



**BOARD OF TRUSTEES' FACILITIES
CONTRACTING COMMITTEE
MATERIALS**

11:00 a.m. May 11, 2022

AGENDA
FACILITIES CONTRACTING COMMITTEE
May 11, 2022 at 11:00 a.m.

Executive Session:

1. Discussion: Real Estate and Construction Items – As needed

Regular Meeting:

May Trustees Facilities Contracting Committee and Full Board Public Session:

1. New Capital Project Budgets
2. State Capital Construction Request
3. Consideration and Action: Change Order for Ivinson Street Design and schedule.. 3
4. Consideration and Action: Design Amendment and Contract for Stadium and Natatorium5
5. Consideration and Action: Housing iGMP for Stone Package7

May Trustees Facilities Contracting Committee only:

1. Status of building projects under construction. Status, update, and summary of any and all issues (i.e. cost, design, change order, etc.) to **avoid all surprises**. 1) Parking Garage, 2) Housing, 3) AMK, 4) Law School 5) Natatorium 6) Stadium and 7) other—Mai. (**NOTE-Executive Session on construction projects—if necessary**). **Remains as agenda topic**. 9
2. Status of Housing Construction (dorms & parking) and status of satisfaction of Bond Debt requirements. (timing of use of funds, construction timeline, architect schedule for compliance, etc). **Remains as agenda item until project completed**
3. AMK Ranch Construction items & task list for upcoming 2022 construction schedule. All construction items/tasks.
4. Law School: Budget, schedule, and delivery method18
5. Stadium/Natorium: Planning Team, project budget, schedule, guiding principles and delivery method approval31
 - i. Athletics Grounds Storage: Planning Team, site location, budget, schedule and delivery method approval.
6. Ag Extension Centers: Planning Team, scope, budget, Level 1, schedule and delivery method approval.
7. Major Maintenance63
8. President’s Cabin Outbuilding Deconstruction66
9. Construction Project Enabling Actions or Information- As needed

FACILITIES CONTRACTING COMMITTEE
COMMITTEE MEETING MATERIALS

AGENDA ITEM TITLE: Change Order- Ivinson Parking Garage and Police Facility, Mai

- PUBLIC SESSION
- EXECUTIVE SESSION

PREVIOUSLY DISCUSSED BY COMMITTEE:

- Yes
- No

FOR FULL BOARD CONSIDERATION:

- Yes *[Note: If yes, materials will also be included in the full UW Board of Trustee report.]*
- No
- Attachments/materials are provided in advance of the meeting.*

EXECUTIVE SUMMARY:

UW Planning and Construction is seeking board approval to execute a change order to the agreement with Sampson Construction for street improvements. The scope of work includes pavement on 10th, 11th and Ivinson Street and domestic water improvements on 10th and 11th Streets. This work will allow for bus access to the parking garage and accessible pedestrian/ ADA access to campus.

This work will be funded by the housing bonds, and is part of the total project budget of \$27,850,000. Administration requests board authorization to execute a change order to the agreement with Sampson Construction in the amount of \$1,550,000 for the street improvements for ADA access to campus for the Ivinson Parking Garage and Police Facility.

PRIOR RELATED BOARD DISCUSSIONS/ACTIONS:

September, 2021 - Board approved construction contract with Sampson Construction of Cheyenne, WY in the amount of \$20,138,000.
July, 2021 - Board approved changing delivery method to Bid Build.
May, 2021 - Board approved total project budget of \$25,000,000.
May, 2020 - Board approved selection of a CMAR.
September, 2019 - Board authorized the construction of a multi-story parking garage on the Ivinson parking lot site.

WHY THIS ITEM IS BEFORE THE COMMITTEE:

Pursuant to University Regulation 6-9 – Board of Trustee approval is required for change orders over \$50,000.

ACTION REQUIRED AT THIS COMMITTEE MEETING:

Committee recommendation to the full board of trustees to authorize administration to execute a change order to the agreement with Sampson Construction for the Ivinson Parking Garage and Police Facility.

PROPOSED MOTION:

I move to recommend to the full board of trustees to authorize administration to execute a change order to the agreement with Sampson Construction in the amount of \$1,550,000 for the Ivinson Parking Garage and Police Facility.

FACILITIES CONTRACTING COMMITTEE
COMMITTEE MEETING MATERIALS

AGENDA ITEM TITLE: Corbett Natatorium and Stadium West Stands, Mai

- PUBLIC SESSION
- EXECUTIVE SESSION

PREVIOUSLY DISCUSSED BY COMMITTEE:

- Yes
- No

FOR FULL BOARD CONSIDERATION:

- Yes [*Note: If yes, materials will also be included in the full UW Board of Trustee report.*]
- No
- Attachments/materials are provided in advance of the meeting.*

EXECUTIVE SUMMARY:

The existing Corbett pool facility, which was built in the mid-1970's, lacks several facets important to the success of the University's student-athletes. Throughout the Mountain West Conference and across the nation, 50-meter swimming and 5-meter diving capabilities are medians for competition aquatics facilities. The current facility does not meet the NCAA Division 1 requirements for competition facilities. The diving area is too shallow to accommodate anything more than a 3-meter springboard, yet Mountain West Conference and Western Athletic Conference teams must compete in 3, 5 and 10-meter diving categories. Additionally, the water body is contiguous, which makes it impossible for dual practice or hosting of simultaneous events.

In August of 2014, Administration completed a conceptual design study for the renovation of, and addition to, the Corbett facility to accommodate a new natatorium. In April of 2020, a Level II program plan was completed for the natatorium project which was largely based on updating the 2014 study. In 2021 a complete renovation of the swim team locker rooms was completed in the Corbett facility. This renovation was coordinated with and will support the proposed program for the natatorium project.

The west side stands of War Memorial Stadium are outdated and need to be upgraded. Renovations will provide opportunities to generate additional revenue via various mediums including, but not limited to, loge boxes, upgraded seating, separate ticket areas and upgraded fan amenities. In addition, game-day operational spaces and upgraded bathroom facilities will be incorporated into the design. The University of Wyoming's goal is to raise the standard for the football program and better meet the needs of everyone who utilizes the facility from both a fan and operational perspective. In April of 2020, a Level II program plan was completed for the War Memorial Stadium West Stands renovation. With Level II documentation complete, the project is prepared to proceed to Level III planning and construction.

Administration requests approval to execute a design services agreement with Arete Design Group of Sheridan, Wyoming for the War Memorial Stadium West Stands Renovation and Corbett

Natorium Addition in the amount of Five Million Ninety-Four Thousand Eight Hundred Sixty dollars (\$5,094,860.00), and use the Construction Manager-at-Risk project delivery method with a total project budget and proposed funding plan as presented in the materials.

PRIOR RELATED BOARD DISCUSSIONS/ACTIONS:

May, 2020 – Board authorized Administration to enter into contract negotiations with Arete Design Group as the design consultant for the War Memorial West Stand Renovation and Corbett Natatorium Addition.

WHY THIS ITEM IS BEFORE THE COMMITTEE:

Pursuant to UW Regulation 6-9(III)(F), the Board of Trustees shall approve consultant selection for projects over \$500,000.00, project delivery method, funding plan and project budget.

ACTION REQUIRED AT THIS COMMITTEE MEETING:

Committee recommendation to the full board of trustees approval to execute a design services agreement, approve the Construction Manager-at-Risk project delivery method and total project budget and funding plan.

PROPOSED MOTION:

I move to recommend to the full board of trustees to authorize Administration to execute a design services agreement with Arete Design Group of Sheridan, Wyoming for the War Memorial Stadium West Stands Renovation and Corbett Natatorium Addition in the amount of Five Million Ninety-Four Thousand Eight Hundred Sixty dollars (\$5,094,860.00), and use the Construction Manager-at-Risk project delivery method with a total project budget and proposed funding plan as presented in the materials.

FACILITIES CONTRACTING COMMITTEE
COMMITTEE MEETING MATERIALS

AGENDA ITEM TITLE: Student Housing and Dining – Masonry Bid Package, Mai

- PUBLIC SESSION
 EXECUTIVE SESSION

PREVIOUSLY DISCUSSED BY COMMITTEE:

- Yes
 No

FOR FULL BOARD CONSIDERATION:

- Yes [*Note: If yes, materials will also be included in the full UW Board of Trustee report.*]
 No
 Attachments/materials are provided in advance of the meeting.

EXECUTIVE SUMMARY:

In May of 2021, the Board approved the exterior design for the Student Housing and Dining project. Since that time Administration has been working with the design team to develop design and construction drawings for the project. Due to long lead times related to the building's exterior sandstone veneer, the design team completed construction documents for the masonry package ahead of the overall design schedule. These documents were included in a publicly advertised solicitation for bids for the overall masonry, scaffolding, and exterior insulation systems. Three bids were received for the work. The bids were reviewed by the Construction Manager who provided a recommendation for award of the contract and presented an Initial Guaranteed Maximum Price that includes general conditions costs associated with managing the work. Administration recommends approval of the initial contract for procurement and construction of the Student Housing and Dining exterior masonry systems for a Guaranteed Maximum Price of **\$TBD** to be funded from the housing bonds, and is part of the total project budget.

PRIOR RELATED BOARD DISCUSSIONS/ACTIONS:

May, 2021 – Board approved the exterior design for the Student Housing and Dining project.
October, 2020 – Board approved the site selection for the design of approximately 1,000 beds of student housing and an 850-seat dining facility.
June, 2020 – Board approved the Construction Manager-at-Risk, JE Dunn Construction for Level 3 services for the Student Housing and Dining project.
March, 2020 – Board authorized Administration to negotiate an agreement for Level 3 architectural and engineering services for Phase 1 of the Student Housing and Dining project.
September, 2019 – Board authorized construction of the Student Housing and Dining project.

WHY THIS ITEM IS BEFORE THE COMMITTEE:

University of Wyoming Regulation 6-9, III., G. requires that a guaranteed maximum price contract be approved by the Board prior to commencement of construction activities.

ACTION REQUIRED AT THIS COMMITTEE MEETING:

Committee recommendation to the full board for approval of an initial guaranteed maximum price contract for procurement and installation of the exterior masonry, insulation, and scaffolding systems.

PROPOSED MOTION:

I move to recommend to the full board of trustees to authorize administration to execute a contract with JE Dunn Construction for procurement and construction of the Student Housing and Dining exterior masonry systems for a Guaranteed Maximum Price of **\$TBD.**

**Capital Construction
Progress Report as of April 19, 2022**

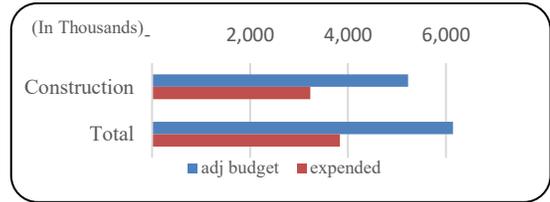
- The following is an accounting of the progress and activity of construction and design since the last Trustees meeting. Also reported are approved change orders.

PROJECTS IN CONSTRUCTION

1. 11th & 12th/Lewis Street Reconstruction

Contractor: GE Johnson Construction Wyoming
Jackson, WY

Original Project Budget \$ 4,000,000 (a)
Adjusted Project Budget \$ 6,140,465 (d)



<u>Funding Sources:</u>	<u>Original Anticipated:</u>	<u>Actual:</u>
EERB Project Reserve	4,000,000.00	4,300,000.00
Science Initiative Project Reserve		300,000.00
West Campus Satellite Energy Plant Project Reserve		1,446,440.17
City of Laramie		31,624.83
Campus Master Plan Project – remaining funds		62,400.00
Total Project	4,000,000.00	6,140,465.00

Guaranteed Maximum Price \$ 3,586,303 (direct construction)
Contract Substantial Completion Date Phase 1 and 2: May 2022

(In Thousands)	Budget (a)	Additional Funding/Adj (b)	Use of Contingency (c)	Adj Budget (a+b+c)=(d)	Expenditures (e)	Obligations (f)	Remaining Balance (d+e+f)=(g)
Construction	3,000	2,078	147	5,225	(3,233)	(1,992)	-
Contingency	450	-	(381)	69	-	-	69
Design	365	63	234	662	(553)	(109)	-
FF&E	-	-	-	-	-	-	-
Tech	-	-	-	-	-	-	-
Admin	185	-	-	185	(48)	(11)	126
Total	4,000	2,141	-	6,141	(3,834)	(2,112)	195

Statement of Contract Amount

Original contract	Phase 1 & 2 Lewis Street Corridor Improvements (<i>Change order to GE Johnson Science Initiative contract</i>)	\$3,586,303
Change order #9	Additional concrete for light pole bases, contingency for 12 th Street section and overhead	48,198
Change order #10	Additional light pole stone, construction contingency and overhead	8,057
Change order #11	Additional concrete to widen 12 th Street rated path per AHJ, contingency and overhead	47,680
Change order #12	Additional boulders/plant count; additional sandstone boulders; irrigation design changes and added boring	25,754
COR 102	Added site rails, no change to overall contract. Cost adjustment from Lewis St portion to SI.	(3,909)
CO 004 & 011	Damaged fiber vault, concrete paving, and painting. Cost adjustment from Lewis St portion to SI.	(7,859)
CO 014 & 015	Guardrail, handrail changes. Cost adjustment from Lewis St portion to SI.	(2,727)
Adj contract		\$3,701,497

Work Completed/In Progress:
<ul style="list-style-type: none"> • Science Initiative south elevation is complete. • Phase II between Agriculture and Engineering buildings has sod in place, hardscape is 90% complete.

Issues Encountered with Proposed Resolution for Each:
<ul style="list-style-type: none"> • None at this time.

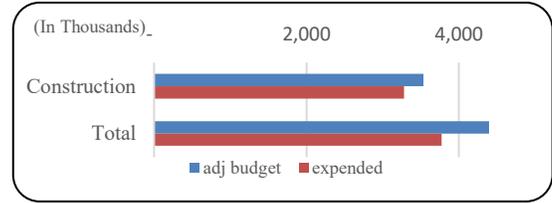
Work Planned for Upcoming Month:
<ul style="list-style-type: none"> • Utilities in 12th Street working south to north.

2. Corbett Renovation

Contractor: Shepard Construction

Original Project Budget \$4,150,000 (a)

Adjusted Project Budget \$4,395,846 (d)



Funding Sources:	Original Anticipated:	Actual:
State Appropriation (2018 Session, HB0001, Section 308 e)	1,000,000.00	1,000,000.00
UW – Kinesiology & Health	350,000.00	350,000.00
Major Maintenance	2,800,000.00	3,045,846.00
Total Project	4,150,000.00	4,395,846.00

Guaranteed Maximum Price
Contract Substantial Completion Date

N/A
November 30, 2021; June 3, 2022

(In Thousands)	Budget (a)	Additional Funding/Adj (b)	Use of Contingency (c)	Adj Budget (a+b+c)=(d)	Expenditures (e)	Obligations (f)	Remaining Balance (d+e+f)=(g)
Construction	3,277	246	13	3,536	(3,282)	(254)	-
Contingency	416	-	(153)	263	-	-	263
Design	228	4	13	245	(236)	(9)	-
FF&E	21	-	19	40	(25)	(15)	-
Tech	16	-	-	16	-	-	16
Admin	192	(4)	108	296	(231)	(63)	2
Total	4,150	246	-	4,396	(3,774)	(341)	281

Statement of Contract Amount

Original contract		\$3,041,142
Change order #1	Complete second floor office expansion	93,000
Change order #2	Installation of showerhead change, stainless steel ball brim change	9,892.96
Change order #3	Additional electrical modifications/door preparations for reader systems	280,224
Change order #4	Extended substantial completion date by 275 days for electrical upgrade scope only	-
Change order #5	Install owner provided light fixtures	4,053.50
Change order #6	Install LVT flooring on ramp to classrooms 137 and 138	7,991
Change order #7	Install owner provided card readers	37,815.80
Change order #8	Paint 9636 square foot pool ceiling	11,220

Change order #9	Labor & materials for women’s swim lockers 28, men’s swim lockers 27, swim team room 29, restroom 15, panel board, replace mosaic tile with alternate, credit for locker changes	(6,022)
Change order #10	Labor & materials to frame base beneath all lockers	6,319
Change order #11	Labor & materials to abate fireproofing on existing structural steel columns, water shutdown, add receptacles for future TV in Kinesiology lab, frame & drywall south side of masonry wall in lab and existing masonry wall	4,225
Change order #12	Grout color change, ceramic tile on poolside storefront, baseboard heat covers, black trim kits for J fixtures, parking log light repair, credit owner supplied cable	16,665
Change order #13	Provide window treatments, squat racks, camera supports for bio lab expansion, leveling floors for tile install, signage, modify restroom to temporary ADA during construction, removal of material from support columns, repair & paint damage to drywall perimeter in lobby, credit for LVP & resilient base in main corridors	22,972.68
Change order #14	Install new doors in Kinesiology lab, install ADA compliant shower seats, install receptacles in locker rooms	6,398.26
Adj contract		\$3,535,897.20

Work Completed/In Progress:
<ul style="list-style-type: none"> • Finish remaining punch list items for interior renovation. • Pour concrete pad around exterior electrical gear. • Electric line tracing and testing prior to building electrical shutdown and switchover. • Test generator providing Corbett back up power for emergency lighting and critical lab equipment.

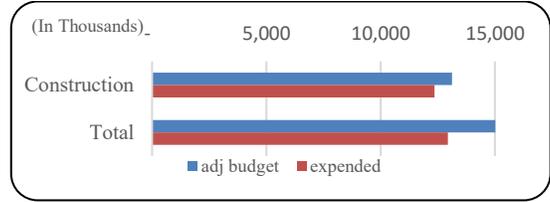
Issues Encountered with Proposed Resolution for Each:
<ul style="list-style-type: none"> • None at this time.

Work Planned for Upcoming Month:
<ul style="list-style-type: none"> • Complete remaining punch list items. • Issue final acceptance for interior renovation. • Install electrical gear. • Complete switchover to new building electrical gear. • Obtain substantial completion for electrical upgrade.

UW Housing Phase I

3. Wyoming Hall Utility Relocation

Contractor: Haselden Wyoming Constructors
Laramie, WY



Original Project Budget \$14,929,300 (a)
Adjusted Project Budget \$15,017,986.25 (d)

<u>Funding Sources:</u>	<u>Original Anticipated:</u>	<u>Actual:</u>
UW – Construction Reserve Account	10,000,000.00	
Major Maintenance	4,929,300.00	4,929,300.00
City of Laramie	-	88,686.25
UW – Housing Bonds	-	10,000,000.00
Total Project	14,929,300.00	15,017,986.25

Guaranteed Maximum Price
Contract Substantial Completion Date

\$13,946,242 (includes Demolition scope)
November 30, 2021

(In Thousands)	Budget (a)	Additional Funding/Adj (b)	Use of Contingency (c)	Adj Budget (a+b+c)=(d)	Expenditures (e)	Obligations (f)	Remaining Balance (d+e+f)=(g)
Construction	12,929	89	102	13,120	(12,351)	(769)	-
Contingency	1,200	90	(207)	1,083	-	-	1,083
Design	331	-	105	436	(427)	(9)	-
FF&E	-	-	-	-	-	-	-
Tech	240	(90)	-	150	(1)	-	149
Admin	229	-	-	229	(160)	(12)	57
Total	14,929	89	-	15,018	(12,939)	(790)	1,289

Statement of Contract Amount

Original contract	Pre-Construction	\$10,000
Amendment #1	GMP established	12,427,822
Change order #1	Vault lid structural change and tunnel light fixture revision.	6,037
Change order #2	Removal of existing duct bank and installation of new, provide (4) runs of 4' conduit with new MV cable.	49,755
Change order #3	Installation of 15 th Street water line, Bradley Street water line changes.	493,830

	Adjusted amount on schedule of values to Wyoming Hall Deconstruction project	(2,398)
Change order #4	Construction contingency, surveying, installation of 15 th Street north additional water & sewer line, overhead & profit/general conditions **Lewis Street project/funds	1,425,572
Change order #5	Associated costs with accelerating the 15 th Street water line work from Lewis Street to Ivinson Street, due to delayed start through DEQ permitting	16,297
Change order #6	15th Street water line: associated costs with added scope resulting from City of Laramie review	27,817
Change order #7	Associated costs with running compressed air to new vault	2,343
Change order #8	Construction/relocation of playground for Education Building/Lab School **Major Maintenance project	405,739
Change order #9	15th Street water main upsizing – 10” to 12” Ivinson to Lewis Street	25,573.25
Change order #10	Installation of 12” water line in 15 th Street from Ivinson to Grand Avenue (per City of Laramie request)	63,113
Adj contract		\$14,951,500.25

Work Completed/In Progress:
<ul style="list-style-type: none"> Punch list is nearing completion.

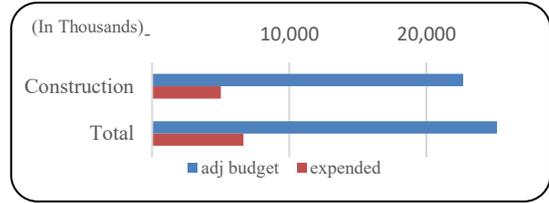
Issues Encountered with Proposed Resolution for Each:
<ul style="list-style-type: none"> None at this time.

Work Planned for Upcoming Month:
<ul style="list-style-type: none"> Complete punch list.

4. Ivinson Lot Parking Garage

Contractor: Sampson Construction Co.
Cheyenne, WY

Original Project Budget \$926,400 (a)
Adjusted Project Budget \$27,850,000 (d)



<u>Funding Sources:</u>	<u>Original Anticipated:</u>	<u>Actual:</u>
UW – Housing Reserve Account	926,400.00	-
UW – Housing Bonds	-	27,850,000.00
Total Project	926,400.00	27,850,000.00

Guaranteed Maximum Price N/A
Contract Substantial Completion Date December 15, 2022

(In Thousands)	Budget (a)	Additional Funding/Adj (b)	Use of Contingency (c)	Adj Budget (a+b+c)=(d)	Expenditures (e)	Obligations (f)	Remaining Balance (d+e+f)=(g)
Construction	22,688	-	-	22,688	(5,014)	(15,148)	2,526
Contingency	1,666	-	-	1,666	-	-	1,666
Design	1,680	-	-	1,680	(1,314)	(361)	5
FF&E	265	-	-	265	-	-	265
Tech	442	-	-	442	-	-	442
Admin	1,109	-	-	1,109	(323)	(78)	708
Total	27,850	-	-	27,850	(6,651)	(15,587)	5,612

Statement of Contract Amount

Original contract		\$20,138,000
Change order #1	Various revisions: plumbing, electric water cooler (credit), added electric sub-meter, fiber optic cable (credit), drilled pier under/over run, demolish hospital foundation	8,770
Adj contract		\$20,146,770

Work Completed/In Progress:

- Foundations are complete.
- Slab on grade is complete.
- L-2 structural deck is 60% complete.
- Underground utilities are 60% complete.
- Waterproofing and backfill is complete.
- Structural concrete masonry unit (CMU) is 40% complete.

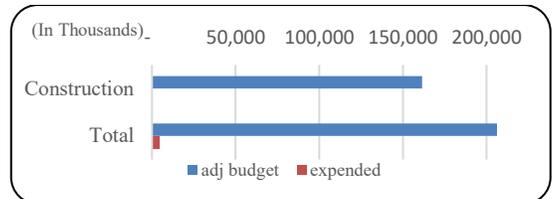
Issues Encountered with Proposed Resolution for Each:
<ul style="list-style-type: none"> • Low concrete breaks on slab on grade. Slab on grade pour #2 needs to be replaced due to improper install.

Work Planned for Upcoming Month:
<ul style="list-style-type: none"> • Exterior skin. • Elevated deck install on L-2. • Rough grading. • Elevated deck install on L-3.

5. UW Student Housing

Contractor: JE Dunn Construction
Denver, Colorado

Original Project Budget \$10,824,675 (a)
Adjusted Project Budget \$210,308,891 (d)



Funding Sources:	Original Anticipated:	Actual:
UW – Housing Reserve Account	8,681,675.00	
UW – Construction Reserve Account	2,143,000.00	
UW – Housing Bonds		210,308,891.00
Total Project	10,824,675.00	210,308,891.00

Guaranteed Maximum Price \$
Contract Substantial Completion Date

(In Thousands)	Budget	Additional Funding/Adj	Use of Contingency	Adj Budget	Expenditures	Obligations	Remaining Balance
	(a)	(b)	(c)	(a+b+c)=(d)	(e)	(f)	(d+e+f)=(g)
Construction	161,450	-	-	161,450	-	(350)	161,100
Contingency	20,181	-	-	20,181	-	-	20,181
Design	14,117	-	-	14,117	(4,503)	(4,207)	5,407
FF&E	6,619	-	-	6,619	-	-	6,619
Tech	4,843	-	-	4,843	-	-	4,843
Admin	3,099	-	-	3,099	(58)	(119)	2,922
Total	210,309	-	-	210,309	(4,561)	(4,676)	201,072

Statement of Contract Amount

Original contract	Pre-construction	\$349,657
Adj contract		\$349,657

Work Completed/In Progress:
<ul style="list-style-type: none"> • Preliminary Design phase is complete. • Construction Documents are 50% complete.

Issues Encountered with Proposed Resolution for Each:
<ul style="list-style-type: none"> • None at this time.

Work Planned for Upcoming Month:
<ul style="list-style-type: none"> • Design team will transition from 50% Construction Documents to the complete 100% set. • CMAR will prepare an updated construction budget based on the 50% Construction Documents.



COLLEGE OF LAW

Addition and Renovation

Project Execution Plan

University of Wyoming
Planning and Construction

May 2022

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PROJECT OVERVIEW

UW has provided experiential learning since the early 1970s through legal clinic opportunities where students gain hands-on and research-based experience in the specific areas of law. The legal clinic opportunities for UW law students include Energy, Environment & Natural Resources, Family and Child Legal Advocacy (Family Law), Civil Legal Services, Defender Aid, Prosecution Assistance, International Human Rights and Estate Planning Practicum.

The College of Law's clinic and experiential learning program is a primary provider of direct legal services for low-income citizens throughout the state. Students working under faculty supervision receive training and provide representation to indigent Wyoming citizens in hundreds of cases across Wyoming's 23 counties, totaling more than 18,000 hours of work and approximately \$3.5 million in free legal services annually.

The original College of Law building was constructed in 1974, followed by the Library and Classroom Addition in 1992, and the Moot Court Addition in 2007. Apart from the limited renovations included in the Moot Court Addition, the Law Building with the Library/Classroom Addition has not been renovated with updates in any significant manner since it was built. The existing facility has several accessibility (ADA) issues, lacks a discrete/separate clinic entrance, lacks appropriate separation for legal clinic functions, and has security/safety deficiencies relating to the legal clinics. Currently, only two clinics are housed in the main building as there is not adequate space for the other clinics. The remote Office Annex facility is not desirable or functionally efficient and the available space is inadequate as noted on the most recent periodic American Bar Association (ABA) accreditation review report.

In March 2015, the ABA Section of Legal Education and Admissions to the Bar adopted Standard 303, requiring all law students to complete six credit hours of clinical or experiential course work to graduate. This new requirement has forced law schools across the country to upgrade their clinical and experiential learning programs and facilities to maintain compliance with ABA standards, which in turn has triggered a more competitive environment for recruiting students and faculty. Many peer institutions in the region have completed major facility improvements within the last ten years.

The proposed facility improvements for the College of Law include expansion of the north portion of the existing building to accommodate the seven legal clinics co-locating them with the legal centers within the re-developed Law School facility. The proposed renovations will modernize the north end of the existing building, main circulation space and the main entry. Currently, due to space and functional issues, several of the existing legal clinics are housed off campus remotely at the Office Annex building approximately five blocks from the Law building.

The proposed two-story addition will wrap the north end of the building and includes approximately 20,000sf of additional space. The proposed renovations will include 18,500sf of the existing 69,900sf facility. The facility expansion and improvements will bring the College of Law into compliance with ABA accreditation standards, centralize the Law School's clinics with the broader legal education program, and allow students, professors, and the community better access to resources within the college.

The proposed facility improvements will greatly enhance the recruitment of potential students and faculty to the UW College of Law and support the great public legal service the University of Wyoming provides to the citizens of Wyoming.

PROJECT GOALS AND GUIDELINES

In addition to those outlined in UW Regulation 6-9, a set of project-specific guidelines were developed to inform the development of the project. Project guidelines are referenced and evaluated in each phase of design.

The project-specific guidelines include:

1. Co-locate all existing legal clinics in the College of Law building with the goal of increasing clinic presence and visibility while maintaining client confidentiality.
2. Create a building exterior that provides the College of Law with a formal presence reflective of the College and relates to the University's historic building character.
3. Elevate the presence of the College of Law in keeping with the University's long-term vision of the east campus.
4. Integrate Clinic and Non-Clinic faculty circulation to allow better faculty accessibility to the students, and to reflect the faculty/student dynamic and culture within the College of Law.
5. Nurture productive work environments that respond to curriculum demands with improved natural day lighting, collaborative spaces for faculty and students and technology and system upgrades that are supportive of the current educational delivery methods.
6. Honor Al Simpson and others that have contributed to the College of Law and the State of Wyoming.
7. Provide flexible multi-use spaces that can accommodate the evolution of legal education and future expansion of the College of Law's curriculum and clinic structure.
8. Showcase the College of Law's public service to the State of Wyoming to attract potential law students.

PROJECT STATUS

Project History

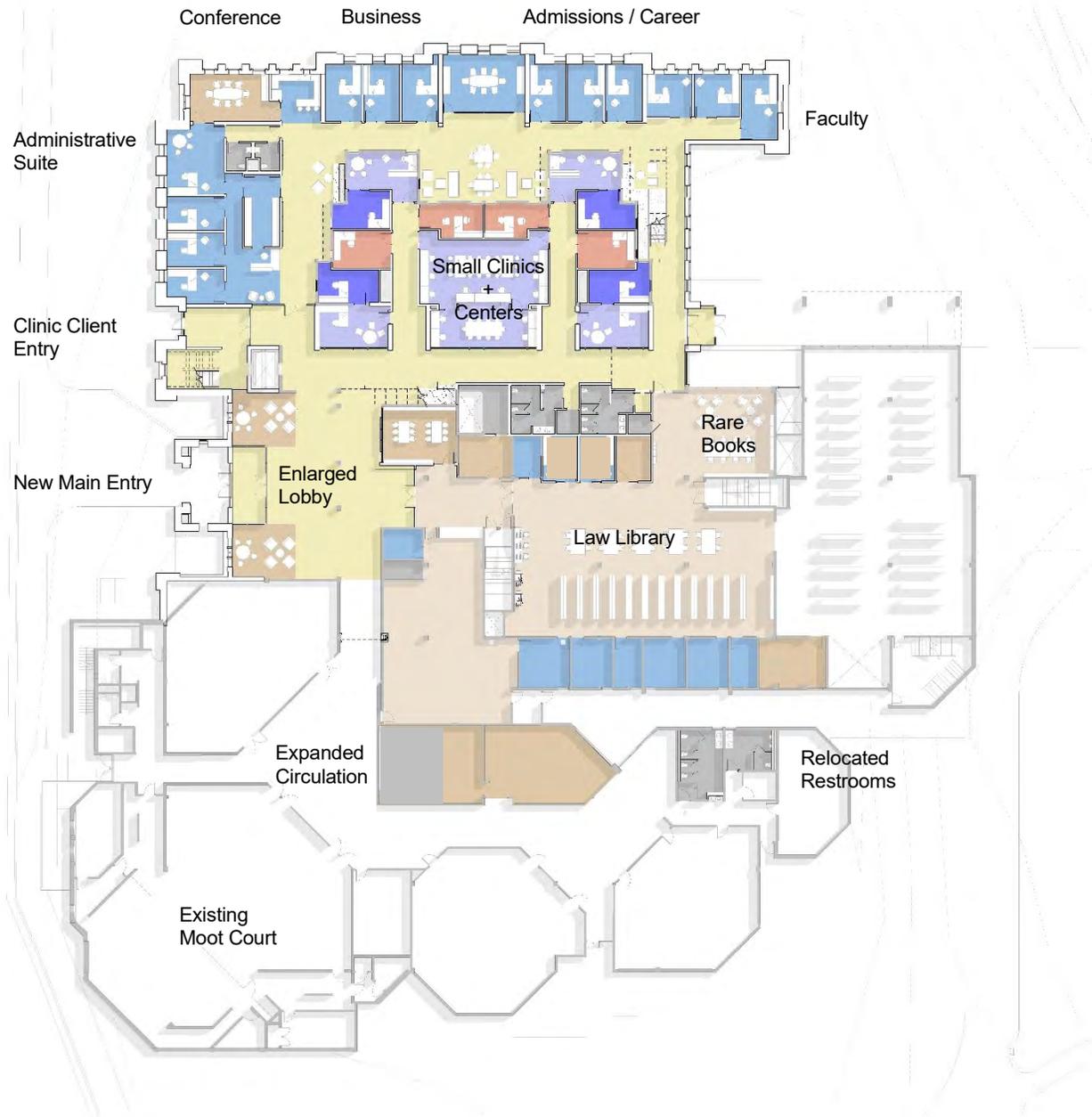
September 2018 – Board approved proceeding with preliminary planning
March 2019 – Board approved design consultant
September 2019 – Board approved exterior design
January 2021 – Board approved interior design

Work Performed to Date

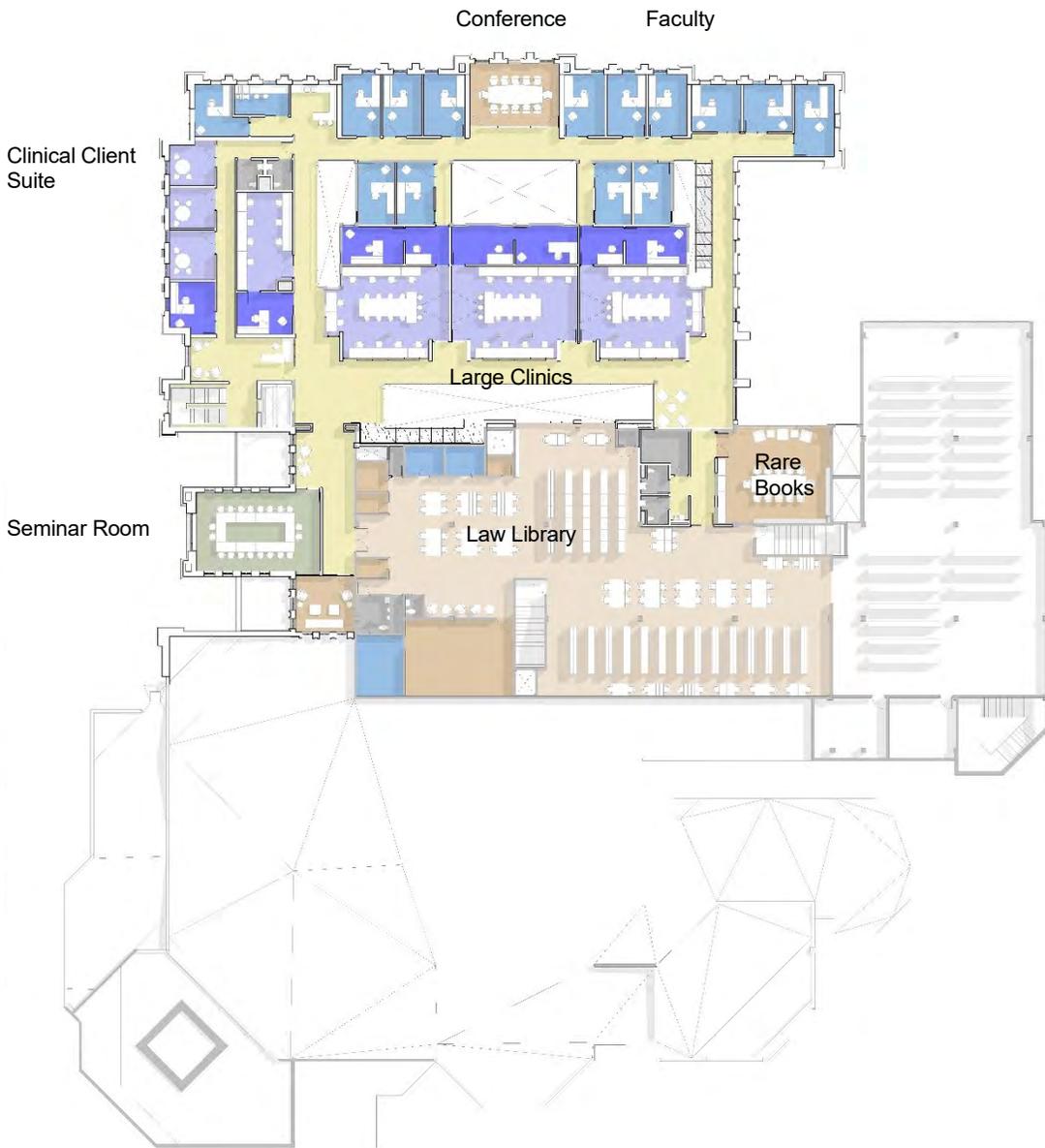
Land surveying
Geotechnical engineering
Hazardous materials survey
Design and construction documents

APPROVED INTERIOR DESIGN

First Floor Plan



Second Floor Plan



APPROVED EXTERIOR DESIGN

West Elevation



North Elevation



COST ESTIMATE/ PROJECT BUDGET

Cost Estimating

In July of 2021, a 3rd party cost estimate was prepared for the project by the consulting firm Parametrix. At that time an escalation contingency of 6% per year was recommended. The actual construction cost increase in the past year, according to the Q1 2022 quarterly report prepared by Rider Levett Bucknall, showed construction cost increases over the past year to be 8.04% nationally while the Denver experienced a lower rate of 5.6%.

Inflationary pressures along with unprecedented transportation and global supply chain disruptions continue to impact costs to manufacture and distribute products. According to the Associated General Contractors, construction materials have on average increased 20% in the past year. This has impacted the subcontracting community who experienced these large increases in costs for materials that had been hard bid before increases took effect.

The current war in Ukraine and tariffs being placed on Russian suppliers has heavily impacted the cost for steel and have put many US manufacturers at full capacity causing significant impacts to costs and lead times to procure materials.

Industry projections for cost escalation through 2023 vary. Many product manufacturers are recommending budgeting for escalation at 1%/month for materials and equipment. The Associated General Contractors report that wages for production and non-supervisory employees saw its highest increase in 40 years at the rate of 6% between February of 2021 and 2022. The industry is also experiencing an increase in construction starts due to the Infrastructure Investment and Jobs Act which is also driving up the demand and therefore costs of construction.

In anticipation inflation and escalation will continue to rise, the project budget below includes an overall escalation contingency of 12% which equates to 9.2%/year until project bid date (August 2022). Additional contingencies in the amount of 5% for design and bidding and 10% for construction are included in the budget.

Total Project Budget

A detailed project budget has been attached as Appendix 'A'. A summary of the budget has been provided below.

Budget Summary	Amount
2021 Hard Construction Costs	\$18,980,000
Escalation Contingency (9.2%/year)	\$3,000,000
Project Contingencies (15%)	\$3,297,000
Administrative Costs	\$4,699,816
Total Project Budget	\$29,976,816

PROJECT FUNDING

The following funding sources are proposed for the project:

Funding Sources	Amount
2021-22 State Appropriation	\$15,000,000
Private Gifts/ UW Foundation	\$3,800,000
FY 2023-24 Major Maintenance	\$11,200,000
Total Funding	\$30,000,000

PROJECT DELIVERY METHOD

Planning and Construction recommends utilizing the Construction Manager at Risk project delivery method. Due to the structural modifications involved with renovating the interior spaces, the project involves complicated sequencing and phasing of construction activities. A CMAR will add value to the project through an initial constructability review and the development of detailed schedules to include in bidding documents that will help define the scope and be used to coordinate the work of subcontractors during construction. A CMAR will also engage the subcontractors in 3D modeling and coordination of building systems which cannot be fully investigated and documented until the demolition work is complete.

SCHEDULE

A detailed schedule has been attached as Appendix 'B'. Key schedule dates have been summarized below.

Key Schedule Dates

- CMAR BOT Approval: July 2022
- Bidding/GMP Preparation: August 2022 – October 2022
- GMP BOT Approval: October 2022
- Construction Period: November 2022-July 2024

Schedule Considerations

UW is currently in the process of procuring the masonry package for the Student Housing and Dining project. The project includes approximately 180,000sf of sandstone. There are a limited number of quarries from which to procure this material. While there is a continuing effort to find and approve additional quarries, there is concern the project may be faced with challenges related to procuring the 25,000sf of sandstone needed to complete the project on time.

An alternative to sandstone is a manufactured stone product that has been utilized on other campus projects such as Anthropology, Health Sciences, and the Gateway Center. The product is made of pressure-formed calcium silicate that is cured in an autoclave resulting in a product much

denser than natural sandstone. It has a through-body color, not an applied stain which is desirable for long-term durability.

The color, size and shape of the material can be manipulated to achieve a desired look. While the blend used on Anthropology and Health Sciences is a comparable look to other campus buildings, the Gateway Center blend and pattern is not a match and not representative of the products potential.

Historically the natural stone has been difficult to procure. There are often long lead times and large down payments required that do not align with project schedules and invoicing. Manufactured stone has proven to be more predictable and reliable than natural stone.

The downfall of manufactured stone is that although there is color variation, it does not have the striation or random color variations found in natural stone. While it is difficult to differentiate between the two products when you have a good blend, there is a difference.

APPENDICIES

Appendix 'A'

Project Budget

Appendix 'B'

Project Schedule

APPENDIX 'A' – PROJECT BUDGET

CONSTRUCTION COSTS

		Comments
2021 CONSTRUCTION COSTS	\$18,980,000.00	7/1/21 Parametrix Estimate
Cost Escalation (9.2%/year)	\$3,000,000.00	10.0%
TOTAL CONSTRUCTION BUDGET	\$21,980,000.00	

ADMINISTRATIVE EXPENSES

CONTINGENCIES

Owner Construction Contingency (10%)	\$2,198,000.00
Design and Bid Contingency (5%)	\$1,099,000.00

CONSULTANT FEES

Design and Professional Services (8%)	\$1,758,400.00
Geotechnical	\$7,500.00
Industrial Hygienist	\$20,000.00
Quality Control and Materials Testing	\$60,000.00
Commissioning Agent	\$50,000.00
Consultant Reimbursables	\$52,752.00
Environmental Graphics Design	\$50,000.00
Surveying	\$7,500.00

IT EQUIPMENT

Information Technology/ Equipment (3%)	\$659,400.00
Security Equipment (.25%)	\$54,950.00

FURNISHINGS AND EQUIPMENT

FFE and Interior Design (4%)	\$879,200.00
Environmental Graphics Construction	\$250,000.00
Custodial Equipment	\$25,000.00

FEES/ ADVERTISEMENTS

City Building Permit Fee	\$82,185.75
City Plan Review Fee	\$51,899.69
City Plant Investment Fee	\$50,000.00
State Fire Marshall Review Fee	\$52,078.33
Advertisements	\$4,000.00

SERVICES

Operations/ IT Fees	\$25,000.00
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ART IN PUBLIC PLACES (\$100K Max)

\$100,000.00

ADMINISTRATION

Abatement	\$400,000.00
Moving Expenses (.25%)	\$54,950.00
Travel	\$4,000.00
Postage, Copier, Shipping, Info. Tech.	\$1,000.00

TOTAL ADMINISTRATION EXPENSES \$7,996,815.77

TOTAL PROJECT BUDGET \$29,976,815.77

ID	Task Name	Duration	Start	Finish	Timeline																															
					2022	Half 2, 2022		Half 1, 2023		Half 2, 2023		Half 1, 2024		Half 2, 2024		Half 1, 2025		Half 2																		
					A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S		
1	COLLEGE OF LAW SCHEDULE																																			
2	CONSTRUCTION DOCUMENTS	65 days	4/28/2022	7/27/2022																																
3	UW Operations Final Review	2 wks	4/28/2022	5/11/2022																																
4	Prepare Final Documents	6 wks	5/12/2022	6/22/2022																																
5	Building Permit	5 wks	6/23/2022	7/27/2022																																
6	CMAR SELECTION	39.5 days	5/18/2022	7/12/2022																																
7	Advertise RFQ for CMAR	3 wks	5/18/2022	6/7/2022																																
8	Shortlist and Issue RFP	4 days	6/8/2022	6/13/2022																																
9	Interviews/RFP Response Due	2 wks	6/14/2022	6/27/2022																																
10	Recommendation to BOT	1.5 wks	7/2/2022	7/12/2022																																
11	ABATEMENT	75 days	5/18/2022	8/30/2022																																
12	Bidding/Contracting	3 wks	5/18/2022	6/7/2022																																
13	Mobilization	2 wks	6/8/2022	6/21/2022																																
14	Abatement	10 wks	6/22/2022	8/30/2022																																
15	CONSTRUCTION	492 days	8/15/2022	7/3/2024																																
16	Bidding	4 wks	8/15/2022	9/12/2022																																
17	Prepare GMP	3 wks	9/12/2022	10/3/2022																																
18	Recommendation to BOT	1.4 wks	10/3/2022	10/12/2022																																
19	Contracting and Mobilization	2 wks	10/12/2022	10/26/2022																																
20	Construction	80 wks	10/26/2022	5/8/2024																																
21	Furnishings and Move-In	8 wks	5/8/2024	7/3/2024																																
22	PROJECT COMPLETION	0 days	7/3/2024	7/3/2024																																



WAR MEMORIAL WEST STANDS

Additions and Renovations

Project Execution Plan

University of Wyoming
Planning and Construction

May 2022

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Project Goals and Guidelines	4
Stadium Conceptual Plans	5
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Proposed Funding	12
Project Delivery Method	12
Schedule	13

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PHASE 2	Lower Concourse	16
PHASE 3	Club, Loge Boxes and Press Box	17
GROUNDS	Grounds Storage Facility	18

APPENDIX 'B' – PROJECT SCHEDULES

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PHASE 2	Lower Concourse	20
PHASE 3	Club, Loge Boxes and Press Box	21

PROJECT OVERVIEW

War Memorial Stadium opened on September 16, 1950. While the facility has seen numerous upgrades over the years, the lower west stands, and press box are outdated and do not meet the needs and requirements of a Division I football program.

The lower west side seating is dated and does not meet current code requirements. All lower west side seating is bleacher style with limited seat width which negatively impacts fans' game day experience. The lower west side is void of wider, chair back seating opportunities which has become standard in the Division I football landscape. In addition, the west side also does not have other premium fan gathering/seating areas such as clubs, loge boxes, etc.

The bathroom and concessions areas under the lower west stands are insufficient. There are not enough restrooms or concessions, and the areas are outdated and do not meet current codes. The result is many fans walk to the renovated upper east concourse causing longer lines in these areas.

From an operational standpoint the lower west stands do not currently have a locker room for the visiting team. Subsequently the visiting team uses space in the Fieldhouse displacing our student-athletes, coaches, and staff which can disrupt practice and training regimens.

The press box is also in need of renovation. It needs to be reconfigured and upgraded as current bathrooms, coaches' boxes, and replay booths are too small and do not meet current building or accessibility codes. Furthermore, all building systems are nearing their useful life and need to be upgraded to modern standards. The press box is poorly insulated and in need of new windows. The elevator serving the press box needs to be replaced and supplemented with a second as it is extremely slow and consistently breaks down making circulation during halftime a problem.

The west side stands have untapped potential for spectator experience and overall campus engagement. Renovations will provide opportunities to generate additional revenue through club and loge box experiences, upgraded seating, separate ticketing areas, and upgraded fan amenities. In addition, game-day operational spaces and upgraded bathroom facilities will be incorporated into the design.

The press box improvements will enable UW to better serve the national media, television and allow for more effective web streaming. This will include, but not be limited to, upgrades to all mechanical, electrical and technology systems. In addition, the current elevator will be replaced, and a second elevator will be added to provide both press box and club/loge box service.

Project History

May 2020: Board approved negotiating agreement with design team for architectural and engineering services.

Work Performed to Date

Architectural conceptual plans

PROJECT GOALS AND GUIDELINES

In addition to those set forth in UW Regulation 6-9, a set of project goals and guiding principles have been developed to inform the design of the project. Project goals and guidelines are referenced and evaluated in each phase of design.

GOAL 1

Growth: Provide opportunities to generate additional long-term revenue streams.

GOAL 2

Enhance Experience: Upgrade the fan experience through the fan procession and circulation, improved seating environment, added specialty seating, improved sightlines, and upgraded concessions.

GOAL 3

Service: Upgrade the press box to better serve national media, web streaming and fulfill the goal of competing with UW's peer universities in the Mountain West.

CONCEPTUAL PLANS

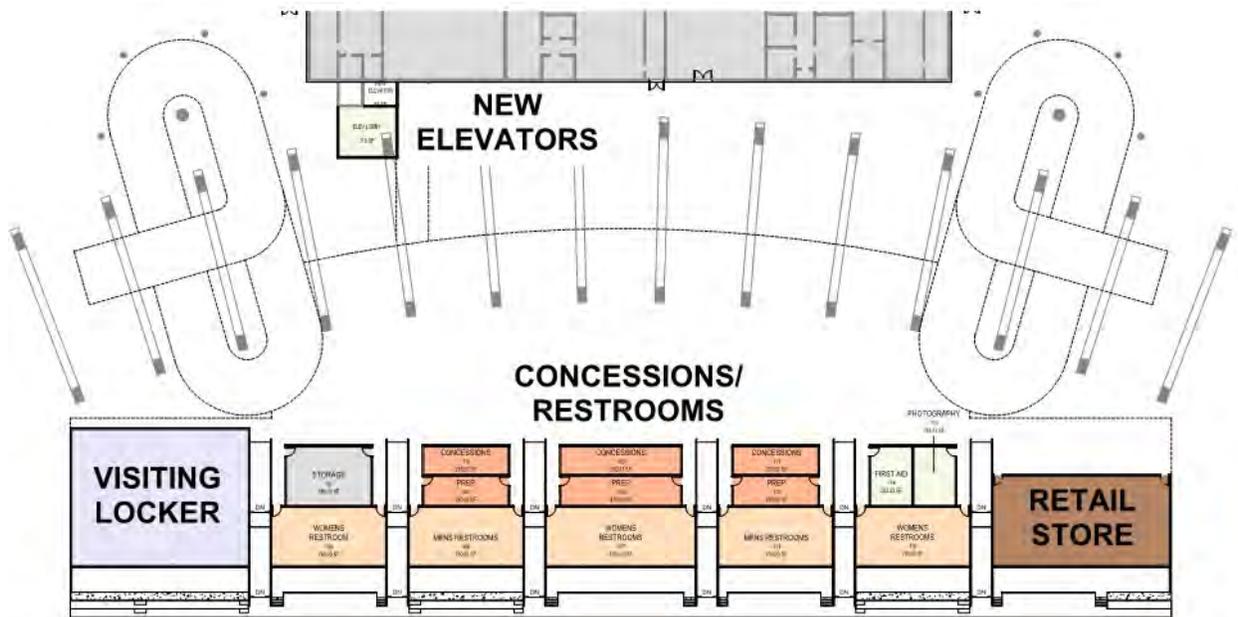
Ground Level Plan

Once replaced, the area under the lower west stands will be renovated to include:

- Concessions and support space
- Restrooms
- Visiting team locker rooms
- First aid station
- Team store
- Storage areas

The renovation will also allow new spectator access to be added along the length of the stands to provide convenient access to each section in the lower stands.

Ground Level Concourse – Conceptual Plan



Seating Conceptual Plans

Current programming for the project includes:

Loge Boxes: These outdoor seating areas will be located at the top of the lower west stands and provide tables and chairs for 120-150 spectators in a private deck area accommodating 8-10 seats per box. The seating will be located on the same level as the new club space to provide amenities.

Club: A club space of approximately 6,000sf will be provided at the top of the lower west stands. This space will serve the new loge boxes and provide additional space to serve a portion of the lower seating level.

Chairback Seats: In reconstructing the lower stands, rows will be made deeper to accommodate chairback seating that will also increase the width of individual seats. With the rows constructed to accommodate the chairback seating, the percentage of chairback vs. bleacher seating can be adjusted as demand and budget allow. This configuration in addition to the required ADA seating reduces the lower west stand capacity from 6,800 to approximately 4,000. The goal is maintaining a total stadium capacity of 26,000 seats.

Seating - Conceptual Diagram



Press Box Conceptual Plans

The proposed plan for the Press Box includes removing the east wall and increasing the area by creating vertical windows as opposed to the existing sloping system. This allows for increased space needed for the proposed functions.



Press Box

- ADA Seating
- Restrooms
- Camera Platform
- Improved Media Amenities
- Hospitality Amenities
- Improved Special Guest Areas

GROUNDS STORAGE FACILITY

Athletics maintains all grounds surrounding the athletics building complex as well as the sports fields located northeast of 22nd and Willett Dr. Currently, Athletics utilizes the space under the lower west stands for storing and maintaining equipment. During games, this equipment is either relocated or screened to allow the space to be utilized for restroom access and concessions services. The proposed plan for replacement of the lower stands does not accommodate the space needed for storage and maintenance of this equipment creating the need for a new facility in an alternate location.

Campus Recreation is also in need of storage in this vicinity. The department is currently storing the equipment needed to operate the recreation fields in a shipping container located west of the outdoor tennis courts.

Spaces Needed:

Athletics Maintenance and Grounds Storage (7,000-8,000sf)

- Vehicle storage
- Small and large equipment storage (lawn mowers to front-end loaders)
- Welding capabilities
- Material storage

Campus Recreation (800sf)

- Small office
- Restrooms
- Storage area with overhead door access

GROUNDS STORAGE SITE SELECTION

Athletics and Planning and Construction have analyzed the area located between the original indoor tennis facility and the outdoor tennis courts located north and east of Willett Drive and 22nd Street.

This site provides both Athletics and Campus Recreation with proximity to their respective activities and operations.

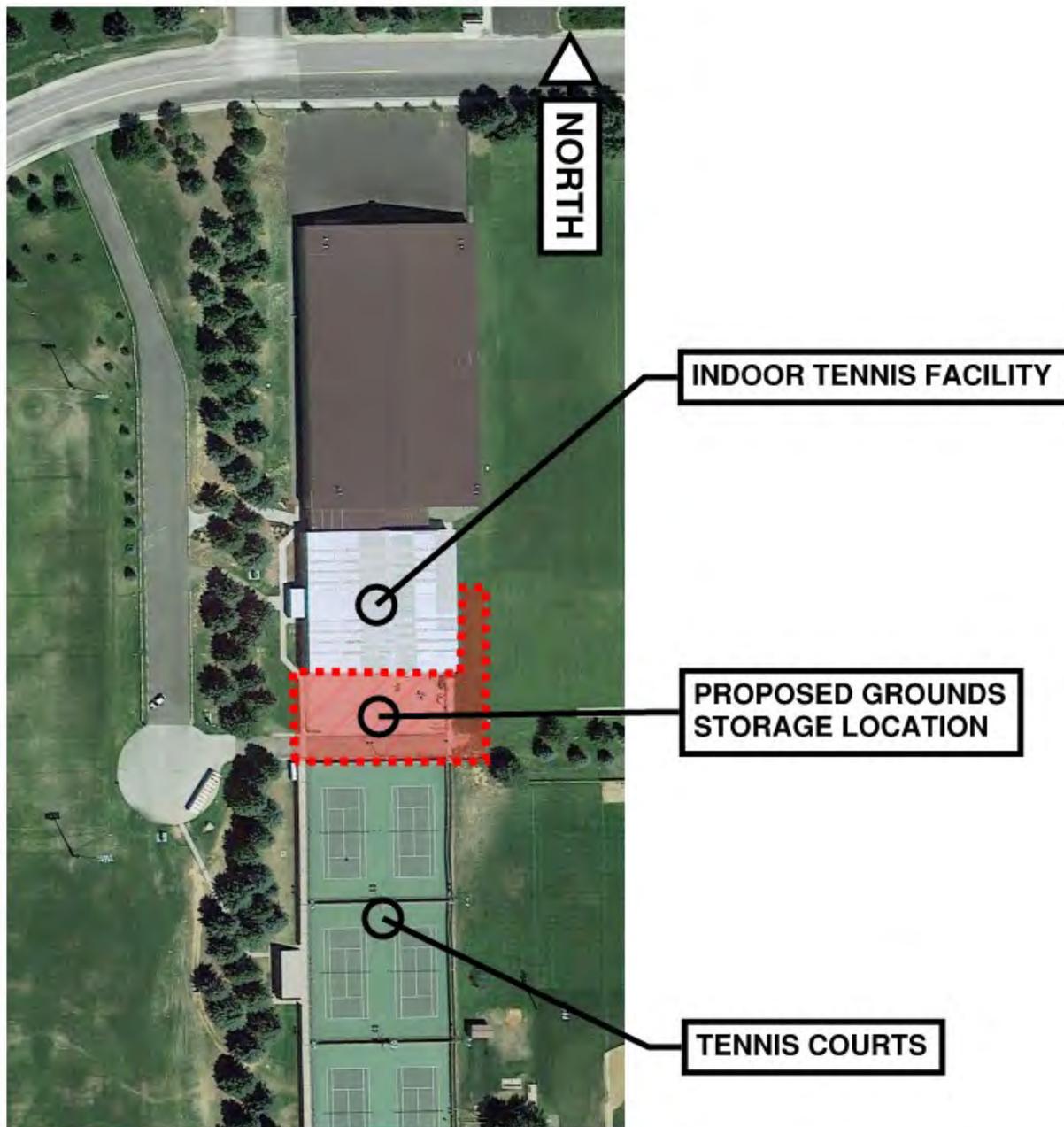
All utilities are adjacent to the site while not passing through the site. Work will be needed to address stormwater which currently drains towards the proposed site from the athletic fields.

The site has low visibility from adjacent streets and site uses. This is important from both a safety and aesthetic perspective.

Vicinity Map



Grounds Storage Facility – Proposed Site



COST ESTIMATE/ PROJECT BUDGET

Cost Estimating

In October of 2021, a 3rd party cost estimate was prepared for the project by the consulting firm Parametrix. At that time an escalation contingency of 6% per year was recommended. The actual construction cost increase in the past year, according to the Q1 2022 quarterly report prepared by Rider Levett Bucknall, showed construction cost increases over the past year to be 8.04% nationally while the Denver region experienced a lower rate of 5.6%.

Inflationary pressures along with unprecedented transportation and global supply chain disruptions continue to impact costs to manufacture and distribute products. According to the Associated General Contractors, construction materials have on average increased 20% in the past year.

The current war in Ukraine and tariffs being placed on Russian suppliers has heavily impacted global steel prices and demand has put many US manufacturers at full capacity causing significant impacts to costs and lead times to procure materials.

The Associated General Contractors report that wages for production and non-supervisory employees saw its highest increase in 40 years at the rate of 6% between February of 2021 and 2022. The industry is also experiencing an increase in construction starts due to the Infrastructure Investment and Jobs Act which is driving up the demand and therefore costs of construction.

Industry projections for cost escalation through 2023 vary. Many product manufacturers are recommending budgeting for escalation at 1%/month for materials and equipment with continued increase in labor costs.

In anticipation that inflation and escalation will continue to rise the project budget below includes an overall escalation contingency of 12% which averages 9%/year until individual project bid dates. Additional contingencies in the amount of 5% for design and bidding and 10% for construction are included in the budget.

Project Budget

A detailed project budget has been attached as Appendix 'A'. A summary of the budget has been provided below.

WAR MEMORIAL PHASING BUDGET SUMMARY

WAR MEMORIAL PHASES	2023 Costs
Phase 1 - Lower West Stands	\$17,849,743.63
Phase 2 - Lower Concourse and Plaza	\$23,395,010.48
Phase 3 - Loge and Press Boxes	\$11,741,079.85
Athletics Maintenance/ Storage Facility	\$4,522,974.10
TOTAL BUDGET	\$57,508,808.05

PROJECT FUNDING

The following funding sources are proposed for the project:

Stadium Phase 1 & 2 Funding Sources	Amount
2021-22 State Appropriation	\$19,500,000
Private Gifts	\$19,500,000
FY 2023-24 Major Maintenance	\$6,800,000
Phase 1 and 2 Total Funding	\$45,800,000

Stadium Phase 3 Funding Sources	Amount
Construction Reserve	\$11,700,000
Phase 3 Total Funding	\$11,700,000

Stadium Total Funding \$57,500,000

PROJECT DELIVERY METHOD

Planning and Construction recommends utilizing the Construction Manager at Risk project delivery method for the Stadium portion of the project. Due to the structural modifications involved with deconstructing and attaching to the existing structure, the project involves complicated sequencing and phasing of construction activities. A CMAR will add value to the project through an initial constructability review and the development of detailed schedules to include in bidding documents that will help define the scope and be used to coordinate the work of subcontractors during construction. The CMAR will provide construction cost estimating services throughout the design process to inform the project. The CMAR will also engage the subcontractors in 3D modeling and coordination of building systems which cannot be fully investigated and documented until the demolition work is complete.

The Corbett Natatorium schedule will run concurrent with that of the Stadium. While both projects are athletics facilities, they are very different construction projects. For selection of the CMAR, Planning and Construction recommends soliciting qualifications and proposals that provide contractors with an option to bid on one or both projects. This has the potential to result in more competitive pricing and provide contractors with expertise in one but not both project types to submit bids. This could also result in selecting a single contractor providing better value to both projects through shared resources and enhanced collaboration.

For the Grounds Storage facility, a design/build delivery method is proposed. The project scope is well defined, and the construction will be a simple pre-engineered butler building attaching to the exterior wall of the indoor tennis facility. The programming and preliminary design of the space used to solicit design/build proposals will be performed by Planning and Construction.

SCHEDULE

Detailed schedules have been attached as Appendix 'B'. A summary of each schedule has been provided below.

Grounds Storage Facility

Level 2 Planning: June 2022 – July 2022

Level 3 Design and Bidding: July 2022 – September 2022

Level 3 Construction: October 2022 – May 2023

Phase 1 – Lower West Stands Replacement

Level 3 Design and Bidding: June 2022 – October 2022

Level 3 Construction: November 2022 – August 2023

Phase 2 – Lower Concourse and Plaza

Level 3 Design and Bidding: June 2022 – June 2023

Level 3 Construction: July 2023 – May 2024

Phase 3 - Press Box and Specialty Seating

Level 3 Design and Bidding: June 2022 – June 2023

Level 3 Construction: November 2023 – July 2024

APPENDICIES

APPENDIX 'A' – PROJECT BUDGETS

- PHASE 1** Lower West Stands
- PHASE 2** Lower Concourse
- PHASE 3** Club, Loge Boxes and Press Box
- GROUND** Grounds Storage

APPENDIX 'B' – PROJECT SCHEDULES

- PHASE 1** Lower West Stands
- PHASE 2** Lower Concourse
- PHASE 3** Club, Loge Boxes and Press Box

PHASE 1 LOWER STANDS REPLACEMENT – PROJECT BUDGET

PHASE 1 - LOWER STANDS CONSTRUCTION COSTS

		Comments
2021 Construction Hard Costs	\$10,932,800.00	10/22/21 Parametrix Budget
CMAR Construction Contingency (3%)	\$327,984.00	
Subtotal	\$11,260,784.00	
Escalation to Bid (9%/year)	\$1,625,000.00	9.10%
TOTAL CONSTRUCTION BUDGET	\$12,885,784.00	

PHASE 1 - LOWER STANDS ADMINISTRATIVE EXPENSES

		Comments
CONTINGENCIES		
Design/Bid Contingency (5%)	\$644,289.20	
Owner Construction Contingency (10%)	\$1,288,578.40	
CONSULTANT FEES		
Design and Professional Services (10%)	\$1,288,578.40	
CMAR Preconstruction	\$44,175.50	
Geotechnical	\$7,068.08	
Industrial Hygienist	\$5,301.06	
Quality Control and Materials Testing	\$17,670.20	
Commissioning Agent	\$21,204.24	
Consultant Reimbursables	\$38,657.35	
Environmental Graphics Design	\$35,340.40	
Surveying	\$5,301.06	
IT EQUIPMENT		
Information Technology/ Equipment (4%)	\$515,431.36	
Security Equipment (.25%)	\$32,214.46	
FURNISHINGS AND EQUIPMENT		
FFE and Interior Design (4%)	\$515,431.36	
Environmental Graphics	\$176,702.00	
Custodial Equipment	\$12,369.14	
FEES/ ADVERTISEMENTS		
City Building Permit Fee	\$50,114.40	
City Plan Review Fee	\$31,618.31	
City Plant Investment Fee	\$21,204.24	
State Fire Marshall Review Fee	\$34,186.75	
Advertisements	\$2,827.23	
SERVICES		
Operations/ IT Fees	\$17,670.20	
ART IN PUBLIC PLACES (\$100K Max)	\$35,340.40	
ADMINISTRATION		
Abatement	\$88,351.00	
Moving Expenses (.25%)	\$32,214.46	
Travel	\$1,767.02	
Postage, Copier, Shipping, Info. Tech.	\$353.40	
TOTAL ADMINISTRATION EXPENSES	\$4,963,959.63	
PHASE 1 - LOWER STANDS TOTAL PROJECT BUDGET	\$17,849,743.63	

PHASE 2 CONCOURSE LEVEL – PROJECT BUDGET

PHASE 2 - LOWER CONCOURSE CONSTRUCTION COSTS

		Comments
2021 Construction Hard Costs	\$13,283,900.00	10/22/21 Parametrix Budget
CMAR Construction Contingency (3%)	\$398,517.00	
Subtotal	\$13,682,417.00	
Escalation to Bid (8.8%/Year)	\$3,250,000.00	13.89%
TOTAL CONSTRUCTION BUDGET	\$16,932,417.00	

PHASE 2 - LOWER CONCOURSE ADMINISTRATIVE EXPENSES

		Comments
CONTINGENCIES		
Design/Bid Contingency (5%)	\$846,620.85	
Owner Construction Contingency (10%)	\$1,693,241.70	
CONSULTANT FEES		
Design and Professional Services (10%)	\$1,693,241.70	
CMAR Preconstruction	\$53,675.45	
Geotechnical	\$8,588.07	
Industrial Hygienist	\$6,441.05	
Quality Control and Materials Testing	\$21,470.18	
Commissioning Agent	\$25,764.21	
Consultant Reimbursables	\$50,797.25	
Environmental Graphics Design	\$42,940.36	
Surveying	\$6,441.05	
IT EQUIPMENT		
Information Technology/ Equipment (4%)	\$677,296.68	
Security Equipment (.25%)	\$42,331.04	
FURNISHINGS AND EQUIPMENT		
FFE and Interior Design (4%)	\$677,296.68	
Environmental Graphics	\$214,701.78	
Custodial Equipment	\$15,029.12	
FEES/ ADVERTISEMENTS		
City Building Permit Fee	\$60,891.51	
City Plan Review Fee	\$38,417.83	
City Plant Investment Fee	\$25,764.21	
State Fire Marshall Review Fee	\$41,538.62	
Advertisements	\$3,435.23	
SERVICES		
Operations/ IT Fees	\$21,470.18	
ART IN PUBLIC PLACES (\$100K Max)	\$42,940.36	
ADMINISTRATION		
Abatement	\$107,350.89	
Moving Expenses (.25%)	\$42,331.04	
Travel	\$2,147.02	
Postage, Copier, Shipping, Info. Tech.	\$429.40	
TOTAL ADMINISTRATION EXPENSES	\$6,462,593.48	
PHASE 2 - LOWER CONCOURSE TOTAL BUDGET	\$23,395,010.48	

PHASE 3 PRESS BOX AND LOGE BOX – PROJECT BUDGET

PHASE 3 - LOGE AND PRESS BOX CONSTRUCTION COSTS

		Comments
2021 Construction Hard Costs	\$6,719,000.00	10/22/21 Parametrix Budget
CMAR Construction Contingency (3%)	\$201,570.00	
Subtotal	\$6,920,570.00	
Escalation to Bid (8.5%/Year)	\$1,575,000.00	13.41%
TOTAL CONSTRUCTION BUDGET	\$8,495,570.00	

PHASE 3 - LOGE AND PRESS BOX ADMINISTRATIVE EXPENSES

		Comments
CONTINGENCIES		
Design/Bid Contingency (5%)	\$424,778.50	
Owner Construction Contingency (10%)	\$849,557.00	
CONSULTANT FEES		
Design and Professional Services (10%)	\$849,557.00	
CMAR Preconstruction	\$27,149.05	
Geotechnical	\$4,343.85	
Industrial Hygienist	\$3,257.89	
Quality Control and Materials Testing	\$10,859.62	
Commissioning Agent	\$13,031.55	
Consultant Reimbursables	\$25,486.71	
Environmental Graphics Design	\$21,719.24	
Surveying	\$3,257.89	
IT EQUIPMENT		
Information Technology/ Equipment (4%)	\$339,822.80	
Security Equipment (.25%)	\$21,238.93	
FURNISHINGS AND EQUIPMENT		
FFE and Interior Design (4%)	\$339,822.80	
Environmental Graphics	\$108,596.22	
Custodial Equipment	\$7,601.74	
FEES/ ADVERTISEMENTS		
City Building Permit Fee	\$30,798.94	
City Plan Review Fee	\$19,431.75	
City Plant Investment Fee	\$13,031.55	
State Fire Marshall Review Fee	\$21,010.24	
Advertisements	\$1,737.54	
SERVICES		
Operations/ IT Fees	\$10,859.62	
ART IN PUBLIC PLACES (\$100K Max)	\$21,719.24	
ADMINISTRATION		
Abatement	\$54,298.11	
Moving Expenses (.25%)	\$21,238.93	
Travel	\$1,085.96	
Postage, Copier, Shipping, Info. Tech.	\$217.19	
TOTAL ADMINISTRATION EXPENSES	\$3,245,509.85	
PHASE 3 - LOGE AND PRESS BOX TOTAL BUDGET	\$11,741,079.85	

GROUNDS STORAGE – PROJECT BUDGET

CONSTRUCTION COSTS

	Cost	Comments
2021 CONSTRUCTION COSTS	\$2,000,000.00	8,000sf @ \$250/sf
Site Development Allowance	\$750,000.00	Site not selected
CMAR Construction Contingency (3%)	\$82,500.00	
Subtotal	\$2,832,500.00	
Escalation to Bid (12%/year)	\$545,000.00	12.05%
TOTAL CONSTRUCTION COSTS	\$3,377,500.00	

ADMINISTRATIVE EXPENSES

CONTINGENCIES	
Design and Bid Contingency (5%)	\$168,875.00
Owner Construction Contingency (10%)	\$337,750.00
CONSULTANT FEES	
Design and Professional Services (10%)	\$337,750.00
CMAR Preconstruction	\$25,000.00
Geotechnical	\$5,000.00
Industrial Hygienist	\$0.00
Quality Control and Materials Testing	\$7,500.00
Commissioning Agent	\$5,000.00
Consultant Reimbursables	\$10,132.50
Surveying	\$5,000.00
IT EQUIPMENT	
Information Technology/ Equipment (2%)	\$67,550.00
Security Equipment	\$10,000.00
FURNISHINGS AND EQUIPMENT	
Furnishings and Equipment (2%)	\$67,550.00
Custodial Equipment	\$5,000.00
FEES/ ADVERTISEMENTS	
City Building Permit Fee	\$14,288.45
City Plan Review Fee	\$9,115.09
City Plant Investment Fee	\$10,000.00
State Fire Marshall Review Fee	\$9,744.31
Advertisements	\$2,500.00
SERVICES	
Operations/ IT Fees	\$5,000.00
ART IN PUBLIC PLACES (1%)	\$33,775.00
ADMINISTRATION	
Abatement	\$0.00
Moving Expenses (.25%)	\$8,443.75
Travel	\$0.00
Postage, Copier, Shipping, Info. Tech.	\$500.00
TOTAL ADMINISTRATION EXPENSES	\$1,145,474.10
MAINTENANCE/ STORAGE TOTAL PROJECT COSTS	\$4,522,974.10

ID	Task Name	Duration	Start	Finish	2022												2023					2024												
					A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M				
1	STADIUM PHASE 1 SCHEDULE																																	
2	DESIGN/CONSTRUCTION DOCUMENTS	150 days	4/28/2022	11/23/2022																														
3	Schematic Design	4 wks	4/28/2022	5/25/2022																														
4	Design Development	9 wks	5/26/2022	7/27/2022																														
5	90% CD/ GMP Set	9 wks	7/28/2022	9/28/2022																														
6	100% CD	3 wks	9/29/2022	10/19/2022																														
7	Building Permit	5 wks	10/20/2022	11/23/2022																														
8	CMAR SELECTION	43 days	5/18/2022	7/15/2022																														
9	Advertise RFQ for CMAR	3 wks	5/18/2022	6/7/2022																														
10	Shortlist and Issue RFP	1 wk	6/8/2022	6/14/2022																														
11	Interviews/RFP Response Due	3 wks	6/15/2022	7/5/2022																														
12	Recommendation to BOT	8 days	7/6/2022	7/15/2022																														
13	ABATEMENT	44 days	10/1/2022	12/1/2022																														
14	Bidding/Contracting	3 wks	10/1/2022	10/20/2022																														
15	Mobilization	2 wks	10/21/2022	11/3/2022																														
16	Abatement	4 wks	11/4/2022	12/1/2022																														
17	CONSTRUCTION	228 days	9/29/2022	8/14/2023																														
18	Bidding	3 wks	9/29/2022	10/19/2022																														
19	Prepare GMP	3 wks	10/20/2022	11/9/2022																														
20	Recommendation to BOT	7 days	11/10/2022	11/18/2022																														
21	Mobilization/Contracting	2 wks	11/21/2022	12/2/2022																														
22	Construction	36 wks	12/6/2022	8/14/2023																														
23	PROJECT COMPLETION	0 days	8/14/2023	8/14/2023																														

ID	Task Name	Duration	Start	Finish	2022	Half 2, 2022	Half 1, 2023	Half 2, 2023	Half 1, 2024	Half 2, 2024	Half 1, 2025	Ha				
					A M J	J A S O N D	J F M A M J	J A S O N D	J F M A M J	J A S O N D	J F M A M J	J J				
1	STADIUM PHASE 2 SCHEDULE															
2	DESIGN/CONSTRUCTION DOCUMENTS	325 days	4/28/2022	7/26/2023												
3	Schematic Design	16 wks	4/28/2022	8/17/2022												
4	Design Development	20 wks	8/18/2022	1/4/2023												
5	90% CD/ GMP Set	20 wks	1/5/2023	5/24/2023												
6	100% CD	4 wks	5/25/2023	6/21/2023												
7	Building Permit	5 wks	6/22/2023	7/26/2023												
8	CMAR SELECTION	43 days	5/18/2022	7/15/2022												
9	Advertise RFQ for CMAR	3 wks	5/18/2022	6/7/2022												
10	Shortlist and Issue RFP	1 wk	6/8/2022	6/14/2022												
11	Interviews/RFP Response Due	3 wks	6/15/2022	7/5/2022												
12	Recommendation to BOT	8 days	7/6/2022	7/15/2022												
13	CONSTRUCTION	247 days	5/25/2023	5/3/2024												
14	Bidding	3 wks	5/25/2023	6/14/2023												
15	Prepare GMP	3 wks	6/15/2023	7/5/2023												
16	Recommendation to BOT	7 days	7/6/2023	7/14/2023												
17	Mobilization/Contracting	2 wks	7/17/2023	7/28/2023												
18	Construction	40 wks	7/31/2023	5/3/2024												
19	PROJECT COMPLETION	0 days	5/3/2024	5/3/2024												

ID	Task Name	Duration	Start	Finish	2022											
					A	M	J	J	A	S	O	N	D	Half 2, 2022	Half 1, 2023	Half 2, 2023
1	STADIUM PHASE 3 SCHEDULE															
2	DESIGN/CONSTRUCTION DOCUMENTS	325 days	4/28/2022	7/26/2023												
3	Schematic Design	16 wks	4/28/2022	8/17/2022												
4	Design Development	20 wks	8/18/2022	1/4/2023												
5	90% CD/ GMP Set	20 wks	1/5/2023	5/24/2023												
6	100% CD	4 wks	5/25/2023	6/21/2023												
7	Building Permit	5 wks	6/22/2023	7/26/2023												
8	CMAR SELECTION	43 days	5/18/2022	7/15/2022												
9	Advertise RFQ for CMAR	3 wks	5/18/2022	6/7/2022												
10	Shortlist and Issue RFP	1 wk	6/8/2022	6/14/2022												
11	Interviews/RFP Response Due	3 wks	6/15/2022	7/5/2022												
12	Recommendation to BOT	8 days	7/6/2022	7/15/2022												
13	CONSTRUCTION	302 days	5/25/2023	7/19/2024												
14	Bidding	3 wks	5/25/2023	6/14/2023												
15	Prepare GMP	3 wks	6/15/2023	7/5/2023												
16	Recommendation to BOT	7 days	7/6/2023	7/14/2023												
17	Mobilization/Contracting	2 wks	11/6/2023	11/17/2023												
18	Construction	35 wks	11/20/2023	7/19/2024												
19	PROJECT COMPLETION	0 days	7/19/2024	7/19/2024												



CORBETT NATATORIUM

Addition and Renovation

Project Execution Plan

University of Wyoming
Planning and Construction

May 2022

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Project Goals and Guidelines	4
Conceptual Floor Plan	5
Cost Estimate and Project Budget	6
Proposed Funding	7
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Schedule	8

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Appendix 'A' Project Budget	10
Appendix 'B' Project Schedule	11

PROJECT OVERVIEW

The University of Wyoming swimming and diving program aspires to be ranked nationally as a top 25 program. For the current student-athletes, the existing Corbett Pool facility is inadequate to accomplish that goal. The existing Corbett pool facility, which was built in the mid-1970's, lacks several facets important to the success of the University's student-athletes. The current pool's size is both too short for the student-athletes to swim the preferred length of 50 meters, and too shallow for diving larger than a 3-meter springboard. The current water body is contiguous, which makes it impossible for dual practice or hosting of simultaneous events. With a competitive facility, the University expects to increase the program's capacity and excel at both recruiting and training the best student-athletes.

The proposed facility consists of the construction of a 45,000 square foot natatorium that includes a 50-meter pool with moveable bulkheads to divide the pool, spring boards, 3 and 5 meter diving platforms, pool deck, spectator mezzanine and support spaces that include visiting team/campus recreation locker rooms, lifeguard and coach offices, storage, restrooms, and elevators.

The facility is proposed to be located south of the existing Corbett facility. It will be connected to the existing facility to take advantage of the support spaces recently renovated in the existing building that include locker rooms and a team room for student athletes. The connection point between the existing and new facility will be a corridor that creates a thin connection point to bridge existing sanitary sewer lines. This thin connection will provide access to the utilities for any required future repairs/replacement. Relocating the sanitary sewer lines to the north side of the Corbett facility has been investigated, however, costs and logistical issues related to the available slope for these lines has been determined prohibitive.

Project History

May 2020: Board approves negotiating agreement with design team for architectural and engineering services.

Work Performed to Date

Site surveying
Architectural conceptual plans

PROJECT GOALS AND GUIDELINES

In addition to those set forth in UW Regulation 6-9, a set of project goals and guiding principles have been developed to inform the development of the project. Project goals and guidelines are referenced and evaluated in each phase of design.

GOAL 1

Competitive Facilities: The new natatorium will increase the visibility of competitive swimming in Wyoming and provide NCAA Division 1 level competitive training facilities for the University of Wyoming Men's and Women's swimming and diving teams, as well as non-UW athletes looking to train at high altitude.

GOAL 2

Build on Investments: The facility will take advantage of the previous remodel work done at the Corbett facility incorporating the new Men's and Women's swimming and diving team locker rooms.

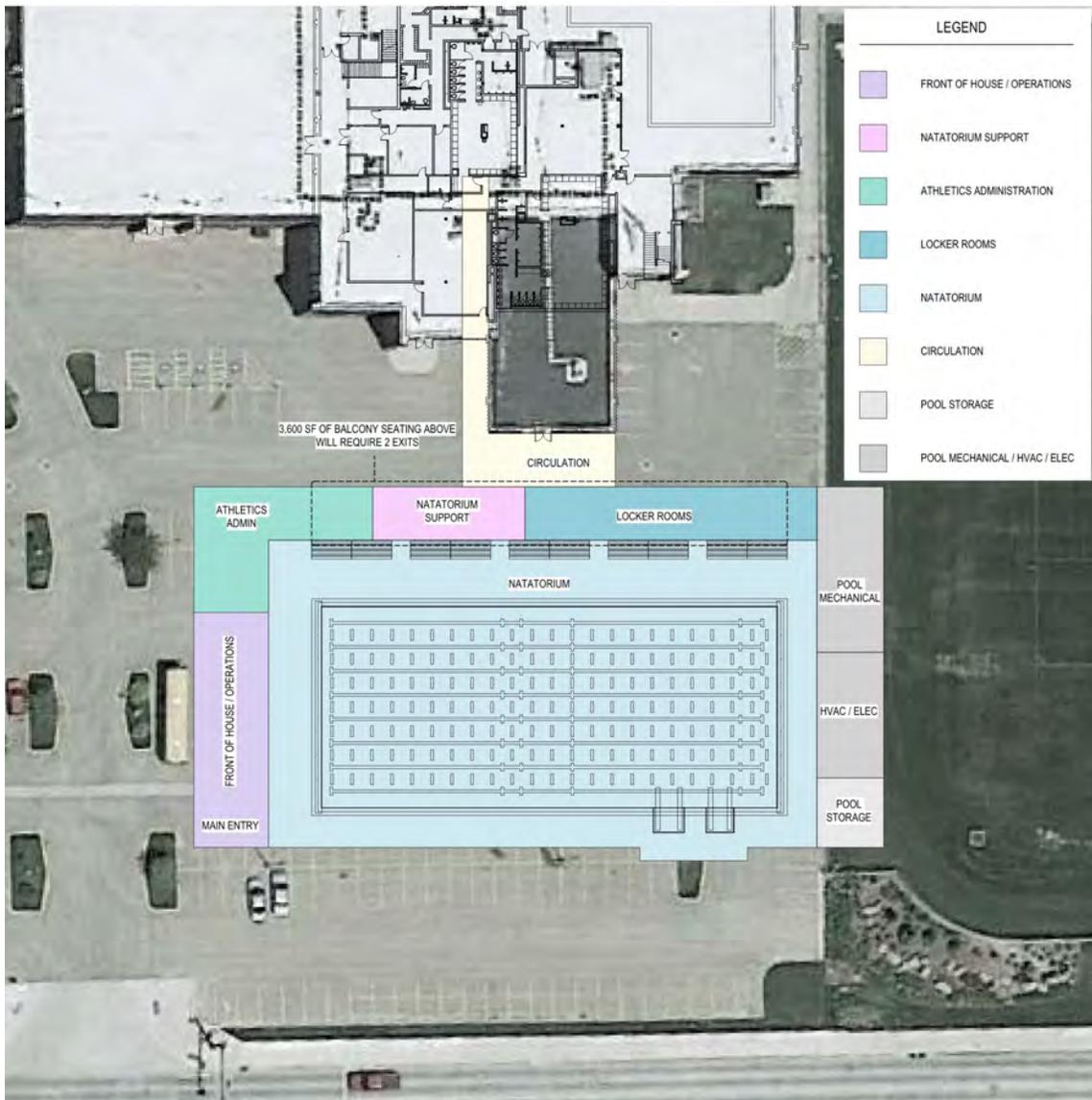
GOAL 3

Enhanced Experience: The facility will be a safe and healthy aquatic environment with new lighting, well ventilated spaces, and create an acoustically comfortable environment for users and spectators.

CONCEPTUAL FLOOR PLAN

The conceptual floor plan below was developed to study the project’s programmed areas as they relate to the existing building and site. The area labeled ‘Circulation’ is the approximate location of the sanitary sewer lines crossing the site. Bridging the utilities forces the addition south causing the originally envisioned north/south orientation to encroach into the right-of-way dedicated for Grand Avenue. The currently proposed design rotates the facility 90 degrees. This east/west orientation reduces the street encroachment but causes the facility to extend east into the existing stormwater retention area to the east of Corbett. Impacting the drainage infrastructure itself is not a concern as the footprint will not extend far enough east.

Conceptual Floor Plan



COST ESTIMATE/ PROJECT BUDGET

Cost Estimating

In December of 2021, a 3rd party cost estimate was prepared for the project by the consulting firm Parametrix. At that time an escalation contingency of 6% per year was recommended. The actual construction cost increase in the past year, according to the Q1 2022 quarterly report prepared by Rider Levett Bucknall, showed construction cost increases over the past year to be 8.04% nationally while the Denver region experienced a lower rate of 5.6%.

Energy prices and inflationary pressures along with unprecedented transportation and global supply chain disruptions continue to impact costs to manufacture and distribute products. According to the Associated General Contractors, construction materials have on average increased 20% in the past year. This has impacted construction contractors who experienced these large increases in costs for materials that had been hard bid before the increased prices were realized.

The current war in Ukraine and tariffs being placed on Russian suppliers has heavily impacted the cost for steel and have put many US manufacturers at full capacity causing significant impacts to costs and lead times to procure materials.

Industry projections for cost escalation through 2023 vary. Many product manufacturers are recommending budgeting for escalation at 1%/month for materials and equipment. The Associated General Contractors report that wages for production and non-supervisory employees saw its highest increase in 40 years at the rate of 6% between February of 2021 and 2022. The industry is also experiencing increases in construction starts due to the Infrastructure Investment and Jobs Act which is driving up the demand and therefore costs of construction.

In anticipation inflation and escalation will continue to rise, the project budget below includes an overall escalation contingency of 12.39% which equates to 8.85%/year until project bid date (May 2023). Additional contingencies in the amount of 5% for design and bidding and 10% for construction are included in the budget.

Total Project Budget

A detailed project budget has been attached as Appendix 'A'. A summary of the budget has been provided below.

Budget Summary	Amount
2021 Hard Construction Costs	\$25,398,513
Escalation Contingency (8.85%/year)	\$5,265,000
Project Contingencies (15%)	\$4,599,527
Administrative Costs	\$7,235,317
Total Project Budget	\$42,498,357

PROJECT FUNDING

The following funding sources are proposed for the project:

Corbett Funding Sources	Amount
2021-22 State Appropriations	\$21,500,000
FY 2023-24 Major Maintenance	\$9,500,000
FY 2025-26 Major Maintenance	\$5,500,000
Private Gifts	\$500,000
Construction Reserve	\$5,500,000
Corbett Total Funding	\$42,500,000

PROJECT DELIVERY METHOD

Planning and Construction recommends utilizing the Construction Manager at Risk (CMAR) project delivery method. A CMAR will add value to the project through constructability reviews and the development of detailed schedules to include in bidding documents that will help define the scope and be used to coordinate the work of subcontractors during construction. The CMAR will provide construction cost estimating services throughout the design process to inform the project. After bidding the project, the CMAR will also engage the subcontractors in 3D modeling and coordination of building systems which cannot be fully investigated and documented until the demolition work is complete.

The Corbett Natatorium schedule will run concurrent with that of the Stadium. While both projects are athletics facilities, they are very different construction projects. For selection of the CMAR, Planning and Construction recommends soliciting qualifications and proposals that provide contractors with an option to bid on one or both projects. This has the potential to result in more competitive pricing and provide contractors with expertise in one but not both project types to submit bids. This could also result in selecting a single contractor who can provide better value to both projects through shared resources and enhanced collaboration.

SCHEDULE

A detailed schedule has been attached as Appendix 'B'. Key schedule dates have been summarized below.

Key Schedule Dates

CMAR BOT Approval: July 2022

Design and Construction Documents: June 2022-July 2023

Bidding/GMP Preparation: June 2023-July 2023

GMP BOT Approval: July 2023

Construction Period: August 2023-January 2025

Schedule Considerations

The UW is currently in the process of procuring the masonry package for the Student Housing and Dining project. The project includes approximately 180,000sf of sandstone. The College of Law Addition and Renovation project that will bid one year ahead of this project will require another 25,000sf. There are a limited number of quarries and limited production capacities related to the fabrication of this material. While there is a continuing effort to find and approve additional quarries and fabricators, there is concern the project may be faced with challenges related to procuring the sandstone quantities anticipated to complete the project on time.

An alternative to sandstone is a manufactured stone product that has been utilized on other campus projects such as Anthropology, Health Sciences, and the Gateway Center. The product is made of pressure-formed calcium silicate that is cured in an autoclave resulting in a product much denser than natural sandstone. It has a through-body color, not an applied stain which is desirable for long-term durability.

The color, size and shape of the material can be manipulated to achieve a desired look. While the blend used on Anthropology and Health Sciences is a comparable look to other campus buildings, the Gateway Center blend and pattern is not a match and not representative of the products potential.

Historically the natural stone has been difficult to procure. There are often long lead times and large down payments required that do not align with project schedules and invoicing. Manufactured stone has proven to be more predictable and reliable than natural stone.

The downfall of manufactured stone is that although there is good color variation, it does not have the striation or random variations found in natural stone. While it is difficult to differentiate between the two products, if you know what you are looking for you can tell the difference.

APPENDICIES

Appendix 'A'

Project Budget

Appendix 'B'

Project Schedule

APPENDIX 'A' - PROJECT BUDGET

CONSTRUCTION COSTS

		Comments
2021 CONSTRUCTION COSTS	\$24,658,750.00	10/22/21 Parametrix Budget
CMAR Construction Contingency (3%)	\$739,762.50	
Subtotal	\$25,398,512.50	
Cost Escalation to 2023 Construction Start	\$5,265,000.00	12.39%
TOTAL CONSTRUCTION COSTS	\$30,663,512.50	

ADMINISTRATIVE EXPENSES

CONTINGENCIES		
Design and Bid Contingency (5%)	\$1,533,175.63	
Owner Construction Contingency (10%)	\$3,066,351.25	
CONSULTANT FEES		
Design and Professional Services (10%)	\$3,066,351.25	
CMAR Preconstruction	\$100,000.00	
Geotechnical	\$12,500.00	
Industrial Hygienist	\$20,000.00	
Quality Control and Materials Testing	\$60,000.00	
Commissioning Agent	\$70,000.00	
Consultant Reimbursables	\$91,990.54	
Environmental Graphics Design	\$50,000.00	
Surveying	\$10,000.00	
IT EQUIPMENT		
Information Technology/ Equipment (5%)	\$1,533,175.63	
Security Equipment (.25%)	\$76,658.78	
FURNISHINGS AND EQUIPMENT		
FFE and Interior Design (4%)	\$1,226,540.50	
Environmental Graphics Construction	\$250,000.00	
Custodial Equipment	\$25,000.00	
FEES/ ADVERTISEMENTS		
City Building Permit Fee	\$113,882.35	
City Plan Review Fee	\$71,872.89	
City Plant Investment Fee	\$50,000.00	
State Fire Marshall Review Fee	\$77,686.48	
Advertisements	\$8,000.00	
SERVICES		
Operations/ IT Fees	\$40,000.00	
ART IN PUBLIC PLACES (\$100K Max)	\$100,000.00	
ADMINISTRATION		
Abatement	\$100,000.00	
Moving Expenses (.25%)	\$76,658.78	
Travel	\$4,000.00	
Postage, Copier, Shipping, Info. Tech.	\$1,000.00	
TOTAL ADMINISTRATION EXPENSES	\$11,834,844.07	
CORBETT TOTAL PROJECT COSTS	\$42,498,356.57	

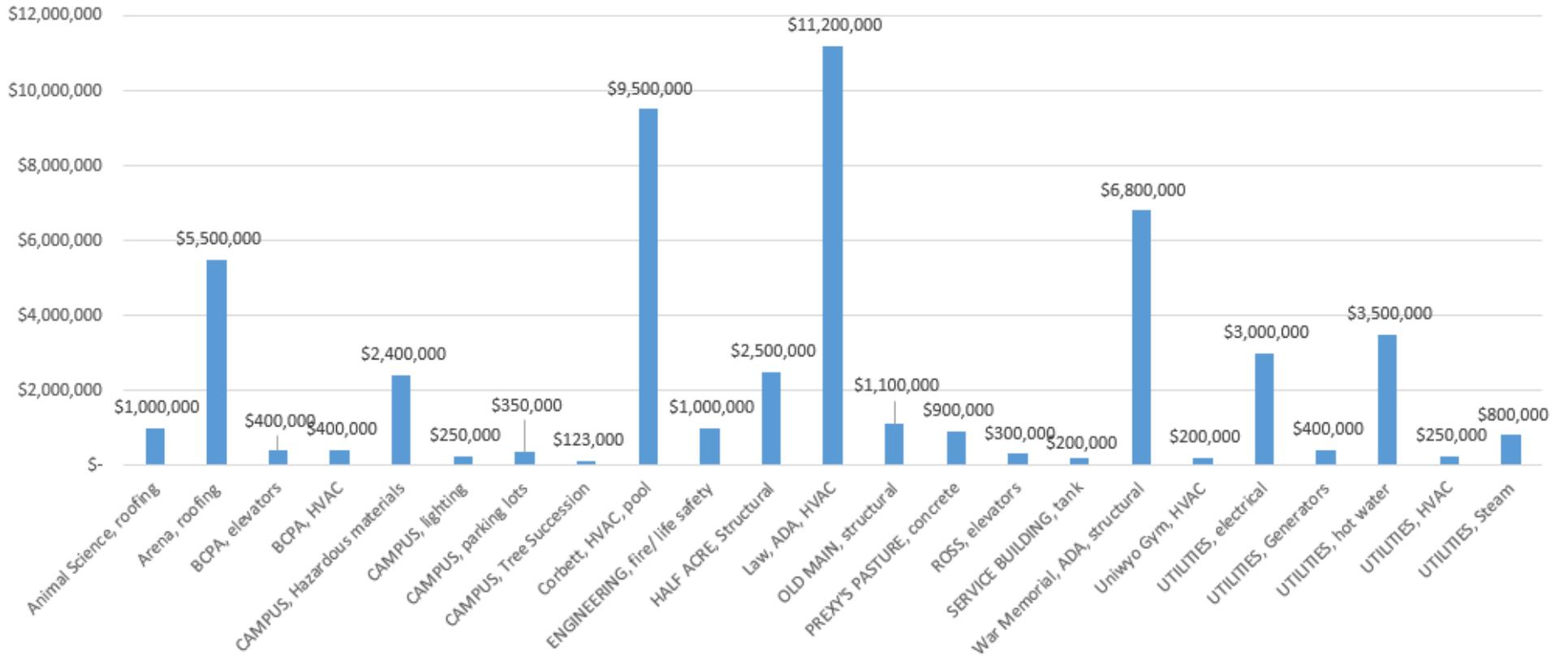
ID	Task Name	Duration	Start	Finish	2022	Half 2, 2022	Half 1, 2023	Half 2, 2023	Half 1, 2024	Half 2, 2024	Half 1, 2025	Half 2, 2025	Half 1,										
					A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O
1	CORBETT SCHEDULE																						
2	DESIGN/CONSTRUCTION DOCUMENTS	436 days	4/28/2022	7/7/2023																			
3	Schematic Design	18 wks	4/28/2022	7/26/2022																			
4	Exterior Design Advisory Committee	6 wks	7/27/2022	8/25/2022																			
5	BOT Approval of Exterior Design	0 days	9/16/2022	9/16/2022																			
6	Design Development	24 wks	9/16/2022	1/13/2023																			
7	90% CD	24 wks	1/14/2023	5/13/2023																			
8	100% CD	5 wks	5/14/2023	6/7/2023																			
9	Permitting	6 wks	6/8/2023	7/7/2023																			
10	CMAR SELECTION	55 days	5/18/2022	7/11/2022																			
11	Advertise RFQ for CMAR	3 wks	5/18/2022	6/1/2022																			
12	Shortlist and Issue RFP	4 days	6/4/2022	6/7/2022																			
13	Interviews/RFP Response Due	4 wks	6/8/2022	6/27/2022																			
14	Recommendation to BOT	10 days	7/2/2022	7/11/2022																			
15	ABATEMENT	93 days	3/1/2023	6/1/2023																			
16	Bidding/Contracting	25 days	3/1/2023	3/25/2023																			
17	Mobilization	14 days	3/26/2023	4/8/2023																			
18	Abatement	10.8 wks	4/9/2023	6/1/2023																			
19	CONSTRUCTION	618 days	5/14/2023	1/20/2025																			
20	Bidding	6 wks	5/14/2023	6/12/2023																			
21	Prepare GMP	4 wks	6/13/2023	7/2/2023																			
22	Recommendation to BOT	12 days	7/3/2023	7/14/2023																			
23	Mobilization	16 days	7/15/2023	7/30/2023																			
24	Construction	18 mons	7/31/2023	1/20/2025																			
25	PROJECT COMPLETION	0 days	1/20/2025	1/20/2025																			

Major Maintenance FY23-24

Projects by building

Total funding \$52,073,000

Priority Projects



FY2023/2024 MAJOR MAINTENANCE PROJECTS - PROPOSED PLAN

July 1, 2022

Ref #	Job #	Status	Building	Category	Description	Amount Budgeted
1	20%		MM21-UTIL	UTILITIES	UTILITY INFRASTRUCTURE AND CEP	
1.1	21-10061	CONST	CAMPUS	UTILITIES	2023 STEAM DISTRIBUTION UPGRADES	400,000
1.2	21-10062	CONST	CAMPUS	UTILITIES	2024 STEAM DISTRIBUTION UPGRADES	400,000
1			CAMPUS	ENERGY EFFICIENCY	UPGRADE GENERATORS	400,000
1	Phase 1 in progress 9/2021		CAMPUS	UTILITIES	HOT WATER EXPANSION/TUNNEL UPGRADES: PHASE III	3,500,000
1			CAMPUS	FIRE/ LIFE SAFETY	EXTERIOR LIGHTING UPGRADES	250,000
			CAMPUS	UTILITIES	MOVE OVERHEAD ELECTRICAL TO UNDERGROUND	3,000,000
1		PLANNING	CAMPUS	FIRE/ LIFE SAFETY	UPGRADE FIRE PUMP	1,000,000
2	2%		ADA	ADA	ADA	
3	2%		MM21-ELEV	ELEVATORS	ELEVATOR UPGRADES	
3			CAMPUS	FIRE/ LIFE SAFETY	ELEVATOR UPGRADES	400,000
3			CAMPUS	FIRE/ LIFE SAFETY	CHAIR LIFT UPGRADES	300,000
4	6%		MM21-ROOF	ROOFING	ROOF REPLACEMENTS	
4			CAMPUS	ROOFING	CAMPUS ROOF REPLACEMENTS	1,000,000
4			CAMPUS	ROOFING	ARENA RE-ROOF	5,500,000
5	12%		MM21-MEP	MEP	MECHANICAL, ELECTRICAL & PLUMBING	
5			BCPA	MECHANICAL	UPGRADE AHU #3	400,000
			CAMPUS		ADX	250,000
			UNIWYO GYM		ADX	200,000
6	16%		MM21-STRUCT	STRUCTURAL	ENVELOPE & STRUCTURAL	
6			OLD MAIN	STRUCTURAL	UPGRADE STRUCTURAL, TUCK POINT	1,100,000
6			HALF ACRE	STRUCTURAL	POOL AREA	2,500,712
7	10%		MM21-ASPH/CONC	ASPHALT/CONCRETE	ASPHALT/CONCRETE/IRRIGATION	
7			PREXY'S PASTURE	ASPHALT/CONCRETE	REPLACE CONCRETE	900,000
7			CAMPUS PARKING LOTS	ASPHALT/CONCRETE	UPGRADE PARKING LOTS	350,000
			CAMPUS		TREE - Succession	123,000
8	12%		MM21-SPECPROJ	SPECIAL PROJECTS	UW OPERATIONS SPECIAL PROJECTS	
8			CAMPUS	FIRE/ LIFE SAFETY	HAZARDOUS MATERIALS ABATEMENT	2,400,000
			SERVICE BUILDING		POTENTIAL DEQ CLEANUP FOR UNDERGROUND TANK	200,000
9	0%		MM21-MISC	MISC	MISC	
Subtotal before Renovations						\$24,573,712

FY2023/2024 MAJOR MAINTENANCE PROJECTS - PROPOSED PLAN

July 1, 2022

Ref #	Job #	Status	Building	Category	Description	Amount Budgeted
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Ref #	Job #	Status	Building	Category	Description	Amount Budgeted
			WAR MEMORIAL STADIUM/NATATORIUM	RENOVATION	RENOVATION	16,300,000
			LAW BUILDING	RENOVATION	HVAC/FINISH UPGRADES	11,200,000
Subtotal before Renovations						\$27,500,000
FUNDING						\$52,073,712

FACILITIES CONTRACTING COMMITTEE

COMMITTEE MEETING MATERIALS

AGENDA ITEM TITLE: President's Cabin Outbuilding Deconstruction, Mai

- PUBLIC SESSION
- EXECUTIVE SESSION

PREVIOUSLY DISCUSSED BY COMMITTEE:

- Yes
- No

FOR FULL BOARD CONSIDERATION:

- Yes *[Note: If yes, materials will also be included in the full UW Board of Trustee report.]*
- No
- Attachments/materials are provided in advance of the meeting.*

EXECUTIVE SUMMARY:

Administration is proposing that one of the University owned outbuildings on the President's Cabin property in Centennial be removed, and the lot cleared (See attached map). The High Meadows Cabin building presents a fire hazard and vermin issues on the property, the building is currently vacant and is uninhabitable.

The scope of the demolition/removal project includes demolition and removal of the existing above and below grade structure, and rough grading of the site.

The budgeted amount for this project is \$10,000 and the funds for this project will come from Major Maintenance.

WHY THIS ITEM IS BEFORE THE COMMITTEE:

Per UW Regulation 6-8, any evaluation regarding the acquisition, retention or disposal of real property shall be presented to the Board of Trustees Facilities Contracting Committee, who shall make a recommendation to the full Board of Trustees of the University of Wyoming for consideration.

ACTION REQUIRED AT THIS COMMITTEE MEETING:

Committee approval or disapproval of removal of the High Meadows cabin on the Horseshow Haven cabin site.

PROPOSED MOTION:

I move to recommend to the full Board of Trustees to authorize administration to demolish and remove the University-owned High Meadows cabin on the Horseshoe Haven Cabin site including spending authority for the project as presented.

T16N R78W
Section 27

Mountain View Cabin

Creekside Cabin

16N 78W

Horseshoe Haven Cabin

High Meadows Cabin

Rainbow Valley Rd.

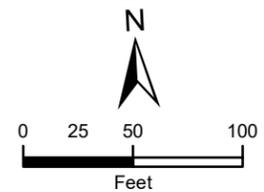


President's Cabin
Albany County, Wyoming

5/3/2022

Disclaimer: This map is provided as a visual aid only and its accuracy is not guaranteed. Any duplication of this document is not permitted without prior written consent.

- Private Road
- UW Properties



Prepared by:
Real Estate Operations

