



Capital Improvement Budget Request 2009–2011



Submitted to the Commission for Higher Education
and the State Budget Agency

June 27, 2008

UNIVERSITY OF SOUTHERN INDIANA
2009-2011 CAPITAL IMPROVEMENT BUDGET REQUEST

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UNIVERSITY OF SOUTHERN INDIANA

2009-2011 CAPITAL IMPROVEMENT BUDGET REQUEST SUMMARY

The University of Southern Indiana's 2009-2011 Capital Improvement Budget Request proposes construction of a new Teaching Theatre – Replacement Project and funding for several repair and rehabilitation projects. The University of Southern Indiana Board of Trustees and Administration are pleased to present the 2009-2011 Capital Improvement Budget Request for review by the Indiana General Assembly, the Commission for Higher Education, and the State Budget Agency.

The University's number one capital priority for the 2009-2011 biennium is funding for construction of a new Teaching Theatre to replace the current off-campus facility and supporting buildings. The University seeks \$8,000,000 in bonding authorization and \$7,000,000 in authorization only for the construction of a new on-campus facility. The proposed 350-seat Teaching Theatre will replace the 50-year-old off-campus theatre located approximately four miles from campus that is in the path of the future widening of Highway 62, the Lloyd Expressway. Plans for construction of a performing arts facility have been a part of the University's Ten-Year Capital Improvement Plan for almost 20 years, since 1991-1993. The proposed Teaching Theatre will be constructed adjacent to the expanded University Center and will be connected by an atrium. It will be ideally situated at the center of University activities and offer cultural enrichment in the form of educational programming and entertainment to the University community.

Included in the 2009-2011 Capital Improvement Budget Request is funding for several general repair and rehabilitation projects. The projects address renovations for classrooms and laboratories, needed upgrades to campus infrastructure, safety concerns, and ADA accessibility. The funding requested for the general repair and rehabilitation projects is needed to keep deferred maintenance to a minimum and to maintain University structures and facilities on campus and in New Harmony.

The University of Southern Indiana's 2009-2011 Capital Improvement Budget Request is consistent with the long-range plans of the University, the mission of the University, and the needs of the State of Indiana. In the past ten years, enrollment at the University has increased by 20 percent from 8,300 students in fall 1995 to 9,939 students in fall 2007. A notable change in the student population is the 46 percent increase in the number of full-time-equivalent students from 5,927 in 1996-1997 to 8,677 in 2006-2007. In addition, more than 15,000 adults and youth enroll annually in noncredit, continuing education, workforce training, and professional development programs at the University.

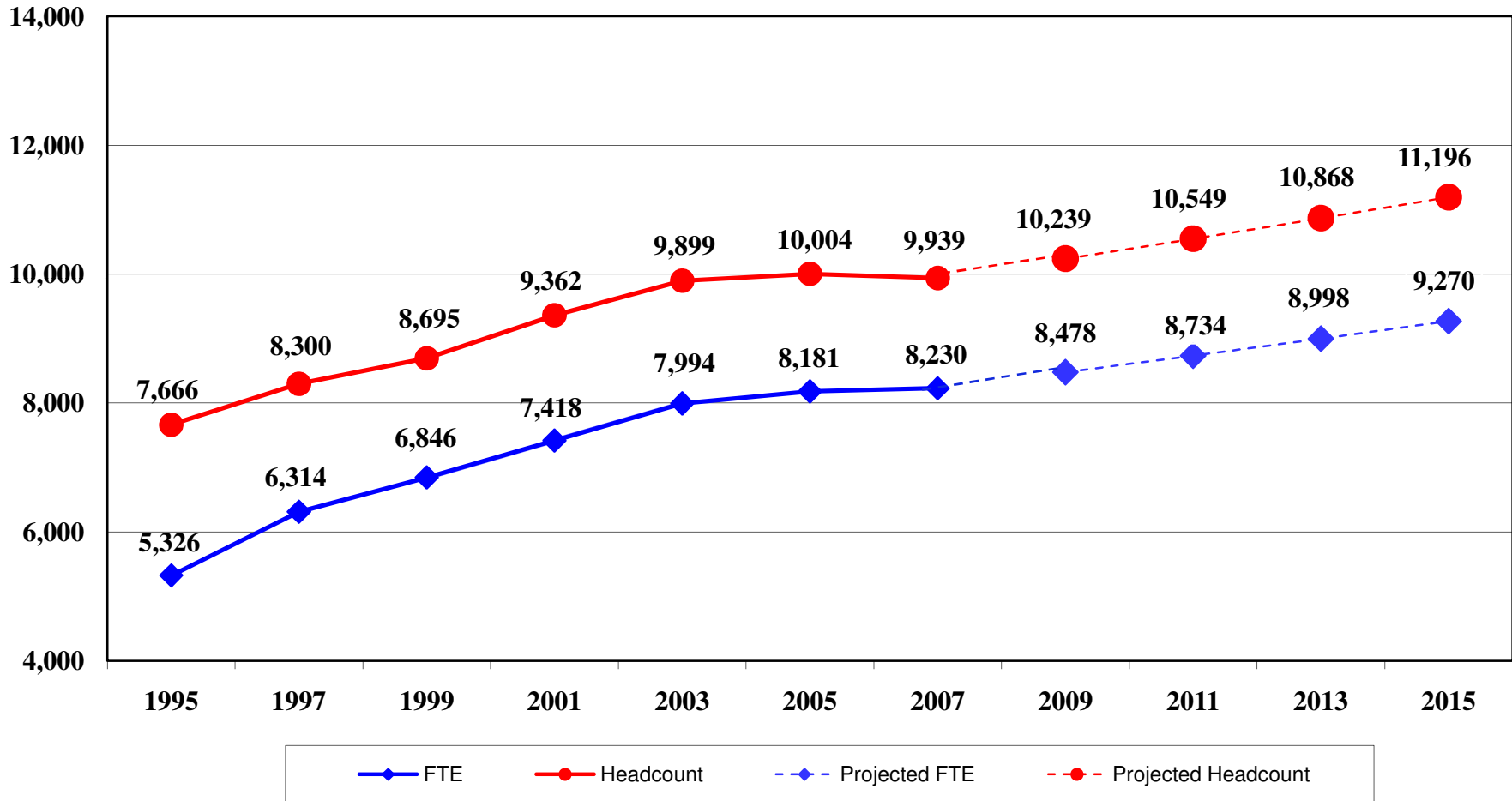
The following charts, *Fall Student Headcount Enrollment and FTE Enrollment 1995-2015*, *Annualized Student FTE Enrollment 1996-97 – 2006-07*, and *Academic/Administrative Assignable Square Feet Per FTE Student for Fall 2005*, illustrate the increases in student

enrollment and the space required to serve the students of the University of Southern Indiana. Future needs for the physical development of the campus are identified in the University's Ten-Year Capital Improvement Plan for 2009-2019.

Detailed explanations of the projects requested in the University of Southern Indiana's 2009-2011 Capital Improvement Budget Request are provided in the accompanying documentation.

UNIVERSITY OF SOUTHERN INDIANA

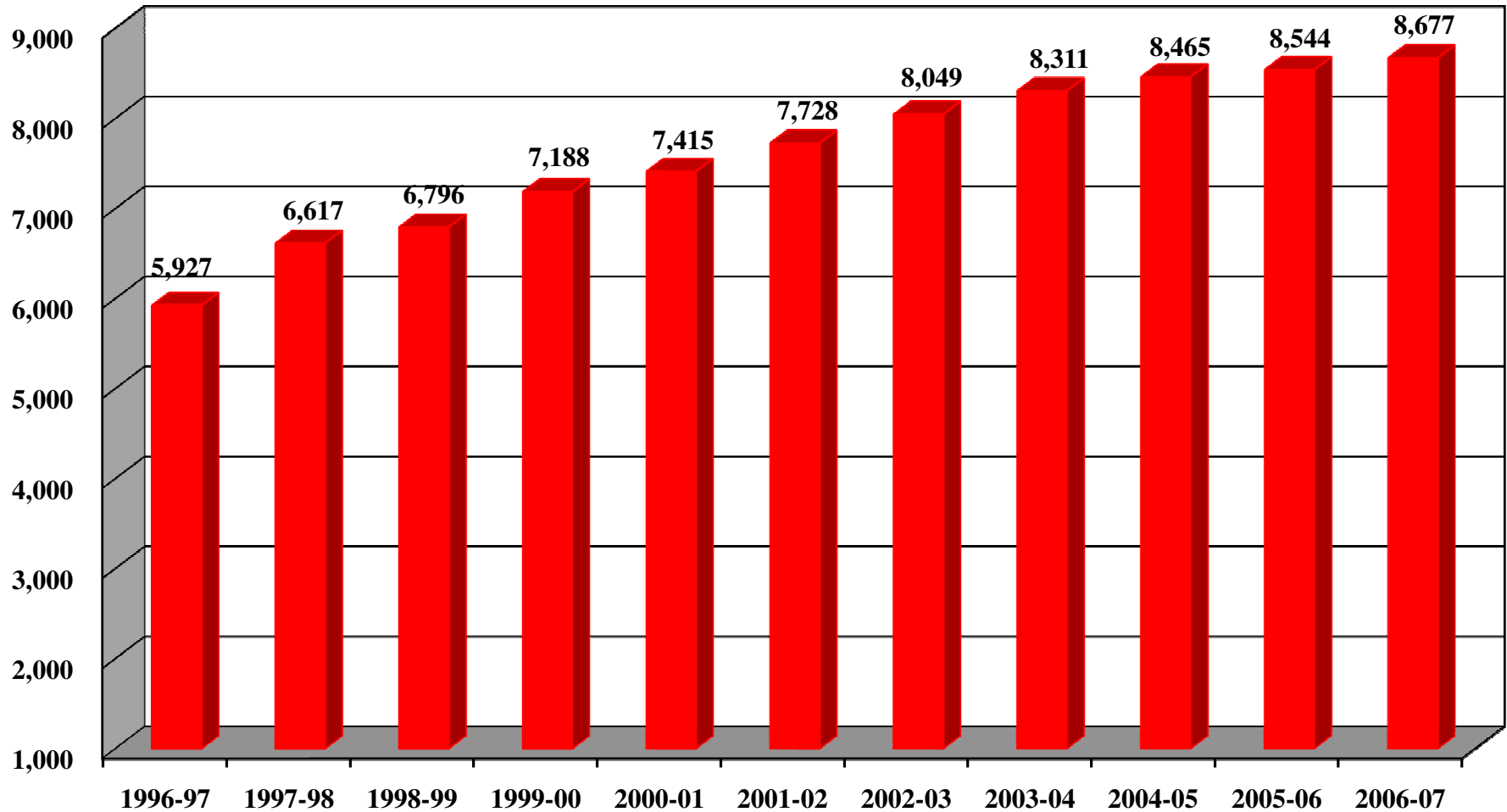
Fall Student Headcount Enrollment and FTE Enrollment 1995-2015



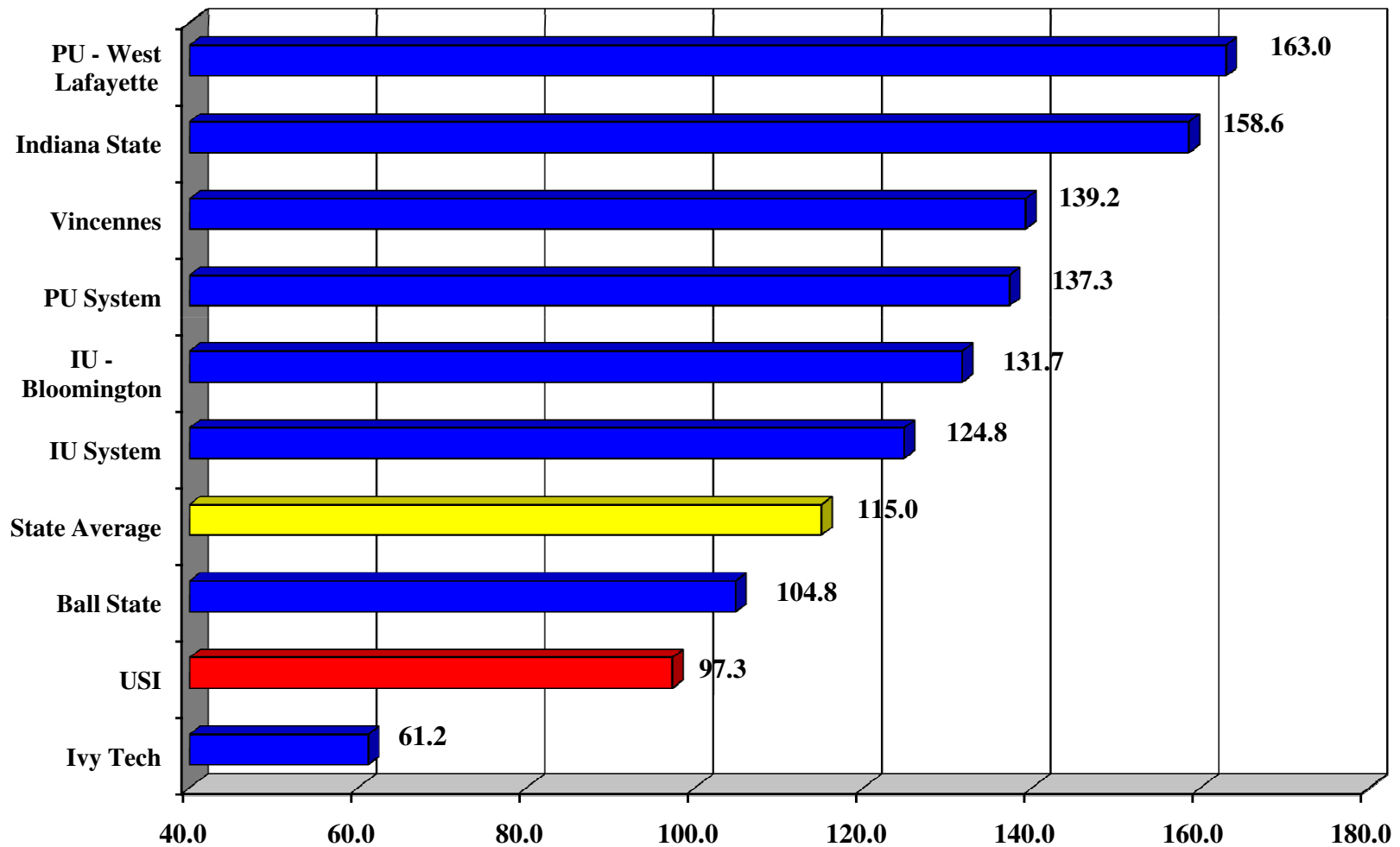
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Annualized Student FTE Enrollment

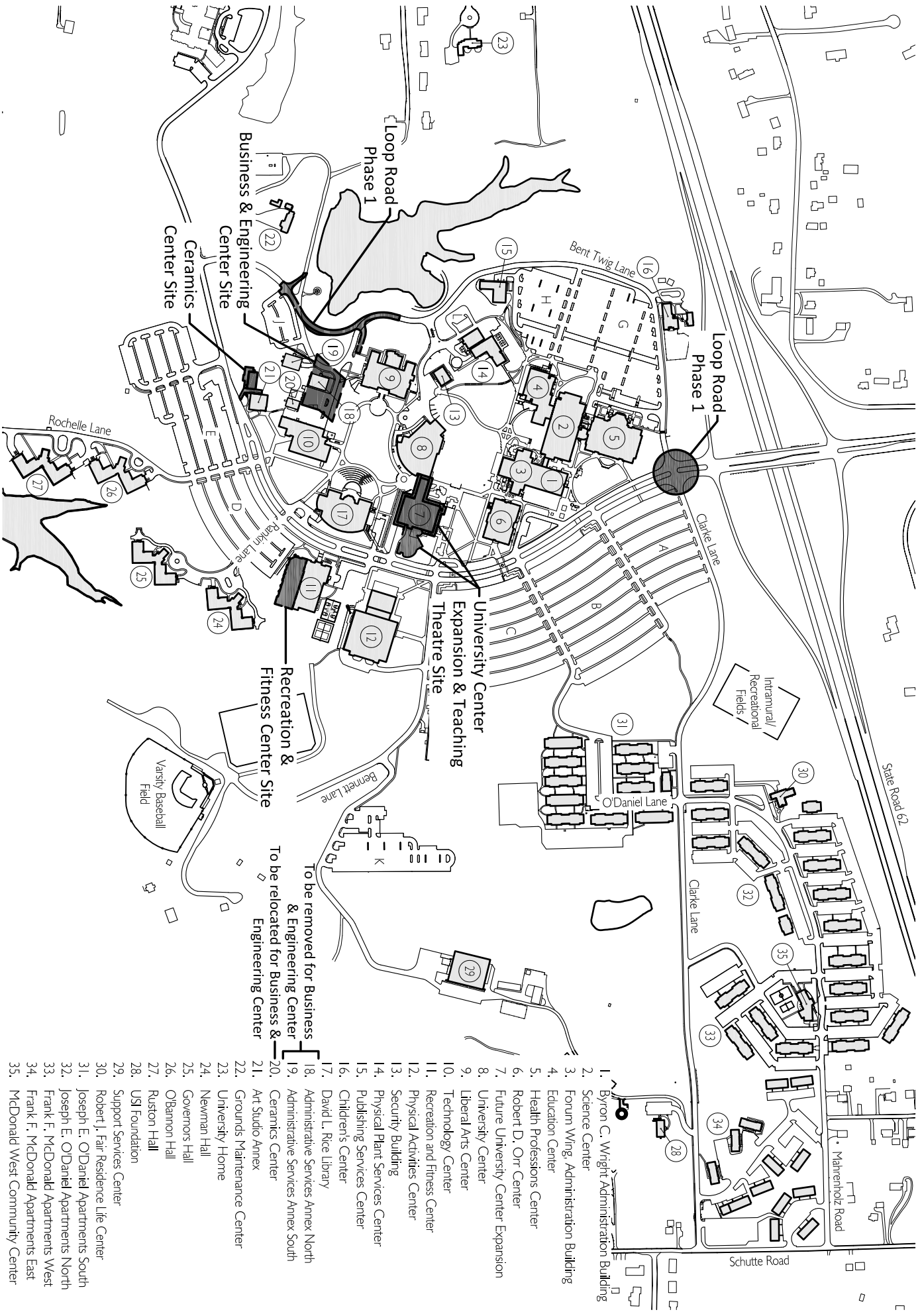
1996-97 - 2006-07



UNIVERSITY OF SOUTHERN INDIANA
INDIANA PUBLIC INSTITUTIONS OF HIGHER EDUCATION
ACADEMIC/ADMINISTRATIVE ASSIGNABLE SQUARE FEET
PER FTE STUDENT FOR FALL 2005



Source: Commission for Higher Education - 2005 Fall Term Analysis
 Assignable Square Feet of Academic/Administrative
 ASF per Full-Time Equivalent Student, 2005-2006



- 1. Byron C. Wright Administration Building
- 2. Science Center
- 3. Forum Wing, Administration Building
- 4. Education Center
- 5. Health Professions Center
- 6. Robert D. Orr Center
- 7. Future University Center Expansion
- 8. University Center
- 9. Liberal Arts Center
- 10. Technology Center
- 11. Recreation and Fitness Center
- 12. Physical Activities Center
- 13. Security Building
- 14. Physical Plant Services Center
- 15. Publishing Services Center
- 16. Children's Center
- 17. David L. Rice Library
- 18. Administrative Services Annex North
- 19. Administrative Services Annex South
- 20. Ceramics Center
- 21. Art Studio Annex
- 22. Grounds Maintenance Center
- 23. University Home
- 24. Newman Hall
- 25. Governors Hall
- 26. O'Bannon Hall
- 27. Ruston Hall
- 28. USJ Foundation
- 29. Support Services Center
- 30. Robert J. Fair Residence Life Center
- 31. Joseph E. O'Daniel Apartments South
- 32. Joseph E. O'Daniel Apartments North
- 33. Frank F. McDonald Apartments West
- 34. Frank F. McDonald Apartments East
- 35. McDonald West Community Center



UNIVERSITY OF SOUTHERN INDIANA

2009-2011 CAPITAL IMPROVEMENT PLAN

The Capital Improvement Budget Request for 2009-2011 is detailed on Schedule A and asks approval and funding for the following projects:

SPECIAL REPAIR AND REHABILITATION

No requests for Special Repair and Rehabilitation for 2009-2011

NEW CONSTRUCTION

Request for Teaching Theatre – Replacement Project for 2009-2011

ACQUISITIONS

No requests for Acquisitions for 2009-2011

MAJOR EQUIPMENT

No requests for Major Equipment for 2009-2011

GENERAL REPAIR AND REHABILITATION AND INFRASTRUCTURE

The 2009-2011 Capital Improvement Budget Request asks for funding and approval of several general repair and rehabilitation projects totaling \$2,243,850. The repair and rehabilitation projects planned for completion in the 2009-2011 biennium include the following:

- Install new roof on original Science Center
- Renovate Science Center offices, classrooms, and laboratories, Phase IV and Phase V
- Upgrade or replace Atheneum Visitors Center HVAC systems
- Upgrade Energy Management Systems in Health Professions Center, Technology Center, Liberal Arts Center, Physical Plant, Science Center, Orr Center, and Physical Activities Center
- Replace wooden steps in utility tunnels
- Install new roof on Physical Activities Center
- Upgrade fire alarm system in Technology Center
- Repair or replace walks where damaged

The General Repair and Rehabilitation and Infrastructure funding requested, along with funds from other sources, will keep deferred maintenance to a minimum and University and New Harmony structures and facilities, in a satisfactory condition.

The 2009-2011 Capital Improvement Budget Request includes the following schedules:

- Schedules A through F - Capital Improvement Budget Request
- Attachment B - Debt Service Schedules for Fee-Replaced Bond Issues
- Income II - Preliminary Fee Replacement Requests
- Background II-A and Background II-B - Principal Retirement Schedules

**UNIVERSITY OF SOUTHERN INDIANA
SCHEDULE A
SUMMARY OF CAPITAL BUDGET REQUEST FOR 2009-2011**

<u>Capital Budget Item</u>	<u>Budget Agency Number (1)</u>	<u>Institutional System-wide Priority</u>	<u>State Funding</u>			<u>Non-State Funding</u>	<u>Total Budget Request</u>	<u>Annual Debt Service (2)</u>	
			<u>Cash</u>	<u>Bonding Authority</u>	<u>Lease-Purchase</u>			<u>Fee Replacement</u>	<u>Non-State Debt Service</u>
I. R & R Formula Facilities Infrastructure/Utilities	G-0-09-2-03		\$ 1,277,190 \$ 966,660				\$ 1,277,190 \$ 966,660		
II. Special R & R (None)									
III. Technology (None)									
IV. New Construction									
Teaching Theatre - Replacement Project	G-0-09-1-01	1		\$ 8,000,000		\$ 7,000,000	\$ 15,000,000	\$ 664,504	\$ 581,441
V. Acquisition (Facility, Land, or Lease) (None)									
VI. Other (None)									
VII. Grand Total			\$ 2,243,850	\$ 8,000,000		\$ 7,000,000	\$ 17,243,850	\$ 664,504	\$ 581,441

NOTES:

(1) See Appendix A

(2) Assume 20 years at 5.5%

**UNIVERSITY OF SOUTHERN INDIANA
SCHEDULE B
CAPITAL IMPROVEMENT BUDGET PROJECT REPORT FOR 2009-2011**

<u>Project Title</u>	<u>Budget Agency Number</u>	<u>Project Size (GSF)</u>	<u>Total Project Cost</u>	<u>State Appropriation</u>	<u>Bonding Authority</u>	<u>Gifts Grants</u>	<u>Lease- Purchase</u>	<u>Other Funds</u>
<u>PART I. PROJECTS COMPLETED DURING 2007-09 BIENNIUM</u>								
I. R & R Formula and Delayed Payment R & R Funding								
Five R & R Projects	G-0-06-2-01		\$ 400,414	\$ 400,414				
Two R & R Projects	G-0-07-2-02		\$ 400,414	\$ 400,414				
Seven R & R Projects	G-0-07-2-03		\$ 1,225,670	\$ 1,225,670				
Renovation and Expansion of McDonald West Recreational Bldg.	G-0-07-2-04	7,330	\$ 1,500,000					\$ 1,500,000
II. New Construction								
College of Business/General Classroom Bldg. and Related Physical Plant Expansion	G-0-05-1-01-P	29,500	\$ 6,600,000 *		\$ 6,600,000			
McCutchan Art Gallery	G-0-05-1-06	6,065	\$ 1,125,000					\$ 1,125,000
<u>PART II. PROJECTS IN PROGRESS ON JUNE 30, 2008</u>								
I. R & R Formula and Delayed Payment R & R Funding								
Two R & R Projects	G-0-08-2-01		\$ 806,015	\$ 806,015				
Four R & R Projects	G-0-08-2-01		\$ 560,963	\$ 560,963				
Seven R & R Projects	G-0-09-2-02		\$ 1,366,978	\$ 1,366,978				
II. New Construction								
College of Business/General Classroom Bldg.	G-0-05-1-01-P	122,210	\$ 29,900,000		\$ 29,900,000			
Recreation and Fitness Center Expansion - Phase II	G-0-05-1-02	45,070	\$ 7,250,000		\$ 7,250,000			
<u>PART III. PREVIOUSLY AUTHORIZED PROJECTS YET TO BE SUBMITTED FOR APPROVAL</u>								
I. Special R & R								
University Center Expansion	G-0-03-2-01	160,868	\$ 17,650,000		\$ 13,750,000			\$ 3,900,000
II. New Construction								
Parking Facility	G-0-01-1-03		\$ 3,000,000		\$ 3,000,000			

*College of Business/General Classroom Building project received \$6,600,000 in bonding authorization in 2005-2007 Biennial Budget. Funds were appropriated for architectural planning and design of College of Business/General Classroom Building; expansion of the Physical Plant; and completion of lower level of the Education Center.

**UNIVERSITY OF SOUTHERN INDIANA
SCHEDULE C
TEN-YEAR CAPITAL IMPROVEMENT PLAN (BUILDINGS)
(ALL AMOUNTS EXPRESSED IN 2009-2011 DOLLARS)**

	NEAR-TERM 2009-11 Biennium			MEDIUM-TERM 2011-13 Biennium			LONG-TERM 2013-19 Biennium		
	Projected State Amount	Funding Other Sources (1)	Space Change A.S.F.	Projected State Amount	Funding Other Sources (1)	Space Change A.S.F.	Projected State Amount	Funding Other Sources (1)	Space Change A.S.F.
I. Special R & R									
1. Physical Activities Center (PAC) - Renovation				\$ 7,000,000	\$ 3,000,000 c				
2. Student Residence Building Renovation/Replacement					\$ 8,000,000 a		\$ 8,000,000 a		
3. Classroom Renovation/Expansion							\$ 31,000,000	\$ 2,000,000 c	70,000
4. University Center Expansion/Renovation - Phase II								\$ 15,000,000 b	
II. New Construction									
1. Teaching Theatre - Replacement Project	\$ 8,000,000	\$ 7,000,000 c	5,345						
2. Manufacturing Engineering Laboratory					\$ 2,000,000 c	15,000			
3. Parking Facilities (Note 2)					\$ 8,250,000 b	1,400		\$ 7,000,000 b	
4. Campus Roadway System - Phase II					\$ 5,000,000 b				
5. General Classroom Building							\$ 25,000,000	\$ 2,000,000 c	50,000
6. Recreation and Fitness Center Expansion - Phase III								\$ 5,250,000 b	25,000
III. Facilities Acquisition									
(None)									
IV. Lease									
(None)									
TOTAL	\$ 8,000,000	\$ 7,000,000	5,345	\$ 7,000,000	\$ 26,250,000	16,400	\$ 56,000,000	\$ 39,250,000	145,000

(1) Identify source of non-state (i.e. "other") funding: (a) Rental/Board Income, (b) Fees and Contributions, (c) Contributions.

(2) Received bonding authorization in 2003-2005 for \$3,000,000 to construct parking facility; mid-term request is for increase of \$4,000,000 in bonding authorization for construction of parking facility for total of \$7,000,000 for project. Balance of request for \$1,250,000 is for other parking facilities.

**UNIVERSITY OF SOUTHERN INDIANA
SCHEDULE D
TEN-YEAR CAPITAL IMPROVEMENT PLAN (LAND)⁽¹⁾**

	<u>Project Size (GSF)</u>	<u>Near-Term 2009-11 Biennium</u>		<u>Medium-Term 2011-13 Biennium</u>		<u>Long-Term 2013-19 Biennium</u>	
		<u>State Amount</u>	<u>Other Amount ⁽²⁾</u>	<u>State Amount</u>	<u>Other Amount ⁽²⁾</u>	<u>State Amount</u>	<u>Other Amount ⁽²⁾</u>
I. Land Acquisition							
None							
II. Lease							
None							
III. Termination							
None							

⁽¹⁾ Note any projects which may involve the alteration or demolition of an historic site or structure.

⁽²⁾ Identify source of non-state (i.e. "other") funding.

**UNIVERSITY OF SOUTHERN INDIANA
SCHEDULE E
DISPOSITION OF 2007-2009 PLANNED PROJECTS APPEARING IN THE 2007-2009 TEN-YEAR CAPITAL PLAN**

2007-09 Projects (specify)	Proposed Funding			Disposition*
	Projected State Amount	Other Funding	Space Change Applicable	
<u>BUILDINGS</u>				
-- Special R & R				
-- New Construction				
College of Business/General Classroom Bldg.	\$ 29,900,000	\$ 2,750,000	69,897	Project received \$6,600,000 in bonding authorization in 2005-2007 Biennial Budget. Funds appropriated were for architectural planning and design of College of Business/General Classroom Building, to expand the physical plant building to accommodate increased capacity due to the new College of Business building, and to finish the lower level of the Education Center. Project received balance of funding in the amount of \$29,900,000 in bonding authorization in 2007-2009 Biennial Budget. Construction for project will begin in the summer of 2008 with a scheduled completion date of fall 2010.
-- Acquisition				
-- Lease				
-- Termination				
<u>LAND</u>				
-- Acquisition				
-- Lease				
-- Termination				

**UNIVERSITY OF SOUTHERN INDIANA
SCHEDULE F
EXPECTED UTILIZATION OF 2009-2011
GENERAL REPAIR AND REHABILITATION FUNDING**

	Expected Biennial Expenditure	Explanation of Multi-Biennium Projects
<u>Facilities</u>		
A. Roof Replacement	\$ 325,000	
B. Code Corrections-Health and Safety		
C. Interior Renovation	\$ 952,190	
D. Exterior Renovation		
E. Health and Safety		
F. Major Renovations		
G. Other		
SUBTOTAL		\$ 1,277,190
<u>Infrastructure/Utilities</u>		
A. Telecommunications		
B. Electrical-Fire Alarm System	\$ 35,000	
C. Water/Sewer		
D. Steam/Chilled Water/Tunnels	\$ 525,000	
E. Natural Gas		
F. Sidewalks/Streets	\$ 41,660	
G. Other-Energy Management System	\$ 365,000	
SUBTOTAL		\$ 966,660
TOTAL		\$ 2,243,850

**UNIVERSITY OF SOUTHERN INDIANA
ATTACHMENT B (1)
ACADEMIC FACILITIES BONDING DEBT SERVICE ANALYSIS**

I. ISSUE NAME: Student Fee Revenue Bonds, Series 1993 D

II. TOTAL AMOUNT OF SERIES D BONDS ISSUED AS OF 6/30/2008: \$2,362,432

III. SCHEDULE OF PAYMENTS:

FY Ending 6/30	Principal	Payment Date	Interest	(Less) Interest Subsidy	Total Debt Service	Outstanding Principal	Academic Facilities Debt Retirement Reserve Bond Balance		
							Held By Institution	Held By Bond Trustee	Total Reserve
1994	0	10-01-93	580,003		580,003	24,678,101	0	4,669,652	4,669,652
1995	0	10-01-94	923,899		923,899	24,678,101	0	894,805	894,805
1996	210,000	10-01-95	920,224		1,130,224	24,468,101	0	1,507	1,507
1997	775,000	10-01-96	902,018		1,677,018	23,693,101	0	1,003	1,003
1998	800,000	10-01-97	871,486		1,671,486	22,893,101	0	874	874
1999	840,000	10-01-98	838,161		1,678,161	22,053,101	0	864	864
2000	860,000	10-01-99	802,131		1,662,131	21,193,101	0	1,115	1,115
2001	1,070,000	10-01-00	759,084		1,829,084	20,123,101	0	899	899
2002	1,491,824	10-01-01	986,527		2,478,351	18,631,277	0	5,736	5,736
2003	1,505,030	10-01-02	973,893		2,478,923	17,126,247	0	105	105
2004	13,044,042	10-01-03	956,981		14,001,023	4,082,205	0	575	575
2005	473,920	10-01-04	366,080		840,000	3,608,285	0	584	584
2006	444,738	10-01-05	395,262		840,000	3,163,547	0	1,500	1,500
2007	414,060	10-01-06	420,940		835,000	2,749,488	0	1,570	1,570
2008	387,056	10-01-07	447,944		835,000	2,362,432	0	4,700	4,700
2009	363,768	10-01-08	471,232		835,000	1,998,664			
2010	341,540	10-01-09	493,460		835,000	1,657,124			
2011	320,364	10-01-10	514,636		835,000	1,336,759			
2012	300,216	10-01-11	534,784		835,000	1,036,544			
2013	283,666	10-01-12	551,334		835,000	752,877			
2014	265,438	10-01-13	569,562		835,000	487,439			
2015	250,684	10-01-14	584,316		835,000	236,756			
2016	236,756	10-01-15	598,244		835,000	(0)			

Series D bonds were issued in 1993 to advance refund Student Fee Bonds, Series B of 1998; to provide funds for the construction of the Health Professional Center classroom building; and to pay all related costs of issuance. Series I bonds, issued in 2004, refunded \$11.5 million in Series D serial bonds, leaving the capital appreciation bonds outstanding.

**UNIVERSITY OF SOUTHERN INDIANA
ATTACHMENT B (2)
ACADEMIC FACILITIES BONDING DEBT SERVICE ANALYSIS**

I. ISSUE NAME: Student Fee Bonds, Series F

II. TOTAL AMOUNT OF SERIES F BONDS ISSUED AS OF 6/30/2008: \$6,020,000

III. SCHEDULE OF PAYMENTS:

FY Ending 6/30	Principal	Payment Date	Interest	(Less) Interest Subsidy	Total Debt Service	Outstanding Principal	Academic Facilities Debt Retirement Reserve Bond Balance		
							Held By Institution	Held By Bond Trustee	Total Reserve
1998	1,240,000	06-01-98	6,358	78,848	1,325,206	14,040,000	0	1,334,261	1,334,261
1999	635,000	10-01-98	682,868	7,338	1,325,206	13,405,000	0	618	618
2000	690,000	10-01-99	628,108	0	1,318,108	12,715,000	0	815	815
2001	715,000	10-01-00	600,174	0	1,315,174	12,000,000	0	656	656
2002	745,000	10-01-01	570,423	0	1,315,423	11,255,000	0	2,031	2,031
2003	780,000	10-01-02	538,770	0	1,318,770	10,475,000	0	85	85
2004	815,000	10-01-03	504,868	0	1,319,868	9,660,000	0	310	310
2005	850,000	10-01-04	468,645	0	1,318,645	8,810,000	0	1,011	1,011
2006	890,000	10-01-05	429,920	0	1,319,920	7,920,000	0	2,230	2,230
2007	930,000	10-01-06	388,970	0	1,318,970	6,990,000	0	4,655	4,655
2008	970,000	10-01-07	345,493	0	1,315,493	6,020,000	0	6,675	6,675
2009	1,020,000	10-01-08	298,970	0	1,318,970	5,000,000			
2010	1,070,000	10-01-09	245,575	0	1,315,575	3,930,000			
2011	1,135,000	10-01-10	184,938	0	1,319,938	2,795,000			
2012	1,195,000	10-01-11	120,863	0	1,315,863	1,600,000			
2013	1,265,000	10-01-12	53,213	0	1,318,213	335,000			
2014	335,000	10-01-13	9,213	0	344,213	0			

Series F bonds were issued in 1998 to finance and refinance a portion of the cost of the Liberal Arts Center and to pay all or a portion of related costs of issuance.

UNIVERSITY OF SOUTHERN INDIANA
ATTACHMENT B (3)
ACADEMIC FACILITIES BONDING DEBT SERVICE ANALYSIS

I. ISSUE NAME: Student Fee Bonds, Series H

II. TOTAL AMOUNT OF SERIES H BONDS ISSUED AS OF 6/30/2008: \$20,645,000

III. SCHEDULE OF PAYMENTS:

FY Ending 6/30	Principal	Payment Date	Interest	(Less) Interest Subsidy	Total Debt Service	Outstanding Principal	Academic Facilities Debt Retirement Reserve Bond Balance		
							Held By Institution	Held By Bond Trustee	Total Reserve
2002	0	04-01-02	461,356		461,356	25,260,000	0	1,533,705	1,533,705
2003	0	10-01-02	1,221,238		1,221,238	25,260,000	0	122,391	122,391
2004	855,000	10-01-03	1,206,275		2,061,275	24,405,000	0	477	477
2005	885,000	10-01-04	1,175,825		2,060,825	23,520,000	0	1,694	1,694
2006	920,000	10-01-05	1,143,088		2,063,088	22,600,000	0	3,350	3,350
2007	955,000	10-01-06	1,106,738		2,061,738	21,645,000	0	3,760	3,760
2008	#####	10-01-07	1,062,638		2,062,638	20,645,000	0	2,570	2,570
2009	#####	10-01-08	1,015,431		2,060,431	19,600,000			
2010	#####	10-01-09	970,063		2,060,063	18,510,000			
2011	#####	10-01-10	918,275		2,063,275	17,365,000			
2012	#####	10-01-11	862,650		2,062,650	16,165,000			
2013	#####	10-01-12	801,000		2,061,000	14,905,000			
2014	#####	10-01-13	729,775		2,059,775	13,575,000			
2015	#####	10-01-14	654,563		2,059,563	12,170,000			
2016	#####	10-01-15	575,088		2,060,088	10,685,000			
2017	#####	10-01-16	495,125		2,060,125	9,120,000			
2018	#####	10-01-17	414,875		2,059,875	7,475,000			
2019	#####	10-01-18	330,500		2,060,500	5,745,000			
2020	#####	10-01-19	241,750		2,061,750	3,925,000			
2021	#####	10-01-20	148,375		2,063,375	2,010,000			
2022	#####	10-01-21	50,250		2,060,250	0			

Series H bonds were issued in 2001 to provide funds for the construction of the Science/Education Classroom Building, to refinance interim indebtedness and to pay all related costs of issuance.

UNIVERSITY OF SOUTHERN INDIANA
ATTACHMENT B (4)
ACADEMIC FACILITIES BONDING DEBT SERVICE ANALYSIS

I. ISSUE NAME: Student Fee Bonds, Series I

II. TOTAL AMOUNT OF SERIES I BONDS ISSUED AS OF 6/30/2008: \$40,290,000

III. SCHEDULE OF PAYMENTS:

FY Ending 6/30	Principal	Payment Date	Interest	(Less) Interest Subsidy	Total Debt Service	Outstanding Principal	Academic Facilities Debt Retirement Reserve Bond Balance		
							Held By Institution	Held By Bond Trustee	Total Reserve
2004	-		-		0	46,265,000	0	4,953,100	4,953,100
2005	950,000	10-01-04	1,837,381	(1,449,925)	1,337,456	45,315,000	0	3,576,583	3,576,583
2006	1,190,000	10-01-05	2,194,281	(1,751,588)	1,632,693	44,125,000	0	1,925,260	1,925,260
2007	1,230,000	10-01-06	2,157,981	(1,751,588)	1,636,393	42,895,000	0	232,210	232,210
2008	2,605,000	10-01-07	2,087,431		4,692,431	40,290,000	0	1,900	1,900
2009	2,710,000	10-01-08	1,984,519		4,694,519	37,580,000			
2010	2,825,000	10-01-09	1,863,081		4,688,081	34,755,000			
2011	2,140,000	10-01-10	1,738,956		3,878,956	32,615,000			
2012	2,250,000	10-01-11	1,629,206		3,879,206	30,365,000			
2013	2,365,000	10-01-12	1,513,831		3,878,831	28,000,000			
2014	2,485,000	10-01-13	1,387,922		3,872,922	25,515,000			
2015	2,620,000	10-01-14	1,250,725		3,870,725	22,895,000			
2016	2,765,000	10-01-15	1,106,003		3,871,003	20,130,000			
2017	2,085,000	10-01-16	975,659		3,060,659	18,045,000			
2018	2,195,000	10-01-17	862,006		3,057,006	15,850,000			
2019	2,315,000	10-01-18	743,619		3,058,619	13,535,000			
2020	2,440,000	10-01-19	618,800		3,058,800	11,095,000			
2021	2,570,000	10-01-20	490,500		3,060,500	8,525,000			
2022	2,700,000	10-01-21	358,750		3,058,750	5,825,000			
2023	2,840,000	10-01-22	220,250		3,060,250	2,985,000			
2024	2,985,000	10-01-23	74,625		3,059,625	0			

Series I bonds were issued in 2004 to finance a portion of the cost of construction of the David L. Rice Library Building; to refund Series D serial bonds (eligible for fee replacement); to advance refund Series E bonds (not eligible for fee replacement); and to finance various costs incidental to the financing. The total Series I bond issue is \$49,590,000. The debt service schedule above illustrates the repayment of the new money issue and the refunding Series D issue only. Because Series E was not eligible for fee replacement, the debt service for that portion of Series I has been excluded. The interest due on the new monies portion of Series I bonds in fiscal years 2005, 2006, and 2007 was paid from capitalized interest held by the bond trustee.

UNIVERSITY OF SOUTHERN INDIANA
ATTACHMENT B (5)
ACADEMIC FACILITIES BONDING DEBT SERVICE ANALYSIS

I. ISSUE NAME: College of Business/General Classroom Building and Related Physical Plant Expansion

II. TOTAL PROJECTED AMOUNT OF BONDS ISSUED AS OF 6/30/2008: \$6,475,000

III. SCHEDULE OF PAYMENTS:

FY Ending 6/30	Principal	Payment Date	Interest	Total Debt Service	Outstanding Principal	Academic Facilities Debt Retirement Reserve Bond Balance		
						Held By Institution	Held By Bond Trustee	Total Reserve
2007	-	06-30-07	49,500	49,500	6,600,000	0	0	0
2008	125,000	10-01-07	142,514	267,514	6,475,000	0	0	0
2009		10-01-08	1,125,478	1,125,478	36,375,000			
2010	1,050,000	10-01-09	1,971,750	3,021,750	35,325,000			
2011	1,110,000	10-01-10	1,912,350	3,022,350	34,215,000			
2012	1,170,000	10-01-11	1,849,650	3,019,650	33,045,000			
2013	1,235,000	10-01-12	1,783,513	3,018,513	31,810,000			
2014	1,310,000	10-01-13	1,713,525	3,023,525	30,500,000			
2015	1,385,000	10-01-14	1,639,413	3,024,413	29,115,000			
2016	1,460,000	10-01-15	1,561,175	3,021,175	27,655,000			
2017	1,540,000	10-01-16	1,478,675	3,018,675	26,115,000			
2018	1,630,000	10-01-17	1,391,500	3,021,500	24,485,000			
2019	1,720,000	10-01-18	1,299,375	3,019,375	22,765,000			
2020	1,820,000	10-01-19	1,202,025	3,022,025	20,945,000			
2021	1,925,000	10-01-20	1,099,038	3,024,038	19,020,000			
2022	2,030,000	10-01-21	990,275	3,020,275	16,990,000			
2023	2,145,000	10-01-22	875,463	3,020,463	14,845,000			
2024	2,265,000	10-01-23	754,188	3,019,188	12,580,000			
2025	2,395,000	10-01-24	626,038	3,021,038	10,185,000			
2026	2,530,000	10-01-25	490,600	3,020,600	7,655,000			
2027	2,675,000	10-01-26	347,463	3,022,463	4,980,000			
2028	2,825,000	10-01-27	196,213	3,021,213	2,155,000			
2029	2,155,000	10-01-28	59,263	2,214,263	0			

The University received bonding authorization for \$6,600,000 in the 2005-2007 Biennial Budget for architectural planning and design of the College of Business/General Classroom Building project, expansion of the Physical Plant, and completion of the lower level of the Education Center. An additional \$29,900,000 in bonding authorization was received in the 2007-2009 Biennial Budget. The University anticipates issuing debt totaling \$36,375,000 in January 2009 to refund the interim financing issued in fiscal year 2007 and to finance the construction of the College of Business/General Classroom Building. The amortization schedule above assumes a 20-year debt at 5.50% beginning in January 2009.

**UNIVERSITY OF SOUTHERN INDIANA
INCOME II
DEBT SERVICE ON CAPITAL PROJECTS, 2009-11 BIENNIUM**

	2006-07 Actual	2007-08 Actual	2008-09 Budget	2009-10 Requested	2010-11 Requested
I. <u>Projects Eligible for Fee Replacement</u>					
Acts of 1953 or 1965					
Existing Debt Service: Permanently Scheduled					
A. Series D (1)	835,000	835,000	835,000	835,000	835,000
B. Series F (1)	1,318,970	1,315,493	1,318,970	1,315,575	1,319,938
C. Series H (1)	2,061,738	2,062,638	2,060,431	2,060,063	2,063,275
D. Series I (1)	1,636,393	4,692,431	4,694,519	4,688,081	3,878,956
Existing Debt Service: Interim & Variable Rate					
A. Interim Financing: Gen Classroom Bldg (2)	49,500	267,514	582,660		
New Debt Service:					
A. College of Business/Gen Classroom Bldg (3)			1,505,273	3,021,750	3,022,350
B. Teaching Theatre - Replacement Project (4)					440,000
SUBTOTAL	5,901,601	9,173,076	10,996,853	11,920,469	11,559,519
Acts of 1927 or 1929					
Existing Debt Service: Permanently Scheduled					
Existing Debt Service: Interim & Variable Rate					
New Debt Service:					
SUBTOTAL	0	0	0	0	0
TOTAL DEBT SERVICE	5,901,601	9,173,076	10,996,853	11,920,469	11,559,519

- (1) The permanently scheduled projects eligible for fee replacement represent Health Professions Center Student Fee Revenue Bonds, Series D of 1993; Liberal Arts Center Student Fee Bonds, Series F of 1998; the Science/Education Classroom Building Student Fee Bonds, Series H of 2001; and the David L Rice Library Student Fee Bonds, Series I of 2004.
- (2) Budget Agency Number G-0-05-1-01. The College of Business/General Classroom Building project received \$6,600,000 in bonding authorization in the 2005-2007 Biennial Budget. Funds were appropriated for architectural planning and design of the College of Business/General Classroom Building; expansion of the Physical Plant infrastructure; and completion of the lower level of the Education Center.
- (3) Budget Agency Number G-0-05-1-01-P. The College of Business/General Classroom Building project received an additional \$29,900,000 in bonding authorization in the 2007-2009 Biennial Budget. The University anticipates issuing debt totaling \$36,375,000 in January 2009 to refund the interim financing issued in fiscal year 2007 and to finance the construction of the College of Business/General Classroom Building. Assumes a 20-year debt at 5.50%.
- (4) Budget Agency Number G-0-09-1-01. Bonding authorization for \$8,000,000 for the Teaching Theatre - Replacement Project is requested in the 2009-2011 Capital Improvement Budget Request. Assumes a 20-year debt at 5.50%.

**UNIVERSITY OF SOUTHERN INDIANA
BACKGROUND II-A
RETIREMENT OF PRINCIPAL FOR OUTSTANDING CAPITAL DEBT
(Projects Eligible for Fee Replacement)**

	<u>Outstanding Principal June 30, 2007</u>	<u>Outstanding Principal June 30, 2008</u>	<u>Outstanding Principal June 30, 2009</u>	<u>Estimated Outstanding Principal June 30, 2010</u>	<u>Estimated Outstanding Principal June 30, 2011</u>
I. <u>Projects Eligible for Fee Replacement</u>					
ACTS OF 1953 OR 1965					
Existing Debt: Permanently Scheduled (1)	74,279,488	69,317,432	64,178,664	58,852,124	54,111,760
Existing Debt: Interim & Variable Rate (2)	1,600,000	6,475,000			
SUBTOTAL	75,879,488	75,792,432	64,178,664	58,852,124	54,111,760
New Debt:					
A. College of Business/Gen Classroom Bldg (3)			36,375,000	35,325,000	34,215,000
B. Teaching Theatre - Replacement Project (4)					8,000,000
SUBTOTAL	0	0	36,375,000	35,325,000	42,215,000
ACTS OF 1927 OR 1929					
Existing Debt: Permanently Scheduled					
Existing Debt: Interim & Variable Rate					
SUBTOTAL	0	0	0	0	0
TOTAL	75,879,488	75,792,432	100,553,664	94,177,124	96,326,760

- (1) Permanently scheduled existing debt includes Series D capital appreciation bonds, Series F, Series H, and Series I.
- (2) Budget Agency Number G-0-05-1-01. The College of Business/General Classroom Building project received \$6,600,000 in bonding authorization in the 2005-2007 Biennial Budget. Funds were appropriated for architectural planning and design of the College of Business/General Classroom Building; expansion of the Physical Plant infrastructure; and completion of the lower level of the Education Center.
- (3) Budget Agency Number G-0-05-1-01-P. The College of Business/General Classroom Building project received an additional \$29,900,000 in bonding authorization in the 2007-2009 Biennial Budget. The University anticipates issuing debt totaling \$36,375,000 in January 2009 to refund the interim financing issued in fiscal year 2007 and to finance the construction of the College of Business/General Classroom Building.
- (4) Budget Agency Number G-0-09-1-01. Bonding authorization for \$8,000,000 for the Teaching Theatre - Replacement Project is requested in the 2009-2011 Capital Improvement Budget Request. The total project is estimated to cost \$15,000,000 in both fee replacement and non-fee replacement funds.

**UNIVERSITY OF SOUTHERN INDIANA
BACKGROUND II-B
RETIREMENT OF PRINCIPAL FOR OUTSTANDING CAPITAL DEBT
(Projects Not Eligible for Fee Replacement)**

	<u>Outstanding Principal June 30, 2007</u>	<u>Outstanding Principal June 30, 2008</u>	<u>Outstanding Principal June 30, 2009</u>	<u>Estimated Outstanding Principal June 30, 2010</u>	<u>Estimated Outstanding Principal June 30, 2011</u>
II. <u>Projects Not Eligible for Fee Replacement</u>					
ACTS OF 1927 OR 1929					
Existing Debt: Permanently Scheduled					
A. Auxiliary System Revenue Bonds (Series 2001A) (1)	17,685,000	16,575,000	15,410,000	14,185,000	12,900,000
B. Auxiliary System Revenue Bonds (Series 2001B) (1)	10,000,000				
C. Auxiliary System Revenue Bonds (Series 2003) (1)	7,435,000	7,135,000	6,825,000	6,510,000	6,185,000
D. Auxiliary System Revenue Bonds (Series 2008A) (2)		9,800,000	9,600,000	9,400,000	9,200,000
E. Recreation and Fitness Center Bonds (Series G) (3)	3,900,000	3,700,000	3,500,000	3,200,000	2,900,000
F. Series I (Refunded Series E) (4)	2,695,000	2,450,000	2,190,000	1,920,000	1,640,000
G. Recreation and Fitness Center Expansion - Phase II (5)	2,275,000	7,250,000	6,963,872	6,723,702	6,472,291
SUBTOTAL	<u>43,990,000</u>	<u>46,910,000</u>	<u>44,488,872</u>	<u>41,938,702</u>	<u>39,297,291</u>
New Debt:					
A. University Center Expansion (6)			13,750,000	13,350,000	12,930,000
B. Teaching Theatre - Replacement Project (7)					7,000,000
SUBTOTAL	<u>0</u>	<u>0</u>	<u>13,750,000</u>	<u>13,350,000</u>	<u>19,930,000</u>
TOTAL	43,990,000	46,910,000	58,238,872	55,288,702	59,227,291

- (1) Auxiliary System Revenue Bonds, Series 2001A and 2001B, were issued to refund existing variable rate student housing bonds, Series 1996, 1997, and 1998, and to finance the construction of additional student residence facilities. Auxiliary System Revenue Bonds, Series 2003, were issued to finance the construction of a student residential building.
- (2) Auxiliary System Revenue Bonds, Series 2008A, were issued in May 2008 to refinance variable rate demand revenue bonds 2001B.
- (3) Series G bonds were issued in 1999 to construct and equip a Recreation and Fitness Center for students and employees.
- (4) A portion of Student Fee Bonds, Series I, were issued to refund outstanding Series E bonds issued in 1995 for the first University Center Expansion project.
- (5) Budget Agency Number G-0-05-1-02.
- (6) Budget Agency Number G-0-03-2-01.
- (7) Budget Agency Number G-0-09-1-01. Bonding authorization for the Teaching Theatre - Replacement Project is requested in the 2009-2011 Capital Improvement Budget Request. The total project is estimated to cost \$15,000,000, of which \$7,000,000 will be non-fee replacement funds.

PROJECT SUMMARY
NEW CONSTRUCTION

INSTITUTION: University of Southern Indiana **CAMPUS:** _____

PROJECT TITLE: Teaching Theatre - **BUDGET AGENCY NO.:** G-0-09-1-01
Replacement Project **INSTITUTION'S PRIORITY:** 1

PROJECT SUMMARY DESCRIPTION (ATTACHMENT A) The University of Southern Indiana proposes construction of a \$15,000,000 Teaching Theatre to replace the current theatre, costume shop, and scene shop located approximately four miles from campus. The University requests \$8,000,000 in bonding authorization and \$7,000,000 in authorization only for the construction of a new on-campus facility. The proposed theatre will seat approximately 350 people and will be constructed adjacent to the University Center. It will better serve the educational needs of the Department of Performing Arts and will provide a more appropriate venue for on-campus theatrical and musical productions and other special events.

SUMMARY OF NEED AND NET CHANGE IN CONTRIBUTION TO EDUCATIONAL SERVICES PROVIDED BY INSTITUTION (ATTACHMENT B) The current Theatre, built in the 1950s, was purchased by the University in the mid-1970s. It no longer can support the needs of the USI Theatre Program. The current facilities are inadequate in size and structure, its off-campus location presents difficulties to students who want to take classes on campus, and the site of the current location is in the path of the widening of Highway 62, the Lloyd Expressway. The new Teaching Theatre will attract more students to the Theatre Program and will provide theatre majors with a quality educational experience. Construction of dedicated performance space on campus supports the University's commitment to arts education and to the cultural needs of the community.

SPACE DATA (ATTACHMENT C)

PROJECT SIZE: 26,502 GSF 13,655 ASF 0.52 ASF/GSF

NET CHANGE IN CAMPUS ACADEMIC/ADMINISTRATIVE SPACE: 5,345 ASF

TOTAL PROJECT BUDGET (ATTACHMENT D)

TOTAL ESTIMATED COST: \$15,000,000 \$/GSF \$566.00

ANTICIPATED DATE OF PROJECT COMPLETION: March 2012

ANTICIPATED SOURCES OF FUNDING (ATTACHMENT E)

<u>State Appropriation</u>	<u>\$8,000,000</u>
<u>Donations and Gifts</u>	<u>\$7,000,000</u>
TOTAL BUDGET INCLUDING PRIOR AUTHORIZATION:	<u><u>\$15,000,000</u></u>

ESTIMATED CHANGE IN ANNUAL OPERATING BUDGET AS A RESULT OF THIS PROJECT (ATTACHMENT F)

\$120,220 (X) INCREASE () DECREASE

Note: SEE ATTACHMENTS FOR SUPPORTING INFORMATION REQUEST TO BE SUBMITTED WITH PROJECT SUMMARY FORM.

ATTACHMENT A
DETAILED PROJECT DESCRIPTION
NEW CONSTRUCTION

Budget Agency Number: G-0-09-1-01

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DESCRIPTION OF PROJECT:

The University of Southern Indiana proposes construction of a \$15,000,000 Teaching Theatre to replace the current theatre, costume shop, and scene shop located approximately four miles from campus at 3001 Igleheart Avenue. The University requests \$8,000,000 in bonding authorization and \$7,000,000 in authorization only for the construction of a new on-campus facility.

In the mid-1970s, the University purchased a 152-seat theatre built in the 1950s from the Catholic Theatre League to be used as the University Theatre. A church parking lot across the street from the theatre is used for parking. In the early 1990s, the USI Foundation purchased the church and currently leases the facility to the University. The church was renovated at the time of purchase and is used today as a costume shop, scene design area, and practice facility for the Theatre Department. The University's theatre program has outgrown the current facility and its distance from campus limits the opportunity for students to easily participate in activities related to the theatre. The proposed Teaching Theatre will bring the two off-campus locations on campus to better serve students and the University community.

The new 13,655 assignable square foot (ASF) Teaching Theatre will be constructed adjacent to the expanded University Center and be connected by an atrium. The University Center Expansion project will provide new space for student programs, University outreach programs, expanded dining and meeting facilities, and will be a central gathering spot on campus. The new theatre will be ideally situated at the confluence of University activities and will be a location offering cultural enrichment in the form of educational programming and entertainment to the University community. The theatre will seat approximately 350 people and will be designed with a thrust stage. It will be ideally sized to serve the needs of the theatre program and to provide a venue for such additional events as special speakers, small performance groups, and musical recitals and performances. In serving the educational needs of the Department of Performing Arts, the Teaching Theatre will create opportunities for the instruction of all aspects of design and production beginning at the point of load-in and continuing on through strike of production elements (in effect, all post-shop aspects of production). As a teaching theatre it will provide a practice lab/classroom to teach key design and production elements, enhancing the education of USI theatre students.

The theatre facility will include support areas to facilitate the loading in and out of sets and properties, offstage storage space, "green room" space, dressing rooms, wardrobe, and

laundry facilities. Storage adequate for running productions as well as maintaining a reasonable inventory of light and sound equipment with an area dedicated to equipment maintenance are included in the project. The stage will be designed to move equipment on and off stage with reasonable ease. The theatre will be designed with a loading facility to receive deliveries by large trucks.

The proposed staging will include general dimensions and a traditional proportion of a thrust or modified thrust theatre and multiple entrances typical of the thrust will be part of the design. Adequate space for stage management, sound and lighting booths, and all lighting positions will be included in the design. The Teaching Theatre will feature adequate peripheral service areas to enhance production and, most important, to insure the appropriate education and training of students.

Full box office facilities and controlled access of entrances and exits will enable the facility to operate and to serve as a multipurpose venue.

PLANNING CHANGES:

This project has not been reviewed at the planning review stage.

RELATIONSHIP TO OTHER CAPITAL IMPROVEMENT PROJECTS:

Plans for construction of a performing arts facility have been a part of the University's Ten-Year Capital Improvement Plan for almost 20 years, since 1991-93. The University will begin construction of the University Center Expansion project in fall 2008. The expanded University Center will provide additional space for student activities and student organizations, conferencing and meeting space, and food services. The proposed Teaching Theatre will be constructed adjacent to the expanded University Center and will be an integral part of the larger University Center complex. The central location of the Teaching Theatre will create a more vibrant, community-oriented campus center that extends its welcome to the immediate University community and provides civic and cultural opportunities to the greater Evansville communities.

HISTORICAL SIGNIFICANCE:

This project does not involve historically significant buildings. The proposed Teaching Theatre will be built as an extension of the University Center complex.

ATTACHMENT B
NEED AND PURPOSE
NEW CONSTRUCTION

Budget Agency Number: G-0-09-1-01

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RELATIONSHIP TO MISSION AND LONG-RANGE PLANNING:

The University of Southern Indiana is a broad-based institution offering instruction, research, and service. A liberal arts and science curriculum provides the foundation of knowledge for all programs and complements undergraduate programs leading to careers in business, engineering, government, health professions, education, and related fields. Selected master's degrees serve persons in professional and technical fields. As a public institution, the University of Southern Indiana counsels and assists business and industry, as well as social, education, governmental, and health agencies to higher levels of efficiency and improved services. Approximately 10,000 students are enrolled in degree programs; in addition, another 15,000 students enroll annually in noncredit, continuing education, workforce training, and professional development programs at the University.

The proposed Teaching Theatre will replace the 50-year old off-campus theatre located approximately four miles from campus and will better serve the growing needs of the University and its students as a multipurpose performance venue.

The construction of dedicated performance space on campus supports the University's commitment to arts education and to the cultural needs of the community. The University's Theatre Arts Program has grown significantly in the past 20 years and is now part of the Department of Performing Arts. The Department and its attendant programs have outgrown the theatre on Igleheart Avenue and planned growth of the theatre program is limited because of the current facilities and distance from campus.

NEED AND EXPECTED CONTRIBUTION TO EDUCATIONAL SERVICES:

The University of Southern Indiana has experienced tremendous growth during its 43-year history. In the mid-1970s, when the off-campus theatre was purchased, the University served a student population of about 2,500 students. Today, nearly 10,000 students are enrolled in degree programs with an additional 15,000 students enrolled annually in noncredit, continuing education, workforce training, and professional development programs.

Need for New Facility

The off-campus theatre no longer can support the needs of the USI Theatre Program. The University has maximized the capacity of the current theatre and it will not be able to continue in

its current capacity as the main stage of the USI Theatre. There are three primary reasons for construction of a replacement Teaching Theatre on the University campus.

1. Current facilities are inadequate – size and structure
2. Off-campus location
3. Widening of Highway 62, the Lloyd Expressway

Current Facilities

As a teaching facility, the current USI Theatre was never an optimum solution for the needs of the University. The theatre was designed very simply and inexpensively in 1955 by the Catholic Theatre League and has never been an effective teaching site. It is an inconvenient place to stage and teach theatre and lacks adequate space for productions. There are maintenance issues with the building including flooding and electrical problems resulting in safety concerns. Repairs to the facility are expensive for what it provides and due to its location, it is not easily maintained by Physical Plant personnel. The costume shop and scene shop are in buildings ill suited for their use. The buildings were not properly designed to serve the needs of the theatre department or the University community.

The needs of a modern performing arts program have rendered the theatre obsolete because of accessibility problems and because it was not built to the standards a good theatre education facility requires. The theatre served a temporary purpose when the University acquired it in the mid-1970s as a stopgap measure to provide some growing space to USI's young program, but the program has clearly outgrown the space and a new venue is needed to meet the needs of the University.

Off-Campus Location

The location of the theatre, approximately four miles from campus, has hampered the growth of the theatre program. It presents logistical difficulties to students who want to take classes on site. It also has hampered the growth of an audience culled from the University community, who find its location remote and inconvenient. Maintenance of the facility is difficult for Physical Plant personnel because of its distance from campus and the condition of the buildings.

Widening of Highway 62, the Lloyd Expressway

The area in front of the theatre will undergo change in the near future as the site is redesigned to become an entrance ramp to Highway 62, the Lloyd Expressway. This change will eliminate the support buildings for the current theatre and nearly 60 percent of the parking for the facility. Without the support buildings and with inadequate parking, the theatre will be virtually useless as a performance venue. Widening of Highway 62, the Lloyd Expressway, is included in the current Evansville Metropolitan Planning Organization Transportation Plan. The roadway project is in the planning stages, although a start date has not been determined. The pending roadway project requires the University to evaluate alternative facilities to accommodate the University's Theatre Program.

Maintenance issues and the need for upgrades and renovations in a building that will be rendered useless by the Department of Transportation in the near term make plans for any large expenditure of money in this facility impractical; the life of the facility cannot justify it, nor can its location.

Design of New Facility and Contribution to Educational Services

The proposed Teaching Theatre with more than 350 seats more than doubles the seating available in the current theatre. It will be designed with a thrust stage and will be ideally sized to serve the needs of the Theatre Program and to provide a venue for special speakers, small performance groups, and musical recitals.

Educational opportunities in the Department of Performing Arts include curricula in both theatre and music. The Theatre Program offers a fully articulated major in Theatre Arts as well as a minor in Theatre Arts and Theatre Education. Currently there are approximately 70 Theatre majors while hundreds of non-majors take courses in theatre and music each year.

A new joint production effort between the USI Theatre and the New Harmony Theatre, known as the Fall Repertory Project, began in fall 2007. This program is an innovative model for undergraduate theatre programs. It brings professional theatre to the University. Undergraduate students gain the experience of working side by side with theatre professionals in classroom activities and in productions.

The new Teaching Theatre will attract more students into the Theatre Program and will provide theatre majors with a quality educational experience. With a larger auditorium many new and innovative programs will be possible on campus. From matinee performances for K-12 students to enhanced production schedules for theatrical and musical performances, the new Teaching Theatre will provide cultural outreach to regional school systems and to the community.

ALTERNATIVES CONSIDERED:

Productions and performance classes at the off-campus theatre were discontinued in 2007 due to the poor conditions of the building and because of the theatre's inadequate facilities. As a short-term solution, the Performing Arts Department uses the Mallette Studio Classroom located in the lower level of the Liberal Arts Center to teach studio classes and for productions. It is the only classroom dedicated to theatre instruction. Despite its on-campus location, it is not adequately designed to serve as the performance space to replace the off-campus theatre for several reasons.

- The support facilities for the Mallette Studio Classroom are not adequate for large or intermediate scale productions.
- Use of the Mallette Studio Classroom as a performance space requires relocation of classes to facilities that are not designed for teaching theatre performance.

- As a black box theatre, the Mallette Studio Classroom is not designed to offer design and technical students the broadest range of instruction.
- The Mallette Studio Classroom seats approximately 100 people, depending upon the staging configuration. The theatre is too small to serve the University audience without an extended performance run of shows. Additional runs add costs to productions and create hardships for participants because of additional time commitments. New theatre space will rectify this problem and allow for one week of production rather than the current two.
- The auditoriums and large classrooms on campus are considered lecture stages and lack the backstage support necessary for traditional theatrical productions or a practical educational experience.

Without a teaching theatre and with the inevitable loss of the off-campus theatre, the Theatre Program and the Department of Performing Arts will be forced to depend upon what is primarily a studio classroom or an alternative off-campus venue for performances. Other venues that might be rented in the Evansville area are even further from campus. In addition to issues of accessibility, these alternative venues would be more costly and would not provide a permanent solution for the Theatre Program and the Department of Performing Arts.

Plans for the construction of a performing arts facility have been a part of the University's Ten-Year Capital Improvement Plan for almost 20 years, since 1991-93. The proposed Teaching Theatre will provide a more appropriate venue for on campus theatrical and musical productions and other special events.

PRIORITY RANKING:

The Teaching Theatre – Replacement Project is the University's first and only priority in the 2009-2011 Capital Improvement Budget. The University requests \$8,000,000 in bonding authorization and \$7,000,000 in authorization only for the construction of a \$15,000,000 Teaching Theatre to replace the current theatre auditorium building and costume and scene shop located approximately four miles from campus.

RELATIONSHIP TO LONG-RANGE FACILITY PLANS:

The Teaching Theatre project is an integral part of the University's long-range facility plan. The University Center Expansion Project, currently under construction, includes the renovation of the existing library and expansion of the University Center. The Teaching Theatre, as part of the University Center complex, will be conveniently located and easily accessible to students and the University community. With access to meeting facilities and food services, the new Teaching Theatre will be a multi-use facility.

THEATRE PERSPECTIVE

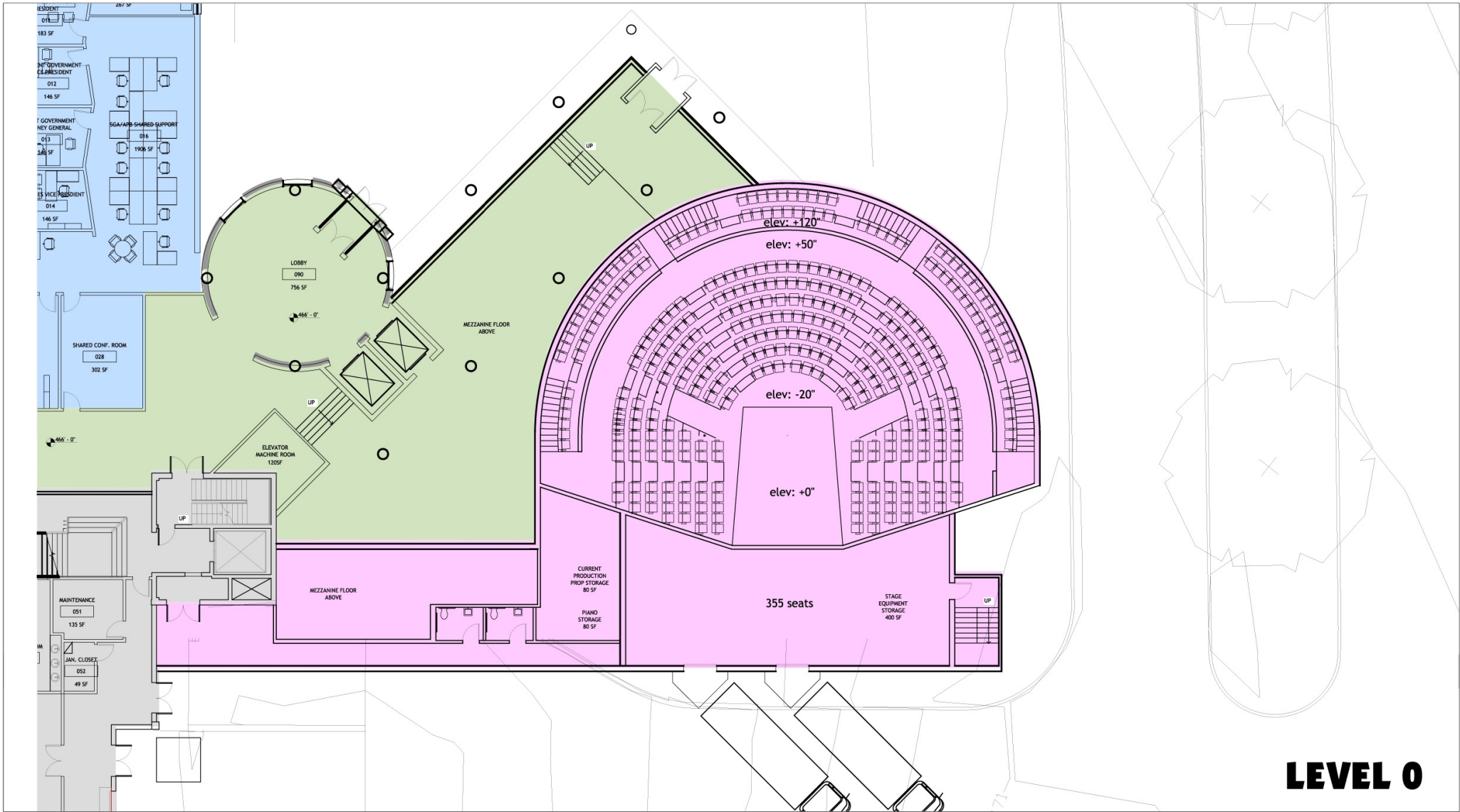


05.07.08

TEACHING THEATRE - REPLACEMENT PROJECT

UNIVERSITY OF SOUTHERN INDIANA - EVANSVILLE, INDIANA

**HOLZMAN MOSS
ARCHITECTURE**



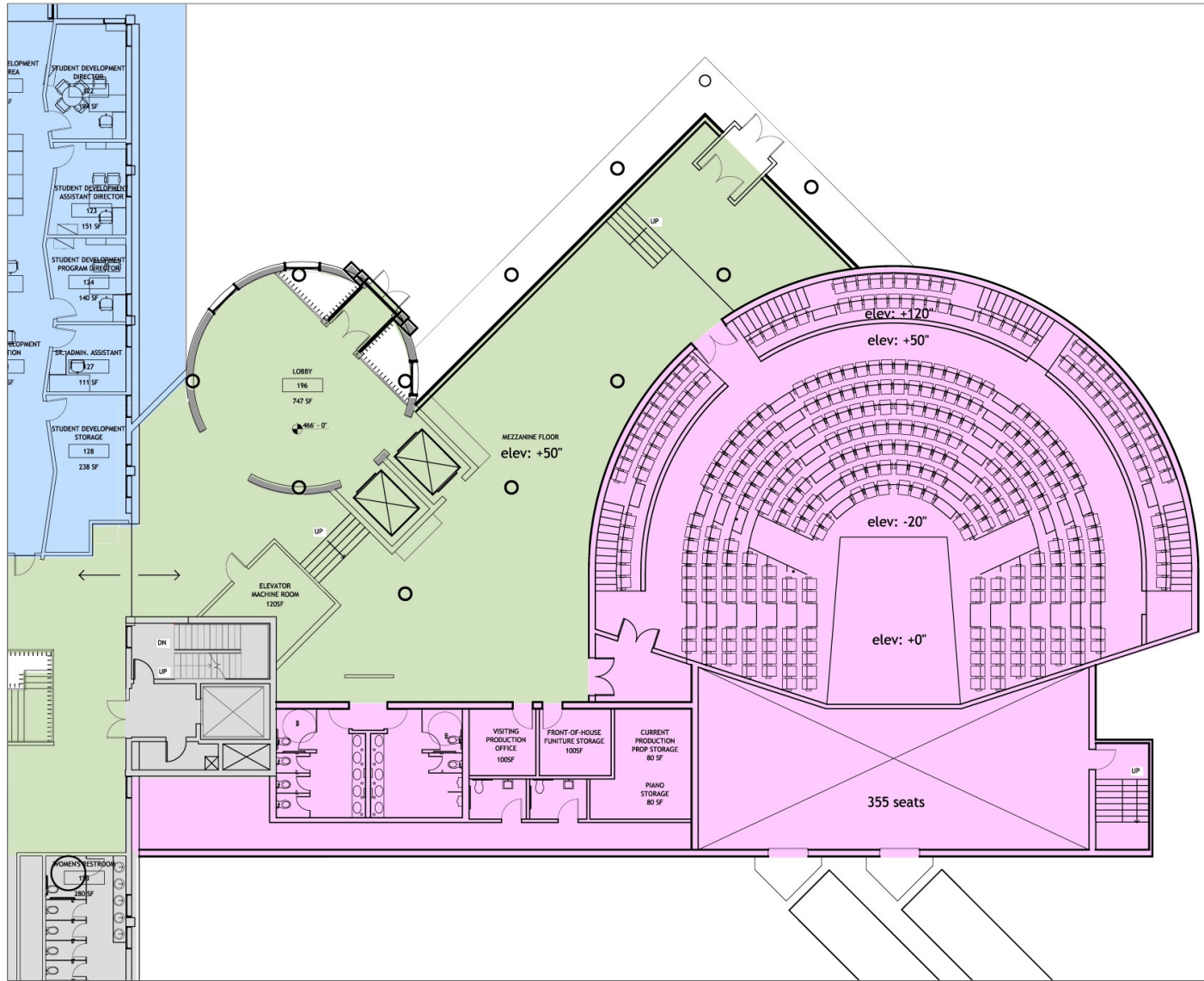
LEVEL 0

05.07.08

TEACHING THEATRE - REPLACEMENT PROJECT

UNIVERSITY OF SOUTHERN INDIANA - EVANSVILLE, INDIANA

**HOLZMAN MOSS
ARCHITECTURE**



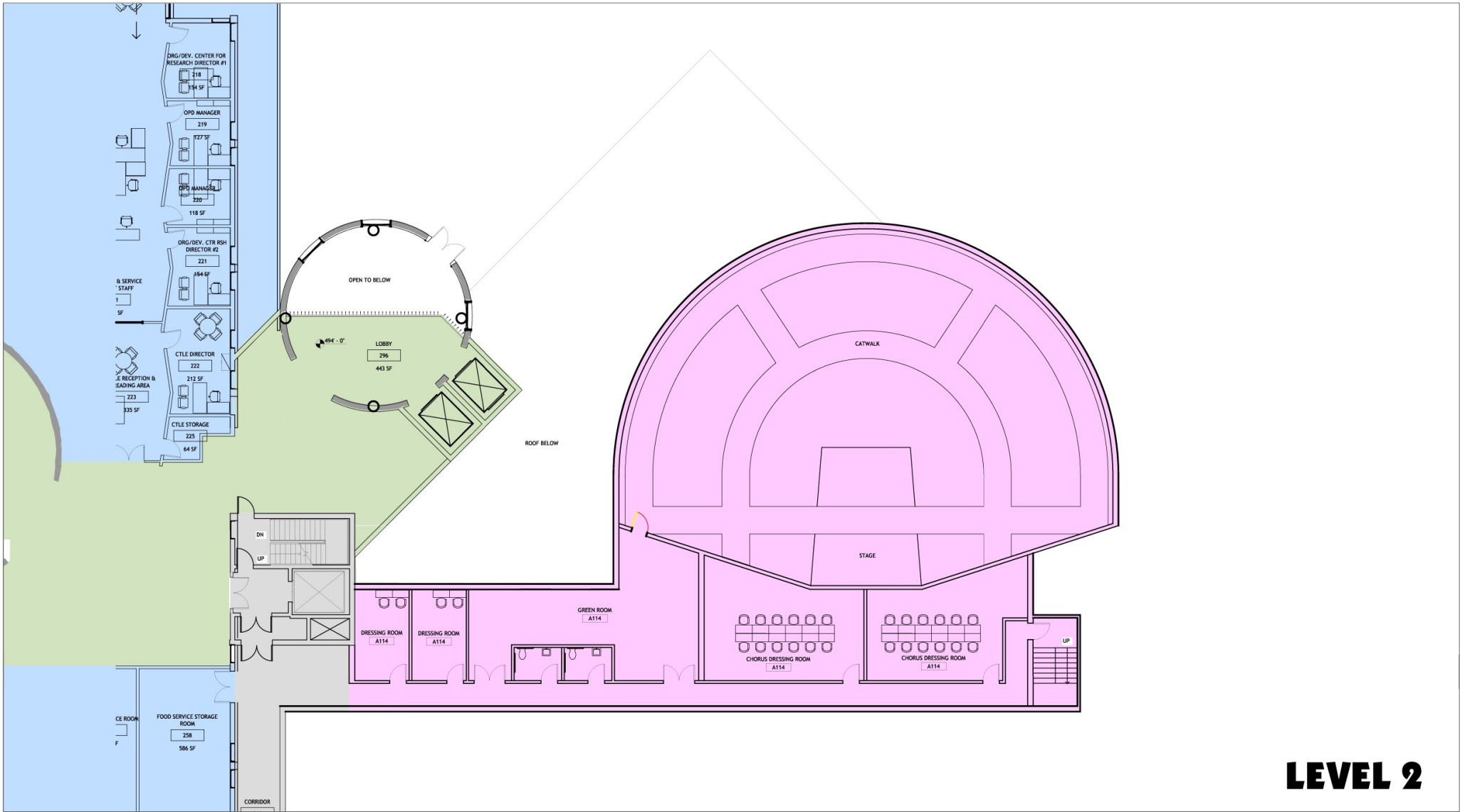
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LEVEL 2

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TEACHING THEATRE - REPLACEMENT PROJECT

UNIVERSITY OF SOUTHERN INDIANA - EVANSVILLE, INDIANA

**HOLZMAN MOSS
ARCHITECTURE**

NORTH ELEVATION
THEATER



05.07.08

TEACHING THEATRE - REPLACEMENT PROJECT

UNIVERSITY OF SOUTHERN INDIANA - EVANSVILLE, INDIANA

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ARCHITECTURE

**ATTACHMENT C
SPACE DATA**

NEW CONSTRUCTION

BUDGET AGENCY NUMBER: G-0-09-1-01

PAGE 1 OF 1

	(a) ROOM TYPE	CURRENT SPACE IN USE	(b) SPACE UNDER CONSTRUCTION	(b) SPACE PLANNED AND FUNDED	SUBTOTAL CURRENT & FUTURE SPACE	(b)		NET TOTAL FUTURE SPACE
						SPACE TO BE DEMOLISHED AS A RESULT OF THIS REQUEST	SPACE IN NEW REQUEST	
(110 & 115)	Classroom	115,231	1,138	16,740	133,109	0	0	133,109
(210, 215, 220, 225, 230,235)	Class Lab	116,600	2,131	24,829	143,560	0	0	143,560
(250 & 255)	Nonclass Lab	19,943	0	0	19,943	0	0	19,943
300	Office Facilities	171,848	7,139	38,620	217,607	0	890	218,497
400	Study Facilities	127,848	0	12,306	140,154	0	0	140,154
500	Spec Use Facilities	95,149	20,650	0	115,799	0	0	115,799
600	General Use Facilities	157,067	7,325	14,444	178,836	8,310	10,965	181,491
700	Support Facilities	66,875	18,134	8,193	93,202	0	1,800	95,002
800	Health Care Facilities	3,019	0	0	3,019	0	0	3,019
900	Resident Facilities	560,633	672	0	561,305	0	0	561,305
000	Unclassified	1,845	0	0	1,845	0	0	1,845
	TOTAL	1,436,058	57,189	115,132	1,608,379	8,310	13,655	1,613,724

(a) Room type classifications should follow the categories defined in the Commission's Facilities Inventory and Space Utilization Report.

(b) Identify in footnote the specific facilities that are included in the data in the these columns.

Identify only space currently in the campus inventory plus new space that has already been authorized, whether it is under construction or not. Only if the proposed project is depend on another proposed project should the latter project's space data be included in this data. Room type classifications should follow the categories defined in the Commission's Facilit Inventory and Space Utilization Report.

FOOTNOTES

(b) The space under construction is the McDonald West Recreational Building, the McCutchan Art Gallery, the Support Services Building, the Recreation and Fitness Center, Expansion - Phase II, and the Ceramics Center.

The space planned and funded is the College of Business/General Classroom Building, the University Center Expansion, and the Physical Plant Expansion.

The space in the new request is the Teaching Theatre - Replacement Project.

The space to be demolished is the existing University Theatre, the Scene Shop, and the Costume Shop.

**ATTACHMENT D
PROJECT COST**

NEW CONSTRUCTION

BUDGET AGENCY NUMBER: G-0-09-1-01

PAGE 1 OF 1

ANTICIPATED CONSTRUCTION SCHEDULE:

	<u>MONTH</u>	<u>YEAR</u>
Bid Date	May	2010
Start Construction	July	2010
Occupancy	March	2012

ESTIMATED CONSTRUCTION COST:

	<u>PROJECT COST BASIS ^(a)</u>	<u>ESCALATION FACTORS ^(b)</u>	<u>ESTIMATED PROJECT COST ^(c)</u>
Planning Costs			
Academic Facilities Planning Fund	-	-	-
Other Architectural Fees	\$ 1,652,704	\$ 169,402	\$ 1,822,106
Construction			
Structure	\$ 5,760,000	\$ 590,400	\$ 6,350,400
Mechanical (Plumbing, HVAC, Elevators)	\$ 2,400,000	\$ 246,000	\$ 2,646,000
Electrical	\$ 1,440,000	\$ 147,600	\$ 1,587,600
Moveable Equipment (Furnishings)	\$ 118,000	\$ 12,095	\$ 130,095
Fixed Equipment	\$ 275,000	\$ 28,188	\$ 303,188
Site Development	\$ 450,000	\$ 46,125	\$ 496,125
Other (Explain)	\$ 1,276,820	\$ 387,666	\$ 1,664,486
Total Estimated Project Cost	<u>\$ 13,372,524</u>	<u>\$ 1,627,476</u>	<u>\$ 15,000,000</u>
Less Funds Already Appropriated			
Total Project Request			<u>\$ 15,000,000</u>

(a) Based on current costs prevailing as of May 2008.

(b) Explain the basis for arriving at this estimate. The escalation amount is estimated using 5% inflation per year for two years from May 2008 to the bid date of May 2010.

(c) Description of unique building characteristics, design features, construction materials, site development factors, or other considerations affecting cost estimates on a separate page immediately following.

The Teaching Theatre will be an addition to the University Center building. The building will be a masonry and steel framed structure with a large clear span roof to provide an unimpeded view of the stage. A lobby and atrium will be constructed to connect the Teaching Theatre to the University Center complex. The site presently provides most of the utilities needed for this project. A pre-engineered building to support the theatre productions will be constructed on the perimeter of campus. This support building will provide space for scene/set construction, costume shop, and theater and storage and will be 4,600 square feet. The cost for this support building is included in the cost estimate above.

ATTACHMENT F
Estimated Change in Operating Costs

NEW CONSTRUCTION

BUDGET AGENCY NUMBER: G-0-09-1-01

PAGE 1 OF 1

GROSS SQUARE FOOTAGE OF AREA AFFECTED BY PROJECT: 26,502

ANNUAL OPERATING COST	<u>COST PER SQUARE FOOT</u>	<u>TOTAL COST</u>	<u>PERSONAL SERVICES</u>	<u>SUPPLIES AND EXPENSES</u>
Operations	<u>\$4.140</u>	<u>\$ 109,718</u>	<u>\$ 87,775</u>	<u>\$ 21,944</u>
Maintenance	<u>1.440</u>	<u>\$ 38,163</u>	<u>\$ 30,530</u>	<u>\$ 7,633</u>
Fuel	<u>0.640</u>	<u>\$ 16,961</u>	<u>-</u>	<u>\$ 16,961</u>
Utilities	<u>1.200</u>	<u>\$ 31,802</u>	<u>-</u>	<u>\$ 31,802</u>
Other	<u>0.530</u>	<u>\$ 14,046</u>	<u>-</u>	<u>\$ 14,046</u>
Total	<u><u>\$7.950</u></u>	<u><u>\$ 210,691</u></u>	<u><u>\$ 118,305</u></u>	<u><u>\$ 92,386</u></u>
 LESS: OPERATING COST OF				
Existing Area Affected	<u>11,380 GSF</u>	<u>\$ 90,471</u>	<u>\$ 50,800</u>	<u>\$ 39,671</u>
Other Space Affected		<u>-</u>	<u>-</u>	<u>-</u>
ESTIMATED CHANGE IN COST		<u><u>\$ 120,220</u></u>	<u><u>\$ 67,505</u></u>	<u><u>\$ 52,715</u></u>

DESCRIPTION OF ANY UNUSUAL FACTORS AFFECTING OPERATING AND MAINTENANCE COST:

There are no unusual factors affecting the operating and maintenance costs.

DESCRIPTION OF ANTICIPATED PLANT EXPANSION REQUEST:

The estimated change in annual operating costs is \$120,220 per year.