


December 7, 2022

TO: Members of the Board of Trustees

FROM: Lloyd A. Blanchard 
Interim Vice President for Finance and Chief Financial Officer

RE: Project Budget for Jorgensen Freight Elevator Modernization (Final: \$550,000)

RECOMMENDATION:

That the Board of Trustees approves the Final Budget of \$550,000 as detailed in the attached project budget, for Jorgensen Freight Elevator Modernization at The Jorgensen Center for the Performing Arts. The Administration recommends that the Board of Trustees adopt the Resolution below.

RESOLUTION:

“Be it resolved that the Board of Trustees approve the use of \$550,000 in University Funds for the Jorgensen Freight Elevator Modernization at The Jorgensen Center for the Performing Arts and approve the request for a waiver of the three-stage budget approval process to allow construction to proceed.”

BACKGROUND:

Since the opening of The Jorgensen Center for the Performing Arts in December 1955, it has presented the communities of eastern New England with the best the world of the performing arts has to offer while fulfilling its missions as an integral part of the University of Connecticut's commitment to teaching, research, and public service. The freight elevator serving the main stage is original to the building and has not undergone any upgrades until this year. Project scope includes code compliance hydraulic cylinder replacement, machine room relocation to a newly constructed compliant space, and a full car cab replacement with automated doors. During the elevator cylinder replacement, groundwater infiltration could not be stopped, and waterproofing measures were employed. These measures failed as it was discovered that the elevator pit floor was not of a one-piece solid construction but split at the upper layer. Engineers have determined the need to remove the new elevator equipment, demolish and replace the floor, install under slab drainage system with a water proofing membrane to bring the foundation to acceptable strength and watertightness.

Attachment

CAPITAL PROJECT BUDGET REPORTING FORM

TYPE BUDGET: REVISED FINAL

PROJECT NAME: JORGENSEN FREIGHT ELEVATOR MODERNIZATION

	APPROVED FINAL 9/7/2021 PRC	APPROVED REVISED FINAL 7/18/2022 PRC	PROPOSED REVISED FINAL 12/7/2022
<u>BUDGETED EXPENDITURES</u>			
CONSTRUCTION	\$ 320,000	\$ 360,000	\$ 520,000
DESIGN SERVICES	-	-	-
TELECOMMUNICATIONS	-	-	-
FURNITURE, FIXTURES AND EQUIPMENT	-	-	-
CONSTRUCTION ADMINISTRATION	-	-	-
OTHER AE SERVICES (including Project Management)	-	-	-
ART	-	-	-
RELOCATION	-	-	-
ENVIRONMENTAL	-	-	-
INSURANCE AND LEGAL	-	-	-
MISCELLANEOUS	-	-	-
OTHER SOFT COSTS	-	-	-
SUBTOTAL	\$ 320,000	\$ 360,000	\$ 520,000
PROJECT CONTINGENCY	30,000	40,000	30,000
TOTAL BUDGETED EXPENDITURES	\$ 350,000	\$ 400,000	\$ 550,000
<u>SOURCE(S) OF FUNDING*</u>			
UNIVERSITY FUNDS	\$ 350,000	\$ 400,000	\$ 550,000
TOTAL BUDGETED FUNDING	\$ 350,000	\$ 400,000	\$ 550,000

* This budget reflects the University's current intended source(s) of funding for the specified project. The University may adjust this funding plan in order to ensure compliance with applicable federal and state law(s) or to strategically utilize all fund sources, within the approved budget amount, as appropriate.

Jorgensen Freight Elevator Modernization
Project Budget (FINAL)
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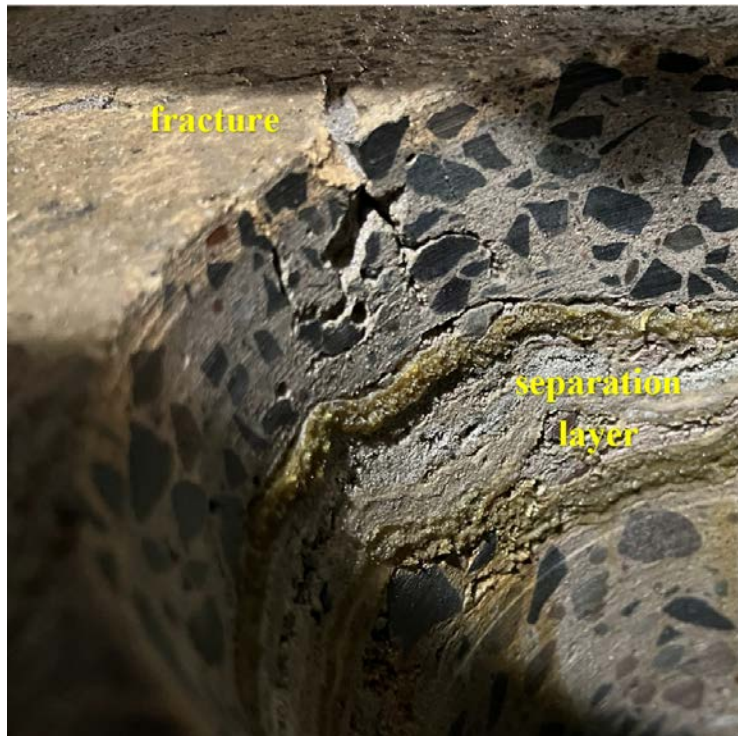


Elevator Pit Overview – new cylinder and equipment installed

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Elevator Pit Floor – surface view



Elevator Pit Floor – subsurface cross-section view