Replacement Greek Housing

Project Update
BGSU Board of Trustees
February 24, 2012
Phase II Project Plan

Expansion of Core Team

Assessment of facilities, programs and policies to define occupancy plan

- Initial massing and density studies & design workshops
- Initial high-level proforma developed for each housing type and site

- Determination of site(s) and model(s) for future study
- Architectural concept designs for select alternatives

Board approval to proceed

Development of RFP

- Updated cost estimates & financial proforma
- Determination of financing & delivery

Review project outcomes and expectations and adjust as needed.
Progress Report

• **Survey Results.** Of the nearly 1,500 Greek Chapter members who received surveys, 21% responded with feedback. The strong response level included on campus and off campus Greeks, with all Greek Councils represented. *See Survey Results, page 4.*

• **Outreach.**
  – Presented for the third year at Association of Fraternity Advisors (AFA) and connected with national representatives.
  – Brought 50 alumni members to campus to discuss progress to date and obtain feedback regarding their concerns and questions. *See Alumni Outreach, page 5.*

• **Design.** Two preliminary plan options have been drafted and forwarded to the architecture firm for initial massing and density studies. A variety of housing design models and site locations are being studied.
Survey Results: What We Heard

- The large majority of Greek upperclassmen (69%) have chosen to live off-campus.
- The most important factors contributing to the decision to move off-campus are: parking proximity (88%), private bedroom (87%), food plan flexibility (85%), lower rent (84%), lower cost of food (82%) and more privacy (82%).
- These factors are similar to the broader student population, however a higher proportion of upperclassmen will be required to live in Greek housing, as compared to residence halls, to build a strong community and to provide sufficient rent revenue to meet financial targets.
Alumni Outreach: What We Heard

During the Alumni session on January 11, 2012, we spent time talking with each chapter in a facilitated “caucus”. That dialogue resulted in key takeaways:

• All organizations expressed points of view on the financial impact of the project from worry over not having funds to relief that the project will not require funds; most asked about how much they should plan to raise.

• Most organizations expressed an interest in what will happen to the current facilities (ranging from wanting to keep, to wanting ceremonies or keepsakes for remembrance), and the process and timeline for transition.

• All organizations were positive toward a variety of housing types, including options for smaller organizations.

• Most organizations are interested in knowing which sites the facilities will be built upon and how parking will be created.

• More information is wanted, including copies of the slides, prior data, and project plan.
Coming for May

• **Design.**
  – It is expected that preliminary massing and density studies will be available for review and consideration. A recommendation for sites and models for future study will be made in the May or June timeframe.
  – Initial financial proforma development on each housing type will help guide the dialogue on blending design choices and amenities to create a sustainable Greek community.

• **Outreach.**
  – A comprehensive communication strategy is being developed with Marketing and Communication and Alumni Affairs. Ongoing communication with internal and external stakeholders will be defined and a web-site presence will be created.
  – Initial engagement with national organizations will be further formalized so that their role in the process is clear.
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Questions?