



# CONSTRUCTION NETWORK

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March 5, 2024

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## 2023-29 LOS ANGELES CAMPUS CAPITAL NEED

UC Los Angeles opened in 1929 with a Teacher's College and the College of Letters and Science housed in four campus buildings. UCLA has become a world-renowned university offering degree programs through the College, seven general campus professional schools, and four health sciences professional schools.

### Priorities

The Los Angeles campus has identified approximately \$9.2 billion of capital need; approximately \$2 billion has a funding strategy. The 2023-29 Capital Financial Plan (CFP) includes capital investments to cover the planning phase of projects designed to increase instructional space, study space, and student services. UCLA has recently acquired the historic Trust Building in downtown Los Angeles (renamed UCLA Downtown) and the former Marymount California University in Rancho Palos Verdes (renamed UCLA South Bay). Additional investment in these two properties is included in the CFP. For more information, refer to the summary in Display 1.

### Challenges

**2030 Capacity Plan** UCLA plans to expand opportunities for California undergraduates with increased enrollment, reduction of nonresident enrollment, expansion of summer enrollment, and increased online offerings to meet the 2030 Capacity Plan goals.

**Seismic** Seismic improvement remains a campus priority. Per UC Seismic Policy requirements, the Los Angeles campus has surveyed the seismic safety of 485 independent structures in 389 buildings. Initial seismic evaluations have identified 33 buildings with the Seismic Performance Rating (SPR) of V, VI, or VII and 61 buildings that require additional study.

There are 63 Priority A campus academic and student support buildings included in the CFP at a total cost of approximately \$1.3 billion. An additional 31 auxiliary and off-campus buildings have been identified as Priority B at a total cost of \$66.4 million. Priority C buildings include 48 State-supportable structures associated with the White Mountain Research Center at a total cost of \$17.9 million.

The campus has chosen to show the majority of its buildings rated SPR V, VI, and VII in Group A. Given the campus's commitment to students, faculty, and staff safety, the campus is not in a position to decrease the urgency to address academic space. The campus also believes that its past actions to remediate buildings to the prior building code will enhance efforts to bring the building inventory into compliance with the UC Seismic Safety Policy.

A comprehensive remediation plan for all student-funded facilities is in place. These projects include Wooden Center, Ashe Center, Sunset Canyon Recreation Replacement Building, Ackerman Union, Kerckhoff Hall, the Los Angeles Tennis Center, and Drake Stadium.

**Aging Buildings** The campus has a backlog of more than \$4.8 billion in State-supportable restoration and system renewal needs. The campus has prioritized its needs and stands ready to move forward with critical systems upgrades and infrastructure projects as resources become available.

**Infrastructure** UCLA has completed a Sustainability Master Plan to create a bold vision for a sustainable, healthy, and resilient future for the campus. The plan includes green building goals and reinforces a commitment to advancing sustainability initiatives in all its capital projects. Additionally, it will span curriculum and research, operations, and engagement and outreach programs.

**Student Housing** During the past 30 years, UCLA has evolved from a commuter campus to a residential campus and now accommodates nearly 19,300 students in on-campus housing and over 4,000 in Regents-owned off-campus housing. UCLA has recently completed three major student on-campus housing projects. The addition of these 5,200 beds has enabled the campus to meet its goal of guaranteed housing for all first-year students for four years and all transfer students for two years.

The CFP includes two projects that could provide on-campus housing for an additional 1,400 students and two that propose acquiring additional off-campus beds.

## **Funding**

UCLA has a significant proposed capital program totaling \$9.2 billion. Approximately 78% (or \$7.2 billion) of the proposed projects do not yet have fund sources identified. For the projects with funding identified, resources anticipated include campus funds, auxiliary reserves, external financing, and gifts; refer to Display 2. The list of projects with funding is shown in Display 3.

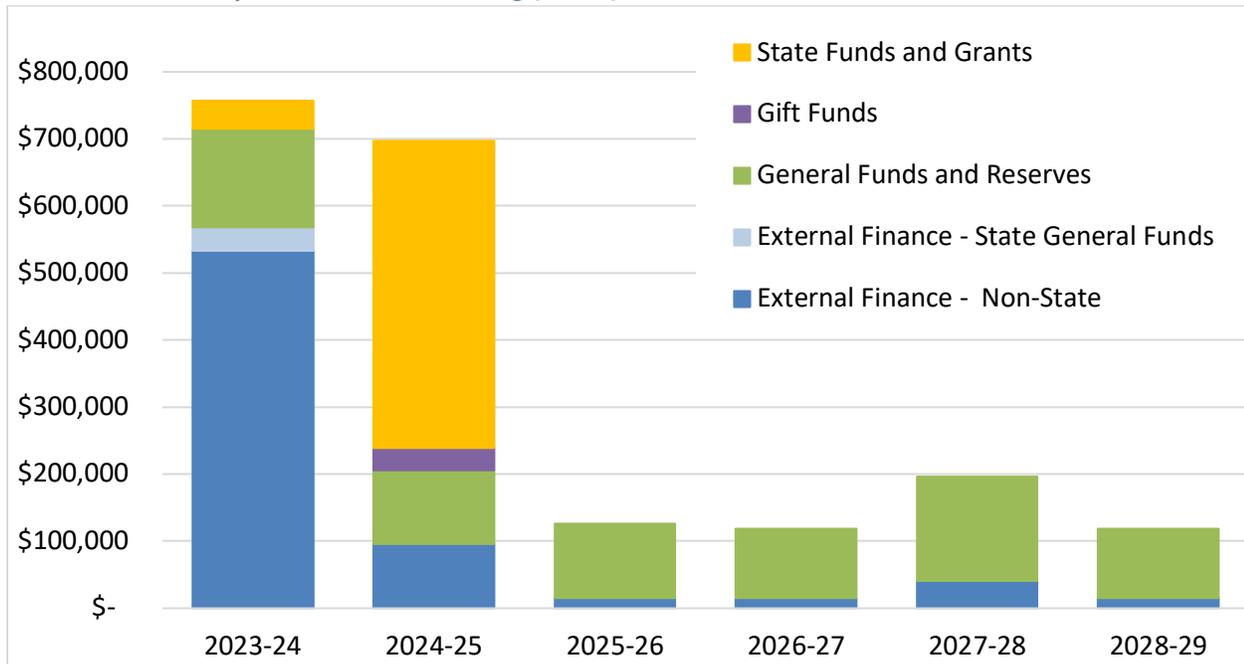
**Non-State Resources Funding State-Supportable Scope** Of the 31 projects included in the CFP with funding identified, 13 are State-supportable. These projects include a new immunology and immunotherapy institute, seismic improvements, and energy efficiency and infrastructure projects. Of the \$1.3 billion needed for these projects, \$535 million would be from State funding. As a result, the campus is choosing to implement these projects using a combination of external financing, gifts, and campus funds.

**Projects with Funding Not Identified** The Los Angeles campus has identified a capital need with funding not identified of \$7.2 billion. For the list of projects, see Appendix 2.

**Display 1. Summary of Current Term (2023-24 to 2028-29) Capital Need (\$000s)**

	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	Total
Capital Need with Funding	757,000	696,800	126,300	118,300	196,000	118,000	2,012,400

**Display 2. \$2.0B of Capital Need with Funding (\$000s)**



For projects with gift funds identified as a fund source, fundraising efforts may still be in progress.

**Display 3. Los Angeles Campus Capital Need with Funding (\$000s)**

	Enrollment	Aging Bldgs & Infra	Seismic	Current Term (2023-24 to 2028-29)						
				2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	Total
<b>EDUCATION &amp; GENERAL PROJECTS</b>										
Cogeneration Plant Equipment Replacement		•		8,000 EF						8,000
Powell Library East Wing Seismic and Program Improvements (Preliminary Plans)			•	2,100 CF						2,100
Real Estate Acquisition Improvements	•	•		50,000 EF						50,000
South Bay Campus Improvements				70,000 EF						70,000
Trust Buildings Improvements				70,000 EF						70,000
Young Research Library Seismic and Program Improvements (Preliminary Plans)			•	2,100 CF						2,100
Moore Hall Infrastructure Improvements		•			25,000 EF					25,000
North Campus Infrastructure Improvements		•						20,000 CF		20,000
Wastewater Treatment Facility		•						25,000 EF		25,000
Capital Projects \$1M to \$10M	•	•		35,000 CF	35,000 CF	35,000 CF	35,000 CF	35,000 CF	35,000 CF	210,000

	Enrollment	Aging Bldgs & Infra	Seismic	Current Term (2023-24 to 2028-29)						Total
				2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	
Capital Renewal Program - Campus	•	•		25,000 CF	25,000 CF	25,000 CF	25,000 CF	25,000 CF	25,000 CF	150,000
Statewide Energy Partnership (SEP) Program		•		15,000 EF	15,000 EF	15,000 EF	15,000 EF	15,000 EF	15,000 EF	90,000
<b>Total Education &amp; General:</b>									<b>722,200</b>	
<b>EDUCATION &amp; GENERAL – HEALTH PROJECTS</b>										
California Immunology and Immunotherapy Institute at UCLA				42,000 SGF	458,000 SGF					500,000
<b>Total Education &amp; General – Health:</b>									<b>500,000</b>	
<b>AUXILIARY PROJECTS</b>										
Gayley Center Seismic and Program Improvements			•	15,800 EF						15,800
Gayley Towers Redevelopment				30,000 AR 35,000 SGFF 43,000 EF						108,000
Northwest Student Housing Seismic Improvements			•	50,000 EF						50,000
Real Estate Acquisition #1	•			50,000 EF						50,000
Real Estate Acquisition #2	•			50,000 EF						50,000
Sunset Canyon Recreation Replacement Building			•	35,000 EF						35,000
Wilshire Center Seismic and Program Improvements			•	35,000 EF						35,000
Wooden Center Seismic and Program Improvements	•		•	41,000 EF 5,000 UR						46,000
Easton Softball Stadium Improvements				2,000 CF	33,000 GF					35,000
Ackerman Union Seismic Improvements			•		39,500 EF					39,500
Kerckhoff Seismic Improvements			•		16,000 EF					16,000
Parking Structure 1 Seismic Improvements			•					21,000 AR		21,000
Parking Structure RC Seismic Improvements			•					12,000 AR		12,000
Auxiliary Projects \$1M-10M (Housing and Hospitality)		•	•	10,000 AR	10,000 AR	10,000 AR	10,000 AR	10,000 AR	10,000 AR	60,000
Auxiliary Projects \$1M-10M (Parking and Transportation)		•	•	15,000 AR	15,000 AR	15,000 AR	15,000 AR	15,000 AR	15,000 AR	90,000
Capital Projects \$1M to \$10M (University Fee Reserves)	•		•	10,000 UR	10,000 UR	10,000 UR	10,000 UR	10,000 UR	10,000 UR	60,000
Capital Renewal Program - Housing		•		8,000 AR	12,000 AR	14,000 AR	5,000 AR	5,000 AR	5,000 AR	49,000
Capital Renewal Program - Parking		•		3,000 AR	3,300 AR	2,300 AR	3,300 AR	3,000 AR	3,000 AR	17,900
<b>Total Auxiliary:</b>									<b>790,200</b>	
<b>Total Campus Projects with Funding</b>				<b>757,000</b>	<b>696,800</b>	<b>126,300</b>	<b>118,300</b>	<b>196,000</b>	<b>118,000</b>	<b>2,012,400</b>

## 2023-29 LOS ANGELES HEALTH CAPITAL NEED

As one of the premier providers of modern medicine to the Los Angeles area and the nation, UCLA is home to leading medical facilities and world-renowned physicians. The Ronald Reagan UCLA Medical Center is consistently ranked among the top ten hospitals in the nation. The UCLA Mattel Children’s Hospital sets a global standard for pediatric care — offering procedures, technology, and advances that bring in children from all over the country. UCLA’s Resnick Neuropsychiatric Hospital, featuring the most advanced medical technology in the world, is among the leading centers for patient care and education in mental health.

UCLA Health, comprised of the Hospital system, Faculty Practice Group, and David Geffen School of Medicine, operates four hospitals and hospital outpatient clinics in nearly 2.9 million square feet of Regents-owned space. In addition, UCLA Health is responsible for managing and maintaining an additional 1.7 million square feet of leased freestanding ambulatory offices and clinics. Accordingly, UCLA Health’s capital needs are significant, with a constant demand for capital facility renovations and equipment upgrades and replacements. The Los Angeles Health System’s 2023-29 Capital Financial Plan presents the system’s capital need and includes approximately \$3.1 billion in projects.

### Priorities

UCLA Health prioritizes its capital funding within three strategic priority areas: (1) alleviating clinical care capacity constraints, (2) maintaining aging physical facilities, and (3) investing in state-of-the-art infrastructure and equipment upgrades.

**Capacity Constraints** UCLA Health’s inpatient volume has experienced significant growth since the opening of the Ronald Reagan UCLA Medical Center in 2008. The current aggregate occupancy of the four hospitals (including Mattel Children’s Hospital) is 100%, well above the standard optimal occupancy of 85%, to operate a hospital facility cost-effectively. To alleviate the inpatient care capacity constraint:

- A new hospital facility was purchased on Olympic in the Mid-Wilshire neighborhood, and construction has begun to convert it into an acute neuropsychiatric hospital. This project would relocate the 74 inpatient psychiatric beds from the Resnick Neuropsychiatric Hospital located on the fourth floor of the RRUMC and add 45 inpatient beds, with ancillary services such as neuro-modulation procedures, physical therapy, and Los Angeles Unified School District classrooms.
- A renovation project to repurpose the fourth floor of RRUMC from Behavioral Health to Medical/Surgical spaces to expand inpatient bed capacity by up to 103 beds is anticipated to start the preliminary planning phase. This proposed project would repurpose the vacated area on the fourth floor for adult and pediatric tertiary and quaternary specialized medical and surgical services to enable the critically needed expansion of patient care at RRUMC.

Alleviating ambulatory clinical space constraints remains a constant issue as well. A proposed project to build a new Santa Monica medical office building would help the UCLA Health System address near-term capacity needs for clinic space near the Santa Monica campus.

**Aging Physical Facilities** Despite adding the relatively new hospital replacement facilities at Westwood and Santa Monica, UCLA Health maintains and operates some older facilities that require building renovation and infrastructure investment. Renovation of the Merle Norman Pavilion on the Santa Monica campus and

improvements to the clinical space on the basement levels of the South Tower in the Center for the Health Sciences represent these capital projects.

**Infrastructure/Equipment Upgrades** The campus cogeneration plant has been the primary source of electricity, steam, and chilled water to the Ronald Reagan UCLA Medical Center. The increasing power demands being placed on the plant due to a robust campus building program have required UCLA Health to consider developing a separate utility building. Discussions and planning with the campus are underway to assess options.

Technological advances in conjunction with equipment/infrastructure that exceeds its useful life require UCLA Health to continuously make capital investments in state-of-the-art medical equipment and infrastructure technology to maintain and improve patient safety, improve clinical outcomes, and/or improve cost efficiency. Accordingly, a significant amount of capital funds are projected for this purpose over the next decade.

**Challenges**

Common among many academic medical centers, UCLA Health is challenged with balancing and prioritizing the financial outlays for projects that fall within the three strategic priority areas referenced above. Also, the timing of capital outlay may be problematic as planned project implementation and capital expenditures may not, for various reasons, coincide with early budget estimates. Finally, unbudgeted capital spending (e.g., repairs for flooding, seismic events, and other unforeseen needs) requires flexibility in capital investment planning.

**Funding**

UCLA Health depends on gift campaigns to partially fund major projects, as was the case with the construction of the Ronald Reagan UCLA Medical Center. Anticipated additional revenue from new facilities, plus judicious use of reserves, can also contribute to funding and debt service.

**Projects with Funding Not Identified** UC Los Angeles Health currently has no projects with funding not identified.

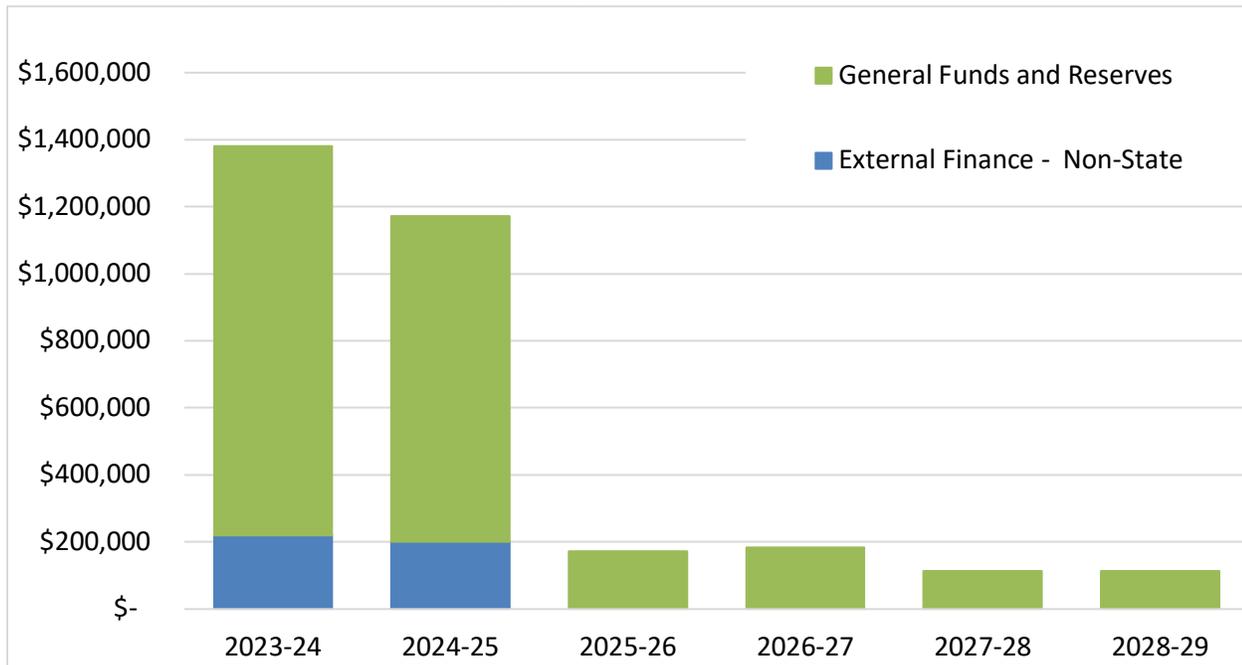
**Real Estate Transactions**

UCLA Health continually evaluates properties on the market for strategic acquisition opportunities.

**Display 1. Summary of Current Term (2023-24 to 2028-29) Capital Need (\$000s)**

	2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	Total
Capital Need with Funding	1,380,000	1,172,500	172,500	182,500	112,000	112,000	3,131,500

Display 2. \$3.1B Capital Need with Funding (\$000s)



Display 3. UC Los Angeles Health Capital Need with Funding (\$000s)

	Enrollment	Aging Bldgs & Infra	Seismic	Current Term (2023-24 to 2028-29)						
				2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	Total
Mid-Wilshire MOB Seismic and Program Improvements			•	25,000 HR 30,000 EF						55,000
Mid-Wilshire Parking Structure Seismic Improvements			•	15,000 HR						15,000
Medical Center Real Estate Acquisition - Medical Office Buildings				200,000 HR						200,000
MP200 Central Utility Plant Equipment Replacement		•	—	20,000 HR						20,000
MP200 Emergency Generator Replacement		•		20,000 HR						20,000
MP200 Head & Neck Clinic Expansion				15,000 EF						15,000
MP300 3rd Floor Clinical Genetics Improvements				15,000 EF						15,000
RRUMC 4th Floor Renovation				160,000 EF						160,000
RRUMC Nurse Call Replacement		•		40,000 HR						40,000
Medical Center Real Estate Acquisition - Hospital				500,000 HR	350,000 HR					850,000
MP200 1st and 2nd Floors Program Improvements				20,000 HR	20,000 HR					40,000
SMUMC Merle Norman Pavilion Renovation Program		•	—	90,000 HR	75,000 HR					165,000
West Med Tenant Improvements				15,000 HR	10,000 HR					25,000
RRUMC Pharmacy Renovation				15,000 HR	10,000 HR					25,000
CHS South Tower Post-Occupancy Improvements (Levels A&B)				60,000 HR			30,000 HR			90,000
Calabasas Tenant Improvements					15,000 HR					15,000

	Enrollment	Aging Bldgs & Infra	Seismic	Current Term (2023-24 to 2028-29)						
				2023-24	2024-25	2025-26	2026-27	2027-28	2028-29	Total
RRUMC Cancer Center					200,000 EF					200,000
RRUMC Utility Building		•	—		300,000 HR					300,000
RRUMC Venturi Air Valve Replacement		•			20,000 HR					20,000
MP200 3rd & 6th Floors Surgery Improvements					20,000 HR	20,000 HR				40,000
300 Medical Plaza Tenant Improvements					5,500 HR	5,500 HR	5,500 HR			16,500
Mid-Wilshire MOB Additional Program Improvements					15,000 HR	15,000 HR	15,000 HR			45,000
Medical Office Buildings Seismic Upgrades			•	10,000 HR	10,000 HR	10,000 HR	10,000 HR			40,000
200 Medical Plaza - Capital Projects \$1M to \$10M				20,000 HR	12,000 HR	12,000 HR	12,000 HR	12,000 HR	12,000 HR	80,000
Annual Capital Equipment Replacement		•		60,000 HR	60,000 HR	60,000 HR	60,000 HR	50,000 HR	50,000 HR	340,000
Capital Renewal		•		10,000 HR	10,000 HR	10,000 HR	10,000 HR	10,000 HR	10,000 HR	60,000
Health System - Capital Projects \$1M to \$10M		•		10,000 HR	10,000 HR	10,000 HR	10,000 HR	10,000 HR	10,000 HR	60,000
Reagan Hospital - Capital Projects \$1M to \$10M		•	—	20,000 HR	20,000 HR	20,000 HR	20,000 HR	20,000 HR	20,000 HR	120,000
Santa Monica Hospital - Capital Projects \$1M to \$10M		•		10,000 HR	10,000 HR	10,000 HR	10,000 HR	10,000 HR	10,000 HR	60,000
<b>Total Health Projects With Funding Identified</b>				<b>1,380,000</b>	<b>1,172,500</b>	<b>172,500</b>	<b>182,500</b>	<b>112,000</b>	<b>112,000</b>	<b>3,131,500</b>

## About Us:

With a capital program with projects budgeted in excess of \$2b over the next 5 years, the Design & Construction Services department supports the university's dynamic growth and shares its ambitious strategic vision to strengthen contributions in research, education, and service; accelerate ascendancy among globally preeminent research universities; and marshal passions, skills, and ingenuity to further improve people's lives.

Facilities Management takes pride in sustaining the daily operation, repair, and maintenance of UCI buildings and grounds. We also partner with our campus customers to accomplish alterations, improvements, and renovations of physical facilities.

## Doing Business at UCI:

Two entities deliver construction projects at UCI: Design & Construction Services (D&CS) and Facilities Management (FM). Large scale, complex and/or high profile projects are typically managed through D&CS using Design Build. Renovations, systems replacements, lab customization and maintenance projects are typically managed by FM using Design Build, Design-Bid-Build, or Job Order Contracting.

## University of California Irvine Bid Boards:

<https://www.designandconstruction.uci.edu/bid-board/index.php>

<https://www.fm.uci.edu/bid-board/index.php>



## Irvine Campus Project Summaries Group 1: 2022-23 and 2023-24 Capital Need with Funding Identified

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### EDUCATION AND GENERAL

#### Campus Support Services Relocation

- Fund source(s): Campus Funds
- Budget: \$15 million
- TBD ASF / TBD GSF
- Project Objective Categories: Other
- Project would:
  - Relocate certain Facilities Management functions and associated outdoor workspace from its present location at the North Campus to the main campus.
  - Replace extremely dilapidated space that is beyond its useful life.
  - Allow for the redevelopment of the North Campus, which necessitates the relocation of activities currently occupying the site.
  - Support campus goal to renovate or replace obsolete facilities.

#### Campus WiFi Improvements

- Fund source(s): Campus Funds
- Budget: \$14.3 million
- NA ASF / NA GSF
- Project Objective Categories: Infrastructure
- Project would:
  - Begin a five-year program to upgrade WiFi technology in the academic core.
  - Replace end-of-life wired network equipment and upgrade instruction and research facilities to be fully WiFi6 enabled.
  - Support campus 2030 Capacity goals by providing better, more reliable access to online campus resources.
  - Support campus goal to upgrade and expand infrastructure to support current and planned development.

#### Capital Projects \$1M to \$5M (E&G)

- Fund source(s): Campus Funds
- Budget: \$120 million program over multiple years (total over CFP term)
- Project Objective Categories: Other
- Project would:
  - Include utility and infrastructure improvements, technology upgrades, renovations of classrooms, laboratories, and administrative and performance facilities.

## Irvine Campus Project Summaries Group 1: 2022-23 and 2023-24 Capital Need with Funding Identified

2 of 7

### Capital Projects \$5M to \$10M

- Fund source(s): Campus Funds
- Budget: \$60 million program over multiple years (total over CFP term)
- Project Objective Categories: Other
- Project would:
  - Include utility and infrastructure improvements, technology upgrades, renovations of classrooms, laboratories, and administrative and performance facilities. Funding is for 2022-23 through 2027-28.
  - The campus has identified \$90 million of work under Funding Not Identified to be added.

### Capital Renewal/Restoration

- Fund source(s): Campus Funds
- Budget: \$75 million program over multiple years (total over CFP term)
- TBD ASF / TBD GSF
- Project Objective Categories: Life Safety, Aging Plant
- Project would:
  - Address the campus's highest-priority capital renewal and restoration projects in multiple campus locations.
  - Include selective renewal or replacement of campus utility infrastructure, building systems, equipment, roofs, walls, and windows.
  - Support campus goal to upgrade and expand infrastructure to support current and planned development.

### Eddleman Quantum Institute

- Fund source(s): Gift Funds
- Budget: \$120 million
- 62,000 ASF / 100,000 GSF
- Project Objective Categories: Enrollment, Other
- Project would:
  - Construct a building to house the Eddleman Quantum Institute.
  - Provide dry research laboratory, instructional, and conference space to accommodate interdisciplinary research in chemistry, physics, and quantum-material science and become the global model for advancing quantum science.
  - Support campus goal to provide new facilities in support of instruction and research.
  - Bid documents will require LEED™ Gold, with an alternate for Platinum.
  - Consistent with the goals of the UCI Climate Action Plan, this project will strive to minimize greenhouse gas emissions by reducing energy demand and replacing fossil-fuel-based energy with low-carbon energy; energy demand will be minimized by designing the building to outperform the California Energy code by 50 percent.

## Irvine Campus Project Summaries Group 1: 2022-23 and 2023-24 Capital Need with Funding Identified

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### Facilities Management/Campus Services Relocation

- Fund source(s): Campus Funds
- Budget: \$70 million
- Estimated 84,000 ASF / 102,000 GSF
- Project Objective Categories: Other
- Project would: ○ Relocate and replace over 100,000 ASF of space at UCI's North Campus, much of which is dilapidated space built in 1965 as staging area for the construction of the main campus.
  - May also include the replacement and relocation of the campus Emergency Operations Center, which is currently located in overcrowded space in the Environmental Health & Safety Building.
  - Allows for North Campus Redevelopment project by relocating Facilities Management and other campus support services.
  - Supports campus goal to renovate or replace obsolete facilities.
  - Will meet minimum of LEED™ Gold, with a bid alternate for Platinum.
  - Consistent with the goals of the UCI Climate Action Plan, this project will strive to minimize greenhouse gas emissions by reducing energy demand and replacing fossil-fuel-based energy with low-carbon energy. Energy demand will be minimized by designing the building to outperform the California Energy code by 50 percent.

### Institute & Museum of California Art

- Fund source(s): Gift Funds, Campus Funds, External Financing
- Budget: \$105 million
- 41,000 ASF / 65,800 GSF
- Project Objective Categories: Other
- Project would:
  - Construct an art museum to house UCI's Institute & Museum for California Art.
  - Provide gallery space and associated support space and administrative office and support space to provide a showcase for UCI's art collection and a center for scholarly discourse and study of California art.
  - Support campus goal to provide support facilities to accommodate all aspects of campus life.
  - Consistent with the goals of the UCI Climate Action Plan, this project will strive to minimize greenhouse gas emissions by reducing energy demand and replacing fossil fuel-based energy with low-carbon energy; energy demand will be minimized by designing the building to outperform the California Energy code by 50 percent.
  - The project will move forward when sufficient gift funding has been raised.

## Irvine Campus Project Summaries Group 1: 2022-23 and 2023-24 Capital Need with Funding Identified

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### NatureScape/Aldrich Park Accessibility and Landscape Improvements

- Fund source(s): Gift Funds, Campus Funds
- Budget: \$76.2 million
- NA ASF / NA GSF
- Project Objective Categories: Other
- Project would:
  - Optimize the use of UCI's open space areas through physical and land management improvements to serve the teaching, research, community engagement, wellness, arts, and sustainability needs.
  - Projects would be implemented in phases based on funding availability.
  - Proposed elements would include:
    - Development of a public garden centered in Aldrich Park, including themed plant collections, interpretive learning programs, event spaces, and pedestrian circulation improvements
  - Pedestrian and bicycle trail system improvements linking campus open space areas, including the North Campus and San Joaquin Marsh
  - May include the construction of a bridge over University Drive.
  - Creation of field research sites to support interdisciplinary research
  - Establish outdoor learning spaces to support class instruction and field visits
  - Water resource improvements to address campuswide stormwater runoff, water quality, and watershed requirements and goals
  - Engage community partners to build connectivity between UCI NatureScape resources and regional systems and programs

### North Campus Gateway Site Improvements

- Fund source(s): Campus Funds
- Budget: \$25 million
- NA ASF / NA GSF
- Project Objective Categories: Infrastructure
- Project would:
  - Provides site improvements to the North Campus eastern planning sector following the demolition of obsolete facilities that could include buildings, roadways, and parking areas.
  - Site improvements may include:
    - A gateway architectural element near the corner of Jamboree Road and Campus Drive
    - New access roadway or realignment of existing roadways
    - Reconfiguration of parking areas
    - Landscaping to support Naturescape vision
    - Support vehicle access to San Joaquin Marsh Reserve
    - San Joaquin Marsh support facilities
    - Field research plots

## **Irvine Campus Project Summaries Group 1: 2022-23 and 2023-24 Capital Need with Funding Identified**

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### **Falling Leaves Foundation Medical Innovation Building Augmentation**

- Fund source(s): External Financing
- Budget: \$20 million (\$230 million previously funded, total budget once augmented \$250 million)
- 120,000 ASF / 200,000 GSF
- Project Objective Categories: Enrollment
- Project would:
  - Provide wet research laboratory space for UCI's College of Health Sciences, which includes the School of Nursing Science, the Program in Public Health, the Department of Pharmaceutical Sciences, and the School of Medicine.
  - Address the severe shortage of wet laboratory space available to these units, negatively impacting faculty recruitment and retention.
  - Support campus goals to provide new facilities to support instruction and research and renovate or replace obsolete facilities.
  - Consistent with the goals of the UCI Climate Action Plan, this project will strive to minimize greenhouse gas emissions by reducing energy demand and replacing fossil fuel-based energy with low carbon energy; energy demand will be minimized by designing the building to outperform California Energy code by 50%.
  - Augmentation addresses increased costs due to the escalation of construction materials costs and supply chain delays.

## Irvine Campus Project Summaries Group 1: 2022-23 and 2023-24 Capital Need with Funding Identified

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### AUXILIARY

#### **Athletics Facilities Improvements**

- Fund source(s): Gift Funds
- Budget: \$70 million
- 56,874 ASF / 69,646 GSF
- Project Objective Categories: Aging Plant, Other
- Project would:
  - Renovate Crawford Hall athletics building to reconfigure Carlos Prietto Sports Medicine room, reconfigure Crawford stage and balcony, and add air conditioning to the building.
  - Expand Cicerone Field at Anteater Ballpark by providing a press box and concession building, enlarging spectator seating, and creating an identifiable ticket terrace entrance.
  - Create a shade structure over the spectator stands at the Aquatics Stadium, create a separate, identifiable entry, and a new restroom/ticketing area.
  - Renovate Anteater Stadium, including spectator seating, restrooms, team locker rooms, meeting rooms, and concession areas.
  - Reconfigure Vista Field and surrounding unimproved areas to create facilities to expand institutional sports program offerings.
  - Renovate/expand Bren Events Center lower locker room.
  - Address the need for expansion and improvement of athletics facilities, and consistent with the University of California Policy on Sustainable Practices, the Crawford Hall renovation will achieve a LEED™-ID+C Certified rating and register with the utility's Savings by Design program.
  - Project will move forward when sufficient gift funding has been raised.

#### **Mesa Court Residence Hall Expansion**

- Fund source(s): State Grant, External Financing
- Budget: \$96 million
- 73,000 ASF / 114,000 GSF
- Project Objective Categories: Enrollment
- Project would:
  - Construct a 300-bed expansion to the Mesa Court residence Hall complex.
  - Provide affordable housing for UCI first-year students and other undergraduates in the academic core in a complex specifically geared to support academic success and individual development.
  - Progress toward the campus Long Range Development Plan goal of housing 60 percent of student enrollment on campus.
  - Meet a minimum of LEED™ Gold, with a bid alternate for Platinum. Consistent with the goals of the UCI Climate Action Plan, this project will strive to minimize greenhouse gas emissions by reducing energy demand and replacing fossil fuel-based energy with low-carbon energy.

### **Mesa Court Community Center Expansion**

- Fund source(s): External Financing
- Budget: \$26 million
- 13,540 ASF
- Project Objective Categories: Student support with additional dining capacity
- Project would:
  - Expand the existing Community Center with student service amenities.
  - Provide a 7,590 s.f. dining component capable of seating 230 people.
  - Progress towards supporting the campus Long Range Development Plan goal of housing 60 percent of student enrollment on campus by expanding student life and wellbeing services.
  - Meet a minimum of LEED™ Gold, with a bid alternate for Platinum. Consistent with the goals of the UCI Climate Action Plan, this project will strive to minimize greenhouse gas emissions by reducing energy demand and replacing fossil fuel-based energy with low-carbon energy and by providing a fully electric kitchen.

## **FEASIBILITY STUDIES/PROGRAMMING**

### **Anteater Recreation Center Renovation and Expansion**

- Fund source(s): Increased student fees
- Budget: \$96 million
- 179,600 GSF
- Project Objective Categories: Student amenities
- Project would:
  - Re-organize and expand the existing Anteater Recreation Center amenities.
  - Provide an additional 63,600 s.f. to the existing 116,000 s.f. facility that houses fitness equipment, athletic courts, activity rooms, athletic support spaces, and administrative offices.
  - Progress towards supporting the campus' expanding population growth by providing greater GSF/student that is closer to the national average than it currently is.
  - Meet a minimum of LEED™ Gold, with a bid alternate for Platinum. Consistent with the goals of the UCI Climate Action Plan, this project will strive to minimize greenhouse gas emissions by reducing energy demand and replacing fossil fuel-based energy with low-carbon energy.

### **Cross Cultural Center**

- Fund source(s): Gift Funds, Campus Funds
- Budget: \$62 million
- 43,500 GSF
- Project Objective Categories: Student support
- Project would:
  - Replace the existing Cross Cultural Center with an expanded facility.
  - This building would be a space for students to imagine and inspire an equitable, socially just campus, to affirm and develop intersectional, cultural identities, and to build a more inclusive community.
  - Meet a minimum of LEED™ Gold, with a bid alternate for Platinum. Consistent with the goals of the UCI Climate Action Plan, this project will strive to minimize greenhouse gas emissions by reducing energy demand and replacing fossil fuel-based energy with low-carbon energy.

	Enrollment	Aging Bldgs & Infra	Seismic	Current Term (2022-23 to 2027-28)					Total	State Eligible	
				2022-23	2023-24	2024-25	2025-26	2026-27			2027-28
<b>EDUCATION &amp; GENERAL PROJECTS</b>											
Campus Support Services Relocation				15,000 CF					15,000	100%	
Campus WiFi Improvements				14,300 CF					14,300	100%	
Eddleman Quantum Institute	•			120,000 GF					120,000	100%	
Facilities Management/Support Services Relocation				70,000 CF					70,000	100%	
Greenhouse Replacement Augmentation*		•			10,000 CF				10,000	100%	
Institute & Museum for California Art					65,000 CF				105,000	100%	
					20,000 EF						
					20,000 GF						
NatureScape / Aldrich Park Accessibility and Landscape Improvements					6,200 CF				76,200	100%	
					70,000 GF						
North Campus Gateway Site Improvements					25,000 CF				25,000	100%	
Student Success Building	•				44,606 CF				69,606	36%	
					12,000 GF						
					13,000 SGFF						
Engineering Student Innovation Factory	•					30,000 GF			30,000	100%	
Capital Projects \$1M to \$5M (E&G)				20,000 CF	20,000 CF	20,000 CF	20,000 CF	20,000 CF	120,000	100%	
Capital Projects \$5M to \$10M (E&G)				10,000 CF	10,000 CF	10,000 CF	10,000 CF	10,000 CF	60,000	100%	
Capital Renewal/Restoration		•			15,000 CF	15,000 CF	15,000 CF	15,000 CF	75,000	100%	
<b>Total Education &amp; General:</b>									<b>790,106</b>		
<b>EDUCATION &amp; GENERAL – HEALTH PROJECTS</b>											
Falling Leaves Foundation Medical Innovation Building Augmentation**	•			20,000 EF					20,000	100%	
<b>Total Education &amp; General – Health :</b>									<b>20,000</b>		
<b>AUXILIARY PROJECTS</b>											
Mesa Court Residence Hall Expansion	•			65,000 SG					96,000	0%	
				31,000 EF							
Athletics Facilities Improvements		•			70,000 GF				70,000	0%	
North Irvine Staff Housing	•				TBD P3				TBD	0%	
University Hills Area 12, Phase 2	•					TBD P3			TBD	0%	
University Hills East Campus Site	•						TBD P3		TBD	0%	
<b>Total Auxiliary:</b>									<b>166,000</b>		
<b>Total Campus Projects with Funding</b>				<b>365,300</b>	<b>400,806</b>	<b>75,000</b>	<b>45,000</b>	<b>45,000</b>	<b>45,000</b>	<b>976,106</b>	<b>765,800</b>

\*\$20 million previously funded.

\*\*\$230 million previously funded.

**UC IRVINE (MAIN CAMPUS – IRVINE) CONTACT:**  
 Brenda Medina, Director of Contracts | Email: [blduenas@uci.edu](mailto:blduenas@uci.edu)  
 Major Capital Projects Bid Board:  
<https://www.designandconstruction.uci.edu/bid-board/index.php>  
 Facilities Management Bid Board:  
<https://www.fm.uci.edu/bidboard/index.php>



# UCI Health

	Enrollment	Aging Bldgs & Infra	Seismic	Current Term (2022-23 to 2027-28)					Total	
				2022-23	2023-24	2024-25	2025-26	2026-27		2027-28
Douglas Hospital and Tower Refresh				5,000 HR	5,000 HR					10,000
Ambulatory Center #4 – Northwest Orange County					20,000 HR					20,000
Gottschalk Repurpose / Renovation / Remodel					20,000 HR					20,000
Ambulatory Surgery Center – Orange County						25,000 HR				25,000
Chao Comprehensive Cancer Center Expansion						10,000 HR	10,000 HR			20,000
Ambulatory Center #3 – East Irvine							12,000 HR			12,000
Building 3 – Bed Backfill							25,000 HR	25,000 HR		50,000
Irvine Medical Campus Shell Space Buildout								15,000 HR		15,000
Energy Projects		●		2,550 HR	3,100 HR	4,500 HR	5,500 HR	10,000 HR	26,700 HR	52,350
Capital Projects \$1M to \$5M (MC)		●		20,598 HR	10,500 HR	17,500 HR	25,000 HR	10,000 HR	10,000 HR	93,598
Capital Projects \$5M to \$10M (MC)		●	●	25,400 HR	21,000 HR	21,000 HR	18,000 HR	18,000 HR	18,000 HR	121,400
<b>Total Health Projects With Funding Identified</b>				<b>53,548</b>	<b>79,600</b>	<b>78,000</b>	<b>95,500</b>	<b>78,000</b>	<b>54,700</b>	<b>439,348</b>

**UCI HEALTH (ORANGE CAMPUS) CONTACT:**  
 Kim Kerwin, Project Governance Manager | Email: [khau@uci.edu](mailto:khau@uci.edu)  
 UCI Health Planning Administration Bid Board:  
<https://www.ucihealth.org/planning-administration>



# California State University, San Bernardino

## *Capital Improvement & Facilities Projects*

### **Facilities Planning and Management**

5500 University Parkway  
San Bernardino, CA 92407  
(909)537-5175

[www.csusb.edu/facilities-planning-management](http://www.csusb.edu/facilities-planning-management)

### **ABOUT US**

CSUSB is one of 23 campuses in the California State University system. We serve approximately 20,000 students primarily from San Bernardino and Riverside counties. We operate two campuses in San Bernardino (430 acres) and Palm Desert (169 acres) with over 3 million GSF of buildings.

### **OUR INFRASTRUCTURE**

CSUSB was founded in 1960 and welcomed its first class in 1965 at the San Bernardino campus. The Palm Desert campus began operations in 1986 operating from leased space at the College of the Desert. Masterplans were approved by the CSU Board of Trustees in 2017 and this has led to a period of growth including the addition of the Coyote Village housing and dining complex in 2018, Center for Global Innovation in 2019, and the expansion of the Santos Manuel Student Union in 2022. Currently we are under construction on the Performing Arts Center which is scheduled to open in 2025 at the San Bernardino campus and are in design on a Student Center at the Palm Desert Campus which will break ground in 2025.



### **DOING BUSINESS WITH US**

For general information you can visit our website <https://www.csusb.edu/facilities-planning-management/contractors-information>. To become a prequalified contractor in the CSU and receive notifications about upcoming RFPs and bid opportunities, please sign up on [PlanetBids](#).



Project Name	Project Year(s)	Project Cost
Campuswide Building Weatherproofing	FY 24/25-FY25/26	\$4,000,000
Campuswide Roof Replacement	FY 24/25-FY25/26	\$10,000,000
Fire Sprinkler Replacement	FY24/25	\$6,056,000
Building 23 Systems Replacement	FY24/25	\$6,581,000
Storm Water Flood Prevention Infrastructure	FY24/25	\$1,008,000
Access Barrier Removal	FY25/26	\$1,000,000
All-Gender Restrooms	FY25/26	\$1,714,000
Water Efficient Landscaping	FY 25/26	\$1,000,000
Handball/Racquetball Court Demolition	FY25/26	\$3,022,000
Physical Education Pool Demolition	FY 25/26	\$3,534,000
Interdisciplinary Science Building	FY 25/26-FY27/28	\$207,900,000
College of Arts and Letters Phase II	FY26/27-FY28/29	\$75,900,000
University Hall Administration Renovation	FY27/28	\$82,600,000
Baseball & Softball Field Complex	FY25/26	\$13,000,000
Children's Center Expansion	FY27/28	\$35,000,000

A complete list of CSUSB capital projects is published annually in the [California State University Five-Year Capital Outlay Plan](#). Listed are some of the priority projects currently identified in the 2024-2029 plan.



# Capital Program Updates

California State University, Fullerton

February 2024

Sarab Singh, CCM, PMP, CEFM  
Associate Vice President  
Capital Programs and Facilities Management

# CSU Fullerton Facts

**Top 1%**

of Money's 2023  
Best Colleges in  
America

(Money, 2023)

**No. 3**

in CA & No. 9 in  
U.S. in enrolling  
transfer students

(U.S. News & World Report, 2023)

**No. 3**

in U.S. for degrees  
earned by Hispanic  
Students

(Diverse: Issues in Higher Education, 2021;  
Hispanic Outlook on Education, 2021)

**34,385**

Fall 2023 student  
enrollment

**2022-2023**

First-gen Forward  
Institution

(Center for First-generation Student  
Success, 2022)



# Projects In Progress

- Visual Arts Complex Modernization - \$70M IN CONSTRUCTION
- Chiller Replacements (Central Plant) - \$3M DESIGN COMPLETED & TOCA CONTRACTOR PREPARING RFP
- Battery Energy Storage System - \$2.1M IN PERMITTING
- Titan Gateway/Pedestrian Bridge - \$14M IN DESIGN
- Center for Leadership Building - \$22.6M IN DESIGN & CM SELECTED
- Student Housing Phase 5 - \$150M IN DESIGN
- McCarthy Hall Fire/Life/Safety Upgrades - \$26M IN PERMITTING
- Engineering & Computer Science Innovation Hub  
Phase 1a - \$68M IN DESIGN & RFQ/RFP PROCESS FOR CM
- Pollak Library 6th Floor - \$10M IN DESIGN
- Elephant Statue - \$1.4M IN FABRICATION
- Physical Services Building (Corp Yard) - \$18M IN DESIGN

# Projects In Progress



Visual Arts Complex  
Status: Construction in Progress  
Occupancy: Fall 2024

ECS Innovation Hub, Phase 1A  
Status: Design in Progress  
Occupancy: Spring 2027  
*(120 -seat lecture hall to be included)*



Center for Leadership Landmark Hall  
Status: Construction to Start June 2024  
Occupancy: December 2025



# Projects In Progress



Student Housing Phase 5  
Status: Design in Progress  
Occupancy: Fall 2026



Titan Gateway/Pedestrian Bridge  
Status: Design in Progress  
Completion: August 2027

## Minor Projects

There are 250+ other projects in progress, including painting, lighting improvements, landscape enhancements, and infrastructure repairs to ensure a welcoming, safe, and inclusive learning environment.

# Future Projects: 5-Year Plan

- Science Replacement Building
- Engineering & Computer Science Innovation Hub  
Phase 1b
- McCarthy Hall Renovation Phase 2 & 3
- Humanities & Social Sciences Renovation
- Langsdorf Hall Renovation
- Pollak Library Renovation Phase 2
- Visual Arts Complex Modernization Phase 2
- Education Classroom Renovation

**CSUF**

**Capital Programs and  
Facilities Management**  
ADMINISTRATION AND FINANCE

**SARAB D. SINGH, CCM, PMP, CEFP**

Associate Vice President  
Capital Programs & Facilities Management

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