

WILLISTON STATE COLLEGE 2021-22 MASTER PLAN



March, 2022

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Section I | Overview

Williston State College-History/Background/Overview

Establishment

The university of North Dakota first offered extension classes in Williston during the fall of 1957. IN 1961, Williston State College, then known as the UND-Williston Center, founded its own resident campus, faculty, and curricula through a contractual arrangement between UND and the Williston School District #1. This arrangement continued until July 1, 1984, when the North Dakota State Board of Higher Education assumed responsibility for the College. What was once the UND-Williston Center, became UND-Williston.

In 1999, legislative action expanded the College's mission to include workforce training and resulted in UND-Williston's transition to an autonomous campus renamed Williston State College.

Employees

In the 2015-2016 Master Plan, WSC employed 121 full time benefited (FTE) individuals (14 Executive Cabinet Members, 91 staff, and 31 Faculty). By the end of FY2021, the College had eliminated approximately 20 FTE's, reducing full-time employment to about 100 individuals, with a plan in the current biennium to eliminate another 16 FTE's reducing the full-time employment level to approximately 85 individuals.

With the change in leadership in July, 2021, the incoming President discovered that the reduction in FTE's was in response to declining enrollment at the College. However, financial reserves at the College were well above the minimum required by the SBHE. Additionally, with the decrease in FTE employees, the new leadership found that numerous employees at the College had been asked to take on as many as three and four roles to cover the work of the College, directly leading to the 40% turnover levels in staff. As of the writing on this document in March, 2022, FTE staffing levels have been increased to approximately 110 FTE's.

In addition, WSC employs 138 temporary/part-time individuals as adjunct faculty, contact trainers for TrainND Northwest, student workers, etc. Collaboratively, all employees work together to create a well-rounded, diversified learning environment. The College believes its motto, "Where the People Make the Difference," is not a saying, but a reality.

Mission

WSC's mission is to provide accessible, affordable, life-changing, and life-long educational pathways to residents of North Dakota, the Upper Plains, and beyond.

Academic Offerings

The college offers the following degree options:

- A Certificate of Completion is awarded upon the completion of an

- undergraduate course of study that required 15 hours or less.
- A Certificate is awarded upon the completion of at least 16 career-technical credit hours that aim to impart career skills and five general education credits.
- An Associate in Applied Science is awarded upon the completion of 62 credit hours, including 15 general education credits, in a career technical area.
- An Associate in Arts and Science is awarded upon the completion of 62 credit hours consisting of courses in diverse, introductory level material in preparation for transfer to a baccalaureate program.

Academic Program Delivery Modalities

The College offers transfer and career and technical programs in a flexible format, including onsite, online, hybrid, and early-entry/dual-credit courses. Approximately 24% of spring 2022 students were enrolled in online only courses. The College also partners with four-year institutions, thereby providing students the opportunity to complete bachelor's degrees from other campuses using interactive video equipment (IVN) or online offerings. For example, WSC partners with Valley City State University in a 2+2 agreement for a teaching degree in Early Childhood Education and with the University of North Dakota for Petroleum Engineering.

Campus & Additional Locations

WSC, a public two-year college, is the only higher education opportunity for many individuals living in northwest North Dakota and northeast Montana. The main campus is located on 80 acres in Williston, North Dakota, while WSC's Workforce Training Campus, or TrainND Northwest, is located on eleven acres in Williston's East Industrial Park.

Scholarships

WSC offers a robust menu of scholarships for its students through the WSC Foundation Office. What started as one scholarship, the Alva J. Field Scholarship, several years ago, to provide full tuition for two years to students pursuing an associate degree, has grown exponentially. Currently, the College offer full-tuition and fees scholarship to 88% of its students in the form of a 'Regional Scholarship'. This scholarship covers 53 counties in Western ND and Eastern MT and is funded with approximately 70 unique sources of private funding. In FY2022, the WSC Foundation was able to provide \$2.6 million in scholarship dollars to WSC students, and in FY2023 the dollar amount has been raised to \$3.5 million. Additionally, what was only for full-time, two-year, onsite students, the scholarships have been modified to include fully online students, and also part-time students to declare an intent to complete an associate degree but need more than two years to complete.

TrainND Northwest

Establishment

The workforce training system resulted from a 31-member statewide task force on workforce development and training formed in 1998 to research "best practices" in other states and to design a more effective workforce training system in North Dakota. This initiative was coordinated by the Greater North Dakota Chamber of Commerce and resulted in a proposal for the North Dakota University System and the state legislature. These recommendations were enacted into legislation during the 1999 session. The primary purpose of House Bill 1443 was to develop a world-class workforce training system in North Dakota. The key components include: the establishment of four service regions within the state; designation of primary responsibility for providing workforce training for business and industry to four two-year colleges in the ND University System; the establishment of local advisory boards; financial support from state funds, local/regional funds, institution support and training fees; and the development of collaborative relationships. The TrainND locations were placed on the campuses of Williston State College (Northwest), Bismarck State College (Southwest), Lake Region State College (Northeast) and North Dakota State College of Science (Southeast).

Mission

The mission of the four TrainND regions is to provide training for North Dakota business and industry enhancing their ability to compete globally.

The roles and responsibilities of the local advisory boards, as defined by the State Board of Higher Education, are to:

- Make recommendations concerning priorities of the workforce training region
- Assist in identifying skill shortages and workforce training needs
- Provide input for preparation of the business plan and make recommendations for the plan's funding
- Provide connections between institutions and business, labor, and industry associations
- Assist with establishing strong and effective partnerships with other NOUS institutions and all other related colleges, organizations, and agencies
- Provide fundraising support, when necessary, to achieve the goals set forth in the business plan for the workforce training region
- Assist the College and Technical Education Council with the development of performance measurements for workforce training
- Serve as an advocate for workforce training
- Assist with preparation or review of annual workforce training reports

WSC & TrainND Northwest Campuses

The following buildings comprise of the Williston State College and the division of TrainND. For further details such as valuation, year built, and square footage, see Appendix B. Note that the valuation amounts of the buildings from the 2015-2016 Master Plan to this 2021-2022 Master Plan have approximately doubled. Early in 2022, the College was informed by the insurance provider that the value of the buildings hadn't been updated since the major campus remodel of 2014-2016. This plan reflects accurate, updated valuation amounts provided by the insurance provider.

Williston State College

Stevens Hall:

Renovated December 2014, Stevens Hall houses classrooms, the Learning Commons (library), Student Services, the Teton Grill, Andrea's (campus bookstore), the Skadeland Gymnasium, the Teton Lounge, the Student Life Office, and administrative, staff, and faculty offices. As of this writing, Stevens Hall is at capacity in terms of office space, and near capacity on classroom space between the hours of 9:00am and 3:00pm.

Science Center:

Constructed in 2011, the Science Center houses four state-of-the-art labs and faculty offices for instructors of biology, anatomy, physics, and chemistry. As of this writing, the Science Center is at capacity in terms of office space, and near capacity on classroom space between the hours of 9:00am and 3:00pm.

Leonard P. Nelson Health and Wellness Wing:

Constructed in 1975, the Leonard P. Nelson Health and Wellness Wing houses classrooms and offices for the Health, Physical Education, and Nursing programs. As of this writing, the Health and Wellness Wing is at capacity in terms of office space, and near capacity on classroom space and lab space. Expansion of Nursing programs could not be accommodated in this space.

Thomas Witt Leach Complex (The Well):

Completed in 2004, the Well boasts a 2,200-seat sports arena, a walking track open to the community, a fitness facility, and additional faculty and athletic offices. Currently with the College participating in six varsity sports, five in NJCAA and one in ACHA, with the plan to add to sports over the next two years, office space for coaches is over-capacity.

Crighton Building:

Constructed in 1977, the Crighton Building was expanded in 1993. Until fall 2015, the Crighton building housed TrainND, faculty offices, classrooms, and labs. With the relocation of TrainND Northwest, the Crighton Building housed the Diesel Technology program, which included a faculty office, classroom, and shop; Student Success Center with its offices, classrooms, and learning labs; and the Continuing Education and Conference Services Departments. These two departments work closely together providing enrichment classes, workshops, kids programs, and rentals to the community. As of today, the Crighton Building houses the Adult Learning Center and the Diesel Technology program, along with classrooms and

offices. On June 1, 2022, the Adult Education Center will be relocated to the Western Star Building to make room for a childcare facility in partnership with the City of Williston and Williams County. The city and county are providing in excess of \$1 million to convert the western half of the Crighton Building into a childcare space to serve up to 100 children.

Art Wood Building:

Constructed in 1972, the Art Wood Building previously housed faculty offices, classrooms, and shops for the Automotive Technology and Welding programs. With the Welding programs move to the Western Star Career and Technology Center, or CTE, and the Automotive program's termination, the Art Wood Building housed the Williston School District #1's automotive program for a brief time. However, that program has since moved to the new Williston High School Campus west of the city with the creation of a new school district, #7, by combining #1 and #8. As a result, the Art Wood building currently serves as exclusively storage and staging for the Campus Services Department due to limited storage capacity on campus.

Western Star Career and Technology Center (CTE):

Completed in 2010, the CTE Building houses business, information technology, art, welding, massage therapy, agriculture, and petroleum classrooms, labs, and faculty offices. Marketing which used to be located here, has been moved to Steven's Hall, and the Adult Learning Center will be relocating to Western Star on June 1, 2022, to make room for the childcare center being developed in Crighton Building. As of this writing, the Western Star building is at 100% capacity.

On-Campus Housing:

The largest residence hall at 60,800 square feet, Frontier Hall houses a maximum of 171 students. Nelson Hall, the second largest, houses 17 students. Manger and Abramson Halls both house 4 students. Additionally, the WSC Foundation has two apartment-housing units on the campus of WSC, most of which are rented to the community as a revenue stream for the Foundation. The units are managed by IMM Property Management and include underground parking. These units are currently at 94% and 96% of capacity.

Phil Rabon Baseball Field and Softball Field:

The Phil Rabon baseball field was constructed in 2003 and is home to Teton baseball. A softball field was added in 2015 and is home to Teton softball. Both fields are regulation sized and are located on the north side of campus.

Raymond Family Community Center:

The Raymond Center is used for WSC Men's Hockey practice and games. This is a City of Williston facility located away from the College campus. The facility is shared with Williston High School for their boy's and girl's hockey teams, plus several junior level hockey programs. While practice time is already a challenge due to the heavy usage of the facility, once the College adds Women's Hockey in the Fall of 2023, the scheduling challenges will become even greater.

Williston Area Recreation Center (ARC):

In March 2014, the Williston Area Recreation Center opened on the Campus of Williston State College. It is the largest park-district owned recreation facility in the country, with 234,000 square feet of recreation

space. The facility houses four tennis courts, four basketball courts, soccer field, work-out equipment, full-size track, handball courts, golf simulator, water park, Olympic size pool, and meeting room space. WSC pay a small fee in their tuition and fees structure to have full access to all the amenities of the 'ARC'. Additionally, faculty and staff of the College receive a 50% reduction on membership. Athletics teams hold many of their pre-season and out-of-season conditioning at the ARC.

TrainND Northwest

The Workforce Training Center (TrainND Northwest):

Completed in August 2015, the Workforce Training Center is located a short drive from WSC's campus at 415 & 421 22nd Ave. NE. The TrainND Northwest campus's main building, at 29,300 square feet, contains 12 classrooms and a computer lab for training, a nursing lab, high bay space, offices, and a small kitchen/cafeteria area. Additionally, TrainND Northwest expanded by acquiring an addition building to its east, that house several of its expanded menu of offerings, including the UAS and BVLOS programs. It also acquired space to its southwest that added space for the CDL, Crane Operator, and Drilling Rig Platform programs. TrainND Northwest has grown its list of workforce training offerings to over 140, with the number of unique participants on an annual basis averaging between 10,000 and 12,000 per year. Most recently the cafeteria space was leased to a local eatery (ReyesTaqueria) to provide food service to WSC, TrainND, and the community.

Section II I Planning Assumptions & Environmental Drivers

Master Plan Preparation

The College President prepared this master plan with assistance from a variety of departments and members of the Executive Cabinet Team. The 2015-2016 Master Plan document for WSC was created two Presidents and two CFO's ago, neither being employed at WSC during the work of this document. As a result, there were few if any documents available to guide the creation of the 2021-2022 Master Plan.

In the immediate sections below, this six-year Master Plan will address the following:

- Medical/Health expansion (Sanford Health Project)
- Academic programs expansion
- Facilities needs
- Athletic programs expansion
- Enrollment growth by increased outreach

Medical/Health Programs Expansion (Sanford Health Project)

History/Status Update

In September 2021, Sanford Health held its first meeting in Williston to discuss their intent to create a 'Reginal Medical Hub' in Williston by building a Medical Clinic first, followed by a hospital to complement the clinic. The President of WSC attended this meeting and shared with Sanford Health that WSC was ready, willing, and able to lead the initiative around 'training needs' for the Williston area to include the presence of Sanford Health's Clinic and eventual hospital. It was shared with Sanford that WSC currently had offerings in the Nursing field, from CNA at TrainND Northwest, to LVN and two-year RN degrees at WSC. Additionally, the already had partnerships with hospitals in Tioga and Watford City for Nursing, and was also a member of the Dakota Nursing Academy within the NDUS.

In March, 2022, Sanford Health held two meetings in Williston, one with the President of WSC, and other with its Regional Advisory Board. At these meetings, Sanford shares their latest plans for developing Williston into a 'Medical Hub' of northwest ND and eastern MT. In May, 2022, Sanford will break ground on the Sanford Medical Clinic. This will be a 90,000 square foot building housing approximately 85 exam rooms. Completion is expected in the fourth quarter of 2023. Upon completion and reaching full operational status, Sanford expects to have 40 doctors serving the clinic. The clinic will also include a pharmacy.

During these March, 2022 meetings, WSC assured Sanford Health that they'd spearhead the discussion of higher education providers within the NDUS. WSC would provide the needed workforce for the clinic within its current offerings, expand its certification and associate's-level offerings as

needed, and partner with the University of North Dakota Medical School and other four-year institutions within NDUS to address all areas of trained professionals and staff needed to allow the clinic and eventually hospital to be successful.

Health Programs Operational and Program Issues

The lack of instructional space to accommodate the specialized programs needed, along with technical and storage requirements are the most significant impediments to expanding WSC offerings to meet the Sanford Health needs. Additionally, in order to bring other NDUS institutions to Williston to provide pieces of the training needed, instructional space and other space needs will need be addressed.

WSC Health Program Expansion in Growing Local Market

In the 2020 census, the City of Williston recorded 29,479 residents, an increase of 110% over the past decade. In neighboring Watford City, the percentage of growth was even higher. With several major growth initiatives on the horizon over the next few years, in addition to the Sanford Medical projects, the City of Williston and Williams County expect the population of Williston to nearly double again in the next decade. Such growth, especially in the health programs area, would place great strain on the College to expand as there is little to no room for growth in the existing facilities.

Integration with Campus Goals, Objectives, & Master Plan

WSC is known as one of the premier colleges in the Northwest for technical training. Its Nursing Program is one of WSC's premier programs and is a lead in the Dakota Nursing Academy. The Dakota Nursing Program is nationally recognized as an outstanding collaborative effort in meeting North Dakota's healthcare needs.

The health programs expansion and proposed Medical/Health Building would ensure quality educational programs and trainings that are needed to meet the presence of Sanford Health, as well as all other medical providers in the region.

- This project directly enhances WSC's ability to leverage partner colleges and universities within the NDUS to meet its goal to provide responsive programs that support the learning and success of its diverse student population while meeting regional healthcare training demands.
- This project would also meet the institutional goals of providing an environment that is conducive to student learning, physically accessible, safe, secure, healthful, and ecologically sensitive.
- This project will meet WSC's goal of responsibly managing its resources locally and within the NDUS.

Building Coordination of Partnerships with NDUS Initiatives

The Medical/Health Building could be modeled after BSC's Horizon Building. Serving as an important link for community development and individual opportunities, the Medical/Health Building would provide partnerships and educational programs, serve as an interactive "hub" for delivering instruction, and offer student learning resource support services to address escalating healthcare needs in northwest North Dakota. The proposed project would provide academic classrooms, clinical skills laboratories, simulators, prep-rooms, offices, and storage space for several Medical/Health programs.

University of North Dakota School of Medicine could have medical graduate students doing training in Williston. Residency training in the Williston area would be directly connected with the Sanford Health needs as well as the other medical providers in the region. A focus on rural needs would be ideal as the need for more practitioners are a focus for the healthcare system in general.

WSC has taken a leadership role in northwest North Dakota in developing employment programs and worker training and retraining. The Medical/Health programs would provide technical training, case management, and other support services. Statistics show that each doctor requires approximately seven staff to support their practice. With these new programs and training building, WSC could meet these needs.

Building Location and Funding

In terms of location and funding for a Medical/Health Building on the WSC Campus to address the training needs of the Sanford Health initiatives, much discussion has already happened on this front.

The WSC Foundation was recently gifted land on the south side of the Campus. The Foundation is committed to providing this land to the College for a Medical Building.

For funding, the intent is that it's a collaborative effort using State and local dollars. The WSC Foundation has dollars available from private donors to utilize for a portion of the funding. Together with some State of ND dollars the full funding for the building could be secured. In the interest of being proactive, the President of WSC has informally addressed the ND State Legislatures Interim Higher Education Committee, some members of the State Board of Higher Education, and the Governor Burgum's Executive Cabinet, to inform all pertinent stakeholders of the Sanford Health initiative, and the training needs that come with it.

Academic Programs Expansion (Medical/Health)

In terms of medical/health program needed for the Sanford Health initiative,

Sanford is in the final stages of developing a matrix identifying the trainings, certification programs, and degree programs that will be needed to fully staff their clinic. Once they've finalized the list, they'll provide it to WSC so the College can begin its work around building the required training and degree programs that will be needed. Potential programs would include:

- Physical Therapy Assistant
- Occupational Therapy Assistant
- Nursing
- Pharmacy Tech
- Lab Tech
- Medical Assistant

Other Facility Needs

In addition to the need for a Medical/Health building in this Master Plan, there may be a need for a Hockey practice facility on Campus. As introduced earlier in this plan, several levels of hockey programs in Williston share the only game facility: the Raymond Center. With the anticipated addition of Women's Hockey in the Fall of 2023, the need for, at minimum, a hockey practice facility on Campus may become evident. Early conversations with the WSC Foundation and potential funders have started. Ideally, a multi-purpose space would be pursued that could be used for hockey practice in the winter and indoor soccer in the summer.

Athletic Programs Expansion

In the Fall of 2022, WSC will be adding Clay Target Shooting as a Club Sport. With Williston High School having the largest high school Clay Target Shooting program in the United State with nearly 200 student-athletes, adding a program at WSC makes logistical sense. Additionally, the Williston High School coach is the former WSC Women's Basketball coach and has agreed to come online as the College's coach.

In the Fall of 2023, WSC proposes to add Women's Hockey, as a compliment to the Men's ACHA Hockey program the College currently has in place. High School girl's hockey is increasingly popular in western ND and eastern MT which makes the addition of the program a prudent choice.

Enrollment Growth by Increased Outreach

In the Fall of 2022, WSC had a total headcount of 908 students, the lowest headcount in several years (illustrated in the next section below). It appeared that the College required a greater focus upon outreach, and more resources to provide that outreach. To assist in turning the tide of declining enrollments, the President addressed the WSC Foundation Board for assistance in funding full-time outreach recruiters. As a result, the Foundation provided monies for salary and benefits to fund two full-time outreach recruiters for two full years.

The most immediate plan-of-action for the two outreach recruiters is for them to touch every high school within the 53-county area that encompasses the regional scholarships. The preferred contact is to visit classroom of seniors (and juniors) at

each school by in-person visits. If in-person visits aren't granted then the recruiters will provide scholarship flyers for the schools to distribute to their senior students. Finally, whether touching the senior students in-person or not, the recruiters will send a postcard about the regional scholarships to every senior student in the 53 county area: a total of 15,000+.

Performance of the recruiters will be assessed quarterly with three options available after the two-year period:

- 1.) Absorb the two recruiters into the College staff due to increasing enrollments.
- 2.) Ask the Foundation to renew their support for another two years due to increasing enrollments.
- 3.) Discontinue the two positions as enrollment growth was not created.

Five-year Enrollment History:

	Fall 2021	Fall 2020	Fall 2019	Fall 2018
Headcount	908	959	1132	1124
Full-Time Equivalences	667.53	703.39	783.38	805.62
Full-Time Student Headcount	565	573	626	645
Part-Time Student Headcount	343	386	506	479
Full-Time On-Campus Student Headcount*	346	344	417	414

Enrollment & Facilities: Connecting the Dots

The Regional Scholarships program, started in the fall of 2015 and sponsored and funded by the WSC Foundation, provides tuition and textbook support for students who graduated from one of 53 counties in western ND and eastern MT and wish to attend WSC. The scholarships originally were three slightly different scholarships in terms of requirements. However, to simplify the process, the College and Foundation have standardized the requirement so as to have only one set of scholarship requirements.

This regional scholarship continues to surpass expectations, funding 88% of WSC Fall 2021 students, or 799 students. By comparison in 2018, only 57% of students were receiving the regional scholarship.

WSC anticipates that with an expanded regional scholarship, and ramped-up recruitment efforts solid growth numbers should follow. Thus, the growth could expose a number of facilities challenges for WSC.

1. WSC's classroom footprint is designed to serve roughly 800 onsite students and the classrooms (800-1000 square feet) are limiting in size and availability throughout the regular school day. There is also no classroom space on campus to accommodate largegroups of 30-50 students, such as one would typically find in a lecture-based classroom for Psychology, Western Civilization, or History. One or more large lecture type classrooms

are needed as an addition to current facilities. For further information on facility utilization and space, please refer to Appendix A.

2. WSC does not have a current area to serve as a hub for intake and registration services to accommodate multi-sized student groups needing help with application, registration, financial aid, or advising. The current Student Services' area footprint provides very little meeting privacy, a congested workspace, and room to accommodate 2-3 students at best. An increase in student population requires an increase in those areas of campus that provide direct student support.
3. While an increase in enrollment does not typically mean that cohort-based programs with specific enrollment caps (i.e., Nursing) can be expanded, rising enrollment coupled with increasing regional labor needs can be a driving force for new program creation. Specifically, there is an identified need for an expansion in health-related training fields at WSC, particularly the creation of programs for Sanford Health expansion. Without more instructional space and additional medical lab facilities, existing programs and any proposed programs for Sanford Health can't be supported with existing facilities.
4. Along similar lines, the identified interests of prospective future students as well as current labor trends point to the need for additional CTE programs. With CTE facilities being built in Watford City and Williston High School, the College will need to be ready to connect with these two regional high schools in assisting them with training their students in CTE disciplines, preparing them to transfer to WSC.

As in the case with any expansion, a new building would also entail state-of-the-art equipment and technology so industry needs can best be met. Bricks and mortar without the supporting infrastructure of lab equipment and technology can doom a new program as fast as any other factor, so building projects of this type need to be planned both inside and out.

Section III: Deferred Maintenance-Facilities

Facilities Deferred Maintenance Needs:

Facilities/Buildings

- **Science Center:**
The Science Center is in good repair except for an issue with the sewage system. The sewage system backs up on occasion and requires cleaning more often than expected. This is a health and safety issue and must be rectified.
- **Crighton Building:**
The Crighton Building is a metal building that was constructed in 1977. There are health and safety issues associated with this building including inadequate ventilation, deficient heating and cooling systems, plus ADA compliance issues. The Adult Learning Center, housing the western half of this building, will be moving to the Western Star Building. In its place, a childcare facility will be placed as discussed earlier in this document. That space will be fully remodeled inside and out. Thus, the remainder of the building, the Diesel program area will need to be upgraded in the next couple of years.
- **Art Wood Building:**
The Art Wood Building is a metal building constructed in 1972 originally purposed as an Automotive Technology Training Facility. WSC no longer offers Automotive Technology Training and has been repurposed to house WSC's Campus Services Department and will be used for warehousing, fleet maintenance, heavy equipment storage, and office space. The exterior and floor of this aged building is in need of repair and painting, and there is no centralized means of communicating with occupants and outside camera surveillance is limited.
- **Western Star Career and Technology Center:**
Completed in 2010, this building houses several programs. There are five large bays with overhead garage doors in this building. None of these bays have floor drains and water penetrates the garage doors. The accrediting body for the Ag Department has made note of the lack of floor drains.
- **Manger Hall:**
This small four apartment dormitory needs a new boiler. Please see the list of required HVAC repair work. The interior of the building needs remodeling.

- **Nelson Hall:**
The interior of this small eight room dormitory needs a remodel as it is outdated in terms of interior.

Parking Lots and Roadways

All parking lots on Campus are in serious need of resurfacing and repair. Only the horseshoe/loop area in front of Steven's Hall is in good condition. Additionally, there are dirt/gravel parking areas east of Frontier Hall that require pavement.

Presented below is the square footage for each roadway and parking lot needing resurfacing or repaving:

- Roadways - 355,104 sq. ft.
- Parking Lots
 - CI - 11,280 sq. ft.
 - C2 - 68,468 sq. ft.
 - C3 - 58,275 sq. ft.
 - C4 - 9,120 sq. ft.
 - VI - 21,415 sq. ft.
 - RI - 20,520 sq. ft.
 - R2 - 23,278 sq. ft.
 - R3 - 20,520 sq. ft.
 - North 30 Min Parking - 730 sq. ft.
 - South 30 Min Parking - 1,850 sq. ft.

Sidewalks and Lighting

For health and safety purposes, WSC should install approximately 600 feet of sidewalk with lighting along the north side of Clark Street, joining the sidewalk along University Avenue with the sidewalk on the south side of the softball diamond. Another 60 feet of sidewalk is required along the west side of the Science Center to extend existing sidewalk to a new termination point where Lewis Avenue and Clark Street intersect.

HVAC Control System

The HVAC systems of Stevens Hall and Frontier Hall are both managed by a new Johnson Controls system called Metasys. The Well, the Leonard P. Nelson Wing, the Science Center and, the CTE building are controlled by earlier versions of Johnson Control systems. The remaining buildings have no HVAC control system outside of thermostats. This project is near completion as some ongoing control issues have yet to be resolved by Johnson Controls. Once fully resolved, then full payment will be made. Currently, \$390,000 outstanding with \$250,000 in an account for this expenditure. The difference will need to come from reserves due to poor project cost estimates when this project was bid.

APPENDIX A:

Please refer to the included Excel document entitled: "Space Utilization WSC
Spring 2022"

