

A photograph of a campus entrance featuring two tall flagpoles with the American flag and a white flag. In the foreground, a large, rounded green hedge is surrounded by colorful flowers. The background is filled with lush green trees under a clear blue sky.

# Science, Nursing and Allied Health Renovations

**MAJOR PROJECT CAPITAL REQUEST  
Massasoit Community College  
Board of Trustees Update  
October 20, 2021**

# The Opportunity

- One of the fastest growing regions in Massachusetts
- 24% of population will be over age 65 by 2035
- Regional workforce occupation priorities:
  - Medical Laboratory Technician
  - Radiologic Technology
  - Health Technologists & Technicians\*
  - Nursing, Psychiatric, and Home Health Aids\*
  - Other Healthcare Support Occupations\*
- Massasoit can position itself to be the leader in skilled workforce development



\* Greater Boston Region



# The NEED

1972



2021



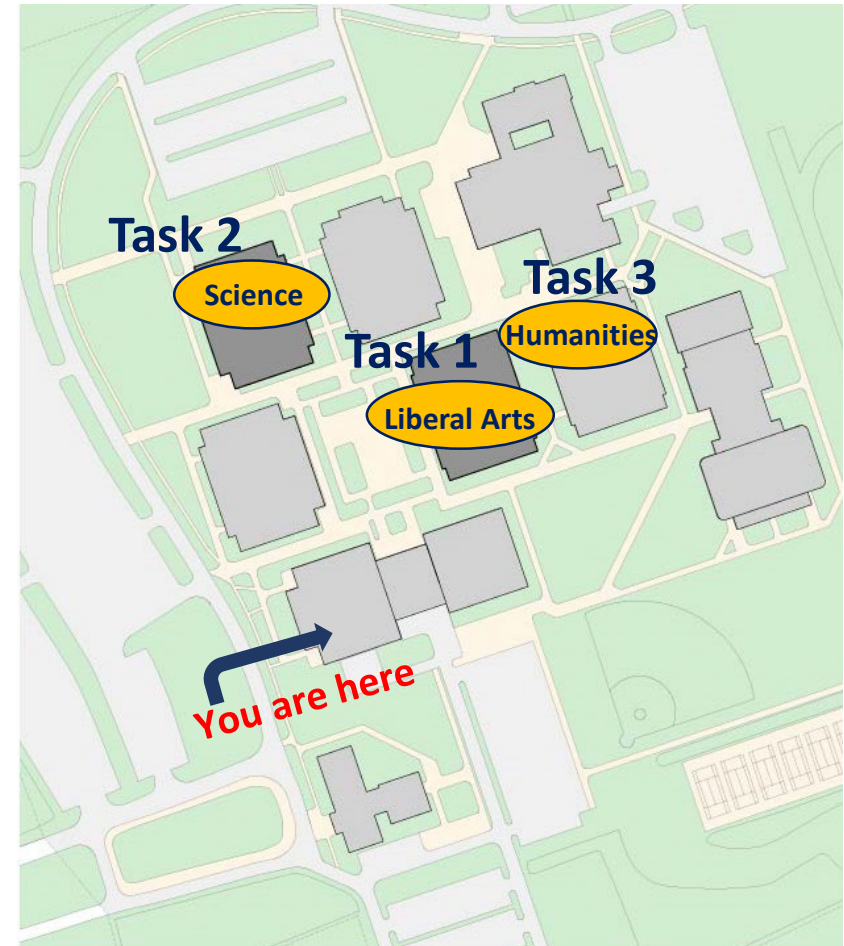
# PROJECT OVERVIEW | Transformation through Renovation

## \$41M Total Project Cost

Addresses:

- 30% of campus buildings
- \$6.5m deferred maintenance including ADA compliance

<b><u>Task 1</u></b>	<b>Renovation of Liberal Arts Building to Science</b>	<b>26,000 gsf</b>
<b><u>Task 2</u></b>	<b>Renovation of Science Building to Nursing and Allied Health</b>	<b>26,000 gsf</b>
<b><u>Task 3</u></b>	<b>Backfill of vacated Allied Health spaces with Liberal Arts</b>	<b>11,000 gsf</b>
		<b>63,000 gsf</b>
		<i>gsf = gross square feet</i>



## **Programs**

Liberal Arts Transfer – Science  
Biology  
Mathematics  
Respiratory Care  
Engineering Transfer – Chemical  
Liberal Arts Transfer  
Nursing Education  
Radiologic Technology  
Computer Science Transfer  
Chemistry

## **Partners & Collaborators**

Brockton Neighborhood  
Health Center  
VA Brockton  
South Shore Hospital  
Brockton Hospital  
Good Samaritan Hospital  
Sinai Hospital  
Morton Hospital  
Mass General  
Brigham and Women's  
Beth Israel  
Boston Medical Center  
Franciscan Children's  
South Coast Health  
Falmouth Hospital  
Cape Cod Hospital  
Martha's Vineyard Hospital

Brockton Public Schools  
Randolph Public Schools  
Stoughton Public Schools  
New Heights Charter School  
  
Curry College: RN-BS  
Emmanuel College: RN-BSN  
Fisher College: Nursing Transfer  
Laboure  
UMass Boston: RN-BSN to MSN  
Salve Regina: RN-BSN  
  
CONNECT  
MCC2BSU  
National Science Foundation  
STEM Starter Academy



# WHY?

## Science Building Current Conditions

- Built in 1972, original infrastructure is still in place
- Designed for fixed, direct instruction, limited ability for collaborative work
- Dedicated labs and prep space (2 chem /2bio /1 micro /1 physics 2 A&P )
- Limited flexibility to adjust to enrollment needs
- Dated infrastructure makes it challenging to deliver modern, high quality lab experiences
- Building does not support the teaching of the skills needed for the modern workplace



# WHY?

## Science Building Renovation

### Proposed new science building

- Lab spaces are discipline agnostic to allow repurposing as enrollment demands change
- Centralized prep space services all lab spaces
- Improves security and eliminates redundancies
- Flexible lab space will support the integration of remote instruction
- Includes collaborative space for student work, and co-curricular activities

### Growth in Massasoit Science offerings

- Massasoit launched 3 new programs in fall 2019
- New science program enrollment has grown to 180 students
- Increased enrollment in upper-level science courses (Organic Chemistry)
- Diverse enrollment in programs (26% black, 10% Hispanic)
- Programs coupled with co-curricular offerings to enhance learning (MassasoitSTEM.com)
- STEM research internship, In-house research opportunities, 75% in program transfer to 4-year school

### Workforce needs

- Massachusetts has the largest life science cluster in the world (3.6x more concentrated in MA than US)
- By 2024, 20,000 more jobs expected to be created in the life science sector (Employment gap of 3,000). 89% will require bachelors degree or higher

# WHY?

## Nursing & Allied Health Spaces Current Conditions

### Opportunities for interprofessional education

The current healthcare setting is patient focused. Providers work in interdisciplinary teams to support patient care. Our students need to be trained to work in this environment starting at the college level. Our current physical space does not support interdisciplinary education and team building.





# WHY?

## Nursing & Allied Health Building

### Workforce Needs

- 19% of all workers in the South Shore region work in health care and Social Assistance, representing the largest industry cluster within the region.
- The industry is projected to add 5,000 new workers on the South Shore by 2025
- Close to 18,000 new health care positions have been established in Southeastern Massachusetts since 2012

### Microcredentialing

### K-12 initiatives and Curricular Innovation

We have recently launched a new certificate program with Brockton High School. Students completing this program are workforce ready with stackable college credit credentials which provide advanced standing in Medical Assisting.

### Reimagining Massasoit as the training and innovation solution for local healthcare training needs

A state-of-the-art facility will provide an opportunity to train the local workforce in current practice methods. This is also an opportunity for local healthcare providers to upskill their entry level workforce and meet the increasing demand for skilled healthcare workers.

# Advancement

- \$2 million capital campaign target for private philanthropy to supplement other sources of project funds
- Seek expressions of interest from donors prior to DCAMM decision
  - Donor imperatives include investment in workforce development and regional economic vitality, marketing & brand image, support for educational access and equity.
- Once approval is received, obtain firm indications and pledges for funding:
  - Likely candidates are donors familiar with Massasoit and businesses with a focus on health, science, or technology
  - Nursing sim labs and science labs modernization would have great appeal
  - Funding or gifts-in-kind for equipment and technology
- Work with architects on schematic designs to share with donors seeking major naming rights
- Obtain Board of Trustee approvals for naming rights

# Financial Plan

Financing for the Science, Nursing & Allied Health FY23 Major Capital Project Request		<u>Balance</u>
Total Project Cost		\$ 41,100,000
State Capital Funding (DCAMM)	\$ 30,000,000	\$ 11,000,000
MSCBA* <i>MA State College Building Authority</i>	\$ 5,000,000	\$ 6,000,000
MCC CDs	\$ 1,000,000	\$ 5,000,000
Philanthropic	\$ 2,000,000	\$ 3,000,000
MCC Cash **	\$ 3,100,000	\$ -
*20 years at 5% annual debt payment of:		\$ (401,213)
Cash as of 6/30/21		\$ 11,184,275
Investments as of 6/30/21		\$ 22,427,359

Note 1: Dedicate 50% of investment income to satisfy annual debt payment assuming 5% return

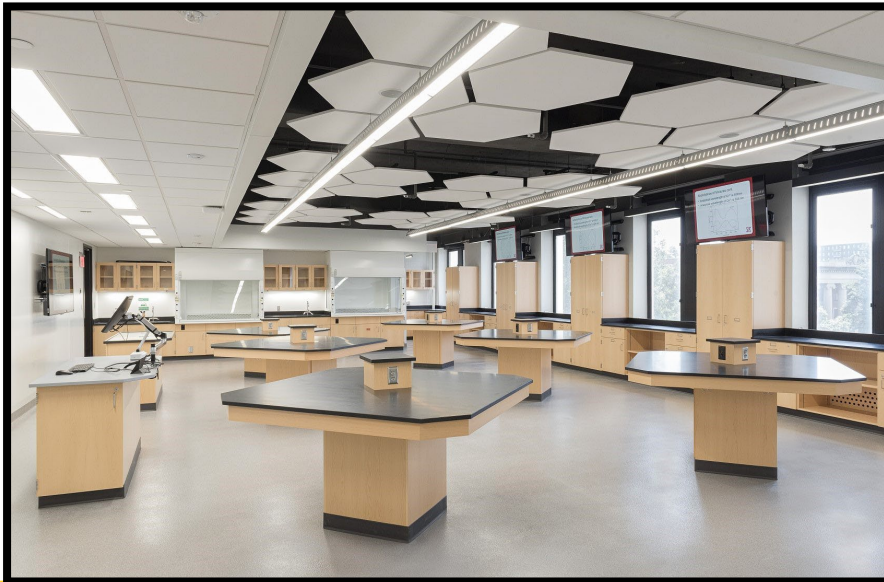
Note 2: Cash not needed until FY24

\*\* Accumulate investment income over next 3 years to contribute to MCC Cash



# Science, Nursing, and Allied Health Renovations Project Schedule

Project Tasks	Dates	Total Months
Project Prep/Scope Confirmation	July 2022-August 2022	2
Select Architectural Firm (DSB)	September 2022-November 2022	3
Study and Schematic Design	December 2022-August 2023	9
DCAMM Certification of Study	September 2023	1
Detailed Design/Construction Doc	October 2023-June 2024	8
Bidding	July 2024-September 2024	3
Construction-Science Renovation	October 2024-November 2025	13
Construction-Allied Health	December 2025-March 2027	15
Total Months		54



Questions?