina

Prepared by: Col Ben Wham
Associate Vice President from Facilities & Engineering
Date: 24 February 2015

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP): COVER SHEET

AGENCY NUMBER: H09 NAME: The Citadel

1. CPIP SUBMISSION AUTHORIZATION ON AVAILABILITY OF FUNDS

This submission presents this agency's Comprehensive Permanent Improvement Plan (CPIP) for fiscal years 2015-16, 2016-17, and for the following three fiscal years (2017-18, 2018-19, 2019-20). The plan includes all permanent improvements (as defined in the Budget and Control Board's Part I Manual and in Code Section 2-47-50) which are projected and proposed for those years by this agency as of the date this document is signed.

The submission of this Comprehensive Plan is authorized by the undersigned who certifies that the information presented is true and correct.

Signature Benjamin Wham II, PE
 Typed Name Colonel Benjamin Wham II
 Title AVP for Facilities & Engineering
 Date February 24, 2015

2. CERTIFICATION THAT ALL FUNDS AVAILABLE HAVE BEEN APPLIED IN PLAN

We certify that all funds available to this agency from its own sources or capabilities for financing permanent improvements have been applied to projects proposed in this Plan. For 2015-16, we certify that the funds projected for expenditure are, or with reasonable certainty will be, available to this agency.

Agency Head
 Signature [Signature]
 John W. Rosa
 Lieutenant General, USAF (Retired)
 President
 Typed Name and Title

Chief Financial Officer
 Signature [Signature]
 Colonel Joseph L. Garcia
 Vice President for Finance
 Typed Name and Title

3. AGENCY CONTACT PERSON(S) ON THIS CPIP ARE:

Name Colonel Benjamin Wham II, AVP for Facilities & Engineering Phone (843) 953-5304
 Name _____ Phone _____

2014 CPIP: TABLE OF CONTENTS

This Comprehensive Plan includes the following documents arranged in the order indicated.

PART I	Page Numbers
1. Narrative Summary of the Five-Year Plan	3
2. B&CB Form C1, Financial Summary of Plan	4
3. B&CB Form C2, Listing of Projects Proposed for 2015-16	5
4. B&CB Forms C3 & C4, Projects Proposed for 2015-16	6-13
5. B&CB Form C2, Listing of Projects Proposed for 2016-17	14
6. B&CB Forms C3 & C4, Projects Proposed for 2016-17	15-18
7. B&CB Form C2, Listing of Projects Proposed for 2017-18	19
8. B&CB Form C2, Listing of Projects Proposed for 2018-19	20
9. B&CB Form C2, Listing of Projects Proposed for 2019-20	21

PART II Supporting Documentation:

10. Campus Map	22
11. _____	_____
12. _____	_____
13. _____	_____

SUBMIT ORIGINAL (UNBOUND) TO:

CAPITAL BUDGETING UNIT
 EXECUTIVE BUDGET OFFICE
 1205 PENDLETON STREET, SUITE 529
 COLUMBIA, SOUTH CAROLINA 29201

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP): NARRATIVE SUMMARY OF THE FIVE-YEAR PLAN

AGENCY NUMBER: H09

NAME: The Citadel

Page 3

<p>1. What is the condition and adequacy of your existing facilities? Demand trends? What is the total amount of your agency's maintenance needs?</p> <p>The CHE data have ranked our 77 buildings facilities as follows: 3 are "Good"; 34 are "Satisfactory"; 37 are "Fair"; 1 is "Poor"; and 2 are "Unsatisfactory". The Citadel's current official building "deferred maintenance" value for buildings is \$59,285.10 and for campus infrastructure is \$3,887,293. The Citadel strategic plan to reduce its deferred maintenance value is to spend at least \$3 million per year and we exceeded that value for the last 2 years.</p> <p>Teaching methodologies are constantly changing and this adversely impacts classrooms, laboratories, computer labs, and research centers. Facilities that were constructed during the 1930's, 1940's, and 1950's cannot support the changes in technology and collaborative teaching methodology and must be renovated and/or replaced with modern state-of-the-art learning environments in an effort to maximize the education experience for our students. These needs drive our requirement to replace Capers Hall. We will continue to monitor our deferred maintenance backlog and make every effort to continue to reduce the long list of projects. Financial assistance from the State for the sole purpose of restoring our physical plant assets will also remain a high priority in our effort to reduce deferred maintenance to acceptable levels. In addition, as the State continues to push for a more robust technologically-based economy, The Citadel is stepping up by establishing the first Mechanical Engineer under graduate degree in the Low Country.</p> <p>The Citadel has completed a Campus-Wide Energy Performance Contract and continues to explore other opportunities to reduce its energy costs.</p>	<p>2. What is your approach to maintaining existing facilities in acceptable condition? How are maintenance needs addressed? If your agency has an account dedicated to maintenance needs, what is the name of that account and what is its uncommitted balance?</p> <p>The Citadel is migrating to an Asset Management Plan approach in managing its facilities and their maintenance requirements. As part of our 2014/2015 budget, the college executed an extensive Facility Condition Assessment of all facilities and their associated subcomponents on the campus and around the Charleston Area. This assessment inspected a number of components to include the facilities' exterior, roofing, interior finishes and construction, electrical, mechanical, HVAC, and other components. The data collected is being used to develop a plan which will provide a comprehensive list of requirements to maintain and repair the facilities and infrastructure at The Citadel. This will be used in all future budget planning to provide a better representation of the funding requirements and their proper timing.</p> <p>Each building has a Building Coordinator who is responsible for ensuring that the Physical Plant is notified of any deficiencies. In addition, a Zone Maintenance technician from the Physical Plant is assigned the mission of performing routine maintenance within each facility.</p> <p>Repairs required to satisfy safety requirements, continuity of utilities services and operational requirements are satisfied first. Preventive maintenance work is routinely scheduled and accomplished by our Physical Plant. Other maintenance work is routinely scheduled and accomplished by our Physical Plant. Other maintenance, repair and minor new construction projects greater than \$1,000 are placed on a deferred maintenance list. This work is then prioritized based on established priorities of work effort, and funded as funds and/or manpower are available. Generally, our philosophy for making facility repairs is to provide a leak-free building envelope, then ensure HVAC and electrical services are operating at optimum efficiency and effectiveness. Projects and equipment that promote energy efficiency are evaluated and funded to the extent possible.</p>
<p>3. What are your facility replacement and addition needs?</p> <p>Our most significant facility need is to replace Capers Hall. This instructional building was constructed in 1949 and a wing was added during 1977. The facility is the most utilized classroom building on campus and houses Political Science, History, Criminal Justice, English, Education, Psychology, and Modern Languages. Teaching methodologies have changed significantly over the years and the existing classrooms and learning laboratories do not adequately support our educational objectives. Our next requirement is to construct a new School of Business facility. The project constructs a new 56,000 SF facility to house the School of Business. The School of Business is currently located in Bond Hall. The new building is proposed to be located to the south of Bond Hall in an area where existing housing is currently located. Some or all of these housing units may be demolished to make room for the new Business School building which will include classrooms, staff offices, conference rooms, and an auditorium capable of seating an entire academic class of cadets (750+). Once the School of Business relocates, the Education Department will move out of Capers Hall and backfill vacated space in Bond Hall. Both the New School of Business and New Capers Hall will be right-sized for their respective programs.</p>	<p>4. What is the theme of your five-year CPIP? How does it address these questions?</p> <p>The theme of our plan is to execute a comprehensive Asset Management Plan across The Citadel campus to ensure that we are budgeting, programming and executing all facility maintenance needs at the appropriate time to keep our "Good" facilities good and make our "Bad" facilities better. We will provide for the highest priority requirement first while ensuring the least disruption of educational processes. We will use design concepts, equipment, materials and procedures that maximize efficiency and effectiveness, promote energy savings, and facilitate required maintenance. The theme of this CPIP supports our responses to 1, 2 and 3 herein.</p>

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP): FINANCIAL SUMMARY OF THE FIVE-YEAR PLAN

AGENCY NUMBER: H09 NAME: The Citadel

(1)	(2) Plan Year 1 2015-16	(3) Plan Year 2 2016-17	(4) Plan Year 3 2017-18	(5) Plan Year 4 2018-19	(6) Plan Year 5 2019-20	(7) Grand Total Years 1-5
1. NUMBER OF PROPOSED PROJECTS (from Forms C2)	4.00	2.00	2.00	2.00	2.00	12
2. ESTIMATED COSTS AND PROPOSED FUND SOURCES						
0 Capital Improvement Bonds						
1 Departmental CIB						
2 Institution (Tuition) Bonds						
3 Revenue Bonds						
4 Excess Debt Service						
5 Capital Reserve Fund						
6 Appropriated State						
7 Federal						
8 Athletic						
9 Other						
TOTAL						

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP)

AGENCY NUMBER: H09

NAME: The Citadel

Page 5

PROJECT PROPOSED FOR PLAN YEAR (Check One):

1: 2015-16 <input checked="" type="checkbox"/>	2: 2016-17 <input type="checkbox"/>	3: 2017-18 <input type="checkbox"/>	4: 2018-19 <input type="checkbox"/>	5: 2019-20 <input type="checkbox"/>
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PRIORITY NUMBER	PROJECT NAME	ESTIMATED COST	PROPOSED SOURCE(S) OF FUNDS
1	Replace Duckett Hall HVAC System	1,200,000.00	State Capital Reserve Fund
2	Renovate Byrd Hall Organic Chemistry Lab (Rooms 410/412)	1,450,000.00	State Capital Reserve Fund
3	Construct New School of Business	20,700,000.00	Citadel Foundation Donor Funds
4	Construct New Capers Hall	34,372,000.00	Capital Improvement Bonds and Instituion (tuition) Bonds
5			
6			
7			
8			
9			
10			
11			
12			
13			
14			
15			
TOTAL		57,722,000.00	

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP)

Agency Number: H09 Name: The Citadel

PROJECT PROPOSED FOR PLAN YEAR (Check One):

1: 2015-16 2: 2016-17

1. Project Name: Replace Duckett Hall HVAC System
 2. Project Priority: 1 of 1 in Plan Year

3. Project Type: Replacement 100 %
 4. Facility Type: Academic 100 %

5. What is the project?

Duckett Hall was constructed in 1969 and contains approximately 23,900 square feet. The original HVAC systems are still in operation although they had an expected lifespan of only 20 years. All three HVAC systems are in poor condition and the controls are antiquated and beyond repair.

The building houses the Biology Department and contains classrooms, faculty offices, laboratories and an auditorium.

The total projected cost of this project is \$ \$1,200,000.00

Attach Form C4 for additional annual operating costs or savings for each proposed new project.

8. Total estimated project cost:

1. _____	Land Purchase	Land	_____	Acres
2. _____	Building Purchase	Floor Space:	_____	Gross Square Feet
3. <u>70,000.00</u>	Professional Services Fees			
4. _____	Equipment and/or Materials	Information Technology	\$ _____	
5. _____	Site Development			
6. _____	New Construction	Floor Space:	_____	Gross Square Feet
7. _____	Renovations - Building Interior	Floor Space:	_____	Gross Square Feet
8. <u>1,090,000.00</u>	Renovations - Utilities			
9. _____	Roofing	_____	Roof Age	
10. _____	Renovations - Building Exterior			
11. _____	Other Permanent Improvements			
12. _____	Landscaping			
13. _____	Builders Risk Insurance			
14. _____	Other Capital Outlay			
15. _____	Labor Costs			
16. _____	Bond Issue Costs			
17. _____	Other			
18. <u>40,000.00</u>	Contingency			
	<u>\$ 1,200,000.00</u>	TOTAL PROJECT BUDGET		

6. Why is the project needed?

The deteriorated condition of the existing HVAC systems has a negative effect on interior air quality for the students and faculty. System failures would preclude the use of areas of the building which would have a negative impact on learning.

7. What alternatives to this project were considered?

This project is badly needed to provide proper heating and air-conditioning in all three floors of the building. No alternative is a viable option.

9. Proposed Source of Funds

0. _____	Capital Improvement Bonds	
1. _____	Departmental CIB	
2. _____	Institution (Tuition) Bonds	
3. _____	Revenue Bonds	
4. _____	Excess Debt Service* ()	
5. <u>1,200,000.00</u>	Capital Reserve Fund	
6. _____	Appropriated State	
7. _____	Federal	
8. _____	Athletic	
9. _____	Other* (Citadel Deferred Maint. Reserve)	
	<u>\$ 1,200,000.00</u>	TOTAL

* Specify Type

10. Project Schedule (for 2015-16 only)

A. Estimated Start Date:	<u>01/01/2016</u>
B. Estimated Completion Date:	<u>06/28/2016</u>
C. Estimated Total Expenditures	
(1) In 2015-2016 Year	\$ <u>1,200,000.00</u>
(2) After 2015-2016 Year	\$ _____
(3) Total Project Cost	\$ <u>1,200,000.00</u>

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP)

Agency Number: H09 Name: The Citadel

PROJECT PROPOSED FOR PLAN YEAR (Check One): 1: 2015-16 X 2: 2016-17

1. Project Name: Renovate Organic Chemistry Labs (Rooms 410/412)

3. Project Type: Renovation 100 %

2. Project Priority: 2 of 4 in Plan Year

4. Facility Type: Academic 100 %

5. What is the project?

This project fully renovates two existing Organic Chemistry Labs on the 4th floor of Byrd Hall. The project would provide dedicated teacher fume hoods which would run continuously, new student fume hoods, increased/dedicated HVAC, electrical upgrades, overhead lighting, new safety shower and interior finishes renovations. Renovation project will provide improved teaching and learning environment with increased lab safety features and experiment capability.

Byrd Hall was constructed in 1968 and contains approximately 49,675 square feet. The building houses the Chemistry Department and contains classrooms, faculty offices, and laboratories.

The 5total projected cost of this project is \$ \$1,450,000.00.

Attach Form C4 for additional annual operating costs or savings for each proposed new project.

8. Total estimated project cost:

1.	Land Purchase	Land	Acres
2.	Building Purchase	Floor Space:	Gross Square Feet
3.	<u>50,000.00</u> Professional Services Fees		
4.	Equipment and/or Materials	Information Technology	\$
5.	Site Development		
6.	New Construction	Floor Space:	Gross Square Feet
7.	<u>722,800.00</u> Renovations - Building Interior	Floor Space:	Gross Square Feet
8.	<u>615,500.00</u> Renovations - Utilities		
9.	Roofing	Roof Age	
10.	Renovations - Building Exterior		
11.	Other Permanent Improvements		
12.	Landscaping		
13.	Builders Risk Insurance		
14.	Other Capital Outlay		
15.	Labor Costs		
16.	Bond Issue Costs		
17.	Other		
18.	<u>61,700.00</u> Contingency		
	<u>\$ 1,450,000.00</u> TOTAL PROJECT BUDGET		

6. Why is the project needed?

The deteriorated condition of the organic chemistry lab has a negative effect on learning. The existing lab configuration and features does not allow student to perform some experiments necessary for their educational experience.

7. What alternatives to this project were considered?

This project is badly needed to provide proper teaching environment for chemistry students.

9. Proposed Source of Funds

0.	Capital Improvement Bonds		
1.	Departmental CIB		
2.	Institution (Tuition) Bonds		
3.	Revenue Bonds		
4.	Excess Debt Service* ()		
5.	<u>1,450,000.00</u> Capital Reserve Fund		
6.	Appropriated State		
7.	Federal		
8.	Athletic		
9.	Other* (Citadel Deferred Maint. Reserve)		
	<u>\$ 1,450,000.00</u> TOTAL		

* Specify Type

10. Project Schedule (for 2015-16 only)

A. Estimated Start Date:	<u>1-Aug-15</u>
B. Estimated Completion Date:	<u>1-Aug-16</u>
C. Estimated Total Expenditures	
(1) In 2015-2016 Year	\$ <u>1,450,000.00</u>
(2) After 2015-2016 Year	\$ _____
(3) Total Project Cost	\$ <u>1,450,000.00</u>

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP)

**ADDITIONAL ANNUAL OPERATING COSTS/SAVINGS
RESULTING FROM PERMANENT IMPROVEMENT PROJECT**

1. AGENCY
Code: H09 Name The Citadel

2. PROJECT
No. 1 Name Renovate Organic Chemistry Labs Byrd Hall

PROJECT PROPOSED FOR PLAN YEAR (Check One): 1: 2015-16 X 2: 2016-17

3. ADDITIONAL ANNUAL OPERATING COSTS/SAVINGS.
(Check whether reporting cost or savings.)
 COSTS SAVINGS NO CHANGE

4.

TOTAL ADDITIONAL OPERATING COSTS/SAVINGS Projected Financing Sources				
(1)	(2)	(3)	(4)	(5)
Fiscal Year	General Funds	Federal	Other	Total
1) 2016-2017	\$6,900.00			\$ 6,900.00
2) 2017-2018	\$7,080.00			\$ 7,080.00
3) 2018-2019	\$7,270.00			\$ 7,270.00

5. If "Other" sources are reported in Column 4 above, itemize and specify what the other sources are (revenue, fees, etc.).

N/A

6. Will the additional costs be absorbed into your existing budget? If no, how will additional funds be provided? YES NO

N/A

7. Itemize below the cost factors that contribute to the total costs or savings reported in Column 5 for the first fiscal year.

<u>COST FACTORS</u>	<u>AMOUNT</u>
1. Maintenance	2,900.00
2. Energy	4,000.00
3.	
4.	
5.	
6.	
7.	
8.	
TOTAL	6,900.00

8. If personal services costs or savings are reported in 7 above, please indicate the number of additional positions required or positions saved. 0

9. Submitted By:

Signature of Authorized Official and Title
Col. Joseph L. Garcia, V.P. for Finance

Date

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP)

Agency Number: H09 Name: The Citadel

PROJECT PROPOSED FOR PLAN YEAR (Check One):

1: 2015-16 2: 2016-17 X

1. Project Name: Construct New School of Business

3. Project Type: New 100 %

2. Project Priority: 3 of 3 in Plan Year

4. Facility Type: Academic 100 %

5. What is the project?

The project constructs a new 56,000 SF facility to house the School of Business. The School of Business is currently located in Bond Hall. The new building is proposed to be located to the south of Bond Hall in an area where existing housing is currently located. Some or all of these housing units may be demolished to make room for the new Business School building which will include classrooms, staff offices, conference rooms, and an auditorium capable of seating an entire academic class of cadets (750+). Once the School of Business relocates to the new building, it is proposed that the Education Department will move out of Capers Hall and backfill vacated space in Bond Hall.

This project was not included in the institution's FY 2014-15 CPIP year one because funding was unknown at the time of CPIP submission.

The total projected cost of this project is \$ \$20,700,000.00.

Attach Form C4 for additional annual operating costs or savings for each proposed new project.

8. Total estimated project cost:

1.	_____	Land Purchase	Land	_____	Acres
2.	_____	Building Purchase	Floor Space:	_____	Gross Square Feet
3.	<u>1,600,000.00</u>	Professional Services Fees			
4.	<u>2,900,000.00</u>	Equipment and/or Materials	Information Technology	\$ <u>2,400,000.00</u>	
5.	<u>1,855,000.00</u>	Site Development			
6.	<u>13,520,000.00</u>	New Construction	Floor Space:	_____	Gross Square Feet
7.	_____	Renovations - Building Interior	Floor Space:	_____	Gross Square Feet
8.	_____	Renovations - Utilities			
9.	_____	Roofing	_____	Roof Age	
10.	_____	Renovations - Building Exterior			
11.	_____	Other Permanent Improvements			
12.	_____	Landscaping			
13.	_____	Builders Risk Insurance			
14.	_____	Other Capital Outlay			
15.	_____	Labor Costs			
16.	_____	Bond Issue Costs			
17.	_____	Other			
18.	<u>825,000.00</u>	Contingency			
		<u>\$ 20,700,000.00</u>	TOTAL PROJECT BUDGET		

6. Why is the project needed?

9. Proposed Source of Funds

10. Project Schedule
(for 2015-16 only)

0.	_____	Capital Improvement Bonds		
1.	_____	Departmental CIB		
2.	_____	Institution (Tuition) Bonds		
3.	_____	Revenue Bonds		
4.	_____	Excess Debt Service* ()	
5.	_____	Capital Reserve Fund		
6.	_____	Appropriated State		
7.	_____	Federal		
8.	_____	Athletic		
9.	<u>20,700,000.00</u>	Other* (Citadel Foundation Donor Funds)	
		<u>\$ 20,700,000.00</u>	TOTAL	

A. Estimated Start Date:	<u>1-Apr-15</u>
B. Estimated Completion Date:	<u>31-Jan-18</u>
C. Estimated Total Expenditures	
(1) In 2015-2016 Year	\$ <u>1,600,000.00</u>
(2) After 2015-2016 Year	\$ <u>19,100,000.00</u>
(3) Total Project Cost	\$ <u>20,700,000.00</u>

* Specify Type

7. What alternatives to this project were considered?

There is not sufficient existing facility space to house this function for its current and future requirement. No alternative is a viable option.

**ADDITIONAL ANNUAL OPERATING COSTS/SAVINGS
RESULTING FROM PERMANENT IMPROVEMENT PROJECT**

1. AGENCY

Code: H09 Name The Citadel

2. PROJECT

No. 2 Name Construct New School of Business

PROJECT PROPOSED FOR PLAN YEAR (Check One): 1: 2015-16 X 2: 2016-17

3. ADDITIONAL ANNUAL OPERATING COSTS/SAVINGS.

(Check whether reporting cost or savings.)

COSTS SAVINGS NO CHANGE

4.

TOTAL ADDITIONAL OPERATING COSTS/SAVINGS Projected Financing Sources				
(1)	(2)	(3)	(4)	(5)
Fiscal Year	General Funds	Federal	Other	Total
1) 2016-2017	\$0.00			\$
2) 2017-2018	\$0.00			\$
3) 2018-2019	\$0.00			\$

5. If "Other" sources are reported in Column 4 above, itemize and specify what the other sources are (revenue, fees, etc.).

N/A

6. Will the additional costs be absorbed into your existing budget? If no, how will additional funds be provided? YES NO

N/A

7. Itemize below the cost factors that contribute to the total costs or savings reported in Column 5 for the first fiscal year.

<u>COST FACTORS</u>	<u>AMOUNT</u>
1. Maintenance _____	_____
2. Energy _____	_____
3. _____	_____
4. _____	_____
5. _____	_____
6. _____	_____
7. _____	_____
8. _____	_____
TOTAL	_____

8. If personal services costs or savings are reported in 7 above, please indicate the number of additional positions required or positions saved. 0

9. Submitted By:

Signature of Authorized Official and Title
Col. Joseph L. Garcia, V.P. for Finance

Date

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP)

Agency Number: H09 Name: The Citadel PROJECT PROPOSED FOR PLAN YEAR (Check One): 1: 2015-16 2: 2016-17 X

1. Project Name: Construct New Capers Hall 3. Project Type: New _____ 100 %
 _____ %

2. Project Priority: 3 of 3 in Plan Year 4. Facility Type: Academic _____ 100 %
 _____ %

5. What is the project?

The project constructs a new Capers Hall facility. The existing Capers Hall is 75,116 SF facility which currently houses the English, History, Math, Psychology, and Educational Departments. The existing Capers Hall was constructed in 1949. The current facility does not meet the requirements of current teaching techniques and the structure has outlived it's useful life.

The new building is proposed to be located directly behind the existing Capers Hall on the current parking lot site. The size of new facility will be based on Phase 1 A&E firm analysis to properly house the departments listed above but will also consider the plan to build a new School of Business and the facility space vacated by their departure to their new building.

This project was not included in the institution's FY 2014-15 CPIP year one because funding was unknown at the time of CPIP submission. \$500,000 renovation cost pays to move School of Education to Bond Hall. \$500,000 is demolition for old Capers Hall.

The total projected cost of this project is \$ \$34,372,000.00

Attach Form C4 for additional annual operating costs or savings for each proposed new project.

8. Total estimated project cost:

1. _____	Land Purchase	Land	_____	Acres
2. _____	Building Purchase	Floor Space:	_____	Gross Square Feet
3. <u>2,700,000.00</u>	Professional Services Fees			
4. <u>4,472,000.00</u>	Equipment and/or Materials	Information Technology	\$ <u>3,900,000.00</u>	
5. <u>2,870,000.00</u>	Site Development			
6. <u>21,992,000.00</u>	New Construction	Floor Space:	_____	Gross Square Feet
7. <u>500,000.00</u>	Renovations - Building Interior	Floor Space:	_____	Gross Square Feet
8. _____	Renovations - Utilities			
9. _____	Roofing	_____	Roof Age	
10. _____	Renovations - Building Exterior			
11. _____	Other Permanent Improvements			
12. _____	Landscaping			
13. _____	Builders Risk Insurance			
14. _____	Other Capital Outlay			
15. _____	Labor Costs			
16. _____	Bond Issue Costs			
17. <u>500,000.00</u>	Other			
18. <u>1,338,000.00</u>	Contingency			
\$ <u>34,372,000.00</u> TOTAL PROJECT BUDGET				

6. Why is the project needed?

The deteriorated condition of the existing facility has a negative effect on the learning environment of students and faculty.

9. Proposed Source of Funds

0. <u>25,000,000.00</u>	Capital Improvement Bonds
1. _____	Departmental CIB
2. _____	Institution (Tuition) Bonds
3. _____	Revenue Bonds
4. <u>9,372,000.00</u>	Excess Debt Service* ()
5. _____	Capital Reserve Fund
6. _____	Appropriated State
7. _____	Federal
8. _____	Athletic
9. _____	Other* (Citadel Foundation Donor Funds)
\$ <u>34,372,000.00</u> TOTAL	

* Specify Type

10. Project Schedule
(for 2015-16 only)

A. Estimated Start Date: 1-Jan-15

B. Estimated Completion Date: 1-Mar-19

C. Estimated Total Expenditures

(1) In 2015-2016 Year	\$ <u>2,700,000.00</u>
(2) After 2015-2016 Year	\$ <u>31,672,000.00</u>
(3) Total Project Cost	\$ <u>34,372,000.00</u>

7. What alternatives to this project were considered?

A comprehensive engineering Structural Building Evaluation was completed on this facility in June 2014 to understand the feasibility of modifying the existing structure to meet current seismic standards. The cost to meet current seismic standards and renovate the facility to meet modern standards, current teaching methods and techniques is cost prohibitive. Also, there is not sufficient existing facility space to house this function for its current and future requirement.

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP)

**ADDITIONAL ANNUAL OPERATING COSTS/SAVINGS
RESULTING FROM PERMANENT IMPROVEMENT PROJECT**

1. AGENCY

Code: H09 Name The Citadel

2. PROJECT

No. 3 Name Construct New Capers Hall

PROJECT PROPOSED FOR PLAN YEAR (Check One): 1: 2015-16 X 2: 2016-17

3. ADDITIONAL ANNUAL OPERATING COSTS/SAVINGS.

(Check whether reporting cost or savings.)

COSTS SAVINGS NO CHANGE

4.

TOTAL ADDITIONAL OPERATING COSTS/SAVINGS
Projected Financing Sources

	(1)	(2)	(3)	(4)	(5)
	Fiscal Year	General Funds	Federal	Other	Total
1)	2016-2017	\$0.00			\$
2)	2017-2018	\$0.00			\$
3)	2018-2019	\$0.00			\$

5. If "Other" sources are reported in Column 4 above, itemize and specify what the other sources are (revenue, fees, etc.).

N/A

6. Will the additional costs be absorbed into your existing budget? If no, how will additional funds be provided? YES NO

N/A

7. Itemize below the cost factors that contribute to the total costs or savings reported in Column 5 for the first fiscal year.

<u>COST FACTORS</u>	<u>AMOUNT</u>
1. Maintenance _____	_____
2. Energy _____	_____
3. _____	_____
4. _____	_____
5. _____	_____
6. _____	_____
7. _____	_____
8. _____	_____
TOTAL	_____

8. If personal services costs or savings are reported in 7 above, please indicate the number of additional positions required or positions saved. 0

9. Submitted By:

Signature of Authorized Official and Title
Col. Joseph L. Garcia, V.P. for Finance

Date

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP)

AGENCY NUMBER: H09 NAME: The Citadel _____

Page 14

PROJECT PROPOSED FOR PLAN YEAR (Check One): 1: 2015-16 ___ 2: 2016-17 X 3: 2017-18 ___ 4: 2018-19 ___ 5: 2019-20 ___

PRIORITY NUMBER	PROJECT NAME	ESTIMATED COST	PROPOSED SOURCE(S) OF FUNDS
1	Replace Byrd Hall HVAC System	1,500,000.00	Citadel Deferred Maintenance Reserve Funds
2	Replace Daniel Library HVAC System	1,470,000.00	State Capital Reserve Fund/Citadel Deferred Maintenance Reserve Funds
3			
4			
5			
6			
7			
8			
9			
10			
11			
12			
13			
14			
15			
TOTAL		2,970,000.00	

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP)

Agency Number: H09 Name: The Citadel

PROJECT PROPOSED FOR PLAN YEAR (Check One):

1: 2015-16 2: 2016-17

1. Project Name: Replace Byrd Hall HVAC System

3. Project Type: Replacement 100 %

2. Project Priority: 1 of 2 in Plan Year

4. Facility Type: Academic 100 %

<p>5. What is the project?</p> <p>Byrd Hall was constructed in 1968 and contains approximately 49,675 square feet. The original HVAC systems are still in operation although they had an expected lifespan of only 20 years. Two of the three HVAC systems are in poor condition with antiquated controls which are beyond repair.</p> <p>The building houses the Chemistry Department and contains classrooms, faculty offices, and laboratories.</p> <p>The 5total projected cost of this project is \$ <u>\$1,500,000.00</u>.</p> <p><small>Attach Form C4 for additional annual operating costs or savings for each proposed new project.</small></p>	<p>8. Total estimated project cost:</p> <table style="width:100%; border-collapse: collapse;"> <tr><td>1. _____</td><td>Land Purchase</td><td>Land</td><td>_____</td><td>Acres</td></tr> <tr><td>2. _____</td><td>Building Purchase</td><td>Floor Space:</td><td>_____</td><td>Gross Square Feet</td></tr> <tr><td>3. <u>70,000.00</u></td><td>Professional Services Fees</td><td></td><td></td><td></td></tr> <tr><td>4. _____</td><td>Equipment and/or Materials</td><td>Information Technology</td><td>\$ _____</td><td></td></tr> <tr><td>5. _____</td><td>Site Development</td><td></td><td></td><td></td></tr> <tr><td>6. _____</td><td>New Construction</td><td>Floor Space:</td><td>_____</td><td>Gross Square Feet</td></tr> <tr><td>7. _____</td><td>Renovations - Building Interior</td><td>Floor Space:</td><td>_____</td><td>Gross Square Feet</td></tr> <tr><td>8. <u>1,380,000.00</u></td><td>Renovations - Utilities</td><td></td><td></td><td></td></tr> <tr><td>9. _____</td><td>Roofing</td><td>_____</td><td>Roof Age</td><td></td></tr> <tr><td>10. _____</td><td>Renovations - Building Exterior</td><td></td><td></td><td></td></tr> <tr><td>11. _____</td><td>Other Permanent Improvements</td><td></td><td></td><td></td></tr> <tr><td>12. _____</td><td>Landscaping</td><td></td><td></td><td></td></tr> <tr><td>13. _____</td><td>Builders Risk Insurance</td><td></td><td></td><td></td></tr> <tr><td>14. _____</td><td>Other Capital Outlay</td><td></td><td></td><td></td></tr> <tr><td>15. _____</td><td>Labor Costs</td><td></td><td></td><td></td></tr> <tr><td>16. _____</td><td>Bond Issue Costs</td><td></td><td></td><td></td></tr> <tr><td>17. _____</td><td>Other</td><td></td><td></td><td></td></tr> <tr><td>18. <u>50,000.00</u></td><td>Contingency</td><td></td><td></td><td></td></tr> <tr><td colspan="4">\$ <u>1,500,000.00</u> TOTAL PROJECT BUDGET</td><td></td></tr> </table>	1. _____	Land Purchase	Land	_____	Acres	2. _____	Building Purchase	Floor Space:	_____	Gross Square Feet	3. <u>70,000.00</u>	Professional Services Fees				4. _____	Equipment and/or Materials	Information Technology	\$ _____		5. _____	Site Development				6. _____	New Construction	Floor Space:	_____	Gross Square Feet	7. _____	Renovations - Building Interior	Floor Space:	_____	Gross Square Feet	8. <u>1,380,000.00</u>	Renovations - Utilities				9. _____	Roofing	_____	Roof Age		10. _____	Renovations - Building Exterior				11. _____	Other Permanent Improvements				12. _____	Landscaping				13. _____	Builders Risk Insurance				14. _____	Other Capital Outlay				15. _____	Labor Costs				16. _____	Bond Issue Costs				17. _____	Other				18. <u>50,000.00</u>	Contingency				\$ <u>1,500,000.00</u> TOTAL PROJECT BUDGET				
1. _____	Land Purchase	Land	_____	Acres																																																																																												
2. _____	Building Purchase	Floor Space:	_____	Gross Square Feet																																																																																												
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<p>6. Why is the project needed?</p> <p>The deteriorated condition of the existing HVAC systems has a negative effect on interior air quality for the students and faculty. System failures would preclude the use of areas of the building which would have a negative impact on learning.</p>	<p>9. Proposed Source of Funds</p> <table style="width:100%; border-collapse: collapse;"> <tr><td>0. _____</td><td>Capital Improvement Bonds</td><td></td></tr> <tr><td>1. _____</td><td>Departmental CIB</td><td></td></tr> <tr><td>2. _____</td><td>Institution (Tuition) Bonds</td><td></td></tr> <tr><td>3. _____</td><td>Revenue Bonds</td><td></td></tr> <tr><td>4. _____</td><td>Excess Debt Service* (</td><td>)</td></tr> <tr><td>5. _____</td><td>Capital Reserve Fund</td><td></td></tr> <tr><td>6. _____</td><td>Appropriated State</td><td></td></tr> <tr><td>7. _____</td><td>Federal</td><td></td></tr> <tr><td>8. _____</td><td>Athletic</td><td></td></tr> <tr><td>9. <u>1,500,000.00</u></td><td>Other* (Citadel Deferred Maint. Reserve</td><td>)</td></tr> <tr><td colspan="2">\$ <u>1,500,000.00</u> TOTAL</td><td></td></tr> </table> <p align="right"><small>* Specify Type</small></p>	0. _____	Capital Improvement Bonds		1. _____	Departmental CIB		2. _____	Institution (Tuition) Bonds		3. _____	Revenue Bonds		4. _____	Excess Debt Service* ()	5. _____	Capital Reserve Fund		6. _____	Appropriated State		7. _____	Federal		8. _____	Athletic		9. <u>1,500,000.00</u>	Other* (Citadel Deferred Maint. Reserve)	\$ <u>1,500,000.00</u> TOTAL			<p>10. Project Schedule <small>(for 2015-16 only)</small></p> <p>A. Estimated Start Date: _____</p> <p>B. Estimated Completion Date: _____</p> <p>C. Estimated Total Expenditures</p> <p>(1) In 2015-2016 Year \$ _____</p> <p>(2) After 2015-2016 Year \$ _____</p> <p>(3) Total Project Cost \$ _____</p>																																																													
0. _____	Capital Improvement Bonds																																																																																															
1. _____	Departmental CIB																																																																																															
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\$ <u>1,500,000.00</u> TOTAL																																																																																																
<p>7. What alternatives to this project were considered?</p> <p>This project is badly needed to provide proper heating and air-conditioning in all three floors of the building. No alternative is a viable option.</p>																																																																																																

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP)

**ADDITIONAL ANNUAL OPERATING COSTS/SAVINGS
RESULTING FROM PERMANENT IMPROVEMENT PROJECT**

1. AGENCY

Code: H09 Name The Citadel

2. PROJECT

No. 1 Name Replace Byrd Hall HVAC System

PROJECT PROPOSED FOR PLAN YEAR (Check One): 1: 2015-16 __ 2: 2016-17 _X_

3. ADDITIONAL ANNUAL OPERATING COSTS/SAVINGS.

(Check whether reporting cost or savings.)

COSTS SAVINGS NO CHANGE

4.

TOTAL ADDITIONAL OPERATING COSTS/SAVINGS Projected Financing Sources				
(1)	(2)	(3)	(4)	(5)
Fiscal Year	General Funds	Federal	Other	Total
1) 2017-2018	\$6,900.00			\$ 6,900.00
1) 2018-2019	\$7,080.00			\$ 7,080.00
3) 2019-2020	\$7,270.00			\$ 7,270.00

5. If "Other" sources are reported in Column 4 above, itemize and specify what the other sources are (revenue, fees, etc.).

N/A

6. Will the additional costs be absorbed into your existing budget? If no, how will additional funds be provided? YES NO

N/A

7. Itemize below the cost factors that contribute to the total costs or savings reported in Column 5 for the first fiscal year.

<u>COST FACTORS</u>	<u>AMOUNT</u>
1. Maintenance	2,900.00
2. Energy	4,000.00
3.	
4.	
5.	
6.	
7.	
8.	
TOTAL	6,900.00

8. If personal services costs or savings are reported in 7 above, please indicate the number of additional positions required or positions saved. 0

9. Submitted By:

Signature of Authorized Official and Title

Date

Col. Joseph L. Garcia, V.P. for Finance

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP)

Agency Number: H09 Name: The Citadel

PROJECT PROPOSED FOR PLAN YEAR (Check One):

1: 2015-16 2: 2016-17

1. Project Name: Replace Daniel Library HVAC System

3. Project Type: Replacement 100 %

2. Project Priority: 2 of 2 in Plan Year

4. Facility Type: Academic 100 %

5. What is the project?

Daniel Library was constructed in 1959 and contains approximately 56,075 square feet. The original HVAC systems are still in operation although they had an expected lifespan of only 20 years. The system is in poor condition with antiquated controls which are beyond repair.

The building houses the Library to include the rare book room and the Citadel Musuem with historic artifacts.

The 5total projected cost of this project is \$ \$1,470,000.00.

Attach Form C4 for additional annual operating costs or savings for each proposed new project.

8. Total estimated project cost:

1. _____	Land Purchase	Land	_____	Acres
2. _____	Building Purchase	Floor Space:	_____	Gross Square Feet
3. <u>70,000.00</u>	Professional Services Fees			
4. _____	Equipment and/or Materials	Information Technology	\$ _____	
5. _____	Site Development			
6. _____	New Construction	Floor Space:	_____	Gross Square Feet
7. _____	Renovations - Building Interior	Floor Space:	_____	Gross Square Feet
8. <u>1,350,000.00</u>	Renovations - Utilities			
9. _____	Roofing	Roof Age		
10. _____	Renovations - Building Exterior			
11. _____	Other Permanent Improvements			
12. _____	Landscaping			
13. _____	Builders Risk Insurance			
14. _____	Other Capital Outlay			
15. _____	Labor Costs			
16. _____	Bond Issue Costs			
17. _____	Other			
18. <u>50,000.00</u>	Contingency			
	\$ <u>1,470,000.00</u> TOTAL PROJECT BUDGET			

6. Why is the project needed?

The deteriorated condition of the existing HVAC systems has a negative effect on interior air quality for the students and faculty. System failures would preclude the use of areas of the building which would have a negative impact on learning.

9. Proposed Source of Funds

0. _____	Capital Improvement Bonds	
1. _____	Departmental CIB	
2. _____	Institution (Tuition) Bonds	
3. _____	Revenue Bonds	
4. _____	Excess Debt Service* ()
5. <u>800,000.00</u>	Capital Reserve Fund	
6. _____	Appropriated State	
7. _____	Federal	
8. _____	Athletic	
9. <u>670,000.00</u>	Other* (Citadel Deferred Maint. Reserve)
	\$ <u>1,470,000.00</u> TOTAL	

* Specify Type

10. Project Schedule
(for 2015-16 only)

A. Estimated Start Date: _____

B. Estimated Completion Date: _____

C. Estimated Total Expenditures

(1) In 2015-2016 Year \$ _____

(2) After 2015-2016 Year \$ _____

(3) Total Project Cost \$ _____

7. What alternatives to this project were considered?

This project is badly needed to provide proper heating and air-conditioning in all three floors of the building. No alternative is a viable option.

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP)

**ADDITIONAL ANNUAL OPERATING COSTS/SAVINGS
RESULTING FROM PERMANENT IMPROVEMENT PROJECT**

1. AGENCY

Code: H09 Name The Citadel

2. PROJECT

No. 2 Name Replace Daniel Library HVAC System

PROJECT PROPOSED FOR PLAN YEAR (Check One): 1: 2015-16 ___ 2: 2016-17 X

3. ADDITIONAL ANNUAL OPERATING COSTS/SAVINGS.
(Check whether reporting cost or savings.)

COSTS SAVINGS NO CHANGE

4.

TOTAL ADDITIONAL OPERATING COSTS/SAVINGS Projected Financing Sources				
(1)	(2)	(3)	(4)	(5)
Fiscal Year	General Funds	Federal	Other	Total
1) 2017-2018	\$6,900.00			\$ 6,900.00
1) 2018-2019	\$7,080.00			\$ 7,080.00
3) 2019-2020	\$7,270.00			\$ 7,270.00

5. If "Other" sources are reported in Column 4 above, itemize and specify what the other sources are (revenue, fees, etc.).

N/A

6. Will the additional costs be absorbed into your existing budget? If no, how will additional funds be provided? YES NO

N/A

7. Itemize below the cost factors that contribute to the total costs or savings reported in Column 5 for the first fiscal year.

COST FACTORS	AMOUNT
1. Maintenance	2,900.00
2. Energy	4,000.00
3.	
4.	
5.	
6.	
7.	
8.	
TOTAL	6,900.00

8. If personal services costs or savings are reported in 7 above, please indicate the number of additional positions required or positions saved. 0

9. Submitted By:

Signature of Authorized Official and Title
Col. Joseph L. Garcia, V.P. for Finance

Date

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP)

AGENCY NUMBER: H09

NAME: The Citadel

Page 19

PROJECT PROPOSED FOR PLAN YEAR (Check One):

1: 2015-16 ___	2: 2016-17 __	3: 2017-18 _X_	4: 2018-19 ___	5: 2019-20 ___
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PRIORITY NUMBER	PROJECT NAME	ESTIMATED COST	PROPOSED SOURCE(S) OF FUNDS
1	Renovate Interior Jenkins Hall	2,310,000.00	Citadel Deferred Maintenance Reserve Funds
2	Renovate Interior Letellier Hall	1,670,000.00	Citadel Deferred Maintenance Reserve Funds
3			
4			
5			
6			
7			
8			
9			
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11			
12			
13			
14			
15			
TOTAL		3,980,000.00	

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP)

AGENCY NUMBER: H09

NAME: The Citadel

Page 20

PROJECT PROPOSED FOR PLAN YEAR (Check One):

1: 2015-16 <input type="checkbox"/>	2: 2016-17 <input type="checkbox"/>	3: 2017-18 <input type="checkbox"/>	4: 2018-19 <input checked="" type="checkbox"/>	5: 2019-20 <input type="checkbox"/>
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PRIORITY NUMBER	PROJECT NAME	ESTIMATED COST	PROPOSED SOURCE(S) OF FUNDS
1	Renovate Interior Mark Clark Hall	1,890,000.00	Citadel Deferred Maintenance Reserve Funds
2	Replace Coward Hall HVAC System	1,200,000.00	Auxillary Maintenance Reserve Funds
3			
4			
5			
6			
7			
8			
9			
10			
11			
12			
13			
14			
15			
TOTAL		3,090,000.00	

2015 COMPREHENSIVE PERMANENT IMPROVEMENT PLAN (CPIP)

AGENCY NUMBER: H09

NAME: The Citadel

Page 21

PROJECT PROPOSED FOR PLAN YEAR (Check One):

1: 2015-16 <input type="checkbox"/>	2: 2016-17 <input type="checkbox"/>	3: 2017-18 <input type="checkbox"/>	4: 2018-19 <input type="checkbox"/>	5: 2019-20 <input checked="" type="checkbox"/>
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PRIORITY NUMBER	PROJECT NAME	ESTIMATED COST	PROPOSED SOURCE(S) OF FUNDS
1	Repair Exterior Envelope Deas Hall (Roof, Walls & Windows)	1,604,000.00	Citadel Deferred Maintenance Reserve Funds
2	Repair Summerall Chapel Exterior Envelope	1,100,000.00	Chapel Maintenance Reserve Funds
3			
4			
5			
6			
7			
8			
9			
10			
11			
12			
13			
14			
15			
TOTAL		2,704,000.00	

