

Office of the President
September 20, 2005

Members, Board of Trustees:

CAPITAL CONSTRUCTION REPORT

Recommendation: that the capital construction report for the three months ending June 30, 2005 be accepted. This report refers only to projects that had activity within this quarter.

Background: Under House Bill 622 enacted in the 1982 session of the Kentucky General Assembly, the university is authorized to enter into architectural, engineering, and related consultant contracts for the purpose of accomplishing capital construction at the University of Kentucky.

For the period April 1, 2005 thru June 30, 2005:

There were no new contracts this quarter.

Three contracts were completed:

Project 1949.2	Infrastructure Utility Upgrade Phase I – Hospital Drive Steam Line Lagco Inc., \$753,988
Project 2145.1	Replace Steam and Condensate Pipe Finney Co., \$1,124,679
Project 2198.0	Electronic Access Rural Demonstration Project – College of Law (Phase I) Denham-Blythe Co. Inc., \$247,855

There were two amendments this quarter and eight change orders greater than \$25,000.

Action taken: Approved Disapproved Other _____

CAPITAL CONSTRUCTION CONTRACTS QUARTERLY ACTIVITY REPORT

This report contains capital projects that have a dollar scope value of \$400,000 and above. The projects are listed in alphabetical order and contain the project number, the dollar scope, a brief description of the project work and information pertaining to the primary consultant's contract and the primary contractor's contract. This information includes:

Consultant: This section contains the name of the consultant, the contract number, the original contract amount, the total number of amendments, the cumulative amendment amount, the revised contract amount, and a notes section. The notes section will describe, in bold face type, all amendments to the consultant's contract for the current quarter.

Contractor: This section contains the name of the contractor, the contract number, the original construction contract amount, the total number of change orders, the cumulative change order amount, the revised contract amount, information on the low, high and number of bids, the percent of the contract completed, and a section for notes. The notes section will describe, in bold face type, all change orders greater than \$25,000 for the current quarter.

CAPITAL CONSTRUCTION QUARTERLY ACTIVITY REPORT

Glossary

Amendment: refers to modifications or changes to the Consultant's contract with the University, usually the result of changes in the program or scope of a project caused by unforeseen conditions or at the request of the University.

Change Order: refers to modifications or changes to the Contractor's contract with the University, usually the result of conditions not anticipated by the contract documents, plans and/or specifications for the work.

Consultant: the entity, usually an architectural or engineering firm, with whom the University contracts and who has primary responsibility for providing services to design and to administer the contract for construction of a construction project. The prime consultant frequently employs the services of one or more sub-consultants in fulfilling its contractual obligation.

Contract administration: refers to the activities of the consultant during the construction phase of the project in which they verify that construction is in compliance with the requirements of the contract between the University and the contractor.

General Contractor: the entity, usually a general contractor but occasionally a trade contractor, with whom the University contracts and who has primary responsibility for completion the construction of a project. This "prime" contractor usually employs the services of various subcontractors (trade contractors) and vendors in fulfilling its contractual obligations.

Feasibility Study: refers to investigation, usually commissioned through an outside consultant, to advise the University of the merits of an anticipated construction project, and to evaluate and comment on matters such as need, probably cost, preliminary program issues, and so forth.

Gross square feet: the total area of the project, generally measured from the outside of exterior walls for all floors of the project, including mechanical spaces.

H.B.C.: refers to the Commonwealth of Kentucky Department of Housing, Buildings and Construction, the state agency having responsibility for review and approval of University construction projects to assure compliance with applicable building codes.

Penthouse: refers generally to the enclosure around roof mounted mechanical spaces in a project. Not considered occupied (or net assignable) space.

Percent complete: as used in the report refers to the expenditure to date divided by the total amount of the construction contract for the work.

Net assignable square feet: the usable area of the project excluding corridors, rest rooms, storage areas, mechanical spaces, etc.

Phase: The various stages of design and construction of a capital project, including:

- Programming phase: refers to the initial planning phase of a project, during which the University (with or without participation by a consultant) defines in detail the needs and requirements of a project. This program becomes the basis for consultant selection, fee negotiation, and design of the project.
- Schematic design (S/D or Phase 1): refers to the first formal phase of design by the consultant, in which a general design solution to project programmatic requirements is developed.
- Design development (D/D or Phase 2): refers to the second formal phase of design by the consultant, during which the schematic design is expanded to identify solutions to design issues in broad terms, sufficient to insure the stated programmatic needs can be met.
- Construction document phase (C/D or Phase 3): refers to the final phase of the design process in which the details and specific project requirements are identified and incorporated in a final set of biddable construction documents.
- Bidding phase: refers to the stage of a project during which proposals for construction are solicited, culminating in the award of one or more contracts for construction.
- Construction phase (or Phase 5): refers to the actual construction of the project by contractors.

Scope: The total estimated value of a capital project on completion, including all design, construction and administrative costs as well as the cost of capitalized furnishings and equipment.

Substantial Completion: refers to the time during construction, certified by the consultant, when the work is sufficiently complete for the University to occupy the facility for its intended use without significant interruption. Upon certification of substantial completion, the University assumes operational and maintenance responsibility and insurance liability for the project and the warranty period begins for most elements of the construction. Some work generally remains, including correction of minor punchlist items, before the work is certified finally complete.

Trade Contractor: Sub-contractors, or individual bid package contractors, who practice a specific, trade (electrical, painting, structural steel, for example)

Major Projects
Capital Project Management Division

Center for Pharmaceutical & Science Technology (CPST Bldg.)

The CPST operation will be located in the small buildings zone of the Coldstream Research Park. Some of the operation presently located on the 1st floor of the College of Pharmacy building will be relocated to the new operation in Coldstream. The project scope is \$12 million, CE&IC from Princeton NJ provided the bridging documents, and Messer Construction is the design/builder.

Project Status:

Building shell is being "dried-in". Site concrete is being poured and final grading is proceeding. Paving will be delayed until major equipment is delivered to avoid damage. Work has begun on the 'Manufacturing Core' installing ductwork and piping. All major manufacturing and clean utility equipment has been bid and ordered. In the next month the glass and glazing installation will be completed and Messer will initiate "Clean Construction" procedures in order to maintain an environment within the building that will allow clean air classifications as needed to meet design intent of the core spaces. Rough in mechanical systems and masonry walls will begin.

Construct Parking Structure

Project Description:

This project constructs two parking structures located on the University of Kentucky central campus. Virginia Avenue and Complex Drive were selected as the sites for these two structures. The structures house approximately 1,500 parking spaces and 10,000 sq. ft. of potential office space. The structures will serve mixed usage of students, faculty, staff and visitors.

Project Status:

Parking Structure #6 (Virginia Ave.):

Foundation work continued through the past month, which is roughly 99% complete. All gradebeams and columns on the first level are complete. The communications manhole has been completed and installation of the communication ductbank is 90% complete. The retaining wall along Press Avenue is complete. The elevator pit and foundation walls have been completed. Slab on grade pour 1B and 1C have been completed. Work for August will include Slab on Grade 1A and 1A office area, storm piping for 1D, Pour Slab on Grade 1D. Form and pour deck pour 2A and 2B. Storm piping along the west side of the structure and primary ductbank installation. A change order was executed to add a level to the structure during the construction phase.

Parking Structure #7 (Complex Dr.):

Progress during the last two weeks of June and first two weeks of July included the completion of level 3 supported deck on July 7, 2005. Stub columns at the top of the supported deck are complete as well. Bumper walls along the ramps are in progress. The supported stairs and landings at Stair A, B & C are in progress. Electrical sub-contractor is continuing rough-ins for garage lighting onto the supported decks. Mechanical sub-contractor will begin stacking the storm piping from the under-slab drainage system to the deck drains by the end of July. The new tennis courts were substantially complete the third week of July. The contractor has completed the supported stairs and landings at Stair A, B & C and the bumper-walls. The erection of the precast will begin in late August. Masonry has begun at the office complex and will progress to stair B and follow the installation of precast.

Design Patient Bed Tower – Hospital/Clinical Enterprise Master Plan

Project Description:

The Hospital's present patient bed tower is approximately 40 years old. Although the space served patients well, the infrastructure is aging, and the facility can not accommodate present anticipated technology. This project will provide the site location evaluation, building programming, planning, and design services for a new bed tower.

Project Status:

The project design team is lead by GBBN with major subcontracts with AM Kinney, Ellerbe-Becket, Staggs and Fisher, Affiliated Engineers, THP Limited as well as a number of specialty consultants. A contract has been executed for departmental level and detail programming, schematic design of the Hospital and Concourse as well as complete design services for the parking garage and related infrastructure. Groups that were established within the Medical Center community and throughout the campus have provided input into the gross program and master plan. The second round to include departmental level and detailed programming for the patient care facility is scheduled to begin in mid August and end in early December. During the same period design on the parking garage and infrastructure will continue on an accelerated schedule. The design schedule allows for beginning of the construction of the parking garage in late 2005 and the infrastructure in mid 2006.

Construct Patient Care Facility

Project Description:

This project will construct a new hospital addition to include patient beds, patient diagnostic and treatment areas, support areas, support facilities, medical equipment and infrastructure. This project also includes the replacement of the hospital parking garage and a connecting bridge to clear the site for the new hospital addition as well as land acquisition and utility relocation costs.

Project Status:

The bulk of the design work is proceeding under Project Number 2099.0 (Design Patient Bed Tower). The process of selecting the CM to play a leadership role in the construction for the project is underway. Qualifications were submitted on July 6th with oral presentations being given July 26th. The construction will be administered as a CM at Risk with GMPs. At this time GMP #1 will be the Virginia Ave. extension; GMP #2 is the parking garage; GMP #3 is the infrastructures package; GMP #4 is the demolition of the existing structure and foundations for the new hospital, GMP #5 will be the core and shell of the structure, and GMP #6 will be the interior fit up of the structure. The Construction Manager will play a significant role in the planning and scheduling of construction. As of this date, the construction of the parking garage is to begin in early 2006; the Virginia Ave. extension is scheduled to begin in the spring of 2006; the work associated with the infrastructure package is scheduled to begin in mid 2006, and the construction of the new hospital will begin in early 2007.

Electronic Access Rural Demonstration Project College of Law – Phase I

Project Description:

This demonstration project involves the development and installation of electronic access sites in rural locations, an electronic access information hub, and classroom and office improvements in the College of Law. The electronic access sites will provide remote access to the College of Law's virtual reference service and enhanced web site and will include dedicated interactive videoconferencing technology. The project involves upgrades to the College of Law infrastructure and renovation of College of Law facilities.

Project Status:

The project is currently under warranty and there is no change in the status.

4th Floor Fit-up BBSRB

Project Description:

This project will fit-up approximately 32,750 square feet in the currently "shelled space" on the fourth floor of the BBSRB Building. The fit-up will include wet bench laboratory space, support space, and dry computational labs. The University has received a federal grant award of \$3,685,000 from the National Center for Research Resources Extramural Research Facilities Improvement Program. The space will primarily be utilized by Pharmacology.

Project Status:

Phase 3 review meetings were held on July 18, 2005 at UK and comments were given to AM Kinney. A teleconference was scheduled with the NIH after they have completed their reviews. The Phase 3 construction cost estimate was reduced to \$7,667,000. The project is currently on schedule. It is planned to bid mid-September 2005, with substantial completion planned for mid-July 2006 and final completion planned for mid-August 2006.

Memorial Coliseum Expansion

Project Description:

The basketball practice facility consists of the addition of men's and women's basketball offices, practice facility, weight training, medical support, locker/shower, facilities ticket office, administrative offices, and minor renovation of existing locker rooms. The estimated total cost of the facility is \$30 million, consisting of the \$2.5 million for design plus \$27.5 million for construction. This project involves the design of a 92,300 square foot Basketball Practice Facility to enhance the University's ability to attract top student athletes. The new facility will alleviate scheduling problems at Memorial Coliseum and will provide amenities in line with other NCAA basketball facilities in the country. The practice facility will be connected to Memorial Coliseum, which is located near the intersection of Lexington Avenue and the Avenue of Champions, and will renovate 7,700 square feet to support volleyball, gymnastics, offices and ticketing. Sherman-Carter-Barnhart, Inc. is the prime architect for the project. They are working in conjunction with HNTB as the design architect, Staggs and Fisher as the M/E/P engineers, and the Structural Design Group as the structural engineer. Fuller, Mossbarger, Scott and May perform geotechnical and survey work for the project.

Project Status:

Bids were received, and, overall, were \$3.1M over budget. Value Engineering (VE) options have been identified to reduce the construction cost. RFP's were issued to the 2-3 low bid contractors for identified work categories to facilitate competitive negotiations, as per the model procurement code. Revised bids were submitted July 28th and the project is now back in budget.

Renovate Commonwealth Stadium Locker Room

Project Description:

This project will serve to expand and renovate the football team's defensive squad locker room to allow both offense and defense to gather in one space. Currently the two squads have separate locker rooms connected by a passageway. Restroom and shower facilities will be relocated. New HVAC systems, exhaust fans, lockers, ceiling treatments and floor coverings are included in this project.

Project Status:

Project is substantially complete.

Renovate Football Practice Field - Nutter Training Center

Project Description:

The project will involve implementation of a feasibility study completed in October of 2003 to renovate the football practice fields behind the Nutter Training Center. The existing fields are a "soil-based" natural turf (3 total) and the fourth is an artificial turf field. The project will be issued as a design/build RFP to install two (2) "sand-based" natural turf fields, one (1) synthetic turf field and remove the artificial turf covering on the artificial turf field so that it can be used as a parking lot. Miscellaneous associated work will include relocation of the existing camera/observation tower, new irrigation system for natural turf areas, new lighting for synthetic turf areas and adjacent natural turf areas, and miscellaneous electrical outlets, goal posts sleeves and timing clocks.

Project Status:

Work on the sand-based natural turf fields is complete as is sod for perimeter areas around these fields. All perimeter drainage systems are complete. Field lighting for synthetic rubber in-fill field is complete. All wiring for lighting and irrigation piping is complete and the controls for the irrigation system are operational. Removable goal posts have been installed for the sand based fields. Contractor has removed approximately 70% of the original carpet and padding from the astro-turf field in preparation for converting this field into a parking lot. Concrete curb for synthetic rubber in-fill field was installed the third week of July and interior drainage for this field is ongoing. The gravel sub-base was installed the last week of July and installation of the carpet and synthetic rubber in-fill material will begin in early August. Miscellaneous concrete pads began in early July and were completed by late July. Sod for the area around the new synthetic rubber in-fill field began in early August, and all other areas will be complete by mid-August.

Student Housing Facilities

Project Description:

In an effort to respond to issues related to students living off campus, the University has undertaken efforts to assess its campus housing. Consistent with the recently adopted UK Physical Development Campus Plan 2050 Final Report December 2002, the University is constructing new dormitories with 684 new beds. The dormitories will be configured with suites or semi-suite bedrooms and living areas. The dormitories will be located at sites as identified in the Phase 1 Housing-2010 Campus Plan. New housing will include common areas, student activity spaces, academics, food services, parking and central campus utilities.

Completion/occupancy scheduled for August 2005.

Project Status:

Building #1: The building was issued Substantial Completion on July 18, 2005. They will continue to finish punch items over the next few weeks.

Building #2: The building was issued Substantial Completion on July 18, 2005. They will continue to finish punch items over the next few weeks.

Building #3: The building was issued a temporary certificate of occupancy on July 19, 2005. They will continue to work on deficiencies noted in the temporary certificate of occupancy, punch list items and final completion items. The building was issued Substantial Completion on August 3, 2005.

Building #4: The building was issued a temporary certificate of occupancy on July 19, 2005. They will continue to work on deficiencies noted in the temporary certificate of occupancy, punch list items and final completion items. Site restoration continues. The building was issued Substantial Completion on August 2, 2005.

Student Housing - Kirwan/Blanding Commons Accessibility Upgrades

Project Description:

This \$555,000 project is part of the Student Housing authority. The Kirwan/Blanding Residence Complex was built prior to the enactment of "The Americans with Disabilities Act." Currently, there are no rooms within the Kirwan/Blanding Complex that accommodate a disabled student. The new Student Housing Facilities, being built east of the Kirwan/Blanding Complex, will be 100% accessible to disabled students. Students residing in the new housing facilities utilize the Kirwan/Blanding Commons for dining and food service; thus, the need arose to renovate the facility prior to completion of the new residential facility. The design consultant is James Potts Architects.

Project Status:

Installation of the elevator components completed in July. Elevator inspection and all other work in the restrooms were completed the last week in July. Final inspections are being coordinated.

Student Housing - Supporting Utility Plant Upgrades (Boiler/Chilled Water)

Project Description:

This project includes expanding the Virginia Ave. CUP to accommodate future expansion in steam and chilled water capacity. The project was established in support of the Student Housing Project.

Project Status:

A.M. Kinney of Cincinnati, the designer of record for the BBSRB Project, completed an analysis of various approaches to implement the project. The study included several program options containing a budget analysis of each option. Facilities and PPD personnel reviewed the study in an attempt to establish the most effective program for expenditure of the available funding. Issues regarding Title V permitting and establishment of infrastructure priorities as well as State budgetary considerations will play into the establishment of the final program. Further progress is dependent on decisions as to proper avenue for expenditure of funding in light of future projects.

Construct Student Health Facility

Project Description:

University Health Services will be an outpatient clinic to house University Health Services for students with support spaces and some administrative offices. This project will create additional space by constructing a new building of 65,000 gross square feet. The site will be in the courtyard framed by the Wethington Building, Warren Wright Medical Plaza and the Sanders Brown Center on Aging.

Project Status:

Interviews were held on June 23, 2005 and Omni Architects were selected as the prime consultant for this project. The contract has been finalized and programming and schematic design are underway.

Expand Cancer Infusion Suites - Hospital

Project Description:

This project is for the expansion of the chemotherapy infusion program into the 2nd floor of the Davis Millis portion of the Whitney Hendrickson Building. The existing infusion operation is located in the first floor of the same facility directly below the proposed expansion. The demand for chemotherapy infusion services has exceeded the available clinic space capacity causing patients to use inpatient facilities for outpatient services or to wait for needed treatments. The

renovation will also provide urgent treatment cancer services that are not currently provided by the cancer center. The space is connected to the Hospital's central chilled water and steam systems.

Project Status:

Stengel-Hill Architecture was selected as the Architectural Consultant on June 28, 2005. A fee was negotiated and a contract has been submitted. A meeting was held on July 14, 2005 between the users and design team to determine the scope of work. Schematic design meetings are ongoing.

Expand Emergency Services - Hospital

Project Description:

The project will consist of renovating sections of the existing 18,400 sf Emergency Room and may involve the annexation and renovation of space inside the existing Critical Care Center, or construction of new space in the courtyard next to the Emergency Room.

Project Status:

The program was completed on June 29, 2005. The project was advertised for consulting services on Monday June 27th and submittals were due on July 8, 2005. Four firms submitted: DCT, Stengel-Hill Architecture, URS and GBBN. The shortlist committee met on July 14, 2005 and determined that GBBN was the best firm for this project. Preliminary design work is progressing.

Expand Ophthalmology Clinic - Hospital

Project Description:

The project is for renovation and expansion of the existing Ophthalmology Clinic located in the Kentucky Clinic. Adjacent available space would be utilized for the expansion. The project will expand the existing operation into vacated space in the Kentucky Clinic as well as renovating the existing space. The expansion is needed to provide additional clinic space for the overcrowded Ophthalmology Department services. This expansion will allow for improvements in efficiency and in customer satisfaction within this clinic.

Project Status:

Hospital Administration is working with a programming consultant to assess needs for this project prior to the selection of a consultant.

Renovate Vivarium in Central DLAR Facility

Project Description:

This project will renovate the cage washing area, install a robotic cage washing system, and upgrade spaces to animal procedure rooms in the vivarium in the Combs Building. The Combs Cancer Research building is approximately 75,800 gross square feet. The building was constructed in 1987 and is in good condition. The facility consists of research labs, offices, lab support areas, animal care areas, and animal care support space. The building is heated with steam from the coal fueled central plants and the cooling is supplied from the central, electric generated, chilled water plants. The building's current use will not change as a result of this project.

Project Status:

Advertisement and selection of the design team is complete with the firm BHDP being selected. Negotiations are ongoing.

Upgrade Surgical Services

Project Description:

This project will renovate existing space to develop a Same Day Surgery Intake Unit; will relocate surgical offices adjacent to the operating rooms in the Critical Care Center to expand the Post Anesthesia Care Unit; will develop a Pre-op, PACU, and waiting space in the main hospital building dedicated to pediatric patients; and will renovate the 1st floor surgical waiting area. The current layout and size of unit causes numerous inefficiencies in the department. The amount of PACU beds is too few based on industry standards. This renovation will allow for improved operational efficiencies of the operating rooms and will provide for an improved patient experience with the development of the same day surgery intake unit. This space is connected to the Hospital's central chilled water and steam systems (coal or gas fired boilers chillers).

Project Status:

A programming meeting was held on June 28, 2005 with Hospital representatives, Ellerbe-Becket and GBBN to finalize the program based on earlier discussions. Further internal discussions to determine the best way to utilize the existing space and vacated space in the old Cath Labs (2nd floor ICU area) are underway. Upon approval of the final program, the project will be advertised for architectural consulting services for design.

CAPITAL CONSTRUCTION QUARTERLY ACTIVITY

Biomedical /Biological Sciences Research Bldg

Project Number: 1876.0

Project Description:

Scope: \$75,023,719

BBSRB is a state of the art facility for collaboration in research and graduate education in biological chemistry, genetics, molecular and cellular biology, neuroscience and related fields. This project was designed by A.M. Kinney and ZBA of Cincinnati and Venturi, Scott Brown of Philadelphia.

Consultant: A.M. Kinney

Contract # A001400

Original Contract Amount: \$5,600,000

Total Amendments to Date: 5

Cumulative Amendment Amount: \$814,079

Describe all amendments :

Revised Contract Amount: \$6,414,079

Amendment #A1, 12/11/01, an increase of \$485,742.00, was approved to provide consultant services to include the addition of a pedestrian bridge to the main campus, expanded Vivarium facilities and the addition of space for an amenity feature. **Amendment #2**, 10/8/02, an increase of \$204,750.00, was approved to provide for owner requested changes to the design during the construction document phase and for reimbursable expenses for printing and HB&C plan review fees. **Amendment #3**, 6/10/03, an increase of \$95,662, was approved for additional service during the Bidding Process which includes Specification and Bidding of a Boiler for the CUP, Revision of Division 1700 Specifications to current standards and analysis of multiple bid packages. **Amendment #4**, 3/9/04, an increase of \$20,425, was approved for additional design services as required to support application for a federal grant. This amendment was also for additional design services to redesign the spine due to the discovery of concealed utilities, and for the redesign of site work to accommodate the demolition of an existing building. **Amendment #5**, 03/08/2005, an increase of \$7,500.00 was approved for additional design services to upgrade/modify some of the electrical panels as a result of equipment and systems being moved in.

No amendments this quarter.

Contractor: Gilbane (Construction Manager At-Risk)

Note: This is 'CM-At-Risk' contract. The contracted amount will be increased as sub-contracts are bid and added. *Gilbane's contract was awarded by RFP process.

Contract # X203535

Original Contract Amount: \$60,301,023

Total Change Orders to Date: 245

Cumulative Change Order Amount: \$2,363,250

Low Bid:

Revised Contract Amount: \$62,664,273

High Bid:

Contract Percent Complete: 99%

Number of Bids:

Describe all change orders greater than \$25,000.00:

Change Order #27, 1/9/03, was approved for \$32,683 to delete Adscoc steam expansion joints from Specification 15121CUP. After bid, issues were discovered with one of the specified expansion joints, as such this manufacturer was eliminated from specification, resulting in additional cost for alternate joints. **Change Order #40**, 3/14/03 was approved for \$72,705 to incorporate revisions to pumping systems and valves. **Change Order #44**, 3/17/03, was approved for \$82,037 to change direct buried steam piping Multitherm 500 System Class A. This will provide a more durable protective jacket for steam piping. **Change Order #45**, 3/28/03, was approved for \$48,745 to revise circuit breaker specification and to relocate bus differential relays. **Change Order #49**, 4/8/03, was approved for \$42,430 to undercut BBSRB ground floor from column line 8 north as required due to unsuitable soils and uneven rock. **Change Order #59**, 5/20/03, was approved for \$87,614 because it was determined that certain portions of the plumbing design did not comply with the Kentucky HB&C requirements as interpreted by the reviewer. **Change Order #61**, 5/23/03, was approved for \$117,246 to revise the RO/DI water system in the BBSRB to increase the quality of water provided at the labs to a Level II. **Change Order #70**, 6/11/03, was approved for \$26,383 to revise routing of ductbanks east of CUP. **Change Order #71**, 6/11/03 was approved for \$35,484 to provide additional down leads for the Lightning Protection System required to obtain U.L. Listing. **Change Order #77**, 7/21/03, was approved for \$170,684 to revise the electrical switch gear and associated bus ducts. The feeds for the CUP were converted from the 4160V to 480V to accommodate operational safety considerations. **Change Order #89**, 8/22/03, was approved for \$112,333, to provide reimbursement for costs incurred as a result of the storm event on May 15, 2003. This was reimbursed thru the Builders Risk Insurance Policy held by the University. **Change Order #109**, 10/21/03, was approved for \$36,466 to provide temporary heating. **Change Order #110**, 10/21/03, was approved for \$57,460, to provide a resinous flooring system. **Change Order #120**, 11/24/03, was approved for \$47,518 to modify ground floor ceiling to a stud frame. **Change Order #121**, 12/3/03, was approved for \$25,793 to provide freezer monitoring. **Change Order #125**, 12/9/03, was approved for \$40,000 to modify concrete columns at bridge. **Change Order #135**, 1/21/04, was approved for \$116,760 for addition of ductwork to animal rooms. This CO provided dedicated exhaust for the caging systems being purchased for the DLAR facilities. Installation of this ductwork reduced the cost of the caging systems in excess of \$200,000. **Change Order #136**, 1/21/04, was approved for \$25,811 to revise HVAC layout in the Cafe. The space allowed in the original design was not sufficient for the services to be installed. **Change Order #140**, 1/21/04, was approved for

CAPITAL CONSTRUCTION QUARTERLY ACTIVITY

\$78,477 to provide Energex ceiling on the ground floor. This CO upgraded the ceiling in the DLAR facilities to allow for improved wash down, maintenance and disinfecting operations. Change Order #148, 2/24/04, was approved for \$30,000 to modify concrete columns at bridge. This CO covers corrective work to adjust concrete column height. The consultant will be back charged for this work as it resulted from incorrect instructions to the contractor. Change Order #150, 3/9/04, was approved for \$51,606 to provide chain link fencing, gates and accessories. This CO was to have been in site paving package that did not bid until April. The CO was issued to another trade contractor in maintain the construction schedule. Change Order #153, 3/30/04, was approved for \$57,806 to provide new intake ventilators, painted discharge grill and masonry wall. The original design did not provide sufficient intake air for the emergency generator. Change Order # 158, 04/09/04, was approved for \$41,023.00 to revise sitework Change order #161, 04/16/01, was approved for \$34,426 to add additional VAV's and associated ductwork to Imaging Suite. Change order #163, 04/28/04, was approved for -\$25,203 to credit funds approved for rework of bridge columns. Change order #226, 09/15/04, was approved for \$31,463 to relocate generator muffler/exhaust to exterior of building. The required size of the generator did not provide required headroom inside the building to install as originally indicated. Change order #237, 09/30/04, was approved for \$32,968 to provide cabling for elevator communications intercoms from each elevator in the BBSRB to the UK MC dedicated intercom system. Change Order #270, 03/07/05, was approved for \$36,381 to add gravity ventilators and smoke dampers at the elevator equipment rooms. No change orders greater than \$25,000 this quarter.

Center for Pharmaceutical & Science Technology (CPST Bldg.)

Project Number: 2163.0

Project Description:

Scope: \$12,000,000

The CPST operation will be located in the small buildings zone of the Coldstream Research Park. Some of the operation presently located on the 1st floor of the College of Pharmacy building will be relocated to the new operation in Coldstream.

Consultant: CE & IC / Lockwood Greene Engineers, Inc.

*Multiple consultants have been hired.

The \$ amounts represent the sum of all contracts.

Contract # A041040 / A051060	Original Contract Amount:	\$1,165,000
Total Amendments to Date: 1	Cumulative Amendment Amount:	\$17,500
Describe all amendments :	Revised Contract Amount:	\$1,182,500

Contract A051060, Amendment #1, 02/08/05, an increase of \$17,500.00, was approved to complete conceptual design and a cost estimate for the CPST Lexel Building alternative. Amendment #2, 06/14/05, an increase of \$12,400.00 was approved for additional design of roof drainage and revision of storm drainage.

Contractor: Messer Construction

* Messer's contract was awarded by RFP process.

Contract # X404999 & X504626	Original Contract Amount:	\$12,970,247
Total Change Orders to Date: 3	Cumulative Change Order Amount:	-\$4,669,771
Low Bid:	Revised Contract Amount:	\$8,300,476
High Bid:	Contract Percent Complete:	39%

Number of Bids:

Describe all change orders greater than \$25,000.00:

Change Order #1, 06/18/2004 , was approved for -\$4,622,955.00 to reduce the scope of the Design/Build Contract to eliminate the remaining design and construction of the "clean room" areas and building utilities. The manufacturing functions and equipment has changed due to the users' realignment of their processes. The University determined that redesign of the clean room spaces should be done outside of the design/build contract. Change Order #2, 04/21/05, was approved for -\$78,807.00 to eliminate all remaining interior work from current contract, and add under slab utilities, second floor structure for mechanical room and roof drainage. Change Order #3, 05/03/05, was approved for \$31,991.00, to provide and install an electrode conductor and quazite pull box into the electric room for future equipment connections.

CAPITAL CONSTRUCTION QUARTERLY ACTIVITY

Construct Parking Structure (PS #6 & #7)

Project Number: 2158.1

Project Description:

Scope: \$21,780,000

This project will construct two parking structures located on the University of Kentucky central campus. Virginia Avenue and Complex Drive were selected as the sites for these two structures. The structures house approximately 1,500 parking spaces and 10,000 sq. ft. of office space. The structures will serve a mixed use of students, faculty, staff and visitors.

Consultant: HNTB

Contract # A041060

Original Contract Amount: \$939,790

Total Amendments to Date: 1

Cumulative Amendment Amount: \$49,900

Describe all amendments :

Revised Contract Amount: \$989,690

Amendment #1, 7/13/04, an increase of \$49,900 was approved for design services and expenses for the re-design of the buildings' facades (materials & elevation design). **No amendments this quarter.**

Contractor: Messer Construction Co.

*Messer's contract was awarded by RFP process.

Contract # X501385

Original Contract Amount: \$18,227,000

Total Change Orders to Date: 18

Cumulative Change Order Amount: \$2,178,121

Low Bid:

Revised Contract Amount: \$20,405,121

High Bid:

Contract Percent Complete: 45%

Number of Bids:

Describe all change orders greater than \$25,000.00:

Change Order #2, 01/06/05, was approved for \$100,080.00 to provide for changes in the live load structural design of PS #6. **Change order #4, 02/23/05**, was approved for \$195,522.00 to include an additional tennis court and to modify grading and drainage. **Change order #5, 02/23/05**, was approved for -\$51,660.00 to delete the scope of all work associated with the basketball court addition originally planned. **Change order #11, 05/31/05, was approved for \$119,290.00 for revisions to underground domestic water and fire services at PS#6.** The KAWC owned line required new services, to be installed by their approved contractor, including a new vault in the KAWC easement along Virginia Ave. and a separate line to serve domestic water and fire service.

Change order #13, 05/31/05, was approved for \$1,797,284.00 to include an additional parking level to PS#6. The university recognized that additional parking will be necessitated by the upcoming construction of the Hospital Expansion project. The additional funding was made available by the UK Parking & Transportation Services.

CAPITAL CONSTRUCTION QUARTERLY ACTIVITY

Design Patient Bed Tower - Hospital [Clinical Enterprise Facilities Master Plan]

Project Number: 2099.0

Project Description:

Scope: \$10,000,000

The Hospital's present patient tower is approximately 40 years old. Although the space served patients well, the infrastructure is aging, and the facility can not accommodate present anticipated technology. This project will provide the site location evaluation, building programming, planning, and design services for a new bed tower.

Consultant: KSA and GBBN, Inc

*Multiple consultants have been hired.

The \$ amounts represent the sum of all contracts.

Contract # K04-137/A051130	Original Contract Amount:	\$978,160
Total Amendments to Date: 2	Cumulative Amendment Amount:	\$1,693,700
Describe all amendments :	Revised Contract Amount:	\$2,671,860

K04-137, Amendment #1, 01/11/05, an increase of \$121,000.00 was approved for additional work for a Traffic Study as well as a Parking Study.

A051130, Amendment #1, was approved on 05/10/05. This amendment for \$1,572,700 incorporates the agreements reached on the scope of services necessary to develop the Master Planning and Gross Programming through the year 2020 and the Detailed Programming for the first phase 1A of the project.

Contractor:

Contract # No Construction contracts awarded to date	Original Contract Amount:	
Total Change Orders to Date:	Cumulative Change Order Amount:	
Low Bid:	Revised Contract Amount:	
High Bid:	Contract Percent Complete:	

Number of Bids:

Describe all change orders greater than \$25,000.00:

Electronic Access Rural Demonstration Project College of Law - Phase I

Project Number: 2198.0

Project Description:

Scope: \$1,000,000

This demonstration project involves the development and installation of electronic access sites in rural locations, an electronic access information hub, and classroom and office improvements in the College of Law. The electronic access sites will provide remote access to the College of Law's virtual reference service and enhanced web site and will include dedicated interactive videoconferencing technology. The project involves upgrades to the College of Law infrastructure and renovation of College of Law facilities.

Consultant:

Contract # No Consultant contract awarded	Original Contract Amount:	
Total Amendments to Date:	Cumulative Amendment Amount:	
Describe all amendments :	Revised Contract Amount:	

Contractor: Denham-Blyth Co. Inc.

*Denham-Blyth's contract was awarded by RFP process.

Contract # X404392	Original Contract Amount:	\$223,525
Total Change Orders to Date: 8	Cumulative Change Order Amount:	\$24,330
Low Bid:	Revised Contract Amount:	\$247,855
High Bid:	Contract Percent Complete:	100%

Number of Bids:

Describe all change orders greater than \$25,000.00:

No change orders greater than \$25,000 this quarter.

CAPITAL CONSTRUCTION QUARTERLY ACTIVITY

Fit Up 4th Floor in BBSRB

Project Number: 2227.0

Project Description:

Scope: \$8,163,925

This project will fitup approximately 32,750 square feet in the currently "shelled space" on the fourth floor of the BBSRB Building. The fit-up will include wet bench laboratory space, support space, and dry computational labs. The University has received a federal grant award of \$3,685,000 from the National Center for Research Resources Extramural Research Facilities Improvement Program. The space will primarily be utilized by Pharmacology.

Consultant: A.M. Kinney

Contract # A051120

Original Contract Amount:

\$415,000

Total Amendments to Date:

Cumulative Amendment Amount:

Describe all amendments :

Revised Contract Amount:

\$415,000

No amendments this quarter.

Contractor:

Contract # No Construction contracts awarded to date.

Original Contract Amount:

Total Change Orders to Date:

Cumulative Change Order Amount:

Low Bid:

Revised Contract Amount:

High Bid:

Contract Percent Complete:

Number of Bids:

Describe all change orders greater than \$25,000.00:

Infrastructure Utility Upgrade Phase I - Hospital Drive Steam Line

Project Number: 1949.2

Project Description:

Scope: \$819,090

This project consists of replacing direct buried steam piping under Hospital Drive. Buried piping will be replaced between manholes and in stages. The east steam manhole will be demolished and rebuilt; the west steam manhole will have its roof replaced. Piping will be reworked in both manholes.

Consultant: Staggs & Fisher (Amendment to 1949.0 Contract)

Contract # A011180

Original Contract Amount:

\$67,600

Total Amendments to Date: 0

Cumulative Amendment Amount:

Describe all amendments :

Revised Contract Amount:

\$67,600

No amendments this quarter.

Contractor: Lagco

Contract # X501578

Original Contract Amount:

\$699,000

Total Change Orders to Date: 8

Cumulative Change Order Amount:

\$54,988

Low Bid: \$699,000

Revised Contract Amount:

\$753,988

High Bid: \$1,031,477

Contract Percent Complete:

100%

Number of Bids: 4

Describe all change orders greater than \$25,000.00:

Change Order #6, 12/01/2004, was approved for \$34,852.00 to provide intermediate pre-cast vault and revised section of steam pipe for offset over storm line that was found to be higher in elevation than originally anticipated. **No change orders greater than \$25,000 this quarter.**

CAPITAL CONSTRUCTION QUARTERLY ACTIVITY

Memorial Coliseum Expansion

Project Number: 2196.0

Project Description:

Scope: \$30,000,000

This project consists of the addition of men's and women's basketball offices, practice facility, weight training, medical support, locker/shower, facilities ticket office, administrative offices, and minor renovation of existing locker rooms. The estimated total cost of the facility is \$30 million, consisting of the \$2.5 million for design plus \$27.5 million for construction. This project involves the design of a 92,300 square foot Basketball Practice Facility to enhance the University's ability to attract top student athletes. The new facility will alleviate scheduling problems at Memorial Coliseum and will provide amenities in line with other NCAA basketball facilities in the country. The practice facility will be connected to Memorial Coliseum, which is located near the intersection of Lexington Avenue and the Avenue of Champions, and will renovate 7,700 square feet to support volleyball, gymnastics, offices and ticketing. Sherman-Carter-Barnhart, Inc. is the prime architect for the project. They are working in conjunction with HNTB as the design architect, Staggs and Fisher as the M/E/P engineers, and the Structural Design Group as the structural engineer. Fuller, Mossbarger, Scott and May perform geotechnical and survey work for the project.

Consultant: Sherman-Carter-Barnhart/HNTB

Contract # A041080

Original Contract Amount:

\$2,000,000

Total Amendments to Date: 0

Cumulative Amendment Amount:

Describe all amendments :

Revised Contract Amount:

\$2,000,000

No amendments this quarter.

Contractor: Messer Construction (CM @ Risk)

*Messer's contract was awarded by RFP process.

Contract # X502765

Original Contract Amount:

\$178,300

Total Change Orders to Date:

Cumulative Change Order Amount:

Low Bid:

Revised Contract Amount:

\$178,300

High Bid:

Contract Percent Complete:

Number of Bids:

Describe all change orders greater than \$25,000.00:

No change orders greater than \$25,000 this quarter.

CAPITAL CONSTRUCTION QUARTERLY ACTIVITY

Renovate Commonwealth Stadium Locker Room

Project Number: 2226.0

Project Description:

Scope: \$690,000

This project will serve to expand and renovate the football team's defensive squad locker room to allow both offense and defense to gather in one space. Currently the two squads have separate locker rooms connected by a passageway. Restroom and shower facilities will be relocated. New HVAC systems, exhaust fans, lockers, ceiling treatments and floor coverings are included in this project.

Consultant: James W. Potts Architects

Contract # A051000II Assn #4	Original Contract Amount:	\$30,000
Total Amendments to Date:	Cumulative Amendment Amount:	
Describe all amendments :	Revised Contract Amount:	\$30,000

No amendments this quarter.

Contractor: Eubank & Steele Construction

Contract # X503190	Original Contract Amount:	\$580,900
Total Change Orders to Date: 7	Cumulative Change Order Amount:	\$20,791
Low Bid: \$580,900	Revised Contract Amount:	\$601,691
High Bid: \$716,207	Contract Percent Complete:	90%

Number of Bids: 7

Describe all change orders greater than \$25,000.00:

No change orders greater than \$25,000 this quarter.

Renovate Football Practice Field - Nutter Training Center

Project Number: 2225.0

Project Description:

Scope: \$2,250,000

The project will involve implementation of a feasibility study completed in October of 2003 to renovate the football practice fields directly behind the Nutter Training Center. The existing fields are a "soil-based" natural turf (3 total) and the fourth is an artificial turf field. The project will be issued as a design/build RFP to install two (2) "sand-based" natural turf fields, one (1) synthetic turf field and remove the artificial turf covering on the artificial turf field so that it can be used as a parking lot. Miscellaneous associated work will include relocation of the existing camera/observation tower, new irrigation system for natural turf areas, new lighting for synthetic turf areas and adjacent natural turf areas and miscellaneous electrical outlets, goal posts sleeves and timing clocks.

Consultant: No Consultant contract awarded.

Contract #	Original Contract Amount:	
Total Amendments to Date:	Cumulative Amendment Amount:	
Describe all amendments :	Revised Contract Amount:	

Contractor: Sportsfields

*Sportsfields' contract was awarded by RFP process.

Contract # X502655	Original Contract Amount:	\$1,850,937
Total Change Orders to Date:	Cumulative Change Order Amount:	
Low Bid:	Revised Contract Amount:	\$1,850,937
High Bid:	Contract Percent Complete:	54%

Number of Bids:

Describe all change orders greater than \$25,000.00:

No change orders greater than \$25,000 this quarter.

CAPITAL CONSTRUCTION QUARTERLY ACTIVITY

Replace Steam and Condensate Pipe

Project Number: 2145.1

Project Description:

Scope: \$1,299,159

This project consists of a new utility tunnel under Limestone Avenue adjacent to the Peterson Service Building. There will be new concrete vaults on each side of Limestone Avenue connected to the utility tunnel.

Consultant: ZBA A031020F/Woolpert A051070

Contract # A031020F/A051070

Original Contract Amount:

\$54,700

Total Amendments to Date:

Cumulative Amendment Amount:

Describe all amendments :

Revised Contract Amount:

\$54,700

No amendments this quarter.

Contractor: Finney Company, Inc.

Contract # X501255

Original Contract Amount:

\$1,037,300

Total Change Orders to Date: 13

Cumulative Change Order Amount:

\$87,379

Low Bid: \$1,037,300

Revised Contract Amount:

\$1,124,679

High Bid: \$1,391,370

Contract Percent Complete:

100%

Number of Bids: 4

Describe all change orders greater than \$25,000.00:

No change orders greater than \$25,000 this quarter.

CAPITAL CONSTRUCTION QUARTERLY ACTIVITY

Student Housing Facilities

Project Number: 2153.0

Project Description:

Scope: \$44,170,000

In an effort to respond to issues related to students living off campus, the University has undertaken efforts to assess its campus housing. Consistent with the recently adopted UK Physical Development Campus Plan 2050 Final Report December 2002, the University is constructing new dormitories with 684 new beds. The dormitories will be configured with suites or semi-suite bedrooms and living areas. The dormitories will be located at sites as identified in the Phase 1 Housing-2010 Campus Plan. New housing will include common areas, student activity spaces, academics, food services, parking and central campus utilities. Completion scheduled for summer 2005.

Consultant: Ayers/Saint/Gross

Contract # A031090	Original Contract Amount:	\$545,000
Total Amendments to Date: 1	Cumulative Amendment Amount:	\$187,707
Describe all amendments :	Revised Contract Amount:	\$732,707

Amendment #1, 3/9/04, an increase of \$187,707, was approved for consultant fees to final review documents from design/builder and provide periodic construction observations. It also covered an increase in reimbursable services to employ a Geotechnical Consultant during foundation construction. **No amendments this quarter.**

Contractor: Messer Construction

* Messer's contract was awarded by RFP process.

Contract # X404699	Original Contract Amount:	\$33,775,000
Total Change Orders to Date: 76	Cumulative Change Order Amount:	\$1,480,206
Low Bid:	Revised Contract Amount:	\$35,255,206
High Bid:	Contract Percent Complete:	91%

Number of Bids:

Describe all change orders greater than \$25,000.00:

Change Order # 8, 05/18/04, was approved for \$37,340.37 for 15kV feed from manhole to Copperstown transformer. **Change Order #11**, 05/18/04, was approved for \$30,018.45 for gas line replacement and relocation. **Change Order #15**, 06/17/04, was approved for \$75,900.00 for construction of structural tunnel and manhole as outlined by Fuller, Mossbarger, Scott, and May. **Change Order #18**, 06/29/04, was approved for \$48,755.00 for relocation of domestic water and domestic water pit. **Change Order #26**, 08/16/04, was approved for \$28,246.94 for addition of walls to enclose the electrical room from the rest of the mechanical room. **Change Orders #28 & #29**, 08/18/04, were approved for finishes in all public areas - \$223,000.00 for addition of wood flooring and \$64,800.00 for carpet. **Change Order #31**, 08/30/04, was approved for \$102,452.00 for hardware changes to install 16 new automated door openers. **Change Order #37**, 10/19/04, was approved for -\$30,312.32 as a window credit for changes requested by UK. **Change Order #46**, 12/01/04, was approved for -\$86,594.00 for a landscape change/deduct. The landscaping will be coordinated by the UK Grounds department. **Change Order #58**, 03/08/05, was approved for \$39,644.55 for the change from a solid retractable wall to a glass accordion partition wall in the lounges of buildings 1, 2 and 3 for visibility in the lobby classroom area. **Change Order #63 & #64**, 04/05/05, were approved for \$96,839.00 and \$80,845.00 respectively, for revisions of the South and North Site Sidewalks. These revisions include additional sidewalks, revised sidewalk locations, thicken pavement and additional planting curbs to benefit the long term use and care of these new facilities. **Change Order #66**, 04/25/05, was approved for \$58,425.31 for the installation of student mailboxes in each of the four new residence halls. **Change Order #67**, 04/25/05, was approved for \$32,716.35 for additional Life Safety Devices for the South Site to meet the UK Fire Marshall's requirements.

CAPITAL CONSTRUCTION QUARTERLY ACTIVITY

Student Housing - Kirwan/Blanding Commons Accessibility Upgrades

Project Number: 2153.2

Project Description:

Scope: \$555,000

This project is part of the "Student Housing Facilities" authority. The Kirwan/Blanding Residence Complex was built prior to the enactment of "The Americans with Disabilities Act." Currently, there are no rooms within the Kirwan/Blanding Complex that will accommodate a disabled student. The new Student Housing Facilities, being built east of the Kirwan/Blanding Complex, will be 100% accessible to the disabled. Students residing in the new housing facilities will utilize the Kirwan/Blanding Commons for dining and food service; thus, the need to renovate the facility prior to completion of the new residence facilities.

Consultant: James Potts Architects

Contract # A041110

Original Contract Amount:

\$48,700

Total Amendments to Date: 0

Cumulative Amendment Amount:

Describe all amendments :

Revised Contract Amount:

\$48,700

No amendments this quarter.

Contractor: Spectrum Contracting Services, Inc.

Contract # X501131

Original Contract Amount:

\$446,555

Total Change Orders to Date: 2

Cumulative Change Order Amount:

\$14,906

Low Bid: \$446,555

Revised Contract Amount:

\$461,461

High Bid: \$579,786

Contract Percent Complete:

76%

Number of Bids: 5

Describe all change orders greater than \$25,000.00:

No change orders greater than \$25,000.00 this quarter.

Student Housing - Supporting Utility Plant Upgrades

Project Number: 2153.3

Project Description:

Scope: \$1,275,000

This project includes expanding the Virginia Ave. CUP to accommodate future expansion in steam and chilled water capacity. The project was established in support of the Student Housing Project.

Consultant: AM Kinney

Contract # A041000GG

Original Contract Amount:

\$26,315

Total Amendments to Date: 0

Cumulative Amendment Amount:

Describe all amendments :

Revised Contract Amount:

\$26,315

No amendments this quarter.

Contractor: English Boiler & Tube Inc.

*English Boiler's contract was awarded by RFP process.

Contract # X500192

Original Contract Amount:

\$245,155

Total Change Orders to Date:

Cumulative Change Order Amount:

Low Bid:

Revised Contract Amount:

\$245,155

High Bid:

Contract Percent Complete:

98%

Number of Bids:

Describe all change orders greater than \$25,000.00:

No change orders greater than \$25,000.00 this quarter.

CAPITAL CONSTRUCTION QUARTERLY ACTIVITY

Upgrade Fume Hoods - LC - Life Safety (Research Bldg. #3)

Project Number: 2201.0

Project Description:

Scope: \$532,000

The scope of work to be performed in this project includes installation of strobic fans, combination eyewash/showers and securing of hood sashes, installation of sprinklers throughout the building, the replacement of 30" X 60" ceiling tiles, and enclosing of the 2 stairwells.

Consultant: Biagi, Chance, Cummins, London and Titzer

Contract # A041020K

Original Contract Amount:

\$23,700

Total Amendments to Date: 0

Cumulative Amendment Amount:

Describe all amendments :

Revised Contract Amount:

\$23,700

No amendments this quarter.

Contractor: Tri State Fire Protection

Contract # X405017

Original Contract Amount:

\$170,000

Total Change Orders to Date:

Cumulative Change Order Amount:

Low Bid: \$170,000

Revised Contract Amount:

\$170,000

High Bid: \$204,800

Contract Percent Complete:

97%

Number of Bids: 3

Describe all change orders greater than \$25,000.00:

No change orders greater than \$25,000 this quarter.
