

A PRESENTATION OF THE MASTER PLAN FOR THE HAWKEYE ATHLETIC/RECREATION FACILITIES COMPLEX WILL TAKE PLACE AT THE FEBRUARY BOARD MEETING

SUI B-1

MEMORANDUM

To: Board of Regents

From: Board Office

Subject: Register of University of Iowa Capital Improvement Business Transactions for Period of December 21, 1999 through January 13, 2000

Date: January 31, 2000

Recommended Actions:

1. Receive the master plan for the Hawkeye Athletic/Recreation Facilities Complex.
2. Approve the Register of Capital Improvement Business Transactions for the University of Iowa.

Executive Summary:

The University of Iowa presents the master plan for the **Hawkeye Athletic/Recreation Facilities Complex** which will develop athletic and recreation facilities, at a total cost of approximately \$37 million, on the University's far west campus. The facilities will include: the Athletic/Recreation Building with an aquatics center and tennis courts; soccer field; Visitor Center/Hall of Fame; and support facilities. The University also requests approval of the program statement for the overall master plan, and the Phase 1 schematic design, project description and budget (\$8,110,000), and architectural agreement with Herbert Lewis Kruse Blunck (\$1,185,087).

The only facility to be constructed as part of the Phase 1 project is the Visitor Center/Hall of Fame. Regent Procedural Guide §9.07 provides, in part, as follows: "Program statements will be submitted for Board review for all new buildings, major additions, or remodeling projects with an estimated project cost of \$1 million or more. The Board will be provided with an executive summary of the program statement for approval by the Board prior to the initiation of project design." Accordingly, development of the schematic design typically does not

proceed until the program statement has been approved. However, the University has indicated that it was necessary that the design of all facilities to be located at the site be developed to a certain level of detail during master plan development to ensure their visual and functional compatibility on the site. These design services were sufficient to develop a schematic design for the Visitor Center/Hall of Fame, which consists primarily of large open areas. The University requests that the Board waive the requirements of Procedural Guide §9.07 and approve the schematic design for the facility at this time. The schematic design for the Athletic/Recreation Building, which will be further developed following approval of the program statement, will be presented for Board approval at a future date.

Representatives of the University and the project architects will be in attendance at the Board meeting to present the master plan and answer questions. The Master Plan/Schematic Design Report and Program Statement booklets are included with the Board's docket materials.

The University requests approval of the program statement and architectural agreement with HLM of Northamerica (\$165,250) for the **University Hospitals and Clinics—Development of Replacement Perinatal and Obstetrical Patient Care Units** project which will finish space in the Pappajohn Pavilion for the perinatal and obstetrical care units which will relocate from the fourth level of the General Hospital.

The University requests approval of the selection of Herbert Lewis Kruse Blunck to provide site development services for the overall **Cleary Walkway/Market Street Development**, and design services for the **Honors Center** project, which is the first of two buildings proposed for the site.

The University requests approval of project descriptions and budgets for the following projects:

Medical Laboratories—Renovate Air Conditioning project (\$592,000) which will replace the existing air handling units which serve the Animal Care Department in the Medical Laboratories.

Hillcrest Residence Hall—Landscape West Courtyard project (\$291,000) which will renovate and landscape the west exterior courtyard of Hillcrest Residence Hall to complement the new central entrance being developed for the facility.

The University requests approval of an architectural agreement with A and J Associates (\$66,000) for the **University Hospitals and Clinics—Carver Pavilion Air Handling System Upgrade** project which will install a new air handling system to serve the Ambulatory Cardiology and Cardiothoracic Surgery Clinics, and Cardiovascular Diagnostic Laboratories.

Background and Analysis:

Hawkeye Athletic/Recreation Facilities Complex

Source of Funds: Athletic Facilities Revenue Bonds, Gifts, and/or Parking System Improvement and Replacement Funds

Project Summary

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Permission to Proceed		June 1997	Approved
Architectural Selection--Master Plan (Herbert Lewis Kruse Blunck)		Nov. 1997	Approved
Architectural Agreement	\$ 310,000	Jan. 1998	Approved
Architectural Amendment #1	235,000	Oct. 1999	Approved
Receipt of Master Plan Report		Feb. 2000	Requested
Program Statement		Feb. 2000	Requested
Schematic Design—Phase 1		Feb. 2000	Requested
Project Description and Total Budget— Phase 1	8,110,000	Feb. 2000	Requested
Architectural Agreement—Phase 1	1,185,087	Feb. 2000	Requested

This project will develop athletic and recreation facilities on the University's far west campus to meet the growing needs for student athletic and recreational space which cannot be accommodated on the main west campus. The facilities will be developed to serve men's and women's intercollegiate teams, recreational activities, and physical education. The master plan for development of the facilities has been completed and is included with the Board's docket materials.

The proposed site for the facilities consists of 85 acres located at the northwest corner of Melrose Avenue and Mormon Trek Road to the east of the Hawkeye Drive Apartments. A map of the site is included as an attachment on page 15 of this docket memorandum. A map indicating the location of the site relative to the University's east and west campus areas is included on page 11 of the Master Plan/ Schematic Design Report.

The master plan addresses the long-term development of the entire 85 acre site. The University's more immediate plans include development of the south 50 acres of the site to be completed in two phases. The Phase 1 project will include construction of the Visitor Center/Hall of Fame building, development of a soccer field, installation of utility infrastructure, construction of a roadway and parking area, and site grading. The Phase 2 project will include construction of the Athletic/Recreation Building and the remaining site improvements. The total cost estimate for all components of the master plan is approximately \$37 million.

At this time, the University requests approval of the program statement for both phases, and the schematic design, project description and budget, and agreement for additional schematic design services for the Phase 1 project only. The project budget for this phase totals approximately \$8.1 million. The University will return to the Board for similar approval of the Phase 2 project at a future date.

Descriptions of the various components of both phases of the master plan follow.

Phase 1

Visitor Center/Hall of Fame

The Visitor Center/Hall of Fame will consist of a 24,000 gross square foot facility which will display the history and success of Hawkeye Athletics. In addition, the building will provide areas with general information on the University, spaces for meetings, conferences, and receptions, and a branch of the Hawk Shop. The building will be a free-standing structure to be located directly to the northeast of the future Athletic/Recreation Building. The project will also include the development of parking and other site amenities. The estimated cost for this component is approximately \$4.6 million.

The building will consist of three floors which will include an atrium entrance area, two conference rooms, kitchen, restrooms, storage areas and the Hawk Shop on the first floor. The remaining two floors will consist of open exhibit space, and a portion of both floors will be open to the first floor below. The purchase and installation of the display exhibits is not included in the \$4.6 million budget.

Soccer Field

This component will develop a competitive soccer field to the west of the Athletic/Recreation Building for use by the Women's Soccer program. The field will be developed and turf, fencing and drainage installed to comply with NCAA standards. Lighting, seating, press box and other facilities can be added at a later date. The estimated cost for this component is \$500,000.

Roadway Construction

The University anticipates constructing a roadway from Hawkeye Drive to serve the facilities prior to and during the Phase 1 project. This project will be funded by the Institutional Roads program and is not included in the Phase 1 project budget. The University anticipates that the project budget for the roadway construction will be presented to the Board this spring. The estimated cost for this component is \$518,000.

Parking/Site Development

The parking area, which will be developed adjacent to both buildings with a total capacity of 280, will be constructed during both phases. The Phase 1 project will include development of a parking area with 80 spaces adjacent to the Visitor Center/Hall of Fame. The Phase 1 project will also include site grading and the installation of utility infrastructure to serve both phases.

The University plans to begin construction of the Phase 1 project during the spring or summer of this year.

Phase 2

Athletic/Recreation Building

The largest component of the Phase 2 project will be construction of the Athletic/Recreation Building. The facility will consist of 141,000 gross square feet and will be located to the southwest of the Visitor Center/Hall of Fame. The building will provide space for recreation, instructional and competitive swimming and tennis activities. Also included in the building will be facilities for strength training, organized exercise and general fitness. The estimated cost for the facility is \$26.5 million.

The aquatic portion of the facility will include a stretch 50 meter, eight lane pool with two movable bulkheads. The pool will include a diving well and will provide platform diving up to a height of 10 meters, seating for approximately 800, and support facilities. The tennis component of the facility will include six indoor tennis courts with seating for approximately 200, eight to twelve outdoor courts, and support space. The building will include approximately 11,000 square feet of recreation/fitness space, and offices and locker rooms for Women's Soccer.

Like the Visitor Center/Hall of Fame building, the master plan reflects completion of a portion of the design for the Athletic/Recreation Building, even though Board approval of the schematic design is not requested at this time. The existing drawings for the building were completed to ensure that program needs could be met within the available space. The University has indicated that the specific location and configuration of the service and support areas within the building will be further developed with additional design and prior to the University's request for Board approval of the schematic design.

Parking/Site Development

The remaining parking area with 200 spaces will be developed to serve the Athletic/Recreation Building. Final site improvements will also be completed in the Phase 2 project.

The University plans to begin construction of the Phase 2 project during the spring or summer of 2001.

Costs and Financing

The following is additional detail of the current cost estimate for the overall master plan. These estimates include adjustments for inflation to the mid-point of construction for the project components.

	<u>Estimated Costs</u>
Athletic/Recreation Building	\$ 26,500,000
Visitor Center/Hall of Fame	4,630,000
Site Development (including outdoor tennis courts)	4,720,000
Roadway Construction	518,000
Soccer Field	500,000
Furnishings and Equipment	<u>150,000</u>
Master Plan Total	<u>\$ 37,018,000</u>

The University anticipates that financing of both phases of the master plan will be provided by a combination of Athletic Facilities Revenue Bonds, gifts to the University, and/or Parking System Improvement and Replacement funds. Institutional Roads funds will be utilized for the roadway construction project.

The proposed Phase 1 project budget for which the University requests approval is as follows:

<u>Project Budget</u>	
Construction	\$ 5,953,000
Design and Administration	1,575,000
Equipment	30,000
Contingency	<u>552,000</u>
TOTAL	<u>\$ 8,110,000</u>

The Phase 1 budget will be funded by a combination of Athletic Facilities Revenue Bonds, gifts to the University, and/or Parking System Improvement and Replacement funds.

The Bond Issuance Schedule for calendar year 2000, approved by the Board in November 1999, includes bonds to be issued in September 2000 to fund a portion of the cost of the Phase 1 project.

Architectural Agreement

The proposed agreement with Herbert Lewis Kruse Blunck will provide the remaining design services for the Phase 1 project that were not completed during master plan development. The University has indicated that these fees are net of Phase 1 design services performed to date by Herbert Lewis Kruse Blunck under Amendment #1 to the master plan contract. The agreement provides for a fee of \$1,185,087, including reimbursables.

The University anticipates that the agreement for Phase 2 design services will be presented to the Board for approval later this year.

University Hospitals and Clinics—Development of Replacement Perinatal and Obstetrical Patient Care Units

Source of Funds: University Hospitals Building Usage Funds

Project Summary

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Permission to Proceed		Sept. 1997	Approved
Program Statement		Feb. 2000	Requested
Architectural Agreement— Schematic Design (HLM Design of Northamerica)	\$ 165,250 (est)	Feb. 2000	Requested

This project will provide a family-centered obstetrical facility, providing care for both the mother and the infant. The integration of the neonatal and obstetrical care units in the Pappajohn Pavilion will provide a contemporary setting for coordinated, efficient, high quality patient and family services, optimal health science student training, and the cost-effective sharing of staff and other health care resources. UIHC considers the project to be an essential element in the phased development of consolidated and coordinated programs, services and facilities for the Children’s Hospital of Iowa.

The project will finish approximately 72,600 gross square feet (GSF) of space on the sixth, seventh and eighth levels of the Pappajohn Pavilion. The project will provide replacement facilities for the neonatal and pediatric intensive care units, labor and delivery suite, antepartum and postpartum obstetrical inpatient care units, and support space including faculty offices.

To meet the programmatic and service requirements of the patient care units and support facilities, a number of essential components have been identified for the Perinatal and Obstetrical Patient Care Units. The space estimates and proposed locations will be further refined during development of the schematic design.

The Labor and Delivery Suite will be located on level six. This 16,300 GSF area will include four labor/delivery/recovery rooms, two rooms for performing cesarean sections and other procedures, four patient triage rooms, four high risk labor/antepartum rooms, as well as testing and consultation rooms, and patient, staff and family support space.

The Antepartum/Postpartum Units will be located on level seven. This 10,500 GSF area will include six antepartum rooms, 14 postpartum rooms, a well baby nursery, physician and nurse conference and workrooms, and examination and treatment rooms. Patient, family and staff support space will also be included.

The Neonatal Intensive and Intermediate Care Unit will be housed on level six. The 24,000 GSF unit will include 55 infant stations, family and visitor waiting facilities, nurse charting and physician conference rooms, and other patient, family and staff support facilities.

The Pediatric Intensive and Intermediate Care Unit will be located on level seven. This 13,200 GSF unit will include 16 patient rooms, physician and staff work rooms, family and visitor waiting facilities, and patient, family and staff support space.

Common spaces and support facilities will total 8,600 GSF and will be located on the three floors. These areas will include staff locker rooms, a satellite pharmacy, lactation rooms, faculty offices, housekeeping, telecommunications, and electrical closets. The faculty offices will be located primarily on level eight, and the remaining functions will be located on levels six and seven.

The University requests approval to enter into an agreement with HLM Design of Northamerica to provide schematic design services for the project. The agreement provides for a fee for the services not to exceed 15 percent of 6.5 percent of actual construction costs (estimated at \$15 million) for an estimated fee of \$146,250, plus reimbursables not to exceed \$19,000, for a total of \$165,250.

Honors Center (Cleary Walkway/Market Street Development)

Source of Funds: Gifts and Grants, and Income from Treasurer's Temporary Investments

Project Summary

<u>Cleary Walkway/Market Street Development</u>	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Permission to Proceed		Oct. 1999	Approved
<u>Honors Center</u>			
Selection of Project Architect (Herbert Lewis Kruse Blunck)		Feb. 2000	Requested

The Honors Center is the first of two buildings the University proposes to construct as part of the Cleary Walkway/Market Street Development. The site for the buildings is the east side of the T. Anne Cleary Walkway between Market and Bloomington Streets (across from the Chemistry Building). A map indicating the location of the site is included as an attachment on page 16.

The University proposes to name the Honors Center the Blank Honors Center in honor of a significant gift from Myron and Jacqueline N. Blank. The building will be constructed on the north half of the site and will house the University's honors program and the Connie Belin and Jacqueline N. Blank International Center for Gifted Education and Talent Development.

The University's plan for the south half of the site includes construction of a second building, currently known as the "Careers Center," to provide career counseling, job placement services, and perhaps an Admissions Visitors Center and related admissions and career functions. The University reports that it anticipates receiving a significant gift to construct this building.

The University indicated, in October 1999, its plan to select one architect to provide design services for development of the site, regardless of whether one or more buildings would be constructed, to ensure that the area is utilized efficiently and effectively. Regent Procedural Guide §9.05 A.2.a. provides as follows: "Architectural selection for projects expected to cost more than \$1 million and that constitute major additions, substantial remodeling, or a new building must be selected by the institution's Architectural Selection Committee." Accordingly, the University Architectural Selection Committee interviewed five firms to provide design services for development of the site and for the Honors Center. The University requests approval of the selection of Herbert Lewis Kruse Blunck to provide design services for these components. The University will return to the Board for approval of the negotiated agreement.

In addition, the University requests approval to waive the requirements of Procedural Guide §9.05 A.2.a. which would require the University to convene the University Architectural Selection Committee for the “Careers Center” project. Rather, the University requests approval to recommend to the Board, at a later date, the selection of one of the four other architectural firms interviewed for the Honors Center project to provide design services for the “Careers Center” project. Subject to Board approval, the University will return to the Board for approval of the selection of the second architectural firm.

Medical Laboratories—Renovate Air Conditioning

Source of Funds: Building Renewal Funds

Project Summary

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Project Description and Total Budget	\$ 592,000	Feb. 2000	Requested

This project will correct deficiencies in the heating, ventilating and air conditioning system which serves the Animal Care Department. This 4,600 square foot area is located on the fourth floor, east wing. The project is necessary to maintain accreditation from the American Association for Accreditation of Laboratory Animal Care. Permission to proceed with the project was not required since the project budget does not exceed \$1,000,000.

Work will include replacement of the air handling unit, exhaust fan, and associated ductwork. Chilled water will be extended from the ground floor mechanical room to serve the new system.

Project Budget

Construction	\$ 429,427
Design, Inspection and Administration	
Consultants	72,600
Design and Construction Services	47,020
Contingency	<u>42,953</u>
 TOTAL	 <u>\$ 592,000</u>

Hillcrest Residence Hall—Landscape West Courtyard
Source of Funds: Dormitory Improvement Reserves

Project Summary

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Architectural Agreement (Rohrbach Carlson)	\$ 39,500	Dec. 1999	Approved
Project Description and Total Budget	291,000	Feb. 2000	Requested

A new main entrance area is being developed for the Hillcrest Residence Hall as part of the dining wing remodeling project for the facility. The landscaping and renovation work at this entrance will provide a connection between the food service area and the rest of the west campus. The new entrance will improve access to the building for persons with disabilities and improve the exterior appearance of the building. Permission to proceed with the project was not required since the project budget does not exceed \$1,000,000.

Work will include the installation of new sidewalks, bicycle parking, student gathering spaces, lighting fixtures and plant materials.

Project Budget

Construction	\$ 220,000
Design, Inspection and Administration	
Consultants	38,500
Design and Construction Services	10,000
Contingency	<u>22,500</u>
TOTAL	<u>\$ 291,000</u>

University Hospitals and Clinics—Carver Pavilion Air Handling System Upgrade
Source of Funds: University Hospitals Building Usage Funds

Project Summary

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Project Description and Total Budget	\$ 790,000	Nov. 1999	Approved
Architectural Agreement (A and J Associates)	66,000	Feb. 2000	Requested

This project will replace the existing outdated and undersized air handling system which serves the cardiology functions located on the fourth level of the Carver Pavilion. The University requests approval to enter into an agreement with A and J Associates to provide design services for the project. The agreement provides for a fee of \$66,000, including reimbursables.

Hillcrest Residence Hall—Remodel Dining Wing
Source of Funds: Dormitory System Revenue Bonds

Project Summary

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Permission to Proceed		Nov. 1997	Approved
Program Statement		Jan. 1999	Approved
Schematic Design		Feb. 1999	Approved
Project Description and Total Budget	\$ 8,271,000	Feb. 1999	Approved
Revised Total Project Budget	9,371,000	April 1999	Approved
General Construction Contract (McComas-Lacina Construction)	7,583,057	April 1999	Approved
Architectural Agreement (Rohrbach Carlson)	706,000	July 1998	Approved
Previous Amendments (1)	20,000	Nov. 1998	Approved
Amendment #2	109,000	Sept. 1999	Approved
Amendment #3	5,806	Feb. 2000	Requested

This project will upgrade and expand the Hillcrest food service and dining areas and consolidate the west campus dining operations. The University requests approval of Amendment #3 in the amount of \$5,806 to the design agreement with Rohrbach Carlson.

The amendment will provide additional services for the re-design of signage for the project. The revisions were requested by the University to reflect significant changes to the food service menu.

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Included in the University's capital register for Board ratification are project budgets under \$250,000 and the acceptance of completed construction contracts. These items are listed in the register prepared by the University and are included in the Regent Exhibit Book.

Sheila Lodge

Approved: _____
Frank J. Stork

The university's Sports and Recreation Facilities Long Range Master Plan, prepared in 1992 and amended in 1995, addressed the growing need for student recreational space on campus. Consistent with the master plan is the development of athletic and recreation facilities on the far west campus to meet needs which cannot be accommodated on the main west campus.

The study resulted in the development of the Hawkeye Area Recreation Fields located west of the Hawkeye Court Apartments. The area consists of eight flag football and five multi-purpose fields which serve a variety of student uses. The study also identified an area just to the east of the Hawkeye Drive Apartments, on the northwest corner of Melrose Avenue and Mormon Trek Road, as a location for possible future development to include a swimming facility, tennis center, softball field, soccer field and support facilities.

The university is now prepared to proceed with planning to develop the site. Planning would begin for an aquatics center, tennis complex, athletics visitor's center, and necessary support facilities. The facilities would be developed to serve men's and women's intercollegiate teams, recreational activities (when available), and physical education.

Aquatics Center

The university presently has one swimming pool located in the Field House to serve nearly 28,000 students. The pool was constructed in 1928 and is too short for modern competitive swimming, too shallow for modern diving competition, and too small to meet the competing demands for competitive practice and recreational swimming. The pool would serve very adequately, however, as a recreational/instructional facility if competitive swimming and diving were relocated.

Preliminary planning for the new swimming/diving facility, which is subject to further study, proposes a facility with a 50 meter competitive pool and separate diving well to accommodate 10 meter platform diving. The proposed facility would include two diving boards (one and three meters) and four platforms (three, five, seven and one-half, and ten meters). In addition, the facility would provide seating for approximately 1,500 spectators. The university also plans to investigate the feasibility of including an indoor/outdoor recreational pool.

Tennis Complex

The present university tennis facilities include 16 outdoor courts located just to the south of Kinnick Stadium and six interior courts in the Recreation Building. The outdoor courts are badly in need of reconstruction to repair the court base. The interior courts share the floor surface with the running track; this produces physical conflicts and accelerated wear of the floor. Neither tennis facility is suitable for Big Ten competition and both are in need of replacement.

Preliminary plans for the replacement facility include 12 outdoor and eight indoor tennis courts. Spectator seating would be provided for competitive events.

Athletics Visitor's Center

The Visitor's Center would be a new facility which would include display space for women's and men's sports memorabilia, a small theater, a Hawk Shop retail and wholesale facility, and a small media studio.

The university requests approval to proceed with the architectural selection process to provide conceptual planning services for the proposed components of the project. It is anticipated that a single consultant will be retained for the entire project but it is possible that additional designers will be recommended for specific facilities following completion of planning for the site and preliminary design of the individual facilities. The university will return to the Board with a recommendation at the conclusion of the selection process.

The proposed Hawkeye Athletic/Recreation Facilities Complex would be funded with earnings and gifts to the athletic departments as well as other university resources to be better defined during project planning. To meet cash flow requirements of the project it is very likely that revenue bonds will be a critical component of the financing. The university will discuss financing plans with the Board Office and the Board's financial advisor and bond counsel. All financing plans will be presented to the Banking Committee.

Project Summary

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Permission to Proceed		Jan. 2000	Requested
Project Description and Total Budget	\$ 767,000	Dec. 1999	Requested
Architectural Agreement (Rohrbach Carlson)	70,500	Dec. 1999	Requested

Hillcrest Residence Hall—Remodel Dining Wing
Source of Funds: Dormitory System Revenue Bonds

Project Summary

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Permission to Proceed		Nov. 1997	Approved
Program Statement		Jan. 1999	Approved
Schematic Design		Feb. 1999	Approved
Project Description and Total Budget	\$ 8,271,000	Feb. 1999	Approved
Revised Total Project Budget	\$ 9,371,000	April 1999	Approved
General Construction Contract (McComas-Lacina Construction)	\$ 7,583,057	April 1999	Approved
Architectural Agreement (Rohrbach Carlson)	\$ 706,000	July 1998	Approved
Previous Amendments (1)	\$ 20,000	Nov. 1998	Approved
Amendment #2	\$ 109,000	Sept. 1999	Requested

This project will upgrade and expand the Hillcrest food service and dining areas and consolidate the west campus dining operations. The University requests approval of Amendment #2 in the amount of \$109,000 to the design agreement with Rohrbach Carlson.

The amendment will provide additional services for mechanical system commissioning and associated reimbursable expenses. The university originally planned to retain a separate engineering firm to serve as commissioning agent for the project. However, as the project progressed, the university determined that these services could best be provided by the Rohrbach Carlson firm.

The commissioning work will consist of testing and balancing of the new equipment and systems. This will include functional performance tests for the fire protection, kitchen, and heating, ventilating and air conditioning systems, temperature controls, emergency generator, and fire alarms. A total commissioning report will be prepared by the consultant.

The University requests permission to proceed with project planning for the following projects:

Classroom Building/Journalism project which will construct a new facility to be funded by future State appropriations and private funds to house the School of Journalism and The Daily lowan, and provide needed general assignment classroom space; and

Quadrangle Residence Hall—Dining Area Renovation project which will remodel the existing food service areas, following relocation of the food service operations to Hillcrest Residence Hall, into student service centers.

The University requests approval of a project description and budget (\$520,000) and design agreement with NNW, Inc., (\$18,600) for the **Multi-Tenant Facility, University Research Park—Steam Service from Oakdale Power Plant** project which will construct a dedicated steam line from the Power Plant to the Multi-Tenant Facility to provide more reliable steam service to the facility.

The University requests approval of a revised project budget (\$573,000) and award of the construction contract to American Piping Group (\$266,925) for the **Museum of Art—Chiller Replacement** project which will replace two chillers in the museum which have reached the end of their useful lives.

The University requests approval of a project description and budget (\$644,000) for the **Hillcrest Residence Hall—Replace Windows—Center and South Sections** project which will replace the existing, uninsulated windows.

The University requests approval of the following architectural/engineering agreements:

With Alvine and Associates (\$252,450) for the **Currier and Stanley Residence Halls—Fire Protection Upgrade** project which will provide various upgrades to the existing fire safety systems in the residence halls; and

With Design Professionals Collaborative (\$36,500) for the **University Hospitals and Clinics—Utility Vault Expansion** project which will support an electrical upgrade for the General Hospital.

The University requests approval of the schematic design for the Visitor Center/Hall of Fame, which will be the only facility to be constructed as part of the Phase 1 project. Typically, development of the schematic design does not proceed until the program statement has been approved (in accordance with the Regent Procedural Guide §9.07). However, it was necessary that the design of all facilities to be located at the site be developed during the master plan development to a certain level of detail to ensure their visual and functional compatibility on the site. These services were sufficient to develop a schematic design for the Visitor Center/Hall of Fame, which consists primarily of large open areas. The schematic design for the Athletic/Recreation Building, which will be further developed following approval of the program statement, will be presented for Board approval at a future date.