Suffolk University

Institutional Master Plan Process

3rd Task Force Meeting
April 05, 2007

Chan / Krieger / Sieniewicz
Expansion Possibilities

Cluster 1 | Temple Place/West Streets
Cluster 2 | Bromfield/Tremont Street
Cluster 3 | Court Street Area
Cluster 4 | New Chardon / Staniford St.
Cluster 5 | Bulfinch Triangle

Chan / Krieger / Sieniewicz
### A. ADDITIONAL FACILITIES: the full “wish list”

<table>
<thead>
<tr>
<th></th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>800 Undergraduate Residences</strong></td>
<td></td>
</tr>
<tr>
<td>to reach ½ of the long-term goal of accommodating 50% undergraduates</td>
<td></td>
</tr>
<tr>
<td><strong>Student Center</strong></td>
<td></td>
</tr>
<tr>
<td>to support the needs and enhance experience of full-time &amp; commuting students</td>
<td></td>
</tr>
<tr>
<td><strong>Athletic Facility</strong></td>
<td></td>
</tr>
<tr>
<td>gymnasium 500 seats, fitness center, locker rooms, aerobics studios</td>
<td></td>
</tr>
<tr>
<td><strong>Law School “clinical programs”</strong></td>
<td></td>
</tr>
<tr>
<td>to be relocated from existing building and expanded</td>
<td></td>
</tr>
<tr>
<td><strong>800 additional beds</strong></td>
<td></td>
</tr>
<tr>
<td>to reach 50% long-term goal</td>
<td></td>
</tr>
<tr>
<td><strong>100 Graduate Student residences</strong></td>
<td></td>
</tr>
<tr>
<td><strong>Academic space</strong></td>
<td></td>
</tr>
<tr>
<td><strong>TOTAL</strong></td>
<td></td>
</tr>
</tbody>
</table>

240,000sf

60,000sf

40,000sf

10,000sf

240,000sf

30,000sf

40,000sf

660,000sf
### B. REPLACEMENT FACILITIES

<table>
<thead>
<tr>
<th>Description</th>
<th>Square Footage</th>
</tr>
</thead>
<tbody>
<tr>
<td>NESAD relocation</td>
<td>50,000sf</td>
</tr>
<tr>
<td>currently in leased and inadequate facilities</td>
<td></td>
</tr>
</tbody>
</table>

### C. EXISTING FACILITIES RENEWAL

<table>
<thead>
<tr>
<th>Description</th>
<th>Square Footage</th>
</tr>
</thead>
<tbody>
<tr>
<td>#73 Tremont</td>
<td>92,000sf</td>
</tr>
<tr>
<td>to support modest increase in student body &amp; related faculty/staff</td>
<td></td>
</tr>
<tr>
<td>Archer, Donahue, Fenton, Ongoing Renovations</td>
<td>60,000sf</td>
</tr>
<tr>
<td>Sawyer Major Renovation or Replacement</td>
<td>~150,000sf</td>
</tr>
</tbody>
</table>

#### Summary

<table>
<thead>
<tr>
<th>Category</th>
<th>Total Square Footage</th>
</tr>
</thead>
<tbody>
<tr>
<td>A. NEW FACILITIES</td>
<td>660,000sf</td>
</tr>
<tr>
<td>B. REPLACEMENT FACILITIES</td>
<td>50,000sf</td>
</tr>
<tr>
<td>TOTAL</td>
<td>710,000sf</td>
</tr>
<tr>
<td>C. EXISTING FACILITIES RENEWAL &amp; UPGRADING</td>
<td>282,000sf</td>
</tr>
</tbody>
</table>
Growth to a Planned State of Stabilization by 2010-2011

Suffolk by 2010

Undergraduate: 4210 (5,000) +16%
Graduate Business and Arts & Sciences: 1003 +10%
Law: 1463 (No change)
Long Term Planned Increase in Undergraduate Student Enrollment

Suffolk by 2010

1996 2001 2002 2003 2004 2005

2650

Undergraduate Students

1996 2001 2002 2003 2004 2005

2000

2010

5000
Key Questions:

Why Growth?

Why 5,000?

Why Full Time?

1. Demand for part-time undergraduate education has steadily diminished

2. The Junior College system is fulfilling the need & is more efficient and economical

3. Preferred part-time study is increasing for graduate & mid-career programs

4. The reputation of Suffolk has substantially grown and has led to substantial growth in the number of applicants

5. Reputation of Boston as a center for education & research attracts an increasing number of students
6. The number and geographic range of international students has grown & they arrive as full full-time students

7. A full-service university, much in demand today, requires a broad array of arts and sciences subjects and needs a critical mass of students and faculty for each of these to succeed

8. A first-class university requires a global perspective and outreach and this necessitates a larger scope of scholarship

9. Suffolk is primarily tuition dependent and so requires the projected increased number of FTE’s to remain fiscally sound, while offering its broad spectrum of educational opportunities
Suffolk University uses 13 buildings containing approximately 1.1 million gross square feet.
Facilities Needs

Benchmark Comparisons

Gross SF per Full Time Equivalent Student (Non-Residential)

- Lesley University
- Suffolk University
- Simmons College
- Babson College
- 163 College and University Mean
- Emmanuel College
- Harvard
- MIT

With full build-out

Chan / Krieger / Sieniewicz
To meet the City of Boston’s Challenge for Local Universities to House Approx. 50% of Undergraduates on Campus Suffolk must build 1,365 with no additional enrollment increase & 1,735 beds with the projected growth to 5,000 (Currently houses 765 students or 18.2%)
Distribution of Suffolk University Activities in its Buildings

Some Consolidation - especially of student and administrative services is a priority.
Expansion Possibilities |

Cluster 1 | Temple Place/West Streets
Cluster 2 | Bromfield/Tremont Street
Cluster 3 | Court Street Area
Cluster 4 | New Chardon / Staniford St.
Cluster 5 | Bulfinch Triangle

Chan / Krieger / Sieniewicz
10 West St

Footprint size: 12,748 sq ft
Stories: 6 and 8 floors
SF existing: 96,500 sq ft
Potential # beds: 250 to 270

150 Tremont
1. 10 West Street
   270 beds

To Meet the University’s Goal of housing an additional 800 students over current number of 765 will require …

2nd 10 West Street
   270 beds
   =
   540

3rd 10 West Street
   270 beds
   =
   810
Cluster 1
Temple/West Street Area

Temple Place
West Street
Washington St
Tremont Street
Cluster 2
Bromfield Street Area
Cluster 2
Bromfield Street Area

73 Tremont

120 Tremont

School Street

Bromfield Street

One Beacon

#45
73 Tremont Street

EXISTING PROGRAMS
Central Administration
Library

FUTURE PROGRAM POSSIBILITIES
Post 2009
4 Additional Floors at 24,000sf = 96,000sf

Business School Faculty and Academic Space?
Consolidated Student Services?
Some Student Center Activities?
Faculty Offices?
Cluster 3
Court Street Area
1994-2000 Trust for City Hall Plaza: 30 Point Revitalization Strategy
Cluster 5
Bulfinch Triangle
“6.” The Existing Campus Cluster

Sawyer Business School

73 Tremont Street

College of Arts & Sciences Campus
Archer
Donahue
Fenton
Ongoing Renovations & Improvements to Academic Spaces as Administrative & Student Service Functions are Relocated

Law School
Expansion Possibilities |

Cluster 1 |
Temple Place/West Streets

Cluster 2 |
Bromfield/Tremont Street

Cluster 3 |
Court Street Area

Cluster 4 |
New Chardon / Staniford St.

Cluster 5 |
Bulfinch Triangle

Chan / Krieger / Sieniewicz