

University of Central Florida

Neighborhood Update – January 2023



UCF Neighborhood Update
January 2023



UCF

AGENDA

ATTENDANCE
FACILITIES PLANNING BASICS
PROJECTS
CAMPUS MASTER PLAN
STUDENT NEIGHBORHOOD RELATIONS
QUESTIONS?

Attendance list

UCF	Department
Bill Martin	Planning, Design & Construction
David Hansen	UCF Athletic Association
Mark Gumble	UCF Student Development and Enrollment Services
Carl Metzger	UCF Police
Joel Hartman	UCF Emeritus

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Attendance list

Neighbor	Affiliation (vendor or neighborhood)
Richard Patch	Regency Park
Ronald Brooke	University Estates
Donna DeGregory	University Estates
RJ Mueller	University Estates
Elaine Powell	University Estates

* Eight additional neighbors registered, but did not attend

Vendor	Affiliation (vendor or neighborhood)
Lindsay Kennedy	American Interiors
Arlene Martinez	American Interiors
David Lodinger	DPR Construction
Bryan Boykin	DPR Construction
Ryan Minton	DPR Construction
Hunter Gold	Central Florida Hillel, Inc
Jenifer Obrasky	RLF Design
John Ball	RLF Design

* One additional vendor registered, but did not attend



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UCF Planning, Design and Construction Team



PDC Team

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UCF Planning, Design and Construction



Ben Davis – Assistant Vice President, PDC

As Assistant Vice President of Planning, Design and Construction, Ben provides direction and oversight of the Planning, Design and Construction Department at the University of Central Florida (UCF) and is responsible for managing the department's budget, staff, project workload, and quality of service to campus clients.

Before joining UCF in August 2022, Ben completed a successful 30-year career as an active duty commissioned officer with the U.S. Coast Guard developing engineering and management expertise across various leadership roles. He is a registered Professional Engineer in the state of Florida and the Commonwealth of Virginia and a certified Project Management Professional.

He received his Bachelor of Science degree in Civil Engineering from the U.S. Coast Guard Academy and his Master of Science degree in Civil Engineering from the University of Illinois. Ben is married to his high-school sweetheart, Pam, and they have two children, Jake and Laney.

**PROJECT VALUE
UNDER CURRENT
MANAGEMENT**

As of October 26, 2022

\$238.1M

**PROJECT VALUE
COMPLETED
FY 2022-23**

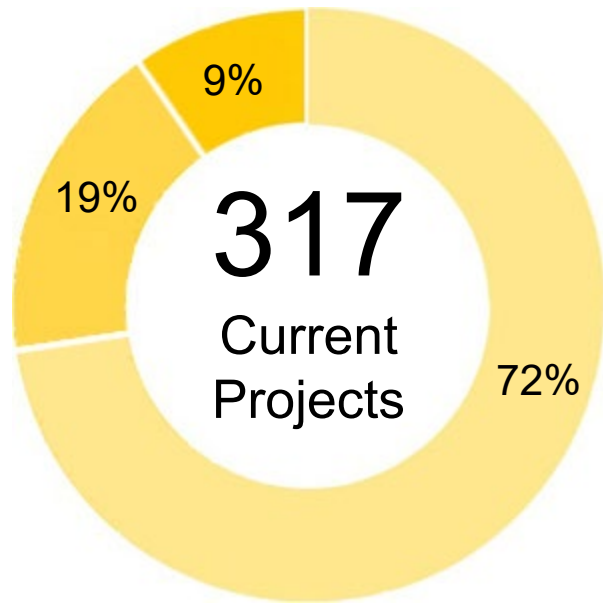
July 1, 2022 to October 26, 2022

\$4.3M

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As of October 26, 2022



317

Current
Projects

72%

19%

9%

Current Projects Only

Total above does not include
Completed or Cancelled Projects



Design



Permit



Construction



Close-out



Awaiting Customer



Temporary Hold



COMPLETED – 37

7/1 to 10/26

**228
ACTIVE
PROJECTS**

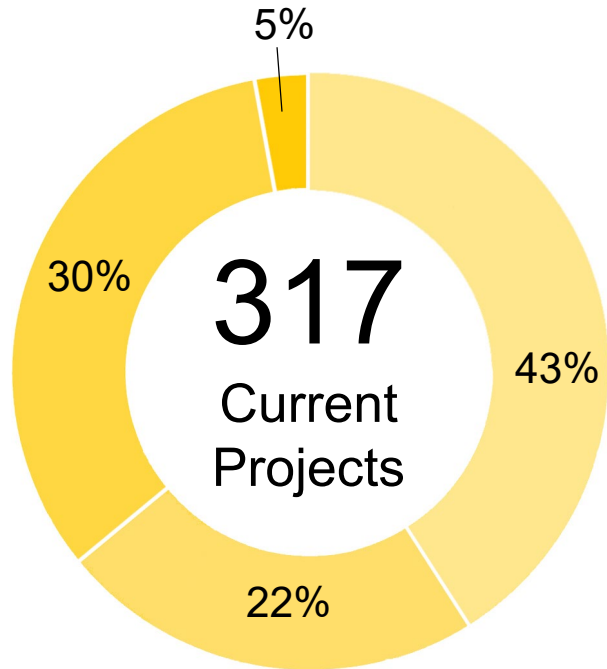
59

30

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As of October 26, 2022



317

Current
Projects

Current Projects Only
does not include Completed Projects,
or projects with budgets TBD

43% UNDER \$50K
(97 PROJECTS)

22% \$50K to \$200K
(47 PROJECTS)

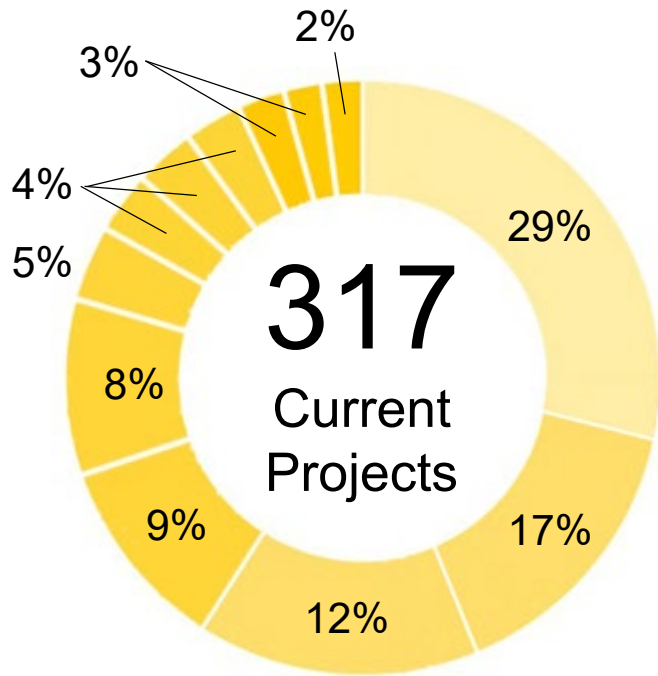
30% \$200K to \$4M
(67 PROJECTS)

5% OVER \$4M
(12 PROJECTS)

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As of October 26, 2022



Current Projects Only
does not include Completed Projects

- Office / Classroom – 29%
- MEP Systems / Utility – 17%
- Life Safety / Code - 12%
- Grounds / Infrastructure – 9%
- Research - 8%
- Tech Fee - 5%
- Mobile Carriers - 4%
- Athletics – 4%
- Capital Projects – 4%
- Building Envelope – 3%
- Access Control / Camera – 3%
- Retail / Restaurant – 2%

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PROJECT MANAGER CAPACITY 01/11/2022



SAMPLE MINOR PROJECTS

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Autonomous Vehicle

Contractor: Coast Autonomous

Project Cost: \$16K



Physical Sciences Laser Lab

Contractor: Merritt

Project Cost: \$36K



CREOL Gas Cabinets

Contractor: WW Gay

Project Cost: \$48K

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Limbitless

Architect: RLF

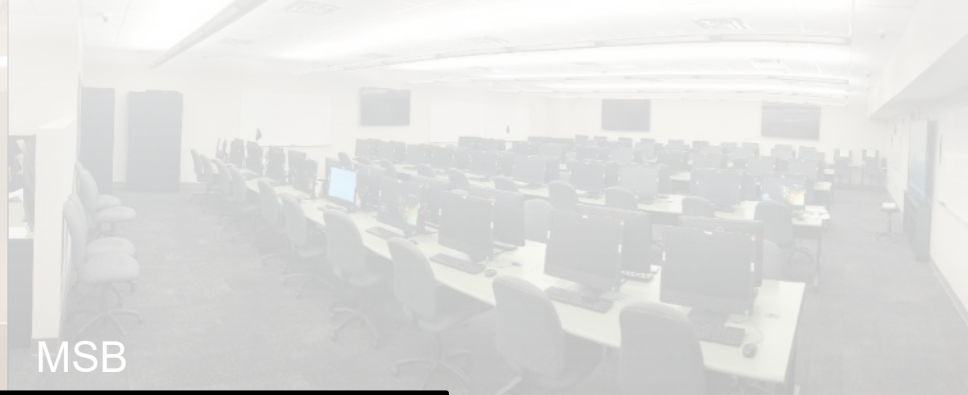
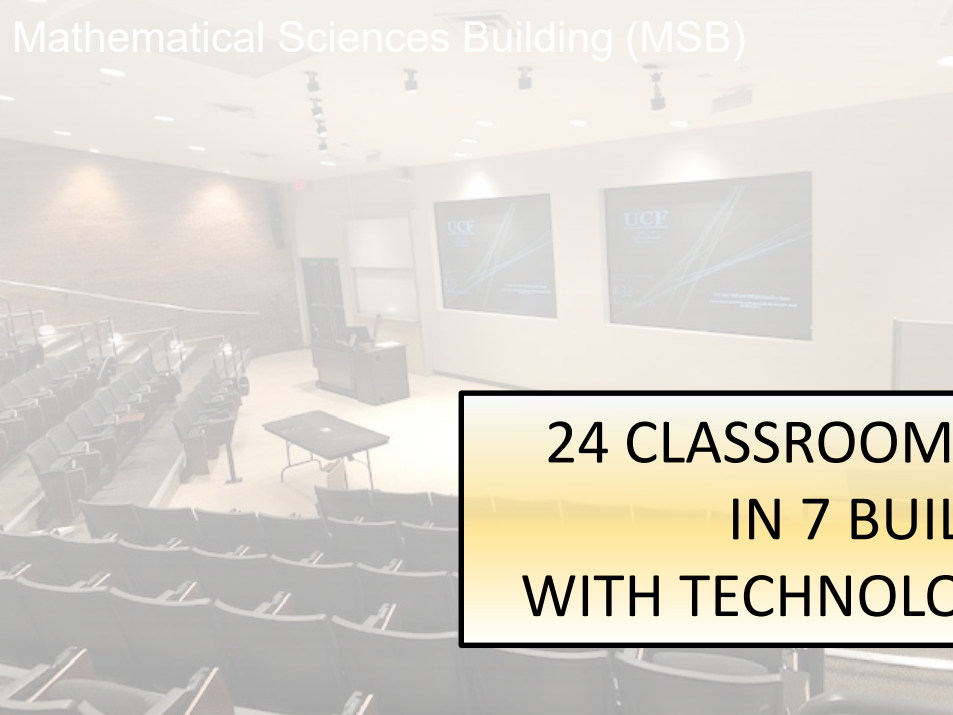
Contractor: Oelrich

Project Cost: \$436K



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**24 CLASSROOMS RENOVATED
IN 7 BUILDINGS
WITH TECHNOLOGY FEE FUNDS**



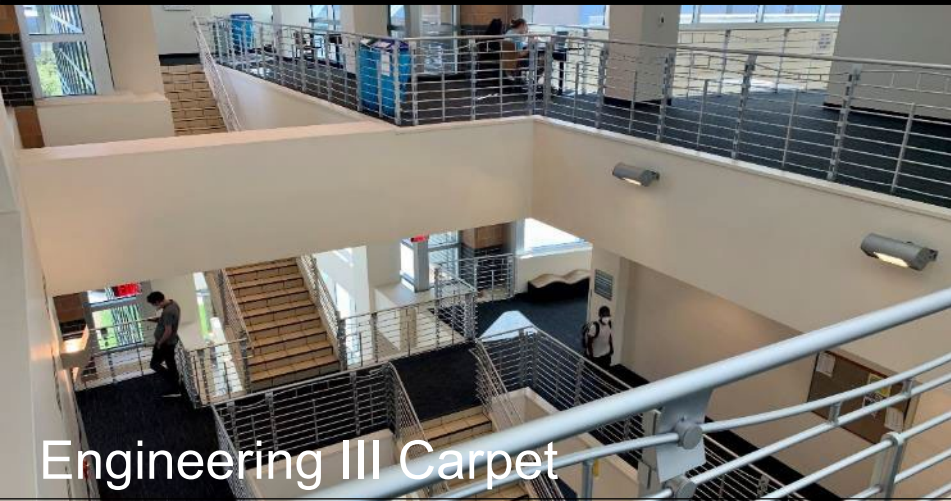
Architect: Varies

Contractor: Varies

Project Cost: Varies

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Engineering III Carpet

Contractor: Shaw

Project Cost: \$161K



Classroom I Fixed Carpet & Seating

Contractor: Southeastern Surfaces

Project Cost: \$246K



Partnership I Carpet

Contractor: Hudson Everly

Project Cost: \$226K

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Outdoor Fitness Court

Contractor: Ovation / Gametime

Project Cost: \$85K

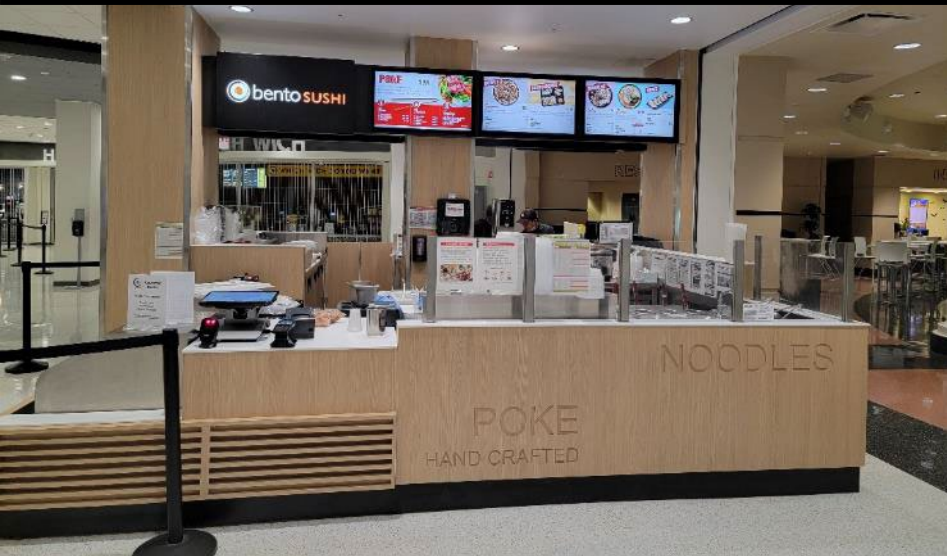


RWC Climbing Wall Flooring

Contractor: Eldorado Wall Company Project Cost: \$24K

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Business Services



Architect: Varies

Contractor: Varies

Project Cost: Varies



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Athletics

Architect: Varies

Contractor: Varies

Project Cost: Varies



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Cell Tower



Education Telecom Power

Contractor: RCG Electric

Project Cost: \$9K



Telecom Generator Replacement

05/28/2021 05:17

Architect: RLF Contractor: Wharton Smith Cost: \$986K

Engineer: TLC Contractor: Ballentine Electric

Project Cost: \$143K



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Landscape Designs and Installations



Library Donor Wall



NPHC Concept Design

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District Energy Plant IV – Reclaimed Water for Evaporative Cooling

Engineer: VHB, Inc

Contractor: Ovation / WW Gay

Project Cost: \$580K



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BA1 Fire Alarm Replacement



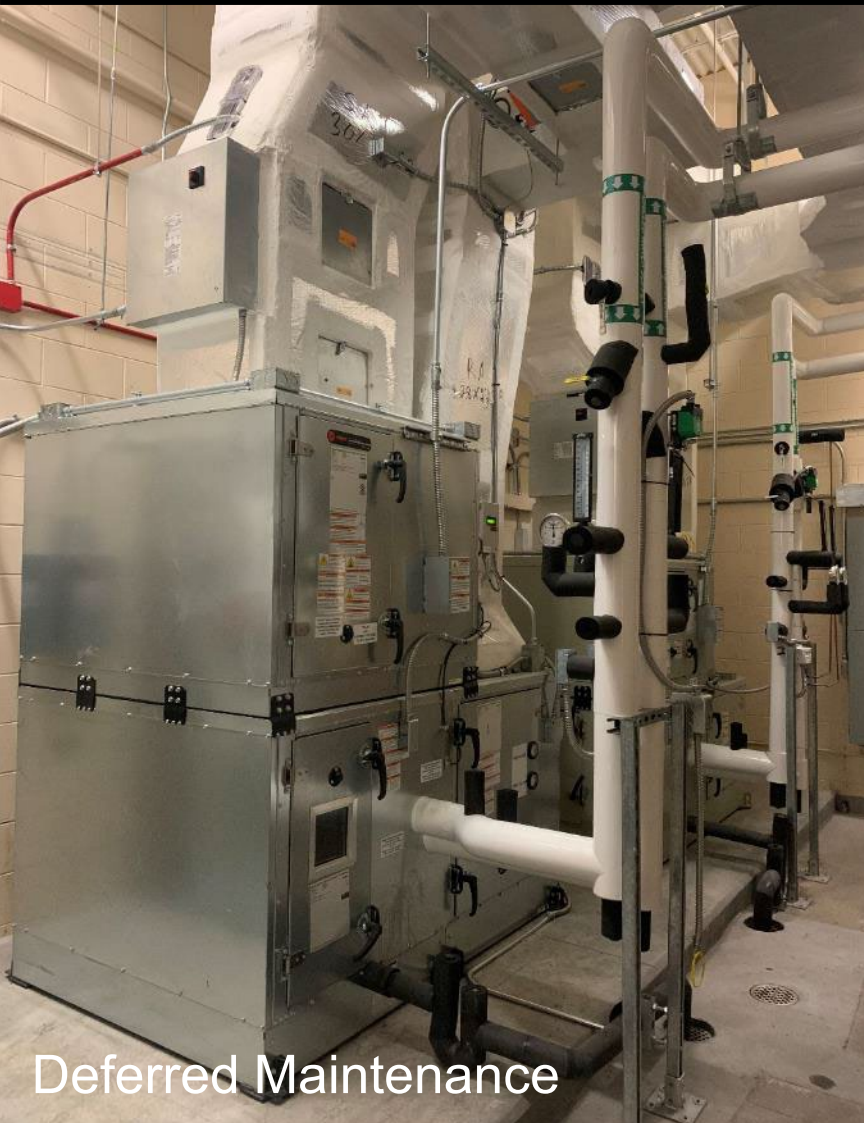
CMB Fire Alarm Replacement

Contractor: GW Engineer: Salas O'Brien Project Cost: \$418K

Contractor: Merritt/DynaFire Engineer: SGM Project Cost: \$739K

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Deferred Maintenance



Engineer: Hanson

Contractor: MSI

Project Cost: \$969K



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Nicholson

Contractor: Springer Peterson Architect: A/R/C Project Cost: \$665K



Theater

Contractor: Quality Architect: A/R/C Project Cost: \$608K



Classroom I

Contractor: McEnany Roofing Architect: A/R/C Project Cost: 609K



John T Washington

Contractor: Quality Architect: A/R/C Project Cost: \$1.96M

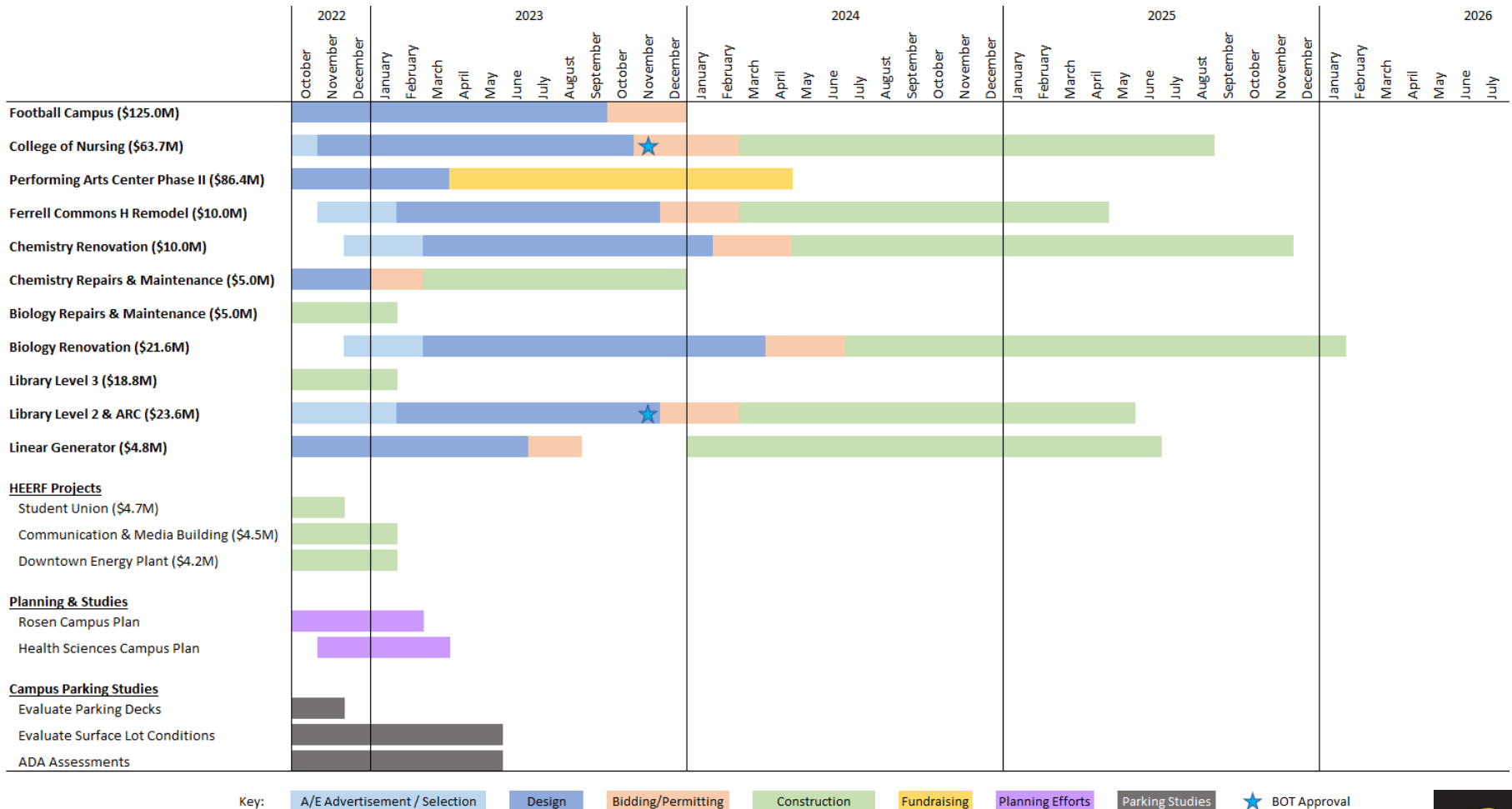


MAJOR PROJECTS

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Project Schedules



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John C. Hitt Library, Level 3 Renovation

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Center for Innovation in Arts and Entertainment, Phase II

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UCF Academic Health Sciences Center
Health Sciences Campus in Lake Nona

**Proposed Site:
Future Parking Garage**

**Proposed Site:
College of Nursing**
90,000 gsf

UCF College of Medicine
175,000 gsf

**UCF Burnett School of
Biomedical Sciences**
199,269 gsf

College of Nursing



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College of Nursing

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Football Campus

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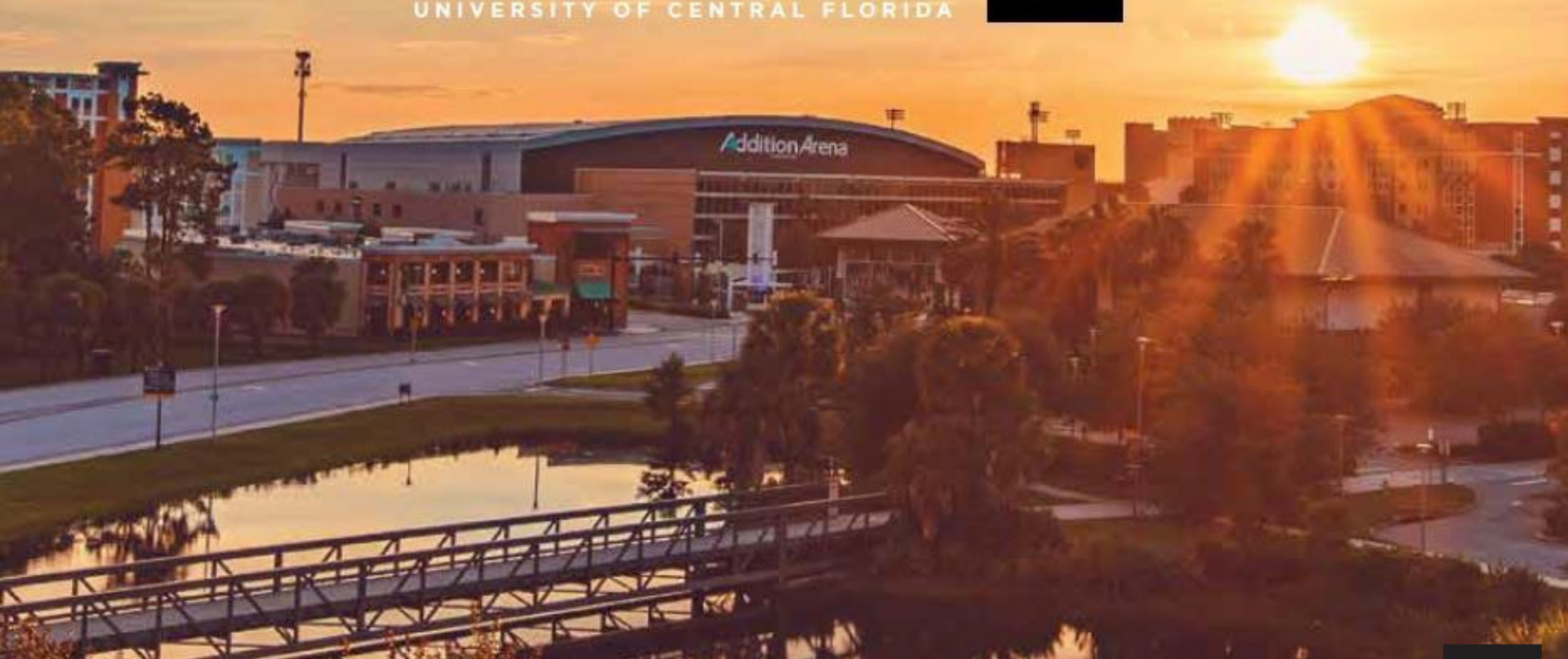
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CAMPUS MASTER PLAN

UNIVERSITY OF CENTRAL FLORIDA



2020-30

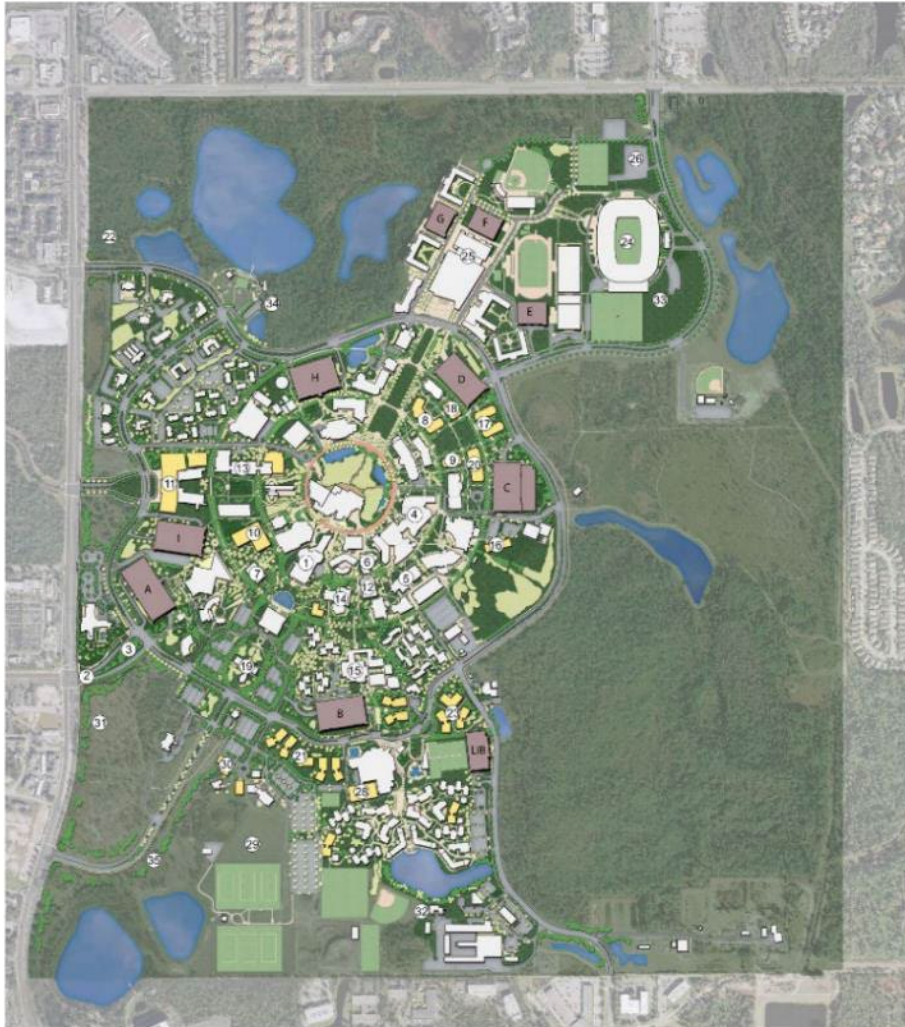


Campus Master Plan 2020-30



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10-Year Schedule of Capital Projects (Main Campus)

1. John C. Hitt Library Renovation Ph. II
2. Campus Entryways – Phase I
3. Campus Entryways – Phase II
4. Engineering Building Renovation
5. Biological Sciences Renovation
6. Theatre Building Renovation - HVAC
7. Howard Phillips Hall Renovation
8. Learning Laboratory
9. Research II
10. Wet Teaching Lab And Expanded STEM Facility
11. Performing Arts Complex Phase I
12. Chemistry Renovation
13. Visual Arts Renovation & Expansion
14. Mathematical Sciences Renovation
15. Ferrell Commons E&G Space Renovation
16. Arboretum, Urban Ecology, & Sustainability Center
17. Classroom Building III
18. Simulation and Training Building
19. Welcome Center Expansion
20. Research III
21. Dining, Housing, Residence Life Facility
22. Special Purpose Housing
23. Graduate Housing
24. Spectrum Stadium Steel Re-Coating
25. Basketball Excellence Center
26. Soccer Stadium
27. Tennis Complex (location TBD)
28. Recreation & Wellness Center Phase III
29. RWC Park Phase IV
30. Creative School for Children
31. Intercept Garage
32. Environmental Health & Safety Support Facility
33. Macnamara Cove
34. Lake Claire Recreation Area Expansion
35. UCF Cross-Campus Bike Trail

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Approved for FY2022-23...
 Chemistry Building Renovation (HVAC)
 Nursing Building

PECO-ELIGIBLE PROJECT REQUESTS (ONLY)

Priority No.	Project Title	Total Supplemental (Non PECO) funding	Total Prior PECO Funding	Projected Annual PECO Funding Requested				
				FY 23-24	FY 24-25	FY25-26	FY26-27	FY27-28
1	CHEMISTRY BUILDING RENOVATION (P,C,E)	\$ 15,000,000	\$ -	\$ 15,000,000				
2	COLLEGE OF NURSING BUILDING (P,C,E)	\$ 49,000,000	\$ -	\$ 14,781,430				
3	HOWARD PHILLIPS HALL RENOVATION AND REMODEL (P,C)	\$ -	\$ -		\$ 500,000	\$ 11,900,000		
4	LEARNING LABORATORY - ACTIVE LEARNING, TEACHING LAB AND MAKER SPACE FACILITY (P,C,E)	\$ -	\$ -		\$ 5,319,956	\$ 58,519,519	\$ 5,319,956	
5	PERFORMING ARTS COMPLEX PHASE II (P,C,E)	\$ 2,750,000	\$ -			\$ 2,414,520	\$ 67,170,960	\$ 5,164,520
Total				\$ 29,781,430	\$ 5,819,956	\$ 72,834,039	\$ 72,490,916	\$ 5,164,520

1) EPS recommendation is required as per F.S. 1013.31.

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Project Name *	Brief Description of Project	GSF	Project Location	Project Cost	Funding Source(s)	Estimated Annual Operating & Maintenance Cost	
						Amount (\$)	Source
Football Stadium South Tower	Renovation and expansion of south endzone to include: (a) football staff offices and workspace, (b) club lounge to support new Loge seating and provide and upscale premium environment, (c) loge boxes - conversion of approximately 4,600 bench seats to provide 1,050 premium seats.	72,945	UCF Main Campus	\$60,087,212	Private Donations and non E&G new revenue streams	\$50,000	Operating revenues (ticket sales)
McNamara Cove	Located outside Southwest corner of football stadium, the facility concept includes an elongated resistance pool, cold and hot plunge pools, patios and decks, shade structures, and service buildings.	1 acre	UCF Main Campus	\$5,805,487	Private Donations and non E&G new revenue streams	\$180,000	Football gameday revenue from Cove memberships
Football Practice Field	Build a new lighted football practice field east of the existing fields to replace eliminated field to provide a clean site for the construction of McNamara Cove and premium parking lot. Project includes construction of an elevated walkway from South Tower to new observation tower.	2.25 acres	UCF Main Campus	\$4,737,212	Private Donations and non E&G new revenue streams	\$50,000	Operating revenues (ticket sales)
Renovation and expansion of parking lot E2	Develop approximately 1.5 acre plot of land located southwest of football stadium into an expanded surface parking lot and entry to stadium. Lot will serve stadium, Wayne Densch Sports Center, Roth Athletics Center and other adjacent facilities. Contingent on relocation of football practice field #1,	1.5 acres	UCF Main Campus	\$4,355,803	Private Donations and non E&G new revenue streams	n/a - no added cost	n/a
Wayne Densch Sports Center Renovation	Full interior renovation of the Wayne Densch Sports Center building, including enhancements to sports medicine and performance, football locker room and player's lounge, and student spaces. Project will include a full HVAC and systems renovation.	44,000	UCF Main Campus	\$20,255,188	Private Donations and non E&G new revenue streams	TBD	TBD
Football Stadium North Tower addition	Addition of north endzone seating elevated above existing seating bowl on both sides of the existing video board. Includes a new concourse, concessions, rest rooms and approximately 5,000 bench seats.	57,350	UCF Main Campus	\$29,759,098	Private Donations and non E&G new revenue streams	\$50,000	n/a

* List all proposed projects for FY 2023-24 requiring Legislative (Back-of-Bill) authorization pursuant to s.1010.62 and s.1013.71, F.S.

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Pedestrian Safety



Student Neighborhood Relations (SNR)



- Mark Gumble, Interim Associate Vice President for Student Services
 - Mark.gumble@ucf.edu
 - 407-823-5897
- Office Mission – To assist UCF students and community property owners with creating and maintaining pleasant housing experiences for UCF students who live off campus
- 2023 Action Items
 - Continue to work with Off Campus Partners to establish more partnerships with apartment complexes near the UCF main, Rosen, Downtown and Lake Nona campuses.
 - Host effective Off Campus Housing fairs and events at New Student and Family Programs to increase awareness of off campus housing options.
 - Continue to enhance relations with apartment management to deal with emergencies impacting UCF students who live off campus.

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