

**SOUTH DAKOTA BOARD OF REGENTS**

**Budget & Finance**

**AGENDA ITEM 3 – C**

**DATE: October 7-8, 2015**

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**SUBJECT: Maintenance and Repair Projects**

According to BOR Policy 6:6 Maintenance and Repair, any changes, other than funding realignments and transfers, over \$100,000 to an approved project must be submitted for BOR approval. Below is the list of projects submitted by the Regental institutions.

**Black Hills State University** requests approval of the following items:

**Library Renovation:** This project involves the design, bid, and construction for the renovation of existing unfinished basement space to create a photography studio and library compact storage and to relocate the utility tunnel. The photography studio is currently located in Pangburn Hall which is scheduled for demolition. This project includes installing finished mechanical and interior finishes to create inhabitable space. For this project, \$435,888 will come from university overhead and \$200,000 will come from FY16 General Funds M&R.

**Create a NCAA Division II Soccer Field located at the Green Space East of the Softball Complex and South of the Campus Apartments:** This \$300,000 project involves regrading existing green area to a regulation soccer field, constructing a retaining wall in the hillside below the softball field, moving phone cabling, and creating a seating area. This regulation field needs to be ready for competition for the fall 2016 season. Funding will come from university overhead.

**Northern State University** requests approval of the following items:

**Physical Plant Decentralize Heating System:** This project requested emergency approval due to a leak in the condensate line underneath the concrete between the Heating Plant and Physical Plant. This \$235,000 project will decentralize the heating system in the Physical Plant building and will provide a new heating system using high efficiency boilers, new pumps and piping. HEFF funds will be redirected from other projects to complete this project.

(Continued)

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**RECOMMENDED ACTION OF THE EXECUTIVE DIRECTOR**

I move to approve the institutional maintenance and repair projects described in this document.

**Barnett Center LED Light Fixture Installation:** The existing 1000-watt metal halide fixtures in the main Barnett Center arena will be replaced with 56 high bay LED fixtures. The estimated payback period is 9.6 years. The estimated operating cost over a 20-year period is \$101,832 compared to \$340,379 with the existing fixtures resulting in a potential savings of \$238,547. Funding for this project will be \$57,400 from the federal State Energy Plan grant and \$57,400 from NSU's allocation of the FY15 utility carryover or other M&R funds.

**South Dakota State University** requests approval of the following items:

**Agricultural Engineering Laboratory Renovation:** This project involves the design and renovation of existing laboratory room 106 into new preparation space and laboratory space for the new electron microscope (JEM). Work will be coordinated with JEM manufacturer and installer, abatement of existing asbestos containing floor tile, minor demolition, new interior finishes, new lighting, and dedicated HVAC system for JEM laboratory. \$125,000 for this project will come from federal administration funds for AES.

**Crothers Engineering Hall Remodeling Rooms 302, 304, 304a, 306, 308, 310, 312, 314, 314a, 316, 318, 320, and 322:** This project involves full design and construction of existing space into offices for engineering extension and Local Transportation Assistance Program (LTAP) offices. The project will be designed and constructed by SDSU Facilities and Services staff with selected services provided by contract maintenance providers. Funding of \$211,568 will come from engineering extension conference fees.

**Animal Science Complex Cooler and Lab Renovations:** This project includes full design and construction to subdivide room 148 into two rooms for laboratory support space for coolers/freezers dedicated to sample storage and biosecure storage. Also, mechanical work to connect biosafety cabinets in labs 144 & 149 and electrical outlets in lab room 137 will be completed. Design will be by mechanical/electrical engineers with construction provided by SDSU Facilities and Services (architectural) staff, standing contractors (electrical and HVAC controls), and competitive proposal (HVAC, possibly electrical). SDSU Facilities and Services will manage the project. The funding of \$125,000 for this project will come from pesticide application fees (AES).

**Campus – Construction of Jerome J. Lohr College of Engineering signage and related landscaping:** This project involves full design and construction to install two free-standing masonry monument signs. These signs will be located at two separate locations south of the Architecture, Math, and Engineering building. The project will include concrete pedestals and associated landscaping. Design will be completed by SDSU Facilities and Services staff along with university landscape architects. Construction will be publicly bid and awarded to the lowest responsible bid. Donations of \$300,000 secured by SDSU's Foundation will provide the funding for this project.

**Larson Commons Condensing Unit and Air Handling Unit Replacement:** This \$750,000 project involves the design and construction to replace failed condensing unit and air handlers serving the building and connection to district chilled water. This project is being treated as an emergency replacement as existing equipment requires extensive repair for only temporary use. The project will be designed by a consultant publicly bid and constructed by the lowest responsible bidding contractor. Funding for this project will be split equally between food service fees and Binnewies/Young Hall room and board fees.

**Off-Campus Pastures to Support Agricultural Experiment Station (AES) North of Campus:** This project involves a full design and new construction for pastures will includes electricity and water piping to support waterers, feed bunks, and fencing. Construction will be publicly bid and awarded to the lowest responsible bidder in addition to utilizing standing contracts. \$450,000 of donations have been secured by SDSU's Foundation for this project.

**Spencer Hall, Abbott Hall, and Thorne Hall Shower Repairs:** This project involves full design and construction to reline the ceramic tile shower enclosures in the residence halls with solid surface material to mitigate leaks through the shower pan membrane under the ceramic tile. Work will be completed on all bathrooms of all floors above the ground level floor. Repair of gypsum board ceilings and other necessary associated repairs will be completed. This project will be designed and specified by SDSU Facilities and Services staff. The project would be competitively bid and constructed by the lowest responsible bidder. Funding of \$350,000 for this project will come from rent revenue.

**University of South Dakota** requests approval of the following item:

**McFadden Hall, North Complex, Burgess and Norton Card Access Installation:** This project includes installation of card access at McFadden Hall, the hallways of Beede, Mickelson, Olson, Richardson, burgess and Norton. Funding of \$260,000 for this project will come from RRR funds.