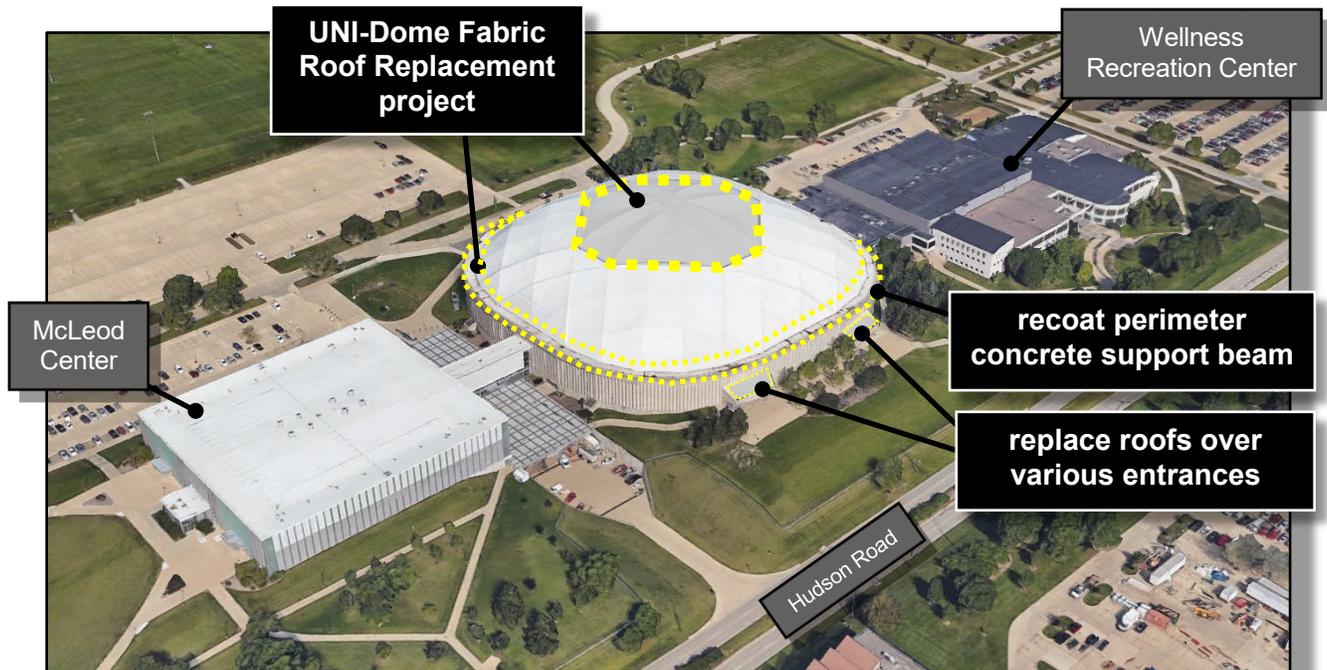


Contact: John Nash

**REGISTER OF UNIVERSITY OF NORTHERN IOWA  
CAPITAL IMPROVEMENT BUSINESS TRANSACTIONS**

**Actions Requested:** The University of Northern Iowa requests Board approval of the proposed Project Description and Budget for the **UNI-Dome Fabric Roof Replacement** project to replace the air-supported fabric roof system at the roof's center. The \$8,000,000 project budget would be funded by a combination of Gifts, Fieldhouse Funds, General Funds and/or Athletics Department Funds.

**Executive Summary:** This project would replace the center portion of the UNI-Dome's roof, a fabric, rigid steel and cable roof structure, also supported by interior air pressure. The project would also recoat the UNI-Dome's perimeter concrete support beam (see photo below), which provides structural support to the entire roof, and replace roofs over the various entrances. Additionally, safety lines and anchor points would be installed across the entire roof to improve safety for UNI maintenance staff.



University of Northern Iowa's campus, west side, looking northwest



**Background:** In December 2019, the University hired roofing consultants to assess the condition of the roof's center portion, a fabric structure that allows natural light into the UNI-Dome. The assessment revealed that the center portion, 25% of the entire roof, had begun deteriorating, was nearing the end of its useful life and would need to be replaced by 2024. The 2010 outer roof, representing the remaining 75%, is in good condition and under warranty through 2040.

**Project Summary**

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Permission to Proceed with Project Planning		Feb. 2021	Approved
Design Professional Selection, two proposals Walter P. Moore, Kansas City		Jan. 2022	Not Required*
Walter P. Moore Agreement Schematic Design only	\$ 193,000	Jan. 2022	Not Required*
Walter P. Moore Amendment #1 Snow and Wind Modeling only	28,000	Mar. 2022	Not Required*
Walter P. Moore Amendment #2 Structural Engineering testing only	29,250	May 2022	Not Required*
Walter P. Moore Amendment #3 All remaining Design Professional services	tbd	Fall 2022	Not Required*
<b>Project Description and Budget</b>	<b>\$8,000,000</b>	<b>Sep. 2022</b>	<b>Requested</b>

\* Approved by Executive Director, consistent with Board policy.

**Project Budget**

Planning, Design & Management	\$ 1,200,000
Construction	6,050,000
Contingency	750,000
Total	\$ 8,000,000

**Source of Funds**

Gifts, Fieldhouse Fund, General Fund and/or Athletics Department Funds

**Schedule**

Construction: Spring 2023 – Fall 2023

**UNI-Dome roof history:**

1976 = UNI Dome was built, including an air-supported fabric roof system. It was the first indoor stadium with a full-size, air-supported fabric roof system in the United States.

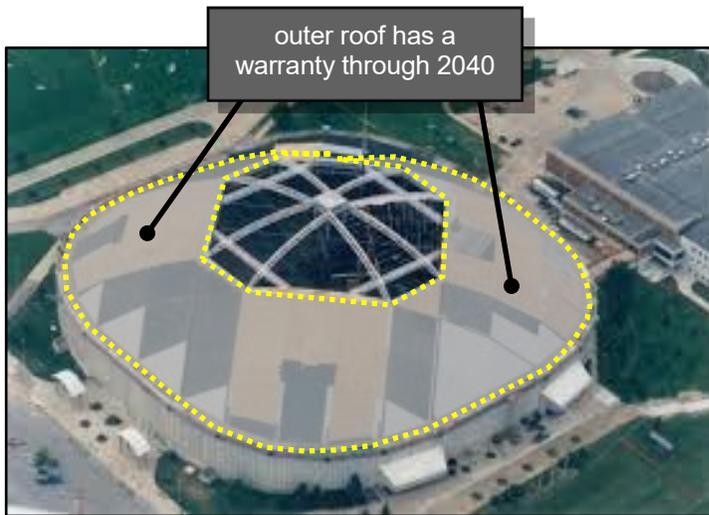
1999 = After 23 years, the UNI Dome's center fabric roof was replaced with a better-quality fabric roof, and the outer roof was replaced with a 'hard' metal roof.

2010 = Due to hail damage, the outer metal roof was replaced with the current PVC white roof, which has a 30-year warranty through 2040. The roof's center portion was in good condition at that time.

2019 = Independent study done to assess the center fabric roof.

2020 = Minor repairs done on the center fabric roof.

2022 = After another 23 years, the center fabric roof needs replacement.



The UNI-Dome is one of the focal points of the University of Northern Iowa's campus. The structure provides an indoor event space for collegiate athletics, high school state football playoffs, marching band practice, intramural sports, kinesiology classes, summer camps and large events for the public.

Replacing the fabric roof is one step in maintaining the integrity of the building for years to come.

UNI-Dome's fabric center roof and 'hard' outer roof replaced in 1999.



University of Northern Iowa's UNI-Dome