

**ILLINOIS STATE
UNIVERSITY**

**BOARD OF
TRUSTEES**

**Resolution No. 2026.05/23
Authorization for Design and
Construction Services for
STEM Building**

Resolution

Whereas, Illinois State University (ISU) Felmley Science Annex (FSA) opened for classes in 1963 and is a four-story, 80,784 gross square foot STEM facility that houses spaces for Geology/Geography, Health Sciences, Biology, Chemistry, Physics and General Classrooms, and

Whereas, FSA has been modified numerous times during the past 60 years, but not in a planned or comprehensive manner. As a result, changing university pedagogical requirements, aging, failed and obsolete infrastructure, and changing codes have resulted in the building not functioning as designed or required, and

Whereas, FSA is currently performing well below ISU requirements. Subsequently, several ISU biology and chemistry labs in FSA are not fully functional resulting in reduced ISU College of Arts and Sciences (CAS) laboratory teaching capacity, and

Whereas, the current demand for STEM teaching lab capacity in the Felmley Annex and Science Laboratory Building resulting from existing ISU programs, the increased enrollments planned by the Mennonite College of Nursing and the new College of Engineering over the next few years necessitates the need to evaluate the adequate availability and quality of our STEM research and teaching labs on campus, and

Whereas the State of Illinois appropriated \$29.2 million for this project and has subsequently transferred the funding to the Capital Development Board (CDB), and

Therefore, be it resolved that the Board of Trustees of Illinois State University authorizes university expenditures not to exceed \$49,549,751 for all necessary design and construction services for the STEM Building and directs University administration to establish the project budget and appoint architects, engineers, and other necessary project consultants in accordance with university procedures.

Board Action on:	_____	Postpone:	_____
Motion by:	_____	Amend:	_____
Second by:	_____	Disapprove:	_____
Vote:	Yeas: _____	Approve:	_____
	Nays: _____		

ATTEST: Board Action, May 8, 2026

Secretary / Chairperson

**Board of Trustees
Illinois State University
Authorization for Design and Construction Services for STEM Building**

Background

Felmley Science Annex (FSA) opened for classes in 1963 and is a four-story 80,784 gross square foot Illinois State University (ISU) STEM facility that houses spaces for Geology/Geography, Health Sciences, Biology, Chemistry, Physics and General Classrooms. FSA has been modified numerous times during the past 60 years, but not in a planned or comprehensive manner. As a result, changing university pedagogical requirements, aging, failed and obsolete infrastructure, and changing codes have resulted in the building not functioning as designed or required. Therefore, FSA is currently performing well below university requirements. Subsequently, several biology and chemistry labs in FSA are not fully functional resulting in reduced College of Arts and Sciences (CAS) laboratory teaching capacity.

Justification

Consistent with the 2018 Campus Master Plan, the location of the proposed STEM Building has been reevaluated and relocated to better support Illinois State University’s College of Arts and Sciences (CAS) programs and long-term academic objectives. The revised location provides enhanced programmatic capacity and reduces project risk. Specifically, the relocated STEM building will provide eight (8) teaching laboratories and recitation rooms – an increase over the previous configuration – and will add two (2) large instructional spaces, including one 250-seat tiered lecture hall and one 68-seat classroom.

The revised location enables the development of a cohesive Science Complex through the completion of the new STEM Building, Science Laboratory Building Annex, and new Research and Teaching Greenhouse Facilities. This re-imagined plan also shortens the overall construction schedule and reduces infrastructure risk by eliminating the need for tunnel modifications and major electrical relocations. The new location eliminates the need to build a rooftop teaching greenhouse. This change improves constructability, eliminates maintenance and logistic challenges related to a rooftop greenhouse, and lowers exposure to unknown site conditions

In summary, the proposed relocation and associated improvements provide necessary instructional capacity, modern research and teaching facilities, improved accessibility, reduced project risk, and alignment with Illinois State University’s long-term strategic and academic priorities.

STEM Building Project Plan

The project scope involves constructing a new 5-story 49,950 square foot building (9,900 SF per floor). The building is designed to have eight (8) teaching Science Labs, (8) recitation rooms, and (2) large instructional classrooms. The building design adds a second elevator for accessible access, increases toilet room capacity, and removes potential schedule and budget unknowns by removing connections and proximity to Felmley Science Annex.

STEM Building Project Plan

Design Fees Total	\$2,201,635
Construction Total	\$38,803,926
FF&E Total	\$4,239,816
Contingency	<u>\$4,304,374</u>
Total STEM Building	\$49,549,751

Source of Funding

CDB will provide \$29.2 million and the remaining \$20,349,751 will be financed by the University issuing debt and repaying the debt from the Academic Enhancement Fee (AEF). A comprehensive debt issuance resolution will be brought to the July 2026 Board of Trustees Meeting.