

**UCSD University Centers  
Long Term Facility Maintenance Plan\*  
Price Center, Student Center, Che Facility, Crafts Center  
FY2012-13 --> FY2024-25**

|                         |           |                      |
|-------------------------|-----------|----------------------|
| FY2012-13               | \$        | 526,744.20           |
| FY2013-14               | \$        | 2,298,716.21         |
| FY2014-15               | \$        | 1,996,631.72         |
| FY2015-16               | \$        | 2,414,908.49         |
| FY2016-17               | \$        | 1,855,335.00         |
| FY2017-18 --> FY2024-25 | \$        | 5,719,738.21         |
| <b>Long Term Total</b>  | <b>\$</b> | <b>14,812,073.83</b> |

Lifecycles were estimated using industry standards. Some items may not need attention as soon as anticipated, while others may become a priority sooner than expected. This plan may be effected by pending structural and code analyses, which may change the scope of work required. This plan does not include facility expansion projects. This plan is subject to adjustment based on available funding, including fundraising dollars.

| <b>PROJECT</b>   | <b>LOCATION</b> | <b>Class</b> | <b>AMOUNT</b>  |
|--|-----------------|--------------|----------------|
| ADA Review   | Che Facility    | CP           | 2,500.00       |
| Add 2nd exit from patio per Fire Marshal               | Che Facility    | CP           | 700.00         |
| Add 2nd exit from dance floor area per Fire Marshal    | Che Facility    | CP           | 3,000.00       |
| Remove extension cords and run permanent elec. conduit | Che Facility    | CP           | 5,000.00       |
| Repair door closures per Fire Marshal                  | Che Facility    | CP           | 700.00         |
| Vegetation Removal per Fire Marshal                    | Che Facility    | CP           | 5,500.00       |
| FIRE ALARM SYSTEM INSTALLATION                         | Che Facility    | DM           | 12,599.20      |
| Structural Analysis                                    | Che Facility    | CP           | 3,000.00       |
| BALLROOM FOLDING PARTITION ALLOWANCE                   | PCW             | DM           | 75,000.00      |
| PCW Emergency Exit Signage Replacement                 | PCW             | CP           | 15,000.00      |
| PLAZA STEP GUARDRAIL INSTALLATION                      | PCW             | DM           | 6,102.00       |
| Replacement of Electrical Fixtures along Lyman Lane    | PCW             | CP           | 3,125.00       |
| REPAIR SUBSIDING NORTHWEST SIDEWALK                    | PCW             | DM           | 17,268.00      |
| Theater Sump Pump Replacement                          | PCW             | CP           | 15,000.00      |
| EXTERIOR LIGHTING CONTROL IMPROVEMENT                  | PCW             | DM           | 21,000.00      |
| Grove Deck   | SC              | CP           | 130,000.00     |
| Retail Space at Student Center Prep/Shell              | SC              | CP           | 100,000.00     |
| Pub Facility Fire Alarm Upgrade                        | SC              | CP           | 12,000.00      |
| Pub Facility Entry Door replacement                    | SC              | CP           | 18,000.00      |
| Mold Abatement and Ceiling/Wall repair (KSDT space)    | SC              | CP           | 7,750.00       |
| ISES Facility Audit                                    | Crafts Center   | CP           | 2,000.00       |
| Required Tree Removal/Trimming                         | Crafts Center   | CP           | 65,000.00      |
| ADA Review   | Crafts Center   | CP           | 2,500.00       |
| Temporary Fencing and Security of Crafts Center        | Crafts Center   | CP           | 4,000.00       |
| <b>FY2012-13 Total: \$</b>                             |                 |              | <b>526,744</b> |

**Classification:**

*DM=Deferred Maint., CP=Capital Prjct, FFE=Furniture, Finish or Equip.*

| <b>PROJECT</b>   | <b>LOCATION</b> | <b>Class</b> | <b>AMOUNT</b>    |
|--|-----------------|--------------|------------------|
| RECONFIGURE EXIT SIGNS AND EMERGENCY LIGHTS              | Che Facility    | DM           | 5,667.21         |
| PCW Meeting Room Furniture Replacement                   | PCW             | FFE          | 60,000.00        |
| BALLROOM ENTRY DOOR REPLACEMENTS                         | PCW             | DM           | 88,256.00        |
| Gameroom Space Repairs                                   | PCW             | CP           | 6,800.00         |
| Replacement Rusty/Deteriorating PCW Plaza Furniture      | PCW             | FFE          | 95,000.00        |
| REPAIR WINDOW LEAKS                                      | PCW             | DM           | 31,088.00        |
| Roma Patio Furniture (20-tables, 40-chairs, 5 umbrellas) | PCW             | FFE          | 45,000.00        |
| Air Handler Replacement (phase 1)                        | PCW             | CP           | 160,000.00       |
| REPAIR AND REPAINT WOOD TRELLIS TRIM                     | PCW             | DM           | 31,088.00        |
| Sun God Lounge Carpet Replacement                        | PCW             | CP           | 25,000.00        |
| Room 1605 lounge prep/shell                              | PCE             | CP           | 75,000.00        |
| SIGNAGE PACKAGE INSTALLATION                             | PCE             | DM           | 72,102.00        |
| Patio Furniture Pub Facility                             | SC              | FFE          | 17,500.00        |
| Fire Alarm upgrades at Student Center                    | SC              | CP           | 60,000.00        |
| Cart - Carryall Club Car for Maintenance                 | General         | FFE          | 17,939.00        |
| Fire/Life Safety Projects (pending FM report)            | Crafts Center   | CP           | 11,000.00        |
| FIRE ALARM SYSTEM UPGRADE                                | Crafts Center   | DM           | 32,529.00        |
| INSTALL EMERGENCY LIGHTS AND EXIT SIGNS                  | Crafts Center   | DM           | 13,301.00        |
| INTERIOR DOOR UPGRADES                                   | Crafts Center   | DM           | 48,863.00        |
| INTERIOR ACCESSIBILITY UPGRADES                          | Crafts Center   | DM           | 20,708.00        |
| BUILT-UP ROOF REPLACEMENT                                | Crafts Center   | DM           | 252,646.00       |
| WINDOW REPLACEMENT                                       | Crafts Center   | DM           | 328,812.00       |
| EXTERIOR DOOR REPLACEMENT                                | Crafts Center   | DM           | 76,066.00        |
| EXTERIOR SIDING REPLACEMENT                              | Crafts Center   | DM           | 94,780.00        |
| INSTALL UNITARY HVAC SYSTEMS                             | Crafts Center   | DM           | 24,202.00        |
| INSTALL RESTROOMS  | Crafts Center   | DM           | 93,269.00        |
| REFINISH FLOORING  | Crafts Center   | DM           | 110,569.00       |
| REFINISH WALLS   | Crafts Center   | DM           | 2,134.00         |
| UPGRADE CEILINGS   | Crafts Center   | DM           | 40,940.00        |
| LANDSCAPING UPGRADE                                      | Crafts Center   | DM           | 112,822.00       |
| SITE PAVING UPGRADES                                     | Crafts Center   | DM           | 21,151.00        |
| INSTALL ADDTNL EMERGENCY SHOWER & EYEWASH STATIONS       | Crafts Center   | DM           | 10,341.00        |
| EXHAUST FAN REPLACEMENT                                  | Crafts Center   | DM           | 14,727.00        |
| INTERIOR LIGHTING UPGRADE                                | Crafts Center   | DM           | 35,823.00        |
| UPGRADE ELECTRICAL DISTRIBUTION NETWORK                  | Crafts Center   | DM           | 126,967.00       |
| WATER SUPPLY PIPING REPLACEMENT                          | Crafts Center   | DM           | 9,920.00         |
| SINK REPLACEMENTS  | Crafts Center   | DM           | 7,760.00         |
| DOMESTIC WATER HEATER REPLACEMENT                        | Crafts Center   | DM           | 4,103.00         |
| DRAIN PIPING REPLACEMENT                                 | Crafts Center   | DM           | 14,843.00        |
| <b>FY 2013-14 Total: \$</b>                              |                 |              | <b>2,298,716</b> |

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| <b>PROJECT</b>  | <b>LOCATION</b> | <b>Class</b> | <b>AMOUNT</b>       |
|---|-----------------|--------------|---------------------|
| RESTROOM RENOVATIONS  | Che Facility    | DM           | 489,211.72          |
| Replace Deteriorating Ballroom West Acoustical Improvements | PCW             | CP           | 70,000.00           |
| CLEAN AND PAINT METAL ROOFING AND REPAIR FLASHING           | PCW             | DM           | 105,703.00          |
| VideoConnect System PCW (monitors and install)              | PCW             | CP           | 30,000.00           |
| BUILT-UP ROOF REPLACEMENT                                   | PCW             | DM           | 700,453.00          |
| Air Handler Replacement (phase 2)                           | PCW             | CP           | 300,000.00          |
| PCE Basement Air Quality Improvement                        | PCE             | CP           | 20,000.00           |
| Resurfacing and Bike Racks for ATM dirt area                | PCE             | CP           | 15,000.00           |
| Door Security Improvements                                  | PCE             | CP           | 18,874.00           |
| BUILT-UP ROOF REPLACEMENT                                   | SC              | DM           | 210,710.00          |
| DETERIORATED FRAMING REPLACEMENT                            | SC              | DM           | 20,680.00           |
| Reupholster Worn Lounge Seating                             | SC              | FFE          | 7,000.00            |
| Umbrella replacement  | SC              | FFE          | 9,000.00            |
| <b>FY2014-15 Total:</b>                                     |                 |              | <b>\$ 1,996,632</b> |

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| <b>PROJECT</b>                                       | <b>LOCATION</b> | <b>Class</b> | <b>AMOUNT</b> |
|--|-----------------|--------------|---------------|
| ROOFING REPLACEMENTS                                 | Che Facility    | DM           | 189,860.96    |
| PCW Food Court Restroom Repairs and Improvements     | PCW             | CP           | 150,000.00    |
| PCW Food Court Slat Ceiling Repairs and Replacements | PCW             | CP           | 80,000.00     |
| PCW Dining Furniture replacement                     | PCW             | FFE          | 100,000.00    |
| REPLACE DETERIORATING EXTERIOR DOORS                 | PCW             | DM           | 360,745.53    |
| Air Handler Replacement (phase 3)                    | PCW             | CP           | 300,000.00    |
| INTERIOR LIGHTING UPGRADE                            | PCW             | DM           | 857,738.00    |
| WATERPROOFING REPAIRS EXPANSION JOINTS & THRESHOLDS  | PCE             | DM           | 55,912.00     |
| Meeting Room Technology/Media Upgrades               | All buildings   | CP           | 60,000.00     |
| REPLACE EXIT SIGNS                                   | SC              | DM           | 260,652.00    |

**FY15-16 Total: \$ 2,414,908**

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| <b>PROJECT</b>  | <b>LOCATION</b> | <b>Class</b> | <b>AMOUNT</b> |
|---|-----------------|--------------|---------------|
| PLAZA FOUNTAIN REPAIR AND UPGRADE                         | PCW             | DM           | 781,026.00    |
| Replacement Carpet PC East, Level 4 Foyer                 | PCE             | CP           | 25,000.00     |
| Reupholster worn lounge furniture                         | PCE             | FFE          | 15,000.00     |
| INSTALL EMERGENCY GENERATOR AND POWER NETWORK             | SC              | DM           | 103,620.00    |
| REPLACE DETERIORATING EXTERIOR DOORS                      | SC              | DM           | 368,410.00    |
| VideoConnect System Student Center (monitors and install) | SC              | CP           | 15,000.00     |
| Security Cameras at Student Center                        | SC              | CP           | 30,000.00     |
| UPGRADE ELECTRICAL DISTRIBUTION NETWORK                   | SC              | DM           | 517,279.00    |

**FY16-17 Total: \$ 1,855,335**

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| <b>PROJECT</b>   | <b>LOCATION</b> | <b>Class</b> | <b>AMOUNT</b> |
|--|-----------------|--------------|---------------|
| INSTALL SAFETY GLAZING                                       | Che Facility    | DM           | 5,307.78      |
| INTERIOR AMENITY ACCESSIBILITY UPGRADES                      | Che Facility    | DM           | 1,842.40      |
| INTERIOR PATH OF TRAVEL ACCESSIBILITY UPGRADES               | Che Facility    | DM           | 5,869.28      |
| UPGRADE ELECTRICAL DISTRIBUTION NETWORK                      | Che Facility    | DM           | 72,108.29     |
| UPGRADE ELECTRICAL SERVICE                                   | Che Facility    | DM           | 49,018.98     |
| EXHAUST FAN REPLACEMENT                                      | Che Facility    | DM           | 24,371.60     |
| EXTERIOR SIDING REPLACEMENT                                  | Che Facility    | DM           | 24,292.00     |
| INSTALL HVAC SYSTEMS IN UNCONDITIONED SPACE                  | Che Facility    | DM           | 16,029.77     |
| INTERIOR LIGHTING UPGRADE                                    | Che Facility    | DM           | 34,106.54     |
| REFINISH WALLS AND CEILING                                   | Che Facility    | DM           | 13,711.54     |
| REPAINT BUILDING EXTERIOR                                    | Che Facility    | DM           | 89,985.76     |
| DRAIN PIPING REPLACEMENT                                     | Che Facility    | DM           | 52,425.18     |
| WATER SUPPLY PIPING REPLACEMENT                              | Che Facility    | DM           | 34,976.35     |
| INSTALL ROOF EDGE SAFETY RAILING                             | PCW             | DM           | 18,036.00     |
| INSTALL SAFETY GLAZING                                       | PCW             | DM           | 15,173.00     |
| PCW Back-of-House Corridor Make-up Air System                | PCW             | CP           | 3,000.00      |
| PCW Chilled Water Drain Installation                         | PCW             | CP           | 15,000.00     |
| Replace Broken and Reupholster Sun God Furniture             | PCW             | CP           | 44,000.00     |
| Theater Seating Repairs and Replacements                     | PCW             | CP           | 175,000.00    |
| WATERPROOFING OF EXTERIOR FOUNDATION WALL                    | PCW             | DM           | 21,548.00     |
| ADA Door Access to Level 2 Retail Zone                       | PCW             | CP           | 15,000.00     |
| ADA Door Access to Sun God Lounge                            | PCW             | CP           | 15,000.00     |
| ASSISTIVE LISTENING SYSTEM INSTALLATION                      | PCW             | DM           | 4,514.00      |
| EXHAUST FAN REPLACEMENT                                      | PCW             | DM           | 46,348.00     |
| MODIFY MILLWORK FOR WHEELCHAIR ACCESSIBILITY                 | PCW             | DM           | 7,215.00      |
| PCW Hydronic Balance Med Temp Water System                   | PCW             | CP           | 7,500.00      |
| PCW Restroom Fixture Replacements and Upgrade                | PCW             | CP           | 15,000.00     |
| Replace Seating Common Area Dining (non food-court spaces)   | PCW             | FFE          | 15,000.00     |
| THEATER ACCESSIBILITY UPGRADES                               | PCW             | DM           | 27,994.00     |
| Triton Steps Greening Replacements                           | PCW             | CP           | 50,000.00     |
| COMPREHENSIVE HYDRAULIC ELEVATOR MODERNIZATION               | PCW             | DM           | 531,133.00    |
| ELECTRICAL SYSTEM REPAIRS                                    | PCW             | DM           | 328,368.00    |
| HVAC SYSTEM RESTORATION                                      | PCW             | DM           | 160,821.00    |
| INSTALL DUAL LEVEL DRINKING FOUNTAINS                        | PCW             | DM           | 9,944.00      |
| PLAZA POWER CONTROL UPGRADE                                  | PCW             | DM           | 7,535.00      |
| REFINISH CEILINGS  | PCW             | DM           | 790,926.65    |
| REFINISH FLOORING  | PCW             | DM           | 206,698.00    |
| REFINISH WALLS   | PCW             | DM           | 158,292.07    |
| REPLACE SPRINKLER HEADS                                      | PCW             | DM           | 146,888.00    |
| BUILDING SIGNAGE PACKAGE INSTALLATION                        | PCW             | DM           | 82,988.14     |
| Repairs and Replacement of Acoustical Panels in Dining Areas | PCW             | CP           | 12,000.00     |
| Technology Upgrade for Marquee w/ Sound                      | PCW             | CP           | 12,000.00     |
| Level 4 Conference Room Tables                               | PCE             | FFE          | 5,106.00      |
| AHU #5 IMPROVEMENTS  | PCE             | DM           | 33,861.00     |
| BASEMENT RELIEF AIR DUCT MODIFICATION                        | PCE             | DM           | 9,304.00      |
| CENTRAL ROOF ENCLOSURE LOUVER ADDITION                       | PCE             | DM           | 32,326.00     |

|  |               |     |            |
|--|---------------|-----|------------|
| ELEVATOR 4 RELIEF AIR DUCT MODIFICATION                  | PCE           | DM  | 7,890.00   |
| INSTALL ROOF ACCESS LADDER WITH SAFETY CAGE              | PCE           | DM  | 3,598.00   |
| INTAKE PLENUM DOOR IMPROVEMENT                           | PCE           | DM  | 3,977.00   |
| SITE ACCESSIBILITY UPGRADES                              | PCE           | DM  | 27,994.00  |
| ASSISTIVE LISTENING SYSTEM INSTALLATION                  | PCE           | DM  | 4,514.00   |
| ATRIUM HANDRAIL INSTALLATION                             | PCE           | DM  | 3,978.75   |
| CONSTRUCT STAGE ACCESS RAMP                              | PCE           | DM  | 23,927.00  |
| UPGRADE CONTROL AIR SOURCE                               | PCE           | DM  | 8,174.00   |
| CARPETING UPGRADES                                       | PCE           | DM  | 354,352.00 |
| Add additional PC East entry/exit doors to door security | PCE           | CP  | 18,874.13  |
| Reupholster Commuter Lounge Furniture                    | PCE           | FFE | 5,000.00   |
| Skatestop Installation/Replacements                      | All buildings | CP  | 5,000.00   |
| Occupancy Sensor Installation                            | All buildings | CP  | 120,000.00 |
| PC/SC Wayfinding Signage Updates                         | All buildings | CP  | 17,000.00  |
| SAFETY GLAZING INSTALLATION                              | SC            | DM  | 8,543.00   |
| SCA Hazardous Material Removal                           | SC            | CP  | 60,000.00  |
| ADA COMPLIANT HANDRAIL INSTALLATIONS                     | SC            | DM  | 25,000.00  |
| INSTALL LEVER ACTUATED DOOR HARDWARE                     | SC            | DM  | 37,488.00  |
| MODIFY SERVICE COUNTER FOR WHEELCHAIR ACCESS             | SC            | DM  | 4,694.00   |
| PARTIAL FIRE ALARM SYSTEM REPLACEMENT                    | SC            | DM  | 88,829.00  |
| Student Center Wayfinding Signage                        | SC            | CP  | 2,000.00   |
| UPGRADE ELECTRICAL SERVICE                               | SC            | DM  | 194,268.00 |
| CARPETING UPGRADES                                       | SC            | DM  | 189,395.00 |
| COMPLETE PLUMBING RENOVATION                             | SC            | DM  | 497,244.00 |
| DUAL LEVEL DRINKING FOUNTAIN INSTALLATION                | SC            | DM  | 2,486.00   |
| EXTERIOR LIGHTING CONTROL IMPROVEMENTS                   | SC            | DM  | 16,606.00  |
| HVAC SYSTEM REPLACEMENT                                  | SC            | DM  | 338,163.00 |
| INTERIOR LIGHTING UPGRADE                                | SC            | DM  | 16,327.00  |
| PARTIAL SPRINKLER HEAD REPLACEMENT                       | SC            | DM  | 7,034.00   |
| CEILING FINISH UPGRADES                                  | SC            | DM  | 97,625.00  |
| EXTERIOR APPLIED FINISH RENEWAL                          | SC            | DM  | 31,088.00  |
| INSTALL ADDITIONAL SIGNAGE                               | SC            | DM  | 18,105.00  |
| Fold and Roll Staging Replacements                       | General       | FFE | 8,000.00   |
| Concert Height Staging System                            | General       | FFE | 25,000.00  |

**FY17-18 --> FY24-25: \$ 5,719,738**

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