

MINUTES
STATE BUILDING COMMISSION
April 9, 2015

The State Building Commission met this day at 8:15 a.m. in House Hearing Room 29 of the Legislative Plaza, Nashville, Tennessee, with the following members and Departments present. Lieutenant Governor Ron Ramsey called the meeting to order at 8:15 a.m. and requested action on the following matters as presented by State Architect Peter Heimbach.

MEMBERS PRESENT

Vice-Chairman Ron Ramsey, Lieutenant Governor
Beth Harwell, Speaker of the House of Representatives
Tre Hargett, Secretary of State
David Lillard, State Treasurer

MEMBERS ABSENT

Chairman Bill Haslam, Governor
Larry Martin, Commissioner, Department of Finance and Administration
Justin Wilson, Comptroller of the Treasury

ORGANIZATION

- Department of Environment and Conservation
- Tennessee Historical Commission
- Department of Correction
- Tennessee State Veterans Homes Board
- Military Department
- Department of Economic & Community Development
- Department of General Services
- Department of Finance and Administration
- Tennessee Board of Regents
- State Building Commission

PRESENTER

Commissioner Bob Martineau
Executive Director Patrick McIntyre
Commissioner Derrick Schofield
Commissioner Many-Bears Grinder
General Max Haston
Chief of Staff Ted Townsend
Compliance Director Ted Hayden
State Architect Peter Heimbach
n/a
State Architect Peter Heimbach

OTHER PARTICIPANTS

James McLaren, Adams & Reese, LLP

DEPARTMENT OF ENVIRONMENT AND CONSERVATION

Statewide

Requested Action: Approval of a revision in project budget and source(s) of funding

Project Title: State Parks Playground Equipment

Project Description: Upgrades to six parks. Six grants - one for each park. Design and specifications provided by in-house consultants.

SBC Number: 126/000-03-2013

Total Project Budget: \$800,000.00

| | | | | | | |
|---------------------------------|---------------------|---------------------|---------------------|-------|---------------------|-----|
| Source of Funding: | <u>Original</u> | <u>Change</u> | <u>Revised</u> | | | |
| | \$500,000.00 | \$ 0.00 | \$500,000.00 | 13/14 | CurrFunds-CapImprov | (A) |
| | 0.00 | 300,000.00 | 300,000.00 | | LWCF Grant | (F) |
| Original Project Budget: | <u>\$500,000.00</u> | | | | | |
| Change in Funding: | | \$300,000.00 | | | | |
| Revised Project Budget: | | | \$800,000.00 | | | |

Comment: Grant funding will be added to the project for playground equipment at six parks. Multiple playgrounds at each park will be upgraded with this funding. No project at any one park will exceed \$150,000. The following State parks will receive upgrades:

- Chickasaw State Park
- Falls Creek Falls State Park
- Mousetail Landing State Park
- Norris Dam State Park
- T.O. Fuller State Park
- South Cumberland State Park

Previous Action: 07/11/2013 SBC Approved project

SBC Minutes: 04/09/2015 SBC Approved a revision in project budget and source of funding.

DEPARTMENT OF ENVIRONMENT AND CONSERVATION

Henry Horton State Park, Chapel Hill, Marshall County, Tennessee

Requested Action: Approval for TDEC to directly procure construction services for a portion of the project

Project Title: Turf Replacement

Project Description: Replace greens and practice putting areas.

SBC Number: 126/051-01-2015

Total Project Budget: \$325,000.00

Source of Funding: \$325,000.00 06/07 CurrFunds-CapImprov (R)

Comment: This approval is for acquisition and installation of special dwarf Bermuda grass for golf greens using TDEC purchasing authority as outlined in TCA 11-3-112. TDEC will be procuring this as a sole source.

Previous Action: 03/12/2015 SBC Approved project using Agency Resources & Best Value alternative delivery method.

Minutes: 04/09/2015 SBC Approved TDEC to directly procure construction services for a portion of the project.

TENNESSEE HISTORICAL COMMISSION

Statewide

Requested Action: Approval of a project, budget, scope and source(s) of funding

Project Title: Historic Sites Improvements and Maintenance

Project Description: To provide historic sites acquisition, improvements, maintenance and interpretation.

SBC Number: 160/000-01-2015

Total Project Budget: \$500,000.00

Source of Funding: \$500,000.00 13/14 CurrFunds-CapImprov (A)

Comment: This is a 13/14 line-item in the capital budget. Funds from this project will be used in lieu of Tennessee Historical Commission operating funds in land transactions 14-04-012 and 13-08-030 which were previously approved by the Executive Subcommittee on May 19, 2014 and September 23, 2013. The remaining funds will be used for interpretation exhibits.

| | | | |
|----------------|-----------|----------------|---------------------|
| Orman Building | 14-04-012 | \$160,000(est) | Approved 05/19/2014 |
| Camp Blount | 13-08-030 | \$250,000 | Approved 09/23/2013 |

The Orman Building is adjacent to the James K. Polk Home located in Columbia.

Minutes: 04/09/2015 SBC Approved a project, budget, scope and source of funding.

DEPARTMENT OF CORRECTION

West Tennessee State Penitentiary, Henning, Lauderdale County, Tennessee

Requested Action: Approval of a project, budget, scope, source(s) of funding utilizing Agency Resources for design and Job Order Contract to perform the work

Project Title: Soil Stabilization

Project Description: Repair of damaged culverts, drainage bank stabilization, installation of drainage piping, disturbed area restoration, and all associated work.

SBC Number: 142/022-01-2015

Total Project Budget: \$ 175,000.00

Source of Funding: \$ 35,922.01 07/08 CurrFunds-CapMaint/SentAct (R)
139,077.99 08/09 CurrFunds-CapMaint/SentAct (R)

Comment: The Job Order Contract is being requested due to weather related conditions. This project is being done to prevent further erosion and damage due to weather events and storm water runoff.

Minutes: 04/09/2015 SBC Approved a project, budget, scope and sources of funding utilizing Agency Resources for design and Job Order Contract to perform the work.

TENNESSEE STATE VETERANS HOMES BOARD

Tennessee Veterans Home, Cleveland, Bradley County, Tennessee

Requested Action: Presentation and approval of the Early Design Phase, as presented by The Lewis Group, and to award a contract to the best evaluated proposer for a Construction Manager/General Contractor

Project Title: Tennessee Veterans Home - Cleveland

Project Description: Construct a 108-bed intermediate and skilled care nursing facility for the veterans of Tennessee. Project to include all related work.

SBC Number: 680/001-01-2012

Total Project Budget: \$40,345,020.00

Current Project Funding:
(if not fully funded) \$11,205,000.00

| | | | | |
|---------------------------|-----------------|-------|---------------------|-----|
| Source of Funding: | \$ 1,020,000.00 | | City & County Funds | (O) |
| | 60,000.00 | | Gift-in-Place | (O) |
| | 3,100,000.00 | 2012 | GO Bonds CapImprov | (A) |
| | 25,000.00 | | TSVHB OpFunds | (O) |
| | 3,000,000.00 | | Gifts | (O) |
| | 4,000,000.00 | 14/15 | CurrFunds CapImprov | (A) |

Comment: Seven proposals were received on March 16, 2015. The Notice of Intent to award was sent on March 30, 2015 naming Rentenbach Constructors, Inc. as the best evaluated proposer. The protest period ends April 6, 2015.

Previous Action:

| | | |
|------------|-----|--|
| 10/11/2012 | SBC | Approved full planning; gift in place, RFP for CM/GC |
| 11/19/2012 | ESC | Selected designer (The Lewis Group) |
| 01/10/2013 | SBC | Recognized bond proceeds |
| 06/13/2013 | SBC | Revised budget, scope & funding |
| 12/12/2013 | SBC | Revised funding |
| 07/10/2014 | SBC | Revised funding & Total Project Budget |

Minutes: 04/09/2015 SBC Approved the Early Design Phase as presented and award to Rentenbach Constructors, Inc. as Construction Manager/General Contractor.

DEPARTMENT OF MILITARY

Readiness Center, Smyrna, Rutherford County, Tennessee

Requested Action: Approval to cancel the project

Project Title: Building 500 Restroom Renovations

Project Description: Construct men's and women's ADA accessible restrooms, janitor's closet, associated utility infrastructure improvements, remediation as required and all related work.

SBC Number: 361/079-01-2015

Total Project Budget: \$0.00

| | | | | |
|--------------------------|-----------------|----------------|----------------|-------------------------|
| Source of Funding: | <u>Original</u> | <u>Change</u> | <u>Revised</u> | |
| | \$250,000.00 | (\$250,000.00) | \$0.00 | Federal Funds (NGB) (F) |
| Original Project Budget: | \$250,000.00 | | | |
| Change in Funding: | | (\$250,000.00) | | |
| Revised Project Budget: | | | \$0.00 | |

Comment: Project is being cancelled so that it can be accomplished under the federal procedures through Tennessee United States Property and Fiscal Office.

Previous Action: 03/12/2015 SBC Approved project

Minutes: 04/09/2015 SBC Approved cancellation of project.

DEPARTMENT OF MILITARY

Report Item

The Department disclosed the following project to be constructed using federal procedures through Tennessee's United States Property and Fiscal Office (USPFO). This project is approved for and in receipt of federal funding.

In order to utilize federal funding, all work must be awarded before September 30, 2015.

Smyrna, TN – Readiness Center

- Building 500 Restroom Renovations \$250,000

DEPARTMENT OF ECONOMIC AND COMMUNITY DEVELOPMENT

Statewide

Requested Action: Approval of an amendment to the grant

Project Title: Wacker Chemie AG

Project Description: Grant to The Southeast Tennessee Development District for Wacker Chemie AG.

SBC Number: 529/000-01-2010

Total Project Budget: \$100,300,000.00

Source of Funding:

| | | | |
|-----------------|-------|----------------------|-----|
| \$ 7,300,000.00 | 09/10 | CurrFunds-CapImprov | (A) |
| 56,900,000.00 | 2009 | G.O. Bonds CapImprov | (A) |
| 5,200,000.00 | 11/12 | CurrFunds-CapImprov | (A) |
| 29,400,000.00 | 2011 | G.O. Bonds CapImprov | (A) |
| 1,500,000.00 | 11/12 | ECD Operating Funds | (A) |

Comment: The grant will be amended to extend the term by one year to June 30, 2016. It is anticipated that the grant will be fully expended by the end of this year and closed out by June of 2016.

Previous Action:

| | | |
|------------|-----|-------------------------|
| 03/11/2010 | SBC | Approved grant |
| 09/08/2011 | SBC | Revised scope & funding |

Minutes:

| | | |
|------------|-----|----------------------------------|
| 04/09/2015 | SBC | Approved amendment to the grant. |
|------------|-----|----------------------------------|

DEPARTMENT OF GENERAL SERVICES

Ellington Agriculture Center, Nashville, Davidson County, Tennessee

Requested Action: Approval of a revision in scope, project budget and source(s) of funding

Project Title: Campus Upgrades – Interior Renovations

Project Description: Provide interior *and* entry upgrades to existing buildings on the Ellington Agricultural Center Campus.

SBC Number: 100/000-03-2014

Total Project Budget: \$3,901,761.66

| | | | | | | |
|--------------------|-----------------|---------------|----------------|-------|-------------------------------|-------|
| Source of Funding: | <u>Original</u> | <u>Change</u> | <u>Revised</u> | | | |
| | \$ 300,000.00 | \$ 0.00 | \$ 300,000.00 | 13/14 | FRF CurrFunds-CapMaint | (A) |
| | 2,840,000.00 | 0.00 | 2,840,000.00 | 12/13 | FRF CurrFunds-CapMaint | (A) |
| | 98,661.66 | 0.00 | 98,661.66 | 11/12 | FRF CurrFunds-CapMaint/Energy | (A/R) |
| | 0.00 | 413,100.00 | 413,100.00 | | FRF Reserves | (R) |
| | 0.00 | 250,000.00 | 250,000.00 | 08/09 | ADA Funds | (R) |

Original Project Budget: \$3,238,661.66

Change in Funding: \$663,100.00

Revised Project Budget: \$3,901,761.66

Comment: This action will add entry upgrades to accommodate accessibility and additional lighting renovations.

Previous Action: 07/10/2014 SBC Approved project
08/04/2014 ESC Selected designer (Goodwyn Mills Cawood)

Minutes: 04/09/2015 SBC Approved a revision in scope, project budget and sources of funding.

DEPARTMENT OF GENERAL SERVICES

R.S. Gass Complex, Nashville, Davidson County, Tennessee

Requested Action: Approval of a revision in project budget and source(s) of funding

Project Title: R.S. Gass Lab Paving & Site Repairs

Project Description: Repair, maintenance, seal coat, restriping and all related work at the R.S. Gass Complex.

SBC Number: 529/020-01-2014

Total Project Budget: \$900,000.00

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|--------------------------|---------------------|---------------------|---------------------|-------|------------------------|-------|
| Source of Funding: | <u>Original</u> | <u>Change</u> | <u>Revised</u> | | | |
| | \$690,000.00 | \$ 0.00 | \$690,000.00 | 14/15 | FRF CurrFunds-CapMaint | (A/R) |
| | 0.00 | 210,000.00 | 210,000.00 | 14/15 | FRF OperFunds (501.02) | (A) |
| Original Project Budget: | <u>\$690,000.00</u> | | | | | |
| Change in Funding: | | \$210,000.00 | | | | |
| Revised Project Budget: | | | \$900,000.00 | | | |

Comment: Additional funding is needed to meet the designer's estimate.

Previous Action: 07/10/2014 SBC Approved a project
08/04/2014 ESC Selected designer (Hethcoat & Davis)

Minutes: 04/09/2015 SBC Approved a revision in project budget and sources of funding.

DEPARTMENT OF GENERAL SERVICES

Statewide

Requested Action: Approval to extend the contract for an additional 12 months

Project Title: Job Order Contract - FRF

Project Description: Provide a Job Order Contract (JOC) with a method by which alterations, changes, repairs, renovations, maintenance projects and related work are accomplished at State facilities on a work order basis.

SBC Number: 529/000-01-2013

Total Project Budget: \$2,600,000.00

| | | | |
|---------------------------|----------------|-----------------------|-------|
| Source of Funding: | \$1,000,000.00 | FRF OperFunds | (A) |
| | 750,000.00 | Various Agency Funds | (A/O) |
| | 750,000.00 | Various Project Funds | (A/O) |
| | 100,000.00 | 14/15 ADA Funds | (A) |

Comment: This request is to extend the contract to include June 1, 2015 through May 31, 2016. This will be the third year of the contract.

Previous Action:

| | | |
|------------|-----|---------------------------------------|
| 03/14/2012 | SBC | Approved issuance of RFP |
| 04/11/2013 | SBC | Referred to ESC with authority to act |
| 04/22/2013 | ESC | Approved award to Dillingham & Smith |
| 04/16/2014 | SBC | Revised funding |
| 11/13/2014 | SBC | Revised funding |

Minutes: 04/09/2015 SBC Approved extension of contract for an additional 12 months.

DEPARTMENT OF GENERAL SERVICES

Statewide

Requested Action: Approval to extend to contract for an additional 12 months

Project Title: Job Order Contract - Statewide

Project Description: Provide a Job Order Contract (JOC) with a method by which alterations, changes repairs, renovations, maintenance projects and related work are accomplished at State facilities on a work order basis.

SBC Number: 460/000-01-2013

Total Project Budget: \$2,750,000.00

| | | | |
|---------------------------|----------------|-----------------------|-------|
| Source of Funding: | \$1,250,000.00 | Various Agency Funds | (A/O) |
| | 1,250,000.00 | Various Project Funds | (A/O) |
| | 250,000.00 | 14/15 ADA Funds | (A) |

Comment: This request is to extend the contract to include June 1, 2015 through May 31, 2016. This will be the third year of the contract.

Previous Action:

| | | |
|------------|-----|---|
| 03/14/2013 | SBC | Approved issuance of RFP |
| 04/11/2013 | SBC | Referred to ESC with authority to act |
| 04/22/2013 | ESC | Approved award to RL Alvarez Construction |
| 04/16/2014 | SBC | Revised funding |
| 11/13/2014 | SBC | Revised funding |

Minutes: 04/09/2015 SBC Approved extension of contract for an additional 12 months.

DEPARTMENT OF GENERAL SERVICES

Statewide

Requested Action: Approval of a revision in source(s) of funding

Project Title: Management Assistance

Project Description: Provide departments and entities various management assistance and consulting services relating to management of capital projects statewide.

SBC Number: 529/000-05-2008

Total Project Budget: \$23,756,000.00

| Source of Funding: | <u>Original</u> | <u>Change</u> | <u>Revised</u> | | | |
|--------------------------|------------------------|----------------|------------------------|-------|------------------------|-----|
| | \$ 850,000.00 | \$0.00 | \$ 850,000.00 | 06/07 | CurrFunds-CapMaint | (A) |
| | 500,000.00 | 0.00 | 500,000.00 | 10/11 | CurrFunds-CapMaint | (A) |
| | 1,000,000.00 | 0.00 | 1,000,000.00 | 11/12 | CurrFunds-CapMaint | (A) |
| | 100,000.00 | 0.00 | 100,000.00 | | FRF Reserves | (R) |
| | 1,876,000.00 | 0.00 | 1,876,000.00 | | FRF Reserves | (R) |
| | 100,000.00 | 0.00 | 100,000.00 | 12/13 | DGS OpFunds Preplan | (A) |
| | 1,000,000.00 | 0.00 | 1,000,000.00 | 13/14 | CurrFunds-CapMaint | (A) |
| | 12,200,000.00 | (1,250,000.00) | 10,950,000.00 | | Various Project Funds | (O) |
| | 3,730,000.00 | 0.00 | 3,730,000.00 | 12/13 | CurrFunds-CapMaint | (A) |
| | 1,000,000.00 | 0.00 | 1,000,000.00 | 14/15 | CurrFunds-CapMaint | (A) |
| | 400,000.00 | 0.00 | 400,000.00 | 14/15 | DGS OpFunds Preplan | (A) |
| | 750,000.00 | 0.00 | 750,000.00 | 14/15 | FRF OpFunds(501.03) | (A) |
| | 250,000.00 | 0.00 | 250,000.00 | | Various Agency OpFunds | (A) |
| | 0.00 | 1,250,000.00 | 1,250,000.00 | 08/09 | CurrFunds-CapMaint | (R) |
| Original Project Budget: | \$23,756,000.00 | | | | | |
| Change in Funding: | | \$0.00 | | | | |
| Revised Project Budget: | | | \$23,756,000.00 | | | |

Comment: Funding is being reallocated to accommodate needs.

Previous Action:

| | | |
|------------|-----|---|
| 12/11/2008 | SBC | Approved issuance of RFP |
| 12/22/2008 | ESC | Discussion |
| 04/08/2010 | SBC | Allocated funding; award contract |
| 08/19/2010 | SBC | Rescinded Faith Gould & approved PB Americas |
| 04/12/2012 | SBC | Deferred at agency's request |
| 05/10/2012 | SBC | Revised funding |
| 07/12/2012 | SBC | Revised funding |
| 09/18/2012 | SBC | Revised funding |
| 09/12/2013 | SBC | Revised funding; extended contract |
| 03/13/2014 | SBC | Revised Total Project Budget; extended contract |
| 07/10/2014 | SBC | Revised funding |
| 08/21/2014 | SBC | Revised funding |
| 03/12/2015 | SBC | Revised funding |

Minutes: 04/09/2015 SBC Approved a revision in source of funding.

Bid Activity Report

1) Reelfoot Lake State Park

(New Cabins)

SBC Project No. 126/084-01-2009

Bid Target: \$3,450,000.00

M.A.C.C. \$3,622,500.00

Bid date: 4/1/2015

SBC Action: No action required

DEPARTMENT OF FINANCE AND ADMINISTRATION

Tourism Development Zone, Memphis, Shelby County, Tennessee

Requested Action: **Approval of the Graceland Mansion and associated development as a Qualified Public Use Facility and approval of the Graceland Tourism Development Zone**

Project Title: Graceland Tourism Development Zone

SBC Number: 529/000-03-2015

Comment: Under TCA 7-88-108(b) the State Building Commission shall “review and approve or disapprove” an application for a Qualified Public Use Facility (QPUF) after certification of a Tourism Development Zone (TDZ). The QPUF includes: (a) the Graceland Mansion; (b) the Archive Theater; (c) the Guest House at Graceland hotel; (d) Elvis, Past, Present and Future multi-use facility; and (e) other developments on the 120-acre Graceland campus. The TDZ consists solely of the 120-acre Graceland campus.

The Department of Finance and Administration, in consultation with the Departments of Tourist Development and Economic & Community Development, has reviewed the application and finds it to be in compliance. The debt service and amortization schedules will be reviewed and approved by the Commissioner of F&A.

Minutes: 04/09/2015 SBC James McLaren of Adams & Reese, LLP, provided a summary of the request and project. Secretary Hargett asked what additional investment the clients would be making. Mr. McLaren responded that the hotel is about \$95 million and the retail center is between \$30-\$40 million. Secretary Hargett thanked and commended him for a well thought-out plan, and said he was glad to support it. Treasurer Lillard asked, for the record, if the project had been approved by the Department of Finance and Administration, pursuant to the statute. Peter Heimbach responded that it had, and added that the Departments of Tourist Development and Economic & Community Development had been consulted on the approval. The Commission approved the Graceland Mansion and associated development as a Qualified Public Use Facility and the Graceland Tourism Development Zone.

TENNESSEE BOARD OF REGENTS

On behalf of the Tennessee Board of Regents, State Architect Peter Heimbach stated that the following bids required no action.

Bid Activity Report

- 1) **Tennessee State University, Nashville**
(Campus Elevator Replacements)
SBC Project No. 166/001-01-2014
Bid date: 04-01-2015
Macc: \$1,210,000
SBC Action: No action required

- 2) **Pellissippi State Community College, Knoxville**
(Division Street Campus Codes and Repairs)
SBC Project No. 166/032-01-2014
Bid date: 04-01-2015
Macc: \$435,600
SBC Action: No action required

- 3) **Tennessee Technological University, Cookeville**
(Hooper Eblen Seating and Handrail Updates)
SBC Project No. 166/011-11-2014
Bid date: 04-01-2015
Macc: \$2,040,000
SBC Action: No action required

STATE BUILDING COMMISSION

Minutes of Meeting of State Building Commission

- 1) Approved the Minutes of the State Building Commission meeting held on March 12, 2015.

Report of Items Approved by Office of the State Architect

- **Change Orders** which result in a net aggregate increase or decrease in excess of 10% of the original contract sum, or which exceed an individual change order item in an amount in excess of \$500,000 (in accordance with Item 6.04(C)(3) of the *SBC By-Laws, Policy & Procedures*)

| | | | | |
|----|--|-----------------------|---|--------------------------|
| 1) | State Procurement Agency: | STREAM | User Agency: | Department of Correction |
| | Location: | STSRCF Bledsoe County | | |
| | Project Title: | Kitchen Renovation | | |
| | SBC Project No: | 142/013-02-2009 | | |
| | Designer: | Upland Design Group | Contractor: | King Construction Group |
| | Construction Completion %: | 100% | Targeted Substantial Completion: | 8/18/2014 |
| | Change Order No. | 5 | Comment: Hidden Conditions | |
| | Change Order Amount: | \$49,114.06 | Install wall coating system | |
| | Change Order Percentage: | 6.15% | | |
| | Cumulative Percentage: | 10.50% | | |
| | <u>Approved Project Funding</u> | | <u>After This Change Order</u> | |
| | Original Bid Target: | \$798,900 | | |
| | Base Contract Amount: | \$798,900 | Revised Contract Amount: | \$882,802.82 |
| | Contingency: | \$84,000 | Remaining Undedicated Funds: | \$49,211.23 |
| | | | | |
| 2) | State Procurement Agency: | STREAM | User Agency: | General Services |
| | Location: | Andrew Johnson Tower | | |
| | Project Title: | Roof Replacement | | |
| | SBC Project No: | 529/078-01-2012 | | |
| | Designer: | Gobbell-Hays Partners | Contractor: | Maxwell |
| | Construction Completion %: | 100% | Targeted Substantial Completion: | 12/15/2014 |
| | Change Order No. | 1 | Comment: Cost Efficiencies | |
| | Change Order Amount: | (\$136,052) | Credit back for concrete repairs. | |
| | Change Order Percentage: | 17.33% | | |
| | Cumulative Percentage: | 17.33% | | |
| | <u>Approved Project Funding</u> | | <u>After This Change Order</u> | |
| | Original Bid Target: | \$850,000 | | |
| | Base Contract Amount: | \$785,200 | Revised Contract Amount: | \$649,148 |
| | Contingency: | \$85,000 | Remaining Undedicated Funds: | \$149,800 |

3) **State Procurement Agency:** TN Board of Regents **User Agency:** Southwest TN Community College
Location: Memphis
Project Title: Union Campus Mechanical Systems Updates
SBC Project No: 166/033-01-2011
Designer: Smith Seckman Reid **Contractor:** Damon-Marcus Co
Construction Completion %: 91% **Targeted Substantial Completion:** 3/11/2015
Change Order No. 3 **Comment: Hidden Conditions**
Change Order Amount: (\$5,873.03) Credit back for labor for installing controls and dampers
Change Order Percentage: (0.65)
Cumulative Percentage: 11.47
Approved Project Funding **After This Change Order**
Original Bid Target: \$1,060,000
Base Contract Amount: \$903,892 **Revised Contract Amount:** \$1,007,534.50
Contingency: \$102,500 **Remaining Undedicated Funds:** \$155,002.46

4) **State Procurement Agency:** TN Board of Regents **User Agency:** Southwest TN Community College
Location: Memphis
Project Title: Union Campus Mechanical Systems Updates
SBC Project No: 166/033-01-2011
Designer: Smith Seckman Reid **Contractor:** Damon-Marcus Co
Construction Completion %: 96% **Targeted Substantial Completion:** 7/9/2015
Change Order No. 4 **Comment: Codes**
Change Order Amount: \$2,126.47 Smoke detectors installed in mechanical rooms of three buildings.
Change Order Percentage: 0.24%
Cumulative Percentage: 11.7%
Approved Project Funding **After This Change Order**
Original Bid Target: \$1,060,000
Base Contract Amount: \$903,892 **Revised Contract Amount:** \$1,009,660.97
Contingency: \$102,500 **Remaining Undedicated Funds:** \$152,875.99

• **Sole Source / Proprietary Procurement**

1) **Location:** University of Tennessee Knoxville
Project Title: Parking Garage – Volunteer Blvd & Pat Head Summitt Dr
SBC No. 540/009-17-2007
Type: Sole Source
Comment: T2 has provided UTK's parking management solutions since 1999 with almost \$1M total investment. Consolidation of technical support and customer services to one vendor will help minimize ongoing costs for both systems.

- **Projects Not Requiring SBC Approval** which are not in excess of the \$500,000 threshold for major maintenance, and are not funded in whole or part by bond proceeds or residual proceeds from bond funding (in accordance with Item 2.01 of the *SBC By-Laws, Policy & Procedures*)

- 1) **State Procurement Agency:** STREAM
User Agency: General Services
Location: Central Surplus Warehouse - 6500 Centennial
Project Title: LED Retrofit
Project Description: Replace lighting fixtures with LED fixtures to save energy & maintenance costs
SBC Project No. 529/000-05-2014
Total Project Budget: \$239,960
Source of Funding: 13/14 FRF Current Funds-Capital Maintenance
Comment: Report cancellation of project with scope to be accomplished by other methods.

- 2) **State Procurement Agency:** STREAM
User Agency: General Services
Location: THP Ezell Pike Service Center
Project Title: LED Retrofit
Project Description: Replace lighting fixtures with LED fixtures to save energy & maintenance costs
SBC Project No. 502/027-01-2014
Total Project Budget: \$174,700
Source of Funding: 13/14 FRF Current Funds-Capital Maintenance
Comment: Report cancellation of project with scope to be accomplished by other methods.

- 3) **State Procurement Agency:** STREAM
User Agency: General Services
Location: Ellington Agricultural Center
Project Title: LED Retrofit Porter Building
Project Description: Replace lighting fixtures with LED fixtures to save energy & maintenance costs
SBC Project No. 100/000-02-2014
Total Project Budget: \$413,100
Source of Funding: 13/14 FRF Current Funds-Capital Maintenance
Comment: Report cancellation of project with scope to be accomplished by other methods.

- 4) **State Procurement Agency:** Tennessee Board of Regents
User Agency: Jackson State Community College
Location: Jackson
Project Title: Restroom Renovations
Project Description: Renovate student/common restrooms in the Nelms Classroom Building, Gymnasium and Science Building.

SBC Project No. 166/019-01-2015
Total Project Budget: \$250,000
Source of Funding: Plant Funds (Non-Auxiliary)

- 5) **State Procurement Agency:** Tennessee Board of Regents
User Agency: Northeast State Community College
Location: Blountville
Project Title: Gray Campus Code and HVAC Updates
Project Description: Correct code deficiencies and update the HVAC system.
SBC Project No. 166/038-01-2015
Total Project Budget: \$250,000
Source of Funding: 13/14 Current Funds-Capital Maintenance

- **Designer Additional Services** for when an individual project exceeds 20% of the designer's fee for basic services, or when an individual additional services approval amount exceeds \$100,000 (in accordance with Item 6.08 of the *SBC By-Laws, Policy & Procedures*)

- 1) **Project:** North Data Center Building Systems Update, Phase 2
SBC No. 529/031-01-2011
Designer: Centric Architecture
Amount: \$17,092
Explanation: Material revisions to the drawings required by revision of code

- 2) **Project:** North Data Center Building Systems Update, Phase 2
SBC No. 529/031-01-2011
Designer: Centric Architecture
Amount: \$10,850
Explanation: Material revisions to the drawings required by revision of code

Other Business

There being no further business the meeting adjourned at 8:35 a.m.

* * * * *

Approved:



Tre Hargett
Secretary, State Building Commission
Secretary of State