

UAF Construction in Progress

TITLE	TPC AUTHORITY *	TPC FUNDED	EXP/ENC **	STATUS/CONSIDERATIONS
Bartlett & Moore Hall Modernization & Renewal	25,000,000	1,200,000	638,926	Design Stage/TPC pending SDA approval
Bristol Bay Campus Exterior Improvements	352,738	352,738	111,094	Design Stage
Butrovich Data Center Chiller Replacement	2,030,400	2,030,400	115,717	Design Stage
Butrovich Data Center UPS Replacement	2,600,000	2,600,000	2,149,191	Construction in Progress
Campus Wide Exterior Building Entry Upgrades	1,565,000	1,315,000	1,162,989	Construction in Progress
Campus Wide Hardware Upgrades	1,997,000	1,997,000	991,400	Construction in Progress
Campus Wide Sustainable Native Art Studios	950,000	950,000	775,426	Construction in Progress
Engineering Facility Schaible Auditorium Improvements	1,076,464	1,076,464	978,322	Construction in Progress
Fine Arts Salisbury Theater Code Corrections Phase 1	2,480,000	2,480,000	2,025,944	Construction in Progress
MBS Complex Medium Voltage Feeder Replacement	1,450,000	1,450,000	1,336,141	Construction in Progress
Northwest Campus ADA Ramp & Boardwalk Repairs	645,879	645,879	199,488	Construction in Progress
O'Neill Roof Replacement	1,330,000	1,330,000	742,604	Construction in Progress
Off Campus Kenai Firefighting Foam Investigation	1,094,300	1,094,300	814,480	Construction in Progress
Patty Center Pool Code Corrections	2,700,000	2,700,000	54,382	Preliminary Planning/TPC pending FPA approval
Rasmuson Library Student Success Center	9,000,000	5,500,000	637,590	Design Stage/TPC pending SDA approval
Student Health And Counseling Center Renovations	1,105,000	1,105,000	125,179	Design Stage
Troth Yeddha' Indigenous Studies Center and Park	40,000,000	1,000,000	658,952	Preliminary Planning/Awaiting Funding
UAF-CTC Fire and Emergency Services Training and Education Facility	32,000,000	400,000	396,998	Design Stage/Awaiting Funding
Utilities Hess Village Sanitary Sewer	1,295,000	1,295,000	863,567	Construction in Progress
Wickersham Hall Renewal And Water Damage Repairs	4,076,230	3,824,150	3,425,885	Construction in Progress
Grand Total	132,748,011	34,345,931	18,204,276	
* Total project costs could change over time dependent upon changes to project scope and funding availability.				
** Expenditures and encumbrances are current through August 26, 2022.				
Note: This project listing represents those with an estimated total project cost in excess of \$250,000 for community campuses and \$1,000,000 for UAF main campus in accordance with BOR Policy P05.12.075. Other projects that do not meet these dollar thresholds are not listed.				

Lease, Joint Use, Debt and Rental:

D(1)(a) Percentage of Total MAU Utilized Space that is Leased Off Campus

D(1)(b) Off Campus Leased Space Expiring Within Next 24 Months and Actions at Expiration

Lessor	Off Campus Lease Description	Building Number	City	FY22 Annual Payments	Square Feet	Effective Date	Lease Expiration	Action on Leases Expiring in the Next 24 Months
S&S Center	CES Doors & Windows Building	FL110	Soldotna	\$35,880	2,300	08/28/95	6/30/23	0 extensions remain; unlikely to extend
Unalaska City School Dist.	IA-C Aleutian Learning Center	FL141	Unalaska	\$10,350	700	07/01/96	7/1/23	Auto Annual Renewal
FNSBSD	UAF CTC Hutchison Institute of Technology	FL125	Fairbanks	\$305,893	50,334	07/01/04	6/30/23	Auto Annual Renewal
Jarvis Properties, LLC	CES Office Space	FL104	Delta	\$17,238	390	12/22/08	12/31/24	3 one year extensions remain
San Jose State University	CFOS Moss Landing Marine Lab	FL257	Moss Landing, CA	\$26,880	25	07/01/19	6/30/23	May be extended by mutual agreement
North Pacific Research Board	CFOS/MAP Office Space	FL178	Anchorage	\$47,078	3,332	11/01/12	10/31/22	Planning to renegotiate
Petersburg Indian Association	CFOS/MAP Office Space	FL188	Petersburg	\$10,251	500	04/01/16	7/14/27	New FUA executed 7/14/22; auto extended
Fairbanks Pipeline Training Center Trust	UAF CTC Process Technology & Environmental Safety	FL193	Fairbanks	\$245,193	12,252	12/01/14	11/30/23	0 extensions remain; likely to renegotiate
City of New Stuyahok	BBC New Stuyahok Learning Center	FL201	New Stuyahok	\$6,600	221	07/01/14	6/30/15	Terminated May 31, 2022
712 W 12th Street LLC	CES 712 W 12th Street office space	FL189	Juneau	\$52,416	2,080	11/01/18	10/31/23	5 one year extensions remain
City of Bethel	Bethel Teen Center	FL086	Bethel	\$0	4,268	7/1/2015	6/30/2022	Working on new agreement
Tundra Mgmt/Nordic Calista	MAPTS/CES Nordic Calista Building Space	FL092	Anchorage	\$80,755	4050	6/1/2020	5/31/2023	One additional term of 3 years
SkyKing Investments	ACUASI - Skyking	FL196	Fairbanks	\$32,454	3000	6/1/2021	5/31/2023	5 one year extensions - auto extended
GRAND TOTAL				\$870,987	83,452			

FY21* Facilities Inventory Total UAF Square Footage (non-lease):	3,917,412
D(1)(a) - Total Percentage UAF Utilized Space Leased:	2.13%

*At the time of this publication, the FY22 Facilities Inventory is not yet complete.

Lease, Joint Use, Debt and Rental:

D(1)(c) Building and Space Leased to Third-Parties

D(1)(d) Third Party Leased Space Expiring Within Next 24 Months and Action at Expiration

Building Name	Lessee	City	FY22 Annual Payments	Square Feet	Renewals through	Expiration	Notes
Orca Building	Independent Living Center, Inc.	Seward	\$26,400	1,290	12/31/25	12/31/24	Renew, unless UAF needs the space
Orca Building	State of Alaska	Seward	\$40,006	1,350	1/31/27	1/31/23	Renew, unless UAF needs the space
Orca Building	Pam's Bookkeeping	Seward	\$11,929	646	9/31/26	9/30/26	Renew, unless UAF needs the space
Orca Building	Prism Optical	Seward	\$8,763	380	8/30/23	8/30/23	Renew, unless UAF needs the space
Orca Building	Chugachmiut, Inc.	Seward	\$163,182	7,352	2/5/23	2/5/23	Renew, unless UAF needs the space
Kodiak Seafood Marine Science Center	Blue Evolution	Kodiak	\$7,648	2,625	12/31/2020	12/31/2020	Holding Over
Constitution Hall	Campus Barbershop	Fairbanks	\$4,608	200	Auto Annual	6/30/23	Renew
Barnette Parking Garage	State of Alaska, DOT	Fairbanks	\$41,479	39 spaces	7/31/28	7/31/23	Renew, unless UAF needs the space
Aurora Warehouse	Fairbanks North Star Borough	Fairbanks	\$146,540	16,538	5/31/22	5/31/22	Renewal through SW LM in progress
Margeret Wood Building	State of Alaska, DoA	Dillingham	\$11,566	286	2/28/2029	2/29/24	Renew, unless UAF needs the space
Syun Ichi Akasofu	National Weather Service	Fairbanks	\$229,846	6,000	10/31/40	10/31/30	Renew
Matanuska Experiment Farm (MV117/MV112/M	State of Alaska, Div of Ag	Palmer	\$9,765	1,763	6/30/26	6/30/23	Renew through end of grant - expected to end after 2022
Matanuska Experiment Farm (MV101)	SoA Fish & Game	Palmer	\$48,665	2,752	4/30/28	4/30/23	Renew, unless UAF needs the space
Harper Building	Council of Athabascan Tribal Government	Fairbanks	\$0	141	12/31/21	12/31/21	Ended with term
Northwest Campus (NW002/NW007/NW008)	Korea Polar Research Institute	Nome	\$10,200	1,099	9/30/24	9/30/24	Renew, unless UAF needs the space
Wood Center	Wells Fargo	Fairbanks	\$6,500	ATM	4/30/34	4/30/24	Renew, unless UAF needs the space
Northwest Campus (NW002/NW007)	UT Battelle	Nome	\$10,200	1,060	8/31/23	8/31/23	Renew, unless UAF needs the space
Museum	Museums Alaska, Inc	Fairbanks	\$0	50	10/31/21	12/31/2020	Holding Over; termination 10/31/21
Kodiak Seafood Marine Science Center	Kodiak Regional Aquaculture Association	Kodiak	\$9,707	462	7/31/23	7/31/23	Renew, unless UAF needs the space
Elvey Building Annex	GeoNorth Information Systems, LLC	Fairbanks	\$37,800	1,500	6/30/24	6/30/24	Renew, unless UAF needs the space
Kodiak Seafood Marine Science Center	Alaska Coastal Observations and Research	Kodiak	\$5,672	233	6/30/24	6/30/24	Renew, unless UAF needs the space
Joseph E. Usibelli Engineering Learning and In	Arctic Energy Office	Fairbanks	\$29,221	630	12/31/2031	12/31/2026	Renew
Yupik Language Center	Kuskokwim River Inter-Tribal: Fisheries Commis	Bethel	\$8,174	300	12/31/2022	12/31/2022	Renew, unless UAF needs the space
Elvey Building	GeoYeti	Fairbanks	\$2,885	215	1/10/22	1/10/22	Ended with term
Nerland Hall	Fountainhead	Fairbanks	\$87,036	44,340	9/15/22	9/15/2022	Summer only; ended with term
Arctic Health Research Building	Cellco Partnership d/b/a Verizon Wireless	Fairbanks	\$38,742	n/a	8/31/38	8/31/23	Renew
Moore Hall (Cellular Antennas)	The Alaska Wireless Network, LLC (fka GCI)	Fairbanks	\$21,816	20	10/14/22	10/14/22	Renew
GRAND TOTAL			\$1,018,350	91,232			

FY21* Facilities Inventory Gross Square Footage (non-lease):	3,917,412
D(1)(c) - Total Percentage UAF Owned Space Leased to Third Party:	2.33%

*At the time of this publication, the FY22 Facilities Inventory was not yet complete.

D(1)(e) Non-UA Owned and Non-UA Occupied Facilities

UAF does not have any non-UA owned and non-UA occupied facilities situated on its educational property. However, UAF does have non-UA owned facilities which are shared occupancy with the following agencies:

City	Third Party	Expiration	through	Type of Agreement(s)
Fairbanks	Cold Climate Housing Research Center	1/31/2025	1/31/2055	Land Lease and Joint Use Agreement
Fairbanks	State of Alaska Virology Lab	9/30/2030	9/30/2050	Land Lease and Collaborative Research, Maintenance and Operating Agreement

UAF Debt Service Schedule
Appendix 5.C.1

Category / Description	Debt Principal Amount Outstanding ^[2]	FY22 ^[3]	FY23	FY24	FY25	FY26	FY27	FY28	FY29	FY30	FY31	FY32
Current Debt												
SERIES S - Def Maint II & Multiple Refinancings	\$ 11,680,000	1,577	1,571	1,706	1,708	1,579	1,577	1,579	631	289	292	289
SERIES T - Central Heating and Power Plant (CHPP) G.O.B.	\$ 60,070,000	4,900	4,895	4,896	4,896	4,900	4,898	4,895	4,896	4,900	4,896	4,895
SERIES U - Central Heating and Power Plant (CHPP) M.B.B.	\$ 81,175,000	5,588	5,590	5,588	5,590	5,588	5,590	5,586	5,586	5,590	5,586	5,587
SERIES V - Engineering Building and Re-Finance N, O	\$ 33,065,000	2,939	2,935	2,417	2,413	2,412	2,413	2,416	2,123	2,118	2,121	2,121
SERIES W - Refinance Series P, Q, R	\$ 39,795,000	2,886	2,909	3,280	3,284	3,417	3,418	3,419	4,659	5,002	4,623	5,410
Sub-Total: Debt Service on Current Debt Issues	\$ 225,785,000	\$ 17,890	\$ 17,900	\$ 17,887	\$ 17,892	\$ 17,896	\$ 17,896	\$ 17,896	\$ 17,895	\$ 17,898	\$ 17,518	\$ 18,302
Capital Lease												
UAF Student Dining Facility Base Rent Payments ^[1]	\$ 22,040,000	1,385	1,382	1,384	1,382	1,382	1,379	1,375	1,375	1,378	1,374	1,373
Sub-Total: Current Debt and Capital Lease Pmts	\$ 22,040,000	\$ 19,276	\$ 19,282	\$ 19,272	\$ 19,275	\$ 19,278	\$ 19,275	\$ 19,271	\$ 19,271	\$ 19,277	\$ 18,891	\$ 19,675
Projects with Anticipated Debt Funding												
None	\$ -	-	-	-	-	-	-	-	-	-	-	-
Sub-Total: Debt Service on Anticipated Debt Issues	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL Debt Service and Long-Term Leases	\$ 247,825,000	\$ 19,276	\$ 19,282	\$ 19,272	\$ 19,275	\$ 19,278	\$ 19,275	\$ 19,271	\$ 19,271	\$ 19,277	\$ 18,891	\$ 19,675

^[1] Student Dining Facility total Lease payment includes "Base Rent" portion to cover debt service and "Additional Rent" portion to cover leaseholder costs, which ran about \$64,500 in FY18 plus 3% increase thereafter. The additional rents portion is considered a contractual service paid by Dining Services, not debt service, and is therefore not included in this table.

^[2] Outstanding balance to start FY22 (July 1, 2021).

^[3] Amounts in thousands.