

University of Alaska
Deferred Maintenance (DM) and Modernization Strategy
FY25 Priority Projects
(in thousands of \$)

						FY25
MAU	Project Name	City	DM	R&R	Total	\$60M
16 UAS	Juneau Campus - Replace roofs, windows, siding and insulation	Juneau	1,293.0	0.0	1,293.0	420.0
17 UAA	Kenai Peninsula College: Priority investments in mechanical and electrical systems	Homer	411.7	0.0	411.7	411.7
18 UAF	Campus Pedestrian Pathways and Exterior Infrastructure Renewal	Fairbanks	1,400.0	0.0	1,400.0	1,400.0
19 UAF	Campus Wide Code Compliance; Fine Arts and Signers Hall Emergency Egress Doors, Matanuska Farm Public Water System Replacement	Fai. and Mat-Su (Palmer)	8,450.0	0.0	8,450.0	8,450.0
20 UAF	Kuskokwim Campus Renewal; Code corrections, fire alarm replacement, and energy upgrades to reduce operating cost	Nome	3,600.0	0.0	3,600.0	945.0
21 UAS	Juneau Campus Exterior Infrastructure - Renovate water main, replace fuel tank, and pavement replacement	Juneau	1,170.0	750.0	1,920.0	1,420.0
22 UAF	Interior Alaska Campus Tok Center Renewal and ADA Compliance	Tok	255.0	0.0	255.0	255.0
23 UAS	Juneau Campus Interior Systems - Heating system, update generator controls	Juneau	700.0	0.0	700.0	580.0
24 UASO	Butrovich Building Seismic Improvements	Fairbanks	5,000.0	9,500.0	14,500.0	300.0

Other Short-term Priority Projects

UAA	Student Center Renewal Project: Renovates and Reinvests in Student Union, Avis Alaska Sports Complex, Enrollment Services Center, and the Creek Bridge	Anchorage	38,000.0	42,000.0	80,000.0	
UAA	Targeted Investments Reducing DM&RR in Welding, Auto Diesel Technology, Aviation, and Culinary Programs	Anchorage	15,000.0	0.0	15,000.0	
UAF	Critical Utility Distribution Renewal on the Troth Yeddha' Campus: water, condensate, and steam system renewal and asbestos abatement	Fairbanks	12,250.0	0.0	12,250.0	
UAF	Bristol Bay Campus Energy Efficiency Upgrades	Dillingham	515.5	0.0	515.5	
UAF	Ben Eielson Renewal	Fairbanks	14,700.0	5,300.0	20,000.0	
UAF	Arctic Emergency Services Center (Whittaker Fire Station replacement)	Fairbanks	23,400.0	10,100.0	33,500.0	
UAF	Lola Tilly Repurpose to Student Welcome Center	Fairbanks	12,700.0	7,300.0	20,000.0	
UAF	Patty Center Renewal & Revitalization	Fairbanks	40,000.0	0.0	40,000.0	

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MAU	Project Name	City	DM	R&R	Total	FY25 \$60M
UAF	Elvey Replacement or Renewal	Fairbanks	90,000.0	0.0	90,000.0	
UAF	Employee, Family, and Graduate Students Housing	Fairbanks	6,000.0	0.0	6,000.0	
UAF	Core Campus Academic Building Modernization and Renewal: Duckering Engineering Spaces, Bunnell Building, and Fine Arts Theater Wing	Fairbanks	45,000.0	40,000.0	85,000.0	
UAF	Student Success: Undergraduate Residence Hall Demo and Replacement	Fairbanks	13,000.0	15,250.0	28,250.0	
UAS	Soboleff Building Renewal	Juneau	4,800.0	3,200.0	8,000.0	
UAS	Novatney Lower Floor Renovation	Juneau	1,200.0	1,800.0	3,000.0	
UAS	Renovation for NW Coast Arts and Student Services Areas	Sitka	3,000.0	3,000.0	6,000.0	
UASO	Butrovich Ceiling and Lighting Replacements	Fairbanks	2,000.0	0.0	2,000.0	
			168,104.5	12,130.0	180,234.5	60,000.0
UAA			158,000.0	42,000.0	200,000.0	18,400.0
UAF			311,300.0	77,950.0	389,250.0	36,400.0
UAS			13,370.0	10,630.0	24,000.0	4,900.0
UASO			7,000.0	9,500.0	16,500.0	300.0
			489,670.0	140,080.0	629,750.0	60,000.0

FY25 Priority Deferred Maintenance (DM) Descriptions

UAA East Campus Learning Hub Renewal Project: Social Sciences Building and UAA/APU Consortium Library

FY25 Amount: \$4,600.0

Total Amount: \$40,000.0

This project targets DM/R&R in two critical facilities in alignment with our campus master plan in support of the learning hub, specifically the UAA/APU Consortium Library and the Social Sciences Building. There is currently \$56M in deferred maintenance at the Consortium Library and Social Sciences Building.

- The Social Sciences Building (SSB), constructed in the 70s, supports the University in collaboration with the Library as an Academic Learning Hub. SSB houses the College of Arts (CAS) which is critical to the 1st and 2nd year student experience. Components to be addressed are lighting systems, hydronic heating repairs, and the replacement of pneumatic controls with direct digital controls (DDC). This project constitutes a \$1.6M investment in deferred maintenance.
- The Consortium Library (LIB) original HVAC systems consist, for the most part, of equipment over 46 years old located within the four central building cores. The boilers, main supply/exhaust fan units, heating/cooling coils, galvanized piping, and humidification systems have all reached the end of their useful life. Major component parts are no longer available for these units. Heating system piping and coils are filled with sedimentation. Control systems are no longer able to properly regulate air flow resulting in irregular temperatures and conditions within the building. The 2004 library addition contains newer HVAC systems with different control and delivery systems that have resulted in incompatibilities between the two systems and have affected the efficiencies of both systems. This project constitutes a \$3.0M investment in deferred maintenance.

This project aims to reduce that backlog by \$40M, primarily by prioritizing mechanical and electrical systems that are beyond their useful life. Mechanical and electrical system investments will reduce energy consumption, lower operating costs, and improve the quality of the space for occupants with an overall goal of improving the first and second-year campus experience for students.

UAA Major Re-investment in Health (PSB) and Community Engagement (WWA)

FY25 Amount: \$4,375.0

Total Amount: \$40,000.0

In alignment with the master plan, and in support of workforce development through the College of Health and improving community engagement, this project seeks to target DM/R&R in the Professional Sciences Building (PSB), the Sally Monserud Hall (SMH), and the Wendy Williamson Auditorium (WWA). There is currently \$57M of deferred maintenance at the PSB and WWA buildings. Components to be addressed with this funding request are lighting systems, boiler renewals, air handling unit replacements, and the replacement of pneumatic controls with direct digital controls (DDC).

- The Professional Studies Building (PSB), constructed in the 70s, is a mission-critical facility supporting Health Workforce Development. The University continues to prioritize re-investment in existing spaces to meet programmatic goals. The scope of work focuses on critical infrastructure combined with energy-efficient upgrades with the intent of not only renewing the asset but also reducing operating costs. Components to be addressed are lighting systems, boiler renewals, air handling unit replacements, and the replacement of pneumatic controls with direct digital controls (DDC). This project constitutes a \$3.7M investment in deferred maintenance.
- The Wendy Williamson Auditorium (WWA), constructed in the 70s, is a facility that invites the community into the UAA campus while supporting numerous academic activities, even supporting the campus as a large lecture hall. The facilities systems are tied to PSB making this space a prime candidate for re-investment concurrent with any work done in PSB. Components to be addressed are lighting systems and the replacement of pneumatic controls with direct digital controls (DDC). This project constitutes a \$675K investment in deferred maintenance.

This project aims to reduce that backlog by \$40M in support of our efforts to meet the growing workforce demand in health programs.

FY25 Priority Deferred Maintenance (DM) Descriptions

UAA Campus Wide Code Compliance, Emergency Services, and Security Improvements; Roof and Exterior Envelope Replacements; Mechanical/Electrical System Upgrades

FY25 Amount: \$5,125.0

Total Amount: \$15,000.0

This is a campus-wide project consisting of addressing elevator upgrades, code compliance, emergency services, security improvements, roof and exterior envelope replacements, and mechanical/electrical system upgrades.

- Sally Monserud Hall (SMH) directly supports the programmatic growth of the College of Health and UAA's institutional goal of supporting workforce development. This project will demolish the existing roof system, increase parapet cap height, upgrade structural components for seismic restraint, replace roof decking as required, and install a new roofing system. Furthermore, this project will replace and upgrade the windows to increase R-Values and promote energy efficiency. This project constitutes a \$2.5M investment in deferred maintenance.
- The Creek Bridge is a critical facility that provides equitable, year-round, interior access via an enclosed walkway that spans Chanshtnu (Chester) Creek, connecting the east campus to the west campus. This project seeks to replace the roof and window systems of this facility. The existing roof system consistently leaks in multiple locations, is a challenge to maintain, and is well beyond its useful life. The existing windows are single-pane, outdated, incredibly energy inefficient, and out of alignment with building standards. This project will demolish the existing roof and windows system, increase parapet cap height, upgrade structural components for seismic restraint, replace roof decking as required, install a new roofing system, and install new windows improving the building envelope, increasing energy efficiency, and ultimately reducing operating costs. This project constitutes a \$1.5M investment in deferred maintenance.
- This is a campus-wide investment in safety, due to the location of the Anchorage Campus, the University Police Department (UPD) has unique challenges as it relates to community safety and law enforcement. The campus' neighbors include three medical facilities (including psychiatric/drug rehabilitation treatment and immediate crisis facilities), the largest juvenile justice treatment center in Alaska, a private university, federal government facilities, and several K-12 facilities. These peripheral institutions and the populations that frequent the University Medical District require additional security resources and response tactics. Security enhancements improved by this project will allow UAA to keep current in compliance with the Clery Act and will promote a safe campus, minimizing risk for the students and campus community. Security enhancements include the expansion of a recently upgraded access control system, key control management system, emergency communication platform upgrades, and wayfinding. This project constitutes a \$425K investment in deferred maintenance.
- This is a campus-wide investment in updates for Americans with Disabilities Act (ADA) accessibility including replacing door hardware, ADA-compliant resolution, restroom upgrades to promote equity and accessibility, and ADA signage. This project constitutes a \$700K investment in deferred maintenance.

UAF Campus Wide Student Health and Safety; Cutler roof; Patty Pool Compliance

FY25 Amount: \$10,500.0

Total Amount: \$10,500.0

Providing a safe campus for Nanook Students is the top priority at UAF. UAF works diligently to maintain healthy facilities, reduce risk to building occupants, and ensure students have the safest experience possible. Yet, the aging campus requires larger upgrades to eliminate dangers, reduce risk, and prevent injury. There are many facilities constructed, prior to the code adoption in the State of Alaska, that do not meet current requirements for ventilation, disease mitigation, emergency egress, ADA/Title IX, and fire protection. Other facilities have system failures that cause swift disruptions and displacements of building occupants. Leaking roofs lead to structural and mold concerns where students are living, while outdated equipment can create noise and vibrations in teaching laboratories.

Ensuring student welfare requires an ongoing effort to modify and upgrade every component of campus from roofs, elevators, building envelopes, and restrooms to fire alarms, class laboratory ventilation, and security infrastructure. Projects in this category directly affect students by mitigating present risks, repairing failed systems, and improving the safety of the on-campus environment.

- **Cutler Apartment Roofing:** The Cutler Apartments are the largest and most popular apartment-style housing offered on the Troth Yedda' Campus in Fairbanks. Over multiple years, the roof systems have failed and relied on patches to continue to allow occupancy. Three phases have been completed since 2016 leaving three more blocks to complete. Recent inspections on the 100-block of apartments have revealed the roof has failed beyond

FY25 Priority Deferred Maintenance (DM) Descriptions

the point of patching and substantial structural members have substantial rot. Secondary effects of the ongoing leaks include crumbling ceilings and mold in the upper-level restrooms. The project will remove the failed roofs and abate the rotted structure then rebuild the systems with additional insulation and vapor barrier and a roof that has a long warranty.

- **Patty Pool Code Corrections:** The Patty Pool is one of three public pools in the borough and is host to multiple communities, high schools, and NCAA-sanctioned collegiate events, recreational activities, and classes. The highly utilized 60-year-old pool has been well maintained but requires renewal to address a variety of issues such as the buildup of dangerous gases caused by water treatment, to the lack of a vapor barrier in the exterior wall, leading to mold growth and structural damage. The immediate renewal needs of the project will be the installation of a new ventilation system sized to Alaska-specific regulations, renewal of the exterior wall with a proper vapor barrier, and repairs to the concrete wall system. Work will also include repairing structural and non-structural cracks in the pool vessel and deck, installing a fire sprinkler system, replacing the natatorium lighting, and installing corrosion-resistant sound-absorption systems to reduce noise levels.

UAS Juneau Campus Safety & Regulatory Compliance - covered walkways, security cameras and door-locking systems

FY25 Amount: \$1,070.0

Total Amount: \$1,070.0

The pedestrian route from the courtyard to the lower-level classrooms in the Novatney & Whitehead buildings is not intuitive, which causes students and staff to take a shortcut down the steep grass slope between the Mourant and Novatney buildings and the Soboleff and Whitehead buildings. These are not formal sidewalks or stairways and are unsafe, especially during the winter when the slope is covered in ice or snow. This project will install two covered stairways from the courtyards down to the lower sidewalk level.

UAS currently has security cameras at the entrances of our main buildings and parking lots. However, there are many staff and faculty on campus that campus safety will be improved with more cameras on campus to capture all building entrances and major hallways. This project will install more security cameras around campus in these areas.

Work in campus housing will install an electronic door-locking system, like what hotels use. These systems are becoming more flexible and affordable. This project will install a card lock system on the front door and the bedroom doors.

The local locksmiths are no longer servicing the existing Mortis Lock System. This project will replace the lock systems in housing units.

UAA Kodiak Campus Wide: Priority investments in mechanical, electrical, energy egress, exterior doors, and roofs

FY25 Amount: \$955.6

Total Amount: \$1,309.0

Kodiak College (KOC) facilities were constructed in the 70s and 80s. Given the age of construction, current building standards are not met, and building systems require renewal to maintain the building's useful life while simultaneously reducing operating costs. KOC has an immediate backlog of \$1.7M of which this project will address mechanical, electrical, emergency egress, exterior doors, and roofs.

UAA Prince Willam Sound Campus Wide: Priority investments in mechanical, electrical, fire alarm systems, roofs, campus interiors, and campus accessibility

FY25 Amount: \$998.0

Total Amount: \$5,313.0

The Prince William Sounds College (PWSC) primary facilities were constructed in the 70s and require re-investment. In addition to the main facility PWSC benefits from having residence halls located three blocks south of the main building. PWSC has an immediate backlog of \$6.7M of which this project will address mechanical, electrical, fire alarm systems, campus interiors, and campus accessibility.

UAA Mat-Su Campus Wide: Priority investments in mechanical, electrical, and interior systems

FY25 Amount: \$1,194.4

Total Amount: \$2,226.0

The majority of the Matanuska Susitna College (MSC) facilities were constructed in the 70s, 80s, and 90s. While the campus is well cared for, there are still several building systems and elements that are beyond their useful life. MSC has an immediate backlog of \$2.8M of which this project will address mechanical, electrical, and interior systems.

UAF Campus Wide Student Health and Safety; Fine Arts, Gruening, Signers fire alarms; BiRD laboratory ventilation; Student Health Clinic Renewal; Salisbury ADA and Seismic Retrofit

FY25 Amount: \$10,450.0

Total Amount: \$19,600.0

Providing a safe campus for Nanook Students is the top priority at UAF. UAF works diligently to maintain healthy facilities, reduce risk to building occupants, and ensure students have the safest experience possible. Yet, the aging campus requires larger upgrades to eliminate dangers, reduce risk, and prevent injury. There are many facilities constructed prior to code adoption in the State of Alaska that do not meet current requirements for ventilation, disease mitigation, emergency egress, ADA/Title IX, and fire protection. Other facilities have system failures that cause swift disruptions and displacements of building occupants. Leaking roofs lead to structural and mold concerns where students are living, while outdated equipment can create noise and vibrations in teaching laboratories.

Ensuring student welfare requires an ongoing effort to modify and upgrade every component of campus from roofs, elevators, building envelopes, and restrooms to fire alarms, class laboratory ventilation, and security infrastructure. Projects in this category directly affect students by mitigating present risks, repairing failed systems, and improving the safety of the on-campus environment.

- **Campus Wide Fire Alarm Replacement for End of Life:** Approximately 23 fire alarm panels on the Troth Yeddha' Campus in Fairbanks have reached their end of life, and the manufacturer is no longer supporting them. Panel failures are causing buildings to be closed or post a fire watch. A comprehensive plan has been created to strategically replace panels, reserving those parts for buildings that still have older systems. The next facilities to replace are Gruening, Fine Arts, UA Museum of the North, and Signers' Hall.
- **Lab Ventilation Air Controller Replacement:** Lab ventilation is required to maintain a specific amount of exhaust air to protect lab users from hazardous chemicals. Many of the lab controllers, built by Phoenix Controls, have reached the end of their useful life and are no longer supported by Phoenix, and must be replaced to keep the air in labs free of hazardous fumes. The majority of these failing valves affect classroom laboratories where students are actively utilizing chemicals. Without the air valve, the required supply and exhaust air cannot be exchanged in the spaces. The Biological Research and Diagnostics and Reichardt Building are in the queue.
- **Fine Arts Salisbury Theater ADA Upgrade, Code Corrections, and Seismic Bracing:** Salisbury Theater is the only facility in the Interior of Alaska capable of accommodating UAF's multitude of academic degrees in arts, music, and theater. The theater supports UAF's emerging journalism and video production program which connects with many other programs such as the OneHealth Research initiative. During a recent fire inspection, multiple deficiencies were noted, and the facility was closed by the local fire marshal. The most egregious building code deficiencies at the stage level were corrected during the summer of 2022. However, larger items that require substantial budget and time were developed into a long-range code corrections plan. The fire marshal provided conditional approval to reopen the theater based on the balance of code corrections being completed within 2 years. The renewal work includes addressing seismic restraint bracing, ADA compliance at the stage, and fire code separation of the stage from the storage area.
- **Duckering Materials Lab Code Corrections:** An inadequate teaching lab in Duckering, utilized for civil and geological engineering instruction, is too small to accommodate the required occupant load and does not have adequate ventilation. The lab is also not ADA-accessible and providing reasonable accommodations is not easily achieved. The only dust collector in the room is not adequately sized to provide respiratory protection and the noise levels require substantial ear protection. To resolve the issues, the project will connect two teaching labs and bifurcate soil testing from concrete mixing, provide proper lab supply and exhaust air, and move the dust collector and soil sieve machines to a separate room for noise abatement.

FY25 Priority Deferred Maintenance (DM) Descriptions

- **Student Health and Counseling Center Renewal Phase 2:** The UAF Student Health and Counseling Center provides all UAF students with medical care (up to emergent care) and counseling. The center is an on-campus first-care resource, offering low-cost access to physicians and caregivers. The clinic has not been renovated since it was built in the early 1970s and during the recent pandemic, systemic issues with patient separation, treatment room access, and caregiver protection quickly caused operational issues. UAF completed an initial phase of construction utilizing federal COVID relief funding to address acute issues with patient bifurcation. The next phase of construction will further update the clinic to modern healthcare standards by installing better ventilation, cleanable finishes, and improved lighting. A restroom in the clinic will also be renovated for ADA access.
- **Meeting Alaska Industry Needs through Modernizing Duckering Engineering Spaces:** Emerging STEM programs, mainly in programs such as Upward Bound, Engineering Support of Natural Resources and Workforce Development, and Energy Engineering degree program, have expanded in participation and research capacity. The program expansion has outgrown the available laboratory spaces in Duckering. The project will renovate older, recently vacated labs, for new modern STEM needs and leverage existing space in the building to offer expanded opportunities in STEM. Through the renewals, better space utilization will be achieved, and new initiatives and existing student engagement activists can blend into the space in Duckering such as T3, Upward Bound, ANSEP, and maker spaces. The work will tie into the UAF Middle College STEM offerings and the new academic program for the Energy Engineering program.

UAF Northwest Campus Foundation Replacement and ADA Compliance

FY25 Amount: \$1,100.0

Total Amount: \$4,629.5

Four teaching buildings, the Science Lab Building, the Northwest Campus Education Center, the Sepalla Building, and the University Outreach Building, are experiencing rapid foundation settlement, with one corner of the education center building having sunk over 18 inches since its construction in 2018. The pad foundations have sunk to a degree where adjustments are no longer feasible, necessitating the relocation of the building and the installation of steel piles to ensure structural support and stability. The project has partial funding, and the design is shovel-ready. In addition, the Nagozruk doors are currently equipped with knobs but should be replaced with doors with levers to improve accessibility.

UAS Ketchikan Campus - Heating system backup, weatherization, door locking system, building automation system

FY25 Amount: \$650.0

Total Amount: \$930.0

The Paul Building has a Mansard-type roof system that was constructed using a cement-bonded siding material. This material has proven not to be able to withstand the frequent precipitation experienced in Ketchikan and is now falling apart. The project will replace the siding/roofing material with a Bermuda metal material that is more resistant to constant rain. This project had to be cut into two phases because bids came in double the engineer's estimate and UAS could only fund half of the project. The project can be designed, bid on, and constructed in the current fiscal year.

The Maritime Center currently has no backup heating system. This work would install an electric boiler as a backup to the existing oil boiler. This will reduce the risk of having to shut down the campus during the failure of the main boiler. It will also reduce the monthly utility cost by providing building managers with the option of switching between electricity and oil depending on which is the least expensive that month.

The Building Automation System (BAS) for the Paul and Ziegler buildings is an old version that the manufacturer no longer services. This project will upgrade the BAS to the latest version which will require an upgrade to the BAS server and some of the BAS sensors. This new system will also help improve the operating efficiency of the heating and ventilation systems.

FY25 Priority Deferred Maintenance (DM) Descriptions

UAS Sitka Campus - Backup power generator, window replacement, elevator

FY25 Amount: \$760.0

Total Amount: \$1,087.0

The Sitka Campus does not currently have a backup generator for power failure. The campus houses important research materials in deep freeze freezers; a prolonged power failure could cause irreplaceable damage to research materials. Student instruction and employee work cannot proceed during a power outage. During the COVID-19 pandemic, UAS relocated their -80 Degree freezer to the Sitka fire hall because they had backup power and then it could be used for storage services for the Pfizer Vaccine. This project will install an emergency generator that can accommodate campus operations during a power outage, thus protecting the research materials improving the resiliency of the UAS Sitka campus, and improving support and services during an emergency.

Windows are aging and do not provide adequate insulating capacity. Windows need to be replaced to decrease building heating costs.

The original building elevator has been shut down for extended periods of time due to being old and obsolete. This project will replace the elevator.

UAA Kenai Peninsula College: Priority investments in mechanical and electrical systems

FY25 Amount: \$740.3

Total Amount: \$740.3

The Kenai River Campus (KPC) includes four buildings built between 1971 and 1983. Each building is of different quality having been constructed using different construction methods, materials, and systems. KPC has an immediate backlog of \$934K of which this project will address roofs, mechanical, and electrical systems.

UAF Community and Technical College Center Code Corrections and Renewal

FY25 Amount: \$800.0

Total Amount: \$800.0

UAF's Community and Technical College provides high-demand workforce development degrees and training programs across the Interior of Alaska. Programs within the college such as emergency services training and airframe and powerplant certification quickly prepare students for immediate placement in skilled trades. The college's facilities are mostly comprised of aged buildings given to the University and repurposed for these programs. Deferred maintenance was transferred with most of these assets and the facilities suffer from functional obsolescence.

- **Community & Technical College Center:** The CTC Center in Fairbanks has been renovated in multiple phases over the last 15 years, converting the space from an old courthouse to a modern technical college for the community. One of the final phases of renovation is a code corrections project for the east stairwell. The work will include correcting stair tread height and depth for consistency, enclosing the risers, updating the emergency lighting and exit signs, and updating the finishes.

UAF Interior Building Systems Renewal; Campus Restrooms and Seward Hood Lab

FY25 Amount: \$2,500.0

Total Amount: \$4,500.0

Many of the buildings at UAF were constructed in the 1960s and 1970s and the original building interiors and systems are in very poor to failing condition, no longer adequate for current enrollment demands, and require replacement or upgrading. The systems including finishes, plumbing, ventilation, heating, lighting, and electrical, are expensive to operate due to their low efficiency and lack of replacement parts and are no longer in compliance with current life safety codes. Failing systems are causing partial building closures across campus, increasing operating costs for temporary space, or, in some cases, displacing students to off-campus housing. These deteriorating systems have caused some class and research cancellations and eroded UAF's ability to obtain new grants and initiatives.

Replacement of these systems will allow for increased energy efficiencies and better environmental control throughout UAF's facilities. Projects in this category lower operational costs by upgrading or replacing old building systems with up-to-date technology where there is greater payback. The work will also renew aging, highly used components including sanitation improvements, securing aging interior classrooms and labs, and addressing building code/life safety issues. It will reduce the backlog of deferred renewal and increase the useful life of these facilities. Besides improving building

FY25 Priority Deferred Maintenance (DM) Descriptions

functionality, renewed finishes, doors, restrooms, and classrooms create a better impression for current and future students and the public. Modern, attractive facilities have a direct correlation to student enrollment and success.

- **Campus-Wide Restroom Renovations:** Renovate outdated restrooms campus-wide to include new fixtures, finishes, partitions, lighting, etc. The work will include major plumbing code corrections, ADA compliance, and asbestos abatement. The goal is to renovate a minimum of 4-5 restroom suites per year. For FY25, the priorities are Bunnell, O'Neill, Gruening, Irving 1, and Duckering.
- **Seward Marine Center Research Vessel Infrastructure:** The Seward Marine Center supports marine and fisheries research and is the homeport for the world-class research vessel R/V Sikuliaq. The Hood Building laboratory is utilized by researchers from across the globe to process samples collected during research voyages. The lab also allows scientists to prepare for extended missions on the R/V Sikuliaq. Renewal, demolition, and deferred maintenance work are needed on shoreside buildings that support high-end oceanic and fisheries research programs, the global-class R/V Sikuliaq, and other vessel operations. Work will include Hood Lab renovations for energy efficiency, and demolition or repurposing of other small facilities.

UAS Juneau Campus - Replace roofs, windows, siding and insulation

FY25 Amount: \$420.0

Total Amount: \$1,293.0

The roofing system on Banfield Hall is 23 years old and the warranty has expired. The roofing system on the Hendrickson building has exceeded its useful life span and is no longer covered under a warranty. The mansards on the Hendrickson building are rotting and need to be replaced.

UAA Kenai Peninsula College: Priority investments in mechanical and electrical systems

FY25 Amount: \$411.7

Total Amount: \$411.7

The main Kachemak Bay Campus (KBC) facility, Pioneer Hall, was constructed in the 1970s and expanded in '05. The newest space, Bayview Hall, was constructed in 2010. KBC has an immediate backlog of \$520K of which this project will address mechanical and electrical systems.

UAF Campus Pedestrian Pathways and Exterior Infrastructure Renewal

FY25 Amount: \$1,400.0

Total Amount: \$1,400.0

Without robust and functioning infrastructure, program delivery is severely hampered, and student health and welfare are adversely affected. Buildings and their occupants require basic infrastructure such as sanitary sewers, electrical power, drinking water, and connectivity via pedestrian pathways to be fully functional and serve the academic and research needs of the campus. The severe Fairbanks climate and years of operation beyond the functional age of these systems have taken a toll on the campus support systems and now pose a significant hazard to the students, faculty, staff, and community. These projects will address infrastructures that are at risk of imminent failure and in urgent need of replacement to safely support the UAF campus.

The work will address major code deficiencies and reduce maintenance callouts for these existing aging systems. The improvements also include repairs to pedestrian access paths by targeted replacement of failing lighting fixtures, walkways, ADA ramps, and stairs.

- **Campus Wide Pedestrian Pathways:** Replace broken, non-compliant stairs, sidewalks, and curbs/gutters to reduce slips and trips and improve pedestrian mobility. The work includes small areas around campus including the campus core area, Koyukuk Way, Wood Center Bus Stop Stairs (South and East), Bunnell Northwest Entry, and Irving 1 and 2 North ADA Entrance.
- **Eielson North Entry Repairs:** The north entry at Eielson Building requires grade changes for proper drainage to prevent flooding on the first floor of the building. The work will include installing a storm drain inlet to direct flow to the west and replacing the exterior concrete to ensure adequate slope to the drain.

UAF Campus Wide Code Compliance; Fine Arts and Signers Hall Emergency Egress Doors, Matanuska Farm Public Water System Replacement

FY25 Amount: \$8,450.0

Total Amount: \$8,450.0

Safety and regulatory compliance projects provide updates to building features meant to protect the occupants and reduce risk to our students, staff, and faculty. With nearly half of the UAF facilities built prior to building code enforcement, substantial work is needed to update modern codes and improve compliance and safety on campus. Compliant, safe drinking water and sanitary facilities support campus health and welfare. A distinct component of building codes is ADA accessibility. As a public institution, UAF is required to provide accommodations for everyone regardless of physical capacity.

Safety and regulatory compliance projects provide updates to building features meant to protect the occupants and reduce risk to our students, staff, and faculty. Work includes updating ventilation to ensure sufficient fresh air is supplied to occupied rooms, replacing fire alarm systems, correcting emergency egress paths, and abating asbestos-containing material.

- **Cutler Apartment Complex ADA Compliance:** The existing sidewalks along the Cutler Apartments Block 400-600 are failing, dimly lit, and do not meet ADA requirements. The ADA apartments are only accessible from the east end of the block and the pathway has failed. The project will replace sidewalks, ramps, stairs, and retaining walls along these apartments to ensure ADA compliance.
- **Bunnell Ground Code Corrections:** The 60-year-old Bunnell Building is highly utilized for academic programs, classrooms, and the UAF Office of Information Technology. The ground-level corridor is well-traveled, and the finishes show their extended age. In the main ground level corridor: Replace corridor doors, ceilings/lights, and upgrade electric and IT as needed, remove asbestos, and bring corridor walls into code compliance for fire separation. The work will also update the exit pathways of the two north stair towers to lead directly to the outside; currently, the stairs exit to a non-compliant corridor.
- **Fairbanks Campus Wide Doors and Security Renewal:** Many of the exterior and emergency exit doors do not meet current fire codes or ADA regulations. Over a period of three years, UAF developed a multi-phased plan to complete a door hardware inventory, design and purchase a new keying system, establish a robust key issue policy, and begin replacing doors and door hardware. Electronic locks are installed on exterior doors to allow for fast lock-down of a building whether at the end of the normal business day or during a violent intruder event. The next phase of renewal will replace exterior doors and/or hardware at 10 facilities not completed previously, including Signers' Hall and the Fine Arts Complex.
- **O'Neill Elevator Modernization:** Manufactured and installed in 1971 by US Elevator, this elevator has never been modernized and US Elevator is no longer in business. The existing equipment is a motor/generator supplying direct current (DC) power to a motor-driven machine with an antiquated relay logic controller. Modernization and upgrades will include a new machine and 3-phase alternating current (AC) motor, a new digital variable-frequency drive (VFD) controller, new door operators for the car and lobbies, a new governor, new ropes, car finishes, lights, and a control panel.
- **Matanuska Experiment Farm and Extension Center Public Water Code Compliance:** The Matanuska Experiment Farm and Extension Center (MEFEC) is currently served with a private water system not capable of meeting the required water quality standards for a public water system nor the needed fire flow for the campus fire sprinkler systems and fire suppression. The existing system consists of a well, a water-holding reservoir, and a diesel engine fire pump for the fire system. A recent inspection noted significant deterioration of the systems that supply the campus. As the campus enters a period of renewed growth and research capacity, increased demand will be placed on this private system. The work will extend the public water utility from the existing terminus on Woodworth Loop to the MEFEC campus connection point near the current water reservoir, install hydrants as required by code and local regulations, and install a bypass loop back to the point of origin to ensure constant flow during the winter months.

FY25 Priority Deferred Maintenance (DM) Descriptions

- **Hess Village Family Housing ADA Compliance:** Hess Village is currently not ADA accessible which creates a disparity for families looking for housing on campus. The project will provide ADA access from parking to apartments, the community center, and the playground on the south end of the complex.
- **Irving 1 Elevator Replacement:** Installed in 1970, this elevator has never been modernized. The existing equipment is a motor/generator supplying DC power to a motor-driven machine with an antiquated relay logic controller. The elevator pit ladder and stop switch are hard to reach and the light switch is in the machine room. Modernization and upgrades will include a new machine and a 3-phase AC motor, a new digital VFD controller, new door operators for the car and lobbies, a new governor, new ropes, car finishes, lights, and control panel, and an updated Fire Service. Through this project, fire and elevator code issues with the shaft and alarms will be addressed.

UAF Kuskokwim Campus Renewal; Code corrections, fire alarm replacement, and energy upgrades to reduce operating cost

FY25 Amount: \$945.0

Total Amount: \$3,600.0

The UAF Kuskokwim Campus is a regional education hub for southwest Alaska, offering certificates, credentials, and undergraduate and graduate degrees while serving the local community through outreach programs. The average building age is over 35 years old and many systems, including fire alarms, electrical panels, and lighting, have reached the end of their useful life. Further, the campus has a high operating cost, especially for electrical power. A series of renewal projects will allow the campus to operate more safely and efficiently thus keeping funding focused on program delivery. Throughout all of the campus buildings, interior and exterior lighting will be fully converted to low-energy LED. Additionally, several buildings need new windows and doors as part of thermal envelope upgrades. HVAC systems in the main academic building and the cultural center will be modified with better control systems for better efficiency.

Approximately five fire alarm panels at the campus have reached their end of life and the manufacturer is no longer supporting them. Maintaining alarm systems in full operation is required for building occupancy and mission delivery.

In the Maggie Lind/Vocation Education Building, several renewal projects will correct building code deficiencies and replace electrical systems to reduce energy use. The main electrical distribution center will be replaced in a new location to eliminate a clearance issue. The main restroom will be renewed, with modern finishes and upgrades for ADA accessibility.

UAS Juneau Campus Exterior Infrastructure - Renovate water main, replace fuel tank, and pavement replacement

FY25 Amount: \$1,420.0

Total Amount: \$1,920.0

The 16-inch water main that supplies Juneau main campus is almost 49 years old and has failed in two locations. It is unknown if there are other sections of this water main that are reaching the failure point. This project will investigate the condition of this water main, estimate the risk of another failure, make recommendations for improvements, and construct these improvements.

Housing Apartment Unit fuel tanks are 35 years old and have reached the end of their useful life and need to be replaced before they start leaking. This project will replace the nine existing fuel tanks with new double-walled tanks with leak-detection monitoring systems. Phase 1 will replace five tanks and Phase 2 will replace the remaining four tanks.

Constructed in the mid-1980s, many of the paved surfaces around the University of Alaska Southeast (UAS) Juneau campus are either beginning to fail or nearing the end of their useful lives. In order to set priorities for repairing the numerous pavement and drainage deficiencies, this work will be done in phases. This project phase will remove and replace about one-half of the pavement in the 3-10 year category identified in the Engineers' pavement report

FY25 Priority Deferred Maintenance (DM) Descriptions

UAF Interior Alaska Campus Tok Center Renewal and ADA Compliance

FY25 Amount: \$255.0

Total Amount: \$255.0

The Interior Alaska Campus Supports workforce development through an education center in Tok, Alaska. The project will update the front entryway of the building to be ADA-accessible from the parking area into the lobby. The work will also update access to the restrooms and classrooms.

UAS Juneau Campus Interior Systems - Heating system, update generator controls

FY25 Amount: \$580.0

Total Amount: \$700.0

UAS has several buildings with LG Air Source Heat Pumps (ASHP) to heat the building. Unfortunately, they have not performed as intended with lower heat recovery and frequent breakdowns. Getting someone to repair the system has been expensive and difficult, resulting in the system being down for months. This project will replace the ASHP with a system that is more reliable. This project supports UA's priority of reducing the fixed cost base by increasing the efficiency of the heating system and lowering annual energy costs.

UASO Butrovich Building Seismic Improvements

FY25 Amount: \$300.0

Total Amount: \$14,500.0

The Butrovich facility is a critical infrastructure facility for the University of Alaska, the state of Alaska, the west coast of British Columbia, and the U.S. In addition to housing UA's administrative offices, many state and federal agencies also rely on the data flowing through the Butrovich data center for critical monitoring of earthquakes, tsunamis, volcanic eruptions and ash warnings, and wildfires. The State of Alaska Division of Homeland Security and Emergency Management's mitigation plan explicitly relies on the data coming from many of these agencies.

In 2013, while considering upgrades to Butrovich's data center, UA first learned of the potential seismic issues from a consulting engineering firm. After extensive formal engineer analysis predicated on numerous lessons learned from previous earthquakes, many structural and non-structural seismic deficiencies were identified with the steel-moment frame (SMF). The engineering analysis indicates that the SMF facility is vulnerable to damage and loss of operational functionality even from nearby modest seismic events. In addition, the data center's 12,000-square-foot floor also has no seismic bracing.

Engineering analysis has shown that Butrovich's life-safety profile and operational readiness can be highly improved with a seismic retrofit. There are three significant "buckets" of work to be accomplished - structural, non-structural, and the data center floor. With these buckets addressed, the risk of the building or a floor collapsing is greatly reduced. The current cost estimate for this project is \$14.5 million.

UAA Student Center Renewal Project: Renovates and Reinvests in Student Union, Avis Alaska Sports Complex, Enrollment Services Center, and the Creek Bridge

Total Amount: \$80,000.0

In alignment with the master plan, this project will renovate and re-invest in the Student Union, Avis Alaska Sports Complex, Enrollment Services Center, and Creek Bridge. There is currently \$45M in deferred maintenance with an additional \$38M coming due over the next decade at the Student Center Complex, this project aims to reduce all backlog and make a meaningful impact on adjacent and supporting building systems with a focus on mechanical and electrical systems. Mechanical and electrical system investments will reduce energy consumption, lower operating costs, and improve the quality of the space for occupants with an overall goal of improving the first and second-year campus experience for students.

UAA Targeted Investments Reducing DM/R&R in Welding, Auto Diesel Technology, Aviation, and Culinary Programs

Total Amount: \$15,000.0

In alignment with the master plan, this project seeks to address DM/R&R in facilities leveraged by the Community & Technical College, facilities such as the Auto Diesel Technology Building, the Aviation Complex, the Lucy Cuddy, and

FY25 Priority Deferred Maintenance (DM) Descriptions

the Gordon Hartlieb Hall. These facilities have a combined backlog of \$34M. This project will address \$15M through investments primarily in mechanical and electrical systems.

UAF Critical Utility Distribution Renewal on the Troth Yeddha' Campus: water, condensate, and steam system renewal and asbestos abatement

Total Amount: \$12,250.0

UAF's centralized utility production relies on a series of distribution tunnels to effectively provide low-cost heat and power to the Troth Yeddha' campus facilities. These utilidoros also carry domestic water throughout campus. Renewal of the distribution system is critical to maintaining the campus mission and student wellness and provides the best value to the campus when compared to other options. The distribution renewal project's primary focus is to stabilize utility distribution piping, addressing issues with failing anchors on the steam line and pipe couplings on the domestic water system. The project will also focus on replacing failed valves and malfunctioning fire hydrants. The steam heating system will also be modified to provide a safer and more reliable condensate return to the power plant boilers through the replacement of the hotwell and feedwater pumps.

UAF Bristol Bay Campus Energy Efficiency Upgrades

Total Amount: \$515.5

To reduce operating costs at the campus in Dillingham, an energy efficiency project will focus on mechanical and electrical upgrades in both UAF buildings, addressing high energy use equipment and aging infrastructure. The majority of work will take place in the Margaret Wood Building where conversion to LED lighting and better heating and ventilation controls will reduce energy use. Work will include energy upgrades at the Applies Sciences Building.

UAF Ben Eielson Renewal

Total Amount: \$20,000.0

Eielson is one of two buildings built before the 1940s still in operation at the UAF Troth Yeddha' campus yet has not had any substantial renewal since construction. Eielson serves student-facing functions such as financial aid and undergraduate research. Eielson is also key to the successful transition of UAF staff from off-campus leases and out of other dated facilities scheduled for demolition. The building lacks the required amenities for a modern university student-facing facility. While maintaining the historic nature of the building, the renewal project will revitalize and renew exterior and interior finishes, install a code-required ventilation system (the building is without one currently), replace the heating system, and update electrical wiring and lighting throughout. The envelope will be updated with additional insulation and a vapor barrier, new windows, and a new roof. Functional obsolescence created by outdated floor plan layouts will be eliminated, consistent with the needs of the user groups relocating to Eielson.

UAF Arctic Emergency Services Center (Whittaker Fire Station replacement)

Total Amount: \$33,500.0

UAF Emergency Services programs, both operational and academic, are housed in facilities with substantial deferred renewal and functional obsolescence. The Whittaker Building and the portion of the University Park Building that houses the emergency services training program have a combined backlog of renewal of around \$24M. The most substantial need in both buildings is a structural upgrade to reduce the risk of building collapse during an earthquake. Further, given the age of the buildings, all essential operating systems can no longer be maintained. The facility condition index for both buildings indicates they should be removed from service.

The proposed Arctic Emergency Services Workforce Center of Excellence will provide space to meet the current demand and future growth of the emergency services programs and continue to fulfill the University's missions and goals of high-demand workforce development in emergency services. Combined educational and workforce development programs offered through UAF's Community and Technical College (CTC) and College of Rural and Community Development (CRCDD) urgently need a new facility and instructors to meet the workforce demand. The CTC emergency services academies, credentialing, degree programs, and occupational endorsements, along with UAF's baccalaureate security and emergency management program, provide a solid educational foundation for emergency services; however, additional support is required to increase the number of students who are familiar with the latest equipment and processes, are trained in real-world scenarios, and engage in continuing education, refresher courses, and certifications. The replacement facility is envisioned as a living laboratory for student emergency responders, attending classes and labs adjacent to a fully functional emergency services station. The facility will contain apparatus bays and support spaces for fire and EMS, firefighter/medic living quarters for on-duty members, and training labs and classrooms for emergency services.

UAF Lola Tilly Repurpose to Student Welcome Center

Total Amount: \$20,000.0

Lola Tilly is a public-facing facility with easy access and parking for students and visitors. Its location on Tanana Drive makes it feel like a Main Street building and as such would serve as a great location for programs that have a high impact on UAF's public-facing functions. As the higher education landscape is prioritizing community collaboration and engagement, UAF is shifting to focus on creating physical spaces that are accessible, welcoming, engaging, and collaborative. The intent of this project is to update the Lola Tilly to be such a space that could function as an access point to the campus and build a feeling of connection with UAF to students, faculty, staff, alumni, Fairbanks, and beyond. Having a central and open gathering space that is highly visible, usable, and updated is an important step in progressing UAF's strategic goals including for prospective students looking to attend UAF.

The repurposing and renovations will include the demolition of an old cooking kitchen, the enlargement of restrooms, and the creation of spaces that function for the programmatic need centered around student recruitment, engagement, and transformational experiences. Where DM/R&R corrections such as replacing the inefficient exterior window wall, updating the heating controls, and addressing outdated electrical systems can be leveraged into the scope they will be addressed within the project.

UAF Patty Center Renewal & Revitalization

Total Amount: \$40,000.0

The Patty Center is home to the Alaska Nanooks athletics programs, offering NCAA sports venues for swimming, rifle, basketball, and volleyball. The building also serves a large variety of community programs in the Interior including competitive swimming and high-school basketball tournaments. The 1960s facility hasn't been revitalized since its construction and significant accumulated deferred renewal and functional obsolescence. The project will address the deferred renewal while modernizing the student, athlete, and community experience by renewing the gymnasium, rifle range, locker rooms, and offices. The leaky exterior will be replaced with modern, energy-efficient insulated metal panels and a new roof will be installed. A canopy will be constructed to cover the walking deck at the main entry. Interior spaces will be updated to current codes and standards with better ventilation, lighting, and durable finishes. The rifle range will also be replaced, allowing for better capture of the spent ammunition, and updating the scoring system in a manner that is consistent with NCAA rules and the Nanook Rifle team's success at the national level.

UAF Elvey Replacement or Renewal

Total Amount: \$90,000.0

As part of the first phases of the West Ridge Deferred Renewal Plan, the Elvey Building will be completely renewed or replaced. The Elvey Building is home to the Geophysical Institute, Alaska Satellite Facility, Alaska Earthquake Center, Alaska Volcano Observatory, and multiple other critical research and academic programs related to geophysics and atmospheric sciences. The entire Elvey building has accumulated a significant backlog of deferred renewal with the original finishes, infrastructure, and equipment, is functionally obsolete, and no longer supports critical research missions. The building is plagued by asbestos-containing material that hampers modification to suit emerging program needs. The building's annex has significant seismic risk in the structural elements. The exterior facade is failing and spalling concrete creates a risk to pedestrians. Due to the substantial deferred renewal backlog, and the critical nature of the users in the building, the best value is to replace the building in an adjacent location and then reduce the height of the current Elvey building or demolish it completely.

UAF Employee, Family, and Graduate Students Housing

Total Amount: \$6,000.0

The accumulated age, use, and deferred renewal on EFG (employee, faculty, graduate) apartment-style housing on North Chandalar and Tanana Loop far exceeds the replacement value of these faculties. The range of renewal tasks encompass every aspect of these apartments from drainage and site access to fire and electrical code corrections. A recent project to completely renew one duplex produced a cost similar to that of replacing the housing. The recommendation is to replace the units in lieu of renewal.

Coupling deferred renewal funding with other funding will allow for the cost-effective delivery of housing options. UAF has a long waiting list for modern apartment-style housing, with optimal floor plans strategic to housing a robust community of graduate and doctoral students. This style of housing is key to the growth of the UAF research enterprise and the successful achievement of R1 research status. Using a private-public partnership, the project will replace the older

FY25 Priority Deferred Maintenance (DM) Descriptions

housing with new, modern, and efficient housing along North Chandalar ranging from efficient units to 2-bedroom apartments. Housing capacity will increase by nearly 70 beds initially, with the potential for additional development in the future.

UAF Core Campus Academic Building Modernization and Renewal: Duckering Engineering Spaces, Bunnell Building, and Fine Arts Theater Wing

Total Amount: \$85,000.0

The project will renovate older, underutilized, or functionally obsolete buildings, leveraging existing space in the building to offer expanded opportunities in academic programs that support Alaska industry and STEM programs such as T3 and Upward Bound. The project will renew three core campus facilities that serve major academic units: Duckering, Bunnell, and Fine Arts.

Emerging STEM programs, mainly in programs such as Upward Bound, engineering support of natural resources and workforce development, and energy engineering, have expanded in participation and research capacity. The program expansion has outgrown the available laboratory spaces in Duckering. The project will renovate older, recently vacated labs for new modern STEM needs, leveraging existing space in the building to offer expanded opportunities in STEM. Through the renewals better space utilization will be achieved and new initiatives and existing student engagement activists can blend into the space in Duckering such as T3, Upward Bound, ANSEP, and maker spaces. The work will tie into the UAF Middle College STEM offerings and the new academic program for the Energy Engineering program.

Bunnell Building is the hub for major academic programs including the College of Business and Security Management. These growing programs have over-leveraged the nearly 70-year-old building and the functionally obsolete spaces detract from the student experience. Building code issues with egress pathways and hidden wood frame construction are challenges that must be addressed prior to any facility modifications. One of the biggest hurdles with Bunnell is the original curtain wall system which is very energy-inefficient, drafty, and challenges the building's ventilation in the summertime solar gain. The project will renew the Bunnell Building, giving it a new life to serve key UAF programs.

Built in the mid-1960s, the Theater Wing in the Fine Arts Complex has not been renewed, even though the facility is well beyond its useful life and suffers from major deficiencies, building code and compliance being critical to the continuity of operations. The project is a major renovation of the Salisbury Theater. It will address major building code and accessibility deficiencies, create learning spaces appropriate for today's teaching methods, and replace worn-out mechanical and electrical equipment. The renewal covers the lower level where the public radio station for Northern Alaska, KUAC, resides.

UAF Student Success: Undergraduate Residence Hall Demo and Replacement

Total Amount: \$28,250.0

The accumulated age and obsolete layout of the four oldest campus residence halls, Lathrop, Stevens, Nerland, and McIntosh coupled with significant deferred maintenance and renovation costs points to the need to replace these dormitories. Restrooms, stairwells, study spaces, and HVAC systems were all originally constructed in the late 1950s.

New residential living facilities are needed to recruit, retain, and support students more effectively. Today's students seek post-secondary institutions with modern residence halls on campus, offering private and community spaces. UAF's housing market analysis indicates UAF's current and near-future students will support a new residence hall with modern amenities that would replace approximately 400 beds currently in four older, existing residence halls. The new facility will require significantly less maintenance and be more energy efficient than outdated facilities. For this project, the four older dormitories will be replaced, significantly reducing ongoing maintenance and operations costs and deferred renewal backlog. Six of UAF's close peer universities have built new modern facilities featuring suite-style housing and emphasizing community and student success in the last five years.

UAS Soboleff Building Renewal

Total Amount: \$8,000.0

The Soboleff Building has seen very few improvements since its last remodel, which occurred over 30 years ago. The building's systems, including lighting, plumbing, heating, finishes, and the roofing system, have all exceeded their expected lifespan and need replacement. As part of this project, all these systems will be removed and replaced.

FY25 Priority Deferred Maintenance (DM) Descriptions

The existing elevator in the building is over 40 years old and has reached the end of its useful life. It has become quite unreliable, causing discomfort to riders due to its rocking and rattling. In fact, since 2017, an elevator technician has recommended its replacement, and this project will address that need by installing a new elevator.

The ceiling and lighting in the lower Soboleff building have become problematic. The components are no longer supported by readily available parts, necessitating special ordering and salvaging of lights. The existing ceiling is outdated and presents challenges for utility work due to its design. To address these issues, this project will involve removing the existing ceiling and installing a new drop ceiling, matching the style found in other areas on campus.

A fence will be installed around the Kiln area as part of this project, not only enhancing the aesthetic appeal of this natural gathering space but also providing security and protection for the equipment and supplies stored in the Kiln shelter. This fence will incorporate locking gates to ensure the safety and security of the stored materials.

UAS Novatney Lower Floor Renovation

Total Amount: \$3,000.0

The lower floor of the Novatney building has not been updated in more than 40 years. It reflects a time when society accepted narrow hallways and no windows. This project will renovate the lower floor by opening up common spaces, installing more windows and glass walls to meet the right-to-light standard, and installing more energy-efficient lighting and heating systems.

UAS Renovation for NW Coast Arts and Student Services Areas

Total Amount: \$6,000.0

Sitka campus is set in a renovated WWII airplane hangar. The past renovations are more than 20 years old, and the needs of university programs are no longer being met with this space. This project will renovate spaces for the Northwest Coast Arts and the Student Services area.

UASO Butrovich Ceiling and Lighting Replacements

Total Amount: \$2,000.0

A comprehensive lighting upgrade project is underway, encompassing the entire building and involving approximately 800 lighting fixtures. This upgrade includes the incorporation of Lutron controls and re-ballasting parabolic lighting fixtures throughout the facility. The existing ballasts are nearing the end of their operational life and necessitate replacement for improved efficiency and performance. Additionally, the project includes the replacement of the existing artwork lighting fixtures with energy-efficient LEDs, enhancing the visual appeal of the artwork while reducing energy consumption and maintenance costs. This initiative aims to create a more energy-efficient, aesthetically pleasing, and sustainable lighting environment within the building.