

## Capital Projects 2023 Summary

### *Facilities, Planning & Management*

In 2023, Facilities Planning & Management invested \$16.6 million toward improving the campus physical plant across a range of activities. The greatest allocation of these funds was for elevator modernization and replacement across campus. This is followed by investment in campus beautification, student/academic experience, building envelope and roofs, and campus/strategic plan, in that order.

Category	Amount
Student Experience/Academic	\$2,180,038
Campus Beautification	\$3,090,697
Elevator Modernization and Replacement	\$5,120,000
Building Envelope and Roofs	\$2,043,921
Mechanical, Electrical, Plumbing	\$3,397,849
Campus/Strategic Plan	\$767,000
<b>TOTAL completed 2023</b>	<b>\$16,599,505</b>

The university also oversaw the completion of several major capital projects in 2023, totaling \$158 million in capital expenditure. These projects ranged from structural repairs and mechanical improvements to major renovations and new construction.

Major Projects	Amount
M. Roy Wilson State Hall Renovation	\$80 million
Hilberry Gateway	\$60 million
Scott Hall Vivarium	\$11 million
Various HVAC Upgrades	\$3.4 million
Matthaei Tennis Courts	\$1.8 million
Parking Structure 5 Repairs	\$900k
Campus Mall Concrete Improvements	\$496k
<b>TOTAL completed 2023</b>	<b>\$16,599,505</b>

Along with stellar academic programming, the state of facilities makes a significant impact on student recruitment and retention at Wayne State. All the capital projects overseen by the Facilities Planning & Management department are vital and contribute to a safe, reliable and attractive campus today and for future generations. Two outstanding achievements in 2023 were the completion of M. Roy Wilson State Hall and the Hilberry Gateway, which are discussed below in more detail.

## **M. Roy Wilson State Hall renovation**

Through a substantial investment of \$80 million, Wayne State University has completed a comprehensive renovation of one of the largest and most scheduled general-purpose classroom buildings on campus: State Hall. After a 17-month construction process, the building reopened its doors in fall 2023 for classroom instruction with the new name of M. Roy Wilson State Hall. This effort developed from the findings of the Wayne Framework Campus Plan (2019) and was significantly informed by the input of faculty, staff and students involved throughout the design process for State Hall.

The renovation has successfully evolved the 75-year-old State Hall into a flexible, 21<sup>st</sup> century learning environment with upgrades supporting a wide range of teaching and learning styles. It has resulted in 65 right-sized classrooms offering a range of flexible furniture configurations. All classrooms are hy-flex capable and have been updated to the new C&IT classroom technology standards. In addition, the building is equipped with Virtual Desktop Infrastructure (VDI), which allows any classroom to be used for computer-focused instruction on any device.

This renovation has effectively addressed the 10-year deferred maintenance backlog through renewal and replacement of HVAC, electrical and building envelope systems. All system updates are of a modern, energy efficient standard as part of the university's commitment to meet or exceed LEED Silver certification. Substantial upgrades have also been made throughout the building to address accessibility codes, such as incorporating ramp flooring and/or mechanical lifts into the four large lecture halls. In a separate effort preceding the renovation, the university built a new passenger elevator and modernized the two existing elevators to improve access to upper and lower floors.

Student collaboration zones and seating along the corridors are situated throughout the building to encourage interaction and engagement outside of the classroom. The University Art Collection selected key pieces to display throughout these areas, with a special focus on art from the Cass Corridor and diverse artists. To further accommodate Wayne State's increasingly diverse student body, the building has also added a reflection room with a foot wash station on the first floor, a lactation room on the third and three all-gender restrooms throughout the building.

## **Hilberry Gateway**

Opened in spring 2023, the Hilberry Gateway is phase one of a \$69.5 million performance complex for theatre, music, dance and arts-related events. This facility is a new approach to theatre at Wayne State, one that moves away from the repertory theatre toward a model that allows for greater variety, better serves students and reflects regional theatres across the nation. It further brings forth a new curriculum that produces a series of performances blending dance, music, and theatre.

The Hilberry Gateway performance venue includes:

- A new 550-seat proscenium theatre and a 250-flexible-seat black box theatre at the corner of Cass and Forest in Midtown Detroit
- A full-thrust stage with appropriate wing space and a fly system
- New dressing rooms, make-up rooms and production accommodations
- New audio and visual booths that will bolster performances, allowing state-of-the-art audio, video and light technology during production
- New office space located within the complex for administrative purposes

- Patron lobby that invites guests to relax and socialize before

For phase two of the performance complex, renovations are now underway to transform the neighboring former Hilberry Theatre into the Gretchen C. Valade Jazz Center (GVJC), a high-caliber venue for music and dance performances. The 350-seat GVJC will offer ample seating for parents, patrons, donors, and community members for dance events. Opening in spring 2024, the new Jazz Center will also include:

- Outstanding acoustics
- Renovated and expanded restrooms
- Star dressing rooms
- Choral and orchestra dressing rooms
- Elevator access to restrooms and lower level
- Underground Jazz Café on the lower level