

APPENDIX 11 | STUDENT HOUSING - MARKET ANALYSIS REPORT



# Shippensburg University of Pennsylvania Student Housing Master Plan

**Market Analysis Report  
April 2008**

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In September 2007, Shippensburg University (“SU”, “Ship”, or “the University”) engaged Brailsford & Dunlavey (“B&D”) in association with WTW Architects (“WTW”) to develop a Student Housing Master Plan (“Study”). The master plan process was intended to assess SU’s existing student housing facilities relative to the demands of the campus population and to provide recommendations as how to improve existing or develop new facilities to meet these demands. The scope of work for the Study included a detailed market analysis to determine the nature and extent of demand for new / renovated student housing and a financial analysis to determine the feasibility of redeveloping / developing new or renovated student housing facilities.

The findings contained herein represent the professional opinions of the B&D Project Team based on assumptions and conditions detailed in this report. B&D analysts have conducted research using both primary and secondary information sources which are deemed to be reliable, but whose accuracy B&D cannot guarantee. Due to variations in national and global economic and legal conditions, actual project costs, revenues, and demand projections may vary.

This report is structured and developed within a framework emphasizing pragmatism and ease of implementation, and B&D’s intent is for this document to serve as an integral tool in guiding SU in determining a redevelopment / development strategy for their student housing facilities.

The Study was produced by B&D’s Project Team (“Project Team”) comprised of the following individuals.

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# **Section 1**

### ***Introduction***

In September 2007, Shippensburg University engaged Brailsford & Dunlavey in association with WTW Architects to assist in the development of a Student Housing Master Plan. The master plan process was intended to assess SU's existing student housing facilities relative to the demands of the campus population and to provide recommendations as how to improve existing or develop new facilities to meet these demands. The scope of work for the Study included a detailed market analysis to determine the nature and extent of demand for new / renovated student housing and a financial analysis to determine the feasibility of redeveloping / developing new or renovated student housing facilities.

### ***Work Plan***

B&D completed several distinct analyses to determine the student housing preferences and demands of SU's student body:

- ***Local Public School District Population Analysis*** to gain an understanding of future population trends for students coming from public school districts that have historically represented a significant portion of SU's enrollment;
- ***Reviewing existing University documents*** to get an initial understanding of the campus and its goals and objectives;
- ***Focus group meetings*** were held with over 40 current students to gain a qualitative understanding of student satisfaction levels with current housing facilities and preferences for future housing facilities;
- ***A peer benchmarking analysis*** was conducted to understand Shippensburg University's market position among its peer institutions;
- ***An off-campus housing analysis*** was conducted to outline the nature of private off-campus competition the University faces in competing for student residents;
- ***An electronic survey*** was developed to quantitatively assess prospective and current students' present and future preferences as they relate to SU's student housing inventory;
- ***A demand based program ("DBP")*** was developed to determine the appropriate number and style of beds to satisfy student demand for on-campus housing.

### ***Summary of Findings***

Based on an analysis of current market conditions, B&D's research has revealed that SU's housing falls short of current industry standards and does not meet students' expectations. The current conditions of housing facilities have put the University at a disadvantage to recruit students to the University and retain students in on-campus housing. It is therefore important that the University commit to making wholesale improvements to its current student housing inventory.



An analysis of three local school districts (Shippensburg Area, Chambersburg Area, and Carlisle Area) has revealed that K-12 enrollment will continue its growth trend. In the short term, growth of outgoing 12th graders is expected to show modest to no increases, however growth statistics during that time period for elementary and middle school students remains moderate, leading to projected long term growth at the high school level. Although projections show a continued increase in all pre-college aged students, the increase is not strong enough to indicate that there will be a significant increase in the future college aged population within SU's target market. Statistics do however indicate that there will not be a decline in students in the three districts studied.

During focus groups, participants acknowledged that on-campus housing plays an integral role in their overall collegiate experience and showed strong interest in living on campus. However, in the same breath, students said that although living on campus is an attractive experience, the current housing facilities at SU and availability of off-campus housing are turning many students off to campus living.

While students expressed satisfaction in campus housing for reasons such as convenience to campus resources and community experience, they expressed dissatisfaction with the physical conditions of housing. Students commented on the out-datedness of facilities, cleanliness of community bathrooms and kitchens, lack of private bedrooms and in-unit living rooms, and the lack of outside unit community spaces.

Survey respondents indicated a preference for private amenities such as single bedrooms, in-unit bathrooms and living rooms, and kitchens. These types of private amenities are readily available in the off-campus market and at many of SU's peers / competitors and should be considered for future campus housing projects.

Respondents also indicated a preference for on-campus housing to incorporate living-learning communities; 85% of on-campus, and 81% of off-campus respondents considered living-learning communities "very important" or "important" to a student's overall on-campus residential experience. Respondents indicated that high priority amenities for living-learning communities would be computer labs, multi-purpose rooms, quiet study spaces, and outdoor recreation and socialization spaces.

A range of unit types and associated rental rates that could be included in new student housing construction were tested in the survey. A demand analysis of survey data revealed demand for approximately 2,900 student housing beds distributed across a variety of unit-types, many of which are not currently provided on campus. The 2,900 beds constitute a small increase in the total number currently provided on-campus. Rates tested for new housing are on average a few hundred dollars more expensive than current on-campus housing and housing available in the off-campus market. The University must properly manage and aggressively market new housing to ensure that the value of living on campus is conveyed to students to ensure that desired occupancy levels for new housing is achieved.



## **Section 2**



## LOCAL PUBLIC SCHOOL DISTRICT POPULATION ANALYSIS

### Objectives

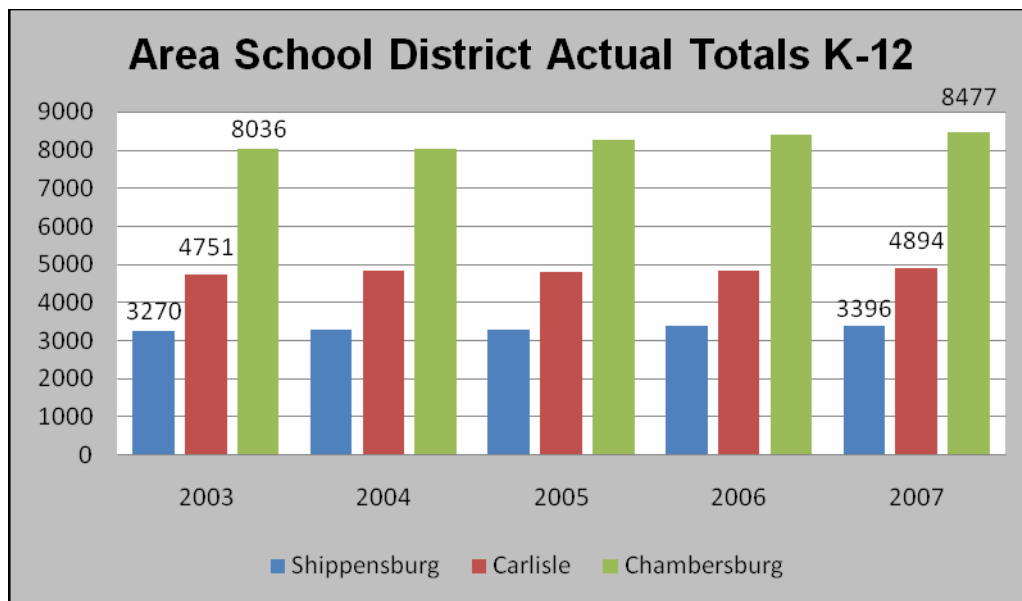
The objective of the Local Public School District Population Analysis is to gain an understanding of population trends for school districts that have historically represented a significant population of students that apply to Shippensburg University.

### Methodology

B&D reviewed the Shippensburg Area, Chambersburg Area, and Carlisle Area School District Student Enrollment Projections from 2002 to 2017. These school districts represent approximately 15% of current SU enrollment (representation is based on current students' permanent home address as reported to B&D by the University). This data, as provided by the Pennsylvania Department of Education, displays the population for each grade level within each district, as well as total populations for the school years 2002 to 2007. In addition to the present data, the Department of education also provides estimated projections for the following ten years (2008 through 2017).

### Summary of Findings

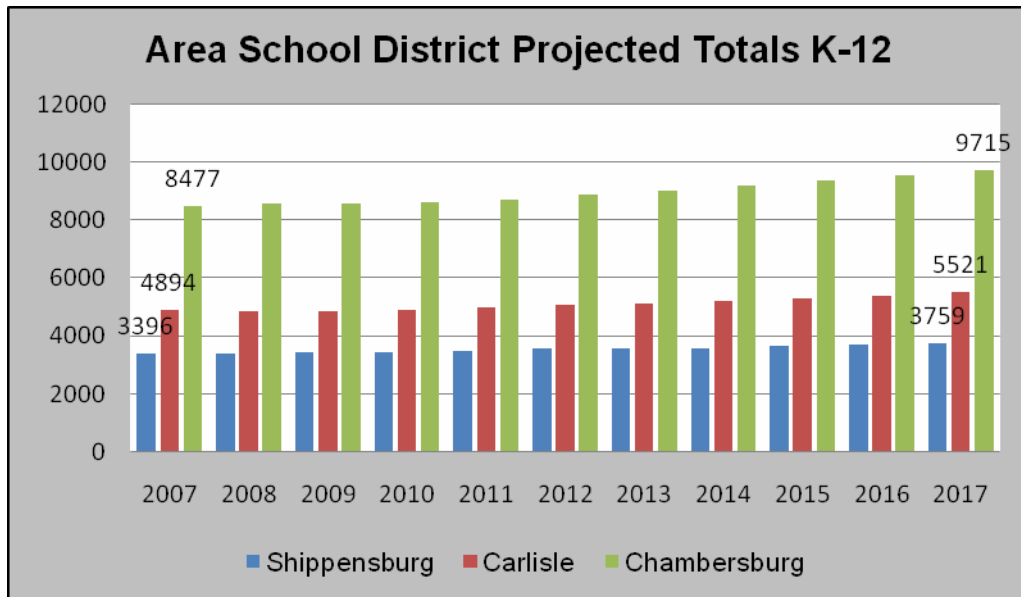
Shippensburg University is comprised of approximately 7,766 students. Of those students, 1,184 (15%) consider their permanent addresses to fall within the above three school districts. Over the past 5 years all three districts have seen a moderate growth in school aged children (K-12). Chambersburg, the largest district, has seen the greatest total percentage increase in population at 5.5%, with an increase of 3.8% and 3% for Shippensburg and Carlisle respectively.



Pennsylvania Department of Education projections illustrate a steady increase of school aged children from 2008 through 2017. Once again Chambersburg is projected to see the greatest ten year increase at 14.6%, with Carlisle and Shippensburg at 12.8% and 10.7% respectively (2007 is the last “actual” year prior to projections).



## LOCAL PUBLIC SCHOOL DISTRICT POPULATION ANALYSIS



All statistical data and future projections suggest that all three school districts anticipate a steady increase for not only primary and secondary school totals, but for each K-12 grade individually. The common theme among all projections is that Chambersburg, Carlisle, and Shippensburg Area School Districts will see an increase in population possibly leading to future growth in the SU applicant pool.



## **Section 3**

## ***Objectives***

The purpose of the focus groups was to engage a variety of individuals in dynamic conversation regarding their needs and preferences for student housing at Shippensburg University. The process was intended to yield qualitative data, reveal hidden sensitivities, and raise previously unconsidered issues regarding on-campus housing. Through the exercise, the Project Team gained a better understanding of Shippensburg students' concerns and obtained pertinent information to be used as a guide in developing market-responsive project concepts and recommendations for viable student housing options.

## ***Methodology***

B&D organized five focus groups to obtain feedback from diverse groups of Shippensburg students. Forty-one individuals participated in five focus groups on September 17<sup>th</sup> and 18<sup>th</sup>, 2007, at Shippensburg University. In general, the focus groups were well attended and included vocal students with varying opinions on issues relating to their housing needs and preferences. Additionally, discussions with administrators were conducted to augment the focus group interviews.

Moderators from B&D guided the focus group sessions as they addressed housing issues pertaining to the needs and desires of Shippensburg students. The moderators presented a series of open-ended questions and encouraged individuals to discuss tangential issues and engage in dynamic conversation. While they were predisposed to obtaining answers to the questions asked, the moderators also paid close attention to participant-generated issues raised during the interviews. Information from the focus groups was analyzed and documented for the preparation of this report. Additionally, focus group data were used to inform the development of the web-based student survey instrument.

## ***Focus Groups Composition***

### **SU Harley Recreation Room**

11 participants (8 female, 3 male)

### **SU Harley Recreation Room**

9 participants (5 female, 4 male)

### **SU Residence Life Staff**

4 participants (3 female, 1 male)

### **SU Ceddia Union Building (CUB)**

8 participants (6 female, 2 male)

### **SU Harley Recreation Room**

9 participants (5 female, 4 male)



## ***Summary of Findings***

### **1. Why did you choose to attend Shippensburg?**

Students indicated they attended Shippensburg University for a number of reasons including close proximity to their permanent residence, excellent academic programs, and affordable tuition and scholarship opportunities.

- Focusing on the aesthetics of the campus, some focus group participants indicated that they chose to attend Shippensburg University's because the campus was small, clean and gorgeous. One student stated that "the campus is easy to travel around and it doesn't take long to walk from one side to another." Another student felt, "SU is not too big, not too small and I love the open area."
- Some focus group participants indicated that they attended the University because it was in close proximity to their homes making it convenient for them to visit their families on weekends and holidays. Specifically, one student stated that he attended because "SU [was] only 40 minutes from home which is Harrisburg." Another participant indicated that the close proximity of the institution to her home in Chambersburg was the reason the reason she attended.
- The University's reputation was factored into many students' decision to attend. Students mentioned obtaining referrals from family and friends about programs and opportunities at Shippensburg University. A student stated that her parents and uncle went to SU and mentioned that the academic programs have a good reputation."
- The quality of several academic programs was discussed in focus groups. Reference was drawn to the Education, Business and Criminal Justice programs as having great reputations in the industry.
- Many students attended Shippensburg University because the tuition was affordable and scholarship opportunities were readily available for those who qualified. One student indicated that he attended the University because "state grants limited [him] to in-state colleges."

### **2. What were your expectations of SU? How has SU met or exceeded those expectations?**

Many students expected to be a part of a close knit community during their stay on campus. Others reported having high expectations of the academic programs at Shippensburg University. In both instances, students indicated their expectations had been met.



- Students stated that they expected an environment in which they could engage in club events and social activities. In this sense, participants felt Shippensburg has provided them with a variety of opportunities inside and outside the classroom thus meeting and in some cases exceeding their expectations. Specifically, one student indicated “there were a lot more clubs and activities than I thought there would be. I love it.” Another student said, “I am impressed with the level of student involvement and coordinated activities.”
- The environment, according to some students, was more warm, engaging and inviting than they expected. One student mentioned, “SU exceeded my expectations because the people are friendly and there is so much to do around here.” Another student alluded to this point by stating, “I expected it to be easy to make friends and get along with people and have a lot of fun. I love it here. It has impressed me a lot.”
- One student indicated she expected cafeteria food to be awful but upon enrolling in the meal plan program, she found, “the food at Kriner was better than what I thought it was going to be.”
- Students focused on rigorous academic programs and knowledgeable faculty and staff at Shippensburg in describing their level of satisfaction. Faculty/student engagement was cited as a contributor to students’ high levels of satisfaction. Specifically, one student stated, “I expected quality teaching and professional, open-minded professors, and I did receive that to some extent, but I was not impressed as of yet.” Another student indicated, “SU offers quality education, knowledgeable and helpful faculty and staff...accredited programs. SU has exceeded my expectations because the faculty works well with non-traditional students.”
- Students valued hands-on experience obtained through class projects at Shippensburg University. Several students alluded to the rigorous academic and practical experience that they were able to utilize in the workplace.

### **3. How critical was on-campus housing in your decision to attend CU?**

Many students saw on-campus housing as critical in providing them with a true college experience. Students pointed out that housing helps them make friends, provides opportunities for learning to extend beyond the classroom, and puts them in close proximity to their classes.

- In order to develop both academically and socially, students felt the full college experience was critical. Living on campus provided students with a holistic approach to learning including engagement in social activities; faculty/student interaction outside the classroom; access to campus resources; and opportunities to build relationships.



- One student indicated that she preferred to live on campus to have access to resources like computer labs and the library.
- On-campus housing was critical for a number of students because their permanent residence was located more than two hours from Shippensburg University. Living on campus provided many students with a home away from home.

#### 4. In general, what were your initial perceptions of on-campus housing at SU?

Initially, students thought that rooms in on-campus housing were large and spacious. Additionally, students spoke of the convenience of having housing in close proximity to dining and academic facilities. However, students were not impressed with on-campus housing facilities and amenities. In describing their initial perceptions of on-campus housing, participants focused on the appearance and location of residence halls, and room fixtures.

- Participants thought rooms in the residence halls were large although not large enough for two people. One student stated, “there was not enough room for two people... there was plenty of storage space.” Another student alluded to the availability of storage space which was a plus for her. The students mentioned, “I thought the rooms were spacious as far as dorms go. I also thought they had a lot of storage space.”
- Students were pleased with the location of on-campus housing. They preferred to have residence halls located in close proximity to academic buildings and dining facilities.
- One focus group participant felt that on-campus housing was better than housing at others colleges that they were familiar with. She stated, “I don’t think it is as bad as some colleges and I ended up liking it.”
- In comparing Shippensburg University residence halls to other colleges and universities, some students felt the University’s buildings appeared old and run-down. One student said, “I was disappointed that McCune does not have wireless in the dorm and it has poor internet connection. I was also disappointed in the small size of the washing machines and how old and dirty the floors and carpets were in McCune.”
- Looking specifically at the buildings, students indicated that they were outdated and did not meet their expectations.
- Emphasis was placed on small rooms, lack of wireless access within rooms, and lack of air conditioning as key amenities that were needed. As improvements are made, students suggested “more space could be provided by having smaller items (closet, shelving, desks).”



### 5. What do you like/dislike about on-campus housing?

#### *Likes*

- Students valued housing that was located in close proximity to their classes. This, according to some students, eased the frustration of waking early and looking for parking on or nearby campus.
- Having access to campus facilities and resources was cited as a major advantage of being in on-campus housing. Students preferred to be in close proximity to computer labs and library as well as having access to faculty and administration throughout the daytime. One student indicated, “I like the convenience of having access to all on-campus facilities/support.”
- Students felt that the proximity of the buildings to each creates a friendly little community in which students can interact.
- The residence hall environment, according to some focus group participants, allowed many students to build relationships and enhance their interpersonal skills. A few students pointed out, “We met all of our friends our freshman year in the residence halls.” Others indicated, “People in the dorm are the closest thing to family you have on-campus.”

#### *Dislikes*

- While there were some students who liked on-campus housing, there were others who disliked the building amenities such as tall closets, built in furniture, unkept bathrooms and kitchens. One student drew attention to living conditions in her residence halls by stating, “Closet doors don’t work well. The kitchen is dirty, un-kept and ant infested; poor ventilation in bathrooms; bugs in bathrooms; the piano has 19 broken keys and is out of tune.”
- A lack of air conditioning and wireless access were cited by many students as critical for new or renovated on-campus housing. Students focused on their experience moving into residence halls prior to the beginning of this semester and indicated, “It was too hot without air conditioning making it hard to sleep.” Other students felt that although rooms get hot, it was seasonal and could be tolerated.
- Many students complained about built in furniture. A student went as far as to say “they make the room smaller and none of it can be moved out of the room.” Another student indicated that the closets and cabinets are too high making it difficult to place and retrieve items.





- One student indicated the early quiet time policy places restrictions on personal freedom and should be revisited.

### **6. How does living on campus compare to living off-campus? Why do students move off campus?**

Focus group participants cited several major reasons why students move off campus. They prefer less rules and restrictions, affordability, and space. However, as an alternative to off-campus housing, most participants agreed that on-campus housing was more advantageous than off-campus housing.

- Participants indicated that students move off campus to have more freedom and independence and less rules and restrictions. A student provided her perspective by saying, “Students tend to move off campus to become more independent and escape the rules of dorms. Living on-campus is nice; you’re close to classes and everything you need is right there, but off campus, you have much more freedom and privacy.” Another student supported this finding by stating, “Freedom of regulations, cost, natural progression, preparation for “real world” is why they move off campus.”
- Some students thought it was less expensive to move off campus. Considering the space of the units and amenities such as air conditioning, bigger rooms and private bathrooms, some students felt they would get their money’s worth in the off-campus market.
- As an alternative to off-campus living, students cited the convenience of being in close proximity to their classes and other resources. A participant pointed out that “It’s nice to walk out and get a game of volleyball going in 5 minutes.” On a similar tangent, another student indicated, “By living on campus you don’t have to commute, you can sleep longer, you don’t have to find parking and you can pay your bill at once instead of worrying about monthly rent.”
- Obtaining a true college experience like making great friends was a reason why some participants preferred on-campus living over off-campus housing. In explaining why he chose to live on campus one student exclaimed, “I can’t imagine how much of a family feel would be lost if I lived off-campus.”

### **7. What are the reputations of the different residence halls (ex: class of students living in them, physical condition of buildings, etc)? From your knowledge or experience, how does SU’s residence halls compare to those at other institutions?**

All of the residence halls except Seavers and Stone Ridge Apartment seemed to be in poor conditions. However, students stated that the layout of Seavers in terms of its private



entrance was not conducive for social interaction. Additionally, students preferred Residence Assistants who were not assigned to Stone Ridge Apartments.

### *Harley Hall*

- According to most participants, Harley Hall is neat. Student preferred to see a mix of genders in this hall as it is all girls. One student indicated, “Harley is all girls who are stingy about males.”

### *Kieffer Hall*

- Many students found Kieffer to be small but decent. Others thought the building was old and should be torn down.

### *Lackhove Hall*

- Like Kieffer, students thought that Lackhove was decent but old and was in dire need of renovations.

### *McCune Hall*

- Participants felt McCune was small, quiet and boring. They indicated that McCune should remain online to accommodate freshmen students.

### *McLean Hall*

- McLean was cited as a party dorm. Students indicated that the halls and bathrooms were always dirty. One student mentioned that like McCune, McLean “should stay for freshmen.”

### *Mowrey Hall*

- The layout of Mowrey was a problem for students at the end of the halls. These students felt it was dark at the end of the halls and other students did not frequent their sides of the building.
- There was consensus among students who indicated that Mowrey was “clean, nice and better than other halls like Naugle.”



### *Naugle Hall*

- Some focus group participants described Naugle as ghetto, dirty and old. Another student portrayed Naugle as “the party dorm,” and feel it should remain on campus to accommodate freshmen.

### *Seavers Complex*

- While Seavers was compared to a nice hotel, many students noted the absence of community due to private entrances. Others felt the amount of students per unit is too many and should not exceed four students per unit. Some units at Seavers can house up to six students.

### *Stone Ridge Commons*

- Like Seavers, students thought Stone Ridge Commons was nice overall. One complain from many students was that Stone Ridge did not have Resident Assistants on staff so it did not feel like campus housing.

## **8. What is your perception of the existing residence life programming?**

- Most participants felt that residence life coordinated a number of activities that facilitated student interaction. The goal for a variety of programs, students felt, was to get everyone involved. One student indicated, “RAs plan programs to accommodate all residents; getting all residents involved.”
- Some students pointed out that programs were pretty standard and become boring over time. A student mentioned, “After four years some things are stale but most ideas are sold in theory.”
- Students thought that residence life programming at Shippensburg University was better than activities at other colleges and universities that they were familiar with. However, some students spoke of the lack of residence life programming at Stone Ridge Commons. Offering her perspective on the programs, one student stated, “As a member, I do believe it is wonderful except for Stone Ridge which has no RAs.”



**9. What is your perception of living learning communities within residence halls (ex: freshman, multicultural or social communities, etc)? What types of programs/amenities would you include in living learning communities?**

Focus group participants indicated that while living learning communities can enhance student interaction, they also would like to see a mix of classes and diversity in the residence halls.

- Students indicated that a mix of classes could provide mentorship opportunities for freshmen in residence halls. “They try to put more freshmen in the dorms and upperclassmen in the apartments which causes leadership problems,” was one student’s view of traditional residence halls. Others felt putting all freshmen together could create opportunities for bonding.
- Students preferred to see grouping by major within living-learning communities. One participant spoke of her program as she mentioned, “Education major grouping would be nice. There is a lot of interaction between individuals so it would make sense to group them.”
- Some students stated that in many instances many students just coexist. They preferred to see more interaction among everyone and not just groups of students.

**10. What would you include in unit spaces of newly built or renovated residence halls (ex: private bathrooms, living room space, etc)? What would you include in residential spaces for a newly built or renovated residence hall building (ex: storage space, study rooms, fitness room, TV lounge)?**

*Facilities/Amenities*

- Students preferred to have a variety of community spaces within new or renovated residence halls. Specifically, large recreations rooms, fitness centers, TV lounges, and study lounges were cited by a number of students as critical building amenities for new or renovated housing.
- One student preferred housing that is similar to Stone Ridge Commons. Specifically, this student indicated, “Housing style similar to Stone Ridge is desirable because it provides a feeling of independence - single bedroom occupancy for upperclassman with RAs.”
- Students felt that game rooms and TV lounges could build a sense of community. One participant recalled his experience in the residence hall by mentioning, “Billiards



tables and game rooms were moved to residence halls a few years ago...students really liked this and those amenities were used for community building.

- Parking was an issue brought up by a number of students. Many of them indicated that convenient parking should be located nearby residence halls.
- With regards to floor amenities, students specified the need for private bathrooms, movable furniture, air conditioning, carpet and wireless access. "Each unit space should have air conditioning and carpets. There should also be more bathrooms per living space" was one participant's request.

### **11. Where on campus would you locate new housing?**

- The majority of students preferred to place new housing in the exact location of existing housing. The current location of on-campus housing put many students in close proximity to classes and academic building.
- Those who provided alternatives preferred to locate new housing near Ceddia Union Building (CUB) but in close proximity to parking.
- One student indicated that no matter when on-campus housing is located, he thought the University "should put all of the housing on one side of the campus."

### **Commuter / Non-Traditional Students Focus Group**

- Commuter/non-traditional students offered a unique perspective on University housing and campus life in general. Participants felt Shippensburg University did not accommodate commuter/non-traditional students because it did not offer academic, residential and social resources for them.
- Students attended Shippensburg University because it was in close proximity to their jobs and homes. In some cases, students stated that Shippensburg University offered programs that were not available at other institutions.
- Students cited many aspects of campus life that they did not find accommodating. Emphasis was placed on inadequate parking and gathering spaces, and poorly developed class schedules in discussing commuter/non-traditional students' expectations of Shippensburg University.
- While the majority of students indicated they are not willing to reside on campus, many of them offered feedback on specific amenities that should be included in new housing such as apartment style units for older students. The major reason why students preferred not to live on campus was because they owned a house.



## **Section 4**

### ***Objectives***

The objective of the peer benchmarking analysis is to understand Shippensburg University's ("SU") market position among its peer and competitor institutions. The analysis also identifies current trends and highlights the attributes of successful housing programs.

### ***Methodology***

With the assistance of SU administrators, Brailsford & Dunlavey selected eleven schools to use as a basis for comparison. Some schools are on the University's list of academic benchmarks while others have regional and cross-applicant similarities. Eight of the 11 institutions are located within the state of Pennsylvania while the remaining three are located in neighboring states. A list of these institutions follows:

- Bloomsburg University of Pennsylvania
- California University of Pennsylvania
- James Madison University
- Kutztown University of Pennsylvania
- Indiana University of Pennsylvania
- Millersville University
- Pennsylvania State University
- Slippery Rock University of Pennsylvania
- Truman State University
- West Chester University of Pennsylvania
- Western Illinois University

B&D sought to understand the strategic planning process behind each of the housing programs at peer institutions in comparison to Shippensburg University on-campus housing programs. Housing administrators at each institution were contacted and asked a series of program- and campus-specific questions pertaining to their offerings. The subsequent quantitative research relied on printed documentation readily accessible and typically used by students researching the peer institutions. In order to remain consistent with information available to the student market, B&D used these publicly available sources even when minor inaccuracies in the data were evident.

While B&D is confident that the information gathered through these telephone interviews is accurate, none of the information was validated by physical inspection of the facilities. Additional floor plans and photographs were reviewed when they were readily available.



### *Summary of Findings*

SU compares well to the peer institutions in terms of the cost of tuition and fees; room and board; admissions requirements; the mix of housing options; and amenities offered to students living on campus.

### *General Institutional Features*

- Compared to peer institutions, SU's tuition and fees fall below the state's average as well as the overall average making it less costly to attend SU. At \$12,944, SU's out-of-state tuition and fees is less expensive than all but three institutions, California University, Slippery Rock University and Western Illinois University, whose out-of-state tuition and fees total \$9,169, \$8,947 and \$9,130 respectively.
- In-state tuition and fees for Shippensburg University fall well below the overall average for peer institutions. In fact, SU's in-state tuition and fees is the lowest of all institutions studied. Pennsylvania State University offers the highest in- and out-of-state tuition and fees with total annual costs equaling \$22,712 for out-of-state students and \$12,164 for in-state students.
- Room and board rates for SU fall slightly below state and out-of-state averages for peer institutions with only four institutions offering room and board rates lower than SU's total of \$6,272. The lowest room and board rate is offered by Slippery Rock University totaling \$4,998. On the high end of the spectrum, California University's total cost of room and board is \$8,144.
- With total and undergraduate enrollments of 7,516 and 6,423 respectively, SU has significantly lower enrollments than 90% of peer universities whose overall average for total and undergraduate enrollments equal 13,205 and 11,574 respectively. Truman State University has the lowest total and undergraduate enrollments equaling 5,820 and 5,525 respectively. Pennsylvania State University, on the other hand, has the highest total and undergraduate enrollments totaling 42,914 and 36,612 respectively.
- When compared to state peer schools, SU has a higher percentage of male students. Specifically, 48% of students at SU are males whereas only 44% of students at state peer institutions and 45% of students at out-of-state peer institutions are males. Fifty-six percent (56%) of students at both state and out-of-state peer institutions are females, which is 4% higher than the percent of females at SU.
- Peer institutions range in both the rate of acceptance and the proportion of accepted students enrolled. At the lower end of the spectrum, 47% of West Chester University applicants were accepted while 34% were enrolled. At the high end, Truman State University accepted 81% of its applicants while enrolling only 39%. The overall average





## PEER BENCHMARKING ANALYSIS

of accepted applicants for peer institutions equaled 69% with accepted students enrolled averaging 38%. Shippensburg University falls below the overall average with 64% of applicants accepted and 39% of accepted applicants enrolled.

University	Tuition & Fees		Room & Board
	Out-of-State	In-State	
<b>Shippensburg University</b>	<b>\$12,944</b>	<b>\$5,178</b>	<b>\$6,272</b>
<b>State Peer Universities</b>			
Bloomsburg University	\$14,035	\$6,412	\$5,616
California University	\$9,169	\$6,586	\$8,144
Kutztown University	\$14,242	\$6,619	\$6,628
Indiana University	\$14,013	\$6,390	\$5,188
Millersville University	\$14,021	\$6,398	\$6,566
Pennsylvania State University	\$22,712	\$12,164	\$7,416
Slippery Rock University	\$8,947	\$6,364	\$4,998
West Chester University	\$13,916	\$6,293	\$6,342
<b>Averages of State Peers:</b>	<b>\$13,882</b>	<b>\$7,153</b>	<b>\$6,362</b>
<b>Out-of-state Peer Universities</b>			
James Madison University	\$16,236	\$6,290	\$6,496
Truman State University	\$10,522	\$6,095	\$5,790
Western Illinois University	\$9,130	\$7,411	\$6,809
<b>Averages of Out-of-State Peers:</b>	<b>\$11,963</b>	<b>\$6,599</b>	<b>\$6,365</b>
<b>Overall Averages, Excluding SU:</b>	<b>\$13,358</b>	<b>\$7,002</b>	<b>\$6,363</b>



## PEER BENCHMARKING ANALYSIS

University	Total Enrollment	Undergraduate Enrollment	Gender %Male	%Female	Accepted/ Applicants	Enrolled/ Accepted
<b>Shippensburg University</b>	<b>7,516</b>	<b>6,423</b>	<b>48%</b>	<b>52%</b>	<b>66%</b>	<b>36%</b>
<b>State Peer Universities</b>						
Bloomsburg University	8,723	7,877	40%	60%	68%	31%
California University	7,720	6,299	48%	52%	78%	47%
Kutztown University	10,193	9,189	41%	59%	65%	29%
Indiana University	14,248	11,976	46%	55%	55%	54%
Millersville University	8,194	7,206	43%	57%	56%	36%
Pennsylvania State University	42,914	36,612	55%	45%	62%	35%
Slippery Rock University	8,230	7,545	44%	56%	77%	44%
West Chester University	12,879	10,818	38%	62%	47%	34%
<b>Averages of State Peers:</b>	<b>14,138</b>	<b>12,190</b>	<b>44%</b>	<b>56%</b>	<b>64%</b>	<b>39%</b>
<b>Out-of-state Peer Universities</b>						
James Madison University	17,393	16,013	39%	61%	68%	34%
Truman State University	5,820	5,525	42%	58%	81%	39%
Western Illinois University	13,602	11,334	53%	48%	71%	36%
<b>Averages of Out-of-State Peers:</b>	<b>12,272</b>	<b>10,957</b>	<b>45%</b>	<b>56%</b>	<b>73%</b>	<b>36%</b>
<b>Overall Averages, Excluding SU:</b>	<b>\$13,205</b>	<b>\$11,574</b>	<b>49%</b>	<b>56%</b>	<b>69%</b>	<b>38%</b>

### *Housing Program Features*

- On average, peer institutions house around 35% of their student populations, similar to SU. SU is able to accommodate a slightly larger amount of students than its state peers with only two universities, Kutztown and Slippery Rock, being able to house a higher percentage of their students than SU. All out-of-state peers have the capacity to accommodate a larger percentage of their students than SU.
- Functional capacities range widely from about 1,400 beds at California University of Pennsylvania to roughly 13,000 beds at Pennsylvania State University. At 2,646 beds, SU falls below both in- and out-of-state averages which are 4,351 and 4,988 respectively. All institutions reported occupancy rates between 98% and 100%.

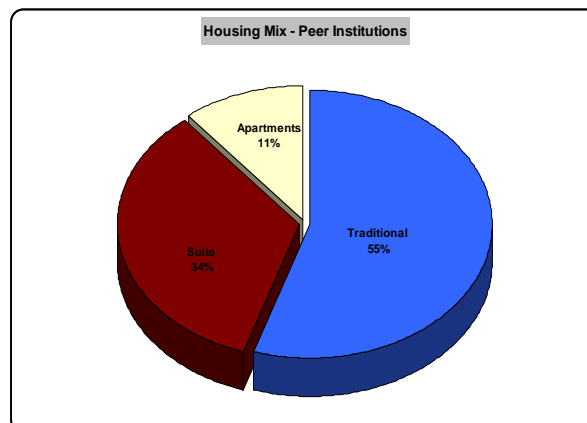
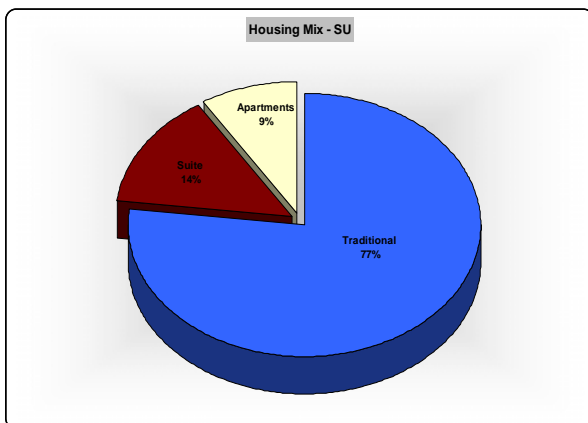


## PEER BENCHMARKING ANALYSIS

University	Total Enrollment	Functional Capacity	% Can House	Occupancy Rate Fall '07
<b>Shippensburg University</b>	<b>7,516</b>	<b>2,646</b>	<b>35%</b>	<b>100%</b>
<b>State Peer Universities</b>				
Bloomsburg University	8,723	3,026	35%	100%
California University	7,720	1,470	29%	98%
Kutztown University	10,193	4,263	42%	100%
Indiana University	14,248	3,570	25%	98%
Millersville University	8,194	2,458	30%	99%
Pennsylvania State University	42,914	13,000	30%	100%
Slippery Rock University	8,230	3,017	37%	100%
West Chester University	12,879	4,000	31%	100%
<b>Averages of State Peers:</b>	<b>14,138</b>	<b>4,351</b>	<b>31%</b>	<b>99%</b>
<b>Out-of-state Peer Universities</b>				
James Madison University	17,393	6,435	37%	98%
Truman State University	5,820	3,200	48%	98%
Western Illinois University	13,602	5,330	40%	99%
<b>Averages of Out-of-State Peers:</b>	<b>12,272</b>	<b>4,988</b>	<b>41%</b>	<b>98%</b>
<b>Overall Averages, Excluding SU:</b>	<b>13,629</b>	<b>4,524</b>	<b>35%</b>	<b>99%</b>

### Housing Programs

- Like SU, five peer institutions offer a mix of traditional-, suite- and apartment-style units. Other peer universities offer two of the three types of living accommodations. SU offers less traditional- (2,037), suite- (375), and apartment-style (234) units than counterparts with overall averages for peer institutions totaling 3,607 for traditional-, 2,256 for suite- and 704 for apartment-style units.
- SU offers a higher percentage of traditional rooms than peers, while peers offer a higher percentage of suites than SU.



### *Housing Costs*

- Annual housing costs at SU are below the overall average for peer institutions for all housing types. Traditional room rates at SU are higher than that at in-state peers with SU's rate for singles totaling \$5,310 and shared totaling \$3,540. In-state peers average costs for traditional singles and shared units are \$4,644 and \$3,398 respectively. Four of the five state institutions with traditional halls offer single units at a rate cheaper than SU's rates. West Chester University is the only state institution with traditional singles that are more expensive than SU's rate. Bloomsburg University (\$1,504) and Slippery Rock University (2,987) offer traditional shared units at cheaper costs than SU. All other state peers offer higher rates for traditional shared rooms.
- Compared to out-of-state peers, SU's annual traditional rates for singles and doubles are much lower with out-of-state peers averages equaling \$6,010 and \$4,614 respectively.
- Annual shared rates for suite-style units are higher at both state and out-of-state universities in comparison to Shippensburg University. While SU's rental rate for a shared suite is \$3,540, rates for similar units at state and out-of-state institutions average \$5,431 and \$5,473 respectively.
- Apartment-style units at SU are significantly cheaper than those at peer institutions with overall average for benchmark universities totaling \$4,604, annually, compared to SU's total cost of \$3,900. Bloomsburg University is the only institution with apartment rates cheaper than SU's rates.

### *Housing Amenities*

- In general, all of the institutions offered a consistent set of amenities. Overall, the most popular amenities available in on-campus housing are:
  - Air Conditioning
  - Ethernet/Internet
  - Cable Television
  - Game Room / Community Room
  - Meeting Room / Floor Lounges
  - Security / Student Staff Attendant
  - Study Room
  - Voicemail
- SU provides all of the above amenities to residents. Amenities such as air conditioning and Ethernet/Internet access are not available in all residence halls at SU. The only housing amenities not offered at SU are 12 month leases, stay break periods, free



## PEER BENCHMARKING ANALYSIS

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parking and computer labs. Twelve month leases and stay break periods are not available for on-campus residence halls at any of the peer institutions.

- The most common types of affinity housing offered by peer institutions include living-learning communities, honors house and international house. The most popular affinity housing in the 'other' category for peer institutions is first year experience housing. SU offers less affinity housing than its peers with focus on 24-hour quiet, honors and single sex housing.



# **Section 5**

## ***Objectives***

The off-campus housing market analysis serves as a mechanism to identify the nature and character of the private rental housing market. This understanding of the market allows a comparison of the on-campus and off-campus housing options available to students at SU and can provide insight into the types of amenities and rental rates required to allow new and existing on-campus housing to be competitive with the market.

## ***Methodology***

In order to evaluate the alternatives available to students considering off-campus housing, B&D conducted an analysis of the off-campus rental housing market. Components of this research included a tour of the University's neighboring community, interviews with local landlords, a review of Shippensburg University's off-campus listings and a review of Cumberland County's housing market trends. The data collected is included in Exhibit B.

## ***Summary of Findings***

In 2006, a total of 93,490 housing units were located throughout Cumberland County, of which 89,778 were occupied and 3,712 were vacant. Of those occupied housing units, 63,954 were owner-occupied and 25,824 were renter occupied. Renter occupied units consisted of numerous housing types including efficiencies and 4 bedroom apartments, and single family homes with multiple bedrooms.

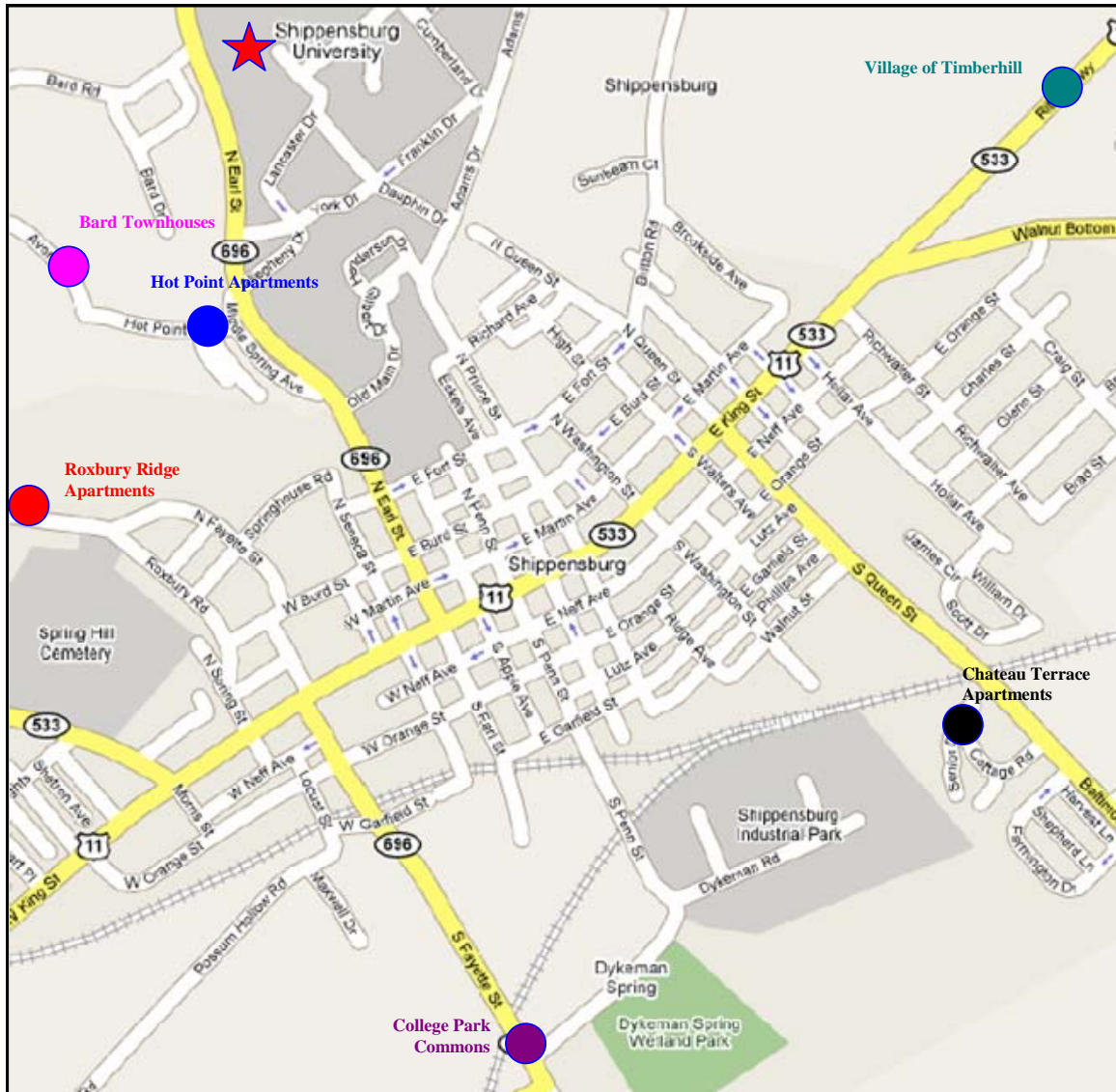
- The majority of renter-occupied housing units consisted either of 1 detached structure or complexes of 10 or more apartments. Specifically, 21% of renter-occupied housing units were 1 detached structure while 20% were complexes of 10 or more apartments.
- Sixty-four percent (64%) of renter-occupied housing units comprised of two or three bedrooms and thirty percent (30%) comprised of 1 bedroom housing units.
- According to City Data statistics, the fair market rent in 2006 for renter-occupied units included the following rates:
  - 1-bedroom apartment - \$550 per month
  - 2-bedroom apartment - \$693 per month
  - 3-bedroom apartment - \$875 per month
- The emerging market consists of new luxurious apartments located in close proximity to Shippensburg University. Many property owners strive to attract students by offering a large variety of modern amenities such as spacious floor plans, private bathrooms, living room space, stainless steel appliances, available parking, and housing that is in close proximity to the University.



# OFF-CAMPUS HOUSING ANALYSIS

## Detailed Findings

B&D studied six off-campus residential properties in addition to off-campus houses that offer rental services to SU students. All surveyed complexes are located within two miles of Shippensburg University. According to survey data, a majority of students residing in off-campus housing live just off campus or in nearby communities. The rental properties included in this research are outlined in the map below.



## Size and Rental Rates

- One of the four surveyed properties within one mile of Shippensburg University offer 1-bedroom apartments. Three offer 2-bedroom units, two offer 3- and 4-bedroom units.





## OFF-CAMPUS HOUSING ANALYSIS

- The average monthly rental rates fluctuate based on differences in unit prices among the various properties.
- The average monthly rent per person for a 1-bedroom apartment within one mile of Shippensburg University is \$614. As the number of rooms increases, the average monthly rent per person decreases with average monthly rent per person for a 4-bedroom apartment totaling \$425.

### ***Within 1 Mile of Shippensburg University***

Average Monthly Rent Per Person 1 Bedroom (1)	<b>\$614</b>
Average Monthly Rent Per Person 2 Bedrooms (1)	<b>\$459</b>
Average Monthly Rent Per Person 3 Bedrooms (1)	<b>\$435</b>
Average Monthly Rent Per Person 4 Bedrooms (1)	<b>\$425</b>

- Both of the surveyed properties outside 1 mile of Shippensburg University offer 1-, 2- and 3-bedroom apartments. Neither of the two properties offers 4-bedroom units.
- Average rental rates decrease with distance from campus with Roxbury Ridge Apartment having the lowest average rental rate (\$277).
- The average monthly rent per person for a 1-bedroom apartment outside one mile of Shippensburg University is \$508. Increases in the number of rooms warrants decreases in the average monthly rent per person with 3-bedroom units averaging \$212 per person.

### ***Outside 1 Mile of Shippensburg University***

Average Monthly Rent Per Person 1 Bedroom (1)	<b>\$508</b>
Average Monthly Rent Per Person 2 Bedrooms (1)	<b>\$290</b>
Average Monthly Rent Per Person 3 Bedrooms (1)	<b>\$212</b>
Average Monthly Rent Per Person 4 Bedrooms (1)	<b>N/A</b>



## OFF-CAMPUS HOUSING ANALYSIS

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### *Amenities*

Rental properties in the off-campus market offer a number of luxury amenities, many of which are absent in on-campus housing. Three amenities that are available off campus and almost non-existent on campus include air-conditioning, wireless internet access and parking facilities.



### *Occupancy Rate*

Eighty percent (80%) of researched properties reported being filled to capacity with the remaining two communities having an occupancy rate of 99%. These two communities, *Hot Point Apartments* and *College Park Commons*, catered specifically to Shippensburg University students offering student friendly leases and furnished apartments within walking distance to the University. Both communities are newly built facilities with Hot Point Apartments commencing operations as recent as August 2007.



### *Utilities and Security Deposit*

The most common utilities included in rental rates are water, sewer and trash. All rental properties include at least two of these utilities in the rental rates but none of them include any other utilities costs in rent prices.

Security deposit ranged from \$100 to one month's rent and is determined by the type of unit requested by potential tenants. Interestingly, student-focused apartments (those that cater specifically to Shippensburg University students) require security deposits totaling one month's rent. Other rental properties require a security deposit of \$100 or \$150.

### *Off-Campus Houses*

A number of detached houses that cater specifically to SU students are located within walking distance to the Campus. These houses are designed to accommodate between 2 and 8 students depending on the size of the unit. The average monthly rental rate per person for a 3-bedroom house is \$150. The average monthly rental rate per person for a 4-bedroom house is \$140. While rental rates off campus are significantly lower than on-campus rates, the majority of off-campus properties exclude utilities costs from rental rates. Additionally, the majority of housing complexes are unfurnished.



### *Emerging Projects*

A number of new developments and expansions to existing facilities are concentrated in the Shippensburg Township area, particularly in the immediate surroundings of Shippensburg University. At least four apartment complexes are under construction with a few planning to commence operations as early as Fall 2008.



Zoning laws within Shippensburg Township restricts the number of unrelated individuals per apartment to four. However, to obtain a fair market share, builders are developing larger complexes; some that house as many as 500 students.

New apartment complexes are designed to accommodate students' lifestyles by providing them with modern facilities and convenient options such as competitive prices, paid utilities, convenient parking, private bedrooms, high speed Internet, Cable TV, furnished units, social living, laundry facilities in each apartment and close proximity to the University.



## **Section 6**

### **Objectives**

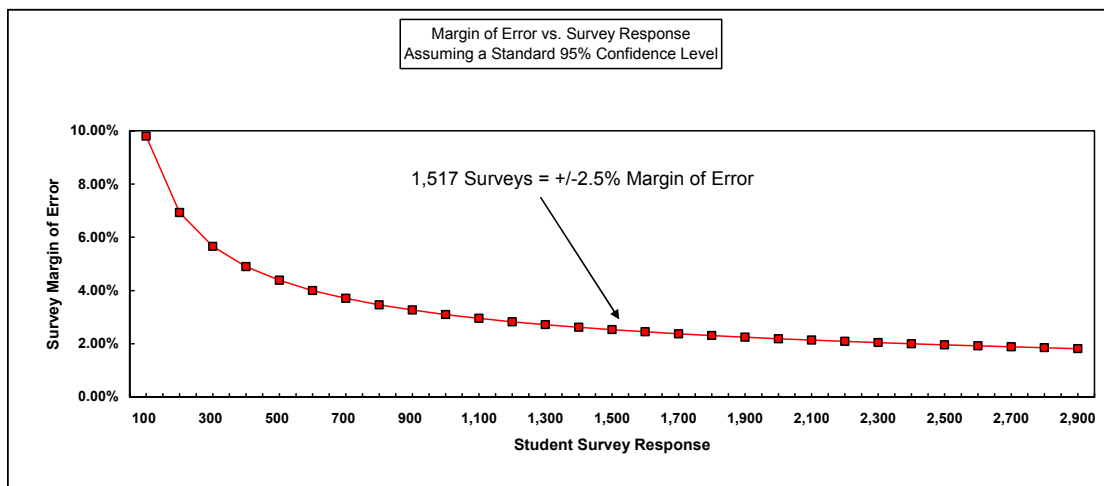
Brailsford & Dunlavy (“B&D”) developed a web-based survey to quantitatively test Shippensburg University (“SU”) students’ housing needs and preferences. Survey questions were designed to assess future housing needs, housing selection criteria, unit type preferences, and demographic profiles. Response options were structured to maximize information about desirable facility characteristics, overall housing demand, and demand for specific housing amenities. All of the responses were sorted by various demographic characteristics to further analyze demand patterns and identify discrepancies in demand results.

### **Methodology**

Between September and October 2007, students at Shippensburg University of Pennsylvania completed 1,517 surveys via a World Wide Web link distributed through campus e-mail. Students were given an opportunity to indicate their level of support for a specific range of housing options. Response options were structured to maximize information in the projection of desirable facility characteristics, overall housing requirements, demand for specific housing types, and policy or operational improvements. Projections were then sorted by various demographic characteristics to make refinements in demand results. Exhibit C of this report includes the survey results in terms of frequency distribution.

### **Survey Demographics**

A total of 1,517 student surveys were completed by current SU students. The margin of error for the survey sample is +/- 2.5%, assuming a 95% confidence level. A separate analysis compared the survey response to the overall campus population and determined that the 1,517 responses were sufficient to make statistically valid inferences from the results. Below is a graph showing the margin of error, followed by a chart comparing the survey demographics to that of the University population.



## CURRENT STUDENT SURVEY ANALYSIS

Category	Survey Demographics		University Demographics		Survey % -- University %
	Count	Percent	Count	Percent	
<b>Gender</b>					
Male	374	27%	4,267	55%	-28%
Female	1001	73%	3,498	45%	28%
<b>TOTAL</b>	<b>1,375</b>		<b>7,765</b>		
<b>Age</b>					
Under 18	343	25%	1,565	20%	5%
19	318	23%	1,337	17%	6%
20	254	19%	1,233	16%	3%
21	236	17%	1,203	15%	2%
22	91	7%	664	9%	-2%
23	51	4%	317	4%	0%
24	13	1%	231	3%	-2%
25 or older	66	5%	1,215	16%	-11%
<b>TOTAL</b>	<b>1,372</b>		<b>7,765</b>		
<b>Class Status</b>					
Freshman	426	31%	2,381	31%	0%
Sophomore	294	22%	1,521	20%	2%
Junior	293	21%	1,370	18%	4%
Senior or beyond	225	16%	1,287	17%	0%
Special (Pre-Professional)	51	4%	195	3%	1%
Graduate	78	6%	1,011	13%	-7%
<b>TOTAL</b>	<b>1,367</b>		<b>7,765</b>		
<b>Enrollment Status</b>					
Full Time (12+ hrs for undergrad / 10+ hrs grad)	1306	95%	6,596	85%	10%
Part Time ( $\leq 11$ hrs undergrad / $\leq 9$ hrs for grad)	64	5%	1,169	15%	-10%
<b>TOTAL</b>	<b>1,370</b>		<b>7,765</b>		
<b>Residence</b>					
On-Campus	759	53%	2,398	31%	22%
Off-Campus	672	47%	5,367	69%	-22%
<b>TOTAL</b>	<b>1,431</b>		<b>7,765</b>		
<b>Ethnic Background</b>					
Asian or Pacific Islander	19	1%	127	7%	-6%
American Indian / Alaskan Native	10	1%	22	1%	0%
Black / African American	49	4%	447	13%	-9%
Hispanic	13	1%	118	4%	-3%
White, Non-Hispanic	1258	92%	6,499	69%	23%
Other	22	2%	550	0%	2%
<b>TOTAL</b>	<b>1,371</b>		<b>7,763</b>		
Notes: University demographic data supplied by SU Institutional Research Office.					

The sample differences highlighted in yellow in the demographic table shown above indicate a sample variance greater than 10%.



### ***Summary of Findings***

#### *General Information*

Students were asked to indicate the importance of on-campus housing in their decision to attend Shippensburg University. Seventy-four percent (74%) of all survey respondents indicated the availability of on-campus housing was very important / important in their decision to attend SU. Looking at specific demographic groups, the following conclusions were drawn:

- More females than males felt the availability of on-campus housing was very important / important in their decision to attend SU. Specifically, 74% of respondents stating that the availability of on-campus housing was very important / important in their decision to attend the University were female.
- Traditionally-aged students (17 to 24 years old) were far more interested in on-campus housing than non-traditional students (25 years or older). Seventy-three percent (73%) of students stating that the availability of on-campus housing was very important / important in their decision to attend the University were under the age of 20 years. Only 1% of students stating that the availability of on-campus housing was very important / important in their decision to attend the University were the age of 25 years or older.
- Freshmen and sophomores placed higher emphasis on the availability of on-campus housing at SU than students of other classifications. More than 50% of respondents who indicated that on-campus housing was very important / important were freshmen and sophomores. Thirty-five percent (35%) of the remaining participants who factored on-campus housing into their decision to attend SU were juniors and seniors. Only 3% of respondents indicating that housing was very important / important in their decision to attend were graduate students.
- Full-time students were significantly more interested than part-time students in the availability of on-campus housing. Ninety-eight percent (98%) of students stating that the availability of on-campus housing was very important / important in their decision to attend the University were full-time students.
- Respondents who received parental support and / or student loans placed higher value on the availability of on-campus housing. Specifically, 27% of students stating that the availability of on-campus housing was very important / important in their decision to attend the University were receiving parental support; an additional 27% of respondents were receiving student loans.



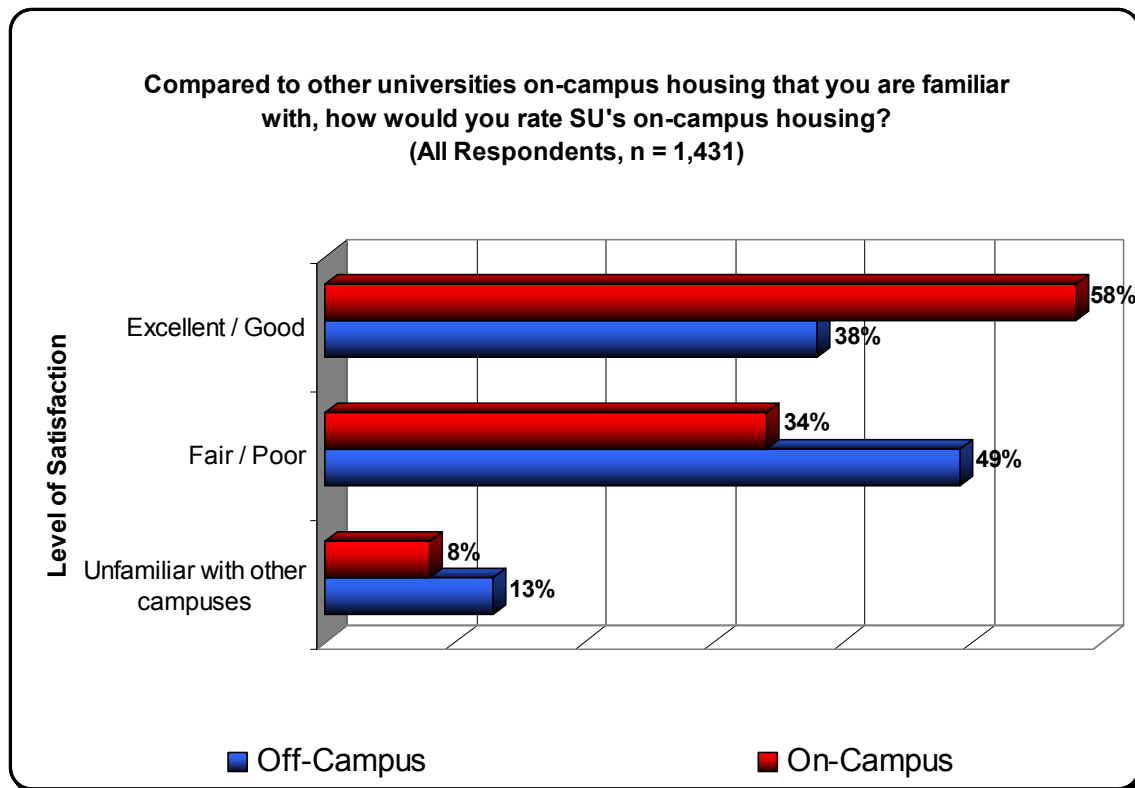
On-Campus Housing was "Very important" / "Important" in Decision to Attend SU			
<b>All responses</b>		<b>74%</b>	
<i>Gender</i>		<i>Enrollment Status</i>	
Male	26%	Full-time	98%
Female	74%	Part-time	2%
<i>Age</i>		<i>Source of Funding</i>	
18 or under	30%	Parental Support	27%
19	25%	Personal Savings	13%
20	18%	Personal Income	10%
21	17%	Student Loans	27%
22	6%	Academic Scholarship	8%
23	2%	Athletic Scholarship	1%
24	1%	Grant	13%
25 or older	1%	Employee program	1%
<i>Classification</i>		<i>Ethnicity</i>	
Freshman	36%	American Indian	1%
Sophomore	22%	Asian	1%
Junior	20%	Black / African American	5%
Senior (5th and 6th year)	15%	Hispanic / Latino	1%
5th year or later	3%	White (Caucasian)	91%
Graduate	3%	Other	1%

Students were asked to rate the quality of on-campus housing at SU in comparison to other universities that they were familiar with. A break down of on-campus and off-campus students revealed that a larger percent of on-campus students thought that on-campus housing at SU was better than those at other schools that they were familiar with. Off-campus students felt on-campus housing at SU was worse than housing facilities at other universities that they were familiar with. Specific percentages for each group are outlined below.

- Fifty-eight percent (58%) of on-campus students indicated that on-campus housing at SU was excellent / good compared to other universities residential facilities that they were familiar with. Eight percent (8%) of on-campus students were not familiar with housing facilities at other universities.
- In comparing on-campus housing at SU to other schools, 49% of off-campus participants felt on-campus housing at SU was fair/poor. Thirteen percent (13%) of off-campus students were not familiar with housing facilities at other schools.



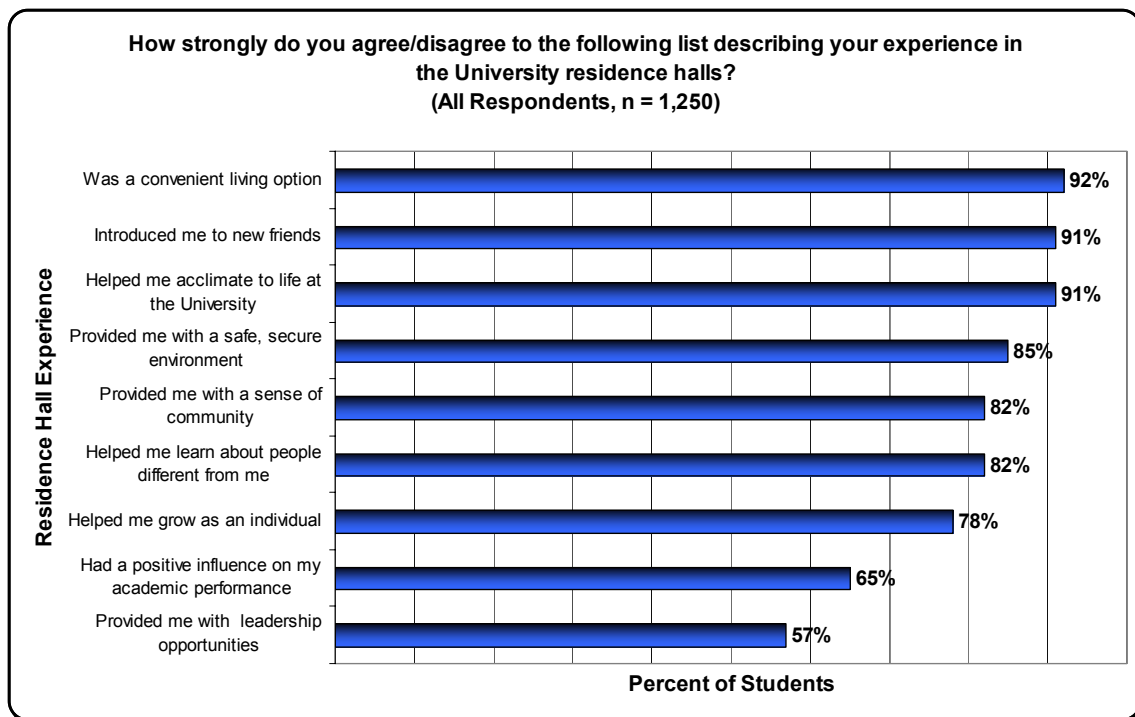




Students were asked to evaluate the positive impact of student housing by selecting from a list of statements potentially describing their experience in SU's residence halls. More than 80% of survey respondents selected the following statements describing their experience in SU's student housing facilities:

- Was a convenient living option – 92%
- Introduced me to new friends – 91%
- Helped me acclimate to life at the University – 91%
- Provided me with a safe, secure environment – 85%
- Provided me with a sense of community – 82%
- Helped me learn about people different from me – 82%





***Overall characteristics of the average student who factored on-campus housing into his or her decision to attend to attend Shippensburg University included full-time females under the age of 19 years.***

***Forty-eight percent of respondents felt that SU's student housing is excellent / good when compared to other institutions they were familiar with.***

***In describing their housing experience at SU, many students focused on building relationships and the existence of close knit communities. New housing should incorporate new programming that promotes student involvement in social activities.***

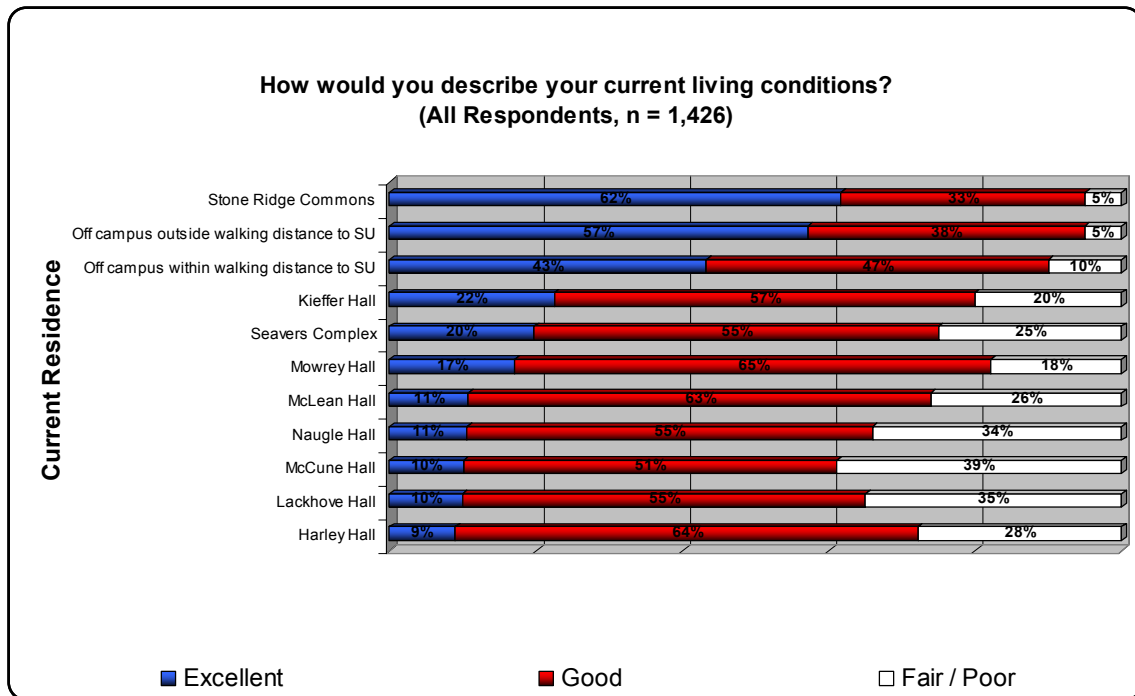
## *Current Living*

Respondents were asked to describe their current living conditions. A majority of respondents described their living conditions as excellent or good. Respondents expressing the highest satisfaction levels with current housing conditions resided at Stone Ridge Commons or at an off campus location. A significant portion of respondents describing their living conditions as fair or poor resided in on-campus housing.

- Of those students residing in Stone Ridge Commons, 62% described their current living conditions as excellent, 33% described them as good and the remaining 5% described their current living conditions as poor.
- Of those students living off campus outside walking distance to Shippensburg University, 57% described their living conditions as excellent and 38% described them as good.



- Forty-three percent (43%) of off-campus students living within walking distance to SU described their living conditions as excellent while 47% described them as good.
- Kieffer Hall and Seavers Complex were the top two on-campus locations where students described their living conditions as excellent. Twenty-two percent (22%) of respondents living in Kieffer and 20% living in Seavers Complex described their living conditions as excellent.
- The highest percentage of students indicating that their current living conditions were fair / poor were living in McCune Hall (39%) and Lackhove Hall (35%).



***Respondents who felt that their living conditions were excellent included those individuals residing in apartment-style units on and off campus. Students residing in residence halls, especially McCune and Lackhove were unsatisfied with their current living conditions. Improvements to on-campus housing should consider facilities that are more aligned with apartment-style housing.***

### *Current Living – Off Campus*

Off-campus respondents were asked to indicate the type of unit they lived in and the type of individuals with whom they reside. The majority of off-campus respondents rented an apartment and lived with other SU students.

- Forty-four percent (44%) of students reported they rent an apartment or condo, 31%



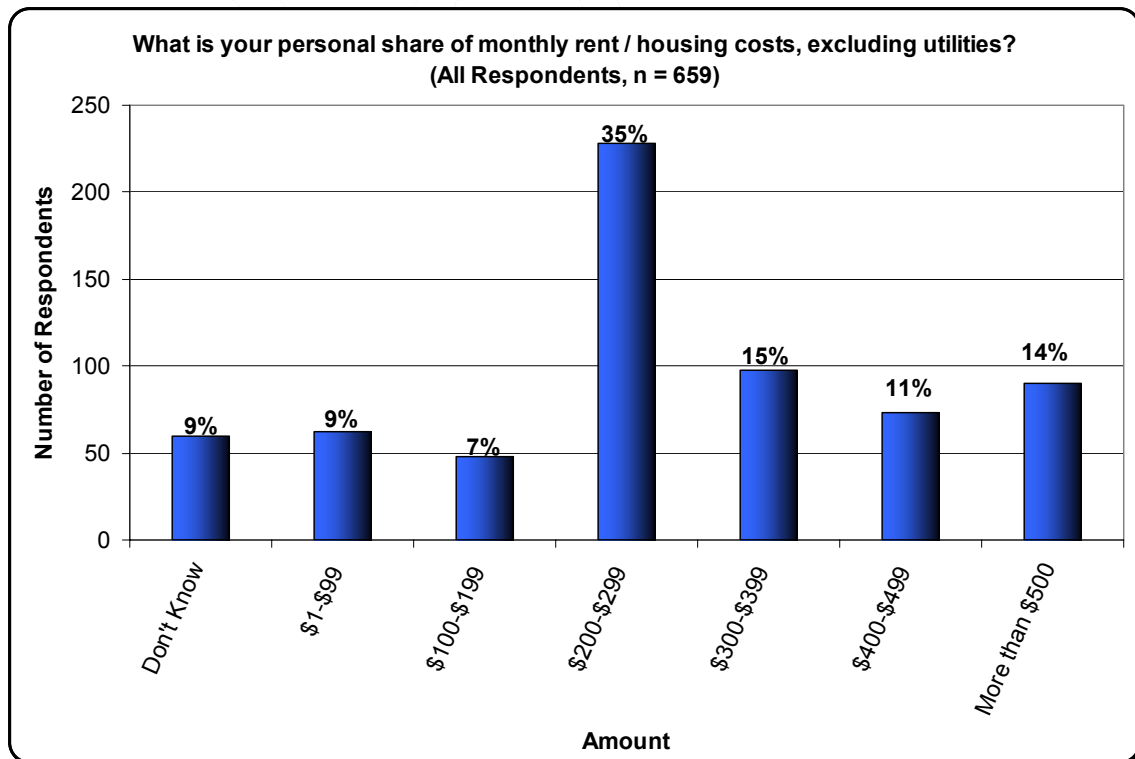
stated that they rent a house and 19% indicated that they live in an owner-occupied house.

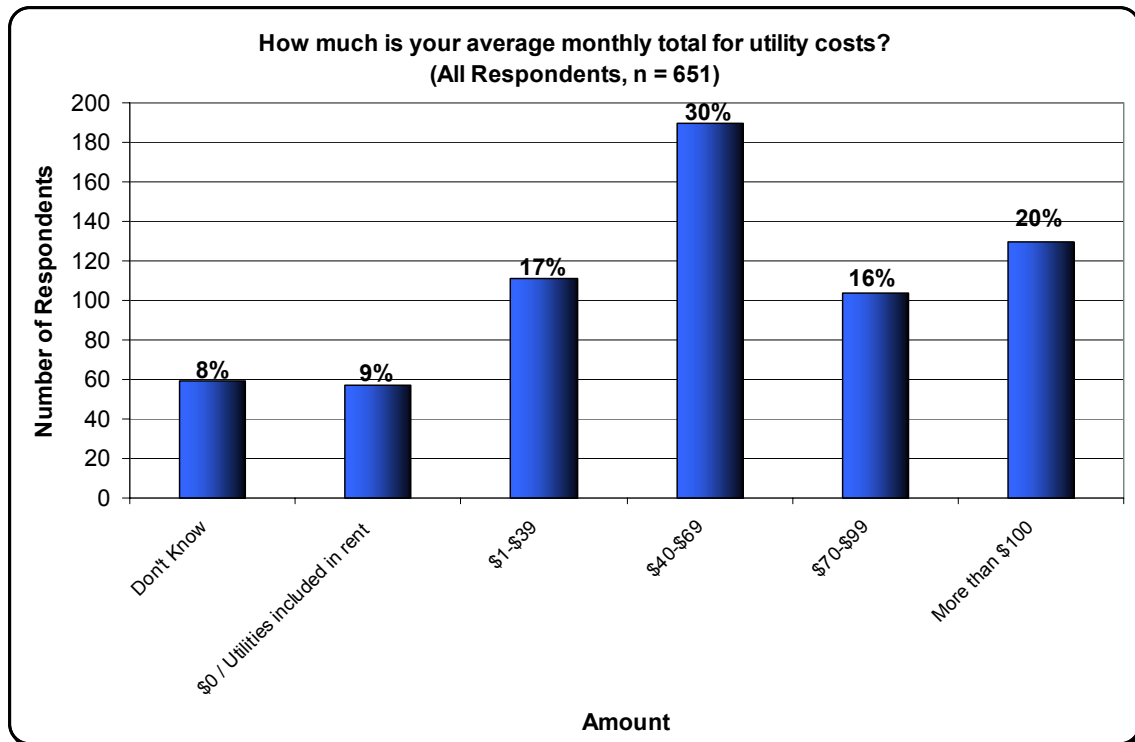
- Sixty-one percent (61%) of survey respondents indicated they lived with other SU students, 17% lived with their parents or other relatives, and 12% of the remaining participants lived with their spouse / partner and/or children.

Survey respondents were asked to indicate on average their monthly total cost for rent and utilities.

- Thirty-five percent (35%) of students stated that they individually pay between \$200 and \$299 in monthly rent. Only 14% of survey respondents indicated they individually pay more than \$500 per month for rent.
- Thirty percent (30%) of participants indicated they pay between \$40 and \$69 for utilities each month. Utilities most often paid for in addition to rent included electric, cable / satellite TV, and Internet. Twenty-five percent (25%) of respondents indicated they paid electricity in addition to their monthly rent, 23% paid cable / satellite TV service, and 16% paid Internet service in addition to their monthly rent.

***The majority of off-campus respondents resided in rented apartments / condos and houses. The average rental rate and utilities cost paid by these students is \$250 and \$55 respectively. New housing should include apartment-style facilities, and rental rates and utilities costs should be priced to fit within students' comfort zone.***



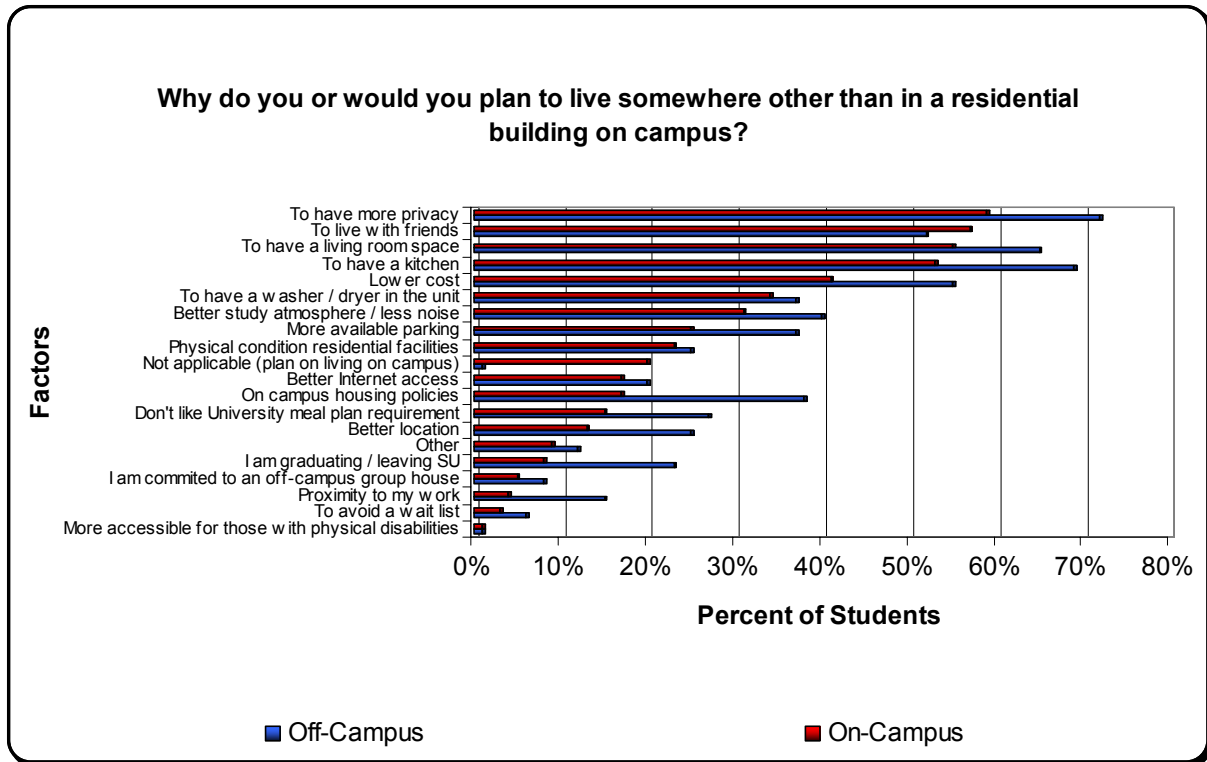


### *Future Living*

Students were asked to indicate why they would live somewhere other than a residence hall on campus. While both on-campus and off-campus students offered the same five reasons as their top choices, a larger percentage of off-campus students advocated for those five options. For the most part, students planned to live off campus to have more privacy, to live with friends, to have living room space, to have a kitchen, and for lower cost. The only factor that on-campus students felt strongly for in comparison to off-campus students was their desire “to live with friends.” Specific percentages for each of the top five choices selected as reasons why students live somewhere other than in a residential building on campus are outlined below.

- To have more privacy – 59% on-campus; 72% off-campus
- To live with friends – 57% on-campus; 52% off-campus
- To have a living room space – 55% on-campus; 65% off-campus
- To have a kitchen – 53% on-campus; 69% off-campus
- Lower cost – 41% on-campus; 55% off-campus

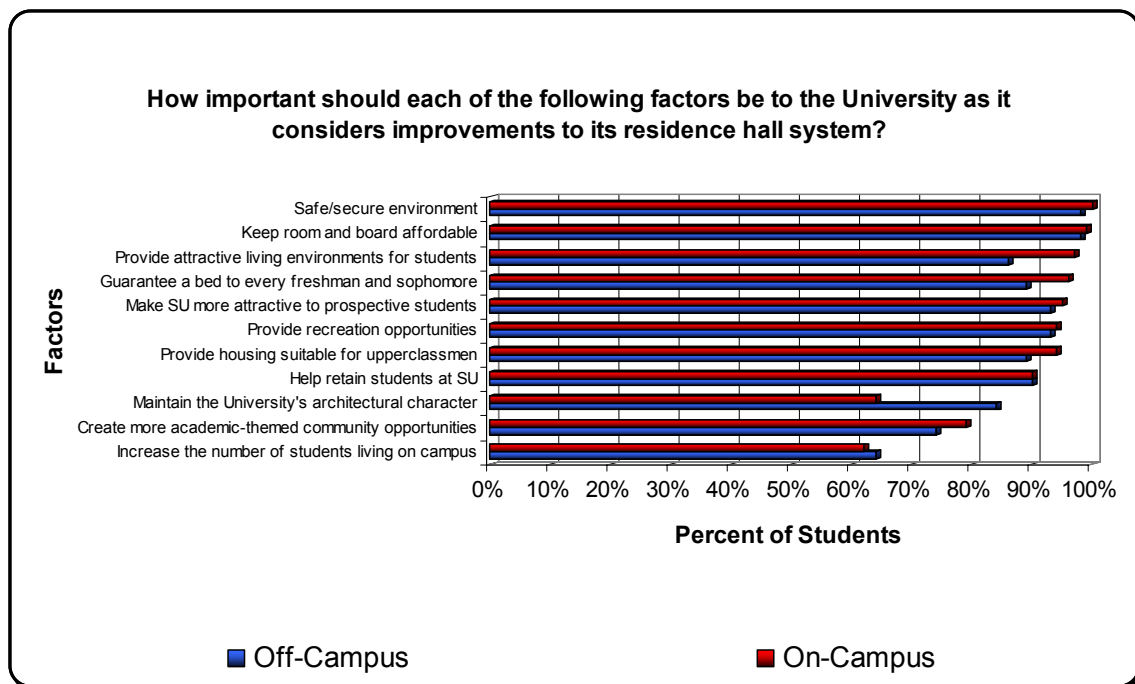




Students were asked to indicate the level of importance that should be given to each of several factors that the University should consider as it makes improvements to its residence hall system. Both on-campus and off-campus respondents showed high levels of support for two factors: safe/secure environment and keep room and board affordable. Following these top two choices, on-campus students preferred attractive living environments for students and asked that the University guarantee a bed to every freshman and sophomore student. Off-campus students, on the other hand, were more in favor of making SU more attractive to prospective students and providing recreation opportunities. Specific percentages for each of the top five choices selected as important considerations for improvements to the residence hall system are outlined below.

- Safe/secure environment – 100% on-campus; 98% off-campus
- Keep room and board affordable – 99% on-campus; 98% off-campus
- Provide attractive living environments for students – 97% on-campus; 86% off-campus
- Guarantee a bed to every freshman and sophomore – 96% on-campus; 89% off-campus
- Make SU more attractive to prospective students – 95% on-campus; 93% off-campus
- Provide recreation opportunities – 94% on-campus; 93% off-campus





***Many respondents indicated a need for housing that is affordable, less restrictive, spacious and allows them to live with friends. Additionally, students prefer housing that is safe, engaging, attractive to current and prospective students, and available to freshmen and sophomores. New housing should take into consideration these factors, particularly the need to keep room and board affordable. Cost was factored into students' decision to live off campus as well as into residence hall improvement requests.***

## *Living-Learning Communities*

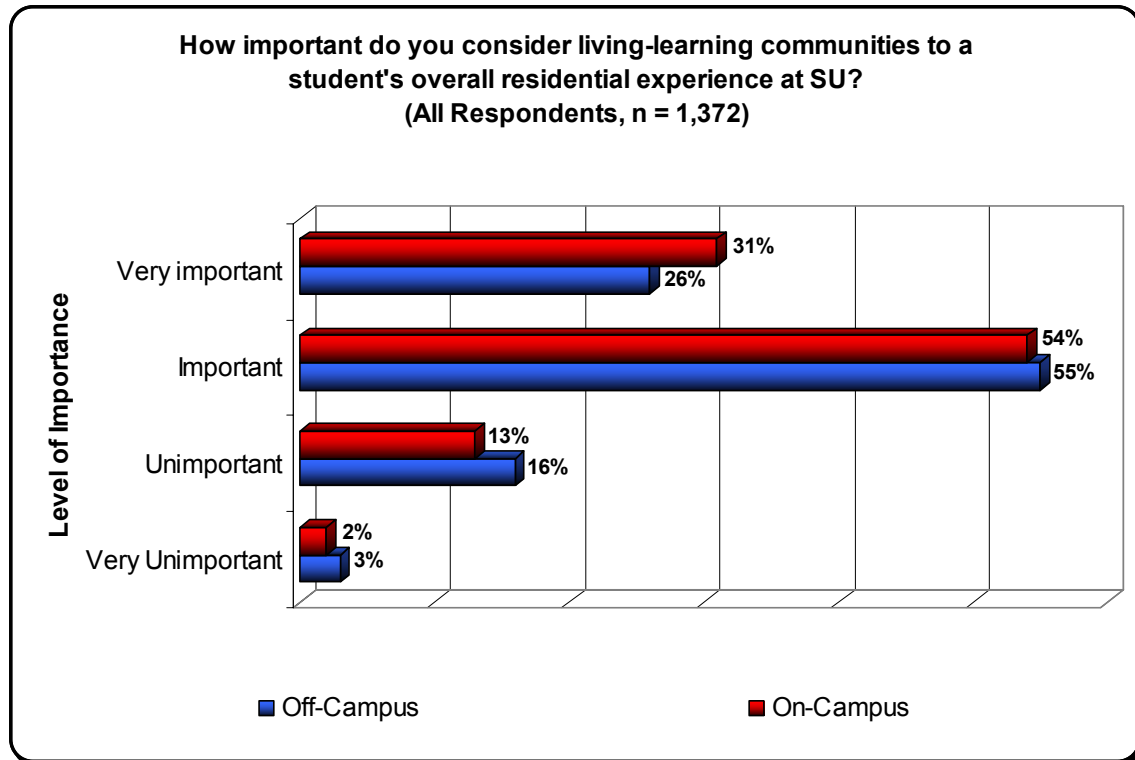
Participants were asked to indicate how important living-learning communities should be to the student's residential experience at SU. Both on- and off-campus students felt that living-learning communities are at least "important" to a student's residential experience. Freshmen students place higher value on living-learning communities than other SU students. A breakdown of students by residence and classifications in terms of their interests in living-learning communities is outlined below.

- Eighty-five percent (85%) of on-campus survey respondents stated that living-learning communities are very important / important to a student's residential experience. Only 2% of on-campus students felt living-learning communities are very unimportant to a student's residential experience.
- Eighty-one percent (81%) of off-campus students indicated that living-learning communities are important for a student's residential experience at SU.
- Sixty-nine percent (69%) of freshman students indicated that living-learning communities are at least important to a student's residential experience.

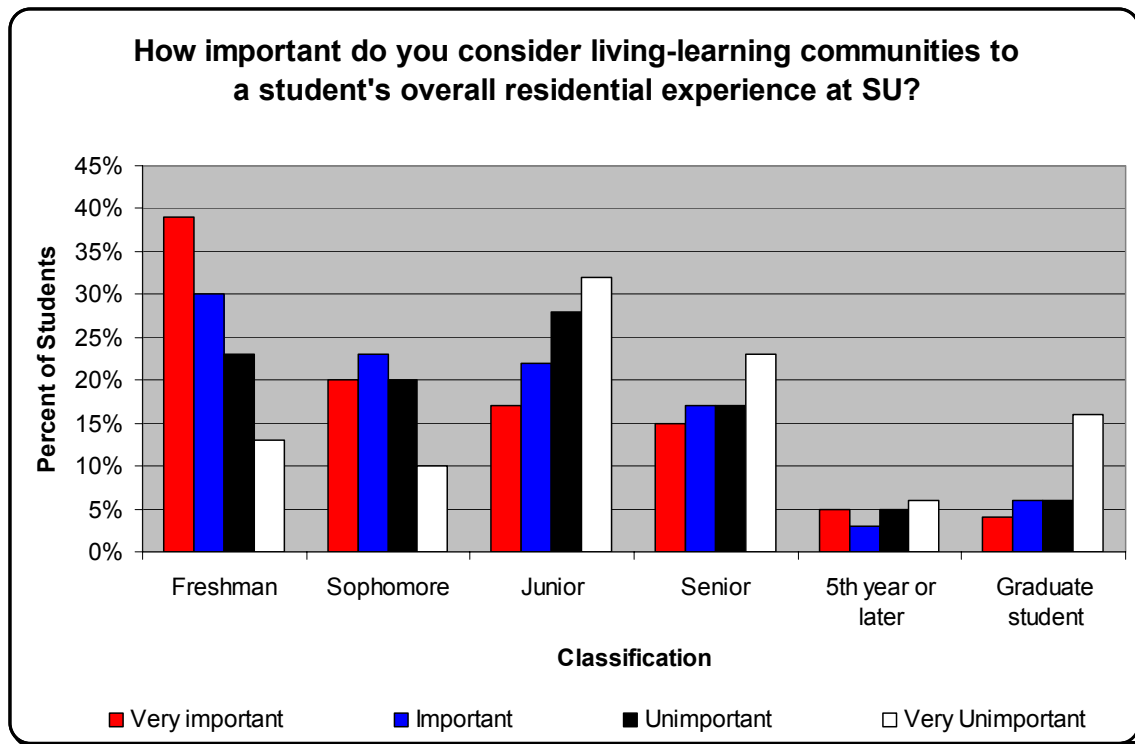


## CURRENT STUDENT SURVEY ANALYSIS

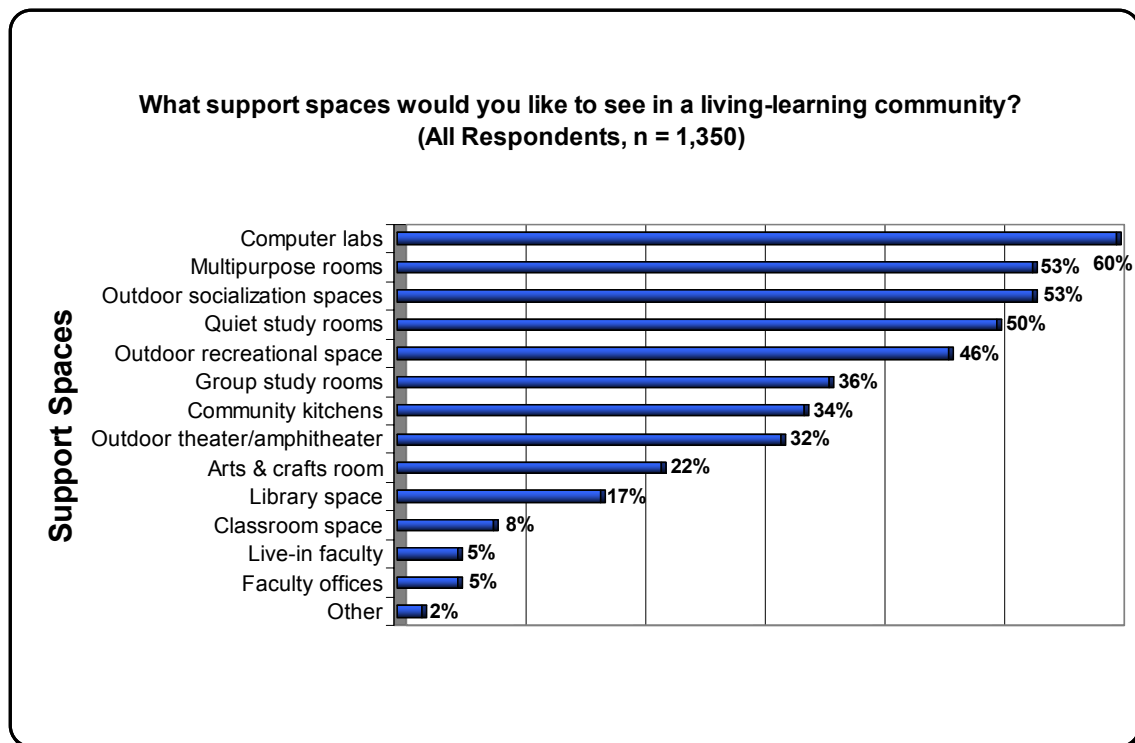
- Forty-three percent (43%) of sophomores, 39% of juniors and 32% of seniors felt living-learning communities are at least important to a student's residential experience.
- Only 10% of graduate students stated that the living learning communities are very important / important to a student's residential experience at SU.







Survey respondents were asked to indicate the support spaces that they would like to see in a living-learning community. Students' top five preferences included computer labs (60%), multipurpose rooms (53%), outdoor socialization spaces (53%), quiet study rooms (50%) and outdoor recreational space (46%).



***With more than 80% of both on-campus and off-campus students placing high importance on living-learning communities in residence halls, it is critical that SU incorporate these facilities and programs in new on-campus housing. The majority of required spaces such as computer labs, multipurpose rooms and outdoor socialization spaces can be used to enhance social interaction among all students.***

### *Current Housing Selection Criteria*

Survey respondents were asked to identify housing selection criteria that were very important / important in their housing decisions for the current year. Students placed strong emphasis on various factors including safe and secure environment, physical condition of buildings, total cost of rent and utilities, availability of Internet access, availability of a quiet place to study and proximity of proximity to classes. These items are located in the 1<sup>st</sup> tier of the chart below.

- Students indicated that a safe and secure environment was a top priority with 95% of respondents reporting that it was a very important / important consideration. Compared to students of other ages, participants 25 years or older did not view safety and security as a top priority with only 75% of these students indicating that safety and security was a very important /important criterion in their housing decisions.
- Eighty-nine percent (89%) of the total population considered the physical condition of the buildings to a very important / important criterion. Students above the age of 25 years placed less emphasis on the physical condition of the buildings in making their housing decisions for this academic year.
- Of the total population, 88% reported that the total cost of rent and utilities was a very important / important consideration in their housing selection process. Again, non-traditional students (25 years or older) focused less on this item in making housing decisions.
- Eighty-seven percent (87%) survey respondents stated that the availability of Internet access was a very important / important criterion in their housing decisions. Students over the age of 23 years placed significantly less emphasis on Internet access compared to their younger counterparts. Only 44% of students over the age of 25 factored the availability of Internet access into their housing selection criteria.
- The availability of a quiet place to study was of high importance to 83% of survey respondents in making housing decisions. Like other items, less emphasis was place on this criterion by non-traditional students with only 66% of these students indicating that the availability of a quiet place to study was very important / important.
- Proximity to classes was a very important / important consideration for survey participants with 80% of students indicating they factored this criterion into their housing decisions. Students over the age of 23 placed significantly less interest in proximity to



## CURRENT STUDENT SURVEY ANALYSIS

classes with 52% of respondents between the ages 23 and 24, and 42% of those over the age of 25 years stating that this criterion was very important / important.

**Current Housing Selection Criteria**

Items / Criteria	Age					
	Total	18 or under	19-20	21-22	23-24	25 or older
Having a safe and secure environment	95%	98%	96%	97%	92%	75%
Physical condition of buildings	89%	91%	91%	90%	86%	69%
Total cost of rent and utilities	88%	82%	92%	92%	81%	74%
Availability of Internet access	87%	91%	91%	83%	77%	44%
Availability of a quiet place to study	83%	87%	84%	82%	81%	66%
Proximity to classes	80%	84%	83%	82%	52%	42%
Possibility of choosing different housing types	77%	74%	83%	78%	66%	55%
Having living room space in your unit	75%	57%	77%	90%	87%	66%
Having a private bedroom	70%	56%	67%	87%	88%	66%
Having a kitchen with stove, sink, and refrigerator	70%	49%	71%	92%	89%	65%
Less restrictive rules and regulations	69%	69%	69%	81%	68%	42%
Proximity to other students	69%	80%	73%	65%	40%	26%
Proximity to or availability of parking	67%	59%	69%	71%	56%	45%
Having a private bathroom	67%	54%	65%	81%	82%	62%
Having a washer/dryer in unit	64%	70%	59%	63%	75%	62%
Proximity to food service	62%	78%	64%	52%	22%	24%
Proximity to campus activities	62%	70%	64%	59%	36%	22%
Availability of academic support services	50%	70%	48%	37%	28%	32%
Availability of educational and leadership opportunities	49%	66%	48%	37%	41%	30%

Color Coding		
	(Δ10%)	significantly <b>less</b> than total
	(Δ10%)	significantly <b>greater</b> than total

***Traditionally-aged students (18-24 years of age) placed higher value on having living room space in the unit; having a private bedroom; having a kitchen with stove, sink, and refrigerator; less restrictive rules and regulations; proximity to other students; having a private bathroom; having a washer/dryer in unit; proximity to foodservice; availability of academic support services; and availability of education and leadership opportunities.***

***Non-traditional students placed higher value on having a private bedroom; having a kitchen with stove, sink, and refrigerator; having a private bathroom; and having a washer/dryer in unit.***



# **Section 7**

### Objectives

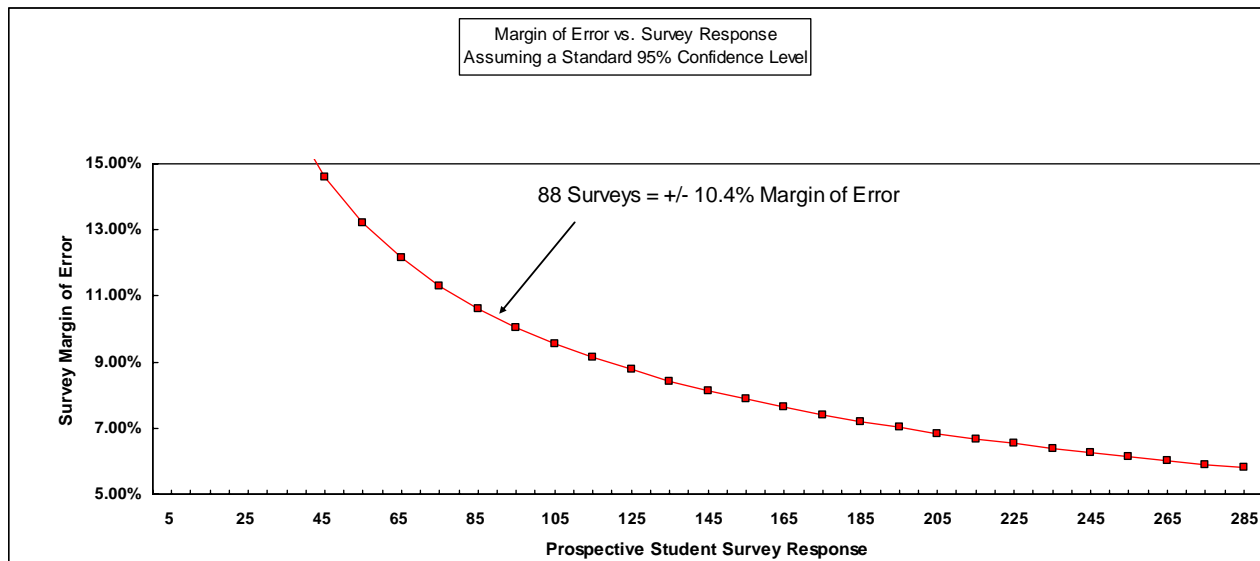
Brailsford & Dunlavy (“B&D”) developed a paper-based survey to quantitatively test prospective Shippensburg University (“SU”) students’ on-campus housing preferences and perceptions. Survey questions were designed to assess the importance of housing to prospective students, amenity and unit preferences, perceptions of SU’s existing housing, and living-learning community preferences.

### Methodology

Shippensburg University Housing and Residence Life staff passed out paper-based surveys to 88 prospective students visiting the University during two “open house” events during the fall of 2007. Students were given an opportunity to indicate their perceptions and preferences on a range of survey questions addressing student housing at SU. Response options were structured to maximize information in the projection of desirable facility characteristics and overall interest in student housing and living learning programs.

### Survey Demographics

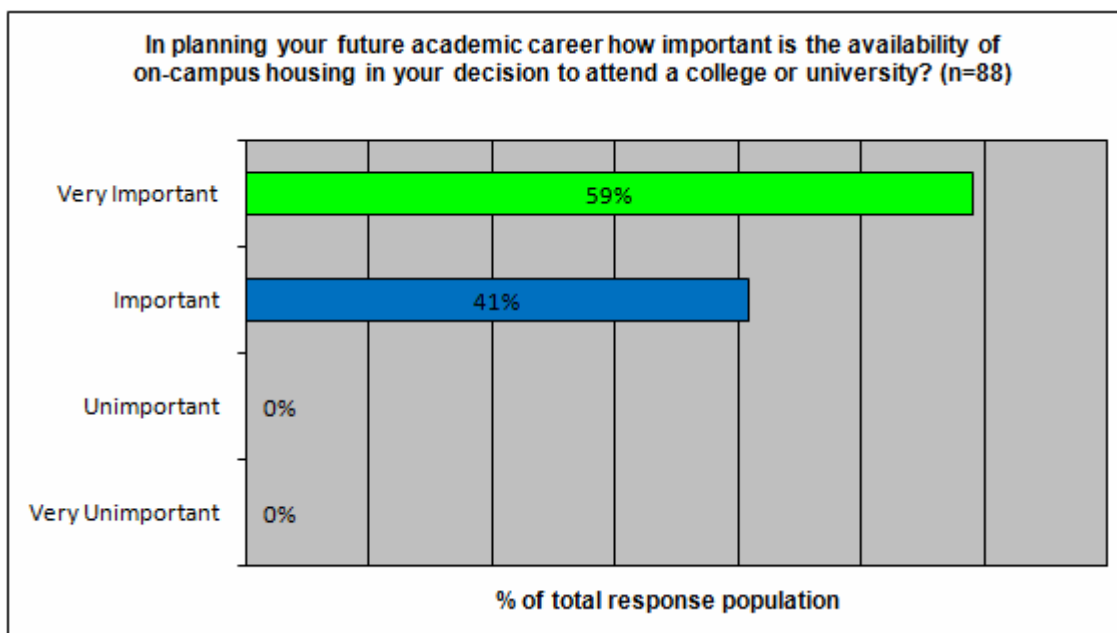
A total of 88 surveys were completed by prospective SU students. The margin of error for the survey sample is +/- 2.5%, assuming a 95% confidence level. Below is a graph showing the margin of error



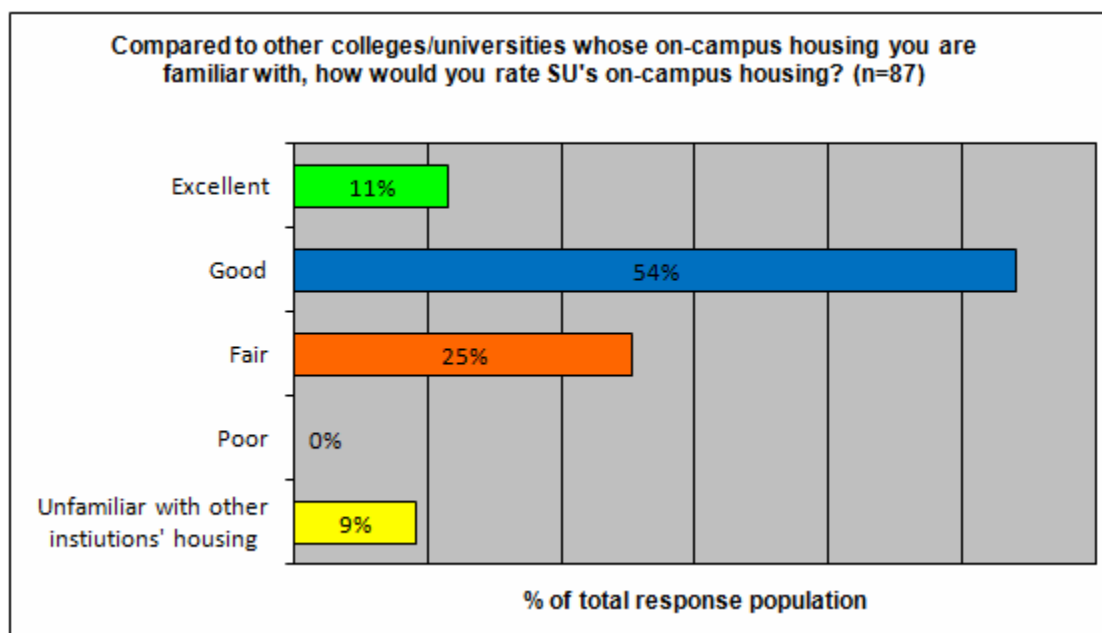
### Summary of Findings

Prospective students place a great deal of importance on the availability of housing as they consider which college/university they will attend. One hundred percent of prospective students responding to the survey indicated that housing was “Important/Very Important” in their decision of where to attend college/university.





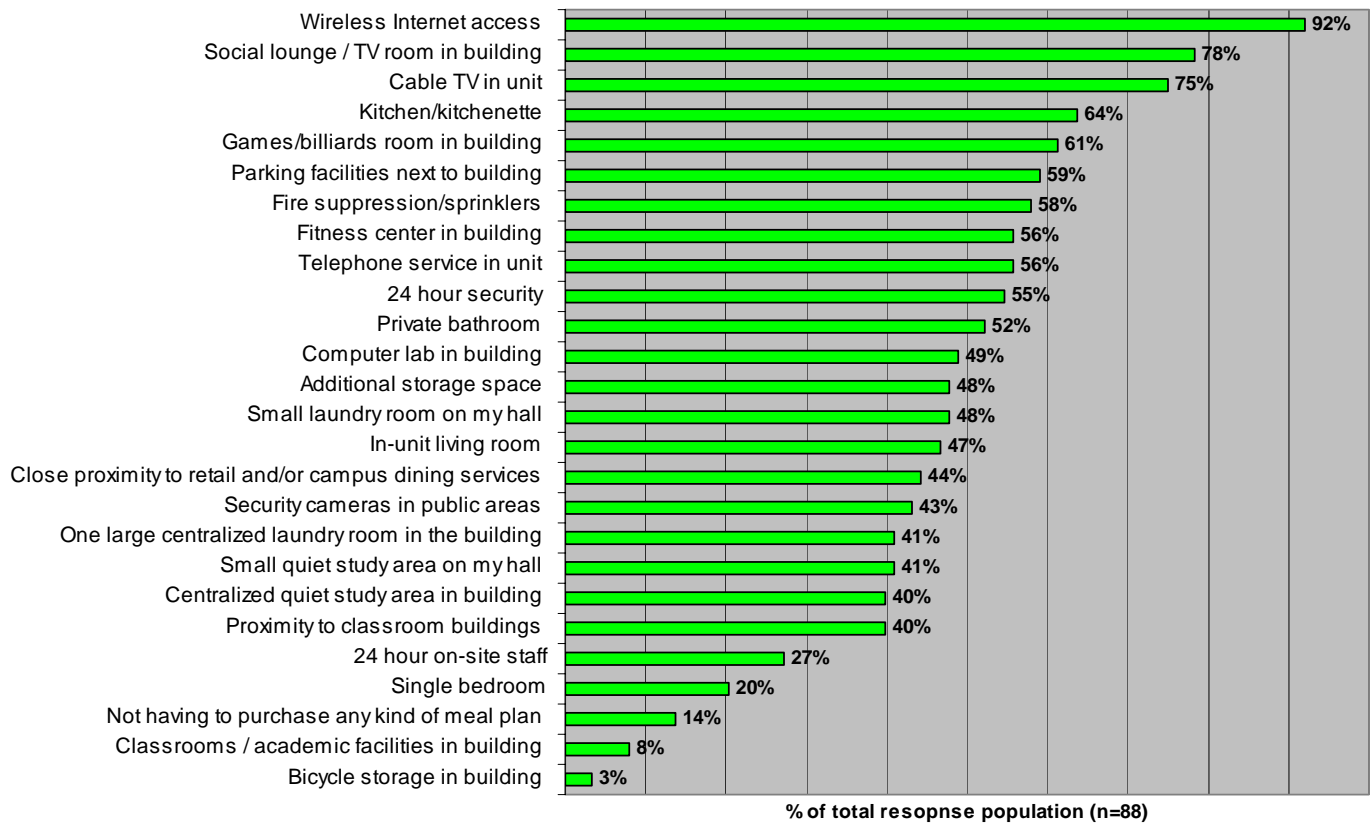
Out of those who answered the next survey question, all but eight (9%) were familiar with other colleges/universities' on-campus housing. Of those prospective students 57 (65%) rated SU's housing as "Good" or "Excellent."



All 88 prospective students were given the opportunity to select up to 27 different amenities which they would consider to be a staple of their ideal residence hall. The overwhelming majority (92%) selected "Wireless Internet access" as the number one single housing amenity. The second and third ranked choices were "Social lounge / TV room in building" and "Telephone service in unit" at 78% and 75% respectively. Rounding out the least chosen were "Bicycle storage space (3%)" and "Classrooms / academic facilities in building (8%)."



## In planning your future academic career, what housing amenities/features would ybe suitable for your ideal residence hall?

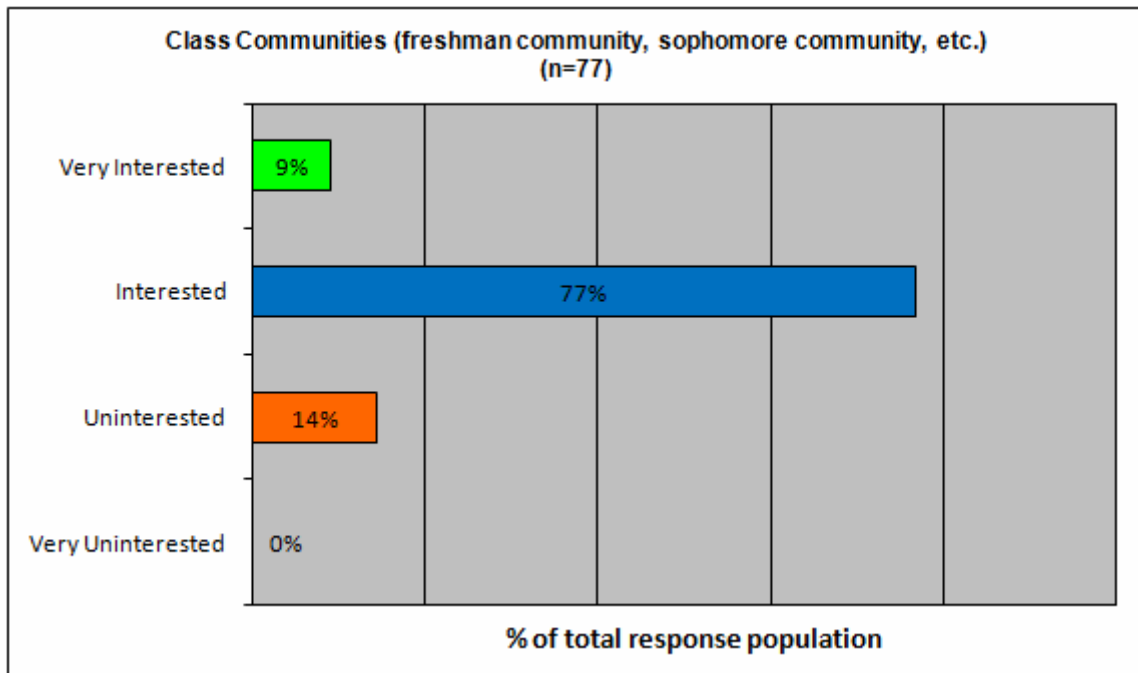


In recent years living-learning communities have grown in popularity among universities nationwide. Living-learning communities provide on-campus residents with unique opportunities to surround themselves with other residents who share similar academic pursuits, interests, and lifestyles. Prospective students who were planning to live on a college or university campus were asked to rate their interest in the following living-learning communities.

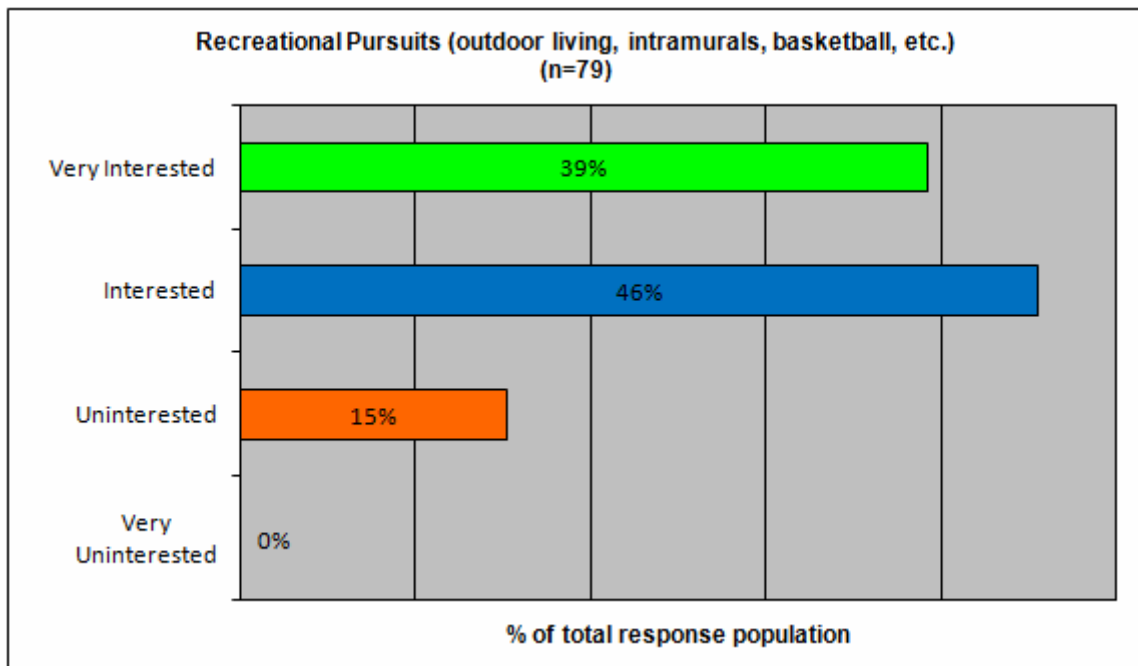
The first residential community concept presented to the prospective students proposed on-campus housing divided by class standing. Of those 77 surveyed, 66 replied favorably (86% were "Interested" or "Very Interested"). The 86% positive reply made this concept the most popular of all six suggestions.



## PROSPECTIVE STUDENT SURVEY ANALYSIS



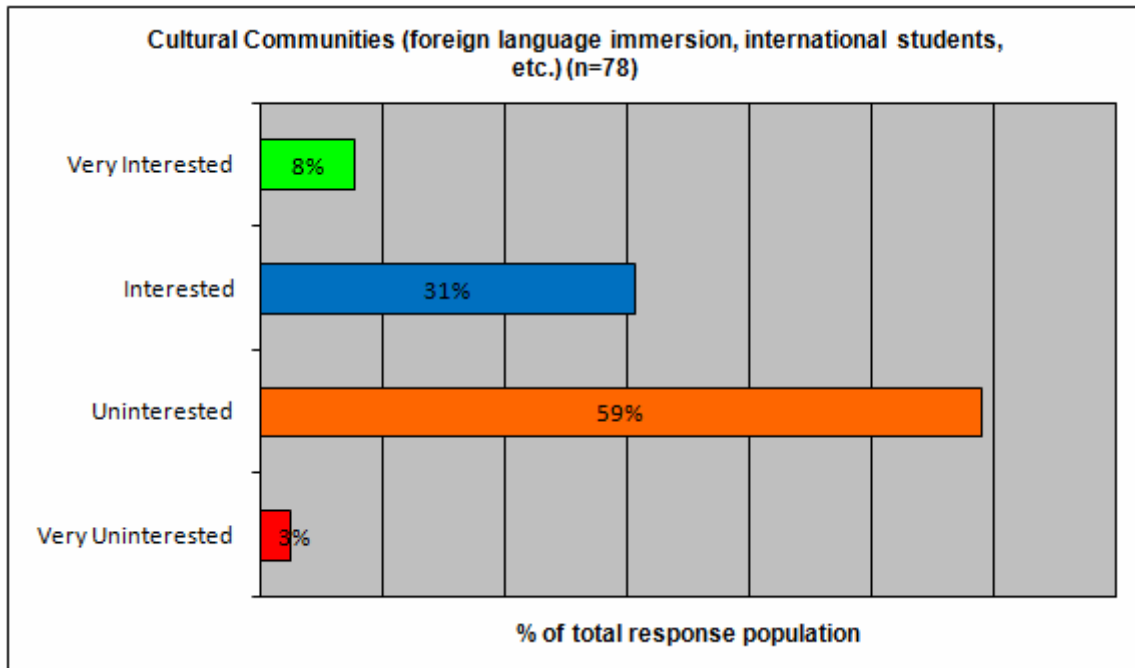
Of the six proposed communities, the idea of combining residents who may be interested in similar recreational pursuits garnered the second greatest percentage of support behind Class Communities. Of the 79 surveyed, 67 (85%) checked that they were “Very Interested” or “Interested” in this community. Recreational pursuits also received the greatest number of extremely positive feedback with 31 (39%) prospective students stating that they would be “Very Interested.” One important statistic to note is that neither of the top two selections received an extremely negative response (both collected zero “Very Uninterested” responses).



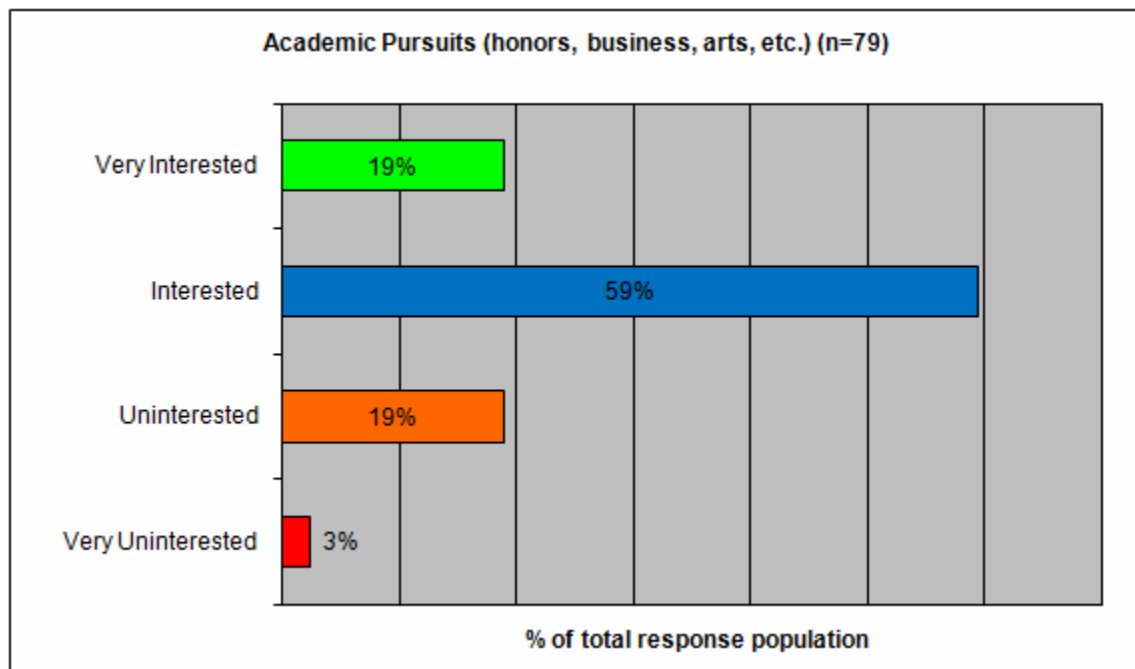


## PROSPECTIVE STUDENT SURVEY ANALYSIS

In contrast to the two previously discussed community living arrangements, the notion of dividing up into “Cultural Communities” was the least popular. Out of 78 responses only 31 (39%) reacted positively to this community suggestion.

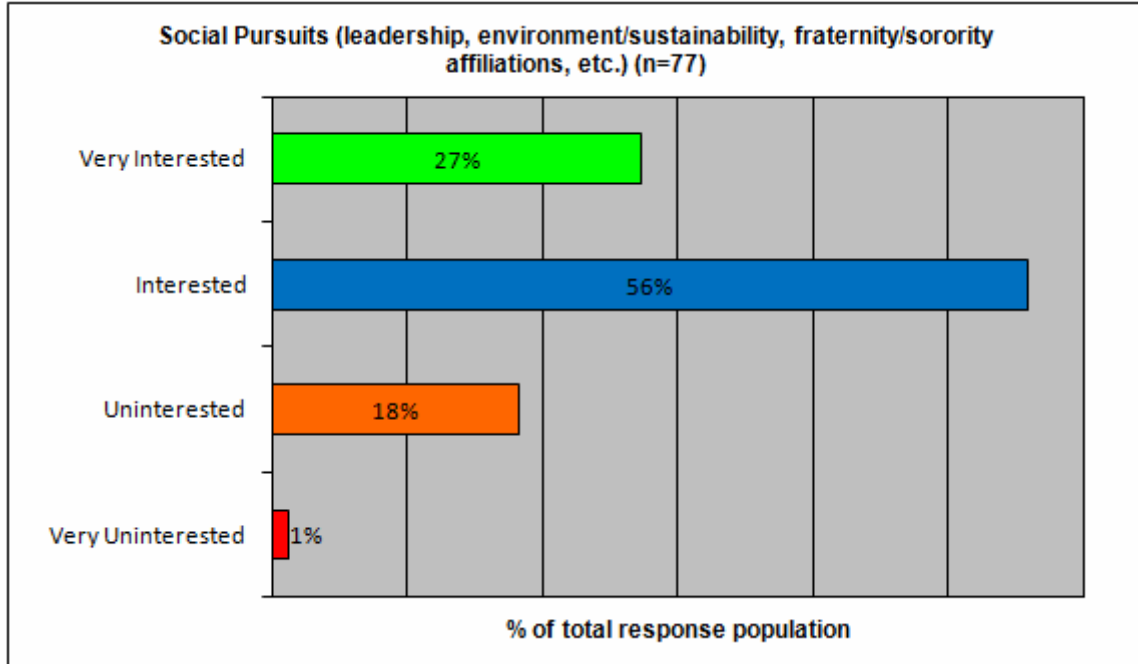


Although not the most positively accepted selection, the suggestion of academic pursuit communities received a large number of positive responses at 62 (78%).

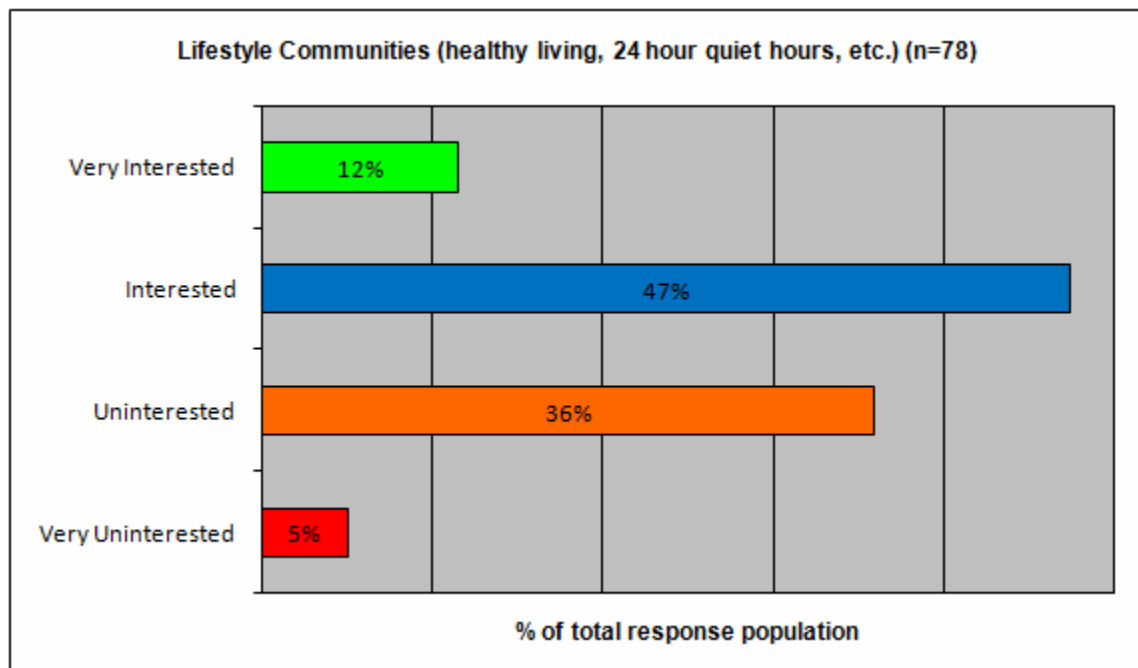


## PROSPECTIVE STUDENT SURVEY ANALYSIS

Similar to academic pursuits, social pursuit communities had a high amount of positive support. Of 77 responses, 64 prospective students responded as “Interested” or “Very Interested.”



Rounding out the six possible community living choices was “Lifestyle Communities,” which was the selection with greatest split of interest (a 59% positive response versus a 41% negative response). Another item of interest is that this community received the greatest amount of extremely negative response. Four prospective students (5%) made the selection of “Very Uninterested”.



## **Section 8**

### ***Objectives***

B&D developed a detailed model to project the specific level of demand for student housing at Shippensburg University. The model derives demand from electronic survey responses, as well as current and projected enrollment figures provided by the University and the Campus Master Planning Team.

### ***Methodology***

By utilizing unit type (suite vs. apartment) and occupancy (single room vs. double room) preferences demonstrated in the electronic survey, B&D's student housing demand model projected demand onto SU's fall 2007 total student enrollment.

Survey respondents were provided with a narrative description of anticipated augmentations to SU's student housing, sample floor plans for a range of potential unit types, and estimated rental rates for each unit type. Following their review of the narrative, proposed floor plans, and rental rates, respondents were asked to indicate which unit type and occupancy option they would have selected to live in had it been available at the beginning of the current academic year (fall '07). A response option was provided to allow students to indicate that they would not have chosen to live on the SU campus.

To project realistic demand, B&D developed two target markets consisting of survey respondents who would likely be interested in leasing student housing on the Shippensburg campus. A combination of focus group data, survey data, and B&D's expert judgment were used to develop the target market criteria.

The project narrative, proposed unit types, and estimated rental rates included in the survey are listed below.

### ***Project Narrative***

#### **Living-Learning Floor Plans with Suite Style Options**

Below are concept floor plans and photographs of living/learning facilities with suite style options. The floor plans contain a variety of common spaces that will encourage student interaction and foster the development of a residential community. The floor plans can be further enhanced to contain other special housing amenities, such as for an Honors College, Educational or Community Service Programs, etc.



## First Floor Plan

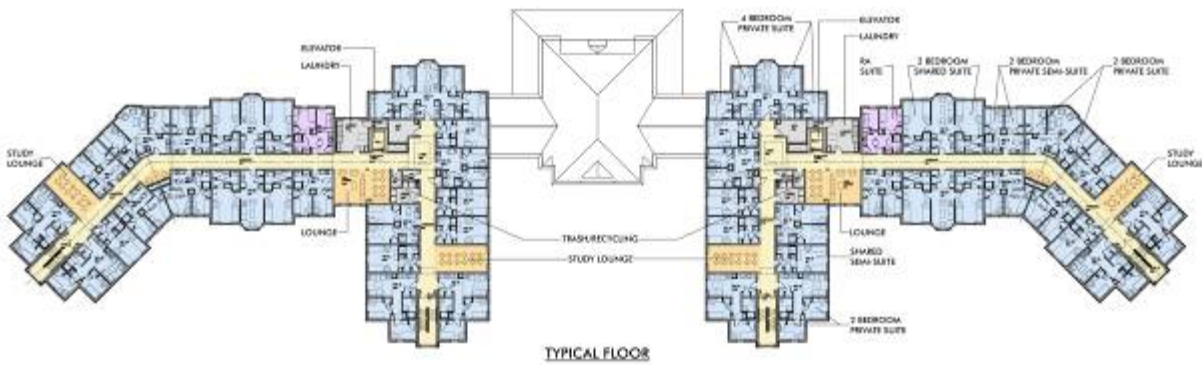


First floor amenities will include the following:

- Secure vestibule with an adjacent control desk, elevator and stair access to the residential floors.
- Central lounge, study lounges, recreation, multipurpose rooms, kitchen, mailboxes and trash/recycling areas.
- Residential support staff and service areas, as well as covered porch area.



### Typical Floor Plan



Floor amenities will include the following:

- Each wing will contain suite-style living accommodations for 40 to 50 students.
- Elevator and stair access to the residential floors.
- Lounge and study areas, laundry facilities and trash/recycling areas.



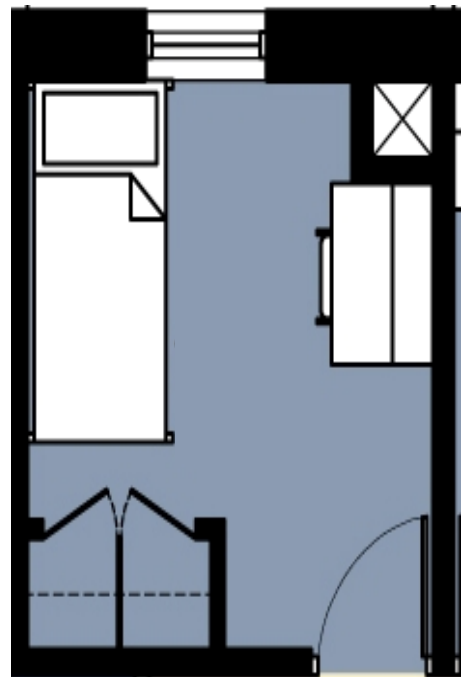
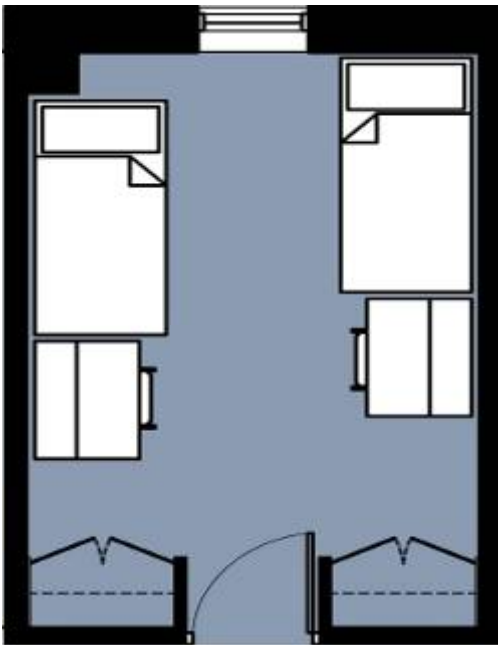


***Proposed Unit Types and Estimated Rental Rates*****A. Traditional Residence Hall**

One single or double occupancy bedroom with centrally located hall bathrooms.

**Estimated Rent:**

- **Double Occupancy Room** \$2,025 - \$2,140 / semester / person \$450 - \$475 / month / person
- **Single Occupancy Room** \$2,250 - \$2,360 / semester / person \$500 - \$525 / month / person

**Example layouts of Unit Type A:**

**B. Two Person Semi-Suite**

Double occupancy bedroom with shared bathroom in unit.

**Estimated Rent:**

- **Double Occupancy Bedroom** \$2,925 - \$3,040 / semester / person \$650 - \$675 / month / person

**Example layout of Unit Type B:**



**C. Two Person Semi-Suite w/ Kitchenette and Dinette**

Two single occupancy bedrooms with shared bathroom, kitchenette and dinette in unit.

**Estimated Rent:**

- **Single Occupancy Bedroom** \$3,150 – \$3,260 / semester / person \$700 – \$725 / month / person

**Example layout of Unit Type C:**

**D. Two or Four Person Suite w/ Shared Bedrooms**

One or two double occupancy bedrooms with shared bathroom, living room, and kitchenette.

**Estimated Rent:**

- **Double Occupancy Bedroom in Two Person Suite** \$3,260 – \$3,375 / semester / person \$725 - \$750 / month / person
- **Double Occupancy Bedroom in Four Person Suite** \$3,040 – \$3,150 / semester / person \$675 - \$700 / month / person

**Example layouts of Unit Type D:**

**E. Two or Four Person Suite w/ Private Bedrooms**

Two or four single occupancy bedrooms with shared bathrooms, living room, and kitchenette.

**Estimate Rent:**

- **Single Occupancy Bedroom in Two Person Suite** \$3,490 - \$3,600 / semester / person \$775 - \$800 / month / person
- **Single Occupancy Bedroom in Four Person Suite** \$3,260 - \$3,375 / semester / person \$725 - \$750 / month / person

**Example layout of Unit Type E: (Floor plan not available for two person suite with private bedrooms)**

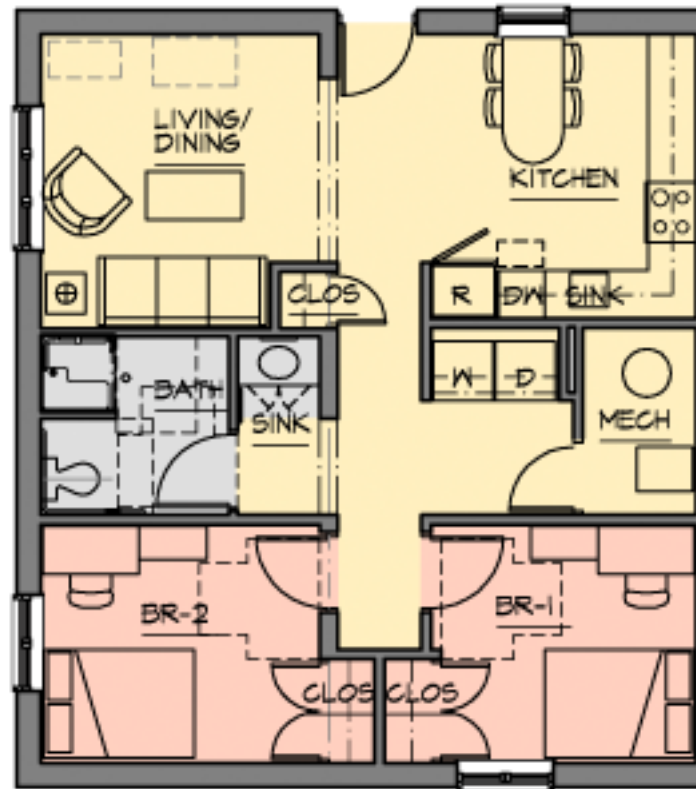


**F. Two Bedroom Apartment**

Two single occupancy bedrooms with shared bathroom, living room, and kitchen in the unit.

**Estimated Rent:**

- **Single Occupancy Bedroom** \$3,940 - \$4,050 / semester / person \$875 - \$900 / month / person

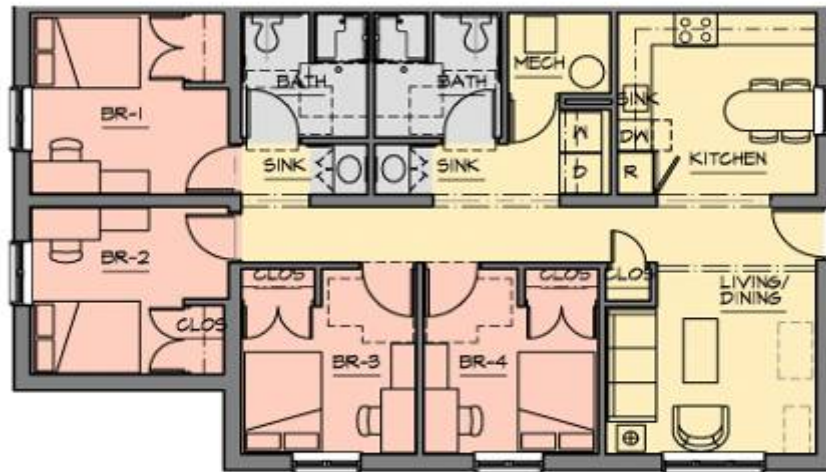
**Example layout of Unit Type F:**

**G. Four Bedroom Apartment**

Four single occupancy bedrooms with two bathrooms, living room, and kitchen in the unit.

**Estimated Rent:**

- **Single Occupancy Bedroom** \$3,710 - \$3,825 / semester / person \$825 - \$850 / month / person

**Example layout of Unit Type G:**

## Definition of Target Markets

To project realistic demand for Shippensburg University campus student housing, B&D developed two target markets consisting of survey respondents who would likely be interested in leasing units in the complex.

The first target market was defined to include respondents who met all of the following criteria: 1) are currently living in a rented apartment or house; 2) are living alone, with other SU student(s), or with roommate(s) who are not students at SU (respondents living with parent(s) or other relative(s) and respondents living with their spouse/partner and/or children were excluded); 3) and are currently paying \$300 or more per month for rent at an off campus location. Respondents not meeting the aforementioned criteria were removed from the demand analysis.

The second target market included respondents who met all of the criteria in the first target market, and additionally raised the criteria for current rent to include only students paying \$400 or more per month in rent off campus.

## Summary of Findings

The following data represents demand patterns that would likely be exhibited by students within the defined target market. The chart illustrates the ideal distribution of demand by unit type and occupancy.

### Target Market # 1 (includes students paying \$300 or more per month in rent off campus)

Fall 2007

	On-Campus Housing Type: Distribution of Demand									
	Traditional Double	Semi-Suite Double	Semi-Suite Single	Two Person Suite Double	Four Person Suite Double	Two Person Suite Single	Four Person Suite Single	Two Bedroom Apt Single	Four Bedroom Apt Single	Total
Total Demand (# Beds)	199	313	711	225	430	189	498	396	321	3,283
Existing On-Campus Beds	2,039	0	0	0	375	0	0	204	24	2,642
Surplus/Deficit	1840	(313)	(711)	(225)	(55)	(189)	(498)	(192)	(297)	(641)

Note: The 204 Existing On-Campus Beds listed as two bedroom apartments are double occupancy two bedroom apartments in Stone Ridge. The three (3) one bedroom apartments in Stone Ridge are not reflected in Existing On-Campus Beds.



## DEMAND ANALYSIS

### Target Market #2 (includes students paying \$400 or more per month in rent off campus)

Fall 2007

	On-Campus Housing Type: Distribution of Demand									Total
	Traditional Double	Semi-Suite Double	Semi-Suite Single	Two Person Suite Double	Four Person Suite Double	Two Person Suite Single	Four Person Suite Single	Two Bedroom Apt Single	Four Bedroom Apt Single	
Total Demand (# Beds)	199	293	641	204	416	176	409	305	284	2,928
Existing On-Campus Beds	2,039	0	0	0	375	0	0	204	24	2,642
Surplus/Deficit	1840	(293)	(641)	(204)	(41)	(176)	(409)	(101)	(260)	(286)

Note: The 204 Existing On-Campus Beds listed as two bedroom apartments are double occupancy two bedroom apartments in Stone Ridge. The three (3) one bedroom apartments in Stone Ridge are not reflected in Existing On-Campus Beds.



# **Exhibit A**



Shippensburg Area SD 1-15-21-800-3

YEAR	K	1	2	3	4	5	6	7	8	9	10	11	12	Total
2002-2003	208	239	252	267	225	249	258	271	279	265	258	261	238	3270
2003-2004	238	218	243	255	275	229	260	265	286	268	263	252	252	3304
2004-2005	242	248	226	238	262	282	238	258	259	275	266	251	254	3299
2005-2006	253	264	268	223	248	278	305	248	261	270	283	262	243	3406
2006-2007	225	262	263	271	230	254	282	306	260	256	264	270	253	3396
P R O J E C T I O N S														
2007-2008	235	240	271	262	280	235	265	287	313	256	255	255	261	3415
2008-2009	232	250	248	270	271	286	246	269	294	309	255	247	246	3423
2009-2010	243	247	258	247	279	277	299	250	275	290	308	247	239	3459
2010-2011	248	259	255	257	255	285	289	304	256	271	289	298	239	3505
2011-2012	252	264	267	254	265	261	298	294	311	253	270	280	288	3557
2012-2013	256	268	273	266	262	271	273	303	301	307	252	261	271	3564
2013-2014	262	273	277	272	275	268	283	277	310	297	306	244	252	3596
2014-2015	267	279	282	276	281	281	280	288	283	306	296	296	236	3651
2015-2016	272	284	288	281	285	287	294	285	295	279	305	286	286	3727
2016-2017	277	290	293	287	290	291	300	299	292	291	278	295	276	3759

Various Grade Groupings of the Enrollment Projections

YEAR	K-4	K-5	K-6	K-7	K-8	K-9	K-12	5-8	6-8	7-8	6-9	7-9	7-12	8-12	9-12	10-12
2006-2007	1251	1505	1787	2093	2353	2609	3396	1102	848	566	1104	822	1609	1303	1043	787
2011-2012	1302	1563	1861	2155	2466	2719	3557	1164	903	605	1156	858	1696	1402	1091	838
2016-2017	1437	1728	2028	2327	2619	2910	3759	1182	891	591	1182	882	1731	1432	1140	849
2006-2007 to 2016-2017																
Change	186	223	241	234	266	301	363	80	43	25	78	60	122	129	97	62
Percent	14.9	14.8	13.5	11.2	11.3	11.5	10.7	7.3	5.1	4.4	7.1	7.3	7.6	9.9	9.3	7.9

- Notes:
1. Excludes students in full-time out-of-district special education, comprehensive AVTSs, charter schools, state-owned schools, consortium-operated alternative high schools, and juvenile correctional institutions.
  2. Enrollment projections beyond five years are subject to errors in the lower grades resulting from inconsistencies between actual and projected live births and should be reviewed closely.
  3. Four year old kindergarten students, if any, added to K enrollments.
  4. Elementary and secondary ungraded students were distributed among the grades. Therefore, enrollments by grade may differ from those reported by the local education agencies.
- Sources:
1. Public School Enrollment Report (ESPE)
  2. Resident Live Birth file, 2005, supplied the Division of Health Statistics, Pennsylvania Department of Health.
  - The Department of Health specifically disclaims responsibility for any analyses, interpretations or conclusions.

Shippensburg Area SD 1-15-21-800-3

Retention Rates by Grade by Year

	Birth		1		2		3		4		5		6		7		8		9		10		11	
	to	K	to	2	to	3	to	4	to	5	to	6	to	7	to	8	to	9	to	10	to	11	to	12
2002-2003 to 2003-2004 2003-2004 to 2004-2005 2004-2005 to 2005-2006 2005-2006 to 2006-2007	0.84397		0.93966	1.01674	1.01190	1.02996	1.01778	1.04418	1.02713	1.05535	0.96057	0.99245	0.97674	0.96552										
	0.91667		0.87943	1.03670	0.97942	1.02745	1.02545	1.03930	0.99231	0.97736	0.96154	0.99254	0.95437	1.00794										
	0.82951		1.00000	1.08065	0.98673	1.04202	1.06107	1.08156	1.04202	1.01163	1.04247	1.02909	0.98496	0.96813										
	0.86207		0.85902	0.99621	1.01119	1.03139	1.02419	1.01439	1.00328	1.04839	0.98084	0.97778	0.95406	0.96565										

Rates Used in Projection Enrollments

0.86305	0.91952	1.03257	0.99730	1.03270	1.02247	1.04485	1.01618	1.02318	0.99796	0.96753	0.96643
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Average Retention Rates for All Years

0.86305	0.91952	1.03257	0.99731	1.03270	1.03212	1.04485	1.01618	1.02318	0.99796	0.96753	0.97681
---------	---------	---------	---------	---------	---------	---------	---------	---------	---------	---------	---------

Year	Births	Year	Births	Year	Births	Year	Births
1997	232	1998	282	1999	264	2000	305
2002	272	2003	269	2004	282	2005	287
2007	297	2008	303	2009	309	2010	315
						2011	321
						2001	261
						2006	292

Chambersburg Area SD 1-12-28-130-2

YEAR	K	1	2	3	4	5	6	7	8	9	10	11	12	Total
2002-2003	568	622	604	609	622	675	640	668	626	636	599	569	598	8036
2003-2004	576	601	606	611	621	620	681	659	680	607	632	551	577	8022
2004-2005	586	642	641	628	626	634	644	698	692	684	603	597	574	8249
2005-2006	657	638	638	644	645	636	649	649	717	680	683	578	597	8411
2006-2007	635	670	663	649	657	648	659	651	649	702	662	637	595	8477
P R O J E C T I O N S														
2007-2008	616	637	682	675	664	663	665	661	667	639	695	622	651	8537
2008-2009	612	628	649	694	690	670	681	667	677	657	632	653	635	8545
2009-2010	645	624	640	660	710	697	688	683	683	666	650	593	667	8606
2010-2011	703	657	636	651	675	717	716	690	699	672	659	610	606	8691
2011-2012	716	716	669	647	666	681	736	718	706	688	665	619	623	8850
2012-2013	731	730	729	681	662	672	699	738	735	695	681	624	632	9009
2013-2014	745	745	743	742	697	668	690	701	756	723	688	639	637	9174
2014-2015	760	759	759	756	759	704	686	692	718	744	716	646	653	9352
2015-2016	775	774	773	772	773	766	723	688	708	707	736	672	660	9527
2016-2017	791	790	788	786	790	780	787	725	704	697	700	691	686	9715

Various Grade Groupings of the Enrollment Projections

YEAR	K-4	K-5	K-6	K-7	K-8	K-9	K-12	5-8	6-8	7-8	6-9	7-9	7-12	8-12	9-12	10-12
2006-2007	3274	3922	4581	5232	5881	6583	8477	2607	1959	1300	2661	2002	3896	3245	2596	1894
2011-2012	3414	4095	4831	5549	6255	6943	8850	2841	2160	1424	2848	2112	4019	3301	2595	1907
2016-2017	3945	4725	5512	6237	6941	7638	9715	2996	2216	1429	2913	2126	4203	3478	2774	2077
2006-2007 to 2016-2017																
Change	671	803	931	1005	1060	1055	1238	389	257	129	252	124	307	233	178	183
Percent	20.5	20.5	20.3	19.2	18.0	16.0	14.6	14.9	13.1	9.9	9.5	6.2	7.9	7.2	6.9	9.7

Notes:

1. Excludes students in full-time out-of-district special education, comprehensive AVTs, charter schools, state-owned schools, consortium-operated alternative high schools, and juvenile correctional institutions.
2. Enrollment projections beyond five years are subject to errors in the lower grades resulting from inconsistencies between actual and projected live births and should be reviewed closely.
3. Four year old kindergarten students, if any, added to K enrollments.
4. Elementary and secondary ungraded students were distributed among the grades. Therefore, enrollments by grade may differ from those reported by the local education agencies.

Sources:

1. Public School Enrollment Report (ESPE)
2. Resident Live Birth file, 2005, supplied the Division of Health Statistics, Pennsylvania Department of Health.
- The Department of Health specifically disclaims responsibility for any analyses, interpretations or conclusions.

Chambersburg Area SD 1-12-28-130-2

Retention Rates by Grade by Year

	Birth		1		2		3		4		5		6		7		8		9		10		11	
	to	K	1	2	to	3	to	4	to	5	to	6	to	7	to	8	to	9	to	10	to	11	to	12
2002-2003 to 2003-2004 2003-2004 to 2004-2005 2004-2005 to 2005-2006 2005-2006 to 2006-2007	0.75889		0.85491	0.97428	1.01159	1.01970	1.01970	0.99678	1.00889	1.02969	1.01796	0.96965	0.99371	0.91987	1.01406									
	0.77207		0.84585	1.06656	1.03630	1.02455	1.02093	1.03871	1.02496	1.05008	1.05008	1.00588	0.99341	0.94462	1.04174									
	0.92405		0.84058	0.99377	1.00468	1.02707	1.01597	1.02366	1.00776	1.02722	1.02722	0.98266	0.99854	0.95854	1.00000									
	0.86867		0.94233	1.03918	1.01724	1.02019	1.00465	1.03616	1.00308	1.00000	1.00000	0.97908	0.97353	0.93265	1.02941									

Rates Used in Projection Enrollments

0.85493	0.87091	1.01844	1.01745	1.02287	1.00958	1.02685	1.00308	1.02381	0.98431	0.98979	0.93892	1.02130
---------	---------	---------	---------	---------	---------	---------	---------	---------	---------	---------	---------	---------

Average Retention Rates for All Years

0.83091	0.87091	1.01844	1.01745	1.02287	1.00958	1.02685	1.01637	1.02381	0.98431	0.98979	0.93892	1.02130
---------	---------	---------	---------	---------	---------	---------	---------	---------	---------	---------	---------	---------

Year	Births	Year	Births	Year	Births	Year	Births
1997	703	1998	759	1999	759	2000	711
2002	721	2003	716	2004	754	2005	822
2007	855	2008	872	2009	889	2010	907
						2011	925

**Carlisle Area SD 1-15-21-110-3**

YEAR	K	1	2	3	4	5	6	7	8	9	10	11	12	Total
2002-2003	283	361	312	325	345	357	370	407	430	425	406	399	331	4751
2003-2004	266	356	317	333	342	358	369	386	371	487	435	415	385	4820
2004-2005	318	323	343	328	331	362	363	355	387	461	445	392	396	4804
2005-2006	345	356	322	354	349	346	379	370	360	461	414	421	367	4844
2006-2007	356	393	353	321	364	348	373	401	360	428	391	388	418	4894
P R O J E C T I O N S														
2007-2008	344	365	387	352	332	377	363	381	391	428	379	372	373	4844
2008-2009	348	364	359	386	364	344	393	370	372	465	379	361	358	4863
2009-2010	362	367	358	358	399	377	359	401	361	442	412	361	347	4904
2010-2011	379	383	361	357	370	413	393	366	391	429	392	392	347	4973
2011-2012	386	401	377	360	369	383	431	401	357	465	380	373	377	5060
2012-2013	393	408	395	376	372	382	400	440	391	424	412	362	359	5114
2013-2014	401	416	401	394	389	385	398	408	429	465	376	392	348	5202
2014-2015	409	423	409	400	408	402	402	406	398	510	412	358	377	5314
2015-2016	417	432	416	408	414	422	419	410	396	473	452	392	344	5395
2016-2017	425	441	425	415	422	428	440	428	400	471	419	430	377	5521

Various Grade Groupings of the Enrollment Projections

YEAR	K-4	K-5	K-6	K-7	K-8	K-9	K-12	5-8	6-8	7-8	6-9	7-9	7-12	8-12	9-12	10-12
2006-2007	1787	2135	2508	2909	3269	3697	4894	1482	1134	761	1562	1189	2386	1985	1625	1197
2011-2012	1893	2276	2707	3108	3465	3930	5060	1572	1189	758	1654	1223	2353	1952	1595	1130
2016-2017	2128	2556	2996	3424	3824	4295	5521	1696	1268	828	1739	1299	2525	2097	1697	1226
2006-2007 to 2016-2017																
Change	341	421	488	515	555	598	627	214	134	67	177	110	139	112	72	29
Percent	19.1	19.7	19.5	17.7	17.0	16.2	12.8	14.4	11.8	8.8	11.3	9.3	5.8	5.6	4.4	2.4

Notes: 1. Excludes students in full-time out-of-district special education, comprehensive AVTs, charter schools, state-owned schools, consortium-operated alternative high schools, and juvenile correctional institutions.

2. Enrollment projections beyond five years are subject to errors in the lower grades resulting from inconsistencies between actual and projected live births and should be reviewed closely.

3. Four year old kindergarten students, if any, added to K enrollments.

4. Elementary and secondary ungraded students were distributed among the grades. Therefore, enrollments by grade may differ from those reported by the local education agencies.

Sources: 1. Public School Enrollment Report (ESPE)

2. Resident Live Birth file, 2005, supplied the Division of Health Statistics, Pennsylvania Department of Health.

The Department of Health specifically disclaims responsibility for any analyses, interpretations or conclusions.

Carlisle Area SD 1-15-21-110-3

Retention Rates by Grade by Year

	Birth		1		2		3		4		5		6		7		8		9		10		11		
	to	K	to	1	to	2	to	3	to	4	to	5	to	6	to	7	to	8	to	9	to	10	to	11	
2002-2003 to 2003-2004	0.72087		0.92708		0.87812		1.06731		1.05231		1.03768		1.03361		1.04324		0.91155		1.13256		1.02353		1.02217		0.96491
	0.84127		0.87534		0.96348		1.03470		0.99399		1.05848		1.01397		0.96206		1.00259		1.24259		0.91376		0.90115		0.95422
	0.93243		0.94180		0.99690		1.03207		1.06402		1.04532		1.04696		1.01928		1.01408		1.19121		0.89805		0.94607		0.93622
	0.92708		1.06216		0.99157		0.99689		1.02825		0.99713		1.07803		1.05805		0.97297		1.18889		0.84816		0.93720		0.99287

Rates Used in Projection Enrollments

0.90026	0.95159	0.98398	0.99689	1.03464	1.03465	1.04314	1.02065	0.97529	1.18881	0.88666	0.95164	0.96205
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Average Retention Rates for All Years

0.85541	0.95159	0.95751	1.03274	1.03464	1.03465	1.04314	1.02065	0.97529	1.18881	0.92087	0.95164	0.96205
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Year	Births	Year	Births	Year	Births	Year	Births
1997	384	1998	369	1999	378	2000	370
2002	382	2003	386	2004	402	2005	421
2007	437	2008	445	2009	454	2010	463
						2011	472
						2001	384
						2006	429

# **Exhibit B**

Shippensburg University of Pennsylvania  
Campus Housing Master Plan  
*Peer Benchmarking Analysis*

Exhibit A1- General Information

University	Tuition & Fees		Room & Board
	Out-of-State	In-State	

<b><i>Shippensburg University</i></b>	<b><i>\$12,944</i></b>	<b><i>\$5,178</i></b>	<b><i>\$6,272</i></b>
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**State Peer Universities**

Bloomsburg University	\$14,035	\$6,412	\$5,616
California University	\$9,169	\$6,586	\$8,144
Kutztown University	\$14,242	\$6,619	\$6,628
Indiana University	\$14,013	\$6,390	\$5,188
Millersville University	\$14,021	\$6,398	\$6,566
Pennsylvania State University	\$22,712	\$12,164	\$7,416
Slippery Rock University	\$8,947	\$6,364	\$4,998
West Chester University	\$13,916	\$6,293	\$6,342
<b>Averages of State Peers:</b>	<b>\$13,882</b>	<b>\$7,153</b>	<b>\$6,362</b>

**Out-of-state Peer Universities**

James Madison University	\$16,236	\$6,290	\$6,496
Truman State University	\$10,522	\$6,095	\$5,790
Western Illinois University	\$9,130	\$7,411	\$6,809
<b>Averages of Out-of-State Peers:</b>	<b>\$11,963</b>	<b>\$6,599</b>	<b>\$6,365</b>

<b>Overall Averages, Excluding SU:</b>	<b>\$13,358</b>	<b>\$7,002</b>	<b>\$6,363</b>
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**Notes:**

University statistics are approximate based on academic year 2007-08 as presented by the Princeton Review

<sup>1</sup> Rates are based on annual cost of attendance at 12 credit hours per

<sup>2</sup> Room and Board rates are based on traditional double occupancy rooms and maximum meal plan



Shippensburg University of Pennsylvania  
Campus Housing Master Plan  
Peer Benchmarking Analysis

Exhibit A2- Enrollment

University	Total Enrollment	Undergraduate Enrollment	Gender		Enrollment Status		%Out-of-State	% Freshman Retained	% Students Commute
			%Male	%Female	%Full-time	%Part-time			
<b>Shippensburg University</b>	<b>7,516</b>	<b>6,423</b>	<b>48%</b>	<b>52%</b>	<b>95%</b>	<b>5%</b>	<b>N/A</b>	<b>77%</b>	<b>N/A</b>

State Peer Universities

Bloomsburg University	8,723	7,877	40%	60%	93%	7%	N/A	79%	N/A
California University	7,720	6,299	48%	52%	89%	11%	N/A	74%	N/A
Kutztown University	10,193	9,189	41%	59%	90%	10%	N/A	77%	N/A
Indiana University	14,248	11,976	46%	55%	92%	77%	N/A	76%	N/A
Millersville University	8,194	7,206	43%	57%	91%	9%	N/A	83%	N/A
Pennsylvania State University	42,914	36,612	55%	45%	96%	4%	N/A	94%	N/A
Slippery Rock University	8,230	7,545	44%	56%	93%	7%	N/A	76%	N/A
West Chester University	12,879	10,818	38%	62%	90%	10%	N/A	85%	N/A
<b>Averages of State Peers:</b>	<b>14,138</b>	<b>12,190</b>	<b>44%</b>	<b>56%</b>	<b>92%</b>	<b>17%</b>	<b>N/A</b>	<b>81%</b>	<b>N/A</b>

Out-of-state Peer Universities

James Madison University	17,393	16,013	39%	61%	95%	5%	N/A	92%	N/A
Truman State University	5,820	5,525	42%	58%	98%	2%	N/A	85%	N/A
Western Illinois University	13,602	11,334	53%	48%	91%	9%	N/A	73%	N/A
<b>Averages of Out-of-State Peers:</b>	<b>12,272</b>	<b>10,957</b>	<b>45%</b>	<b>56%</b>	<b>95%</b>	<b>5%</b>	<b>N/A</b>	<b>83%</b>	<b>N/A</b>

<b>Overall Averages, Excluding SU:</b>	<b>\$13,205</b>	<b>\$11,574</b>	<b>49%</b>	<b>56%</b>	<b>94%</b>	<b>11%</b>	<b>N/A</b>	<b>82%</b>	<b>N/A</b>
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Notes:

University statistics are approximate based on Academic Year 2007-08 as presented by the Princeton Review and the universities' own world wide web sites.

Shippensburg University of Pennsylvania  
Campus Housing Master Plan  
Peer Benchmarking Analysis

Exhibit A3- Admissions

University	Accepted/ Applicants	Enrolled/ Accepted	Verbal	SAT Mean Math	Total	ACT Mean
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<b>Shippensburg University</b>	<b>66%</b>	<b>36%</b>	<b>470</b>	<b>470</b>	<b>940</b>	<b>N/A</b>
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**State Peer Universities**

Bloomsburg University	68%	31%	460	460	920	N/A
California University	78%	47%	450	440	890	17
Kutztown University	65%	29%	450	440	890	18
Indiana University	55%	54%	480	470	950	N/A
Millersville University	56%	36%	480	480	960	N/A
Pennsylvania State University	62%	35%	530	570	1100	23
Slippery Rock University	77%	44%	450	450	900	18
West Chester University	47%	34%	480	450	970	N/A
<b>Averages of State Peers:</b>	<b>64%</b>	<b>39%</b>	<b>473</b>	<b>470</b>	<b>948</b>	<b>19</b>

**Out-of-state Peer Universities**

James Madison University	68%	34%	530	540	1070	21
Truman State University	81%	39%	550	540	1090	25
Western Illinois University	71%	36%	N/A	N/A	N/A	19
<b>Averages of Out-of-State Peers:</b>	<b>73%</b>	<b>36%</b>	<b>540</b>	<b>540</b>	<b>1,080</b>	<b>33</b>

<b>Overall Averages, Excluding SU:</b>	<b>69%</b>	<b>38%</b>	<b>507</b>	<b>505</b>	<b>1014</b>	<b>26</b>
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**Notes:**

University statistics are approximate based on Academic Year 2007-08 as presented by the Princeton Review and the

Shippensburg University of Pennsylvania  
Campus Housing Master Plan  
Peer Benchmarking Analysis

Exhibit A4- Housing Program

University	Total Enrollment	Functional Capacity	% of total enrollment that can be housed	# Residents Fall '07	Occupancy Rate Fall '07	Number Traditional Beds	Number Suite Beds	Number Apartment Units Single Student
<b>Shippensburg University</b>	<b>7,516</b>	<b>2,646</b>	<b>35%</b>	<b>2,646</b>	<b>100%</b>	<b>2,037</b>	<b>375</b>	<b>234</b>

**State Peer Universities**

Bloomsburg University	8,723	3,026	35%	3,026	100%	2,309	N/A	717
California University	7,720	1,470	29%	1,441	98%	N/A	1,470	N/A
Kutztown University	10,193	4,263	42%	4,263	100%	2,754	425	1,084
Indiana University	14,248	3,570	25%	3,499	98%	1,950	1,100	520
Millersville University	8,194	2,458	30%	2,434	99%	N/A	N/A	N/A
Pennsylvania State University	42,914	13,000	30%	13,000	100%	7,136	4,758	1,106
Slippery Rock University	8,230	3,017	37%	3,017	100%	1,449	1,380	188
West Chester University	12,879	4,000	31%	4,000	100%	3,500	N/A	500
<b>Averages of State Peers:</b>	<b>14,138</b>	<b>4,351</b>	<b>31%</b>	<b>4,335</b>	<b>99%</b>	<b>3,183</b>	<b>1,827</b>	<b>686</b>

**Out-of-state Peer Universities**

James Madison University	17,393	6,435	37%	6,218	98%	3,235	3,200	N/A
Truman State University	5,820	3,200	48%	3,136	98%	1,520	1,200	480
Western Illinois University	13,602	5,330	40%	5,277	99%	5,000	N/A	330
<b>Averages of Out-of-State Peers:</b>	<b>12,272</b>	<b>4,988</b>	<b>41%</b>	<b>4,877</b>	<b>98%</b>	<b>3,252</b>	<b>2,200</b>	<b>405</b>

<b>Overall Averages, Excluding SU:</b>	<b>13,629</b>	<b>4,524</b>	<b>35%</b>	<b>4,483</b>	<b>99%</b>	<b>3,607</b>	<b>2,256</b>	<b>704</b>
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Notes:

Shippensburg University of Pennsylvania  
Campus Housing Master Plan  
Peer Benchmarking Analysis

Exhibit A5- Amenities

University	Housing Amenities																Affinity Housing										
	12 Month Lease	Stay Break Periods	A/C	Cable TV	Fitness Room	Outdoor Grilling/Volleyball	Mailboxes	Free Parking	Game Room/Community Room	Meeting Rooms/Floor Lounges	Computer Labs	Internet / Ethernet	Security Access, Keyed or Swipe	Security/Student Staff Attendant	Study Room	Voicemail	24-Hour Quiet	Ethnic	Greek	Healthy Lifestyle	Honors	International	Living / Learning Communities	Outdoors	Single Sex	Other	
Shippensburg University			X	X	X	X	X		X	X		X	X	X	X	X	X				X				X		
State Peer Universities																											
Bloomsburg University			X	X			X	X	X	X	X	X	X	X	X	X		X			X					X	
California University			X	X		X	X		X	X	X	X	X	X	X	X		X			X					X	
Kutztown University			X	X		X	X		X	X	X			X	X	X						X		X		X	
Indiana University			X	X	X	X			X	X	X	X	X	X	X	X					X					X	
Millersville University			X	X					X	X			X	X	X	X					X	X				X	
Pennsylvania State University				X	X	X	X			X	X	X	X	X		X					X					X	
Slippery Rock University			X	X		X	X		X	X	X	X		X	X	X					X	X	X	X		X	
West Chester University				X							X	X		X	X	X					X	X				X	
Out-of-state Peer Universities																											
James Madison University			X	X		X			X		X			X	X	X			X		X	X				X	
Truman State University											X	X		X	X				X		X					X	
Western Illinois University			X	X					X			X	X	X		X					X						
Total:	0	0	9	11	3	7	6	1	9	8	9	9	7	12	9	11	2	3	1	0	8	5	9	1	2	9	

Notes:

Shippensburg University of Pennsylvania  
Campus Housing Master Plan  
Peer Benchmarking Analysis

Exhibit A6- Housing Costs

University	Traditional Room Rate (2)		Suite Rate (2)		Apartments (2)
	Singles	Shared	Singles	Shared	Single Students
<b>Shippensburg University</b>	<b>\$5,310</b>	<b>\$3,540</b>	<b>N/A</b>	<b>\$3,540</b>	<b>\$3,900</b>

**State Peer Universities**

Bloomsburg University	\$2,708	\$1,504	N/A	N/A	\$2,133
California University	N/A	N/A	\$7,071	\$6,099	\$6,240
Kutztown University	\$4,896	\$3,796	N/A	\$4,848	\$5,744
Indiana University	\$5,228	\$4,098	\$7,170	\$6,513	\$5,632
Millersville University	N/A	N/A	\$5,778	\$4,194	N/A
Pennsylvania State University	N/A	\$3,616	N/A	\$5,186	\$5,672
Slippery Rock University	\$4,530	\$2,987	\$6,660	\$5,748	\$4,508
West Chester University	\$5,860	\$4,388	N/A	N/A	\$5,320
<b>Averages of State Peers:</b>	<b>\$4,644</b>	<b>\$3,398</b>	<b>\$6,670</b>	<b>\$5,431</b>	<b>\$5,036</b>

**Out-of-state Peer Universities**

James Madison University	N/A	\$3,712	N/A	\$3,712	N/A
Truman State University	\$6,500	\$5,982	N/A	\$7,316	\$3,954
Western Illinois University	\$5,520	\$4,148	N/A	N/A	\$4,392
<b>Averages of Out-of-State Peers:</b>	<b>\$6,010</b>	<b>\$4,614</b>	<b>\$0</b>	<b>\$5,514</b>	<b>\$4,173</b>

<b>Overall Averages, Excluding SU:</b>	<b>\$5,327</b>	<b>\$4,006</b>	<b>\$3,335</b>	<b>\$5,473</b>	<b>\$4,604</b>
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**Notes:**

(1) - Full Board Plan

(2) - Annual Rates

NA - Not Applicable

\* Apartments have optional meal plan

\*\* Only graduate students are exempt

# **Exhibit C**

Shippensburg University of Pennsylvania  
Campus Houisng Master Plan  
Off-Campus Housing Market Analysis

No.	Landlord/Property Manager & Property Address	1 Bdrm Rent/ SF	2 Bdrms Rent/ SF	3 Bdrms Rent/ SF	4 Bdrms Rent/ SF	Avg. Rental Rate Per Person Per Month (1)	Security Deposit Required	Utilities Included	Driving Distance to Campus*	Lease Terms	Other Students?	Occupancy Rate /	Student Friendly Score (see key)
												Availability^	
1	Bard Townhouses 100 Bard Drive Shippensburg, PA 17257	\$0	\$1,090	\$1,555	\$1,800	<b>\$504</b>	\$150	W,S,T	0.5 Miles	9 mnth	Yes	100%	4
2	Chateau Terrace Apartments 500 Chateau Terrace Shippensburg, PA 17257	\$0	\$755	\$0	\$0	<b>\$378</b>	\$100	W,S,T	0.5 Miles	9 & 12 mnth	Yes	100%	4
3	Hot Point Apartments Hot Point Avenue Shippensburg, PA 17257	\$0	\$0	\$0	\$1,600	<b>\$400</b>	One mnth's rent	W,S,T	0.5 Miles	9 mnth	Yes	99%	5
4	College Park Commons 503 South Fayette Street Shippensburg, PA 17257	\$614	\$908	\$1,055	\$0	<b>\$473</b>	One mnth's rent	W,S,T	0.5 Miles	9 mnth	Yes	99%	5
5	Village of Timberhill 100 Timber Lane Shippensburg, PA 17257	\$585	\$695	\$765	\$0	<b>\$396</b>	\$100	S,T	1.7 Miles	12 mnth	Yes	100%	4
6	Roxbury Ridge Apartments 100 Meadow Drive Shippensburg, PA 17257	\$430	\$465	\$505	\$0	<b>\$277</b>	\$100	W,S,T	1.8 Miles	12 mnth	Yes	100%	4

Location Key	
Directly Off Campus =	Location is as conveneint as some on-campus housing options
Near Off Campus =	Location is within walking distance or short bicycle ride to campus

Utilities Key	
E = Electric	M = Maintenance
W = Water	S = Sewer
G = Gas	T= Trash

Student Friendly Score Key
5 =Student-focused marketing plus individual leases w/ parental co-signing, roommate matching services, academic year lease terms options, furnished units, roommate friendly floor plans, utility inclusive rates to avoid utility bill sharing among roommates, social programming, etc.
4 = Student-focused marketing plus roommate friendly floor plans, furnished units, academic year lease terms options and parental co-signers accepted.
3 = Student-focused marketing and parental co-signers are accepted, but otherwise standard apartment offerings without furnished units.
2 = No student-focused marketing, services or amenities and restrictive credit policies.
1 = Aggressive non-student market orientation such as seniors or young professionals with credit policies, occupancy policies and lease terms that discourage student tenants to the extent allowable by law.

Within 1 Mile of Shippensburg University	
Average Monthly Rent Per Person 1 Bedroom (1)	<b>\$614</b>
Average Monthly Rent Per Person 2 Bedrooms (1)	<b>\$459</b>
Average Monthly Rent Per Person 3 Bedrooms (1)	<b>\$435</b>
Average Monthly Rent Per Person 4 Bedrooms (1)	<b>\$425</b>

Outside 1 Mile of Shippensburg University	
Average Monthly Rent Per Person 1 Bedroom (1)	<b>\$508</b>
Average Monthly Rent Per Person 2 Bedrooms (1)	<b>\$290</b>
Average Monthly Rent Per Person 3 Bedrooms (1)	<b>\$212</b>
Average Monthly Rent Per Person 4 Bedrooms (1)	<b>N/A</b>

NOTES:  
(1) Assumes one person per bedroom.  
\* Data collected via websites such as Rent.com, Superpages.com and Apartments.com  
\* Distance from the Shippensburg University of Pennsylvania Campus. Distance measured using google maps.  
^ Occupancy rates were not explicitly stated during phone interviews. Rates are based on B&D personnel's best approximations.

Shippensburg University of Pennsylvania  
Campus Housing Master Plan  
Off-Campus Housing Market Analysis

No.	Apartment Complex Name	A/C	Wireless Internet Access	Cable Hookup	Clubhouse	Dishwashers	Fitness Center	Furnished	Laundry Facility	Microwave	Parking	Patio/Balcony	Pets Allowed	Storage	Student Friendly Leases	Swimming Pool	W/D in Unit
1	Bard Townhouses	✓	✓	✓				✓	✓		✓				✓		
2	Chateau Terrace Apartments	✓	✓	✓		✓					✓	✓	✓		✓	✓	✓
3	Hot Point Commons	✓	✓	✓		✓			✓		✓	✓			✓		✓
4	College Park Commons	✓	✓	✓		✓			✓		✓	✓			✓		
5	Village of Timberhill	✓	✓	✓		✓			✓		✓	✓	✓		✓		✓
6	Roxbury Ridge Apartments		✓	✓					✓		✓	✓	✓		✓		
Total		5	6	6	0	4	0	1	5	0	6	5	3	0	6	1	3



# **Exhibit D**

# Shippensburg University of Pennsylvania Student Housing Survey

Description:

Date Created: 9/26/2007 1:29:30 PM

Date Range: 9/28/2007 12:00:00 AM - 9/28/2007 12:00:00 AM

Total Respondents: 1517

Q1. How important was the availability of on-campus housing in your decision to attend SU?			
Count	Percent		
594	39.23%	<div><div></div></div>	Very important
528	34.87%	<div><div></div></div>	Important
271	17.90%	<div><div></div></div>	Unimportant
121	7.99%	<div><div></div></div>	Very unimportant
1514	Respondents		

Q2. Compared to other universities' on-campus housing that you are familiar with, how would you rate SU's on-campus housing?			
Count	Percent		
78	5.15%	<div><div></div></div>	Excellent
654	43.20%	<div><div></div></div>	Good
516	34.08%	<div><div></div></div>	Fair
104	6.87%	<div><div></div></div>	Poor
162	10.70%	<div><div></div></div>	Unfamiliar with other universities' housing
1514	Respondents		
Top 1	78	5.77%	
Bottom 1	104	7.69%	
Mean	2.52		

Q3. Which years have you lived in residence halls / apartments at SU? (Check all that apply)				
Count	Respondent %	Response %		
1191	78.72%	52.35%	<div><div></div></div>	Freshman year
551	36.42%	24.22%	<div><div></div></div>	Sophomore year
222	14.67%	9.76%	<div><div></div></div>	Junior year
71	4.69%	3.12%	<div><div></div></div>	Senior / 5th year
4	0.26%	0.18%	<div><div></div></div>	Graduate year(s)
236	15.60%	10.37%	<div><div></div></div>	None
1513	Respondents			
2275	Responses			

Q4. Which residence halls / apartments have you lived in at SU? (Check all that apply)				
Count	Respondent %	Response %		
194	15.56%	11.09%	<div><div></div></div>	Harley Hall
123	9.86%	7.03%	<div><div></div></div>	Kieffer Hall
137	10.99%	7.83%	<div><div></div></div>	Lackhove Hall
116	9.30%	6.63%	<div><div></div></div>	Stone Ridge Commons
102	8.18%	5.83%	<div><div></div></div>	McCune Hall
264	21.17%	15.09%	<div><div></div></div>	McLean Hall
324	25.98%	18.51%	<div><div></div></div>	Mowrey Hall
260	20.85%	14.86%	<div><div></div></div>	Naugle Hall
230	18.44%	13.14%	<div><div></div></div>	Seavers Complex
1247	Respondents			
1750	Responses			

Q5. How strongly do you agree/disagree to the following list describing your experience in the University residence halls? - Helped me acclimate to life at the University				
Count	Percent			
495	39.63%	<div><div></div></div>	Strongly Agree	
637	51.00%	<div><div></div></div>	Somewhat Agree	
94	7.53%	<div><div></div></div>	Somewhat Disagree	
23	1.84%	<div><div></div></div>	Strongly Disagree	
1249	Respondents			
Top 1	495	39.63%		
Bottom 1	23	1.84%		
Mean	3.28			

Q6. How strongly do you agree/disagree to the following list describing your experience in the University residence halls? - Provided me with a sense of community				
Count	Percent			
452	36.19%	<div><div></div></div>	Strongly Agree	
570	45.64%	<div><div></div></div>	Somewhat Agree	
173	13.85%	<div><div></div></div>	Somewhat Disagree	
54	4.32%	<div><div></div></div>	Strongly Disagree	
1249	Respondents			
Top 1	452	36.19%		
Bottom 1	54	4.32%		
Mean	3.14			

Q7. How strongly do you agree/disagree to the following list describing your experience in the University residence halls? - Had a positive influence on my academic performance

Count	Percent		
167	13.41%	<div><div></div></div>	Strongly Agree
650	52.21%	<div><div></div></div>	Somewhat Agree
330	26.51%	<div><div></div></div>	Somewhat Disagree
98	7.87%	<div><div></div></div>	Strongly Disagree
1245	Respondents		
Top 1	167	13.41%	
Bottom 1	98	7.87%	
Mean	2.71		

Q8. How strongly do you agree/disagree to the following list describing your experience in the University residence halls? - Helped me grow as an individual

Count	Percent		
400	32.00%	<div><div></div></div>	Strongly Agree
576	46.08%	<div><div></div></div>	Somewhat Agree
223	17.84%	<div><div></div></div>	Somewhat Disagree
51	4.08%	<div><div></div></div>	Strongly Disagree
1250	Respondents		
Top 1	400	32.00%	
Bottom 1	51	4.08%	
Mean	3.06		

Q9. How strongly do you agree/disagree to the following list describing your experience in the University residence halls? - Provided me with a safe, secure environment

Count	Percent		
407	32.64%	<div><div></div></div>	Strongly Agree
643	51.56%	<div><div></div></div>	Somewhat Agree
158	12.67%	<div><div></div></div>	Somewhat Disagree
39	3.13%	<div><div></div></div>	Strongly Disagree
1247	Respondents		
Top 1	407	32.64%	
Bottom 1	39	3.13%	
Mean	3.14		

Q10. How strongly do you agree/disagree to the following list describing your experience in the University residence halls? - Provided me with leadership opportunities				
Count	Percent			
193	15.45%	<div><div></div></div>	Strongly Agree	
525	42.03%	<div><div></div></div>	Somewhat Agree	
429	34.35%	<div><div></div></div>	Somewhat Disagree	
102	8.17%	<div><div></div></div>	Strongly Disagree	
1249	Respondents			
Top 1	193	15.45%		
Bottom 1	102	8.17%		
Mean	2.65			

Q11. How strongly do you agree/disagree to the following list describing your experience in the University residence halls? - Introduced me to new friends				
Count	Percent			
753	60.48%	<div><div></div></div>	Strongly Agree	
389	31.24%	<div><div></div></div>	Somewhat Agree	
78	6.27%	<div><div></div></div>	Somewhat Disagree	
25	2.01%	<div><div></div></div>	Strongly Disagree	
1245	Respondents			
Top 1	753	60.48%		
Bottom 1	25	2.01%		
Mean	3.50			

Q12. How strongly do you agree/disagree to the following list describing your experience in the University residence halls? - Was a convenient living option				
Count	Percent			
740	59.39%	<div><div></div></div>	Strongly Agree	
409	32.83%	<div><div></div></div>	Somewhat Agree	
79	6.34%	<div><div></div></div>	Somewhat Disagree	
18	1.44%	<div><div></div></div>	Strongly Disagree	
1246	Respondents			
Top 1	740	59.39%		
Bottom 1	18	1.44%		
Mean	3.50			

Q13. How strongly do you agree/disagree to the following list describing your experience in the University residence halls? - Helped me learn about people different from me			
Count	Percent		
446	35.68%	<div><div></div></div>	Strongly Agree
573	45.84%	<div><div></div></div>	Somewhat Agree
180	14.40%	<div><div></div></div>	Somewhat Disagree
51	4.08%	<div><div></div></div>	Strongly Disagree
1250	Respondents		
Top 1	446	35.68%	
Bottom 1	51	4.08%	
Mean	3.13		

Q14. Where do you currently live?			
Count	Percent		
77	5.38%	<div><div></div></div>	Harley Hall
49	3.42%	<div><div></div></div>	Kieffer Hall
60	4.19%	<div><div></div></div>	Lackhove Hall
82	5.73%	<div><div></div></div>	Stone Ridge Commons
50	3.49%	<div><div></div></div>	McCune Hall
111	7.76%	<div><div></div></div>	McLean Hall
139	9.71%	<div><div></div></div>	Mowrey Hall
95	6.64%	<div><div></div></div>	Naugle Hall
96	6.71%	<div><div></div></div>	Seavers Complex
442	30.89%	<div><div></div></div>	Off campus within walking distance to SU (within one-mile radius of campus)
230	16.07%	<div><div></div></div>	Off campus outside walking distance to SU (outside one-mile radius of campus)
1431	Respondents		

Q15. How would you describe your current living conditions?

Count	Percent		
466	32.61%	<div><div></div></div>	Excellent
722	50.52%	<div><div></div></div>	Good
205	14.35%	<div><div></div></div>	Fair
36	2.52%	<div><div></div></div>	Poor
1429	Respondents		
Top 1	466	32.61%	
Bottom 1	36	2.52%	
Mean	3.13		

Q16. Please rate each of the following factors on how important they were in your decision of where to live this year: - Total cost of rent and utilities

Count	Percent		
727	50.95%	<div><div></div></div>	Very Important
534	37.42%	<div><div></div></div>	Important
114	7.99%	<div><div></div></div>	Unimportant
52	3.64%	<div><div></div></div>	Very Unimportant
1427	Respondents		
Top 1	727	50.95%	
Bottom 1	52	3.64%	
Mean	3.36		

Q17. Please rate each of the following factors on how important they were in your decision of where to live this year: - Possibility of choosing different housing types (e.g., residence halls, suites, apartments, or houses)

Count	Percent		
515	36.12%	<div><div></div></div>	Very Important
590	41.37%	<div><div></div></div>	Important
225	15.78%	<div><div></div></div>	Unimportant
96	6.73%	<div><div></div></div>	Very Unimportant
1426	Respondents		
Top 1	515	36.12%	
Bottom 1	96	6.73%	
Mean	3.07		

Q18. Please rate each of the following factors on how important they were in your decision of where to live this year: - Proximity to classes

Count	Percent		
550	38.46%	<div><div></div></div>	Very Important
594	41.54%	<div><div></div></div>	Important
213	14.90%	<div><div></div></div>	Unimportant
73	5.10%	<div><div></div></div>	Very Unimportant
1430	Respondents		
Top 1	550	38.46%	
Bottom 1	73	5.10%	
Mean	3.13		

Q19. Please rate each of the following factors on how important they were in your decision of where to live this year: - Proximity to other students

Count	Percent		
377	26.44%	<div><div></div></div>	Very Important
619	43.41%	<div><div></div></div>	Important
314	22.02%	<div><div></div></div>	Unimportant
116	8.13%	<div><div></div></div>	Very Unimportant
1426	Respondents		
Top 1	377	26.44%	
Bottom 1	116	8.13%	
Mean	2.88		

Q20. Please rate each of the following factors on how important they were in your decision of where to live this year: - Proximity to or availability of parking

Count	Percent		
436	30.58%	<div><div></div></div>	Very Important
507	35.55%	<div><div></div></div>	Important
302	21.18%	<div><div></div></div>	Unimportant
181	12.69%	<div><div></div></div>	Very Unimportant
1426	Respondents		
Top 1	436	30.58%	
Bottom 1	181	12.69%	
Mean	2.84		



Q21. Please rate each of the following factors on how important they were in your decision of where to live this year: - Proximity to campus activities

Count	Percent		
275	19.33%	<div><div></div></div>	Very Important
607	42.66%	<div><div></div></div>	Important
399	28.04%	<div><div></div></div>	Unimportant
142	9.98%	<div><div></div></div>	Very Unimportant
1423	Respondents		
Top 1	275	19.33%	
Bottom 1	142	9.98%	
Mean	2.71		

Q22. Please rate each of the following factors on how important they were in your decision of where to live this year: - Proximity to food service

Count	Percent		
300	21.10%	<div><div></div></div>	Very Important
584	41.07%	<div><div></div></div>	Important
378	26.58%	<div><div></div></div>	Unimportant
160	11.25%	<div><div></div></div>	Very Unimportant
1422	Respondents		
Top 1	300	21.10%	
Bottom 1	160	11.25%	
Mean	2.72		

Q23. Please rate each of the following factors on how important they were in your decision of where to live this year: - Availability of Internet access (wireless or wired)

Count	Percent		
831	58.52%	<div><div></div></div>	Very Important
398	28.03%	<div><div></div></div>	Important
116	8.17%	<div><div></div></div>	Unimportant
75	5.28%	<div><div></div></div>	Very Unimportant
1420	Respondents		
Top 1	831	58.52%	
Bottom 1	75	5.28%	
Mean	3.40		

Q24. Please rate each of the following factors on how important they were in your decision of where to live this year: - Physical condition of building				
Count	Percent			
687	48.08%	<div><div></div></div>	Very Important	
589	41.22%	<div><div></div></div>	Important	
97	6.79%	<div><div></div></div>	Unimportant	
56	3.92%	<div><div></div></div>	Very Unimportant	
1429	Respondents			
Top 1	687	48.08%		
Bottom 1	56	3.92%		
Mean	3.33			

Q25. Please rate each of the following factors on how important they were in your decision of where to live this year: - Availability of educational and leadership opportunities				
Count	Percent			
189	13.26%	<div><div></div></div>	Very Important	
511	35.86%	<div><div></div></div>	Important	
514	36.07%	<div><div></div></div>	Unimportant	
211	14.81%	<div><div></div></div>	Very Unimportant	
1425	Respondents			
Top 1	189	13.26%		
Bottom 1	211	14.81%		
Mean	2.48			

Q26. Please rate each of the following factors on how important they were in your decision of where to live this year: - Availability of academic support services				
Count	Percent			
191	13.41%	<div><div></div></div>	Very Important	
521	36.59%	<div><div></div></div>	Important	
549	38.55%	<div><div></div></div>	Unimportant	
163	11.45%	<div><div></div></div>	Very Unimportant	
1424	Respondents			
Top 1	191	13.41%		
Bottom 1	163	11.45%		
Mean	2.52			

Q27. Please rate each of the following factors on how important they were in your decision of where to live this year: - Less restrictive rules and regulations				
Count	Percent			
448	31.35%	<div><div></div></div>	Very Important	
550	38.49%	<div><div></div></div>	Important	
341	23.86%	<div><div></div></div>	Unimportant	
90	6.30%	<div><div></div></div>	Very Unimportant	
1429	Respondents			
Top 1	448	31.35%		
Bottom 1	90	6.30%		
Mean	2.95			

Q28. Please rate each of the following factors on how important they were in your decision of where to live this year: - Availability of a quiet place to study				
Count	Percent			
555	38.92%	<div><div></div></div>	Very Important	
629	44.11%	<div><div></div></div>	Important	
189	13.25%	<div><div></div></div>	Unimportant	
53	3.72%	<div><div></div></div>	Very Unimportant	
1426	Respondents			
Top 1	555	38.92%		
Bottom 1	53	3.72%		
Mean	3.18			

Q29. Please rate each of the following factors on how important they were in your decision of where to live this year: - Having a private bedroom				
Count	Percent			
608	42.55%	<div><div></div></div>	Very Important	
390	27.29%	<div><div></div></div>	Important	
342	23.93%	<div><div></div></div>	Unimportant	
89	6.23%	<div><div></div></div>	Very Unimportant	
1429	Respondents			
Top 1	608	42.55%		
Bottom 1	89	6.23%		
Mean	3.06			

Q30. Please rate each of the following factors on how important they were in your decision of where to live this year: - Having a private bathroom

Count	Percent		
569	39.90%	<div><div></div></div>	Very Important
381	26.72%	<div><div></div></div>	Important
378	26.51%	<div><div></div></div>	Unimportant
98	6.87%	<div><div></div></div>	Very Unimportant
1426	Respondents		
Top 1	569	39.90%	
Bottom 1	98	6.87%	
Mean	3.00		

Q31. Please rate each of the following factors on how important they were in your decision of where to live this year: - Having living room space in your unit

Count	Percent		
624	43.85%	<div><div></div></div>	Very Important
441	30.99%	<div><div></div></div>	Important
269	18.90%	<div><div></div></div>	Unimportant
89	6.25%	<div><div></div></div>	Very Unimportant
1423	Respondents		
Top 1	624	43.85%	
Bottom 1	89	6.25%	
Mean	3.12		

Q32. Please rate each of the following factors on how important they were in your decision of where to live this year: - Having a kitchen with stove, sink, and refrigerator

Count	Percent		
641	45.08%	<div><div></div></div>	Very Important
360	25.32%	<div><div></div></div>	Important
319	22.43%	<div><div></div></div>	Unimportant
102	7.17%	<div><div></div></div>	Very Unimportant
1422	Respondents		
Top 1	641	45.08%	
Bottom 1	102	7.17%	
Mean	3.08		

Q33. Please rate each of the following factors on how important they were in your decision of where to live this year: - Having a washer / dryer in unit

Count	Percent		
465	32.59%	<div><div></div></div>	Very Important
437	30.62%	<div><div></div></div>	Important
398	27.89%	<div><div></div></div>	Unimportant
127	8.90%	<div><div></div></div>	Very Unimportant
1427	Respondents		
Top 1	465	32.59%	
Bottom 1	127	8.90%	
Mean	2.87		

Q34. Please rate each of the following factors on how important they were in your decision of where to live this year: - Having a safe and secure environment

Count	Percent		
914	64.14%	<div><div></div></div>	Very Important
445	31.23%	<div><div></div></div>	Important
37	2.60%	<div><div></div></div>	Unimportant
29	2.04%	<div><div></div></div>	Very Unimportant
1425	Respondents		
Top 1	914	64.14%	
Bottom 1	29	2.04%	
Mean	3.57		

Q35. What type of unit do you live in?

Count	Percent		
291	43.56%	<div><div></div></div>	Apartment / Condo (rented)
4	0.60%	<div><div></div></div>	Apartment / Condo (owned)
210	31.44%	<div><div></div></div>	House (rented)
129	19.31%	<div><div></div></div>	House (owned)
34	5.09%	<div><div></div></div>	Other (please specify)
668	Respondents		

Q36. How many bedrooms are there in the unit where you currently live?			
Count	Percent		
9	1.35%	<div><div></div></div>	One room / studio
32	4.80%	<div><div></div></div>	One bedroom
193	28.94%	<div><div></div></div>	Two bedrooms
229	34.33%	<div><div></div></div>	Three bedrooms
204	30.58%	<div><div></div></div>	Four or more bedrooms
667	Respondents		

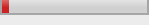
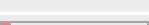

Q37. With whom do you currently live off campus?			
Count	Percent		
40	6.00%	<div><div></div></div>	I live alone
404	60.57%	<div><div></div></div>	With other SU student(s)
33	4.95%	<div><div></div></div>	With roommate(s) who are not students at SU
111	16.64%	<div><div></div></div>	With my parent(s) or other relative(s)
79	11.84%	<div><div></div></div>	With my spouse / partner and / or children
667	Respondents		

Q38. With how many people do you share your cost of rent?			
Count	Percent		
129	19.49%	<div><div></div></div>	No other people
114	17.22%	<div><div></div></div>	One
137	20.69%	<div><div></div></div>	Two
121	18.28%	<div><div></div></div>	Three
101	15.26%	<div><div></div></div>	Four
60	9.06%	<div><div></div></div>	Five or more
662	Respondents		

Q39. What is your personal share of monthly rent / housing costs, excluding utilities (your portion of rent, not the entire rent for the residence)?			
Count	Percent		
62	9.41%	<div><div></div></div>	Less than \$100
48	7.28%	<div><div></div></div>	\$100 - \$199
228	34.60%	<div><div></div></div>	\$200 - \$299
98	14.87%	<div><div></div></div>	\$300 - \$399
73	11.08%	<div><div></div></div>	\$400 - \$499
29	4.40%	<div><div></div></div>	\$500 - \$599
21	3.19%	<div><div></div></div>	\$600 - \$699
10	1.52%	<div><div></div></div>	\$700 - \$799
4	0.61%	<div><div></div></div>	\$800 - \$899
0	0.00%	<div><div></div></div>	\$900 - \$999
9	1.37%	<div><div></div></div>	\$1,000 - \$1,099
6	0.91%	<div><div></div></div>	\$1,100 - \$1,199
4	0.61%	<div><div></div></div>	\$1,200 - \$1,299
7	1.06%	<div><div></div></div>	\$1,300 or more
60	9.10%	<div><div></div></div>	Don't know
659	Respondents		

Q40. Which of the following utilities do you currently pay for, in addition to your rent? (Check all that apply)				
Count	Respondent %	Response %		
470	72.53%	22.83%	<div><div></div></div>	Cable / Satellite TV
179	27.62%	8.69%	<div><div></div></div>	Gas
338	52.16%	16.42%	<div><div></div></div>	Internet
518	79.94%	25.16%	<div><div></div></div>	Electric
184	28.40%	8.94%	<div><div></div></div>	Water
142	21.91%	6.90%	<div><div></div></div>	Sewer
157	24.23%	7.63%	<div><div></div></div>	Trash
71	10.96%	3.45%	<div><div></div></div>	None, utilities are included in rent
648	Respondents			
2059	Responses			

Q41. How much is your average monthly total for utility costs (that you selected in the previous question)?

Count	Percent		
57	8.76%		\$0 / Utilities included in rent
12	1.84%		\$1 - \$19
29	4.45%		\$20 - \$29
70	10.75%		\$30 - \$39
62	9.52%		\$40 - \$49
75	11.52%		\$50 - \$59
53	8.14%		\$60 - \$69
38	5.84%		\$70 - \$79
28	4.30%		\$80 - \$89
38	5.84%		\$90 - \$99
130	19.97%		\$100 or more
59	9.06%		Don't know
651	Respondents		

Q42. How long is your current lease?


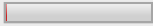
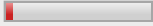
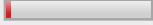
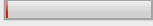
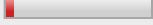
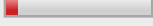
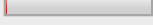
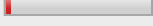
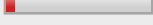
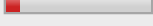
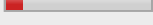
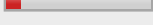
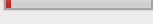
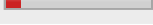
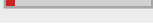
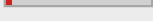
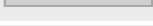
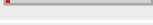
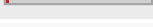
Count	Percent		
322	48.49%		12 months
151	22.74%		Academic year / 9 months
21	3.16%		Month-to-month
37	5.57%		Other (please specify)
133	20.03%		Not applicable
664	Respondents		

Q43. Where are you planning to live next year?

Count	Percent		
276	19.56%		On-campus residence hall / apartment
628	44.51%		Off-campus apartment or house
253	17.93%		Undecided
254	18.00%		Graduating and / or leaving SU
1411	Respondents		



Q44. Why do you or would you plan to live somewhere other than in a residential building on campus? (Check all that apply)

Count	Respondent %	Response %		
160	11.39%	2.06%		Not applicable (I am planning on living in a residence hall.)
86	6.12%	1.11%		I have a commitment to an off-campus group house.
375	26.69%	4.83%		On campus housing policies
257	18.29%	3.31%		Better location
132	9.40%	1.70%		Proximity to my work
428	30.46%	5.51%		More available parking
666	47.40%	8.57%		Lower cost
62	4.41%	0.80%		To avoid a wait list
257	18.29%	3.31%		Better Internet access
496	35.30%	6.38%		Better study atmosphere / less noise
774	55.09%	9.96%		To live with friends
910	64.77%	11.71%		To have more privacy
841	59.86%	10.82%		To have a living room space
287	20.43%	3.69%		I don't like being required to purchase a University meal plan.
845	60.14%	10.88%		To have a kitchen
497	35.37%	6.40%		To have a washer / dryer in the unit
336	23.91%	4.32%		Physical condition of University residential facilities
12	0.85%	0.15%		Better accessibility for those with physical disabilities
205	14.59%	2.64%		I am graduating / leaving SU.
144	10.25%	1.85%		Other (please specify)
1405	Respondents			
7770	Responses			

Q45. If all of the unit types described&nbsp;previously were available on the SU campus, what would have been your preferred housing configuration for this academic year (2007-2008)? (To remind yourself of the configuration, click on the link next to the answer choice.)

Count	Percent		
66	4.73%	<div><div></div></div>	Unit Type A - Traditional Residence Hall-Double Occupancy Bedroom (Type A Double)
119	8.52%	<div><div></div></div>	Unit Type B - Two Person Semi-Suite-Double Occupancy Bedroom (Type B Double)
236	16.91%	<div><div></div></div>	Unit Type C - Two Person Semi-Suite with Kitchen and Dinette-Single Occupancy Bedroom (Type C)
68	4.87%	<div><div></div></div>	Unit Type D - Two Person Suite with Shared Bedrooms-Double Occupancy Bedroom (Type D Two Person)
147	10.53%	<div><div></div></div>	Unit Type D - Four Person Suite with Shared Bedrooms-Double Occupancy Bedroom (Type D Four Person)
83	5.95%	<div><div></div></div>	Unit Type E - Two Person Suite with Private Bedrooms-Single Occupancy Bedroom (No image available)
173	12.39%	<div><div></div></div>	Unit Type E - Four Person Suite with Private Bedrooms-Single Occupancy Bedroom (Type E Four Person)
121	8.67%	<div><div></div></div>	Unit Type F - Two Bedroom Apartment (Type F)
109	7.81%	<div><div></div></div>	Unit Type G - Four Bedroom Apartment (Type G)
274	19.63%	<div><div></div></div>	Would prefer to live off campus
1396	Respondents		

Q46. Would you be willing to live in a double occupancy bedroom for a 10% to 15% cost reduction?

Count	Percent		
150	65.50%	<div><div></div></div>	Yes
79	34.50%	<div><div></div></div>	No
229	Respondents		

Q47. How important should each of the following factors be to the University as it considers improvements to its residence hall system? - Guarantee a bed to every freshman and sophomore

Count	Percent		
856	61.76%	<div><div></div></div>	Very Important
436	31.46%	<div><div></div></div>	Important
83	5.99%	<div><div></div></div>	Unimportant
11	0.79%	<div><div></div></div>	Very Unimportant
1386	Respondents		
Top 1	856	61.76%	
Bottom 1	11	0.79%	
Mean	3.54		

Q48. How important should each of the following factors be to the University as it considers improvements to its residence hall system? - Provide housing that is suitable to the lifestyles of upperclassmen

Count	Percent		
706	50.94%	<div><div></div></div>	Very Important
564	40.69%	<div><div></div></div>	Important
106	7.65%	<div><div></div></div>	Unimportant
10	0.72%	<div><div></div></div>	Very Unimportant
1386	Respondents		
Top 1	706	50.94%	
Bottom 1	10	0.72%	
Mean	3.42		

Q49. How important should each of the following factors be to the University as it considers improvements to its residence hall system? - Provide attractive living environments for students

Count	Percent		
867	62.78%	<div><div></div></div>	Very Important
462	33.45%	<div><div></div></div>	Important
48	3.48%	<div><div></div></div>	Unimportant
4	0.29%	<div><div></div></div>	Very Unimportant
1381	Respondents		
Top 1	867	62.78%	
Bottom 1	4	0.29%	
Mean	3.59		

Q50. How important should each of the following factors be to the University as it considers improvements to its residence hall system? - Create more academic-themed community opportunities

Count	Percent		
371	26.81%	<div><div></div></div>	Very Important
691	49.93%	<div><div></div></div>	Important
299	21.60%	<div><div></div></div>	Unimportant
23	1.66%	<div><div></div></div>	Very Unimportant
1384	Respondents		
Top 1	371	26.81%	
Bottom 1	23	1.66%	
Mean	3.02		

Q51. How important should each of the following factors be to the University as it considers improvements to its residence hall system? - Help retain students at SU				
Count	Percent			
596	43.13%	<div><div></div></div>	Very Important	
647	46.82%	<div><div></div></div>	Important	
123	8.90%	<div><div></div></div>	Unimportant	
16	1.16%	<div><div></div></div>	Very Unimportant	
1382	Respondents			
Top 1	596	43.13%		
Bottom 1	16	1.16%		
Mean	3.32			

Q52. How important should each of the following factors be to the University as it considers improvements to its residence hall system? - Safe/secure environment				
Count	Percent			
1108	80.23%	<div><div></div></div>	Very Important	
259	18.75%	<div><div></div></div>	Important	
10	0.72%	<div><div></div></div>	Unimportant	
4	0.29%	<div><div></div></div>	Very Unimportant	
1381	Respondents			
Top 1	1108	80.23%		
Bottom 1	4	0.29%		
Mean	3.79			

Q53. How important should each of the following factors be to the University as it considers improvements to its residence hall system? - Increase the number of students living on campus				
Count	Percent			
309	22.42%	<div><div></div></div>	Very Important	
563	40.86%	<div><div></div></div>	Important	
444	32.22%	<div><div></div></div>	Unimportant	
62	4.50%	<div><div></div></div>	Very Unimportant	
1378	Respondents			
Top 1	309	22.42%		
Bottom 1	62	4.50%		
Mean	2.81			


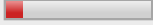
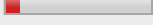
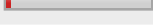
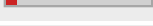

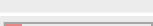
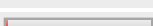


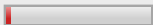
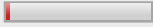
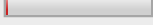
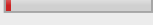
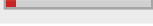
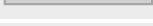
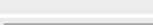
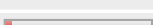


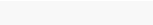
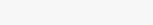
Q54. How important should each of the following factors be to the University as it considers improvements to its residence hall system? - Make SU more attractive to prospective students				
Count	Percent			
757	55.01%	<div><div></div></div>	Very Important	
534	38.81%	<div><div></div></div>	Important	
79	5.74%	<div><div></div></div>	Unimportant	
6	0.44%	<div><div></div></div>	Very Unimportant	
1376	Respondents			
Top 1	757	55.01%		
Bottom 1	6	0.44%		
Mean	3.48			

Q55. How important should each of the following factors be to the University as it considers improvements to its residence hall system? - Provide recreation (light weight / fitness) opportunities				
Count	Percent			
817	59.25%	<div><div></div></div>	Very Important	
475	34.45%	<div><div></div></div>	Important	
74	5.37%	<div><div></div></div>	Unimportant	
13	0.94%	<div><div></div></div>	Very Unimportant	
1379	Respondents			
Top 1	817	59.25%		
Bottom 1	13	0.94%		
Mean	3.52			

Q56. How important should each of the following factors be to the University as it considers improvements to its residence hall system? - Maintain the University's architectural character				
Count	Percent			
559	40.54%	<div><div></div></div>	Very Important	
606	43.94%	<div><div></div></div>	Important	
176	12.76%	<div><div></div></div>	Unimportant	
38	2.76%	<div><div></div></div>	Very Unimportant	
1379	Respondents			
Top 1	559	40.54%		
Bottom 1	38	2.76%		
Mean	3.22			

Q57. How important should each of the following factors be to the University as it considers improvements to its residence hall system? - Keep room and board affordable

Count	Percent		
1192	86.31%	<div><div></div></div>	Very Important
174	12.60%	<div><div></div></div>	Important
13	0.94%	<div><div></div></div>	Unimportant
2	0.14%	<div><div></div></div>	Very Unimportant
1381	Respondents		
Top 1	1192	86.31%	
Bottom 1	2	0.14%	
Mean	3.85		

Q58. If SU built new housing, what would be the five most important features to you? (Select up to five (5))				
Count	Respondent %	Response %		
552	39.91%	8.18%		Single bedroom
824	59.58%	12.21%		Private bathroom
651	47.07%	9.65%		Kitchen (stovetop, oven, sink, refrigerator, full cabinets)
261	18.87%	3.87%		Kitchenette (microwave, sink, refrigerator, small cabinets)
508	36.73%	7.53%		In-unit living room
290	20.97%	4.30%		Additional storage space
193	13.96%	2.86%		Not having to purchase any kind of meal plan
747	54.01%	11.07%		Wireless access
84	6.07%	1.24%		24 hour on-site staff
101	7.30%	1.50%		One large centralized laundry room in the building
278	20.10%	4.12%		Small laundry room on my hall
258	18.66%	3.82%		Computer lab in building
203	14.68%	3.01%		Social lounge / TV room in building
107	7.74%	1.59%		Centralized quiet study area in building
223	16.12%	3.31%		Small quiet study area on my hall
481	34.78%	7.13%		Safety / security (cameras, smoke detectors, sprinklers, etc.)
18	1.30%	0.27%		Classrooms / academic facilities in building
347	25.09%	5.14%		Proximity to classroom buildings
106	7.66%	1.57%		Close proximity to retail and / or campus dining services
281	20.32%	4.16%		Washer / dryer in unit
155	11.21%	2.30%		Student mailboxes
79	5.71%	1.17%		Other (please specify)
1383	Respondents			
6747	Responses			

Q59. If your preferences were met, through what year would you live / have lived in on-campus residential housing? (Check all that apply)				
Count	Respondent %	Response %		
104	7.55%	3.67%	<div><div></div></div>	None
657	47.71%	23.22%	<div><div></div></div>	Freshman year
767	55.70%	27.10%	<div><div></div></div>	Sophomore year
586	42.56%	20.71%	<div><div></div></div>	Junior year
495	35.95%	17.49%	<div><div></div></div>	Senior
125	9.08%	4.42%	<div><div></div></div>	5th year or later year
96	6.97%	3.39%	<div><div></div></div>	Graduate year(s)
1377	Respondents			
2830	Responses			

Q60. How important do you consider living-learning communities to a student's overall residential experience at SU?				
Count	Percent			
393	28.64%	<div><div></div></div>		Very important
752	54.81%	<div><div></div></div>		Important
196	14.29%	<div><div></div></div>		Unimportant
31	2.26%	<div><div></div></div>		Very unimportant
1372	Respondents			

Q61. How interested would you be in the following types of living-learning communities? - Class Communities (freshman community, sophomore community, etc.)				
Count		Percent		
214	15.64%	<div><div></div></div>	Very Interested	
609	44.52%	<div><div></div></div>	Interested	
429	31.36%	<div><div></div></div>	Uninterested	
116	8.48%	<div><div></div></div>	Very Uninterested	
1368	Respondents			
Top 1	214	15.64%		
Bottom 1	116	8.48%		
Mean	2.67			



Q62. How interested would you be in the following types of living-learning communities? - Academic Pursuits (honors, business, arts, etc.)				
Count	Percent			
278	20.40%	<div><div></div></div>	Very Interested	
671	49.23%	<div><div></div></div>	Interested	
340	24.94%	<div><div></div></div>	Uninterested	
74	5.43%	<div><div></div></div>	Very Uninterested	
1363	Respondents			
Top 1	278	20.40%		
Bottom 1	74	5.43%		
Mean	2.85			

Q63. How interested would you be in the following types of living-learning communities? - Social Pursuits (leadership, environment / sustainability, fraternity / sorority affiliations, etc.)				
Count	Percent			
281	20.62%	<div><div></div></div>	Very Interested	
611	44.83%	<div><div></div></div>	Interested	
388	28.47%	<div><div></div></div>	Uninterested	
83	6.09%	<div><div></div></div>	Very Uninterested	
1363	Respondents			
Top 1	281	20.62%		
Bottom 1	83	6.09%		
Mean	2.80			

Q64. How interested would you be in the following types of living-learning communities? - Recreational Pursuits (outdoor living, intramurals, basketball, etc.)				
Count	Percent			
378	27.79%	<div><div></div></div>	Very Interested	
629	46.25%	<div><div></div></div>	Interested	
281	20.66%	<div><div></div></div>	Uninterested	
72	5.29%	<div><div></div></div>	Very Uninterested	
1360	Respondents			
Top 1	378	27.79%		
Bottom 1	72	5.29%		
Mean	2.97			

Q65. How interested would you be in the following types of living-learning communities? - Cultural Communities (foreign language immersion, international students, etc.)				
Count	Percent			
179	13.13%	<div><div></div></div>	Very Interested	
514	37.71%	<div><div></div></div>	Interested	
523	38.37%	<div><div></div></div>	Uninterested	
147	10.79%	<div><div></div></div>	Very Uninterested	
1363	Respondents			
Top 1	179	13.13%		
Bottom 1	147	10.79%		
Mean	2.53			

Q66. How interested would you be in the following types of living-learning communities? - Lifestyle Communities (healthy living, 24 hour quiet hours, etc.)				
Count	Percent			
278	20.43%	<div><div></div></div>	Very Interested	
558	41.00%	<div><div></div></div>	Interested	
381	27.99%	<div><div></div></div>	Uninterested	
144	10.58%	<div><div></div></div>	Very Uninterested	
1361	Respondents			
Top 1	278	20.43%		
Bottom 1	144	10.58%		
Mean	2.71			

Q67. Please indicate any other types of living-learning communities you would be interested in:				
Count	Percent			
203	100.00%	<div><div></div></div>		
203	Respondents			

Q68. What support spaces would you like to see in a living-learning community? (Check all that apply)				
Count	Respondent %	Response %		
806	59.70%	14.09%	<div><div></div></div>	Computer labs
675	50.00%	11.80%	<div><div></div></div>	Quiet study rooms (for personal study)
490	36.30%	8.57%	<div><div></div></div>	Group study rooms (for small group study)
103	7.63%	1.80%	<div><div></div></div>	Classroom space
225	16.67%	3.93%	<div><div></div></div>	Library space
74	5.48%	1.29%	<div><div></div></div>	Live-in faculty
72	5.33%	1.26%	<div><div></div></div>	Faculty offices
463	34.30%	8.10%	<div><div></div></div>	Community kitchens / community dining facilities
712	52.74%	12.45%	<div><div></div></div>	Multipurpose rooms (for fitness or social gathering activities)
436	32.30%	7.62%	<div><div></div></div>	Small scale theater space or outdoor amphitheater (i.e., black box theater)
295	21.85%	5.16%	<div><div></div></div>	Arts and crafts room (painting, drawing, photography, ceramics, woodshop, etc.)
626	46.37%	10.95%	<div><div></div></div>	Outdoor recreational space (blacktop basketball court, sand volleyball, etc.)
710	52.59%	12.41%	<div><div></div></div>	Outdoor socialization spaces (bbq pits, gazebos, benches, picnic tables, etc.)
32	2.37%	0.56%	<div><div></div></div>	Other (please specify)
1350	Respondents			
5719	Responses			

Q69. Which class year(s) would you be, or would you have been, interested in living in a living-learning community? (Check all that apply)				
Count	Respondent %	Response %		
736	53.88%	27.45%	<div><div></div></div>	Freshman
755	55.27%	28.16%	<div><div></div></div>	Sophomore
522	38.21%	19.47%	<div><div></div></div>	Junior
385	28.18%	14.36%	<div><div></div></div>	Senior / 5th + yr.
71	5.20%	2.65%	<div><div></div></div>	Graduate / Professional
212	15.52%	7.91%	<div><div></div></div>	None
1366	Respondents			
2681	Responses			

Q70. What is your gender?				
Count	Percent			
374	27.20%	<div><div></div></div>	Male	
1001	72.80%	<div><div></div></div>	Female	
1375	Respondents			

Q71. How old are you?			
Count	Percent		
343	25.00%	<div><div></div></div>	18 or under
318	23.18%	<div><div></div></div>	19
254	18.51%	<div><div></div></div>	20
236	17.20%	<div><div></div></div>	21
91	6.63%	<div><div></div></div>	22
51	3.72%	<div><div></div></div>	23
13	0.95%	<div><div></div></div>	24
66	4.81%	<div><div></div></div>	25 or older
1372	Respondents		

Q72. What is your class status?			
Count	Percent		
426	31.16%	<div><div></div></div>	Freshman
294	21.51%	<div><div></div></div>	Sophomore
293	21.43%	<div><div></div></div>	Junior
225	16.46%	<div><div></div></div>	Senior
51	3.73%	<div><div></div></div>	5th year or later
78	5.71%	<div><div></div></div>	Graduate student
1367	Respondents		

Q73. What is your enrollment status?			
Count	Percent		
1306	95.33%	<div><div></div></div>	Full-time
64	4.67%	<div><div></div></div>	Part-time
1370	Respondents		

Q74. What is your marital and family status?			
Count	Percent		
1276	92.80%	<div><div></div></div>	Single without children
11	0.80%	<div><div></div></div>	Single with children
61	4.44%	<div><div></div></div>	Partner / Married without children
27	1.96%	<div><div></div></div>	Partner / Married with children
1375	Respondents		

Q75. What is your ethnic / racial background?			
Count	Percent		
2	0.15%	<div></div>	Alaskan Native
8	0.58%	<div></div>	American Indian
19	1.39%	<div></div>	Asian
49	3.57%	<div></div>	Black / African American
13	0.95%	<div></div>	Hispanic / Latino
1258	91.76%	<div></div>	White (Caucasian)
22	1.60%	<div></div>	Other (please specify)
1371	Respondents		

Q76. Are you a permanent United States resident or citizen?			
Count	Percent		
1365	99.49%	<div></div>	Yes, I am a permanent resident or US citizen
7	0.51%	<div></div>	No, I am a resident of another country
1372	Respondents		

Q77. What is your local (academic year) ZIP code?			
Count	Percent		
1302	100.00%	<div></div>	
1302	Respondents		

Q78. Where is your permanent residence / home?			
Count	Percent		
230	16.75%	<div></div>	Shippensburg, PA metro area (approximately 20 mile radius from SU)
1069	77.86%	<div></div>	Elsewhere in Pennsylvania
71	5.17%	<div></div>	Elsewhere in USA
3	0.22%	<div></div>	Outside of USA
1373	Respondents		

Q79. Do you currently receive financial aid?			
Count	Percent		
879	64.25%	<div></div>	Yes
489	35.75%	<div></div>	No
1368	Respondents		

Q80. How is your tuition funded? (Check all that apply)				
Count	Respondent %	Response %		
875	64.01%	26.12%	<div><div></div></div>	Parental support
437	31.97%	13.04%	<div><div></div></div>	Personal savings
376	27.51%	11.22%	<div><div></div></div>	Personal income
900	65.84%	26.87%	<div><div></div></div>	Student loans
245	17.92%	7.31%	<div><div></div></div>	Academic scholarship
39	2.85%	1.16%	<div><div></div></div>	Athletic scholarship
419	30.65%	12.51%	<div><div></div></div>	Grant
59	4.32%	1.76%	<div><div></div></div>	Employer program
1367	Respondents			
3350	Responses			

Q81. How are your living expenses funded? (Check all that apply)				
Count	Respondent %	Response %		
846	61.93%	29.68%	<div><div></div></div>	Parental support
588	43.05%	20.63%	<div><div></div></div>	Personal savings
622	45.53%	21.82%	<div><div></div></div>	Personal income
478	34.99%	16.77%	<div><div></div></div>	Student loans
79	5.78%	2.77%	<div><div></div></div>	Academic scholarship
6	0.44%	0.21%	<div><div></div></div>	Athletic scholarship
175	12.81%	6.14%	<div><div></div></div>	Grant
27	1.98%	0.95%	<div><div></div></div>	Employer program
29	2.12%	1.02%	<div><div></div></div>	Other (please specify)
1366	Respondents			
2850	Responses			

Q82. Please let us know if you have any other comments regarding current or future housing at SU:		
Count	Percent	
223	100.00%	<div><div></div></div>
223	Respondents	

### Current Student Survey Comments

We all know that bugs are a problem on every campus but instead of giving each all a ton of money that probably doesn't get used by the end of the year, that SU de-bugs all the buildings before we move in during the summer. That is one of the main reasons for leaving the dorms is the cockroaches that have been seen.
\$800 a month for on-campus housing? That seems a bit much, don't you think?
A Building for the Honors Program would be wonderful.
A friend of mine goes to West Chester and they are able to rent air conditioners for a semester at an extra charger, but that is a good idea. They are also able to rent lofts to put their beds up high and put their desk or dresser under their bed to make more space in their rooms
A living-learning center is an awesome opportunity for people who dislike dorm life but can't afford to live off-campus. Even if I'm not around to see these units being built, they're excellent advantages for future students, and I would strongly urge the Shippensburg University family to consider building them. Not only will it make on-campus housing more comfortable, but it will make Shippensburg University itself more attractive, and hopefully bring more interested prospective students to our beautiful campus. When you compare the facilities at Ship to those of other state schools, it's almost embarrassing to see the progress other universities have made compared to our own. Money should not be an option-- it's possible to raise the funds if we really want to. We need to think about the future and what we can offer to students ten years from now, because they will be graduating high school sooner than we think, and we must be prepared!
A lot of survey questions regard additions of recreational facilities to on campus housing. Computer labs, pool tables, fitness centers, up the cost of rent. Besides having these facilities already on university grounds. If the goal is to encourage students to live on campus provide them with more space and privacy. The basics that the su staff and some students enjoy when they go home. The cost of these facilities rival the price of off campus housing where one can set their own rules and standards of living. The only way to compete is to offer a drastically lower cost of living.
A lot that had to do with my dislike of the dorms my freshmen year was not the actual building, but my living situation. I was placed with a roommate that I had nothing in common with, and the entire wing in my hall housed lacross players (who were extremely rowdy, and I also felt like an outsider since I didn't play lacross). My suggestion is that you focus more on these aspects. Some kind of survey would be helpful. As far as actual facilities, living space is important, as well as a kitchen area for upperclassmen- as I grew older it was more important for me to have a kitchen area- it makes for an easier transition into a life with no dining halls.
A University Owned Greek Row would be a great addition to the university.
AC
Affordability is pretty important -- my share of a mortgage for a full townhouse is less than the cost of a shared room in a dorm, which might motivate students to move off-campus.
Affordable!
After sitting through an open house, I was a little concerned about the rent of the suites that were offered. For what they offer, they are far more expensive than what you can get off campus. I currently live in a two-bedroom townhouse with 1 bathroom a living space and eat in full kitchen. Desks, chairs, beds, dressers, a couch, coffee table, and chair are provided. The only piece of furniture needed for purchase is a dining set. My rent for the semester is \$1633. Cable and electric are the only bills tenants are required to pay. While the suites that are offered are very nice, I think that they may be too expensive for students, especially when they will be required to have a meal plan as well.
air conditioning and faster internet access are very important to me.
Air conditioning in all dorms
air conditioning please
Air conditioning would be great.
AIR CONDITIONING would definitely help students stay on campus and Pet-Friendly dorms would be extremely nice.
-air conditioning -more open space in future rooms -better wireless everywhere on campus (my room is on the end of a building, so its my guess i dont recieve the same connection as everyone else.)
Air conditioning!!!
air conditioning/ heating PLEASE!!!!
Air-conditioning, please.
All That glitters is not gold.
allow alcohol for on-campus housing for students of age
Allow student use of recreational facilities to be free. We already pay recreation fees, we shouldn't have to pay to play ping-pong!!

Already fairly impressed with the housing I have seen, but am VERY HIGHLY impressed with the floor plans that were laid out in this survey.
Any update or remodeling of housing at SU needs to stay at about the same price because anything much more expensive will result in students leaving campus.
As a resident at Naugle Hall, I personally find the living conditions to be horrible. I think it is absolutely ridiculous that due to a neglected problem that occurred in the summer, a pipe burst causing our floors to flood with water. I also think it is absurd that as a resident at Naugle, which I did not prefer to live here, I still pay the same amount as those who live in other Halls of much better conditions.
BETTER FURNITURE.
Better house-keeping and more often custodial work in the bathrooms.
better lighting
Bugs seem to be a problem at times. Which is kind of gross, so I do not know if you spray for bugs, but that is a big turn off.
Carpet in Seaver's Apartments.
cheap living cost is important to me, since I don't have enough income now.
Control over the students has been a growing problem at SU. usually it's the freshman who are out of control and making the lives of the older students miserable. It was a large reason why I left the dorms. Having RA's that actually ENFORCE rules such as noise level after 9pm would help dorm life greatly
Cost is very important. When it is cheaper to live off-campus then on-campus you lose on-campus residents.
Could you possibly CLEAN Stone Ridge Commons over the summer? My mother had to actually bring up our deep cleaning steamer at the beginning of the semester because our floor was so incredibly filthy. And maybe only give out parking permits for the number of spaces you have? Extremely annoying trying to find a spot when there are 84,000 cars in the lot.
Do not stick sane people with mentally ill people in the residence halls at SU. Let the mentally ill people have their own room. Bipolar person + sane person =oor situation.
Dont make it too expensive for students to live in them or they wont be as popular as you would hope for.
Don't make the housing walls look like prison walls.
Each dorm should have it's own ID card as a means to verify that they live in the building they are trying to enter.
Elevators would be helpful when moving in and out!!
encourage students to ride bikes to class. once they figure out how easy and efficient bikes are, they will not "commute" from 3 blocks away when they move off campus, resulting in less traffic and less danger to pedestrians on campus. www.fixedgeargallery.com fixed gears are a huge fad at lots of schools and cities nowadays. i live near newark, DE over the summer, and UD students all ride these. less traffic =OOD.
Enforce quiet hours more firmly.
Even current student housing would have been acceptable to me this year if it was not so easy to get housing close to campus with more living space for less money!
Every dorm on campus needs renovation, I spend time with undergraduates and have visited most of the dorms. Take a look at Penn State University, they already completed this phase by adding new dorms and renovating the older ones.
Everything needs to be updated and computer labs and quiet study areas are a must so that students who share a dorm room do not have to walk alone late at night to go to the library or computer lab because we all know how dangerous that is.
excited for the future of ship
Faster Internet access cause it is terrible up here, i know a lot of people are on the servers but this is an university and should be quicker. This is my main reason why i would not live on campus next year is because how slow the internet is. The dorms are need to be upgraded, you look at other colleges and see what there dorms are like and wonder why shippensburg be the same. I love it up here but if the dorms were upgraded, there would be a lot more incoming freshman
For any current and future housing, all should be kept at a low reasonable price.
Future housing should include dining halls of some sort. This is extremely important. Maybe just a convenient store. Please consider this.
Good Luck
Grad housing would attract many more grads. Also- just updating the current housing would really attract more undergrads. They need more than just dorms.
GRADUATE HOUSING IS NEEDED!!!!



Have more local options for living opportunities that offer more features.
have single bedrooms more available and more affordable
Having professors live in residence halls defeats the idea of a sense of home away from classes. This is also a bad idea because of the impropriety that would arise. While computer labs would be helpful in building, I feel as though everyone brings some form of computer home. A communal printer would be helpful though.
Homey type feel to the overall dormitory would be great. Also make entire dorms for non-smokers and keep smokers in separate dorm.
Housing facilities are outdated and need updated badly. Sharing a communal bathroom with an entire hallway of people is absolutely disgusting and unsanitary. This is college and its all about living and learning with your peers but personal space is necessary. Spending a lot of money on school just to have to live somewhere and be miserable because you are having to coordinate your new stressful life with your roommate and other people in your hall. Independence is key in university housing. Four private bedrooms to a common living area and double bathroom.
how long would it take before new dorms were built? i would probably have graduated.
I am not please with the current conditions at the Stone Ridge Commons. The landscaping outside looks very poor. It appears the large red bushes outside the building were not trimmed all summer. For the expensive housing costs I would expect them to be maintained regularly. The custodial staff is not very friendly. I live in apartment 409 and called emergency servies when it rained and our room was leaking I was told to find someoneon the premisis, they would not help me. Finally when I found someone, a janitor, I showed her what was happening and she said she would take care of the problem. To my knowledge, nothing has done about the leaking roof. Since that time it has rained and the ceiling leaked again. When I lived in Mowrey the people were nicer, the custodial staff was more helpful, and maintance people were much more prompt in fixing problems. StoneRidge has truly been a let down. Please feel free to cantact me, Jessica Arnold, at 717 891 6859. Thank you
I currently live in McLean Hall and I think that it could be cleaned a lot better. The girls bathrooms are extremely gross and smell.
I do believe that Shippensburg needs to update its residence hall facilities. The buildings are falling apart around the students, and many other campus's have already updated their residence halls. Having better residence halls will help with student retention, because if you live in a dump you are not going to be happy with the university. Also, with better residence halls that might offer more activities within the dorm would certainly help with creating a hall community. Please build new dorms! Every student will thank you, trust me.
i don't think any changes will make Jr's & seniors live on campus
i dont think im a good candidate for this survey because i live at home, and im planning to do so until i graduate.
I feel that an upgrade for Shippensburg would be beneficial and appropriate. Shippensburg is "on the map" now more than it has ever been. The increase in enrollment rate clearly shows that more young adults have interest and want to pursue their academic endeavors at Shippensburg University. Upgrading the campus would ensure the success of Shippensburg University's enrollment, student activity, and most importantly student success.
I feel that how much it cost for the typical dorm (2 beds, 2 closets, shared kitchen/laundry room/bathroom) is about the same as paying for monthly rent in a full apartment, where two people can have their own bedroom and a full kitchen. The prices really need to go down.
i feel that 'renting' is a waste of money. i would rather just live at home, and save up to eventually buy myself a house!
I feel that there are too many rules with living on-campus, that is one of the major reasons for moving off-campus. I think that we should become a wet campus and I know for a fact that I am not the only one who feels that way too.
I feel that there needs to be new residence halls built, because they are older and it is time for an upgrade. Living in Naugle in the summer term V program was nice and i really liked it. Now i hear they have a lot of problems over there with bed bugs, lice, floods etc. not very clean . Now living in Lackhove i dont like it very much the location is away from all of my friends. and there are quite a few bugs, we had bees on the third floor. i feel that the need for new residence halls is a must, even though i probably will not live on campus next year, just for students in the future it would be a nice thing.
I had to move rooms after four weeks due to roommate conflicts. There needs to be a personality test sent out and students need to be matched. My old roommate was just thrown into my room last minute. I am much happier that I switched rooms. If I would have been unable to do so, it would have a been a really bad year.
I have had a positive experience at SU.
I hope to see that the campus is rejuvenated in 10 years. I want to see less gaping holes in the ground and nicer architecture.
I know I would have gotten better grades my freshman year if there was a place to socialize on every floor, this way students would not have to talk in the hallways outside my door when I was trying to sleep.
I like the idea that they will have ac!

I like windows in the room. And I think cost is an imperative aspect and should be kept as low as possible. The is the only part that would be hinder me from living on campus.

I live in McLean and I am disappointed in the way our building has been treated... the students seem to think that it is okay to deface other people's property and this is not the fault of the university but when no one in authority does anything to stop it after they are informed, it is a little ridiculous.

I live in Mclean hall and it is extremely gross. The bathrooms seem to never be cleaned they smell and there is always clumps of hair in the showers and the sinks are always gross. The hallways also look like they are in very poor condition. They look like they need to be repainted.

I lived in current housing during undergrad and left to move off campus because it was institution like and very unwelcoming and hard to live in.

I realized that none of your options included air conditioning. I feel that many students have talked about how they wish it were in the dorms. However, I don't know if anyone will think about it while taking this survey if it is not included in the options for what people would prefer. If few people added, perhaps you could consider sending out another survey about air conditioning in the dorms. I also love the suite idea, however, there are sometimes problems with shared kitchens and especially bathrooms among residents splitting up the cleaning duties. Maybe have janitorial staff clean those at least once a week for rooms with kitchens and bathrooms. Even with utilities included in the new residence hall plans, I still pay less living off campus, however the difference isn't that much. So I definitely agree with the pricing. People are often willing to pay more when they are nearer to the classroom buildings.

I really hope this comes here to SHIP, i would live in it.

I really liked 4 bedroom E i belive it was. With four bedrooms , two baths, living and kitchen. It was like Villa Julies' honors apartments. My second was four bed D. Also any type of room only two separte bedrooms with one bed each, and a bathroom or kitchen is TOO much for TWO people. I'd really like to live in the room I picked by my junior year. It would make Ship even better, and I know bring in more out-of-state kids, and kids in general.

i think all the options shown are great, however the pricing is ridiculously expensive.

I think it iS a great idea to get students to remain living on campus and to help our enrollment grown and make the school look more attractive.

I think it is a great idea to upgrade the housing. I lived on campus for 3 yrs and had a good experience overall. Please strongly consider what would be BEST for students. The living/learning communities are fabulous ideas, please make sure they are just as important as how the residence halls look.

I think it is important for freshmen and maybe even sophomores to live in dorms like we have now with possibly more bathrooms but I don't think there is a need for a kitchenette in dorms or for seperate bedrooms like some of the examples have. Dorms similar to the ones we have now help students assimilate to the college environment and make friends with others who may be different in some aspects. Upperclassmen are more apt to already have formed social groups that they want to hang out with and then it's important to have a living-room type of space and a kitchen.

I think it would be great to modify the housing at Shippensburg. However, I think it is important to conduct surveys such as these to understand everyone's preferences. The most important thing is to keep the cost relatively reasonable because we are college students!

I think living on campus greatly increases one's college experience. I think though as college students get older we want more. We want a bathroom to share just with their roomies, we want a stove/oven instead of just a microwave and we want to have a washer and dryer machine more assessable. These are all important considerations but so is cost.

I think on-campus housing would be more attractive if the university would be able to come up with a way to have the dorms airconditioned in each room without running up the electricity

I think renovation of the current on-campus housing would be a better idea than creating new residence halls that students can't afford especially with the broken water pipes, disease, and infestations that have been plaguing Naugle recently. I can live in a better house with everything I need for less money then I would pay living in any of the current on-campus options. Take a look at the rent people are paying for apartments around town and make your prices competitive with them and maybe you will see more students taking advantage of the on-campus housing options. Also the dry campus policy is another big incentive for moving off campus. Like it or not, Students want to drink and party with their friends and with the campus police handing out underages like they were candy, many students do not want to take the risk of living on campus. Furthermore, when I did live on campus, parking was impossible. I would come home late at night and not have a spot to park in. Then, of course, I would be greeted with a ticket when I returned to my illegally parked car. If you are going to extend on-campus housing, on-campus parking would have to be exter

I think Shippensburg has marketed themselves as a strict campus with negative publicity about drinking as a result of administrators working with state and local police. I agree that there should be order kept but I think it has been taken too far. Now I believe that future students see this as a reason not to come here for fear that they will get into trouble so they choose other colleges. Students in college drink, and I think that there is a way to better allow this to happen while keeping safety in mind than what has been done in the past. I believe that our education we receive and other on campus activities are great. I would have lived on campus if I could drink and have more relaxed policies since I am considered an adult.

I think some parts of the new housing should be able to have alcohol on campus if you are 21 or older.

I think that all resident halls should have air conditioning and working heaters. Sometimes, it is too hot or cold to sleep, study, or relax. Consider putting in small computer labs for those who do not have printers in the resident halls.

I think that an honors dorm would be very beneficial to attracting potential honors students to SU.

I think that first semester freshmen should only have to live on campus for one semester, frankly because I got sick of living in a dorm after one semester and would have moved out if I could have. It also would have been better if the dorms were allowed to have some co-ed rooming, otherwise it is very discouraging to privacy and relationships when dealing with work, classes, and study time.

I think that it would be really nice to have half year leases in Stone Ridge or Seavers for those who only need to be here one semester of their senior year.

I think that more people would be willing to live on campus if the rooms were nicer and seemed more welcoming. The major problem I had with living on campus was the bathrooms, and when it would snow the entire entrance to the dorm would be covered in slush. All of our pants would be wet, it was just gross. The new plans look wonderful!! It stinks I have already graduated undergrad! Good luck!

I think the biggest thing is providing housing for people of all income levels. While huge suites are awesome for people with money, some don't have a lot of money and are just happy to have a bed.

I think the future building plans for SU are a bit much for a typical dorm setting. I know that is not what you are going for, but it is not at all necessary for first or second year students to be living in apartment style facilities. Maybe consider rooms that consist of two bedrooms connected by a bathroom, each room holding up to two people. This is a great layout for a first-year freshman entering college. It provides a personal bathroom, but not some of the better amenities such as a kitchen/ette or common living space. At the same time, this layout allows the possibility of a mini fridge, futon, and entertainment system (tv, DVD, Stereo, etc.). I just personally do not believe that on-campus housing should be set up in an apartment style. This takes away from the thrill of upperclassman who move off campus to obtain the better amenities and a place of their own.

I think the prices are too expensive. Personally I don't think I would be able to afford it and just live off campus.

I think upgrading the rooms to have bathrooms even to have four people share two bathrooms would be great!

I just really hope nice housing can be available for students at a reasonable price. Many students don't have a college fund or any of that and don't want to have to live in a lower level place because of coming from a lower level place.

I wanna live in Stoneridge next year :)

I was highly disappointed by living conditions in Naugle Hall. The Hall is dirty, and my floor has dealt with a massive outbreak of bed bugs, as well as a pipe bursting and destroying many of my possessions. I feel that since we are paying so much to room here for the year, these kinds of things should not be happening, and the Hall should be in better condition.

I wasn't planning on staying here sophomore year but if they are built before that then I would stay

I would absolutely love to see housing available for graduate students. I would live there in a heartbeat considering it be as affordable as living off campus.

I would like to have suite style housing like is in Seavers, except maybe upgraded to be a little nicer living area. All the suite style dorms might be a little much, especially if the living on campus price is raised. I like the style of Seavers better than the dorms, but I am willing to live there majorly because it is the same cost as it would be to live in the dorms. I don't think changing all the dorms to suite style is the best idea, and single person bedrooms are not the most important thing to college life. Its best to learn to live with people and be around others. Also the learning living spaces sounds nice but I think it would really separate campus and not allow a person to have as much freedom to live with people of different majors, social activities, etc. I live with 5 very different people and if we were in the living learning situation we may not have had the chance to live together. It would be nice to have a few more personal study/group study place in the residence halls, but the classrooms in the building and all of a major or a sport or a club all living together would be separate people so much.

I would like to see some state of the art design that may have privacy and facilities that people could "work-out" or swim.

I would really like to live in updated housing next year. It's hard to get used to sharing a bathroom that's down the hall with other girls. Also the laundry room is really inconvenient in my opinion.

If it is going to be done, get it started soon, like next semester. I know it is easier said than done, but it's better to get a head start on it. On campus construction is taking forever, for example, the DHC and the new REC center. All of that should be done sooner, not by Valentine's day. Getting most of the construction done during the summer is also a good idea.

If Shippensburg wants to build the live-learning dorms, they need to be competitive with the prices of Bard Townhouses, College Park, and Stone Ridge.

**IF YOU ARE FORCING US TO LIVE IN RESIDENCE HALLS FRESHMAN YEAR, KICK THE LOUD, RUDE, DRUNK KIDS OUT.**

If you want people to live on campus. You must make it cheaper than living off campus.

I'm more interested in seeing the current housing improved than new housing added, although I don't mind more housing as long as the campus population grows gradually.

I'm moving off campus next year because I can't get university housing as a graduate student. Frankly, I'm not sure I would want to live in a building with freshmen either. That might be something you would be interested in: making graduate student housing or housing for people who aren't the party type.

In the kitchen provided in the Mowrey hall, I noticed that nearly all of the appliances were very old - so old, that I have doubts that I am older than the stove, toaster, or microwave, or even the blender. I don't know if it is the same in the other dorm halls, but an update should be considered.

In the one question it stated something about the architecture character of this campus...we don't have one so it would be interesting to create one though! Keep that in mind. Brick brick brick, thats all we see but having a building abstract looking like the CUB is not ideal either. Just a suggestion on exterior appeal. Suites are great but freshmen NEED to experience sharing a room because it forces them into getting to know more people which is CRUCIAL! Sharing rooms fosters skills like independence, compromise, understanding and learning! Although I think suites would appeal to more people, especially sophmores who would want to live on campus; but please do not get rid of the traditional res hall just because of an easy answer to say "yes, all the students like suites."

Incoming Freshmen are required to either live on campus or with their parents...I heard that there were some local Freshmen that you guys turned away from the dorms. My parents live in Shippensburg, and by living on campus my Freshmen year, I felt like I was away from home and independent, just like students that went away to college. It also helped me meet so many people. If you are going to require Freshmen to live on campus or with their parents, you must make sure that there are enough beds for these Freshmen to live in. A local Freshman may have made his/her decision to come to SU thinking that they would be able to get away from home and live on campus. If they are not allowed to live on campus, then they would've been better off going somewhere else.

It definitely needs updated soon!

It need to be more comfortable and feel more like a home.

it needs to be colder in the dorms. maybe central air. I dont think we need new dorms

It would be nice if the walls were sound proof because people can be obnoxiously loud and quiet hours really don't work plus the RA or RD is hardly ever there to fix the problem.

It would be nice to have the option of staying during some breaks. While my parents were living overseas and even now in Florida, I have not been able to afford to go home but twice a year, making it a pain to find other places I could stay during small breaks and having to time my travel time around when I had to be out of the dorms. Having an option to stay over Spring and Thanksgiving Break would be nice, including an option to stay later or come a little earlier than the long breaks allow now to make it easier for travel purposes.

It would be nice to see the living conditions of students improved and to have available housing for graduate students that is reasonable. Most are at SU for the quality education & apply for internships - but the pay is very low.

It's not a question of is there enough housing but if the current housing is up to date. Some residence halls look like they haven't been updated aside from internet access in 30 years. They need updated and the furniture sucks. Its time for more comfortable chairs and beds. How am I supposed to write a long paper or study if the chair or bed I'm sitting on is uncomfortable. Not only that but the beds are like sleeping on granite. You can't get a good nights sleep and be rested for class in the morning if you toss and turn all night.

Its too expensive. No one wants to pay that much to live in nasty dorms.

Just keep in mind the amount of money students are willing to pay to have that kitchenette or to have a private bedroom, school is already expensive enough.

**KEEP IT CHEAP!**

Less restrictive rules.

like i said befor it would be nice to have a wet campus for the students who are 21 and have to worry about comeing back onto campus and worrying about getting into trouble

make it a wet campus!

Make it co-ed and I'll live on campus.

Make it something that the students will never forget. You can call it "your home away from home". If it is a comfortable living space you will keep the new students interested in Ship and hopefully they will all appreciate the time and effort put into their social life at Ship.

Make parking closer.. it's such a far walk to the storage parking lot. Especially when you have to be at work 15 minutes after you get out of class.

Make some campus housing available for graduate students such as some apartments in Stone Ridge or something

Make sure the bathrooms stay clean.

Make sure whatever you do you have private bathrooms for the students.

Make the bathrooms not smell. Also make the dorms more livable and cleaner.

**make them cleaner so kids actually want to stay there...now they are horrible, hot , dirty take care of the bugs!!**

More laid back policies and RA's. RA's and RD's are too intimidating to students and just seem like they try to get residents in trouble. There is a difference between being safe and feeling like you are back at home.

More lenient with alcohol policy to upperclassmen living on campus.

More on-campus apartments are a great idea!!

My only concern about current housing is study space. It seems I can never find a quiet place to study. I travel to each study lounge on all the floors, and in every one it is noisy. There is always noise on my floor as well, so that isn't an option.

Need better ventilation in the bathrooms in Seavers, for steam from showers. It is creating mold in the bathrooms.

Need more scenery. Look at Kutztown for advice.

Need to make sure cockroaches kept at minimum. Also should try to keep electric to one room, not two or more, in order to lower risk of blown fuse.

no comment

No quiet hours.

Not everyone can afford to pay for this type of housing and doing this would easily cause students to transfer to other schools instead of bringing them in. A lot of students make decisions on where to go first and foremost on the price. Even a 100-200 dollar increase is enough to cause students to go elsewhere. Personally I will be transferring if the rates are raised any higher than they already are. I fund everything by myself and keeping up with books on top of rising tuition and other costs is hard enough as it is.

not having to pay electric

offer smoking residences/wings

One of the biggest reasons that I attended Ship is because it was that... Ship. It was SMALL. You should not make this small beautiful peaceful campus into this huge thing just because our president came from a huge school on the West Coast. It's small and affordable... keep it that way.

Over the summer i lived in Naugle hall and enjoyed it greatly, now I am living in Harley which i also don't mind. (even though it's harder to make friends in harley because girls aren't as friendly) Now I hear that Naugle has bed bugs and such and a few of my friends live in lackhove which i have seen probles with bees and other sorts of flying objects. I think better living araingements would upgrade SU by alot. I think having better securities would make students feel more comfortable, more small, attractive, and comfortable study lounges would make kids want to use them more. Not to mention how a little big bigger storage space would help the girls alot. I truely believe that better living conditions for students will help excel SU as a college socially and academically.

PLEASE FOR THE LOVE OF GOD STOP WITH THESE BUILDING PROJECTS THAT ONLY WASTE OUR MONEY! THE ONLY BUILDING PROJECTS YOU SHOULD BE CONSIDERING IS PARKING GARAGES! AND IF YOU WANT TO IMPROVE HOUSING JUST INSTALL CETRAL AIR! IF THERE IS A HOUSING SHORTAGE THEN I WOULD SUGGEST BECOMING MORE SELECTIVE THAT WOULD ATLEAST IMPROVE THE ACADEMIC QUALITY OF THE STUDENTS WHICH I FIND TO BE QUITE POOR!

Please make a building, like seavers after you knock it down!!!!

Please try to fix the problems you already have such as slow internet access which hampers academics, first before getting all fired up about new residence options

private bathrooms in doorm rooms. Like at the Mount. a bath room shared by 4 people, 2 people on each side

Put A/C in all buildings.

Quiet hours should be reinforced more. Smoking should only be allowed in designated areas, far from the buildings, especially doors and windows.

really think that a kitchen is a nice idea for an apartment, it allows the students to start taking care of themselves and prepares them for the real world. i enjoy the cub, but i know i cant always run there and have them make a meal for us.

resnet needs to be improved. i have tried to work on papers in my room and the internet is down or slow quite often. try getting a better isp.

Safety is a big issue. The halls right now are not secure. Many people can follow one student in the building after he or she has swiped his or her ID.

Seavers Complex is a great starter idea. Six people sharing a common room and having 2 bathrooms worked perfectly for me and my roommates. The downfall, no kitchen for cooking and lack of carpeting. If it was modernized Seavers would be a great residence hall/suite complex. Stone ridge is nicer inside, but smaller and almost too isolated. Fitness center and full kitchen is its advantages.

Shower temperatures have been a big problem here in McLean lately, and it really turns people away from wanting to return to the situation next year. Also, lack of temperature controls in dorm rooms.

Snack/meal room with coffee machines, refridgeraters, microwaves, ovens... NOT overpriced items for sale via vending machines.. some kind of cooling system for the study lounges.... it is very hot in the one in Harley Hall.

Sound-proof walls would be a huge improvement to campus housing. Currently, one can hear a can of soda open from the room next to them, and that can be tiresome. Also, greater enforcement of quiet hours on the RA's part would increase enjoyment of campus housing.

Stop being so uptight.

stop hiring professors who can't speak english! goodness, how do you expect us to understand some of them??

The apartment style suites are nice, but they are expensive and that's going to be something that current and potential students are going to look at. So just try to keep the new housing affordable.

The bathrooms in the dormitories are not in good shape. In my building many of the shower heads are missing and the hand dryer does not put out hot air. There are also to many people using one bathroom for the custodial staff to keep up. This leads to the bathrooms being very dirty by the end of the day, even though they were cleaned very well earlier in the day. This is one of my main bothers of the dormitories. Also the lack of comfortable lounges to go to when my roommate is sleeping makes things difficult. The study lounge has very old uncomfortable couches that you cannot even lay down on. If this would be upgraded living in the dorms would not be nearly so bad. It is also much cheaper to live off campus where you can cook your own food not have to eat in the dining halls all the time.

the better housing is the more students will WANT to live on campus/fight for spots--the better campus community will be

The biggest reason I live off-campus and not somewhere like Stone Ridge (because that does have a kitchen) is the cost. Many places off campus are far cheaper than anything on campus. I also like having my own kitchen, bedroom, and lots of storage space. Living off-campus also helps me get into "the real world" a little by dealing with a lease and paying bills every month.

The current potential plans all look nice, but if I was looking to get an apartment I would go for something cheaper. You can save so much more by living off campus and if the prices aren't more affordable, you'll lose students. Students are more likely to go for an apartment where they have more freedom and pay those prices.

The dorms here aren't bad, but they aren't great. A lot of that there is nothing you can really fix, dorms are never going to be perfect. But there are some things that would help. As I believe I've already mentioned air conditioning is very important to me. When students are hot they cannot concentrate of school work. Also I live in Harley and while it is nice to be so close to Kriner the fact is that Friday night it is closed and stays closed all weekend which really sucks for those of us who stay. It is annoying to have to drag yourself across campus to eat, which prompts me to order from outside places that will bring food to the dorm. If the on campus food companies left Kriner open, even with reduced hours, they could make more money.

The housing is dirty, bathrooms only get cleaned a couple times a week and halls get scrubbed once a month. We are paying all this money to stay here and we deserve to have cleanliness. The janitors are lazy; they are here 8 hours a day and you are lucky to see them for 3 hours. Apparently they must hide somewhere.

The increase of tuition is a concern to me considering how the university will plan on funding the building process. While I would LOVE to see new resident buildings, the ones currently on campus are just fine. Some major improvements would be appreciated, i.e. Air conditioning within each building, free access to the basement/social lounge...etc.

The internet access in the residence halls is awful. It's a high latency connection with frequent packet loss.

The noise level is too much to study. People do not listen to the queit hours and the RA's do almost nothing to inforce them. I think that they should go around to make sure people are not slamming their doors or yelling through the hall ways.

the only comment i have is that freshmen should be allowed to live in stone bridge common. thanks
the only real reason why i am disgusted with university housing is because i, and many of my friends, were paired up with WEIRD roommates. the roommate preferences survey we filled out this summer really did NO good and there are some psychopaths living with us now. if there was more of a guarantee that roommates would have compatible personalities, then i would have no grievances with residence housing whatsoever
The prices for the prospective on campus housing are WAY too expensive. Completely unaffordable for the majority of people going to Shippensburg. The rooms look amazing, but I feel like a majority of the students at Ship come here because it is affordable. I have a sister who lives in Philadelphia who pays the same rent for her apartment. Real estate in Philadelphia should not be comparable to Shippensburg.
The residence halls are to hot during warm weather months and the lack of privacy and quiet are an issue!
The water in the bathrooms changes major temperature when any toilet is flushed. SOme of the rooms smell funny
There is no way that students will continue living on campus past their freshman year without adjusting rates. I t would be pointless to build new facilities like the ones describe and have it cost \$3000 a semester. Currently, it is extremely easy to to rent a comprable room/apartment that is off campus for abound \$200- \$250 a month, which is two or three times less expensive than on campus housing. Over three years of living off-campus rather than on, it would save the student about \$5000 over the three years. If it is not financialy feasible to build new facilities and keep the costs down, it is not worth doing.
there needs to be a dorm for 21 and older that allows alcohol consumption. and tell the damn police to stop setting up on different streets every weekend and stopping everyone who goes by for a test. you are loosing enrolment because of it.
There should definitely be a lot of parking so people don't have to walk across campus with their items when they get back from a weekend at home or a trip to the mall or WalMart. That's the biggest issue now, especially on the West side of campus- there are nowhere near enough parking spots.
These dorms have bug probelems everything from roaches, ants and stink bugs to mice. Not to mention bed bugs! A good idea would be to provide a dorm with out holes in the screens and walls so bugs can not get around so easily. Plus by making apartments instead of big general dorms students would be able to pick roommates and not have to worry as much about loud people in the hall way in the middle of the night.
Time to update some of the halls
Understanding that President Ruud is looking to increase student admissions to Shippensburg University, I think it would be wise to extend interest in this school to married students and students with children, even parents wanting to return to classes without the added baggage of a home away from home. Internet courses are expensive, and if a family can live on campus, I think it would be advantageous. Also, other campuses have married housing, and since students are getting married younger these days, even myself, married or even engaged housing, coed housing within the dorm-rooms would be appetizing to prospective students.
Unisex rooms and bathrooms should be provided
Walls shouldn't be paper thin
WE ARE TOO CROWDED!!! Landlords in SHip have a monopoly.. they can charge whatever they want and the living conditions are not always up to borough codes.. but we still live there because campus is expensive for what we are getting... we are paying too much money for a tiny shared room. And.. some of us cannot pay for dorm AND meal plan... we shouldn't have to.
When I lived in a residence hall last year, the summer before it got cool was unbearable without air conidtioning, so if a new residence hall is built it should defenitly have air conditioning. Also, sometimes the heat was cranked up too high and it would be hot at night during the winter.
When visiting friends at other schools I quickly realize how out-dated Shippensburg housing truly is. There is no attraction, no reason why students would want to remain on campus when the amenities they desire are readily available in nearby complexes (bard/college park). I am embarrassed with Shippensburg housing, lets do something about it and make Shippensburg a more attractive place for students to live. The fact that only a small number of students remain on campus for more than their first year is a sign of our weakness in terms of campus housing.
Why do my windows not lock? And why have I told my RA twice and nothing have been done about it? My roommate and I live on the first floor of an all female dorm and our windows do not lock.
With an understanding that president ruud wishes to increase admitions, i believe that married housing would make this university a choice among an increasing number of married students wishing to continue their education at a collegiate level. It gives married students the oppurtunity to obtain a college degree and maintain living with their spouses for an affordable price and a choice of colleges without the added expense of a house or apartment elsewhere.
Would you make the new residential housing for everyone or just upperclassmen?
You need to build new dorms desperately. Ours are outdated and a hindrance to drawing new students here.

You should make it easier for people to find new roommates if they have bad roommate experiences. When you don't know a lot of people on campus this can be a nightmare when deciding where it is you want to live. Maybe a roommate network?