

Board Meeting
January 15, 2009

Revised

APPROVE RATE CHANGES FOR UNIVERSITY-OPERATED HOUSING
FACILITIES, URBANA, CHICAGO, AND SPRINGFIELD, FISCAL YEAR 2010

Action: Increase Housing Rental Rates for Urbana, Chicago, and Springfield
Campuses, Fiscal Year 2010

Funding: No New Funding Required

The Chancellors at each campus have recommended rate changes for University-operated housing for Fiscal Year 2010. The increases are required to meet operational costs (salaries and wages, utilities, general price increases, including food), to provide for student program enhancements, and to provide for debt service and repair and replacement reserve requirements.

URBANA-CHAMPAIGN

Undergraduate Housing (room and board, academic year)

<u>Unit</u>	<u>2008-09</u>	<u>Proposed</u> <u>2009-10</u>	<u>Dollar</u> <u>Increase</u>	<u>Percent</u> <u>Increase</u>
Single	\$9,368	\$9,924	\$556	5.9%
Double	8,198	8,684	486	5.9
Triple	7,736	8,196	460	5.9

Notes:

The above rates include a choice of the 14-meals-per-week classic (traditional) board plan or 12 meals classic + 1,500 café credits. All undergraduate contracts must include one of six meal plans: 14 meals classic, 20 meals classic, 12 meals classic + 1,500 café credits, 10 meals classic + 4,500 café credits, 10 meals classic + 6,000 café credits, or all café credits (11,500).

Rates in halls with air conditioning will be \$200 more than the above rates.

Rates in halls with learning communities will be up to \$310 higher than the above rates.

The rates quoted do not include the \$16 Residence Hall Association dues.

Graduate Housing (room only, academic year)

<u>Unit</u>	<u>2008-09</u>	<u>Proposed 2009-10</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
<u>Sherman Hall</u> (air conditioned)				
Single	\$4,442	\$4,638	\$196	4.4%
Double	4,250	4,438	188	4.4
<u>Daniels Hall</u> (remodeled)				
Single/private bath	\$5,840	\$6,098	\$258	4.4%
Single/shared bath	5,604	5,850	246	4.4
Double	5,112	5,338	226	4.4

Note: Rates quoted do not include the \$8 Graduate Hall Association dues.

	<u>2008-09</u>	<u>Proposed 2009-10</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
<u>Board Contract</u> (optional)				
14 meals classic	\$4,566	\$4,836	\$270	5.9%
20 meals classic	5,116	5,420	304	5.9
12 classic + 1,500 credits	4,566	4,836	270	5.9
10 classic + 4,500 credits	5,116	5,420	304	5.9
10 classic + 6,000 credits	5,628	5,962	334	5.9
All café credits (11,500)	5,414	5,732	318	5.9

Goodwin-Green Apartments (monthly rates - includes heat)

<u>Unit</u>	<u>2008-09</u>	<u>Proposed 2009-10</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
Sleeping rooms	\$564	\$587	\$23	4.1%
Efficiency	660	687	27	4.1
Efficiency with dining	685	713	28	4.1
One bedroom	750	781	31	4.1
One bedroom with dining	775	807	31 32	4.1

Orchard Downs Apartments (monthly rates)

	<u>2008-09</u>	<u>Proposed 2009-10</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
One bedroom	\$611	\$636	\$25	4.1%
One bedroom - unfurnished	561	584	23	4.1
Two bedrooms	697	725	28	4.0
Two bedrooms - unfurnished	647	673	26	4.0
Two bedrooms - unfurnished at Orchard South	577	600	23	4.0

Note: Rates in Orchard Downs include a special assessment for an intergovernmental agreement with the Urbana School District.

Ashton Woods Apartments (monthly rates)

<u>Unit</u>	<u>2008-09</u>	<u>Proposed 2009-10</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
Two bedroom – standard	\$600	\$624	\$24	4.0%
Two bedroom – upgrade	620	645	25	4.0
Two bedroom – galley kitchen	680	708	28	4.1
Two bedroom – open kitchen	700	729	29	4.1

Beckwith Living Center (room and board, 19 meal plan, academic year)

<u>Unit</u>	<u>2008-09</u>	<u>Proposed 2009-10</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
Single room¹	\$25,660	\$28,512	\$2,852	11.1%
Single room²	13,030	14,300	1,300	10.4%

¹ **Room and board with full assistance with Activities of Daily Living (ADL—showering, dressing, personal care, etc.)**

² **Room and board without full assistance with Activities of Daily Living**

CHICAGO

For the residence halls, Campus Auxiliary Services recommends an increase in the standard basic double room and board rate from \$8,444 to \$9,120 (\$676 or eight percent increase). All other residence hall facility rates will increase by eight percent. The increase is precipitated by two important factors: increasing utility rates and when new facilities open, there are significant costs in the early years (as with Stukel Towers).

Residence Halls (room and board, academic year)

<u>Unit</u>	<u>2008-09</u>	<u>Proposed 2009-10</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
<u>Student Residence Hall</u>				
Single	\$8,890	\$9,600	\$710	8.0%
Double	8,156	8,808	652	8.0
<u>Polk Residence Hall</u>				
Suite Double	8,560	9,244	684	8.0
<u>Student Residence and Commons*</u>				
Double	8,444	9,120	676	8.0
<u>James Stukel Towers</u>				
Suite Double	9,072	9,798	726	8.0
Suite Single	9,656	10,428	772	8.0

* Rates for the Student Residence and Commons will range from \$8,436 to \$10,470 depending on room configuration. These rates include a board charge of \$2,500.

Apartments (room only-no board plan, academic year)

	<u>2008-09</u>	<u>Proposed 2009-10</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
<u>Single Student Residence Hall</u>				
Two-person apt. (per person)	\$7,364	\$7,954	\$590	8.0%
Three-person apt. (per person)	7,216	7,794	578	8.0
Four-person apt. (per person)	7,300	7,884	584	8.0
2/3 person suite (per person)	6,294	6,798	504	8.0

Thomas Beckham and Marie Robinson Halls

	<u>2008-09</u>	<u>Proposed 2009-10</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
Two-person apt. (per person)	\$8,036	\$8,678	\$642	8.0%
Four-person apt. (per person)	7,890	8,520	630	8.0

SPRINGFIELD

Apartments (room only, academic year)

	<u>2008-09</u>	<u>Proposed 2009-10</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
<u>Family Apartments</u>				
Two bdrm/Furnished	\$8,380	\$8,560	\$180	2.2%
Two bdrm/Unfurnished	7,040	7,180	140	2.0
One bdrm/Furnished	6,160	6,480	320	5.2
One bdrm/Unfurnished	5,360	5,480	120	2.2

Single Student Apartments (all fully furnished)

Four bdrm/Private/Townhouse	\$4,710	\$4,960	\$250	5.3%
2-3-5 bdrm/Private/Renovated	4,270	4,500	230	5.4
2-3-5 bdrm/Shared/Renovated	2,840	2,980	140	4.9
Four bdrm/Private/Flat	3,990	4,200	210	5.3
One bdrm/Private/Flat	6,160	6,480	320	5.2
Two bdrm/Shared/Flat (4 people)	2,370	2,520	150	6.3

Residence Halls (furnished, room only, academic year)

	<u>2008-09</u>	<u>Proposed 2009-10</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
<u>Lincoln Residence Hall</u>	\$6,140	\$6,250	\$110	1.8%
<u>Founders Hall</u>				
Shared room	\$6,350	\$6,450	50	0.8%
Private room (design single)	8,890	8,890	0	0.0

Notes:

Rates for 2-bedroom Furnished Family Apartments may be eliminated during FY10, as UIS continues a transition to totally unfurnished units for family housing 2-bedroom apartments.

The rate for Capital Scholars in Lincoln Residence Hall and Founders Hall includes proposed increases in room only. The board rate each student is required to select (\$1,000 or \$1,475 per semester) will increase package accordingly.

The apartment rate is for a selected bedroom style only. Number of units per respective rate varies greatly by area. No meal plan is required of apartment residents, but residents may purchase either of the two plans noted above, or one for \$350 per semester.

All rates are fully inclusive of all utility charges, including electricity/heat/AC, cable TV, and technology/telecommunication costs passed along to residents.

The Board action recommended in this item complies in all material respects with applicable State and federal laws, University of Illinois *Statutes, The General Rules Concerning University Organization and Procedure*, and Board of Trustees policies and directives.

The Vice President/Chief Financial Officer concurs with these recommendations.

The President of the University recommends approval.