

Contact: Joan Racki

REGISTER OF IOWA STATE UNIVERSITY
CAPITAL IMPROVEMENT BUSINESS TRANSACTIONS

Actions Requested: Consider approval of:

1. Permission to proceed with project planning for the **MacKay Hall - Auditorium 117 Remodeling** project.
 - a. Acknowledge receipt of the University's initial submission of information to address the Board's capital project evaluation criteria (see Attachment A);
 - b. Accept the Board Office recommendation that the project meets the necessary criteria for Board consideration; and
 - c. Authorize permission to proceed with project planning, including the design professional selection process.
2. Revised project budget (\$2,205,000) for the **Wallace Hall – Install Fire Sprinkler System** project.

Executive Summary: MacKay Hall is a prominent building on the Iowa State University campus. Originally built in 1911, with an addition in 1926, it stands as the northern facade of the historic central campus. The building and auditorium are named after Catherine J. MacKay, the Dean of Home Economics from 1913 to 1921. It is currently home to the College of Human Sciences.

While the MacKay Hall auditorium is in a premier location on central campus and easily accessible to students and faculty, it is one of the least desired auditoriums for teaching due to its current overall condition and configuration of the space. Therefore, the University requests permission to proceed with project planning for the **MacKay Hall – Auditorium 117 Remodeling** project, which would upgrade the space to improve the learning environment for both students and faculty. The estimated project budget of \$3.1 million would be funded from general university funds. (A map showing the location of MacKay Hall is included as Attachment B.)

The University requests approval of a revised project description and budget (\$2,205,000) for the **Wallace Hall – Install Fire Sprinkler System** project. The scope of the project would be expanded from the installation of a fire suppression system throughout Wallace Hall to include the installation of fire sprinklers in the Wallace-Wilson Commons. The work in the Wallace Wilson Commons Building was previously included in a separate project. The project is being funded from dormitory system improvement funds. (A map showing the location of Wallace Hall is included as Attachment C.)

Details of the Projects:

MacKay Hall – Auditorium 117 Remodeling

Project Summary

| | <u>Amount</u> | <u>Date</u> | <u>Board Action</u> |
|---|---------------|-------------|---------------------|
| Permission to Proceed with Project Planning | | Dec. 2011 | Requested |

Although sections of Mackay Hall have been renovated and updated over time, the auditorium space has remained much as it was when it was built. Remodeling of the auditorium would include the upgrade of audiovisual technology, and new seating to maximize capacity to facilitate student interaction. The project also includes the updating of space adjoining the auditorium including public spaces such as the south foyer to Central Campus, the first floor corridor, teaching classroom room 213 and departmental spaces in rooms 309 and 311.

Wallace Hall – Install Fire Sprinkler System

Project Summary

| | <u>Amount</u> | <u>Date</u> | <u>Board Action</u> |
|--|---------------|-------------|---------------------|
| Project Description and Budget | \$1,820,000 | Sept. 2011 | Not Required* |
| Design Professional Agreement (HR Green, Inc., Cedar Rapids) | 251,560 | Nov. 2011 | Not Required* |
| Revised Project Description and Budget | 2,205,000 | Dec. 2011 | Requested |

*Approved by Executive Director consistent with Board policies.

Project Budget

| | <u>Initial Budget (Sept. 2011)</u> | <u>Revised Budget (Dec. 2011)</u> |
|-----------------------------------|------------------------------------|-----------------------------------|
| Construction Costs | \$1,450,000 | \$1,731,000 |
| Professional Fees | 294,600 | 374,090 |
| Project Contingency | 75,400 | 99,910 |
| TOTAL | <u>\$1,820,000</u> | <u>\$2,205,000</u> |
| Source of Funds: | | |
| Dormitory System Improvement Fund | <u>\$1,820,000</u> | <u>\$2,205,000</u> |
| TOTAL | <u>\$1,820,000</u> | <u>\$2,205,000</u> |

MacKay Hall – Auditorium 117 Remodeling
Evaluation Criteria

Relationship to Institution's mission and strategic plan: The mission of Iowa State University is to create, share and apply knowledge to make Iowa and the world a better place. Strengthening undergraduate, graduate, and professional education to enhance student success is one of the university's priorities.

The quality and availability of large lecture facilities on campus will be greatly improved with this remodeling. The remodeled auditorium will make a huge difference in the university's ability to address the needs of introductory classes serving large numbers of students.

The auditorium will be designed to accommodate a variety of course offerings, media-enhancement and allow for innovative approaches to teaching and student engagement. The auditorium was used an average of 30 hours/week during the 2011 fall semester and the average section size was 235 students.

Project alternatives considered and rationale for proposed project: A feasibility study was conducted in August 2009 that looked at several options for Mackay Hall. Numerous options were explored for the renovation of the auditorium and remodeling the existing space was the most cost effective solution.

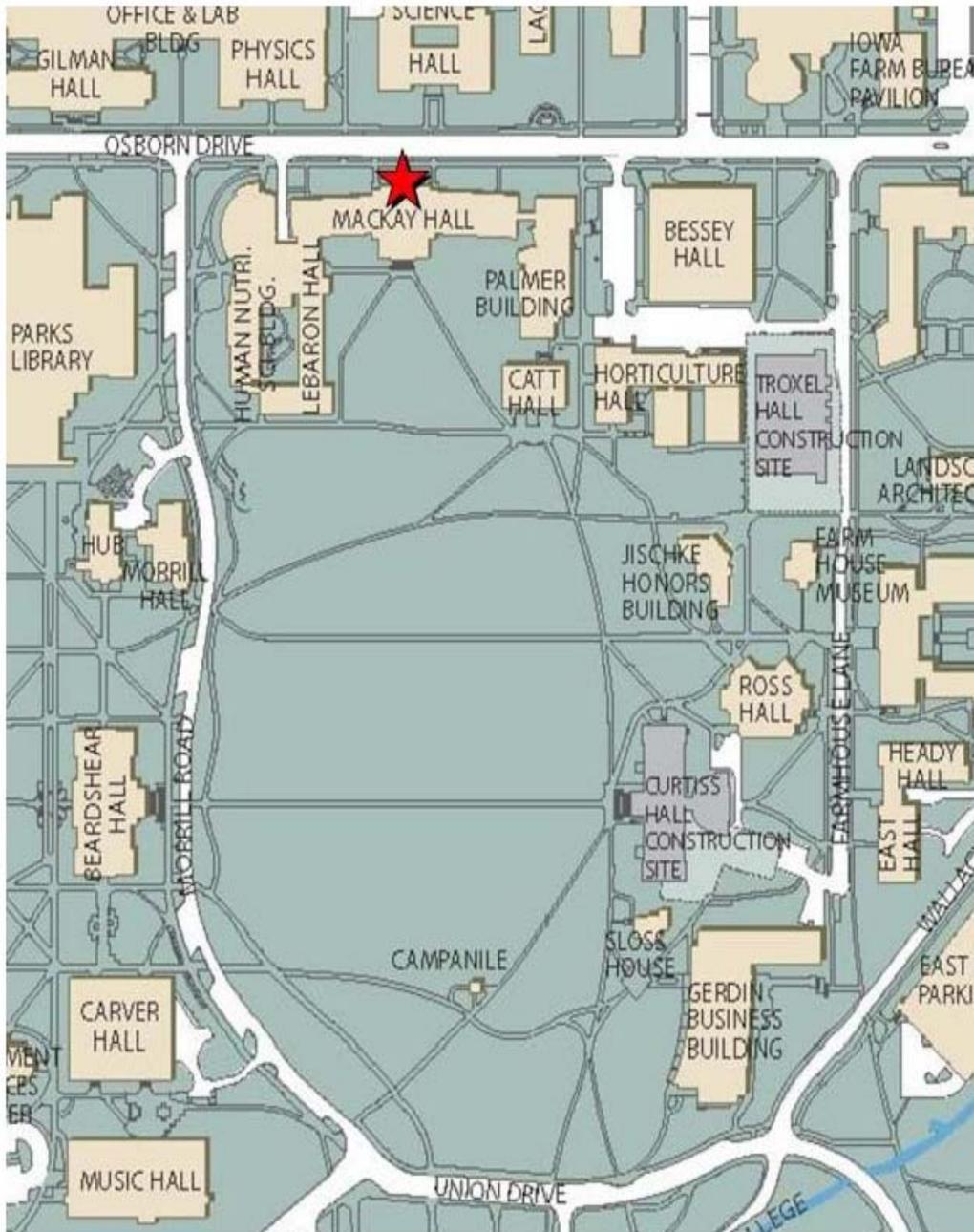
Project size and disposition of existing space: No space will be vacated as a result of this project.

Project funding and cash flow availability: Funding will come from general university funds.

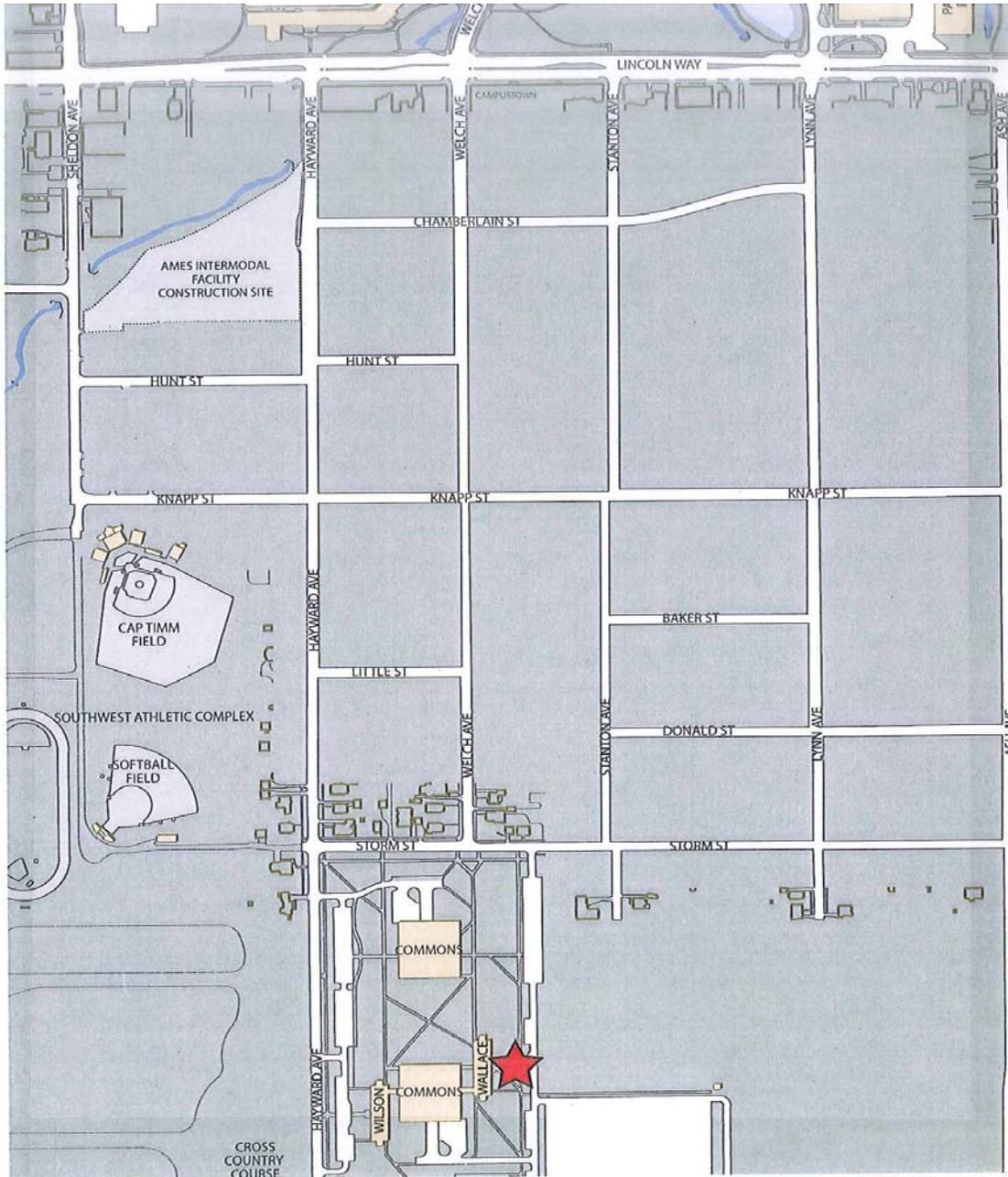
Operating and Maintenance funding: No additional operating and maintenance expenses are anticipated.

Compelling external agency or policy issues: None

MackKay Hall
Auditorium 117 Remodeling



Wallace Hall



Wallace Hall – Install Fire Sprinkler System