

# University of Central Florida

## Neighborhood Update – July 2022



UCF Neighborhood Update  
July 2022

### AGENDA

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

### Attendance list

UCF	Department
Bill Martin	Facilities Planning & Construction
Suzy Hutson	Facilities Planning & Construction
Maritza Martinez	University Relations
David Hansen	UCF Athletic Association
Mark Gumble	UCF Student Development and Enrollment Services
Carl Metzger	UCF Police
Michelle Laxer	UCF Facilities & Business Operations

### Attendance list

Neighbor	Affiliation (vendor or neighborhood)
Richard Patch	Regency Park
Ronald Brooke	University Estates
Donna DeGregory	University Estates
Christy Lancaster	Carillon
Bob Lancaster	Carillon
RJ Mueller	University Estates
Elaine Powell	University Estates
Melanie Voltz	University Estates
Jay Kastner	University Estates

\* Three additional neighbors registered, but did not attend

Vendor	Affiliation (vendor or neighborhood)
Zach Beiler	Barton Malow Construction
Jeff Gibbs	Seminole State College
Matt Manda	MKSK Studios
Jennifer Ramski	Ramski & Company

\* Four additional vendors registered, but did not attend



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### UCF Facilities Planning and Construction Team



UCF

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## Comprehensive Report on Construction Activity

PROJECT VALUE  
UNDER CURRENT  
MANAGEMENT

\$108.6M

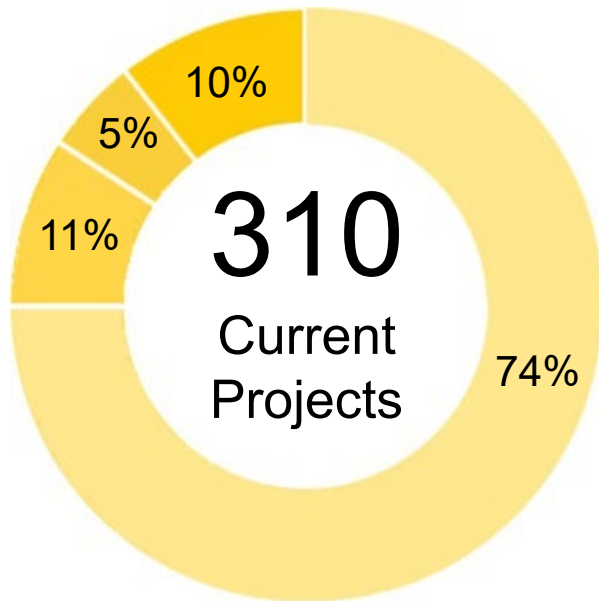
PROJECT VALUE  
COMPLETED TO DATE  
FY 2021-22

\$41.7M

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## Comprehensive Report on Construction Activity

July 2021 to present



Current Projects Only  
Total above does not include  
Completed Projects



Design



Permit



Construction



Close-out



Not Assigned



Awaiting Customer



Temporary Hold



**COMPLETED – 103**

7/1/21 to present

**230  
ACTIVE  
PROJECTS**

**30**

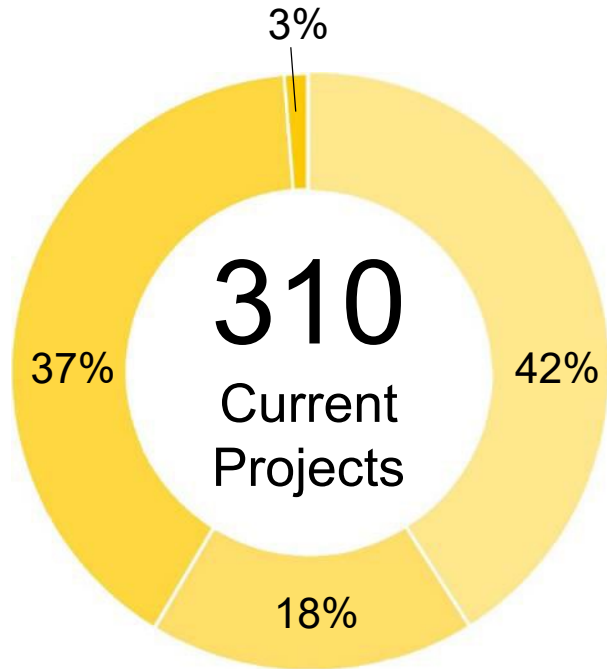
**33**

**17**

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## Comprehensive Report on Construction Activity

July 2021 to present



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

**42% UNDER \$50K**  
(79 PROJECTS)

**18% \$50K to \$200K**  
(34 PROJECTS)

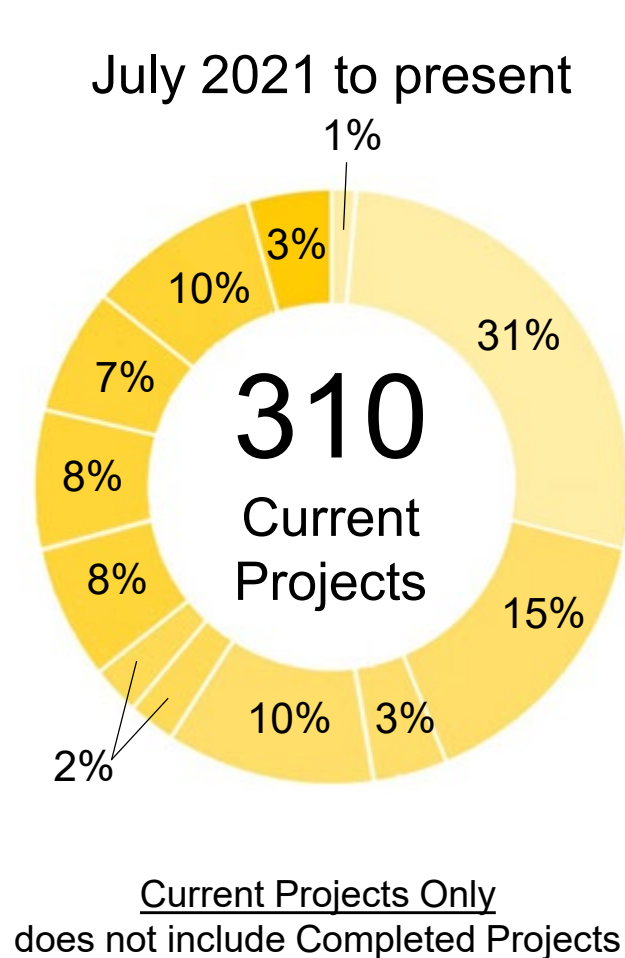
**37% \$200K to \$4M**  
(68 PROJECTS)

**3% OVER \$4M**  
(6 PROJECTS)



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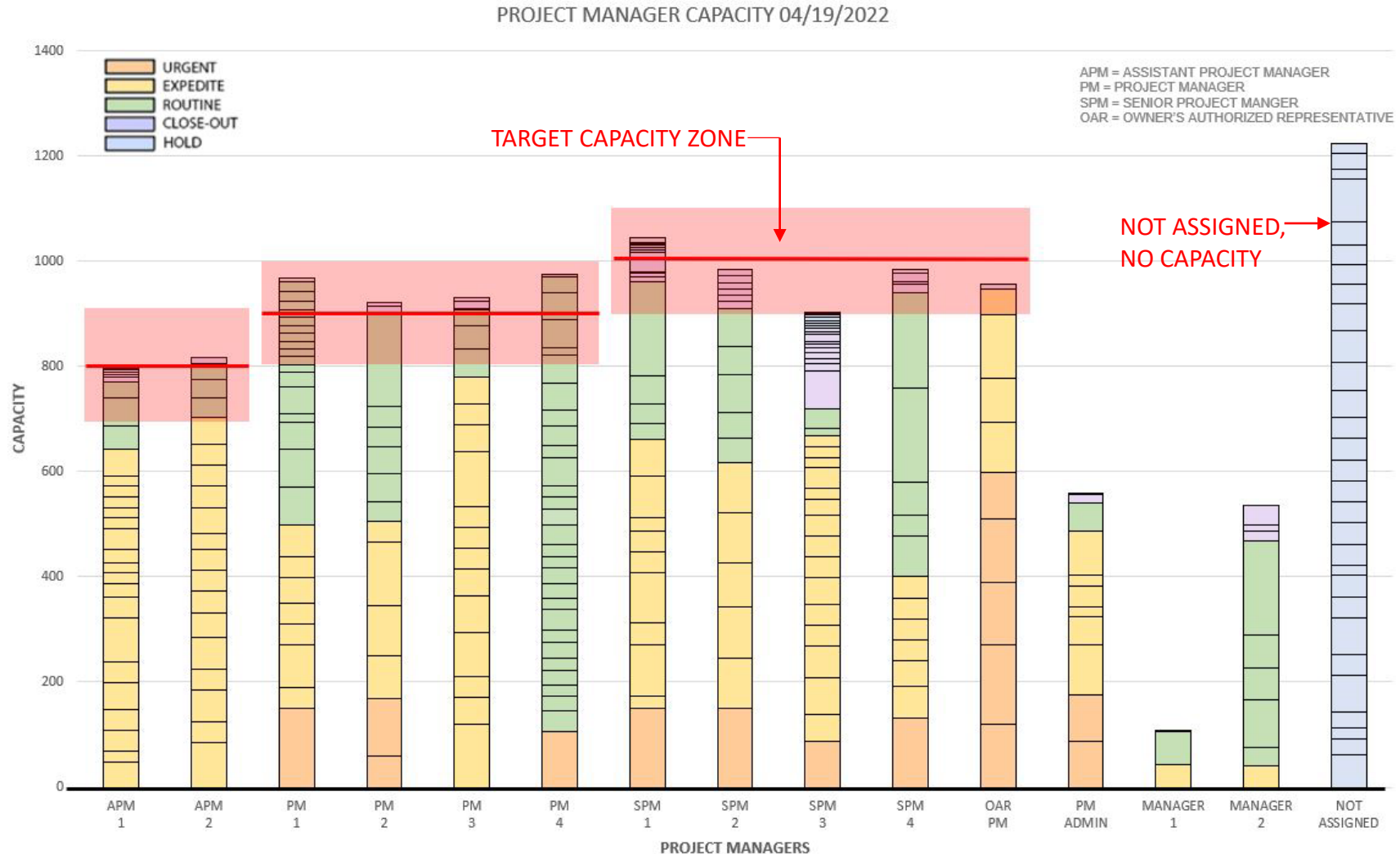
## Comprehensive Report on Construction Activity



- New Construction – 1%
- Deferred Maintenance – 31%
- Office Upgrades – 15%
- Classroom Upgrades – 3%
- Research / Lab – 10%
- Retail – 2%
- Parking – 2%
- Athletics – 8%
- Safety / Security – 8%
- Tech Fee – 7%
- Utility – 10%
- Other – 3%

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## Comprehensive Report on Construction Activity



# 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

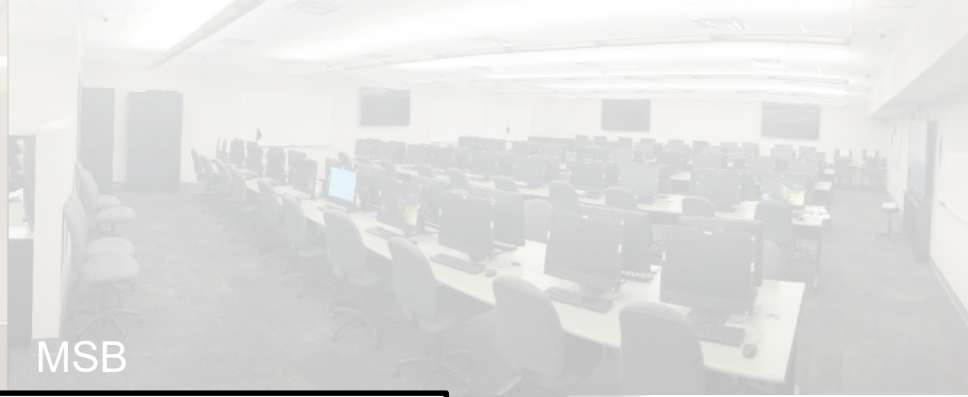
Contractor: Oelrich

Project Cost: \$436K

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Mathematical Sciences Building (MSB)



MSB

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



Teaching Academy



TCH

Architect: Varies

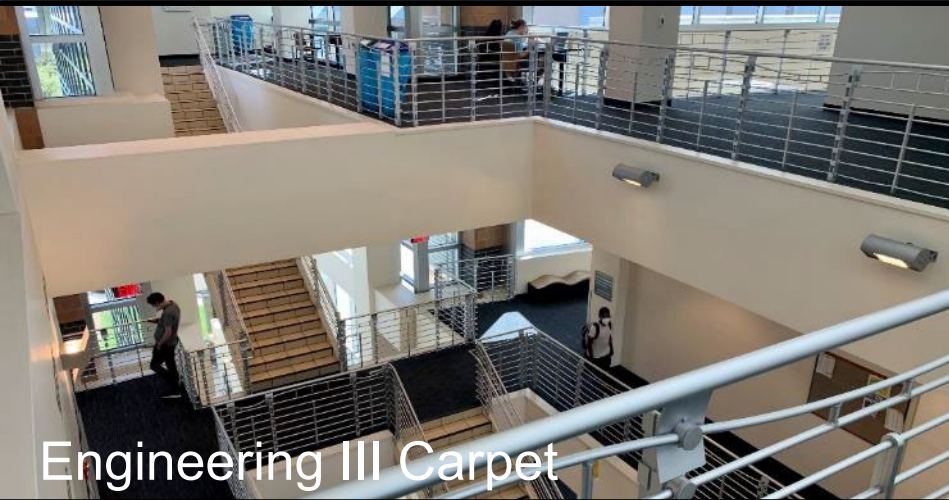
Contractor: Varies

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

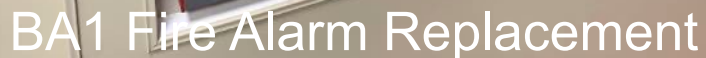
Engineer: VHB, Inc

Contractor: Ovation / WW Gay

Project Cost: \$580K

# Neighborhood Update – July 2022

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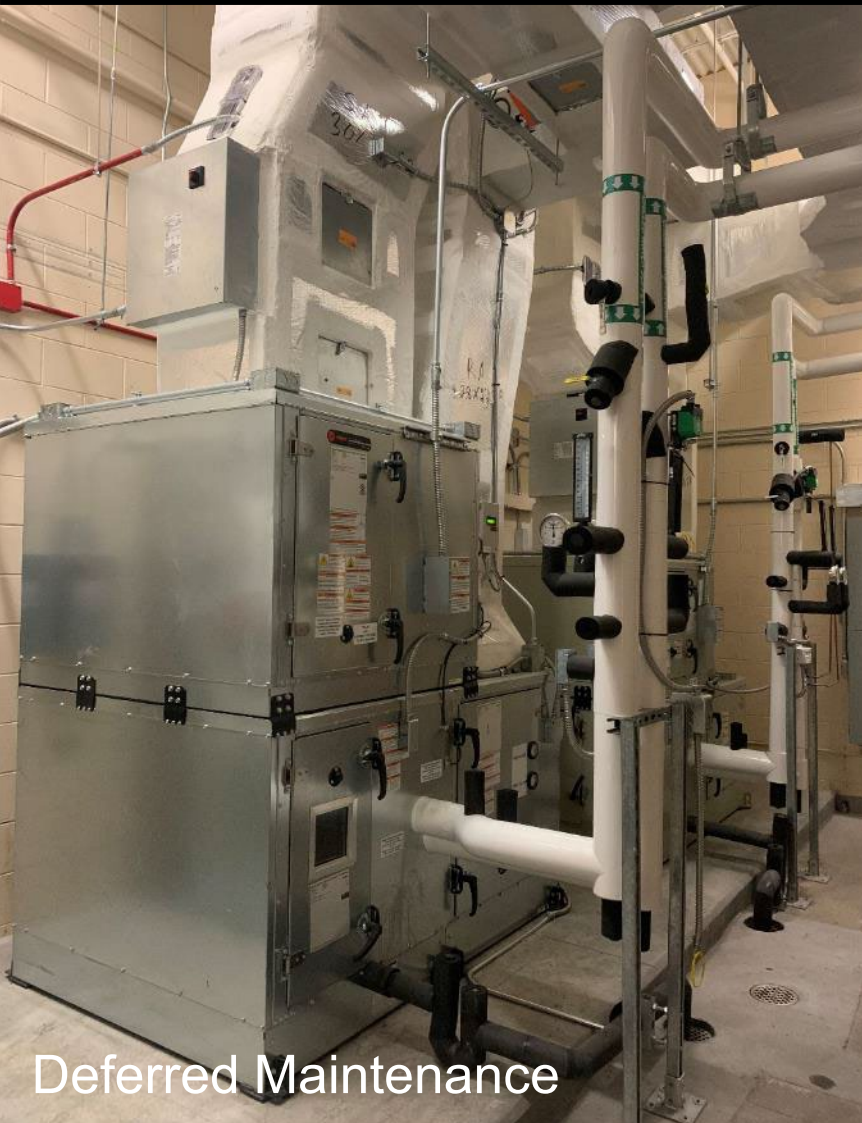
Contractor: GW   Engineer: Salas O'Brien   Project Cost: \$418K

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



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Deferred Maintenance



Engineer: Salas O'Brien Contractor: Starr Project Cost: \$1.77M

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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John C. Hitt Library, Level 3 Renovation



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Performing Arts Complex, 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



UCF



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College of Nursing

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## Neighborhood Update – July 2022



College of Nursing



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Football Campus



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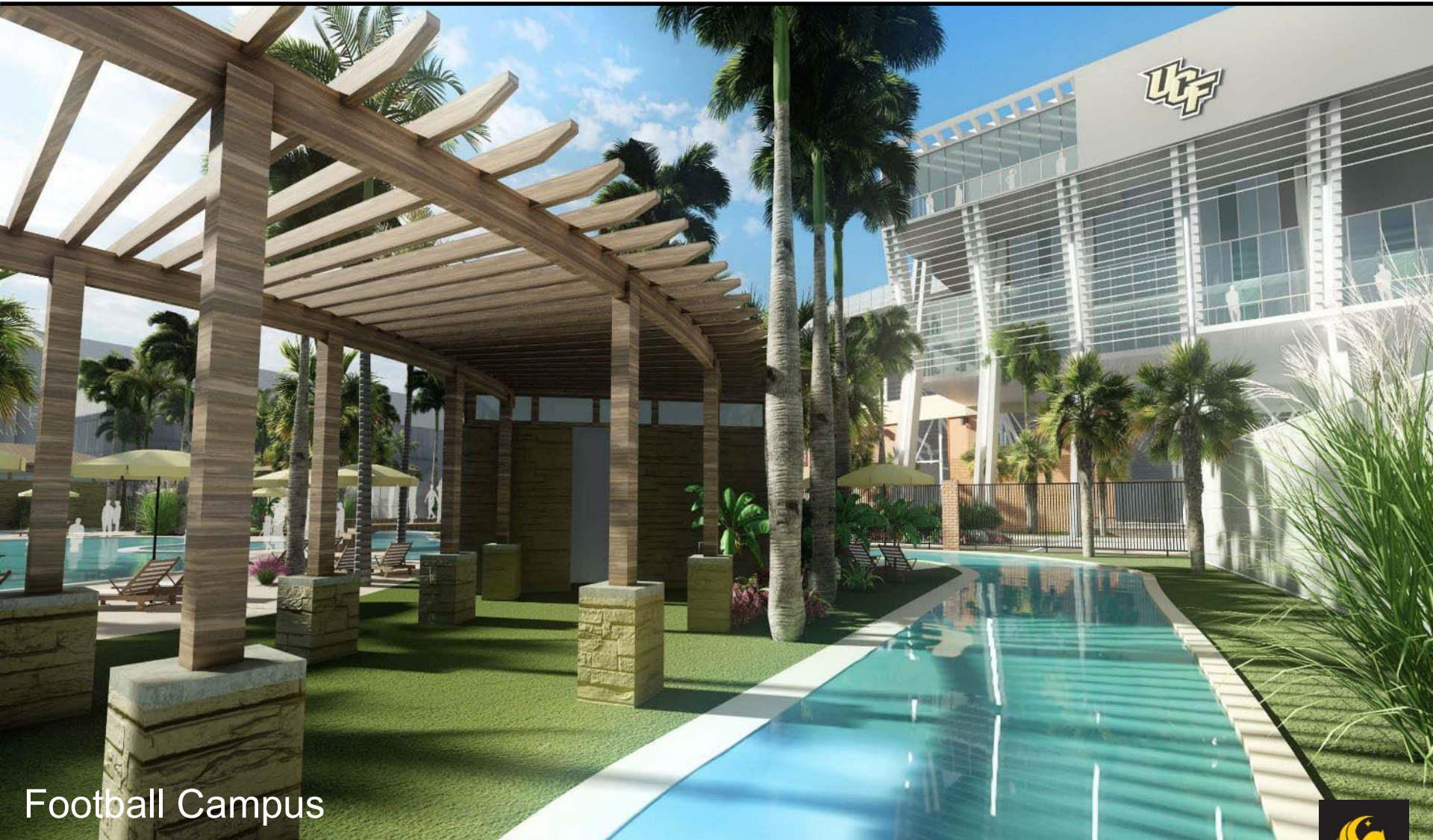


Football Campus



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Football Campus



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Football Campus



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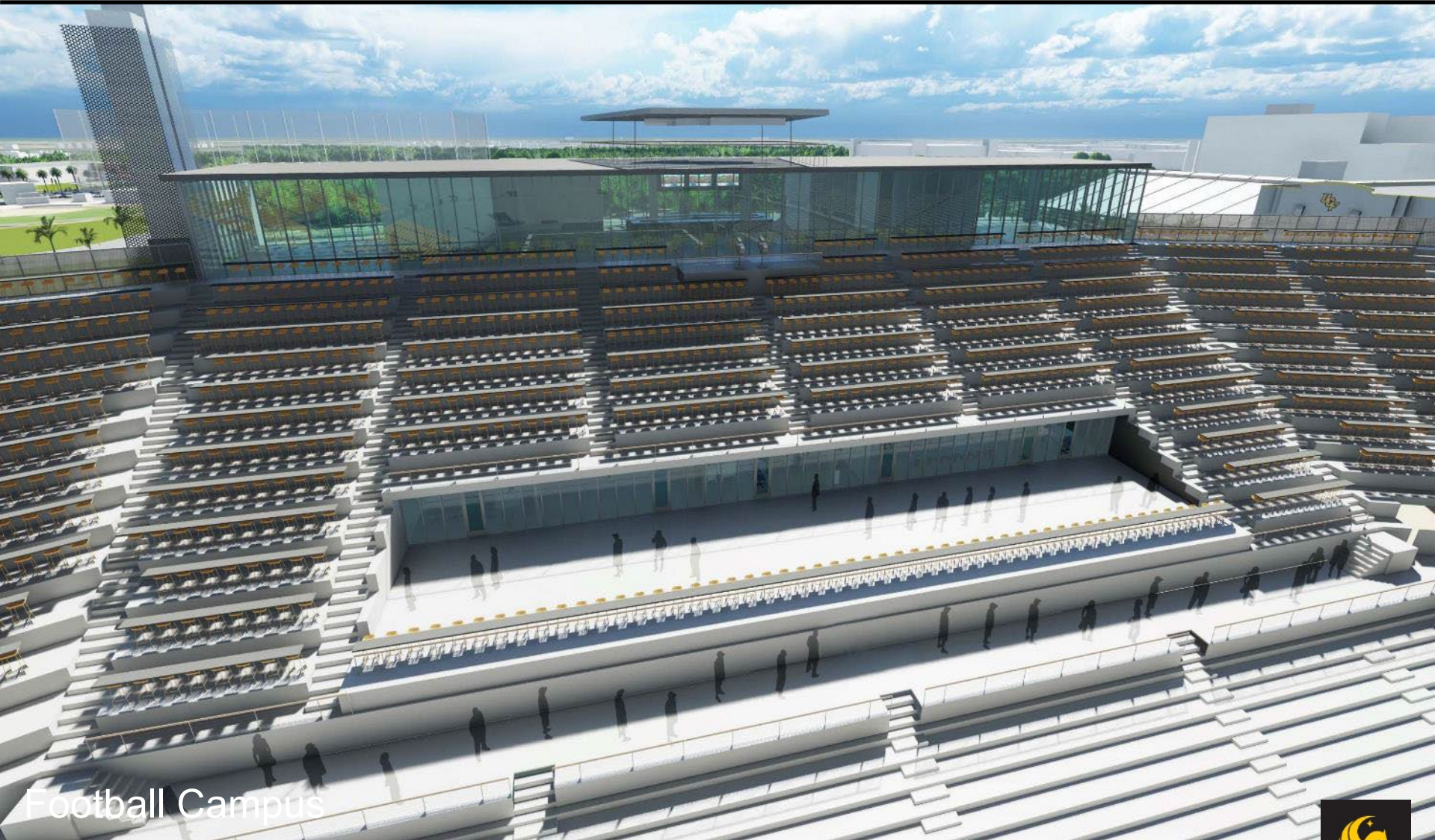


Football Campus



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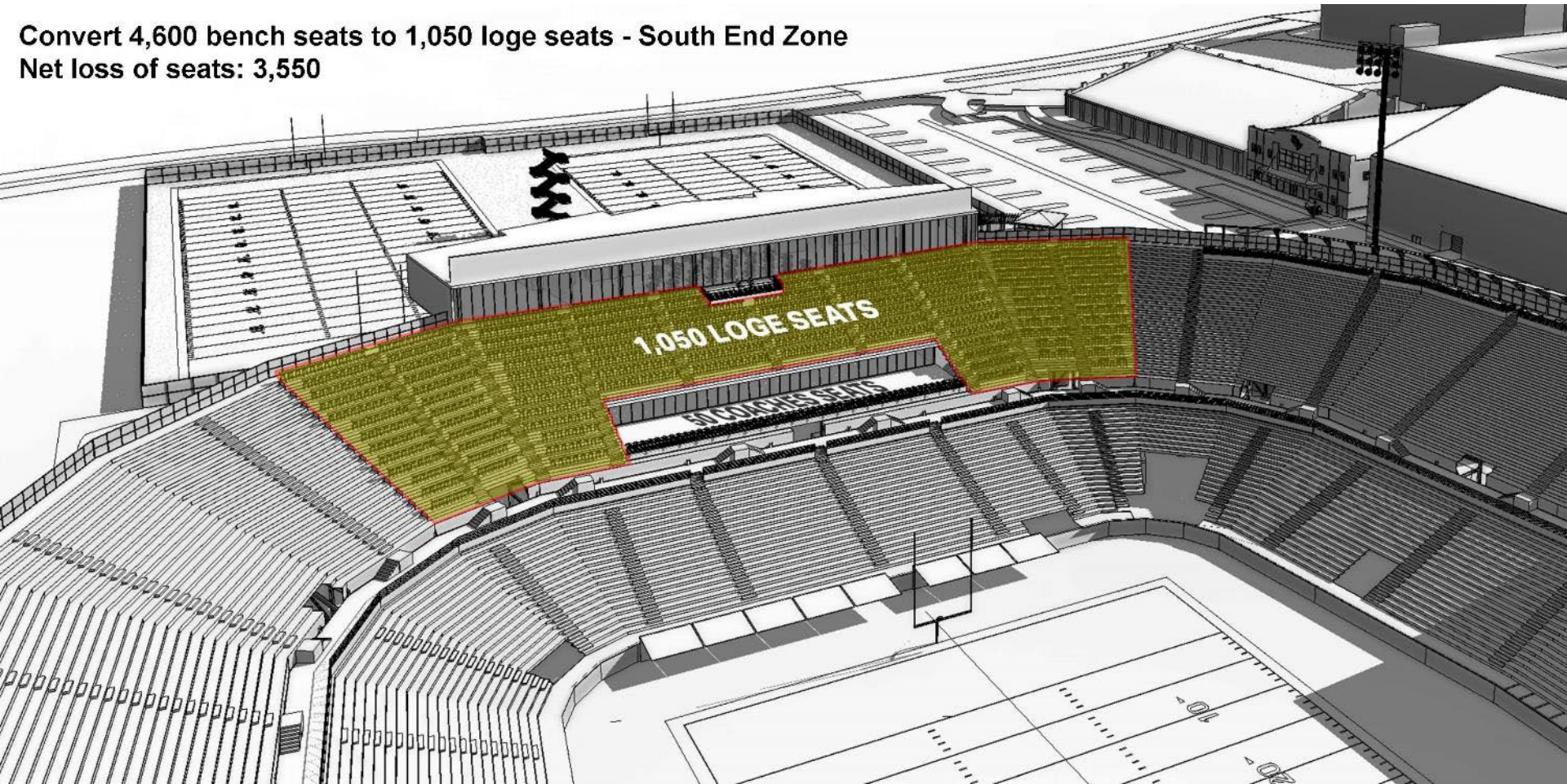
Football Campus



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Convert 4,600 bench seats to 1,050 loge seats - South End Zone  
Net loss of seats: 3,550



Football Campus



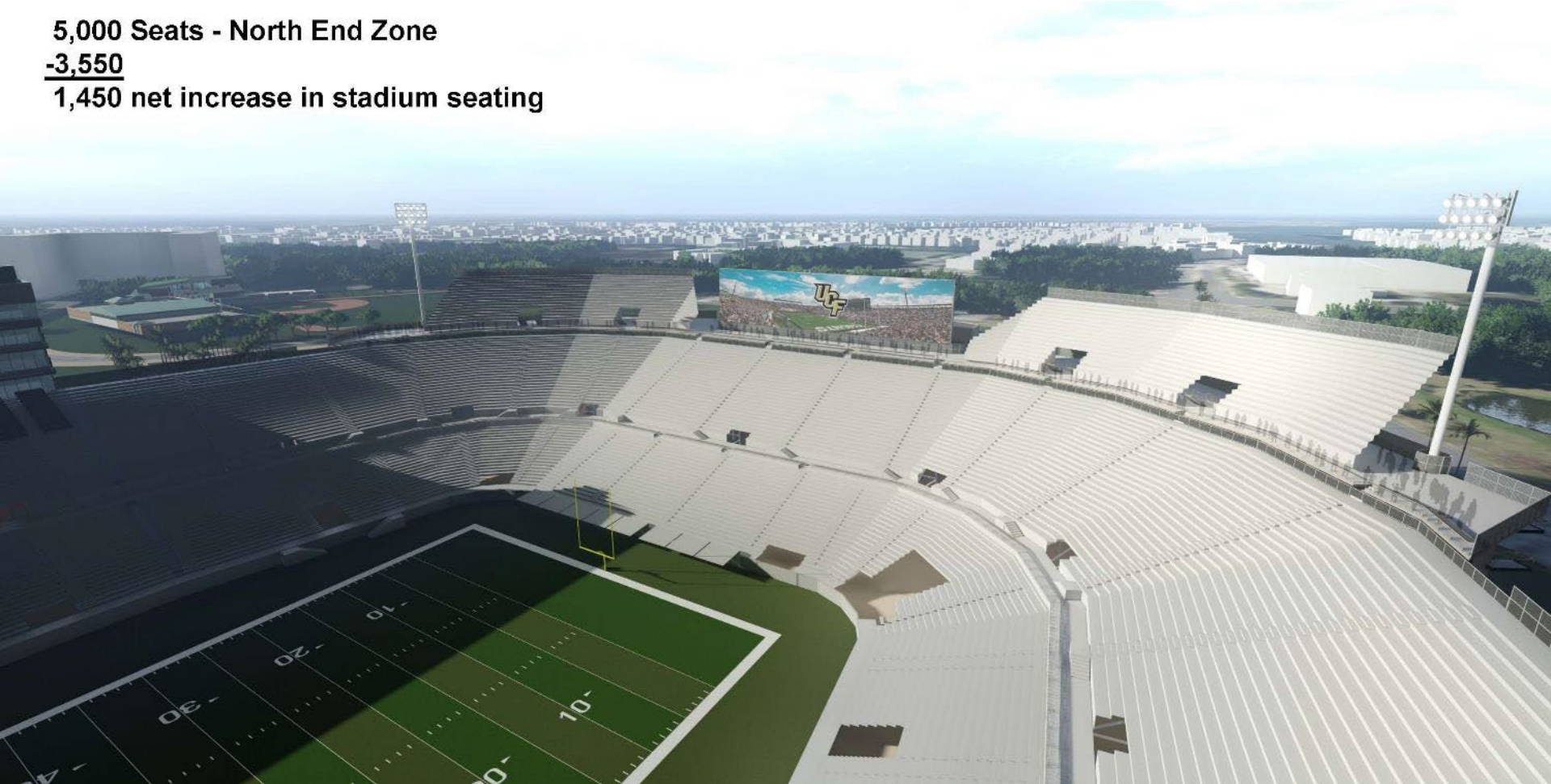
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## Neighborhood Update – July 2022

5,000 Seats - North End Zone

-3,550

1,450 net increase in stadium seating



Football Campus



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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



Two masterplan amendments approved by UCF Board of Trustees:

- 1) Football Campus projects (approved May 25)
- 2) Nursing Building adjustments (approved July 12)

Visit [www.bot.ucf.edu](http://www.bot.ucf.edu) for details

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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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## Neighborhood Update – July 2022

### Pedestrian Safety





# Student Neighborhood Relations (SNR)



- Mark Gumble, Interim Associate Vice President for Student Services
  - [Mark.gumble@ucf.edu](mailto: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
- 2022 Action Items
  - Assisting a larger number of students find off campus housing than previous years
    - Off Campus Housing Fairs and New Student and Family Orientation
  - Working with UCF Student Government to enhance recycling systems at local apartment complexes
  - Finalizing annual assessment

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