BOARD OF REGENTS
STATE OF IOWA

PROPERTY AND FACILITIES COMMITTEE 3
APRIL 6-7, 2022

Contact: John Nash

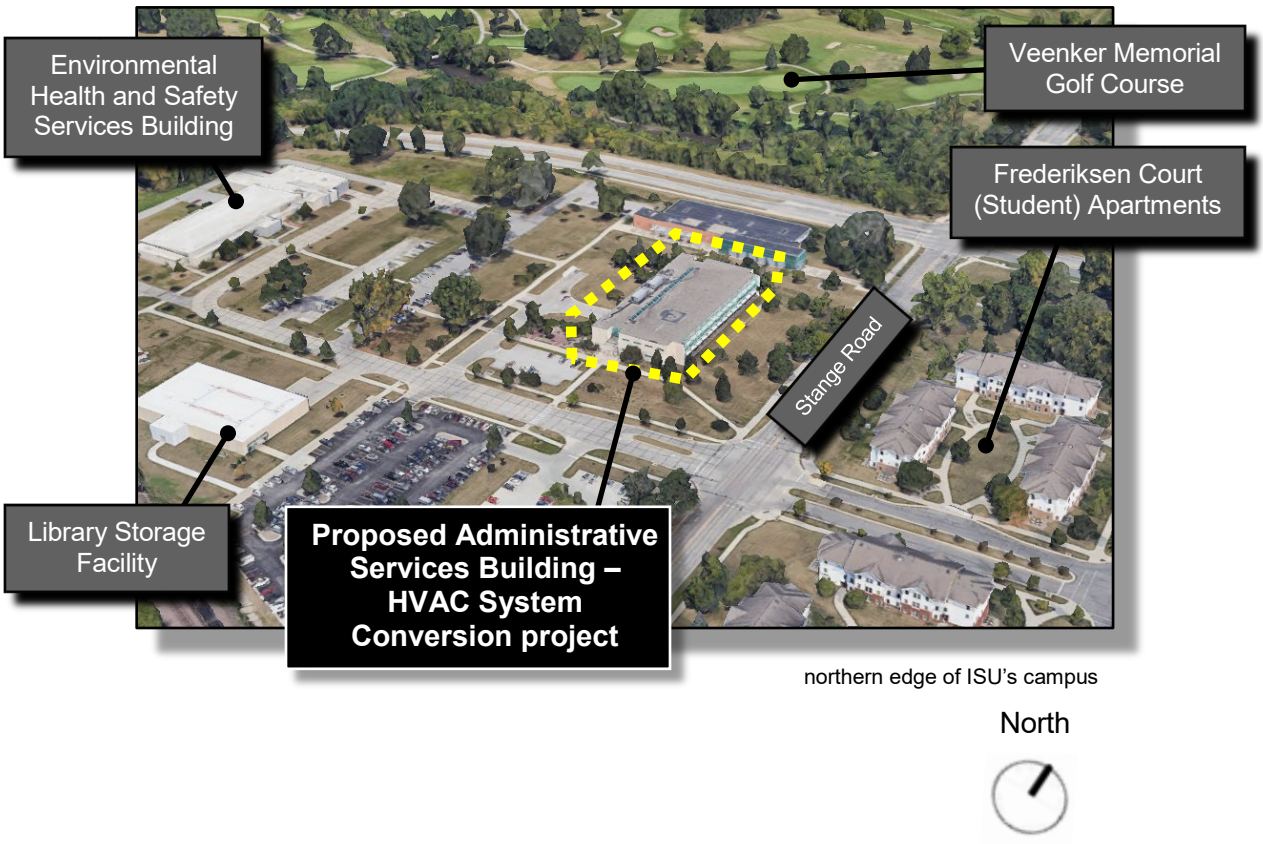
REGISTER OF IOWA STATE UNIVERSITY
CAPITAL IMPROVEMENT BUSINESS TRANSACTIONS

Actions Requested: Recommend the Board approve the Project Description and Budget for the **Administrative Services Building – HVAC System Conversion** project with the understanding that approval is authorization to proceed with construction. The $3,065,000 project budget would be funded by the Operations and Finance Overhead Use Facilities Fund.

This project would eliminate approximately $1,100,000 in deferred maintenance.

Executive Summary: This project would replace the entire 24-year-old roof system, exchange the under-performing HVAC system, connect the new HVAC system to ISU's expanded campus chilled water loop and build a mechanical room on the west side of the building for HVAC equipment. The roof and HVAC systems have both reached the end of their useful lives.

The roof frequently leaks. Also, air conditioning equipment on the roof is located directly above a large university data center. There is now a substantial risk of leaks from the roof or equipment down onto the data center. In anticipation of replacing this HVAC system, ISU previously extended the campus chilled water loop to this area of campus. The campus chilled water loop would provide a much more efficient way to cool the building. Heat would be provided by two new boilers.



Built in 1998, the Administrative Services Building is a two-story building with no basement and home to multiple ISU administrative functions, including payroll and information technology.

Project Summary

	Amount	Date	Board Action
Waiver of the Design Professional Selection Process to hire ISU's Facilities Planning & Management		Nov. 2020	Not Required*
ISU FP&M's Agreement			
➢ Schematic Design through Record Documents	$ 200,000	Nov. 2020	Not Required*
Project Description and Budget	**$3,065,000**	**Apr. 2022**	**Requested**

Approved by Executive Director, consistent with Board policy.

Proposed Project Budget

Planning, Design & Management	$ 556,290
Construction	2,244,490
Contingency	264,220
Total	$ 3,065,000

Proposed Source of Funds

Operations and Finance Overhead Use Facilities Fund

Proposed Schedule

Construction: Summer 2022 – Fall 2023