

The University of Michigan
Regents Communication

Approved by the Regents
May 19, 2011

Action Request

Subject: Approval of the 2011-2012 University Housing Residence Hall and Northwood Community Apartment Rates

Action Requested: Approval of the proposed rates for residence hall room and board and Northwood Community Apartment rentals. The proposed rate increases for residence hall room and board is 1% for operating costs and 2% for residence hall renovations. The proposed rate increase for Northwood Community Apartments is 1% for operating costs.

Background:

University Housing developed the proposed rate increases for 2011-2012 with the support of the Residence Halls Association and the Northwood Community Apartments rate review committees, as well as appropriate administrative staff within the University.

Included with this Action Request are the following attachments:

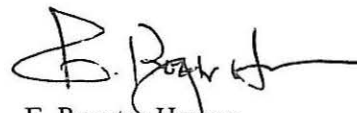
- The rate recommendations for residence halls and Northwood Community Apartments for 2011-2012 (Attachments A, B1 & B2 respectively)
- A peer institution room and board rate comparison for 2010-11 (Attachment C)
- Big Ten Housing 2011-2012 rate increase forecast (Attachment D)

Recommended Residence Hall Rate Increase: The components of the proposed room and board rate increase include: 1.0% to offset projected operating cost increases and 2.0% for residence hall renovations (Residential Life Initiatives). A summary of the residence hall rate recommendations is delineated by room type and is included as Attachment A.

Recommended Northwood Community Apartments Rate Increase: The proposed rate increase is 1.0% to offset projected operating cost increases. A summary of the Northwood Community Apartments rate recommendations is delineated by apartment type and area: 12-month family/graduate (Attachment B1) and academic year undergraduate (Attachment B2).

I recommend the Board of Regents approve the FY2012 rate recommendations for residence halls and Northwood Community Apartments.

Respectfully submitted,



E. Royster Harper
Vice President for Student Affairs

May 2011

**University Housing
University of Michigan
2011-2012 Residence Hall Room and Board Rate Recommendations**

<u>Residence Halls</u>	<u>2010-11 Rate</u>	<u>2011-12 Rate</u>	<u>2011-12 Increase</u>
Single	\$10,970	\$11,300	\$330.00
Double	\$9,192	\$9,468	\$276.00
Triple	\$8,126	\$8,370	\$244.00
Single W/Private Bath	\$12,166	\$12,530	\$364.00
Double W/Private Bath	\$10,298	\$10,608	\$310.00
Double in a Suite	\$10,970	\$11,300	\$330.00
Triple in a Suite	\$10,298	\$10,608	\$310.00

University Housing
University of Michigan
2011 - 12 Apartment Rate Recommendations
12-Month Family and Graduate Apartment Rates

<u>Furnished</u>	<u>2010-2011</u> <u>Rate</u>	<u>2011-2012</u> <u>Rate</u>
NORTHWOOD I		
Studio	837.00	845.00
Unfurnished		
NORTHWOOD I		
1 - Bedroom	896.00	905.00
2 - Bedroom	1004.00	1014.00
2 - Bedroom w/2 Occupants (Grad)	524.00	529.00
NORTHWOOD II		
Econ 1-Bedroom	767.00	775.00
1 - Bedroom	837.00	845.00
2 - Bedroom	968.00	978.00
2 - Bedroom w/2 Occupants (Grad)	506.00	511.00
NORTHWOOD IV & V		
1 - Bedroom - Large	896.00	905.00
2 - Bedroom	1086.00	1098.00
2 - Bedroom w/2 Occupants (Grad)	565.00	571.00
3 - Bedroom - Row	1154.00	1166.00
3 - Bedroom - Row w/2 Occupants (Grad)	599.00	605.00
3 - Bedroom - L-Shaped	1166.00	1178.00
3 - Bedroom/l Shaped (includes Air)	1229.00	1241.00

Rates include all utilities, phone line, and high speed DSL. Student apartments with air conditioning are \$55 higher for a 1 bedroom, \$60 higher for a 2 bedroom and \$65 higher for a 3 bedroom. Graduate rates are per occupant. Non-student resident rates are 7% higher.

**University Housing
University of Michigan
2011 - 2012 Apartment Rate Recommendations
*Academic Year Undergraduate Apartment Rates***

<u>Furnished Apartments</u>	<u>10/11 Student Rate</u>	<u>11/12 Student Rate</u>
NORTHWOOD I		
1 Bedroom	8,595	8,682
Studio	7,920	8,000
NORTHWOOD II		
Econ 1 Bedroom - Lower	8,595	8,682
Econ 1 Bedroom - Upper	8,131	8,212
NORTHWOOD III		
1 - Bedroom w/1 Occupant	8,595	8,682
2 - Bedroom w/2 Occupants	6,691	6,758

Note: Rates are per occupant

**University Housing
University of Michigan**

**Peer Institution
Double Room and Board Comparison***

	<u>2009-2010</u>	<u>2010-2011*</u>	<u>%Increase</u>
Duke	\$11,600	\$12,280	5.9%
Ohio State	\$7,785	\$8,205	5.4%
Northwestern	\$11,185	\$11,769	5.2%
Minnesota	\$7,392	\$7,772	5.1%
Michigan State	\$7,395	\$7,770	5.1%
Purdue	\$8,274	\$9,120	5.0%
Indiana	\$7,546	\$7,918	4.9%
Notre Dame	\$10,368	\$10,870	4.8%
Illinois	\$8,684	\$9,102	4.8%
Yale	\$11,000	\$11,500	4.5%
Cornell	\$12,110	\$12,650	4.5%
Wisconsin	\$7,157	\$7,461	4.2%
Iowa	\$7,376	\$7,662	3.9%
Stanford	\$11,463	\$11,876	3.6%
North Carolina	\$7,619	\$7,864	3.2%
Penn State	\$8,114	\$8,370	3.2%
Virginia	\$8,640	\$8,900	3.0%
Michigan	\$8,924	\$9,192	3.0%
UCLA	\$11,852	\$12,202	3.0%
Emory University	\$10,896	\$11,198	2.8%
Univ. of Washington	\$7,800	\$8,010	2.7%
Cal. Berkeley	\$13,900	\$14,250	2.5%
Maryland	\$9,377	\$9,599	2.4%
Princeton	\$11,680	\$11,940	2.2%

housing department.

Based on Double Room with Meal Plan that is comparative to 14 meals a week.

Big 10 Institutions
Residence Hall Rate Increases:
Forecast for 2011 - 2012

	<u>Rate</u>	<u>% Increase</u>	
Indiana University	\$ 8,419	6.3%	Approved
Ohio State University	\$ 8,670	5.7%	Projected
University of Minnesota	\$ 7,955	5.0%	Projected
University of Iowa	\$ 7,942	5.0%	Projected
Michigan State University	\$ 8,154	5.0%	Approved
Penn State University	\$ 8,740	4.4%	Approved
Northwestern University	\$ 12,345	4.4%	Approved
University of Illinois	\$ 9,449	4.0%	Projected
University of Wisconsin	\$ 7,725	3.9%	Projected
University of Michigan	\$ 9,468	3.0%	Projected
Purdue University	\$ 9,510	2.0%	Approved