

**MEMORANDUM**

**To:** Board of Regents

**From:** Board Office

**Subject:** Register of University of Iowa Capital Improvement Business Transactions for Period of May 18, 2000 through June 21, 2000

**Date:** July 7, 2000

**Recommended Actions:**

1. Approve the Register of Capital Improvement Business Transactions for the University of Iowa.
2. Subject to Board approval of the selection of Design Professionals Collaborative to provide design services for the **Research Computed Tomography Scanner Facility—College of Medicine** project, authorize the Executive Director to approve the negotiated design agreement on behalf of the Board.

**Executive Summary:**

The University of Iowa requests permission to proceed with project planning for the **Research Computed Tomography Scanner Facility—College of Medicine** project which will construct a facility to house a CT scanner to provide state-of-the-art research and diagnosis of lung diseases. The University also requests approval of the selection of Design Professionals Collaborative to provide design services for the project, and authorization for the Executive Director to approve the negotiated design agreement which will be finalized prior to the September Board meeting.

The University requests approval of the following project descriptions and budgets, and architect/engineer agreements:

**Eckstein Medical Research Building—Construct Food Service Facility and Corridor** project (\$2,120,000) and design agreement with Baldwin White Architects (\$208,280) which will provide a dining facility on the Health Sciences Campus, and remodel space to accommodate a skywalk connection to the Medical Education and Biomedical Research Facility;

**Medical Laboratories—Remodel Rooms 2111, 2115, 2115A, 2117 and 3115** project (\$997,000) and design agreement with Rohrbach Carlson (\$67,100) which will convert an existing outdated lecture room into laboratories and office areas;

**University Hospitals and Clinics—Carver Pavilion 7<sup>th</sup> and 8<sup>th</sup> Level Roof Deck Replacement** project (\$622,000) and engineering agreement with Shive-Hattery (\$49,000) which will replace the deteriorated roofing materials on the decks; and

**Seashore Hall—Raze Southwest Wing** project (\$355,000) and engineering agreement with Janice Sweet Associates (\$22,400) which will demolish the southwest wing of the facility in response to concerns regarding structural deficiencies in this area of the building.

The University requests approval of a revised project budget (\$9,653,000) for Phase 1 of the **Hawkeye Athletic/Recreation Facilities Complex** reflecting the transfer of site development work from the Phase 2 project to Phase 1. The University also requests approval to enter into an agreement with Herbert Lewis Kruse Blunck (\$1,445,454) to provide design services for the Phase 2 project.

The University requests approval of the following architect/engineer agreements with:

Rohrbach Carlson (\$2,416,700) for the **Extension of Medical Education and Biomedical Research Facility—Building B** project which will construct an additional facility to provide needed research space for the College of Medicine;

HLM Design of Northamerica (estimated at \$1,336,248) for the **University Hospitals and Clinics—Development of Replacement Perinatal and Obstetrical Patient Care Units** project which will develop space in the Pappajohn Pavilion to integrate the neonatal and obstetrical care units of University Hospitals;

MIS Labs (\$902,859) for the **Campus Fiber Optic Network—Phase 2** project which will continue the connection of campus buildings to the existing fiber optic network;

OPN Architects (\$80,000) for the **Classroom Building/Journalism** project which will construct a new facility to provide additional classroom space on campus and a modern facility for the School of Journalism;

A and J Associates (\$79,300) for the **University Hospitals and Clinics—Pain Medicine Clinic Development** project which will relocate the Clinic to the Pappajohn Pavilion to accommodate better the Clinic’s functions;

A and J Associates (\$37,400) for the **University Hospitals and Clinics—Installation of Addressable Fire Alarm System—Phase B** project; and

Benchmark, Inc., (\$24,730) for the **Medical Laboratories—Replace Roofs** project which will replace the materials on ten roof areas which have passed their life expectancies.

The University requests approval of four amendments to architect/engineer agreements: with Herbert Lewis Kruse Blunck (\$77,600) for the **Museum of Art Remodeling** project; with HLM of Northamerica (\$52,074) for the **University Hospitals and Clinics—Development of a Hospital Dentistry Institute** project; with A and J Associates (\$37,400) for the **University Hospitals and Clinics—Installation of Addressable Fire Alarm System—Phase A** project; and with Design Professionals Collaborative (\$10,615) for the **University Hospitals and Clinics—Diagnostic Radiology Support—Emergency Trauma Center** project.

**Background and Analysis:**

**Research Computed Tomography Scanner Facility—College of Medicine**  
Proposed Source of Funds: College of Medicine Gifts and Earnings

Project Summary

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Permission to Proceed		July 2000	Requested
Architectural Selection (Design Professionals Collaborative)		July 2000	Requested
Authorization for Executive Director to Approved Negotiated Architectural Agreement		July 2000	Requested

This project will construct a facility to house a CT Scanner and related support facilities for use by the Department of Radiology for the study of image and model-based analysis of lung disease. The scanner will support a five-year, \$7 million Bioengineering Research Partnership grant from the National Institutes of Health to the College of Medicine.

The facility will serve as the laboratory for a team of scientists and physicians from the University of Iowa, Johns Hopkins University, the Mayo Clinic, Marquette University, Purdue University and the Baylor College of Medicine. The long-range goal of the project is development of a computer-based model of the human lung which will serve as an atlas against which an individual patient's lung scans can be matched to identify disease processes at their earliest stages. This research facility will aid in the early detection of lung cancer, emphysema, and other smoking-related diseases. It will also be used for the research in environmental asthma currently being undertaken by the College of Public Health. The facility will also provide the needed outcomes and safety measures associated with a number of important new drug trials, including the use of: inhaled insulin in diabetes; retinoic acid to rebuild the lung in emphysema; and new gene therapies for interventions in cancer, cystic fibrosis, and other lung diseases.

The University anticipates that through a partnership with Marconi Medical Systems (developer of the CT scanner), the research team will lead the way to future development of the next generation of scanners which will provide three-dimensional images of the human body. Marconi Medical Systems and other participating vendors are matching, and in some cases doubling, the research grant funding to ensure the facility will incorporate the best available technology. The scanner and other associated instruments being acquired for this initiative represent over \$2 million in capital assets that will be invested in the University's research infrastructure.

Since housing specifications for a CT Scanner are very technical and precise, the University has undertaken preliminary work to identify the most practical approach to house the equipment. The University's preliminary work suggests the best approach would use an up to 4,000 gross square foot manufactured modular facility, specifically designed for this type of application. The modular facility would be attached to a permanent building, yet to be determined. The facility will need to provide adequate space to house the scanner, human and animal laboratories, and advanced image analysis computing facilities, along with associated space for engineering support personnel and visiting scientists. As a result, the project may also include some remodeling of the adjacent building to provide additional space to house the activities and personnel of the research program. The total project cost is estimated at up to \$2 million, which the University proposes to fund from College of Medicine gifts and earnings.

The University has utilized the firm of Design Professionals Collaborative to assist in the preliminary work for this project. Because of the firm’s familiarity with the project, its previous experience with the installation of similar technology at UIHC, and its successful performance on other University projects, the University recommends the selection of Design Professionals Collaborative to provide design services for the scanner facility.

The University has indicated that it is critical for work to commence on this project as soon as possible. Since the next meeting of the Board will not take place until September, the University requests that the Executive Director be authorized to approve the negotiated design agreement with Design Professionals Collaborative. The University anticipates that the agreement will include services for all phases of planning through final design, preparation of bidding documents, and possibly construction administration services. The approved design agreement would be included on the September capital register for Board ratification.

Eckstein Medical Research Building—Construct Food Service Facility and Corridor

Source of Funds: College of Medicine Gifts and Earnings, Income from Treasurer’s Temporary Investments, and/or Revenue Bonds

Project Summary

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Permission to Proceed with Health Sciences Campus Plan		May 1996	Approved
Project Description and Total Budget	\$ 2,120,000	July 2000	Requested
Architectural Agreement (Baldwin White Architects)	208,280	July 2000	Requested

This project will reconfigure space within the Eckstein Building to provide a food service facility. This project is one component of the Health Sciences Campus Master Plan, which indicates the need for a large dining facility to serve students, faculty and staff on the Health Sciences Campus. The Master Plan recommends development of a dining facility at the Eckstein Building, which is centrally located on the Campus.

The food service facility will be developed in the area that presently serves as the Eckstein Building loading dock. The functions of this area will be relocated to the new Materials Management Facility, which is currently under construction at the Medical Education Building.

The project will develop the former loading dock area (approximately 4,650 square feet) into food service and sales areas with seating for 110 patrons. Work will include the following: selective demolition; construction of a new exterior curtain wall to enclose the dining area; construction of interior partitions; installation of new floors, ceilings and lighting; modification of the existing mechanical and electrical systems; and construction of a new ventilation system to serve an existing transformer vault under the dining area.

As indicated in the Health Sciences Campus Master Plan, the Medical Education and Biomedical Research Facility will have a skywalk connection with the Eckstein Building to the south; the skywalk is a component of the current construction contract for the new facility. To accommodate the skywalk connection at the Eckstein Building, the proposed food service project will also include the necessary preparation work for the skywalk. This will include reconfiguration of approximately 5,125 square feet of laboratory space on the second floor to provide a 4,000 square foot remodeled laboratory suite and a new 1,125 square foot corridor. The University has determined that this work would be best coordinated with development of the food service facility.

The University requests approval to enter into an agreement with Baldwin White Architects. The agreement will provide for full design services and compensation for a feasibility study prepared for the project. The agreement provides for a fee of \$208,280, including reimbursables.

Project Budget

Construction	\$ 1,675,800
Design, Inspection and Administration	
Consultants	208,280
Design/Construction Services	68,220
Contingency	<u>167,700</u>
 TOTAL	 <u>\$ 2,120,000</u>

Medical Laboratories—Remodel Rooms 2111, 2115, 2115A, 2117 and 3115  
Source of Funds: College of Medicine Gifts and Earnings

Project Summary

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Project Description and Total Budget	\$ 997,000	July 2000	Requested
Architectural Agreement (Rohrbach Carlson)	67,100	July 2000	Requested

This project will remodel Lecture Room 4 in the Medical Laboratories; this two-story, 3,000 square foot auditorium occupies space on the second and third floors. The auditorium, which has become obsolete due to its age and steep configuration, will be remodeled into several rooms to provide laboratories and office space for the College of Medicine. In addition, the existing Room 2117, formerly an instructional support space, will be converted into a restroom. Permission to proceed with the project was not required since the project budget does not exceed \$1,000,000.

Work will include the following: removal of the concrete risers and installation of a new concrete floor at the third floor level; demolition and replacement of interior partitions, flooring, doors, windows, finishes, and mechanical/electrical systems; and installation of laboratory casework, fumehoods, plumbing and piping, electrical systems, and ductwork to serve the existing heating, ventilating and air conditioning equipment.

The University requests approval to enter into an agreement with Rohrbach Carlson to provide design services for the project. The agreement provides for a fee of \$67,100, including reimbursables.

Project Budget

Construction	\$ 793,100
Design, Inspection and Administration	
Consultant	70,300
Design and Construction Services	53,700
Contingency	<u>79,900</u>
TOTAL	<u>\$ 997,000</u>

University Hospitals and Clinics—Carver Pavilion 7<sup>th</sup> and 8<sup>th</sup> Level Roof Deck Replacement

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	\$ 622,000	July 2000	Requested
Engineering Agreement (Shive-Hattery)	49,000	July 2000	Requested

This project will replace the materials on the roof decks located on the seventh and eighth floors of the Carver Pavilion. The decks total approximately 8,200 square feet and serve as the roof areas in these sections of the Carver Pavilion. The existing roofing materials have deteriorated and are leaking, which is resulting in water damage to ceiling areas and walls on the floors below.

The original roofing decks were constructed in 1987. The existing roofing system includes a rubber membrane roofing material, which was considered the best material to withstand the foot traffic and additional wear and tear associated with a roof deck at the time of installation. The life expectancy for this type of system for a roof deck application was ten years.

The project will include removal of the existing roofing materials and installation of a new roofing system which will include a PVC (polyvinylchloride) membrane roofing material. The proposed project engineers, Shive-Hattery, and the University believe that the selected material is currently the highest quality roofing material available for use in a roof deck application. The life expectancy for this roofing system is in excess of 20 years. The project will also provide improvements to the existing drainage system and will include the installation of a drainage mat over the PVC material to promote further drainage from the area.

The University requests approval to enter into an agreement with Shive-Hattery to provide engineering services for the project. The agreement provides for a fee of \$49,000, including reimbursables.



Permission to proceed with the project was not required since the project budget does not exceed \$1,000,000.

Project Budget

Construction	\$ 497,600
Architectural/Engineering Support	49,800
Planning and Supervision	24,800
Contingency	<u>49,800</u>
<b>TOTAL</b>	<b><u>\$ 622,000</u></b>

Seashore Hall—Raze Southwest Wing

Source of Funds: Building Renewal Funds or Income from Treasurer's Temporary Investments

Project Summary

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Report to Board		Sept. 1999	Received
Permission to Raze		January 2000	Received
Project Description and Total Budget	\$ 355,000	July 2000	Requested
Engineering Agreement (Janice Sweet Associates)	22,400	July 2000	Requested

In January 2000, the Board granted the University permission to raze the southwest wing of Seashore Hall. The structural engineering firm of NNW, Incorporated, had determined that this wing, which was constructed in 1899, suffered from structural deficiencies. The University indicated that cost estimates for the demolition had not yet been established and the University would proceed with the demolition in accordance with Board procedures. A project budget for the demolition has now been developed.

Work will include the following: asbestos abatement and demolition; construction of a temporary wall at the south face of the remaining building to provide a water tight enclosure; installation of an accessible entrance on the ground floor; and associated landscaping and sidewalk construction.

The University requests approval to enter into an agreement with Janice Sweet and Associates to provide design services and a portion of construction administration for the project. The agreement provides for a fee of \$22,400, including reimbursables.

Permission to proceed with the project was not required since the project budget does not exceed \$1,000,000.

Project Budget

Construction	\$ 278,500
Design, Inspection and Administration Consultants	27,400
Design/Construction Services	21,200
Contingency	<u>27,900</u>
<b>TOTAL</b>	<b><u>\$ 355,000</u></b>

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
Master Plan Report		Feb. 2000	Received
Program Statement		Feb. 2000	Approved
Schematic Design—Phase 1		Feb. 2000	Approved
Project Description and Total Budget— Phase 1	8,110,000	Feb. 2000	Approved
Architectural Agreement—Phase 1	1,185,087	Feb. 2000	Approved
Revised Project Budget—Phase 1	9,653,000	July 2000	Requested
Architectural Agreement—Phase 2 (Herbert Lewis Kruse Blunck)	1,445,454	July 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, at a total cost of approximately \$37 million.

As described to the Board in February 2000, the Phase 1 project will include construction of the Roy G. Karro Athletics Hall of Fame (as named by the Board at the June 2000 meeting), development of a soccer field, installation of utility infrastructure, construction of a roadway and parking area, and site grading, at a cost of \$8.1 million. The Phase 2 project will include construction of the Athletic/Recreation Building and the remaining site improvements. The proposed Phase 1 revised budget of \$9,653,000, which is an increase of \$1,543,000, reflects the transfer of the majority of the site development work for the Phase 2 project to Phase 1.

The site development work for the project, which includes grading, landscaping and parking, was originally split between the two phases of the project in a proportion roughly consistent with the requirements of the two buildings. The University has determined that the project will be best served if the majority of the site development work is accomplished in the Phase 1 project. This additional grading will avoid the added cost for temporary seeding for erosion control, and will allow the plant material to become reasonably well established simultaneously with completion of the Athletic/Recreation Building several years in the future. The revised Phase 1 budget will not increase the total project cost for the entire project.

The University requests approval to enter into an agreement with Herbert Lewis Kruse Blunck to provide design services for the Athletic/Recreation Building, which will be constructed in Phase 2 of the project. The agreement will provide full design services for a fee not to exceed \$1,380,454, with additional reimbursables not to exceed \$65,000. The University anticipates that the Phase 2 schematic design will be presented for Board approval in late 2000 or early 2001.

The Phase 2 project description and budget will also be presented for Board approval at a future date.

Project Budget

	Initial Budget <u>Feb. 2000</u>	Revised Budget <u>July 2000</u>
Construction	\$ 5,953,000	\$ 7,364,353
Design, Inspection and Administration	1,575,000	1,575,000
Equipment	30,000	30,000
Contingency	<u>552,000</u>	<u>683,647</u>
TOTAL	<u>\$ 8,110,000</u>	<u>\$ 9,653,000</u>

Extension of Medical Education and Biomedical Research Facility—Building B

Project Summary

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Permission to Proceed Architectural Selection (Rohrbach Carlson)		Nov. 1999	Approved
		May 2000	Approved
Architectural Agreement— Programming Services and Schematic Design through Construction (Rohrbach Carlson)	\$ 2,416,700	July 2000	Requested

This project will provide a facility with up to 110,000 gross square feet of additional biomedical research space as an extension (also known as Building B) to the Medical Education and Biomedical Research Facility. The additional space is needed to accommodate the current and anticipated growth in the College of Medicine's research activities. The University requests approval to enter into an agreement with Rohrbach Carlson to provide programming and full design services for the project.

The agreement will include the preparation of interior and exterior computer images for the extension area. These images will be used to facilitate fund raising efforts for the project. The agreement will also provide concept design for an additional proposed extension to the facility.

The agreement will include the services of Payette Associates, the architects for the Medical Education and Biomedical Research Facility, to ensure design continuity between the two facilities to the extent possible. The services to be provided by Payette Associates will consist primarily of programming and schematic design services, with design development services and construction documents to be provided by Rohrbach Carlson in consultation with Payette Associates.

The agreement provides for a fee of \$2,416,700, including reimbursables.

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	Approved
Architectural Agreement—Schematic (HLM Design of Northamerica)	\$ 165,250 (est)	Feb. 2000	Approved
Schematic Design		June 2000	Approved
Project Description and Total Budget	18,800,000	June 2000	Approved
Architectural Agreement—Design Development through Construction (HLM Design of Northamerica)	1,336,248 (est)	July 2000	Requested

This project will finish space primarily on the sixth, seventh and eighth levels of the Pappajohn Pavilion. The University requests approval to enter into an agreement with HLM Design of Northamerica to provide design development through construction services for the project.

The agreement provides for a fee not to exceed 9.25 percent of 85 percent of actual construction costs (estimated at \$15,040,000) for an estimated fee of \$1,182,520, plus reimbursables not to exceed \$153,728, for a total estimated fee of \$1,336,248.

Campus Fiber Optic Network—Phase 2

Source of Funds: Telecommunications Facilities Revenue Bonds

<u>Project Summary</u>			
	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Permission to Proceed		June 2000	Approved
Engineering Agreement (MIS Labs)	\$ 902,859	July 2000	Requested

This project will install additional telecommunication components to complete the connection of several campus buildings to the campus fiber optic network. The University requests approval to enter into an agreement with MIS Labs to provide full design services and project administration for the Phase 2 project.

The firm provided design services for many of the components of the Phase 1 project. As a result, the firm has a thorough knowledge of the existing fiber optic network which is necessary to provide design continuity between the two phases of the work.

The agreement provides for a fee of \$902,859, including reimbursables.

Classroom Building/Journalism

Source of Funds: Future Capital Appropriations/Private Funds

Project Summary

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Permission to Proceed Architectural Selection (OPN Architects)		Jan. 2000	Approved
		April 2000	Approved
Architectural Agreement (OPN Architects)	\$ 80,000	July 2000	Requested

This project will construct a new facility to house the School of Journalism and The Dailyowan, and provide needed general assignment classroom space. The project will be funded by future anticipated State appropriations and private funds.

The University requests approval of the negotiated agreement with OPN Architects to provide design services for the project. The agreement provides for refinement of the project program and completion of 50 percent of the schematic design. The plans to be developed under this agreement will facilitate private fundraising for the project. Completion of the schematic design and subsequent design phases will be negotiated following completion of the initial design services and when the full scope of the project is known.

The agreement provides for a fee of \$80,000, including reimbursables. As indicated to the Board with selection of OPN Architects in April 2000, the University plans to fund planning costs for the project, including fees for design services, with gifts to the project, if available, and/or Income from Treasurer's Temporary Investments.

The project description and budget will be presented for Board approval at a future date.

University Hospitals and Clinics—Pain Medicine Clinic Development  
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	\$ 987,500	June 2000	Approved
Architectural/Engineering Agreement—Full Design Services (A and J Associates)	79,300	July 2000	Requested

This project will finish space on the fifth level of the Pappajohn Pavilion to house the Pain Medicine Clinic, which will relocate from the Clinical Cancer Center. The new space will provide a larger area to accommodate the Clinic's need for expanded and dedicated outpatient facilities.

The University requests approval to enter into an agreement with A and J Associates to provide full design services for the project. The agreement provides for a fee of \$79,300, including reimbursables.



Medical Laboratories—Replace Roofs

Source of Funds: Building Renewal Funds

<u>Project Summary</u>			
	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Project Description and Total Budget	\$ 456,000	May 2000	Approved
Engineering Agreement (Benchmark, Inc.)	24,730	July 2000	Requested

This project will replace ten separate roof sections, totaling approximately 13,300 square feet, of the Medical Laboratories building. The existing roof areas consist primarily of a rubber membrane roofing material which is 17 years old and failing, having surpassed its life expectancy. Because of the condition of the roof, extensive maintenance is needed and there is a possibility that water may penetrate through the roof and damage the interior.

As explained when the project description was approved, a new rubber membrane roofing system will be installed in nine of the ten roof areas. A different installation method will be utilized which is expected to improve the longevity of the roof. The project will also include the application of a fluid coating to the metal roof area to help prolong the life of the roof.

The University requests approval to enter into an agreement with Benchmark, Inc., to provide design services for the project. The agreement provides for a fee of \$24,730, including reimbursables.

Museum of Art Remodeling

Proposed Source of Funds: Private Funds

Project Summary

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Permission to Proceed Architectural Agreement—Conceptual Design Services		Nov. 1995	Approved
(Herbert Lewis Kruse Blunck)	\$ 79,000	July 1997	Approved
Architectural Amendment #1	60,000	July 1998	Approved
Architectural Amendment #2	77,600	July 2000	Requested

This project will remodel approximately 20,000 gross square feet of space in the Alumni Center for use by the Museum of Art. The space was vacated with relocation of the former Alumni Center occupants to the Levitt Center for University Advancement.

The University requests approval of Amendment #2 in the amount of \$77,600 to the design agreement with Herbert Lewis Kruse Blunck. The design agreement and previous amendment were approved to provide conceptual design services for the project, including establishment of the building program, assessment of existing building systems and required improvements, a study of expansion alternatives, and the development of graphics to assist with fundraising for the project. Since completion of this work, the Museum has experienced a change in directors, which has prompted a reassessment of the previously-defined planning assumptions and expectations for the project.

Amendment #2 will provide for a comprehensive review of the previous conceptual planning guidelines in order to align the plan with the expectations of the new Museum director. This review will also identify possible cost savings for the project and potential synergies with the proposed remodeling of the adjacent Art Building.

University Hospitals and Clinics—Development of a Hospital Dentistry Institute  
Source of Funds: University Hospitals Building Usage Funds

Project Summary

	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Permission to Proceed		Sept. 1998	Approved
Program Statement		Feb. 1999	Approved
Schematic Design		Feb. 1999	Approved
Project Description and Total Budget	\$ 4,020,000	Feb. 1999	Approved
Architectural Agreement (HLM Design of Northamerica)	223,850	April 1999	Approved
Revised Project Budget	4,457,625	April 2000	Approved
Construction Contract Award (McComas-Lacina Construction)	3,592,000	April 2000	Approved
Architectural Amendment #1	52,074	July 2000	Requested

This project will finish 15,000 square feet of space on the fifth level of the Pomerantz Pavilion for relocation of the Department of Hospital Dentistry from the General Hospital. The project will resolve various deficiencies with the department's existing space and permit expansion of existing services and development of new clinical initiatives.

The University requests approval of Amendment #1 in the amount of \$52,074 to the design agreement with HLM Design of Northamerica. The amendment will provide compensation for the re-design of the heating, ventilating and air conditioning system controls necessitated by user changes to the project design.

University Hospitals and Clinics—Diagnostic Radiology Support—Emergency Trauma Center

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	\$ 754,000	April 1998	Approved
Architectural Agreement (Design Professionals Collaborative)	89,550	June 1998	Approved
Previous Amendments (3)	34,335		Approved
Construction Contract (McComas-Lacina Construction)	135,248	Nov. 1998	Ratified
Architectural Amendment #4	10,615	July 2000	Requested

This project will remodel space for the Diagnostic Radiology Support Emergency Trauma Center located on the first floor of the Carver Pavilion. The project will provide the necessary improvements in support of the Center's designation as a Level I Trauma Center.

The University requests approval of Amendment #4 to the agreement with Design Professionals Collaborative. The amendment will provide compensation for additional design services and preparation of construction documents for the replacement of domestic water piping and relocation of the pneumatic tube system. The need for these additional components was discovered during the design phase.

The University requests approval of the following items for two phases of the University Hospitals and Clinics—Installation of Addressable Fire Alarm System project.

University Hospitals and Clinics—Installation of Addressable Fire Alarm System—Phase A

Source of Funds: University Hospitals Building Usage Funds

	<u>Project Summary</u>		
	<u>Amount</u>	<u>Date</u>	<u>Board Action</u>
Project Description and Total Budget	\$ 795,000	Nov. 1996	Approved
Engineering Agreement (A and J Associates)	52,750	Feb. 1997	Approved
Construction Contract (Hinman Contractor and Builder)	661,958	May 2000	Ratified
Engineering Amendment #1	13,100	July 2000	Requested

This project is the first of three phases to replace the fire detection/warning systems in University Hospitals with a state-of-the-art addressable system in all patient care areas to enhance fire safety, reduce maintenance and false alarms, and provide improved system reliability. The University has indicated that initiation of the project was delayed until after the first of this year to avoid potential Y2K conflicts.

The University now requests approval of Amendment #1 in the amount of \$13,100 to the design agreement with A and J Associates. The amendment will provide compensation for various construction coordination services which were not included in the original agreement. These services were to be provided by UIHC staff. However, the lack of UIHC staff currently available to provide these services now requires that they be provided by the project engineer.

University Hospitals and Clinics—Installation of Addressable Fire Alarm System—Phase B

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	\$ 495,000	Sept. 1997	Approved
Engineering Agreement (A and J Associates)	37,400	July 2000	Requested

This project represents the second phase of work initiated with the Phase A project. Due to the sequencing of the phases, it was necessary to delay initiation of the Phase B work until the Phase A project was underway.

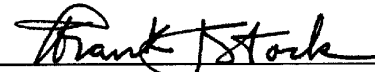
The University requests approval to enter into an agreement with A and J Associates to provide design services for the project. The agreement provides for a fee of \$37,400, including reimbursables.

\* \* \* \* \*

Included in the University's capital register for Board ratification are nine project budgets under \$250,000, two amendments to architect/engineer agreements which were approved by the University in accordance with Board procedures, two construction contracts awarded by the Executive Director, and the acceptance of two 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