

BOARD OF REGENTS OF THE UNIVERSITY OF WISCONSIN SYSTEM

Capital Planning and Budget Committee

Thursday, June 6, 2024
8:45 a.m. – 10:00 a.m.

Wisconsin Room, 2nd Floor
UW-Milwaukee Student Union
2200 E. Kenwood Boulevard
Milwaukee, Wisconsin
& via Zoom Videoconference

- A. Calling of the Roll
- B. Declaration of Conflicts
- C. Approval of the Minutes of the April 4, 2024 Meeting of the Capital Planning & Budget Committee
- D. Approval of Amended Minutes of the February 8, 2024 Meeting of the Capital Planning & Budget Committee
- E. Proposed Consent Agenda
 - 1. UW-Madison: Authority to Sell 12.5-Acre Parcel at the Marshfield Agricultural Research Station
 - 2. UW-Madison: Authority to Lease Office Space for University Marketing
 - 3. UW System: Authority to Construct a 2023-25 Classroom Renovation/ Instructional Technology Improvement Program Project
 - 4. UW System: Authority to Construct All Agency Maintenance and Repair Projects
- F. UW-Madison: Approval of the UW-Madison Report to Honor Veterans as Part of the Camp Randall Sports Center Replacement Project
- G. UW-Madison: Authority to Construct the Wisconsin Institutes for Medical Research (WIMR) East Wedge Cyclotron and Expansion
- H. UW-Green Bay: Authority to Construct the Cofrin Technology & Education Center
- I. Regent Policy Document Review: Amendments to RPD 19-5, "Delegation of Authority to Remove Unneeded Structures"
- J. UW System: Status Report on Leasing Activity December 1, 2023 through May 31, 2024

5/23/2024

- K. UW System: Status Report on UW Solely Managed Capital Projects June 1, 2023 through June 1, 2024
- L. UW-Milwaukee: Host Campus Presentation, "Capital Planning and Progress: Transforming for Tomorrow Together"
- M. Report of the Senior Associate Vice President
 - 1. Preview of the 2025-2031 Capital Budget Workbook

**AUTHORITY TO SELL A 12.5-ACRE PARCEL AT THE MARSHFIELD
AGRICULTURAL RESEARCH STATION, UW-MADISON**

REQUESTED ACTION

Adoption of Resolution E1., requesting authority to sell a 12.5-acre parcel of land at the Marshfield Agricultural Research Station in the Town of McMillan, Wisconsin.

Resolution E1. That, upon the recommendation of the Chancellor of UW-Madison and the President of the UW System, the UW System Board of Regents approves the sale of an approximately 12.5-acre parcel of vacant land located at the Marshfield Agricultural Research Station at 2088356 Drake Ave N., Town of McMillan, Wisconsin.

SUMMARY

This is the sale of a vacant, land-locked 12.5-acre parcel with limited access. The parcel is located approximately 2.25 miles southwest of the Marshfield Agricultural Research Station's main location on Drake Ave N. This parcel is isolated from the other arable land by a wooded strip of forest, making it difficult to bring machinery to the parcel. In addition, deer and other animals are attracted to the land which impacts its productivity. Due to zoning restrictions, the land may only be sold as part of a consolidation to a neighboring parcel. The negotiated sale price of this parcel is \$47,500.

Presenter

- Alex Roe, Senior Associate Vice President for Capital Planning and Budget

BACKGROUND

The neighbor contacted UW-Madison to inquire about purchasing this plot of land for hunting. The parcel is landlocked and difficult to cultivate. This parcel, currently part of a larger parcel, will need to be split from the original plot to sell. The township of McMillan has a "Farmland Preservation Ordinance" that requires the land to be combined with a neighboring parcel to maintain parcels of 30 acres. This buyer is the only buyer with the ability to purchase this land.

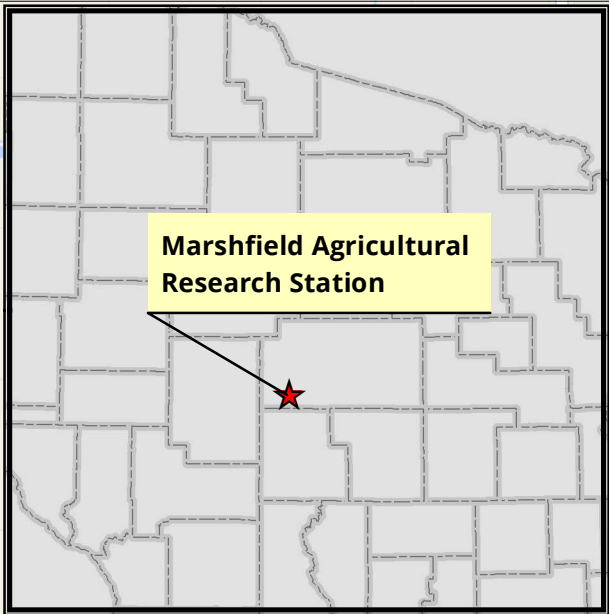
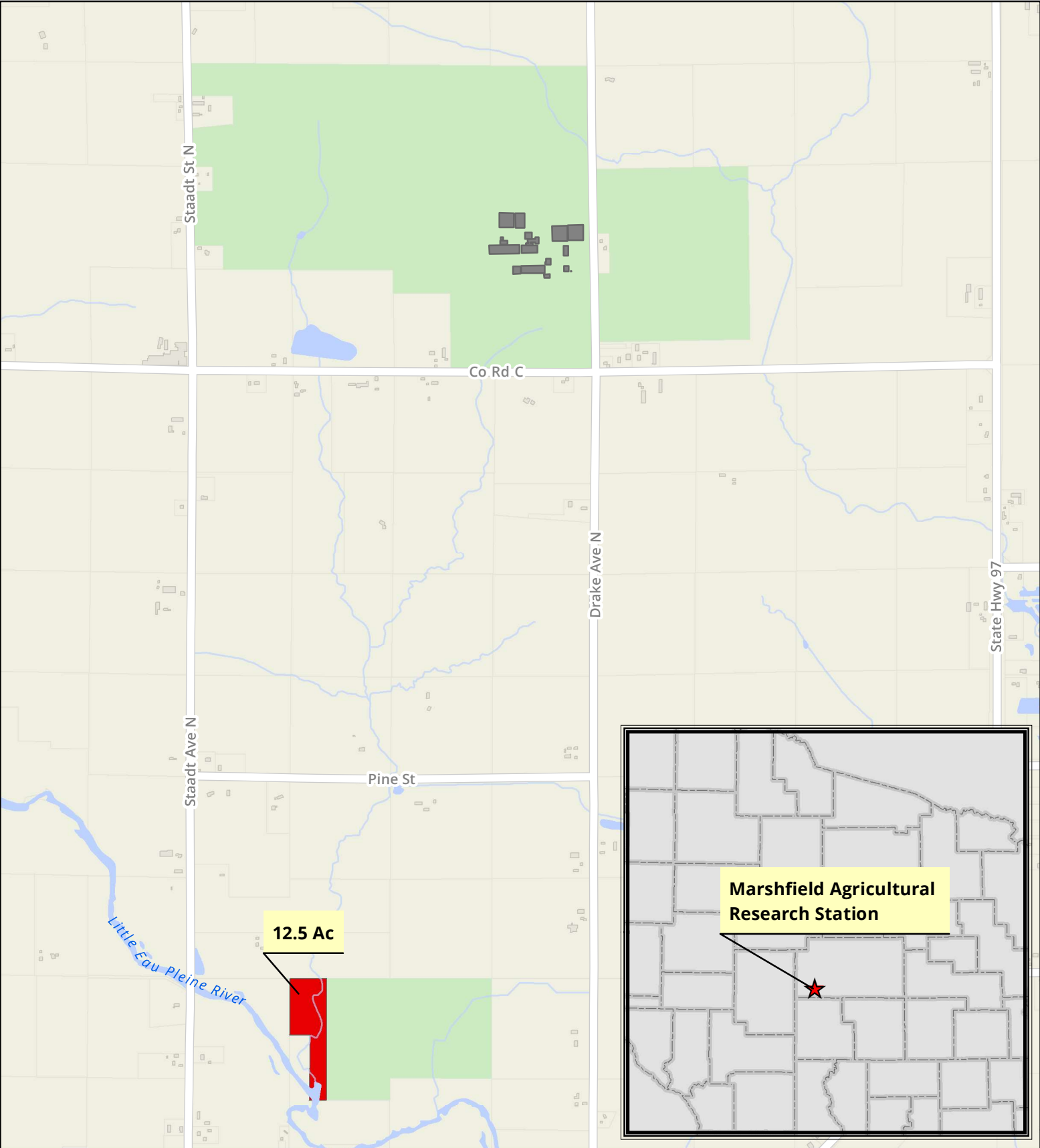
Two appraisals were completed prior to making an offer to purchase. The two appraised values are \$35,000 and \$49,000. The buyer made an offer of \$47,500.

Related Policies

- Regent Policy Document 13-2: "[Real Property Contracts: Approval, Signature Authority, and Reporting](#)"

ATTACHMENT





A) UW-Madison: Marshfield ARS Sale of Land Map

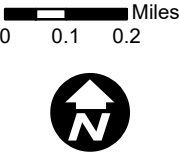


Sources: UW System
Administration,
State of Wisconsin,
US Census Bureau

This map is for reference
purposes only.

UW-Madison: Marshfield ARS Sale of Land

	Proposed Sale Area		Campus Building
	UW Property		Campus Parking Area



June 6, 2024

**AUTHORITY TO LEASE OFFICE SPACE FOR UNIVERSITY MARKETING,
UW-MADISON**

REQUESTED ACTION

Adoption of Resolution E2., granting authority to enter into a lease of approximately 9,555 square feet of office space for the Office of Strategic Communication – University Marketing.

Resolution E2. That, upon the recommendation of the Chancellor of UW-Madison and the President of the UW System, the UW System Board of Regents approves a lease of approximately 9,555 square feet of office space for the Office of Strategic Communication - University Marketing located in Madison, Wisconsin.

SUMMARY

The Office of Strategic Communication requests continued occupancy of their existing office space to accommodate current and new hires within a modern communications environment. Office space on UW-Madison's campus is not available to meet these requirements. University Communications has been an occupant of this leased space since 2002. No significant upgrades or tenant improvements have been made to the space since its original occupancy.

Presenter

- Alex Roe, Senior Associate Vice President for Capital Planning and Budget

BACKGROUND

In September 2023, University Communications and University Marketing units transferred from the Office of University Relations to become the Office of Strategic Communication. UComm and UMark — as the offices are known — have roots as a news bureau and a print publication shop, respectively, but have transitioned in recent years to embrace a strategic approach to communications and marketing. Both provide significant support for the Chancellor's goals and initiatives and help to align campus with institutional priorities.

The extension of this lease term includes renovation of the offices to a less traditional floor plan that encourages collaboration and accommodates a hybrid work environment. In addition to the 27 staff currently assigned to the space, additional staff will be added to meet the demands of a modern marketing communications function. The renovation will create flexible workspaces for additional staff as the organization grows. The landlord contributed \$30 per useable square foot, \$263,040 towards tenant improvements as an incentive to renew the lease. The institution is responsible for the balance of \$2,036,960.

A Request for Information was issued to solicit other lease options; however, no other option could accommodate their needs at a location close to campus. Continued occupancy at the current location was determined to be the best option.

Lease Terms

University Function	Office of Strategic Communication
Lease Location	711 State St., Madison, WI 53703
Type of Negotiation or Selection Process	Request for Information solicitation
Lessor	University Book Store
Space Type	Office
Square Feet	9,558 Rentable 8,768 Useable
Initial Cost Per Square Foot without tenant improvements	\$ 20.37 per SF on the Rentable square footage and \$7.24 on the Useable square footage
Anticipated Occupancy Date	January 1, 2025
Lease Term	Five (5) years
Year One Annual Lease Cost	\$ 258,176.78
Escalation Rate	2% annual increase
Operating Expenses	Included in the gross rental rate
Renewal Options	Two five-year renewal options
Initial Lease Term Total Projected Cost	Gross rent \$1,325,365.00 Tenant Improvements <u>\$2,300,000</u> Total \$3,625,365.00
Funding Source	Tenant improvements allowance from landlord \$263,040; balance of \$2.05 million funded through grant funds Annual Rent – Grant funding

Related Policies

- Regent Policy Document 13-2: "[Real Property Contracts: Approval, Signature Authority, and Reporting](#)"

ATTACHMENT

A) UW-Madison: University Marketing Lease Map



Sources: UW System Administration,
State of Wisconsin, Wisconsin State
Cartographers Office,
US Census Bureau

This map is for reference purposes only.

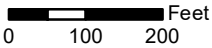
UW-Madison: University Marketing Lease

Proposed Space Lease

Campus Building

UW Property

Campus Parking Area



**AUTHORITY TO CONSTRUCT A 2023-25 CLASSROOM
RENOVATION/INSTRUCTIONAL TECHNOLOGY IMPROVEMENT
PROGRAM PROJECT, UW SYSTEM**

REQUESTED ACTION

Adoption of Resolution E3., authorizing construction of a 2023-25 Classroom Renovation/ Instructional Technology Improvement Program project.

Resolution E3. That, upon the recommendation of the President of the UW System, the UW System Board of Regents approves the allocation of 2023-25 Classroom Renovation/Instructional Technology Improvement Program funds; authorizes construction of the related project at an estimated total cost of \$2,012,000 Segregated Fund Revenue of the originally enumerated \$46,604,000 Segregated Fund Revenue; and allows the Division of Facilities Development to transfer balances, adjust an individual project budget, and add or substitute other high-priority Classroom Renovation/Instructional Technology projects within the authorized funding.

SUMMARY

Inst	Project	SEG REV	Total
MSN	Brogden Hall Psychology Lecture Hall 105	\$2,012,000	\$2,012,000
	Total	\$2,012,000	\$2,012,000

Presenter

- Alex Roe, Senior Associate Vice President for Capital Planning and Budget

BACKGROUND

UW-Madison – Brogden Hall Psychology Lecture Hall 105

This project will renovate Brogden Hall Psychology Lecture Hall 105. The 394-seat lecture

hall is located on the first floor of Brogden Hall and was built in 1964. The project will include new finishes, new ceiling, furniture, technology, HVAC, and electrical devices and fixtures. The new work will also include extensive A/V design including a projection screen and numerous data jacks to meet the requirements of a modern college lecture hall. Working with the University Classroom Media Support Staff to provide A/V equipment to meet the needs of the students and staff, this project will renovate approximately 3,339 SF of space on the first floor of Brogden Hall.

Budget/Schedule

Construction	\$1,302,000
Design	\$154,000
DFDM Mgt	\$60,000
Contingency	\$196,000
Equipment	\$300,000
TOTAL	\$2,012,000

SBC Approval	Aug 2024
A/E Selection	Sept 2023
Design Report	Mar 2024
Bid Opening	Jan 2025
Start Construction	May 2025
Substantial Completion	Dec 2025
Final Completion	Jan 2026

Previous Action

August 18, 2022
Resolution 11906

Recommended that the UW System Instructional Space Projects Program Funding request of \$48,855,000 General Fund Supported Borrowing be submitted to the Department of Administration and the State Building Commission as part of the UW System 2023-25 Capital Budget Request.

Related Policies

- Regent Policy Document 19-1, ["University Facilities, Space, and Physical Development Capital Funding and Costs"](#)
- Regent Policy Document 19-15, ["Physical Development Principles"](#)
- Regent Policy Document 19-16, ["Building Program Planning and Approval"](#)

June 6, 2024

AUTHORITY TO CONSTRUCT ALL AGENCY MAINTENANCE AND REPAIR PROJECTS, UW SYSTEM

REQUESTED ACTION

Adoption of Resolution E4., authorizing construction of various maintenance and repair projects.

Resolution E4. That, upon the recommendation of the President of the UW System, the UW System Board of Regents grants authority to construct various maintenance and repair projects at an estimated total cost of \$7,265,000 (\$4,315,000 Segregated Revenues and \$2,950,000 Program Revenue Supported Borrowing).

SUMMARY

FACILITY MAINTENANCE AND REPAIR

INST	PROJ. NO.	PROJECT TITLE	SEG-REV	PRSB	CASH	GIFT/GRANT	TOTAL
LAX	23J3L	Heating Plant Chimney Repair	\$1,512,700	\$0	\$0	\$0	\$1,512,700
MIL	23B1X	Union Parking Structure Ramp & Stairs Repair	\$0	\$2,950,000	\$0	\$0	\$2,950,000
PLT	23J3P	Heating Plant Chimney Liner Replacement	\$2,802,300	\$0	\$0	\$0	\$2,802,300
FACILITY MAINTENANCE AND REPAIR SUBTOTALS			\$4,315,000	\$2,950,000	\$0	\$0	\$7,265,000

	SEG-REV	PRSB	CASH	GIFT/GRANT	TOTAL
JUNE 2024 TOTALS	\$4,315,000	\$2,950,000	\$0	\$0	\$7,265,000

Presenter

- Alex Roe, Senior Associate Vice President for Capital Planning and Budget

BACKGROUND

UW-La Crosse – Heating Plant Chimney Repairs:

This project repairs approximately 225 VF radial brick chimney completing both exterior and interior masonry repairs. Exterior project work includes tuck pointing 1,000 LF of

deteriorated masonry joints, replacing approximately 100 brick units, and inspecting and replacing faulty components of the lightning protection system. Interior project work includes replacement of the existing liner with a new fully anchored gunite liner.

The chimney was constructed in 1966 with the new heating plant. Routine maintenance has been performed throughout its life, but the current state of deterioration indicates more substantial capital maintenance is required to assure the chimney remains sound, stable, and functional. A recent small project (21H1A) had intended to make minor repairs to the chimney and included a more extensive and close-up inspection of the chimney surfaces. During the inspection process, it was determined that there is more substantial brick repair required than could be accomplished under the Small Projects Program. It was also determined during this same inspection that the gunite liner is in need of replacement to ensure proper working condition of the chimney. The small project repaired the highest priority needs, leaving the majority of work to be accomplished in this proposed scope of work.

UW-Milwaukee – Union Parking Structure Ramp & Stairs Repair:

This project repairs and completely encloses four concrete stairways to minimize moisture, bird, and insect intrusion. One additional concrete stairway will be demolished and completely reconstructed to also be completely enclosed. There are two exterior concrete stairs and one concrete vehicular helical ramp that will be demolished and replaced with new snow melt systems embedded in the concrete stairs and concrete vehicular helical ramp. A pedestrian concrete ramp at the upper-level parking deck that will be demolished and reconstructed to meet ADA requirements, including replacing the doors to be ADA compliant. The upper and lower-level parking areas will have concrete column, walls, and waffle slab ceiling repairs.

The Student Union parking structure was constructed in 1969, located under the eastern portion of the building with a total capacity of 430 parking stalls. The entrance to the parking structure is located on the east side of the basement floor and the exit is located at the south side of the ground floor along East Kenwood Boulevard. A helical concrete ramp connects the ground level parking to the basement level parking. The stairs and ramp are original to the facility and are in poor condition. The concrete surfaces are spalled and cracked, causing tripping hazards and slipping concerns to pedestrians.

The snow-melt system's central heating/pumping equipment and exposed piping is in fair shape and fully functional and will remain. The embedded piping in the concrete slabs is not repairable when it fails due to its inaccessibility. The new embedded snow melt materials will be specified in line with present polyethylene technology advancements which are proven to resist degradation due to chloride or sodium ion exposure. The expectation is that the new snow melt system materials will greatly outlast the original system and thereby preserve and extend the life of the new concrete slab, step, and landing materials as well.

UW-Platteville – Heating Plant Chimney Liner Replacement:

This project replaces the gunite liner inside the chimney stack structure. It is anticipated that masonry work will include unit brick replacement, tuckpointing, and caulking and sealant replacement. Boiler casing work includes abatement of the casing, insulation, and high temp block; reinsulating with materials and thicknesses as determined through the pre-design process; fabricating and installing new casing; and repairing sidewalls as required through spot, seam, and/or plate welding.

The current gunite liner of the chimney is in a state of disrepair and requires removal and replacement to ensure proper working condition and longevity of the system. The breeching is corroded, has been patched and repaired multiple times, but still poses a reliability concern for the operation of the heating plant system if it continues to fail. Similarly, the boiler casing has also corroded and must be replaced to provide continued safe operation of the converted coal boilers. The corroded boiler casing allows combustion gases to enter the workspace of the heating plant.

Related Policies

- Regent Policy Document 19-1, ["University Facilities, Space, and Physical Development Capital Funding and Costs"](#)
- Regent Policy Document 19-15, ["Physical Development Principles"](#)
- Regent Policy Document 19-16, ["Building Program Planning and Approval"](#)

**APPROVAL OF THE UW-MADISON REPORT TO HONOR VETERANS AS
PART OF THE CAMP RANDALL SPORTS CENTER REPLACEMENT
PROJECT, UW-MADISON**

REQUESTED ACTION

Adoption of Resolution F., approving the UW-Madison report to honor veterans as part of the Camp Randall Sports Center Replacement Project as required in 2023 Wisconsin Act 102.

Resolution F. That, upon the recommendation of the Chancellor of UW-Madison and the President of the UW System, the UW System Board of Regents approves the report to honor veterans as part of the Camp Randall Sports Center Replacement Project as required in 2023 Wisconsin Act 102.

SUMMARY

In appreciation of the military-connected community on our campus, UW-Madison is committed to providing spaces that welcome, engage and honor veterans, including at Camp Randall. This appreciation acknowledges the deep military history of this site and the importance of the Camp Randall Memorial Park. Therefore, it is essential that any projects and activities impacting the buildings and park respect and honor this heritage.

Per 2023 Wisconsin Act 102, UW-Madison will present a plan that intends to honor veterans in three meaningful ways; Honoring Veterans in the Camp Randall Practice Facility Design; Honoring Student Veterans & Supporting Student Officer Education; and Recognition of Military Service in Athletics and Beyond.

Presenters

- Alex Roe, Senior Associate Vice President for Capital Planning and Budget
- Cindy Torstveit, UW-Madison Associate Vice Chancellor for Facilities Planning & Management
- Jason King, UW-Madison Senior Associate Athletic Director

BACKGROUND

The Camp Randall Memorial Sports Center (CRSC), commonly referred to as "The Shell," was constructed in 1955, and an ice rink on the south end was added in the 1970s. The building has been used as an athletic department instructional space and university/community recreation space for the past several years, as well as an indoor track practice facility. These facilities are immediately adjacent and physically connected to each other, as well as to the Camp Randall Stadium complex on the west. Camp Randall Memorial Park is on the south and east and is listed on the National Register of Historic Places as a historic district.

In order to proceed with the proposed timeline and scope, which includes building a structure and driveway on the triangle-shaped part of the park, UW-Madison identified the need to request legislative action to comply with requirements outlined in Wis Stat. 45.70 (2)(c). This statute prohibits building on Camp Randall Memorial Park with certain exceptions. In February 2024, 2023 Wisconsin Act 102 was signed into law which amended Wis Stat. 45.70 to allow overlap of the construction of the new CRSC facility into the park. Additionally, the amendment requires the Board of Regents to submit a report to the Board of Veterans Affairs by June 30, 2024, detailing how UW-Madison intends to honor veterans as part of the Camp Randall Sports Center Replacement Project.

Previous Actions

February 9, 2024 Resolution 12140	Authorized the construction of the Camp Randall Sports Center Replacement and the demolition of the McClain Athletic Facility for an estimated total project cost of \$285,163,000 (\$50,000,000 Segregated Revenue, \$120,000,000 Existing Program Revenue Supportive Borrowing, and \$115,163,000 Program Revenue-Cash).
August 18, 2022 Resolution 11906	Approved the 2023-25 Capital Budget request, including the UW-Madison Camp Randall Sports Center Replacement project for \$285,163,000 (\$120,000,000 EX-PRSB and \$165,163,000 PR-Cash), be submitted to the Department of Administration and the State Building Commission.

Related Policies

- Regent Policy Document 19-1, ["University Facilities, Space, and Physical Development Capital Funding and Costs"](#)
- Regent Policy Document 19-15, ["Physical Development Principles"](#)
- Regent Policy Document 19-16, ["Building Program Planning and Approval"](#)

ATTACHMENT

A) UW-Madison: Opportunities to Honor Veterans



Opportunities to Honor Veterans

Updated May 24, 2024

Background: In working with partners in state government, campus identified the need to request legislative action to comply with requirements outlined in [s.45.70 \(2\)\(c\), Wis Stat.](#) This statute prohibits building on Camp Randall Memorial Park with certain exceptions. In order to proceed with the project on the original proposed timeline and scope, which includes building a structure and driveway on the triangle-shaped part of the park, an amendment was attached to 2023 Senate Bill 895.

[2023 Wisconsin Act 102](#) requires the Board of Regents to submit a report to the Board of Veterans Affairs by June 30, 2024, detailing how UW-Madison intends to honor veterans as part of the Camp Randall Sports Center Replacement project. The plan requires approval from the Capital Planning & Budget Committee and the full Board of Regents during their meeting scheduled for June 6-7, 2024.

Relevant Language: [2023 Wisconsin Act 102](#)

Section 9148: (1) Plan to honor veterans. No later than June 30, 2024, the board of regents of the University of Wisconsin System shall submit to the board of veterans affairs for that board's consideration a plan to honor the veterans of this state.

Honoring Veterans in Camp Randall Practice Facility Design

- Creation of "Veterans Plaza": As part of the new Camp Randall Practice Facility, a veterans' plaza will be constructed with design features that incorporate feedback from various statewide veterans groups. Athletics and Facilities Planning & Management have committed that this plaza will tell the story and historical significance of the Camp Randall site as more than a football stadium. The plaza will be open to the public year-round and offer a place for gathering, reflection, and learning.

In the construction of the triangular elevated plaza for the Camp Randall Sports Center project, Athletics is dedicated to honoring veterans through:

- Naming the Wall and incorporating architectural touches.
- Explore a potential partnership with the Veterans Museum.
- Incorporating a Civil War Motif.
- Presenting the History of Camp Randall.

- Displaying Service Flags or similar recognition like symbols on the building
- Paying tribute to the Grand Army of the Republic (GAR).
- The project team is committed to collaborating with veterans in the design process.

Honoring Student Veterans & Supporting Student Officer Education

\$300-400,000 one-time funding; \$55,000 ongoing funding,

- Addition of One FTE Certifying Official: Add 1 school certifying official position to the University Veteran Services Dept to improve provision of benefits, orientation, and ongoing success of student veterans. Estimated Cost: \$55,000 ongoing funding
- Completion of Advanced Plan, Options for Possible Relocation of Departments: Per the recommendations from the Student Affairs Strategic Framework Plan, campus will complete an advanced plan that identifies options for a possible relocation of University Veteran Services Department and other departments such as the Office of Student Transitions and Family Engagement, Center for Leadership and Involvement, and the Dean of Students Office to better service student needs. Estimated Cost: \$150,000-\$200,000 one-time funding.
 - The plan will identify space options, needs, adjacencies and potentially include multiple student lounges or a single student lounge.
 - Potential locations are 333 East Campus Mall or the Middleton Building.
- Completion of Advanced Plan for Joint Services Officer Education Facility, Space for University Veteran Services: Campus will proceed with an advanced plan to explore a new Joint Services Officer Education Facility with an option to include space for the department of University Veteran Services if desirable by the departments due to adjacencies and operational synergies. Estimated Cost: \$150,000-\$200,000 one-time funding.
 - The plan will identify space options, needs, and adjacencies.
 - One potential location includes adaptive reuse of 1675 Linden Dr. (Stock Pavilion), recently vacated by College of Agricultural & Life Sciences (CALS)
- Creation of Task Force on Student Veteran Financial Need: In partnership with Office of Financial Aid and University Veteran Services, creation of a task force or working group tasked with identifying gaps and unmet need that exist between cost of attendance for student veterans and military-connected students and their state and federal benefits. This could include the exploration of additional support for veterans or a minimum award grant for student veterans. This could also include recommendations to amend tuition and fee policies outlined in UW System Administrative Policy 805 to provide veterans and military-connected students more flexibility in tuition payments using federal or state benefits.

Recognition of Military Service in Athletics and Beyond

\$3,000 in one-time funding; \$60,000 ongoing funding for five years; \$300,000 total funding

- "Veteran of the Game": Commitment by Athletics to honor one veteran every home game: four student veterans selected in partnership with University Veteran Services and student organizations, ROTC; three veterans selected in partnership with the Department of Veterans Affairs.
- University of Wisconsin Missing-in-Action Recovery & Identification Project: Campus would provide \$60,000 annually for five years to support the University of Wisconsin Missing-in-Action Recovery & Identification Project to fund missions to recover and identify remains of Wisconsin veterans who are missing in action. Multiple statewide veteran groups have identified this as a priority for their organizations and have voiced public support for [2023 Assembly Bill 26](#), which would provide state support for the program. Estimated cost: \$60,000 annually for five years
- Removal of Tailgating: Clarify policies and commitment by Athletics and Facilities Planning & Management to the removal of tailgating and other events from Camp Randall Memorial Park during football game days.
- Removal of Non-Veteran Tabling: Clarify policies and commitment by Athletics and Facilities Planning & Management to the removal of non-veteran related tabling from Camp Randall Memorial Park during game days.
- Commitment to Continue Tree Preservation in Camp Randall Memorial Park: Commitment by Athletics and Facilities Planning & Management to preservation of existing trees in Camp Randall Memorial Park to the best of our ability, considering safety and tree health.
- Installation of "POW/MIA Chair": Athletics will install a "POW/MIA Chair" at each football home game at Camp Randall, which will recognize the sacrifice and service of those who are/were prisoners of war, missing-in-action. This is a common practice at other football stadiums across the Big 10 and NFL. Estimated cost: \$3,000 one-time funding

**AUTHORITY TO CONSTRUCT THE WISCONSIN INSTITUTES FOR
MEDICAL RESEARCH (WIMR) EAST WEDGE CYCLOTRON AND
EXPANSION, UW-MADISON**

REQUESTED ACTION

Adoption of Resolution G., authorizing the construction of the Wisconsin Institutes for Medical Research East Wedge Cyclotron and Expansion project.

Resolution G. That, upon the recommendation of the Chancellor of UW-Madison and the President of the UW System, the UW System Board of Regents authorizes the construction of the Wisconsin Institutes for Medical Research East Wedge Cyclotron and Expansion project for an estimated total project cost of \$48,500,000 UW Health Cash Reserves.

SUMMARY

The Wisconsin Institutes for Medical Research (WIMR) East Wedge Cyclotron and Expansion project will construct a two-story addition to the WIMR East Wedge building to provide space for a 30 MeV cyclotron, BSL2 laboratory space, mechanical space, and space for the support staff of the School of Medicine and Public Health (SMPH).

SMPH received a grant from the federal National Institutes for Health for the cyclotron laboratory.

Presenter

- Alex Roe, Senior Associate Vice President for Capital Planning and Budget

BACKGROUND

The design is based on an existing East Wedge Cyclotron and Expansion Pre-Design delivered through the UW Managed program. The East Wedge Cyclotron and Expansion project will be located on the University of Wisconsin-Madison campus between WIMR I

and WIMR II towers on a site referred to as the East Wedge. The following programmatic uses are anticipated as follows:

- Basement – will house a new, commercial, 30 MeV cyclotron.
- First Level – a new BSL2 laboratory, space for offices and building mechanicals.

This project will be delivered under the University of Wisconsin Hospital & Clinics Authority as granted in Wis. Stats. 233.04 and is subject to approval from the Board of Regents (BOR) prior to being submitted to the Department of Administration for approval. In addition, capital projects delivered under the Hospital Authority are subject to BOR approval when the project value exceeds \$636,321—a threshold amount identified in the 1997 lease agreement with UW-Madison, escalated to 2023 dollars.

Budget/Schedule

Construction	\$24,410,000	A/E Selection	May 2024
Design	\$3,340,000	BOR Approval	June 2024
Contingency	\$3,670,000	Bid Opening	July 2025
Equipment	\$15,320,000	Start Construction	August 2025
Management Fees	\$1,760,000	Substantial Completion	November 2026
TOTAL	\$48,500,000	Final Completion	December 2026

Related Policies

- Regent Policy Document 19-16, "[Building Program Planning and Approval](#)"
- Lease Agreement Between the Board of Regents of the University of Wisconsin System and the University of Wisconsin Hospitals and Clinics Authority

ATTACHMENT

A) UW-Madison: WIMR East Wedge Map



Sources: UW System Administration,
State of Wisconsin, Wisconsin State
Cartographers Office,
US Census Bureau

This map is for reference purposes only.

Proposed Development

UW Property

Campus Building

Campus Parking Area

UW-Madison: WIMR East Wedge

Document Path: G:\CPBG\GIS\Projects\BORSBC_Maps\MSN\WIMR_East_Wedge\MSN_WIMR_East_20240513.mxd

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250

500

Feet

N

June 6, 2024

**AUTHORITY TO CONSTRUCT THE COFRIN TECHNOLOGY &
EDUCATION CENTER PROJECT, UW-GREEN BAY**

REQUESTED ACTION

Adoption of Resolution H., authorizing the construction of the Cofrin Technology & Education Center at UW-Green Bay.

Resolution H. That, upon the recommendation of the Chancellor of the UW-Green Bay and the President of the UW System, the UW System Board of Regents authorizes construction of the Cofrin Technology & Education Center at an estimated total project cost of \$101,715,000 (\$99,850,000 General Fund Supported Borrowing and \$1,865,000 Program Revenue Supported Borrowing).

SUMMARY

This project demolishes the original Library Learning Center (122,761 ASF/187,703 GSF) constructed in 1972 and renamed the David A. Cofrin Library in 1990 and replaces it with a new technology and education center on an adjacent site. It reconfigures, relocates, extends, and connects the underground site utility tunnel, concourse pedestrian circulation, and utility distribution systems to the new building site as well as redeveloping and integrating the original site into the updated campus fabric and layout.

Presenter

- Alex Roe, Senior Associate Vice President for Capital Planning and Budget

BACKGROUND

This project will transform the entire campus layout and main entry point by replacing the original high-rise Cofrin Library with a new low-rise, multi-use academic, technology center, and administrative facility. The programs and functions located in the new facility (including Campus Administration, Campus and Regional Archives, First Nations Education, Library,

and Student Success) will be organized physically and operationally to promote collaboration among students and faculty in an interdisciplinary manner.

The Cofrin Library's building systems and equipment are original to the facility. The building's mechanical, electrical, and plumbing systems all require complete replacement, have all exceeded their useful lives, and were assessed to have maintained only 14% of their original value. There is no fire suppression system and the installation of new standpipes, sprinkler distribution piping, and fire pumps throughout would be a costly retrofit. The vast majority of the exterior envelope has failed, requiring the removal and replacement of more than 75% of the face brick to resolve its condition.

Budget/ Schedule

Construction	\$	75,671,000		A/E Selection	Sep 2021
Design	\$	6,975,300		Design Report	Apr 2024
DFDM Mgt	\$	3,480,900		Approval	Jun 2024
Contingency	\$	11,350,300		Bid Opening	Jan 2025
Equipment	\$	4,212,000		Start Construction	Apr 2025
Other Fees	\$	25,500		Substantial Completion	Jan 2027
TOTAL	\$	101,715,000		Final Completion	Jul 2027

Previous Actions

April 25, 2023 Resolution 12017	Authorized an increase in the budget of the Cofrin Technology & Education Center by \$30,203,000 General Fund Supported Borrowing for a new project total of \$126,500,000 (\$124,053,000 General Fund Supported Borrowing and \$2,447,000 Program Revenue Supported Borrowing).
August, 20, 2020 Resolution 11493	Approved the 2021-23 Capital Budget request, including the UW-Green Bay Cofrin Technology & Education Center project for \$96,297,000 (\$87,487,000 General Fund Supported Borrowing; \$2,447,000 Program Revenue Supported Borrowing; and \$6,363,000 Building Trust Funds), be submitted to the Department of Administration and State Building Commission.

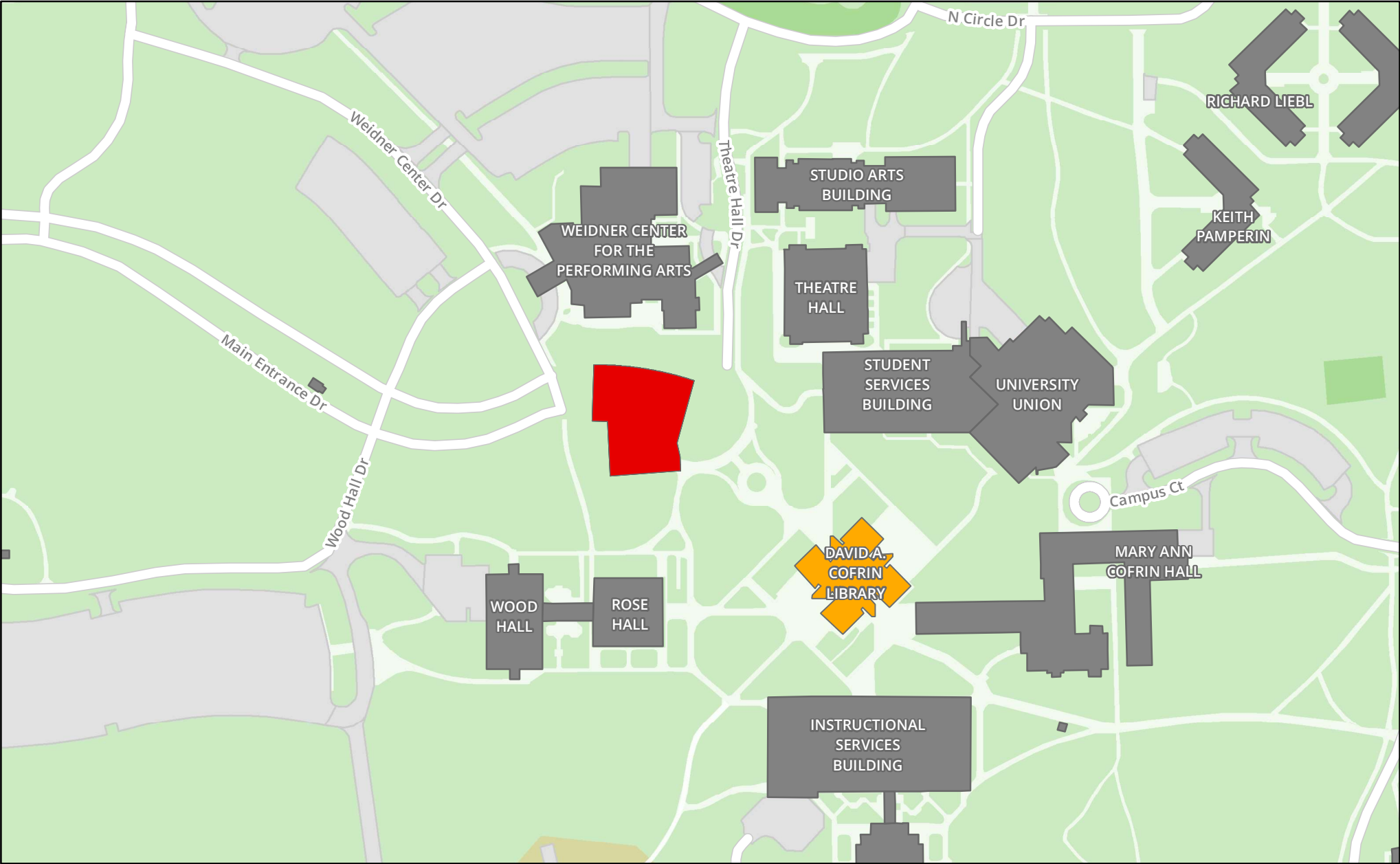
Related Policies

- Regent Policy Document 19-1, "[University Facilities, Space, and Physical Development Capital Funding and Costs](#)"
- Regent Policy Document 19-15, "[Physical Development Principles](#)"

- Regent Policy Document 19-16, "[Building Program Planning and Approval](#)"

ATTACHMENT

A) UW-Green Bay: Cofrin Technology & Education Center Map

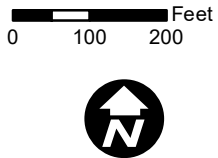


Sources: UW System Administration,
State of Wisconsin, Wisconsin State
Cartographers Office,
US Census Bureau

This map is for reference purposes only.

UW-Green Bay: Cofrin Technology & Education Center

	Proposed Development		UW Property
	Proposed Removal		Campus Building



**REGENT POLICY DOCUMENT REVIEW:
AMENDMENTS TO RPD 19-5, "DELEGATION OF AUTHORITY TO
REMOVE UNNEEDED STRUCTURES"**

REQUESTED ACTION

Adoption of Resolution I., amending Regent Policy Document (RPD) 19-5, "Delegation of Authority to Remove Unneeded Structures".

Resolution I. That, upon the recommendation of the President of the UW System, the UW System Board of Regents amends Regent Policy Document 19-5, "Delegation of Authority to Remove Unneeded Structures," to modify policy provisions to define the UW-Managed process as the second option for removing structures.

SUMMARY

This revision to Regent Policy Document 19-5, "Delegation of Authority to Remove Unneeded Structures," is made necessary by the implementation of the capital project management authority provided to the Board under 2015 Wisconsin Act 55. This authority allowed the Board to solely manage and oversee capital projects entirely funded through gifts and grants. The current policy was written before the Board had authority for solely managing capital projects, and thus is in need of revision.

This proposal recommends amending Regent Policy Document 19-5 to be renamed "Removal of Structures," and to address the second method available to UW for the removal of structures. The changes in the policy:

- 1) Define the second method for removing structures through the UW-Managed (aka Gift & Grant) program.
- 2) Define the approvals needed in the UW-Managed program for removing a structure.
- 3) List the basic process for removal of a structure through the State Department of Administration (DOA) Division of Facilities Development (DFD) program, so universities have equal understanding of the delivery methods in one location.

Presenter

- Alex Roe, Senior Associate Vice President for Capital Planning and Budget

BACKGROUND

The Board is asked to consider this policy revision as part of its ongoing review and analysis of Regent Policy Documents. In February 2011, the President of the Board formally announced a process to review and update the Board's RPDs. Each RPD is reviewed to determine whether the policy is still relevant and whether the policy should be revised or removed. Policies that are retained are formatted to meet standards established by the Regents in RPD 2-3. The Board has revised numerous policies, repealed obsolete policies, and established new policies under this process.

Previous Actions

RPD 19-5 was originally adopted by the Board of Regents in April 1986. That policy increased the authority delegated to chancellors to approve the removal and/or razing of unneeded structures with replacement values of less than \$100,000, consistent with authority delegated by the Secretary of the Building Commission to agency heads at that time for the removal or razing of buildings.

The Regents amended this policy in March 1991 to stipulate that the removal or razing of a building named after an individual not occur until the Regents approved a plan to continue recognition of the person(s) for whom that facility was named.

In December 2015, the Board amended RPD 19-5 again to add a cross reference to RPD 19-14, which provides guidance on issues related to the naming of facilities, and to remove the specific monetary threshold at which a chancellor can approve the removal or razing of an unneeded structure and instead define the threshold as the amount at which the Secretary of the Building Commission is able to delegate authority to the heads of state agencies for the removal of buildings. It was also clarified that this policy does not apply to the removal of historic structures, which are covered separately under Wis. Stat. 13.48 (1m).

Related Policies

- Regent Policy Document 13-5, "[Capital Projects Solely Managed by the UW System: Approval, Signature Authority, and Reporting](#)"

ATTACHMENTS

- A) RPD 19-5, "Removal of Structures" (Proposed Policy with Tracked Changes)
- B) RPD 19-5, "Removal of Structures" (Proposed Policy – Clean Copy)
- C) RPD 19-5, "Delegation of Authority to Remove Unneeded Structures" (Current Policy)

19-5 ~~DELEGATION OF AUTHORITY TO REMOVE~~ UNNEEDED OF STRUCTURES (Formerly 86-2)

Scope

This policy applies to ~~unneeded or obsolete~~removal of structures within the UW System and the authority and procedures by which to remove such structures.

Purpose

~~The purpose of this policy is to identify the policies and procedures governing the removal of structures owned by the Board of Regents of the University of Wisconsin System. State Building Commission policies and procedures permit the delegation of authority to the Board of Regents to remove certain structures valued below an amount prescribed by the Building Commission, if the building is not a historic property under s. 13.48 (1m), Wis. Stats. The purpose of this policy is to delegate that authority to the UW System chancellors.~~

Policy Statement

~~Removal of structures will be managed by the State Department of Administration (DOA) Division of Facilities Development (DFD) or UW-Managed (capital projects solely managed by UW System). Removal of structures owned by the Board of Regents is governed by and subject to Wisconsin statutes, the procedures found in the State Building Commission Manual ("SBC Manual"), and institutional policies, as appropriate. For purposes of this policy, the term removal includes demolition, and "structure" includes "property" and "facility". The Board of Regents delegates its authority to the Chancellors to remove obsolete or unneeded university structures when the structures' current value, as determined by the State Department of Administration, does not exceed the amount delegated by the Secretary of the State Building Commission for the removal of such structures under the applicable provisions of the State Building Commission Policy and Procedures Manual.~~

~~Any removal of unneeded structures shall be subject to compliance with applicable policies and procedures of the State Building Commission. This delegation of authority does not apply to the removal of structures defined as 'historic properties' under s. 13.48 (1m), Wis. Stats.~~

The removal of structures is subject to the following:

- 1) Projects involving the removal of 'historic properties', as defined in Wis. Stat. 13.48(1m), must comply with Wis. Stat. 44.40 and 44.41.

1)2) All removal projects require prior notification to the UW System Office of Capital Planning and Budget before the removal project begins.

2)3) No facility or portion thereof that has been named or dedicated shall be removed or have the name otherwise removed without a plan to continue recognition as described in Regent Policy Document 19-14.

The removal projects can be delivered through either of the following methods:

- 1) Wisconsin Department of Facilities Development (DFD) / Department of Administration (DOA)
 - a) SBC Manual policies and procedures govern, outlined below.
 - b) State Building Commission approval must be obtained in instances where any of the following apply:
 - i) Building Trust Funds are being used to pay for removal.
 - ii) Removal project action costs will exceed \$100,000.
 - iii) Current building value per the Central Data Request (CDR) is greater than \$500,000.
 - iv) The structure to be removed is a historic property.
 - c) If all four criteria under section 1.b. do not apply, the SBC Secretary may approve the removal.
 - d) The SBC Secretary may delegate their approval for building values less than \$150,000.
- 2) UW-Managed pursuant to Wis. Stat. 16.855(12m)
 - a) The UW System Board of Regents delegates its authority to the Chancellors to approve any removal of a structure with a CDR value below \$500,000.
 - b) UW System President approval must be obtained for removal of a structure with a CDR value from \$500,000 to \$5,000,000.
 - c) Board of Regents approval must be obtained for removal of a structure with a CDR value greater than \$5,000,000.

Oversight, Roles, and Responsibilities

UW System chancellors are responsible for complying with all statutory requirements, as well as State Building Commission and Division of Facilities Development policies.

The UW System Office of Capital Planning and Budget is responsible for working with institutions to ensure adherence to this policy.

Related Regent Policies and Applicable Laws

State Building Commission Policy and Procedures Manual IX F. 5

[RPD 13-5, Capital Projects Solely Managed by the UW System: Approval, Signature Authority, and Reporting](#)

RPD 19-14, Naming of University Facilities and Lands

[Wisconsin Statute 16.855](#)

History: Res. 3509, adopted 04/11/1986, created Regent Policy Document 86-2. Res. 5234, adopted 05/05/1989, created Regent Policy Document 89-5 and amended 86-2. Res. 5722, adopted 03/08/1991, amended Regent Policy Document 86-2 (subsequently renumbered 19-5). Res. 10618, adopted 12/11/2015, amended and renamed Regent Policy Document 19-5, "Delegation of Authority to Remove Unneeded Structures."

19-5 REMOVAL OF STRUCTURES (Formerly 86-2)

Scope

This policy applies to removal of structures within the UW System and the authority and procedures by which to remove such structures.

Purpose

The purpose of this policy is to identify the policies and procedures governing the removal of structures owned by the Board of Regents of the University of Wisconsin System.

Policy Statement

Removal of structures will be managed by the State Department of Administration (DOA) Division of Facilities Development (DFD) or UW-Managed (capital projects solely managed by UW System). Removal of structures owned by the Board of Regents is governed by and subject to Wisconsin statutes, the procedures found in the State Building Commission Manual ("SBC Manual"), and institutional policies, as appropriate. For purposes of this policy, the term removal includes demolition, and "structure" includes "property" and "facility".

The removal of structures is subject to the following:

- 1) Projects involving the removal of 'historic properties', as defined in Wis. Stat. 13.48(1m), must comply with Wis. Stat. 44.40 and 44.41.
- 2) All removal projects require prior notification to the UW System Office of Capital Planning and Budget before the removal project begins.
- 3) No facility or portion thereof that has been named or dedicated shall be removed or have the name otherwise removed without a plan to continue recognition as described in Regent Policy Document 19-14.

The removal projects can be delivered through either of the following methods:

- 1) Wisconsin Department of Facilities Development (DFD) / Department of Administration (DOA)
 - a) SBC Manual policies and procedures govern, outlined below.
 - b) State Building Commission approval must be obtained in instances where any of the following apply:

- i) Building Trust Funds are being used to pay for removal.
 - ii) Removal project action costs will exceed \$100,000.
 - iii) Current building value per the Central Data Request (CDR) is greater than \$500,000.
 - iv) The structure to be removed is a historic property.
 - c) If all four criteria under section 1.b. do not apply, the SBC Secretary may approve the removal.
 - d) The SBC Secretary may delegate their approval for building values less than \$150,000.
- 2) UW-Managed pursuant to Wis. Stat. 16.855(12m)
- a) The UW System Board of Regents delegates its authority to the Chancellors to approve any removal of a structure with a CDR value below \$500,000.
 - b) UW System President approval must be obtained for removal of a structure with a CDR value from \$500,000 to \$5,000,000.
 - c) Board of Regents approval must be obtained for removal of a structure with a CDR value greater than \$5,000,000.

Oversight, Roles, and Responsibilities

UW System chancellors are responsible for complying with all statutory requirements, as well as State Building Commission and Division of Facilities Development policies.

The UW System Office of Capital Planning and Budget is responsible for working with institutions to ensure adherence to this policy.

Related Regent Policies and Applicable Laws

State Building Commission Policy and Procedures Manual IX F. 5
RPD 13-5, Capital Projects Solely Managed by the UW System: Approval, Signature Authority, and Reporting
RPD 19-14, Naming of University Facilities and Lands
Wisconsin Statute 16.855

History: Res. 3509, adopted 04/11/1986, created Regent Policy Document 86-2. Res. 5234, adopted 05/05/1989, created Regent Policy Document 89-5 and amended 86-2. Res. 5722, adopted 03/08/1991, amended Regent Policy Document 86-2 (subsequently renumbered 19-5). Res. 10618, adopted 12/11/2015, amended and renamed Regent Policy Document 19-5, "Delegation of Authority to Remove Unneeded Structures."

19-5 DELEGATION OF AUTHORITY TO REMOVE UNNEEDED STRUCTURES (Formerly 86-2)

Scope

This policy applies to unneeded or obsolete structures within the UW System and the authority to remove such structures.

Purpose

State Building Commission policies and procedures permit the delegation of authority to the Board of Regents to remove certain structures valued below an amount prescribed by the Building Commission, if the building is not a historic property under s. 13.48 (Im), Wis. Stats. The purpose of this policy is to delegate that authority to the UW System chancellors.

Policy Statement

The Board of Regents delegates its authority to the Chancellors to remove obsolete or unneeded university structures when the structures' current value, as determined by the State Department of Administration, does not exceed the amount delegated by the Secretary of the State Building Commission for the removal of such structures under the applicable provisions of the State Building Commission Policy and Procedures Manual.

Any removal of unneeded structures shall be subject to compliance with applicable policies and procedures of the State Building Commission. This delegation of authority does not apply to the removal of structures defined as 'historic properties' under s. 13.48 (Im), Wis. Stats.

No facility or portion thereof that has been named or dedicated shall be removed or have the name otherwise removed without a plan to continue recognition as described in Regent Policy Document 19-14.

Oversight, Roles, and Responsibilities

UW System chancellors are responsible for complying with all statutory requirements, as well as State Building Commission and Division of Facilities Development policies.

The UW System Office of Capital Planning and Budget is responsible for working with institutions to ensure adherence to this policy.

Related Regent Policies and Applicable Laws

State Building Commission Policy and Procedures Manual IX F. 5
RPD 19-14, Naming of University Facilities and Lands

History: Res. 3509, adopted 04/11/1986, created Regent Policy Document 86-2. Res. 5234, adopted 05/05/1989, created Regent Policy Document 89-5 and amended 86-2. Res. 5722, adopted 03/08/1991, amended Regent Policy Document 86-2 (subsequently renumbered 19-5). Res. 10618, adopted 12/11/2015, amended and renamed Regent Policy Document 19-5, "Delegation of Authority to Remove Unneeded Structures."

**STATUS REPORT ON LEASING ACTIVITY
DECEMBER 1, 2023 THROUGH MAY 31, 2024**

REQUESTED ACTION

For information only.

SUMMARY

Attached is a summary report of all leases and amendments executed and which have commenced by the University of Wisconsin System, including housing, from December 1, 2023, through May 31, 2024. Four leases for new space were executed in the last six months. Seventeen leases were either amended, renewed, or terminated. Only one lease action, the UW-Madison College of Engineering lease, required Board approval in the last six months.

New Leases

- UW-Eau Claire – Student housing in Marshfield, 950 square feet, 1.5-year term
- UW-Madison – School of Medicine and Public Health, 15,239 square feet, 1.5-year term
- UW-Madison – College of Engineering, 7,679 square feet, 5-year term
- UW-River Falls – College of Agriculture, Food, and Environmental Sciences, 266 acres, 1-year term

Presenter

- Alex Roe, Senior Associate Vice President for Capital Planning and Budget

BACKGROUND

Regent Policy Document 13-2: Real Property Contracts: Approval, Signature Authority and Reporting requires that the Office of Capital Planning and Budget provide a regular report to the Board on all leases not subject to Regent approval. The attached report is intended to meet that requirement.

The policy further directs that the Board of Regents approve a proposed lease when the initial terms of a lease exceed either \$1,000,000 in total cost or five years in length, or the renewal options included in the lease exceed \$1,000,000 in total or five years in length. In addition, a lease that will permit a facility to be privately owned or operated on state-owned land, a lease that would affect agricultural lands, or the lease of a state-owned residence hall to another state agency or nonstate nonprofit agency for the purposes of alternate use, will also require Board of Regents approval prior to execution.

Related Policies

- Regent Policy Document 13-2, ["Real Property Contracts: Approval, Signature Authority and Reporting."](#)

ATTACHMENT

- A) University of Wisconsin System Administration Status Report on Lease Activity

University of Wisconsin System Administration
Status Report on Lease Activity

New Leases								
Executed between December 1, 2023 through May 31, 2024								
Institution	Program or User	Location	Total Square Feet	Term in Years	Gross per Square Foot Rental Rate	Use	Funding Source	Lease Start Date
Eau Claire	Wisconsin Economic Development Corporation, Workforce Innovation Grant	Marshfield	1,300	1.5	\$22.15	Student housing	Grant	Jan-24
Madison	School of Medicine and Public Health, Center for Health Disparities Research	Madison	15,239	1.5	\$21.20	Office	Grant	May-24
Madison *	College of Engineering, Connected and Autonomous Vehicles	Fitchburg	7,679	5	\$17.00	Laboratory and garage	Grant	Jan-24
River Falls	College of Agriculture, Food & Environmental Sciences	Clifton	266 acres	1	\$300 per acre	Grow animal feed	General Purpose Revenue	Jan-24

*Requires Board of Regents Approval

Other Lease Transactions December 1, 2023 through May 31, 2024				
Institution	Program or User	Location	Total Square Feet	Type of Transaction
Madison	Covering Kids and Families-WI	Milwaukee	360	Terminated
Madison	School of Medicine and Public Health, Div. of Geriatrics and Gerontology	Oneida	370	Renewed for one year
Madison	School of Medicine and Public Health, Dept. of Medicine	Madison	4,494	Renewed for one year
Madison	College of Agriculture and Life Sciences, Dept. of Plant Pathology	Antigo	2,000	Renewed for one year
Madison	School of Medicine and Public Health, Center for Tobacco Research and Intervention	Milwaukee	3,204	Renewed for two years
Madison	School of Medicine and Public Health, Dept. of Ophthalmology and Visual Sciences	Madison	7,331	Renewed for one year
Madison	School of Medicine and Public Health, Family Practice Clinic	Madison	4,742	Converted to month-to-month tenancy
Madison	Waisman Center	Madison	2,248	Renewed for one year
Madison	School of Medicine and Public Health, Dept. of Medicine	Madison	1,251	Renewed for two years
Madison	School of Medicine and Public Health, Dept. of Ophthalmology and Visual Sciences	Madison	3,205	Renewed for three years
Madison	School of Medicine and Public Health, Dept. of Ophthalmology and Visual Sciences	Madison	4,152	Renewed for two years
Madison	State Lab of Hygiene	Madison	7,928	Terminated
Madison	Women's Health Institute & Center for Womens Health & Research	Madison	3,603	Renewed for one year
Madison	School of Medicine and Public Health, Dept. of Ophthalmology and Visual Sciences	Madison	4,526	Renewed for two years
Milwaukee	Brain Imaging and Neuropsychology Lab	Milwaukee	2,217	Renewed for one year
Oshkosh	Environmental Research and Innovation Center	Oshkosh	10,000	Terminated
Platteville	IDEA Hub Incubator	Platteville	1,253	Terminated

**University of Wisconsin System Administration
Status Report on Lease Activity**

Leased Space by Use - System-wide (except Madison)

As of May 31, 2024

Type of Space	2020	2021	2022	2023	2024	Change 2019 to 2023	Percent of Total
Office	143,602	137,581	98,120	96,858	95,623	-47,979	8.4%
Lab	89,501	89,501	89,501	52,455	42,455	-47,046	4.5%
Radio Station	21,085	21,085	21,085	21,085	21,085	0	1.8%
Daycare	41,238	41,238	35,694	39,956	39,956	1,282	3.5%
Clinic	23,479	23,479	23,479	20,213	20,213	-3,266	1.8%
Classroom	26,907	17,356	17,356	7,737	7,737	-19,170	0.7%
Storage	2,613	2,613	32,613	32,613	32,613	30,000	2.8%
Retail	2,116	2,116	2,116	2,116	2,116	0	0.2%
Performance Space	74,803	74,803	74,803	74,803	74,803	0	6.5%
Housing	<u>906,705</u>	<u>906,705</u>	<u>804,065</u>	<u>805,365</u>	<u>805,365</u>	<u>-101,340</u>	<u>69.8%</u>
Total	1,332,049	1,316,477	1,198,832	1,153,201	1,141,966	-187,519	100.0%

Leased Space by Use - Madison

As of May 31, 2024

Type of Space	2020	2021	2022	2023	2024	Change 2019 to 2023	Percent of Total
Office	273,995	273,995	279,133	273,797	287,582	13,587	58.0%
Lab	99,973	99,973	101,202	106,032	106,032	6,059	21.2%
Clinic	4,200	4,570	5,800	5,800	5,800	1,600	1.0%
Greenhouse	60,000	60,000	60,000	60,000	60,000	0	12.7%
Storage	<u>34,025</u>	<u>34,025</u>	<u>37,847</u>	<u>36,247</u>	<u>36,247</u>	<u>2,222</u>	<u>7.2%</u>
Total	472,193	472,563	483,982	481,876	495,661	23,468	100.0%

**STATUS REPORT ON UW SOLELY MANAGED CAPITAL PROJECTS
JUNE 1, 2023 THROUGH JUNE 1, 2024**

REQUESTED ACTION

For information only.

SUMMARY

Attached is a status report of gift and grant funded projects managed solely by the UW Administration from June 1, 2023, through June 1, 2024. Since its inception in July 2015, the program has included a total of 166 projects.

The total value of the projects that are or have been part of the program has increased from \$614,290,868 in June 2023 to \$646,847,552.

Program Statistics:

- 53 active projects valued at \$441.5 million
- 29 projects, \$55.6 million, are completed and working on close-out activities
- 9 of the active projects are studies, totaling \$5.3 million
- 44 of the active projects include both design & construction, totaling \$447.9million

Amongst managing the project, the past 12 months have positioned the program well for the future. For example, the “on-call” contracts were ending, so a solicitation was published and 29 architectural and engineering firms were contracted. This was a notable achievement on a few fronts as previously there had been 12 firms under contract.

Presenter

- Alex Roe, Senior Associate Vice President for Capital Planning and Budget

BACKGROUND

Regent Policy Document 13-5, “Capital Projects Solely Managed by the UW System: Approval and Signature Authority” requires that the Board of Regents receive regular reports on the program. These projects are solely funded through gifts and grants and authorized through

Wisconsin State Statute Section 16.855 (12m). This report is intended to meet the regular reporting requirement.

The policy further directs that projects that exceed \$5,000,000 require formal approval by the Board of Regents prior to 25% design completion.

Related Policies

- Regent Policy Document 13-5, "[Capital Projects Solely Managed by the UW System: Approval, Signature Authority, and Reporting](#)"

ATTACHMENT

- A) Status Report on UW Solely Managed Capital Projects, June 2024

University of Wisconsin System
Status Report on UW Solely Managed Capital Projects
June 2024

Projects Less than \$5 Million

Project Phase	Project Name	Campus	Project ID	Project Budget	A/E Selection	GC Bid Date	Construction Start	Complete
Initiating Project	Law School 5th Floor Renovation and Facility Plan	MSN	A-23-016	\$120,000	1/9/2024			8/15/2024
	Mechanical Engineering CoE Reactor Lab Tank Replacement	MSN	A-24-003	\$50,000	5/15/2025			7/15/2024
	Space Utilization and Demand Study	MSN	A-24-001	\$3,750,000	6/15/2024			7/15/2025
	UW-WTW Baseball Press Box	WTW	N-24-001	\$180,000	3/8/2024	7/15/2024	8/15/2024	10/15/2024
	Van Vleck Hall Mathematics Learning Center Renovation	MSN	A-23-019	\$2,068,000	5/15/2024	5/15/2025	6/15/2025	5/15/2026
Design	WI Geological and Natural History Survey Facility Pre-Design	MSN	A-23-018	\$33,500	5/15/2024			9/15/2024
	Babcock Hall Center For Dairy Research Plant Upgrades	MSN	A-23-001	\$922,000	6/13/2023	7/15/2024	8/15/2024	11/15/2024
	Biochemistry CALS Lab Buildings Assessment	MSN	A-24-002	\$100,000	2/26/2024			9/15/2024
	Biochemistry CALS NMRFAM Lab Renovation	MSN	A-22-023	\$2,228,100	11/23/2022	7/15/2024	8/15/2024	5/15/2025
	Birge Hall Renovation and Addition Advanced Plan	MSN	A-21-013	\$617,350	11/12/2021			6/15/2024
	Chamberlin L&S Song Physics Lab Renovation	MSN	A-23-012	\$1,852,109	9/13/2023	10/3/2024	10/18/2024	4/15/2025
	Deluca Biochemistry CALS Cryo EM Lab Renovation	MSN	A-23-007	\$3,051,900	5/26/2023	11/15/2024	12/15/2024	7/15/2025
	Engineering Hall CoE 3rd Floor Lab Renovation	MSN	A-23-015	\$100,000	3/1/2024			9/15/2024
	Golda Meir Lubar Conference and Study Room	MKE	B-23-001	\$679,419	11/9/2023	6/15/2024	7/15/2024	11/15/2024
	Helium Recovery System Improvement Project	MSN	A-23-014	\$2,400,000	1/3/2024	8/15/2024	9/15/2024	11/15/2025
	Lab Delivery Phase 1 - Lab Assessment	MSN	A-22-002	\$200,000	4/5/2022			12/15/2024
	MSC Kinesiology HVAC Improvement Project	MSN	A-23-009	\$127,250	9/25/2023	7/11/2024	7/18/2024	11/15/2024
	Sewell Social Sciences L&S 5th Floor Anthropology Lab Renovation	MSN	A-23-013	\$551,000	10/11/2023	12/10/2024	1/6/2025	10/15/2025
	SoE Education Sciences 11th Floor WIDA Renovations	MSN	A-23-017	\$2,500,000	3/8/2024	4/15/2025	7/15/2025	2/15/2026
	WIMR East Wedge Cyclotron and Expansion	MSN	A-23-011	\$362,250	11/1/2023			3/24/2024
	WIMR Gas Storage and Distribution Renovation	MSN	A-22-018	\$900,000	8/17/2022	7/31/2024	8/15/2024	3/31/2025
Hold	Lake Superior NERR Administrative Addition	SUP	M-23-001	\$507,000	5/2/2023			
	UW-PLT Baseball Field Dugout Replacement	PLT	H-23-001	\$5,000	9/18/2023			
Construction	1410 Engineering Drive Occupants Relocation	MSN	A-23-004	\$917,000	4/13/2023	1/23/2024	2/19/2024	6/14/2024
	Camp Randall Stadium East Bowl Recoating	MSN	A-22-020	\$2,360,000	9/22/2022	8/30/2023	5/13/2024	8/11/2024
	Nicholas Hall Classroom 3235 Renovation	MSN	A-23-002	\$845,000	3/10/2023	2/1/2024	3/11/2024	8/2/2024
	School of Education Multi-Building Classroom Renovation	MSN	A-22-013	\$3,000,000	7/18/2022	1/17/2024	3/4/2024	8/2/2024
	Studio Arts and WCPA Recording Studio Renovations	GBY	D-23-001	\$1,530,000	3/15/2023	2/22/2024	3/18/2024	9/17/2024
	Treehaven Forestry Advancement Center	STP	K-23-001	\$1,240,000	3/29/2023	11/16/2023	3/11/2024	7/31/2024
	Trout Lake Research Outbuilding	MSN	A-22-009	\$669,000	5/4/2022	3/14/2024	5/13/2024	9/15/2024
	UW-PLT Williams Fieldhouse Seating Renovation	PLT	H-22-001	\$750,000	11/7/2022	2/7/2024	4/8/2024	7/31/2024
	UW-WTW Softball Field Lighting	WTW	N-23-001	\$305,000	9/11/2023	3/5/2024	5/15/2024	8/15/2024
	Wood Hall - Cofrin School of Business Room 450 and 452 Renovation	GBY	D-22-001	\$320,000	8/4/2022	10/24/2023	1/2/2024	4/26/2024
In Process Total:				\$26,581,878				
Complete	Agricultural Dean's Residence Renovation	MSN	A-19-007	\$350,000	10/9/2020			2/13/2023
	College of Agricultural & Life Sciences Facilities Master Plan	MSN	A-21-005	\$908,500	12/6/2021			9/29/2023
	Computer, Data & Information Sciences Building Advanced Planning	MSN	A-20-013	\$510,000	10/14/2020			6/14/2021
	EHS Waste Management Advanced Plan	MSN	A-22-008	\$250,000	12/15/2022			10/6/2023
	LaFollette School of Public Affairs Advanced Plan	MSN	A-22-022	\$400,000	10/19/2022			8/30/2023
	Lakeshore Nature Preserve Master Plan Update	MSN	A-21-004	\$105,000	6/22/2021			6/30/2023
	Linden Drive Temporary Bridge Over Willow Creek	MSN	A-20-011	\$750,000	6/10/2020	3/4/2021	4/7/2021	7/12/2021
	Multi-Building Dining Expansion and Renovation	MSN	A-22-019	\$702,000	11/2/2022			2/16/2024
	Noland Hall 3rd Floor Integrative Bio Lab Renovation	MSN	A-21-008	\$947,692	7/22/2021	4/14/2022	8/1/2022	3/17/2023
	Psychology Building Replacement Pre-Design Plan	MSN	A-23-006	\$380,000	5/10/2023			5/15/2024
	School of Education Kinesiology New Building Pre-Design Plan	MSN	A-23-008	\$207,000	6/22/2023			1/15/2024
	School of Music Academic Building Study	MSN	A-23-005	\$362,250	4/7/2023			10/27/2023
	Student Affairs Master Plan	MSN	A-22-014	\$500,000	10/5/2022			6/28/2023
	Weeks Hall Letters & Science 3rd Floor Lab Renovation	MSN	A-22-024	\$878,000	12/9/2022	8/24/2023	10/30/2023	5/15/2024
	WIMR Fire Alarm Zoning	MSN	A-22-017	\$60,000	8/5/2022			12/15/2022
Complete Total:				\$7,310,442				
Total:				\$33,892,320				

University of Wisconsin System
 Status Report on UW Solely Managed Capital Projects
 June 2024

Projects \$5 Million and More

Project Phase	Project Name	Campus	Project ID	Project Budget	BOR	A/E Selection	GC Bid Date	Construction Start	Complete
Initiating Project	Grainger Hall Dining Expansion and Renovation	MSN	A-24-004	\$0		3/1/2024	3/15/2025	5/15/2025	7/15/2026
	UW-Madison Campus Wide Access Controls Installation	MSN	A-24-005	\$10,843,000		6/10/2024	10/15/2024	1/15/2025	6/15/2026
	Vilas Hall Floors 2 and 3 Renovation	MSN	A-23-010	\$6,363,000		5/15/2024	5/15/2025	6/15/2025	5/15/2026
Design	Lakeshore Nature Preserve Outreach Center	MSN	A-22-007	\$250,000		6/1/2022	7/15/2025	8/15/2025	9/15/2026
	Libraries Collections Preservation Facility	MSN	A-22-012	\$35,228,400	Approved	9/7/2022	8/22/2024	9/23/2024	3/28/2026
	Primate Center Back-up Generator	MSN	A-17-033	\$3,332,000	Approved	1/24/2018	7/15/2024	8/15/2024	8/15/2025
Bidding	Engineering Hall Sprinkler and Gas Piping - Phase 2	MSN	A-23-003	\$7,272,000	Approved	3/15/2023	5/16/2024	6/15/2024	5/22/2026
	Grainger Hall 2nd and 5th Floor Renovation	MSN	A-22-021	\$8,800,000	Approved	9/15/2022	4/2/2024	6/15/2024	1/15/2024
Construction	Chemistry 2nd and 4th Floor Lab Renovation	MSN	A-22-015	\$12,218,313	Approved	8/5/2022	10/12/2023	12/27/2023	11/27/2024
	Computer, Data & Information Sciences Building	MSN	A-21-007	\$267,200,000	Approved	6/28/2021	11/17/2022	1/23/2023	4/16/2025
	Elvehjem Building Envelope Renovation	MSN	A-22-001	\$12,094,000	Approved	3/3/2022	2/15/2023	3/27/2023	9/26/2024
	Law Building 4th Floor Renovation	MSN	A-22-003	\$1,675,000	Approved	3/11/2022	8/1/2023	12/27/2023	7/19/2024
	Near East Play Fields Reconstruction	MSN	A-22-011	\$12,118,255	Approved	8/3/2022	11/29/2023	5/15/2024	10/16/2024
Punch List	Engineering Centers 2nd Floor MOCVD Lab Renovation	MSN	A-22-004	\$1,655,000	Approved	3/18/2022	3/22/2023	5/1/2023	4/22/2024
	Engineering Hall CBE Instructional and Research Lab Renovation	MSN	A-21-003	\$12,427,000	Approved	6/10/2021	8/25/2022	10/11/2022	9/1/2023
	KRC-SRC Rowe WHAM Plasma Physics Lab Electrical and Cooling Upgrade	MSN	A-21-011	\$3,199,210	Approved	10/7/2021	12/14/2022	9/12/2023	5/30/2024
	Materials Science Engineering Building 1974 and 1995 Additions Removal	MSN	A-22-016	\$2,441,374	Approved	8/4/2022	9/21/2023	10/20/2023	5/23/2024
	Memorial Union Additions and Repairs	MSN	A-20-018	\$5,000,000	Approved	9/14/2020	9/15/2022	11/14/2022	5/15/2024
	WARF - SMPH Floors 4, 5 & 7 Renovation	MSN	A-21-010	\$6,288,957	Approved	7/14/2021	5/9/2023	6/28/2023	2/16/2024
	WIMR Dock and NIH Research Lab Renovation	MSN	A-20-005	\$6,523,261	Approved	4/15/2020	11/30/2021	1/6/2022	3/31/2024
In Process Total:				\$414,928,769					
Complete	Bascom Hall Rm 165 Renovation	MSN	A-18-005	\$1,900,000	Approved	6/28/2018	9/24/2019	10/28/2019	10/9/2020
	Biochemistry Cryo-Electron Microscopy Renovation	MSN	A-20-012	\$2,400,000	Approved	6/25/2020	3/4/2021	4/12/2021	4/11/2022
	Chamberlin Hall 6th Floor Instrumentation Lab Renovation	MSN	A-20-009	\$1,700,000	Approved	6/11/2020	4/20/2021	6/21/2021	8/10/2022
	Chemistry 2nd Floor Wang Lab Remodel	MSN	A-20-001	\$1,369,000	Approved	1/16/2020	10/22/2020	11/30/2020	7/8/2021
	DeLuca Biochemical Coon Lab Renovation	MSN	A-21-012	\$2,265,000	Approved	11/1/2021	8/25/2022	11/11/2022	8/14/2023
	Engineering Hall Experimental Mechanics Lab 1313 Renovation	MSN	A-22-006	\$1,847,000	Approved	4/5/2022	3/16/2023	5/1/2023	3/19/2024
	Engineering Hall Sprinkler and Gas Piping - Phase 1	MSN	A-20-014	\$4,726,000	Approved	7/9/2020	12/14/2021	1/24/2022	7/21/2023
	Facilities Planning & Management Physical Plant Relocation	MSN	A-21-001	\$9,000,000	Approved	3/25/2021	10/5/2021	10/19/2021	12/15/2022
	Grainger Hall 2nd and 5th Floor Renovation - Phase 1 (Room 2510)	MSN	A-22-021-1	\$727,039	Approved	9/15/2022	4/19/2023	5/22/2023	11/15/2023
	Kinesiology Relocation	MSN	A-19-001	\$12,000,000	Approved	1/30/2019	12/11/2019	12/23/2019	10/1/2020
	Memorial Hoofers Dock and Deck Replacement	MSN	A-17-001	\$4,900,000	Approved	3/22/2017	8/8/2018	10/1/2018	7/17/2019
	Microbial Sciences Building 2nd Floor Research Lab Renovation	MSN	A-22-010	\$1,554,000	Approved	5/4/2022	4/12/2023	6/9/2023	4/5/2024
	Weeks Hall 4th Floor Dutton Lab Renovation	MSN	A-19-008	\$2,190,000	Approved	12/10/2019	2/4/2021	3/15/2021	5/9/2023
	WisPIC Parking Lot Reconstruction	MSN	A-22-005	\$1,735,000	Approved	4/8/2022	5/31/2023	6/26/2023	10/27/2023
Complete Total:				\$48,313,039					
Total:				\$463,241,808					

**UW-MILWAUKEE HOST CAMPUS PRESENTATION:
“CAPITAL PLANNING AND PROGRESS:
TRANSFORMING FOR TOMORROW TOGETHER”**

REQUESTED ACTION

For information only.

SUMMARY

UWM's capital planning strategy and priorities find their roots in UWM's unique mission and vision. UWM will first share the institution's overall strategy in capital planning and space optimization, emphasizing the continued need to repair, renovate, and update facilities that are at end of life, to support the needs of the students and researchers of today and beyond while working to achieve efficiencies in space usage.

UWM will then provide updates regarding impactful construction and renovation projects completed in the last year or underway, including UWM's Student Union renovation recently completed and new Chemistry Building in final stages of construction.

Finally, UWM will present to the committee UWM's most important unaddressed facility needs that are critical to Wisconsin's talent pipeline and providing modern learning and skill development in the STEM and health areas.

Presenters

- Robin Van Harpen, UW-Milwaukee, Senior Vice Chancellor for Finance & Administrative Affairs
- Melissa Spadanuda, UW-Milwaukee, Associate Vice Chancellor for Facilities, Planning & Management

**REPORT OF THE SENIOR ASSOCIATE VICE PRESIDENT:
PREVIEW OF THE 2025-31 CAPITAL BUDGET WORKBOOK**

REQUESTED ACTION

For information and discussion.

SUMMARY

Coinciding with the last update to the Board of Regents Evaluation Criteria for Major Capital Project Requests in February 2023, the Capital Plan Workbook was developed and instituted as a means for managing and routinely reporting capital project data across all universities. This includes the four new capital project pre-requisites (Financial Capacity and Plan, Design and Construction Progress, Executing Past Enumerations, and Degree and Program Support) associated with the persistent management of current capital project workload. Collectively these four new prerequisites emphasize the importance and responsibility of actively and effectively executing and managing capital budget funding and projects before serious consideration of additional authority and enumerations. These new prerequisites promote the 2023-28 Strategic Plan focus on accountability and integrity by requiring the timely execution of past enumerations, diligent management of capital funding and projects, and assuring UW System does not overextend its resources.

Presenters

- Alex Roe, Senior Associate Vice President, UWS Capital Planning and Budget
- Tom Bittner, Capital Planning & Budget Director, UWS Capital Planning and Budget