

Abbreviated Institutional Master Plan (Planning Code Section 304.5)

For: Samuel Merritt University

Location: 135 Main Street, San Francisco, CA 94105

1. Purpose of the Institutional Master Plan

This abbreviated Institutional Master Plan (AIMP) is submitted pursuant to Planning Code section 304.5 for Samuel Merritt University, currently located at 555 San Jose Avenue, San Francisco, California. Samuel Merritt University is filing this AIMP because of their proposed occupancy of new space at 135 Main Street, San Francisco, California - as more fully discussed below. This information is accurate as of the date set forth below.

2. Samuel Merritt University

A. Purpose

Originally founded in 1909, Samuel Merritt University (SMU) is a fully accredited health sciences institution located in Oakland, California. The University offers degrees in nursing, occupational therapy, physical therapy, physician assistant, and podiatric medicine. Samuel Merritt University is an affiliate of Sutter Health and Alta Bates Summit Medical Center.

Student enrollment is over 1,400, with campuses in Oakland, Sacramento, San Francisco, and San Mateo. The University strives to reflect the community it serves by recruiting students with a variety of ethnic, cultural, and economic backgrounds.

Samuel Merritt has a strong reputation for personalized instruction because of its outstanding faculty, who bring impressive academic and clinical backgrounds to life-long learning, and a deep commitment to students and to the community.

Due to the University's reputation for academic and clinical excellence, its graduates are heavily recruited, and have one of the highest rates of employment within one year of graduation.

Samuel Merritt University is the largest source of new registered nurses in California. The University is also the largest provider of physical and occupational therapists, physician assistants, and podiatric physicians in the greater East Bay.

Samuel Merritt University graduates' passing scores on licensure and certification exams exceed state and national rates.

Samuel Merritt University offers two clinical doctoral programs, including podiatric medicine and physical therapy. A Doctor of Nursing Practice degree will enroll its first class in January 2011 pending approval by the Western Association of Schools and Colleges.

B. Curriculum

The curriculum at SMU-San Francisco Learning Center provides a 12-month accelerated Bachelor of Science in Nursing program preparing students for licensure as an RN generalist and entry-level practice in nursing. The curriculum emphasizes the knowledge, values and skills required for success in the field of nursing. Classes are held primarily Monday-Friday during day hours although some courses extend into the evenings. In addition to classroom sessions, students will also have skills laboratory sessions on-site. Clinical practices are held in healthcare agencies throughout San Francisco and the broader Bay Area.

C. Accreditation & Licensing:

Samuel Merritt University is accredited by the Accrediting Commission for Senior Colleges and Universities of the Western Association of Schools and Colleges (WASC). WASC is located at 985 Atlantic Avenue, Suite 100, Alameda, CA 94501; phone 510.748.9001.

D. Student Population and Characteristics

The student population currently at the San Francisco Learning Center is approximately 96 students. Cohorts of 48 students are admitted each April and each November. Students come from throughout the Bay Area and the state of California. The student population is 75% female and is moderately ethnically diverse, with Asians representing the largest non-White population. All students are enrolled full-time.

In the last academic year, 82% of students in this campus received financial aid of a total of more than \$4M. Over 70% of this financial aid is in the form of student loans with the remainder being federal loans and scholarships.

E. Student Housing

SMU does not provide student housing.

F. Staff and Faculty

The San Francisco Learning Center employs 9 full-time faculty and 4 staff members.

G. Affirmative Action

Samuel Merritt University does not discriminate on the basis of sex, race, age, color, ethnic or national origin, disability or handicap, religion, marital status, sexual orientation, or status as a veteran in the administration of employment, admission, financial aid, or educational programs. Nondiscrimination is consonant with the principles and practice of the University.

H. Extra-Curricular Activities

As a health-care program, students and faculty in the Learning Center provide direct services to the residents of the county.

I. About Samuel Merritt University

SMU is a private, not-for-profit institution located in Oakland, California, with learning centers in Sacramento, San Francisco, and San Mateo. The University offers degrees in five disciplines: nursing, physical therapy, occupational therapy, physician assistant, and podiatric medicine. The Accelerated Bachelor in Science in Nursing program is the only program offered at the San Francisco and San Mateo Learning Centers.

SMU began 100 years ago as a diploma school of nursing sponsored by Samuel Merritt Hospital. The founding in 1909 is attributed to the vision of Dr. Samuel Merritt, considered at the time one of the most prominent civic leaders in the San Francisco Bay Area. The thirteenth mayor of Oakland and one of the original Regents of the University of California, he influenced the development of the city's public and cultural services and spaces. Dr. Merritt dedicated his estate to enriching the quality of life in Oakland including the resources that established the School of Nursing.

Since its inception, SMU has graduated over 10,000 women and men. The Samuel Merritt Hospital School of Nursing was renamed Samuel Merritt College during the 1980s, and received initial accreditation from WASC in 1984. In 1990, the institution established its first graduate degree program, followed by the establishment of the departments of physical therapy, occupational therapy, and physician assistant. SMU merged with the California College of Podiatric Medicine (CCPM) in 2002 thus introducing its second doctoral degree program to complement its existing Doctor of Physical Therapy (DPT) programs.

In addition to the Accelerated Bachelor of Science in Nursing program, the Oakland and Sacramento Learning Centers also offer two additional pre-licensure nursing programs, three Master of Science in Nursing tracks, and a Doctor of Nursing Practice (DNP) program. There are approximately 850 total nursing students, making SMU one of the largest schools of nursing in California

3. Current Facilities

SMU currently leases and occupies all or portions of buildings in Oakland, San Mateo, San Francisco and Sacramento.

A. Size and Location

- i. 3100 Telegraph Ave, Oakland, CA. This location is both their Oakland campus and administrative headquarters and is 195,705 rentable square feet.
- ii. 1720 South Amphlett Boulevard, San Mateo, CA. This Learning Center consists of faculty offices, classrooms, training room, computer room, break areas and other common areas. It consists of 12,749 rentable square feet.
- iii. 2700-2710 Gateway Oaks Drive, Sacramento, CA. These two buildings make up one Learning Center. These buildings comprise 9,678 rentable square feet and include faculty offices, training rooms, classrooms, library, administrative offices, server room and common areas.
- iv. 555 San Jose Avenue, San Francisco, CA. This Learning Center is small and doesn't offer the space to accommodate all of SMU's programs. It is 7,239 rentable square feet.

B. Total Occupied Space

The total space occupied by SMU in its four Learning Center's is 225,371 rentable square feet.

C. Ownership of Occupied Space

SMU does not own its occupied space.

D. Parking

SMU has the right to one parking space in the building garage. There are other garage and parking lot options in the neighborhood. It is anticipated most students will take public transportation to the campus. The subject building is one block from BART and MUNI and adjacent to the Trans Bay Terminal.

4. Proposed Changes

A. Purpose

SMU's need to relocate the San Francisco Learning Center from 555 San Jose Avenue to 135 Main St. is primarily due to the inadequate square footage in the existing building and no additional space being available on the St. Luke's Hospital campus. Secondly, the existing space is of an age that limits the effective function of HVAC, technology, and restrooms. In addition to classrooms, the site requires

skills laboratory, computer lab, library, lounge, workroom, and offices. Additional requirements for the Learning Center include safe and close access by public transportation and nearby restaurants or food service.

B. New Facilities

As described in Section 3. A. iv, above, SMU is in discussions to lease space at 135 Main St., San Francisco.

C. Removed Facilities

SMU plans to completely vacate its current San Francisco location at 555 San Jose Avenue as soon as new space is available for occupancy.

D. Remaining Facilities

SMU plans to occupy the entire 6th floor of 135 Main St. once the space is improved to meet their needs. The renovations are expected to be completed by the end of 2011. The 6th floor is approximately 13,000 square feet.

E. Total Size at Completion

Upon completion of tenant improvements SMU will occupy approximately 13,000 rentable square feet at 135 Main St.