

Approved by the Board of Trustees  
January 18, 2018

Board Meeting  
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APPROVE RATE CHANGES FOR UNIVERSITY-OPERATED HOUSING  
FACILITIES, URBANA, CHICAGO, AND SPRINGFIELD,  
ACADEMIC YEAR 2018-2019

**Action:** Approve Rate Changes for University-Operated Housing Facilities, Urbana, Chicago, and Springfield, Academic Year 2018-2019

**Funding:** No New Funding Required

The Chancellors/Vice Presidents at each university have recommended rate changes for university-operated housing for Academic Year 2018-2019. The increases are required to meet operational costs (salaries and wages, utilities, and general price increases including food costs); to provide for student program enhancements; and to provide for debt service and repair and replacement reserve requirements.

**UNIVERSITY OF ILLINOIS AT URBANA-CHAMPAIGN**

Housing at Urbana-Champaign requests no increase in the basic double room with 12 meals and 15 café credits (for new students) of \$10,612. Housing also maintains the same rate from year to year for returning students. Modest increases between 1.10 percent to 1.75 percent are requested for individual apartment living rates.

**Undergraduate Housing (room and board, academic year)**

Traditional Rooms (without air conditioning)

Residence Halls: Allen, Barton-Lundgren, Lincoln Avenue, Pennsylvania Avenue, Taft-Van Doren.

<u>Unit</u>	<u>2017-18</u>	<u>Proposed 2018-19</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
Single	\$12,124	\$12,124	\$0	0.0%
Double	10,612	10,612	0	0.0
Triple	10,016	10,016	0	0.0

Traditional Rooms (with air conditioning)

Residence Halls: Busey-Evans, Florida Avenue, Hopkins, Illinois Street, Scott, Snyder, Weston.

<u>Unit</u>	<u>2017-18</u>	<u>Proposed 2018-19</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
Single	\$12,462	\$12,462	\$0	0.0%
Double	10,948	10,948	0	0.0
Triple	10,356	10,356	0	0.0

Clustered Rooms (with air conditioning)

Residence Halls: Nugent

<u>Unit</u>	<u>2017-18</u>	<u>Proposed 2018-19</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
Single	\$12,826	\$12,826	\$0	0.0%
Double	11,312	11,312	0	0.0

Semi-Private Rooms (with air conditioning)

Residence Halls: Bousfield

<u>Unit</u>	<u>2017-18</u>	<u>Proposed 2018-19</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
Single Suite Shared Bath	\$13,888	\$13,888	\$0	0.0%
Double Shared Bath	11,848	11,848	0	0.0

Pod Rooms (with air conditioning)

Residence Halls: Wassaja

<u>Unit</u>	<u>2017-18</u>	<u>Proposed 2018-19</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
Single Pod	\$13,156	\$13,156	\$0	0.0%
Double Pod	11,616	11,616	0	0.0

Note:

The above rates are for new contracts only. Returning residents pay their original contract rate.

The above undergraduate rates include a traditional board plan of 12 classic meals plus 15 café credits.

All undergraduate housing contracts must include one of four meal plans.

Rates in halls with learning communities will be up to \$350 higher than the above rates.

Residential Fund Council (RFC) student government dues of \$16 per year will be added to the above rates.

**Graduate Housing (room only, academic year)**

<u>Unit</u>	<u>2017-18</u>	<u>Proposed 2018-19</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
Sherman Hall (air conditioned)				
Single	\$5,424	\$5,424	\$0	0.0%
Double	5,192	5,192	0	0.0
Daniels Hall (air conditioned)				
Single/private bath	\$7,164	\$7,164	\$0	0.0%
Single/shared bath	6,876	6,876	0	0.0
Double	6,272	6,272	0	0.0

Note: Rates quoted do not include the \$8 student government dues.

**Apartments****Goodwin-Green Apartments (monthly rates - includes heat)**

<u>Unit</u>	<u>2017-18</u>	<u>Proposed 2018-19</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
Sleeping rooms-furnished	\$600	\$610	\$10	1.67%
Efficiency-furnished	755	765	10	1.32
One bedroom-unfurnished	845	855	10	1.18

**Orchard Downs Apartments (monthly rates)**

<u>Unit</u>	<u>2017-18</u>	<u>Proposed 2018-19</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
One bedroom-furnished	\$700	\$710	\$ 10	1.43%
One bedroom-unfurnished	640	650	10	1.56
One bedroom-REMODELED-furnished	850	860	10	1.18
One bedroom-REMODELED-unfurnished	740	750	10	1.35
Two bedroom-furnished	750	760	10	1.33
Two bedroom-unfurnished	690	700	10	1.45
Two bedroom-REMODELED-furnished	900	910	10	1.11
Two bedroom-REMODELED-unfurnished	790	800	10	1.27
Two bedroom-furnished at Orchard South	700	710	10	1.43
Two bedroom-unfurnished at Orchard South	570	580	10	1.75

Note:

Rates in Orchard Downs include a special assessment for an intergovernmental agreement with the City of Urbana.

**Ashton Woods Apartments (monthly rates)**

<u>Unit</u>	<u>2017-18</u>	<u>Proposed 2018-19</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
Two bedroom-furnished	\$810	\$820	\$10	1.23%
Two bedroom-unfurnished	700	710	10	1.43
Two bedroom-furnished galley	860	870	10	1.16
Two bedroom-unfurnished galley	750	760	10	1.33
Two bedroom-furnished open	910	920	10	1.10
Two bedroom-unfurnished open	800	810	10	1.25

Note: Open and galley refer to the kitchen style and level of updates in the apartment.

**UNIVERSITY OF ILLINOIS AT CHICAGO**

Housing at Chicago recommends a modest increase in the standard basic double room and board rate from \$10,960 to \$11,070 (1.0 percent). All other residence hall facility rates will increase by 1.0 percent to 2.5 percent, varying by building and configuration.

**Residence Halls (room and board, academic year)**

<u>Unit/Suites/Clusters</u>	<u>2017-18</u>	<u>Proposed 2018-19</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
<b>James Stukel Towers</b>				
Single	\$12,966	\$13,290	\$ 324	2.5%
Double	12,018	12,258	240	2.0
<b><u>Student Residence and Commons</u></b>				
Single	\$11,877	\$11,996	\$119	1.0%
Double	10,960	11,070	110	1.0

Note: Rates for the Student Residence and Commons rooms will range from \$10,295 to \$13,028 depending on room configuration. Facilities above do not include cooking facilities so all residents are required to be on one of the board plans. Rates above include the cost of the minimum 15 meal plan.

**Polk Street Residence Hall (room only-no board plan, academic year, per person)**

Single	\$8,685	\$8,772	\$87	1.0%
Double	7,933	8,012	79	1.0

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

	<u>2017-18</u>	<u>Proposed 2018-19</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
<u>Single Student Residence Hall</u>				
Two-person apartment	\$ 9,451	\$ 9,546	\$95	1.0%
Three-person apartment	9,262	9,355	93	1.0
Four-person apartment	9,369	9,463	94	1.0
Two/Three person suite	8,077	8,158	81	1.0
Studio apartment	11,712	11,829	117	1.0

Thomas Beckham and Marie Robinson Halls

	<u>2017-18</u>	<u>Proposed 2018-19</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
Two-person apartment	\$10,830	\$11,047	\$217	2.0%
Four-person apartment	10,581	10,792	211	2.0
Studio apartment	12,929	13,252	323	2.5

**UNIVERSITY OF ILLINOIS AT SPRINGFIELD**

Housing at Springfield requests no increase to the basic double room rate of \$7,460. All other rates also are unchanged.

**Apartments (room only, academic year)**

	<u>2017-18</u>	<u>Proposed 2018-19</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
<u>Family Apartments</u>				
Two bedroom/Furnished	\$10,900	\$10,900	\$0	0.0%
Two bedroom/Unfurnished	9,500	9,500	0	0.0
One bedroom/Furnished	9,000	9,000	0	0.0
One bedroom/Unfurnished	N/A	---	---	---

Single Student Apartments (all fully furnished)

Four bedroom/Private/Townhouse	\$7,000	\$7,000	\$0	0.0%
2-3-5 bedroom/Private/Clover Premium	7,000	7,000	0	0.0
2-3-5 bedroom/Private/Clover Standard	6,000	6,000	0	0.0
2-3-5 bedroom/Clover Shared	N/A	---	---	---
Four bedroom/Private/Flat	7,000	7,000	0	0.0
One bedroom/Private/Flat	9,000	9,000	0	0.0
Two bedroom/Shared/Flat (4 people)	4,400	4,400	0	0.0

**Residence Halls (furnished room only, academic year)**

	<u>2017-18</u>	<u>Proposed 2018-19</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
<u>Lincoln Residence Hall</u>				
Shared room	\$ 7,460	\$ 7,460	\$0	0.0%
Private room (double-single as available)	10,200	10,200	0	0.0
	<u>2017-18</u>	<u>Proposed 2018-19</u>	<u>Dollar Increase</u>	<u>Percent Increase</u>
<u>Founders Hall</u>				
Shared room	\$ 7,460	\$ 7,460	\$0	0.0%
Private room (designed single)	10,200	10,200	0	0.0

## Notes:

Two bedroom furnished option available only to visiting staff or international exchange faculty. Shared rate option is offered primarily for international students seeking to live on-campus at a cost-effective/competitive local market rate for accommodations not readily preferred by most domestic students. Rates for townhouses and renovated flats are standardized. All rates are fully inclusive of utility charges, including electricity/heat/AC, cable TV, and technology/telecommunication costs passed along to residents.

The standardized rate for residents of Lincoln Residence Hall and Founders Hall includes proposed increases in room only. Each hall resident is required to select one of three standard meal plans offered each semester (\$1,150 / \$1,675 / \$2,100), which remains unchanged, but Board choice will increase total costs accordingly. Second-Year Residential Initiative apartment community students are required to purchase a basis apartment meal plan of \$375 per semester. No meal plan is required of upper division apartment residents, but such residents may purchase any of the four meal plans noted above.

The Apartment rate is for a selected bedroom style only. Number of units per respective rate varies greatly, by Court area. Projected rate increases in newly-renovated units are consistent with pre-renovation pro-forma.

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 Interim Vice President/Chief Financial Officer and Comptroller and the Executive Vice President and Vice President for Academic Affairs concur with these recommendations.

The President of the U of I System recommends approval.