



New College of Florida
The Honors College

July 2, 2025

Kevin Prichard
Assistant Vice Chancellor, Finance & Facilities
325 West Gaines Street Suite 1652B
Tallahassee, FL 32399-0400

Re: 2026-27 Legislative Budget Request (LBR) for Fixed Capital Outlay

Dear Kevin:

In accordance with your correspondence of April 2, 2025, enclosed herewith is New College of Florida's FY 2026-27 Fixed Capital Outlay Budget Request covering the period FY 2026-27 through 2030-31.

The New College Board of Trustees voted unanimously to approve this request at our meeting on June 26, 2025. The link to the June 26, 2025, Board of Trustees meeting is as follows: https://www.ncf.edu/wp-content/uploads/2025/06/Board-of-Trustees-Meeting-Materials-June-26-2025_Compressed.pdf. The materials presented to the board at the June 26, 2025 meeting included, CIP 2 (Summary of Projects) and CIP 3 (Project Details).

This request reflects the campus needs as we know them at the time of submission. It considers appropriate elements of the College's updated Campus Master Plan and Educational Plant Survey. Campus existing space utilization was considered in establishing these priorities.

We are grateful to you, your staff and the Board of Governors for your collective ongoing support of New College's facilities planning needs. Should you have any questions regarding this updated program, please do not hesitate to contact Vice President of Finance and Administration Christie Fitz-Patrick.

Sincerely,

Handwritten signature of Debra A. Jenks in black ink.

Debra Jenks, Chair, Board of Trustees

Handwritten signature of Richard Corcoran in blue ink.

Richard Corcoran, President

Enclosures: FY 2026-27 Fixed Capital Outlay Budget Request for New College of Florida
NCF Board of Trustees Fixed Capital Outlay Request Agenda Item

State University System
5-Year Capital Improvement Plan (CIP)
FY 2026-27 through 2030-31

Summary of Projects
(PECO-Eligible Project Requests)

University New College of Florida

Contact: Christie Fitz-Patrick
(name)

941-487-4443
(phone)

cfitzpatrick@ncf.edu
(email)

Priority No.	Project Title	Total Supplemental (Non PECO) funding	Total Prior PECO Funding	Projected Annual PECO Funding Requested					Programs to Benefit from Project	Net Assignable Sq. Ft. (NASF)	Gross Sq. Ft. (GSF)	Total Project Cost	Project Cost Per GSF	EPS Recommendation Date & Rec. # ⁽¹⁾	
				FY25-26	FY26-27	FY27-28	FY28-29	FY29-30							
1	Multi-Purpose Building Supporting Enrollment Growth		\$ 5,051,785		\$ 31,736,746	\$ 26,684,962				All	75,936	106,310	\$ 63,473,493	\$ 597.06	BOT EPS Approved date 06/13/2024
2	Shared Use Facility - NCF/FSU Ringling Chiller Plant Expansion				\$ 6,927,820					All	4,993	6,990	\$ 6,927,820	\$ 991.10	BOT EPS Approved date 06/13/2024
													\$ -		
													\$ -		
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													\$ -		

1) Pursuant to s. 1001.706(12)c., F.S., new projects that have not already been partially appropriated funding must be Recommended in the latest Educational Plant Survey (EPS) in order to be included in the final prioritized list of projects (for the FCO LBR). If a project was partially appropriated funding without an EPS Recommendation, please cite the General Appropriations Act year and (\$) amount(s) appropriated, for reference.

PECO Project Detail

University: New College of Florida

Project Priority #: **1**

Project Name: Multi-Purpose Building Supporting Enrollment Growth

Project Address: TBD

PROJECT NARRATIVE

The project includes multi-use space supporting the academic program (classrooms, study, and offices), administrative support (campus safety, records & registration, finance, employee support services, IT) and various site improvements. With the growth planned for the College, this project will provide necessary space for new programs. This building will also provide space for existing programs that have been displaced due to planned demolition of buildings.

RESERVE ESCROW PLAN

	Renovation/Remodeling Projects <small>(1% per s. 1001.706(12)(c) F.S.)</small>	New Construction Projects <small>(2% per Board Regulation 14.002)</small>
Estimated Bldg Value:	\$ -	\$ -
Value Basis/Source:	Total construction cost or insurable value, whichever is greater, per Board Regulation 14.002	
Estimated 1st Yr Deposit:	\$ -	\$ -
Funding Source:		
Comments:		

BUILDING SPACE DESCRIPTION (account for all building space below)

Space Type <small>(per FICM)</small>	Net Assignable Sq. Ft. <small>(NASF)</small>	Net-to-Gross Conversion Factor	Gross Sq. Ft. <small>(GSF)</small>	Unit Cost * <small>(per GSF)</small>	Building Cost
NEW CONSTRUCTION					
Classroom	2,000	<u>1.4</u>	2,800	<u>447</u>	1,250,816
Study	4,800	<u>1.4</u>	6,720	<u>444</u>	2,983,478
Office	35,136	<u>1.4</u>	49,190	<u>455</u>	22,363,923
Auditorium/Exhibition	4,000	<u>1.4</u>	5,600	<u>502</u>	2,813,776
Campus Support Services	30,000	<u>1.4</u>	42,000	<u>412</u>	17,294,760
	-		-		-
	-		-		-
	-		-		-
Assignable E&G Space (subtotal):	75,936		106,310		46,706,754
'Other Assignable' E&G Space:	-		-		-
Non-E&G Space:	-		-		-
Total Space:	75,936		106,310		46,706,754

* Apply Unit Cost to total GSF based on Space Type

REMODELING / RENOVATION

	Remodeling Projects Only	
	BEFORE	AFTER
	-	-
	-	-
	-	-
	-	-
	-	-
	-	-
	-	-
	-	-
Assignable E&G Space (subtotal):	-	-
'Other Assignable' E&G Space:	-	-
Non-E&G Space:	-	-
Total:	-	-
Grand Total:	75,936	106,310
	46,706,754	

PROJECT COMPONENT COSTS & PROJECTIONS

	Costs Incurred to Date	Projected Costs					Total
		Year 1	Year 2	Year 3	Year 4	Year 5	
Basic Construction Costs							
Building Cost (from above)	-		24,196,764	22,048,375	-	-	46,245,139
Environmental Impacts/Mitigation	-		-	-	-	-	-
Site Preparation	-		1,904,204	1,278,001	-	-	3,182,205
Landscape / Irrigation	-		-	-	-	-	-
Plaza / Walks	-		-	-	-	-	-
Roadway Improvements	-		-	-	-	-	-
Parking : spaces	-		-	-	-	-	-
Telecommunication	-		388,540	-	-	-	388,540
Electrical Service	-		-	-	-	-	-
Water Distribution	-		2,045,144	78,675	-	-	2,123,819
Sanitary Sewer System	-		-	-	-	-	-
Chilled Water System	-		1,295,144	-	-	-	1,295,144
Storm Water System	-		777,083	-	-	-	777,083
Energy Efficient Equipment	-		-	-	-	-	-
Subtotal: Basic Const. Costs	-		30,606,879	23,405,051	-	-	54,011,930
Other Project Costs							
Land / existing facility acquisition	-		-	-	-	-	-
Professional Fees	-	3,834,357	199,600	424,715	-	-	4,458,672
Fire Marshall Fees	-	257,590	-	-	-	-	257,590
Inspection Services	-	-	-	55,072	-	-	55,072
Insurance Consultant	-	-	-	406,313	-	-	406,313
Surveys & Tests	-	151,553	164,539	199,902	-	-	515,994
Permit / Impact / Environmental Fees	-	303,107	-	-	-	-	303,107
Artwork	-	-	-	210,595	-	-	210,595
Moveable Furnishings & Equipment	-	-	-	1,052,978	-	-	1,052,978
Project Contingency	-	505,178	765,728	930,336	-	-	2,201,242
Subtotal: Other Project Costs	-	5,051,785	1,129,867	3,279,911	-	-	9,461,563
Total Project Cost:	-	5,051,785	31,736,746	26,684,962	-	-	63,473,493

PROJECT FUNDING

Funding Received to Date (all sources)			Projected Supplemental Funding			Projected PECO Requests		Total Project Cost
Source	FY	Amount	Source	FY	Amount	FY	Amount	
PECO	26	5,051,785.00				27	31,736,746	Should equal Total Project Cost above
		-				28	26,684,962	
		-					-	
		-					-	
		5,051,785					58,421,708	63,473,493

PECO Project Detail

University: New College of Florida

Project Priority #: **2**

Project Name: Shared Use Facility – NCF/FSU Ringling Chiller Plant Expansion

Project Address: 5790 Bay Shore Rd.

PROJECT NARRATIVE

Shared Use Facility – NCF/FSU Ringling Chiller Plant Expansion. The combined chiller plant serving both New College of Florida (NCF) and Florida State University (FSU) Ringling allows for more efficient utilization of existing equipment and chiller capacity, while also enhancing the level of backup support available to both institutions. A joint management agreement has been established to govern the operation of this shared-use facility.

Currently, the chiller plant services approximately 789,489 square feet of space across both campuses. However, several existing buildings on the NCF campus are not yet connected to the plant. As NCF continues to grow, connecting both current and future buildings to the centralized chiller plant represents a more efficient and sustainable approach to cooling.

The existing chiller plant is operating at full capacity, and several of its chillers are nearing the end of their useful life. To meet the growing demand and ensure reliable service, a plant expansion is necessary. Within the next 5 to 10 years, additional buildings are expected to come online, increasing the total cooling demand by approximately 40% over the current supply.

RESERVE ESCROW PLAN

	Renovation/Remodeling Projects (1% per s. 1001.706(12)(c) F.S.)	New Construction Projects (2% per Board Regulation 14.002)
Estimated Bldg Value:	\$ _____	\$ _____
Value Basis/Source:	Total construction cost or insurable value, whichever is greater, per Board Regulation 14.002	
Estimated 1st Yr Deposit:	\$ _____	\$ _____
Funding Source:	_____	
Comments:	_____	

BUILDING SPACE DESCRIPTION (account for all building space below)

Space Type (per FICM)	Net Assignable Sq. Ft. (NASF)	Net-to-Gross Conversion Factor	Gross Sq. Ft. (GSF)	Unit Cost * (per GSF)	Building Cost
NEW CONSTRUCTION					
Classroom	-	-	-	-	-
Study	-	-	-	-	-
Office	-	-	-	-	-
Auditorium/Exhibition	-	-	-	-	-
Campus Support Services	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
Assignable E&G Space (subtotal):	-	-	-	-	-
'Other Assignable' E&G Space:	-	-	-	-	-
Non-E&G Space:	-	-	-	-	-
Total Space:	-	-	-	-	-

* Apply Unit Cost to total GSF based on Space Type

REMODELING / RENOVATION

Remodeling Projects **Only**
BEFORE AFTER

	Net Assignable Sq. Ft. (NASF)	Net-to-Gross Conversion Factor	Gross Sq. Ft. (GSF)	Unit Cost * (per GSF)	Building Cost		
Campus Support Services	4,993	1.4	6,990	880	6,151,200	-	-
	-	-	-	-	-	-	-
	-	-	-	-	-	-	-
	-	-	-	-	-	-	-
	-	-	-	-	-	-	-
	-	-	-	-	-	-	-
	-	-	-	-	-	-	-
Assignable E&G Space (subtotal):	4,993	-	6,990	-	6,151,200	-	-
'Other Assignable' E&G Space:	-	-	-	-	-	-	-
Non-E&G Space:	-	-	-	-	-	-	-
Total:	4,993	-	6,990	-	6,151,200	-	-
Grand Total:	4,993	-	6,990	-	6,151,200	-	-

PROJECT COMPONENT COSTS & PROJECTIONS

	Costs Incurred to Date	Projected Costs					Total
		Year 1	Year 2	Year 3	Year 4	Year 5	
Basic Construction Costs							
Building Cost (from above)	-	6,151,200		-	-	-	6,151,200
Environmental Impacts/Mitigation	-		-	-	-	-	
Site Preparation	-						
Landscape / Irrigation	-						
Plaza / Walks	-						
Roadway Improvements	-						
Parking : <input type="text"/> spaces	-						
Telecommunication	-						
Electrical Service	-						
Water Distribution	-						
Sanitary Sewer System	-						
Chilled Water System	-						
Storm Water System	-	-					
Energy Efficient Equipment	-						
Subtotal: Basic Const. Costs	-	6,151,200	-	-	-	-	6,151,200
Other Project Costs							
Land / existing facility acquisition	-			-	-	-	
Professional Fees	-	150,000					150,000
Fire Marshall Fees	-						
Inspection Services	-	3,000					3,000
Insurance Consultant	-						
Surveys & Tests	-						
Permit / Impact / Environmental Fees	-	8,500					8,500
Artwork	-						
Moveable Furnishings & Equipment	-						
Project Contingency	-	615,120					615,120
Subtotal: Other Project Costs	-	776,620	-	-	-	-	776,620
Total Project Cost:	-	6,927,820	-	-	-	-	6,927,820

PROJECT FUNDING

Funding Received to Date (all sources)			Projected Supplemental Funding			Projected PECO Requests		Total Project Cost
Source	FY	Amount	Source	FY	Amount	FY	Amount	
						26-27	6,927,820	Should equal Total Project Cost above
							-	
							-	
		-			-		6,927,820	6,927,820