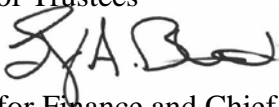


December 7, 2022

TO: Members of the Board of Trustees

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

RE: Project Budget for North and South Parking Garages Restoration, Phase 3
(Final: \$3,000,000)

RECOMMENDATION:

That the Board of Trustees approves the Revised Final Budget of \$3,000,000 as detailed in the attached project budget, for North and South Parking Garages Restoration, Phases 1, 2 & 3, for Construction. 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 \$3,000,000 in University Funds for North & South Parking Garages Restoration, Phases 1, 2 & 3 project, and approve the request for a waiver of the three-stage budget approval process to allow construction to proceed after bids have been received and evaluated for conformance with the project scope and budget.”

BACKGROUND:

The University of Connecticut owns two precast concrete parking garages at the Storrs Campus. The North Garage, located adjacent to the Jorgensen Center for Performing Arts, is a five-level structure constructed in 1997. The South Garage, located adjacent to the Harry A. Gampel Pavilion, is a six-level structure constructed in 2000. The University commissioned a condition assessment and structural evaluation for each structure, which concluded that, while the structures are both in good condition, certain repairs were recommended. The University has utilized a phased approach to completing the repairs. This project entails the third phase of the repairs and will focus primarily on structural repairs in the North Garage, and to a lesser extent in the South Garage.

This project has multiple phases. The cost of the entire project, at this time, is estimated at around \$5M. The sequence of work is dictated by the priority of repairs. The final budget for Phases 1 & 2 was approved previously for \$2,000,000. The final budget for Phase 3 is \$1,000,000. The combined total is \$3,000,000. The final budget for Phase 3 is based on the consultant’s preliminary opinion of construction costs during design.

Repairs that will be required as part of this project include the following:

- Replacement of joint sealants that have reached the end of their service life.
- Repair of deteriorated or damaged concrete on floors, beams, columns, walls, curbs.
- Repair and/or sealing of cracks using epoxy injection or other specified techniques.
- Repair or replacement of welded shear connectors.
- Repair or replacement of corroded beam supports.
- Miscellaneous cleaning and repairs of drainage system.
- Painting of miscellaneous surfaces and items.

The Final Budget is attached for your information.

Attachment

CAPITAL PROJECT BUDGET REPORTING FORM

TYPE BUDGET: REVISED FINAL

PROJECT NAME: NORTH & SOUTH PARKING GARAGES RESTORATION-PHASE 1, 2 & 3

| | PHASE 1 APPROVED PLANNING 2/24/2020 | PHASE 1 APPROVED FINAL 10/28/2020 | PHASE 1 & 2 APPROVED REVISED FINAL 6/30/2021 | PHASE 1,2&3 PROPOSED REVISED FINAL 12/7/2022 |
|--|--|--|--|--|
| <u>BUDGETED EXPENDITURES</u> | | | | |
| | PRC | | | |
| CONSTRUCTION | \$ 110,000 | \$ 728,000 | \$ 1,456,000 | \$ 2,256,000 |
| DESIGN SERVICES | 150,000 | 172,000 | 344,000 | 444,000 |
| TELECOMMUNICATIONS | - | - | - | - |
| FURNITURE, FIXTURES AND EQUIPMENT | - | - | - | - |
| CONSTRUCTION ADMINISTRATION | - | - | - | - |
| OTHER AE SERVICES (including Project Management) | - | - | - | - |
| ART | - | - | - | - |
| RELOCATION | - | - | - | - |
| ENVIRONMENTAL | - | - | - | - |
| INSURANCE AND LEGAL | - | - | - | - |
| MISCELLANEOUS | - | - | - | - |
| OTHER SOFT COSTS | - | - | - | - |
| SUBTOTAL | \$ 260,000 | \$ 900,000 | \$ 1,800,000 | \$ 2,700,000 |
| PROJECT CONTINGENCY | 40,000 | 100,000 | 200,000 | 300,000 |
| TOTAL BUDGETED EXPENDITURES | \$ 300,000 | \$ 1,000,000 | \$ 2,000,000 | \$ 3,000,000 |
| <u>SOURCE(S) OF FUNDING*</u> | | | | |
| UNIVERSITY FUNDS | \$ 300,000 | \$ 1,000,000 | \$ 2,000,000 | \$ 3,000,000 |
| TOTAL BUDGETED FUNDING | \$ 300,000 | \$ 1,000,000 | \$ 2,000,000 | \$ 3,000,000 |

* 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.

NORTH & SOUTH GARAGES RESTORATION, PHASE 3
Project Budget (FINAL)
December 7, 2022

