



EXHIBIT "Y"

OFFICE OF THE PRESIDENT

Item 8.4

PRESENT TO BOARD: JUNE 29, 2026

TO: SOUTH FLORIDA STATE COLLEGE
DISTRICT BOARD OF TRUSTEES

FROM: FRED HAWKINS 

SUBJECT: AMENDMENT TO 2023-2028 EDUCATIONAL PLANT SURVEY

On June 21, 2023, the Board approved its 2023-2028 Educational Plant Survey (EPS). The survey documents the type, condition, and number of spaces and student stations in college facilities and provides the basis for construction, remodeling, and/or renovation requests in the college's Capital Improvement Plan (CIP) for the next five (5) years. After the survey is approved, it can be modified at any time and resubmitted for approval should the need for facilities change. Those modifications are referred to as Spot Surveys.

Recently the Highlands Career Institute made the decision to move out of Building L, located on the Avon Park campus, due to budgetary considerations. For this reason, the college has requested a modification to the Educational Plant Survey, known as a spot survey, to remodel Building L. This request will allow South Florida State College to include the building in the annual Capital Improvement Program (CIP) and move forward with funding requests. These funding requests will allow the College to return building L into a usable classroom space for college purposes.

SUGGESTED MOTION:

Move to approve the amendment to the 2023-2028 Educational Plant Survey as presented.

College:

26-SOUTH FLORIDA STATE COLLEGE

Survey:

Survey : 3 Version : 3

Status:

Active Pending

COLLEGE WIDE RECOMMENDATIONS

NUMBER	DESCRIPTION	ESTIMATED COST
SR.01	Correct deficiencies relating to safety to life, health, and sanitation as identified in the comprehensive Safety Inspection Report pursuant to §4.4(1) and §5(1) SREF.	800,000
SR.02	Necessary modifications for the physically disabled in existing buildings recommended for continued use as provided for in §255.21 F.S.	300,000
SR.03	Replacement of roofs at existing facilities as provided in §1.2(55) SREF and §423.12 Florida Building Code.	0
SR.04	Replace or purchase of equipment for existing facilities pursuant to §1.2(55) SREF.	0
SR.05	Provide for sanitation facilities for students, staff, and the public pursuant to §5(1) SREF and §423.2 Florida Building Code.	100,000
SR.06	Provide for custodial facilities pursuant to §423.20 Florida Building Code.	100,000
1	1	0
Total :		1,300,000

College:

26-SOUTH FLORIDA STATE COLLEGE

Survey:

Survey : 3 Version : 3

Status:

Active Pending

COMMUNITY COLLEGE RECOMMENDATION DETAIL REPORT**Site No:** 1**Site Name:** HIGHLANDS CAMPUS**SITE RECOMMENDATIONS**

NUMBER	DESCRIPTION	ESTIMATE D COST
1.001	Construct completion of existing roadway and walkway systems	50,000
1.002	Construct completion campus-wide of exterior lighting for roadways, walkways, and parking lots; to include lighted security positions with call box facility	100,000
1.003	Construct completion campus-wide of landscaping and irrigation system; to include pumping station and irrigation lines	100,000
1.004	Renovate and extend existing campus-wide underground utilities system; to include electrical distribution, fiber optic cable, telecommunications, fire and security alarm systems, chilled water distribution, potable water lines, and storm water system.	300,000
1.005	Construct renewable energy technology for use as alternative energy resources for physical plant operations	500,000
1.006	Construct completion campus-wide of exterior identifications, maps, and directories	100,000
1.007	Remodel the entire Building Y Learning Resource Center (2100). This building, originally constructed in 1989 and not substantially modified since, houses the College's library, medial lab, and tutoring spaces. The current space design and allocations do not meet the needs of a modern collegiate library. Renovation will allow us to adapt this building to the modern needs for learning spaces.	9,521,570
1.008	Renovate the entire first floor of Building B Student Services (2200). The Student Services Center, built in 1994, houses the College's advising, financial aid, cashiering, veterans services, and career services departments on the first floor of the building with the upper floors housing the College's testing center, classrooms and faculty offices. Renovation of the first floor will provide a modern, student focused, space to enhance the delivery of student support services resulting in improved student outcomes. This renovation will reflect the improvements to student support services reflected in the College's adoption of the guides pathways model of advising and student support.	6,456,551
1.011	Remodel building 3100 CITRUS CENTER AGRICULTURE: containing 49 student stations with 6,174 NSF and 7,685 GSF will be remodeled to enclose an exterior breezeway for both security and student health reasons. This building complex serves EMS and Fire Science students who work outside in the heat year round this will provide an air conditioned space for the students to gather after working out of doors. The breezeways are included in the GSF for the entire building(s).	2,283
1.012	Remodel 3200 CITRUS CENTER HORTICULTURE: containing 29 student stations with 6,707 NSF and 8,042 GSF will be remodeled to enclose an exterior breezeway for both security and student health reasons. This building complex serves EMS and Fire Science students who work outside in the heat year round this will provide an air conditioned space for the students to gather after working out of doors. The breezeways are included in the GSF for the entire building(s).	2,386
HIGHLANDS CAMPUS Total :		17,132,790

NEW CONSTRUCTION / REMODEL / RENOVATE

NUMBER	DESCRIPTION	ESTIMATED COST
1.013	Remodeling Building Number - 220, Building Name - CAREER ACADEMY : Adding Classrooms (145 SS), (3625 NSF), (5149 GSF); Classroom (3625 NSF, 145 SSC) and Removing (0 SS), (3517 NSF) Room 0231 (769 NSF), Room 0232 (1413 NSF), Room 0236 (717 NSF), Room 0239 (618 NSF)	3,114,009
HIGHLANDS CAMPUS Total :		3,114,009