

Student Housing at FMU

Housing Background

Francis Marion University as a new college in 1970 did not provide campus housing until the first of four major phases of University housing was completed in 1980. At that time, ten apartment buildings were made available to house students in two and four person units.

The second phase ended in 1986 when three residence hall dormitories and two additional apartments were completed. A new dining hall was also opened adjacent to the housing dormitories.

A third phase consisted of an additional apartment unit completed in 1990 and three additional residence hall dormitories completed in 1991. The previous Housing Office was converted into an apartment and a new Housing Office complex was constructed during this phase.

After leasing student housing in 2004 to the FMU Student Housing, LLC, management of student housing was contracted to Capstone On-Campus Management. In 2009, Capstone was released from management and the University resumed management of student housing.

In 2004, Phase I of the Forest Villas Apartments were constructed and made available for the Fall semester bringing total capacity in Student Housing to approximately 1,381.

Due to the loss of the Cade apartment building in 2006 to fire, Housing capacity was reduced by 32 beds to approximately 1,349.

Phase II of the Forest Villas Apartments opened for the Fall 2007 semester adding 190 additional beds and bringing total Housing capacity to approximately 1,539.

The Housing inventory is approximately 726 beds in the Residence Halls, 386 beds in the Village Apartments, and 427 beds in the Forest Villas Apartments.



The Forest Villas Community Center

The University Village Apartments

The University Village Apartments provide approximately 386 beds in 4 person, 4 bedroom apartments and 2 person, 1 bedroom apartments.

2 Person, 1 Bedroom Apartment Units (66 beds total):

Two buildings (Ingram and Kidwell) are two-story with an exterior entrance. There are sixteen apartments in each building (1 bedroom, kitchen area, living room, bathroom).



One building (Newton) is one-story with an exterior entrance. Half of this building is an apartment (1 bedroom, kitchen area, living room, bathroom). The other half of this building serves as an Emergency Medical Transport (EMT) station.

4 Person, 4 Bedroom Apartment Units (320 beds total):

Ten buildings are two-story with an exterior entrance. There are eight apartments in each building (4 bedrooms, kitchen area, living room, bathroom).

Furnishings include beds, dressers, wardrobes, desks, chairs, sofa, kitchen table & chairs, refrigerator/freezer, stove, microwave, local phone, cable TV, and individual internet access.

Building:	Square Feet	Construction	Occupancy	Floors	Beds	2015-16 Per Semester Rate
Anderson	7,200	1980	Single	2	32	\$2,310
Baxter	7,200	1980	Single	2	32	\$2,310
Dalton	7,200	1980	Single	2	32	\$2,310
Ervin	7,200	1980	Single	2	32	\$2,310
Ferguson	7,200	1980	Single	2	32	\$2,310
Gallington	7,200	1980	Single	2	32	\$2,310
Henderson	7,200	1980	Single	2	32	\$2,310
Ingram	8,780	1990	Double	2	32	\$2,406
Johnston	7,200	1980	Single	2	32	\$2,310
Kidwell	8,780	1980	Double	2	32	\$2,406
Logan	7,200	1986	Single	2	32	\$2,310
Moultrie	7,200	1986	Single	2	32	\$2,310
Newton	1,459	1991	Double	1	2	\$2,406
Total	98,219				386	
9 Non-Revenue producing beds included above (9 bedrooms within 4-Bedrooms units for 9 Resident Assistants).						

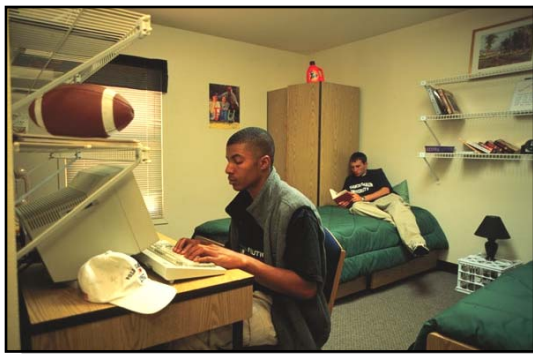
Residence Halls - 2 Person, 1 Bedroom Dorm

The Residence Halls consist of two complexes with three buildings each providing approximately 726 beds. Each building has three stories, exterior hallway entrances and stairwells, and double-loaded interior corridors.

Rooms are 4-student suites (2 bedrooms with connecting bath). Furnishings and amenities include beds, wardrobes, desks, chairs, local phone, cable TV, and individual internet access.

Residents of the Residence Halls are required to participate in the University's meal plan.

Single-occupancy rooms are made available for an additional charge.



Building:	Square Feet	Construction	Occupancy	Floors	Beds	2015-16 Per Semester Rate
Palmetto	20,832	1986	Double	3	121	\$2,111
Swamp Fox	20,832	1986	Double	3	121	\$2,111
Marion State	20,832	1986	Double	3	121	\$2,111
Belle Isle	20,832	1991	Double	3	121	\$2,111
Snow Island	20,831	1991	Double	3	121	\$2,111
Ellen C. Watson	20,831	1991	Double	3	121	\$2,111
Total	124,989				726	
18 Non-Revenue producing beds included above for Resident Assistants in the Residence Halls.						
Required meal plan rate not included in per semester rate listed above.						

The Forest Villas Apartments



In August 2004, phase I of the Forest Villas opened with 237 beds. Phase II opened in August 2007 providing an additional 190 beds. The apartments are located on the Southeast side of the campus adjacent to the Residence Halls.

This contemporary apartment complex consists of 5 three-story buildings (four of which are double-buildings) configured to have 103 four-bedroom units, 5 two-bedroom units, and 5 one-bedroom units. Two Housing Staff members occupy 2 three-bedroom units which resulted from combining a two-bedroom unit and a one-bedroom unit. These three-bedroom staff units are listed as separate two-bedroom and one-bedroom units.

The Forest Villas Apartments have large single bedrooms, two full bathrooms in each four-bedroom apartment and shared living, dining, and kitchen facilities. Furnishings include a fully equipped kitchen, individual phone jacks, individual cable TV jacks, and individual internet access are

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Building	Apartment:	Square Feet	Construction	Type of Unit	Occupancy	Floors	Beds	2015-16 Per Semester Rate
1.	O	Approx. 13,200	2004		Single	3		
				4 Bedroom		44	\$2,954	
				2 Bedroom		2	\$2,954	
				1 Bedroom		1	\$3,499	
2.	P	Approx. 13,200	2004	4 Bedroom	Single	3	48	\$2,954
	Q	Approx. 13,200	2004		Single	3		
				4 Bedroom			44	\$2,954
				2 Bedroom			2	\$2,954
			1 Bedroom			1	\$3,499	
3.	V	Approx. 13,200	2004	4 Bedroom	Single	3	48	\$2,954
	W	Approx. 13,200	2004		Single	3		
				4 Bedroom			44	\$2,954
				2 Bedroom			2	\$2,954
			1 Bedroom			1	\$3,499	
4.	R	Approx.	2007	4 Bedroom	Single	3	48	\$2,954
	S	Approx.	2007		Single	3		
				4 Bedroom			44	\$2,954
				2 Bedroom			2	\$2,954
			1 Bedroom			1	\$3,499	
5.	T	Approx.	2007	4 Bedroom	Single	3	48	\$2,954
	U	Approx.	2007		Single	3		
				4 Bedroom			44	\$2,954
				2 Bedroom			2	\$2,954
			1 Bedroom			1	\$3,499	
Total		Approx.					427	

15 Non-Revenue producing beds included above (2 3 -Bedroom units for 2 Housing Staff and 9 bedrooms within 4-Bedrooms units for 9 Resident Assistants)

The Forest Villas Community Center

Completed for the Fall 2004 semester to provide a community center for use by resident or commuter students. This facility contains a space suitable for social functions, meetings, or recreation and is furnished with couches, loveseats, chairs, large screen TV, and music system.

The building also contains a laundry facility, fitness room, small conference room, and an enclosed mail pick-up area.



Allard A. Allston Housing Office Complex

Built in 1991, the Housing Office includes a reception desk, meeting room, and a study hall/ Tutoring Center.

