



CONSTRUCTION AND REAL ESTATE **UPDATE**

DECEMBER 2025 REAL ESTATE and CAPITAL PROJECT REPORT

Prepared by Infrastructure Planning and Facilities
for the Michigan State University Board of Trustees

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To: Michigan State University Board of Trustees

From: Daniel J. Bollman
Vice President for Strategic Infrastructure Planning and Facilities

Subject: December 2025 Real Estate and Capital Project Status Report

This report provides updates on board-authorized capital projects currently in planning, design, or construction as well as key real estate initiatives regarding possible property transactions and leaseholds.

Capital investment continues at a robust pace, with several major projects actively underway. Infrastructure Planning and Facilities (IPF) is currently managing approximately \$1.89B in approved projects across various stages of planning, design, or construction. Since the last update, we have reached substantial completion on the Campbell Hall renovation project and the new Dairy facility. The Detroit Research Center, Plant and Environmental Science Building, and Student Recreation and Wellness Center are progressing exceptionally well and remain on schedule and within budget. In response to the Board's authorization to proceed with the Engineering and Digital Innovation Center (EDIC) in October, preparations are underway to break ground in Spring 2026.

The budget for the Regional Chilled Water/Combined Heat and Power Plant project remains a concern. Supply chain disruptions, tariffs, unforeseen design and construction complexities, and inflation and market conditions have pushed projected costs above the Board-approved budget. A full accounting report will be provided to the Board in February.

As we continue to expand and modernize the campus through new capital projects, it is equally critical to address the growing challenges posed by aging facilities and infrastructure. Existing facilities and infrastructure are experiencing a rising frequency of system failures, which are increasingly disruptive to university operations. Without increased and targeted capital renewal, these issues will continue to escalate.

To more effectively manage this risk, the development of a university-wide Strategic Facility Plan is essential. This plan will help prioritize limited capital renewal funding and ensure investments are aligned with institutional mission and strategic priorities.

In closing, while the current capital investment program is ambitious, we are making meaningful progress toward meeting the needs of an evolving and expanding campus. I remain confident that the delivery of new and renovated facilities at a fair price will help propel the university forward in pursuit of its mission.

If you have questions about any items contained in this report, please contact me.

Daniel J. Bollman
Vice President for Strategic Infrastructure Planning and Facilities



MSU BUILDING SPACE INCREASE OVER TIME

Annual construction payments have surpassed \$300M. We're anticipating multiple large projects over the next 3-5 years, adding to our current construction volume and contributing another 1.5M square feet of interior space to campus totals. Inconsistent supply chain, availability of labor and inflation continue to put strains on project budgets and challenge schedules.

25.5M sf (2025)

24.5M sf (2019)

22M sf (2008)

20M sf (1998)

17.5M sf (1988)

16M sf (1978)

15M sf (1968)

**MSU campus
building space growth.**

CURRENT FACILITIES IN NEED OF CAPITAL RENEWAL INVESTMENTS

FACILITY CONDITION NEEDS INDEX

56% of MSU is
reaching over 50
years old.

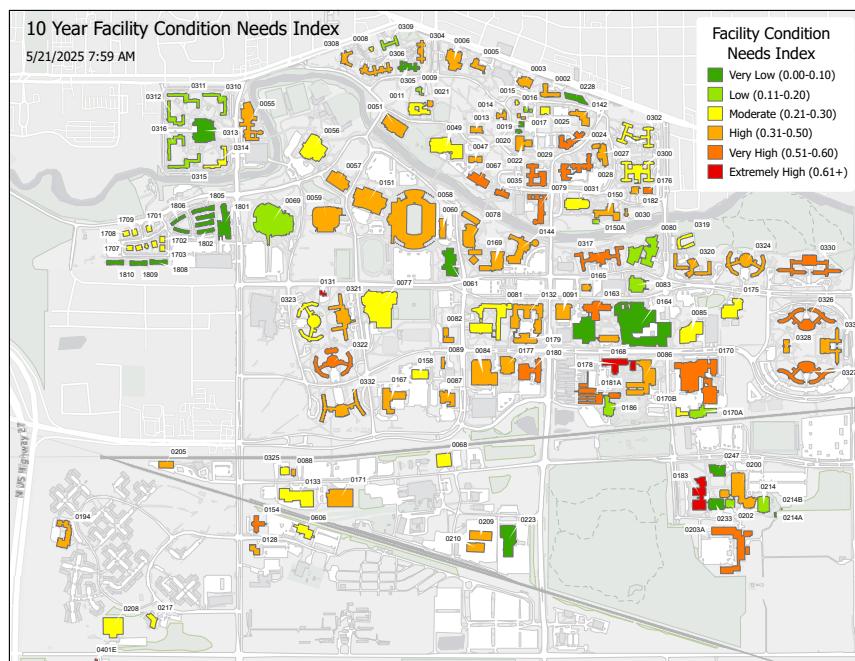
HEAT MAP SNAPSHOT

Renewal Costs /
Replacement Value =
Facility Condition

NOTE:

This is an indicator of expected renewal needs including backlog over the next 10 years.

IPF recently concluded a five-year initiative to complete facility condition assessments for East Lansing campus buildings, evaluating 21.5 million square feet. Looking ahead, we will transition into a re-assessment cycle that incorporates new construction, ensuring our data remains accurate, current, and comprehensive.





PROJECT STATUS UPDATE

REAL ESTATE UPDATE



MSU HEALTH CARE, INC. PROJECT—CLINICAL PRACTICE SUITES

MSU acquired two medical office buildings located at 4660 and 4700 Hagadorn Road in June 2023. MSU Health Care Inc. (HCI) serves as the master tenant for both properties. HCI currently occupies the 6-story building at 4660 Hagadorn and has just completed parking lot repairs and re-striping around the 4660 Building.

HCI is moving forward with plans to renovate the second floor to relocate Neurology. These

renovations will include both life safety and aesthetic upgrades to enhance the safety, functionality, and patient experience within the space.



CHILD DEVELOPMENT LAB

MSU's Child Development Lab (CDL), operated by the Department of Human Development and Family Studies in the College of Social Science, is expanding to Lansing's Eastside neighborhood. The new state-of-the-art facility on Michigan Avenue will be the third CDL site, joining existing locations in East Lansing and Haslett.

This expansion strengthens MSU's community engagement in Lansing and supports the university's outreach and educational mission. The CDL is nationally recognized for its high-quality early childhood education programs, which also serve as a training ground for students and a research setting for faculty.

The Lansing location will serve a diverse population of children and families, with the

College of Social Science playing a central role in its development and operations. The project is being funded through a \$2M State of Michigan appropriation. MSU has secured a 10-year lease with the Gillespie Group and occupancy is slated for 2026.





DEVELOPER: UPTOWN REINVESTMENT CORP.

PLANNED COMPLETION: 2025

FLINT JOURNAL BUILDING EXPANSION

On August 26, 2025, the College of Human Medicine's Charles Stewart Mott Department of Public Health celebrated the completion of its new 40,000 square foot facility in downtown Flint with a ribbon cutting ceremony. This expansion strengthens MSU's commitment to public health and community engagement in Flint.

The new building, which complements the existing Flint Journal Building, enables the recruitment of 18 additional researchers and staff, bringing the department's total personnel to approximately 200. Research

efforts will focus on critical areas including health equity, social determinants of health, behavioral health, chronic disease, maternal-child health, healthy behaviors, and environmental justice.

This milestone was made possible through a public-private partnership between Michigan State University, the Mott Foundation who awarded a \$25M grant, and the Flint community, reflecting a shared commitment to advancing health outcomes and equity in the region.



MSU SEEKS 50-ACRE USDA LAB LAND PARCEL

In 2025, MSU again requested priority support from Michigan's congressional delegation to include land conveyance language in the FY2026 Agriculture, FDA, and Related Agencies Appropriations bill to return the Agricultural Research Service property on Mt. Hope Road to the university. Despite bipartisan, bicameral support and successful inclusion in the FY2025 House Appropriations bill, the provision was excluded this year due to a new Congressional Budget Office determination that the transfer would result in a federal revenue loss estimated at \$20 million over ten years—contradicting last year's "no score" ruling.

Both the House and Senate Appropriations Committees advanced their FY2026 bills without the conveyance language. The appropriations

process remains incomplete, with potential for a government funding lapse beginning October 1.

MSU's Government Relations team continues to work with the Michigan delegation and Appropriations staff to advocate for inclusion, supported by documentation from the Office of General Counsel and Real Estate Operations. However, no definitive record has been located confirming the original intent to return the property once ARS vacated the site.

If the language is not enacted in the final FY2026 bill, MSU will seek inclusion again in the FY2027 appropriations cycle, supported by ongoing advocacy and additional historical documentation.





MSU RESEARCH FOUNDATION HEADQUARTERS

The Michigan State University Research Foundation (MSURF) seeks to relocate their headquarters to MSU's East Lansing campus, along with an accelerator and innovation center. While the original intent was to build a new facility next to Tech Smith, MSURF has pivoted and is currently seeking approximately

60,000 +/- square feet of space they can renovate to meet their needs. The space will contain a mix of office and event space and is envisioned as a launching pad for new businesses. The facility will engage MSU students in research and spearhead corporate innovation.



ADDITIONAL LAND FOR MSU DAIRY FACILITIES

The College of Agriculture and Natural Resources (CANR) and the College of Veterinary Medicine are nearing completion of a new dairy facility to meet modern needs for teaching that aligns with today's industry standards. The accompanying significant increase in herd size completed in August will provide new research opportunities and additional capacity to support funded research. The new dairy facility, previously authorized by the Board Of Trustees on October 27, 2023, is nearing completion.

To address the growing demand for feed, Real Estate Operations (REO) facilitated the acquisition of a 90-acre parcel on Willoughby Road in Mason in March 2025. REO continues to collaborate with CANR and the Office of Gift Planning to identify additional vacant land—either for purchase or donation—that is suitable for feed production.



DESIGN AND CONSTRUCTION UPDATE

PROJECTS IN DESIGN

Find projects online:

ipf.msu.edu/real-estate-and-capital-planning/current-projects



DESIGNER: TMP

CONTRACTOR: THE CHRISTMAN COMPANY

PROJECT BUDGET: ESTIMATED \$25M

PLANNED COMPLETION: TBD



PROJECT UPDATE

- The new addition and renovations will allow the School of Packaging to increase capacity and quality of space for research, appropriate for the top-ranked program and supportive of developments in technologies and pedagogies in research, teaching and learning. The project will include lab space critical for meeting the needs of growing grant-funded research and the demand for industry collaboration.

PACKAGING
BUILDING

ADDITION 3 AND RENOVATIONS

CP24004

BOARD OF TRUSTEES APPROVAL STEP:

AUTHORIZED TO PLAN FEBRUARY 2024

DESIGNER: SSOE GROUP

CONTRACTOR: CLARK CONSTRUCTION

PROJECT BUDGET: ESTIMATED \$37M

PLANNED COMPLETION: TBD



PROJECT UPDATE

- Wilson Hall, located at 219 Wilson Road in the south residential neighborhood, will undergo a renovation to transform former kitchen and dining spaces into teaching, learning, and office areas for the new Technology Engineering program. This 22,000 sq. ft. renovation will enhance the College of Engineering's presence in the area by offering cutting-edge, hands-on laboratory courses. Upgrades include HVAC, restrooms, elevator access, a new fire suppression system, and a fire alarm system replacement for the entire 343,000 sq. ft. building.

WILSON HALL

RENOVATIONS FOR TECHNOLOGY
ENGINEERING

CP24047

BOARD OF TRUSTEES APPROVAL STEP:

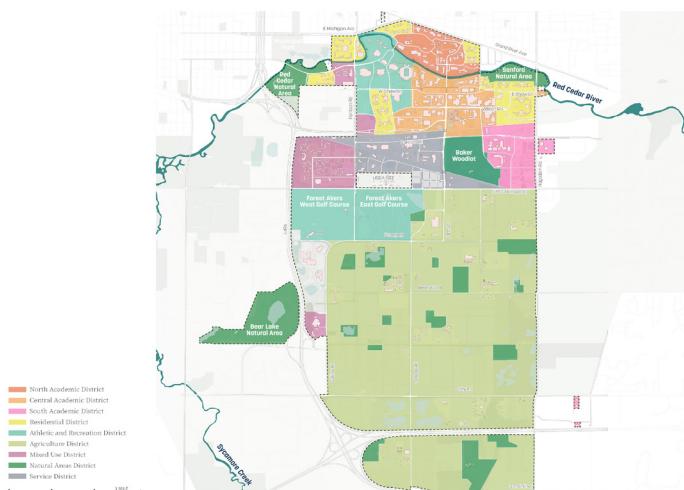
AUTHORIZED TO PLAN APRIL 2024

- Design development is complete for Technology Engineering renovation and 95% of contract documents are complete for the RHS life safety scope. Construction documents will be complete in November 2025 with Board of Trustees authorization to proceed tracking for February 2026. Construction schedule will be May 2026 through June 2027 and August 2027 for Technology Engineering and Life Safety, respectively.
- Planning Complete: 45%



DESIGNER: S/L/A/M COLLABORATIVE
CONTRACTOR: TBD

PROJECT BUDGET: ESTIMATED \$22M
PLANNED COMPLETION: TBD



PROJECT UPDATE

- The project would create a new interprofessional center to support health science education across a range of disciplines and in support of teaching and learning for our students from undergraduate to professional and continuing education programs.
- A critical element within the space would be a multi-disciplinary clinical simulation facility. Simulation has become a key component of teaching and learning within health science curriculums, is an expectation of accreditation, and will better prepare students as they

HEALTH EDUCATION BUILDING

NEW BUILDING CONSTRUCTION

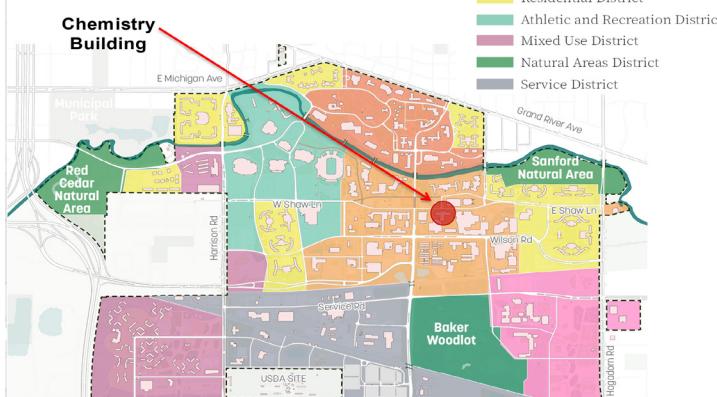
CP23052

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PLAN APRIL 2023

enter the workforce. A new simulation facility will serve both undergraduate and graduate students within the college and afford opportunities for continuing education programs.

- This project would allow the anatomy lab in Fee Hall to be decommissioned.
- Project is on hold pending university completion of "One Health" plans.

DESIGNER: TBD
CONTRACTOR: TBD



PROJECT UPDATE

- Project outcomes include an updated HVAC system with redundant capacities, fire suppression core infrastructure in place, and modernized laboratory controls and safety improvements.
- Placed on hold until a funding plan is in place. RFP has not been released.

PROJECT BUDGET: ESTIMATED \$70M
PLANNED COMPLETION: TBD

CHEMISTRY HVAC

CP25005

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PLAN JUNE 2025

**DESIGNER:** FISHBECK**CONTRACTOR:** GRANGER CONSTRUCTION**PROJECT BUDGET:** ESTIMATED \$22M**PLANNED COMPLETION:** TBD**PROJECT UPDATE**

- Develop a design for a phased project for the critical utility replacement components of the project that minimizes campus operation impacts and disruption to any adjacent capital projects, including detour plans for campus communications.
- Project scope includes:
 - Install a secondary steam service pipeline from Wilson Road to North Campus, above the 100-year flood plain.
 - Provide steam, water, storm sewer, and sanitary sewer services to the new Plant and Environmental Sciences Building.
 - Reconstruct roadway, intersection, and signals, including completion of the bike lane from Mt. Hope to Grand River for improved safety.
 - Install an electrical duct from the T.B. Simon Power Plant to North Campus to support future electric demand and provide infrastructure resiliency.

FARM LANE - ROAD AND UTILITY RECONSTRUCTION

RECONSTRUCTION

CP24079

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PLAN FEBRUARY 2025

- Replace aged cast iron water main with ductile iron for increased reliability and capacity.
- Replace deteriorating sanitary and storm sewer mains.
- Complete a communication duct from Shaw Lane to Wilson Road to support campus current needs and growth.
- Fishbeck design documents complete and Granger completed bidding. Granger currently going through post-bid interviews and analysis with IPF. Final budget to be developed after post-bid analysis.
- Board of Trustees authorization to proceed is tracking for December of 2025.
- Planning Complete: 100%



DESIGNER: TBD
CONTRACTOR: TBD

PROJECT BUDGET: TBD
PLANNED COMPLETION: TBD



SPARTAN GATEWAY DEVELOPMENT - ATHLETIC AND RECREATION DISTRICT

CP25064

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PLAN OCTOBER 2025

PROJECT UPDATE

- The university has internally evaluated multiple sites that could support a mixed-use development. This Authorization to Plan will allow the Administration to issue a Request for Proposals to select a number of firms who have the interest, capacity, and qualifications necessary to deliver a successful development in alignment with university goals.
- It is anticipated the project will include elements that are constructed, financed, owned, and operated by a developer on land subject to a ground lease between that developer and MSU. Additionally, the planning process may identify elements for a potential new district that are more appropriately constructed and financed by the university. If this is the case, those elements will be identified as part of the Authorization to Proceed. Planning will include multiple units across campus, including Intercollegiate Athletics, the Office of Student Affairs, the Office of the Provost, Infrastructure Planning and Facilities, Residential and Hospitality Services, the Finance Office, and others.
- The university will plan for the creation of a mixed-use development utilizing a Public Private Partnership

(P3) delivery model. The goals of this planning process include: 1) creating a destination that draws visitors, inspires collaboration, and reinforces MSU's reputation for excellence; 2) activating campus life with new commercial and retail opportunities that strengthen existing assets and showcase the beauty of MSU; and 3) enhancing the student, fan and alumni experience by building a year-round, multi-use community.



DESIGNER: CARLOS PORTILLO AND JESSICA GUINTO,
FISHBECK AS LOCAL AE
CONTRACTOR: TBD

PROJECT BUDGET: ESTIMATED \$3.2M
PLANNED COMPLETION: FALL 2026

**PROJECT UPDATE**

- On February 13, 2023, the MSU community endured a tragic act of violence at two campus locations: Berkey Hall and the MSU Union. Three students lost their lives and five more were critically injured. In October 2023, MSU convened a permanent memorial committee to guide the creation of a lasting on-campus memorial through a transparent and inclusive process. The committee's efforts included:
 - A public survey and focus groups held from February-April 2024 to define the memorial's purpose, design, and location.
 - A public request for proposals (RFP) for memorial designs issued in July 2024.
 - Selection of finalists by the memorial committee and members of the Public Art on Campus Committee in September 2024.
 - Collection of community feedback on the three finalist designs from February-March 2025.

FEBRUARY 13 MEMORIAL

NEW CONSTRUCTION

CP25033

BOARD OF TRUSTEES APPROVAL STEP:
PROJECT LESS THAN \$5M

- Final selection of a winning memorial design in June 2025.
- This project will construct a memorial fountain, benches, and surrounding plantings, replacing the existing fountain at Old Horticulture Gardens. This memorial will honor those affected and will stand as a lasting tribute to the loss and resilience of the Spartan community.
- The chosen design will incorporate elements such as water, white marble, split-faced black granite, and seasonal plantings to honor the loss experienced by the Spartan community.



DESIGNER: TBD
CONTRACTOR: TBD

PROJECT BUDGET: ESTIMATED \$11M
PLANNED COMPLETION: TBD



LIBRARY NORTH PLAZA RECONSTRUCTION

CP25058

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PLAN OCTOBER 2025

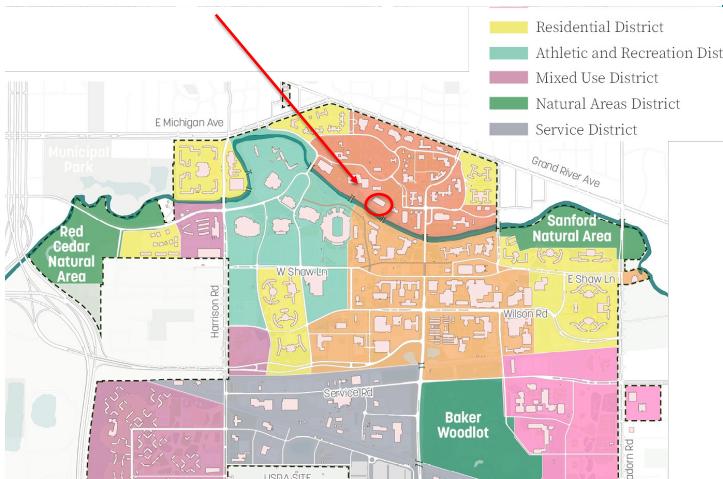
PROJECT UPDATE

- The north plaza of the main library is a crossroads of the university, heavily traveled by students and visitors. It is also positioned at the heart of the MSU Arts Initiative, which seeks to find ways to elevate the arts across campus. This redesigned space will be a showpiece for the university, as campus tours cross through the plaza engaging prospective students and parents and fostering a sense of belonging.
- The library north plaza will be redesigned, taking advantage of the ideal setting at a key crossroad of campus for outdoor engagement and collaboration between the Libraries, Beal Garden, the MSU Museum, and the College of Music. The project will provide vibrant, communal space and infrastructure for collaborations between units, programming, classroom engagement, and student events. It will be a revitalized and engaging space open for programming from diverse units and student organizations.
- The project will address accessibility issues at the main library north main entrance and mitigate maintenance burdens presented by the current water fountain.



DESIGNER: THE COLLABORATIVE
CONTRACTOR: TBD

PROJECT BUDGET: \$490K FOR PLANNING
PLANNED COMPLETION: DECEMBER 2026



PROJECT UPDATE

- The center will offer services specifically designed to support first-gen students in a single space opens the opportunity to support other student groups who share the same needs. The goal is to make the Center open to all but specifically design to support students most likely to experience barriers from MSU's opportunity gaps.
- It will provide consolidated access to a wide range of student academic and administrative services such as Academic Advising, Strategic Retention Outreach and Engagement, Career Services, Health and Wellbeing, Tutoring, and Academic Success Workshops.
- It will be a welcoming, student-centered environment, supporting holistic student development – academically, personally, and professionally.
- Pre-design and programming with the end users are underway. MSU is in the process of hiring the construction manager to provide design assistance and estimates to help facilitate the total project

SPARTAN SUCCESS CENTER

NEW CONSTRUCTION

CP25032

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PLAN JUNE 2025

schedule. Board of Trustees Authorization to Proceed is tracking for April of 2026.

- Planning Complete: 5%



DESIGN AND CONSTRUCTION UPDATE

PROJECTS IN CONSTRUCTION

Find projects online:

ipf.msu.edu/real-estate-and-capital-planning/current-projects



DESIGNER: TOWER PINKSTER
CONTRACTOR: THE CHRISTMAN COMPANY

PROJECT BUDGET: \$75M
PLANNED COMPLETION: DECEMBER 2025



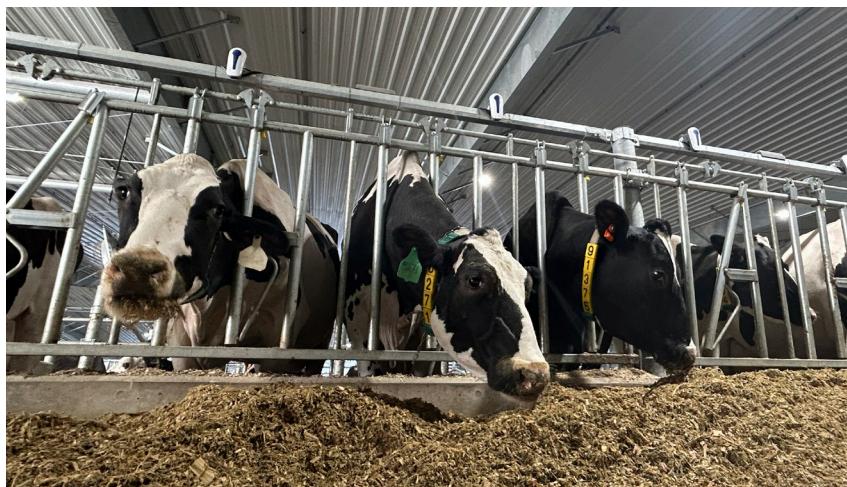
DAIRY FACILITY

NEW CONSTRUCTION

CP22033

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PROCEED OCTOBER 2023

PROJECT UPDATE



- The project constructs a new Dairy Facility that is necessary to support critical research, teaching and outreach, and respond to accreditation requirements. New modern and expanded facilities are necessary to address key challenges that limit industry growth and environmental sustainability. Existing facilities date back to the 1960's and are at the end of their useful life.
- Interim substantial completion of new administration and dairy facilities occurred in July 2025. Operational move in, including additional acquired herd, was completed August 2025. Demolition of portions of the existing facility and construction of the new feed area is now in progress. Overall project completion planned December 2025.
- Project is currently on budget and schedule.
- Project Complete: 85%



DESIGNER: ROSSETTI/MOODY-NOLAN
CONTRACTOR: GRANGER CONSTRUCTION

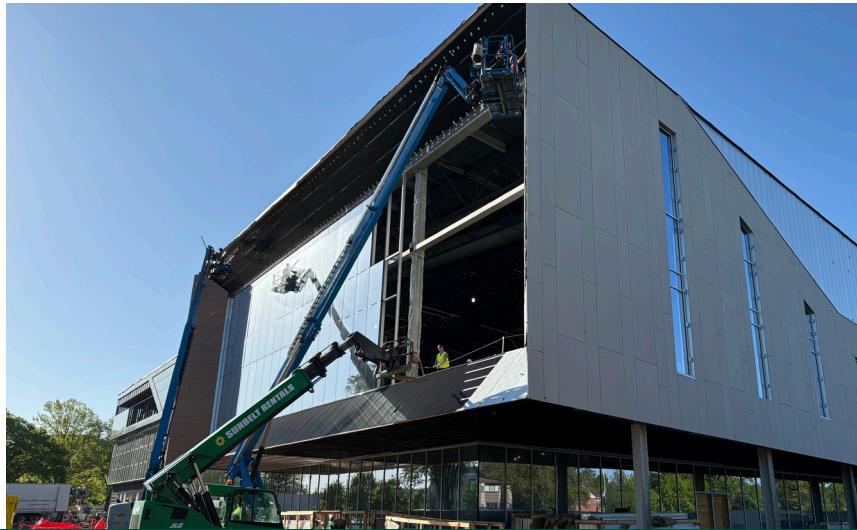
PROJECT BUDGET: \$200M
PLANNED COMPLETION: FEBRUARY 2026

STUDENT RECREATION AND WELLNESS CENTER

PROMOTE STUDENT HEALTH AND WELL-BEING

CP21088

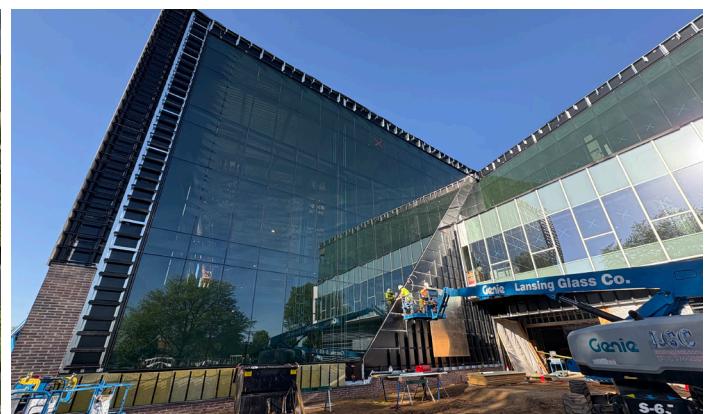
BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PROCEED JUNE 2023



- This project constructs a new recreation center to replace IM West with a modern structure and facility that addresses student recreation and fitness needs with an eye towards future development. The facility includes several gymnasiums and multi-activity courts, a turf arena, indoor running track, strength and fitness studios, a climbing wall, sports simulators, table tennis, two university classrooms, and locker and toilet rooms which meet gender-inclusive needs. It also includes a 50 meter recreational pool that can support simultaneous uses including courses, water fitness, and open swim.
- Main building envelope is nearing completion. Construction of climbing wall to begin in October. Sitework and utilities are continuing across the north end of the site and moving to the west side of the site. We will begin digging for the pool foundations in October. Ceilings have been installed on the mezzanine level and are ongoing on the second level. Significant

Michigan Electrical and Plumbing progress is still ongoing and steam is live to the building in preparation for winter construction. We are on target for substantial completion of the main building by the end of February 2026, opening to students in May 2026. On target for substantial completion of the natatorium by the end of October 2026 and opening to students in January 2027.

- Project is currently on budget and schedule.
- Project Complete: 77%





DESIGNER: HED

CONTRACTOR: CLARK CONSTRUCTION

PROJECT BUDGET: \$35M

PLANNED COMPLETION: NOVEMBER 2026



PLANT SCIENCE GREENHOUSES

RENOVATIONS AND NEW
CONSTRUCTION

CP22034

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PROCEED OCTOBER 2023

PROJECT UPDATE



- The project will support plant sciences research by modernization and expansion of the greenhouses through renovations, replacement, and additions.
- Interim Substantial Completion of Phase 1, the new headhouse, two new greenhouses and renovations of two existing occurred in April 2025. Phase 2, demolition of the existing headhouse and construction of two additional new greenhouses, is planned to complete in January 2026. Phase 3, construction of a final new greenhouse, is planned completion in November 2026. Incorporating the Phase 3 final greenhouse into Phase 2 with overall project completion advanced to March 2026 is in process and will be finalized in the near future.
- Project is currently on budget and schedule.
- Project Complete: 75%



DESIGNER: ZGF
CONTRACTOR: BARTON MALOW

PROJECT BUDGET: \$335M
PLANNED COMPLETION: MARCH 2027



RESEARCH BUILDING NO. 1 IN DETROIT

NEW CONSTRUCTION FOR
RESEARCH SPACE AS PART
OF HENRY FORD HEALTH
PARTNERSHIP

CP22017

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PROCEED APRIL 2024

PROJECT UPDATE

- The building will provide physical space to support the joint Health Sciences research initiative of MSU and Henry Ford Health (HFH) in Detroit, as part of the broader Future of Health: Detroit project. Research areas of focus will include, but are not limited to, cancer, neuroscience, immunology, and infectious diseases, with a particular interest in health inequities and disparities and social determinants of health. The HFH+MSU Research Building is planned to be eight stories and approximately 335,000 sq. ft.
- Since June, major structural work has progressed through Level 7, including steel, decking, and concrete slabs. Exterior work has advanced with glazing, framing, and curtainwall installation on lower levels. Interior framing and mechanical electrical and plumbing rough-ins continue through Level 4, fireproofing is nearing completion, and temporary roofs are in place. Building Information Modeling coordination is complete, and crews are preparing for upcoming concrete placements.
- Project is currently on budget and schedule.
- Project Complete: 31%

**DESIGNER:** HED/CANNON DESIGN**CONTRACTOR:** CLARK CONSTRUCTION**PROJECT BUDGET:** \$200M**PLANNED COMPLETION:** MAY 2027

PLANT AND ENVIRONMENTAL SCIENCE BUILDING

NEW BUILDING CONSTRUCTION

CP22084

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PROCEED SEPTEMBER 2024

PROJECT UPDATE

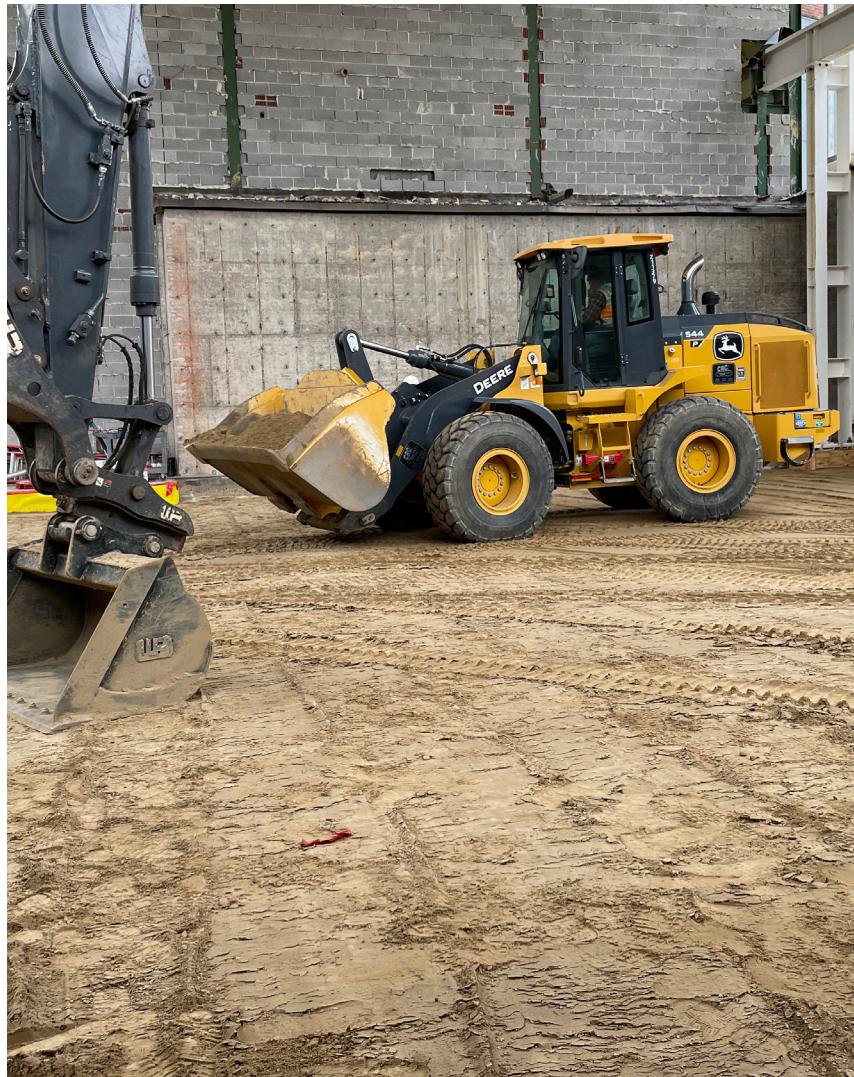
- This project significantly strengthens MSU's research capabilities in the plant and environmental sciences by creating modern, flexible facilities that support discovery, collaboration, and innovation. The programmatic vision centers on advancing research in plant resilience, photosynthesis, and responses to environmental change, with a strong emphasis on agricultural productivity and ecological adaptation. PESB contributes to a coordinated, multi-phased renewal of MSU's plant science infrastructure, aligning people, programs, and shared resources to increase funding competitiveness and support long-term research excellence.
- All stories have been erected with miscellaneous steel beginning. First to third floors, concrete deck has been poured and fourth floor will be complete this fall.
- Project is currently on budget and schedule.
- Project Complete: 35%





DESIGNER: SMITHGROUP
CONTRACTOR: BARTON MALOW

PROJECT BUDGET: \$17M
PLANNED COMPLETION: NOVEMBER 2025



FRI - ADDITION 20 - CHIP TESTING FACILITY

RENOVATION OF BUILDING

CP24011

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PROCEED JUNE 2024

PROJECT UPDATE

- The project includes a building addition of approximately 5,500 sq. ft. on the west end of FRI, tripling the current capacity of the facility by providing two additional user vaults for the K500 Chip Testing Facility.
- The building addition is enclosed, interior finishes are 90% complete, mechanical and electrical system(s) will be energized and commissioned this month. Site work is underway and scheduled to be substantially completed in early November.
- Project is currently on budget and schedule.
- Project Complete: 85%





DESIGNER: INTEGRATED DESIGN SOLUTIONS
CONTRACTOR: BARTON MALOW

PROJECT BUDGET: \$10M
PLANNED COMPLETION: MAY 2026



TENNIS CENTER

NEW BUILDING CONSTRUCTION

CP24007

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PROCEED FEBRUARY 2025

PROJECT UPDATE

- The project will establish a new tennis building to house team locker rooms, nutrition, lounge space, coaches' offices, replacement of outdoor tennis courts, and improve the spectator experience.
- Tennis courts substantially completed in August and five of them are being used by both the men's and women's tennis teams while the building and site continue to be constructed.
- Project is currently on budget and schedule.
- Project Complete: 50%





DESIGNER: AFFILIATED ENGINEERS INC / BLACK & VEATCH
CONTRACTOR: GRANGER CONSTRUCTION / MCCARTHY

PROJECT BUDGET: \$203M

PLANNED COMPLETION: JANUARY 2028



COMBINED HEAT AND POWER - WEST REGIONAL CHILLED WATER PLANT

NEW BUILDING CONSTRUCTION

CP23037

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PROCEED JUNE 2024

PROJECT UPDATE

- The new Combined Heat and Power (CHP) Unit at the T.B. Simon Power Plant will add electric generation capacity, restore lost steam generation capacity, and provide utility services for a new West Regional Chilled Water Plant (CWP). The West Regional CWP will provide chilled water for cooling to the Engineering and Digital Innovation (EDI) Center, International Center, Wells Hall, and Erickson Hall.
- Chilled Water Plant: 100% design completion and 15% construction completion. Foundations are complete and basement slab completion is expected in October with structural steel starting in November. The distribution system road restoration is complete with continuing installations between Wilson and Shaw, and the bore below the Shaw/Red Cedar intersection.
- Combined Heat and Power plant: 50% design completion and 0% construction completion. Major equipment procurements are 30% complete.
- The budget for the Regional Chilled Water/Combined Heat and Power Plant project remains a concern. Supply chain disruptions, tariffs, unforeseen design and construction complexities, and inflation and market conditions have pushed projected costs above the Board-approved budget. A full accounting report will be provided to the Board in February.

**DESIGNER:** WTA ARCHITECTS**CONTRACTOR:** NIELSON COMMERCIAL CONSTRUCTION**PROJECT BUDGET:** \$9.5M**PLANNED COMPLETION:** NOVEMBER 2027

ANTHONY HALL – BUILDING ENVELOPE RESTORATION

RENOVATION OF BUILDING

CP24030

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PROCEED OCTOBER 2024

PROJECT UPDATE

- The project is to renew the building envelope by replacing roofing, insulation, rain gutters, and downspouts. The building was constructed with no insulation on the underside of pitched roofs, which creates ice damming and damage to the exterior annually. The roofing and flashings have exceeded life expectancy and need to be replaced to eliminate water intrusion damage.
- Ice damming can be very dangerous to pedestrians and the building exterior when ice begins falling from the building.
- Working through issues with existing conditions and continued removal and replacement of shingles on the south side.
- Construction is ongoing on the roof.
- Limestone cap and coping work near completion. Continue to work with space planning to coordinate around student activities and classrooms. If weather continues to cooperate there is potential to complete in two years rather than the three years originally planned for.
- Project is currently on budget and schedule.
- Project Complete: 50%



DESIGNER: IDS/HGA
CONTRACTOR: BARTON MARLOW

PROJECT BUDGET: \$340M
PLANNED COMPLETION: AUGUST 2028



ENGINEERING AND DIGITAL INNOVATION BUILDING

NEW BUILDING CONSTRUCTION

CP22083

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PROCEED OCTOBER 2025

PROJECT UPDATE



Existing Conditions



New Site Plan

- The new Engineering and Digital Innovation Center will focus on the convergence of digital and physical technologies, bringing together a range of activities and multiple colleges to create a community focused on digital futures, including teaching and research.
- Construction documents are 55% complete. Construction manager is starting to create bid packages for future buyout.
- Project is currently on budget and schedule.
- Planning Complete: 95%
- Construction Complete: 0%

DESIGN AND CONSTRUCTION UPDATE

NEWLY COMPLETED PROJECTS



SUBSTANTIALLY COMPLETE

DESIGNER: FISHBECK
CONTRACTOR: ET MCKENZIE

PROJECT BUDGET: \$4M
COMPLETED: SEPTEMBER 2025



CENTRAL SERVICES DEMOLITION

NEW BUILDING CONSTRUCTION

CP24092

BOARD OF TRUSTEES APPROVAL STEP:
NOT NEEDED, UNDER \$5M

PROJECT UPDATE

- Demolition of the Central Services Building was required to make room for a future Spartan Stadium East Tower expansion.
- Project is substantially complete, building has been removed.



SUBSTANTIALLY COMPLETE

DESIGNER: THE COLLABORATIVE
CONTRACTOR: DEMARIA

PROJECT BUDGET: \$15M
COMPLETED: OCTOBER 2025



SPARTAN STADIUM – RENOVATIONS TO UNIVERSITY ADVANCEMENT 2ND & 3RD FLOOR

RENOVATION OF BUILDING

CP24049

**BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PROCEED FEBRUARY 2025**

PROJECT UPDATE

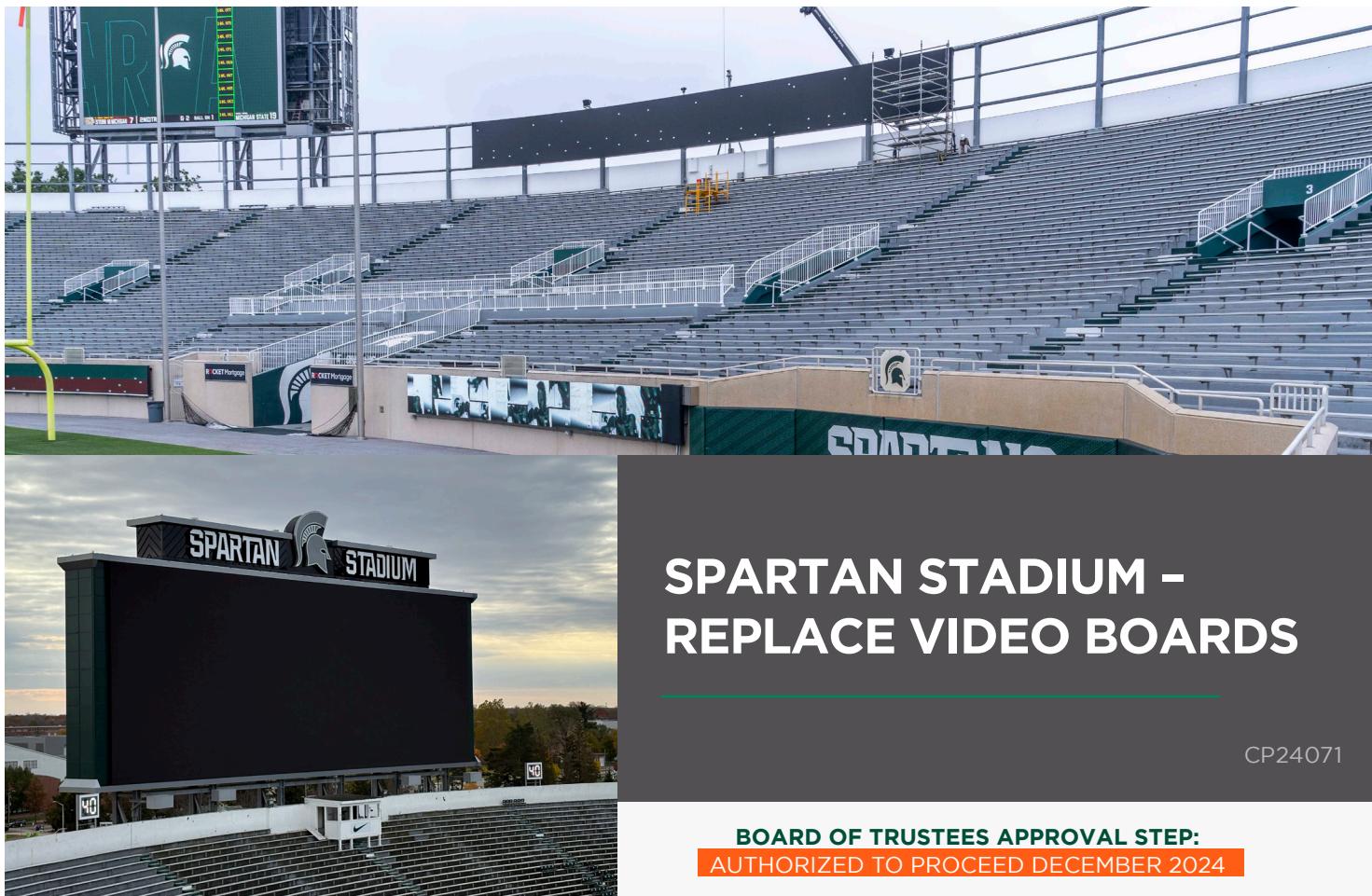
- The project renovated the University Advancement (UA) space on the second and third floors of the office tower at Spartan Stadium to maximize the use of space and support ever-increasing demand on fundraising, by allowing flexible meeting and donor engagement space to host alumni, donor functions, and community events. The renovations aimed to redefine the visitors' first impression and in-person engagement with UA on behalf of the university as they seek donor support.
- Furniture installation started in September 2025 on the 2nd floor. Construction work continues on three south and the HUB.
- We turned the space over to UA in October 2025. The project is substantially complete.



SUBSTANTIALLY COMPLETE

DESIGNER: ANTHONY JAMES PARTNERS (AJP).
CONTRACTOR: SNA DISPLAYS

PROJECT BUDGET: \$10M
COMPLETED: AUGUST 2025



SPARTAN STADIUM – REPLACE VIDEO BOARDS

CP24071

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PROCEED DECEMBER 2024

PROJECT UPDATE

- The video boards at Spartan Stadium are critical to gameday operations and are a primary revenue generator for corporate sponsorships. This project replaced the existing video boards which were installed in 2011 and were two years beyond their anticipated life cycle.
- Construction started February 2025.
- Project substantially complete as of August 2025. Punchlist and Closeout ongoing.



SUBSTANTIALLY COMPLETE

DESIGNER: POPULOUS
CONTRACTOR: BARTON MALOW

PROJECT BUDGET: \$18M
COMPLETED: AUGUST 2025



PROJECT UPDATE

- The Spartan Stadium suites and club spaces on the 4th, 7th, and 8th floors of the West Tower were renovated to provide a modern venue for the university to host events, donors, and dignitaries and thereby generate revenue. The existing suites in these areas have not been updated since they were first built in 2004, over twenty years ago. Updates to the spaces enhanced outdated technology, provided modern ADA-compliant restroom facilities, and included updates to seating, flooring and concessions.
- Substantial Completion of August 2025 was met. Punchlist and owner add items ongoing in between games. Closeout phase of the project.



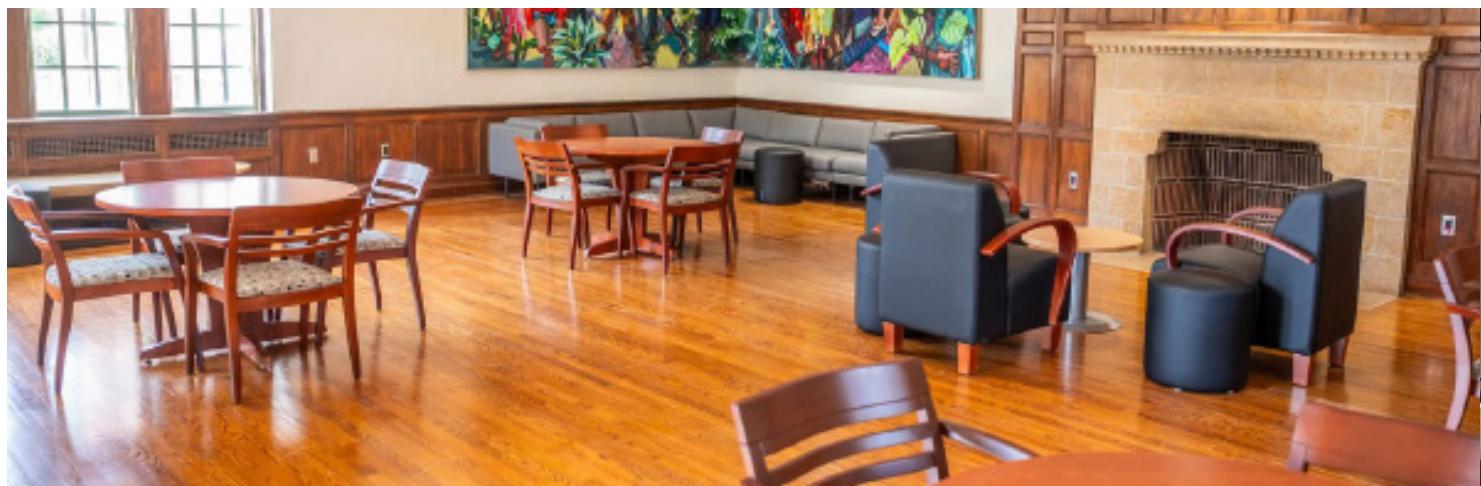
SUBSTANTIALLY COMPLETE

DESIGNER: STANTEC

CONTRACTOR: THE CHRISTMAN COMPANY

PROJECT BUDGET: \$37.5M

COMPLETED: AUGUST 2025



CAMPBELL HALL

RENOVATIONS

CP22116

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PROCEED FEBRUARY 2024

PROJECT UPDATE

- The project renovated the residence hall including repurposing selected space for the Honors College. Opened in 1939, the hall needed major infrastructure repairs to its building systems, including life safety and accessibility, along with mechanical electrical, building envelope, and finishes. Construction began May 2024.
- Project is substantially complete with student move-in in August. Honors College spaces became available in September. Punch list is mostly complete with some remaining items to be completed over winter break. Elevators, security, building envelope, mechanical/electrical, and audio/visual systems are operational.



SUBSTANTIALLY COMPLETE

DESIGNER: HED
CONTRACTOR: THE CHRISTMAN COMPANY

PROJECT BUDGET: \$28M
COMPLETED: AUGUST 2025



MSU MUSEUM - INFRASTRUCTURE IMPROVEMENTS

HVAC UPDATES

CP21090

BOARD OF TRUSTEES APPROVAL STEP:
AUTHORIZED TO PROCEED DECEMBER 2023

PROJECT UPDATE

- To retain its accreditation, the MSU Museum required investment to provide temperature and humidity environmental controls alignment with standards for collections stewardships, storage, and exhibition. This project positioned the MSU Museum to be a catalyst for teaching, learning and research at the intersection of the arts, sciences, and humanities and increases opportunities to compete for federal funding.
- Architectural/structural punch walk completed and punch items were addressed in September 2025. Owner training on multiple systems has begun. Mechanical start up has begun and owner continues with move-in process.

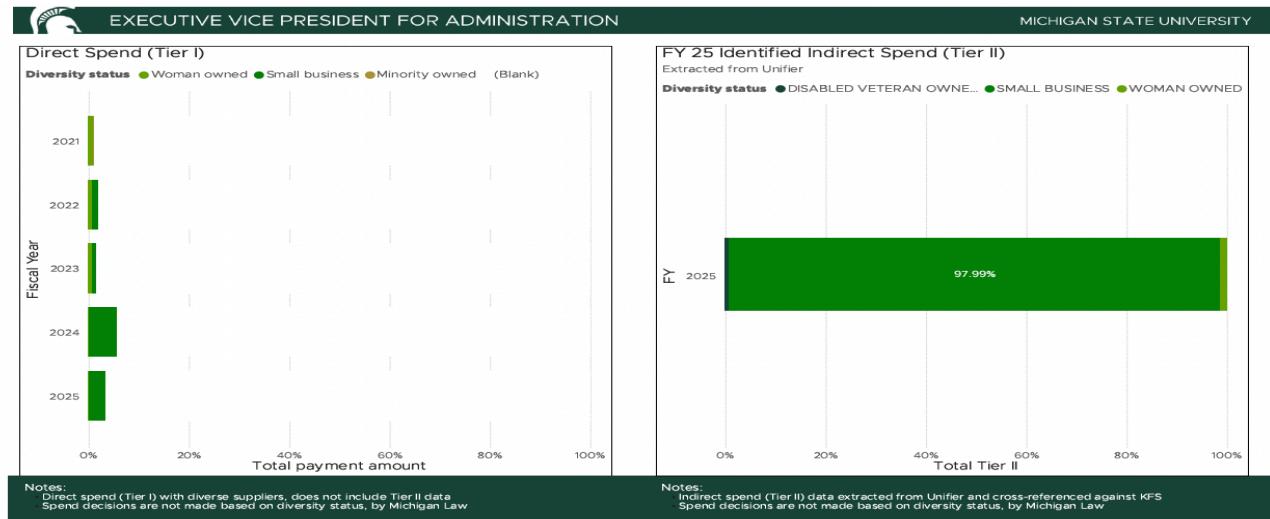


SUPPLIER OPPORTUNITY UPDATE

SUPPLIER OPPORTUNITY



The data in this report represents Michigan State University's direct (Tier I) spend with diverse suppliers for capital projects, comparing fiscal years 2021 through 2025. It tracks expenditures with vendors identified as minority-owned, woman-owned, small business, and disabled veteran-owned. Over the years, direct spend has significantly increased—from approximately \$680K in 2021 to over \$7.3M in 2025, with a spike occurring in 2024. Tier II spend has been captured for FY25, reflecting indirect spend reported by Tier I vendors for capital projects. Spend decisions are not made based on diversity status due to Michigan law.



NOTE: This chart reflects FY25 (7/1/24-6/30/25) data.

