

Submitted by: Bethany Gielczyk, Senior Vice President for Finance and Business Affairs; CFO; Treasurer

Keast Commons Revitalization

Recommendation

It is recommended that the Board of Governors authorize the President, or her designee, to approve spending to design, solicit bids, and award contracts for the design and construction of the Keast Commons Revitalization at a cost not to exceed \$4,300,000 to be funded from the Reserve for Special Non-Recurring funds and the Housing Authority Office account.

Background and Project Description

In 2006, the Board of Governors named the area and walkway behind Towers Residential Suites, between Chatsworth Apartments and DeRoy Apartments, as “William Rea Keast Commons.” It is named in honor of Wayne State’s fifth president (1965-1971) who is remembered as the “students’ president” serving during the Vietnam War.

Keast Commons is one of the few outdoor spaces on campus that students, faculty, and neighboring communities have access to year-round for recreational activities. It is surrounded by student housing and other student life facilities and hosts a number of events each year. During the 2019 and more recent campus planning process, campus stakeholders shared concerns about its current state. The space lacks appropriate drainage and has no irrigation, insufficient lighting, and no amenities. Renovating Keast Commons will reshape the social and recreational experience for all of campus.

This restoration gives the University the unique opportunity to study and redesign the site to become a more future focused, inviting, and vibrant gateway into campus as well as celebrate the use of green infrastructure and sustainability strategies. The project will build on the Campus Planning process to provide an accessible and flexible space that fosters year-round use. It will include appropriate drainage, irrigation, lighting, landscaping, and some seating while maintaining a large open green space to allow for flexible recreational activities.

All contracts for this project will be awarded in accordance with university policies and procedures.

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Project Budget

Funding Source	
Reserve for Special Non-Recurring funds	\$4,250,000
Housing Authority Office	\$50,000
TOTAL Sources	\$4,300,000
Expenditures Plan	
Design and Consulting Fees	\$320,000
Construction	\$3,340,000
Project Management Fees	\$145,000
Contingency	\$495,000
TOTAL Expenditures	\$4,300,000