

September 18, 2014

15-040

AUTHORIZATION FOR HOWARD S. WRIGHT
CONSTRUCTORS TO PROVIDE CONSTRUCTION
SERVICES FOR RENOVATIONS AND SITEWORK FOR
THE SYLVANIA CAMPUS BOND PROJECT

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FINANCIAL
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REPORT: As part of the 2008 Bond projects, the Board reviewed and approved Resolution 10--077 which authorized the exemption process for the Construction Manager/General Contractor (CM/GC) procurement method for the Sylvania Campus. Howard S. Wright Constructors was selected as the CM/GC for the Sylvania Campus through Resolution 10-097, with an initial authorization of \$21 million, plus Resolution 13-078 for \$14 million for 2013 projects, and Resolution 14-083 for \$8 million for 2014 projects, for a total of \$43 million. The bond projects at the Sylvania campus are unique compared to the other campuses, in that they are primarily renovations to existing buildings. Lack of swing space to move occupants of buildings and to relocate classes during remodels is a major limiting factor in proceeding with work at the campus. Many projects need to be planned and completed in phases, which results in several smaller projects, as opposed to larger discreet projects for new construction.

Projects to date have included renovations to the Library, Science and Technology (ST) Building (phase I & phase II in progress), Social Science and Technology (SS) Building (phase I), Health Technology (HT) Building Heating Ventilation and Cooling (HVAC) upgrades and CTS relocation, Communication Technology (CT) Building phase I, Automotive Metals (AM) Building and College Center (CC). A new media control center is complete and Seismic upgrades in buildings and

walkways are underway as well. A new entry to the east side of the CC Building is also progress.

A new Automotive Storage Building was completed in 2013. Site projects have included the completion of G Street, and the addition of a Plaza Access Lane between the HT and CC Buildings.

Several maintenance projects have been completed, including a complete overhaul of the swimming pool. Technology projects to date have included VOIP work, telecom infrastructure, and the data center. Energy efficiency projects (E6) have included the boiler replacement, the heating hot water loop upgrades, CC HVAC upgrades and several other improvements.

Upcoming projects in late 2014 through 2015, with their approximate values, include the next phases of work on the CC building (\$3 million), SS building (\$1.1 million), stormwater mitigation (\$.9 million), site lighting upgrades (\$1.5 million), and a project contingency (\$.5 million). At this time, an authorization for \$7 million for construction services is requested. This resolution, plus the previous authorization totals \$50 million.

RECOMMENDATION: That the Board of Directors authorize Howard S. Wright Constructors to provide construction services at the Sylvania Campus for \$7 million. All expenditures for these services are from the 2008 Bond funds.