



# Ten Year Capital Financial Plan

*Building the Promise*



2009/10 – 2018/19



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# University of California, Riverside

## Ten-Year Capital Financial Plan – 2009/10 to 2018/19

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## I. Executive Summary

The UC Riverside ten-year capital financial plan discusses the context and framework for guiding strategic capital investments for the 2009/10 – 2018/19 planning horizon. The plan begins with a short campus history and the associated planning context. The plan summarizes recent capital investments focusing on the last decade of significant enrollment growth, academic program diversification, and their related challenges. The plan outlines UC Riverside's capital planning process, and provides a synopsis of key administrative and academic units, highlighting their capital needs as either addressed or identified in the plan. A summary listing of the capital program then follows.

UC Riverside observed its centennial in 2007 owing to its beginnings as an agricultural experiment station in 1907. The campus currently occupies 1,127 acres, has 18,000 students enrolled in 181 degree programs in its schools and colleges. Of note are the important infrastructure needs associated with the development UC Riverside's West Campus, which is critical to support the realization of new or expanded graduate and professional programs, including the School of Medicine.

In response to UC Riverside's significant growth over the past decade, the campus has pursued a strategy of prioritized capital investment totaling over \$565 million. Program growth and change which drive the need for new facilities and renewal/replacement of obsolete facilities, as well as ongoing infrastructure needs, however, continue to outpace available resources. In addition, UC Riverside's increasingly focused efforts to achieve greater resource efficiencies for its facilities and reduce its carbon footprint exert even more pressures on already scarce capital resources.

Of particular importance for this inaugural version of UC Riverside's ten-year capital financial plan is the level of uncertainty in state funding. The absence of a 2008 General Obligation bond and uncertainty associated with future General Obligation bonds, have put unprecedented pressures on campus resources to address critical funding gaps. In this context of state funding uncertainty, the campus ten-year capital financial plan has been formulated to address highest priority needs in the most flexible manner possible. Associated campus planning and budgeting processes over the past few years have been recalibrated to guide decisions regarding capital and operating needs given the realities of this funding environment.

UC Riverside's ten-year Capital Financial Plan emphasizes:

- Strategic investment in campus instruction and research capacity with appropriate new facilities, renewal or replacement of obsolete facilities;
- Strategic investment in the quality of the student environment through new housing, dining, and support facilities, and renewal of aging student life assets;
- Development of UC Riverside's West Campus, including professional and graduate facilities, student family housing, and the School of Medicine; and,
- Reshaping UC Riverside's portfolio of discretionary funds to allow the campus greater flexibility to realizing strategic objectives.

### Program Summary

The UC Riverside Capital Financial Plan for 2009-19 includes a discussion of academic and strategic program goals that will be achieved through the development of projects consistent

with the Physical Design Framework. This ten-year capital plan provides a framework for the campus to design and build new energy-efficient facilities, renew aged buildings and infrastructure, and satisfy utility needs in an increasingly sustainable manner. Key elements of the proposed plan follow.

- With an estimated total value of \$882.7 million, the general campus 2009-19 capital improvement program comprises 25 major capital projects and is expected to be funded with a combination of non-State resources totaling \$452.7 million (51.3%) and State resources totaling \$429.9 million (48.7%).
- The general campus 2009-19 capital improvement program reflects an estimated need for \$324.5 million of external financing, including \$252.1 million (77.7%) for housing and dining facilities, \$51.3 million (15.8%) for student fee funded facilities, \$15.6 million (4.9%) for parking projects, and \$5.3 million (1.6 %) for education and general facilities.
- Broken down by function for the general campus, \$423.6 million (44%) is expected to be spent on education and general facilities, \$334.4 million (37.9%) for housing, parking, and other student fee funded facilities, and the remainder of \$158.6 million (18.1%) for infrastructure, and various projects up to \$5 million.
- Broken down by investment type for the general campus, \$662.2 million (75%) is expected to be spent on new facilities, \$157.7 million (18%) on building renovations, and \$62.7 million (7%) on infrastructure projects.
- With an estimated total value of \$477.9 million, the School of Medicine 2009-19 capital improvement program for initial buildout envisions four major capital projects and is expected to be funded with a combination of Other (to-be-identified)

resources totaling \$412 million (86.2%) and State resources totaling \$65.9 million (13.8%).

- Broken down by investment type for the School of Medicine, \$408 million (85.4%) is expected to be spent on new facilities, and \$69.9 million (14.6%) on infrastructure projects.

## II. UC Riverside Overview

### Historic Context

UC Riverside's origins date to 1907 when the University of California established an experimental orchard and research facility on 30 acres of leased land in response to the recognized need for research into the methods and problems of citrus agriculture. In response to expansion of agricultural research needs, the University acquired 370 acres in 1917; the first Citrus Experiment Station facilities were dedicated in 1918. UC Riverside had its official beginning in 1948, when a committee of the State Legislature recommended that a small liberal-arts college be established in proximity to the Citrus Experimental station. Although the Governor's approval of an appropriation bill came in July of 1949, immediate development was interrupted by the Korean War. In April 1951, a College of Letters and Science was approved by the Academic Senate of the University; subsequently ground was broken for an initial building. UC Riverside's academic mission was expanded in 1959 when the Regents declared it to be a "General Campus," thus beginning the planning for a larger, more diversified institution. In addition to the expansion of existing programs, the new campus was eventually to provide facilities for graduate studies and professional schools.

### **Current Campus Context**

UC Riverside is one of the ten campuses, and one of the three land grant institutions, within the University of California system. UC Riverside is the only public research university located within the rapidly growing and evolving inland southern California region, including Riverside, San Bernardino, and portions of Imperial Counties. UC Riverside has impacted virtually every facet of economic, social, and artistic life for this region for over 100 years.

UC Riverside has over 18,000 students, contributes approximately \$1 billion annually to the local and regional economy, and has 31 specialized research centers. UC Riverside offers degree programs in six established schools and colleges, including the A. Gary Anderson Graduate School of Management (AGSM); Bourns College of Engineering (BCOE); the College of Humanities, Arts, and Social Sciences (CHASS); College of Natural and Agricultural Sciences (CNAS); the Graduate School of Education (GSOE); and the Division of Biomedical Sciences. Two additional academic units were established in 2008 (School of Medicine and the School of Public Policy), and will begin instruction in conjunction with the admission of students and recruitment of faculty for these programs.

Today UC Riverside is a multi-site campus, with teaching, research, and public service programs conducted not only at the main campus but also in downtown Riverside through the ARTSblock facilities and in the recently established Palm Desert Graduate Center in the Coachella Valley.

## **III. Capital Planning Context**

### **Long Range Development Plan**

The Long Range Development Plan (LRDP) for UC Riverside, approved by The Regents in November 2005, provides a general land use plan that guides the physical development of the campus. In addition to articulating academic and student life goals, the LRDP identifies development objectives, defines campus land uses, and estimates the new building space needed to support program expansion through the planning horizon year of 2015-16.

The 2005 LRDP assumes a need for approximately 11.80 million gross square feet (GSF) of development to accommodate a total of 25,000 students, 1,742 faculty and researchers and 8,798 staff. The proposed population and square footage targets in the 2005 LRDP represent current estimates. UC Riverside's ability to accommodate the projected population and square footage by the horizon year of the LRDP will be affected by a variety of factors, funding availability, demographic changes, student preferences, etc. As of 2008-09 UC Riverside comprised 6.5 million GSF of development, accommodating a total of approximately 18,000 FTE students, 1,400 faculty and researchers, and 5,900 staff.

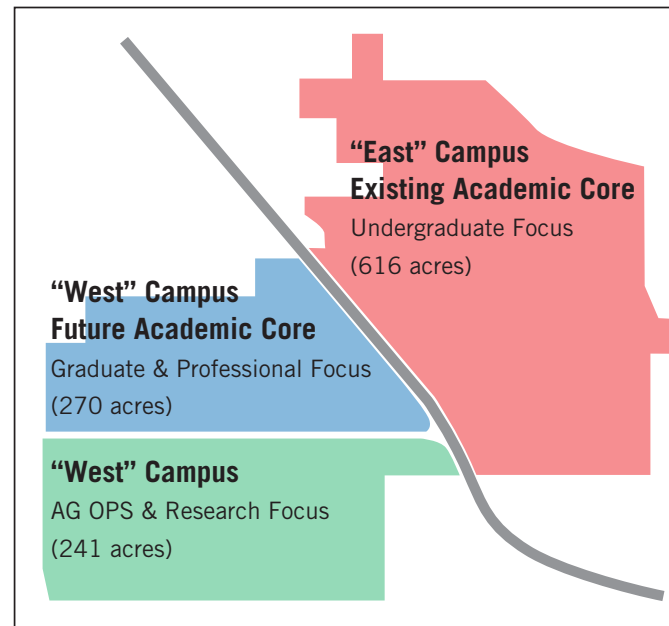
### **Physical Design Framework**

UC Riverside's Physical Design Framework envisions a physical environment of appropriate character to support the campus academic mission and an enhanced "sense of place" for the

sustained well being of its student, faculty, and staff communities. The framework establishes criteria for the campus to assess the appropriateness of planning and design efforts. The framework will be used as a tool in the context of UC Riverside's capital program to ensure a built environment embodying the "sense of place" vision stated above. UC Riverside's Physical Design Framework is anticipated to evolve over time in response to incorporation of emerging best practices in planning, design and construction appropriate to the campus.

### Academic Planning

UC Riverside's capital program is principally a response to articulated program priorities of its academic and research enterprises. Deans have lead responsibility for academic and space planning within their respective areas. They coordinate with the Academic Senate and Campus Administration on initiatives of broader scope. Campuswide academic planning initiatives are led and orchestrated through the Executive Vice Chancellor and Provost's office. In late 2009, the campus anticipates launching a strategic planning effort which will incorporate the latest updates to UC Riverside's academic planning efforts. UC Riverside's capital program incorporates academic planning priorities from official academic plans, ongoing dialogue with the Deans, review of annual budget process priorities with campus leadership, and master space plans for each of the schools and colleges.



## IV. Capital Program

### Recent Growth

Over the past ten years, UC Riverside has sustained an unprecedented degree of growth, requiring the rapid development of a wide variety of new facilities, renewal of aging assets, and the infrastructure to support them. In this period UC Riverside's general campus enrollment grew from approximately 9,764 full-time-equivalent (FTE) students in 1998-99 to 18,083 FTE students in 2008-09, an 85% percent increase. Although the rate of enrollment growth over the next few years is anticipated

to be more marginal, the campus will need to develop new facilities to accommodate already realized growth as well as program and technological change. In conjunction with enrollment growth, faculty increased from 502.6 FTE to 930.6 FTE; and campus employees increased from 3,745 to 5,750 in this period as well. In sum, the total campus growth and program diversification in this chapter of UC Riverside's history necessitated rapid deployment of capital investment strategies to address across-the-board space and infrastructure needs.

Investment of capital resources over the past ten years has totaled \$565 million, resulting in the realization of 1.3 million GSF of new and renovated teaching and research facilities, 1.7 million GSF of new student housing and student life facilities, and replacement or renewal of obsolete campus infrastructure systems. The new and renovated buildings and infrastructure realized over the past ten years reflect the strategic investment of the following portfolio of available resources: State bond funds (approximately 42.6%); Campus funds (approximately 9.6%); Self-funded enterprises funding (5.5%); External Financing/Long Term Debt (40.9%); and Gifts (1.4%).

In addition to the capital investments summarized above, the campus also makes strategic use of leased space to address critical needs due to overall lack of available campus space and to satisfy program needs which do not require an on-campus location or require space for a limited amount of time. At present the campus leases 163,000 square feet for a variety of needs, including undergraduate instruction and housing.

### Considerations

UC Riverside's Ten-Year Capital Financial Plan reflects the following considerations:

- Continued need to enhance campus teaching and research capacity with appropriate new space, even in the context of moderate growth and funding uncertainty;
- Ongoing need for renewal and/or replacement of aging and obsolete core campus assets;
- Need to renew aging infrastructure (East Campus), and construct new infrastructure (West Campus);
- Continued investment to realize sustainability and reduced campus carbon footprint objectives despite resource scarcity; and,
- Reshaping of UC Riverside's portfolio of discretionary funds to allow the campus greater flexibility in realizing strategic objectives..

### New Facilities

UC Riverside's Ten-Year Plan anticipates the need for new space in response to two key drivers. First, there remain considerable unaddressed needs from recent increases in students, faculty, and staff. For example, the Plan includes a proposed Psychology South Wing project. This project will provide critical new research lab capacity for the campus representing a fulfillment of previously articulated need and justification of space, that was deferred due to lack of available funds. Second, continued evolution of academic programs, research initiatives, and operational needs and the technology to support them cannot be satisfied in existing campus space, or even by renewed facilities, for a variety of technical, logistical, or life-safety reasons. For instance, the campus anticipates increased need for core research facilities in response to continued growth and diversification of the research enterprise. The complex requirements of core facilities can seldom be accommodated in space not specifically designed for them, and in such cases the solution is often cost prohibitive relative to new space.



The prospect of building new space for UC Riverside's core instruction and research (I&R) programs has been complicated by recent significant reductions in State operating funds for operations and maintenance of plant (OMP). The campus anticipates continued shortfalls in this regard. In response, the following principles will inform campus approaches to minimizing the impact of OMP funding shortfalls over time:

- Prioritization of new enrollment driven I&R space over space that would otherwise be "eligible" for State OMP funding;
- Deployment of all available operating funds (State, campus, etc.) which may be appropriately used for I&R support purposes;
- Investment in highly durable, readily maintained materials/equipment within the formulation of capital budgets for prioritized new space projects;
- Within the limitations of available discretionary funds, set up maintenance reserves targeting high priority new space needs.

### **Building and Infrastructure Renewal**

UC Riverside's campus assets total 6.5 million GSF. Approximately 43% of these assets are 30 years old or older, and thus candidates for either systematic renewal of building systems or replacement. Even with regular maintenance, building systems wear out in normal use and require replacement on a regular basis. Treated as a strategic investment, systems renewal can increase the useful life of the building, while at the same time yielding operating cost efficiencies to the campus, particularly in the case of aging research facilities. The plan includes elements of already approved funding for renewal projects for three research facilities, described separately in this document.

In the category of infrastructure renewal, the UC Riverside campus has made investments totaling \$26 million in the past ten years to

replace obsolete principal utility systems including chilled water, steam, power, and sewer, and also to increase capacity in anticipation of campus growth. Many portions of UC Riverside's infrastructure systems are several decades old and in need of replacement. In a context of scarce capital resources, the campus will continue to focus investment on highest priority needs with greatest demonstrated benefit.

The 2009-19 Capital Financial Plan envisions a significant investment in both building and infrastructure renewal. Projects representing investments in renewal of academic facilities totaling \$80 million are included in the plan. In addition, the plan includes investments in new and existing infrastructure of \$63 million.

### **Sustainability Investment Strategies**

For the past several years, UC Riverside has strategically invested in improving the efficiency of campuswide infrastructure systems. These investments are yielding significant reductions in peak energy loads for the Riverside Public Utility (RPU), as well as substantial avoided utility costs for the campus. Specifically, UC Riverside has successfully negotiated RPU investments in on-campus thermal energy storage (TES) which reduces electricity demand to produce chilled water during peak load periods. The two implemented TES tanks have not only reduced peak rates for the campus, but served as the basis for UC Riverside to negotiate a very favorable flat rate for electricity since 1998-99. The Ten-Year Plan anticipates further investment in campuswide systems efficiencies in the form of a third TES tank as well as strategic boiler replacements at the central plants. UC Riverside's West Campus and School of Medicine infrastructure development strategies in particular, provide an opportunity to realize even more aggressive efficiency gains and operational cost savings through on- and off-campus geothermal systems and investment with the RPU in large scale photovoltaic and geothermal power generation

facilities. The next significant stage of UC Riverside's investment strategy is to leverage its systems efficiencies by optimizing environmental performance of individual capital projects.

As a matter of policy, UC Riverside's capital projects satisfy University of California Policy on Sustainable Practices performance requirements. Every attempt is made to maximize energy efficiency and sustainability within available resources. UC Riverside has established a campus goal to incorporate sustainability design features that result in a USGBC LEED™ Silver (or higher) rating. The campus also recently completed a draft Campus Sustainability Plan which provides recommendations to achieve broad based goals and serves as a foundation for UC Riverside's forthcoming Climate Action Plan.

UC Riverside's 2009-19 Capital Financial Plan anticipates forthcoming capital renewal, facilities renewal, and infrastructure projects as opportunities to invest in realization of campus sustainability goals and maximize avoided costs for purchased utilities. Detailed sustainability performance goals for individual projects will be developed as each project moves forward in the plan.

### Capital Program Objectives

The objectives of UC Riverside's Capital Program include the following:

- Strategic investment in campus instruction and research capacity via appropriate new facilities, and enhancement of the existing teaching and research environments through renewal or replacement of obsolete facilities;
- Strategic investment in the quality of the student environment and student success through new housing, dining, and support facilities, and renewal of aging student life assets;
- Development of UCR's West Campus, including profes-

sional and graduate facilities, student family housing, and the School of Medicine; and,

- Reshaping UC Riverside's portfolio to increase the availability of discretionary funds to allow the campus greater flexibility in realizing strategic objectives.

### Assumptions for the Ten-Year Plan

Beyond the noted uncertainties regarding key aspects of the Ten-Year Plan, namely the availability of general obligation bond funds and instability of major financial markets in which to place UC long-term debt, a few key assumptions needed for the formulation of the plan are summarized below. As circumstances warrant revised assumptions, these will be articulated and reflected in future iterations of the Plan.

### Enrollment

UC Riverside's 2005 LRDP assumes an on-campus student population of 25,000 headcount students by 2015-16. While internal campus physical capacity studies have tested higher student population levels, the 2005 LRDP assumption will remain as the baseline for assessing impacts unless circumstances change significantly before the 2015-16 planning horizon. In that circumstance, the campus would initiate an update to the 2005 LRDP. The proposed projects and budgets in UCR's Capital Financial Plan represent current estimates of funding availability, enrollment growth and priorities. The University is in a period of dramatic financial uncertainty which will affect enrollment growth and priorities, thus, the timing of projects may change.

For the purpose of this Ten-Year Plan, enrollment is assumed at 2007-08 levels for the first five years of the plan, equating to

17,179 student FTE by 2013-14. Beginning in 2014-15, an increase of one percent per year is assumed through 2018-19, yielding 18,069 student FTE by the last year of the plan. Future iterations of the plan will reflect updated ten-year enrollment assumptions as they are developed.

### **State Funding**

Most State bond funding, proposed from either general obligation bonds or lease revenue bonds, has not materialized for the past two years, hampering the advancement of near-term critical projects. In the Ten-Year Plan, general obligation bonds are assumed to be available to UC in the form of a four-year bond funded at \$450 million per year beginning in 2010-11, which includes a component of capital renewal funding at \$50 million. The UC Riverside Ten-Year Plan assumes a total of \$432 million in State support for the general campus. Also under discussion at this time, but not formally advanced, is a general obligation bond measure focused on health sciences for the University of California. Current discussions assume a ten-year bond funded at \$100 million per year. If such a proposal were to be realized, UC Riverside would expect to receive such funds for initial capital development needs for permanent School of Medicine facilities on the West Campus. For the purpose of the Ten Year Plan, \$65.9 million of potential Health Sciences Expansion (HSE) bond funds is assumed.

### **External Financing**

UC Riverside typically deploys long-term debt for fee-funded auxiliaries needs (e.g. housing, dining, parking, student recreation facilities, etc.). Debt repayment comes from projected levels of net revenues through the term of the financing, as demonstrated by the auxiliary's multi-year business plan

pro-forma. In addition, the campus evaluates strategic opportunities for deployment of central campus debt subject to education and opportunity fund pledge tests. Current investment in central debt funded strategic initiatives limits future investments without growth in education and opportunity fund components of UC Riverside's resource portfolio. As such, the Ten-Year Plan identifies only two projects with a significant portion of centrally-funded debt.

### **Gift Funding**

Over the past ten years, UC Riverside has only realized limited opportunities for capital projects funded wholly from gift funds, or as a component of a larger funding mix. These have nonetheless provided the campus with the opportunity to build facilities unique to the culture of the campus and the region (e.g. Culver Center for the Arts; Alumni Visitor Center). As UC Riverside's alumni and "friends of the campus" support base continues to expand, evolve, and exert greater influence on the local community, the region, and the State, gift opportunities are anticipated to increase. As presently articulated, the Ten-Year Plan assumes no gift funds for listed projects. Strategic opportunities for gift funds for capital purposes will be evaluated in future gift campaigns. The campus will advance projects once gift targets have been reached.

### **Federal Funding**

Over the past decade, UC Riverside has been able to use Federal Facilities grants to realize research objectives (e.g. Insectary and Quarantine Facility). At present, the campus is actively pursuing targeted National Institute of Health and National Science Foundation facilities grant opportunities in the 2009 American Recovery and Reinvestment Act. Should the campus succeed in

any of its proposals, the associated projects will be reflected in the next iteration of the Ten-Year Plan.

### **Public-Private Partnerships**

UC Riverside has explored delivery of capital assets through third party entities for the past several years. Projects provided via this mechanism have included two student housing developments and an off-campus research center. Currently the campus is exploring the feasibility of delivering a significant portion of its West Campus Housing (e.g. Student Families, Graduate Students, and Upper Division Undergraduates), associated support facilities (e.g. child care, satellite recreation center, community center), and infrastructure through a groundlease arrangement with a private developer. At present, timing for realization of West Campus Housing is dependent on confirmation of demand and financial feasibility. Preliminary due diligence in this regard will conclude in Fall 2009. If due diligence findings establish demand and financial feasibility within acceptable tolerances, the campus will engage in a Request for Qualifications process with prospective developer teams.

## **V. Capital Planning Process**

UC Riverside's capital planning process involves ongoing deliberation and consultation with campus leadership to ensure that the formulation of the capital program appropriately reflects highest priority needs within available resources. Key issues identified and addressed through the process include assessment of trade-offs between new construction and renovation to satisfy program objectives, impact of capital program timelines and

schedules relative to campus space needs, and testing feasibility of funding strategies for a given proposal. The capital planning process engages students, faculty, and staff to provide opportunities for input and brings forward recommendations to campus leadership for consideration and action. In addition, the capital planning process involves the management of multidisciplinary planning, design, and engineering consultant teams to assist the campus in translating and testing its prioritized programmatic and operational needs into scope of work, associated costs, and appropriate physical form.

### **Implementation**

The development and implementation of land use and capital improvement plans at the Riverside campus is guided by two standing committees: the Design Review Board, and the Capital Program Advisory Committee.

### **Design Review Board (DRB)**

In conformance with Regental policy on independent design review, this group advises the Chancellor on the designs of new buildings, major landscape projects, and master planning efforts to ensure consistency with applicable planning guidelines. All projects are reviewed a minimum of two times by the board. DRB membership includes

- two architects and one landscape architect from the private sector;
- faculty representing at least three of UCR's primary academic units and an at-large representative of the Academic Senate;
- Associate Vice Chancellor of Facilities/Campus Architect; and,

- Associate Vice Chancellor for Capital and Physical Planning.

### Capital Program Advisory Committee

The primary purpose of CPAC is to ensure that relevant issues related to the planning and design of campus facilities are addressed; that adequate consultation with constituent groups and/or stakeholders takes place; and that appropriate standards for the use of land, buildings and design are developed and applied.

The CPAC is an advisory committee to the chancellor, with the following primary functions and responsibilities

- LRDP --- review existing land use and precinct plans and proposed modifications.
- Sustainability Initiatives --- review of proposals to foster best practices at UCR for all levels of planning and design, as well as major campus operations.
- Capital Budget and Deferred Maintenance/Capital Renewal plans --- review annual capital budget and deferred maintenance/capital renewal budget. This includes recommending priorities and strategies for integrating capital improvement with renovation and deferred maintenance requirements.
- Major Capital Improvement Projects --- review proposals for new buildings and major renovation projects, including programmatic and financial feasibility studies and schematic/final design.
- Major Reallocation of Space --- review proposals for significant reallocation of space among schools, colleges, and other major program units.
- External Initiatives and Contracts --- review major lease agreements and other potential contracts or initiatives with

parties external to the UC system.

- Design and Campus Standards --- review proposed standards for land use, design criteria for buildings (including massing, siting, circulation, parking, site development, and significant landscaping projects). Review and comment on schematic/final designs.

The CPAC standing members by office are:

- Chancellor (Chair)
- Executive Vice Chancellor and Provost
- Vice Chancellor, Finance and Business Operations
- Vice Chancellor, Research
- Vice Chancellor, Student Affairs
- Vice Chancellor University Advancement
- A Dean
- Chair, Academic Senate

Staffing and administrative support for the CPAC is provided by the Associate Vice Chancellor, Capital and Physical Planning/ Real Estate Services, Campus Architect/Design and Construction Associate Vice Chancellor, and the Associate Vice Chancellor for Physical Plant.

In addition to the two standing committees, input for formulation of individual master plans and individual capital projects is provided through the following groups described below:

### Planning Advisory Committees

Input to each physical plan, whether campuswide or involving a sub-section (“precinct”) of the campus, is provided by a committee of faculty, students, administrative leaders, and senior capital planning and design staff. These physical plans

identify sites for new academic, administrative, housing, recreation, parking, and support facilities; define vehicular and pedestrian circulation improvements; develop guidelines that define neighborhood site characteristics and building attributes; and provide phasing plans to enable orderly growth. The UC Riverside Physical Design Framework includes a detailed discussion of recent master planning studies. Typical membership for a planning advisory committee includes:

- Faculty Senate – Physical Resources Committee representative;
- Associated Students of UCR – representative;
- Graduate Student Association – representative; and
- Other campus stakeholders (faculty, students, staff) as appropriate to the planning effort.

### **Project Advisory Committees**

For each major building, landscaping, or infrastructure project, programmatic and design input is provided by a project-specific committee of faculty, students, administrative leaders, and senior capital planning and design and construction staff. Other campus stakeholders may be included in the committee as appropriate. These committees work closely with the appointed programming and design professionals so that each project satisfies prioritized program goals, design objectives, and performance expectations relative to sustainability. Additional technical assistance from Environment, Health and Safety; Physical Plant; Telecommunications; etc. is provided in the context of the Project Advisory Committee process. Typical membership for a Project Advisory Committee includes:

- Faculty Senate – Physical Resources Committee representative;

- Associated Students of UCR – representative;
- Graduate Student Association – representative; and
- Other campus stakeholders (faculty, students, staff) from the associated program areas.

## **VI. Academic and Administrative Organization**

AGSM, BCOE, CHASS, CNAS, the Biomedical Sciences are overseen by their respective Deans. A national search is currently underway for the inaugural SOM Dean, and the Public Policy Dean search will commence in conjunction with identified resources. The General Campus Academic Plan also encompasses the Vice Provost for Undergraduate Education (e.g. Honors Program, Learning Center, Office of Instructional Innovation, Writing Program, and Summer Session). Similarly, the Graduate Division provides a General Campus coordinative support function for Graduate Students enrolled in UC Riverside's Schools and Colleges (e.g. Academic Preparation and Outreach, Admissions and Fellowships, Academic Affairs, Graduate Support Management, Graduate Program Management, Teaching Assistant Development, and Postdoctoral Scholar support).

### **Academic Profile**

The academic program offerings of UC Riverside's Schools and Colleges reflect the campus's substantial recent growth, both in enrollment increases and in program diversification. At present, UC Riverside's academic programs encompass a total of 43 departments, with additional departments planned in conjunction with the SOM and School of Public Policy. UC Riverside's faculty

distribution is currently at 42.5% in the Sciences and Engineering and 57.5% in Social Sciences, Arts, and Humanities. All of the Schools and Colleges engage in annual planning processes (in conjunction with the annual campus budget process) that align academic program and resource targets for three-year periods. These processes inform campuswide strategic planning initiatives focusing on longer-term planning horizons and objectives. UC Riverside's current strategic plan, Vision 2010, was formulated in 2000. UC Riverside's next strategic planning effort will commence in the latter part of 2009.

### **A. Gary Anderson Graduate School of Management**

The origins of the A. Gary Anderson Graduate School of Management (AGSM) date from 1970 when UCR established the Graduate School of Administration. In 1994, The A. Gary Anderson Foundation provided an endowment resulting in the naming of the School. AGSM currently offers an interdisciplinary undergraduate major in Business Administration (which is the largest such program in the UC system) and a full time MBA program. In Fall 2009, AGSM will begin offering a self-supporting Executive MBA Program (EMBA), a new Interdepartmental Graduate Program leading to Masters (M.A.) and Ph.D. degrees, as well as a new Master of Science degree in Accounting. By Fall 2010, AGSM also anticipates implementation of a Fully-Employed MBA program (FEMBA). AGSM is also home to the Sloan Center of Internet Retailing.

To support near-term needs associated with accommodation of the undergraduate program, AGSM's allocation of space in the academic core of UC Riverside's East Campus was increased by over 15% in 2008. Longer-term facilities needs anticipated in the capital improvement program for 2009-19 include the West Campus Graduate and Professional Center 2 proposal which

will provide expanded, modern interdisciplinary instruction and research facilities for AGSM on UC Riverside's newly-developing West Campus.

### **Bourns College of Engineering (BCOE)**

The engineering program at UC Riverside was formally established during the 1989-90 academic year. BCOE currently consists of the departments of Computer Sciences and Engineering, Electrical Engineering, Mechanical Engineering, Chemical and Environmental Engineering, and Bioengineering. Within the five departments, cross-disciplinary instruction and research are pursued in areas of algorithms, bioinformatics and logic, systems and networks, communication and signal processing, controls and robotics, mechanics and materials, fluid and thermal sciences, air and water quality systems engineering, biocellular engineering, and biotechnology. Since 1997-98, BCOE enrollments have increased over 200%, and are expected to increase within the next decade. New initiatives include undergraduate and graduate programs in Bioengineering, a campus-wide Materials Science and Engineering graduate degree program, Master of Engineering (MEng) degree, and development of future civil engineering programs. BCOE fosters research activity through several research centers, including: the Center for Bioengineering Research, College of Engineering-Center for Environmental Research and Technology, Center for Nanoscale Sciences and Engineering, and the Center for Research in Intelligent Systems.

In support of BCOE, the capital improvement program for 2009-19 anticipates the completion of the Materials Sciences and Engineering Building (2010) and completion of the Engineering Building Unit 3 project (2013).

### **College of Humanities, Arts, and Social Sciences (CHASS)**

CHASS was originally established as the College of Letters and Sciences in 1958. Since that time, the College has developed accredited programs in the Arts, Performing Arts, Humanities, and the Social Sciences. Within these disciplines CHASS currently consists of twenty academic departments, four research centers and numerous special degree programs. By organizing departments, centers, and special programs of the performing and visual arts, the humanities, and the social sciences under the aegis of a single Dean, the College provides opportunities for students and faculty to interact across disciplines in a dynamic teaching and research environment. New CHASS degree programs anticipated by Fall 2009 include new Ph.D. programs in Music, Religious Studies, and Ethnic Studies. Additional Ph.D. programs are being developed for History of Art, Women's Studies, and Media and Cultural Studies. CHASS is also considering further diversification of its MA programs, including Film and Television Production, Mediation and Peace Studies, Museum Studies, Professional Ethics, Theatre Studies, Translation Studies, and Urban Studies. CHASS currently supports research via specialized centers, including: Center for Asian Pacific America, Center for Bibliographic Studies and Research, Center for Ideas and Society, California Center for Native Nations, Center for Family Studies, Center for Iberian and Latin American Music, Center for Social and Economic Policy, Edward J. Blakely Center for Sustainable Suburban Development, Institute for Research on World Systems, Presley Center for Crime and Justice Studies, Southern California Academic Center of Excellence on Youth Violence Prevention, and the Survey Research Center.

In support of CHASS, the capital improvement program for 2009-19 anticipates completion of the Culver Center for the Arts (late 2009) which will provide instruction, research, studio and

performance space for graduate programs in the arts, as well as arts education opportunities for the broader Riverside community. Also included in the program is the Psychology Building South Wing project. Coupled with the recently completed Psychology Building, the South Wing project will address current and longer term space needs for Psychology programs, particularly the Psychology Neurosciences. In addition, the completion of the West Campus Graduate and Professional Center, Phase 1 project will provide release space in the existing East Campus academic core for reassignment to CHASS for continuing expansion of its academic program offerings.

### **College of Natural and Agricultural Sciences (CNAS)**

CNAS has its origin in the Citrus Experiment Station, which was established in 1907. It was moved to the Riverside campus site in 1917, where it achieved a reputation as a leading research institution in studies of citrus and subtropical horticulture. Subsequent to UC Riverside being established as a general UC campus in 1959, expansion and diversification of CNAS programs followed in the 1960's. The present CNAS was established in 1974. It is unique in the UC system in its integration of biological, agricultural, and physical sciences within a single College. Today, CNAS consists of thirteen academic departments and two organized research units. This academic framework provides students with a strong foundation in the fundamental sciences, including biology, chemistry, earth sciences, mathematics, and physics. Undergraduate programs envisioned by CNAS include the newly created Biophysics (2007), Physics and Education (2008), Astronomy (2010), as well as planned programs in Environmental Physics, Geosciences Education, and Global Climate Change. Graduate initiatives under development include Biophysics, Environmental Science, Global and Environmental Change, and an Astronomy



Ph.D. In addition, CNAS is considering additional interdisciplinary graduate and postdoctoral offerings such as joint Ph.D. and MS degrees in Physics and Environmental Science, Ecosystems Science, Statistical Modeling and Data Analysis, Financial Mathematics, and Horticulture.

CNAS's academic planning --including cluster hiring of faculty, research initiative investment, student recruitment, and curriculum development-- is driven in large measure by emerging opportunities for collaborative scientific inquiry and creation of new knowledge at the systems and molecular levels. Currently CNAS is mobilizing around 23 such opportunities, including: Epigenetics, Biophysics, Ecology and Conservation Biology, Glial-Neuronal Interactions, Bioanalytical Chemistry, Stem Cell Biology, Nanomaterials, Genome Maintenance and Stability, Insect Genomics, S&P Block Chemistry, Infectious Disease, System Biology, Physiology, Global Climate Change, Materials for a Sustainable World, Invasive Species, Developmental Biology, Earthquake Processes, Water Science, Evolution-Systematics, Origins of the Universe/Cosmology, Atmospheric Chemistry, and Pure Mathematics. CNAS's specialized research centers include: Agricultural Experiment Station-Citrus Research Center, Air Pollution Research Center, Center for Conservation Biology, Center for Invasive Species Research, Center for Nanoscale Science and Engineering, Water Science and Policy Center, Center for Water Resources, Institute for Geophysics and Planetary Physics, Institute for Integrative Genome Biology, Biotechnology Impacts Center, Center for Disease Vector Research, Center for Plant Cell Biology, Statistical Consulting Collaboratory, and the Stem Cell Center.

CNAS growth has participated in significant general campus growth over the past several years, resulting in the completion of new instruction and research facilities such as the Pierce Hall

Annex (2001), Insectary and Quarantine Facility (2001), Plant Transformation Facility (2002), Entomology Building (2003), Science Laboratories Building (2003), Core Instrumentation Facility (2003), Chemistry Building (2005), Biological Sciences (2006), and the Genomics Building (2009).

Support for CNAS in the capital improvement program for 2009-19 builds on previously noted efforts and includes targeted renewal of aging research facilities. The program envisions the completion of the Geology and Physics Buildings Renovations (2009), Boyce Hall and Webber Hall Renovations (2010), and the Batchelor Hall Building Systems Renewal (2012) project. In addition, the program anticipates the completion of the Materials Science and Engineering Building, which will be jointly occupied with BCOE.

### **Graduate School of Education**

GSOE was established in 1969 to provide initial academic and pedagogical training for new school teachers, advanced certificates for school teachers and school administrators, and advanced graduate preparation at the MA and Ph.D. levels for educational researchers, professors, policy-makers, and educational leaders. Currently, the GSOE enrolls about 130 teacher education students and 150 MA/Ph.D. students annually and is anticipated to grow through 2015-16. Additional faculty are needed for the professional masters program with an emphasis in special education, reading, leadership, autism, and higher education. Graduate student workload in GSOE is expected to increase gradually through 2015-16. Research in GSOE is supported through several ongoing research projects, including: California Mathematics and Science Teaching Initiative, California Community College Collaborative, Copernicus Project,

Coping with Peer Harassment at School – Teachers’ Responsiveness to the Needs of At-Risk Students, MARC-U\*STAR Research Group, Project Reach, Research in the Teaching of English, RIMS Beginning Teach Support and Assessment Program, Evidence-based Intervention for Poor Readers with Cognitive Challenges, Project ISIS, MATE, Project Archive, SEARCH, UC Center for Research on Special Education, Disabilities, and Developmental Risk, The Read-Write Cycle Project, and Variations in Fluency Procedures.

In support of GSOE, the capital improvement program for 2009-19 anticipates the completion of the West Campus Graduate and Professional Center, Phase 1 to be jointly occupied with the School of Public Policy. The Center will provide appropriately configured and appointed instruction and research space, as well as facilities which can be shared between both Schools.

### **Division of Biomedical Sciences**

The Biomedical Sciences Program was established 30 years ago in conjunction with the UCLA School of Medicine. Later named for Thomas Haider, the Thomas Haider Program in Biomedical Sciences (UCR/UCLA Program) provides a unique path of entrance to one of the country’s leading medical schools. Selected students take the first two years of their medical education at UCR and the remaining two years at UCLA, from which they receive their M.D. degrees. Nearly 700 students have received their M.D. degrees through this program. The enrollment in this program at UCR is 24 students per class, or a total of 48 students in a year. The University’s new PRIME initiative, a program dedicated to preparing selected medical students to work in under-served communities, added approximately 4 students per class to this number beginning in fall

2008. UCR’s Thomas Haider Biomedical Sciences Program is an important resource in southern California for the instruction and training of future biomedical scientists and medical practitioners. In addition, independent of the PRIME initiative, Biomedical Sciences Graduate FTE is also increased from 20 to 25 students per year beginning in fall 2008.

The current two-year program is envisioned to continue until UCR begins the 3rd and 4th years of instruction under the aegis of the School of Medicine. Support for the UCR/UCLA Program in the 2009-19 capital improvement program includes implementation and completion of the PRIME/Telemedicine Phase 1 and 2 projects. Renovation and reconfiguration of space at the UCR campus for the UCR/UCLA program will be in tandem with the Health Sciences Teaching Center project (see School of Medicine).

### **School of Medicine (SOM)**

The UC Riverside School of Medicine was formally established in 2008. The mission of the UC Riverside School of Medicine is to improve the health of the people of California and, especially, to serve inland southern California. The mission will be realized by training a diverse workforce of physicians and by developing innovative research and health care delivery programs that will improve the health of the medically underserved in the region and become models to be emulated throughout the state and nation. Current SOM academic and administrative development is under the leadership of the acting Vice Chancellor for Medical Sciences and Dean. Recruitment for the permanent Dean is already underway.

Development of facilities to support the SOM is proceeding on two parallel paths: near term transitional facilities for instruction

and research within the existing academic core of UC Riverside's East Campus and, concurrently, planning for permanent facilities on UC Riverside's West Campus within a newly-designated School of Medicine precinct. Support of the SOM in the 2009-19 capital improvement program includes the following:

- East Campus Transitional Instruction and Research Space. Instruction and related support space will be developed within the existing academic core immediately adjacent to the existing UCR/UCLA Biomedical Sciences program. This will be accomplished through the Health Sciences Teaching Center project, which will be completed in tandem with the previously noted PRIME/Telemedicine Phase 2 project. Transitional research space needs associated with the SOM will be provided via the Health Sciences Surge Building, currently under construction and slated for completion in the summer of 2010.
- West Campus Instruction and Research Space. The 2009-19 program assumes initial buildout of required instruction and research facilities which include SOM Instruction and Research 1, SOM Instruction and Research 2, as well as the related SOM Infrastructure 1 and 2 projects. The pre-design engineering study for the infrastructure projects have been completed. Amendment of UC Riverside's 2005 Long Range Development Plan to create the West Campus School of Medicine precinct land use for the SOM is underway and slated for approval in early 2010. The initial SOM West Campus facilities are envisioned in timeframes consistent with academic and enrollment planning to date to support the School. State funds within currently assumed parameters, however, would not be sufficient to complete development of these projects within the 10-year planning period without special

consideration for capital startup needs from the State and the Office of the President.

### **Palm Desert Graduate Center**

UC Riverside has been active in the Coachella Valley for nearly 100 years, primarily supporting the agricultural industry and more recently working on growth issues such as transportation, air quality, and water conservation. The UC Riverside Palm Desert Graduate Center expands the reach of the campus into one of the fastest growing parts of California. Established as a teaching and research center, it is also a catalyst for the economic diversification of the inland desert region by forging close ties to the community, providing relevant regional research, and offering innovative graduate and professional programs that attract and retain world class talent to the region.

The Palm Desert Graduate Center represents a leveraging of programmatic and resource partnership opportunities. The Center's site occupies a portion of acreage deeded to UC Riverside and CSU San Bernardino by the City of Palm Desert on contiguous sites to provide greater regional access to educational and research programs. The Palm Desert Graduate Center currently occupies two buildings which house partnerships with local entrepreneurial interests as well as the State. Current academic offerings include: an MFA program, an MBA program, and an executive MBA program beginning in 2009. Research initiatives hosted at the Palm Desert Graduate Center have included the Sloan Center for Alternative Energy, the UC Riverside Center for Conservation Biology, and currently the California Center for Native Nations, as well as the planned Sustainable Native Garden in partnership with California State University San Bernardino. Ongoing diversification of the

Center's programs will necessitate master planning of available acreage for future phases of development.

### **Future Professional Schools**

In addition to already approved schools, UC Riverside's academic leadership anticipates ongoing program diversification leading ultimately to identification, development, and approval for future professional schools. UC Riverside's 2005 LRDP and subsequent land use plans have already confirmed ample capacity to accommodate these potential outcomes within UCR's existing land base. Any future professional schools will be established via the same consultative process used to develop other academic programs. These schools are integral components of UCR's ongoing growth and maturation, supporting the diverse needs of its students, faculty, and surrounding communities.

### **Organized Research Units, Multicampus Research Units and Campus Centers**

UC Riverside currently has two Organized Research Units (ORUs) that bring together faculty from several departments to conduct interdisciplinary research complementary to departmental research programs. The two ORU's include the Blakely Center for Sustainable Suburban Development (CSSD) and the Environmental Research Institute (ERI). In addition, UCR hosts two UC Multicampus Research Units (MRUs). The two MRUs include the Institute for Geophysics and Planetary Physics (IGPP) and UC Mexus.

The ORUs are independent of the academic departments, have their own space, funding, and administrative structure. They report to the Vice Chancellor for Research, who works with the deans of the professional schools and divisions to provide

oversight and support of ORU activities. Each ORU has a standing advisory or executive committee, composed predominantly of faculty members of the ORU, which sets each ORU's goals and advises the director on major recommendations and needs affecting the ORU. ORUs and their directors are reviewed every five years. Given the anticipated growth of UC Riverside, newly-emerging interdisciplinary fields, and ongoing need for shared core research facilities, existing ORUs are anticipated to grow, and new ORUs will be established in the foreseeable future.

In addition to the ORUs and MRUs noted above, UC Riverside fosters a robust research environment through specialized research centers. The centers are managed within the Schools and Colleges, and are enumerated for the sake of this document in the summaries for each School and College.

### **University Extension (UNEX)**

UNEX is the continuing education and professional studies branch of UC Riverside. The mission of UNEX is to promote the lifelong process of education for learners of all ages. UNEX's goal is to enhance outreach, public service, and development activities for local and global communities. UNEX offerings involve approximately 29,000 enrollees in more than 3,800 courses. Extension operates independently and without State funds as a non-profit division of UC Riverside, with an annual budget of approximately \$13 million.

Classes for most of UC Riverside's Extension programs are conducted on the main campus and at four other locations in Chino Hills, Rancho Mirage, Fontana, and the UC Riverside Palm Desert Graduate Center. UC Riverside continues to evaluate potential UNEX expansion needs in campus master planning efforts.

## Administrative Units and Ancillary Programs

To support its academic program, UC Riverside administers essential ancillary programs including affiliated units, childcare, housing, recreation, transportation and parking services, and public arts programs.

### 1. Affiliated Units

Affiliated units are those that operate under governance that is separate from the campus administration. Affiliated units serving the campus and community include the Associated Students UC Riverside (ASUCR), the Graduate Student Association (GSA), the University Club, and the University Theatre.

### 2. Childcare

Convenient, high-quality childcare is key to the recruitment and retention of many students, faculty, and staff. UC Riverside currently provides day care for 144 pre-school children. New facilities to expand capacity by approximately 144 children are slated for completion in Fall 2009. Future child care facilities are envisioned in conjunction with the development of student housing on UC Riverside's West Campus.

### 3. Housing

UC Riverside's housing program has expanded aggressively its offerings for students in response to two key drivers: significant enrollment growth during the past decade and, in response to UC Riverside's 2005 LRDP, increasing available on-campus housing with a goal of accommodating 50% of students. Response to recent growth has been done in a manner that supports student need for choice of and access

to on-campus housing. Implementing the 2005 LRDP housing goals supports the investment in UC Riverside student success with ready access to UC Riverside's broader academic community, and simultaneously provides environmental benefits of on-campus living (vs. commuting). UC Riverside's housing program has a well-established framework for development, articulated in the 2003 Strategic Plan for Student Housing, and re-affirmed in the 2008 update to that plan. With the acquisition of Summer Ridge apartment complex in September 2009, approximately 6,000 (33%) students are being accommodated in campus housing.

Current unmet demand for student housing at UC Riverside includes the following key components: waiting lists, numbers of beds in excess of a facility's design capacity (e.g. double rooms converted to triples), and numbers of beds that Housing Services has master leased within nearby private sector apartments. The latter measure is "stop gap" to satisfy the strong desire on the part of UC Riverside students to participate in residential life programs without the benefit of available on-campus housing. By these measures, current unmet demand is over 1,500 students/beds.

The capital improvement program for 2009-19 includes the following projects: the Glen Mor 2 student apartment complex, and Phase 1 of the Dundee Residence Hall and associated support facilities.

### 4. Recreation and Student Centers

Recognizing the significant role that recreational and student center facilities and programs play in serving the needs of both the on- and off-campus communities, UC Riverside

places a high value on developing recreational and student center space as well as and developing and maintaining athletic fields.

UC Riverside has developed three areas for recreational facilities. One area is co-located with the Athletics program in the Physical Education building adjacent to the newly redeveloped Highlander Union Building student center. This facility has a full-service fitness facility available for student, faculty, and staff use. The second area includes recreation fields completed in Fall 2008 in conjunction with the Glen Mor student apartment development. The third and most actively used complex of facilities includes the current full-service Student Recreation Center and the adjacent field facilities for basketball, tennis, roller hockey, and jogging.

After several years of development and construction, the first phase of the Highlander Union Building opened in Fall 2008. The second phase was completed in 2009. The completed project provides expanded student organization and dining facilities on a completely re-developed site in the heart of the campus.

The capital improvement program for 2009-19 includes a Student Recreation Center Expansion project which envisions increased student recreation program space, a pool complex, and improved field facilities.

## 5. Cultural Programs

Public arts at UC Riverside are realized through a variety of administrative mechanisms in multiple venues. Performing arts are accommodated in the University Theatre, the Arts Building Black Box Theatre, and outdoor venues as appro-

priate. Fine Arts exhibits are hosted at UC Riverside's Sweeney Gallery and California Museum of Photography (CMP) in downtown Riverside. Additional performance and fine arts programs are to be accommodated in the Culver Center for the Arts, slated for completion in late 2009. The Culver Center, which is immediately adjacent to the CMP, is one of the programmatic components of UC Riverside's ARTSblock in downtown Riverside. The ARTSblock is envisioned to expand UC Riverside's arts instruction and research and to amplify opportunities for arts education in Riverside and the region. In conjunction with the City of Riverside Redevelopment Agency, future expansion immediately adjacent to the Culver Center is being considered.

## 6. Transportation and Parking Services (TAPS)

In addition to managing UC Riverside's parking program, TAPS has been aggressively developing alternative transportation programs to reduce vehicle trips and parking demand for the campus. These programs are principally in response to significant campus and regional growth over the past several years, as well as a desire to further reduce campus greenhouse gas emissions.

TAPS Transit Services provides safe, reliable, and professional transportation for the UCR community. TAPS Transit Services' Braveheart Shuttle, Trolley Express, Metrolink, and the midnight Bear Runner shuttle are provided free of charge to the campus community (students, faculty and staff). These services transport members of the campus community to and from the main campus, University Extension, University Village, the Riverside Sports Center and various apartment complexes surrounding UC Riverside.

TAPS also manages UC Riverside's carpool and vanpool programs. These programs have enjoyed significant expansion recently, with plans for continued growth.

As a self-supporting system, TAPS permit holders fund the design, construction, operation and maintenance of all parking-related facilities. UC Riverside's inventory of parking spaces is maintained in response to demonstrated and projected demand pressures (e.g. campus growth). To date, UC Riverside has been able to satisfy existing parking demand with relatively inexpensive surface lots. In the context of multi-year planned development, however, UC Riverside will need to begin implementation of structure parking at the periphery of the academic core. A parking master plan is currently underway in conjunction with an LRDP Amendment to confirm demand and appropriate capital and operational funding strategies. The 2009-19 Capital Financial Plan includes a 1,070 space Parking Structure.

## VII. 2009 – 19 Capital Improvement Program

### List of Abbreviations

#### Project Phase:

- A = Acquisition
- P = Preliminary Plans
- W = Working Drawings
- C = Construction
- E = Equipment

### Funding Sources:

#### State Funds

- blank = General Obligation Bonds (excluding PRIME-Telemedicine funds) or State funds to be identified
- CH = Children's Hospital Bonds (Propositions 3 and 61)
- CRM = California Institute for Regenerative Medicine Bonds - CIRM (Proposition 71)
- GF = General Funds
- HSE = Health Sciences Expansion
- I = California Institutes for Science and Innovation
- LRB = State Lease Revenue Bonds
- PT = PRIME – Telemedicine Funds (Proposition 1D)

#### Non-State Funds

- F = Federal Funds
- G = Gifts
- HR = Hospital Reserve Funds
- LB = Bank Loans or Bonds – External Financing
- HSR = Housing System Reserves
- PSR = Parking System Reserves
- UR = University Registration Fee Reserves
- X = Campus Funds or other University Sources
- OTH = Other

**Table 1**  
**University of California, Riverside**  
**2009-10 to 2018-19 Capital Improvement Program**

Project Title	Previously Funded (\$000)	2009-10 (\$000)	2010-11 (\$000)	2011-12 (\$000)	2012-13 (\$000)	2013-14 (\$000)	2014-15 (\$000)	2015-19 (\$000)	Total Budget <sup>(1)</sup> (\$000)
<b>General Campus State-Funded Projects <sup>(2)</sup></b>									
Environmental Health and Safety Expansion (950456)	P 400 WC 16,619 LRB WC 1,082 X		E 373						18,474
Batchelor Hall Building Systems Renewal (950464)	P 402		WC 12,643						13,045
Engineering Building Unit 3 (950465)			PWC 67,975		E 4,185 E 1,046 X				73,206
Capital Renewal Program			PWC 2,763		PWC 3,737	PWC 3,745		PWC 8,618	18,863
West Campus Infrastructure Improvements (950414)				PWC 15,012					15,012
West Campus Graduate and Professional Center, Phase 1 (950449)				PW 3,526	C 41,869	E 3,136			48,531
West Campus Infrastructure Improvements 2 (950463)					P 480	W 800	C 12,862		14,142
West Campus Graduate and Professional Center, Phase 2 (950478)					P 1,255	W 2,092	C 41,840	E 4,000	49,187
East Campus Infrastructure Improvements Phase 3						PWC 7,812			7,812
Psychology Building South Wing (950478)							PW 1,412	CE 15,538	16,950
Academic Facilities Improvements Step 1							PW 1,673	CE 18,400	20,073
Academic Facilities Improvements - Step 2								PWCE 20,000	20,000
Core Research Replacement Facilities								PWCE 69,700	69,700
Academic Facilities Improvements - Step 3								PWC 21,300	21,300
East Campus Infrastructure Improvements, Phase 4								PWC 25,796	25,796
State Program <sup>(3)</sup>	17,421	0	83,754	18,538	51,526	17,585	57,787	183,352	432,091
Non-State Program	1,082	0	0	0	1,046	0	0	0	0
<b>Subtotal</b>	<b>18,503</b>	<b>0</b>	<b>83,754</b>	<b>18,538</b>	<b>52,572</b>	<b>17,585</b>	<b>57,787</b>	<b>183,352</b>	<b>432,091</b>

(1) Projects are shown for which funding through construction is planned within the ten-year program (2009-19).

(2) "General Campus" encompasses all undergraduate, graduate, and professional programs, as well as school of Medicine programs in interim East Campus facilities.

(3) Assumes GO bond funding of \$450,000,000 Systemwide for years 2010-14. Years 2015-19 assumes GO Bond funding Systemwide at 80% of funding levels for 2010-14.



**Table 1**  
**University of California, Riverside**  
**2009-10 to 2018-19 Capital Improvement Program**

Project Title	Previously Funded (\$000)	2009-10 (\$000)	2010-11 (\$000)	2011-12 (\$000)	2012-13 (\$000)	2013-14 (\$000)	2014-15 (\$000)	2015 -19 (\$000)	Total Budget <sup>(1)</sup> (\$000)
<b>General Campus Non-State-Funded Projects <sup>(2)</sup></b>									
Creekside Terrace		A 14,125 LB A 7,000 X							21,125
Summer Ridge		A 19,350 LB							19,350
Health Sciences Teaching Center		PWCE 5,704 X							5,704
Glen Mor 2 (956334)		PWC 144,737 LB E 3,384 N							148,121
Barn Expansion 1		PWC 5,346 LB E 250 N							5,596
Barn Expansion 2			PWC 7,632 LB E 1,500 N						9,132
Student Recreation Center Expansion (950523)			PWCE 51,357 LB						51,357
Parking Structure								PWC 15,664 LB PWC 7,769 N	23,433
Dundee Residence Halls, Phase 1								PWC 66,300 LB C 1,700 N E 3,000 N	71,000
Campus Projects \$400K through \$5M		PWC 6,273 X PWC 2,145 N	6,300 X 2,200 N	6,489 X 2,266 N	6,684 X 2,334 N	6,918 X 2,416 N	7,160 X 2,500 N	31,234 X 10,905 N	95,823
Subtotal		208,314	68,989	8,755	9,018	9,333	9,660	136,572	450,641
State and Non-State Total									
State Funds	17,421	0	83,754	18,538	51,526	17,585	57,787	183,352	429,963
Non-State Funds	1,082	208,314	68,989	8,755	10,064	9,333	9,660	136,572	452,769
<b>Total</b>	<b>18,503</b>	<b>208,314</b>	<b>152,743</b>	<b>27,293</b>	<b>61,590</b>	<b>26,918</b>	<b>67,447</b>	<b>319,924</b>	<b>882,732</b>

(1) Projects are shown for which funding through construction is planned within the ten-year program (2009-19).

(2) "General Campus" encompasses all undergraduate, graduate, and professional programs, as well as School of Medicine programs in interim East Campus facilities.

**Table 1**  
**University of California, Riverside**  
**2009-10 to 2018-19 Capital Improvement Program**

Project Title	Previously Funded (\$000)	2009-10 (\$000)	2010-11 (\$000)	2011-12 (\$000)	2012-13 (\$000)	2013-14 (\$000)	2014-15 (\$000)	2015-19 (\$000)	Total (\$000)
<b>School of Medicine Projects <sup>(1)</sup></b>									
School of Medicine Infrastructure Improvements				PW 3,775 HSE C 23,156 OTH					26,931
School of Medicine Instruction and Research 1				PW 7,000 HSE	C 6,226 HSE C 68,744 OTH		E 5,000 HSE		87,000
School of Medicine Instruction and Research 2				P 5,525 HSE P 5,475 OTH	W 7,500 HSE W 7,500 OTH	C 16,300 HSE C 266,700 OTH		E 12,000 HSE	321,000
School of Medicine Infrastructure Improvements 2					PW 2,574 HSE C 40,420 OTH				42,994
Health Sciences Expansion (HSE) <sup>(2)</sup> Other (OTH) <sup>(3)</sup>				16,300 HSE 28,631 OTH	16,300 HSE 116,694 OTH	16,300 HSE 266,700 OTH	5,000 HSE	12,000 HSE	65,900 412,025
<b>Total</b>				<b>44,931</b>	<b>132,994</b>	<b>283,000</b>	<b>5,000</b>	<b>12,000</b>	<b>477,925</b>

Notes:

(1) Projects are shown for which funding through construction is planned within the ten-year program (2009-19).

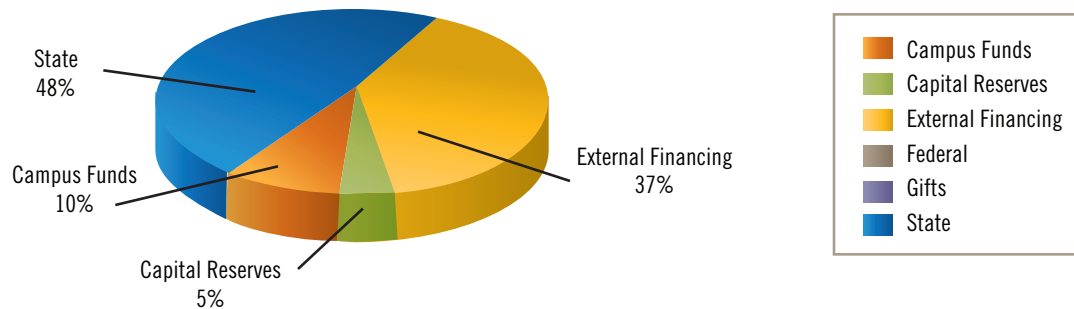
(2) Assumes 2010 bond measure totaling \$100,000,000/year for ten years, discounted by 2%, and split six ways, yielding an allocation assumption of \$16,300,000/year between 2010 - 2020.

(3) "Other" includes all State and non-State resources which could potentially be considered for the envisioned projects. State funds within currently assumed parameters, however, would not be sufficient to complete development of these projects within the 10-year planning period. Identification of additional state funding or alternative fund sources for capital startup needs will be needed.

**Table 2**  
**University of California, Riverside**  
**2009-10 to 2018-19 Capital Improvement Program, Summary By Fund Source**  
**General Campus <sup>(1)</sup>**  
**Nov-09**

Fund Source	Previously Funded (\$000)	2009-10 (\$000)	2010-11 (\$000)	2011-12 (\$000)	2012-13 (\$000)	2013-14 (\$000)	2014-15 (\$000)	2015-19 (\$000)	Total (\$000)
Campus Funds	\$1,082	\$18,977	\$6,300	\$6,489	\$7,730	\$6,918	\$7,160	\$31,234	\$85,889
Capital Reserves	\$0	\$5,779	\$3,700	\$2,266	\$2,334	\$2,416	\$2,500	\$23,374	\$42,369
External Financing	\$0	\$183,558	\$58,989	\$0	\$0	\$0	\$0	\$81,964	\$324,511
Federal	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Gifts	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
State	\$17,421	\$0	\$18,538	\$3,754	\$51,526	\$17,585	\$57,787	\$183,352	\$429,963
<b>Total (10-Year Program)</b>	<b>\$58,854</b>	<b>\$208,314</b>	<b>\$152,743</b>	<b>\$27,293</b>	<b>\$61,590</b>	<b>\$26,918</b>	<b>\$67,447</b>	<b>\$319,924</b>	<b>\$882,732</b>

**2009-10 to 2018-19 Totals By Fund Source**



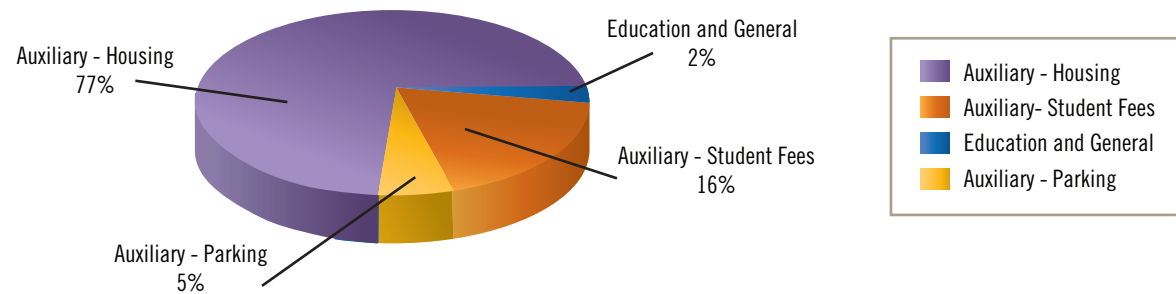
**Notes:**

(1) "General Campus" encompasses all undergraduate, graduate, and professional programs, as well as school of Medicine programs in interim East Campus facilities.

**Table 3**  
**University of California, Riverside**  
**2009-10 to 2018-19 Capital Improvement Program, External Financing by Program**  
**General Campus <sup>(1)</sup>**  
**Nov-09**

Program	Number of Projects	Previously Funded (\$000)	2009-10 (\$000)	2010-11 (\$000)	2011-12 (\$000)	2012-13 (\$000)	2013-14 (\$000)	2014-15 (\$000)	2015-19 (\$000)	Total (\$000)
Auxiliary - Housing	4	\$0	\$178,212	\$7,632	\$0	\$0	\$0		\$66,300	\$252,144
Auxiliary - Parking	1	\$0	\$0	\$0	\$0	\$0	\$0		\$15,664	\$15,664
Auxiliary - Student Fees	1	\$0	\$0	\$51,357	\$0	\$0	\$0	\$0	\$0	\$51,357
Education and General	2	\$0	\$5,346	\$0	\$0	\$0	\$0	\$0	\$0	\$5,346
<b>Total (10-Year Program)</b>	<b>8</b>	<b>\$0</b>	<b>\$183,558</b>	<b>\$58,989</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$90,300</b>	<b>\$81,964</b>	<b>\$324,511</b>

**2009-10 to 2018-19 Summary of External Financing**



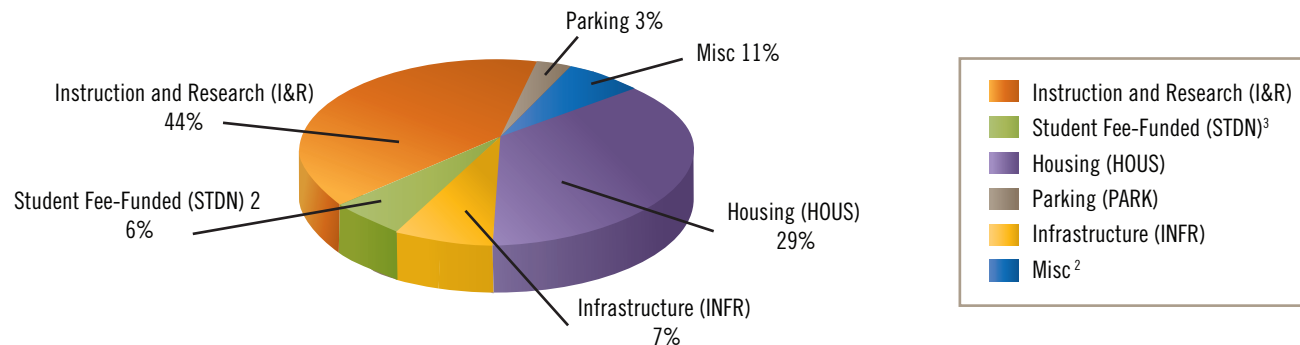
Notes:

(1) "General Campus" encompasses all undergraduate, graduate, and professional programs, as well as school of Medicine programs in interim East Campus facilities.

**Table 4**  
**University of California, Riverside**  
**2009-10 to 2018-19 Capital Improvement Program, Summary By Function**  
**General Campus<sup>(1)</sup>**  
**Nov-09**

Function Type	Number of Projects	Previously Funded (\$000)	2009-10 (\$000)	2010-11 (\$000)	2011-12 (\$000)	2012-13 (\$000)	2013-14 (\$000)	2014-15 (\$000)	2015-19 (\$000)	Total (\$000)
Housing (HOUS)	4	\$0	\$188,596	\$0	\$0	\$0	\$0	\$0	\$71,000	\$259,596
Infrastructure (INFR)	4	\$0	\$0	\$0	\$15,012	\$480	\$8,612	\$12,862	\$25,796	\$62,762
Instruction and Research (I&R)	14	\$18,503	\$11,300	\$92,886	\$3,526	\$52,092	\$8,973	\$44,925	\$157,556	\$389,761
Misc <sup>(2)</sup>	1	\$0	\$8,418	\$8,500	\$8,755	\$9,018	\$9,933	\$9,660	\$42,139	\$95,823
Parking (PARK)	1	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$23,433	\$23,433
Student Fee-Funded (STDN) <sup>(3)</sup>	1	\$0	\$0	\$51,357	\$0	\$0	\$0	\$0	\$0	\$51,357
<b>Total (10-Year Program)</b>	<b>25</b>	<b>\$18,503</b>	<b>\$208,314</b>	<b>\$152,743</b>	<b>\$27,293</b>	<b>\$61,590</b>	<b>\$26,918</b>	<b>\$67,447</b>	<b>\$319,924</b>	<b>\$882,732</b>

**2009-10 to 2018-19 Totals By Function**



**Notes:**

(1) "General Campus" encompasses all undergraduate, graduate, and professional programs, as well as school of Medicine programs in interim East Campus facilities.

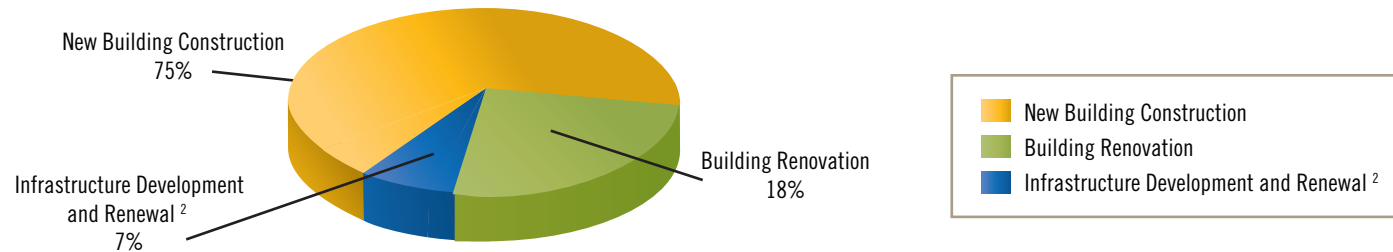
(2) "Misc" projects include academic support, administrative, childcare, projects valued up to \$5 million that have a range of functions, etc.

(3) Excludes fee funding associated with housing and parking.

**Table 5**  
**University of California, Riverside**  
**2009-10 to 2018-19 Capital Improvement Program, Summary By Improvement Category**  
**General Campus<sup>(1)</sup>**  
**Nov-09**

Improvement Category <sup>1</sup>	Number of Projects	Previously Funded (\$000)	2009-10 (\$000)	2010-11 (\$000)	2011-12 (\$000)	2012-13 (\$000)	2013-14 (\$000)	2014-15 (\$000)	2015-19 (\$000)	Total (\$000)
New Building Construction	13	\$0	\$202,718	\$76,475	\$12,281	\$57,373	\$14,561	\$54,585	\$244,210	\$662,203
Building Renovation	8	\$18,503	\$5,596	\$76,268	\$0	\$3,737	\$3,745	\$0	\$49,918	\$157,767
Infrastructure Development and Renewal <sup>(2)</sup>	4	\$0	\$0	\$0	\$15,012	\$480	\$8,612	\$12,862	\$25,796	\$62,762
<b>Total (10-Year Program)</b>	<b>25</b>	<b>\$18,503</b>	<b>\$208,314</b>	<b>\$152,743</b>	<b>\$27,293</b>	<b>\$61,590</b>	<b>\$26,918</b>	<b>\$67,447</b>	<b>\$67,447</b>	<b>\$882,732</b>

**2009-10 to 2018-19 Totals By Improvement Category**



Notes:

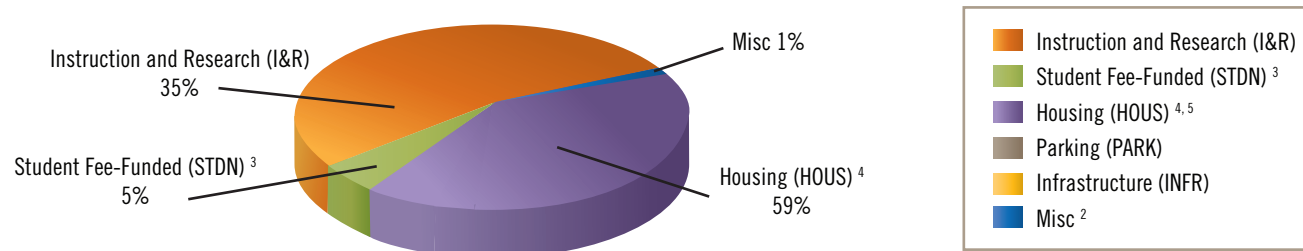
(1) "General Campus" encompasses all undergraduate, graduate, and professional programs, as well as school of Medicine programs in interim East Campus facilities.

(2) Excludes infrastructure in new buildings and renovation projects.

**Table 6**  
**University of California, Riverside**  
**2009-10 to 2018-19 Capital Improvement Program,**  
**New Assignable Square Feet, Beds, and Parking Spaces**  
**General Campus <sup>(1)</sup>**  
**Nov-09**

Function Type	Number of Projects	New ASF	Beds	Parking Spaces
Infrastructure (INFR)	4	0	n/a	n/a
Instruction and Research (I&R)	13	325,744	n/a	n/a
Misc <sup>(2)</sup>	2	10,140	n/a	n/a
Student Fee-Funded (STDN) <sup>(3)</sup>	1	46,494	n/a	n/a
Housing (HOUS) <sup>(4), (5)</sup>	4	540,153	1,586	836
Parking (PARK)	1	n/a	n/a	1,070
Total (10-Year Program)	25	922,531	1,586	1,906

**2009-10 to 2018-19 New ASF**



**Notes:**

- (1) "General Campus" encompasses all undergraduate, graduate, and professional programs, as well as school of Medicine programs in interim East Campus facilities.
- (2) "Misc" projects include academic support, administrative, childcare, projects valued up to \$5 million that have a range of functions, etc.
- (3) Excludes fee funding associated with housing and parking.
- (4) Excludes privatized development.
- (5) Creekside Faculty Housing includes 24 homes.

**Table 7**  
**University of California, Riverside**  
**2009-10 to 2018-19 Capital Improvement Program**  
**Ground Lease Projects**  
**Nov-09**

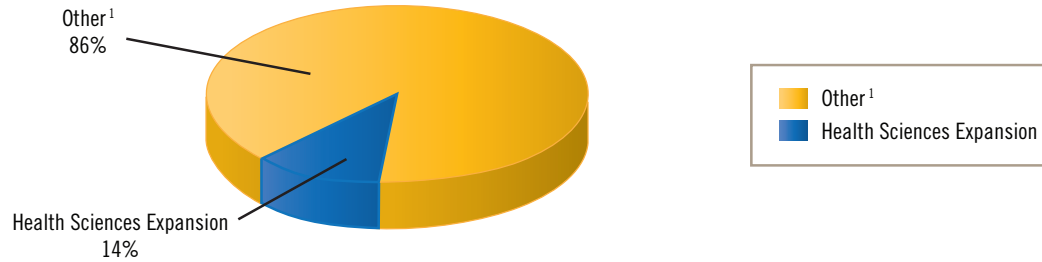
Project Title	Unit	Occupancy
UCR ARTSBlock Expansion Mixed Use Building	48,000 gsf	TBD
West Campus Student Housing Phase 1 Family Units Child Development Center Maintenance Building Community Center	368 units 14,627 gsf 3,227 gsf 6,764 gsf	TBD
West Campus Student Housing Phase 2 Family Units Child Development Center Community Center	340 14,627 gsf 6,764 gsf	TBD
West Campus Student Housing Phase 3 Student Beds	500	TBD
West Campus Student Housing Phase 4 Recreation Building	55,000 gsf	TBD
West Campus Student Housing Phase 5 Student Beds	500	TBD
West Campus Student Housing Phase 6 Student Beds	500	TBD
West Campus Student Housing Phase 7 Student Beds	500	TBD
Medical School Student Housing Phase 1 Student Beds	150	2015



**Table 8**  
**University of California, Riverside**  
**2009-10 to 2018-19 Capital Improvement Program, Summary By Fund Source - School of Medicine**  
**School of Medicine**  
**Nov-09**

Fund Source	Prefunded (\$000)	2009-10 (\$000)	2010-11 (\$000)	2011-12 (\$000)	2012-13 (\$000)	2013-14 (\$000)	2014-15 (\$000)	2015-19 (\$000)	Total (\$000)
Health Science Expansion	\$0	\$0	\$0	\$16,300	\$16,300	\$16,300	\$5,000	\$12,000	\$65,000
Other <sup>(1)</sup>	\$0	\$0	\$0	\$28,631	\$116,694	\$266,700	\$0	\$0	\$412,025
Total (10-Year Program)	\$0	\$0	\$0	\$44,931	\$132,994	\$283,000	\$5,000	\$12,000	\$477,925

**2009-10 to 2018-19 Summary by Fund Source**



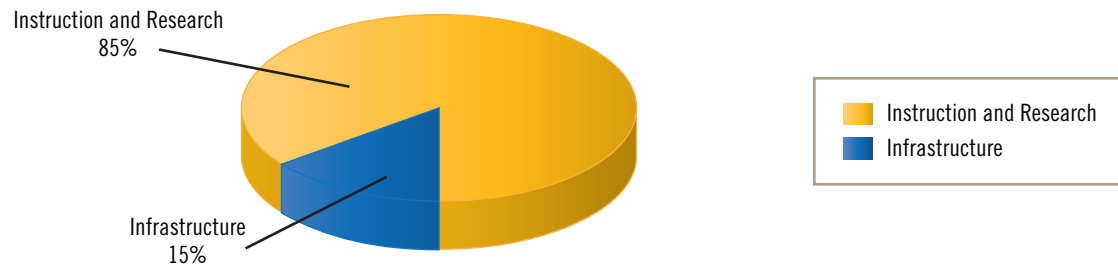
Note:

(1) "Other" includes all State and non-State resources which could potentially be considered for the envisioned projects. State funds within currently assumed parameters, however, would not be sufficient to complete development of these projects within the 10-year planning period. Identification of additional State funding or alternative fund sources for capital startup needs will be needed.

**Table 9**  
**University of California, Riverside**  
**2009-10 to 2018-19 Capital Improvement Program, Summary By Function**  
**School of Medicine**  
**Nov-09**

Function Type	Number of Projects	Prefunded (\$000)	2009-10 (\$000)	2010-11 (\$000)	2011-12 (\$000)	2012-13 (\$000)	2013-14 (\$000)	2014-15 (\$000)	2015-19 (\$000)	Total (\$000)
Housing (HOUS)		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Infrastructure (INFR)	2	\$0	\$0	\$0	\$2,6931	\$42,994	\$0	\$0	\$0	\$69,925
Instruction and Research (I&R)	2	\$0	\$0	\$0	\$18,000	\$90,000	\$283,000	\$5,000	\$12,000	\$408,000
Medical Center (MC)		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Misc <sup>1</sup>		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Parking (PARK)		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Student Fee-Funded (STDN) <sup>2</sup>		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
<b>Total (10-Year Program)</b>	<b>4</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$44,931</b>	<b>\$132,994</b>	<b>\$283,000</b>	<b>\$5,000</b>	<b>\$12,000</b>	<b>\$477,925</b>

**2009-10 to 2018-19 Totals By Function**



Note:

- (1) "Misc" projects include academic support, administrative, childcare, projects valued up to \$5 million that have a range of functions, etc.
- (2) Excludes fee funding associated with housing and parking.

## Environmental Health and Safety Expansion

### Project Description and Justification:

This project will provide a new facility to accommodate expanded program needs for the Environmental Health and Safety operation. The expanded program needs are in response to recent campus growth, as well as an increasingly complex regulatory environment. The new facility will include 17,905 asf of space for hazardous materials handling, laboratory, training and learning center, office and administrative support. Associated site improvements will provide building support activities. The specific configuration of the site for this project necessitated a minor amendment to UCR's 2005 land use map. The project is located in the West Campus Academic Support Zone.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$1,082,000
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State <sup>(a)</sup>	\$17,392,000
<b>Total Estimated Budget</b>	<b>\$18,474,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Jun-11
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
17,905	ASF
30,029	GSF
60%	efficiency
n/a	beds
n/a	spaces

Notes:

<sup>(a)</sup> 2006 GO Bonds for (P); 2009 State Lease Revenue Bonds of \$16,619,000 for (W) and (C) Phases, Campus funds of \$1,082,000 for W and C previously funded, and 2010 GO Bonds of \$373,000 for (E) in year 2010-11.

## Batchelor Hall Building Systems Renewal

### Project Description and Justification:

This project will upgrade or replace elements of the heating, ventilation and air conditioning systems; the electrical system; and the plumbing and fire protection systems. The current building infrastructure is obsolete and in poor condition, is not code-compliant, nor energy efficient, and does not effectively support contemporary laboratory science. This project will address these critical areas. The project is consistent with UCR's 2005 LRDP. The project is located in the East Campus Academic Core.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State <sup>(a)</sup>	\$13,045,000
<b>Total Estimated Budget</b>	<b>\$13,045,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	Gifts
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a
Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Oct-11
Acquisition Date	n/a
Ground Lease Contract	n/a
Scope Summary	
Amount	Unit
56,064	ASF
110,091	GSF
51%	efficiency
n/a	beds
n/a	spaces

Notes:

<sup>(a)</sup> 2009 State Lease Revenue Bonds of \$402,000 for (P) previously funded; assumes 2010 general obligation bonds of \$12,643,000 for (W) and (C) in year 2010-11

## Engineering Building Unit 3

### Project Description and Justification:

This project will provide 53,475 asf of new class laboratories, research laboratories, and office space for interdisciplinary instruction and research programs, including bioengineering, chemical engineering, and environmental engineering. The site for the project is consistent with the 2005 LRDP. The project location is in the East Campus Academic Core.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds <sup>(a)</sup>	\$1,046,000
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State <sup>(b)</sup>	\$72,160,000
<b>Total Estimated Budget</b>	<b>\$73,206,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Oct-13
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
53,475	ASF
90,636	GSF
59%	efficiency
n/a	beds
n/a	spaces

**Notes:**

<sup>(a)</sup> Assumes 2010 State General Obligation Bonds of \$67,975,000 for (PWC) in year 2010-11 and \$4,185,000 for (E) in year 2012-13 and future State funds to be determined (\$4.208M).

<sup>(b)</sup> College of Engineering funds for fixtures, furnishings, and equipment of \$1,046,000 for (E) in year 2012-13.

## Capital Renewal Program

### Project Description and Justification:

The State-funded Capital Renewal Program will address the needs of an aging physical plant that has been neglected through years of insufficient funding. Projects will include building systems improvements, energy efficiency, fire and health-safety upgrades, and campus infrastructure improvements. The campus plans to use the capital renewal funds of \$2,763,000 in 2010-11, \$3,737,000 in 2012-13, \$3,745,000 in 2013-14, and \$8,618,000 in 2014-19 to meet the highest priority needs among several core campus buildings and infrastructure systems. The 2010-11 appropriation represents the first increment of a phased effort over several years to improve the function and safety of several core campus buildings. Specific projects for future appropriations will be identified with annual capital budget requests.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State <sup>(a)</sup>	\$18,863,000
<b>Total Estimated Budget</b>	<b>\$18,863,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.25% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
Total	\$0

Project Milestone	
Activity	Mos-Yr
Occupancy	multiple
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
n/a	ASF
n/a	GSF
n/a	efficiency
n/a	beds
n/a	spaces

Notes:

<sup>(a)</sup> Assumes future State funds of \$2,763,000 for (PWC) in year 2010-11, \$3,737,000 for (PWC) in year 2012-13, \$3,745,000 for (PWC) in year 2013-14, and \$8,618,000 for (PWC) in years 2014-19.

## West Campus Infrastructure Improvements

### Project Description and Justification:

This project will address the initial phase of development for circulation (roadways and pedestrian pathways) and utility improvements (domestic water, sanitary sewer, storm drain, electrical power, and communications) that support the academic development of the west campus. Infrastructure improvements will be completed to support initial facilities operations coinciding with the occupancy for the West Campus Professional and Graduate Center, Phase 1 project. The project is consistent with the 2005 LRDP. Project location is in the West Campus Academic Core.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State <sup>(a)</sup>	\$15,012,000
<b>Total Estimated Budget</b>	<b>\$15,012,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Completion	Oct-14
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
n/a	ASF
n/a	GSF
n/a	efficiency
n/a	beds
n/a	spaces

Notes:

<sup>(a)</sup> Assumes 2010 GO Bonds of \$15,012,000 for (PWC) in year 2011-12.

## West Campus Graduate and Professional Center, Phase 1

### Project Description and Justification:

This project provides new instructional space, academic office and support space, research, and shared support spaces for the UCR's Graduate School of Education, and the School of Public Policy. These programs will be relocated to the new West Campus facility, and will be the initial increment of development of the West Campus academic precinct for Graduate and Professional programs. East Campus space vacated by these programs will be re-assigned to address instruction and research needs for UCR's other schools and colleges. This project is consistent with UCR's 2005 LRDP. The project is located on the West Campus Academic Core.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State <sup>(a)</sup>	\$48,531,000
<b>Total Estimated Budget</b>	<b>\$48,531,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Sep-13
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
44,100	ASF (reno)
73,500	GSF (reno)
60%	efficiency
n/a	beds
n/a	spaces

Notes:

<sup>(a)</sup> Assumes 2010 GO Bonds of \$3,526,000 for (PW) in year 2011-12, \$41,869,000 for (C) in 2012-13, and \$3,136,000 for (E) in year 2013-14.



## West Campus Infrastructure Improvements 2

### Project Description and Justification:

This project will provide the extension of infrastructure development for circulation (roadways and pedestrian pathways) and utility improvements (domestic water, sanitary sewer, storm drain, electrical power, and communications) to support the academic development of the west campus. Infrastructure improvements will be completed to support facilities operations in conjunction with the occupancy of the West Campus Professional and Graduate Center, Phase 2 project. The project is consistent with the 2005 LRDP. Project location is in the West Campus Academic Core.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State <sup>(a)</sup>	\$14,142,000
<b>Total Estimated Budget</b>	<b>\$14,142,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Completion	Oct-16
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
n/a	ASF
n/a	GSF
n/a	efficiency
n/a	beds
n/a	spaces

**Notes:**

<sup>(a)</sup> Assumes 2010 GO Bonds of \$480,000 for (P) in year 2012-13, \$800,000 for (W) in year 2013-14, and \$12,862,000 for (C) in year 2014-15.

## West Campus Graduate and Professional Center 2

### Project Description and Justification:

The second phase of the West Campus Professional and Graduate Center development will consist of facilities for the Anderson Graduate School of Management (AGSM), as well as shared facilities for academic programs located in this development zone of the West Campus. AGSM occupies two wings of the Citrus Experiment Station located in the academic core of the East Campus. This building was originally constructed in 1917 and remodeled in the early 1990's. AGSM's space is inadequate, and has little or no room for expansion. New facilities are required to alleviate the existing space shortages and accommodate anticipated growth as well as instructional and research program diversification. The project is consistent with the 2005 LRDP. Project location is in the West Campus Academic Core.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State <sup>(a)</sup>	\$49,187,000
<b>Total Estimated Budget</b>	<b>\$49,187,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Jun-15
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
51,700	ASF
79,500	GSF
65%	efficiency
n/a	beds
n/a	spaces

Notes:

<sup>(a)</sup> Assumes future state funds of \$1,255,000 for (P) in year 2012-13, \$2,092,000 for (W) in year 2013-14, and \$41,840,000 for (C) in year 2014-15.

## East Campus Infrastructure Improvements Phase 3

### Project Description and Justification:

This project is part of a phased strategy to address deficiencies in UCR's chilled water, potable water, sanitary sewer, and electrical services in the East Campus academic core. This project will continue the campus efforts begun in the East Campus Infrastructure Phase 1 and 2 projects to add capacity to the above noted systems. These efforts were begun in the East Campus Infrastructure Improvements Phase 1 and 2 project in response to prior campus growth, as well as obsolescence of aging systems averaging 30-50 years old. The project is consistent with the 2005 LRDP. The project is located in the East Campus Academic Core.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State <sup>(a)</sup>	\$7,812,000
<b>Total Estimated Budget</b>	<b>\$7,812,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
Total	\$0

Project Milestone	
Activity	Mos-Yr
Completion	Jun-15
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
n/a	ASF
n/a	GSF
n/a	efficiency
n/a	beds
n/a	spaces

Notes:

<sup>(a)</sup> Assumes future State funds of \$7,812,000 for (PWC) in year 2013-14.

## Psychology Building South Wing

### Project Description and Justification:

The Psychology Building South Wing would add 18,000 asf/30,000 gsf to the Psychology Building. The South Wing will accommodate 18 laboratories to support Psychology Neurosciences research, as well as research support space, and faculty offices. The current programs are currently housed in space that is inadequate to support modern Psychology Neuroscience research. The project is consistent with UCR's 2005 LRDP. The project is located in the East Campus Academic Core.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State <sup>(a)</sup>	\$16,950,000
<b>Total Estimated Budget</b>	<b>\$16,950,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Sep-17
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
18,000	ASF (reno)
30,000	GSF (reno)
60%	efficiency
n/a	beds
n/a	spaces

#### Notes:

<sup>(a)</sup> Assumes future State funds of \$1,412,000 for (PW) in year 2014-15, and \$15,538,000 for (CE) in years 2015-19.

## Academic Facilities Improvements - Step 1

**Project Description and Justification:**

Approximately 66% of UCR’s East Campus Buildings are over 40 years old, affecting over 50% of the assignable square footage (asf). Many of these buildings represent core campus instruction and research (I&R) facilities. These buildings can no longer support current and future program needs and require investment to extend their useful life. The proposed project is the first phase of a multi-phased, multi-faceted effort to upgrade or replace systems infrastructure, address life-safety code and program deficiencies, optimize building performance and operating efficiencies (e.g. energy, water, chilled water usage) and complete program based renovations that increase long-term flexibility of these buildings. The project is consistent with the 2005 LRDP. The project is located in the East Campus Academic Core

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State <sup>(a)</sup>	\$20,073,000
<b>Total Estimated Budget</b>	<b>\$20,073,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Sep-17
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
n/a	ASF (reno)
n/a	GSF (reno)
n/a	efficiency
n/a	beds
n/a	spaces

Notes:  
<sup>(a)</sup> Assumes future State funds of \$1,673,000 for (PW) in year 2014-15, and \$18,400,000 for (C) in year 2015-19.

## Academic Facilities Improvements - Step 2

### Project Description and Justification:

Approximately 66% of UCR's East Campus Buildings are over 40 years old, affecting over 50% of the assignable square footage (asf). Many of these buildings represent core campus instruction and research (I&R) facilities. These buildings can no longer support current and future program needs and require investment to extend their useful life. The proposed project is the second increment of a multi-phased, multi-faceted effort to upgrade or replace systems infrastructure, address life-safety code and program deficiencies, optimize building performance and operating efficiencies (e.g. energy, water, chilled water usage) and complete program based renovations that increase long-term flexibility of these buildings. The project is consistent with the 2005 LRDP. The project is located in the East Campus Academic Core.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State <sup>(a)</sup>	\$20,000,000
<b>Total Estimated Budget</b>	<b>\$20,000,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Sep-17
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
n/a	ASF (reno)
n/a	GSF (reno)
n/a	efficiency
n/a	beds
n/a	spaces

Notes:

<sup>(a)</sup> Assumes future State funds of \$20,000,000 for (PWC) in years 2015-19.

## Core Research Replacement Facilities

### Project Description and Justification:

This project will construct new facilities that will provide critically needed space to support instruction and research programs, and will include core research support laboratories, as well as office and support space. The facility will provide cross-disciplinary research teams with access to a shared research infrastructure (e.g. imaging, informatics, containment, etc.). Many of UC Riverside's existing core facilities are in buildings that are nearing the end of their useful life and cannot be reconfigured in a cost efficient manner. While specific siting studies have not been conducted, it is anticipated the project will be consistent with UCR's 2005 LRDP. The project location is anticipated to be within the East Campus Academic Core.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State <sup>(a)</sup>	\$69,700,000
<b>Total Estimated Budget</b>	<b>\$69,700,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	n/a
Pledge Source	Opp / Ed Funds
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Sept-18
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
48,000	ASF
84,000	GSF
57%	efficiency
n/a	beds
n/a	spaces

Notes:

<sup>(a)</sup> Assumes future State funds of \$69,700,000 for (PWCE) in years 2015-19.

## Academic Facilities Improvements - Step 3

### Project Description and Justification:

Approximately 66% of UCR's East Campus Buildings are over 40 years old, affecting over 50% of the assignable square footage (asf). Many of these buildings represent core campus instruction and research (I&R) facilities. These buildings can no longer support current and future program needs and require investment to extend their useful life. The proposed project is the third increment of a multi-phased, multi-faceted effort to upgrade or replace systems infrastructure, address life-safety code and program deficiencies, optimize building performance and operating efficiencies (e.g. energy, water, chilled water usage) and complete program based renovations that increase long-term flexibility of these buildings. The project is consistent with the 2005 LRDP. The project is located in the East Campus Academic Core.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State <sup>(a)</sup>	\$21,300,000
<b>Total Estimated Budget</b>	<b>\$21,300,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Sep-19
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
n/a	ASF (reno)
n/a	GSF (reno)
n/a	efficiency
n/a	beds
n/a	spaces

Notes:

<sup>(a)</sup> Assumes future State funds of \$21,300,000 for (PWC) in years 2015-19.



## East Campus Infrastructure Improvements Phase 4

### Project Description and Justification:

This project is the fourth of four phases to correct deficiencies in UCR’s chilled water, potable water, sanitary sewer, and electrical services in the East Campus academic core. Improvements will address both capacity in response to campus growth, as well as obsolescence of aging systems averaging 30-50 years old. This project is consistent with UCR’s 2005 LRDP. The project is located in the East Campus Academic Core.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State <sup>(a)</sup>	\$25,796,000
<b>Total Estimated Budget</b>	<b>\$25,796,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
Total	\$0

Project Milestone	
Activity	Mos-Yr
Completion	Jun-19
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
n/a	ASF
n/a	GSF
n/a	efficiency
n/a	beds
n/a	spaces

Notes:

<sup>(a)</sup> Assumes future State funds of 25,796,000 for (PWC) in years 2015-19.

## Creekside Terrace

### Project Description and Justification:

This acquisition of 13.5 total acres includes a partially completed residential development comprising approximately 60,747 asf overall. Of the originally planned 78 homes, 24 have been completed, as well as community facilities (club house, pool, tot lots, etc.). UC Riverside is prioritizing the 24 homes for its for-sale faculty housing program. The longer term objective is to develop the currently undeveloped acreage with additional for-sale homes or townhouses to expand UC Riverside's for-sale faculty housing program when demand and market conditions warrant

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$7,000,000
Capital Reserves	
External Financing	\$14,125,000
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State	\$0
<b>Total Estimated Budget</b>	<b>\$21,125,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$14,125,000
Annual Debt Service (at 6.00% for 30 years)	\$1,026,166
Pledge Source	Opportunity Funds
Opportunity/Ed Fund Test	43.50%
Debt Service Coverage Ratio	2.3

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Sept-09
Acquisition Date	Aug-09
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
60,747	ASF
n/a	GSF
n/a	efficiency
24	homes
n/a	spaces

## Summer Ridge

### Project Description and Justification:

This acquisition involves an apartment complex comprised of 136 units and 186 covered/surface parking spaces. The 5.5 acre site is immediately adjacent to the UC Riverside campus and other student housing complexes. Approximately 95% of the units in the complex are rented by UC Riverside students. The acquisition provides the campus with a strategic asset to expand housing offerings in the near term, but to also provide interim housing options for students with families in the long term. The project is classified categorically exempt under the provisions of CEQA.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	
External Financing	\$19,350,000
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State	\$0
<b>Total Estimated Budget</b>	<b>\$19,350,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$19,350,000
Annual Debt Service (at 6.00% for 30 years)	\$1,405,756
Pledge Source	UCHS fees
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	1.34

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Sept-09
Acquisition Date	Aug-09
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
104,832	Rentable SF
106,840	GSF
98%	efficiency
136	apartments
186	spaces

## Health Sciences Teaching Center

**Project Description and Justification:**

This project will also selectively renovate teaching and support space for UCR’s Biomedical Sciences program, as well as modernize the building’s infrastructure and address life safety code deficiencies. This project’s scope, schedule and phasing will be closely coordinated with the State funded UCLA PRIME/Telemedicine 2 project. The project is consistent with UCR’s 2005 LRDP. The project location is in the East Campus Academic Core.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$5,704,000
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State	\$0
<b>Total Estimated Budget</b>	<b>\$5,704,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Aug-10
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
15,390	ASF (reno)
26,077	GSF (reno)
n/a	efficiency
n/a	beds
n/a	spaces

## Glen Mor 2

### Project Description and Justification:

This project will construct the second increment of student apartments, shared community spaces, and structured parking to enhance the overall student residence community. The project location and scope is consistent with the 2005 LRDP and the 2008 Strategic Plan for Student Housing. This project is consistent with UCR's 2005 LRDP. The project is adjacent to other undergraduate student housing and dining facilities on the East Campus.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$3,384,000
External Financing	\$144,737,000
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State	\$0
<b>Total Estimated Budget</b>	<b>\$148,121,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$144,737,000
Annual Debt Service (at 6.00% for 30 years)	\$10,514,986
Pledge Source	UCHS fees
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	1.3

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Aug-13
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
250,540	ASF
334,053	GSF
75%	efficiency
800	beds
650	spaces

## Barn Expansion 1

### Project Description and Justification:

This project will provide approximately 7,700 gsf for two replacement facilities associated with the Barn Area Master Planning Study. One component of the project provides replacement space for the campus radio station (KUCR), which is currently housed in substandard, technically deficient facilities. The other project component will provide replacement space for the University Club. The existing University Club is slated to be demolished to make room for an expanded kitchen for the Barn Dining facility. These two project components are fully compatible with UCR's 2005 LRDP. The project is located in the East Campus Academic Core.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$250,000
External Financing	\$5,346,000
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State	\$0
<b>Total Estimated Budget</b>	<b>\$5,596,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$5,346,000
Annual Debt Service (at 6.00% for 30 years)	\$388,381
Pledge Source	UCHS fees
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	1.43

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Aug-11
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
5,005	ASF
7,700	GSF
TBD	efficiency
n/a	apartments
n/a	spaces

## Barn Expansion 2

### Project Description and Justification:

This project will provide approximately 7,900 gsf for the expansion of kitchen facilities associated with the existing Barn Dining facility. The siting and footprint of the expansion requires relocation of the existing University Club to a new location, and demolition of the associated space. This project, is fully compatible with UCR's 2005 LRDP. The project is located in the East Campus Academic Core.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$1,500,000
External Financing	\$7,632,000
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State	\$0
<b>Total Estimated Budget</b>	<b>\$9,132,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$7,632,000
Annual Debt Service (at 6.00% for 30 years)	\$554,456
Pledge Source	UCHS fees
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	1.43

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Aug-11
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
5,135	ASF
7,900	GSF
TBD	efficiency
n/a	apartments
n/a	spaces

## Student Recreation Center Expansion

### Project Description and Justification:

This project will provide 46,000 asf/69,000 gsf of new space; 6,800 asf/8,000 gsf of renovated space, and approximately 21,000 sf of outdoor pool and related site improvements. The new space would be located south of the existing east-west walkway on the south side of the Student Recreation Center, and is envisioned to connect to the current facility via a pedestrian bridge. The project will consolidate all weight training and fitness areas in the new facility and will renovate of approximately 6,800 asf of space in the existing Student Recreation Center. The leisure pool would be contiguous to the expansion to optimize use of shared facilities. The project is consistent with the 2005 LRDP. The project is located in the East Campus Housing Development Zone.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$51,537,000
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State	\$0
<b>Total Estimated Budget</b>	<b>\$51,537,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$51,537,000
Annual Debt Service (at 6.00% for 30 years)	\$3,744,107
Pledge Source	Recreation fees
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	1.25

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Sept-15
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
46,494	ASF
77,108	GSF
60%	efficiency
n/a	apartments
n/a	spaces



## Parking Structure

### Project Description and Justification:

This project will construct the first general campus parking structure. The site is adjacent to the academic core of the East Campus and is consistent with the 2005 LRDP.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$7,769,000
External Financing	\$15,664,000
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State	\$0
<b>Total Estimated Budget</b>	<b>\$23,433,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$15,664,000
Annual Debt Service (at 6.00% for 30 years)	\$1,137,973
Pledge Source	Parking Revenues
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	1.3

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Aug-19
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
n/a	ASF
369,000	GSF
n/a	efficiency
n/a	apartments
1,070	spaces

## Dundee Residence Halls, Phase 1

### Project Description and Justification:

This project will demolish 88 units of existing Family Housing, construct new residence halls totaling approximately 199,000 gsf, to accommodate 600 beds, and provide associate site development (e.g. parking, utility extensions, roadways, etc.). This project is the first increment of a phased effort to create a residence hall, dining, and recreational facilities precinct over several years. The 2005 LRDP anticipated the demolition of existing family housing and the creation of these new developments over time. The site is adjacent to existing residence halls and recreational facilities on the East Campus.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$4,700,000
External Financing	\$66,300,000
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State	\$0
<b>Total Estimated Budget</b>	<b>\$71,000,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$66,300,000
Annual Debt Service (at 6.00% for 30 years)	\$4,816,623
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	1.25

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Aug-19
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
124,034	ASF
199,045	GSF
TBD	efficiency
600	beds
150	spaces

## Campus Projects \$400K to \$5M

**Project Description and Justification:**

In 2008-09 several projects were approved between \$400,000 and \$5,000,000 to construct new space, renovate existing space, or complete tenant improvements for a variety of programmatic needs. The campus estimates a similar value, number, and scope of projects in the Capital Financial Plan. The annual value for these projects is estimated to vary between \$8.5M and \$12M annually.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$71,058,000
Capital Reserves	\$24,766,000
External Financing	\$0
Federal	\$0
Gift	\$0
Other	\$0
Privatized Development	\$0
State	\$0
<b>Total Estimated Budget</b>	<b>\$95,823,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	n/a
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
n/a	ASF
n/a	GSF
n/a	efficiency
n/a	beds
n/a	spaces

## School of Medicine Infrastructure Improvements 1

### Project Description and Justification:

This project will provide the necessary below ground infrastructure improvements to support the initial development of UCR's School of Medicine. It will address domestic water, sanitary sewer, electrical power distribution, data communications, natural gas, and associated distribution (e.g. tunnels, trenching, and ducting). The proposed site for the School of Medicine was identified in the 2008 "Proposal to Establish a School of Medicine at the University of California, Riverside". The site was also analyzed in the 2008 Campus Aggregate Master Plan Study (CAMPS). In anticipation of this project, the campus is amending the 2005 LRDP to reflect the proposed West Campus site for the School of Medicine Precinct as a land use.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other <sup>(a)</sup>	\$23,156,000
Privatized Development	\$0
State <sup>(b)</sup>	\$3,775,000
<b>Total Estimated Budget</b>	<b>\$26,931,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Oct-13
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
n/a	ASF
n/a	GSF
n/a	efficiency
n/a	beds
n/a	spaces

### Notes:

<sup>(a)</sup> The SOM Infrastructure Improvements 1 project is envisioned to be developed in a timeframe consistent with academic and enrollment planning to date to support the School. State funds within currently assumed parameters, however, would not be sufficient to complete development of these projects within the 10-year planning period. Identification of additional State funding or alternative fund sources for capital startup needs will be needed. Startup funds from all sources of \$23,156,000 are required for (C) in year 2011-12 .

<sup>(b)</sup> State funds of \$3,775,000 for (PW) are assumed in year 2011-12.

## School of Medicine Instruction and Research 1

### Project Description and Justification:

This project will provide new space to support four 100-student cohorts at UCR's School of Medicine. The project will provide include lecture halls, classrooms, a gross anatomy suite, basic sciences teaching laboratories, a learning resource center, a clinical skills center, a simulation center, student services space, and administrative support space. In anticipation of this project, the campus is amending the 2005 LRDP to reflect a change in land use for the West Campus School of Medicine Precinct.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other <sup>(a)</sup>	\$68,774,000
Privatized Development	\$0
State <sup>(b)</sup>	\$18,226,000
<b>Total Estimated Budget</b>	<b>\$87,000,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Oct-13
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
83,500	ASF
144,000	GSF
0.58	efficiency
n/a	beds
n/a	spaces

### Notes:

<sup>(a)</sup> The SOM Instruction and Research 1 project is envisioned to be developed in a timeframe consistent with academic and enrollment planning to date to support the School. State funds within currently assumed parameters, however, would not be sufficient to complete development of these projects within the 10-year planning period. Identification of additional State funding or alternative fund sources for capital startup needs will be needed. Startup funds from all sources of \$68,774,000 are required for (C) in year 2011-12.

<sup>(b)</sup> State funds of \$7,000,000 for (PW) are assumed in year 2011-12, \$6,226,000 for (C) in 2012-13 and \$5,000,000 for (E) in 2014-15.

## School of Medicine Instruction and Research 2

### Project Description and Justification:

This project will provide new research laboratory and laboratory support space for the research teams associated with the initial buildout of UCR's School of Medicine on the West Campus. The facilities will include laboratory core space (e.g. imaging, tissue culture, etc.), office and office support space, as well as a component of animal research space (e.g. holding facilities, imaging, and procedure rooms). In anticipation of this project, the campus is amending the 2005 LRDP to reflect a change in land use for the West Campus School of Medicine Precinct.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other <sup>(a)</sup>	\$279,675,000
Privatized Development	\$0
State <sup>(a)</sup>	\$41,325,000
<b>Total Estimated Budget</b>	<b>\$321,000,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Sep-14
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
200,000	ASF
310,000	GSF
65%	efficiency
n/a	beds
n/a	spaces

### Notes:

<sup>(a)</sup> The SOM Instruction and Research 2 project is envisioned to be developed in a timeframe consistent with academic and enrollment planning to date to support the School. State funds within currently assumed parameters, however, would not be sufficient to complete development of these projects within the 10-year planning period. Identification of additional State funding or alternative fund sources for capital startup needs will be needed. Startup funds from all sources of \$5,475,000 are required for (P) in year 2011-12, \$7,500,000 for (W) in year 2012-13, and \$266,700 for (C) in year 2013-14.

<sup>(b)</sup> State funds of \$5,535,000 for (P) are assumed in year 2011-12, \$7,500,000 for (W) in 2012-13, \$16,300,000 for (C) in year 2013-14, and \$12,000,000 for (E) in year 2015-16.

## School of Medicine Infrastructure Improvements 2

### Project Description and Justification:

This project will provide above ground infrastructure improvements required to support the initial development of UCR's School of Medicine. The infrastructure improvements will include central plant (chillers and boilers), energy management systems, landscape, hardscape, and roadways. The proposed site for the School of Medicine was identified in the 2008 "Proposal to Establish a School of Medicine at the University of California, Riverside". The site was further analyzed in the 2008 Campus Aggregate Master Plan Study (CAMPS). In anticipation of this project, the campus is amending the 2005 LRDP to reflect a change in land use for the West Campus School of Medicine Precinct.

Summary of Projected Budget and Funding	
Source	Amount
Campus Funds	\$0
Capital Reserves	\$0
External Financing	\$0
Federal	\$0
Gift	\$0
Other <sup>(a)</sup>	\$40,420,000
Privatized Development	\$0
State <sup>(a)</sup>	\$2,574,000
<b>Total Estimated Budget</b>	<b>\$42,994,000</b>

Financing Feasibility	
Standby Financing	\$0
Interim Financing	\$0
Long-Term Financing	\$0
Annual Debt Service (at 6.00% for 30 years)	\$0
Pledge Source	n/a
Opportunity/Ed Fund Test	n/a
Debt Service Coverage Ratio	n/a

Gift Schedule	
Gifts Pledged	\$0
Gifts to be Raised	\$0
<b>Total</b>	<b>\$0</b>

Project Milestone	
Activity	Mos-Yr
Occupancy	Oct-13
Acquisition Date	n/a
Ground Lease Contract	n/a

Scope Summary	
Amount	Unit
n/a	ASF
n/a	GSF
n/a	efficiency
n/a	beds
n/a	spaces

### Notes:

<sup>(a)</sup> The SOM Infrastructure Improvements 2 project is envisioned to be developed in a timeframe consistent with academic and enrollment planning to date to support the School. State funds within currently assumed parameters, however, would not be sufficient to complete development of these projects within the 10-year planning period. Identification of additional State funding or alternative fund sources for capital startup needs will be needed. Startup funds from all sources of \$40,420,000 are required for (C) in year 2012-13.

<sup>(b)</sup> State funds of \$2,574,000 for (PW) are assumed in year 2012-13.







