

# Viking Union Facilities Revenue

## Introduction

### Places:

- Viking Union
- “Custodians” of the Multicultural Center
- Lakewood (and boat rentals)
- Viqueen Lodge
- AS Recycle Center (Financially independent)

### Services:

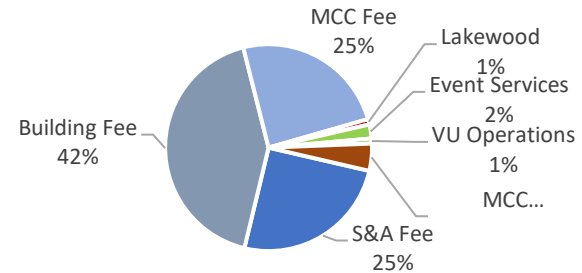
- Event Services
  - Provide event setup and technical assistance for activities across campus
  - Wendy, Hayden, Set and Tech Crews
- IT Services
  - Maintains AS and VU related websites and manages computer hardware and software
  - Jeremy, Justin and IT support and Web developers
- Maintenance and Custodial Services
  - Coordinates and repairs building and program assets as well as provides daily cleaning of the Viking Union
  - Luke, Laura, Karl, Barry, Amethyst, Tony and our student custodians
- Union Operations
  - Operates the service desks and customer support areas of the Viking Union
  - 6<sup>th</sup> floor Admin desk, Info Desk, Building Managers

### Viking Union: Economies of Scale (prior to the pandemic)

- Monthly Electrical Bill Avg 437 MBtu= \$12,562/month
- VU Custodial provides enough TP to go from the VU to Olympia in a year
- The VU hosted an averaged 13,625 hours of events/meetings a year...That’s roughly 1.5 Years of nonstop events/meetings

Revenue Source	Proposed Fee	FY 23 Proposed	FY20
<b>Non-Academic Building Fee</b>	\$50*/Q	\$1,994,813	\$2,014,253
<b>Multicultural Student Center Fee</b>	\$30/Q	\$1,155,500	\$1,206,009
<b>MCC Facility Commitment from institution</b>	Fixed	\$200,000	\$400,000
<b>Service and Activity Fee</b>	\$32/Q	\$1,186,516	\$1,316,868
<b>Service Fees</b>	Variable	\$180,000	\$149,468
	<b>Total</b>	<b>\$4,716,829</b>	<b>\$5,086,598</b>

FY 23 Revenue by Source



### Major Fee Changes for 2023

- Non-Academic Building Fee- \$3/student per quarter increase to the fee to help offset reductions in enrollment, and increased costs due to inflation and staffing (note other mandatory fees are not being increased)
- NEW Space Use Fees- We are applying Fees to non-student groups for reserving space in the VU. Departments will pay 20% of the off-campus rates for standard space use and Special Events will be charged 50% of the off-campus rate
- Fees for Event Services crews due to increases in minimum wage, chargebacks for Event Support Crews are increasing by \$2/hr. Student groups will pay \$18/hr. Departments pay \$22/hr. and Off-campus pay \$28/hr.
- Lakewood- Fees for non-student boat rentals are increasing. Small watercraft rentals are going from \$8 to \$10 and large watercraft are going tom \$10 to \$15. Off campus rates for reserving the lounge are also increasing to help bring in more revenue to support expenses.

# Viking Union Facilities Expenses

During the pandemic, the VU and H&D system needed to refinance debt due to the drop in students living on campus. As a result, debt payments for FY21, FY22 and the cost of refinancing will be applied over a ten-year period starting in FY23 and running through FY34. Payments will increase each year up to \$565K/yr. in FY27.

Wages increasing by 3% for Classified and Exempt Staff as well as cost of living increases for student employees. Anticipating more activity in the coming year more Events require more services and support.

Reorganized ~\$70K salaries accounted for as "Institutional Recharge" and exchanged those equivalents for positions that were split funded between the Viking Union and Associated Students.

Operating Expenses	FY 23 Proposal	FY 22 Projection	FY 20 Actual
<b>Construction Bonds (MCC &amp; VU)</b>	\$2,069,844		\$2,063,502
<b>Bond Refinancing</b>	\$94,862		
<b>Personnel (Salary and Benefits)</b>	\$1,617,734	\$1,432,399	\$1,339,746
<b>Supplies and Materials</b>	\$49,080	\$45,336	\$54,337
<b>Utilities</b>	\$346,382	\$293,897	\$248,820
<b>Repairs/Maintenance</b>	\$279,245	\$282,831	\$344,223
<b>Equipment</b>	\$98,200	\$96,814	\$56,999
<b>Other</b>	\$139,215	\$82,674	\$123,034
<b>Institutional Recharge</b>	\$81,706	\$79,750	\$127,855
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<b>Total</b>	<b>\$4,776,268</b>	<b>\$2,313,701</b>	<b>\$4,358,516</b>

## Capital/Non-Operating projects

- Non-Academic Building Fee- \$3/student per quarter increase to the fee to help offset reductions in enrollment, and increased costs due to inflation and staffing (note other two mandatory fees are not being increased)

## Cash Balances and Reserves

- As a result of refinancing the Housing and Dining Systems debt in FY21 and FY22, the VU is holding large cash balances in its fee related funds to be used to offset increased debt payments in FY23 through 34 that pay of the restructured debt.
- The Multicultural Center Reserve fund will increase annually with funds returned from the pool of outstanding debt held by the H&D system as part of the bond requirements.

Upcoming Capital/Non-Op Projects (1-4 yrs.)	Costs
VU 4E Lobby Refresh	\$50,000
VU 6W Seating Area Refresh	\$50,000
VU Event Services Lighting and Meeting tables	\$80,000
4 <sup>th</sup> East Floor GNR	\$80,000
5 <sup>th</sup> Floor VU Admin Services	\$160,000
Esports/Video Game Lounge	\$450,000
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<b>Total</b>	<b>\$870,000</b>

VU Facilities Projected Cash Balances	
Non-Academic Building Fee/VU Operations	\$2,227,227
Viking Union Reserve Fund	\$1,279,309
Multicultural Center Fee Fund	\$2,196,915
Multicultural Center Reserve Fund	0
<b>Total Cash</b>	<b>5,703,451</b>
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5% outstanding debt (VU&MCC)	\$1,096,48