



THE UNIVERSITY OF TENNESSEE
**INSTITUTE OF
AGRICULTURE
MASTER PLAN | 2024**

19 SEPTEMBER 2024

*ADDENDUM TO THE UNIVERSITY OF
TENNESSEE KNOXVILLE
2023 MASTER PLAN*





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Space Needs Assessment Data

Lone Oaks Farm 4-H Center, 2017 Master Plan





MESSAGE FROM THE VICE CHANCELLOR AND SENIOR VICE PRESIDENT



As we look to the future, a well-planned campus infrastructure is integral in supporting the growing work of our University of Tennessee Institute of Agriculture faculty, staff, and students. The future is bright, and this work will help us to create and deliver even greater Real. Life. Solutions. to fellow Tennesseans and beyond.

Sincerely,

KEITH CARVER



01

EXECUTIVE SUMMARY

WHAT DEFINES THIS MASTER PLAN?

Serving all Tennesseans and beyond through education, discovery, and outreach that enables strong economic, social, and environmental well-being. A commitment to serve all Tennesseans as a land-grant university.

The University of Tennessee Institute of Agriculture (UTIA) Master Plan provides a vision for the stewardship of the institution's landholdings across the state of Tennessee. As an extension of the University of Tennessee Knoxville 2023 Master Plan, it further advances the University's goals to provide high-quality educational opportunities for learners; create a more just and sustainable world through research, scholarship, and creative work; and support local, state, and national communities through the University's land-grant mission. It is also informed by UTIA's distinct mission to provide "Real. Life. Solutions. through teaching, discovery, and service."

The state of Tennessee is UTIA's campus, and the plan will guide investments in these assets for the next decade. It represents the first comprehensive physical planning effort for UTIA in alignment with requirements set by the Tennessee Higher Education Commission (THEC) that oversees higher education activities in the state.

One UT Master Plan

This master plan document supports the UT Knoxville 2023 Master Plan and together serve as of one cohesive master plan for the University of Tennessee.

Key facilities improvements for the Herbert College of Agriculture are located on or around the main campus and have previously been included as part of the UT Knoxville 2023 Master Plan. The UTIA Master Plan (this document) addresses:

- AgResearch - Agriculture Research and Education Centers
- UT Extension 4-H Centers
- UT Extension Regional Extension Offices
- College of Veterinary Medicine - Veterinary Research and Education Center
- AgResearch UT-GATOP site
- UT Extension Soil, Plant and Pest Center

UT Knoxville Master Plan

Provides a vision for the dynamic physical transformation of the institution's Knoxville- and Tullahoma-based campuses.

Includes recommendations for UTIA facilities on Main Campus:

- Veterinary Medical Center - Small Animal Hospital Renovation
- College of Veterinary Medicine Research Space and Expansion
- Interdisciplinary Academic, Research Learning Commons Building (Racheff Site)
- Morgan Hall Building Renovation and Addition
- UTIA Garden Education and Discovery Center
- UTIA Parking Garage with Greenhouses

SHARED MASTER PLAN VISION

UT Institute of Agriculture Master Plan

4 UT Extension 4-H Centers

Lone Oaks 4-H Center Master Plan (2017, updated 2023) is folded into this plan

3 UT Extension Regional Extension Offices

County Extension Offices are excluded from this Master Plan

18 AgResearch - Agriculture Education and Research Sites

3 Others

- College of Veterinary Medicine - Veterinary Research and Education Center
- Future AgResearch UT Garden: UT-GATOP
- Soil, Plant and Pest Center

Additionally, the Lone Oaks 4-H Center in Middleton, Tennessee has a previously completed master plan (Lone Oaks Farm Master Plan, 2017). Highlights of that plan are included in this report. The full 2017 Lone Oaks Farm 4-H Center Master Plan (updated in 2023) is attached as a supplemental document.

UTIA OVERVIEW

Institutional Overview

UTIA is comprised of several entities, each with varying degrees of focus on research, education, and outreach and an organizational structure designed to nurture collaboration and innovation. UTIA encompasses AgResearch, the Herbert College of Agriculture, the College of Veterinary Medicine, and UT Extension.

Additionally, UTIA often collaborates with stakeholders such as farmers, industry partners, and government agencies to ensure that its activities are aligned with the needs of the community and the broader agricultural sector.

Planning Scope

This planning effort captures the many facilities that are a part of the UTIA portfolio and until now were not captured in the 2023 University of Tennessee Knoxville Master Plan. 27 centers at 26 geographic locations are included in this report. The centers vary in size, focus, and goals and have different organizational and physical relationships. These centers reflect the diversity of the state of Tennessee. Each center engages with the distinctive topography and climates of east, central, and west Tennessee to define its unique focus and identity.

UT AgResearch Institute of Agriculture

A leading research organization affiliated with the University of Tennessee, focused on addressing critical challenges in agriculture, forestry, and related fields through innovative research, technology development, and outreach initiatives to support sustainable and resilient practices.

Agriculture Research and Education Centers

Agronomy, livestock, and forestry research and education facilities.

UT Gardens

Locations in Jackson and Crossville

Future **UT-GATOP** (God's Answer to Our Prayers)

UT Extension Institute of Agriculture

A statewide outreach program, dedicated to providing research-based education and solutions in agriculture, family and consumer sciences, community development, and 4-H youth development to enhance the lives and well-being of Tennessee residents.

4-H Centers

Youth education facilities located throughout the state.

Regional Extension Offices

Regional facilities are located in each region focusing on community outreach.

Soil, Plant and Pest Center

Facilities for analyzing soil, plant and pest samples from across the state.

UT College of Veterinary Medicine

A renowned academic institution dedicated to advancing veterinary science through comprehensive education, cutting-edge research, and state-of-the-art clinical services, preparing future veterinarians to excel in animal healthcare and related fields.

Veterinary Research and Education Center

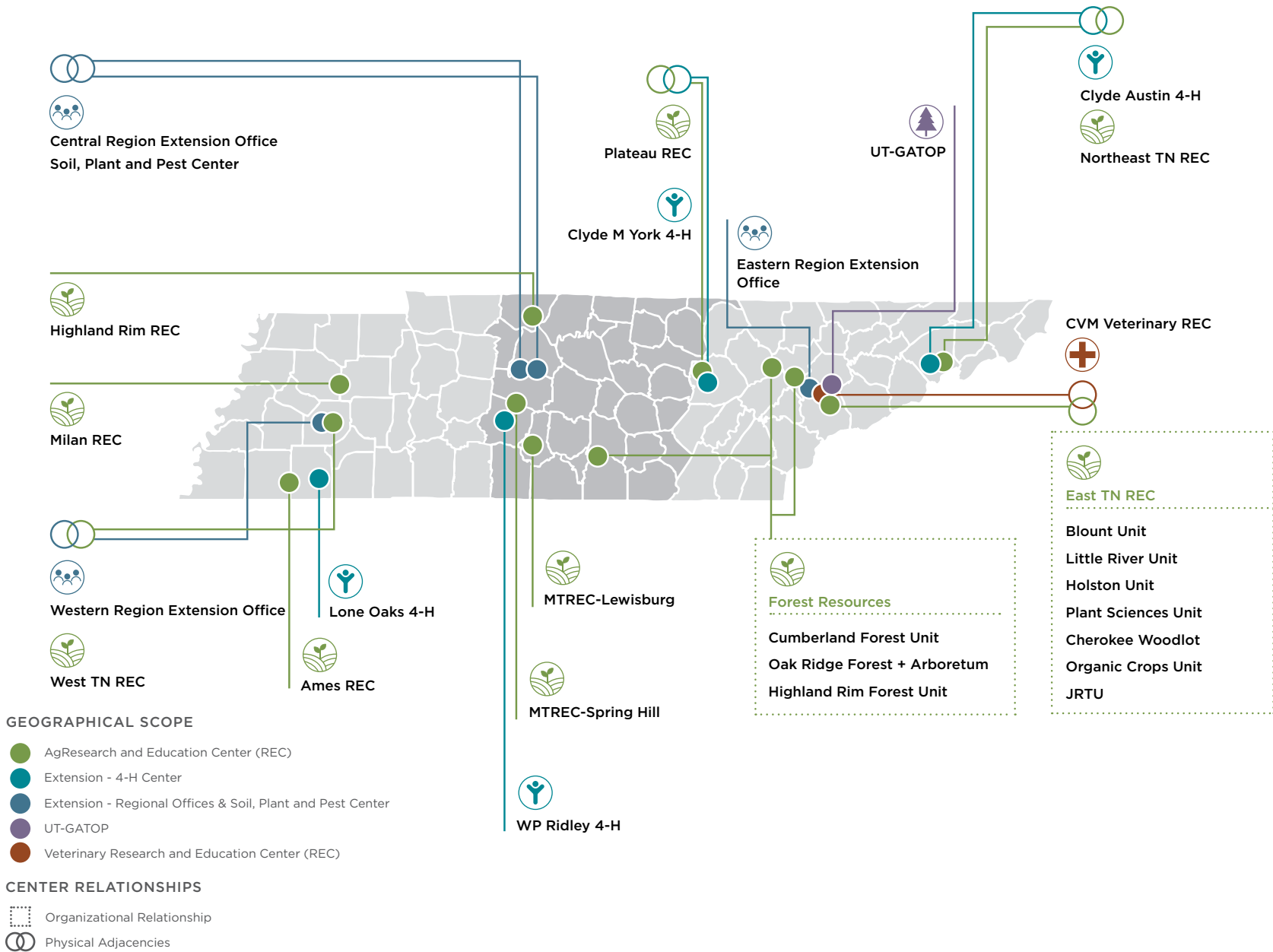
Support farm for the College of Veterinary Medicine.

This scope only includes the Vet REC site. For other College of Veterinary Medicine recommendations, see the 2023 University of Knoxville Master Plan.

UT Herbert College of Agriculture

A distinguished institution committed to excellence in agricultural education and research, providing students with comprehensive knowledge and skills while exploring innovative solutions to address challenges in the agricultural industry.

No scope for this master plan effort, see the 2023 University of Tennessee Knoxville Master Plan for information.



PLANNING PRINCIPLES

Through a 14-month, three-staged process of engagement with a large cross-section of stakeholders, six distinct planning principles emerged. These principles inform the vision for the physical UTIA centers and align with the University's commitment to support its students, faculty, staff, researchers, alumni, and other stakeholders in the Tennessee community.



⬆ Obsolete dairy facilities at MTREC-Spring Hill



⬆ Feed bins installation at the ETREC-Little River Unit freestall barn

KEY PLANNING DRIVERS

UTIA MISSION

As a land-grant institute, we provide Real. Life. Solutions. through teaching, discovery, and service.

UTIA VALUES

- Respect
- Science-based solutions
- Diversity
- Responsiveness to constituent needs
- Transparency
- Accountability



Enable UTIA to realize their mission of discovery, innovation, and application for students, faculty, staff, and Tennesseans.



Minimize risk to staff, researchers, visitors, and facilities.



Maximize the use of resources by prioritizing reuse before replacement, multipurpose facilities, and efficiency in operations.



Preserve Tennessee farm and forestry land as the state faces development pressures.



Create places that are accessible, safe, and welcoming for all users.



Position sites to take advantage of revenue generation opportunities through sale of commodities, events, and other partnership opportunities, when it complements UTIA's mission.

A GROWING INSTITUTE WITH EXPANDING IMPACT

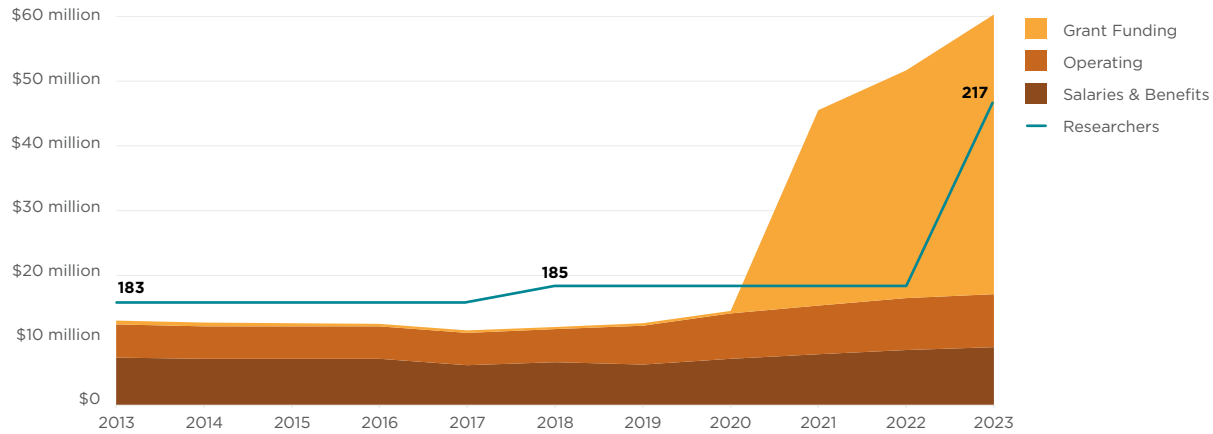
The University of Tennessee is thriving, with significant enrollment growth driving physical planning for the Knoxville Master Plan. The Herbert College of Agriculture, part of the University of Tennessee Institute of Agriculture, is one of the UT Knoxville colleges projected to have the most significant enrollment growth between now and 2030, increasing from 1,400 to 2,220 students. While most of the student space needed to support that growth will be housed on the Knoxville campus, the AgResearch and Education Centers, 4-H Centers, Extension Offices, and other unique UTIA assets will continue to support the the growing student body.

UT AgResearch has grown significantly in recent years in terms of staff, grant-funded research dollars, and total expenditures.

Despite the impacts of the COVID-19 pandemic, UT Extension activities and especially the STEM programming offered at the 4-H Centers have grown in participation. Exclusive of camping programs, in 2022, more than 17,000 youth and adults participated in programming or private rental events. This growth is projected to continue into the future.

As rapid urbanization results in a loss of farmland across the state of Tennessee, it is vital to preserve UTIA's current assets and consider continued expansion of research and extension activities in the future. This work to preserve farms and forestry also aligns with the University's land-grant mission.

AGRESEARCH 10-YEAR GROWTH



UT EXTENSION 4-H CENTER 2022 PROGRAM ATTENDANCE

Programs	Day/Overnight	W.P. RIDLEY		CLYDE M. YORK		CLYDE AUSTIN	
		Youth	Adult	Youth	Adult	Youth	Adult
4-H Junior Camp	Overnight	1,574	147	1,541	164	1,549	145
4-H Junior High Camp	Overnight	134	13	175	10	154	14
Student/ School Programs	Day	3,255	918	428	57	1,584	284
Student/ School Programs	Overnight	234	82	338	106	135	30
4-H/ UT Events	Day	68	53	410	200	74	6
4-H/ UT Events	Overnight	94	9	122	490	180	51
Private Groups/ Event Rentals	Day	1,900	3,149	524	513	30	1,306
Private Groups/ Event Rentals	Overnight	68	42	417	123	150	230
TOTAL		7,327	4,413	3,955	1,669	3,856	2,066

SPACE DRIVERS AND NEEDS

The space needs assessment is intended to serve as a tool to support decision-making and the development of physical solutions and strategies. The assessment quantifies the amount of space UTIA currently uses, then calculates ideal quantities of space needed to support institutional goals and initiatives for short-term and long-range planning. The ideal quantities are compared to existing space quantities to identify areas of need and surpluses.

The Tennessee Higher Education Commission (THEC) is the coordinating board which oversees the efforts of higher education institutions in the state and has guidelines for master planning at the institution level. THEC has established space metrics that apply to educational and general space, and where applicable, these metrics have been applied to UTIA facilities. The needs identified through this effort complement those already identified through the University of

Tennessee Knoxville Master Plan. While the space assessment focuses on interior spaces, outdoor spaces are foundational to nearly every site. Needs for outdoor resources and for deferred maintenance to address condition issues are captured in the comprehensive planning recommendations. The space assessment process captures quantitative needs and does not necessarily capture deficiencies in the quality of space. Deteriorating space condition is a driver of many of the proposed investments, particularly related to staff housing.

The UTIA Master Plan Space Needs Assessment identifies needs for major programmatic expansion at several AgResearch Centers and right-sizing and modernization of existing functions across the board. For Extension 4-H Centers, the primary need is for STEM Centers at each site to support growth in that program.

ACADEMIC, RESEARCH, AND SUPPORT SPACE FINDINGS

Relative Balance
 Percentage Need
 Percentage Overage

	ACADEMIC, RESEARCH, OFFICE SPACE		OTHER NON-RESIDENTIAL SPACE		RESIDENTIAL SPACE		TOTAL			
	Existing	Need	Existing	Need	Existing	Need	Existing	Need	Difference	% Change
4-H Centers	26,263	28,286	70,372	94,363	66,828	79,680	965,781	202,329	(38,866)	-24%
Regional Extension Offices	11,044	10,364	6,888	10,950	0	0	17,932	21,314	(3,382)	-19%
AgResearch Centers	61,885	90,041	795,759	897,590	108,137	112,520	965,781	1,110,825	(123,525)	-14%
INSTITUTION TOTAL	99,192	128,691	873,019	1,002,903	174,965	192,200	1,166,906	1,334,468	(167,562)	-15%

*Cells highlighted in pink have an unmet need that represents 15% or more of existing space in that category.

KEY STRATEGIES AND DRIVERS

4-H Centers

UT Extension 4-H Centers were established to support the summer camping program and continue to host that transformational experiential learning opportunity. Over time, their programming has expanded to include many other opportunities for the community to engage with the outdoors, notably the STEM program for K-12 students during the fall and spring seasons of the academic year. Key drivers of investments in 4-H Center sites and facilities include:



▲ Clyde Austin 4-H Center

Mitigating Risk

Security of 4-H Center visitors, UTIA staff, facilities, and other assets is essential, particularly because of their focus on youth programs. Vehicular and pedestrian conflicts and maintaining separation between youth programs and other outreach events are two areas of potential risk.

Accommodating STEM Program Growth

As the overall population of Tennessee has grown, school enrollments have grown as well. More and more students are participating in the experiential outdoor learning field trip programs offered at 4-H Centers throughout the fall and spring. In nice weather, the centers deploy outdoor program areas to manage larger groups, but inclement weather is a challenge. Indoor teaching laboratories and meeting spaces are needed to support this program.

Hosting Community Events

4-H Centers are highly connected to their communities. Hosting events on site is both a service to the community and a potential revenue source to support the facility. Opportunities include meeting venues, outdoor activities and accommodations for overnight stays.

Regional UT Extension Offices

The Regional UT Extension offices provide a home for administrative support staff for Extension programs in the region as well as a central meeting location. The Central Region Extension Office is also collocated with the Soil, Plant and Pest Center (SPPC), which conducts soil testing for landowners across the state and supports research efforts. Key drivers of investment in these facilities include:



West Tennessee Regional Extension Office 

Supporting Extension Work in the Region

As UT Extension continues to grow and expand, new programs and more staff are needed. With appropriate facilities, the SPPC also has expansion opportunities to provide additional services including poultry manure analysis.

Hosting Meetings and Events

Regional Extension offices are hubs for UT Extension meetings and events as well as community meetings and events.

AgResearch

UTIA AgResearch and Education Centers started as research farms and have evolved over time into innovative hubs for agricultural research, education, and outreach. They are constantly expanding and adapting their agricultural crops and livestock portfolios to match current research demands, industry trends, and current technologies. In recent years, adapting their land and facilities for precision agriculture has significantly advanced UTIA's research capabilities. Key drivers of investments in AgResearch sites and facilities include:



▲ Milan REC

Security

It is important to protect UTIA staff, animals, and assets and minimize risk that could potentially occur at the AgResearch and Education Centers. A center's size, location, and neighbors impact the degree of security that is needed. Demarcating the centers' properties through physical barriers (fencing/gates) or less intrusive measures (signage) informs the public of UTIA's presence and boundaries. Surveillance methods like CCTV can be implemented to deter and enforce transgressions. Additionally, by establishing areas at the centers as public, semi-public, and non-public, minimizes opportunities for misconduct.

Access

The isolated nature of some sites makes them challenging or impractical to access using reasonable equipment in realistic time frames due to limited roads/tracks, geography, and/or access through non-UTIA property. UTIA should acquire land or the right to reasonably access existing properties. Conversely, public through-traffic access to centers should be controlled and restricted to applicable sites.

Supporting Research Initiatives

Over time, facilities' limitations prevent them from supporting modern equipment and research needs due to size, evolving processes, and life span limitations. In addition, novel technologies have been introduced to the agriculture field, superseding older technologies. These should be applied at the AgRECs to support the needs of UTIA's researchers as they maintain their relevance to the Tennessee agriculture community. This includes equipping fields and support facilities with capabilities to support precision agriculture and establishing a strategy(s) for implementing the technology consistently across centers.

Staff and Researcher Housing

On-site housing is integral to AgResearch's mission for 24/7 animal care, management of the facilities, and to provide a physical presence needed to providing security to large and sometimes isolated properties. Different types of housing are required for staff required to live on sites and for short-term stays, including researchers/seasonal workers and other guests. Appropriate and high-quality housing is needed to attract and retain the dedicated staff and researchers UT wishes to employ and support.

Deteriorating Space Condition

As time goes by, facilities experience depreciation and wear and tear. Effort is required to maintain facilities at modern and industry standard quality to attract and retain the dedicated staff and researchers UT wishes to employ and support. In addition, some facilities are obsolete or no longer programmatically needed and occupy valuable real estate that could be more efficiently used with updated or different facilities.

Operational Needs

Over time, the limitations of older facilities mean they can no longer support modern equipment and farm operation needs due to size, new processes, and life span limitations. Farm support facilities should be updated and/or built to satisfy current facility needs. Modern, efficient, and economical agriculture facilities should be implemented. Additionally, aging infrastructure (water, electricity, etc.) should be replaced.

Outreach Facilities

For AgResearch to make the best impact in their communities, quality outreach facilities are needed to support their efforts. Opportunities for reuse of architecturally appealing agriculture structures that no longer meet agricultural needs but can be re-purposed for hosting outreach activities and events. New structures can also be built with flexibility in mind so that they serve other purposes outside of outreach events.

UT-GATOP

The University of Tennessee - GATOP (God's Answer to our Prayers Gardens) is and will be a great asset to UT and the local Knoxville community. UT-GATOP is made up of multiple properties. Two have recently been transferred to the University of Tennessee by Dr. Alan Solomon, and one larger property (the gardens and residences) remains in Dr. Solomon's ownership. As these assets transition to UT ownership, planning is crucial to prioritize the facility needs for an operational and accessible public garden. Key drivers of investments in UT-GATOP sites and facilities include:



▲ *View across the Knoxville River at GATOP Gardens*

Preserve a Unique Resource

The GATOP Gardens are a local treasure with many accolades warranting preservation and access for the Knoxville and greater Tennessee community.

Engage the Community

The garden's appeal makes it an ideal space for UT and others to engage the public in a picturesque environment.

Leverage Revenue Generation

The GATOP Gardens are an invaluable asset that has the opportunity to become a cherished venue space potentially able to support its own upkeep.

CVM Veterinary REC

UTIA College of Veterinary Medicine - Veterinary Research and Education Center (CVM VREC) started as a small support animal farm. Over time, CVM has grown, and VREC has had to maximize the available space to continue to support animals effectively. Key drivers of investments in VREC site and facilities include:



Pastures at the VREC 

Animal Space

Equine, bovine, ruminant, camelids, and other animals are currently housed on the farm. Supporting CVM's robust curriculum and research requires a significant number of animals, which in turn require substantial land areas for pasture and other support functions.

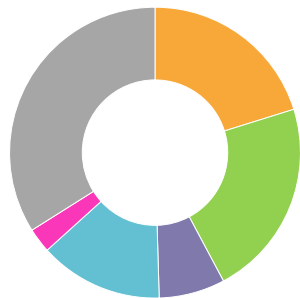
Expansion of Neighboring Entities

Growth of University of Tennessee Knoxville's main campus and medical center has made VREC a desirable property for many uses. Supporting animals in a limited land area is challenging, but essential to provide close access to animals for students in the CVM program.

MAJOR PROJECT HIGHLIGHTS

This planning process identified many projects with varying scale, cost, implementation effort, and impact across the UTIA sites and institutions. The projects are organized into six major categories with associated sub-categories. There are new construction projects to address unmet needs, but many projects are renovations and upgrades to existing facilities and infrastructure to maintain operations, safety, and security. The diagram on the next page highlights proposed project types across the centers.

The following pages organize the projects by implementation priority and funding source. The priorities are based on their funding status and need. Implementation phases include funded projects, near-term priorities (non-funded) and mid-term priorities (non-funded). The pages in this Executive Summary are a high-level summary of projects, for further detail about specific projects see each site section in the report.



BUILDINGS

1. STEM
2. CLASSROOM: 4-H
3. CLASSROOM: NON 4-H
4. LAB/RESEARCH
5. OFFICE
6. STAR LAB

AGRICULTURE

1. AGRONOMY BUILDINGS
2. DAIRY FACILITIES
3. GRAIN STORE
4. LIVESTOCK: FACILITIES
5. LIVESTOCK: HAY STORAGE
6. OBSERVATION TOWERS

HOUSING

1. 4-H CABINS
2. 4-H STAFF HOUSING
3. AGREC HOUSING

INFRASTRUCTURE

1. INFRASTRUCTURE
2. PRECISION AGRICULTURE
3. OPERATION FACILITIES
4. RIVER STABILIZATION/RESTORATION
5. SECURITY

VENUE

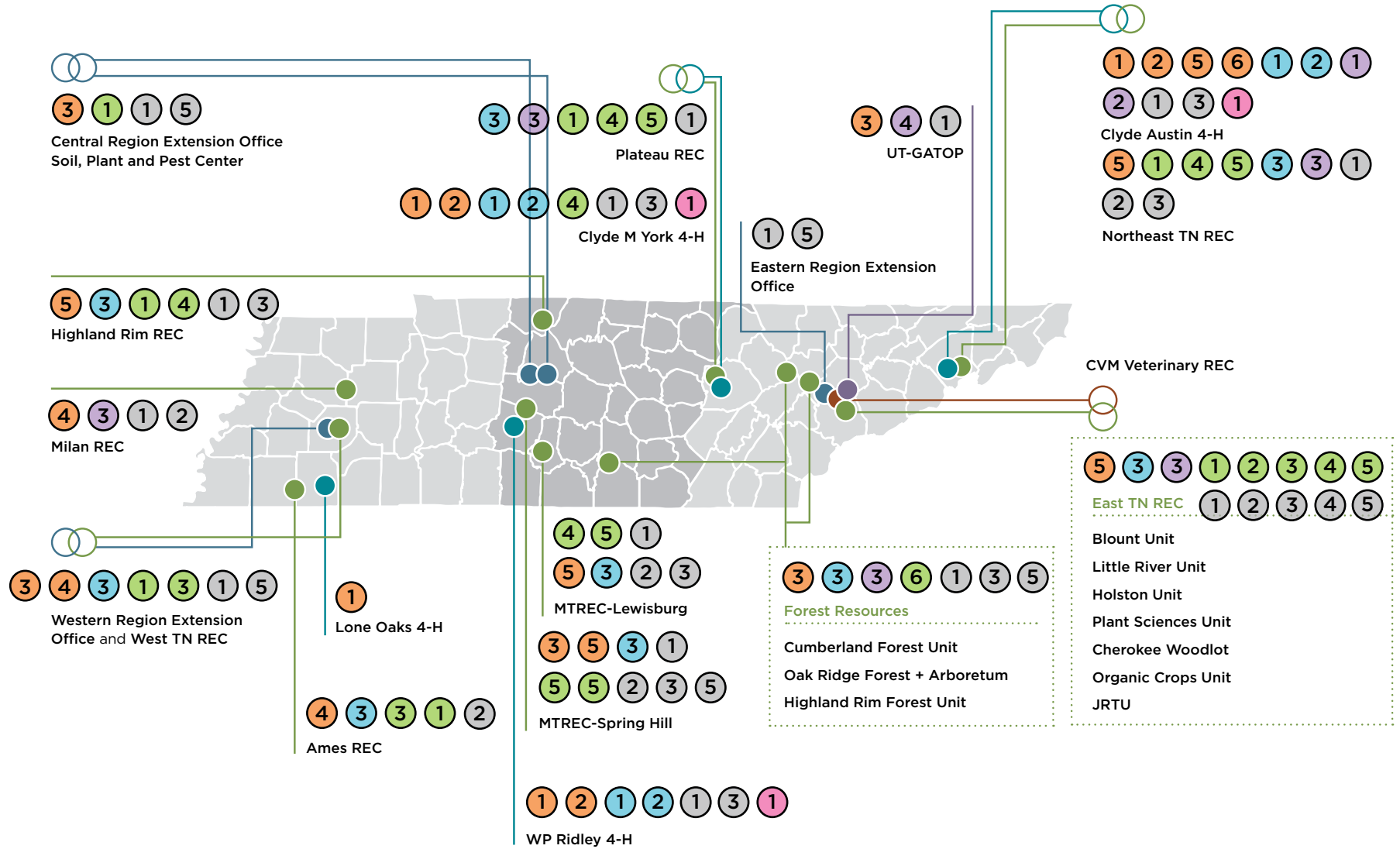
1. PERFORMING ARTS CENTER
2. EVENT/LODGE
3. FLEX VENUE
4. UT-GATOP

4-H ACTIVITY

1. ACTIVITY FACILITIES

PROJECTS TYPE HIGHLIGHTS

The diagram below indicates projects proposed across the state.



FUNDED PROJECTS

Funded projects were identified before this planning effort commenced and are in the process of being implemented. The majority of projects are funded through the American Recovery Plan. The diagram on the next page highlights funded projects across the centers.

● Capital Outlay Funds

- A. Lone Oaks 4-H Center - Water Education Facilities*
- B. Lone Oaks 4-H Center - Stream Restoration & Conservation (Phase 1 & 2)*

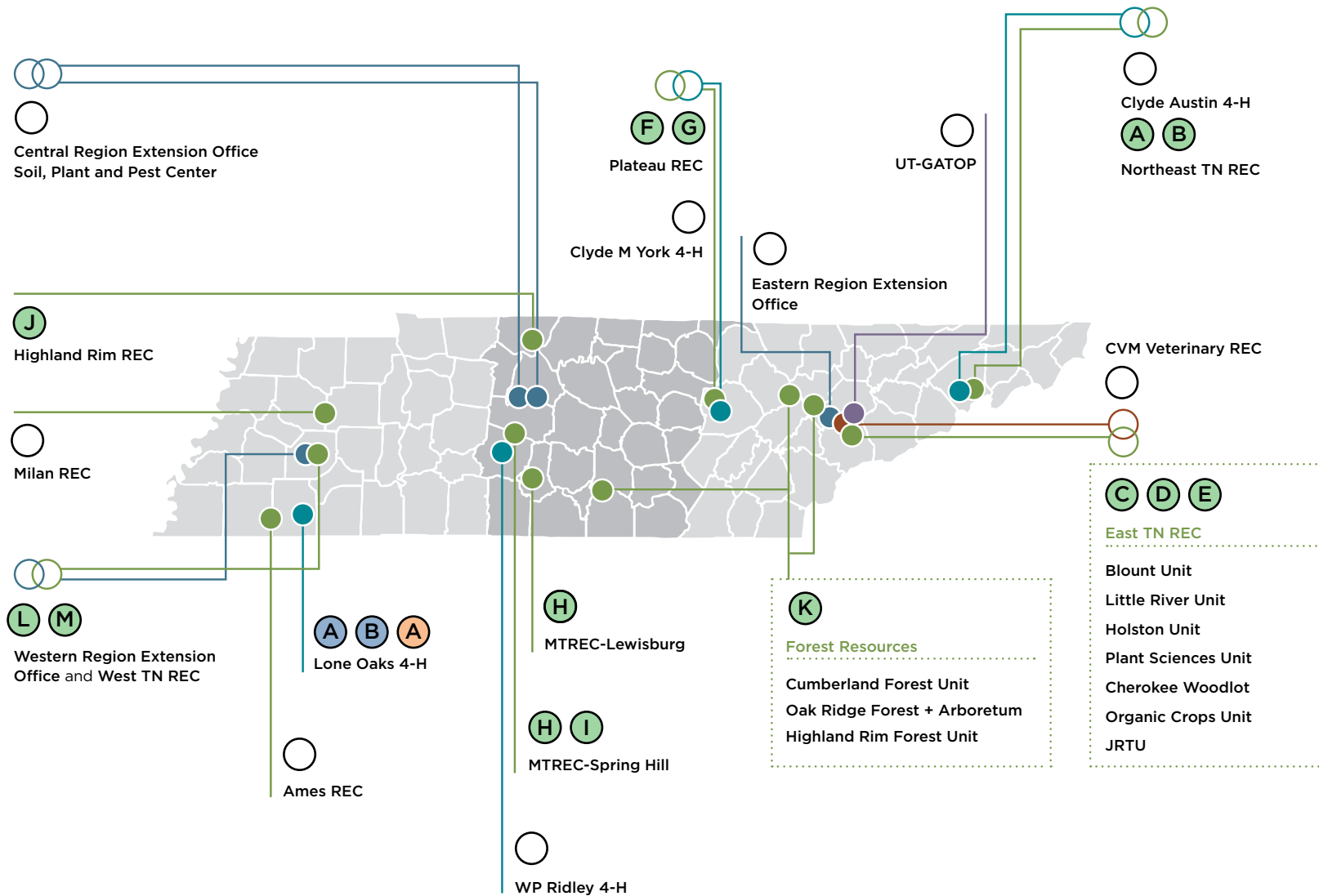
● E&G Residual and Donor Funds

- A. Lone Oaks 4-H STEM - Center (Phase 2)

● American Recovery Plan (ARP)

- A. NETREC - Greenhouse complex
- B. NETREC - Centralized beef handling facility
- C. ETREC-BU - Protein Innovation Center
- D. ETREC-BU - Small ruminant barn
- E. ETREC Little River - Transition barn
- F. PREC - Precision livestock farming beef facility
- G. PREC 70N - Hay storage
- H. MTREC - Precision livestock farming pastures
- I. MTREC-Spring Hill - Broiler facility
- J. HRREC - Office
- K. FRREC-Highland Rim Unit - Manager house
- L. WTREC - Office and housing renovations
- M. WTREC - Bin demonstration center

*Projects by another state agency



NEAR-TERM IMPLEMENTATION

0-5 years Near-Term

Near-term projects are more immediate needs that should begin implementation in 1-5 years. The projects identified include a mix of project types including building renovations, new facilities, site improvements, field lab/agriculture facilities, and security upgrades. The diagram on the next page highlights near-term projects across the centers. The order of projects listed does not indicate priority.

**Order of projects does not indicate priority*

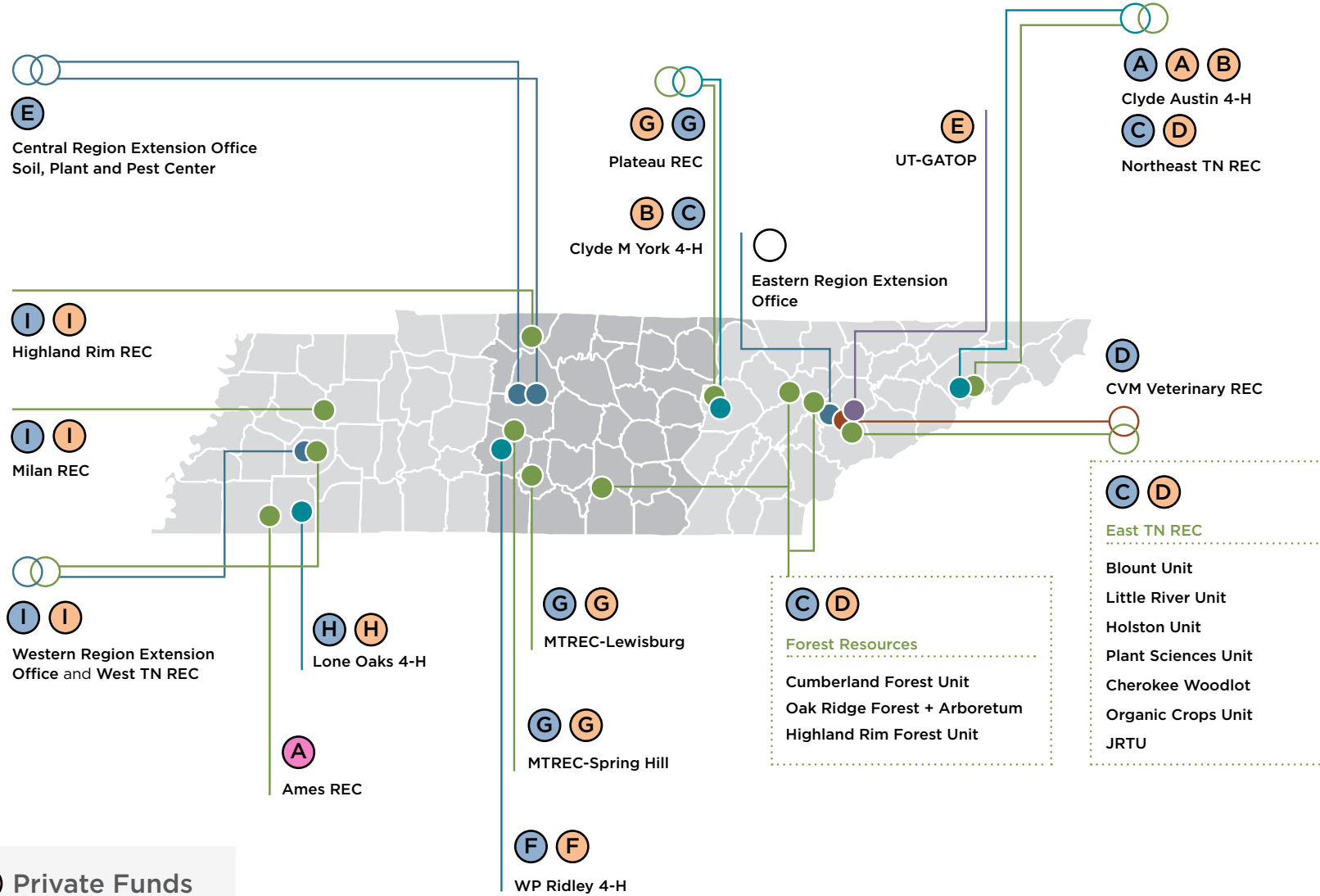
● State/ Capital Outlay Funds*

● Capital Maintenance/ EG/ Donor/ Grant Funds*

	State/ Capital Outlay Funds*	Capital Maintenance/ EG/ Donor/ Grant Funds*
EAST	A. Clyde Austin 4-H Center - Building site improvements	A. Clyde Austin 4-H Center - STEM Center
	B. Clyde M. York 4-H Center - Building site improvements	B. Clyde Austin 4-H Center - Guest Lodge
	C. AgResearch Eastern Region - Infrastructure updates, improve parking, roadways, security, and signage, upgrade animal waste systems, renovate or new conference and education/ event areas.	C. Clyde M. York 4-H Center - STEM Center
	D. CVM VREC - Improvements	D. AgResearch Eastern Region - Renovations of farm structures, buildings, and housing. New or upgraded field animal containment areas. Improve riverbank stabilization, improve irrigation systems
CENTRAL	E. Central Regional Extension Office - Soils lab addition, building renovation	E. UT-GATOP - Phase 1
	F. W.P. Ridley 4-H Center - Building site improvements	F. W.P. Ridley 4-H Center - STEM Center
	G. AgResearch Central Region - New tunnel/greenhouses and seed storage, research shade house, grain storage, barns and new admin facilities, ADA	G. AgResearch Central Region - Renovations to farm structures, buildings, and housing. Updated field animal containment areas. Improve roadways and security
WEST	H. Lone Oaks 4-H Center - Building improvements	H. Lone Oaks 4-H Center - Cabin cluster (meadow)
	I. AgResearch Western Region - Construction of field lab facility, grain storage education area, barns and new admin facilities. Renovation or new conference and education/ event/ demonstration areas.	I. AgResearch Western Region - Improve parking, roadways and security.

NEAR-TERM PROJECTS FUNDING DIAGRAM

The diagram below identifies funding sources for projects at each site.



Private Funds

A. Ames - Projects

MID-TERM IMPLEMENTATION

5-10 years

Mid-Term

Mid-term projects are more immediate needs that should begin implementation in 5-10 years. Similar to near-term, the projects identified include a mix of project types including building renovations, new facilities, site improvements, field lab/ agriculture facilities, and security upgrades. The diagram on the next page highlights mid-term projects across the centers. The order of projects listed does not indicate priority.

**Order of projects does not indicate priority*

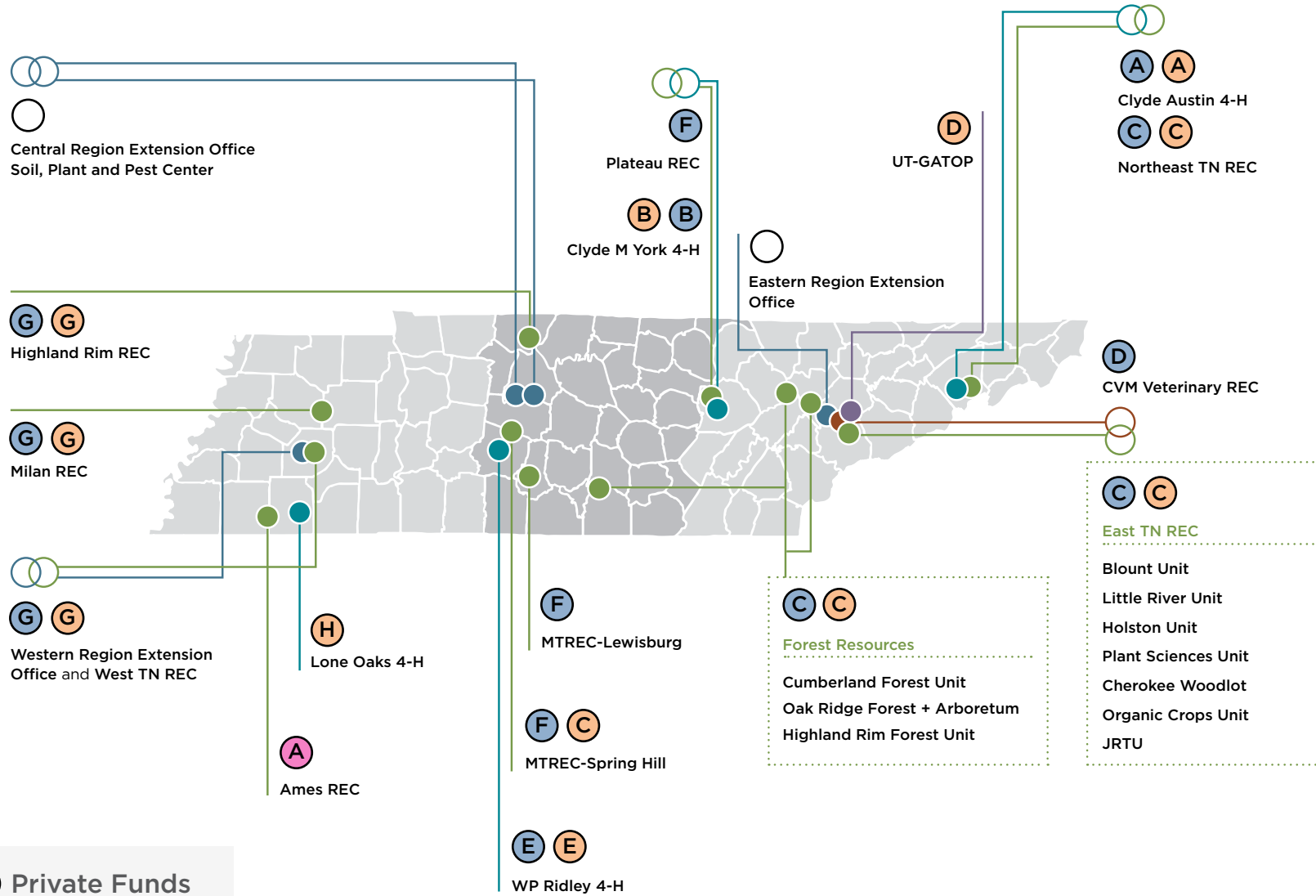
● State/ Capital Outlay Funds*

● Capital Maintenance/ EG/ Donor/ Grant Funds*

	State/ Capital Outlay Funds*	Capital Maintenance/ EG/ Donor/ Grant Funds*
EAST	A. Clyde Austin 4-H Center - Infrastructure improvements	A. Clyde Austin 4-H Center - Performing Arts Center and Star Lab
	B. Clyde M. York 4-H Center - Infrastructure improvements	B. Clyde M. York 4-H Center - Office building
	C. AgResearch Eastern Region - New or renovated feed storage centers/systems, equipment storage, barns, greenhouses and headhouse, guest housing, admin facilities, lab space, creamery, conference and flex education/ event structures and activity areas, walking trails and parking areas. Develop master garden and arboretum. Raze unusable structures.	C. AgResearch Eastern Region - Upgrade or expand field animal containment areas. Upgrade utilities, add solar panels. Upgrade or add field roads, stream crossings, bridges, and tunnels and 4x4 vehicle access paths. Stabilize shoreline. Relocate Insectaries.
	D. CVM VREC - Bovine equine improvement	D. UT-GATOP - Phase 2
CENTRAL	E. W.P. Ridley 4-H Center - Infrastructure improvements	E. W.P. Ridley 4-H Center - Operational support facilities
	F. AgResearch Central Region - New or renovated vehicle service facility, equipment storage, barns, tobacco curring structure, guest housing, admin facilities, conference and flex education/ event/ demonstration and parking areas. Raze unstable structures.	F. AgResearch Central Region - Upgrade or expand field animal containment areas. Upgrade utilities.
WEST	G. AgResearch Western Region - Renovate or new greenhouses and headhouses, storage structures, woodworking shop, horticulture workshop, teaching space, labs, offices/meeting spaces, chemical storage, exhibition space, restrooms, cotton gin and storage; large equipment storage and flex venue-pavilion, additional parking. Add electric charging stations in parking areas.	G. AgResearch Western Region - Upgrade utilities, add solar panels. Upgrade irrigation systems. Transition existing lagoon into a healthy pond.
		H. Lone Oaks 4-H Center - Cabin cluster (lake)

MID-TERM PROJECTS FUNDING DIAGRAM

The diagram below identifies funding sources for projects at each site.



Private Funds

A. Ames - Projects

LAND ACQUISITION

UTIA's land resources enable the institute to provide research and outreach opportunities and experiences to Tennesseans. As UTIA grows and the state continues to face development pressures, strategic land acquisition can help secure UTIA's future impact. If available land meets the defined acquisition criteria and there is a need for supporting UTIA's mission, property acquisition could be explored.

All UTIA sites are unique, and their potential need for growth varies by site. This master plan defines each site's potential need for expansion by first identifying if expansion could occur and then establishing two circular zone boundaries: a smaller but less-restrictive Institutional Boundary and a larger but more restrictive Area of Influence. The centers of these boundary circles are located at the building that is considered the site's office and/or farm center. The table on the following page indicates the boundary and area of influence radius for each site.

This approach positions UTIA to consider the strategic acquisition of properties within proximity of existing sites that support partnership and collaboration initiatives aligned with its mission and strategic plan. The land acquisition boundaries have been noted in the table to the right, and reflect the how each site is positioned. Land acquisition boundaries do not limit UTIA from considering acquisition opportunities state-wide that support UTIA's mission.

ACQUISITION CRITERIA:

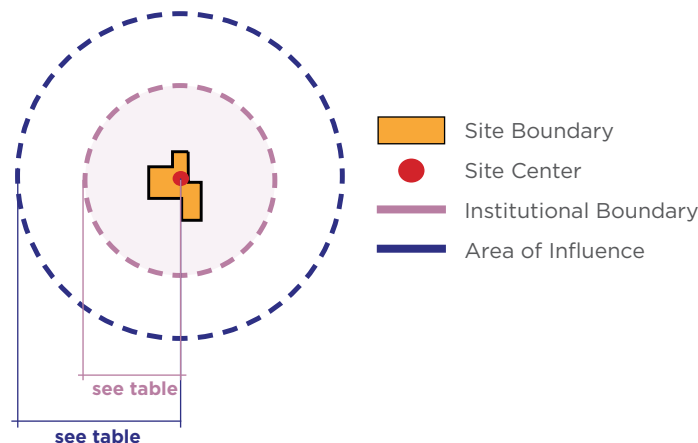
Acquisition within Institutional Boundary:

A high-value agricultural and/or forestry property that can be readily integrated into an existing UTIA site operation.

Acquisition within the Area of Influence:

A high-value agricultural and/or forestry property that meets a special need of UTIA. The property should have unique characteristics (soil, geography, ecology, climate, established flora/fauna) that would strengthen UTIA's resource portfolio. Partnership opportunities to preserve and enhance these resources are appropriate.

KEY

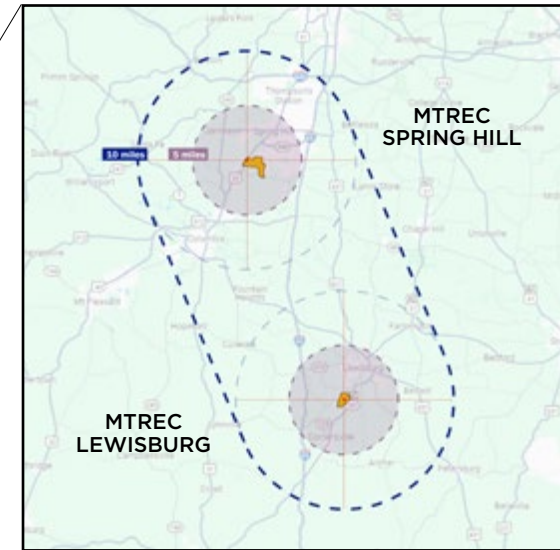


LAND ACQUISITION SUMMARY

CENTER	INSTITUTIONAL BOUNDARY	AREA OF INFLUENCE
Regional Extension Offices	None	None
4-H Centers (excl. Clyde Austin)	Close-Proximity	None
Clyde Austin 4-H Center	None	1-mile radius
Northeast TN REC	5-mile radius	10-mile radius
East TN REC	5-mile radius	10-mile radius
Plateau REC	5-mile radius	10-mile radius
Middle TN RECs	5-mile radius	10-mile radius
Ames REC	None	None
Milan REC	5-mile radius	10-mile radius
West TN REC	5-mile radius	10-mile radius
Forest Resources RECs	Close-Proximity	None
CVM Veterinary REC	1.5-mile radius	None

**The CVM Veterinary REC is considering relocating and therefore no Land Acquisition Boundaries have been established.*

MTREC-SPRING HILL AND MTREC-LEWISBURG



30 x 30 miles
Key to Left

SITES WITH LAND ACQUISITION BOUNDARIES

