

MINUTES
STATE BUILDING COMMISSION
March 14, 2013

The State Building Commission met this day at 11:00 a.m. in House Hearing Room 30 of the Legislative Plaza, Nashville, Tennessee, with the following State Building Commission members and Departments present. Lieutenant Governor Ramsey called the meeting to order at 11:01 a.m. and requested action on the following matters as presented by State Architect Bob Oglesby.

Tennessee Board of Regents
Department of Transportation
Department of Intellectual & Developmental Disabilities
Department of Mental Health /Substance Abuse Services
Department of Correction
Department of General Services
State Building Commission

Chancellor John Morgan
Deputy Commissioner Paul Degges
Commissioner Jim Henry
Assistant Commissioner Heather Gundersen
Commissioner Derrick Schofield
Executive Director Peter Heimbach
State Architect Bob Oglesby

STATE BUILDING COMMISSION MEMBERS PRESENT

Vice-Chairman Ron Ramsey, Lieutenant Governor
Mark Emkes, Commissioner, Department of Finance and Administration
Justin Wilson, Comptroller of the Treasury
David Lillard, State Treasurer

STATE BUILDING COMMISSION MEMBERS ABSENT

Chairman Bill Haslam, Governor
Beth Harwell, Speaker of the House of Representatives
Tre Hargett, Secretary of State

OTHERS PRESENT

Bob Oglesby, State Architect
Georgia Martin, Office of the State Architect
Jonathan Rummel, Secretary of State's Office
Jordan Young, Lt Gov Ramsey's Office
Joy Harris, Treasurer's Office
Melinda Parton, Comptroller's Office
Bruce Davis, Legislative Budget Office
Genie Whitesell, Attorney General's Office
Janie Porter, Attorney General's Office
Diane Uhler, Tennessee Board of Regents
John Carr, Dept of Finance and Administration
Penny DiPiazza, Department of General Services
Dick Tracy, Tennessee Board of Regents

Crystal Collins, THEC
Chris Tarnacki, THEC
Jim Dixey, Department of General Services
Tom Robinson, Department of Correction
Cleve Salmon, Department of General Services
Marcos Makohon, Department of General Services
Matt Ingham, Department of General Services
Mike Morrow, Department of Finance and Administration
Kent Brummett, Department of Intellectual & Developmental Disabilities
Jason Hartman, Department of Finance and Administration

Tony Guzzi, Ladies Hermitage Association
Alan Durham, Department of Transportation
Charles King, Department of Transportation
Missy Marshall, Department of Intellectual &
Developmental Disabilities
Steve Berry, Department of General Services
Tami Robison, Department of General Services
Mark Cherpack, Department of Finance and
Administration
Chris Steigerwald, Messer Construction
Brian Feldmeier, Jones Lang LaSalle
Richard Rosenbaum, Department of General
Services
David Sandlin, Smith Seckman Reid
Doug Freeman, Department of General Services
Jarrett Landrum, Department of Mental Health
Substance Abuse Services
Ted Hayden, Office of the State Architect

TENNESSEE BOARD OF REGENTS

Tennessee Technological University, Cookeville, Putnam County, Tennessee

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

Project Title: Master Plan Update

Project Description: Revise master plan

SBC Number: 166/011-05-2007

Revised Project Budget: \$350,000.00

Source of Funding:	<u>Original</u>	<u>Change</u>	<u>Revised</u>		
	\$250,000.00	\$100,000.00	\$350,000.00	Plant (Non-Auxiliary)	(A)
Original Project Budget:	\$250,000.00				
Change in Funding:		\$100,000.00			
Revised Project Budget:			\$350,000.00		

Comment: Additional funds will allow for refinement of the pending Capital Outlay project, Laboratory Science Building programming and a traffic study.

Previous Action: 07/12/2007 SBC Approved project
08/16/2007 ESC Selected designer (Bauer Askew Architecture)
08/03/2010 SBC Approved master plan
12/09/2010 SBC Revised funding

Minutes: 03/14/2013 SBC Approved a revision in project scope, budget and source of funding

TENNESSEE BOARD OF REGENTS

Tennessee Technological University, Cookeville, Putnam County, Tennessee

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

Project Title: Compost Barn Construction

Project Description: Construct a pre-engineered compost barn

SBC Number: 166/011-03-2013

Total Project Budget: \$40,000.00

Source of Funding: \$40,000.00 TN Dept of Agriculture Grant (O)

Comment: The campus received a grant for compost research. They will use a regional designer to help with the project. THEC approved the project as a Special Opportunity Disclosure on February 6, 2013.

Minutes: 03/14/2013 SBC Approved a project, budget, scope and source(s) of funding

TENNESSEE BOARD OF REGENTS

Tennessee Technological University, Cookeville, Putnam County, Tennessee

Requested Action: Approval to fully plan a project, budget, scope and source(s) of funding and proceeding with the process to select a designer

Project Title: Steam Plant Conversion

Project Description: Phase 1 is the conversion of the steam plant from coal to natural gas; Phase 2 includes the demolition and retrofitting after the conversion.

SBC Number: 166/011-04-2013

Total Project Budget: \$1,850,000.00

Current Project Funding: \$ 650,000.00
(if not fully funded)

Source of Funding: \$ 250,000.00 TDEC grant (O)
400,000.00 Plant (Non-Auxiliary) (A)

Comment: THEC approved Phase 1 as a Special Opportunity Disclosure on February 6, 2013. The campus received a Clean Tennessee Energy (CTEG) grant to convert their steam plant from coal to natural gas. This conversion will be Phase 1; Phase 2 will include demolitions and retrofitting after the conversion is made. The remaining project is a FY 13/14 disclosure and will be paid with campus plant funds.

Minutes: 03/14/2013 SBC Approved full planning a project, budget, scope and source(s) of funding and proceeding with the process to select a designer.

TENNESSEE BOARD OF REGENTS

University of Memphis, Memphis, Shelby County, Tennessee

Requested Action: Approval to issue a Request for Proposals for Master Plan

Project Title: Master Plan

Project Description: Develop Master Plan

SBC Number: 166/007-03-2013

Comment: The last Master Plan was done in 2007.

Minutes: 03/14/2013 SBC Approved issuance of RFP for master plan

TENNESSEE BOARD OF REGENTS

Cleveland State Community College, Cleveland, Bradley County, Tennessee

Requested Action: Approval to issue a Request for Proposals for Master Plan

Project Title: Master Plan

Project Description: Develop Master Plan

SBC Number: 166/013-01-2013

Comment: The last Master Plan was done in 2005.

Minutes: 03/14/2013 SBC Approved issuance of RFP for master plan

TENNESSEE BOARD OF REGENTS

Columbia State Community College, Columbia, Maury County, Tennessee

Requested Action: Approval to issue a Request for Proposals for Master Plan

Project Title: Master Plan

Project Description: Develop Master Plan

SBC Number: 166/015-01-2013

Comment: The last Master Plan was done in 2000.

Minutes: 03/14/2013 SBC Approved issuance of RFP for master plan

TENNESSEE BOARD OF REGENTS

Nashville State Community College, Nashville, Davidson County, Tennessee

Requested Action: Approval to issue a Request for Proposals for Master Plan

Project Title: Master Plan

Project Description: Develop Master Plan

SBC Number: 166/034-01-2013

Comment: The last Master Plan was done in 2002.

Minutes: 03/14/2013 SBC Approved issuance of RFP for master plan

TENNESSEE BOARD OF REGENTS

Roane State Community College, Harriman, Roane County, Tennessee

Requested Action: Approval to issue a Request for Proposals

Project Title: Master Plan

Project Description: Develop Master Plan

SBC Number: 166/027-01-2013

Comment: The last Master Plan was done in 2007.

Minutes: 03/14/2013 SBC Approved issuance of RFP for master plan

TENNESSEE BOARD OF REGENTS

Southwest Tennessee Community College, Memphis, Shelby County, Tennessee

Requested Action: Approval to issue a Request for Proposals

Project Title: Master Plan

Project Description: Develop Master Plan

SBC Number: 166/033-01-2013

Comment: The last Master Plan was done in 2003.

Minutes: 03/14/2013 SBC Approved issuance of RFP for master plan

TENNESSEE BOARD OF REGENTS

Volunteer State Community College, Gallatin, Sumner County, Tennessee

Requested Action: Approval to issue a Request for Proposals for Master Plan

Project Title: Master Plan

Project Description: Develop Master Plan

SBC Number: 166/025-01-2013

Comment: The last Master Plan was done in 2007.

Minutes: 03/14/2013 SBC Approved issuance of RFP for master plan

TENNESSEE BOARD OF REGENTS

Tennessee State University, Nashville, Davidson County, Tennessee

Requested Action: Approval of an Early Design Phase as recommended by the State Architect

Project Title: Agriculture Extension Research/Technology/Demonstration Center

Project Description: Make farm building improvements

SBC Number: 166/001-07-2004

Total Project Budget: \$3,279,716.56

Source of Funding: \$3,279,716.56 Federal Funds (USDA 1890 Facilities) (F)

Comment: Improvements are in the final phase.

Previous Action: 09/09/2004 SBC Approved project and select designer (Hinson Miller Kickrillo)
06/10/2010 SBC Revised scope
07/12/2012 SBC Revised budget and funding

Minutes: 03/14/2013 SBC Approved the Early Design Phase as recommended by the State Architect

DEPARTMENT OF TRANSPORTATION

Region 3 Headquarters, Mitchellville, Robertson County, Tennessee

Requested Action: **Approval to cancel the project**

Project Title: Renovate I-65 Scales

Project Description: Renovate/reconstruct site, ramps, truck parking add inspection pit with shed to inspect the underneath of trucks. Project will also upgrade lighting, reconstruct weigh scale building and replace landscaping.

SBC Number: 243/020-01-2002

Total Project Budget: \$110,926.44

Source of Funding:	<u>Original</u>	<u>Change</u>	<u>Revised</u>			
	\$ 466,000.00	\$(454,907.36)	\$ 11,092.64	01/02	State Highway Funds	(A)
	4,194,000.00	(4,094,166.20)	99,833.80	01/02	Federal Hwy Funds	(F)
Original Project Budget:	<u>\$4,660,000.00</u>					
Change in Funding:		\$(4,549,073.56)				
Revised Project Budget:			\$110,926.44			

Comment: This facility was constructed in 1978-79 and now cannot handle the truck traffic going through the facility. Trucks are backed up on the interstate. TDOT is in the final stages of design for constructing a new interchange, (State Route 109 and I-65) with the limits of construction less than a mile from this facility. TDOT believes it is best to complete this interchange project prior to moving forward with this project due to the design overlap required for the extension of the acceleration and deceleration lanes of the weigh station. This project has been on hold since approximately 2006 due to limited federal funds. The cancellation of the project does not affect the availability of the Federal funds.

Previous Action: 07/17/2002 ESC Approved project w/stipulation
 08/08/2002 SBC Approved project after discussion
 09/18/2002 SBC Selected designer (Barge Waggoner Sumner Cannon)

Minutes: 03/14/2013 SBC Deputy Commissioner Paul Degges presented a request for approval to cancel the project. Governor Ramsey asked about the process when canceling an older project and what happens to the funding. Commissioner Degges responded that, sometime after the approval of the weigh scale project, they were approached by Robertson and Sumner Counties to initiate an economic enhancement project with the construction of a new interchange to connect State Highway 109 to I-65 North. He said they should have come forward with the request to cancel the project earlier, but at the time, they believed the project would move forward. He said with the funding match of 80% federal and 20% State, they have an obligation apportionment that is good for four years, and an obligation authority that is good for one year. He said the money is in their account, but they do not have the authority to spend it. After further discussion, the request was approved as presented.

DEPARTMENT OF TRANSPORTATION

TDOT Quarterly Status Report

- 1) The Commission acknowledged receipt of the **Quarterly Status Report** of current projects in the Transportation Improvement Programs in accordance with the requirements of the "Transportation Reporting Act of 2002".

DEPARTMENT OF INTELLECTUAL & DEVELOPMENTAL DISABILITIES

Ruilman Center, Lebanon, Wilson County, Tennessee

Requested Action: Approval of a project budget, scope, source(s) of funding and proceeding with process to select a designer

Project Title: Ruilman Center Updates

Project Description: Project includes demolition, site debris clean-up, water utility upgrades, and exterior repairs to the pavilion building.

SBC Number: 346/000-01-2013

Total Project Budget: \$200,000.00

Source of Funding: \$200,000.00 12/13 Current Funds - Capital Maint (A)

Comment: This is a FY 12/13 line-item consisting of site and building repairs to the Ruilman Center which is a 42 acre lakeside outdoor recreation area leased to DIDD by the Army Corp of Engineers. In an effort to comply with the lease agreement approved by the Executive Subcommittee on January 31, 2013, the agency would like to demolish two derelict structures, remove a storage shed, clean-up site debris, replace well water with the installation of approximately 1500 linear feet of waterline, and repair the exterior of the pavilion to prevent further deterioration.

Minutes: 03/14/2013 SBC Approved a project budget, scope, source(s) of funding and proceeding with process to select a designer.

DEPARTMENT OF INTELLECTUAL & DEVELOPMENTAL DISABILITIES

Clover Bottom Developmental Center, Nashville, Davidson County, Tennessee

Requested Action: Approval of a project budget, scope, source(s) of funding and proceeding with process to select a designer

Project Title: Essential Maintenance

Project Description: Project includes demolition, roof replacements, interior, exterior, mechanical systems, and site repairs.

SBC Number: 346/003-01-2013

Total Project Budget: \$2,000,000.00

Source of Funding:

\$1,000,000.00	11/12	Current Funds Capital Maint	(A)
1,000,000.00	12/13	Current Funds Capital Maint	(A)

Comment: This is a combination of FY 11/12 and 12/13 line-items consisting of essential maintenance to various buildings on the Clover Bottom campus to maintain the facility. Roberts Hall, Stamps Building, Johnson House, Percy Priest Cottage, Yard Shop, Old WAC Building, Steam Plant, One Cannon Building and Three Franklin Building are the buildings affected. General site repairs to pavement and roads on campus are also included.

Minutes: 03/14/2013 SBC Approved a project budget, scope, source(s) of funding and proceeding with process to select a designer.

DEPARTMENT OF MENTAL HEALTH AND SUBSTANCE ABUSE SERVICES

Moccasin Bend Mental Health Institute, Chattanooga, Hamilton County, Tennessee

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

Project Title: Hot Water Boilers Replacement

Project Description: Remove and replace two existing 50 year old boilers serving the main building and patient areas.

SBC Number: 344/009-01-2012

Total Project Budget: \$755,000.00

Source of Funding:	<u>Original</u>	<u>Change</u>	<u>Revised</u>			
	\$400,000.00	\$ 0.00	\$400,000.00	2012	GO Bonds CapMaint	(A)
	120,000.00	0.00	120,000.00	12/13	CurrFunds CapMaint	(A)
	0.00	235,000.00	235,000.00	08/09	CurrFunds CapMaint	(R)
Original Project Budget:	\$520,000.00					
Change in Funding:		\$235,000.00				
Revised Project Budget:			\$755,000.00			

Comment: The initial project was based on replacing the set of boilers in kind. However, the designer's estimate revealed that the initial budgeted equipment doesn't meet minimum standards or include a necessary expansion tank and monitoring controls to satisfy regulatory requirements. Therefore, additional funding is being requested.

Previous Action: 09/18/2012 SBC Approved project
 09/24/2012 ESC Selected designer (Engineering Services Group)

Minutes: 03/14/2013 SBC Approved a revision in project budget and source(s) of funding.

DEPARTMENT OF CORRECTION

Statewide

Requested Action: Approval of a project budget, scope, source(s) of funding and authorization to use the same designer selected to design the Tilt-up Panel Structural Investigation project (SBC # 140/001-03-2009)

Project Title: Tilt-up Panel Repairs

Project Description: Repair deteriorating panels and joints in tilt-up panel buildings. Repair deteriorating panel systems at DeBerry Special Needs Facility, Riverbend Maximum Security Institution, Tennessee Prison for Women, South Central Correctional Center, Northeast Correctional Complex, Turney Center Central Industrial Complex, West Tennessee State Penitentiary and Northwest Correctional Complex. The repairs will be started by a general contractor as training for inmate labor which will complete the remaining scope of work at each specific site.

SBC Number: 140/001-01-2013

Total Project Budget: \$6,500,000.00

Source of Funding: \$6,500,000.00 12/13 CurrFunds Cap Maint/Sent Act (A)

Comment: This is a FY 12/13 line-item. The facilities have ongoing deterioration due to past life cycle expectancy of the original sealant joints. The existing joints have lasted well beyond their life expectancy and will need replacement and will also require repairs to the concrete panels to maintain the weather protection for the buildings. A study was done under SBC# 140/001-03-2009 that contained a significant amount of design; so the existing designer is being requested to continue this work.

Minutes: 03/14/2013 SBC Approved a project budget, scope, source(s) of funding and authorization to continue to use Gobbell Hays Partners as the designer for the project.

DEPARTMENT OF GENERAL SERVICES

665 Mainstream and 220 French Landing, Nashville, Davidson County, Tennessee

Requested Action: Approval of the Guaranteed Maximum Price (GMP) for Phase 2 construction services

Project Title: Office Consolidation Project (T3)

Project Description: 665 Mainstream (Piedmont Gas Building) and 220 French Landing sub-project and related work

SBC Number: 460/000-02-2012-05 (T3)

Current Project Funding: \$71,500,000.00

Source of Funding:	\$ 800,000.00		FRF-Operating Funds	(A)
460/000-02-2012-05	950,000.00		FRF Reserves	(R)
	69,500,000.00	12/13	FRF CurrFund Cap Improv	(A)
	250,000.00	12/13	Treasury Operating Funds	(A)

Comment: This is for approval of the GMP for Phase 2 construction services for the sub project.

Previous Action: 02/09/2012 SBC Approved project & issued RFP for Design/Build (T3)
07/12/2012 SBC Approved project & issued RFP for D/B
01/10/2013 SBC Approved award to Messer (Sub 05)

Minutes: 03/14/2013 SBC Approved the GMP for Phase 2 construction services

DEPARTMENT OF GENERAL SERVICES

Statewide

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

Project Title: Capital Improvements Master Plan

Project Description: Development of a comprehensive statewide capital improvements master plan that encompasses the need for State facilities and programs throughout Tennessee and provide oversight of implementation of the master plan.

SBC Number: 460/000-01-2011

Total Project Budget: \$10,750,000.00

Source of Funding:	<u>Original</u>	<u>Change</u>	<u>Revised</u>			
	\$ 500,000.00	\$ 0	\$ 500,000.00	11/12	CurrFunds CapImprov	(A)
	500,000.00	0	500,000.00	11/12	FRF Reserves (501.01)	(A)
	2,136,000.00	0	2,136,000.00	12/13	DGS OpFunds/Pre Plan	(A)
	1,000,000.00	0	1,000,000.00	12/13	CurrFunds CapImprov	(A)
	2,514,000.00	500,000.00	3,014,000.00		FRF Reserves	(A)
	0	2,300,000.00	2,300,000.00		Legislature	
	0	1,300,000.00	1,300,000.00		Various Project Funds	
Original Project Budget:	\$6,650,000.00					
Change in Funding:		\$4,100,000.00				
Revised Project Budget:			\$10,750,000.00			

Comment: Amendment #5 expands the maximum liability of the contract and allows services already agreed upon in the existing contract and amendments to be procured on a task order basis.

Previous Action:

- 09/08/2011 SBC Approved project
- 12/19/2011 ESC Deferred protest
- 12/29/2011 ESC Discussion of protest status
- 01/23/2012 ESC Approved award to Jones Lang LaSalle
- 06/14/2012 SBC Approved amending contract: revised scope & funding
- 11/15/2012 SBC Referred to ESC with authority to act
- 11/19/2012 ESC Approved contract amendment
- 12/13/2012 SBC Referred revising funding/amending contract to ESC
- 12/17/2012 ESC Revised scope, budget amending contract

Minutes: 03/14/2013 SBC Referred to the ESC with authority to act approval of a revision in scope, project budget and source(s) of funding and to amend the contract.

DEPARTMENT OF GENERAL SERVICES

Statewide

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

Project Title: Office Consolidation Project

Project Description: Consolidate lease space into Sate office buildings. The project is also known as T3 – Transforming Tennessee Tomorrow.

SBC Number: 460/000-02-2012

Total Project Budget: \$79,140,000.00

Current Project Funding: \$71,250,000.00
(if not fully funded)

Source of Funding:	<u>Original</u>	<u>Change</u>	<u>Revised</u>		
	\$ 800,000.00	\$ 0	\$ 800,000.00		FRF Operating Funds (A)
	950,000.00	0	950,000.00		FRF Residual Funds (R)
	250,000.00	(250,000.00)	0	12/13	Treasury OpFunds (A)
	<u>69,500,000.00</u>	<u>0</u>	<u>69,500,000.00</u>	12/13	FRF CurrFund CapImprv (A)
Original Project Budget:	\$71,500,000.00				
Change in Funding:	\$(250,000.00)				
Revised Project Budget:	\$71,250,000.00				

Comment: Treasury operating funds are being removed to be reallocated to the associated project to fund the additional security measures for Treasury and Revenue.

Previous Action: 07/12/2012 SBC Approved add'l funding; rev TPB, RFP for D/B
08/20/2012 SBC Approved using JOC on portion of work
12/13/2012 SBC Report sole source procurement

Minutes: 03/14/2013 SBC Approved a revision in project budget and source(s) of funding

DEPARTMENT OF GENERAL SERVICES

Andrew Jackson State Office Building, Nashville, Davidson County, Tennessee

Requested Action: Approval of a revision in project budget, scope, source(s) of funding, the Guaranteed Maximum Price (GMP) and to increase the Total Project Budget from \$21,990,000 to \$22,915,000

Project Title: Andrew Jackson State Office Building (Assoc)

Project Description: Andrew Jackson T3 associated project work including updates to building security, updated interior finishes, restrooms, replacement of existing fire alarm system and renovation of HVAC systems.

SBC Number: 529/073-01-2012

Total Project Budget: \$22,915,000.00

Current Project Funding: \$21,015,000.00

Source of Funding:	<u>Original</u>	<u>Change</u>	<u>Revised</u>			
	\$6,740,000.00	\$ 0	\$6,740,000.00	12/13	FRF CF Cap Imp	(A)
	1,000,000.00	0	1,000,000.00	2012	FRF GO Bond CM	(A)
	250,000.00	0	250,000.00	12/13	FRF CF Cap Maint	(A)
	1,406,608.20	0	1,406,608.20		FRF Reserves/Energy	(R)
	2,860,469.33	0	2,860,469.33	2001	FRF GO Bond CI/Energy	(R)
	5,200,000.00	0	5,200,000.00	2008	FRF GO Bond CI/Energy	(R)
	2,632,922.47	0	2,632,922.47	2007	FRF GO Bond Cap Imp	(R)
	0	201,100.00	201,100.00	12/13	Revenue OpFunds	
	0	250,000.00	250,000.00	12/13	Treasury OpFunds	(A)
	0	474,000.00	474,000.00	12/13	Treasury OpFunds	
Original Project Budget:	20,090,000.00					
Change in Funding:		925,000.00				
Revised Project Budget:			21,015,000.00			

Comment: This is for approval to add additional security measures, beyond those required in other buildings, to the Andrew Jackson building at the request of the building tenants. **(This is a T3 associated project)**

Previous Action: 07/12/2012 SBC Approved project & issued RFP for D/B (Assoc)
 11/15/2012 SBC Approved D/B award to Hardaway Construction
 01/10/2013 SBC Referred revision of scope & funding to ESC with authority to act
 01/22/2013 ESC Approval of a revision in scope and funding
 02/14/2013 SBC Approval of the Phase 2 GMP

Minutes: 03/14/2013 SBC Approved a revision in project budget, scope, source(s) of funding, the GMP and to increase the Total Project Budget from \$21,990,000 to \$22,915,000

DEPARTMENT OF GENERAL SERVICES

Statewide

Requested Action: Approval to issue a Request for Proposals

Project Title: Job Order Contracts (JOC)

Project Description: Provide two Job Order Contracts 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 (Statewide)
529/000-01-2013 (FRF)

Comment: Statewide: This JOC would have the ability to perform work in all facilities across the state and would serve as the second JOC for any agency specific contracts, including FRF.

Facilities Revolving Fund (FRF): This JOC would be exclusive to FRF. A separate Statewide JOC Contract would be available as a second for FRF.

Minutes: 03/14/2013 SBC Approved issuance of an RFP, subject to final review and approval by Staff.

DEPARTMENT OF GENERAL SERVICES

Bid Activity Report

1) TWRA Region 2

(Boat Accident Investigation & Storage Facility)

SBC Project No. 220/018-04-2011

Bid date: 03/05/13

SBC Action: No action required

2) State Office Buildings - Statewide

(Bicycle Storage Lockers and Racks)

SBC Project No. 529/000-10-2012

Bid date: 03/07/13

SBC Action: No action required

DEPARTMENT OF GENERAL SERVICES

Report Item

- 1) The Commission acknowledged the report of the Facilities Revolving Fund in accordance with Item 14.01 B4(b) of the *SBC Bylaws, Policy & Procedures*.

STATE BUILDING COMMISSION

Minutes of Meeting of State Building Commission

- 1) Approved the Minutes of the State Building Commission meeting held on February 14, 2013.

Acknowledgement of Reporting Items

- **Report of 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: Department of General Services
Location: Legislative / War Memorial Plaza
Project Title: A/C Coil Replacement
Project Description: Replace chilled water coils including piping, manifolds and control valves.
SBC Project No. 529/045-01-2013
Total Project Budget: \$120,000.00
Source of Funding: FRF Funds (501.02)

- **Report of 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: TN Board of Regents User Agency: University of Memphis
Location: Memphis
Project Title: Old Law Building HVAC Updates & Roofing
SBC Project No: 166/007-08-2009
Designer: Haltom Engineering Contractor: Montgomery Martin Contractors
Construction Completion %: 79% Targeted Substantial Completion: 2/26/2013

Change Order No. 8 Comment: Error
Change Order Amount: \$8,365.94 Time extension and associated costs for period of
Change Order Percentage: 0.90 evaluating and agreeing upon CO#7 (reported to SBC
Cumulative Percentage: 12.28 1/10/13)

Approved Project Funding After This Change Order
Original Bid Target: \$3,900,000.00
Base Contract Amount: \$ 927,245.00 Revised Contract Amount: \$1,041,138.44
Contingency: \$ 340,000.00 Remaining Contingency: \$ 20,645.56

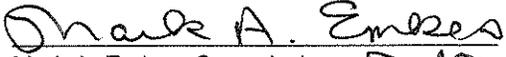
- 2) **State Procurement Agency:** TN Board of Regents **User Agency:** Tennessee Technological University
Location: Cookeville
Project Title: Tech Villages Apts Renovations
SBC Project No: 166/011-03-2009
Designer: Hart Freeland Roberts **Contractor:** Mid-State Construction Company
Construction Completion %: 49% **Targeted Substantial Completion:** 2/24/2014
- Change Order No.** 11 **Comment:** \$24k Program, \$1k Hidden, \$3k Omission
Change Order Amount: \$28,043.62 Add site lighting, flex-connect water heaters, conceal
Change Order Percentage: 0.45 wire-mold, close newly-exposed channel, conceal joints in
Cumulative Percentage: 12.37 panel siding
- Approved Project Funding** **After This Change Order**
Original Bid Target: \$12,654,000.00
Base Contract Amount: \$ 6,274,000.00 **Revised Contract Amount:** \$7,050,314.19
Contingency: \$ 2,052,590.00 **Remaining Contingency:** \$ 460,419.37
- 3) **State Procurement Agency:** STREAM **User Agency:** Health
Location: RS Gass State Lab
Project Title: Mechanical System Upgrades
SBC Project No: 406/003-01-2010
Designer: I C Thomasson **Contractor:** CHC Mech Contractors
Construction Completion %: 95.8% **Targeted Substantial Completion:** 3/29/2013
- Change Order No.** 4 **Comment:** Code Requirements/Hidden
Change Order Amount: \$9,195.67 Relocating preheat boilers and associated piping;
Change Order Percentage: 0.45 secondary chilled water pump differential pressure
Cumulative Percentage: 17.25 sensor; insulation on steam piping.
- Approved Project Funding** **After This Change Order**
Original Bid Target: \$2,100,000.00
Base Contract Amount: \$2,045,000.00 **Revised Contract Amount:** \$2,397,780.97
Contingency: \$ 480,000.00 **Remaining Contingency:** \$ 127,219.03

- **2012 Annual Report** to the State Building Commission by The Hermitage – Home of President Andrew Jackson (*in accordance with TCA 4-13-104(3)*). The report describes preservation and significant maintenance and management work completed on historic and cultural resources at The Hermitage by the Ladies' Hermitage Association in calendar year 2012 and proposed work for calendar year 2013.

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There being no further business, the meeting adjourned at 11:18 a.m.

Approved:


Mark A. Emkes, Commissioner
Department of Finance and Administration 