



OFFICE OF THE EXECUTIVE VICE PRESIDENT FOR
BUSINESS AND FINANCE, TREASURER

August 14, 2012

The Honorable Mitchell E. Daniels, Jr.
Governor of the State of Indiana
State House
Indianapolis, IN 46204

Dear Governor Daniels:

The financing and construction of the project, "Physics Building Classroom 223 Renovation" on the West Lafayette campus has been approved as required under the Bylaws of the Board of Trustees of Purdue University.

This classroom renovation includes lighting, ceiling, seating and a new air handling unit.

The estimated cost of this project is \$875,000, to be funded from Repair and Rehabilitation University General Funds.

Subject to review by the Commission for Higher Education and recommendation by the State Budget Committee and the Budget Agency, we request your approval to proceed with this project. Attached are the completed forms which the Commission has prescribed for its review of such projects. We will be happy to answer any questions you or your staff may have or to provide any additional information you may wish.

Sincerely,

A handwritten signature in black ink, appearing to read "A.V. Diaz", written over the word "Sincerely,".

A.V. Diaz
Executive Vice President for
Business and Finance, Treasurer

/bjm

Attachments

c: Jason Dudich, Associate Commissioner and Chief Financial Officer
Adam Horst, State Budget Director
Mary Catherine Gaisbauer, Comptroller
Kevin Green, Assistant Director of Capital Planning

PROJECT SUMMARY AND DESCRIPTION
PHYSICS BUILDING CLASSROOM 223 RENOVATION

Institution:	Purdue University	Budget Agency Project No.:	B-1-13-2-10
Campus:	West Lafayette	Institutional Priority:	N/A
Previously approved by General Assembly:	No	Previously recommended by CHE:	No
Part of the Institution's Long-term Capital Plan:	No		

Project Summary Description:

This classroom renovation includes lighting, ceiling, seating and the air handling unit. The project will replace deteriorating tiered platforms (bankers) and the air handling system in Physics Room 223 (115-seat classroom) to maintain minimum standards for instructional space. The project includes replacement of bankers, lighting, ceiling and seating as well as essential mechanical work; replacement of the air handling unit, steam radiators, ceiling diffusers and minor modifications to the existing sprinkler system. The number of seats will be maintained at 115 upon completion of the repair project.

Summary of the impact on the educational attainment of students at the institution:

Currently the space is an outdated lecture hall in the Physics building. This project will make necessary improvements while also fixing current HVAC problems. The renovation will also make the space more handicap accessible. After the renovation, the space will still be used as a lecture hall, however it will be a more conducive educational environment with updated features.

Project Size:	2,033 GSF	N/A ASF	N/A ASF/GSF
Net change in overall campus space:	0 GSF	0 ASF	

Total cost of the project (1):	\$ 875,000	Cost per ASF/GSF:	\$ 430.40 GSF
			N/A ASF

Funding Source(s) for project (2):	\$ 875,000	Repair and Rehabilitation – University General Funds, derived from University General Funds including State Appropriations and Mandatory Student Fees, balance as of August 6, 2012 is \$13,854,004
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Estimated annual debt payment (4):	N/A
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Are all funds for the project secured:	Yes
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Estimated annual change in cost of building operations based on the project:	N/A
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Estimated annual repair and rehabilitation investment (3):	N/A
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- (1) Projects should include all costs associated with the project (structure, A&E, infrastructure, consulting, FF&E, etc.)
 - (2) Be consistent in the naming of funds to be used for projects. If bonding, note Bonding Authority Year (1965, 1929, 1927, etc.)
 - (3) Estimate the amount of funding the institution would need to set aside annually to address R&R needs for the project. CHE suggests 1.5% of total construction cost
 - (4) If issuing debt, determine annual payment based on 20 years at 5.75% interest rate
- If project is a lease-purchase or lease, adjust accordingly. Note the total cost of the lease in the project cost, and annual payments in project description

PROJECT DETAILED DESCRIPTION - ADDITIONAL INFORMATION
PHYSICS BUILDING CLASSROOM 223 RENOVATION

Institution:	Purdue University	Budget Agency Project No.:	B-1-13-2-10
Campus:	West Lafayette	Institutional Priority:	N/A

Description of Project

Replace deteriorating tiered platforms (bankers) and air handling system in PHYS 223 (115-seat classroom) to maintain minimum standards for instructional space. Project includes replacement of bankers, lighting, ceiling and seating as well as essential mechanical work; replacement of the air handling unit, steam radiators, ceiling diffusers and minor modifications to the existing sprinkler system. The number of seats will be maintained at 115 upon completion of the repair project.

Funding is being provided as follows: \$875,000 from Repair and Rehabilitation funds derived from University General Funds including State Appropriations and Mandatory Student Fees.

Need and Purpose of the Program

The repair and rehabilitation of this classroom is consistent with the University's Balanced Capital approach to renovate existing space where feasible rather than replacing with new or adding new space. The portion of the Physics Building where the classroom is located was constructed in 1938 and only cosmetic renovations have occurred in this classroom since then. The purpose of the project is to maintain the quality of the facility and does not change the functional operation of the room. Some improvements will be made to the seating to better accommodate students with mobility impairments and a hearing loop will be installed to accommodate students with hearing impairments. If this project is not approved the University will have difficulty scheduling classes of this size as utilization of classrooms of this size is already at capacity. There is some urgency associated with this project due to some safety concerns regarding the structural integrity of the existing bankers. This issue was brought on because the bankers have functioned as plenum space for the air handling system which has caused moisture issues which increased the deterioration rate of the structure reducing the integrity of the bankers. Once repairs are completed, the air handling system will be moved out from under the bankers.

Space Utilization

The current classroom is an outdated 115-seat, general purpose classroom in desperate need of repair. Currently, general purpose classrooms with 100 seats or more are in use nearly 47 hours per week which puts them at 90% capacity. The repair and rehabilitation of this classroom is basically a replacement in-kind. No additional classroom technology will be included in the project. The rehabilitation will bring the classroom up to basic standards with more modern and durable fixtures and finishes that will provide an environment that is more conducive to teaching and learning.

Comparable Projects

A much larger lecture hall in the Physics Building (Room 114) was recently renovated with similar improvements and it is significantly more effective as a teaching and learning facility than it was before the renovation. Costs for Physics Room 114 were approximately \$160 per square foot. Costs for this project may be more per square foot due to the required reconfiguration of the air handling system and reconstruction of the bankers.

Background Materials

N/A

CAPITAL PROJECT REQUEST FORM
INDIANA PUBLIC POSTSECONDARY EDUCATION
INSTITUTION CAMPUS SPACE DETAILS FOR PHYSICS BUILDING CLASSROOM 223 RENOVATION

Physics Building Classroom 223 Renovation B-1-13-2-10	Current Space in Use	Space Under Construction (1)	Space Planned and Funded (1)	Subtotal Current and Future Space	Space to be Terminated (1)	New Space in Capital Request (2)	Net Future Space
A. OVERALL SPACE IN ASF							
Classroom (110 & 115)	279,963	-	2,678	282,641	-	-	282,641
Class Lab (210,215,220,225,230,235)	555,732	-	(724)	555,008	-	-	555,008
Non-class Lab (250 & 255)	1,420,040	-	50,821	1,470,861	-	-	1,470,861
Office Facilities (300)	2,053,115	1,102	56,350	2,110,567	-	-	2,110,567
Study Facilities (400)	392,579	-	5,400	397,979	-	-	397,979
Special Use Facilities (500)	1,037,900	58,635	20,857	1,117,392	-	-	1,117,392
General Use Facilities (600)	836,634	1,433	31,055	869,122	-	-	869,122
Support Facilities (700)	3,032,422	21,800	(11,947)	3,042,275	-	-	3,042,275
Health Care Facilities (800)	76,330	-	-	76,330	-	-	76,330
Resident Facilities (900)	2,274,683	-	75,800	2,350,483	-	-	2,350,483
Unclassified (000)	83,456	(14,182)	-	69,274	-	-	69,274
B. OTHER FACILITIES (Please list major categories)							
TOTAL SPACE	12,042,854	68,788	230,290	12,341,932	-	-	12,341,932

Notes:

- (1) Identify in a footnote the specific facilities that are included in the data in these columns. Do not include pending approval, non-submitted projects or non-funded projects
- (2) Should include capital projects requested by the institution based on 2013-15 Capital Request Summary

- Space/Room codes based on Postsecondary Ed Facilities Inventory and Classification Manual (2006)

CAPITAL PROJECT COST DETAILS
PHYSICS BUILDING CLASSROOM 223 RENOVATION

Institution:	Purdue University	Budget Agency Project No.:	B-1-13-2-10
Campus:	West Lafayette	Institutional Priority:	N/A

ANTICIPATED CONSTRUCTION SCHEDULE

	<u>Month</u>	<u>Year</u>
Bid Date	October	2012
Start Construction	May	2013
Occupancy (End Date)	August	2013

ESTIMATED CONSTRUCTION COST FOR PROJECT

	<u>Cost Basis</u> (1)	<u>Estimated Escalation Factors</u> (2)	<u>Project Cost</u>
<u>Planning Costs</u>			
a. Engineering			\$ 41,150
b. Architectural			\$ 48,350
c. Consulting			\$ 9,000
<u>Construction</u>			
a. Structure			\$ 293,000
b. Mechanical (HVAC, plumbing, etc.)			\$ 175,000
c. Electrical			\$ 54,000
<u>Movable Equipment</u>			\$ -
<u>Fixed Equipment</u>			\$ 85,540
<u>Site Development/Land Acquisition</u>			\$ -
<u>Other (Supervision and testing, PM fees, insurance, contingencies)</u>			\$ 168,960
TOTAL ESTIMATED PROJECT COST		\$ -	\$ 875,000

(1) Cost Basis is based on current cost prevailing as of: (INSERT MONTH AND YEAR)

(2) Explain in the Description of Project Section of the "Cap Proj Details" schedule the reasoning for estimated escalation factors

CAPITAL PROJECT OPERATING COST DETAILS
PHYSICS BUILDING CLASSROOM 223 RENOVATION

Institution: Purdue University
Campus: West Lafayette

Budget Agency Project No.: B-1-13-2-10
Institutional Priority: N/A

ANNUAL OPERATING COST/SAVINGS (1) **GSF OF AREA AFFECTED BY PROJECT** 2,033

	Cost per GSF	Total Operating Cost	Personal Services	Supplies and Expenses
1. Operations	\$ 0.39	\$ 798	\$ 457	\$ 342
2. Maintenance	\$ -	\$ -	\$ -	\$ -
3. Fuel	\$ 0.46	\$ 945	\$ -	\$ 945
4. Utilities	\$ 0.65	\$ 1,313	\$ -	\$ 1,313
5. Other	\$ -	\$ -	\$ -	\$ -
TOTAL ESTIMATED OPERATIONAL COST/SAVING	\$ 1.50	\$ 3,056	\$ 457	\$ 2,599

Description of any unusual factors affecting operating and maintenance costs/savings.

N/A

(1) Based on figures from "Individual Cap Proj Desc" schedule