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Committee for Facilities

[John Hatchel (Chair), Penny Forrest, Keith Honey]

Committee Chair Comments

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Ray Fried

Board Meeting Date: August 13, 2015

Proposed Minute Order #: 39-15(c)

Proposed By: Jonathan Hoekstra, Vice Chancellor & Chief Financial Officer

Subject: Accept Repair and Renovation of Building 200D for Dental Lab, Health Information Technology and Medical Transcription Specialist Programs at Texas State Technical College in Harlingen

Background: By Minute Order 44-13 and Minute Order 7-14, the Board of Regents approved the project concept and project budget respectively to repair and renovate Building 200D for Dental Lab, Health Information Technology and Medical Transcription Specialist Programs at Texas State Technical College in Harlingen. The renovation is on schedule and this project is near completion.

Justification: The Office of Facilities Planning, Construction, and Maintenance anticipates completion prior to the November Board Meeting and is committed to complete and accept the project as scheduled.

Additional Information: None

Action Schedule:	Approve Concept	August 2013	MO 44-13
	Approve Budget	February 2014	MO 07-14
	Acceptance	August 2015	MO 39-15

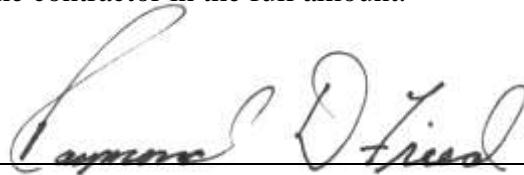
Fiscal Implications: Funds available as currently budgeted.

Attestation: This Minute Order is in compliance with all applicable laws and regulations to the best of my knowledge.

Attachment(s): Campus Map

Recommended Minute Order: “The Board of Regents authorizes the Chancellor or Designee to accept the Repair and Renovation of building 200D at the Texas State Technical College in Harlingen and to pay the contractor ninety-five percent of the construction cost pending final acceptance upon receipt of the Certificate of Substantial Completion. Upon receipt of the Certificate of Final Completion, the Board of Regents authorizes the Chancellor or his designee to make final payment due to the contractor in the full amount.”

Recommended By:



Ray Fried, Associate Vice Chancellor for Facilities Planning, Construction, and Maintenance

COLLEGE MAP

FM 507

FM 507



RIO HONDO RD.



Agricultural Technology
Training Field

- A Public Safety Building**
EMT, Fire Academy, Police Academy, TSTC Police
- B College Readiness & Advancement**
ABE, CAMP, Challenger Learning Center, CSME, Dual Enrollment, HEP, Talent Search, Upward Bound, WIA/VIDA
- C Office Occupations Building**
BMT, ET, Help Desk
- CAC Cultural Arts Center**
- D Biomedical/Dental Lab**
DLT
- E Transportation Technology**
AUT
- ECC/HS Early Childhood Center/Head Start**
- EK Student Services Center**
Admissions, Cashiers, Counseling & Support Services, Enrollment Management, Financial Aid, Registrar, Student Development, Testing & Information
- F Technology**
AUB
- G Computer Science Programs**
CSMT, GAME
- H Building Systems Technology**
ACT, BCS
- HO Housing Office**
- I Administration/Industrial Technology**
PMT, President's Office, Student Learning Office, WLT
- J Chemical/Environmental Technology**
CET
- L Health Information Technology**
HIT, MIS
- LRC Dr. J. Gilbert Leal Learning Resource Center**
Library, Office of Student Success
- ME University Center**
Continuing Education
- PM Engineering Center**
BET, MT, TET, WET
- R Early College High School**
- S George F. Young Engineering Technology**
ADEG, DMDT, CNST
- SC Student Center**
Bookstore, Cafeteria, Career Services, Game Room, Student Government, Student Health Services, Student ID Center, Veterans Center
- SSC Service Support Center**
Human Resources, Institutional Effectiveness & Research, Marketing, Procurement Office
- T Aviation Technology**
AER, AGT
- U Senator Eddie Lucio Health Science Technology Building**
CA, DEA, DEH, NA, MEA, RN, ST, VN
- W Representative Irma Rangel Science and Technology Building**
Academic Core, EA, Online Learning
- WSC Wellness & Sports Center**
Aerobics Room, Athletic Field, Cardio Room, Gym, Racquetball Courts, Walking Trail, Weight Room
- Employee Parking**
- Student Parking**

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1965 • 2015



Board Meeting Date:

Proposed Minute Order #: 40-15(c)

Proposed By: Jonathan Hoekstra, Vice Chancellor & Chief Financial Officer

Subject: Approve the Concept to Renovate the Third Floor of the John B. Connally Building at TSTC in Waco to House the Texas State Technical College Administration

Background: Investment in facilities is necessary to properly house various statewide administrative functions as their current facilities are reaching the end of their useful life. In addition, as TSTC has transitioned to a single statewide administration, relocating certain key administrative functions will support key collaborations and marketing opportunities in a more professional and effective environment. The administration proposes renovating the third floor of the John B. Connally Building to house the Chancellor and members of the executive team, the Board of Regents conference room, and other highly visible functions.

Justification: The third floor of the John B. Connally is currently not occupied but will serve as a staging location for renovations required after the foundation settlement issues are resolved. Instructional programs from the lower floors will temporarily utilize the third floor space while the other floors are under renovation; this will mitigate disruption to instructional operations.

The renovation of this space for the Chancellor and the executive team will not only create a more professional and effective setting for TSTC Administration, it will also make space available for the relocation of the HOD/Payroll group into more suitable facilities as its current facility reaches the end of its useful life.

Additional Information: The estimated budget is \$1,200,000. Approval of the concept will authorize the Chancellor or his designee to proceed with engaging an architect for up to 10% of the anticipated project budget to plan the project.

Fiscal Implications: Funds as currently budgeted.

Attestation: This Minute Order is in compliance with all applicable laws and regulations to the best of my knowledge.

Attachment(s): Campus Map

Recommended Minute Order: “The Board of Regents approves the concept to renovate the third floor of the John B. Connally building at Texas State Technical College in Waco to house the Texas State Technical College Administration, and authorizes the Chancellor or his designee to engage an architect to develop the scope and plans for the renovation project.”

Recommended By:

A handwritten signature in cursive script, reading "Ray Fried", positioned above a horizontal line.

Ray Fried, Associate Vice Chancellor for Facilities, Planning, Construction,
and Maintenance

TSTC Campus Map Key

- Aircraft Pilot Training (1IME)

Facilities Planning (1FIN)

Dr. Roy Dugger Center (1RDC)

Chiller Plant (1CPL)

Air Conditioning & Refrigeration Technology (1ACT)

Airport (also see G thru K 1-3; H thru K 4-9)

Col. James T. Connally Aerospace Center (1ASC)

Airport Emergency Fire & Rescue (10BU)

Auto Collision Repair II (1ACR)

Auto Refinish Lab (1ARL)

Hypervelocity Storage (1HLL)

Aviation Maintenance Hangar/Lab (1AER)

Diesel Equipment Technology (1BAT)

Physical Plant (1PPL)

Central Receiving Storage (1S37)

Campus Administration/President's Office (1AM1)

Building Construction Technology (BCT)

Computerized Tomography Lab (1CTL)

Aircraft Maintenance Hangar (1AMH)

Dental Assistant Department (1DNT)

Educator's Credit Union

Electronics Center (1EEC)

Electronics Office (1EEO)

Fabrication Center (1FC1)

Flight Station No. 3

Georgia W. Watson Culinary Arts Center (1CUL)

Physical Plant Buildings (1GL1)

Public Safety Substation/WIC

Airport Shop (1APS)

Human Organization and Development (1SAA)

IDEAS Center (1EEC)

Industrial Technology Center (1ITC)

John B. Connally Technology Center (1JBC)

Kuligen Automotive Center (1KAC)

L-3 Communications (01, G-3)

L-3 Communications Hangar

Lavaca Hall (1LAV)

Library (1EEO)

Murray Watson Jr. Student Rec Ctr (1SRC)

Patterson Hall (1PHO)

L-3 Communications (1OPL)

Air Traffic Control (1ATC)

Provence Graphic Communications Ctr (1PGC)

Solar Tech Bldg (1RVT)

Red River Apartments

Rosemary Henderson Env. Training Ctr

Airport Control Tower (1TWR)

Space Lab (CASPER)(1HL)

Campus Living

Health Services (SSC)

Student Services Center (SSC)

Student Family Housing (also see C-7; D-7; E-6)

Technical Studies Center (1TSC)

Aircraft Pilot Training (1TEL)

Transportation Technologies Center (1TTC)

Golf Course & Landscape Management (1GIM1)

TSTC Golf Facility (also see G-7)

TSTC Police Department

TSTC Soccer Field

TSTC Softball Fields

TSTC System Chancellor's Office (1CHA)

TSTC System Annex (1HRS)

TSTC Tennis/Outdoor Basketball Courts

TSTC Walking Track

Village Oaks Apartments (also see D-3)

Village Oaks Apartments Clubhouse/Office

Women's Resource Center (WRC)
- 1 G-3

2 F-4

3 G-3

4 E-2

5 F-5

6 H-4

7 H-4

8 H-5

9 F-2

10 F-2

11 G-2

12 H-5

13 G-5

14 F-6

15 F-6

16 G-4

17 G-3

18 F-3

19 G-3

20 H-4

21 D-3

22 F-3

23 F-3

24 E-2

25 H-5

26 F-5

27 G-5

28 D-5

29 H-4

30 F-4

31 F-3

32 E-2

33 D-3

34 E-3

35 K-8

36 H-7

37 F-3

38 F-3

39 E-4

40 G-5

41 F-6

42 H-4

43 F-3

44 G-5

45 E-4

46 F-6

47 H-5

48 F-3

49 F-4

49 F-4

50 C-4

51 F-3

52 H-4

53 E-3

54 G-5

55 G-6

56 H-6

57 E-5

58 F-4

60 F-4

61 F-4

62 E-5

63 F-5

64 E-3

65 E-3

66 E-5



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TSTC
Texas State Technical College

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Texas State Technical College
Major Facility Projects-Status Update
August 2015

Project Name	Delivery Method	Fund Source	Cost Allocation	Required Approvals	% Complete
TSTC Harlingen					
1	Renovation of Building 20SS for Allied Health	Competitive Sealed Proposal	Local Revenue Bonds \$ 1,600,000	Architect/Engineer \$ 103,350	Approve Concept MO 65-11 Approve Budget MO-16-14 Acceptance Spring 2016 7%
				Construction \$ 1,411,240	
				Misc. Services \$ 85,410	
				\$ 1,600,000	
2	Renovation of 20PM as Engineering Center Phase II	Construction Manager at Risk	Tuition Revenue Bonds \$3,750,000	Architect/Engineer \$225,000	Approve Concept MO 34-13 Issue Bonds Spring 2016 Approve Budget Fall 2016 Acceptance Fall 2017 0%
				Construction \$3,475,000	
				Misc. Services \$50,000	
				\$3,750,000	
3	Repair and Renovate Building 200D for Dental Lab, Health Information Technology, and Medical Transcript Specialists Programs	Construction Manager At Risk	Local Revenue Bonds \$ 1,600,000 HEAF Funds \$ 393,000 \$ 1,993,000	Architect/Engineer \$ 185,000	Approve Concept MO 44-13 Approve Budget MO 7-14 Accept Project MO 39-15 85%
				Construction \$ 1,708,000	
				Misc. Services \$ 100,000	
				\$ 1,993,000	
4	Central Chiller Plant Engineering and design	Request for qualifications	Designated Tuition \$ 40,000	Engineering / Design \$ 599,500	Approve Concept MO 19-14 and design project Issue Bonds Spring 2016 Accept Design Summer 2016 7%
			HEAF Bonds \$ 605,000	Geotech \$ 5,500	
			Total \$ 645,000	Misc. Services \$ 40,000	
				\$ 645,000	
5	Replace Central Chiller Plant	Construction Manager At Risk	HEAF Bonds \$8,000,000	A&E \$ 50,000	Approve Concept MO 19-14 Issue Bonds Spring 2016 Approve Budget Summer 2016 Acceptance Fall 2017 0%
				Construction \$ 7,550,000	
				Owners Cost \$ 400,000	
				\$8,000,000	

**Texas State Technical College
Major Facility Projects-Status Update
August 2015**

	Project Name	Delivery Method	Fund Source		Cost Allocation		Required Approvals		% Complete
6	Expand Texas State Technical College in Fort Bend County	Accept Donated Land and Lease Facility From The TSTC Foundation	Plant Funds (to be reimbursed)	\$1,000,000	Limited Recourse Promissory Note	\$ 1,000,000	Approve Concept to accept donated land	MO - 44-14	8%
			Equipment TPFA	\$5,000,000	Equipment TPFA	\$ 5,000,000	Approve Concept to Lease Bldg. One	MO-45-14	
							Approve Limited Recourse Promissory Note	EA 01-15	
							Accept Land	MO 13-15	
							Approve ground Lease to The TSTC Foundation	MO 17-15	
							Approve operating lease from The TSTC Foundation	MO 18-15	
			Total	\$6,000,000	Total	\$ 6,000,000	Completion	Fall 2016	
7	TSTC Campus Phase Two in Fort Bend County	Construction Manager At Risk	TRB Bonds	\$14,950,000	Construction	\$ 13,200,000	Approve Concept	MO 46-14	0%
			Equipment TPFA	\$ 2,550,000	A&E	\$ 650,000	TRB Bonding	Spring 2016	
				\$17,500,000	Equipment	\$ 2,550,000	Approve Budget	Fall 2016	
					Owners Cost	\$ 1,100,000	Accept Project	Fall 2017	
						\$ 17,500,000			

Texas State Technical College
Major Facility Projects-Status Update
August 2015

	Project Name	Delivery Method	Funding Source	Cost Allocation	Required Approvals	% Complete
	TSTC Waco					
1	Structural and Facility Repairs to the John B. Connally Technology Center	Construction Manager At Risk	Designated Tuition \$ 1,199,262 HEAF Funds \$ 800,738 Insurance Proceeds \$ 695,669 \$ 2,695,669	Architect/Engineer \$ 315,000 Phase I construction \$ 1,505,783 Phase II Construction \$ 716,886 Misc. Services \$ 158,000 \$ 2,695,669	Concept MO 68-11 Appoint Architect MO 90-11 Appoint CMAR MO 09-12 Approve Design MO 65-12 Approve GMP P I MO 66-12 Acceptance Phase I MO 46-13 Approve GMP Phase II Winter 2015 Acceptance Phase II Summer 2016	Phase I 100% Phase II 0%
2	Rehabilitation of Runways, Taxiways, and Apron at the TSTC	Design/Bid/Build	FAA/TxDOT Grant \$ 5,668,209 TSTC Airport Funds \$ 629,801 \$ 6,298,010	Architect/Engineer \$ 500,000 Construction \$ 5,798,010 \$ 6,298,010	Concept MO 91-11 Acceptance Summer 2016	85%
3	Replace Water and Sewer Infrastructure on Main Campus	Construction Manager At Risk	HEAF Funds \$8,700,000	Water and Sewer Construction \$ 8,000,000 Design/Administration \$ 700,000 \$ 8,700,000	Approve Concept MO 47-14 Spring 2016 Approve project and Budget HEAF Bonding Spring 2016 Accept project Summer 2017	0%
4	Renovate Building 1 TEL for The Challenger Learning Center	Construction Manager At Risk	Auxiliary Funds \$ 512,000 Total \$ 512,000	Construction \$ 512,000 \$ 512,000	Approve Project and Budget MO 11-15 Accept Project Fall 2016	0%
5	Expand TSTC North Texas Expanding Building One or Constructing Building Two	Construction Manager At Risk	Not Funded	Expand Building One or construct building two	Establish Campus MO 35-13 Approved Operating Lease MO 61-13 building one Approve Concept MO 15-15 Issue TRB Not issued Approve Project and Budget Project on Hold Accept Project	0%
6	Purchase of the TSTC North Texas 103,596 square foot Industrial Technology Center, complete finish of shell space, purchase additional equipment	Purchase Agreement	Tuition Revenue Bonds \$ 11,040,000 Equipment TPFA \$ - \$ 11,040,000	Purchase and finish out 2nd level (estimated cost) \$ 11,040,000 Equipment \$ - Owners cost \$ - Equipment TPFA \$ - \$ 11,040,000	Establish Extension at Red Oak TX MO 35-13 Approve Lease MO 61-13 Approve Concept to Purchase MO 48-14 Issue Bonds Spring 2016 Fall 2016 Approve Project purchase price Accept Project Fall 2016	0%
7	Renovate the third floor of the John B Connally Building for TSTC Administration	Construction Manager At Risk	HEAF Funds \$ 1,200,000	Design \$ 120,000 Construction \$ 1,080,000 \$ 1,200,000	Approve Concept MO 40-15 Issue Bonds Spring 2016 Approve budget Spring 2016 Accept Project Fall 2016	0%

Texas State Technical College
Major Facility Projects-Status Update
August 2015

Project Name	Delivery Method	Fund Source	Cost Allocation	Required Approvals	% Complete		
TSTC in Abilene							
1 Accept real property and Construct Industrial Technology Center at TSTC in Abilene	Construction Manager At Risk	Tuition Revenue Bonds	\$ 12,000,000	Architect/Engineer	\$ 1,440,000	Approve Concept MO 49-14 Issue Bonds Spring 2016 Approve Project and Budget Fall 2016 Accept Project Fall 2017	0%
		Gifts and Donations	\$ 6,000,000	Construction	\$ 16,359,000		
		Equipment TPFA	\$ -	Misc. Services	\$ 201,000		
		Total	\$ 18,000,000	Equipment TPFA	\$ -		
					\$ 18,000,000		