

Minutes
Physical Planning and Funding Committee

Thursday, March 9, 2000

The Physical Planning and Funding Committee was convened by Regent Barry at 2:14 p.m. in Room 1511 of Van Hise Hall. Present were Regents Alexander, Gracz, James and Mohs.

I.3.a. Approval of Committee Minutes

On the motion of Regent Barry and second of Regent James the minutes of the February 10, 2000 meeting of the Physical Planning and Funding Committee were approved.

I.3. b. Report of the Vice President/Assistant Vice President

- **Building Commission Actions** - Assistant Vice President Nancy Ives reported that the Commission approved about \$5.5M for various projects at their February meeting. The Commission also approved the use of \$1.5 million All Agency Funds from our systemwide classroom initiative to fully fund the budget problem of UW-Oshkosh Halsey Science building project.
- **Report on Recent Bids** - Ives reported that bids on three large projects came in within the budgets:
 - UW-LaCrosse: Wing Technology Center (\$10 M)
 - UW-Madison: CSC Parking Ramp Addition (\$6.3M)
 - UW-Whitewater: West Campus Site Development (\$4.8M)

She mentioned that bids for a \$1M ventilation project at UW-Oshkosh came in \$200,000 over. This overrun for that project was covered with All Agency Funds. In addition, Ives reported that bids for the UW-Milwaukee Sandburg Residence Hall, estimated at \$20.5 M, came in approximately \$4.5 million over the budget.

I.3.x. UW-Milwaukee: Sandburg Residence Hall Addition and Commons/West Entrance Remodeling Project Budget Increase

This item requested authority to increase the project budget for the Sandburg Residence Hall Addition and Commons/West Entrance Remodeling project by up to \$4,450,400. This project will construct an 119,110 ASF/143,780 GSF addition to the Sandburg Residence Hall. The addition will consist of a 19-story, plus penthouse tower constructed on the eastside of the existing Sandburg Hall and the remodeling of approximately 20,100 GSF of space to expand support spaces for additional residents, provide student lounges, meeting areas, study spaces, residential staff offices, recreational areas, and other general purpose spaces. The project will also improve handicap access to all levels of the Commons and parking.

This project was enumerated for construction as part of the 1989-91 Capital Budget. The Board of Regents and State Building Commission approved the Design Report and authorized construction at

an increased total cost of \$20,456,000. Bids received on February 22 and March 2, 2000 exceeded the authorized budget by \$4,450,400. The bid documents included an alternate to upgrade the fire alarm systems in the other three towers to be compatible with the system in the addition that is designed to a higher safety standard. The cost of that alternate resulted in an increase to the project budget of approximately \$480,000. The Department of Administration and campus staff have determined that conducting the fire alarm work in conjunction with the construction of the addition would provide overall cost savings and, therefore, recommend accepting the bid alternate. A storm water detention system was also added at a cost of approximately \$122,000. No other significant scope changes have been made.

A continuing high level of construction and bidding in the Milwaukee area could have impacted the bid prices for this project. DFD continues to meet with the apparent low bidders to identify potential cost savings. Assistant Chancellor Don Melkus reported that UW-Milwaukee staff have reviewed the potential impact the higher cost would have on student residence hall fees. Increases due to ongoing operations and debt service for this project are expected to increase fees by about 3.7% in year 2001 and 3.5 % per year for each of the next several years. When the new tower opens in fall 2001, the rates in the old towers will be \$2,503 per year. The rate for the new tower is slated at \$3,600 per year. The committee directed Assistant Vice President Ives to report the results of the contract negotiations.

Upon the motion of Regent Mohs and second of Regent Gracz the Committee approved Resolution I.3.x.

Resolution I.3.x.

That, upon the recommendation of the UW-Milwaukee Chancellor and the President of the University of Wisconsin System, authority be granted to increase the project budget for the Sandburg Residence Hall Addition and Commons/West Entrance Remodeling project by up to \$4,450,400 (\$550,000 Program Revenue – Cash, \$480,000 Program Revenue Supported Borrowing – Health & Safety and up to \$3,420,400 Residual Program Revenue Borrowing for a revised total project cost of \$24,906,400 (\$17,300,000 Program Revenue Borrowing, and \$3,156,000 Program Revenue Borrowing – Facilities Repair & Renovation, \$3,420,400 Residual Program Revenue Borrowing, \$550,000 Program Revenue – Cash and \$480,000 Program Revenue Supported Borrowing – Health & Safety).

I.3.c. UW-Madison: Discussion of Proposed BioStar Program

UW-Madison Provost John Wiley gave a report on the BioStar Program, a strategy proposed by Governor Thompson to ensure that UW-Madison and Wisconsin stay at the cutting edge of biotechnology. This 10-year program hopes to emulate the successes of the WISTAR and HealthStar programs. The state and University will share in the \$317 M costs of providing four new facilities:

A Biotechnology Center addition (\$27M) to replace the existing genetics building.

- New Microbial Science Building (\$100M) to replace an outdated and overcrowded building, E.B. Fred Hall.
- Biochemistry Building Addition (\$85M)
- New Interdisciplinary Biology Building (\$105M)

Assistant Vice President Nancy Ives presented the following Physical Planning requests:

I.3.d. UW-Madison: Memorial Library Room 124 Renovation (Design Report)

This item requested approval of the Design Report and authority to construct a Memorial Library Room 124 Renovation project, at an estimated total cost of \$750,000 using Gift Funds.

This project will renovate approximately 3,545 GSF of space on the first floor of the Memorial Library. Room 124, a reading room for UW-Madison students, will be divided into two spaces. Finishes and furnishings will be updated for the smaller room that will continue to serve as a student reading room. The larger space will be remodeled to provide library conference space and state-of-the-art instructional space for the library teaching staff. All seating stations will be wired for power and data connections.

This project will provide a state-of-the-art teaching and presentation facility capable of accommodating as many as 76 students at a time for 7-8 hours each day. All areas will have electrical and library computer network access to keep pace with changing student needs.

The Library has received \$750,000 for construction of this project from the University of Wisconsin Foundation's Parents Enrichment Fund. This project will be implemented during Summer 2000 with completion anticipated in November 2000.

Upon the motion of Regent James and second of Regent Gracz the Committee approved Resolution I.3.d.

Resolution I.3.d.

That, upon the recommendation of the UW-Madison Chancellor and the President of the University of Wisconsin System, the Design Report be approved and authority be granted to construct a Memorial Library Room 124 Renovation project, at an estimated total cost of \$750,000 using Gift Funds.

I.3.e. UW-Madison: Thai Pavilion Accept Gift-in Kind and Construct Pavilion Foundation

This item requested (1) approval to accept a gift-in-kind from the country of Thailand of a Thai Pavilion; (2) authority to construct a base for the pavilion, at a maximum cost of \$457,000 using Institutional Funds; and (3) authority to execute a Land Use Permit to enable Thai craftspeople to assemble the pavilion on University land.

The Pavilion to be gifted to the University is being fabricated in Thailand. When completed, it will be disassembled, shipped to Wisconsin, and reassembled at UW-Madison by Thai craftspeople.

The Pavilion which will be constructed of carved wood, will be approximately 40 feet long by 22 feet wide and 30 feet in height, including a three-foot high foundation. The cross-shaped foundation will be approximately 75 feet long by 60 feet wide at its longest and widest dimensions. It will contain a steeply pitched, A-frame roof, supported by 14 columns. It is planned that the pavilion be erected between the Gymnasium/Natorium on Observatory Drive and the Lake Mendota bicycle/pedestrian path, just east of Willow Creek.

The University requested permission to accept the Thai Pavilion gift in recognition of an important diplomatic venture and the growing ties between the people of Thailand and Wisconsin. The University is proud to be chosen as the first recipient of such a gift in the Americas. The gift was made possible through the efforts of the Thai Alumni Association, one of UW-Madison's largest international alumni associations.

Groundbreaking for the Pavilion is anticipated this spring when a delegation from Thailand, that may be led by the Princess, is expected to visit UW-Madison. Construction of the foundation is contemplated this summer with completion of the Pavilion during Fall 2000.

Upon the motion of Regent Gracz and second of Regent Mohs the Committee approved Resolution I.3.e.

Resolution I.3.e.

That, upon the recommendation of the UW-Madison Chancellor and the President of the University of Wisconsin System, (1) approval be granted to accept a gift-in-kind from the country of Thailand of a Thai Pavilion; (2) authority be granted to construct a base for the pavilion, at a maximum cost of \$457,000 using Institutional Funds; and (3) authority be granted to execute a Land Use Permit to enable Thai craftspeople to assemble the pavilion on University land.

I.3.f. UW-Madison: Biochemistry for Crystallography Remodeling (Design Report)

This item requested approval of the Design Report and authority to construct the Biochemistry Building-1985 Wing Renovation for X-Ray Crystallography project at an estimated cost of \$2,400,000 (\$2.0 million Gift Funds and \$400,000 Gift/Grants funds from previously approved Biochemistry/NMR Addition project).

This project will provide for renovation of 8,615 GSF on the second and third floors of the 1985 wing of the Biochemistry Building for the Biochemistry Department's crystallography group. The second floor will accommodate the protein purification and crystallization laboratories. One office for four research scientists and a small gathering/meeting space will also be provided. The third floor will house the X-ray diffraction laboratory, computing facilities, and office space for faculty, graduate students and postdoctoral fellows.

A new handicapped-accessible entrance will be constructed at the ground-floor level. Work will also include minor updates in three small seminar rooms and finishes in public corridors.

Funds are in hand, and it is anticipated that this project will be implemented this summer with completion targeted for June 2001.

Upon the motion of Regent James and second of Regent Alexander the Committee approved Resolution I.3.f.

Resolution I.3.f.

That, upon the recommendation of the UW-Madison Chancellor and the President of the University of Wisconsin System, the Design Report be approved and authority be granted to

construct the Biochemistry Building-1985 Wing Renovation for X-Ray Crystallography project at an estimated cost of \$2,400,000 (\$2.0 million Gift Funds and \$400,000 Gift/Grants funds from previously approved Biochemistry/NMR Addition project).

I.3.g. UW-Madison: Infrastructure Distribution Systems Upgrade (Design Report)

This item requested approval of the Design Report and authority to construct an Infrastructure Distribution Systems Upgrade project at a cost of \$3,000,000 General Fund Supported Borrowing (\$2,500,000 for chilled water and \$500,000 for electrical).

This project will extend campus utilities to the Engineering Campus to support the new Engineering Centers facility and future development in the area. Utilities to be extended include chilled water supply and return, and primary electrical and signal communications.

Chilled water will be extended from an existing manhole at Linden Drive and Henry Mall to a newly installed manhole installed at Engineering Drive in front of Engineering Hall. Primary electrical and signal communication concrete encased ductbanks will be extended from existing manholes at Engineering Drive in front of Engineering Hall to new manholes at Linden Drive and Henry Mall.

A \$7.0 million Infrastructure Distribution Systems Upgrade project, approved by the Board of Regents and State Building Commission, was enumerated as part of the 1999-01 Capital Budget. The project includes chilled water, electrical and water distribution systems upgrades for existing buildings to meet the utility requirements of facilities that are in design or under construction.

Upon the motion of Regent Gracz and second of Regent Mohs the Committee approved Resolution I.3.g.

Resolution I.3.g.

That, upon the recommendation of the UW-Madison Chancellor and the President of the University of Wisconsin System, the Design Report be approved and authority granted to construct an Infrastructure Distribution Systems Upgrade project at a cost of \$3,000,000 General Fund Supported Borrowing.

I.3.h. UW-Madison: Three Residence Hall Maintenance/Renovation Budget Increase

This item requested approval to increase the budget of the Barnard, Bradley and Chadbourne Residence Halls Maintenance project by \$300,000, for a revised total project cost of \$3,912,000 Program Revenue Cash-Housing funds.

The budget increase will provide sufficient funding to complete essential maintenance and repair work in Barnard, Bradley and Chadbourne Residence Halls as previously approved by the Board of Regents and State Building Commission, including:

- Barnard Hall - electrical service upgrades.
- Bradley Hall - electrical system upgrades, bathroom renovation, and HVAC improvements.
- Chadbourne Hall – installation of a new fire alarm system and new fire sprinkler system, replacement of the two elevators, construction of a new unisex accessible bathroom in the basement, asbestos abatement and installation of new fire-rated ceilings, HVAC repairs, and construction of a new sidewalk entrance off Lot 5 that meets accessibility requirements.

The requested increase is needed to provide sufficient funding and award contracts for implementation of all the project work. The project was bid in January 2000. Due to bid irregularities, the project was repackaged and re-bid in February 2000. In both instances, the

electrical bids came in higher than anticipated.

This project is the latest in a series of residence hall maintenance and renovation upgrades started in 1995. An increase in scope and budget was later authorized to include asbestos abatement and new ceilings in Chadbourne Hall.

This project is planned to be implemented as soon as the residence halls are vacated at the end of the spring 2000 semester and completed prior to the return of students this fall. Funding for the increase will be provided from the University Housing budget.

Upon the motion of Regent Barry and second of Regent Alexander the Committee approved Resolution I.3.h.

Resolution I.3.h.

That, upon the recommendation of the UW-Madison Chancellor and the President of the University of Wisconsin System, approval be granted to increase the budget of the Barnard, Bradley and Chadbourne Residence Halls Maintenance project by \$300,000, for a revised total project cost of \$3,912,000 Program Revenue Cash-Housing funds.

I.3.i. UW-Parkside: Sports and Activity Center Budget Increase

This item requested authority to increase the budget for the Sports and Activity Center Fieldhouse Addition and Renovation - Phase I & II project by \$440,000 (\$374,000 of Residual Borrowing Authority and \$66,000 of Program Revenue - Cash) for a revised total project budget of \$12,353,500.

This project (previously referred to as the Physical Education Building Addition and Remodeling project) includes construction of approximately 96,153 ASF of new space and 11,331 ASF of existing space. New space includes construction of a fieldhouse addition, which will include an interior running track, a loading dock, a new main entrance lobby/concession area, two locker rooms, training room, equipment issue room, weight room, classrooms, dance studio, aerobic fitness center, storage space and offices.

This project is scheduled to be completed this spring. Contingency funds were insufficient to complete several renovation items included in the original program scope, such as; interior ADA signage, code-required design modifications, appropriate pedestrian access pathways and the dance studio flooring system. Several special and movable athletic equipment items included in the original project scope, such as lockers, long jump pit covers, electronic card readers for 21 doors and batting cage equipment, also required additional funding.

Upon the motion of Regent James and second of Regent Mohs the Committee approved Resolution I.3.i.

Resolution I.3.i.

That, upon the recommendation of the UW-Parkside Chancellor and the President of the University of Wisconsin System, authority be granted to increase the budget for the Sports and Activity Center Fieldhouse Addition and Renovation - Phase I & II project by \$440,000 (\$374,000 of Residual Borrowing Authority and \$66,000 of Program Revenue - Cash) for a revised total project budget of \$12,353,500 (\$10,043,500 General Fund Supported Borrowing, \$374,000 Residual Borrowing Authority, \$1,570,000 Program Revenue Supported Borrowing, \$66,000 Program Revenue - Cash and \$300,000 Gift/Grants).

I.3.j. UW-River Falls: Rodli Comons Dish Belt Replacement

This item requested authority to construct a Rodli Commons Dish Return System Replacement project, at an estimated total project cost of \$184,000, using Program Revenue-Cash.

This project will provide for replacement of the dish return belt conveyer system in Rodli Commons. The existing conveyer system will be removed and replaced with a new multi-tiered rotary system with a gravity roller bus-track soiled tray return.. Some minor re-plumbing for replacement garbage disposals and re-wiring for motors will also be required. Two employee hand washing sinks will be installed near the dish/tray return system.

The existing dish belt conveyer system was installed when Rodli Commons was constructed in 1967. The overall system has exceeded its useful life and needs replacement.

Project approval is being requested at this time to enable replacement of the dish conveyer system during summer 2000. Funding will be provided from Program Revenue Reserves that are set aside for maintenance projects.

Upon the motion of Regent Mohs and second of Regent Barry the Committee approved Resolution I.3.j.

Resolution I.3.j.

That, upon the recommendation of the UW-River Falls Chancellor and the President of the University of Wisconsin System, authority be granted to construct a Rodli Commons Dish Return System Replacement project, at an estimated total project cost of \$184,000, using Program Revenue-Cash.

I.3.z. Closed Session

The committee adjourned to Closed Session at 2:43 p.m. for purposes of considering personal histories, as permitted by section 19.85(1)(f), *Wis. Stats.*, relating to naming a facility at UW-River Falls. They arose from closed session with no report.

Adjournment

The committee adjourned at 2:55 p.m.

Judy Knoll, Recording Secretary

