

MEMORANDUM

To: Board of Regents
From: Board Office
Subject: Demolition of House and Garage at 1809 West 27th Street, Cedar Falls, Iowa
Date: September 8, 2003

Recommended Action:

Approve the demolition of the house and garage located at 1809 West 27th Street, Cedar Falls, Iowa. (ROLL CALL VOTE)

Executive Summary:

The University wishes to demolish the house and garage located at 1809 West 27th Street in Cedar Falls.

The structures are located on University property directly south of the UNI-Dome on the proposed construction site for the Arena. (See Attachment A for map.)

- The property was purchased by the University in two portions, in 1993 and 2002, for future campus development.

The demolition costs, estimated at \$10,000, would be paid from the Arena project budget.

The University anticipates demolishing the structures by the end of this calendar year.

The University reports that three additional structures would need to be removed from the site at a future date for the Arena construction project, as further described within this docket memorandum.

Background and Analysis:**General
Description**

The house and garage are located on University property within the northwest corner of the intersection of Hudson Road and 27th Street in Cedar Falls, directly south of the UNI-Dome.

The house was constructed in 1952 and has an assessed value of \$143,980.

Reason for Demolition The University wishes to demolish the house and garage consistent with its plans to construct the Arena at this site.

 The University anticipates demolishing the structures by the end of this calendar year.

Demolition Costs The demolition costs, estimated at \$10,000, would include razing and removal of the house, foundation, garage and walkways, disconnection of utilities, and site grading.

Board Procedures Approval of the demolition is requested in accordance with Policy Manual which requires the Board to approve the disposal of buildings with an estimated value of \$1,000 or more.

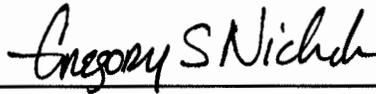
Future Demolitions The University reports that three additional structures would need to be removed from the site at a future date for the Arena construction project. (These structures are also identified on Attachment A.)

- Included are House 19, and its detached garage, which are used to store hazardous materials; the University plans to relocate this function to campus warehouse space.
- Also included is a KUNI radio tower; the University plans to lease space on the Iowa Wireless tower on campus for the relocation of the radio equipment.

The timeline for demolition of these structures will be determined by the relocation schedules for their current functions, which have yet to be finalized.


Sheila Doyle

Approved:


Gregory S. Nichols

