



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.

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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	<u>50,000</u>	
	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	<u>280,000</u>	
	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	<u>350,000</u>	
	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	<u>50,000</u>	
	Subtotal	\$ 5,050,000

Total Project Allocations	\$ 30,450,000
Emergency / Reserve	<u>3,045,000</u>
Total	\$ 33,495,000

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

		\$ 4,770,000
Total Project Allocations		490,000
Emergency / Reserve		490,000
Total		\$ 5,260,000