

# AGENDA OF THE UTAH STATE BUILDING BOARD (REVISED)

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**Wednesday, April 7, 2010  
Utah State Capitol Building,  
Room 250  
Salt Lake City, Utah  
9:00am**

- (Action) 1. **Approval of Minutes of March 10, 2010.....** Tab 1
- (Action) 2. **Master Plan Approval for Snow College.....** Tab 2
- (Action) 3. **(Withdrawn) SLCC Programming Request: Jordan Campus.....** Tab 3
- (Action) 4. **Allocation of FY 2010 Capital Improvement Funds .....** Tab 4
- (Action) 5. **Allocation of FY 2011 Capital Improvement Funds .....** Tab 5
- (Action) 6. **Administrative Reports for University of Utah and Utah State University  
.....** Tab 6
- (Information) 7. **Administrative Report for DFCM .....** Tab 7
- (Action) 8. **DFCM/DPS Request for Planning Funds .....** Tab 8

**Notice of Special Accommodation During Public Meetings** - In compliance with the Americans with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during this meeting should notify CeeCee Niederhauser 538-3261 (TDD 538-3260) at least three days prior to the meeting.

*This information and all other Utah State Building Board information  
is available on DFCM web site at <http://buildingboard.utah.gov>*



**Gary R. Herbert**  
*Governor*

# Utah State Building Board

4110 State Office Building  
Salt Lake City, Utah 84114  
Phone (801) 538-3018  
Fax (801) 538-3267

## MEMORANDUM

To: Utah State Building Board  
From: David G. Buxton  
Date: March 24, 2010  
Subject: **Approval of Minutes of March 10, 2010**

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Attached for your review and approval are the meeting minutes of the Utah State Building Board meeting held March 10, 2010.

DGB:CMN

Attachment

# Utah State Building Board



## MEETING

April 7, 2010

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### **MINUTES**

#### **Utah State Building Board Members in Attendance:**

Mel Sowerby, Chair  
George Daines  
Wilbern McDougal  
Sheila Gelman  
Cyndi Gilbert

#### **DFCM and Guests in Attendance:**

Gregg Buxton	Division of Facilities Construction & Management
Kurt Baxter	Division of Facilities Construction & Management
CeeCee Niederhauser	Division of Facilities Construction & Management
John Nichols	Division of Facilities Construction & Management
Alan Bachman	Attorney General's Office/DFCM
LaPriel Dye	Attorney General's Office/DFCM
Chris Hipwell	Wadman Corp.
Jerry Jensen	Utah Department of Commerce
Bill Juszczak	UDOT
Kade Minchey	Legislative Auditor
Dallas Earnshaw	USH
Tiffany Woods	BHB Consulting Engineers
Cynthia Cook	FFKR Architects
Chris Coutts	Architectural Nexus
Keiren Hansen	Weber State University
Jim Michaelis	Utah Valley University
Frank Young	Utah Valley University
Douglas Dawes	Utah State University
Bryan Wilmot	Utah Correctional Industries
Curtis Burk	Department of Administrative Services
Bob Askerlund	Salt Lake Community College
David F. Tanner	Southern Utah University
Ben Berrett	Utah State University

Rachel McQuillon	Kiewit
Adam Smith	Kiewit
Judy Duncombe	Utah State Fair Park
Andrew Carlino	Utah State Fair Park
Ralph Hardy	OCHE
Greg Stauffer	OCHE
Mike Perez	University of Utah
Ian Christensen	OLAG
Alyn Lunceford	Utah Courts
Keith Davis	DHS
Jackie McGill	Spectrum Engineers
Kim Hood	DAS

On Wednesday, April 7, the Utah State Building Board held a regularly scheduled meeting at the Utah State Capitol Complex, Room 250, Salt Lake City, Utah. Chair Mel Sowerby called the meeting to order at 9:03 a.m.

**APPROVAL OF MINUTES OF MARCH 10, 2010 .....**

Chair Sowerby sought a motion for approval of the minutes.

**MOTION: Wilbern McDougal moved to approve the meeting minutes of March 10, 2010. The motion was seconded by Sheila Gelman and passed unanimously.**

**MASTER PLAN APPROVAL FOR SNOW COLLEGE .....**

Kurt Baxter from DFCM indicated that the original master plan for Snow College was about 7 years old. There have been many changes and additions at the college. They recently acquired Ephraim Elementary School which included about 7 acres of land and they want to incorporate that into the master plan along with making changes to some of their old out-dated student housing. Therefore, they would like to make an addendum to the Master Plan with additional funds being provided by Snow College.

**MOTION: Cyndi Gilbert moved for approval of the New Master Plan as paid for with Snow College Funds. Motion was seconded by George Daines and passed unanimously.**

**ALLOCATION OF FY 2010 CAPITAL IMPROVEMENT FUNDS .....**

Ken Nye reported that the University of Utah continues to deal with problems with their infrastructure. Last summer they experienced a number of major, very expensive failures to their high temperature water distribution system. Those who attended the Building Board tour last summer had an opportunity to see this first hand. At that time, DFCM's Director

Gregg Buxton encouraged the University to visit with a number of Legislative leaders to address this critical need. One of the responses from the Legislature included encouragement to do everything possible with the existing funding. They later submitted a request to the Legislature for the first portion of the capital development request. The Legislature was not able to fund that request but ended up authorizing a reallocation of \$3,550,000.00 of the current fiscal year's capital improvement money that had been previously authorized to the University of Utah. They applied those funds to the high temperature water distribution system replacement. They wanted to clarify that this reallocation does not provide any additional funding to the University. It takes previously allocated funds from FY 2010 and directs them to this particular project (See attachment #1).

DAS Director, Kim Hood asked if this \$3.5 Million reallocation only funds the high temperature water line replacement. With these funds, how close will the University be to completing this project? Ken Nye responded that the \$3.5 Million reallocation and the additional \$2.5 Million that was funded for FY 2011 will help them complete roughly one half of the project.

George Daines said that they must have had a number of places they could have taken the money from but elected to draw from a certain list of projects. He indicated that he would be interested in having a copy of the list which showed the possible choices. Ken Nye responded that the only project that was not under contract in FY 2010 was a fume hood project that had been delayed in construction because of some code problems they were trying to work through. There were not a lot of options left.

**MOTION: Wilbern McDougal moved to approve the Allocation of FY 2010 Capital Improvement Funds. The motion was seconded by George Daines and passed unanimously.**

**☐ ALLOCATION OF FY 2011 CAPITAL IMPROVEMENT FUNDS .....**

Kurt Baxter reported that DFCM's recommendations for the reallocation of capital improvement funds were developed under due process and approved by the Board. The total costs of all requests received this year from all agencies and institutions of higher ed was \$182 Million. The Legislature funded \$50.6 Million. Mr. Baxter reported that the process to narrow the list of selections was a big undertaking with the procedure starting eight months ago with contacts to project managers to verify project costs and to make sure they were important and needful. Most of these items are repairs to infrastructure, HVAC, electrical, roofing, structural or paving problems. Upgrades to life safety systems are given a high priority. There are several items to review (see attachment #2).

The first is a summary of replacement costs of facilities verses the share of FY 2011 capital improvement funding. Higher education received a significant amount of the funding at \$29 Million. The percent for FY 2011 funding is 61.8% and replacement cost at 62.5%. Next

line is state agencies with \$18 Million. The percent of funding was at 38.2% and replacement cost at 37.5%. The sum of these figures equal the \$47 Million allocated. The \$3.4 Million goes into the general funds for planning funds for roofing, paving and other projects that are distributed around the state on an "as needed" basis to all agencies except University of Utah and Utah State which have their own funds for these projects. The grand total of \$50,685,400.00 is the amount appropriated to us from the Legislature.

The FY 2010 capital improvement projects status report on the same page shows there are 125 projects completed or under construction out of 139 which show their percentage at 89% (See attachment #2). Gregg Buxton explained that this percentage was probably an indication of the status of the economy. DFCM is trying to complete their job with fewer personnel and as a result some of these processes are struggling.

Mr. Baxter continued his report by explaining the capital improvement funding for FY 2007 to FY 2011. He explained that this is a five-year overview of the allocation of capital improvement funds to each agency and institution of higher education in the state. The column before the total on the far right shows this year's allocation with roughly 2% going to higher education and about 38% going to state agencies. A comparison of other years, show they are fairly similar. Occasionally there are variations in funding when there is a large piece of equipment or a large improvement project.

Next is a list of capital improvements that DFCM is recommending to the Building Board for allocations for FY 2011 (See attachment #3). This is a breakdown of every project individually for each agency and institution with a total at the bottom. Mr. Baxter indicated they would like to fund a lot more than the \$40 Million but it's the second year in a row they have been cut back to a low number in capital improvements. At this time Mr. Baxter opened the discussion up for questions.

Ben Barrett from Utah State University indicated there was a small error on the report where one number ended off the line on their list of projects and Mr. Baxter made note of the correction. The Final list includes the correction to the USU Misc Funds Project for \$157,000

Sheila Gelman questioned the Salt Lake Community College RRC Legacy Fountain Phase II. Is this a water fountain? Mr. Baxter responded that it was a water feature. She asked why, when there are financial problems and budget cuts, are we allocating money for a fountain? Mr. Baxter replied that the Building Board has required of agencies and institutions to have 75% of their needs from ISIS reports and critical improvements with 20-25% from other needs on campus. The fountain was a project that was started several years ago and needs to be finished up.

Mel Sowerby questioned the need from the Capitol Preservation Board to update and refurnish pews and benches which were quite expensive when we are looking at what appears to be life safety issues at Utah State buildings. How is that decided? Mr. Baxter

responded that again they look at their ratio of 75% to 25%. Twenty-five percent of their allocation could be used for miscellaneous improvements, not necessarily life safety ISIS type situations. The Capitol Preservation Board oversees the capitol complex which has a high replacement costs, as you might imagine. Mr. Baxter emphasized that the funding is basically directed by the percentages.

**MOTION: Cyndi Gilbert moved to approve the Allocation of FY 2011 Capital Improvement Funds. The motion was seconded by George Daines and passed unanimously.**

**☐ ADMINISTRATIVE REPORTS FOR UNIVERSITY OF UTAH AND UTAH STATE UNIVERSITY .....**

Ken Nye was the spokesman for the University of Utah. He reported that as part of their administrative report they were asked to provide a summary of the status of their FY 2010 capital improvement projects which was part of the report by Mr. Baxter. They had 17 projects funded for FY 2010 and 14 were completed, making their percentage at 82% (See attachment #4).

For their regular administrative report, they had 10 design agreements and 5 study or other type agreements with no significant items on any of those. The second page of their report shows 3 remodeling contracts and one site improvement contract, again with no significant items on any of those. The third page shows no activity in their project reserve fund last month. Mr. Nye anticipates next month they will be showing some savings going into that project reserve. The fourth page covers the contingency reserve fund. Project 20,024, the High Temperature Water Line in the Hales Sciences Area for \$40,000 covered a number of unforeseen items, such as buried stairs, duct banks as well as utilities that were not quite in the location as shown from the as-builts. Project 20,006 dealt with the Physics Building Drainage Improvements. The \$11,885.00 covers the cost of correcting deficient work that wasn't discovered until excavation commenced around the building. There was an underground basement that extended out away from the 45 year old building. The concrete bed, instead of having a slope that would drain away from the building, drained back into the building. This amount covers the cost of putting in a waterproofing system to correct the problem.

Mel Sowerby asked if the University was treating each of these high temperature water sections of campus as separate entities and Mr. Nye indicated they were.

**MOTION: Cyndi Gilbert moved to approve this month's Administrative Report of the University of Utah. The motion was seconded by Wilbern McDougal and passed unanimously.**

Mel Sowerby reminded the Board that last month they tabled the Utah State University Report because Utah State University officials were unable to attend the Building Board

Meeting. He asked if there were any questions regarding last month's Utah State University's monthly report? If not, then they will proceed with this month's report which should be all inclusive.

Ben Berrett from Utah State University indicated that FY 2010 funding was winding down. There were no new professional contracts. There were 4 new construction contracts issued this month. No changes to the contingency reserve fund and no changes to the project reserve fund. Of the 48 current projects, 21 were substantially complete this month and 21 in construction. Five were in design or study phase and one pending. On page 3 of their report that lists new construction projects, the Fine Art's Safety Complex repairs and Eccles Conference Center Business Walkways – those 2 projects make them 100% obligated for the year. The bulk of their projects are nearing completion, however there are two projects that are scheduled to begin right after commencement. Both projects involve areas where they need to wait for students to get out so they can begin work.

Mel Sowerby asked if there were any questions regarding this month's Utah State University administrative report? He then indicated they should address last month's report. He asked for a motion to accept last month's administrative report.

**MOTION: Cyndi Gilbert moved to approve last month's Administrative Report of Utah State University. The motion was seconded by Wilbern McDougal and passed unanimously.**

Mel Sowerby asked if there were any questions regarding this month's Utah State University administrative report? If not he asked if there was a motion to accept this month's administrative report for Utah State University.

**MOTION: Cyndi Gilbert moved to approve this month's Administrative Report of Utah State University. The motion was seconded by George Daines and passed unanimously.**

**☐ ADMINISTRATIVE REPORTS FOR DFCM.....**

Kurt Baxter reported there were no significant lease reports or architectural/engineering service agreements awarded. However, there were 18 architect/engineering agreements that were very small in nature. There were 24 construction contracts awarded which included the Provo 4<sup>th</sup> District Courts Facility Chiller Replacement and the Split Mountain Youth Center HVAC Controls Upgrade.

For decreases in the contingency reserve fund, they had USU UStar with change orders #5-7 for various items listed. That came to \$328,000 which they consider a significant item. In addition, the Uintah Basin ATC had a change order of \$80,000 for a landscaping item. Snow College had an item of \$75,000 for some issues with the boiler. The report of the project reserve fund activity shows a major decrease. There were a couple of small

decreases, but the large one was Senate Bill #3 in the 2010 Legislative session which reduced our reserve fund by \$5 Million. Mr. Baxter indicated that the only thing that may have an affect is the new ability that the Building Board has to reallocate improvement funds back to other improvement projects. Their reserve fund is a bit on the low side so things may not reallocate until their accountant is confident that they have a healthy reserve fund. Then they can start reallocating those capital improvement funds back to the agencies. He indicated that he knows this affects some of the institutions and agencies who are present today.

Mel Sowerby encouraged Mr. Baxter to do the math so that they don't allocate funds they do not have and Mr. Baxter assured him that they would keep the fund healthy. He was told that the fund needs to be between \$4 Million and \$5 Million and the fund is right at \$4 Million now. They have found that bids have been coming in substantially lower than they have in the past and they anticipate future savings on improvement projects and hope to reallocate those back to the agencies and institutions where originally allocated. This of course would come through the Building Board process.

**☐ DFCM/DPS REQUEST FOR PLANNING FUNDS .....**

Kurt Baxter reported that the Legislature gave direction to pursue a study to determine if the new EOC should be built in conjunction with Salt Lake City. Currently they have some estimates showing the cost associated with the venture. There are possibilities for receiving funds from ARRA but first they need to get approval for the study from the Building Board. The study will determine the possible impact there would be with constructing the building with Salt Lake City on the same piece of property or going alone and building it west of the city. There are various advantages both ways.

Second, they need approval to use the planning funds if they cannot get them from the ARRA funds. Of course they will try to get the federal funds because it is free money. They would like to get the approval from the Board that if they can't get the ARRA funds then they could use the planning fund to make this study happen. Therefore, they are requesting permission from the Building Board to do the study and to pay for it with funds from the planning fund if necessary.

Mel Sowerby asked Mr. Baxter if he had an amount. Mr. Baxter indicated it was close to \$75,000.

George Daines stated that they are presuming that they will ask the question of whether the location of the facility in an urban area would be a useful place to locate in terms of it's function. Mr. Baxter responded that if you have two EOC's together and the fault line goes right through them, what would be left? Obviously there is a big advantage to having them located in two separate locations. The consultant would address those questions – costs and locations. Mr. Daines reminded Mr. Baxter that the Building Board had some questions and concerns when an earlier presentation was given to the Board about location and

about how costs should be allocated for this project. He encouraged Mr. Baxter to go back and listen to the recording of that presentation. Mr. Baxter assured Mr. Daines that he would do that. Mr. Baxter indicated that Jim Russell, project manager for DFCM would be taking on this project and he would make sure Mr. Russell was informed of the concerns. They want to make sure that the state funds are wisely spent and that it makes sense strategically.

Gregg Buxton indicated that this is a political issue and has been mandated that we report this to the Legislature prior to June 30th. They are concerned that this study be completed accurately with all facts presented. Mr. Buxton felt this did not happen last time and assured the Board that this time the study would be done properly.

**MOTION: George Daines moved to approve DFCM/DPS Request for Planning Funds. The motion was seconded by Sheila Gelman and passed unanimously.**

**ADJOURNMENT**.....

**MOTION: Cyndi Gilbert moved to adjourn at 9:52a.m. The motion was seconded by Sheila Gelman and passed unanimously.**



**Gary R. Herbert**  
*Governor*

# Utah State Building Board

4110 State Office Building  
Salt Lake City, Utah 84114  
Phone (801) 538-3018  
Fax (801) 538-3267

## **MEMORANDUM**

To: Utah State Building Board  
From: David G. Buxton  
Date: March 23, 2010  
Subject: **Master Plan approval for Snow College**

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### **Recommendations**

DFCM recommends that the Building Board review the request from Snow College to obtain additional master planning services

### **Background**

Since the previous master plan was completed in 2002 there have been many changes/additions at the college, including acquisition of additional land, which necessitate a review of the current master plan.

DGB:kfb

March 12, 2010

Kurt Baxter  
Manager, Capital Budget  
Department of Facilities and Construction Management  
4110 State Office Building  
Salt Lake City, UT 84114

Dear Kurt,

Thank you for the conversation last week about Snow's request to update its master plan. Many changes have occurred on campus since the last master plan in 2002. I've included a copy of the master plan map which reflects changes outlined below.

- Building #6 - Eccles Performing Arts Building was completed in 2003
- Building #1 - Activity Center expansion including classrooms and a dance studio (2007)
- Building A - 72,000 sq ft Karen H. Huntsman Library currently under construction will open in the summer of 2010
- Building B - Larsen Family property purchased in 2008 to expand the campus footprint
- Building C - Ephraim Elementary School building and 6.2 acres of land purchased from the South Sanpete School District February 2010
- Building D - Madsen family pioneer era home purchased by the Snow College Foundation as a restoration project for the Traditional Building and Skills Institute (TBSI)
- Building #5 - Lucy Phillips building which currently houses the college library will be remodeled into a classroom building during the summer and fall of 2010

In addition to these changes in college buildings and property other factors impacting Snow include.

- Enrollment growth exceeding 20% in recent semesters leading to a shortage of classroom space during prime hours of the day and the hiring of additional full-time and adjunct faculty to meet a growing demand for added class sections
- Housing has become a limitation to enrollment growth due to a shortage of quality units desired by students and parents alike
  - Local private housing owners have been encouraged to expand their facilities with one complex adding 175 new beds by fall 2010
  - The college housing office is reducing the number of private rooms in an effort to accommodate up to 50 additional students for fall of 2010
  - The college needs to begin replacing its aging dorms (the newest of which is 41 years old) to maintain a healthy campus life and provide modern living quarters with a living/learning environment

These significant changes have shifted the dynamics that served as the foundation of the 2002 study. The addition of the Ephraim Elementary School property South of campus combined with our need to begin in earnest replacing aging dorms leads to many questions including the direction the college should expand its footprint.

Please accept this letter as a formal request from Snow to aid in securing the services of a consultant to conduct a master plan study and/or update to the existing 2002 master plan. Thank you for your continued support of Snow College.

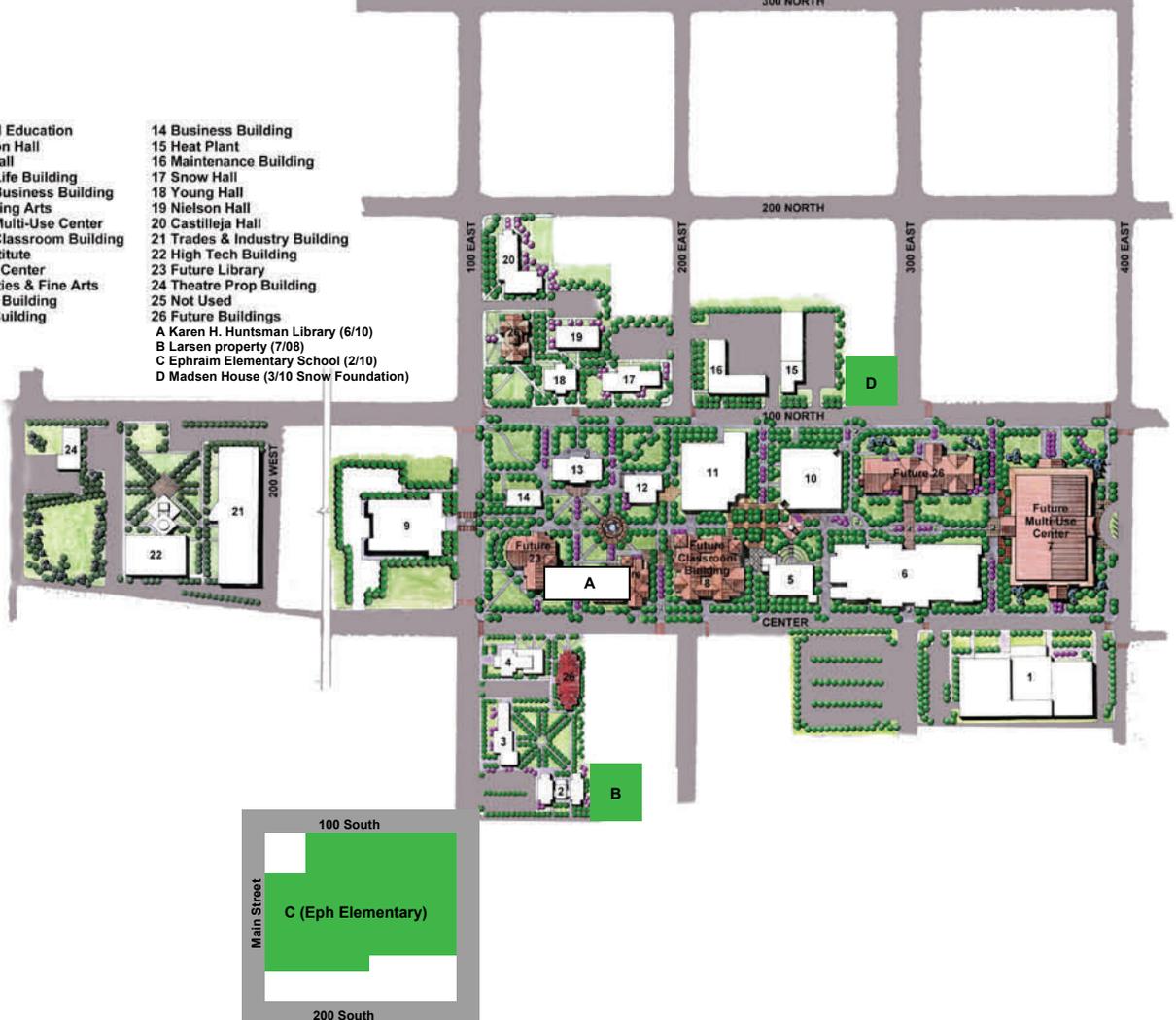
Regards,

A handwritten signature in black ink, appearing to read "Marvin", written in a cursive style.

Marvin L. Dodge  
Vice President  
Finance and Administrative Services



- 1 Physical Education
- 2 Anderson Hall
- 3 Nuttal Hall
- 4 Family Life Building
- 5 Future Business Building
- 6 Performing Arts
- 7 Future Multi-Use Center
- 8 Future Classroom Building
- 9 LDS Institute
- 10 Student Center
- 11 Humanities & Fine Arts
- 12 Science Building
- 13 Noyes Building
- 14 Business Building
- 15 Heat Plant
- 16 Maintenance Building
- 17 Snow Hall
- 18 Young Hall
- 19 Nielson Hall
- 20 Castilleja Hall
- 21 Trades & Industry Building
- 22 High Tech Building
- 23 Future Library
- 24 Theatre Prop Building
- 25 Not Used
- 26 Future Buildings
  - A Karen H. Huntsman Library (6/10)
  - B Larsen property (7/08)
  - C Ephraim Elementary School (2/10)
  - D Madsen House (3/10 Snow Foundation)





Gary R. Herbert  
*Governor*

# Utah State Building Board

4110 State Office Building  
Salt Lake City, Utah 84114  
Phone (801) 538-3018  
Fax (801) 538-3267

## MEMORANDUM

To: Utah State Building Board  
From: David Gregg Buxton  
Date: March 22, 2010  
Subject: Reallocation FY 2010 Capital Improvement funds

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### **Recommendations**

DFCM recommends that the Building Board review the request from the University of Utah regarding reallocation of capital improvement funds.

### **Background**

In accordance with HB 3 Item 78 the University of Utah has received permission to combine previous capital improvement funds with current FY 2011 allocations. The list of the funds to be allocated will be identified and presented to the Building Board.

DGB:kfb



Office of the Vice President  
For Administrative Services

March 19, 2010

Mr. Gregg Buxton, Director  
Division of Facilities Construction and Management  
4110 State Office Building  
Salt Lake City, UT 84114

Subject: U of U Reallocation of Capital Improvement Funds

Dear Gregg:

The University requests that this item be placed on the agenda for the April 7 Building Board meeting. This is in response to the following intent language adopted by the Legislature.

*“The Legislature intends that the State Building Board reallocate \$3,550,000 of prior year capital improvement funds previously authorized for the University of Utah and combine them with capital improvement funds allocated to the University of Utah for FY 2011 for the purpose of upgrades and replacements in the High Temperature Water distribution system. This reallocation of capital improvement funds shall be reported to the Office of the Legislative Fiscal Analyst.” (HB 3, Item 78)*

As this language was modified on the last night of the session, the University is still resolving the source of the capital improvement funds to be reallocated. The list of funds to be reallocated will be presented at the Board meeting.

Representatives from the University of Utah will attend the Building Board meeting to address any questions the Board may have. We appreciate your support in addressing our critical infrastructure needs.

Sincerely,

Kenneth E. Nye, Director  
Facilities Management Business Services

cc: Mike Perez

**Associate Vice President Facilities Management**

1795 East South Campus Dr Rm 219  
V. Randall Turpin University Services Building  
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Gary R. Herbert  
Governor

# Utah State Building Board

4110 State Office Building  
Salt Lake City, Utah 84114  
Phone (801) 538-3018  
Fax (801) 538-3267

## MEMORANDUM

To: Utah State Building Board  
From: David G. Buxton  
Date: March 23, 2010  
Subject: **Allocation of FY 2011 Capital Improvement Funds**

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### **Recommendation**

At the April Board meeting DFCM will distribute recommendations for the allocation of the FY 2011 capital improvement funds. DFCM has reviewed each project requested by state agencies and institutions of higher education and determined the highest priority needs across the state. DFCM suggests that an opportunity be provided for agencies and institutions to comment on the proposed allocations. At the conclusion of the discussion, the Board should take action to approve the allocation of capital improvement funds.

### **Background**

DFCM's recommendations for the allocation of capital improvement funds were developed under the process approved by the Board. The total cost of all requests received this year totaled over \$182 million. Funding from the Legislature totaled \$50.6 million. Narrowing the list of projects to identify the highest priorities is a significant undertaking by DFCM staff. In developing its recommendations, DFCM placed the greatest priority on issues raised in facility condition assessments and on critical repairs to HVAC, structural, electrical, and infrastructure. Repairs and upgrades addressing life safety issues were given the highest priority.

Several documents will be distributed at the meeting to explain and support DFCM's recommendations. The first document entitled Summary of Replacement Costs of Facilities vs Share of FY 2011 Capital Improvement Funding shows how the recommended funding is allocated among state agencies and institutions of higher education compared to the share of the facility replacement cost that each classification generates. The second document entitled Summary of Capital Improvement Funding FY 2007 – FY 2011 provides a five-year overview of the allocation of capital improvement funding to each agency and institution. The third document entitled FY 2011 Capital Improvement Projects shows DFCM's recommendations for this year's allocation of improvement funds.

At the Board meeting DFCM will hand out a document entitled FY 2010 Capital Improvement Project Status Report. This performance report documents the percentage of projects completed or under construction that were approved by the Board last year. This report measures DFCM's annual performance in completing the projects within the year.

DGB:kfb  
Attachments



**Gary R. Herbert**  
*Governor*

# Utah State Building Board

4110 State Office Building  
Salt Lake City, Utah 84114  
Phone (801) 538-3018  
Fax (801) 538-3267

## MEMORANDUM

To: Utah State Building Board  
From: David G. Buxton  
Date: March 19, 2010  
Subject: **Administrative Reports for University of Utah and Utah State University**

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Attached for your review and approval are the Administrative Reports for the University of Utah and Utah State University.

DGB:cmn

Attachment



Office of the Vice President  
For Administrative Services

March 19, 2010

Mr. Gregg Buxton, Director  
Division of Facilities Construction and Management  
4110 State Office Building  
Salt Lake City, UT 84114

Subject: U of U Administrative Reports for April 7<sup>th</sup> Building Board Meeting.

Dear Gregg:

The following is a summary of the administrative reports for the U of U for the period 2/19/10 to 3/19/10. Please include this in the packet for the April 7, 2010 Building Board Meeting.

**Professional Services Agreements** (Page 1)

The Professional Services Agreements awarded during this period consist of:  
10 Design Agreements, 0 Programming/Planning Agreements, 5 Study/Other Agreements.

No significant items.

**Construction Contracts** (Page 2)

The Construction Contracts awarded during this period consist of:  
0 New Space Contracts, 3 Remodeling Contracts, 1 Site Improvement Contract.

No significant items.

**Report of Project Reserve Fund Activity** (Page 3)

Increases:

None.

Decreases:

None.

**Associate Vice President Facilities Management**

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Salt Lake City, UT 84112-9404  
(801) 581-6510  
FAX (801) 581-6081

Gregg Buxton, Director  
March 19, 2010  
Page 2

**Report of Contingency Reserve Fund** (Page 4)

Increases:

None.

Decreases:

Project #20024; HTW Lines Replacement – Health Sciences Area

Most of this transfer of \$40,677.85 covers the cost of unforeseen obstructions such as buried stairs, duct banks and other utilities that were in the way of the path for the new pipe. This also covers the cost of replacing some additional sidewalk adjacent to the excavated area that settled following excavation due to a lack of a gravel base.

Project 20006; Physics Building Drainage Improvements

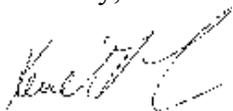
This transfer of \$11,885.35 covers the cost of correcting deficiencies in the original construction of the building 45 years ago. The concrete lid of this underground portion of the building slopes towards the rest of the building causing water to pond instead of draining away. Some portions of the underground structure were not waterproofed. As this is all underground, it was not discoverable until excavated.

Project 20218; HPER Complex HTW Lines

This transfer of \$8,363.86 covers the cost of radiographic testing of pipe welds above the amount budgeted.

Representatives from the University of Utah will attend the Building Board meeting to address any questions the Board may have.

Sincerely,



Kenneth E. Nye, Director  
Facilities Management Business Services

Enclosures

cc: University of Utah Trustees  
Mike Perez  
Gregory L. Stauffer



**Professional Services Agreements  
Awarded From February 19, 2010 to March 19, 2010**

Item Number	Project Number	Project Name	Firm Name	Project Budget	Contract Amount
<i>Design</i>					
1	HOSP 50081	Add EM Power, Ventilation, and Drop Ceiling, Bldg 523 Level 4	Tracy Stocking & Associates	\$13,010	\$13,010
2	20226	HPER Mall Restoration Mall and Playing Fields	Ken Garner Engineering, Inc.	\$150,000	\$4,800
3	20227	University Student Apts Tower 1 and 2 Exterior	Reaveley Engineers and Associates, Inc.	\$440,767	\$61,560
4	20255	USA Multiple Balcony Repairs	Reaveley Engineers and Associates, Inc.	\$384,780	\$28,280
5	20246	High Temperature Water System Upgrade: Manholes 5-6 KH	Colvin Engineering Associates Inc.	\$75,000	\$56,000
6	20249	Anthropology DNA Lab HVAC Upgrade	Douglas Bohner DBA Micron Engineering	\$34,363	\$3,100
7	HOSP 50079	Redo Nurse Station in Two Patient Rooms in Burm Unit, Bldg. 525, Level 4	HHY Associates, Inc.	\$19,526	\$19,526
8	HOSP 50085	MRI Replacement, Bldg 888	NJRA Architects	\$150,000	\$28,000
9	HOSP 50084	Relocate Espree & Install New MRI, Bldg 525, Level 1	NJRA Architects	\$100,000	\$28,000
10	20120	Entrada Ranch Campsite Master Plan	GSBS Architects	\$240,009	\$19,000
<i>Programming/ Planning</i>					
<i>Study/ Other</i>					
11	HOSP 50082	HVAC Study, Bldg 521 Level A	Architectural Nexus	\$30,084	\$30,084
12	20226	HPER Mall Restoration	Construction Control Corporation	\$150,000	\$5,981
13	20252	OSH, MBH, Annex - Feasibility Study	FFKR Architects	\$35,150	\$35,150
14	20247	The Children's Center - Child Care Center	Dominion Engineering	\$1,822,181	\$5,500
15	20098	George Thomas Museum Study	Edwards & Daniels Architects	\$213,750	\$83,400



**Construction Contracts  
Awarded From February 19, 2010 to March 19, 2010**

Item Number	Project Number	Project Name	Firm Name	Design Firm	Project Budget	Contract Amount
<i>Construction - New Space</i>						
<i>Construction - Remodeling</i>						
1	20050	Fort Douglas Building 618 HVAC Installation	Zwick Construction Company	David L. Jensen & Associates	\$147,991	\$49,900
2	20201	Union Building - Main Desk and Security Gate Remodel	SME Industries Inc-Onyx Construction	Blalock & Partners, LLC	\$174,666	\$47,800
3	20195	Biopolymers 4th Floor Lab Remodel	Easton River Construction, Inc.	Architectural Nexus	\$109,338	\$41,433
<i>Construction - Site Improvement</i>						
4	20120	Entrada Ranch - Septic System	Andersons Excavation Inc.	Tetra Tech, Inc.	\$240,049	\$35,495





**University Of Utah**  
**Report Of Contingency Reserve Fund Activity**  
**For the Period of February 19, 2010 to March 19, 2010**

PROJ. NO.	DESCRIPTION	CURRENT TRANSFERS	TOTAL TRANSFERS FROM CONTINGENCY	% OF CONSTR. BUDGET	PROJECT STATUS
	<b>BEGINNING BALANCE</b>	1,708,999.29			
	<b>INCREASES TO CONTINGENCY RESERVE FUND</b>				
	<b>DECREASES TO CONTINGENCY RESERVE FUND</b>				
	NEW CONSTRUCTION				
	REMODELING				
20024	HTW Lines Replacement - Health Sciences Area	(40,677.85)	(304,008.98)	9.63%	Construction
20006	Physics Bldg Drainage Improvements	(11,885.35)	(93,447.69)	38.35%	Construction
20218	HPER Complex HTW Lines	(8,363.86)	(36,128.86)	8.47%	Construction
	<b>ENDING BALANCE</b>	1,648,072.23			
	01-00376-7000-05107				

19 March 2010

David G. Buxton, Director  
Division of Facilities Construction  
and Management  
State Office Building Room 4110  
PO Box 141160  
Salt Lake City, Utah 84114-1163

Dear Gregg:

SUBJECT: USU Administrative Reports for April 2010 Building Board Meeting

The following is a summary of the administrative reports for USU for the period 02/17/10 to 03/19/10:

**Professional Contracts, 0 contracts issued** (Page 1)

No new contracts issued

**Construction Contracts, 4 contracts issued** (Page 2)

Comments are provided on the report.

**Report of Contingency Reserve Fund** (Page 3)

No change.

**Report of Project Reserve Fund Activity** (Page 4)

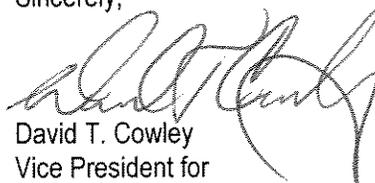
No change.

**Current Delegated Projects List** (Pages 5-6)

Of USU's 48 current projects, 21 are Substantially Complete, 21 in Construction, 5 in the Design/Study phase, and 1 Pending.

Representatives from Utah State University will attend the Building Board meeting to address any questions the Board may have.

Sincerely,



David T. Cowley  
Vice President for  
Business and Finance

DTC/jm

c: Gregory L. Stauffer  
Darrell E. Hart  
Ben R. Berrett  
Stanley G. Kane



**UtahStateUniversity**

Office of the Vice President for Business and Finance  
1445 Old Main Hill  
Logan, UT 84322-1445

## Professional Contracts Awarded From 02/17/10 to 03/19/10

Contract Name	Firm Name	A/E Budget	Fee Amount	Comments
None				



Office of the Vice President for Business and Finance  
 1445 Old Main Hill  
 Logan, UT 84322-1445

## Construction Contracts Awarded From 02/17/10 to 03/19/10

<b>Project</b>	<b>Firm Name</b>	<b>Design Firm</b>	<b>Const Budget</b>	<b>Contract Amt</b>	<b>Comments</b>
1 Fine Arts Complex Safety Repairs	USU Facilities	Eaton Architecture	\$303,125.00	\$200,455.16	Kent Concert Hall remodel
2 Miscellaneous Critical Improvements FY10	Western Waterproofing	Abstract Masonry	\$357,143.00	\$42,352.00	Old Main masonry restoration
3 Campus-wide Medium Voltage Upgrade FY10	Raymond Construction	USU Facilities Planning and Design	\$599,056.00	\$37,323.00	Central Energy Plant steel framed mezzanine
4 Eccles Conference Center/ Business Walkways	Raymond Construction	GreenWorks	\$176,786.00	\$2,500.00	Preconstruction services for CM/GC contract



Office of the Vice President for Business and Finance  
 1445 Old Main Hill  
 Logan, UT 84322-1445

## Report of Contingency Reserve Fund From 02/17/10 to 03/19/10

Project Title	Current Transfers	Total Transfers To (From) Contingency	% to Construction Budget	Project Status	% Completed (Paid)
<b>BEGINNING BALANCE</b>	<b>\$607,447.92</b>				
<b>INCREASES TO CONTINGENCY RESERVE FUND</b>					
None					
<b>DECREASES TO CONTINGENCY RESERVE FUND</b>					
None					
<b>ENDING BALANCE</b>	<b>\$607,447.92</b>				



Office of the Vice President for Business and Finance  
 1445 Old Main Hill  
 Logan, UT 84322-1445

## Report of Project Reserve Fund Activity From 02/17/10 to 03/19/10

Project Title	Transfer Amount	Description	% of Construction Budget
<b>BEGINNING BALANCE</b>	<b>\$384,545.25</b>		
<b>INCREASES TO PROJECT RESERVE FUND</b>			
None			
<b>DECREASES TO PROJECT RESERVE FUND</b>			
None			
<b>ENDING BALANCE</b>	<b>\$384,545.25</b>		



# Current Delegated Projects List

## 03/19/10

Office of the Vice President for Business and Finance  
 1445 Old Main Hill  
 Logan, UT 84322-1445

Project Number	Project Name	Phase	Project Budget
<b>CAPITAL DEVELOPMENT/IMPROVEMENT</b>			
A21736	Equine Education Center	Construction	\$3,280,235 *
A07961	Building 86C/Wind Tunnel Replacement (Structures Lab)	Substantial Completion	889,656
A16967	Fume Hood Upgrades FY08	Substantial Completion	500,000
	A/C & Controls Upgrade FY08		426,740
A16878	Campus-wide Medium Voltage Upgrades	Substantial Completion	682,808
A16873	Fire Alarm Upgrades FY08	Partial Completion	282,051
A16881	CEP Chillers	Substantial Completion	1,494,504
A16876	Access Control/Security Systems Upgrades	Construction	188,800
A16877	CEP Electrical Feed	Equipment order	188,685
A16872	Tanner Fountain	Substantial Completion	314,752
A16971	Planning & Design Fund FY08	Design/Study	100,000
A16783	UWRL Hydraulics Laboratory	Substantial Completion	1,836,523
A18615	Steam Line Replacement to NFS	Substantial Completion	933,000
A18972	Planning & Design Fund FY09	Design/Study	100,000
A18973	Health, Life Safety & Code Compliance Projects FY09	Substantial Completion	192,727
A18728	Campus-wide Sidewalk Replacements	Substantial Completion	321,775
A18974	Business Building Cladding	Substantial Completion	422,158
A18975	Water Lab Fire Lane Access/Bridges	Substantial Completion	919,947
A18976	Water Lab Fume Hood Upgrade	Construction	1,392,647
A18978	Tippetts Gallery Lighting/HVAC	Substantial Completion	863,437
A18980	CPD Fire Alarm FY09	Construction	148,612
A18981	Natural Resources Siding	Construction	94,453
A18982	Campus-wide Benches/Trash Receptacles/Urns	Construction	118,038
A18984	Eccles Conference Center/Business Walkways	Construction	189,393
A18985	Miscellaneous Critical Improvements FY09	Construction	196,193
A18363	Tooele Classrooms Addition	Substantial Completion	3,608,399
A19843	TSC 3rd Floor HVAC Remodel	Substantial Completion	637,421
A20091	Military Science Renovation (Psychology Teaching Lab/1st & 2nd Floors)	Substantial Completion	197,207
A19028	Roosevelt Child Lab/Bookstore Remodel	Substantial Completion	293,935
A20143	SER Observatory	Substantial Completion	265,347
A20520	USTAR Biofuels Outdoor Facility (Innovation Campus)	Substantial Completion	863,151

A20557	Campus-wide Medium Voltage Upgrade FY10	Construction	617,176
A20794	Ray B. West Window Replacement	Construction	768,439
A20856	Miscellaneous Critical Improvements FY10	Construction	378,571
A20857	Planning & Design Fund FY10	Design/Study	100,000
A20858	Health, Life Safety & Code Compliance Projects FY10	Construction	107,142
A20859	Classroom Upgrades FY10	Construction	284,548
A20860	HPER Office/Classroom Upgrade	Substantial Completion	194,196
A20861	Fine Arts Complex Safety Repairs	Construction	331,812
A20862	Building Recommissioning	Construction	236,607
A20863	Campus Wide Bike Racks	Construction	47,273
A20864	Business MCC and E-Panel	Construction	94,546
A20865	NE Campus (NFS) Steam Line Replacement	Substantial Completion	500,000
A20736	Spectrum Locker Rooms Remodel	Substantial Completion	479,619
A21088	Utah Botanical Center Wetland Lab ARRA Improvements	Construction	360,000
A20593	Utah Botanical Center Classroom Building	Conceptual design only	26,540
A22304	Utah Botanical Center Riparian Stream System	Design	100,000
A22269	Motor Pool Interior Remodel	Construction	130,998

**PAVING (STATEWIDE)**

A08076	Miscellaneous Paving	Pending	<u>8,540</u>
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**TOTAL (48)**

\$26,708,601

\* Project management delegated to USU.



Gary R. Herbert  
Governor

# Utah State Building Board

4110 State Office Building  
Salt Lake City, Utah 84114  
Phone (801) 538-3018  
Fax (801) 538-3267

## MEMORANDUM

To: Utah State Building Board  
From: David G. Buxton   
Date: April 7, 2010  
Subject: **Administrative Reports for DFCM**

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The following is a summary of the administrative reports for DFCM.

### **Lease Report** (Page 1)

No significant items

### **Architect/Engineering Agreements Awarded, 18 Agreements Issued** (Pages 2 - 3)

No significant items

### **Construction Contracts Awarded, 24 Contracts Issued** (Pages 4 - 6)

Item #22, Provo 4<sup>th</sup> District Courts Facility Chiller Replacement  
Item #23, Split Mountain Youth Center HVAC Controls Upgrade  
Balance of funds covered from project reserve for contract award

### **Report of Contingency Reserve Fund** (Page 7)

#### Increases

The increases are the result of decrease change orders or modifications, and budgeted contingencies.

#### Decreases, New Construction

USU USTAR Life Science Research Center

This transfer of \$328,103 covers change orders #5 – 7 for; scope items on the water dams, code review items on duct revisions, cable tray reconfigurations, BSL 3 deck finish, upgrade concrete mix design, roof ladders and walkways, floor penetrations flashings in mechanical room, changes to raise condenser units, additional fire protection, additional framing to close shafts, additional water barriers in mechanical areas and BSL vestibules, added radiant panels to 2 rooms, unknown conditions for; culinary water irrigation for future flexibility, insulation changes, upgrade concrete mix design to improve paving performance over wet soils, added clean steam to the rack washer, omissions for; specified vapor barrier proved impractical for installation, added exhaust for medical air compressor, lab air vacuum.

**Report of Contingency Reserve Fund Continued** (Page 7)

UBATC, New Vernal Branch Building

This transfer of \$79,391 covers a revised funding split on change order #22 for landscaping on the project per the DFCM project manager.

Snow College Heat Plant Boiler Upgrade

This transfer of \$75,000 covers Engineering modification #1 for additional construction administration issues.

**Report of Project Reserve Fund Activity** (Page 8)

Increases

These items reflect savings on projects that were transferred to Project Reserve per statute.

Decreases

Senate Bill #3 in the 2010 Legislative Session reduced DFCM's Capital Improvement funding by \$5,000,000 in the current fiscal year. These funds were made up with a transfer from project reserve to those projects to cover the budget reduction.

DGB:DDW:

Attachment



Division of Facilities Construction and Management  
 4110 State Office Building, Salt Lake City, UT 84114  
 Telephone (801) 538-3018 FAX (801) 538-3267

## LEASE REPORT

From 2/16/10 to 3/16/10

No	Agency/Location	Services	Space Type	Lease Term	Square Feet		Cost/Sq. Ft.		Comment
					Old	New	Old	New	

### LEASES

	National Guard Recruitment, Murray	Net	Office	3 Yrs.		1,507		\$24.00	New location for program move.
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### AMENDMENTS

	Education, Deaf and Blind, Salt Lake City	Full	Office	2 Yrs.	14,240	13,300		\$14.97 \$15.12	Renewal at market, decrease in square footage due to program reduction.
	Human Services, DCFS Moab	Full	Office	5 Yrs.	500	500		\$12.58 \$12.58	Renewal, no change in rent cost.
	Natural Resources Forestry, Fire & State Lands, Salt Lake City	Full	Office	5 Yrs.	7,210	7,210		\$17.22 \$17.22	Renewal, no change in rent cost.
	Workforce Services Kanab	Full	Office	3 Yrs.	4,887	1,850		\$17.57 \$17.92	Renewal at market, decrease in square footage due to program reduction.
	Workforce Services Spanish Fork	Full	Office	3 Yrs.	12,818	6,194		\$22.69 \$22.69	Renewal, no change in rent cost, decrease in square footage due to program reduction.



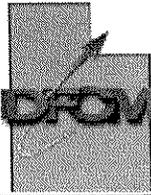
# State of Utah

Division of Facilities and Construction Management

## Professional Contracts Awarded

Contract Type = P; Award Date >= 02/18/2010; and less than 03/18/2010

#	Agency	Contract Name	Firm	Type	Budget	Award
<b>Design</b>						
1	National Guard	Utah National Guard - Logan Armory hvac Upgrade Design	Whw Engineering Inc	Design	\$10,000	\$9,940
2	College Of Eastern Utah	College Of Eastern Utah campus Surveillance System Design	Spectrum Engineers Inc	Design	\$10,117	\$11,726
3	National Guard	Utah National Guard - Lehi Armory plumbing Upgrade Design	Whw Engineering Inc	Design	\$5,000	\$4,160
4	Natural Resources	Department Of Natural Resources administration Building paving Improvements - Design	Mcneil Group	Design	\$4,300	\$5,300
5	Office Of Rehabilitation	Usor Division Of Services For The Blind & Visually Impaired	Wpa Architecture	Design	\$60,000	\$60,000
6	Salt Lake Comm College	Slcc Ssc Window Replacement	Cooper Roberts Simonsen Architects	Design	\$6,000	\$5,362
7	University Of Utah	Uu Merrill Eng Bldg Roofing	Scott P Evans Architect&assoc	Design	\$10,400	\$10,400
8	Utah Valley University	Uvu Intramural Field Restroom	Prior & Associates	Design	\$9,000	\$8,865
9	National Guard	Utah National Guard - Beaver Armory hvac Replacement Design	Whw Engineering Inc	Design	\$35,000	\$34,800
10	Ogden/weber Atc	O/w Atc Metals Building	Intermountain Consumer Prof Engrs	Design	\$18,500	\$18,500
<b>Miscellaneous Services</b>						
11	Alcoholic	Department Of Alcoholic Beverage Control	E-cube, Inc.	Commissioning	\$150,000	\$95,275



# State of Utah

Division of Facilities and Construction Management

## Professional Contracts Awarded

Contract Type = P; Award Date >= 02/18/2010; and less than 03/18/2010

#	Agency	Contract Name	Firm	Type	Budget	Award
<b>Miscellaneous Services</b>						
	Beverage Contrl	asrs Expansion And Warehouse Remodel commissioning Services				
12	National Guard	Utah National Guard - Richfield Armory hazmat Abatement Third Party Oversight	R&r Environmental	Haz Mat Consult	\$18,000	\$17,850
13	Dnr - Wildlife Resources	Ephraim Seed Warehouse Addition	Western Technologies Inc	Insp Observ Ser	\$6,600	\$7,115
14	Dfcm - Statewide Funds	Division Of Facilities Construction & Management various Statewide Structural Plan Reviews	Kimball Engineering	Unclass Consult	\$75,000	\$75,000
15	University Of Utah	University Of Utah legacy Bridge Honors Student Housing financial Feasibility Study	Anderson Strickler Llc	Study	\$44,000	\$43,625
16	Dept Of Transportation	Utah Department Of Transportation escalante Heritage Center construction Site Staking Services	Jones & Demille Engineering	Unclass Consult	\$8,000	\$7,500
17	University Of Utah	University Of Utah legacy Bridge Honors Student Housing geotechnical Study	Gordon Spilker Huber Geotech Cons Inc	Geotechnical	\$4,000	\$16,500
18	Dfcm - Managed Buildings	Statewide Facility Assessment	Ises Corporation	Insp Observ Ser	\$100,000	\$99,214



# State of Utah

Division of Facilities and Construction Management

Contract Type = C; Award Date >= 02/18/2010; and less than 03/18/2010

## Construction Contracts Awarded

#	Agency	Contract Name	Firm	Type	Budget	Award
<b>Construction</b>						
1	Utah Valley University	Uvu Ncaa Track And Field	Jacobsen Construction	Const Remodel	\$1,240,000	\$1,258,000
2	Courts	Administrative Office Of The Courts tooele Courts - Maintenance Shed Construction	Continental Engineering & Construction	Const New Space	\$38,199	\$23,117
3	Southern Utah University	Southern Utah University gibson Science Center Addition	Big D Construction Corporation	Const New Space	\$13,853,193	\$11,510,900
4	Dept Of Transportation	Department Of Transportation panguitch Maintenance Station booster Pump Addition	Carter Enterprises	Const Remodel	\$22,000	\$21,125
5	National Guard	Utah National Guard camp Williams - Px Addition	New Star General Contractors	Const New Space	\$440,000	\$439,142
6	Utah Valley University	Uvu Water Fountain Improvements	Tom Parker Construction	Const Remodel	\$83,000	\$77,700
7	Dnr - Parks & Recreation	Hyrum State Park Restroom Replacement	Raymond Construction Co	Const Remodel	\$125,000	\$124,897
8	Juvenile Justice Services	Ogden O&a Facility Parking Lot Improvement	Miller Paving Inc	Const Remodel	\$92,004	\$47,716
9	Health	Children's Health Clinic - Sand Blast And Paint Railings	Utah Correctional Industries	Const Remodel	\$24,232	\$14,300
10	Dnr - Parks & Recreation	Deer Creek St Prk Wallsburg Group Use Area Culinary Water Improvements	K.w. Robinson Construction, Inc.	Const Remodel	\$76,000	\$54,864
11	Corrections - Draper	Department Of Corrections - Draper Prison oquirrh 5 - Balcony Replacement	Broderick & Henderson Construction Lc	Const Remodel	\$369,309	\$287,977
12	Dnr - Wildlife	Logan Fisheries Experiment Station	Water Management	Const Remodel	\$413,154	\$49,670



# State of Utah

Division of Facilities and Construction Management

## Construction Contracts Awarded

Contract Type = C; Award Date >= 02/18/2010; and less than 03/18/2010

#	Agency	Contract Name	Firm	Type	Budget	Award
<b>Construction</b>						
	Resources		Technologies Inc			
13	Corrections	Doc - Division Of Adult Probation And Parole fremont Community Correctional Center holding Cell	Utah Correctional Industries	Const Remodel	\$61,254	\$58,000
14	Dnr - Wildlife Resources	Logan Fisheries Experiment Station Phase II	Bailey Construction Company Inc	Const Remodel	\$413,154	\$414,121
<b>Miscellaneous Construction</b>						
15	Weber State University	Wsu Air Filter Retrofit	Sr Mechanical	Mechanical	\$56,000	\$26,500
16	Courts	Brigham Courts Water And Air Balance	Rsanalysis Inc	Mechanical	\$18,000	\$15,030
17		New Ogden Juvenile Courts Site hone Oil Company Building hazardous Materials Abatement	Rocmont Industrial Corp	Haz Mat Const	\$16,000	\$15,321
18	Utah Valley University	Utah Valley University campuswide Electrical Metering Improvements	Taylor Electric Inc.	Unclass Const	\$121,000	\$121,000
19	Corrections - Draper	Draper Prison Paving Improvements	Preferred Paving	Paving	\$124,883	\$99,230
20	National Guard	Utah National Guard - Richfield Armory hazardous Materials Abatement	Rocmont Industrial Corp	Haz Mat Const	\$30,000	\$48,221
21	Dnr - Wildlife Resources	Hardware Ranch Visitors Center Reroof	Dave Atkinson Roofing	Roofing	\$48,801	\$40,574
22	Courts	Administrative Office Of The Courts provo 4th District Court	Khi Mechanical	Mechanical	\$145,251	\$177,582



# State of Utah

Division of Facilities and Construction Management

## Construction Contracts Awarded

Contract Type = C; Award Date >= 02/18/2010; and less than 03/18/2010

#	Agency	Contract Name	Firm	Type	Budget	Award
<b>Miscellaneous Construction</b>						
		chiller Replacement/boiler Controls Upgrade				
23	Juvenile Justice Services	Split Mountain Youth Center Hvac Control Upgrade	Integrated Controls & Electric Inc	Mechanical	\$31,805	\$41,500
24	National Guard	Utah National Guard manti Armory Remodel - Hazmat Abatement	Utah Correctional Industries	Haz Mat Const	\$34,100	\$35,000

# DFCM

Division of Construction and Management  
 4110 State Office Building Salt Lake City, UT 84144  
 Telephone (801) 538-3018 Fax (801) 538-3267

Apr-10

## REPORT OF CONTINGENCY RESERVE FUND

PROJECT TITLE		GENERAL STATE FUNDS CURRENT TRANSFERS	TRANSPORTATION FUNDS CURRENT TRANSFERS	TOTAL TRANSFERS FROM CONTINGENCY	% TO CONSTR. BUDGET	PROJECT STATUS	% Complete
<b>BEGINNING BALANCE</b>		10,373,553.80	8,485.11				
<b>INCREASES TO CONTINGENCY RESERVE FUND</b>							
<b>FUNDING</b>							
09052	SLCC RRC Compressor Replacement	6,792.00	-	-	0.00%	Construction	85%
<b>OTHER INCREASES</b>							
02032	U OF U Marriot Library Renovation	30,323.21	-	3,186,150.27	4.43%	Construction	86%
06281	Courts St George Courthouse	6,256.00	-	396,730.29	1.22%	Construction	74%
07179	DHS USDC HVAC Controls Upgrade	6,163.97	-	47,747.51	10.28%	Closed	99%
<b>DECREASES TO CONTINGENCY RESERVE FUND</b>							
<b>NEW CONSTRUCTION</b>							
06292	USTAR USU Life Science Research Center	(328,103.00)	-	328,103.00	0.79%	Construction	69%
08032	UNG Vernal, Camp Williams, Springville Armories Remodel	(88,667.00)	-	152,723.87	4.50%	Construction	48%
09219	National Guard Richfield National Guard Armory Upgrades	(62,571.00)	-	62,571.00	4.76%	Pending	0%
08260	DHS Purchase Of Libbie Edwards School For Deaf & Blind	(45,616.57)	-	145,698.73	2.24%	Construction	30%
08078	DVA Northern Region Veteran's Nursing Home	(30,959.21)	-	196,036.26	1.00%	Construction	94%
07260	U OF U Nursing Bldg Renovation Expansion\	(29,947.13)	-	213,580.57	0.95%	Construction	50%
05055	USDC New Housing Unit	(3,662.70)	-	637,263.25	22.35%	Construction	100%
06272	UOFU David Eccles School Of Business	(3,405.62)	-	14,997.24	0.02%	Construction	4%
<b>REMODELING</b>							
05174	UBATC Vernal Branch Building	(79,390.53)	-	300,048.25	1.12%	Construction	87%
04171	SNOW Heat Plant Boiler Upgrade Design	(75,000.00)	-	447,953.42	27.34%	Complete	100%
03215	WSU Student Union Renovation	(8,004.74)	-	734,343.50	2.44%	Closed	98%
07010	UDOT Panguitch Maint Station Replacement	-	(3,246.18)	331,477.05	12.53%	Construction	100%
09052	SLCC RRC Compressor Replacement	(2,288.65)	-	2,288.65	2.18%	Construction	85%
07177	Health Cannon Bldg Upgrade AHU Fan Airflow	(2,155.00)	-	18,653.00	2.76%	Construction	78%
09202	Corrections SLC Centers Water Heater Boosters	(1,710.00)	-	1,710.00	8.07%	Pending	0%
08071	DWS Provo North Office Landscaping/Drainage	(421.20)	-	8,282.51	2.82%	Closed	78%
<b>TOTAL</b>		9,661,186.63	5,238.93				



Division of Construction and Management  
 4110 State Office Building Salt Lake City, UT 84144  
 Telephone (801) 538-3018 Fax (801) 538-3267

## REPORT OF PROJECT RESERVE FUNDS ACTIVITY

Apr-10

% of  
Constr.

PROJECT TITLE	STATE FUNDS	DOT FUNDS	DESCRIPTION	Budget
<b><u>BEGINNING BALANCE</u></b>	<b><u>8,172,429</u></b>	<b><u>932,272</u></b>		
<b><u>INCREASES TO PROJECT RESERVE FUND:</u></b>				
SLCC - RRC Utility Tunnel Expansion	227,502.97		Balance of Design, Inspection & Insurance Budgets	10.07%
UVU - Browning Skylight Replacement	227,114.50		Balance of Various Project Budgets	68.70%
UVU - Losee Center Remodel	181,096.23		Balance of Various Project Budgets	3.99%
HEALTH - Cannon Emergency Generator Replacement	125,496.00		Balance of Various Project Budgets	33.09%
SUU - Heat Plant Condensate Tank Relocation	74,172.00		Balance of Const, Inspection & Insurance Budgets	30.90%
SNOW SOUTH - Mach/Weld Shops Electrical Improvements	57,605.00		Balance of Construction Budget	32.24%
ABC - Store #35 Rooftop HVAC Unit Replacement	26,542.00		Balance of Various Project Budgets	49.15%
TAX - Exterior Stucco Repairs/ Pressure Wash	10,757.00		Balance of Const, Inspection & Insurance Budgets	38.42%
UDOT - Parley's Canyon Maint Station Replacement	9,047.74		Balance of Design, Inspection & Insurance Budgets	0.82%
USDC - HVAC Controls Upgrade	4,253.90		Balance of Inspection & Insurance Budgets	0.95%
CEU - BDAC Bldg Chilled Water System/Code Compliance	3,727.45		Balance of Inspection Budget	0.25%
CUCF - Water Treatment System	920.00		Balance of Inspection & Insurance Budgets	0.96%
<b><u>DECREASES TO PROJECT RESERVE FUND:</u></b>				
UU - Electrical Dist System Improvements	(2,500,000.00)		Replace General Funds Per SB #3 Item #28	100.00%
UU - Health Sciences HTW Lines Replacement	(2,200,000.00)		Replace General Funds Per SB #3 Item #28	100.00%
USU - Campus Wide Classroom Upgrades	(300,000.00)		Replace General Funds Per SB #3 Item #28	100.00%
COURTS - Provo Chiller/Boiler Controls	(32,331.00)		To Award Construction Contract	18.57%
JJS - Split Mtn Controls Upgrade	(9,695.00)		To Award Construction Contract	25.65%
<b><u>ENDING BALANCE</u></b>	<b><u>4,078,638</u></b>	<b><u>932,272</u></b>		



**Gary R. Herbert**  
*Governor*

# Utah State Building Board

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Salt Lake City, Utah 84114  
Phone (801) 538-3018  
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## **MEMORANDUM**

To: Utah State Building Board  
From: David G. Buxton  
Date: April 5, 2010  
Subject: DFCM/DPS Request for Planning Funds

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### **Recommendations**

DFCM recommends that the Building Board consider a request from DFCM/Department of Public Safety to provide planning fund for Feasibility Study and program for the Emergency Operations Center (EOC)

### **Background**

This program and feasibility study would provide the vital information necessary to determine the best scenario to construct a new EOC. As requested by the State Legislature we would pursue the options of a stand alone facility on State owned property or a joint facility with Salt Lake City. Due to the short time frame given by the Legislature (due June 30, 2010) time is of the essence and we need to direct award a contract as soon as possible.

Sincerely,

DGB:kfb