

Contact: Joan Racki

REGISTER OF IOWA STATE UNIVERSITY
CAPITAL IMPROVEMENT BUSINESS TRANSACTIONS

Action Requested: Consider approval of the revised project descriptions and budgets for the **Lagomarcino Hall – Office Remodeling** (\$2,900,000) and the **Troxel Hall** (\$11,190,000) projects.

Executive Summary: The University requests approval of a revised project description and budget of \$2,900,000, an increase of \$1,000,000, for the **Lagomarcino Hall – Office Remodeling** project. The budget increase, funded by University funds, would add upgrades to the building systems and related space needs to the project scope. The University also requests approval of a revised project description and budget of \$11,190,000, an increase of \$190,000, for the **Troxel Hall** project. The expanded scope of work, funded by Utility System Funds, would include mechanical infrastructure work to bring the central campus utilities to the project site.

Details of the Projects:

Lagomarcino Hall – Office Remodeling

	<u>Project Summary</u>		
	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Project Description and Budget	\$1,900,000	Jan. 2012	Not Required*
Design Professional Selection (Haila Architecture; Ames, IA)		Jan. 2012	Not Required*
Design Professional Agreement (Pre-Design – Schematic Design)	82,400	April 2012	Not Required*
Revised Project Description and Budget	2,900,000	April 2012	Requested

*Approved by Executive Director, consistent with Board policies

The **Lagomarcino Hall – Office Remodeling** project would remodel Lagomarcino Hall to provide a new centralized area for the School of Education Administration within the College of Human Sciences. The new School of Education (approved by the Board in December 2011) combines the Department of Educational Leadership and Policy Studies and the Department of Curriculum and Instruction into one academic unit. This change prompts the need for one central area from which these combined activities, currently located on three floors of deficient space, can be coordinated.

Additional funding has been identified to expand the original scope of work to include related space needs and upgrades to building systems. These needs include student/faculty interaction spaces, improved support technology, mechanical / electrical system upgrades, along with reoccurring ground water and humidity remedial work on the lower level.

Project Budget

	Initial Budget (Jan. 2012)	Revised Budget (Apr. 2012)
Construction Costs	\$1,229,440	\$1,977,120
Professional Fees	339,590	593,100
Movable Equipment	231,780	230,000
Relocation	5,360	8,600
Project Contingency	<u>93,830</u>	<u>91,180</u>
TOTAL	<u>\$1,900,000</u>	<u>\$2,900,000</u>
Source of Funds:		
University Funds	<u>\$1,900,000</u>	<u>\$2,900,000</u>
TOTAL	<u>\$1,900,000</u>	<u>\$2,900,000</u>

Troxel Hall

Project Summary

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Permission to Proceed		Aug. 2010	Approved
Initial Review and Consideration of Capital Project Evaluation Criteria			Received Report
Naming of East Campus Auditorium as Troxel Hall		Aug. 2010	Approved
Design Professional Agreement – BNIM Arch. (Des Moines, IA)	\$ 812,375	Oct. 2010	Not Required*
Program Statement		Feb. 2011	Not Required*
Schematic Design		April 2011	Approved
Project Description and Total Budget	11,000,000	April 2011	Approved
Final Review and Consideration of Capital Project Evaluation Criteria		April 2011	Received Report
Design Professional Amendment	82,605	June 2011	Not Required*
Contract Award – Excavation & Site Utilities HPC,L.L.C. (Ames, IA)	805,000	Sept. 2011	Not Required*
Contract Award Oakview dck, LLC (Red Oak, IA)	5,151,000	Jan. 2012	Not Required*
Revised Project Description and Budget	11,190,000	April 2012	Requested

*Approved by Executive Director, consistent with Board policies

The **Troxel Hall** project is constructing a new free standing building with a state-of-the-art 400 seat auditorium, pre-function and student interaction spaces, as well as a post-class meeting room, chemistry preparation room, auditorium storage, and building support spaces. The auditorium will accommodate high-demand courses, while optimizing the quality of instruction and student learning. The scope of work has been expanded to include the mechanical infrastructure work which brings the central campus utilities (steam, chilled water, domestic water, sanitary sewer, storm sewer, compressed air, and natural gas) to the site of the project. The University's Utility System will provide funding for these extensions and upgrades.

Project Budget

	Initial Budget <u>(April 2011)</u>	Revised Budget <u>(April 2012)</u>
Construction Costs	\$ 8,698,270	\$ 8,888,270
Professional Fees	1,596,260	1,596,260
Movable Equipment	400,500	400,500
Relocation	10,000	10,000
Project Contingency	<u>294,970</u>	<u>294,970</u>
TOTAL	<u>\$11,000,000</u>	<u>\$11,190,000</u>
Source of Funds:		
Income from Treasurer's Temp		
Investments	\$ 5,000,000	\$ 5,000,000
Private Giving	4,750,000	4,750,000
Facilities Overhead Use Allowance	1,000,000	1,000,000
Liberal Arts and Sciences	250,000	250,000
Utility Infrastructure	<u>-----</u>	<u>190,000</u>
TOTAL	<u>\$11,000,000</u>	<u>\$11,190,000</u>
