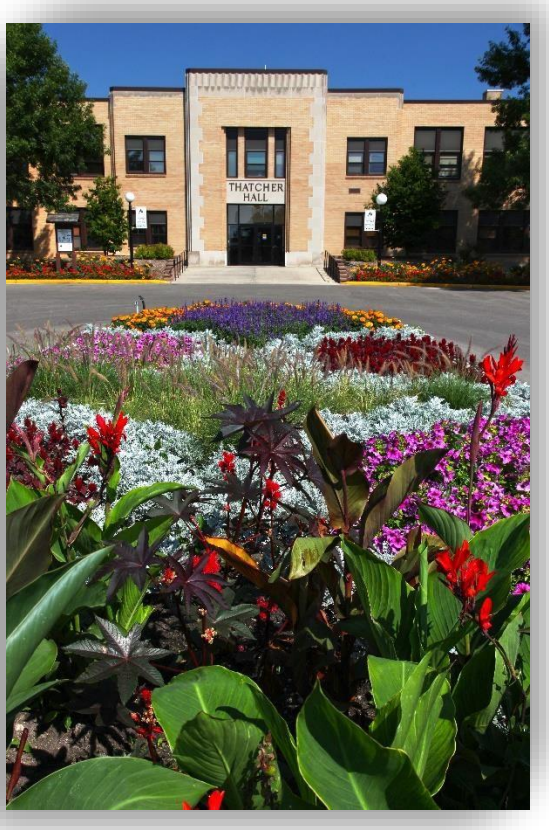
DAKOTA COLLEGE AT BOTTINEAU

2022 MASTER PLAN

Submitted 2-28-2022



NATURE, TECHNOLOGY, & BEYOND

DAKOTA COLLEGE AT BOTTINEAU

AN AFFILIATE OF MINOT STATE UNIVERSITY

DAKOTA COLLEGE AT BOTTINEAU

2022 MASTER PLAN
Submitted February 28, 2022

Prepared for the
North Dakota State Board of Higher Education

February 28, 2022

NORTH DAKOTA
STATE BOARD OF HIGHER EDUCATION

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SECTION I: OVERVIEW

A. Background and History

The institution's historical foundation and underpinnings are reflected in the following passage from the North Dakota Century Code: (the college) is to provide instruction in such arts and sciences as determined by the Board of Directors, laying special stress on the encouragement of horticulture and forest culture. From this base, the institution has expanded and grown to become a comprehensive community college attentive to the needs of the region and state. However, the area's natural assets (Turtle Mountains, J. Clark Salyer National Wildlife Refuge, Turtle Mountain Forest, Lake Metigoshe, and The Prairie Pothole Region) keep the college mindful of its roots in environmental and natural resource programming. Curriculums in wildlife, urban forestry, horticulture, agriculture, environmental technology and parks and recreation evidence our allegiance to our earliest mission.

A referendum in 1894 stated that a School of Forestry should be located in Bottineau, North Dakota, to provide, in addition to forestry, comprehensive junior college curricula. The North Dakota Century Code identified the role of School of Forestry as offering programs in agriculture, forestry, and horticulture. Since then, the college has expanded its natural resource programming, and has also added programs in other areas that serve the need of its constituents.

The relationship between the School of Forestry and North Dakota State University was first established in 1968 when the Board of Higher Education approved the "administrative attachment" of the two institutions. The School of Forestry became known as North Dakota State University-Bottineau Branch and Institute of Forestry at that time. In 1987, the name was again modified to North Dakota State University-Bottineau.

In April of 1996, the North Dakota State Board of Higher Education affiliated the College with Minot State University. The name of the school was changed to Minot State University - Bottineau Campus at that time. This realignment has been productive and has resulted in collaborative efforts that have been of benefit to students.

In the summer of 2006, the college celebrated a century (1906-2006) of excellence commemorating the determination, strength, and resourcefulness of students, faculty, staff and community. For 100 years, as the North Dakota School of Forestry, NDSU-Bottineau, and MSU-Bottineau, the institution had prepared men and women to become contributing members of society. Our heritage and our aspirations were reflected in our centennial motto: *Rooted in the past—growing towards the future*.

On August 1, 2009, Minot State University-Bottineau (MSU-B) became ***DAKOTA COLLEGE AT BOTTINEAU*** (DCB). As a practical matter, the new name gives the institution a unique identity in a way that reflects its location; history; mission; and ongoing Nature, Technology, and Beyond focus. It does not change the college's affiliation with

Minot State University. That affiliation continues to grow stronger. On a deeper level, the change defines our sense of place and purpose. Commitment, vitality, strength, and determination are part and parcel of the word Dakota that also characterize the spirit of the college. Other attributes such as contrasting landscapes and ecological diversity; robust, outdoor living; abundant nature and wildlife, hills and plains; and boundless skies and wide-open spaces are common to our state and synonymous with Bottineau. We needed a new name to describe the unique spirit and vibrancy that distinguished the college for over 100 years. Dakota College at Bottineau does so in a manner that is appropriate to our mission and location and makes clear our passion for and appreciation of our natural world.

The main campus of Dakota College is sited on approximately 30 acres of land on the north side of the city of Bottineau. The college also is listed as the property owner for 40 acres of undeveloped land in Dalen Township (Turtle Mountain region) of Bottineau County. This land was gifted to the college by the federal government in 1969 for the use and benefit of North Dakota State University-Bottineau Branch and Institute of Forestry (which was the name of the college at that time).

Figures 1 through 3 show the evolution of campus growth from the years of 1900 through 2022. Old Main was constructed in 1906 and a small greenhouse a few years later. These two buildings housed all classroom, administrative and athletic functions until 1949 when Thatcher Hall was added. A central heating plant was also constructed in 1949. The decades of the 60s and 70s could be considered the period of the great expansion. Three additional classroom buildings, a student center, three housing units, a new greenhouse and a shop for physical plant were added. The 80s and 90s witnessed three minor but important additions to Thatcher Hall (stage/musical room, library expansion and locker room) and an expanded coal storage facility for the Central Heating Plant.

In 2007 a racquetball court and a 16,500 square foot addition to Thatcher Hall (Arts and Humanities Center) were erected. The Arts and Humanities Center, in addition to housing the arts and humanities departments, hosts the library, bookstore, learning center, conference rooms, nursing clinical labs, IVN studios, Dakota College at Bottineau Foundation and an office complex. These functions were formally housed in the original campus building known as Old Main.

The mission of the Dakota College at Bottineau Entrepreneurial Center for Horticulture (ECH) is to commercialize the vegetable production industry within North Dakota through work with small to mid-size producers via outreach, workshops, and the tuition based Sustainable Vegetable Production program. The ECH's wash/pack facility was a part of a United States Economic Development Administration project begun in 2009 and completed in 2015. The $650,000 project funded the construction of the demonstration facilities for the ECH which included seven high tunnels and the wash/pack building including infrastructure changes such as installation of water and electricity. The $325,000 in EDA funding was matched with $325,000 from state and local sources. The wash/pack facility represents $436,000 of the total budget. The high tunnels and wash/pack facility function as applied research and lab facilities for the ECH.

In 2016 a major renovation of the HVAC systems in the Nelson Science Center was undertaken. This renovation addressed air quality issues in the building related to the chemistry lab. In addition to the air quality issues, air conditioning and a sprinkler system for fire suppression were added, along with renovations of the building's restrooms. In 2020, further upgrades were made to the building's ventilation system, lighting and main corridor ceiling.

In 2019, the college entered into an Energy Service Agreement with UNESCO to upgrade lighting, plumbing and heating controls to reduce energy costs. Major aspects of this project were the replacement of almost all of the college's existing lighting with LEDs, plumbing system improvements, additional variable speed drives and ventilation controls, enhanced energy management systems and controls, steam trap repairs and replacements, and building envelope and air leakage improvements. The overall cost of these improvements was approximately $1.2 million.

The college's heating plant was upgraded in the late fall of 2019 and early spring of 2020 with an additional back-up boiler. This was done to ensure that the back-up heating system would have enough capacity to keep all the college's buildings adequately heated in the event of a failure of the main coal boiler during a period of extreme cold. The cost for this project was approximately $250,000.

The college's existing residence halls are all in major need of renovation due to their age and deteriorating mechanical systems. Projects were undertaken in the summer of 2019 and 2020 to provide new shower areas in Gross Hall and two remodeled suites in Milligan Hall during the summer and fall of 2020. However, much work remains in all of the residence halls, which will be detailed later in this document.

In preparation for the addition of a dining center to the college's existing Knudson Student Center, the former café/kitchen area and restrooms in the Student Center were completely remodeled in the spring and summer of 2021. The scope of this project was approximately $150,000.

The college is currently in the process of completing an addition to the Knudson Student Center that will house a new dining facility. It is anticipated that the new dining center will be operational in March, 2022. This project addresses significant deferred maintenance and handicap accessibility issues as well as inadequate areas for food preparation. The project's total cost is $2.5 million, which is being funded by the college through the sale of revenue bonds. The state legislature and the State Board of Higher Education authorized the college to proceed with a bond sale for this initiative.

In recognition of the need to prepare more nurses and to address inadequate facilities for the college's existing nursing program, the college is proceeding with plans to renovate its currently unoccupied Old Main building into a Center for Rural Health Education. This project is expected to begin in 2022, with an anticipated completed date in the summer or fall

of 2023. This $4 million project is being funded with $2.5 million of legislatively appropriated funds and $1.5 million from a capital campaign being conducted the Dakota College Foundation.

Another major initiative now underway is the development of a postsecondary Center for Career and Technical Education (CTE) in the city of Minot. The city of Minot has committed $4.2 million to this project. However, given current supply chain issues and rising costs due to inflation, it is not certain if this level of funding will be sufficient to make the center fully operational. The college anticipates offering 5-7 CTE programs when the Center opens in the fall of 2023. Legislative support will be requested in the 2023 legislative session to support staffing and operational costs for these programs. There is also the possibility that legislature funding will be requested if the current funding from the city of Minot is not adequate for the full renovation of the facility at 120 East Burdick Expressway.

Figure 1

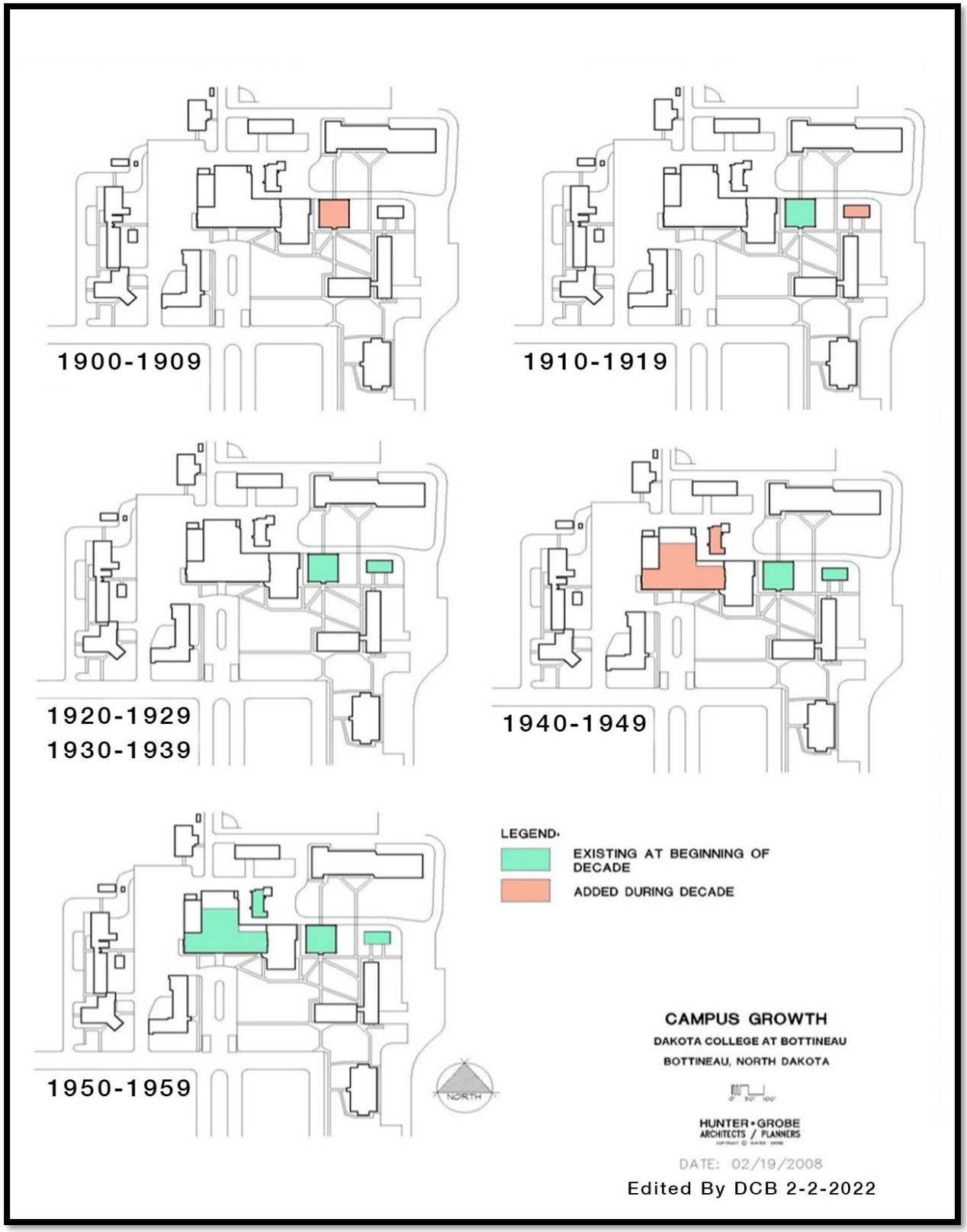

1900-1909
1910-1919
1920-1929
1930-1939
1940-1949
1950-1959
LEGEND:
EXISTING AT BEGINNING OF DECADE
ADDED DURING DECADE
NORTH
CAMPUS GROWTH
DAKOTA COLLEGE AT BOTTINEAU
BOTTINEAU, NORTH DAKOTA
HUNTER•GROBE
ARCHITECTS / PLANNERS
DATE: 02/19/2008
Edited By DCB 2-2-2022

Figure 2

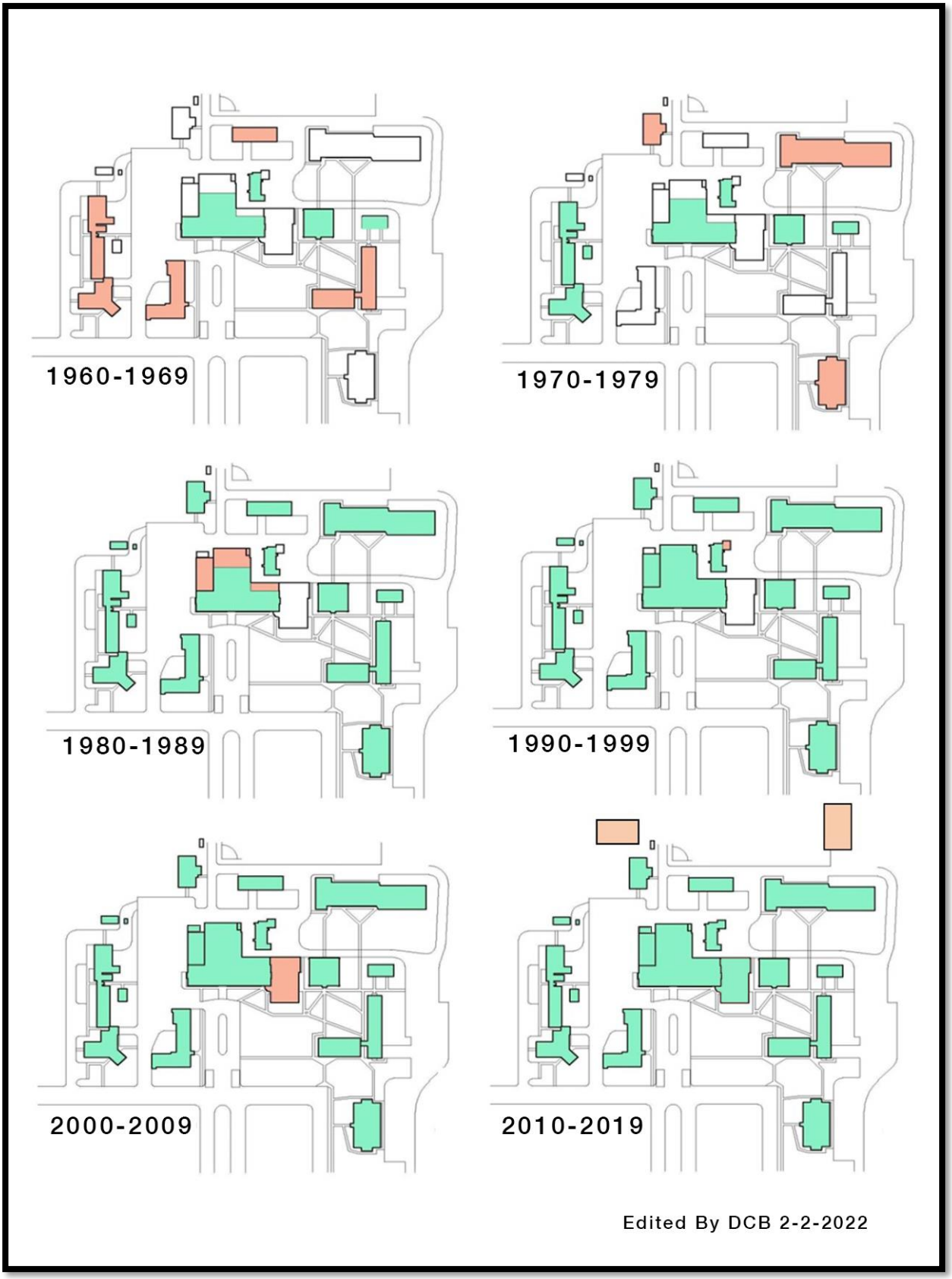

1960-1969
1970-1979
1980-1989
1990-1999
2000-2009
2010-2019
Edited By DCB 2-2-2022

Figure 3

The campus has always been noted for its small size and the individual attention and personal interest faculty and staff extend to students. Over the last ten years, headcount enrollment has averaged 888, full-time enrollment 350, and full-time equivalent enrollment 531. This calculation also accurately reflects a historical recapitulation of student numbers over the school's 110+ years of service. And, although the college was administratively attached to North Dakota State University in 1969 and to Minot State University in 1996, the campus charge and size remained intact. However, delivery of instruction has changed significantly. Face-to-face delivery is still the standard, but interactive video and online instructional delivery methods are becoming an increasingly larger component as Dakota College attempts to fulfill the needs of students who require an "any time, any place" environment.

Courses, programs, and majors have evolved at the college dependent on constituent needs; but, our initiatives in business, general education, the natural resources, and career and technical education have been a constant. Examples of recent areas of emphasis dictated by need are allied health (nursing, medical assistant, paramedic), agriculture, dual credit/early enrollment, and economic development (Entrepreneurial Center for Horticulture, Technology Farm Business Management, Minot Career and Technical Education Center). The college has also reaffirmed its constitutional mandate with a signature or theme for the campus. It has put into action a Nature, Technology, and Beyond focus that adds value to the education our students receive and endeavors to leave students with an ethic of concern and care for our world.

A history of fall enrollments from 2011 through 2021 shows the following:

Year	FTE	Headcount	Headcount Full-time	Headcount Part-time
2011	524	812	370	442
2012	474	774	283	491
2013	501	793	318	475
2014	518	753	398	355
2015	459	692	341	351
2016	490	811	344	467
2017	527	909	346	563
2018	590	996	395	601
2019	595	1006	390	616
2020	553	1060	312	748
2021	615	1163	351	812

B. Mission

Following is the mission statement excerpted from the first catalog:

The course of study has been designed to fit boys and girls to return to the communities whence they come to us and follow life's pursuits with more than average intelligence. At the same time, it will also prove helpful to those who may desire to pursue a more advanced course in one of the higher institutions of the state. To these ends endeavor is made to maintain a proper balance between those studies commonly spoken of as practical and the so-called culture studies.

Following is the mission statement excerpted from the current catalog:

Dakota College at Bottineau provides students with a quality education in a caring environment. The institution values diversity and personal enrichment by promoting engaged learning for employment and university transfer. With the help of a supportive community, Dakota College emphasizes nature and technology to accomplish its mission through an array of curricula, programs, and services.

- *Liberal arts education provides students the knowledge and tools to continue their education to serve as good stewards of the environment, and to function as responsible citizens.*
- *Career/technical education provides students the knowledge and skills required to succeed by utilizing natural, human, and technological resources.*
- *Distance delivery provides students increased access to education and career opportunities.*
- *Community education provides diverse life-long learning experiences.*
- *Support services provide opportunities for individual growth and success.*
- *Campus activities provide for interpersonal development.*
- *Campus outreach provides area schools and groups access to college resources.*

- *Workforce training and development provides the human resources for economic development.*
- *All programs provide a greater understanding of human diversity.*

Dakota College's curricula, programs, and services take students beyond nature and technology and leave them with an ethic of concern and care for the natural world.

A comparison of the two statements makes it apparent that although terminology and writing styles have changed over the years, the college's charge has remained intact.

Number of Degrees

Programs	Degree	2017	2018	2019	2020	2021
Advertising and Marketing	AAS		1			1
Advertising and Marketing	DP/CERT			1		
Agriculture & Management Tech	AAS					1
Associate Degree Nursing	AAS	19	28	32	38	40
Bookkeeping	DP/CERT		1	1	1	
Caregiver Services	AAS	1		1		
Child Development Associate	DP/CERT				1	
College Studies	CERT	20	22	37	41	26
Environmental Technology-Lab & Field Technology	AAS					1
Environmental Technology-Natural Resources Mgmt	AAS					
Floral Design and Greenhouse Technology	AAS	1	1	1	2	
Floral Design and Greenhouse Technology	CERT					
General Office Aide	COC			1	1	
Health Information Management	AAS					
Horticulture	AAS					1
Horticulture – Aquaponics Production & Mgmt	AAS	1				3
Horticulture - Aquaponics Production & Mgmt	CERT					
Horticulture – Specialty Crop Production	AAS					
Horticulture- Specialty Crop Production	CERT					
Information Management- Accountant Technician	AAS		1		1	
Information Management-Administrative Assistant	AAS	1	1		1	1
Information Management-Reception Services	CERT	1			2	
Information Technology	AAS					1
Information Technology - Comp Office Mgmt	AAS		1			
Information Technology-Web Design	CERT					1

Information Technology-Webmaster	AAS					
Land Management	CERT					
Landscape Design & Maintenance	AAS					
Landscape Design & Maintenance	CERT					
Liberal Arts	AA	15	20	17	17	22
Liberal Arts	AS	41	28	28	36	33
Medical Administrative Assistant	AAS	1	3	1	1	
Medical Assistant	AAS	1				4
Medical Assistant	DP/CERT	2	3	2	1	3
Medical Coding	DP/CERT		1	2	2	2
Paramedic Technology	AAS	2	1	1	2	5
Paramedic Technology	CERT	2	1	4		1
Paraprofessional Educator Early Childhood	AAS			1	1	
Paraprofessional Educator K-12	AAS	1		1	2	1
Paraprofessional Educator	CERT	1			1	
Photography	AAS	3	3	3	4	4
Photography	CERT		2	2	4	1
Practical Nursing	CERT	18	29	35	35	39
Recreation Management	AAS	2	1		1	
Recreation Management	COC			1		1
Small Business Management	AAS	2	3	5	1	3
Small Business Management	COC			2		
Technical Studies	AAS					
Technical Studies	CERT					3
Urban Forestry Management	AAS			2	3	2
Urban Forestry Management	CERT					1
Wildlife & Fisheries Technician	AAS		1	1		1
Totals		**135**	**152**	**182**	**199**	**202**

Number of Graduates

Graduates	2016-17	2017-18	2018-19	2019-20	2020-21
AA/AS	117	131	149	165	168
AAS	14	19	24	32	29
Certificates	4	2	8	2	4
Certificate of Completion			1		1
Total Graduates	**135**	**152**	**182**	**199**	**202**

Number of Faculty

Faculty	2017-18	2018-19	2019-20	2020-21	2021 Fall
Full time Faculty	40	39	40	44	41
Part time Faculty	57	61	60	64	60
Total Faculty	**97**	**100**	**100**	**108**	**101**

Outreach and Training

In the NDUS, the other two-year colleges have been assigned primary responsibilities for workforce training within the state through Train ND. Consequently, specific outreach and training requests for business and industry are typically referred to Williston State College or Lake Region State College. However, there are occasions when DCB has provided training in software use or computer operation.

The college does offer a community outreach educational program where classes or seminars are offered to interested groups on a request basis. Generally, a brochure identifying the various classes available is sent via email each semester to a mailing list maintained by the Dean's Office. For example, the current brochure lists offerings such as Team Building, Dynamic Training, Photography, Body Image and Dissatisfaction, Hemp Production, Specialty Crop Production, Local Food Systems, Drones, Community Colleges, North Dakota Birds of Prey and numerous others. Upon request, DCB faculty and staff will travel to the requesting site and serve as a presenter for the topic. The presentation can also be provided via distance delivery.

The college does plan in the future to offer training for people interested in becoming a Certified Nursing Assistant or Certified Medication Aide. These offerings will coincide with the completion of the Center for Rural Health Education facility on the Bottineau campus and the new Career and Technical Education Center in Minot. Both of these facilities are tentatively scheduled to open in the fall of 2023.

There is good potential for Dakota College to increase its outreach and training offerings in the future. However, it is anticipated that the college's current facilities (and improvements currently underway) can accommodate these.

Public Service

The Dakota College Book Read Program, which started in 2006-2007, continues as a campus read with the featured book to be a part of most of the classes and the focus of brown bag presentations throughout the year. The total campus involvement has diminished, but the brown bag presentations, which are open to the public, continue. Faculty, staff, community people and experts outside of the community, from the outset, have utilized their expertise in brown bag presentations. Brown Bags have always been open to the public and have a core of regular attendees from the community. In 2012 Dr. Gary Albrightson and Mike Porter expanded the campus read into a community monthly read. The community read project is made up of interested community readers who choose ten books, one of which is read each month except December and May. The ten books often become the pool from which the campus read is chosen. The community monthly readers and some students and faculty choose the campus read selection for the upcoming school year in May.

Dakota College offers community education courses and programs regularly during the academic year. Examples of recent in-person and online community education classes are Black History Month, Administrative Assistant Applications, Genealogy Basics, Canvas Painting, Discover Digital Photography, Wireless Networking, Fundamentals of Supervision and Management, Intermediate Microsoft Excel, Using Social Media in Business, Beginning Writer's Workshop and Wooden Wreath Making. Because all of these courses utilize existing technology and facilities, it is not anticipated that DCB's community education classes and programs will require accommodations regarding future facility needs.

DCB sponsors a number of programs for elementary to college students; Marketplace for Kids, Earth Day, blood drives, Water Festival, college and high school fairs, hunter safety courses, spelling bees and math tracks.

SECTION II: PLANNING ASSUMPTIONS AND DRIVERS

A. Master Plan Preparation

Administrative Stake Holders:
Jerry Migler PhD – Campus Dean
Lisa Mock – Business Manager
Larry Brooks – Associate Dean for Academic and Student Services
Kayla O'Toole - Director of Distance Education/Academic Support Services,
Corey Gorder – Athletic Director
Faculty State Holders/Department Chairs – Gary Albrightson, Paige Baade, Keith Knudson, Scott Johnson, Clint Saunders
Staff Stake Holders: Danielle Clemenson, Sandy Hageness, JaLee Lynnes
Facility Management: Chris Nero – Physical Plant Director, Charlene DuBois, Kenneth Brown

B. Strategic Planning Conformance

ENROLLMENTS

Programs	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021
Headcount Enrollment	774	793	753	692	811	909	996	1006	1060	1163
Full-Time Equivalent	474	501	518	459	490	527	590	595	553	615
Full-Time	283	318	398	341	344	346	395	390	312	351
Part-Time	491	475	355	351	467	563	601	616	748	812

Projected Enrollments

Programs	2022	2023	2024	2025	2026
Headcount	1175	1250	1350	1400	1500
Full-Time Equivalent	620	650	700	725	750
Full-Time	360	375	400	425	450
Part-Time	815	875	950	975	1150

Below is a list of academic programs and student support services which are anticipated to change significantly over the next five years, and the subsequent impact such change will have on facilities and physical infrastructure.

Career and Technical Education Center in Minot

- Through federal funding allocated to the City of Minot, the City in turn has provided $3,400,000 to establish a postsecondary career and technical education (CTE) center in Minot. The location for the Center is 120 East Burdick Expressway. The property was formerly owned and used by Trinity Health. With the funding previously identified, a major renovation of the facility will begin in 2022, with an anticipated completion in the summer of 2023. The college's plans are to offer 5-7 new CTE programs beginning in the fall of 2023. However, it is uncertain if the funding allocated will be sufficient to completely address all of the costs needed to have the building fully operational for the programs to be offered. Depending on the extent of the renovations that are possible with the existing funding, it may be necessary to seek additional funding from other sources (legislature, business, industry, etc), to fully complete the Center.
- The building in which the Center will be housed is currently owned by the Minot State University Development Foundation and leased to Dakota College. If additional state funding is sought and/or received, it is likely that the building may have to be purchased from the MSU Development Foundation.

Nursing/Allied Health – Bottineau campus

- With the renovation of the college's Old Main building, the nursing programs will be able to move into state-of-the-art facilities. This move is expected to occur sometime in 2023-2024. The renovated space will allow the program to triple its current campus enrollment and also allow for the addition of other health related programs. When the move occurs, three labs, one IVN classroom and three offices in Thatcher Hall will be available for repurposing. Departments that could potentially use these areas are Athletics, IT and Business.
- The DCB Foundation has a goal of securing $1.5 million in private funds to match the $2.5 million appropriated by the legislature. Approximately $800,000 is needed to reach this goal. The college also plans to utilize Tier III funds to assist in this project, with a match from the private funds being raised.

Agriculture/Horticulture

- Dakota College added a new Agriculture program in the fall of 2019 as a complement to its existing Horticulture and Natural Resources programs. Although the college has adequate classroom, IVN and office space for the program, it has become apparent that lab space is needed to add courses for drone operation and maintenance, equipment repair and operation, and for several of the ag science courses that require lab components. The Horticulture and Natural Resources programs also have similar needs and the proposed space could be a shared use area. A challenge for the Bottineau campus will be in finding an existing facility on campus that could provide the needed lab facilities. A possible solution might be the construction of a pre-engineered steel building.

Science Labs

- Due to its Transfer, Nursing, Natural Resources, Agriculture and Horticulture programs, DCB students enroll in a wide variety of science courses at the college. The college's science labs are all located in the Nelson Science Center. The college has been fortunate to have received legislative appropriations in 2015 and 2019 totaling approximately $1.7 million for updates to the building's mechanical and HVAC systems as well as improvements to air quality in the facility's chemistry lab. However, there was not sufficient funding to upgrade the workstations and lab equipment in the anatomy, chemistry, wildlife, and biology labs. In addition to updating the science labs, the building is also in need of window replacement, as the current windows are original to its 1972 construction date (50 years ago).

Photography

- The Photography program was recently relocated to an existing steel building on the Bottineau campus. This building was originally used by the ND Forest Services as a shop. After the Forest Service no longer needed the building, it was assigned to the college for its use. The college in turn converted the shop into a building for its agriculture program. At a later time, the building was used for a water technology program and most recently for use by athletics. Now that the Photography program is the primary user of the facility, there is a need to renovate it to accommodate the needs of the program. Primary renovation needs are for a new roof, new windows, new entry doors, the removal of the existing interior ceiling to create an open studio area, and updating of the HVAC, plumbing and electrical system.

Student Services

- DCB's Student Services area currently consists of office spaces and several small reception areas for students. The existing spaces have not changed considerably from the 1950s and 1960s. The modern concept for student services is based more on a one-stop service center with easy access to admissions, registration, financial aid, personal and career counseling, and career services. DCB's current configuration does not readily allow for confidential conversations with staff. Students often find themselves waiting in the hallway during busy times. Also, several of the services identified, such as personal counseling and career services are located in other areas of the campus due to space limitations. Ideally, DCB needs a mix of private offices for confidential meetings with students, a large enough area to provide for all of the above student services in one location, and a commons area large enough to accommodate students waiting to access the various student services.

Below is a list of facility or physical infrastructure components that are insufficient or inadequate to support current program, outreach/training or public service functions of the institution.

- Science lab equipment is outdated.
- Science lab stations have not been updated.
- Science labs need updated water and propane lines to lab stations.
- Residence halls are outdated and don't conform to the newest standards.
- Inadequate lab areas for agriculture and horticulture programs.
- Updates are needed for the building in which the photography program is located.
- Student Services and Business Office are in outdated facilities and need significant changes to their configurations to better ensure student access and privacy, especially when they are sharing personal information.
- It is uncertain if there will be sufficient funding to fully renovate the new CTE Center in Minot

Maintenance and Facility Condition Standards

Below is a list of identified areas that we deem average or below.

- Although the college has completed mechanical system and HVAC updates in Nelson Science Center, updates are needed in the science labs to meet current standards; i.e,; workstations, lab equipment, computer technology. The classrooms and common areas need furniture and fixture updates as well. The building needs window, door, and flooring replacement.

- The three dorms; Mead, Gross and Milligan Hall have not had any significant updates since they were built in 1961-1971. All three buildings need major electrical, plumbing and HVAC upgrades. None of the dorms have air conditioning units, with the exception of two suites in Milligan Hall. Mead and Gross Halls currently have communal restroom and shower facilities. The design of the dorm rooms does not meet the expectation of today's student.

Due to aging facilities and continued use, most of the buildings on campus are in need of maintenance. Only two buildings have fire sprinkler systems. As priorities are based on emerging needs, necessary maintenance is often put on hold due to the lack of funding.

The Life Safety/Risk Assessment/Projections are listed below by priority:

1) ADA compliant campus dormitories
2) Replacement of locks and/or doors
    a. Inside locks for classrooms and labs
    b. Card or keyless entry for all building entrances
3) Fire sprinkler systems in remaining buildings
4) Student, staff and faculty training for active shooter incidents and other possibly life-threating emergencies
5) Public address emergency notification system in academic buildings
6) Handicap accessibility and overall easier accessibility for all spectators in the gymnasium seating
7) Gun safes for dorms.
8) Improved entry way surfaces and lighting

NDUS BUILDING CONDITION REPORT

Campus: Dakota College at Bottineau

Date: 2/24/2022

Condition Rating:	
1= Excellent	Meters:
2= Fair	1= Has meter
3= Poor	3= No meter
n/a= not applicable	

Avg Bldg Rating:	Building Condition:
1.00 - 1.40	Excellent
1.41 - 1.80	Good
1.81 - 2.20	Average
2.21 - 2.60	Poor
2.61 - 3.00	Very Poor

[Insert additional lines between rows 8 and 32 as needed]

Building Information					Structural										Electrical							Mechanical							Plumbing							
Building #	Building Name	Sq. Ft.	Year Built	Type*	Painting	Insulation	Brick Work	Caulking	Windows	Roof	External Doors	Elevator	Handic Access	Floor/Ceiling	Service	Transformer	Elec. Panel	Lighting	Fire Alarm	Motor Controls	Meter	Air Handling	Controls	Humidified	Air Conditioning	Heating	Ventilation	Fixtures	Water Piping	Drain Piping	Hand Faucets	Piping Insulation	Water Meter	Steam Meter	Average Rating	Condition
1	Old Main	24900	1906	A	3	3	3	3	3	3	3	3	3	3	3	3	2	3	3	3	3	3	3	na	3	3	3	3	3	3	3	3	na	3	2.96	Very Poor
9	Thatcher Hall	60074	1949	A	2	2	2	2	3	2	1	2	2	2	1	1	2	1	1	2	3	2	2	2	2	2	2	2	1	3	1	2	na	3	1.90	Average
9	Thatcher - Center for Arts & Humanities	16500	2007	A	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	3	1	1	1	1	1	1	1	1	1	1	1	1	1	1.07	Excellent
24	Nelson Science Center	21913	1972	A	2	2	1	2	3	2	2	na	1	3	1	1	1	1	2	1	3	1	1	na	1	1	1	3	1	3	1	1	1	3	1.64	Good
35	Molberg Center	7965	1963	A	2	1	1	2	3	1	3	na	1	3	1	1	1	1	1	2	3	2	2	na	1	1	2	2	2	2	2	1	1	3	1.71	Good
41	Greenhouses	3600	1963	A	na	1	na	2	1	1	2	na	1	2	1	1	1	1	1	2	3	2	2	1	na	2	na	na	2	2	2	1	na	3	1.61	Good
36	Headhouse	3724	1963	A	2	2	na	2	na	3	2	na	1	2	2	1	1	1	1	2	3	3	2	na	na	3	na	2	2	2	1	2	na	3	1.96	Average
37	Arntzen Building (IVN)	6383	1910/ 1991	A	1	2	na	1	2	1	2	na	1	2	2	1	1	1	2	2	3	2	2	na	1	1	2	2	1	3	2	2	1	3	1.70	Good
46	Photography/Athletics	3360	1975	A	2	3	na	1	3	2	2	na	2	2	1	1	1	1	2	2	3	na	2	na	na	3	2	2	1	2	2	1	1	na	1.83	Average
10	Central Heating Plant	2117	1949	A	1	2	2	2	3	2	1	na	na	2	1	1	1	1	na	1	3	1	2	na	na	1	1	na	1	2	na	1	1	3	1.57	Good
20	Knudson Student Center	5184	1965	A	1	2	2	2	1	2	2	na	1	1	1	1	1	1	1	2	3	3	3	na	na	2	3	2	1	1	1	2	na	3	1.73	Good
25	Physical Plant Shop	3360	1965	A	3	3	na	2	1	2	3	na	1	2	2	1	3	1	na	2	3	na	2	na	na	2	3	2	1	2	2	1	1	na	1.96	Average
38	Hoophouse (Storage)	902	1963	A	na	na	na	na	na	3	3	na	na	1	na	na	an	na	na	na	na	na	na	na	na	na	na	na	na	na	na	na	na	na	2.33	Poor
49	Hazardous Materials Storage	96	1963	A	na	na	2	2	na	3	1	na	na	2	na	na	na	na	na	na	na	na	na	na	na	na	na	na	na	na	na	na	na	na	2.00	Average
20	Gross Hall	19720	1963	N	2	2	2	2	3	1	3	3	3	3	2	1	2	1	1	2	3	3	3	na	na	3	3	3	3	3	3	3	1	3	2.39	Poor
23	Milligan Hall	18877	1971	N	2	2	2	2	2	3	3	3	3	3	2	1	2	1	1	2	3	1	2	na	na	3	1	2	3	3	3	2	1	3	2.18	Average
5	Mead Hall	27967	1961	N	2	2	2	2	2	3	3	3	3	2	2	1	2	1	1	2	3	3	2	na	na	3	3	3	3	3	3	3	1	3	2.36	Poor
51	Concessions	720	2005	N	1	1	na	1	1	2	2	na	1	1	1	1	1	1	na	1	3	na	na	na	na	na	na	3	1	1	1	1	na	na	1.32	Good
53	Pack/Wash Garage	2,000	2014	N	1	1	na	1	1	1	1	na	1	1	1	1	1	1	na	1	1	na	1	na	na	1	na	1	1	1	1	1	1	na	1.00	Excellent
Component Average					1.8	1.9	1.8	1.8	2.1	2.0	2.1	2.5	1.6	2.0	1.5	1.1	1.4	1.1	1.4	1.8	2.9	2.1	2.0	1.3	1.5	2.0	2.1	2.2	1.6	2.2	1.8	1.6	1.0	2.8		
Category Average						2.0										1.6							1.8						1.9						1.853532	Average

* A=Appropriated, N=Non-appropriated

SECTION III: FACILITY AND PHYSICAL INFRASTRUCTURE PRIORITY GOALS – SIX YEAR OUTLOOK

A. Program and Enrollment Driven Needs

Dakota Nursing Program/DCB

Dakota College at Bottineau has three major delivery sites for its nursing programs. The three sites are on the DCB campus, the Trinity Health campus in Minot, and the Valley City State University campus. A new site will be opening at the ND State Hospital in the fall of 2022. The three existing sites are all in need of additional classroom and lab space.

The concern for additional and improved facilities is being addressed at the Bottineau campus with the renovation of Old Main into a Center for Rural Health Education. This $4 million project will not only address current needs but will also allow for tripling the enrollment in the PN and ADN program over the course of 5-7 years. However, the college is planning to explore the addition of other health related programs in the near future, and it is unknown at this time what the space and facility needs will be for these new programs.

The Minot nursing programs have outgrown their current facilities on the Trinity Health campus. Discussions are underway with Trinity Health to determine if additional space and facilities can be made available to DCB's nursing programs. Depending on the outcome of these discussions, the college may have to consider leasing additional space in the Minot community for the two nursing programs or consider devoting some of the space in the new CTE Center to the nursing programs. However, the option of using CTE Center space for the existing nursing programs will limit the addition of other needed CTE programs in Minot.

Additional space is also needed for the Valley City nursing programs. Similar to the situation in Minot, discussions are underway at VCSU to determine if additional classrooms and labs can be made available for the DCB nursing programs located on the campus.

An overarching concern related to the need for additional classrooms and labs for the three sites is the related issue of outfitting the classrooms and labs with needed technology and simulation equipment. The costs of simulation technology can be quite significant and must be factored into any decision related to facility expansion or changes.

Science Labs

As noted previously in the master plan, the college's science labs had their last major renovation in 1972, with the opening of the then new Nelson Science Center. However, some of the equipment and workstations in the new Science Center were relocated from the college's previous lab locations in the Old Main Building. This means that some of the workstations are likely 60-70 years old. Because almost every student at the college is required to take science courses, the

science labs have been used quite heavily during the past 50 years and are in need of major renovation. The college has identified science lab renovation as a high priority need. These renovations would include new workstations, new plumbing and electrical, new flooring and improved storage.

The college was fortunate to receive legislative funding of approximately $1.7 million between the 2015 and 2019 legislative sessions to improve the mechanical systems in the Nelson Science Center. A portion of this funding was used to upgrade the fume hood in the chemistry lab and to improve ventilation in the storage area for the chemistry lab. However, the funding was not sufficient to provide any upgrades in the remaining labs. While needed improvements were made in ventilation in the chemistry lab, none of the lab's workstations or plumbing systems were upgraded.

Agriculture/Horticulture

The college added a new agriculture program in the fall of 2019. Although enrollment started small, the program has steadily grown to around 15 students and it is anticipated that growth will continue due to the region's strong agriculture base and the need for trained and qualified employees. One major concern that has been identified as a barrier to program growth is the lack of a dedicated lab for such things as outdoor power equipment maintenance and drone repair and maintenance. The college needs to explore options for either renting, renovating or acquiring lab space for the program. This lab could also be shared with the college's horticulture programs for similar types of courses.

Minot CTE Center

At present, funding for the new Minot CTE Center has been provided by the City of Minot through various sources, primarily HUD Resiliency Funds. However, it is anticipated that the funding to date of approximately $4.2 million will not be sufficient to fully renovate the site at 120 East Burdick Expressway in Minot. Given this scenario, the college may need to request additional funding from the legislature to ensure the full development of the property. The college has just begun working with an architectural firm to develop a plan for the renovation of the 120 building. It is anticipated that the college will have a much better assessment of how much renovation can be completed once construction bids have been received in the late spring or early summer of 2022.

Deferred Maintenance Priority Repairs

1. Nelson Science Center; student workstations, fixtures, windows, doors and flooring
2. Residence hall plumbing, electrical, bathrooms, doors, windows, furniture, fixtures, commons areas and entry ways
3. Updated fire panels in several buildings
4. Inside door locking mechanisms for classrooms and labs
5. Overhaul mechanical room and water softener Mead Hall

6. Overhaul mechanical rooms across campus
7. New roofs for Mead and Milligan Halls
8. New roof on gym and locker room area
9. Thatcher Hall ceilings and south side windows
10. Replace Molberg Center windows, doors and update restrooms
11. Thatcher Hall, Molberg Center and Milligan hall parking area renovations

B. Life/Safety/Security Priority Needs

DCB Residence Halls

Due to its location in a small rural community, Dakota College relies on its residence halls to attract and retain students. Depending on the year and semester, we anticipate that approximately 175 to 220 students will be living in our residence halls. Because almost all of the students living in the residence halls are full-time students, we estimate that about 40-50% of the college's full-time equivalent students live on campus. Consequently, residential housing is an important element in building and maintaining the college's enrollment.

DCB has three residence halls. Mead Hall and Gross Hall were both built in the 1960s and consist of double occupant rooms and central restrooms on each wing and floor. Milligan Hall was constructed in 1971 and contains quad occupant rooms that each include a restroom. Mead Hall and Gross Hall have not received any major upgrades since they were constructed. The plumbing, wiring and room furnishings are basically original to the buildings. A major concern is that the plumbing in both structures has had major deterioration of its cast iron and galvanized pipes over the years. Further, students are dissatisfied with the shared shower facilities and bathrooms. Likewise, the electrical power in the rooms is inadequate for the many electrical devices students now have. And while well-maintained for buildings that are over 50 years old, the room furnishings (desk, closets, etc.) are showing their age. These two facilities are now at a point where the college needs to determine whether it is worth the cost of renovating them, or whether it would be better to build a new, modern and energy-efficient structure. Milligan Hall is in somewhat better condition, but is also showing its age. It is due for new windows and also improved electrical, plumbing and heating systems. While the basic room arrangement is functional, there is a need to address whether or not the six-person suite arrangement should be maintained. This is also the residence hall used in the summer for housing guests who are attending college-sponsored camps or other activities. Given that this will likely continue to be the preferred location for housing college guests in the future, this facility is in need of air conditioning. The college engaged the services of an architect to design an updated room arrangement for Milligan Hall. Based on this design work, two suites in Milligan Hall were renovated and were available to students in the 2020-2021 academic year. Unfortunately, the approximate costs of $75,000 per suite dictate that it will likely take 10-12 years for the college to complete renovate the rooms in the building.

Nelson Science Center

The Nelson Science Center (NSC) is an approximately 50-year-old, single floor structure which accommodates classroom and class lab instruction on a variety of general education and career and technical education program requirements. The NSC is the key academic building for the college's natural resources programs and also houses the college's science labs. Because the NSC has had only basic maintenance over its 50 year life-span, its design and layout do not reflect current requirements for high-quality teaching and learning. Further, only basic maintenance has been performed during the building's lifespan, so there are significant deferred maintenance needs. The college was fortunate to receive a state appropriation of approximately $1,050,000 during the 2015-2017 and another $650,000 during the 2019-2021 biennium to address the building's heating, ventilation and air conditioning needs. However, significant deferred maintenance needs continue to exist in the providing a safer learning environment in the building's science labs. Additionally, renovations are needed for windows, lighting, classroom and lab fixtures and furnishings, and general facility updating.

SECTION IV: INVENTORY

Institutional Real Estate Holdings as of January 1, 2022

Dakota College at Bottineau owns 29.2 acres of land in the city of Bottineau and approximately 40 acres of undeveloped land in Dalen township in the Turtle Mountains.

Institutional Facility Assets as of January 1, 2022

Type One Facilities
Total square feet of 148,419
Replacement cost of facilities is $17,869,623
Type Two Facilities
Total square feet of 13,083
Replacement cost of facilities is $3,792,552
Type Three Facilities
Total square feet of 66,564
Replacement cost of facilities is $10,881,467

Total replacement cost of facilities = $32,543,642

2015-17 FACILITIES DATA **Institution/Agency** Dakota College at Bottineau

Building Name	Bldg. Inv. #	Replace. Value	Bldg. GSF	Wood Frame		Masonary-Wood		Masonary-Concrete		Custodial	Perimeter Linear Feet
				A/C	Non-A/C	A/C	Non-A/C	A/C	Non-A/C		
Old Main	1	$561,414	24,900				561,414			24,900	346
Thatcher Hall	9	$9,708,555	60,074						9,708,555	60,074	833
Thatcher Hall Center for Arts & Hum	9	$2,821,500	16,500					2,821,500		16,500	318
Nelson Science Center	24	$2,270,104	21,913						2,270,104	21,913	716
Molberg Center	35	$628,349	7,965			628,349				7,965	396
Molberg Headhouse	36	$199,177	3,724				199,177			3,724	440
Arntzen Building (IVN)	37	$310,681	6,383						310,681	6,383	295
Greenhouses	41	$293,457	3,600						293,457	3,600	340
Water Tech Classroom/Shop	46	$472,690	3,360				472,690			3,360	278
TOTAL TYPE I	9	$17,265,927	148,419	0	0	628,349	1,233,281	2,821,500	12,582,797	148,419	3,962
Central Heating Plant	10	$609,524	2,117						609,524	2,117	316
Knudson Student Center	20	$576,626	5,184						576,626	5,184	348
Physical Plant Shop	25	$219,359	3,360				219,359			3,360	252
Hoophouse	38	$10,708	902		10,708					902	132
Materials Storage	49	$3,367	96						3,367		40
Lath House	50	$20,488	800		20,488						120
Concession/Restroom Facility	51	$33,908	624		33,908						100
Greenhouse Equipment Storage	52	$6,900	432		6,900						84
Wash Pack Storage Builiding	53	$222,000	2,000		222,000						180
TOTAL TYPE II	9	$1,702,880	13,083	0	294,004	0	219,359	0	1,189,517	11,563	1,572
Mead Hall	5	$3,620,822	27,967						3,620,822	27,967	704
Gross Hall	20	$2,193,493	19,720						2,193,493	19,720	550
Miligan Hall	23	$2,357,656	18,877						2,357,656	18,877	434
TOTAL TYPE III	3	$8,171,971	66,564	0	0	0	0	0	8,171,971	66,564	1,688
Total Type I and II	18	$18,968,807	161,502	0	294,004	628,349	1,452,640	2,821,500	13,772,314	159,982	5,534
Total Type I - II	21	$27,140,778	228,066	0	294,004	628,349	1,452,640	2,821,500	21,944,285	226,546	7,222

Deferred Maintenance

Dakota College is currently working to secure the services of an architectural firm to better assess the college's deferred maintenance costs. Once an updated assessment of deferred maintenance needs is determined, this section of the plan will be updated accordingly. However, past estimates of deferred maintenance costs have been reported in the range of 6.5 to 7% of the total value of the facilities. Using these figures, the calculations are as follows:

Total deferred maintenance Type 1 Facilities is $1,161,525 - $1,250,873
Total deferred maintenance Type 2 Facilities is $246,516 - $265,479
Total deferred maintenance Type 3 Facilities is $$707,295 - $761,703
Total deferred maintenance Utility infrastructure and paving is $2,085,907

The college believes that these figures are very low and therefore the services of an architectural firm are needed to develop realistic estimates of deferred maintenance. The estimates above for deferred maintenance in the college's three residence halls are considered to be extremely low.

Paving

Total square feet of institution owned and maintained roadways is 61,100
Total square feet of institution owned and maintained parking lots is 121,370 Total square feet of institution owned and maintained sidewalks is 21,795

Infrastructure

Total linear feet on institution owned and maintained direct buried steam lines is 790 linear feet.
Total linear feet of institution owned and maintained water mains is 2,118 linear feet.
Total of 3 sewer manholes.
Total linear feet of institution owned and maintained high voltage distribution lines, both direct buried and aerial is 2,035 feet.
Total of 13 transformers.
Total of 2 switches.

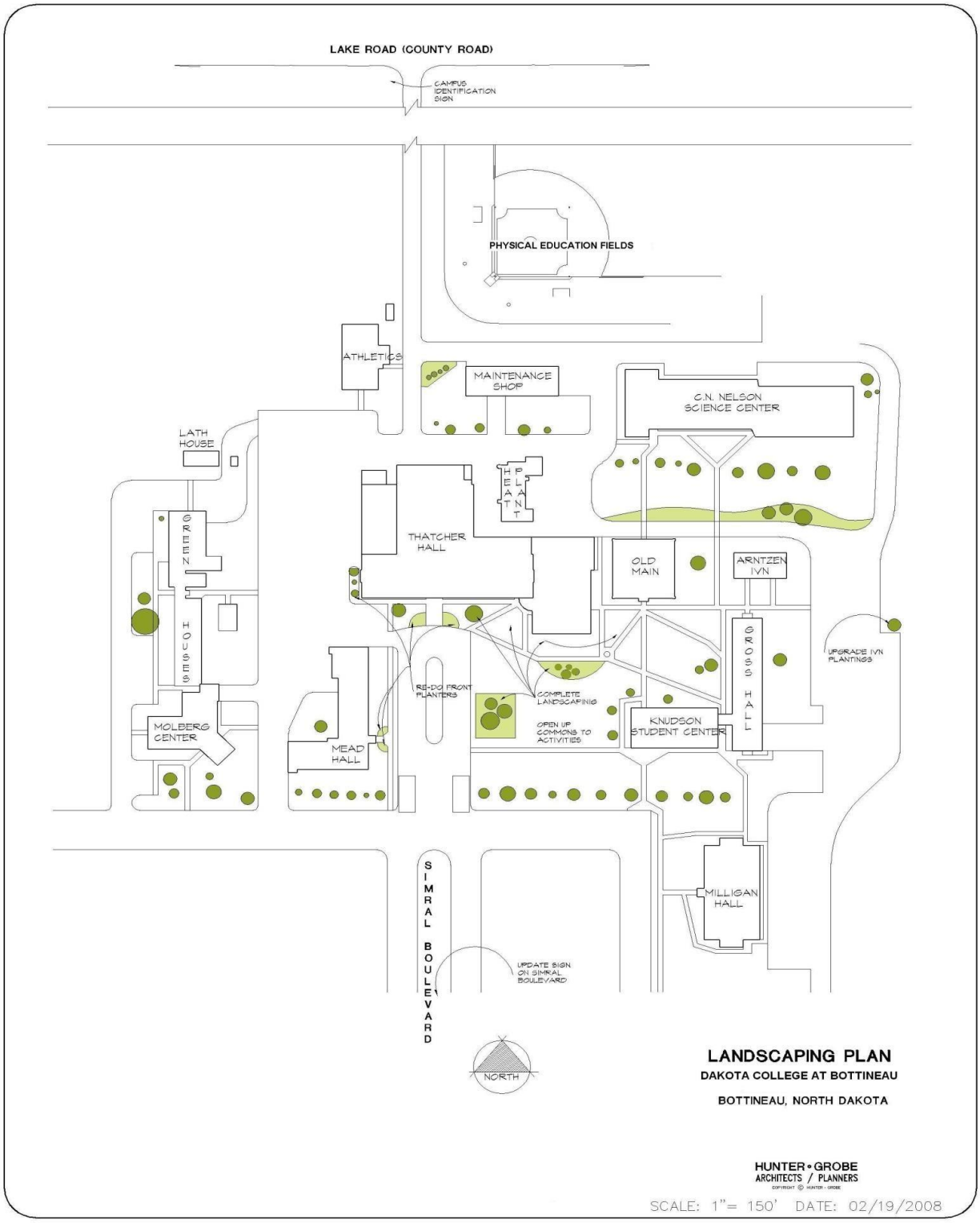
Outdoor athletic fields

Practice athletic field is 57,525 square feet of grass.
Baseball field is 104,160 square feet of grass and clay.

Greenspace

Surface area of 24.7 acres of maintained greenspace.
Surface area of 4.5 acres of unmaintained greenspace.

Landscaping Plan



A. Space Utilization

Space Inventory **Overall space efficiency 88%**

Total space in square feet of all institutional building is 154,659 square feet. Total assigned space is 135,602 square feet.
Total unassigned space is 19,057 square feet.

Space Utilization - Total Assigned Space per enrollment category

Head Count Enrollment – 116.6
Full Time Equivalence – 220.5
Full Time Student Headcount – 386.3
Part Time Student Headcount – 167
Full Time On-Campus Student Headcount
(Students living in residence halls) – 982.6

Classroom Utilization	Total average hours of weekly utilization (total hours/total hours of target)	Total Average Occupancy (total class registration/total classroom seat count)	Average Classroom Utilization
NSC 104	60%	56%	33%
NSC 105	100%	28%	28%
NSC 115	37%	42%	15%
NSC 124	53%	39%	21%
NSC 125	80%	30%	24%
TH 212	30%	75%	23%
TH 214	50%	28%	14%
TH 1107	83%	49%	41%
TH 1108	73%	33%	24%
TH 2211	87%	27%	23%
TH 2212	57%	27%	15%
Molberg 3	23%	22%	5%
Molberg 28	50%	33%	17%

Class Lab Utilization	Total average hours of weekly utilization (total hours/total hours of target)	Total average occupancy (total class registration/total classroom seat count)	Average classroom utilization
NSC 103	76%	33%	25%
NSC 121	53%	22%	12%
NSC 126	71%	21%	15%
NSC 128	40%	32%	13%
Photo Studio	50%	31%	15%