University of Connecticut  
Office of the Vice President and Chief Operating Officer  

June 23, 2009

TO: Members of the Board of Trustees  
FROM Barry M. Feldman  
Vice President and Chief Operating Officer  
Richard D. Gray  
Vice President and Chief Financial Officer  

SUBJECT: Fiscal Year 2010 Deferred Maintenance/Code/ADA Renovation Lump Sum Project List  

RECOMMENDATION:  

That the Board of Trustees approve the Deferred Maintenance/Code/ADA Renovation Lump Sum project list for FY10 in the total amount of $33,495,000 for the Storrs-based program and $5,260,000 for the Health Center.

BACKGROUND:  

The University has developed an excellent process to identify and prioritize Deferred Maintenance/Code/ADA/Renovation/Lump Sum projects. This process attempts to incorporate all facilities university-wide.

Attached are the proposed FY10 Deferred Maintenance/Code/ADA Renovation Lump Sum project lists for Storrs, Regional Campuses and the Health Center priority projects. The Health Center Board of Directors, at its June 8, 2009 meeting, reviewed and recommended the Health Center projects. Projects that cost $500,000 or more will be presented to the Board of Trustees for action on a project budget.

It is anticipated that during the fiscal year some projects may change in scope and cost. There may also be unexpected additions, since the Deferred Maintenance project list is often the appropriate means to address emergencies. It is for this reason that the Board reviews and acts upon Deferred Maintenance twice every year: a proposed list for the coming fiscal year and a final list for the fiscal year just closed. Regardless of revisions, the total cost of the FY10 project list will not exceed the $33,495,000 for Storrs or $5,260,000 for the Health Center.

The proposed lists for FY10 are attached for your consideration and approval.
# University of Connecticut

Storrs & Regional Campuses

**FY10 Deferred Maintenance/Code/ADA Renovation Lump Sum Projects**

## Deferred Maintenance - Buildings
- Misc. Asbestos/Mold/Lead Abatement Allowance: $400,000
- Wilbur Cross Cupola Painting: $200,000
- Elevator Replacement: $500,000
- Atwater Window Replacement: $900,000
- Budds Building Window Replacement: $1,200,000
- Budds Building Mechanical Systems Upgrade: $3,000,000
- Misc. Masonry, Façade & Roof Repairs: $250,000
- Hall Dorm Ground Floor Restoration - Analysis and Design: $70,000
- Manchester Cottage Roof: $50,000
- Lebanon Cottage - Roof, Gutters, Fascia: $50,000
- Williams Infirmary Roof: $300,000
- Motor Pool Roof: $150,000
- Fine Arts Roofs: $600,000
- Art Design House-Roofs: $50,000
- Horse Barn Arena Snow and Ice Guards: $25,000
- Insulate Piping Mechanical Rooms: $100,000
- Chemistry Building Skylight: $50,000
- South Campus Entry Area Snow and Ice Protection-Rome: $50,000
- Museum of Natural History Exterior: $150,000
- Co-op Icicle Issue North Side: $50,000

**Subtotal**: $8,145,000

## Deferred Maintenance - Infrastructure
- Annual Allotment - Replace Old Clay Pipe: $300,000
- Backfeed Loop N.E.: $1,500,000
- Corrosion Control Tunnel High Pressure Piping: $50,000
- Meters Phase IV: $600,000
- Phase III Roads, Sidewalks & Misc. Repairs: $400,000
- Mansfield Road Alignment: $1,200,000
- RemEDIATE 10 Steam Pits Including New Pre-Cast Waterproof Pit: $2,500,000
- Gampel to McMahon Steam Line Replacement: $3,000,000
- 2010 for Steam Condensate Piping: $2,000,000
- Sidewalk Lighting: $280,000

**Subtotal**: $11,830,000

## Code / ADA
- Miscellaneous ADA Improvements: $75,000
- Code Correction UCONN 2000 Reserve: $2,000,000
- Code Correction OSFM Reserve: $2,000,000
- Alarm Improvements: $1,000,000
- Security Alarms & Monitoring: $350,000

**Subtotal**: $5,425,000

## Renovation and Lump Sum Projects
- Historic House Renovations: $1,500,000
- Student Union Quadrangle (Phase 2): $1,000,000
- Mirror Lake Reclamation: $1,000,000
- Landscape Improvements Campus Wide: $500,000
- Master Plan Development: $500,000
- Allotment for New Faculty Support: $500,000
- Stadium Road Stair Replacement: $50,000

**Subtotal**: $5,050,000

## Total Project Allocations

<table>
<thead>
<tr>
<th>Description</th>
<th>Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>Total Project Allocations</td>
<td>$30,450,000</td>
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<tr>
<td>Emergency / Reserve</td>
<td>$3,045,000</td>
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<tr>
<td><strong>Total</strong></td>
<td><strong>$33,495,000</strong></td>
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</table>
## University of Connecticut Health Center
### FY10 Deferred Maintenance/Code/ADA Renovation Lump Sum Projects

### Deferred Maintenance - Buildings
- Roof Replacement - Building A: $1,050,000
- Re-Caulk Main Building: 3,050,000

Subtotal: $4,100,000

### Deferred Maintenance - Infrastructure
- Site Improvements - Sidewalks, Stairs and Parking: 100,000

Subtotal: $100,000

### Code/ADA
- ADA Improvements: 50,000

Subtotal: $50,000

### Renovation and Lump Sum Projects
- Signage and Way-finding Improvements: 50,000
- Master Landscape Plan Implementation: 50,000
- Pave Gravel Parking Lot: 420,000

Subtotal: $520,000

### Total Project Allocations
- Total: $4,770,000
- Emergency / Reserve: 490,000

Total: $5,260,000

*BOT 6/23/09*