

Agenda
Board of Regents
Facilities and Land Management Committee
Thursday, June 5, 2014 *2:00 p.m. – 5:0 p.m.
Lee Gorsuch Commons, Room 106
University of Alaska Anchorage
Anchorage, Alaska

**Times for meetings are subject to modifications within the June 5-6, 2014 time frame.*

Committee Members:

Fuller A. Cowell, Committee Chair
Mary K. Hughes, Committee Vice Chair
Dale Anderson

Timothy Brady
Jyotsna Heckman
Patricia Jacobson, Board Chair

I. Call to Order

II. Adoption of Agenda

MOTION

"The Facilities and Land Management Committee adopts the agenda as presented.

I. Call to Order

II. Adoption of Agenda

III. Full Board Consent Agenda

- A. Approval of Revisions to Regents' Policies 05.06.575 - Conditions for Use of Innovative Procurements and 05.06.577 - Record of Innovative Procurement**
- B. Project Change Request for the University of Alaska Anchorage Engineering and Industry Building**
- C. Schematic Design Approval for the University of Alaska Fairbanks Combined Heat and Power Plant Major Upgrade**
- D. Schematic Design Approval for the University of Alaska Fairbanks Akasofu Restoration**
- E. Project Change Request for the University of Alaska Fairbanks Engineering Facility**

IV. New Business

- A. Schematic Design Approval for the University of Alaska Fairbanks Irving I Repurpose for Veterinary Medicine**
- B. Formal Project Approval for University of Alaska Bragaw Office Complex Capital Reinvestment**

V. Ongoing Issues

- A. Washington DC Waterford House Unit 711 Condo Information Item**
- B. UAA Alaska Airlines Center Project Information Item**
- C. UAA Engineering and Industry Building Project Information Item**
- D. UAA ConocoPhillips Integrated Science Building Re-commissioning Information Item**
- E. UAF Engineering Facility Information Item**

- F. UAF P3 Student Dining Development Information Item
 - G. FY12 through FY14 Deferred Maintenance and Renewal Distribution Change Report
 - H. Deferred Maintenance Spending Report
 - I. Construction in Progress Reports
 - VI. Future Agenda Items
 - VII. Adjourn
- This motion is effective June 5, 2014."

III. Full Board Consent Agenda

- A. Approval of Revisions to Regents' Policies 05.06.575 - Conditions for Use of Innovative Procurements and 05.06.577 - Record of Innovative Procurement
References 20-21

The president recommends that:

MOTION

"The Facilities and Land Management Committee recommends that the Board of Regents approve revisions to Regents' Policies 05.06.575 and 05.06.577 regarding innovative procurements as presented. This motion is effective June 5, 2014."

POLICY CITATION

Regents' Policy 05.06 - Procurement and Supply Management, states: "In accordance with AS 14.40.170 and AS 36.30.005, the Board of Regents adopted Regents' Policy 05.06 as the rules governing university procurement and supply management. Consistent with AS 36.30.005, any amendments or changes to this policy will be approved by the Board of Regents."

RATIONALE/RECOMMENDATION

At two recent meetings of the Facilities and Land Management Committee, committee members questioned the appropriateness of the use of CM@Risk procurement methodology in certain instances. In response to those discussions, university staff developed a Proposed Procurement Policy Amendment for Regents' Policies P05.06.575 and 05.06.577 and a draft set of guidelines for use of CM@Risk procurement methodology, "*CM@Risk Procurement Guidelines*", for review and comments by the Facilities and Land Management Committee.

Jim Lynch, chief procurement officer, Kit Duke, associate vice president of facilities and land management, in conjunction with Scott Bell, UAF associate vice chancellor of facilities services, Cameron Wohlford, UAF senior project manager, and several others developed the guidelines and policy revisions. The policy revisions and the guidelines have been reviewed by Michael Hostina, general counsel, and his suggestions incorporated.

References 20-21 contain the proposed policy revisions and guidelines. Jim Lynch, chief procurement officer and Kit Duke, associate vice president of facilities and land management, will review the request with members of the committee.

- B. Project Change Request for the University of Alaska Anchorage Engineering and Industry Building Reference 22

The president recommends that:

MOTION

“The Facilities and Land Management Committee recommends that the Board of Regents approve the project change request for the University of Alaska Anchorage Engineering and Industry Building project as presented in compliance with the campus master plan, and authorizes the university administration to continue with project construction adding \$45.6 million in FY15 capital funding, not to exceed a total expenditure of \$123.2 million. This motion is effective June 5, 2014.”

POLICY CITATION

In accordance with Regents’ Policy 05.12.047, a project change request is required when there are changes in the source of funds, increases or decreases in budget, savings to the construction budget, or material changes in program or project scope identified subsequent to schematic design approval.

Changes > than \$1.0 million will require approval by the board based on recommendations from the Facilities and Land Management Committee.

RATIONALE AND RECOMMENDATION

Reference 22 contains the complete project change request. Chris Turletes, associate vice chancellor of facilities and campus services, will review the request with members of the committee.

- C. Schematic Design Approval for the University of Alaska Fairbanks Combined Heat and Power Plant Major Upgrade Reference 23

The president recommends that:

MOTION

“The Facilities and Land Management Committee recommends that the Board of Regents approves the schematic design approval request for the University of Alaska Fairbanks Heat and Power Plant Major Upgrade for site preparation and major equipment purchase as presented in compliance with the campus master plan, and authorizes the university administration to complete construction bid documents to bid and award a contract within the approved budget of \$248,000,000, and to proceed with project site

construction and major equipment purchase not to exceed \$53,000,000. This motion is effective June 5, 2014.”

POLICY CITATION

In accordance with Regents’ Policy 05.12.043, schematic design approval represents approval of the location of the facility, its relationship to other facilities, the functional relationship of interior areas, the basic design including construction materials, mechanical, electrical, technology infrastructure, and telecommunications systems, and any other changes to the project since formal project approval.

TPC > \$4 million will require approval by the board based on recommendations from the Facilities and Land Management Committee.

RATIONALE AND RECOMMENDATION

Reference 23 contains the complete schematic design approval request. Scott Bell, associate vice chancellor for facilities services, will review the request with members of the committee.

- D. Schematic Design Approval for the University of Alaska Fairbanks Akasofu Restoration Reference 24

The president recommends that:

MOTION

“The Facilities and Land Management Committee recommends that the Board of Regents approve the schematic design approval request for the University of Alaska Fairbanks Akasofu Restoration as presented in compliance with the campus master plan, and authorizes the university administration to complete construction bid documents to bid and award a contract within the approved budget, and to proceed to completion of project construction not to exceed a total project cost of \$4,400,000. This motion is effective June 5, 2014.”

POLICY CITATION

In accordance with Regents’ Policy 05.12.043, schematic design approval represents approval of the location of the facility, its relationship to other facilities, the functional relationship of interior areas, the basic design including construction materials, mechanical, electrical, technology infrastructure, and telecommunications systems, and any other changes to the project since formal project approval.

TPC > \$4 million will require approval by the board based on recommendations from the Facilities and Land Management Committee.

RATIONALE AND RECOMMENDATION

Reference 24 contains the complete schematic design approval request. Scott Bell, associate vice chancellor for facilities services, will review the request with members of the committee.

- E. Project Change Request for the University of Alaska Fairbanks Engineering Facility Reference 25

The president recommends that:

MOTION

“The Facilities and Land Management Committee recommends that the Board of Regents approve the project change request for the University of Alaska Fairbanks Engineering Facility as presented in compliance with the campus master plan, and authorizes the university administration to continue with project construction adding \$5.0 million in FY15 capital funding, not to exceed a total expenditure of \$80.3 million. This motion is effective June 5, 2014.”

POLICY CITATION

In accordance with Regents’ Policy 05.12.047, a project change request is required when there are changes in the source of funds, increases or decreases in budget, savings to the construction budget, or material changes in program or project scope identified subsequent to schematic design approval.

Changes > than \$1.0 million will require approval by the board based on recommendations from the Facilities and Land Management Committee.

RATIONALE AND RECOMMENDATION

Reference 25 contains the complete project change request. Scott Bell, associate vice chancellor for facilities services, will review the request with members of the committee.

IV. New Business

- A. Schematic Design Approval for University of Alaska Fairbanks Irving I Repurpose for Veterinary Medicine Reference 26

The president recommends that:

MOTION

“The Facilities and Land Management Committee approves the schematic design approval request for the University of Alaska Fairbanks Irving 1 Repurpose for Veterinary Medicine as presented in compliance with the campus master plan, and authorizes the university administration to complete construction bid documents to bid and award a contract within the approved budget, and to proceed to completion of project construction not to exceed a total project cost of \$4,000,000. This motion is effective June 5, 2014.”

POLICY CITATION

In accordance with Regents' Policy 05.12.043, schematic design approval represents approval of the location of the facility, its relationship to other facilities, the functional relationship of interior areas, the basic design including construction materials, mechanical, electrical, technology infrastructure, and telecommunications systems, and any other changes to the project since formal project approval.

TPC > \$2.0 million but not more than \$4.0 million will require approval by the Facilities and Land Management Committee.

RATIONALE AND RECOMMENDATION

Reference 26 contains the complete schematic design approval request. Pat Pitney, vice chancellor administrative services, and Scott Bell, associate vice chancellor for facilities services, will review the request with members of the committee.

- B. Formal Project Approval for University of Alaska Bragaw Office Complex Capital Reinvestment Reference 27

The president recommends that:

MOTION

“The Facilities and Land Management Committee approves the formal project approval request for the University of Alaska Statewide Bragaw Office Complex Capital Reinvestment as presented and authorizes the university administration to proceed through schematic design not to exceed a total project cost of \$2,100,000. This motion is effective June 5, 2014.”

POLICY CITATION

In accordance with Regents' Policy 05.12.042, formal project approval (FPA) represents approval of the project including the program justification and need, scope, the total project cost (TPC), and funding plan for the project. It also represents authorization to complete the development of the project through the schematic design, targeting the approved scope and budget, unless otherwise designated by the approval authority.

An FPA is required for all projects with an estimated TPC in excess of \$2.5 million in order for that project's inclusion of construction funding to be included in the university's capital budget request, unless otherwise approved by the board.

TPC > \$2.0 million but not more than \$4.0 million will require approval by the Facilities and Land Management Committee.

RATIONALE AND RECOMMENDATION

Reference 27 contains the complete formal project approval request. Kit Duke, associate vice president of facilities and land management, will review the request with members of the committee.

V. Ongoing Issues

- A. Washington DC Waterford House Unit 711 Condo Information Item Addendum 11

Kit Duke, associate vice president of facilities and land management, will answer any questions about the Washington DC Waterford House Condo. This is an information and discussion item; no action is required.

- B. UAA Alaska Airlines Center Project Information Item Addendum 12

Chris Turletes, associate vice chancellor of facilities and campus services, will answer any questions about the UAA Alaska Airlines Center project. This is an information and discussion item; no action is required.

- C. UAA Engineering and Industry Building Project Information Item Addendum 13

Chris Turletes, associate vice chancellor of facilities and campus services, will answer any questions about the UAA Engineering and Industry Building project. This is an information and discussion item; no action is required.

- D. UAA ConocoPhillips Integrated Science Building Re-commissioning Information Item Addendum 14

Chris Turletes, associate vice chancellor of facilities and campus services, will answer any questions about the CPISB Re-commissioning. This is an information and discussion item; no action is required.

- E. UAF Engineering Facility Information Item Addendum 15

Scott Bell, associate vice chancellor of facilities services, will answer any questions about the UAF Engineering Facility project. This is an information and discussion item; no action is required.

- F. UAF P3 Student Dining Development Information Item Addendum 16

Scott Bell, associate vice chancellor of facilities services, will answer any questions about the UAF P3 Student Dining Development project. This is an information and discussion item; no action is required.

G. FY12 through FY14 Deferred Maintenance and Renewal Distribution Change Report Addendum 17

Kit Duke, associate vice president of facilities and land management, will answer any questions about the FY12 through FY14 Deferred Maintenance and Renewal Distribution Change report. This is an information and discussion item; no action is required.

H. Deferred Maintenance Spending Report Addendum 18

Kit Duke, associate vice president of facilities and land management, will answer any questions about the Deferred Maintenance Spending report for the deferred maintenance and renewal appropriations for FY07-FY14. This is an information and discussion item; no action is required.

I. Construction in Progress Reports Addendum 19

Kit Duke, associate vice president of facilities and land management, and campus facilities representatives will answer questions regarding the Construction in Progress reports on active construction projects approved by the Board of Regents. This is an information and discussion item; no action is required.

VI. Future Agenda Items

VII. Adjourn