



**MINUTES**  
**BOARD OF TRUSTEES OF THE**  
**TRUSTEES OF PURDUE UNIVERSITY**  
**PHYSICAL FACILITIES COMMITTEE**  
**SEPTEMBER 12, 2013**

A meeting of the Physical Facilities Committee of the Board of Trustees of The Trustees of Purdue University convened in Room 326 of Stewart Center, Purdue University West Lafayette, Indiana at 2:45 p.m. on September 12, 2013, following an executive session of the Committee.

All committee members were present in person or, where specifically noted, by means of electronic communication pursuant to the Electronic Meeting Policy: Gary Lehman, chair; Michael Berghoff; Kelsey Quin; and Bruce White (by phone). Thomas Spurgeon was also present. Also in attendance were: Tim Sands, Executive Vice President for Academic Affairs and Provost; Al Diaz, Executive Vice President for Business and Finance, Treasurer; Jim Almond, Senior Vice President for Business Services, Assistant Treasurer, and Assistant Secretary; and Steve Schultz, Legal Counsel.

**I. SNAPSHOT OF PROJECT TIMELEINE**

Michael Cline, Vice President for Physical Facilities, was in attendance and provided a chart that demonstrated the spending timeline for each project on the meeting agenda. A copy of this chart will be filed with the minutes.

**II. APPROVAL TO PLAN THE SHREVE HALL ACADEMIC SUPPORT CENTER**

Vice President Cline requested approval of a resolution to plan the Shreve Hall Academic Support Center, with a project budget of \$3,900,000 to be funded entirely by Housing and Food Services. Beth McCuskey, Associate Vice President for Housing and Food Services, was in attendance and explained that this project will not only improve the building's infrastructure by adding a sprinkler system and an elevator, which will make the building fully accessible, it will create space for impact classrooms, supplemental instruction, tutoring, and academic advising and truly marries the residential and academic functions. Vice President Cline indicated that the project would be bid in June 2014 and completed in January 2015.

Following discussion, and upon proper motion duly seconded, the Physical Facilities Committee voted unanimously by roll-call vote to approve the resolution to plan the Shreve Hall Academic Support Center. Supporting documents will be filed with the minutes.

**III. APPROVAL TO PLAN, FINANCE AND CONSTRUCT THE BROWN LABORATORY WINDOW REPLACEMENT**

As requested by Vice President Cline, and upon proper motion duly seconded, the Physical Facilities Committee voted unanimously by roll-call vote to approve the resolution to plan,

finance and construct the Brown Laboratory Window Replacement. The project budget of \$3,750,000 will be paid by repair and rehabilitation funds. Approximately 445 original windows will be replaced to increase energy efficiency, with the project to be completed in August 2015. Supporting documents will be filed with the minutes.

**IV. APPROVAL TO PLAN, FINANCE AND CONSTRUCT THE MEREDITH HALL WINDOW REPLACEMENT**

As requested by Vice President Cline, and upon proper motion duly seconded, the Physical Facilities Committee voted unanimously by roll-call vote to approve the resolution to plan, finance and construct the Meredith Hall Window Replacement. The project budget of \$2,820,000 will be paid by Housing and Food Services reserve funds. All 579 windows will be replaced over two summers, with completion in August 2015. Supporting documents will be filed with the minutes.

**V. APPROVAL TO PLAN, FINANCE AND CONSTRUCT THE INDIANA UNIVERSITY-PURDUE UNIVERSITY FORT WAYNE (IPFW) SOUTH CAMPUS RENOVATIONS**

Vice President Cline requested the approval of a resolution to plan, finance and construct the Indiana University-Purdue University South Campus Renovations. The project budget of \$21,350,000 will be paid by state appropriations; Treasurer Diaz indicated that this appropriation is actually only half of the proposed budget that was submitted to the state. Jay Harris, Director, IPFW Physical Plant, was in attendance and explained in great detail what the renovations would include. Committee Chair Lehman remarked that Mr. Harris made a convincing case. It was also noted that the purpose of the buildings will not change. Work will begin in April 2014 and be completed in early 2016.

Following discussion, and upon proper motion duly seconded, the Physical Facilities Committee voted unanimously by roll-call vote to request full Board approval of the resolution to plan, finance and construct the Indiana University-Purdue University South Campus Renovations. Supporting documents will be filed with the minutes.

**VI. APPROVAL TO PLAN, FINANCE AND CONSTRUCT THE STADIUM AVENUE TUNNEL REPLACEMENT AND STADIUM MALL TUNNEL REPAIRS AND WATERPROOFING PHASE II**

As requested by Vice President Cline, and upon proper motion duly seconded, the Physical Facilities Committee voted unanimously by roll-call vote to approve the resolution to plan, finance and construct the Stadium Avenue Tunnel Replacement and Stadium Mall Tunnel Repairs Waterproofing Phase II. The project budget of \$2,500,000 will be paid by repair and rehabilitation financing program bond proceeds, with the project to be completed from May 2014 – August 2014. Supporting documents will be filed with the minutes.

**VII. APPROVAL TO PLAN, FINANCE AND CONSTRUCT THE WADE CHILLER NO. 6 REPLACEMENT AND TEMPORARY CHILLED WATER CAPACITY INFRASTRUCTURE**

As requested by Vice President Cline, and upon proper motion duly seconded, the Physical Facilities Committee voted unanimously by roll-call vote to request full Board approval of the resolution to plan, finance and construct the Wade Chiller No. 6 Replacement and Temporary Chilled Water Capacity Infrastructure. This project replaces the oldest and largest chiller at the Wade Utility Plant. Work will be completed from August 2014 – May 2015, with a project budget of \$10,000,000 to be paid from bond proceeds. Treasurer Diaz remarked that this project was part of the Comprehensive Energy Master Plan, but infrastructure for temporary chilling during and after the installation of the new chiller was added. Robert Olson, Senior Director of Energy and Engineering Services, was in attendance and explained how the temporary chilling will work and noted that the temporary chillers will be leased. Supporting documents will be filed with the minutes.

**VIII. APPROVAL TO PLAN, FINANCE, CONSTRUCT AND AWARD CONTRACT FOR THE COLLEGE OF ENGINEERING STRATEGIC GROWTH RENOVATIONS AND WANG HALL BUILD-OUT**

Vice President Cline requested approval of a resolution to plan, finance, construct and award contracts for the College of Engineering Strategic Growth Renovations and Wang Hall Build-out. Treasurer Diaz emphasized that this resolution encompasses the full scope of the engineering expansion renovations, as well as the build-out of Wang Hall to accommodate necessary swing space. The resolution grants Treasurer Diaz authority to initiate multiple contracts as part of the single project. Several buildings will be involved, with construction to begin in August 2014 and be completed in summer 2018. Trustee Berghoff asked for an example of a project within the scope of the larger project. Ken Sandel, Director of Physical and Capital Planning, explained that the first project will be Grissom Hall and that all other planning is conceptual at this time, with the entire project to be governed by Treasurer Diaz and Provost Sands in cooperation with Leah Jamieson, Dean of the College of Engineering. Trustee Berghoff also asked how the \$70,000,000 budget was established.

Following discussion, and upon proper motion duly seconded, the Physical Facilities Committee voted unanimously by roll-call vote to request full Board approval of the resolution as outlined above. Supporting documents will be filed with the minutes.

**IX. APPROVAL TO PLAN, FINANCE, CONSTRUCT AND AWARD CONTRACT FOR THE ACTIVE LEARNING CENTER**

Vice President Cline requested approval of a resolution to plan, finance, construct and award the contract for a new Active Learning Center. The Center would provide 97,000 assignable square feet of new classroom and library space to support student learning and better integrate formal and informal learning. Construction would take place from Fall 2014 to May 2017 and include the demolition of two buildings. Dr. James Mullins, Dean of Libraries, was in attendance and shared that there is now a better understanding of how the facility will operate and the synergy that will be created between classroom and library spaces. It is his understanding that there is nothing else like this in the country and it will be a unique, efficient use of space. He suggested incorporating into the new building the

smokestack from the power plant to be demolished, saying it would be a symbolic tie to the university's past. The project budget of \$79,000,000 will be paid from a combination of state appropriations, gift funds, and capital reserve for buildings.

Following discussion, and upon proper motion duly seconded, the Physical Facilities Committee voted unanimously by roll-call vote to request full Board approval of the resolution to plan, finance, construct and award the contract for a new Active Learning Center. Supporting documents will be filed with the minutes.

**X. APPROVAL TO AWARD CONSTRUCTION CONTRACT FOR THE WADE UTILITY PLANT BOILER 1 REMOVAL (WADE UTILITY POWER PLANT PRODUCTION AND DISTRIBUTION IMPROVEMENTS) – 2013**

As requested by Vice President Cline, and upon proper motion duly seconded, the Physical Facilities Committee voted unanimously by roll-call vote to award the construction contract for the Wade Utility Plant Boiler 1 Removal to Brandenburg Industrial Service Company of Chicago, Illinois, which was the lowest and best of three bids. The project budget of \$3,600,000 will be funded by fee replacement bond proceeds, with this project being part of the Comprehensive Energy Master Plan. Demolition would begin in October 2013 with completion in April 2014. Committee Chair Lehman commented that this approval was straightforward. Supporting documents will be filed with the minutes.

**XI. APPROVAL TO AWARD SECOND OPTION TERMS FOR “JOB ORDER CONTRACTING – 2011” CONTRACTS**

As requested by Vice President Cline, and upon proper motion duly seconded, the Physical Facilities Committee voted to award second option terms for “Job Order Contracting – 2011” contracts to F.H. Paschen, S.N. Nielsen & Associates LLC and F.A. Wilhelm Construction Company, Inc. for a period of 12 months. Vice President Cline reminded the Committee that this is a firm, fixed-price, competitively-bid contract method that accomplishes small to medium projects expeditiously. Supporting documents will be filed with the minutes.

**XII. ADJOURNMENT**

By consent, the meeting adjourned at 3:35 p.m.