OAKLAND UNIVERSITY™

Aspiration & Innovation

Fiscal Year 2028 Five-Year Capital Outlay Plan



“Oakland will elevate educational excellence and foster deeper community engagement in the ongoing cultural and economic development of the region and state.”

“Here again in the words of Andrew Carnegie, there will be erected ‘ladders upon which the aspiring can rise.’”

Oakland University founder Matilda Dodge Wilson



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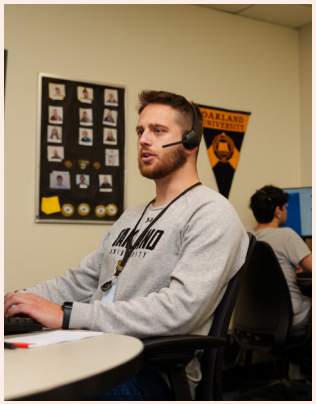


Strategic Vision 2030

Strategic Vision 2030 presents an innovative approach to navigate the rapidly changing higher education landscape. Focused on five pathways — Our People, Student Success, Discovery, Stewards of Place, and Sustainable University — the goal is to further elevate Oakland's educational excellence and foster deeper community engagement in the ongoing cultural and economic development of the region and state.



Our People
We are committed to being a model campus whereby all members are highly valued and respected, and dedicated to fostering a collaborative community to support the foundational principles of higher education.



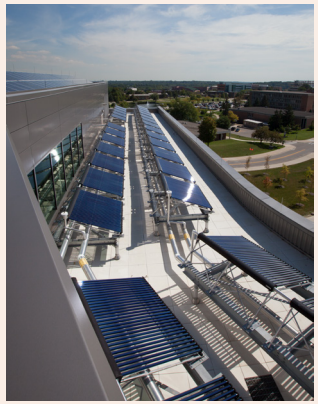
Student Success
Oakland offers unique and inspirational educational experiences that challenge and prepare students for a lifetime of learning and success in a global economy.



Discovery
Support for the pursuit of knowledge through scholarship, research, and creative activity to enrich our education, further our fields and benefit our communities and the world.



Stewards of Place
We are committed to community partnerships based on reciprocity whereby we engage our students, faculty and staff and serve as a catalyst for the ongoing development of the region's workforce, culture and economy.



Sustainable University
We strive to be a model sustainable university in broad and varied ways, including public education, management of natural resources, energy and building maintenance along with achieving the highest level of fiscal stewardship.

Instructional Programming

Oakland University is a doctoral research University located in Rochester, Michigan, within Oakland County. Through unique and distinctive academic experiences, Oakland is preparing students to make meaningful and substantial contributions to the workplace, academia and the community.

An Engaged University

Oakland University is the only comprehensive, doctoral-level university located in Oakland County, Michigan. Recognized as one of the country's 139 R2 research universities by the Carnegie Foundation for the Advancement of Teaching, the University offers students opportunities to work directly on research with expert faculty.

Through a multitude of partnerships with hospitals, Fortune 500 companies, individuals, cities, government agencies and educational institutions, Oakland helps communities solve problems and build thriving, sustainable businesses. These associations reward students with internship and co-op opportunities and provide University researchers access to the latest technology tools. Oakland's leadership with these partnerships also significantly impacts economic development and commercialization opportunities.

Oakland, in partnership with Beaumont Health System, opened the first M.D.-granting medical school in Oakland County with an inaugural class of 50 students in August 2011. It was the first new medical school started in Michigan in a generation, the Oakland University William Beaumont School of Medicine (OUWB). Since opening, it has helped boost the local and regional economies by generating new jobs and attracting medical, business and academic leaders from around the nation. OUWB's design is to transform medical education by emphasizing holistic physician development – a patient-centered approach to the delivery of health care that is grounded in evidence-based medical science.

In related academic disciplines, Oakland offers strong undergraduate programs founded in the liberal arts and basic sciences. The University is widely recognized for excellence in biomedical sciences and other health-related programs. Oakland is also home to the Donna and Walt Young Honors College, the world renowned Eye Research Institute, and highly regarded programs in bioengineering, informatics and nanotechnology; health and environmental chemistry; medical physics and biological communication. Oakland's other professional schools (Business Administration, Education and Human Services, Engineering and Computer Science, Nursing, Health Sciences), as well as the Graduate School, College of Arts and Sciences and the School of Music, Theatre and Dance, have been recognized nationally for a wide array of accomplishments.



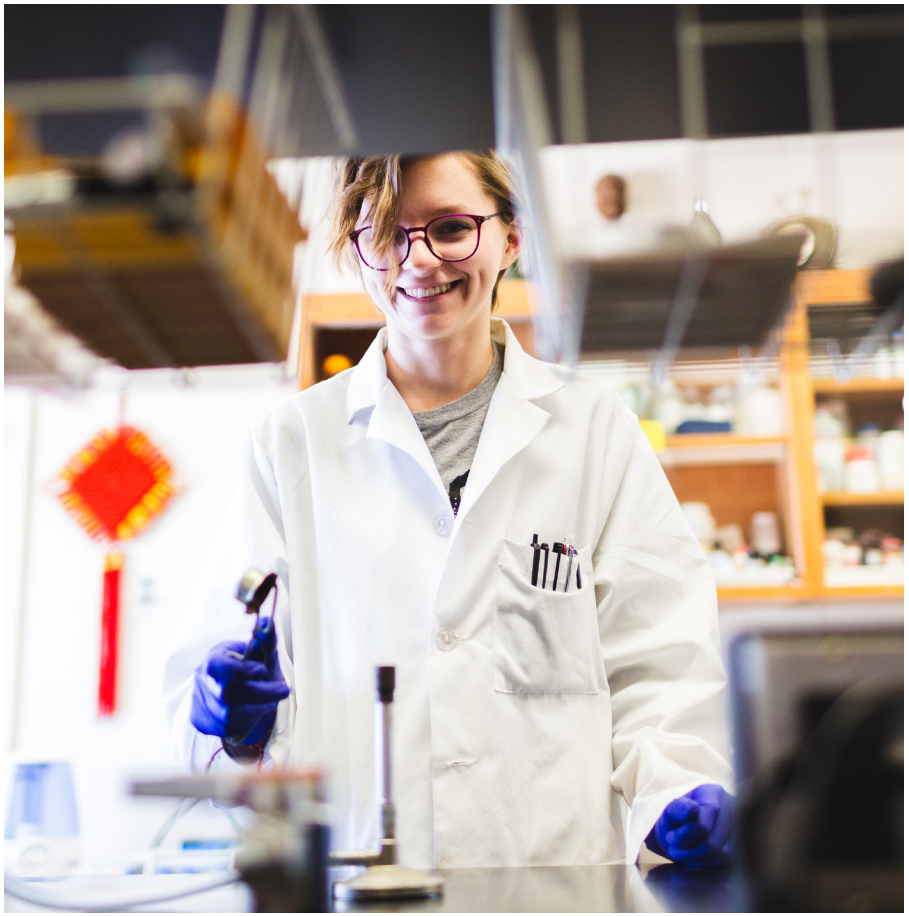
A Leading University

Oakland University is recognized as a student-centered, doctoral research institution with a global perspective. It engages students in distinctive educational experiences that connect to the unique and diverse opportunities within our region and beyond. Through faculty-driven and student-engaged research, scholarship and creative activity, Oakland University advances knowledge and art in a diverse and inclusive environment. Oakland is also an active community partner, providing thriving civic, cultural, and recreational opportunities and valuable public service. In addition to equipping graduates with a broad base of knowledge and top-notch intellectual and experiential opportunities, Oakland is equally dedicated to the development of students in all aspects of their lives. Through a carefully thought-out collection of campus life experiences, the University gives students opportunities to conduct research and participate in internship and co-op experiences.

A Vibrant University

Oakland continues to thrive as a public institution with these numbers in Fall 2026:

- 552 international students enrolled in fall 2026
- 1,984 first-time freshmen (FTIACs), down 15% from Fall 2025.
- 1,236 new transfers, confirming OU's role as one of Michigan's top transfer destinations.
- 3,406 new undergraduate students in total.
- 554 new FTIACs joined the Honors College.
- 45% of new students came to OU as first-generation.
- 30% of the freshman class identify as underrepresented minority students — one of the most diverse on record.
- The incoming first-year class represents students from 48 Michigan counties, 20 states, and 19 countries.



Oakland has continued to keep pace with growth by providing new and advanced academic, research and support facilities. Recent capital projects have included:

- development of the Research and Innovation Center
- development of the Oakland West Center
- renovation and expansion of Wilson Hall
- renovation and expansion of South Foundation Hall
- renovation and expansion of Varner Hall
- renovation of O'Dowd Hall

The recently completed Campus Plan 2035 addresses Oakland's current and future enrollment and space needs and includes:

- Renovation of Dodge Hall and request for renovations to Hannah Hall
- Renovation and expansion of Kresge Library
- Modifying housing facilities to accommodate apartment style living
- North Foundation Hall renovation and expansion
- A new wellness center
- A new campus computing center

Applied Research and Economic Development

Oakland offers knowledge, resources and programs that help companies grow. With its research labs, facilities, faculty and students, the University assists companies in transforming ideas into new business developments, turning dreams into reality and giving vitality to vision. At the OU INC business incubators, the University is committed to assisting startups and spin-offs to locate and secure technology development, business planning and capital acquisition, as well as providing opportunities for the licensing of Oakland University's intellectual property. To foster emerging discoveries, the University features several noted research centers, including the

- Eye Research Institute (ERI)
- Fastening and Joining Research Institute (FAJRI)
- Center for Autism
- Center for Biomedical Research (CBR)
- Automotive Tribology Center (ATC)
- Center for Integrated Business Research and Education (CIBRE)
- Center for Robotics and Advanced Automation (CRAA)
- Center for Social and Behavioral Research (CSBR)
- Clean Energy Research Center (CERC)
- Ken Morris Center for the Study of Labor and Work
- Institute for Stem Cell and Regenerative Medicine (ISCRM)

OU SmartZone Business Accelerator: OU INC is a SmartZone Business Accelerator in collaboration with the City of Rochester Hills and Michigan Economic Development Corporation, and partners with Oakland County and Automation Alley. OU INC provides entrepreneurial resources and strategic business solutions for developing business ventures and accelerates ideas to market. It fosters a healthy environment for the growth of new startup companies and provides support for existing entities through its facility and resources. The OU INC facility provides business resources, including those offered by the Clean Energy Research Center and the Integrated Resource Center, as well as access to the expertise and skills of staff, faculty, students and corporate partners.

Fastening and Joining Research Institute (FAJRI): A collaboration between Oakland University, the U.S. Congress, the U.S. Army Tank Automotive Research Development and Engineering Center (TARDEC), the National Science Foundation and Fiat Chrysler Automobiles, FAJRI is an externally funded, academic, nonprofit research facility that is solely dedicated to exploring fundamental and applied research to develop and disseminate new technology for the fastening and joining of materials such as metals, composites, polymers and biomaterials.

Center for Robotics and Advanced Automation: Funded by the National Science Foundation, the Big Three automotive companies and the Department of Defense, the center works on smart control technology with industrial and defense applications, intelligent robotics, homeland security technology, suspension systems, digital shearography, and global satellite communication technology and systems.

Eye Research Institute (ERI): This unique center of ophthalmic research collaborates with the department of ophthalmology at Beaumont Health System on research and provides a joint ophthalmology residency and fellowship program. Since 1968, ERI scientists have received over $50 million in support from private and federal health agencies.

Center for Biomedical Research: This center provides core facilities and pilot funding for the applied biomedical research efforts of Oakland University's life scientists. Key research includes eye diseases, chemical toxicology, medical physics, vascular biology and pathophysiology, hemostatic mechanisms, neuroscience, cancer biology and biological communication.

Partnerships

Oakland has leveraged its unique Auburn Hills/Rochester Hills/Rochester location in the heart of Michigan's technology and automotive corridor by forging strategic partnerships with hospitals, Fortune 500 and international companies, individuals, cities, government agencies and educational institutions located as near as Southeast Michigan and as far as other countries. The benefits of these associations are far-reaching: students are rewarded with internship and co-op opportunities, University researchers have access to the latest technology tools, and the region benefits through new business opportunities and a stronger economy.



Eugene Applebaum College of Pharmacy and Health Sciences: An alliance between Oakland University's School of Health Sciences and Wayne State University (WSU) provides Oakland's undergraduates a unique opportunity to earn a doctorate in pharmacy. Students can earn their bachelor's degree at OU by taking pre-pharmacy courses. During their senior year at OU, students take pharmacy classes at WSU. Their senior year at OU is also their first year at WSU, giving students the opportunity to complete a doctoral program in seven years instead of eight, saving time and money.

Wayne State University Law School (Wayne Law): Oakland University's Department of Political Science in the College of Arts and Sciences, and the Bachelor of Integrative Studies Program, have both partnered with Wayne Law to offer undergraduate students the opportunity to obtain two degrees in a shorter time frame. This will allow students from premier and accredited institutions to obtain degrees at a lower cost. During the fourth (senior) year at Oakland University, students will attend Wayne Law and begin their first two semesters of credits at Wayne Law, transferring back to OU for completion of their bachelor's degree. Students must take the Law School Admission Test and meet all other Wayne Law admission requirements.

Henry Ford Rochester Hospital (HFRH): The former Ascension Providence Rochester has funded a $2 million endowed professorship in Oakland University's School of Nursing that is changing the clinical education and training of nursing students. The nursing professorship conducts patient-focused research on the science and best practices of nursing, an area that has not received much attention to date. Students in the program conduct all of their clinical rotations at HFRH using the relationship-based care (RBC) model. RBC moves from an individual expert dynamic to one of engaging patients, identifying options, relaying experiences and empowering patients and their families to make the best treatment decisions.

Oakland University's School of Nursing and Corewell Health have expanded a relationship with the *Corewell Health Nurse Scholars Program*, providing up to $20,000 per recipient, as well as guaranteed job placement at a Corewell Health hospital in Southeast Michigan for two years after graduation. Corewell Health is the new name for Beaumont.

Israel's Max Stern Academic College: Oakland University offers global experiences for students and faculty through a myriad of overseas programs, including a partnership with Max Stern Academic College in Emek Yezreel, Israel. Students and faculty on both campuses will experience different cultures through research opportunities, academic coursework and student life.

The Pawley Lean Institute: Established through a gift from Dennis Pawley, an OU alumnus and former chair of the OU Board of Trustees, the Pawley Lean Institute provides instruction and research on concepts and training that improve organizational practices in business, education and public service sectors.



Instructional Technology

Access to user friendly instructional technology resources in the classroom are a standard expectation of Oakland's faculty and students. All general-purpose classrooms and a growing number of conference rooms and labs are equipped with enhanced instructional technology resources.

University classrooms are equipped with the following:

- Instructor station containing: a resident computer on the Oakland University wired campus network; a digital document camera; an interactive tablet; an interface to plug in a user provided laptop computer or mobile device, an interface to plug in an accessory analog audio/video device; sound system; and an audiovisual control system for managing the room's systems and components.
- Ceiling mounted video/data projector connected to the multimedia workstation.
- Wireless network access.
- A lecture capture system (Panopto) is also available to record classroom instruction and post recordings online for student review.
- (4) ceiling mounted microphones and (2) pan-tilt-zoom video cameras are currently installed in (121) classrooms on the Oakland University campus.

In August 2025, the department of Classroom Support and Instructional Technical Services (CSITS) started a proof of concept study for classroom technology monitoring for the (47) classrooms in South Foundation Hall (opened in 2024). The goal is to be able to assist and support faculty with classroom technology and be proactive, rather than reactive to technology issues that affect instruction.

Oakland provides course offerings via distance education. The four modes of delivery include live two-way interactive video between two or more sites, synchronous web-based instruction to individual students, asynchronous web-based online learning, and HyFlex learning. The Internet is the current transmission vehicle for the University's distance education course offerings. During the 2024-25 academic year, Oakland offered 912 unique course sections that were fully online (36% of all sections), and 5,235 total online course sections (~77% of all course sections) that provided some level of web-supplemented activity. There were 12,751 students enrolled in an online section (73% of all students). Oakland offers 80 online programs: 65 credit programs and 15 continuing education (non-credit).

Software based video collaboration tools such as Zoom, YuJa, and Google Meet are available for the University community to conduct business at a distance. These types of technologies save time and money by providing a communications tool that allows for the sharing of voice, video and content between two or more computers or mobile devices. The growth in web-based learning and communications models will continue to expand in the foreseeable future. Oakland University uses Moodle for its web-based Learning Management System

(LMS). Moodle can be used as a full web-based solution where no face-to-face meetings are required, or as a web-supplemented course resource that enhances the standard face-to-face classroom contact between faculty and students. Moodle offers online activities such as discussion boards, chat rooms, quizzes, assignments, grade book, file storage, journals, workshops, and lessons. Moodle is also the portal to access lecture capture and video conference recordings.

Another separate server is set up with Moodle, called ePortfolio, which offers digital space for student, faculty and staff portfolios. That same server also has a copy of Moodle called eSpace, which contains department assessment activities, research, academic committees, advising and other miscellaneous academic activities.

Oakland is also utilizing 3D spaces and virtual reality as a teaching tool. The e-LIS Virtual Reality Lab allows faculty to use virtual reality in innovative ways for an immersive learning experience. The multi-headset lab with Quest 3 units allows for research and programming opportunities for faculty and students. There is also green screen and lightboard technology used for creating innovative teaching and learning videos. Akindi, i>clicker, and other software are supported centrally for grading exams and processing course evaluations.

Technology Enhancements

Oakland University is dedicated to enhancing education through the use of contemporary and emerging technologies, and continues to commit significant resources to technological enhancements, including:

- Complete administrative software suite
- Online registration
- Extensive wired and wireless network to all classroom buildings and surroundings
- Elliott Hall of Business and Information Technology, a 74,000-square foot, technology-rich facility
- The Pawley Hall of Education & Human Services Building with 24 enhanced technology classrooms
- Interactive television and video conferencing capability to supplement instruction and administrative program activity.
- Online web-based learning management system utilizing Moodle
- Other teaching and learning software, such as Zoom, YuJa, Panopto, Akindi, Camtasia, i>clicker, and H5P
- A Virtual Reality lab and lightboard in the e-LIS office in Kresge Library
- Access to Artificial Intelligence (AI) tools
- An Information Commons in Kresge Library with a significant number of computer workstations for the patrons
-



- A remodeled O'Dowd Hall that is the home of the Oakland University William Beaumont School of Medicine, and includes the addition of significant technology enhancements within classrooms and meeting spaces
- Classroom renovation projects have prioritized significant technology enhancements
- General purpose classroom renovations have focused on converting to active learning classrooms with new furniture that supports group work and collaboration activities, as well as new technology to support multiple modalities of instruction.
- A heightened focus on accessibility through:
    - faculty development
    - the creation of instructional content
    - adoption of the Ally tool, which shows faculty how to make Moodle courses accessible
    - website updates across campus
    - video captioning process development with vendor support
    - creation of a Universal Design in Learning (UDL) committee to improve accessibility in multiple ways
    - all-digital classroom technology systems within all instructional spaces of the Human Health Building
    - state-of-the-art Nursing SIM labs
    - many technology enhancements within specialty laboratories
    - incorporation of accessible furniture to support neurodivergent learners and learners in need of physical accommodations

Cultural and Performing Arts

Oakland's contribution to the arts has moved beyond local boundaries to secure a place of prominence in the region. Historically, OU has had a strong performing arts program with strong enrollment numbers.

The School of Music, Theatre and Dance presents more than 325 innovative student, faculty, and guest artist performances annually establishing it as a cultural anchor in southeast Michigan with multiple arts partners in the metropolitan Detroit area. The School's impact extends beyond the region due to its internationally recognized faculty and alumni. Guests enjoy everything from musicals and intimate recitals to experimental plays and innovative dance performances. OU has earned a reputation for taking artistic risks, developing gifted artists, nurturing arts partnerships and achieving new heights of quality and professionalism. With distinctive degree programs that embed professional opportunities within the curriculum, the School continues to maintain strong enrollments. Additionally, Oakland University is one of the few Michigan institutions that sustains a discrete department of dance, providing the state's only dance education certification.

Meadow Brook Hall is the sixth-largest historic house museum in the United States and is renowned for its superb craftsmanship, architectural detailing and grand scale. Built between 1926 and 1929 as the residence of Matilda Dodge Wilson (widow of auto pioneer John Dodge) and her second husband, lumber broker Alfred G. Wilson, the 110-room, 88,000-square-foot, Tudor-revival style mansion is complete with vast collections of original art and furnishings. In 2012, the U.S. Department of the Interior designated the hall a National Historic Landmark, the highest recognition for historic properties in the United States.

For more than 40 years, the **Oakland University Art Gallery** (OUAG), housed in the Department of Art and Art History, has delivered diverse, museum-quality art to Metro Detroit audiences. From September to May, the OUAG presents up to six different exhibitions – from cutting-edge contemporary art to projects exploring historical and global themes. The gallery also offers lectures, performances, tours, special events and more. Nearly 15,000 people visit OUAG each year.

OU's **Meadow Brook Amphitheatre** hosts today's top concerts including rock, alternative, adult contemporary, pop, country, and rhythm and blues; a wine and food festival; stand-up comedians; and family entertainment. This partnership benefits the community as well as OU students in the visual and performing arts.

Community Outreach

In the more than 10 years since Oakland University initiated a formal partnership with the City of Rochester through the Rochester Downtown Development Authority (DDA), much has been accomplished. The partnership presents many opportunities for the OU community to benefit from joint educational and cultural programming. Areas of emphasis for students, faculty and alumni have included employment, internships, research and development projects, business development assistance, community service projects, promotions and business discounts, and opportunities to showcase the arts, theatre and music to complement classroom work. The University annually hosts the Rochester Area Chamber of Commerce's Regional Outlook Breakfast and also maintains a support partnership with the Rochester Older Persons' Commission (OPC). Students, alumni, faculty and staff enjoy discounts at dozens of participating stores and restaurants. The University also partners with the Rochester Regional Chamber of Commerce for jprogramming.

Oakland proudly partners with its other neighboring communities including Auburn Hills, Pontiac and Rochester Hills. OU and the Pontiac community have a long history together through programs such as GEAR UP (Gaining Early Awareness and Readiness for Undergraduate Programs), which helps students in the Pontiac as well as Oak Park school districts; Project Upward Bound, which helps 120 students each year finish high school and develop the social and cultural skills needed to realize their dreams and succeed in college and society; and through the Wade H. McCree Jr. Incentive Scholarship program, which assures that students who meet specific criteria will be awarded a full-tuition scholarship to Oakland when they graduate from high school.





Since 2014, OU faculty and staff, Pontiac business owners, representatives from non-profit agencies, Pontiac schools, hospitals and the Mayor's office as well as Pontiac residents and enthusiasts have collaborated in a comprehensive community advancement project called the Pontiac Initiative. All told, 74 partner organizations and roughly 500 individuals have embarked on more than two dozen projects focusing on education; civic engagement; business, workforce development and entrepreneurship, health care and wellness; arts and culture; and neighborhoods and non-profits. More than 700 students from Pontiac have gone on to attend Oakland University since the beginning of the OU-Pontiac Initiative. In 2023, the OU-Pontiac Initiative partnered with Trinity Health Oakland to provide over $200,000 in Community Impact Sponsorship Awards. The scholarships were awarded to more than 40 community engagement projects. Additionally, the Pontiac Initiative has been nationally recognized as a recipient of the AASCU Excellence & Innovation Award for Stewards of Place. In 2024, OU received the prestigious Carnegie Community Engagement Classification for "exceptional commitment and success" in community engagement and the Pontiac Initiative played a significant role in that achievement.

The Oakland University Summer Mathematics Institute has educated many gifted students in the past 25 years via course offerings and research, resulting in 40 students with publications and other achievements at various competitions.

In 2020, Oakland University proudly joined the Math Corps family, launching a summer camp to serve middle and high school students from Pontiac, MI. Despite the challenges of the pandemic, the OU Math Corps was met with overwhelming community support, and excitement continues to grow as we empower more students each year to discover their inner greatness. Through the dedicated backing of Oakland University alongside philanthropic investments from foundational, corporate, and individual partners, students attend completely free of tuition costs.

Recently, Oakland initiated a laboratory school initiative that places University faculty and education students in Pontiac schools to help institute and maintain instruction best practices in the classroom. The initiative is developed after a highly successful model implemented in a neighboring Auburn Hills school. In addition, Oakland University and Pontiac Schools are also working together to make Parent University a valuable community resource with a program that encourages families to connect to schools and the community, providing resources that help parents become full partners in their child's education.

Oakland University is involved in various community service efforts in Macomb County, including the Let's Move Festival of Races in downtown Mount Clemens and emergency preparedness education programs. In addition, Oakland University students and staff, including the OU Dance team, Cheer team and the Grizz, participated in the annual Macomb County Santa Parade last year.

In 2024, members of the Oakland University community opened their hearts and their wallets, making generous gifts to the Oakland University Fund Drive. Nearly 1,000 faculty, staff and retirees contributed $460,000.

Academic and Student Life Enhancements

All students should have the benefit of academic support services, especially mentoring and small learning communities, aimed at helping them make the necessary academic and social adjustments to achieve collegiate success. Oakland University's **Academic Advising** supports the holistic development of our students, empowering them to develop, pursue and achieve their personal, academic and career goals. Between the central First Year Advising Center, which helps new students make a smooth transition to the university and establish a strong foundation for their academic career, to the embedded advising units in the College/Schools, who support students' continued growth and development as they move through their degree programs, our advisers provide developmentally-appropriate, coordinated support to their students from the point of entry through graduation.

The award-winning **Oakland University Trustee Academic Success (OUTAS)** scholarship program is a national model for retaining and graduating a diverse group of high-achieving university students. OUTAS was established to counter the declining rates of minority retention, graduation and student performance. In recent years, OUTAS students have graduated at record rates that are as high as 35 percentage points above University averages.

The **Writing Center in Kresge Library**, established through a leadership gift from OU Professor Emeritus of English Joan Rosen, assists hundreds of undergraduate and graduate students each year. The Writing Center provides assistance to students to develop and incorporate effective writing and communication skills in all subject areas.

Oakland University's **Student Success** Initiatives include a multipronged approach to support students from their first semester at OU until they graduate. We have instituted midterm grade reporting and anytime academic alerts, forming an integrated system to identify students facing challenges in their courses in a timely manner and to connect them with wraparound support services to improve their success. The Academic Success Center provides students with the strategies that they need to navigate their academic journey and achieve success. We provide integrated coaching, workshops, peer tutoring, study groups and supplemental instruction as well as quiet study spaces. Discipline specific tutoring centers, such as our BIO Learning Lounge and Math Help Center, provide on demand tutoring and peer mentoring for challenging courses.

Oakland University's **Walt and Donna Young Honors College** offers highly motivated students an intimate, intellectually friendly and challenging atmosphere featuring small classes of 10 to 20 students. They pursue a specially designed core of general education courses in art, literature, western civilization, social science, global perspectives, mathematics, logic, computer science, natural science and technology. Overall, the Honors College has seen a 537% increase in enrollment over the last 10 years, and more than 57% of Honors College freshmen achieved a high school GPA above 3.9. The high freshmen GPA in 2025 was 5.46. This fall, 1,387 students enrolled in honors college courses.

Academic Offerings: Oakland University currently offers 102 bachelor's programs, 61 master's programs, 21 Doctoral programs, and over 60 certificate programs at the undergraduate and graduate level. In total, we had 246 programs for students to choose from, highlighting our breadth and depth of program offerings for students. Innovative reduced credit degrees will be offered in Fall 2027 in Engineering Technology and Interdisciplinary Studies. These new programs highlight Oakland University's commitment to provide a high quality academic experience while remaining focused on affordability for our students.

The **Career and Life Design Center** empowers students and alumni to explore their strengths, discover meaningful opportunities and connect with a community that supports their growth. As the first and only career center of its kind among Michigan's public universities, we meet our Golden Grizzlies where they are and help them design a path forward. We encourage our students to explore their options as early as their first year, make informed choices, and pursue opportunities that align with their personal goals and real-world market needs through a "Life Design" approach that champions curiosity, experimentation and reflective decision-making. In 2024, the Career and Life Design Center earned the Career Spark Award from Handshake, the leading early career platform in the U.S.

University Recreation and Well-Being (RecWell) has a 24-year history of providing students, faculty, staff and community members with opportunities to develop their minds and bodies through powerful programs such as intramural and club sports, group and individual fitness, and well-being services. These programs are housed in the Recreation Center – a more than 118,000-square-foot facility offering aquatics, fitness, sports, recreation and wellness activities – as well as at the university's Recreation and Athletic Outdoor Complex, the Priority Health Outdoor Fitness Court and the university's disc golf course. In addition, RecWell serves as a liaison with the TreeRunner Adventure Park on campus. Meanwhile, the department is one of the largest employers of students on campus, supporting and providing experiences that help prepare students for careers beyond college.

Oakland University was the first Division I university in Michigan to formally announce the addition of a varsity esports team to its athletics program. Esports is short for "electronic sports" and is defined as competitive multiplayer video gaming. While new, and developing at the collegiate level, esports has grown exponentially among amateur and professional gamers around the world.

OU has more than **300 student organizations** that encourage student involvement and social opportunities. These clubs also provide leadership experiences, professional networking, allow students to gain hands-on experiences, volunteer and experiential learning experiences, information about admissions processes into professional graduate level programs, and other co-curricular activities. Engagement with these organizations and activities promotes persistence and retention of students and leads to increased graduation rates and professional skills development.



Staffing and Enrollment

Figure 1 Faculty and Staff FTE by Field of Study (CIP Code)

Instructional Faculty and Staff FTE by Program - FY2024-25

CIP	Instructional Programs	Faculty FTE	Staff, Grad Assistants, & Other Support FTE
05	Area & Ethnic Studies	8.21	0.14
09	Communication & Journalism	32.03	0.18
11	Computer & Information Sciences	33.06	12.42
13	Education	70.43	25.50
14	Engineering	59.86	23.96
16	Foreign Languages & Linguistics	39.11	1.48
23	English	70.58	5.98
24	Liberal Arts & Humanities	11.53	1.20
25	Library Science	0.50	
26	Biological Sciences	55.62	13.67
27	Mathematics & Statistics	40.18	8.99
31	Parks, Recreation & Kinesiology	7.88	
38	Philosophy & Religious Studies	20.21	0.84
40	Physical Sciences	33.48	17.03
42	Psychology	24.87	6.24
43	Security & Protective Services	7.68	
44	Public Administration & Social Services	19.30	
45	Social Sciences	38.10	9.19
50	Visual & Performing Arts	90.19	22.49
51	Health Professions not otherwise specified	21.85	
51.12	Medicine	46.40	22.67
51.22	Public Health	4.52	
51.38	Nursing	55.00	6.34
51.99	Health Professions, Other	29.59	18.26
52	Business & Management	84.36	13.39
54	History	13.95	1.55
	Grand Total	**918.49**	**211.52**

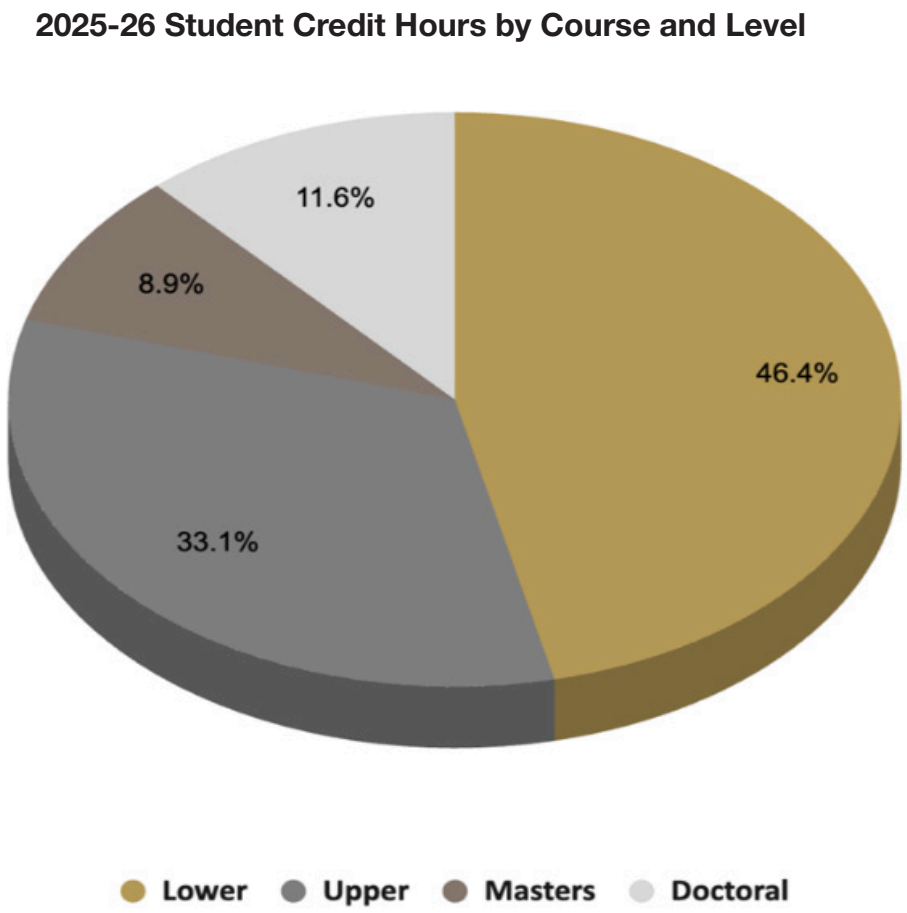
Instructional Faculty and Staff FTE by Program - FY2024-25

Non-Instructional Administrative Support Functional Area	Staff FTE
Academic Administration & Personal Development	249.36
Admissions and Records	74.66
Ancillary Support	9.51
Audiovisual	14.17
Building Maintenance	12.75
Community Relations	56.13
Community Service	2.51
Computing Support	56.58
Counseling & Career Guidance	69.43
Course & Curriculum Development	8.20
Custodial Services	41.31
Executive Management	32.66
Financial Aid Admin	27.21
Fiscal Operations	20.81
General Admin Services	34.31
Ground Maintenance	17.18
Individual or Project Research	12.64
Institutes and Centers	9.39
Intercollegiate Athletic	56.31
Libraries	50.64
Logistical Services	58.04
Physical Plant Admin	39.21
Social & Cultural Dev	47.58
Student Health Services	5.44
Student Services Admin	26.55
Utilities	8.10
Grand Total	**1040.68**

Student Credit Hours

Figure 2 2025-2026 Student Credit Hours Generated by Course and Level

	Lower Level	Upper Level	Masters	Doctoral	Total
Credit Hours	202,920	144,595	38,846	50,840	437,201



Degrees and Certificates

Figure 3 Degrees Awarded by Program

Oakland University Degrees and Certificates Awarded 2025-26 by Field of Study

CIP	Description	UG Certificates	Bachelor's	Post Bachelor	Master's	Post Master's	Doctoral**	Total
03	Natural Resources & Conservation	0	32	0	0	0	0	32
05	Area Studies	0	3	0	0	0	0	3
09	Communication	13	110	0	4	0	0	127
11	Computer Science	0	161	0	70	0	8	239
13	Education	0	128	6	134	20	52	340
14	Engineering	0	237	3	88	0	23	351
15	Engineering Management	0	0	0	30	0	0	30
16	Modern Languages	40	24	0	0	0	0	64
23	English	0	66	0	4	0	0	70
24	Liberal Arts	0	143	0	1	0	0	144
26	Biology	0	130	6	28	0	8	172
27	Math	0	13	0	10	0	1	24
30	Multi-Disciplinary	0	6	1	26	0	0	33
31	Parks, Recreation & Fitness	0	34	1	0	0	3	38
38	Philosophy	0	5	0	0	0	0	5
40	Physical Sciences	0	9	0	4	0	3	16
42	Psychology	0	167	0	8	0	3	178
43	Criminal Justice (Non-Court)	0	74	0	0	0	0	74
44	Public Administration	0	75	0	99	0	0	174
45	Social Science	0	80	0	0	0	0	80
50	Fine Arts	0	151	0	8	0	0	159
51.38	Nursing	0	401	1	54	0	28	484
51.22	Public Health	0	22	22	36	0	0	80
51.99*	Other Health Professions	0	228	5	60	0	157	450
52	Business	2	520	17	130	1	0	670
54	History	0	20	0	9	0	0	29
Total	**All**	**55**	**2,839**	**62**	**803**	**21**	**286**	**4,066**

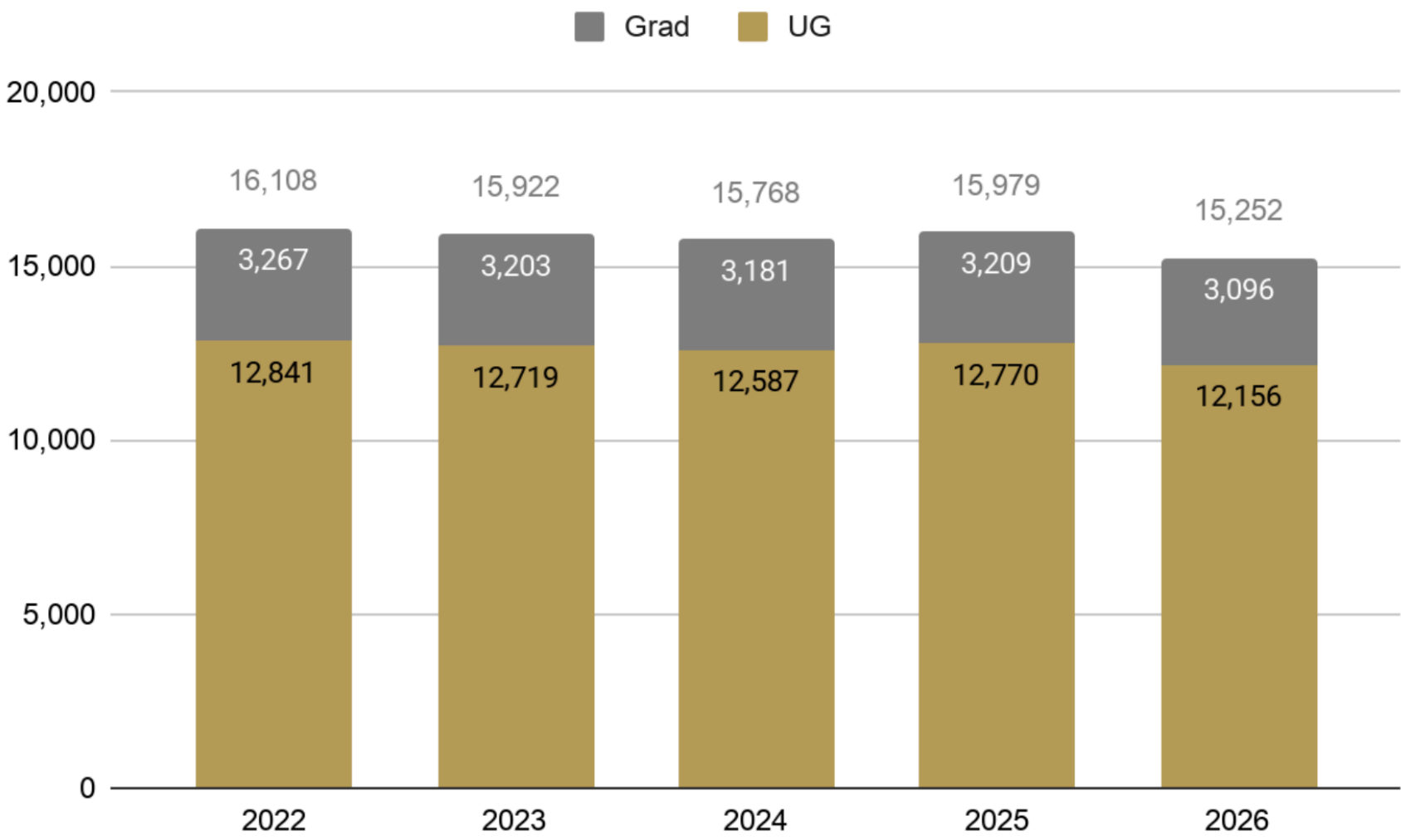
**Includes CIP Codes 51.9999, 51.0905, 51.0911, 51.1005, and 51.1007, 51.2308, 51.0001, 51.0701, 51.1199, 51.1508, and all other cip codes that begin with 51.*

***Includes MD, Professional Practice Doctoral Programs, and PhD programs*

Notes: Degrees presented here do not include second majors.

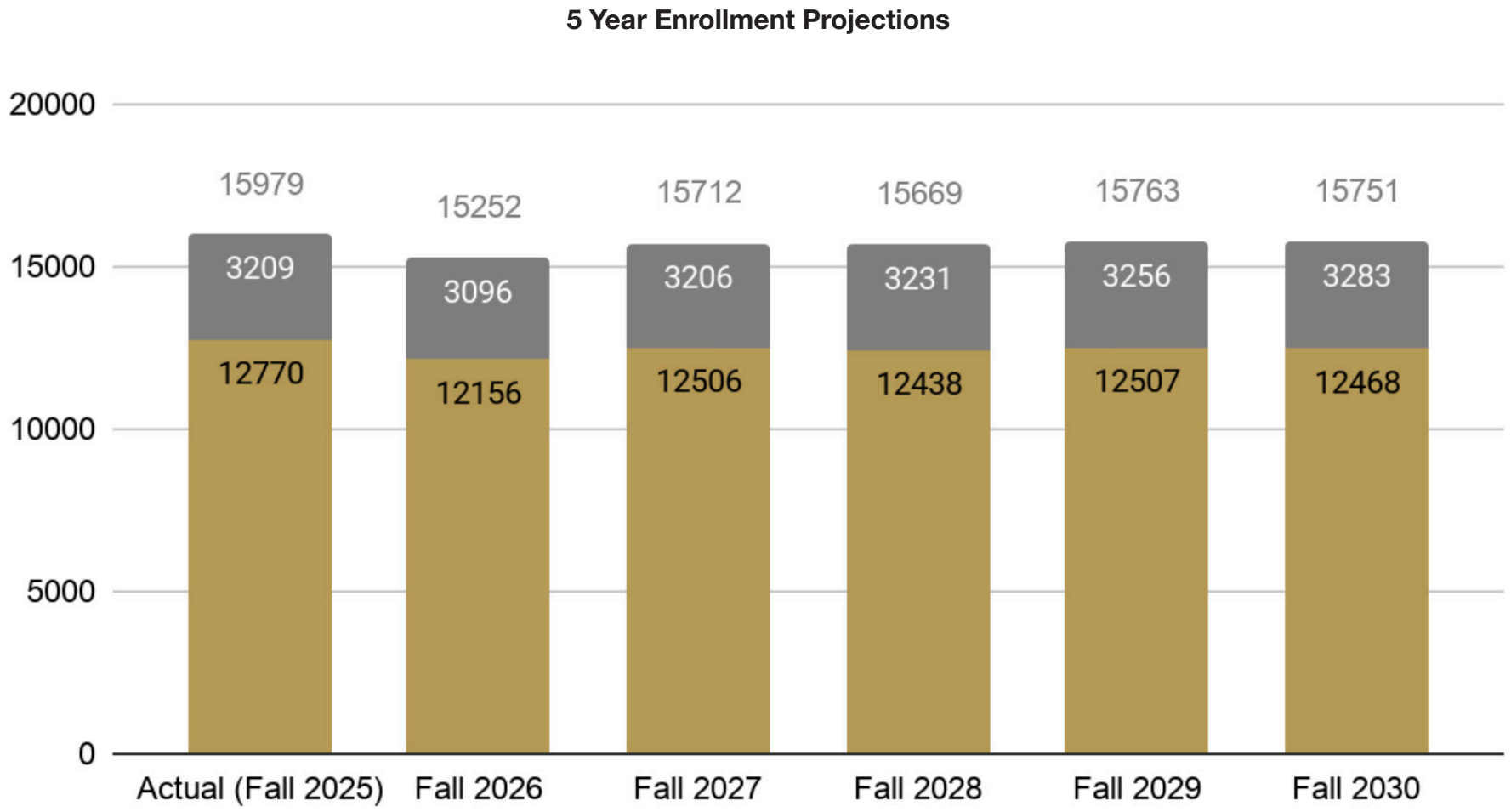
Student Enrollment

Figure 4 Enrollment Trends, Fall 2022 to Fall 2026



Enrollment Projections

Figure 5 Enrollment Projections

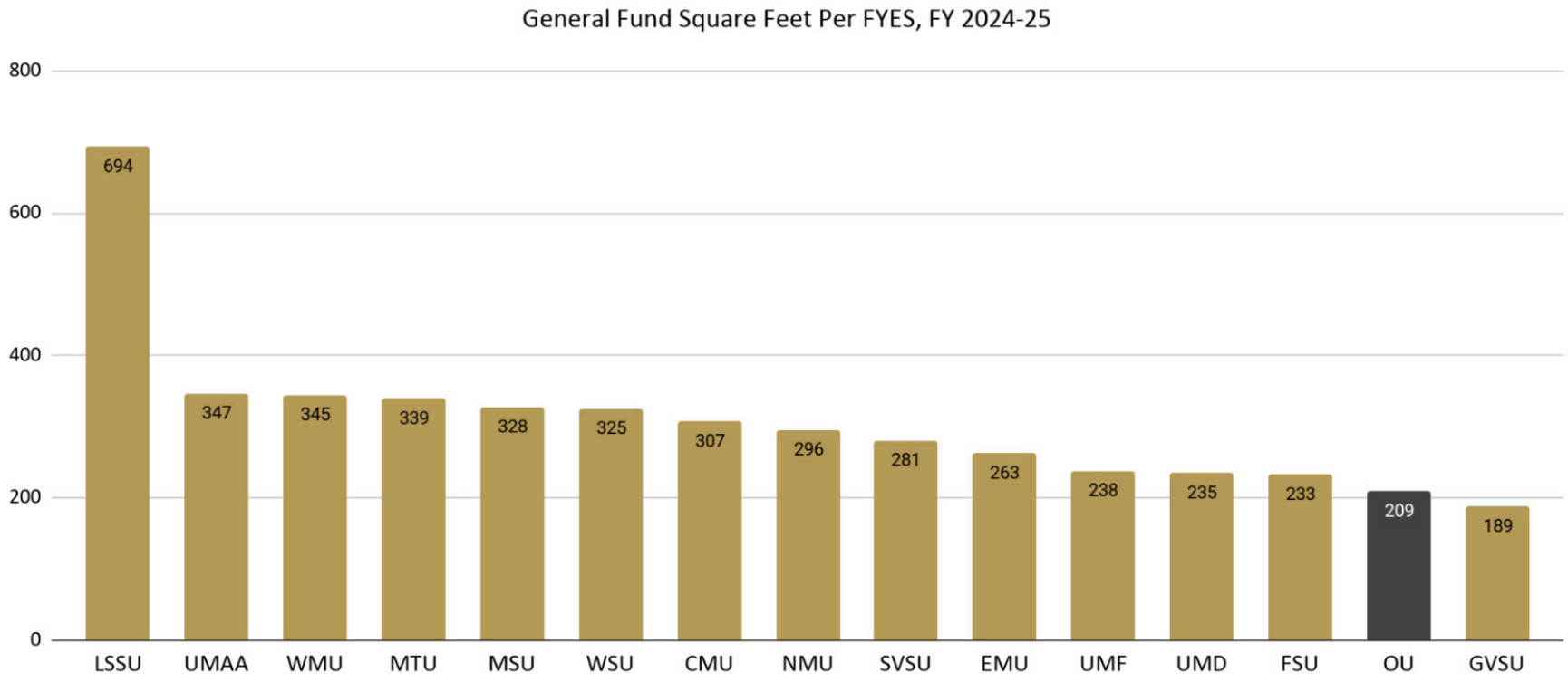


Facility Square Footage

Figure 6A Fund Square Feet Per Student in Michigan, FY 2023-24

University	Square Feet (24-25)	FYES (24-25)	Square Footage per FYES
LSSU	856,478	1,235	694
UMAA	18,751,267	53,988	347
WMU	5,016,706	14,554	345
MTU	2,361,891	6,960	339
MSU	16,431,837	50,163	328
WSU	7,087,022	21,784	325
CMU	3,972,628	12,931	307
NMU	1,961,572	6,623	296
SVSU	1,706,977	6,082	281
EMU	2,832,467	10,755	263
UMF	1,477,668	6,205	238
UMD	1,605,183	6,824	235
FSU	1,957,450	8,402	233
OU	2,994,721	14,302	209
GVSU	3,829,817	20,307	189

Figure 6B Square Footage per FYES



Staffing and Class Size

Future Staffing Needs

Currently, Oakland University employs 2,358 full- and part-time faculty and staff, as well as 1,456 students and graduate assistants. In addition, there are more than 100 employees of contract service providers for food service, bookstore and custodial services.

Class Size

At the undergraduate level, average class size was 25 students per section, with a median class size of 20 per section. At the graduate level average class size was 13 with a median class size of 10. Graduate data excludes School of Medicine sections, which have unique section structures.

	Fall 2025 Class Size	
Level	**Mean**	**Median**
UG	**25.44**	**20**
Grad	**13.24**	**10**



Facility Square Footage

Utilization Rates

Oakland University has the second lowest building square footage per student (Figure 6) among the 15 public universities. A comparison of its enrollment, programmatic mix, doctoral programs and relatively large number of engineering and science programs suggests that the University's space should be closer to the state average. Program by program comparisons to national norms for disciplines indicates that all programs fall short in space. Classroom utilization is high, especially in the evenings due to Oakland's enrollment, which includes a large number of non-traditional students.

Mandated Standards

Mandated standards for animal research are met. Our Biomedical Research Support Facility is accredited by the Association for the Assessment and Accreditation of Laboratory Animal Care (AAALAC).

Functionality

The limited amount of specialized program space affects overall space functionality. This is particularly evident in the most impacted areas of Nursing, Health Sciences, and the Performing Arts. Recent facility additions for engineering, nursing, business and education provide good space for programmatic needs. Most academic programs on the Oakland University campus are offered in the following buildings:

North Foundation Hall – Completed in 1959, this is a student services building. The building is receiving a general face lift and improvements to increase accessibility.

South Foundation Hall – Originally completed in 1959, South Foundation Hall underwent a comprehensive renovation and expansion in 2024. The project transformed the primarily classroom building into a modern, state-of-the-art learning environment featuring new classrooms, collaborative spaces and innovative learning environments. The renovation preserves the building's connection to Oakland University's history while creating a contemporary space that supports the evolving needs of the campus community. Over time, the renewed facility will contribute to a sense of timelessness that connects generations of students, faculty and staff while reflecting the university's commitment to a high-quality and valued physical environment. This is a core classroom building. Since the building was constructed, emphasis has been placed upon the institution's function rather than form, making academics and growth the main focus of the building, which has remained predominantly classroom-based. To help Oakland University continue to enhance its student success initiative, the state approved capital outlay funding to support renovation of South Foundation Hall. That work resulted in new state-of-the-art classrooms and a collaborative environment that integrates innovative learning space.

Math and Science Complex – The Math and Science Complex includes the original Hannah Hall of Science facility, which was built in 1961 and is now the west wing of the complex, along with two additions. Dodge Hall of Engineering was built in 1968 and is now the east wing. The Mathematics and Science Center was built in 1997 and is now the south wing. In sum, the complex is home to biology, ecology, chemistry, environmental science, physics, anatomical teaching laboratories, biomedical science and ecological research laboratories, engineering laboratories; classrooms; faculty offices, an administrative and academic computing center and OU's Eye Research Institute. The facilities are inadequate to meet the needs of these growing programs.

Kresge Library – Completed in 1961 with additions in 1989. This is the central library for the institution. It houses the OUWB Medical Library as well as the Writing Center, Center for Excellence in Teaching and Learning and e-Learning and Instructional Support (eLIS).





Wilson Hall – Completed in 1967, houses the departments of Art and Art History, and Communications and Journalism. It also houses Meadow Brook Theatre and administrative offices.

Varner Hall – Completed in 1970 and renovated in 2024, houses the School of Music, Theatre and Dance (SMTD), History, Political Science, and Sociology/ Anthropology/Social Work and Criminal Justice. The facilities for SMTD are inadequate to meet the needs of their growing programs.

O'Dowd Hall – Completed in 1982 and renovated in 2025, this building houses the Graduate School, the Department of Global and Digital Learning, the Departments of English, Writing and Rhetoric, Modern Languages and Literatures, Linguistics, and a number of general purpose classrooms. It is also home to the Oakland University William Beaumont School of Medicine.

Elliott Hall – Completed in 2000, houses the School of Business Administration and Information Technology.

Pawley Hall – Completed in 2002, houses the School of Education and Human Services, as well as the Lowry Child Development Center, Applied Behavior Analysis (ABA) Autism Clinic, and the Center for Autism (OUCARES).

Human Health Building – Completed in Fall, 2012, this 172,825 square foot building houses the School of Health Sciences and the School of Nursing. Collectively, this enterprise is part of Oakland University's vision of better preparing today's health care students by creating an innovative partnership in one structure. With this building, growth in undergraduate and graduate enrollment is responsive to vital shortages in nursing and heavy demand for health science professionals.

Engineering Center (EC) – Completed in Fall, 2014, this building is designed to provide high quality twenty first century instruction-al and research facilities for all engineering and computer science programs that are vital to the revival of the economy of South-east Michigan as well as the State of Michigan in general. This includes supporting the global competitiveness of the US alternative energy, health care and biomedical, automotive, defense, and other high-tech industries. The EC added 128,000 square feet for the School of Engineering and Computer Science (SECS), as well as 13,500 square feet of assignable general purpose classroom space to support the growth of the overall student population.

Research and Innovation Center (RIC) was opened in 2024, It is a 48,700 square foot facility located in Rochester Hills MI and serves as a hub for research conducted in partnership with industry. Located two miles from Oakland University's main campus it currently includes a collaborative space, seven private offices, and two large tables for additional community workspace. A 36-person conference room is also equipped with the latest audio-visual technology. This space has been used for continuing education, university meetings, and to host industry events. The facility is also home to multiple faculty research labs that support research in the areas of advanced manufacturing, artificial intelligence, data science and cybersecurity; autonomous and connected systems; bioengineering; and power and energy. Mitsubishi Electric Automotive USA has donated a vehicle simulator to the RIC, which provides an unparalleled platform for immersive experimentation and research.

Oakland West Center (OWC) – The Oakland West Center marks another chapter in Oakland University's evolution; a bold, modern extension of campus dedicated to advancing excellence in academics, athletics, and community engagement. Located west of the main campus, Oakland University West Center is home to the OU Basketball Performance Center, this state-of-the-art facility provides a premier environment for student-athletes to train, compete, and excel. Equipped with cutting-edge practice courts, sports medicine suites, film and strategy rooms, and dedicated spaces for strength and conditioning, the Center underscores OU's commitment to holistic development — mind, body, and purpose. Yet, the Oakland West Center extends far beyond athletics. It serves as a living classroom where theory meets practice. The facility supports a range of academic courses and experiential learning opportunities in areas such as exercise science, sport management, health sciences, and kinesiology, giving students firsthand experience in professional training, performance analytics, and athlete wellness.

The Oakland West Center plays a vital role in advancing health care education. The facility includes dedicated instructional and lab spaces designed to support hands-on learning in a real-world environment. Physician Assistant (PA) and nursing students engage in coursework and applied learning that emphasize clinical assessment, patient-centered care, leadership and evidence-based practice, preparing future nurses to meet the evolving needs of individuals, families and communities across diverse healthcare settings. Through this powerful blend of scholarship and application, students gain the tools to lead in fields that connect education, health, and sport. The Oakland West Center stands as a symbol of OU's forward-thinking vision — where learning, leadership, and

performance come together to shape the next generation of champions both in the classroom and on the court.

In addition, hosts three additional tenants, Pontiac Promise Zone, Havenwyck, and Dutton Farm, fostering community collaboration, workforce development, and public service partnerships within the region.

Although academic programs are offered in other facilities and there are a number of other service buildings and auxiliary buildings, the above are the major academic facilities. The average age of buildings on the main campus is 30 years old. In general, buildings are in fair condition. Oakland University maintains a comprehensive list of plant renewal and deferred plant renewal projects, which is updated annually.

Replacement Value of Facilities

The replacement value of Oakland University's 4.5 million square feet, including Meadow Brook Hall is estimated at $2.5 billion.

Utility Systems Condition

The utility systems in facilities (i.e., heating, ventilation, air condition-ing (HVAC), water, sewage, gas and electrical) are in varying degrees of condition, depending on facility age. All are fully functional, with those in the 30- to 40- year age and beyond group needing upgrades to increase efficiency and effectiveness of operation. The storm water system for some of the facilities surpassed capacity due to unusual 100-year storms and need attention in coming years. The existing water/sewage infrastructure is adequate to serve the projected programming needs for the next 10 years. An upgrade to the electrical substation was completed in 2003, which included cabling, switchgear, and a new substation. This upgrade will meet projected electrical needs however cabling will need to be evaluated as it reaches the end of its life cycle in 2036. Additional upgrades to infrastructure throughout campus will be required as campus facilities age.

Many of the older facilities lack fire suppression systems and would be in consideration to update the facilities per current Codes during major renovation projects. Due to the age and deteriorating condition of Oakland University's HTHW infrastructure, a phased replacement and upgrade of the underground HTHW distribution system and tunnel piping is being planned to address the aging infrastructure and extend the service life of the system.

Facility Infrastructure Condition

The pavement/sidewalks/structural infrastructure is generally in fair condition. Funds are allocated annually to pavement/sidewalk repair to restore the most deteriorated portions. Major campus projects included in the next 5-year plan the replacement of old air-handling units, HTHW system upgrade, storm water management, and an upgraded VOIP communication network. A service contract has been in place to maintain new micro-tur-bines in the Engineering Center and to maintain the cogeneration plant in CHP. Oakland budgets $2.25 million for non-routine maintenance in its current fiscal year from the general fund, endowment distribution, and auxiliary operation reserves.

Land

Oakland University's campus includes 1,443 acres. The main campus is approximately 350 acres. The remaining campus includes several major developments (a faculty/ staff subdivision, the National Register Meadow Brook Estate, two golf courses), a large amount of wetland, and significant undeveloped acreage.

In 2022, Oakland University dedicated land on its campus, called Gidinawemaaganinaanig: Endazhigiyang (All My Relations: The Place Where We All Grow), for cultural place-making where Native and Indigenous lifeways and worldviews can be celebrated and shared. Soon after, the Native American Advisory Committee (NAAC) formed as a means of determining the best ways to live out the promises of its Land Acknowledgement.

Oakland University has two biological preserves, the Western Preserve and the Eastern Preserve. These two preserves, which cover approximately 110 acres, contain forests, meadows, streams and wetlands. The preserves are of great importance to Oakland University because of their academic, environmental, recreational and aesthetic value. Although the primary use of the University Preserves is for teaching and research, they are open to the Oakland University community and public for hiking, bird watching and nature study.

Campus Plan 2035, endorsed by the Board of Trustees in April 2025, has identified future uses for much of the undeveloped property.



Buildings Obligated to the State Building Authority

The following buildings/portions of buildings are bonded through State bonds:

Mathematics and Science Center	lease expiration in 2032
Elliott Hall	lease expiration in 2036
Pawley Hall	lease expiration in 2037
Human Health Building	lease expiration in 2048
Engineering Center	lease expiration in 2050

The following facilities are bonded through the University:

Ann V. Nicholson Apartments	final payment in 2031
Electrical Power Upgrade	final payment in 2031
Parking Structure	final payment in 2031
Oakland Center Expansion - 2003	final payment in 2031
Human Health Building	final payment in 2039
Engineering Center	final payment in 2042
Oak View Hall	final payment in 2043
Extension of Library Drive	final payment in 2043
Facilities Management Building	final payment in 2043
Parking Structure #2	final payment in 2043
Upper Playing Fields	final payment in 2043
Oakland Center Expansion - 2018	final payment in 2047
Hillcrest Hall	final payment in 2047

Room Utilization

We present room utilization as a percentage of one-hour blocks that are in-use (i.e. 8 a.m. to 9 a.m., 9 a.m. to 10 a.m., etc.). Those blocks are then averaged across a time period (morning, peak, afternoon, etc.) that shows a room utilization metric. One-hour blocks are a conservative representation of room utilization - our institution has both 3-credit and 4-credit course configurations that are popular, and a 4-credit course configuration cannot be scheduled within a one-hour block. This means that actual availability is more constrained than what is implied by Figure 1.

We also present the data for both Monday through Friday and Monday through Thursday. Friday afternoon and evening is not a popular time block for many students, and including it lowers room utilization metrics. In addition, we present the peak data both by including and by excluding the noon hour as a time block.

Figure 7: Room Utilization Metrics (Percentage of Used Blocks), One Hour Blocks

One Hour Block Data	M-F	M-Th
Morning (8-10 a.m.)	36%	36%
Peak (10 a.m. - 3 p.m.)	70%	74%
Peak (excl. noon hour)	78%	83%
Afternoon (3-5 p.m.)	52%	63%
Evening (5-10 p.m.)	34%	41%
Weekend (8 a.m. - 6 p.m.)	4% (Saturday only)	

Seat Utilization:
Overall Student Station Occupancy rate: 50%



Facility Condition Assessment

Plant Renewal, Deferred Plant Renewal and Plant Adaptation Backlog

The Facilities Management computerized Capital Asset Management (CAM) program is a relational database management system containing more than 1,500 projects with a total cost of more than $270 million. In addition to this summary report, the database is capable of producing ad-hoc reports by priority rank, building system, completed and In-process projects in the current fiscal year, and backlog category.

The objective with this document, in addition to identifying our needs, is to raise awareness of the deferred plant renewal liability, and to serve broader facilities planning as well as to set priorities. These facility condition assessments identified needs, preliminary work scope, determined preliminary costs, and prioritized facility projects for the University. Oakland University completed facility condition assessments in 2006 for 34 campus buildings and updates the assessments of four buildings each year.

Executive Summary of 2025 & 2026 Year Projects (Figures provided in millions)

System Code	Projects Category	2025 Projects Total	Completed Projects	In-Process Projects	New Projects Added	2026 Projects Backlog
AC	Accessibility	$5.28	$ -	$0.06	$0.28	$5.50
CN	Controls	$6.70	$ -	$0.22	$0.50	$6.98
EL	Electrical	$20.37	$ -	$0.45	$1.30	$21.23
EN	Energy	$3.14	$0.24	$0.20	$0.57	$3.27
ES	Exterior System	$21.08	$ -	$9.30	$10.15	$21.93
FS	Fire/Life Safety	$20.93	$ -	$0.60	$1.48	$21.81
HE	Health	$0.96	$0.24	$ -	$0.28	$1.00
HT	High Temp / Hot Water	$29.38	$0.62	$9.30	$11.16	$30.62
HV	HVAC	$42.21	$21.58	$6.72	$30.07	$43.99
IS	Interior System	$42.07	$ -	$26.05	$27.79	$43.81
IT	Information Technology	$22.82	$ -	$0.02	$0.98	$23.78
PL	Plumbing	$10.04	$ -	$ -	$0.42	$10.46
RF	Roofing	$4.47	$0.51	$0.40	$1.10	$4.65
RW	Roads / Walks / Parking Lots	$1.53	$0.69	$1.52	$2.28	$1.60
SI	Site	$4.96	$0.29	$1.57	$2.06	$5.16
SS	Security Systems	$2.09	$ -	$0.23	$0.31	$2.18
SW	Storm Water	$25.46	$ -	$0.02	$1.09	$26.53
VT	Elevator	$6.75	$2.17	$ -	$2.45	$7.03
	Total	**$270.24**	**$26.33**	**$56.66**	**$94.28**	**$281.53**
					NET CHANGE FROM PREVIOUS YEAR	**$11.29**

Remarks: Facilities Management continually checks the validity of projects in the database and eliminates those assessed as not viable.
* Current project costs included the inflation factor of the previous year's projects.

Definitions

Capital Asset Management is a systematic approach to renewing the University's capital assets through planned:

Plant Renewal

Deferred Plant Renewal Plant

Adaptation

These terms have been formally defined by the National Association of College and University Business Officers (NACUBO) as follows:

Plant Renewal
"…a systematic approach to planning and budgeting for known future cyclical renewal and replacement requirements that extend the (present) life and retain the usable condition of campus facilities and (building) systems … not normally contained in the annual operating budget. …" (NACUBO).

Cyclical renewals typically exceed five year cycles and include such items as roof replacement, electrical switchgear, and HVAC system replacement. These expenditures keep the physical plant and related infrastructure in reliable operating condition for its present use.

Deferred Plant Renewal
"… encompasses measures that are not carried out because of underfunding in the budgeting process or perceived low priority…" (NACUBO).

This includes actual projects, from the prior or current years, not included in the routine maintenance work. These projects represent "Postponed Work" that was deferred because total costs exceed current budget, or projects that are of a "low priority" that present a minimal return on investment. Also included in the Deferred Plant Renewal project list are those projects that were shifted because funds were re-allocated to address emergencies that have no other funding source.

Plant Adaptation
"…improvements are driven by institutional program changes …" (NACUBO).

This involves a programmatic process to plan and fund for projects that will be required due to an evolving use of the institution (e.g., changes in academic disciplines, shifting expectations, supporting institutional mission, etc.), or changing standards (e.g., campus master plans, architectural standards, etc.). These expenditures are over and above normal maintenance, and are not typically contained in the annual operating budget.



Facility Condition Assessment Ranking

PRIORITY 1 **Current Critical (immediate or current year)**
Projects in this category require immediate action to:

- Return a facility to normal operation
- Stop accelerated deterioration
- Correct a cited safety hazard
- Any other funded projects requiring immediate action or construction

PRIORITY 2 **Potentially Critical (within one year)**
Projects in this category, if not corrected expeditiously, will become critical within a year. Situations in this category include:

- Intermittent interruptions
- Rapid deterioration
- Potential safety hazard

PRIORITY 3 **Necessary – Not Yet Critical (within years two – five)**
Projects in this category include conditions requiring prompt attention to preclude predictable deterioration or potential down time and associated higher costs if deferred further.

PRIORITY 4 **Recommended (within years six – ten)**
Projects in this category include items that represent a sensible improvement to existing conditions. These are not required for the most basic function of a facility; however, Priority 4 projects will either improve overall usability and/or reduce long-term maintenance.

PRIORITY 5 **Recommended (beyond year ten)**
Projects in this category may not improve overall usability and/or reduce long-term maintenance; however, they provide an economic payback that would not otherwise be present. Projects in this category may represent to upgrade buildings with current codes during major renovation projects. They may also represent non-time based improvement, upgrade, or recommendation.

SOURCE: Association of Higher Education Facilities Officers (APPA)

ABBREVIATIONS

CAMPUS SYSTEM
Accessibility (AC) – Controls (CN)) – Electrical (EL)) – Energy Management (EN)) – Exterior Structure (ES)) – Fire/Life Safety (FS)) – Health (HE)) – Information Technology (IT)) – Interior / Finish System (IS)) – Plumbing (PL)) – Roofing (RF)) – Roads, Walks, Parking Lots (RW)) – Site (SI)
Vertical Transportation (VT)) – High Temperature / Heat Water (HT)) – HVAC (HV)

CATEGORY
Plant Renewal (PR) – Deferred Plant Renewal (DPR) – Plant Adaptation (PA) – Security Systems (SS) – Storm Water (SW)

FACILITIES CONDITION NEEDS INDEX (FCNI)
Facilities Condition Needs Index provides a relative measure for comparing one building (or group of buildings) to another. The index is a simple calculation, derived by dividing the total project costs (for the ten-year window) by the total facilities replacement cost (FRC). When applying the index as an evaluation tool, the lower the number, the better the facility condition. It should also be noted that this is an index, not a percentage. It can (and often does in the case of historic facilities) exceed 1.00.

Individual Building FCNI Range	Condition Description
0.01 – 0.05	Excellent condition, typically new construction
0.06 – 0.15	Good condition, renovations occur on schedule
0.16 – 0.30	Fair condition, in need of normal renovation
0.31 – 0.40	Below average condition, major renovation required
0.41 – 0.59	Poor condition, gut / renovation indicated
0.60 and above	Complete facility replacement indicated

Facilities Replacement Cost is reported as the total replacement cost for the building or structure and its contents or fixed assets. As an example, the FRC for student housing includes the replacement cost for the building and all the fixtures within each room. Likewise, the FRC for a central heating plant would include the cost of the structure and boilers, generators and other equipment.

Executive Summary of All Campus Buildings – Facility Condition Assessment

No.	Building Code	Building Name	Use	Year Built	Square Feet	Facility Replacement Cost	Facility Replace-menty Cost/SF	Updated Facility Replace-ment Cost/FS	Updated Fa-cility Replace-ment Cost	Project Costs	Project Costs/ SF	FCNI Total	Benchmark Per APPA
1	AD	Athletic Dome	AUX	2014	110,800	$ 6,010,000	$ 54	$51	$5,650,800	$ 1,262,100	$11	0.21	Fair Condition
2	ANI	Anibal House	HS	1962	20,487	$ 7,051,687	$ 344	$325	$6,658,275	$ 910,283	$44	0.13	Good Condition
3	AVN	Ann V. Nicholson Apartments	HS	1998	181,291	$ 54,144,791	$ 299	$282	$51,124,062	$ 814,368	$4	0.02	Excellent
4	BB	Belgian Barn	AUX	1935	9,324	$ 2,468,730	$ 265	$250	$2,331,000	$ 348,945	$37	0.14	Good Condition
5	BGM	Building Grounds and Maintenance Bldg	UNIV	1994	14,400	$ 3,050,168	$ 212	$200	$2,880,000	$ 629,233	$44	0.21	Fair Condition
6	BRS	Biomedical Research Support Facility	UNIV	1999	14,300	$ 11,449,569	$ 801	$756	$10,810,800	$ 1,230,117	$86	0.11	Good Condition
7	CCC	Chicken Coop Center	AUX	1930	8,404	$ 1,780,218	$ 212	$200	$1,680,800	$ 1,054,419	$125	0.59	Poor Condition
8	CHP	Central Heating Plant	UNIV	1974	16,833	$ 57,939,695	$ 3,442	$3,250	$54,707,250	$ 13,453,382	$799	0.23	Fair Condition
9	DH	Dodge Hall	AD	1968	151,204	$ 104,089,748	$ 688	$650	$98,282,600	$ 31,877,458	$211	0.31	Fair Condition
10	EC	Engineering Center	UNIV	2014	134,286	$ 98,143,921	$ 731	$690	$92,657,340	$ 60,100	$0	0.00	Excellent
11	ECMB	East Campus Misc. Buildings	AUX	1929	94,569	$ 40,062,690	$ 424	$400	$37,827,600	$ 3,700,829	$39	0.09	Good Condition
12	EH	Elliott Hall	AD	2000	74,582	$ 41,074,160	$ 551	$520	$38,782,640	$ 4,875,755	$65	0.12	Good Condition
13	ET	Elliott Tower	UNIV	2014	950	$ 10,183,450	$ 10,719	$10,121	$9,614,950	$ 2,343,215	$2,467	0.23	Fair Condition
14	FM	Facilities Management	AD	2014	7,800	$ 2,741,698	$ 351	$332	$2,589,600	$ 24,040	$3	0.01	Excellent
15	FTZ	Fitzgerald House	HS	1961	20,610	$ 7,094,024	$ 344	$325	$6,698,250	$ 903,658	$44	0.13	Good Condition
16	GAT	Gatehouse at MBH	UNIV	1929	2,032	$ 1,467,462	$ 722	$682	$1,385,824	$ 3,024	$1	0.00	Excellent
17	GHC	Graham Health Center	UNIV	1970	13,161	$ 5,575,454	$ 424	$400	$5,264,400	$ 1,322,087	$100	0.24	Fair Condition
18	GLC	Golf & Learning Center	AUX	1914	6,038	$ 3,588,574	$ 594	$561	$3,387,318	$ 2,933,530	$486	0.82	Complete Replacement
19	GLF	Golf Courses	AUX	1914	-	$ 37,661,478	-	-	$35,560,351	$ 13,494,592	0	0.36	Below Average
20	GP	Golf Pavilion	AUX	2014	5,450	$ 2,036,690	$ 374	$353	$1,923,850	$ 12,020	$2	0.01	Excellent

No.	Building Code	Building Name	Use	Year Built	Square Feet	Facility Replacement Cost	Facility Replace-menty Cost/SF	Updated Facility Replace-ment Cost/FS	Updated Fa-cility Replace-ment Cost	Project Costs	Project Costs/ SF	FCNI Total	Benchmark Per APPA
21	GRN	Greenhouse	UNIV	1917	3,630	$ 2,908,408	$ 801	$757	$2,747,910	$ 1,128,439	$311	0.39	Below Average
22	GTM	George T. Matthews Apartments	HS	1982	47,464	$ 16,588,595	$ 349	$330	$15,663,120	$ 3,572,809	$75	0.22	Fair Condition
23	HAM	Hamlin Hall	HS	1968	143,872	$ 54,680,932	$ 380	$359	$51,650,048	$ 9,033,722	$63	0.17	Fair Condition
24	HCH	Hillcrest Hall	HS	2018	291,488	$ 110,368,329	$ 379	$358	$104,352,704	$ 60,100	$0	0.00	Excellent
25	HH	Hannah Hall of Science	AD	1961	89,418	$ 61,555,892	$ 688	$650	$58,121,700	$ 20,736,248	$232	0.34	Below Average
26	HHB	Human Health Building	UNIV	2012	172,825	$ 118,973,776	$ 688	$650	$112,336,250	$ 103,300	$1	0.00	Excellent
27	HIL	Hill House	HS	1964	42,522	$ 19,853,027	$ 467	$441	$18,752,202	$ 9,998,588	$235	0.50	Poor Condition
28	JDH	John Dodge House	AD	1880	10,696	$ 3,964,795	$ 371	$350	$3,743,600	$ 898,976	$84	0.23	Fair Condition
29	KL	Kresge Library	AD	1961	164,522	$ 87,121,492	$ 530	$500	$82,261,000	$ 7,827,250	$48	0.09	Good Condition
30	MBH	Meadow Brook Hall	AUX	1929	78,002	$ 75,322,957	$ 966	$912	$71,137,824	$ 10,928,238	$140	0.15	Good Condition
31	MC	Main Campus	UNIV	1959	-	$ 188,307,392	-	-	$177,801,756	$ 37,129,822	0	0.20	Fair Condition
32	MCMB	Main Campus Misc. Building	AUX	1960	17,015	$ 6,940,634	$ 408	$385	$6,550,775	$ 315,529	$19	0.05	Excellent
33	MH	Moceri House	AD	1996	6,166	$ 2,829,957	$ 459	$405	$2,497,230	$ 818,797	$133	0.29	Fair Condition
34	MSC	Mathmatics & Science Center	AD	1997	165,494	$ 113,927,071	$ 688	$650	$107,571,100	$ 40,037,943	$242	0.35	Below Average
35	NFH	North Foundation Hall	AD	1959	67,691	$ 38,406,081	$ 567	$536	$36,282,376	$ 9,403,610	$139	0.24	Fair Condition
36	OC	Oakland Center	AD	1959	208,787	$ 110,277,629	$ 528	$499	$104,184,713	$ 10,023,455	$48	0.09	Good Condition
37	ODH	ODowd Hall	AD	1982	105,000	$ 70,675,443	$ 673	$636	$66,780,000	$ 12,110,729	$115	0.17	Fair Condition
38	OIT	O'Dowd Hall IT Network Building	UNIV	2011	822	$ 3,410,236	$ 4,149	$3,917	$3,219,774	$ 180,300	$219	0.05	Excellent
39	OUI	O.U. INCubator Office	UNIV	1983	11,385	$ 3,918,751	$ 344	$325	$3,700,125	$ 677,553	$60	0.17	Fair Condition
40	OVH	Oak View Hill	HS	2014	164,724	$ 65,421,345	$ 397	$375	$61,771,500	$ 60,100	$0	0.00	Excellent
41	OWC	Oakland West Center	UNIV	1960	141,306	$ 67,344,857	$ 477	$450	$63,587,700	$ 25,810	$0	0.00	Excellent

No.	Building Code	Building Name	Use	Year Built	Square Feet	Facility Replacement Cost	Facility Replace-menty Cost/SF	Updated Facility Replace-ment Cost/FS	Updated Fa-cility Replace-ment Cost	Project Costs	Project Costs/ SF	FCNI Total	Benchmark Per APPA
42	P-29	Parking Structure	UNIV	2002	179,820	$ 22,853,386	$ 127	$120	$21,578,400	$ 2,578,301	$14	0.11	Good Condition
43	P32	Parking Structure	UNIV	2014	381,782	$ 48,520,807	$ 127	$120	$45,813,840	$ 1,995,320	$5	0.04	Excellent
44	PH	Pawley Hall	AD	2002	132,406	$ 63,103,217	$ 477	$450	$59,582,700	$ 6,132,793	$46	0.10	Good Condition
45	PRY	Pryale Hall	AD	1963	20,829	$ 7,169,405	$ 344	$325	$6,769,425	$ 1,768,233	$85	0.25	Fair Condition
46	PSS	Police and Support Services	UNIV	1976	26,444	$ 10,082,331	$ 381	$360	$9,519,840	$ 1,387,634	$52	0.14	Good Condition
47	RAC	Student Recreation and Athletic Center	AD	1998	253,494	$ 134,236,002	$ 530	$500	$126,747,000	$ 5,062,041	$20	0.04	Excellent
48	RIC	Research and Innovation Center	UNIV	1985	92,241	$ 53,730,145	$ 582	$550	$50,732,550	$ 25,810	$0	0.00	Excellent
49	SFH	South Foundation Hall	AD	2025	91,744	$ 56,366,179	$ 614	$580	$53,211,520	$ 50,288	$1	0.00	Excellent
50	SGP	O.U. INC. Shotwell Gustafson Pavilion	AUX	1929	25,850	$ 8,897,648	$ 344	$325	$8,401,250	$ 1,524,470	$59	0.17	Fair Condition
51	SS	Spenser Substation	UNIV	2003	14,769	$ 23,462,467	$ 1,589	$1,500	$22,153,500	$ 131,920	$9	0.01	Excellent
52	SSC	Steve Sharf Clubhouse	AUX	2011	9,900	$ 5,771,677	$ 583	$550	$5,445,000	$ 165,949	$17	0.03	Excellent
53	SST	Sunset Terrace	HS	1952	12,587	$ 6,665,359	$ 530	$500	$6,293,500	$ 710,892	$56	0.11	Good Condition
54	UF	Upper Fields Support Building	AUX	2014	2,467	$ 849,149	$ 344	$325	$801,775	$ 12,020	$5	0.01	Excellent
55	VAR	Varner Hall	UNIV	1970	119,939	$ 73,674,931	$ 614	$500	$59,969,500	$ 62,664	$1	0.00	Excellent
56	VBH	Vandenberg Hall	HS	1967	178,321	$ 67,773,845	$ 380	$359	$64,017,239	$ 11,227,869	$63	0.17	Fair Condition
57	VWH	Van Wagner House	HS	1965	43,305	$ 19,853,027	$ 458	$433	$18,751,065	$ 11,683,779	$270	0.59	Poor Condition
58	WH	Wilson Hall and Meadow Brook Theatre	AD	1967	98,153	$ 66,327,391	$ 676	$638	$62,621,614	$ 24,796,032	$253	0.37	Below Average
59	WHE	Wilson Hall East	AD	2022	40,697	$ 48,079,655	$ 1,181	$550	$22,383,350	$ 10,990	$0	0.00	Excellent
Grand Totals					4,544,099	$2,437,828,431			$2,269,324,185	$325,651,476		0.13	Good Condition

NOTE: The FRC is not included site development work, equipment and furnishing, furniture, soft cost, and escalation cost.
* Historical Buildings

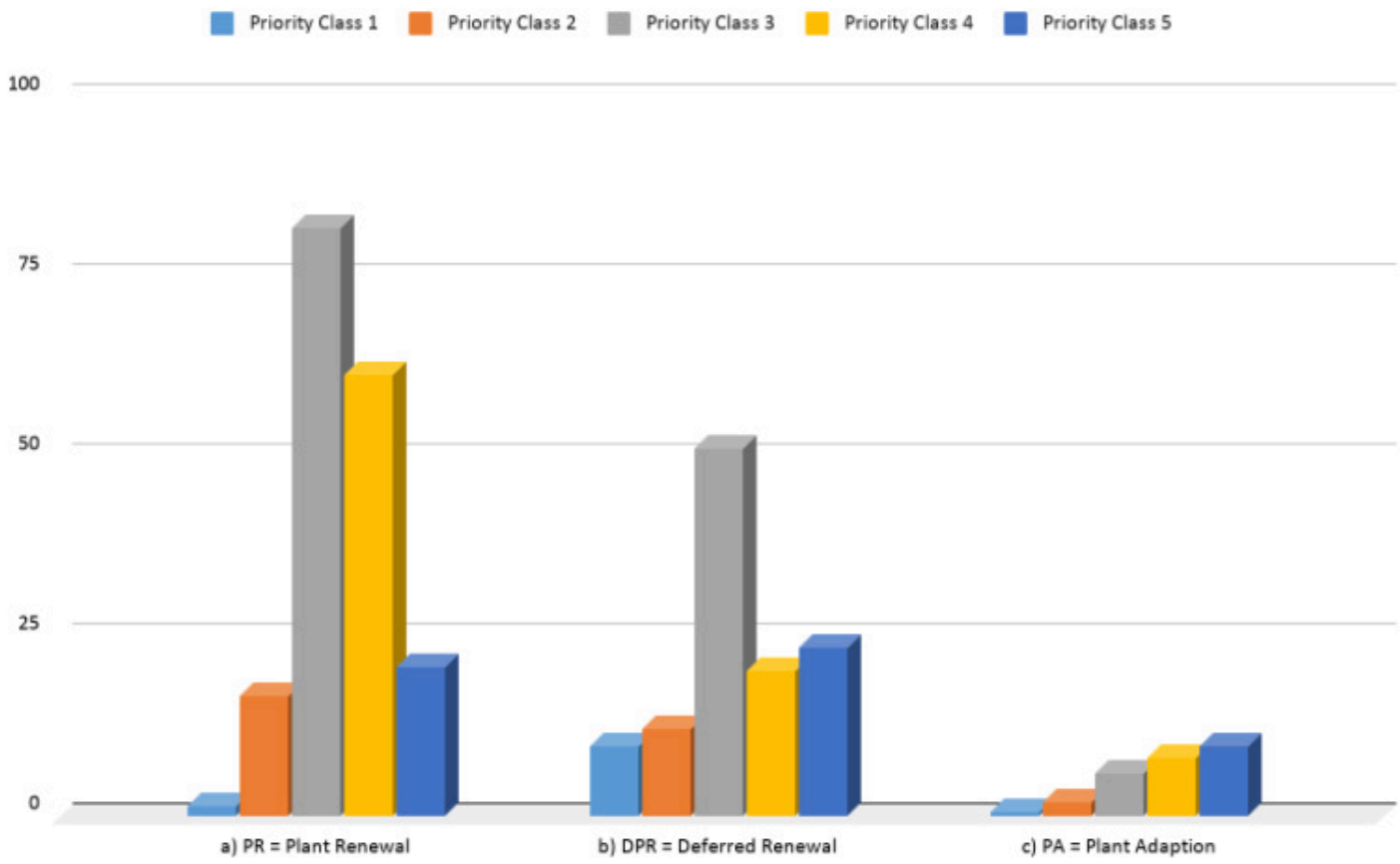
Total Cost Per Square Foot for all Campus Physical Assets	$536.48

Total Cost Per Square Foot for all Campus Projects	$72

Detailed Project Summary Facility Condition Analysis
Project Class by Priority Class

Project Class	Priority Class					Subtotal
	1	2	3	4	5	
a) PR = Plant Renewal	$ 1,523,660	$ 16,699,073	$ 81,668,056	$ 61,426,821	$ 20,765,179	$ 182,082,789
b) DPR = Deferred Renewal	$ 9,778,856	$ 12,178,882	$ 51,275,092	$ 20,295,171	$ 23,505,111	$ 117,033,112
c) PA = Plant Adaption	$ 636,309	$ 1,930,174	$ 5,889,844	$ 8,231,111	$ 9,848,139	$ 26,535,576
TOTALS	**$ 11,938,826**	**$ 30,808,130**	**$ 138,832,994**	**$ 89,953,108**	**$ 54,118,434**	**$ 325,651,477**

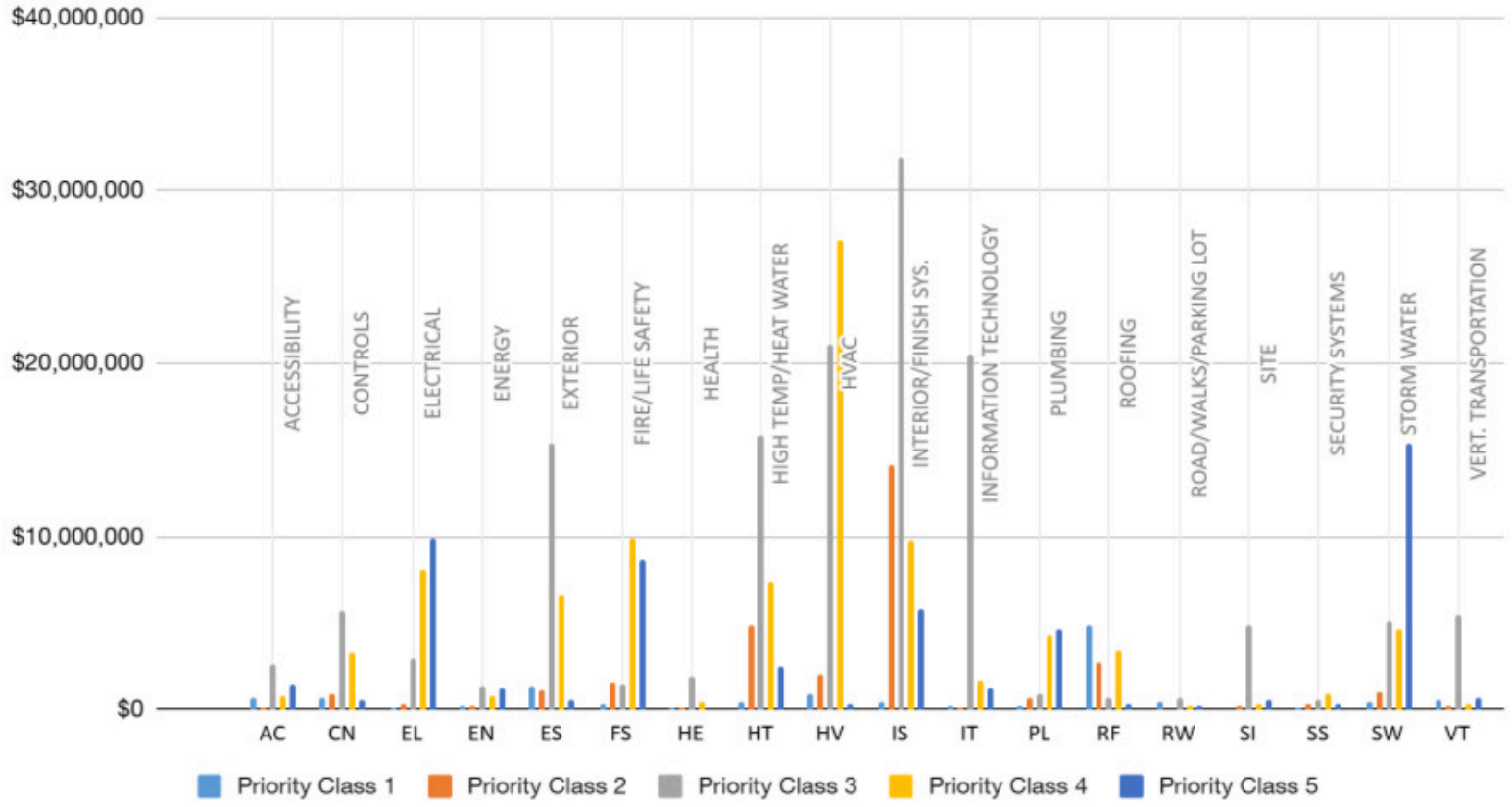
Detailed Project Summary Facility Condition Analysis
Project Class by Priority Class



Detailed Project Totals Facility Condition Assessment
System Code by Priority Class

System Code	System Description	Priority Classes					Subtotal
		1	2	3	4	5	
		FY 2026	FY 2027	FY 2028-2031	FY 2032-2035	FY 2036+	
AC	ACCESSIBILITY	$ 704,725	$ 99,602	$ 2,566,740	$ 740,994	$ 1,460,844	$ 5,572,905
CN	CONTROLS	$ 639,771	$ 942,406	$ 5,716,717	$ 3,309,845	$ 500,893	$ 11,109,632
EL	ELECTRICAL	$ 125,941	$ 300,505	$ 2,933,454	$ 8,129,040	$ 9,870,226	$ 21,359,165
EN	ENERGY	$ 237,254	$ 224,551	$ 1,380,735	$ 788,404	$ 1,237,313	$ 3,868,257
ES	EXTERIOR	$ 1,348,194	$ 1,160,317	$ 15,381,478	$ 6,608,529	$ 518,655	$ 25,017,174
FS	FIRE/LIFE SAFETY	$ 266,701	$ 1,552,526	$ 1,447,213	$ 9,895,556	$ 8,652,240	$ 21,814,236
HE	HEALTH	$ 113,642	$ 69,963	$ 1,905,653	$ 476,233	$ -	$ 2,565,491
HT	HIGH TEMP/HEAT WATER	$ 446,978	$ 4,915,447	$ 15,797,842	$ 7,383,630	$ 2,437,842	$ 30,981,739
HV	HVAC	$ 935,851	$ 2,068,945	$ 21,061,246	$ 27,083,082	$ 322,278	$ 51,471,402
IS	INTERIOR/FINISH SYS.	$ 407,637	$ 14,182,037	$ 31,888,670	$ 9,758,654	$ 5,776,635	$ 62,013,633
IT	INFORMATION TECHNOLOGY	$ 187,927	$ 108,846	$ 20,506,862	$ 1,713,024	$ 1,260,822	$ 23,777,481
PL	PLUMBING	$ 220,025	$ 715,347	$ 890,578	$ 4,282,912	$ 4,637,793	$ 10,746,654
RF	ROOFING	$ 4,840,320	$ 2,769,347	$ 662,922	$ 3,438,776	$ 297,602	$ 12,008,967
RW	ROAD/WALKS/ PARKING LOT	$ 393,287	$ 16,982	$ 671,754	$ 260,377	$ 255,265	$ 1,597,665
SI	SITE	$ 33,912	$ 173,087	$ 4,839,356	$ 281,642	$ 520,000	$ 5,847,998
SS	SECURITY SYSTEMS	$ 117,495	$ 277,665	$ 600,342	$ 867,286	$ 312,381	$ 2,175,169
SW	STORM WATER	$ 381,325	$ 1,017,201	$ 5,085,567	$ 4,659,975	$ 15,384,638	$ 26,528,706
VT	VERT. TRANSPORTATION	$ 537,840	$ 213,355	$ 5,495,863	$ 275,142	$ 673,002	$ 7,195,201
TOTALS		**$ 11,938,825**	**$ 30,808,128**	**$ 138,832,991**	**$ 89,953,104**	**$ 54,118,429**	**$ 325,651,476**

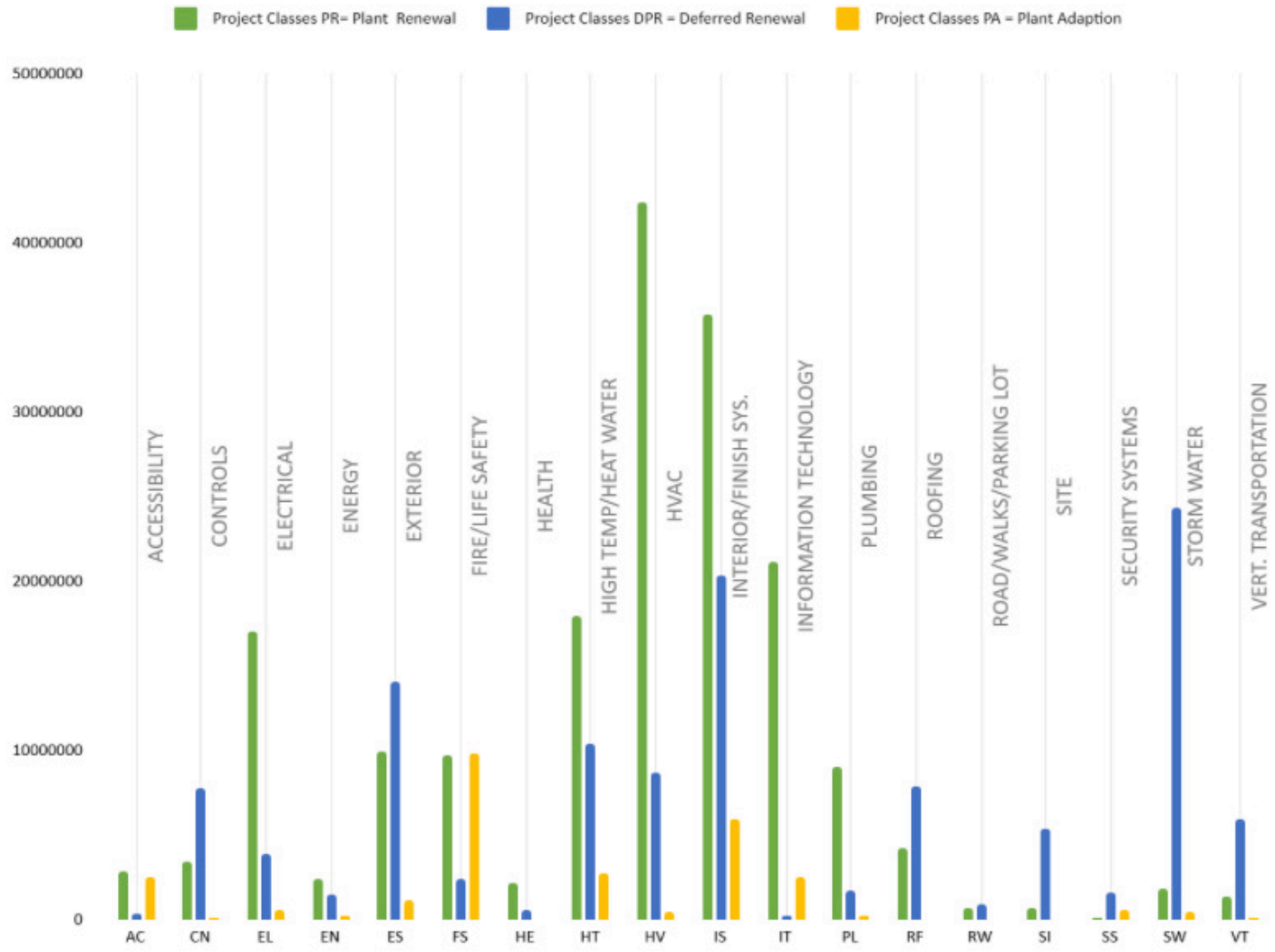
Detailed Project Totals Facility Condition Assessment
System Code by Priority Class



Detailed Project Totals Facility Condition Assessment
System Code by Project Class
All Buildings

System Code	System Description	Project Classes			Subtotal
		PR= Plant Renewal	DPR = Deferred Renewal	PA = Plant Adaption	
AC	ACCESSIBILITY	$ 2,818,068	$ 252,637	$ 2,502,200	$ 5,572,905
CN	CONTROLS	$ 3,373,241	$ 7,691,529	$ 44,862	$ 11,109,632
EL	ELECTRICAL	$ 16,962,389	$ 3,840,356	$ 556,421	$ 21,359,165
EN	ENERGY	$ 2,314,109	$ 1,415,786	$ 138,362	$ 3,868,257
ES	EXTERIOR	$ 9,903,816	$ 14,067,160	$ 1,046,198	$ 25,017,174
FS	FIRE/LIFE SAFETY	$ 9,727,737	$ 2,313,544	$ 9,772,955	$ 21,814,236
HE	HEALTH	$ 2,088,496	$ 476,995	$ -	$ 2,565,491
HT	HIGH TEMP/HEAT WATER	$ 17,952,804	$ 10,358,565	$ 2,670,370	$ 30,981,739
HV	HVAC	$ 42,363,139	$ 8,654,336	$ 453,927	$ 51,471,402
IS	INTERIOR/FINISH SYS.	$ 35,791,490	$ 20,328,118	$ 5,894,025	$ 62,013,633
IT	INFORMATION TECHNOLOGY	$ 21,132,093	$ 213,094	$ 2,432,293	$ 23,777,481
PL	PLUMBING	$ 8,934,339	$ 1,647,416	$ 164,900	$ 10,746,654
RF	ROOFING	$ 4,220,029	$ 7,788,938	$ -	$ 12,008,967
RW	ROAD/WALKS/PARKING LOT	$ 688,736	$ 908,929	$ -	$ 1,597,665
SI	SITE	$ 578,954	$ 5,269,044	$ -	$ 5,847,998
SS	SECURITY SYSTEMS	$ 117,495	$ 1,589,729	$ 467,946	$ 2,175,169
SW	STORM WATER	$ 1,831,623	$ 24,315,757	$ 381,325	$ 26,528,706
VT	VERT. TRANSPORTATION	$ 1,284,231	$ 5,901,179	$ 9,792	$ 7,195,201
TOTALS		**$ 182,082,788**	**$ 117,033,112**	**$ 26,535,576**	**$ 325,651,476**

Detailed Project Totals Facility Condition Assessment
System Code by Project Class
All Buildings



Implementation Plan

State Funding Request

In the future, as additional state projects are considered, Oakland University has need for the following based on program growth, opportunity and State needs:

Hannah Hall
The FY2028 Project Request is for the transformation of Hannah Hall into a modern facility featuring the latest technology and equipped teaching and learning classrooms and laboratory spaces, targeted for our growing Science, Technology, Engineering, and Math (STEM) curriculum and sponsored research. Hannah Hall is currently equipped with aging infrastructure such as fume hoods, backup electrical systems and other critical laboratory systems for academic programs.

Hannah Hall dates back to the 1960's and is one of the oldest structures on campus. It has greatly surpassed the service life of the building systems, which were not originally intended to be used for research purposes. This proposal will enhance the University's ability to support modern styles of teaching and learning for the sciences and provide capacity and technology for state-of-the-art laboratories for teaching and sponsored research.

University Funded Priorities

High Temperature Hot Water System
This is a 5-phase replacement of piping from the Central Heating Plant to campus buildings.

Off-Campus Research Facility
This project involves the purchase and renovation of an industrial building to house offices and research laboratories for the School of Engineering and Computer Sciences projects requiring high bay spaces.

Oakland West Center
This project involves the purchase and renovation of a 141,000 sf building previously owned by Baker College. This building houses a newly accredited Masters of Physician's Assistant program, School of Nursing graduate and undergraduate programming, other health sciences related programs, psychology and social work, OU's autism outreach program (OUCARES), Dutton Farms and several external tenants to promote collaboration and experiential learning opportunities.

O'Dowd Hall School Medicine Enhancements
Provide 10 new small classrooms for the school of medicine, additional study space, accessible bathroom upgrades, building chiller upgrade and exterior building plaza improvements to benefit the campus community.

Recreation and Athletics Outdoor Complex Improvements
Recreational sports facility refresh of the upper playfields, lower playfields, and the indoor practice facility to create an optimal training environment for OU students and community.

Elliott School of Business Administration Expansion and Renovation
The expansion and renovation of the School of Business Administration building will double the square footage of the current facility (Elliott Hall). Funded through design only.

Campus Security System Modernization Program
Campus wide modernization of card access controls, intrusion detection system and video management system.

Chiller Replacement Program
Four phase replacement of the chiller infrastructure at various buildings.

Varner Hall
This $45 million project consists of critical updates to the building's infrastructure including HVAC, plumbing, electrical, technology, elevator and exterior envelope. The renovation is also designed to take care of accessibility issues and improve public and student gathering spaces.

Future Projects Under Consideration

Oakland University recently completed Campus Plan 2035 to identify short, midterm and long range opportunities for internal initiatives as well as external development opportunities. These include academic spaces for programs, additional student housing, classroom and administrative facilities, athletics and recreation facilities, and performing arts center, among others. It also addresses in greater detail the Meadow Brook Estate, its historic assets, and their important relationship to the main campus.

Plant Renewal / Deferred Plant Renewal

As previously noted, Plant Renewal and Deferred Plant Renewal projects total more than $299 million of the $325 million Facility Condition Analysis. The current average annual investment is approximately $2.0 million from General Fund budgets and maintenance endowments; approximately $3.5 million from Auxiliaries Maintenance Reserves; and $0.9 million from University Technology Services budgets.