

Facility Master Plan



Montgomery Community College
1011 Page Street
Troy, North Carolina 27371

Revised March, 2019

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Vision

Montgomery Community College will be a place of discovery, critical thinking, and educational excellence; a centerpiece for life-long learning for our students, faculty, staff, and community.

Mission Statement

Montgomery Community College provides quality educational opportunities.

College Goals

In accomplishing our mission, we commit our resources to serving all students in the successful achievement of their educational goals through the implementation of these college goals:

- GOAL 1:** Develop and implement **instructional programs and student support services**, in traditional and distance learning formats, consistent with the assessed needs of the constituent groups in the college's service area and with state, regional, and national standards.
- GOAL 2:** Provide **facilities, technologies**, and information services that enhance student learning.
- GOAL 3:** Support businesses, industries, and **community initiatives** through educational services that facilitate economic growth and workforce training.
- GOAL 4:** Create a culture for employing and retaining **quality faculty and staff** to support student success.
- GOAL 5:** Develop, and manage human, financial, and infrastructure resources essential to **fiscal stability** and meeting student and community needs.
- GOAL 6:** Consistent with accrediting standards and the College mission, engage in ongoing, systematic institutional planning and evidence-based assessment, resulting in continuous quality improvement and **institutional effectiveness**.

PLANNING PROCESS

The Montgomery Community College Facility Master Plan is prepared in conjunction with the Five-Year Strategic Planning process. The College Board of Trustees, as documented by board minutes, annually review the Facility Master Plan.

HISTORY

The State Board of Education issued a charter of establishment to Montgomery Technical Institute on September 7, 1967. As directed by law, eight members were appointed to the Board of Trustees. In November 1967, administrative and teaching personnel were employed. In June 1968, a building on Page Street was occupied as a temporary location of Montgomery Technical Institute. Extension classes were conducted in 1967-1968, Adult Basic Education and adult high school diploma programs began in October 1968, and full-time curriculum students were accepted in August 1968. The institution's first students were graduated in June 1969.

On June 3, 1971, the State Board of Education approved Montgomery Technical Institute as a charter technical institution, effective July 1971. In compliance with law, the Governor appointed four additional trustees on December 1, 1971. Responsibility for local control of the College was given to the Board of Trustees, including the President of the Student Government Association (an ex-officio member of the Board of Trustees).

In October 1975, citizens of Montgomery County passed a bond issue authorizing the construction of a new campus of 64,000 square feet on a 149-acre tract of land. The State Board of Education Department of Community Colleges accredited Montgomery Technical Institute on December 7, 1978, and on December 19, 1978, the Commission on Colleges of the Southern Association of Colleges and Schools affirmed its accreditation.

Montgomery Technical Institute became Montgomery Technical College in 1983 in accordance with legislative and Board approval, and in September 1987, the Board of Trustees and Montgomery County Commissioners voted for the name to be officially changed to Montgomery Community College as authorized by the North Carolina General Assembly. In December 1993, December 2004, and again in July 2014, the Commission on Colleges of the Southern Association of Colleges and Schools reaffirmed the College's accreditation to offer associate degrees, diplomas, and certificates.

In 1992, local citizens and North Carolina voters approved, through a bond referendum, \$2.6 million in matching funds to finance a Business, Industry, Technology Resource Center (BITRC) and the Montgomery County School Board voted in 1994 to transfer approximately four acres of land to the College to be used for the facility. The Center contains 44,800 square feet of space utilized for an electronic library, an interactive classroom to transmit and receive real-time voice, video, and data on the North Carolina Information Highway (NCIH), and classrooms/laboratories. The building serves as a facilitation site for employers to train all levels of staff.

In 2004, Building 500 on the MCC campus underwent a 3,000 square foot renovation that now houses the Criminal Justice Complex. The Complex has classrooms and a physical fitness center, as well as showers, which complement the College's Criminal Justice and Basic Law Enforcement Training programs.

In 2009, new construction of a building for the Forest Management Technology program added approximately 6,400 square feet to the campus. Classrooms and labs in Blair Hall (Building 100) formerly used for the Forestry program were renovated to provide operatories and learning labs for the Dental Assisting program.

The MCC Child Development Center was closed in 2009 due to low enrollment. The former day care space was then renovated to provide a larger space for students and was renamed the Outpost.

In March 2016, the voters of North Carolina approved a \$2 billion Connect NC Bond Initiative. Montgomery Community College's share of the bond funds was approximately \$6.3 million. During academic year 2017, renovations to repurpose the Outpost building as MCC's Workforce Development center began. The Continuing Education division and NC Works moved into this space early in academic year 2018.

In 2018, renovations began on Capel Hall (formerly Building 200) and Blair Hall (formerly Building 100). Capel Hall received a roof replacement and the replacement of the heating and air conditioning system. Additionally, the interior of the building was repainted and the President's suite was redesigned to add additional office space. Additionally, work began on Blair Hall, which received a roof replacement and renovation of floors. Plans were designed for the replacement of the heating and air conditioning system and a full interior renovation of Blair Hall. Those renovations will be completed in 2019.

The MCC campus now includes facilities of approximately 134,400 square feet on 153 acres of land.

**Montgomery Community College
List of Buildings**

Building No.	Building Name	Year of Construction	Estimated Replacement Cost	Last Renovation Cost	When Last Renovation Occurred	Gross Square Foot	Building Cost	Primary Uses	General Condition
100	Blair Hall	1977	\$ 8,901,335	\$1,050,000	1998 2017 2018	64,090	\$2,030,246	Classroom and Administration	Satisfactory
200	Capel Hall	1998	\$1,138,271	\$1,368,000	2017 2018	44,800	\$5,290,000	Classroom, Library and Administration	Satisfactory
300	Pottery Building	1990	\$ 568,615			3,878	\$ 220,000	Classroom and Lab	Satisfactory
400	Maintenance Building	1988	\$ 52,630			1,296	\$ 19,880	Maintenance Workspace	Satisfactory
500	Industrial Training Building	1987	\$ 1,112,771			8,600	\$ 476,200	Classroom and Labs	Satisfactory
600	Forestry Building	2009	\$ 1,026,576			6,378	\$ 812,697	Classrooms and Labs	Satisfactory
650	Mobile Classroom	1965	\$ 18,979	\$ 1,000	1993	600	\$ 1,000	Maintenance Storage	Satisfactory
TOTAL			\$22,899,177			129,642	\$8,850,023		

Information in chart comes from the 2017 Facilities Inventory and Utilization Report prepared by MCC and submitted to NCCCS. The following eight (8) tables provide information specific to the College that is pertinent to the Facility Planning process. This information is derived from the Facilities Inventory and Utilization Study 2017, which is available upon request to Connie Harris, Purchasing and Evening Administrator.

Age of Buildings

Periods of Construction			
Total Gross Square Foot	1950-1969 GSF	1970-1979 GSF	1980-Present GSF
129,642	600	64,090	69,176

Capital Investment

Number of Buildings	Building Cost	Estimated Replacement Cost
7	\$8,850,023	\$23,143,914

Average Weekly Room Hours of Instruction*

				Average Hours – ALL Hours				
				2017	2016	2015	2014	2013
	Total Room Hours	Average Day Hours	Average Night Hours					
In Classrooms	459	15.7	5.2	20.9	15.0	17.2	16.7	17.5
In Class Laboratories	3405	14.9	3.9	18.9	19.3	21.0	22.4	22.7

**In general terms, it is the average number of hours that an institution's classrooms/laboratories are used for instructional purposes each week. Daytime is defined as start time between 5:00 am and 4:59 pm.*

Net to Gross Ratio

Gross Square Foot	Assignable Square Foot	2017	2016	2015	2014	2013	2012
133,866	95,910	71.6	71.4	71.2	71.3	71.3	71.3

Net to Gross Ratio is the assignable square foot (ASF) area of a building divided by the gross square foot (GSF). Assignable square foot is the sum of all areas which are assigned to a specific use. Gross Square Foot is the sum of the floor areas of the outside faces of the buildings' exterior walls.

Percentage Distribution of Assignable Area by Summary Programs

Assignable Square Foot	Instruction	Public Service	Academic Support	Student Services	Inst. Admin	Physical Plant	Indep. Opns.	Unassigned
95,910	55.2	1.8	9.6	7.8	9.0	2.2	8.5	5.5

Percentage Distribution of Assignable Area by Instruction and Public Service Subprograms

General Academic Instruction	Vocational Technical Instruction
10.4	44.7

Assignable Area by Room Type
ASF 95,910

Classroom Facilities		Laboratory Facilities		Office Facilities		Study Facilities		Special Use		General Use		Support Facilities	
ASF	%	ASF	%	ASF	%	ASF	%	ASF	%	ASF	%	ASF	%
15,761	16.4	30,998	32.3	14,117	14.7	8,388	8.7	1,961	2.0	16,891	17.6	2,452	2.5

Unclassified space makes up the remaining 5.8%.

MCC Enrollment and FTE

	2018	2017	2016	2015	2014	2013	2012
Total FTE (CU & CE)	982	946.9	838.2	999.4	1005.8	1024	1010
Total Enrollment (CU & CE)	3561	3309	3402	4007	4739	4922	5016

Source: NCCCS Business Intelligence Annual Statistical Reports, Full-Time Equivalent Tables, Table 26, Detail Annual FTE

FACILITY NEEDS

The Renovation and New Construction below are projects that either are currently in progress or soon to be in progress as a result of the NC Connect Bond, approved on March 15, 2016 by North Carolina voters.

Renovation Construction

- Blair Hall (Building 100) Renovation (Roof, HVAC and Interior)
- Blair Hall (Building 100) Entrance
- Building 300 & 600 HVAC controls update
- Rebuild Amphitheatre

New Construction

- Maintenance Building
- Firing Range addition
- General Classroom Space

OTHER CAPITAL NEEDS

Intermediate (2 – 5 years)

- Handicap Access Installations
 - Chapel Hall (Building 200) One Library Entrance
- The dumpster area behind Blair Hall (Building 100) is currently asphalt and suffers constant damage from the trucks. Installing a concrete pad in this area would alleviate this issue.
- Building 600 Replace VCT with polished concrete due to deterioration
- Parking Lots (Repair and/or Resurfacing)
 - Between Buildings 100 & 500 from Page Street to 500 & to Firing Range
 - Back Lots and Main Lot (Front Entrance)
 - Add drive around 500 Building

Long Term (5+ years)

- Forestry Parking Lot Sealcoating in 5 years
- Building 300 Roof Replacement in 10 to 12 years
- Building 600 Roof Replacement in 20 years