

AGENDA ITEM BRIEFING

Submitted by: Billy Hamilton, Executive Vice Chancellor and Chief Financial Officer
The Texas A&M University System

Subject: Approval of the Project Scope and Budget, Appropriation for Construction Services, and Approval for Construction for the Chemistry Building '72 Wing 1st and 2nd Floor Renovation Project, Texas A&M University, College Station, Texas (Project No. 02-3164)

Background and Prior Actions:

The Chemistry Building '72 Wing 1st and 2nd Floor Renovation Project was included as an approved project on the FY 2016-FY 2020 A&M System Capital Plan approved by the Board at the September 2015 meeting.

Proposed Board Action:

- (1) Approve the project scope and budget.
- (2) Appropriate \$10,550,075 for construction services and related project costs. \$1,172,230 of funding has been previously appropriated to this project.
- (3) Approve construction of the Chemistry Building '72 Wing 1st and 2nd Floor Renovation Project at Texas A&M University (Texas A&M).

Funding/Budget Amount:

<u>Funding Source</u>	<u>Budget Amount</u>	<u>Average Estimated Annual Debt Service</u>	<u>Debt Service Source</u>
Available University Fund (Cash)	\$ 6,352,289	N/A	N/A
Designated Tuition Cash	\$ 3,847,711	N/A	N/A
Deferred Maintenance Program (Cash)	<u>\$ 1,522,305</u>	N/A	N/A
Total Project Funds	<u>\$11,722,305</u>		

Project Justification:

This project will provide renovated laboratories and associated support facilities for materials and energy-related chemistry and synthetic inorganic chemistry research projects, as well as laboratories for analytical/physical chemistry instrumentation. This modernized and updated space is needed by current and future research programs in these areas of chemistry.

Scope:

This project includes approximately 20,385 square feet and will completely demolish most of the existing laboratory and laboratory support spaces on the first and second floors of the 1972 wing of the Chemistry Building (Building 484), and replace them with modern, renovated facilities that are appropriately designed and suitably equipped for current research demands. The renovated first floor will be designed for inorganic and energy-related chemistry research, while the renovated second floor will be intended for research in inorganic materials and biophysical chemistry. In order to meet these goals, the renovated first-floor laboratories will contain facilities for ventilated furnaces and glove boxes, together with adequate bench space, suitable storage facilities, and a high density of fume hoods. The renovated second-floor laboratories will also contain a considerably higher density of fume hoods than currently exists, which are essential for synthetic chemistry research, as well as necessary bench space and chemical storage facilities. Both floors will contain shared instrumentation laboratories. Renovation of the non-laboratory (i.e., office and conference/meeting) spaces on the two floors will be addressed to the extent that the project budget permits.

In addition to scientific requirements, design of the renovated laboratories will be guided by the need to incorporate modern safety features and associated equipment, including appropriately located safety showers, eyewash stations, and related facilities.

The project will also replace four existing Heating Ventilation Air Conditioning (HVAC) units in the '72 Wing basement and provide a completely re-designed and renovated HVAC system to adequately service the ground, first, and second floors.

Construction on this project is scheduled to start in June 2016 with substantial completion scheduled for June 2017. The total project budget is \$11,722,305.

Other Major Fiscal Impacts:

None.

Agenda Item No. 3.1

THE TEXAS A&M UNIVERSITY SYSTEM
FACILITIES PLANNING AND CONSTRUCTION
Office of the Executive Vice Chancellor and Chief Financial Officer
March 11, 2016

Members, Board of Regents
The Texas A&M University System

Subject: Approval of the Project Scope and Budget, Appropriation for Construction Services, and Approval for Construction for the Chemistry Building '72 Wing 1st and 2nd Floor Renovation Project, Texas A&M University, College Station, Texas (Project No. 02-3164)

I recommend adoption of the following minute order:

“The project scope along with a project budget of \$11,722,305 for the Chemistry Building '72 Wing 1st and 2nd Floor Renovation Project is approved.

The amount of \$6,352,289 is appropriated from Account No. 02-806345, Chemistry Renovation, the amount of \$1,522,305 is appropriated from Account No. 02-808853, Deferred Maintenance, and the amount of \$2,675,481 is appropriated from Account No. 02-241805, Renovations 72 Wing, for construction services and related project costs.

The Chemistry Building '72 Wing 1st and 2nd Floor Renovation Project, Texas A&M University, College Station, Texas, is approved for construction.”

Respectfully submitted,

[ORIGINAL SIGNED BY]

Billy Hamilton
Executive Vice Chancellor and
Chief Financial Officer

Approval Recommended:

Approved for Legal Sufficiency:

[ORIGINAL SIGNED BY]

John Sharp
Chancellor

[ORIGINAL SIGNED BY]

Ray Bonilla
General Counsel

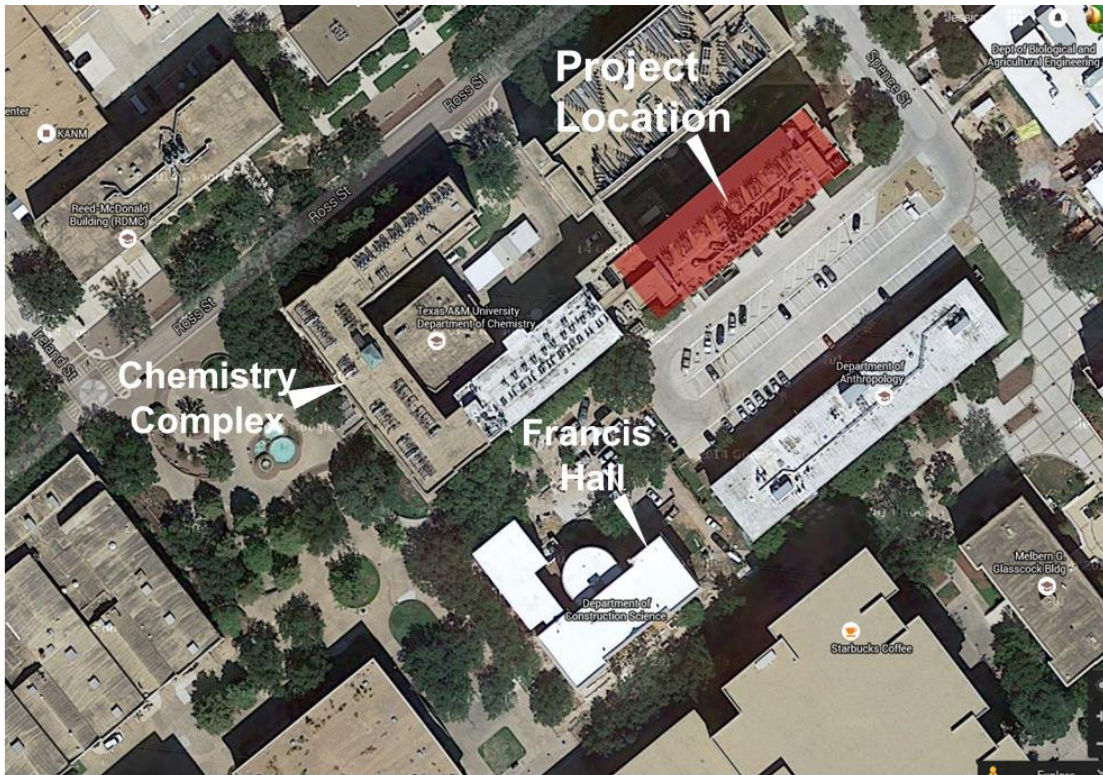
[ORIGINAL SIGNED BY]

Michael K. Young, President
Texas A&M University

CHEMISTRY BUILDING '72 WING 1ST AND 2ND FLOOR RENOVATION TEXAS A&M UNIVERSITY PROJECT NO. 02-3164	PROJECT BUDGET
--	-----------------------

1.	Amount Available for Construction Contract.....	\$9,842,428
2.	Owner’s Contingency	500,000
3.	Architectural/Engineering Fees	707,752
4.	FP&C Project Management and Inspection Fees	302,625
5.	Movable Furnishings	15,000
6.	Builder’s Risk Insurance Allowance	16,000
7.	Hazardous Materials Survey	43,000
8.	Energy Management Systems.....	25,000
9.	Environmental Systems Balancing	95,000
10.	Fiber Optic Interface	60,000
11.	Commissioning	55,500
12.	SSC Services.....	55,000
13.	Advertising, TAS/ADA Review, Other Project Costs.....	<u>5,000</u>
14.	TOTAL ESTIMATED COST OF PROJECT.....	<u>\$11,722,305</u>

1. Restart Kick-Off Meeting July 8, 2015
2. Schematic Design Complete September 28, 2015
3. 50% Schematic Design Review Meeting October 27, 2015
4. Design Development Complete December 1, 2015
5. 100% Design Development Meeting December 1, 2015
6. Complete Construction Documents January 19, 2016
7. 100% Construction Document Review February 2, 2016
8. Advertise for Competitive Sealed Proposals (CSP)..... February 19, 2016
9. Pre-Bid Meeting March 2, 2016
10. Receive CSPs March 11, 2016
11. CSP Evaluation March 16, 2016
12. Contractor Ranked Order Approved by Chancellor March 28, 2016
13. Board of Regents Approval for Construction April 28, 2016
14. Award Construction Contract June 2, 2016
15. Begin Construction June 13, 2016
16. Construction Substantial Completion June 13, 2017
17. Owner Occupancy July 31, 2017



Chemistry Building '72 Wing 1st & 2nd Floor Renovation

Texas A&M University

Project No. 02-3164