A PRESENTATION OF THE SCHEMATIC DESIGN FOR THE INSTITUTE OF HYDRAULICS RESEARCH—HYDRAULICS LABORATORY MODERNIZATION PROJECT WILL TAKE PLACE AT THE SEPTEMBER BOARD MEETING

SUI B-1

MEMORANDUM

To: Board of Regents

From: Board Office

Subject: Register of University of Iowa Capital Improvement Business Transactions for Period of June 22, 2000 through August 16, 2000

Date: September 5, 2000

Recommended Actions:

Approve the Register of Capital Improvement Business Transactions for the University of Iowa.

Executive Summary:

The University of Iowa requests permission to proceed with project planning for the **University Hospitals and Clinics—Development of New Patient Registration and Admitting Service Facilities** project which will develop a new UIHC main entrance area on the first floor of the Carver Pavilion to house a variety of functions including patient admitting and registration services, and patient and guest relations services. The project will also develop the existing main entrance into a patient discharge area.

The University requests approval of the program statement, schematic design, and project description and budget for the **Institute of Hydraulics Research—Hydraulics Laboratory Modernization** project ($4,250,000) which will provide a major renovation of the Hydraulics Laboratory to meet the modern teaching and research requirements of the Iowa Institute of Hydraulic Research of the College of Engineering. Professor V. C. Patel of the Department of Mechanical Engineering, and representatives of OPN Architects, will attend the September meeting to present the schematic design and answer questions. A booklet outlining the schematic design is included with the Board's docket materials.

Regent Procedural Guide §9.07 provides, in part: "Program statements will be submitted for Board review for all new buildings, major additions, or remodeling projects with an estimated project cost of $1 million or more. The Board will be provided with an executive summary of the program statement for approval by the Board prior to the initiation of project design." Accordingly, development of

the schematic design typically does not proceed until the program statement has been approved.

However, the University requests approval of both the program statement and schematic design since the project consists of reconfiguring and consolidating space for the existing programs within the building without significantly changing the amount of space assigned to the specific units. In addition, approval of the building program and schematic design at this time will accommodate the proposed project schedule, which includes bidding of the construction contract in November of this year. Therefore, the University requests that the Board waive the requirements of Procedural Guide §9.07 and approve the schematic design for the project.

The University requests approval of the following items for projects on the Health Sciences Campus:

Two project descriptions and budgets ($1,715,000 and $915,000) and two architectural agreements with Rohrbach Carlson ($133,200 and $75,200) for the **Bowen Science Building—Remodel Core 2-500, Pharmacology Package 6, and Core 6-500, Physiology Package 3** projects which will remodel additional space for use by the College of Medicine;

An amended project budget for the **Medical Education and Biomedical Research Facility—Completion of Basement Level of East Wing** project ($1,654,000) to include revenue bonds as a source of funds without a change in the total project budget;

Five amendments totaling $434,985 to the design agreement with Payette Associates for the **Capital Plan for the Health Sciences Campus, Related Medical Education and Biomedical Research Facilities** project for additional design services for selected components of the Medical Education and Biomedical Research Facility and additional landscape design services; and

Agreement with Michael Van Valkenburgh Associates ($48,200) for bidding and construction administration services for the **Health Sciences Campus Landscape Improvements—Phase 1** project.

The University requests approval of a project description and budget ($590,000) and engineering agreement with Shive-Hattery ($65,000) for the **Power Plant—Upgrade of Make-Up Water System** project which will replace a sulfuric acid storage tank and provide additional safety provisions and improvements for the water system.

The University requests approval of the following project descriptions and budgets:

University Hospitals and Clinics—Faculty and Staff Office and Locker Room Development project ($531,250) which will develop space for use by the Department of Anesthesia and the Surgical Intensive Care Unit; and

Nursing Building—Replace Domestic Water Piping project ($382,000) which will correct deficiencies with the existing water piping in the facility.

The University presents for Board ratification a project description and budget ($375,000) and engineering agreement with Stanley Consultants ($40,000) for the **Power Plant—Rebuild Steam Tunnel** project which will provide emergency structural repairs to a portion of the steam tunnel. The Executive Director authorized the University to proceed with the project to avoid further damage to the campus steam distribution system.

The University requests approval of nine additional architect/engineer agreements, including those with:

Herbert Lewis Kruse Blunck ($1,033,350) for the **Honors Center** project;

Savage-Ver Ploeg and Associates ($41,408) for the **Careers Center** project;

Rohrbach Carlson (estimated at $78,500) for the **University Hospitals and Clinics—Mental Health Clinical Research Center Office Development** project; and

Shive-Hattery ($74,235) for the **Institutional Roads—Hawkeye Athletic/ Recreation Facilities Complex Roadway** project.

Background and Analysis:

University Hospitals and Clinics—Development of New Patient Registration and Admitting Service Facilities
Proposed Source of Funds: University Hospitals Building Usage Funds

Project Summary

	Amount	Date	Board Action
Permission to Proceed		Sept. 2000	Requested

The new entrance area to be developed in Carver Pavilion will include replacement facilities for UIHC's patient admitting and registration services, Volunteer Program gift shop, patient and guest relations services, and main entrance lobby seating functions. The proposed location for the new entrance area is adjacent to the existing glass canopy and driveway, and south of and adjacent to the existing main entrance area in the south wing of the General Hospital. The locations of the existing and proposed entrance areas are indicated on Attachment A on page 24.

The project will increase the size of the main entrance lobby from 11,150 gross square feet to approximately 18,000 gross square feet to accommodate the functions currently housed in the main entrance area. In particular, additional space is needed for the patient admitting and registration functions which have expanded their operations in response to current health care requirements. The expanded entrance area is also needed to meet the UIHC's growth in patient service volume. Over the past 25 years, the total annual number of patient admissions and clinic visits at UIHC has increased from approximately 324,000 in FY 1975 (when the present main entrance lobby was developed) to over 611,000 in FY 2000, an increase of approximately 90 percent. A large proportion of these patients, as well as a substantial percentage of UIHC's patient visitors and staff, utilize the existing main entrance lobby as their point of entry and exit. Due to the increased usage, the UIHC's main entrance lobby has become heavily congested; more crowding is likely to occur as additional patient care services are provided on an outpatient basis.

The new entrance facilities will be developed by renovating the area of Carver Pavilion that previously housed the Department of Orthopaedic Surgery ambulatory care clinic and faculty offices, which have relocated to expanded facilities in the Pappajohn Pavilion. This vacated area in the Carver Pavilion is the only available space at UIHC that provides the adequate size and proper location for development of the new entrance facilities. The space will allow the functions to be configured to provide patient and visitor services in a comfortable and more private setting. The glass canopy and driveway adjacent to the area

will serve the increased traffic volume and will provide additional space to accommodate patient valet parking.

The existing entrance area will be developed into a central patient discharge area which will provide a number of services for patients as they are discharged. Services will include dispensing pharmaceuticals and issuing medical supplies, preparing patients for travel in hospital vehicles, and providing special facilities to accommodate the needs of patients on stretchers or in wheelchairs prior to departure. These discharge services are currently provided in multiple locations throughout University Hospitals and their consolidation, in a central location, will improve patient convenience and increase the efficiency of the services.

The estimated cost for this project is approximately $3 million. Cost figures will be further developed and refined as project planning proceeds.

Institute of Hydraulics Research—Hydraulics Laboratory Modernization

Source of Funds: Institute of Hydraulic Research Balances, Gifts, Building Renewal and/or Income from Treasurer's Temporary Investments

Project Summary

	Amount	Date	Board Action
Permission to Proceed		Oct. 1999	Approved
Architectural Selection (OPN Architects)		March 2000	Approved
Architectural Agreement	$ 205,000	April 2000	Approved
Program Statement		Sept. 2000	Requested
Schematic Design		Sept. 2000	Requested
Project Description and Total Budget	4,250,000	Sept. 2000	Requested

This project will renovate the Hydraulics Laboratory to meet the modern teaching and research requirements of the Iowa Institute of Hydraulic Research of the College of Engineering. The facility, which was constructed between 1919 and 1931, is located along the west bank of the Iowa River adjacent to U. S. Highway 6 and south of Burlington Street. (A map showing the location of the facility is included as Attachment B on page 25). The current condition of the building is not conducive to contemporary research and teaching activities nor the recruitment of faculty, staff and students.

The goal of the project is to create a facility that meets the needs of the educational and research programs of the Institute of Hydraulic Research, which is one of the nation's oldest fluids research and engineering laboratories. The Institute seeks to educate students and to conduct research in the broad fields of hydraulics and fluid mechanics. Originally, the facility was used primarily for hands-on experiments and research. Today, this research is more computer-intensive. The renovation project will provide state-of-the-art office and research facilities and instructional spaces within an historic structure.

The Hydraulics Laboratory totals approximately 34,000 gross square feet on five levels plus a basement and subbasement. The renovation project will reconfigure space among the five levels (a total of 20,775 net square feet) to consolidate the various functions and to improve the layout and flow between the user groups, making more efficient use of the existing space. The University has indicated that the amount of space available for the various functions will not change significantly with the renovation.

Additions to the facility will include the fully-accessible entrance vestibule and plaza area at the north end of the facility, and mechanical penthouse on the roof; these additions will increase the total building area by approximately 965 net square feet. The project will also install new mechanical and electrical systems, replace the elevator to provide access to the five levels (the existing elevator does not serve the fifth level), construct new exit stairs, install new interior furnishings, replace windows and repair the exterior. The project will also include minor renovation work in the basement area to accommodate the Institute's high-performance computer system.

Included on the first floor will be the new entry vestibule, the lobby and reception areas, and corridor space along the west wall of the building. The lobby and corridor areas will provide multiple display opportunities to highlight the past, present and future of the Institute.

The first floor will also provide office and conference room areas for the administrative functions of the Institute. The instructional room on this level will provide a state-of-the-art, undergraduate and graduate teaching laboratory, and an undergraduate fluids classroom. The conference room and instructional room will be equipped with data links to the campus and the Institute’s Mississippi River Environmental Research Station to be constructed in Fairport, Iowa.

The majority of the space on levels two through five will be remodeled into workgroups that contain private offices and large workstations which will be utilized by faculty, and graduate and post-doctoral students. The second floor will also house the Floyd Nager Resource Room (an information resource center for the Institute), an Information Technology Services room, student lounge, and building maintenance area. In addition, the third floor will provide a staff lounge area, and the fifth floor will house an additional area linked to the Mississippi River Environmental Research Station for the purpose of receiving hydraulics and water resources data.

Restrooms

The building will include a total of six, fully-accessible restroom areas (three male and three female) located on the first, second and third floors; levels four and five will be served by the restrooms on the third floor. The restrooms will provide a total of four male toilet fixtures, six female toilet fixtures, four urinals, and four male and four female lavatories. The University has indicated that the number of restroom fixtures for the renovated facility is consistent with the State Building Code based on total occupancy of the building. However, the number and ratio of male to female toilet fixtures is subject to change.

The renovation project will maintain the historic character of facility. The existing masonry walls and steel structure will remain exposed throughout most of the interior to showcase the architectural history of the facility.

The following is a space summary of the various components of the facility:

	Net Square Feet
First Floor	
Administrative Offices	1,530
Instructional Room	990
Fluids Classroom	990
Main Entrance Addition	180
Common Areas (Lobby/Corridor/Restrooms)	1,990
Total First Floor	5,680
Second Floor	
Office Areas/Workstations	3,195
Floyd Nager Resource Center	850
Student Lounge	260
Information Technology Services Room	110
Common Areas (Lobby/Corridor/Restrooms/Maintenance)	1,000
Total Second Floor	5,415
Third Floor	
Office Areas/Workstations	3,840
Staff Lounge	260
Common Areas (Lobby/Corridor/Restrooms/Maintenance)	1,385
Total Third Floor	5,485
Fourth Floor	
Office Areas/Workstations	1,480
Common Area (Lobby)	260
Total Fourth Floor	1,740
Fifth Floor	
Office Areas/Workstations	1,155
Mississippi River Environmental Research Station Room	125
Common Area (Lobby)	370
Total Fifth Floor	1,650
Penthouse Level	
Mechanical Penthouse	785
Total Net Assignable Space	**20,775**

During the construction project, the Hydraulics Laboratory will be vacated and the occupants relocated to other parts of the campus.

Project Budget

Construction	$ 3,428,000
Design, Inspection and Administration	
Consultants	312,000
Design/Construction Services	167,000
Contingency	343,000
TOTAL	$ 4,250,000

Bowen Science Building—Remodel Core 2-500, Pharmacology Package 6, and Core 6-500, Physiology Package 3

Source of Funds: College of Medicine Gifts and Earnings and/or Income from Treasurer's Temporary Investments

Project Summary

	Amount	Date	Board Action
Permission to Proceed with Health Sciences Campus Plan		May 1996	Approved
Bowen Science Building—Remodeling for Physiology and Pharmacology			
Project Descriptions & Total Budgets (7)	$ 5,800,000	1997-1999	Approved
Bowen Science Building—Remodeling for Physiology and Pharmacology—Additional Renovations			
Permission to Proceed		March 2000	Approved
Architectural Selection (Rohrbach Carlson)		March 2000	Approved
Core 2-500, Pharmacology Package 6			
Project Description and Total Budget	1,715,000	Sept. 2000	Requested
Architectural Agreement (Rohrbach Carlson)	133,200	Sept. 2000	Requested
Core 6-500, Physiology Package 3			
Project Description and Total Budget	915,000	Sept. 2000	Requested
Architectural Agreement (Rohrbach Carlson)	75,200	Sept. 2000	Requested

The University requests approval of two project descriptions and budgets for the renovation of space in the Bowen Science Building for use by the Departments of Physiology and Pharmacology of the College of Medicine. (Renovation of space in Bowen Science Building is a component of the Health Sciences Campus Plan.) Previous projects to remodel space in the Bowen Science Building for the two departments have addressed approximately 69,000 net square feet at a cost of approximately $6 million.

The proposed additional renovation work includes 12,000 square feet for the Department of Pharmacology and 5,900 square feet for the Department of Physiology. The projects will include demolition and installation of new partitions, doors, fume hoods, and casework. Mechanical improvements will include the installation of new ductwork, electrical systems, and plumbing. In addition, the projects will remodel four existing restrooms to meet accessibility standards.

Project Budget

Core 2-500

Construction	$ 1,387,500
Design, Inspection and Administration	
Design and Construction Services	51,600
Consultants	137,000
Contingency	138,900
TOTAL	$ 1,715,000

Project Budget

Core 6-500

Construction	$ 742,100
Design, Inspection and Administration	
Design and Construction Services	32,100
Consultants	76,000
Contingency	64,800
TOTAL	$ 915,000

In addition to approval of the above budgets, the University requests approval of agreements with Rohrbach Carlson to provide design services as noted in the project summary.

Power Plant—Upgrade of Make-Up Water System
Source of Funds: Utilities Enterprise Improvement and Replacement Fund

Project Summary

	Amount	Date	Board Action
Project Description and Total Budget	$ 590,000	Sept. 2000	Requested
Engineering Agreement (Shive-Hattery)	65,000	Sept. 2000	Requested

This project will address safety and reliability issues with the make-up water system in the University Power Plant. The system, which was installed in the late 1980s, provides high purity water which is necessary for proper operation of the boilers.

Recently-identified system deficiencies include the need to replace the sulfuric acid storage tank due to normal system wear. The University has indicated that corrosion has reduced the thickness of the tank to approximately half of its original level; this is consistent with the expected rate for the age of the tank. According to the University, at this level of corrosion it is recommended that the tank be replaced.

The project will also provide additional safety provisions to contain and ventilate a sulfuric acid or caustic soda spill. In addition to addressing the various deficiencies, the project will provide improvements to the controls, instrumentation and miscellaneous piping. Permission to proceed with the project was not required since the project budget does not exceed $1,000,000.

The University requests approval to enter into an agreement with Shive-Hattery to provide design services for the project. The agreement provides for a fixed fee of $65,000, including reimbursables.

Project Budget

Construction	$ 475,000
Design, Inspection and Administration	
Consultants	65,000
Utilities Staff	35,000
Contingency	15,000
TOTAL	$ 590,000

University Hospitals and Clinics—Faculty and Staff Office and Locker Room Development
Source of Funds: University Hospitals Building Usage Funds

Project Summary

	Amount	Date	Board Action
Project Description and Total Budget	$ 531,250	Sept. 2000	Requested

This project will develop approximately 3,500 gross square feet of space on the fifth level of the Pappajohn Pavilion to provide faculty and staff offices for the Department of Anesthesia (3,000 gross square feet of renovated space) and a locker room to serve the Surgical Intensive Care Unit (500 gross square feet of completed shell space).

Permission to proceed with the project was not required since the project budget does not exceed $1,000,000.

Project Budget

Construction	$ 425,000
Design, Inspection and Administration	
Architectural/Engineering Support	42,500
Planning and Supervision	21,250
Contingency	42,500
TOTAL	$ 531,250

Nursing Building—Replace Domestic Water Piping
Source of Funds: Building Renewal Funds

Project Summary

	Amount	Date	Board Action
Project Description and Total Budget	$ 382,000	Sept. 2000	Requested

This project will replace the deteriorating, domestic water piping system in the Nursing Building. The piping was installed in 1971 when the building was constructed. Deficiencies in the system are causing high maintenance costs, compromised water quality, and water damage to some ceiling materials.

The project will replace 2,200 linear feet of galvanized domestic water piping with new copper or plastic piping; replace faucets and flush valves; repair approximately 9,000 square feet of ceiling material, and provide associated lighting improvements. The project will be phased to minimize disruption of academic activities.

Permission to proceed with the project was not required since the project budget does not exceed $1,000,000.

Project Budget

Construction	$ 301,684
Design, Inspection and Administration	
Design/Construction Services	43,100
Consultants	7,000
Contingency	30,216
TOTAL	$ 382,000

Power Plant—Rebuild Steam Tunnel
Source of Funds: Utilities Enterprise Improvement and Replacement Fund

Project Summary

	Amount	Date	Board Action
Project Description and Total Budget	$ 375,000	Sept. 2000	Ratification*
Engineering Agreement (Stanley Consultants)	40,000	Sept. 2000	Ratification*

*Approved by Executive Director in accordance with Board procedures.

This project will correct severe structural deficiencies in the north campus steam tunnel which connects to the Main Power Plant. The deficiencies were discovered during a recent project which provided improvements to an associated steam vault. Temporary shoring was installed, and it was necessary to begin immediate repairs to the steam tunnel to maintain reliable steam service to the campus.

Due to the urgent nature of the project, the University requested Executive Director approval of the project budget and engineering agreement. The work was authorized in accordance with Procedural Guide §9.01 which allows the Executive Director to take immediate action, subject to Board ratification, when failure to do so would have an adverse impact on institutional programs.

The project will include demolition, reconstruction and repair of approximately 60 feet of the steam tunnel. The agreement with Shive-Hattery will provide design services and construction technical assistance for the project at a fixed fee of $40,000.

Permission to proceed with the project was not required since the project budget does not exceed $1,000,000.

Project Budget

Construction	$ 285,000
Design, Inspection and Administration	
Consultants	40,000
Design/Construction Services	25,000
Contingency	25,000
TOTAL	$ 375,000

Medical Education and Biomedical Research Facility—Completion of Basement Level of East Wing

Source of Funds: Income from Treasurer's Temporary Investments, College of Medicine Gifts and Earnings, and/or Revenue Bonds

Project Summary

	Amount	Date	Board Action
Permission to Proceed with Health Sciences Campus Plan		May 1996	Approved
Project Description and Total Budget	$ 1,654,000	June 2000	Approved
Construction Contract Award (Knutson Construction Services Midwest)	1,054,000	Sept. 2000	Ratification*
Amended Project Budget	1,654,000	Sept. 2000	Requested

* Awarded by Executive Director in accordance with Board procedures.

This project will develop the animal care facility in the basement shell space of the east wing of the Medical Education and Biomedical Research Facility. The completed area will total approximately 5,700 net square feet of space.

The University requests Board approval of an amended budget for the project. The budget will include the addition of revenue bonds as a source of funds for the project. The University has indicated that this fund source was inadvertently omitted from the project description and budget approved by the Board in June 2000. The sale of a total of $28 million in University of Iowa Facilities Corporation Revenue Bonds to finance additional construction of the Medical Education and Biomedical Research Facility, including completion of the

basement level of the east wing, is scheduled for the September Board meeting.

The total budget amount and line items will remain unchanged from the budget approved by the Board in June 2000.

Project Budget

Construction	$ 1,471,000
Design, Inspection and Administration	36,000
Contingency	147,000
TOTAL	$ 1,654,000

Cleary Walkway/Market Street Development

The University requests approval of architectural agreements for the Honors Center and Careers Center, which will be constructed on the east side of the T. Anne Cleary Walkway between Market and Bloomington Streets (across from the Chemistry Building). The Honors Center, which will house the University's honors program and the Connie Belin and Jacqueline N. Blank International Center for Gifted Education and Talent Development, will be constructed on the north half of the site. The Careers Center, which is proposed to house expanded career counseling and placement services and other academic/ student service functions, will be developed on the south half of the site. The estimated project costs are approximately $10 million for each facility.

Honors Center (Cleary Walkway/Market Street Development)
Source of Funds: Gifts and Grants, and Income from Treasurer's Temporary Investments

Project Summary

	Amount	Date	Board Action
Cleary Walkway/Market Street Development			
Permission to Proceed		Oct. 1999	Approved
Honors Center			
Architectural Selection (Herbert Lewis Kruse Blunck)		Feb. 2000	Approved
Architectural Agreement—Site Planning (Herbert Lewis Kruse Blunck)	$ 100,500	April 2000	Approved
Architectural Agreement— (Herbert Lewis Kruse Blunck)	1,033,350	Sept. 2000	Requested

The University requests approval to enter into an agreement with Herbert Lewis Kruse Blunck to provide design services for the Honors Center. The agreement

will also review the feasibility of incorporating a below-grade parking facility into the project. (The University indicated with permission to proceed with the project that an underground parking facility might also be developed at the site.)

The agreement provides for a fee of $1,033,350, including reimbursables.

Careers Center (Cleary Walkway/Market Street Development)
Source of Funds: Private Gifts, and Other Sources to be Determined (if Needed)

Project Summary

	Amount	Date	Board Action
Cleary Walkway/Market Street Development			
Permission to Proceed		Oct. 1999	Approved
Careers Center			
Permission to Proceed		March 2000	Approved
Architectural Selection (Savage-Ver Ploeg & Associates)		March 2000	Approved
Architectural Agreement—Pre-Design and Programming Services (Savage-Ver Ploeg & Associates)	$ 41,408	Sept. 2000	Requested

The University requests approval to enter into an agreement with Savage-Ver Ploeg and Associates to provide pre-design and programming services for the Careers Center. The agreement provides for a fee of $41,408, including reimbursables.

University Hospitals and Clinics—Mental Health Clinical Research Center Office Development
Source of Funds: University Hospitals Building Usage Funds

	Project Summary			
	Amount		Date	Board Action
Project Description and Total Budget	$ 975,000		June 2000	Approved
Architectural Agreement (Rohrbach Carlson)	78,500	(est)	Sept. 2000	Requested

This project will renovate approximately 5,000 square feet of space on the second level of General Hospital to provide office space for faculty and staff associated with the Mental Health Clinical Research Center. The development of these office areas is necessary to accommodate the Center's growth in clinical research initiatives. The project will also include installation of a fire detection and protection system to bring this area of the General Hospital into compliance with fire codes. Upon completion of the project, a number of staff will relocate from the second level of the Pappajohn Pavilion, allowing this space to be developed into patient care facilities.

The University requests approval to enter into an agreement with Rohrbach Carlson to provide design services for the project. The agreement provides for a fee equal to 10 percent of actual construction costs (estimated at $780,000) for an estimated fee of $78,000, plus reimbursables not to exceed $500, for a total estimated fee of $78,500.

Institutional Roads—Hawkeye Athletic/Recreation Facilities Complex Roadway
Source of Funds: Institutional Roads

	Project Summary		
	Amount	Date	Board Action
Engineering Agreement (Shive-Hattery)	$74,235	Sept. 2000	Requested

The Hawkeye Athletic/Recreation Facilities Complex project will develop athletic and recreation facilities on the University's far west campus to meet the growing needs for student athletic and recreational space which cannot be accommodated on the main west campus. The facilities will be developed to serve men's and women's intercollegiate teams, recreational activities, and physical education, at a total cost of approximately $37 million.

The roadway for the complex is a separate project. It will be constructed from Mormon Trek Boulevard west to the entrance to the athletic/recreation complex, and then will connect with Hawkeye Park Road. A map which indicates the location of the roadway is included as Attachment C (page 26).

The project was included in the Institutional Roads program approved by the Board in July 2000. The University has indicated that the project description and budget will be submitted for Board approval later this fall after a portion of the engineering services for the project have been completed. Construction is expected to begin in the spring of 2001.

Health Sciences Campus Plan

The University requests approval of architectural amendments and an architectural agreement for Health Sciences Campus projects. Included are five amendments totaling $434,985 to the design agreement for various Health Science Campus facilities, and an agreement for bidding and construction administration services for landscaping the Health Sciences Campus.

Capital Plan for the Health Sciences Campus, Related Medical Education and Biomedical Research Facilities

Source of Funds: State Appropriations, Revenue Bonds, College of Medicine Gifts and Earnings, and Income from Treasurer's Temporary Investments

Project Summary

	Amount	Date	Board Action
Health Sciences Campus Plan			
Permission to Proceed		May 1996	Approved
Architectural Agreement (includes schematic landscape design services) (Payette Assoc., Boston, MA)	$ 3,750,700	Nov. 1996	Approved
Architectural Amendments #1-7	1,844,200		Approved
Architectural Amendment #8—Landscape Design Development and Construction Documents	423,000	Dec. 1999	Approved
Architectural Amendment #9	131,185	Sept. 2000	Requested
Architectural Amendment #10	92,000	Sept. 2000	Requested
Architectural Amendment #11	89,500	Sept. 2000	Requested
Architectural Amendment #12	55,900	Sept. 2000	Requested
Architectural Amendment #13	66,400	Sept. 2000	Requested

The agreement with Payette Associates provides construction phase design services for the Medical Education and Biomedical Research Facility, programming and schematic design services for the renovation of the Bowen Science Building Auditoriums 1 and 2, and schematic landscape design services for the total health sciences campus.

Prior approved amendments provided design services for finishing the east wing shell space of the Medical Education and Biomedical Research Facility; site development for the building; design services for telecommunications, audio-visual and lighting systems, vibration and acoustical analysis, and additional building code review; graphic signage design services for the Medical Education and Biomedical Research Facility; renovation of an additional auditorium in the Bowen Science Building; additional site visits and printing costs for bidding the Medical Education and Biomedical Research Facility; completion of design services for the Animal Care Facility; and additional landscape design services for the Health Sciences Campus. The University now requests approval of Amendments #9 through #13 to the design agreement with Payette Associates.

Amendment #9 ($131,185) will provide design services to complete shell space on levels 1 and 5 which will be used as reception and conference room areas, and for revisions to the design of the east wall of the east wing of the Medical Education and Biomedical Research Facility in preparation for construction of Building B which will connect at that point.

Amendment #10 ($92,000) will provide additional design services for the increased scope for the door hardware and security system for the Medical Education and Biomedical Research Facility.

Amendment #11 ($89,500) will provide additional design services related primarily to the upgrade of laboratory water systems for the Medical Education and Biomedical Research Facility.

Amendment #12 ($55,900) will provide for the re-design of the seating in both the 250 station auditorium and 125 station seminar room to integrate the power and data connections for the stations into the individual seating areas rather than the building infrastructure.

Amendment #13 ($66,400) will provide landscape design services for the area between Westlawn and Newton Road and for a memorial to Dr. Steindler on the Health Sciences Campus.

Health Sciences Campus Landscape Improvements—Phase 1
Source of Funds: Income from Treasurer's Temporary Investments and/or College of Medicine Gifts and Earnings

Project Summary

	Amount	Date	Board Action
Project Description and Total Budget	$ 990,000	June 2000	Approved
Construction Contract Award (McComas-Lacina Construction)	650,401	Sept. 2000	Ratification*
Landscaping Design Agreement—Bidding and Construction Administration—Phase I (Michael Van Valkenburgh Associates, Cambridge, MA)	48,200	Sept. 2000	Requested

* Awarded by Executive Director in accordance with Board procedures.

This is the first of three phases of the project to landscape the Health Sciences Campus. The landscaping work will develop quadrangle spaces and other features to create a sense of identity for the Health Sciences Campus. (The landscaping plan was presented to the Board at the June 2000 meeting.) The Phase 1 project will include landscaping the Newton Road corridor; removal of pavement and curbs along the decommissioned Newton Road and near the Medical Education Building; landscaping the sites of the Materials Management Facility and the Newton Road Parking and Chilled Water Facility; and revitalizing the landscape on the west side of Westlawn.

To date, the design work for landscaping the overall Health Sciences Campus has been provided by Payette Associates under the design agreement approved in November 1996 for various components of the Campus Plan (as indicated with the previous item for the Health Sciences Campus). Payette Associates has consulted with Michael Van Valkenburgh Associates for the landscape design services. Since the project budget has been developed for the Phase 1 landscaping work based on the design services completed to date, the University wishes to contract directly with Michael Van Valkenburgh Associates to provide bidding and construction administration services for the Phase 1 landscaping work. The agreement will provide for a fee of $48,200, including reimbursables.

University Hospitals and Clinics—Neuroimaging Laboratory Relocation
Source of Funds: University Hospitals Building Usage Funds

Project Summary

	Amount		Date	Board Action
Project Description and Total Budget	$ 440,000		June 2000	Approved
Architectural Agreement (Rohrbach Carlson)	35,700	(est)	Sept. 2000	Requested

This project will renovate approximately 2,000 gross square feet of space in the General Hospital to house the Department of Psychiatry's Neuroimaging Laboratory which will relocate from the Medical Education Building. The project will provide additional space for the Laboratory and will also include installation of a fire detection and protection system to bring this area of the General Hospital into compliance with fire codes. The vacated space in the Medical Education Building will provide classroom and office facilities for the College of Medicine.

The University requests approval to enter into an agreement with Rohrbach Carlson to provide design services for the project. The agreement provides for a fee equal to 10 percent of actual construction costs (estimated at $352,000) for an estimated fee of $35,200, plus reimbursables not to exceed $500, for a total estimated fee of $35,700.

University Hospitals and Clinics—Development of a Hospital Dentistry Institute
Source of Funds: University Hospitals Building Usage Funds

Project Summary

	Amount	Date	Board Action
Permission to Proceed		Sept. 1998	Approved
Program Statement		Feb. 1999	Approved
Schematic Design		Feb. 1999	Approved
Project Description and Total Budget	$ 4,020,000	Feb. 1999	Approved
Architectural Agreement (HLM Design of Northamerica)	223,850	April 1999	Approved
Revised Project Budget	4,457,625	April 2000	Approved
Construction Contract Award (McComas-Lacina Construction)	3,592,000	April 2000	Approved
Architectural Amendment #1	52,074	July 2000	Approved
Furnishings Design Agreement (Shive-Hattery)	35,500	Sept. 2000	Requested

This project will finish 15,000 square feet of space on the fifth level of the Pomerantz Pavilion for relocation of the Department of Hospital Dentistry from the General Hospital. The project will resolve various deficiencies with the department's existing space and permit expansion of existing services and development of new clinical initiatives.

The University requests approval to enter into an agreement with Shive-Hattery to provide design services for furnishing the Hospital Dentistry Institute. The agreement provides for a fee of $35,500, including reimbursables.

The purchase of the furnishings will be funded by UIHC operational accounts.

Institutional Roads—Highway 6 Pedestrian Overpass—Westlawn to International Center

Project Summary

	Amount	Date	Board Action
Project Description and Total Budget	$ 1,343,000	June 1999	Approved
Engineering Agreement (Shive-Hattery)	182,990	Sept. 1998	Approved
Engineering Amendment #1	30,016	July 1999	Approved
Revised Project Budget	1,746,000	March 2000	Requested
Construction Contract Award (Iowa Bridge and Culvert)	1,242,357	March 2000	Not Required*
Engineering Amendment #2	29,843	Sept. 2000	Requested

* Administered by City of Iowa City in accordance with Board of Regents / Department of Transportation Agreement

This project will provide a safe, accessible link between the Iowa Center for the Arts Campus and Health Sciences Campus. The project is funded by the Iowa Department of Transportation, the City of Iowa City, and Income from Treasurer's Temporary Investments.

The University requests approval of Amendment #2 to the engineering agreement with Shive-Hattery. The amendment will provide compensation for additional design services associated with the use of a utility ductbank rather than direct buried utility lines at the project site. The additional services include the design of the ductbank, the relocation of a water line, re-design of the roadway and traffic control drawings, utility load analysis, and the preparation of easement documents.

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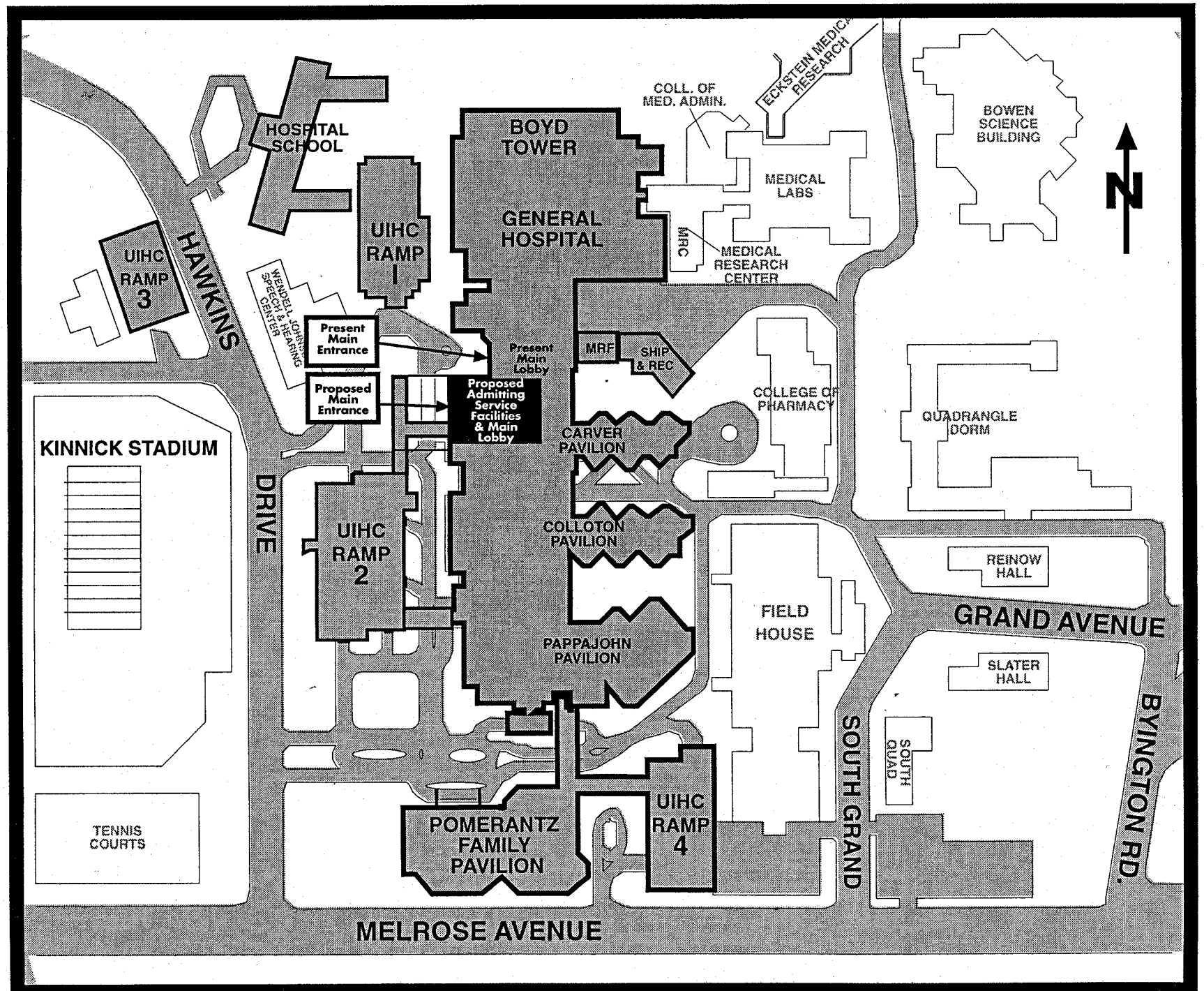
Included in the University's capital register for Board ratification are nine project budgets under $250,000, one amendment to an architect/engineer agreement which was approved by the University in accordance with Board procedures, 11 construction contracts awarded by the Executive Director, and the acceptance of 13 completed construction contracts. These items are listed in the register prepared by the University and are included in the Regent Exhibit Book.

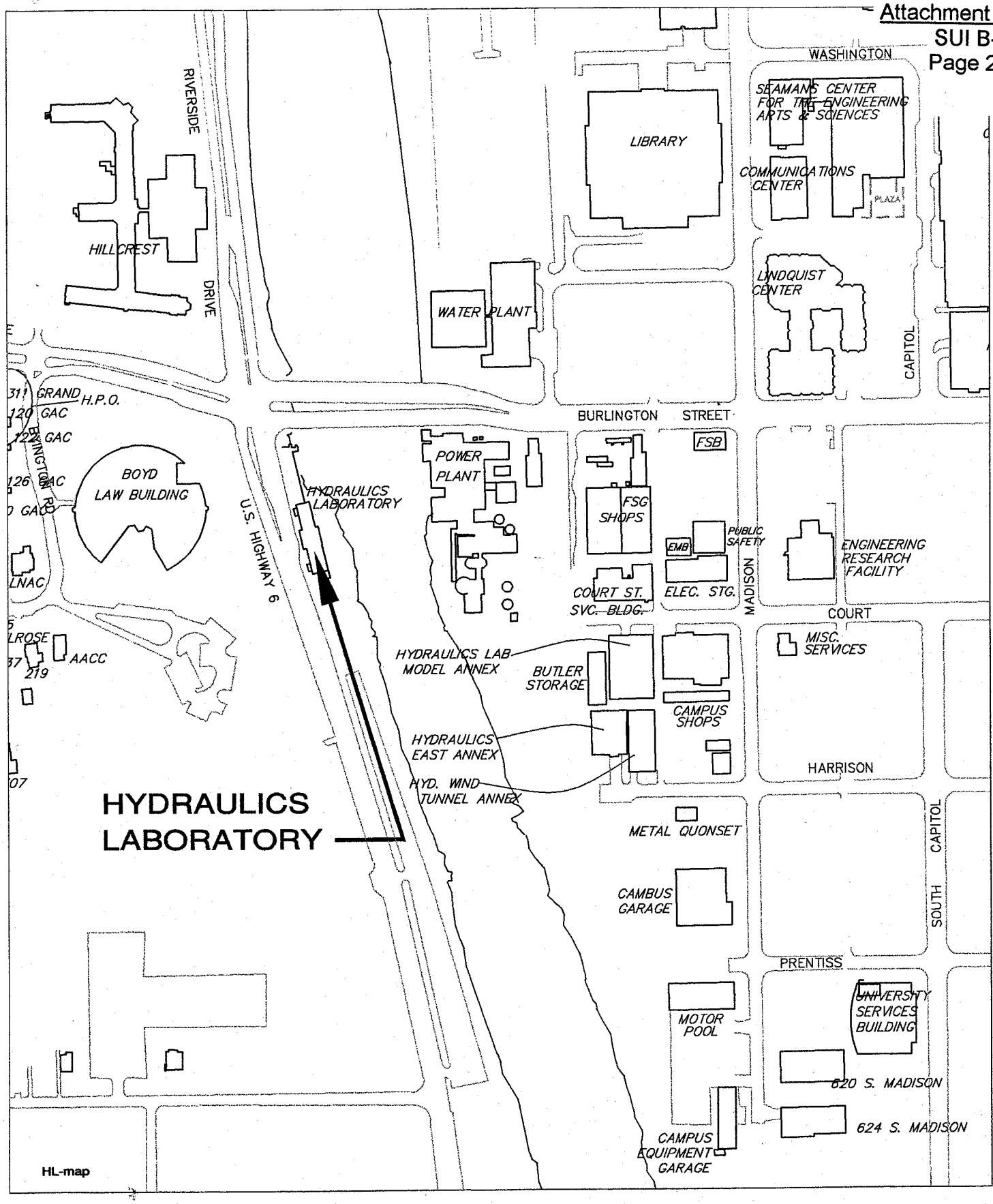
Sheila Lodge

Approved: Frank J. Stork

University of Iowa Hospitals and Clinics

PROPOSED ADMITTING SERVICE FACILITIES AND MAIN LOBBY





THE UNIVERSITY OF IOWA

LOCATION MAP

HYDRAULICS LABORATORY

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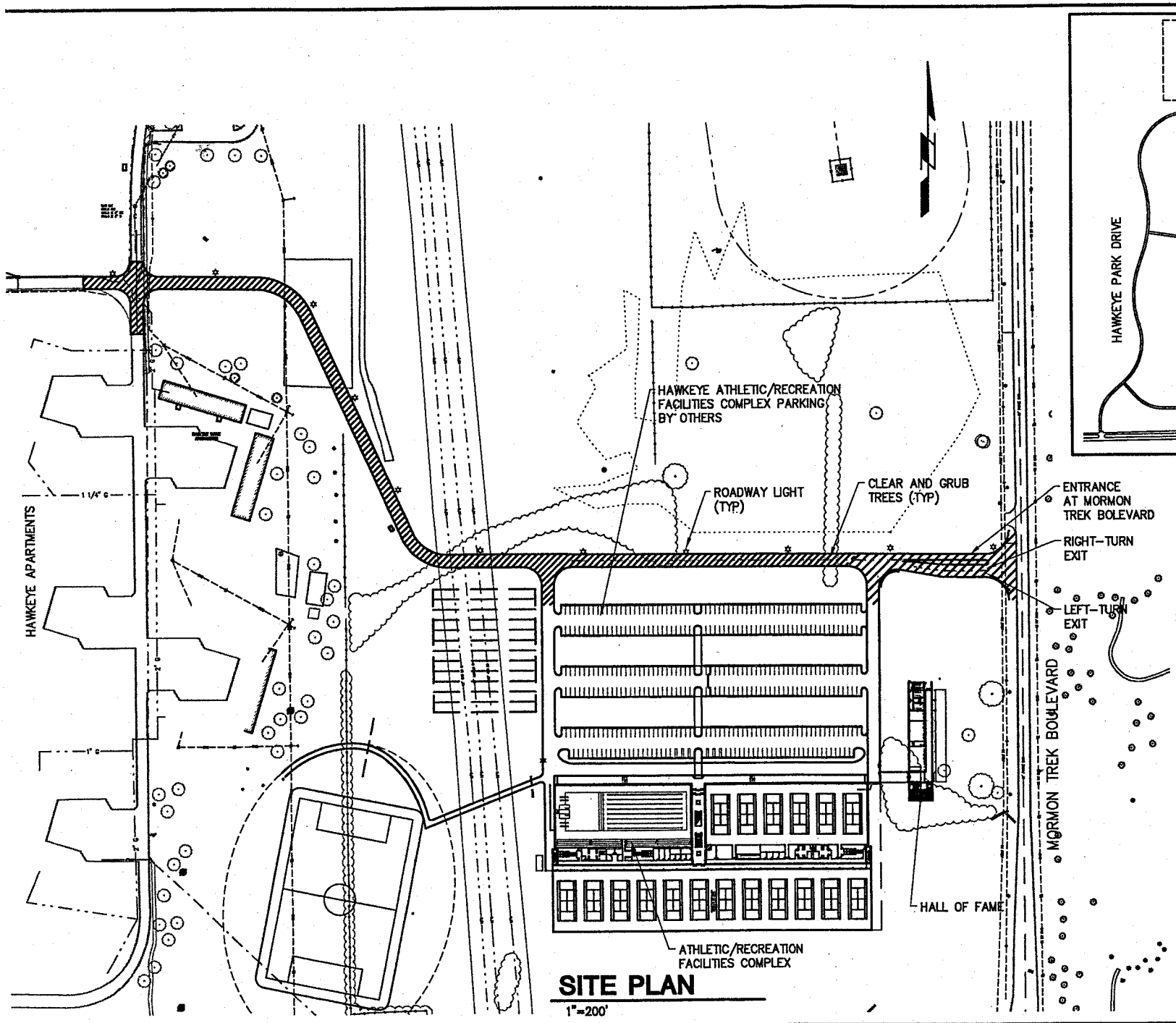
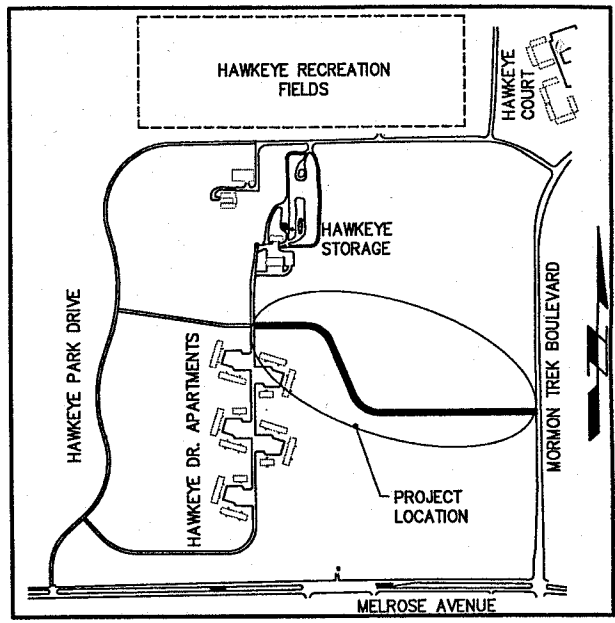
SCALE: 1" = 300'



SITE PLAN

1"=200'



LOCATION MAP