Current Date:

Project Title: Benton Stadler Science Complex Addition and Renovation

Campus Choose an item.

Action Items – Choose all applicable Approval Actions

[ ]  Campus Master Plan Approval - [Significant Changes Proposed or Every 3 years, CRR 70.060.B.1]

[ ]  Project Approval - [Bond Financed or Total Project Cost ≥ $5,000,000, approves the A/E Fee, Project Budget, Funding, and Scope of Work. CRR 70.060.B.2]

[ ]  Bond Financing Approval [CRR 70.060.B.2 & 70.060.C.3]

[ ]  A/E Approval - [Fee > $500,000 and no Project Approval previously done, refer to CRR 70.060.b.3]

[ ]  F&A Financing Approval - [A form of Bond Financing that must be approved before any work is done on the project including A/E hiring. Refer to CRR 70.060.c.2]

[ ]  Approval of Change in …..[Substantial changes to size, scope, cost, or source of funds made to a Board approved Project. CRR 70.060.B.4]

[ ]  Naming Buildings, Statues, Landmarks [CRR 110.080.A.1 and 110.080.B]

Informational Item - Choose

[ ]  Project Design- [New Building and Additions and Project Cost > $5,000,000, CRR 70.060.D]

Prior Board Involvement – example below

2/07 – Bond Financing

1/08 – Architect/Engineer Selection

Justification/Purpose

Need and justification: Provide the following in paragraph form

* Briefly explain the department/campus needs that cause the project.
* Cite any previous program plan reports, feasibility studies or other related studies.
	+ Identify the Departments in the facility or benefiting from project:
* Include enrollment information (current and projected); and an evaluation of current space (shortages, obsolete conditions).
* Note any facility deficiencies and/or problems this project will address.
* Other relevant project history and information.

Facility Information:

* Facility Name:
* Location:
* Acquisition/Build Date:
* Size (GSF):
* Prior renovations or additions within last 20 years:

Campus Master Plan: Provide the following in paragraph form

* Relationship to the campus physical development plan
* Future use of vacated space
* Impact to other campus buildings
* Impact to campus strategic space management
* Other relevant campus wide factors

Funding

Funding Source: Describe the source of project funds as noted in the example below.

Campus Reserves – source [such as chancellor discretionary from year end surpluses]

Bonds - the actual or anticipated date of sale and amount

Private or Gifts - the source, the purpose, and balance [promised or in hand?]

Grants - the source, the purpose, and balance [promised or in hand?]

State - the year of the appropriation

|  |  |
| --- | --- |
| Bond Financing (1) | $30,000,000 |
| Federal Grant (2) | $4,000,000 |
| Gift (3) | $2,000,000 |
| State Appropriation (FY2010) | $10,000,000 |
| Campus Reserves (4) | $2,000,000 |
| Total Capital Funds  | $48,000,000 |

1. The annual debt service is approximately $2 million based on 5% 30 year schedule. The campus will pay the debt service through new revenue from additional student enrollment.
2. NIH Grant for research space matched by 1:1 from total of gifts and campus reserves.
3. Gift from NAME
4. Chemistry Department Capital Reserves for Research

Financial Drivers/Factors: Provide the following in paragraph form

* Describe economic rational of the project.
* Cite user groups and markets, cash flow projections, financial and marketing studies, payback, profit/loss projections, and return on investment.
* Note impact on Campus Facility Needs (both total dollars and FCNI if available).

Physical Description of Project Scope of Work: Provide the following in paragraph form

* Note the type of work: new construction, renovation, repair, infrastructure, etc.
* Note project metrics: total project square footage (GSF), number of building stories, number of beds, labs, classroom seats, spectator seats, etc., lineal feet of utility lines – any measure of the size and breath of the project.
* Note the project location by referencing landmarks or cross streets, or similar. If more than one existing facility is affected, note them all.
* For projects that affect campus architecture, note the significant design features and/or goals of the project. Note the materials used where it highlights the architectural features.
* Briefly describe the main features of the project or finished facility in terms a non-technical person can understand. Focus on what can be seen or experienced by the user. Describe the features in terms of the benefits to the user and campus. Note special materials or design solutions that highlight what is special about this project. Note if LEED certification is planned. (It is assumed that facilities will meet code, ADA, standards, etc. and have storm sewers, HVAC, etc., so do not highlight this.)

Program Information

Provide a table (in NASF) to describe the program to be either constructed or renovated. List by department, type of space or function, etc. See example table below:

|  |  |  |  |
| --- | --- | --- | --- |
|   | New | Renovation | Total |
| (Department Name) |  |  |  |
|  Teaching Labs |  |  |  |
|  Research Labs |  |  |  |
|  Offices |  |  |  |
|  Student Study Labs |  |  |  |
|  Other Support |  |  |  |
|  |  |  |  |
|  Total ASF |  |  |  |
|  Total GSF |  |  |  |
|  ASF/GSF (%) |  |  |  |

A/E Team

List members of the consultant's team as shown in the example below. List the firm that will hold the prime AE contract first. Explain the roles of the team members if unusual. Note M/WBE firms.

Architect BMOC, St. Louis, Missouri

Associate Architect XL, St. Louis, Missouri [Black American MBE]

MEP/FP PPDQ, St. Louis, Missouri

Structural XYZ, St. Louis, Missouri

Civil Engineer 4321, Inc., St. Louis, Missouri [WBE]

A/E M/WBE

The project A/E team has XX.X% minority and XX.X% woman owned business participation.

AE Selection

Selection Committee:

Name Title

Name Title

Name Title

Name Title

Top Four Firms by Committee Ranking:

Twenty (20) architectural firms responded to the Request for Qualifications. The committee shortlisted the following firms for interviews.

XYZ, Kansas City, Missouri

PDQ, St. Louis, Missouri

ASAP, Rolla, Missouri

BMOC, Columbia, Missouri

Recommended Consultant: BMOC, Columbia MO

BMOC presented a concise and complete overview of similar projects that their firm has successfully completed, while also describing their action-plan for the project. The team displayed superior knowledge of similar projects and that the different firms had worked successfully together on previous projects.

The BMOC team has a successful record of accomplishment in the construction administration role. BMOC has always provided a hands-on approach to the CA role. BMOC confirmed they have the resources to accomplish the university aggressive project schedule.

Consultant Similar Experience:

|  |  |  |  |
| --- | --- | --- | --- |
| Project  | Location | Project Cost | Completion Date |
| XYZ Clinic Renovation  | St Louis, MO  | $3.2M | 2010 |
| XXX New Research Building | Rolla MO | $10.3M | 2008 |
| AAA Medical Building Renovation | Columbia, MO | $10.6M | 2011 |

A/E Fee

Note the Project Type sued to select the fee selected from University of Missouri’s “Architectural and Engineering Basic Services Fee Estimating Guidelines”. Show a calculation table as shown below for the fee the Board will approve. Also, show any additional services included in the total fee. Note whether the fee was published in the RFQ.

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
| Est. Construction Cost | Type | Percentage | Amount | Service |
| $20,000,000 | III – New Construction | 5.9% | 1,180,000 | Basic Service |
| $10,000,000 | III - Renovation | 7.8% | $780,000 | Basic Service |
|  | Facility Programming |  | $20,000 | Additional Service |
|  | Accelerated Schedule |  | $20,000 | Additional Service |
| Total |  |  | $2,000,000 |  |

Second Ranked Consultant: ASAP, Rolla MO

Include a brief summary of the second ranked AE’s qualifications. Note why the recommended firm is a better selection for this project. See the example under Recommended Consultant.

Third Ranked Consultant: XYZ, Kansas City MO

Include a brief summary of the third ranked AE’s qualifications. Note why the recommended firm is a better selection for this project. See the example under Recommended Consultant.

Project Schedule: – example below

A/E Selection November 2012

Construction Begin October 2013

Construction Complete November 2015

Project Cost Summary – example below

|  |  |  |
| --- | --- | --- |
|  |  |  |
| Construction Cost ($302.31/GSF) |  | 24,890,000 |
| Construction Contingency (7.2%) |  | 1,800,000 |
| Project Contingency |  | 1,000,000 |
| Other Construction Costs |  | 890,394 |
| Consultant Fees |  | 1,470,606 |
| Other Consultant Fees |  | 209,000 |
| Project Management Costs |  | 740,000 |
| Other Project Costs |  | 1,000,000 |
| Total Project Cost ($388.67) |  | $32,000,000 |

Project Manager

Name, Title, phone number

Presenter

Name, Title, phone number