University of California
Capital Assets Strategies

# STATE GENERAL FUNDS FOR CAPITAL IMPROVEMENTS STATUS REPORT

December 31, 2020

## 2013-14 Budget for State Capital Improvements ($000s)

| Campus | Project | Phase | 2013 14 Request | Page No. |
|---|---|---|---|---|
| ANR* | REC Facilities Renewal and Improvements | PWC | 1,850 | 8 |
| Davis | Walker Hall Renewal and Seismic Corrections | PW | 2,731 | 24 |
| Los Angeles | CHS Seismic Correction and Fire Life Safety | C | 48,349 | 32 |
| Merced | Central Plant/Telecommunications Reliability Upgrade | PW | 1,400 | 36 |
| Merced | Classroom and Academic Office Building | C | 45,144 | 37 |
| San Francisco | Clinical Sciences Building Seismic Retrofit | W | 2,800 | 49 |
| Santa Barbara | Academic Support Facility | C | 26,505 | 52 |
| Santa Cruz | Coastal Biology Building | W | 3,530 | 57 |
| | | **Total** | **132,309** | |

## 2014-15 Budget for State Capital Improvements ($000s)

| Campus | Project | Phase | 2014 15 Request | Page No. |
|---|---|---|---|---|
| ANR* | Intermountain REC Field Lab & Multipurpose Facility | PW | 200 | 7 |
| Berkeley | Tolman Hall Seismic Replacement (Berkeley Way West) | WC | 75,000 | 14 |
| Davis | Chemistry Seismic and Life Safety Corrections | PW | 3,482 | 17 |
| Davis | Walker Hall Renewal and Seismic Corrections | C | 27,917 | 24 |
| Irvine | Business Unit 2 | E | 1,094 | 26 |
| Irvine | Primary Electrical Improvements Step 4 | DC | 19,462 | 29 |
| Merced | Central Plant/Telecommunications Reliability Upgrade | C | 15,183 | 36 |
| San Diego | Campus Life Safety Improvements | WC | 49,010 | 46 |
| Santa Barbara | Infrastructure Renewal Phase 1 | C | 12,136 | 55 |
| Santa Cruz | Coastal Biology Building | C | 64,127 | 57 |
| Santa Cruz | Life Safety Upgrades | PWC | 10,201 | 60 |
| | | **Total** | **277,812** | |

* *Division of Agriculture and Natural Resources*

## 2015-16 Budget for State Capital Improvements ($000s)

| Campus | Project | Phase | 2015 16 Request | Page No. |
|---|---|---|---|---|
| ANR* | Intermountain REC Field Lab & Multipurpose Facility | C | 1,786 | 7 |
| Berkeley | Wheeler Hall – Capital Renewal | WC | 19,400 | 15 |
| Davis | Chemistry Seismic and Life Safety Corrections | C | 31,076 | 17 |
| Irvine | Fire and Life Safety Improvements Phase 1 | DC | 34,290 | 27 |
| Los Angeles | CHS-SOM West Seismic Renovation | C | 25,000 | 33 |
| Merced | Classroom and Academic Office Building | E | 4,805 | 37 |
| Riverside | Batchelor Hall Building Systems Renewal | WC | 17,777 | 39 |
| Riverside | Environmental Health and Safety Expansion | E | 369 | 40 |
| Riverside | Pierce Hall Improvements | PWC | 34,680 | 41 |
| San Diego | Biological and Physical Sciences Building | C | 55,800 | 45 |
| San Francisco | Clinical Sciences Building Seismic Retrofit | C | 21,735 | 49 |
| Santa Cruz | Coastal Biology Building | E | 2,000 | 57 |
| Santa Cruz | Environmental Health and Safety Facility | PWC | 19,437 | 58 |
| Santa Cruz | Telecommunications Infrastructure Phase B | C | 12,623 | 61 |
| | | **Total** | **280,778** | |

** Division of Agriculture and Natural Resources*

## 2016-17 Budget for State Capital Improvements ($000s)

| Campus | Project | Phase | 2016 17 Request | Page No. |
|---|---|---|---|---|
| Merced | State 2020 | PWCE | 653,900 | 38 |
| | | **Total** | **653,900** | |

## 2017-18 Budget for State Capital Improvements ($000s)

| Campus | Project | Phase | 2017 18 Request | Page No. |
|---|---|---|---|---|
| Berkeley | 2223 Fulton Seismic Demolition | WC | 3,050 | 9 |
| Berkeley | Giannini Hall Seismic Safety Corrections | PW | 3,250 | 10 |
| Berkeley | Seismic Safety Studies - Evans Hall & Hearst Memorial Gym | P | 1,700 | 13 |
| Irvine | Interdisciplinary Sciences and Engineering Building (formerly known as the Interdisciplinary Sciences Building) | DC | 50,000 | 28 |
| Los Angeles | Franz Hall Tower Seismic Renovation | C | 25,000 | 34 |
| San Francisco | Health Sciences Instruction & Research Life Safety Improvements | D | 3,000 | 50 |
| Systemwide | 2017-18 Systemwide State Deferred Maintenance Program | | 50,000 | 66 |
| | | **Total** | **136,000** | |

## 2018-19 Budget for State Capital Improvements ($000s)

| Campus | Project | Phase | 2018 19 Request | Page No. |
|---|---|---|---|---|
| Berkeley | Giannini Hall Seismic Safety Corrections | C | 35,950 | 10 |
| Davis | Teaching and Learning Complex | C | 50,000 | 23 |
| Riverside | Student Success Center | PWCE | 50,000 | 44 |
| San Diego | Ridge Walk Academic Complex | C | 50,000 | 48 |
| San Francisco | Health Sciences Instruction & Research Life Safety Improvements | C | 10,000 | 50 |
| San Francisco | Health Sciences Instruction & Research Buildings Seismic Improvements | C | 37,000 | 51 |
| Santa Cruz | Kresge College Academic | W | 2,800 | 59 |
| Systemwide | Northern Regional Library Facility Phase 4 Expansion | CE | 30,000 | 63 |
| Systemwide | 2018-19 Systemwide State Deferred Maintenance Program | | 35,000 | 66 |
| | | **Total** | **300,750** | |

## 2019-20 Budget for State Capital Improvements ($000s)

| Campus | Project | Phase | 2019 20 Request | Page No. |
|---|---|---|---|---|
| ANR* | Facilities Renewal and Improvements | PWC | 19,237 | 6 |
| Irvine | Student Wellness & Success Center | C | 13,000 | 31 |
| Riverside | Pierce Hall Interiors | CE | 13,000 | 42 |
| Riverside | School of Medicine Education Building II | SP | 6,400 | 43 |
| Santa Barbara | Classroom Building | C | 79,787 | 54 |
| Santa Cruz | Kresge College Academic | | 47,200 | 59 |
| Systemwide | 2019-20 Systemwide State Deferred Maintenance Program | | 35,000 | 66 |
| | | **Total** | **213,624** | |

** Division of Agriculture and Natural Resources*

## 2020-21 Budget for State Capital Improvements ($000s)

| Campus | Project | Phase | 2020 21 Request | Page No. |
|---|---|---|---|---|
| Berkeley | Moffitt Library Seismic | PWCE | 5,327 | 11 |
| Berkeley | New Academic and Classroom Building (Evans Hall Seismic Replacement) | P | 6,000 | 12 |
| Berkeley & LBNL** | Centennial Bridge Improvement | C | 15,181 | 16 |
| Davis | Jungerman Hall Seismic Corrections | PWC | 12,200 | 18 |
| Davis | Mann Laboratory Seismic Corrections | PWC | 5,670 | 19 |
| Davis | Social Sciences and Humanities Building Seismic Corrections | PWC | 33,400 | 20 |
| Davis | Sprocket Building Seismic Corrections | PWC | 12,000 | 21 |
| Davis | Voohries Hall Seismic Corrections | PWC | 24,200 | 22 |
| Davis | Young Hall Seismic Corrections | PWC | 23,800 | 25 |
| Irvine | Social Sciences Lecture Hall Seismic Improvements | DC | 2,261 | 30 |
| Los Angeles | Public Affairs Seismic | | 25,000 | 35 |
| Riverside | School of Medicine Education Building II | WCE | 93,600 | 43 |
| San Diego | Revelle College Seismic Corrections (Mayer Hall and York Hall) | WC | 56,658 | 47 |
| Santa Barbara | Chemistry Building | P | 4,000 | 53 |
| Santa Barbara | Music Building Unit 1 Seismic Corrections | PWC | 15,000 | 56 |
| Santa Cruz | Thimann Laboratories Replacement Building | P | 12,500 | 62 |
| Systemwide | UC Sacramento Learning Complex | C | 11,400 | 64 |
| Systemwide | 2020-21 Planning for Future State Capital Outlay | | 30,000 | 65 |
| Systemwide | 2020-21 Systemwide State Deferred Maintenance Program | | 35,000 | 66 |
| | | **Total** | **423,197** | |

** Lawrence Berkeley National Laboratory - Berkeley Lab

## Attachments

Attachment 1: 2017-18 Systemwide State Deferred Maintenance Program
Attachment 2: 2018-19 Systemwide State Deferred Maintenance Program
Attachment 3: ANR, Project Planning Guide Amendment, Facilities Renewal and Improvements, July 2020
Attachment 4: Riverside, Project Planning Guide Amendment, Batchelor Hall Building Systems Renewal, September 2020
Attachment 5: Riverside, Project Planning Guide Amendment, School of Medicine Education Building II, September 2020
Attachment 6: San Francisco, Project Planning Guide Amendment, Health Sciences Instruction & Research Life Safety Improvements, August 2020
Attachment 7: San Francisco, Project Planning Guide Amendment, Health Sciences Instruction & Research Seismic Improvements, August 2020

## Facilities Renewal and Improvements

Division of Agriculture and Natural Resources

**SCOPE**

This project will provide renewal and improvements at four sites. Three of the sites - South Coast, Kearney, and Desert- are Research and Extension Centers (RECs) and the fourth site is Elkus Ranch Environmental Education Center. The project addresses: accessibility, the removal and repurposing of unused pesticide washdown facilities, and additional life safety improvements. The project would also construct new active learning facilities for the South Coast and Desert RECs.

**STATUS**

The project is in preliminary plans. A Project Planning Guide (PPG) Amendment was approved in September 2020 documenting the delay in the start of preliminary plans. The PPG Amendment is attached to this report.

**FUNDING**

State General Funds for preliminary plans, working drawings, and construction were approved in 2019-20 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 5% | $4,714 | | $4,714 |
| Working Drawings | 0% | $3,413 | | $3,413 |
| Construction | 0% | $11,110 | | $11,110 |
| Totals | | $19,237 | | $19,237 |

**Intermountain REC Field Laboratory and Multipurpose Facility**
Division of Agriculture and Natural Resources

## SCOPE

This project will provide approximately 3,800 assignable square feet (4,400 gross square feet) of field laboratory and community meeting space at the Intermountain Research and Extension Center in the rural area of Tulelake, California. The meeting and research space will support the agricultural community by providing the latest tools and techniques in weed, insect, and disease control as well as water management and plant nutrition.

## STATUS

The project is complete.

## FUNDING

State General Funds for preliminary plans and working drawings were approved in 2014-15 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code. State General Funds for construction were approved in 2015-16 using the same funding mechanism.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | $75,000 | | $75,000 |
| Working Drawings | 100% | $125,000 | $35,000 | $160,000 |
| Construction | 100% | $1,786,000 | | $1,786,000 |
| Equipment | 100% | | $100,000 | $100,000 |
| Totals | | $1,986,000 | $135,000 | $2,121,000 |

## REC Facilities Renewal and Improvements

Division of Agriculture and Natural Resources

**SCOPE**

This project will renovate obsolete facilities at several Research and Extension Centers, operated by the Division of Agriculture and Natural Resources. These renovations will convert unused facilities into usable research and meeting space. Some of the work associated with this project includes: roof replacement; heating, cooling, and ventilation system replacement; interior remodeling and improvements; and installation of solar panels. These projects will directly benefit seven counties throughout the state of California by providing research and education to those communities.

**STATUS**

The project is complete.

**FUNDING**

State General Funds for preliminary plans, working drawings, and construction were approved in 2013-14 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | $80,000 | | $80,000 |
| Working Drawings | 100% | $80,000 | | $80,000 |
| Construction | 100% | $1,690,000 | $200,000 | $1,890,000 |
| Totals | | $1,850,000 | $200,000 | $2,050,000 |

## 2223 Fulton Seismic Demolition

Berkeley

**SCOPE**

This project will demolish the seismically deficient 2223 Fulton building on the Berkeley campus. Once the demolition is complete, the project will provide needed site restoration. The site restoration includes sidewalk repair, re-grading, replacement lighting, tree replacement, and an on-site retention basin.

**STATUS**

The project is complete.

**FUNDING**

Funding for a portion of the working drawings and construction of the project was approved in 2017-18 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $100,000 | $100,000 |
| Working Drawings | 100% | $60,000 | $60,000 | $120,000 |
| Construction | 100% | $2,990,000 | | $2,990,000 |
| Equipment | 100% | | | |
| Totals | | $3,050,000 | $160,000 | $3,210,000 |

## Giannini Hall Seismic Safety Corrections

Berkeley

**SCOPE**

This project will reinforce the structural components of historic Giannini Hall to improve its resistance to seismic forces and provide substantial life safety protection to its occupants during a large seismic event.

**STATUS**

The project is complete.

**FUNDING**

Funding for preliminary plans and working drawings of the project was approved in 2017-18 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code. State General Funds for construction was approved in 2018-19 using the same funding mechanism.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | $1,000,000 | | $1,000,000 |
| Working Drawings | 100% | $2,250,000 | | $2,250,000 |
| Construction | 100% | $35,950,000 | | $35,950,000 |
| Totals | | $39,200,000 | | $39,200,000 |

## Moffitt Library Seismic Safety Corrections

Berkeley

**SCOPE**

Moffitt Library has a Seismic Performance Rating (SPR) of VI, and upon completion of work, the SPR of Moffift Library will be upgraded to IV. The project will reinforce the building to improve its resistance to seismic forces and provide life safety protection to its occupants during a large earthquake. Moffitt library is a five-level, 149,923 gross-square-foot building serving as the undergraduate hub for connected teaching, learning, and discovery at UC Berkeley.

**STATUS**

The project is in the preliminary plans phase. Construction is anticipated to begin in summer 2021 and be completed in winter of 2021-2022. This represents a six-month delay from the original schedule.

**FUNDING**

Funding for preliminary plans, working drawings, construction, and equipment was approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 20% | $73,000 | | $73,000 |
| Working Drawings | 0% | $329,000 | | $329,000 |
| Construction | 0% | $4,700,000 | | $4,700,000 |
| Equipment | 0% | $225,000 | | $225,000 |
| Totals | | $5,327,000 | | $5,327,000 |

## New Academic and Classroom Building (Evans Hall Seismic Replacement Building)

Berkeley

**SCOPE**

The project will construct a 124,000 gross square foot academic/classroom building to house approximately 75% of the existing Evans Hall academic programs and replace Evans Hall classroom assignable square footage. Evans Hall is an approximately 284,000 gross square foot structure of 10-stories with a Seismic Performance Rating of VI.

**STATUS**

The project is in preliminary plans phase.

**FUNDING**

Funding for preliminary plans was approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 5% | $6,000,000 | | $6,000,000 |

## Seismic Safety Studies - Evans Hall & Hearst Memorial Gym

Berkeley

**SCOPE**

This project will provide preliminary plan phase information for seismic corrections of two State supportable buildings - Evans Hall and Hearst Memorial Gymnasium. The studies will update structural, mechanical and infrastructure analysis, and develop plans and estimated costs for both buildings. Once a building remediation strategy is defined and funding is identified, the project will continue with development of scope, budget, and schedule.

**STATUS**

The studies are complete.

**FUNDING**

Partial preliminary plans funding of $1,700,000 for the project was approved in 2017-18 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans Evans Hall | 100% | $1,100,000 | | $1,100,000 |
| Preliminary Plans Hearst Memorial Gymnasium | 100% | $600,000 | | $600,000 |
| Totals | | $1,700,000 | | $1,700,000 |

## Tolman Hall Seismic Replacement (Berkeley Way West)

Berkeley

**SCOPE**

This project will construct a new academic building to replace the Tolman Hall, a 138,600 assignable square feet (247,000 gross square feet) reinforced concrete building that has a Level V seismic rating (per California Building Code). The new building will provide modern instruction and research space that improves upon Tolman Hall's mid-20th century-era spaces and systems that inhibit instruction, research, and student-faculty collaboration space. The project also includes demolishing the seismically deficient Tolman Hall. In May 2015, the Board of Regents approved a budget and scope increase to be funded with non-State funds. The additional scope maximizes the use of the site and adds critically needed office space, primarily for campus administrative use. The scope and budget of the State portion of the project is unchanged.

**STATUS**

The project is complete.

**FUNDING**

Funding for constructing the State supportable portion of the project (including demolition) was approved in 2014-15 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $9,595,000 | $9,595,000 |
| Working Drawings | 100% | | $8,410,000 | $8,410,000 |
| Construction[1] | 100% | $75,000,000 | $71,065,000 | $146,065,000 |
| Demolition[1] | 100% | | $7,250,000 | $7,250,000 |
| Equipment | 100% | | $13,680,000 | $13,680,000 |
| Totals | | $75,000,000 | $110,000,000 | $185,000,000 |

[1] Primary construction is complete. Demolition is of the seismically deficient Tolman Hall. The demolition effort has been separated from construction and is shown as a separate activity.

## Wheeler Hall — Capital Renewal

Berkeley

**SCOPE**

This project includes the following two phases of a multi-phase project: (1) replacement of the existing obsolete mechanical system, installation of new electrical and telecom equipment, and building of new electrical and telecom rooms on each floor; and (2) distribution of services including heat, cooling, power, and data throughout Wheeler Hall.

**STATUS**

The project is complete.

**FUNDING**

Funding for a portion of working drawings and the entirety of construction was approved in 2015-16 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $350,000 | $350,000 |
| Working Drawings | 100% | $350,000 | $750,000 | $1,100,000 |
| Construction | 100% | $19,050,000 | | $19,050,000 |
| Totals | | $19,400,000 | $1,100,000 | $20,500,000 |

## Centennial Bridge Improvement Project

Berkeley and Lawrence Berkeley National Laboratory-Berkeley Lab

**SCOPE**

The project would replace a structurally deficient bridge, on UC owned land, located on a critical transportation route connecting the UC Berkeley Campus Park to the Hill Campus. The existing bridge structure, components and foundations are characterized in poor condition with signs of bridge structure movement and roadway subsidence. Centennial Drive is a publicly accessible roadway that also serves as an emergency exit/egress route for UC Berkeley, Berkeley Lab and the general public.

**STATUS**

The project is in preliminary plans phase. Construction is anticipated to begin in fall 2021 and complete in 2023.

**FUNDING**

Funding for construction was approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 5% | | $800,000 | $800,000 |
| Working Drawings | 0% | | $1,374,000 | $1,374,000 |
| Construction | 0% | $15,181,000 | $10,326,000 | $25,507,000 |
| Totals | | $15,181,000 | $12,500,000 | $27,681,000 |

## Chemistry Seismic and Life Safety Corrections

Davis

**SCOPE**

This project as originally approved was intended to improve fire suppression and improve the seismic performance to Level III ("Good") of the Chemistry Building (currently Level V-VI) and the Chemistry Annex Building (currently Level VI). In addition, the project includes replacing fume hoods, emergency showers, and landscaping disturbed by seismic work.

Due to logistical constraints, a portion of the seismic work and a portion of the fire suppression work will be accomplished as part of the non-State funded Chemistry Addition and 1st Floor Renovation project. The Chemistry Seismic project is now scheduled to be complete in September 2020 and the non-State funded Chemistry Addition project in December 2021. These two projects together will bring both the Chemistry Building and the Chemistry Annex to a UC Performance Level of III ("Good") and provide 100% fire suppression, satisfying the goals of the Chemistry Seismic project. A detailed description of the deferred scope was included in the PPG Amendment and was provided previously.

**STATUS**

The project is being procured in three bid packages. Bid Package 1 was awarded in January 2018, Bid Package 2 was awarded in February 2019, and Bid Package 3 was awarded in October 2019. In July 2019, the Office of the President approved a budget increase to be funded with non-State funds. The project is in construction.

**FUNDING**

State General Funds for preliminary plans and working drawings were approved in 2014-15 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code. State General Funds for construction were approved in 2015-16 using the same funding mechanism.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | $1,915,000 | | 1,915,000 |
| Working Drawings | 100% | $1,567,000 | | $1,567,000 |
| Construction | 70% | $31,076,000 | $3,436,000 | $34,512,000 |
| Totals | | $34,558,000 | $3,436,000 | $37,994,000 |

## Jungerman Hall Seismic Corrections

Davis

**SCOPE**

The project includes seismic corrections to Jungerman Hall, a 32,700 gross-square-foot building with a Seismic Performance Rating (SPR) of VI. Upon completion of structural repairs, the SPR would be upgraded to IV. Mandatory code corrections triggered by the structural work would potentially include, but are not limited to, accessibility and egress upgrades and fire/life safety improvements.

**STATUS**

The project is in preliminary plans phase. The project is expected to be complete in December 2023.

**FUNDING**

State General Funds for preliminary plans, working drawings, and construction were approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 10% | $700,000 | | $700,000 |
| Working Drawings | 0% | $1,000,000 | | $1,000,000 |
| Construction | 0% | $10,500,000 | | $10,500,000 |
| Totals | | $12,200,000 | | $12,200,000 |

## Mann Laboratory Seismic Corrections

Davis

**SCOPE**

The project includes seismic corrections and high priority deferred maintenance to Mann Laboratory, a 17,182 gross-square-foot building with a Seismic Performance Rating (SPR) of VI. Upon completion of structural repairs, the SPR would be upgraded to IV. Mandatory code corrections triggered by the structural work would include disabled access upgrades and fire/life safety improvements.

**STATUS**

The project is in preliminary plans phase. The project is expected to be complete in May 2023.

**FUNDING**

State General Funds for preliminary plans, working drawings, and construction were approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Study | 100% | | $130,000 | $130,000 |
| Preliminary Plans | 20% | $200,000 | | $200,000 |
| Working Drawings | 0% | $470,000 | | $470,000 |
| Construction | 0% | $5,000,000 | | $5,000,000 |
| Totals | | $5,670,000 | $130,000 | $5,800,000 |

## Social Sciences and Humanities Building Seismic Corrections

Davis

**SCOPE**

The project includes seismic corrections and high priority deferred maintenance to Social Sciences and Humanities (SSH) Building. The building is comprised of three separate structures with different Seismic Performance Ratings (SPR): Building 1 (rated V), Building 2 (rated VI), and Lecture Hall (rated Ill). The project addresses seismic deficiencies in Buildings I and 2. Upon completion of the work, the SPR of Building 1 and Building 2 would be upgraded to IV. Mandatory code corrections triggered by the structural work would potentially include but are not limited to: accessibility and egress upgrades, and fire life safety improvements.

**STATUS**

The project is in preliminary plans phase. The project is expected to be complete in February 2024.

**FUNDING**

State General Funds for preliminary plans, working drawings, and construction were approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 10% | $1,800,000 | | $1,800,000 |
| Working Drawings | 0% | $2,700,000 | | $2,700,000 |
| Construction | 0% | $28,900,000 | | $28,900,000 |
| Totals | | $33,400,000 | | $33,400,000 |

## Sprocket Building Seismic Corrections

Davis

**SCOPE**

The project will provide seismic corrections and high priority deferred maintenance to Sprocket Hall, a 20,000 gross square foot building that currently houses the College of Agricultural and Environmental Sciences and College of Letters and Sciences. Space types include research laboratories, and academic, administrative, and research offices. Sprocket Hall has a Seismic Performance Rating (SPR) of VI and would be upgraded to SPR IV.

**STATUS**

The project is in preliminary plans phase. The project is expected to be complete in February 2024.

**FUNDING**

State General Funds for preliminary plans, working drawings, and construction were approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 10% | $690,000 | | $690,000 |
| Working Drawings | 0% | $990,000 | | $990,000 |
| Construction | 0% | $10,320,000 | | $10,320,000 |
| Totals | | $12,000,000 | | $12,000,000 |

## Voorhies Hall Seismic Corrections

Davis

**SCOPE**

The project includes seismic corrections and high priority deferred maintenance to Voorhies Hall, a 55,279 gross-square-foot structure with a Seismic Performance Rating (SPR) of VI. Upon completion of the work, the SPR would be upgraded to IV. Mandatory code corrections triggered by the structural work would potentially include but are not limited to accessibility and egress upgrades and fire life safety improvements.

**STATUS**

The project is in preliminary plans phase. The project is expected to be complete in February 2024.

**FUNDING**

State General Funds for preliminary plans, working drawings, and construction were approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 10% | $1,400,000 | | $1,400,000 |
| Working Drawings | 0% | $2,000,000 | | $2,000,000 |
| Construction | 0% | $20,800,000 | | $20,800,000 |
| Totals | | $24,200,000 | | $24,200,000 |

## Teaching and Learning Complex

Davis

**SCOPE**

This project includes a new facility for general assignment classrooms. The project provides approximately 20,000 gross square feet of office space and 80,000 gross square feet of classroom space, supporting approximately 2,000 instructional seats.

A Project Planning Guide (PPG) Amendment was approved in November 2018 for increases to the budget, size, and scope of Teaching and Learning Complex from the original State approval. The increases included a $20,337,000 budget augmentation (representing a 31% increase), a change in project scope due to the addition of a fourth floor of office space, and an increase in project square footage of classroom space. The additional scope is funded with non-State funds.

A second PPG Amendment was approved in April 2019. The amendment describes a scope change to include the procurement and installment of hot water supply and return pipes. The additional scope does not change the project's budget or schedule. The project is a design-build project and received a guaranteed maximum price for construction lower than anticipated, which has provided the opportunity to include the scope in the project.

**STATUS**

The project is in construction. Project completion is expected in January 2022.

**FUNDING**

State General Funds for construction was approved in 2018-19 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $3,400,000 | $3,400,000 |
| Working Drawings | 100% | | $2,500,000 | $2,500,000 |
| Construction | 40% | $50,000,000 | $25,487,000 | $75,487,000 |
| Equipment | 0% | | $4,950,000 | $4,950,000 |
| Totals | | $50,000,000 | $36,337,000 | $86,337,000 |

## Walker Hall Renewal and Seismic Corrections

Davis

**SCOPE**

This project will correct seismic, accessibility, and building code deficiencies of the 44,415 gross square foot building. The renovated building will provide approximately 27,000 assignable square feet to serve State-supportable student services and programs, and classroom space for 450 students. The project will also replace all of the building mechanical systems and renews the original shell of the 85 year old building. The project scope was amended to clarify the scope of work to reflect details in planning and changes to instructional pedagogy since the original project approval.

**STATUS**

The project is complete.

**FUNDING**

State General Funds for preliminary plans and working drawings were approved in 2013-14 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code. State General Funds for construction were approved in 2014-15 under the same funding mechanism.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | $1,394,000 | | $1,394,000 |
| Working Drawings | 100% | $1,337,000 | $163,000 | $1,500,000 |
| Construction | 100% | $27,917,000 | $2,037,000 | $29,954,000 |
| Equipment | 100% | | $521,000 | $521,000 |
| Total | | $30,648,000 | $2,721,000 | $33,369,000 |

## Young Hall Seismic Corrections

Davis

**SCOPE**

The project includes seismic corrections to Young Hall, a 93,000 gross-square-foot building with a Seismic Performance Rating (SPR) of VI. Upon completion of structural repairs, the SPR would be upgraded to IV. Mandatory code corrections triggered by the structural work would potentially include, but are not limited to, accessibility and egress upgrades and fire/life safety improvements.

**STATUS**

The project is in preliminary plans phase. The project is expected to be complete in February 2024.

**FUNDING**

State General Funds for preliminary plans, working drawings, and construction were approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 10% | $1,400,000 | | $1,400,000 |
| Working Drawings | 0% | $2,000,000 | | $2,000,000 |
| Construction | 0% | $20,400,000 | | $20,400,000 |
| Totals | | $23,800,000 | | $23,800,000 |

## Business Unit 2 – Equipment

Irvine

**SCOPE**

The project equips the approximately 31,750 assignable square feet (asf) of State-supportable space in the new 47,000 asf Business Unit 2 building to support instruction and research activities in the Paul Merage School of Business. The new building includes instruction, research, and office space.

**STATUS**

The project is complete.

**FUNDING**

Funding for design and construction was initially provided by State lease revenue bonds. These lease revenue bonds (LRBs) were retired as part of the UC-issued LRB restructuring in fall 2013. State General Funds for equipment were approved in 2014-15 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $1,116,000 | $1,116,000 |
| Working Drawings | 100% | | $1,941,000 | $1,941,000 |
| Construction | 100% | | $41,194,000 | $41,194,000 |
| Equipment | 100% | $1,094,000 | $3,281,000 | $4,375,000 |
| Totals | | $1,094,000 | $47,532,000 | $48,626,000 |

## Fire and Life Safety Improvements Phase 1

Irvine

**SCOPE**

The Fire and Life Safety Improvements Phase 1 project will address a number of urgent fire and life-safety issues in academic areas of the Irvine campus, including the installation of fire sprinkler systems throughout two laboratory buildings—Rowland Hall and Reines Hall—and in the breezeway of a third—Engineering Laboratory Facility—as well as the replacement of obsolete fire alarm systems in 13 academic buildings and one campus support building, thereby improving the safety of over 500,000 assignable square feet in UCI's academic core. In addition, the project includes installation of a new fire suppression water line for the academic core of the campus in general.

The approved Project Planning Guide (PPG) included partial upgrade of the alarm system in the Ayala Science Library. Subsequently, the campus elected to complete all of the fire alarm upgrades in the Science Library as a single phase supported entirely by non-State funds. The amended project substitutes fire-safety improvements in six State-supportable buildings in place of Ayala Science Library. The total budget, the schedule, and project goals defined in the PPG (dated August 2014) and approved by the State remain unchanged. Office of the President approved the PPG Amendment in August 2015.

**STATUS**

The project is in construction and is scheduled to be complete in Jan 2020, which represents a three-month delay from the last approved schedule.

**FUNDING**

State General Funds for design and construction were approved in 2015-16 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Design | 100% | $1,592,000 | | $1,592,000 |
| Construction | 90% | $32,698,000 | | $32,698,000 |
| Totals | | $34,290,000 | | $34,290,000 |

## Interdisciplinary Sciences and Engineering Building
## (previously known as the Interdisciplinary Sciences Building)

Irvine

**SCOPE**

The Irvine Interdisciplinary Sciences and Engineering Building project will accommodate growth in the Schools of Engineering, Physical Sciences, and Information & Computer Sciences. The project will provide 133,000 gross square feet of teaching space, research and scholarly activity space, academic and administrative office, and support space to address the most urgent space needs associated with enrollment and program growth in the three Schools.

In spring 2018, the project budget and scope has been amended to maximize the use of the site and add critically needed space. Subsequently, the project was amended in November 2018 for a budget augmentation to build out 33,069 gross square feet (gsf) of the shell space on the second floor (760 gsf) and sixth floor (32,309 gsf) as part of the current construction effort. The additional space consists of additional laboratory space on the second floor, and laboratory, scholarly activity and academic office space on the sixth floor. The campus has been more successful in its faculty recruiting efforts than originally anticipated, and additional space is needed to help accommodate the new hires. The budget increase is funded with non-State funds. The associated October 2018 Project Planning Guide (PPG) Amendment was previously supplied.

In July 2020, the Office of the President approved an augmentation of 1,073,000 funded with non-State funds to construct a parking lot. The parking lot replaces a portion of the parking spaces lost as a result of the construction of this building.

**STATUS**

Despite the scope increase, the State supported project is scheduled to complete in September 2020, consistent with the original PPG. Completion of the building's shell space and parking lot is anticipated to be complete in June 2021.

**FUNDING**

State General Funds for design and construction were approved in 2017-18 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Design | 100% | $3,800,000 | $1,000,000 | $4,800,000 |
| Construction | 80% | $46,200,000 | $118,691,000 | $164,891,000 |
| Equipment | 0% | | $4,000,000 | $4,000,000 |
| Totals | | $50,000,000 | $123,691,000 | $173,691,000 |

## Primary Electrical Improvements Step 4

Irvine

**SCOPE**

The Primary Electrical Improvements Step 4 project improves the safety and reliability and increases the efficiency of the campus' electrical distribution system to support increased demand on the system. The project includes installing a new electrical transformer, constructing a new electrical South Substation, and adding a feeder from the Central Plant's cogeneration facility to the University Substation.

**STATUS**

This project is complete.

**FUNDING**

State General Funds for design and construction were approved in 2014-15 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Design | 100% | $916,000 | | $916,000 |
| Construction | 100% | $18,546,000 | | $18,546,000 |
| Totals | | $19,462,000 | | $19,462,000 |

## Social Science Lecture Hall Seismic

Irvine

**SCOPE**

The project includes seismic corrections to Social Science Lecture Hall to address critical seismic needs for this 9,280 gross-square-foot building, which was classified as a Seismic Performance Rating (SPR) of VI. Following the proposed retrofit the building will meet the requirements for a SPR of IV.

**STATUS**

Following State approval, the campus is preparing budget and external financing approvals for the project.

**FUNDING**

State General Funds for design and construction were approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Design | 0% | | $67,000 | $67,000 |
| Construction | 0% | $2,261,000 | $1,249,000 | $3,510,000 |
| Totals | | $2,261,000 | $1,316,000 | $3,577,000 |

## Student Wellness Center

Irvine

**SCOPE**

The Student Wellness Center project includes approximately 53,500 assignable-square-feet of office, conference, and program space. The project as proposed would roughly double the amount of space available for five units, and provide a centralized, consolidated hub for students seeking services. The five units include State-supportable units (Disability Services, Division of Teaching Excellence & Innovation) and non-State units (Wellness, Health & Counseling Services; Career Pathways; Veteran Services Center).

**STATUS**

Following State approval, the campus is preparing budget and external financing approvals for the project.

**FUNDING**

State General Funds for construction were approved in 2019-20 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Design | 0% | | $2,300,000 | $916,000 |
| Construction | 0% | $13,000,000 | $52,306,000 | 65,306,000 |
| Equipment | 0% | | $2,000,000 | $2,000,000 |
| Totals | | $13,000,000 | $56,606,000 | $69,606,000 |

## CHS Seismic Correction and Fire Life Safety

Los Angeles

**SCOPE**

The project will seismically upgrade the nine-story Southeast Wing and the two basement levels beneath the East and West Courtyards in the Center for the Health Sciences (CHS) complex. The project also will install backbone fire sprinkler and standpipe systems, a fire water supply and distribution system, and a backbone fire alarm with centralized controls to serve the 2.4 million gross square feet (gsf) CHS complex.

Since August 2013, the campus has completed engineering studies that have allowed for the courtyard structures to be seismically upgraded to Level III, per California building code standards, as a separate campus-funded project, and identified a more cost-effective solution for seismically upgrading three adjacent structures in the complex. Office of the President approved the Project Planning Guide (PPG) Amendment in August 2014. The amended project scope includes upgrades to fire/life safety infrastructure throughout the complex.

In May 2017, the PPG was amended again to address seismic upgrades to an additional 68,949 gsf in the Dentistry Building within the CHS complex. The seismic corrections to this additional space can be performed within the approved project budget. A total of 684,600 gsf will be improved from a Level V to a Level III seismic rating.

**STATUS**

The project is complete.

**FUNDING**

State General Funds for construction were approved in 2013-14 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $1,706,000 | $1,706,000 |
| Working Drawings | 100% | | $2,100,000 | $2,100,000 |
| Construction | 100% | $48,349,000 | | $48,349,000 |
| Totals | | $48,349,000 | $3,806,000 | $52,155,000 |

## CHS SOM West Seismic Renovation

Los Angeles

**SCOPE**

This project remedies seismic deficiencies in the 88,569 assignable square foot School of Medicine (SOM) West building (144,732 gross square feet) which is rated at a Level V (per California Building Code). The project also includes mandatory code corrections triggered by the structural work such as accessibility, and fire/life safety improvements in the structure, and upgrades to other fire/life safety infrastructure in other high-rise buildings in the complex.

In June 2017, a Project Planning Guide Addendum was accepted. The addendum clarified that the Dentistry Building was among the eligible high-rise structures that will receive upgrades to fire/life safety systems as part of this project. The Dentistry Building and SOM West building share connected corridors and like all structures in CHS, have an interconnected fire/life safety systems. This addendum did not result in any changes to the budget and was provided previously.

**STATUS**

The project is complete.

**FUNDING**

State General Funds for construction were approved in 2015-16 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $1,300,000 | $1,300,000 |
| Working Drawings | 100% | | $1,500,000 | $1,500,000 |
| Construction | 100% | $25,000,000 | $3,900,000 | $28,900,000 |
| Totals | | $25,000,000 | $6,700,000 | $31,700,000 |

## Franz Hall Tower Seismic Renovation

Los Angeles

**SCOPE**

The project will provide seismic corrections and program improvements to the 123,723 gross square foot Franz Hall Tower, bringing the building from a Level V to a Level III seismic rating (per the California Building Code). Mandatory code corrections triggered by the structural work will include disabled access upgrades and fire/life safety improvements.

**STATUS**

The project is complete.

**FUNDING**

State General Funds for construction were approved in 2017-18 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $3,755,000 | $3,755,000 |
| Working Drawings | 100% | | $2,025,000 | $2,025,000 |
| Construction | 100% | $25,000,000 | $19,220,000 | $44,220,000 |
| Totals | | $25,000,000 | $25,000,000 | $50,000,000 |

## Public Affairs Building Seismic

Los Angeles

**SCOPE**

The project will provide seismic corrections and program improvements to the 200,000 gross square feet of academic classroom, office, and research space, bringing the building from a Level V to at least a Level IV seismic rating (per the California Building Code). The scope will also include mandatory code corrections triggered by the structural work such as disabled access upgrades.

**STATUS**

The project is in preliminary plans. The project is expected to complete in July 2022

**FUNDING**

State General Funds for construction were approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 40% | | $1,300,000 | $1,300,000 |
| Working Drawings | 0% | | $1,150,000 | $1,150,000 |
| Construction | 0% | $25,000,000 | $1,350,000 | $26,350,000 |
| Totals | | $25,000,000 | $3,800,000 | $28,800,000 |

## Central Plant/Telecommunications Reliability Upgrade

Merced

**SCOPE**

This project will provide improvements to the campus emergency power system, improvements to central campus telecommunications, equipment for the central utilities plant, and installation of a domestic water bypass at the campus water main entry. This project is required in order to accommodate the campus' utility needs, which are currently strained as a result of enrollment growth.

**STATUS**

The project was completed in October 2016. The campus opted to delay implementing the scope in order to coincide with the delivery of the Classroom and Academic Office Building.

**FUNDING**

State General Funds for preliminary plans and working drawings were approved in 2013-14 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code. State General Funds for construction were approved in 2014-15 under the same funding mechanism.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | $600,000 | | $600,000 |
| Working Drawings | 100% | $800,000 | | $800,000 |
| Construction | 100% | $15,183,000 | | $15,183,000 |
| Totals | | $16,583,000 | | $16,583,000 |

## Classroom and Academic Office Building

Merced

**SCOPE**

This project will house 50,869 assignable square feet (77,348 gross square feet) of classrooms, tutorial space, dry research laboratories, scholarly activity, and academic and administrative offices for instruction and research programs. The project includes five lecture halls ranging from 90 to 210 seats, seminar and tutorial rooms, and 13 research laboratories designed with an emphasis on flexible use for evolving programs. The scope of work also includes associated infrastructure.

**STATUS**

The project is complete.

**FUNDING**

State funding for preliminary plans and working drawings were appropriated with General Obligation Bonds in 2012. State General Funds for construction were approved in 2013-14 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code. State General Funds for equipment was approved in 2015-16 using the same funding mechanism.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | $2,150,000 | | $2,150,000 |
| Working Drawings | 100% | $2,600,000 | | $2,600,000 |
| Construction | 100% | $45,144,000 | | $45,144,000 |
| Equipment | 100% | $4,805,000 | | $4,805,000 |
| Totals | | $54,699,000 | | $54,699,000 |

## Merced State 2020 Project

Merced

**SCOPE**

This project includes approximately 403,200 assignable square feet (asf) (approximately 608,300 gross square feet) consisting of the following: instructional, research, and academic office space (373,400 asf); an enrollment center (18,400 asf), and space for campus operations (11,400 asf). The project also includes infrastructure proportionate to the State eligible space. This project is part of the larger 789,900 asf comprehensive Merced 2020 Project that will support the campus's plan to grow enrollment to 10,000 students by 2020.

**STATUS**

Construction commenced in November 2016.

In June 2017, after finalizing the project agreements with the preferred developer and analyzing UC's system wide commitments of State General Funds for capital outlay, the project budget and funding plan was updated accordingly. The Project Planning Guide Update, provided previously, details the budget reallocations to properly assign State supportable space to the State project budget and describes shifts in funding to assign more State funding to State supportable space.

The project is being delivered in the three phases. The first phase was delivered to the University in July 2018 and the second phase was delivered in June 2019. The third phase is estimated to be delivered in early 2021.

**FUNDING**

State General Funds for preliminary plans, working drawings, construction and equipment were approved in 2016-17 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

In June 2017 the budget for the State project increased from $688.55 million to $763.64 million and State sources increased from $527.5 million to $653.9 million; however the total project budget ($1,338.48 million) did not change as a result of this update.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | $18,857,000 | $2,071,000 | $20,928,000 |
| Working Drawings | 95% | $43,999,000 | $4,883,000 | $48,882,000 |
| Construction | 65% | $553,145,000 | $102,786,000 | $655,931,000 |
| Equipment | 20% | $37,899,000 | | $37,899,000 |
| Totals | | $653,900,000 | $109,740,000 | $763,640,000 |

## Batchelor Hall Building Systems Renewal

Riverside

**SCOPE**

This project will upgrade the core building systems of an approximately 56,100 assignable square feet (approximately 110,100 gross square feet) academic building. The core building systems have reached and/or surpassed their life expectancy, and do not effectively support contemporary laboratory science. This project will upgrade or replace elements of the heating, ventilation and air conditioning, electrical, building plumbing, and fire protection systems.

Batchelor Hall has two active major capital projects: (1) the state- supported Batchelor Hall Building Systems Renewal and (2) non-state funded Batchelor Hall Interiors. Batchelor Hall Building Systems Renewal project (Building Systems project) replaces obsolete building systems and remedies the building's frequent power disruptions and poor air circulation. Batchelor Hall Interiors project (Interiors project) renovates service areas, creates a new laboratory equipment area, and provides general improvements to the building's interior to support contemporary laboratory science. Construction estimates were received in August 2020 and exceed the two projects' budgets. The Project Planning Guide (PPG) Amendment addresses an increase in the project budget in response to cost escalation and market conditions, as well as a scope amendment to merge the Interiors project within the Building Systems project to support the ability to fund and implement the Building Systems Renewal project. The project program for the Building Systems project remains as previously approved and the state-supported scope remains intact. The project program for the Interiors project has been reduced and will be bid as alternates in order to provide funding support to the state-supported Building Systems project.

**STATUS**

Preliminary plans were completed in July 2016, and working drawings were completed in December 2020. New mandatory building code requirements established since the initial project approval in 2007 necessitated revisions to the design. Additional time was required to address these issues, prepare a detailed construction phasing and logistics plan for the occupied building, and to reconcile costs within the established budget. A four-phased construction strategy has been adopted to complete the work in an efficient and cost effective manner and to minimize disruption to ongoing research in the building. The anticipated project completion is September 2023. In December 2020, the Office of the President approved the consolidation of the non-state funded Interiors project to the state-supported Building Systems project. The PPG Amendment is attached to this report.

**FUNDING**

Preliminary plans were funded in 2007 with General Obligation Bonds. State General Funds for working drawings and construction were approved in 2015-16 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Study | 100% | | $250,000 | $250,000 |
| Preliminary Plans | 100% | $306,000 | $926,000 | $1,232,000 |
| Working Drawings | 100% | $1,333,000 | $613,000 | $1,946,000 |
| Construction | 0% | $16,444,000 | $7,048,000 | $23,492,000 |
| Totals | | $18,083,000 | $8,837,000 | $26,920,000 |

## Environmental Health and Safety Expansion

Riverside

**SCOPE**

This project will equip an approximately 17,800 assignable square foot (approximately 29,100 gross square foot) building that accommodates environmental, health, and safety administrative offices and support space; a safety training/learning center; wet laboratories; building support space; and facilities for the receipt, handling, and disposal of hazardous waste materials.

**STATUS**

The project is complete.

**FUNDING**

Preliminary plans were funded in 2007 with General Obligation Bonds. Working drawings were funded from lease-revenue bonds savings from a non-UC project. Construction funds were funded with external financing, serviced by State General Funds. State General Funds for equipment were approved in 2015-16 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | $400,000 | | $400,000 |
| Working Drawings | 100% | $635,000 | $415,000 | $1,050,000 |
| Construction | 100% | $15,984,000 | $3,248,000 | $19,232,000 |
| Equipment | 100% | $369,000 | | $369,000 |
| Totals | | $17,388,000 | $3,663,000 | $21,051,000 |

## Pierce Hall Improvements

Riverside

**SCOPE**

The project will renovate an approximately 66,800 assignable square feet (approximately 114,300 gross square feet) academic building. The renovations include renewing utility and building systems that have reached and/or surpassed their expected life expectancy, address code deficiencies (e.g. fire, life safety, disabled access), and improve systems that will reduce energy and water consumption. The project was originally planned to construct a new classroom addition that would have provided new general assignment classrooms with a combined total of approximately 200 student stations.

In June 2017, the campus completed further analysis that concluded expanding teaching laboratories is a higher priority than new classroom seats as originally proposed. An amendment to the Pierce Hall Improvements project revised the project scope from constructing a new classroom building with 200 student stations to renovating space in Pierce Hall. The change repurposes existing out-of-date laboratory space to create new instructional laboratories containing 192 stations to resolve a significant instructional laboratory space shortage, and will create a new 15-25 station general assignment seminar room. The campus is moving forward with a separate project to provide new classrooms, and is studying pedagogical trends to develop project goals. No additional State funds were associated with the Project Planning Guide (PPG) Amendment.

**STATUS**

The project is in construction and is expected to complete in July 2021.

**FUNDING**

State General Funds for preliminary plans, working drawings, and construction were approved in 2015-16 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | $1,387,000 | | $1,387,000 |
| Working Drawings | 100% | $2,428,000 | | $2,428,000 |
| Construction | 70% | $30,865,000 | $3,882,000 | $34,787,000 |
| Totals | | $34,680,000 | $3,882,000 | $38,602,000 |

## Pierce Hall Interiors

Riverside

**SCOPE**

The Pierce Hall Interiors project will renovate approximately 10,620 to 18,635 assignable square feet to support past and future enrollment growth. The project will renovate space to create contemporary class laboratories to accommodate the growing number of students taking laboratory science courses.

The project's construction will be delivered in two phases. Phase 1 of the project renovates the north wing and south wing of the building. Phase 2 of the project, funded by State resources, renovates the center wing of the building, with focus on instructional laboratory and support space.

**STATUS**

The project is in construction and is expected to complete in July 2021.

**FUNDING**

State General Funds for construction were approved in 2019-20 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Study | 100% | | $235,000 | $235,000 |
| Preliminary Plans | 100% | | $1,320,000 | $1,320,000 |
| Working Drawings | 100% | | $1,250,000 | $1,250,000 |
| Construction | 70% | $13,000,000 | $7,370,000 | $20,370,000 |
| Equipment | 0% | | $250,000 | $250,000 |
| Totals | | $13,000,000 | $10,547,000 | $23,547,000 |

## School of Medicine Education Building II

Riverside

**SCOPE**

The project includes a new facility to provide between 80,000 and 100,000 gross-square-feet (57,800 to 75,600 assignable-square-feet) for classrooms, lecture halls, specialized teaching spaces, and support space for the School of Medicine (SOM). The new facility will allow the department to increase enrollment and support the goal of addressing a critical shortage of physicians in the Inland Southern California region.

**STATUS**

A Project Planning Guide Amendment was submitted to the State in October 2020. The campus completed a detailed programming exercise. The adjusted building program reflects a deeper understanding of the SOM's pedagogical and operational requirements, as well as Liaison Committee on Medical Education (LCME) accreditation standards. It also reflects UCR's opportunity to reuse and/or adapt current SOM space on campus to help meet some of the School's need for specialized instruction, academic office, administrative spaces, thus reducing pressure on the SOM Building II budget. The attached PPG Amendment documents the updated program.

The project will be implemented using a design-build process, where the campus prepares a RFP that is competitively bid. The RFP has been issued. The project is expected to be completed by July 2023.

**FUNDING**

The Budget Act of 2019 included language that authorized the University of California to pursue a medical school project at the UCR campus using external financing supported by State General Funds as allowed under Section 92493 et seq. of the Education Code (Item No. 6440-001-0001 (1), Provision 9).

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | $6,400,000 | | $6,400,000 |
| Working Drawings | 10% | $10,000,000 | | $10,000,000 |
| Construction | 0% | $80,100,000 | | $80,100,000 |
| Equipment | 0% | $3,500,000 | | $3,500,000 |
| Totals | | $100,000,000 | | $100,000,000 |

## Student Success Center

Riverside

**SCOPE**

The original project included approximately 39,000 assignable square feet (asf) of general assignment classrooms, co-located student advising offices, multipurpose spaces available for use by student organizations, informal study and lounge areas, and support spaces.

A Project Planning Guide Amendment in November 2018, provided with this report, adjusted the scope to remove the co-located student advising offices after a determination that the 3,000 asf available for that use was not sufficient to effectively operate the advising program. Options for alternative spaces on campus for the advising program have been identified and general assignment classroom space in the project has been increased to a total of 26,900 asf.

**STATUS**

The project is in construction is expected to be complete in July 2021.

**FUNDING**

State General Funds for preliminary plans, working drawings, construction, and equipment were approved in 2018-19 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Study | 100% | $0 | $630,000 | $630,000 |
| Preliminary Plans | 100% | $757,000 | $2,220,000 | $2,977,000 |
| Working Drawings | 100% | $574,000 | $866,000 | $1,440,000 |
| Construction | 70% | $45,669,000 | $6,234,000 | $51,903,000 |
| Equipment | 0% | $3,000,000 | $480,000 | $3,480,000 |
| Totals | | $50,000,000 | $10,430,000 | $60,430,000 |

## Biological and Physical Sciences Building

San Diego

**SCOPE**

This project will construct a new building consisting of 73,470 assignable square feet (128,888 gross square feet) of teaching laboratory and service space; research and scholarly activity space; an auditorium; a Nuclear Magnetic Resonance facility; and academic and administrative office, support, and conference space. The facility will provide modern instruction and research facilities for programs in the Division of Biological Sciences and the Chemistry/Biochemistry Department.

**STATUS**

The project is complete.

**FUNDING**

State General Funds for construction were approved in 2015-16 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Project Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $4,500,000 | $4,500,000 |
| Working Drawings | 100% | | $5,650,000 | $5,650,000 |
| Construction | 100% | $55,800,000 | $44,950,000 | $100,750,000 |
| Equipment | 100% | | $4,600,000 | $4,600,000 |
| Totals | | $55,800,000 | $59,700,000 | $115,500,000 |

## Campus Life Safety Improvements

San Diego

**SCOPE**

This project will address fire and life safety improvements, address critical primary and emergency power requirements, and achieve health and safety code compliance for storm water management systems. This three-component project includes eighteen elements, including three electrical projects, five storm water improvement projects, and fire life safety improvements at ten buildings.

When the Project Planning Guide (PPG) was approved, ten buildings were proposed for fire sprinkler and/or fire alarm system improvements. The campus needed to expedite the scope of work that addressed laboratory safety and had to use non-State resources to proceed with improvements to: Basic Sciences Building, Kaplan Lab, and Scholander Hall. The project was amended to include fire safety improvements to three other buildings: Eckart Building, McGill Hall, and Mandler Hall. The PPG Amendment was approved in March 2015.

**STATUS**

The project is complete.

**FUNDING**

State General Funds for working drawings and construction were approved in 2014-15 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Project Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $2,045,000 | $2,045,000 |
| Working Drawings | 100% | $2,550,000 | | $2,550,000 |
| Construction | 100% | $46,460,000 | | $46,460,000 |
| Totals | | $49,010,000 | $2,045,000 | $51,055,000 |

## Revelle College Seismic Corrections (Mayer Hall and York Hall)

San Diego

**SCOPE**

Mayer Hall is a five-story structure, primarily made up of research and teaching laboratories for the Department of Physics, and has a Seismic Performance Rating (SPR) VI. York Hall houses primarily instructional laboratory space, general assignment classrooms, and lecture halls for the Division of Biological Sciences and Department of Chemistry and Biochemistry. York Hall is comprised of four connected structures in the shape of the letter 'E' (the west wing has a SPR of VI, and the north, south, and middle wings are SPR V). The project includes seismic corrections to Mayer and York Halls and both would be upgraded to SPR IV. As funds are available, high priority deferred maintenance would be addressed.

**STATUS**

The project is in preliminary plans phase. The project is expected to complete in December 2022.

**FUNDING**

State General Funds for working drawings and construction was approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 50% | | $2,250,000 | $2,250,000 |
| Working Drawings | 0% | $4,500,000 | | $4,500,000 |
| Construction | 0% | $52,158,000 | | $52,158,000 |
| Totals | | $56,658,000 | $2,250,000 | $58,908,000 |

## Ridge Walk Academic Complex
### San Diego

**SCOPE**

As originally approved, the design-build project includes a total of approximately 128,000 assignable square feet (asf), including space for departments and programs within the Division of Social Sciences and the Division of Arts and Humanities, as well as General Assignment classrooms and support space. The project will add approximately 175 classroom seats as well as academic office, department instructional/seminar space, and scholarly activity/collaborative space. Since the original approval, the total square footage of the project has increased by 3,000 asf, for a total of 131,000 asf, primarily to add space to active learning rooms.

**STATUS**

The project is complete.

**FUNDING**

State General Funds for construction was approved in 2018-19 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $4,000,000 | $4,000,000 |
| Working Drawings | 100% | | $8,000,000 | $8,000,000 |
| Construction | 100% | $50,000,000 | $45,407,000 | $95,407,000 |
| Equipment | 100% | | $10,731,000 | $10,731,000 |
| Totals | | $50,000,000 | $68,138,000 | $118,138,000 |

## Clinical Sciences Building Seismic Retrofit

San Francisco

**SCOPE**

This project remedies severe seismic deficiencies in the 84,000 assignable square feet (109,126 gross square feet) Clinical Sciences Building which currently is rated at Level VI per California Building Code standards. The scope of the project includes modernization of the building's infrastructure to meet current code requirement as well as tenant improvements to provide critically needed faculty office and instructional space directly adjacent to UCSF Medical Center hospitals and clinics.

A Project Planning Guide (PPG) Amendment in August 2014 increased the scope to: provide a new handicap entrance, renovate the former entrance into a classroom, and - on floors six and seven - improve access and seismic connectivity between the original building and the 1963 addition. The additional scope totals 3,180 gross square feet or a 3% increase to the original scope and will be funded through non-State resources.

**STATUS**

The project is in construction and is expected to be complete in March 2021, representing a three-month delay from the last reporting. The delay is primarily related to a change in the contractor.

**FUNDING**

State General Funds for working drawings were approved in 2013-14 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $5,216,000 | $5,216,000 |
| Working Drawings | 100% | $2,800,000 | | $2,800,000 |
| Construction | 90% | $21,735,000 | $116,658,000 | $138,393,000 |
| Equipment | 0% | | $4,781,000 | $4,781,000 |
| Totals | | $24,535,000 | $126,655,000 | $151,190,000 |

## Health Sciences Instruction & Research Life Safety Improvements

San Francisco

**SCOPE**

The project will remediate life-safety egress impediments with selective and strategic renovations on multiple floors in the Health Sciences Instruction & Research (HSIR) complex, specifically in the Health Sciences East and Health Sciences West towers. The towers house a combined total of approximately 300,000 assignable square feet.

**STATUS**

This project and the separate HSIR Seismic Improvements project now are being designed and planned for construction as a coordinated program, as part of a risk management approach for implementing construction on a fully-occupied facility.

An Egress Study was completed. Through this study and design work, a less invasive approach was identified to provide the requisite path of travel. As a result of this refined approach to providing the improved paths of travel, the project will be able to complete egress improvements throughout HSE and HSW, on levels 2 through 16 of both towers. In addition, sprinklers will be installed in all areas of the towers that are not currently sprinklered.

A Project Planning Guide (PPG) Amendment was approved September 2020. The PPG Amendment addressed: (1) a refinement in the project description, to more accurately reflect the solution to the egress impediments and sprinkler deficiencies identified through additional study and design efforts and (2) a change in the project budget to reallocate project funds from the design phase budget to the construction phase budget. The PPG Amendment is attached to this report.

In November 2020, the Office of the President approved release of funds for Increment #1 of the construction phase that allows the campus to proceed with commitments to the UC Insurance Program, Facilities Services assistance for coordination and shutdowns, Environmental Health & Safety services, site surveys, and investigations. The project is planned to complete construction in May 2023. The design phases were delayed due to additional study and planning for the work to be done in the HSIR towers, which delayed the construction dates.

**FUNDING**

State General Funds for design was approved in 2017-18 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code. State General Funds for construction was approved in 2018-19 under the same mechanism.

As studies were completed and through initial design, the amount of design and construction work became better defined. It was concluded that design could be accomplished at a lower budget than originally assumed. At the same time, revised estimates of the cost to implement the work and continued uncertainty in the construction market, indicate the need to redirect these project resources to the construction phase budget. A portion of the budget originally allocated to the design phase ($409,000) was reallocated for use during the construction phase. The reallocation of funds to the construction phase does not affect the total project budget or the amount funded by state funds.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Design | 80% | $2,591,000 | | $2,591,000 |
| Construction | 5% | $10,409,000 | | $10,409,000 |
| Totals | | $13,000,000 | | $13,000,000 |

## Health Sciences Instruction & Research Buildings Seismic Improvements

San Francisco

**SCOPE**

The project includes seismic retrofit of the utilities and building systems to reduce laboratory down time, preserve valuable research, and improve functionality following an earthquake. The improvements will upgrade the seismic rating of the buildings to Level III.

**STATUS**

This project and the separate HSIR Life Safety Improvements project now are being designed and planned for construction as a coordinated program, as part of a risk management approach for implementing construction on a fully-occupied facility

Several elements of design have been refined through additional study and design. A Project Planning Guide (PPG) Amendment was approved September 2020. The PPG Amendment addressed: (1) refinement in the project description, to more accurately reflect the solution to the seismic improvements and (2) a change in the project budget to reallocate non-state funds from the preliminary plans and working drawings phase budgets to the construction phase budget. The PPG Amendment is attached to this report. The project is planned to complete construction in May 2023. The design phases were delayed due to additional study and planning for the work to be done in the HSIR towers, which delayed the construction dates.

**FUNDING**

State General Funds for construction was approved in 2018-19 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

As studies were completed and through initial design, the amount of design and construction work became better defined. It was concluded that preliminary plans and working drawings could be accomplished at a lower budget than originally assumed. At the same time, revised estimates of the cost to implement the work and continued uncertainty in the construction market, indicate the need to redirect these project resources to the construction phase budget. A portion of the budget originally allocated to preliminary plans ($1,450,000) and working drawings ($905,000) was reallocated for use during the construction phase ($2,355,000). The reallocation of the non-state funds to the construction phase does not affect the total project budget or the amount funded by state funds.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 80% | | $4,050,000 | $4,050,000 |
| Working Drawings | 80% | | $4,027,000 | $4,027,000 |
| Construction | 0% | $37,000,000 | $2,355,000 | $37,000,000 |
| Totals | | $37,000,000 | $10,432,000 | $47,432,000 |

## Academic Support Facility

Santa Barbara

**SCOPE**

This project will address the severe deficiencies in existing animal facilities and the critical need to accommodate the number of animals necessary to meet current and future campus research needs. The project will provide a new vivarium of 9,278 assignable square feet (asf). The 9,278 asf (14,681 gross square feet) vivarium will be located in the previously authorized Bioengineering Building. The project originally included a donor funded 2,911 asf laboratory to accommodate a collaborative translational research program involving the campus and a regional medical center; this component, however, was removed from the project when the donor withdrew from the project.

**STATUS**

The project is complete.

**FUNDING**

State General Funds for construction were approved in 2013-14 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $304,000 | $304,000 |
| Working Drawings | 100% | | $241,000 | $241,000 |
| Construction | 100% | $26,505,000 | $630,000 | $27,135,000 |
| Totals | | $26,505,000 | $1,175,000 | $27,680,000 |

## Chemistry Building

Santa Barbara

**SCOPE**

The project would provide seismic improvements to the Chemistry Building, a five-story, reinforced concrete structure measuring 60,498 assignable square feet and 103,749 gross square feet. The project will also address the Americans with Disabilities Act accessibility requirements, mandatory fire/life safety upgrades, the abatement of hazardous materials, and critical deferred maintenance items.

**STATUS**

Following State approval, the campus is preparing budget and external financing approvals for the preliminary plans phase of the project.

**FUNDING**

State General Funds for preliminary plans were approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 0% | $4,000,000 | | $4,000,000 |

## Classroom Building

Santa Barbara

**SCOPE**

The Classroom Building project will construct approximately 51,000 assignable-square-feet to provide lecture halls, flexible classrooms, and active learning classrooms that support contemporary teaching pedagogies. The building provides approximately 2,000 general assignment classroom seats and classroom support facilities.

**STATUS**

The Classroom Building project, located at UC Santa Barbara campus, is being procured in three bid packages: (1) the 38 building construction packages, (2) one Miscellaneous Metals package, and (3) one Audio-Visual (AV) Systems package. Bid Package 1 was awarded in October 2020. The project completion date remains December 2022.

**FUNDING**

State General Funds for construction were approved in 2019-20 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $2,100,000 | $2,100,000 |
| Working Drawings | 100% | | $2,300,000 | $2,300,000 |
| Construction | 10% | $79,787,000 | $9,646,000 | $89,443,000 |
| Equipment | 0% | | $3,300,000 | $3,300,000 |
| Totals | | $79,787,000 | $17,346,000 | $97,133,000 |

## Infrastructure Renewal Phase 1

Santa Barbara

**SCOPE**

Part of a multi-phased infrastructure upgrade program, this project will upgrade the Santa Barbara campus utility infrastructure to address the most serious deficiencies constraining operations of the campus. The existing systems are old and outdated, in poor condition, undersized for existing load demand and unable to effectively accommodate growth. This Phase 1 project will upgrade the most deficient sewer, storm drain, gas, and water systems.

**STATUS**

The project is complete.

**FUNDING**

State funding for preliminary plans and working drawings were appropriated with General Obligation Bonds in 2006 and 2007 respectively. State General Funds for construction were approved in 2014-15 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | $489,000 | $251,000 | $740,000 |
| Working Drawings | 100% | $252,000 | $530,000 | $782,000 |
| Construction | 100% | $12,136,000 | $5,169,000 | $17,305,000 |
| Totals | | $12,877,000 | $5,950,000 | $18,827,000 |

## Music Building Unit 1

Santa Barbara

**SCOPE**

The project includes seismic corrections of the 37,644 gross-square-foot Unit I of the Music Building. The structure has a Seismic Performance Rating (SPR) of VI and will be improved to meet a SPR of IV. The project would also include abatement of hazardous materials, address upgrades required to comply with fire life safety codes and accessibility, and deferred maintenance focused on electrical systems, elevator, and mechanical system repairs.

**STATUS**

Following State approval, the campus is preparing budget and external financing approvals for the project.

**FUNDING**

State General Funds for preliminary plans, working drawings, and construction were approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 0% | $207,000 | | $207,000 |
| Working Drawings | 0% | $1,075,000 | | $1,075,000 |
| Construction | 0% | $13,718,000 | | $13,718,000 |
| Totals | | $15,000,000 | | $15,000,000 |

## Coastal Biology Building

Santa Cruz

**SCOPE**

This project will provide approximately 32,000 assignable square feet (48,839 gross square feet) of research, instructional and office space on the Coastal Science Campus to support the past decade's exponential growth in the Ecology and Evolutionary Biology program and will serve as the center for UCSC's nationally and internationally recognized programs in marine-dependent and coastal-related biological sciences. The project will also provide the necessary site infrastructure to operate the facility. An Amendment to the Project Planning Guide for an increase in equipment funding utilizing State General Funds was approved by the State in 2015-16.

**STATUS**

The project is complete.

**FUNDING**

State General Funds for working drawings were approved in 2013-14 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code. State General Funds for construction were approved in 2014-15 under the same funding mechanism. State General Funds for equipment were approved in 2015-16 under the same funding mechanism.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $3,985,000 | $3,985,000 |
| Working Drawings | 100% | $3,530,000 | | 3,530,000 |
| Construction | 100% | $64,127,000 | $6,580,000 | $70,707,000 |
| Equipment | 100% | $2,000,000 | | $2,000,000 |
| Totals | | $69,657,000 | $10,565,000 | $80,222,000 |

## Environmental Health and Safety Facility

Santa Cruz

**SCOPE**

The project will construct a new regulated waste-handling and storage facility of approximately 4,665 assignable square feet (asf)/7,305 gross square feet to meet regulated waste demands based on current enrollments and research programs. The new facility will be located close to the center of campus where most waste is generated, thereby reducing transportation risk and costs, increasing operational efficiency, and facilitating an increased level of service to campus clients.

**STATUS**

Refinements made during the preliminary plans phase have reduced the total program from 5,200 asf to approximately 4,665 asf, while still meeting all project goals. This reduction was achieved through: reconfiguring the space to gain efficiencies, changing restroom facility designs to adhere to University policy, and incorporating material processing efficiencies. Office of the President approved the Project Planning Guide amendment in August 2016.

Due to delays related to electrical and sewer change orders, construction is now estimated to be complete in March 2021.

**FUNDING**

State General Funds for preliminary plans, working drawings, and construction were approved in 2015-16 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | $1,201,000 | | $1,201,000 |
| Working Drawings | 100% | $849,000 | | $849,000 |
| Construction | 80% | $17,387,000 | | $17,387,000 |
| Totals | | $19,437,000 | | $19,437,000 |

## Kresge College Academic

Santa Cruz

**SCOPE**

The proposed project would address campus-wide issues of enrollment growth by adding a new building at the north end of the existing Kresge College site. The facility would house academic programs including a lecture hall with approximately 600 seats.

**STATUS**

Project is in construction. The construction contracts will be awarded in two main increments. Increment 1 was awarded in September 2020 and Increment 2A was awarded in November 2020. The majority of the bid packages have been awarded. Increment 2B consisting of window coverings, window washing system, stair treads and associated General Conditions will be submitted at a later date. The project is expected to be complete in August 2021.

**FUNDING**

Preliminary plans were funded using non-State resources. State General Funds for working drawings was approved in 2018-19 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code. State General Funds for construction were approved in 2019-20 under the same funding mechanism.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $3,000,000 | $3,000,000 |
| Working Drawings | 100% | $2,800,000 | | $2,800,000 |
| Construction | 5% | $46,000,000 | | $46,000,000 |
| Equipment | 0% | $1,200,000 | | $1,200,000 |
| Totals | | $50,000,000 | $3,000,000 | $53,000,000 |

## Life Safety Upgrades

Santa Cruz

**SCOPE**

This project will address fire, life-safety and health concerns, including critical code deficiencies, by providing improvements and upgrades to fire sprinkler, fire alarm, and back-up power systems in a total of 18 campus instructional, research, and administrative buildings. The project also will reduce significant life-safety risks to campus pedestrians by providing additional outdoor pathway lighting on heavily-used circulation routes throughout the campus.

**STATUS**

Project is complete.

**FUNDING**

State General Funds for preliminary plans, working drawings, and construction were approved in 2014-15 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code. Additional $859,000 in non-State funds was committed to the project in May 2016.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | $370,000 | | $370,000 |
| Working Drawings | 100% | $507,000 | | $507,000 |
| Construction | 100% | $9,324,000 | $859,000 | $10,183,000 |
| Totals | | $10,201,000 | $859,000 | $11,060,000 |

## Telecommunications Infrastructure Phase B

Santa Cruz

**SCOPE**

The Telecommunications Infrastructure Improvements Phase B project will upgrade existing voice and data infrastructure on the Santa Cruz campus by providing reliable converged services – voice, video, and data – over a single cable plant that will increase internet speeds and Wi-Fi availability for instruction and research.

**STATUS**

The project is complete.

**FUNDING**

State General Funds for construction were approved in 2015-16 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code. Preliminary plans, working drawings and additional construction funds are provided by non-State resources.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $541,000 | $541,000 |
| Working Drawings | 100% | | $736,000 | $736,000 |
| Construction | 100% | $12,623,000 | $442,000 | $13,065,000 |
| Totals | | $12,623,000 | $1,719,000 | $14,342,000 |

## Thimann Laboratories Replacement Building

Santa Cruz

**SCOPE**

The project includes seismic corrections to Thimann Laboratory, a 87,500 gross-square-foot building with a Seismic Performance Rating (SPR) of VI. Upon completion of structural repairs, the SPR would be upgraded to IV. Mandatory code corrections triggered by the structural work would potentially include, but are not limited to, accessibility and egress upgrades and fire/life safety improvements.

**STATUS**

The campus has funded and begun pre-design studies to develop the programmatic scope, schedule, and budget for the seismic improvements. The University will identify a funding plan for this project after completion of the pre-design effort.

**FUNDING**

State General Funds for preliminary plans were approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 0% | $12,500,000 | | $12,500,000 |

## Northern Regional Library Facility Phase 4 Expansion

Systemwide

**SCOPE**

The project includes adding a fourth module to the existing Northern Regional Library Facility at the UC Richmond Field Station to house 3.1 million volumes and an adjacent staff area to support program needs. Project scope includes construction of an approximately 27,500 gross square foot, 24,750 assignable square foot addition. The project includes a one-story stack area utilizing a high bay storage system, a staff work area, and associated site work, including infrastructure, limited exterior landscaping, and site improvements.

**STATUS**

The project is complete.

**FUNDING**

State General Funds for construction and equipment were approved in 2018-19 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 100% | | $600,000 | $600,000 |
| Working Drawings | 100% | | $1,900,000 | $1,900,000 |
| Construction | 100% | $29,400,000 | | $29,400,000 |
| Equipment | 100% | $600,000 | | $600,000 |
| Totals | | $30,000,000 | $2,500,000 | $32,500,000 |

## UC Sacramento Learning Complex

Systemwide

**SCOPE**

The project includes renovations to an existing facility to provide approximately 24,000 — 26,000 gross-square-feet of classroom and support space. The improvements will allow the UC Center Sacramento program to increase enrollment by 33%.

**STATUS**

The project is in preliminary plans phase and is expected to complete in early 2023.

**FUNDING**

State General Funds for construction were approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 40% | | $700,000 | $700,000 |
| Working Drawings | 0% | | $750,000 | $750,000 |
| Construction | 0% | $11,400,000 | $4,800,000 | $16,200,000 |
| Equipment | 0% | | $750,000 | $750,000 |
| Totals | | $11,400,000 | $7,000,000 | $18,400,000 |

## 2020-21 Planning for Future State Capital Outlay

Systemwide

**SCOPE**

Funding for partial or full preliminary plans funding for seismic projects in state-eligible buildings. A state-eligible building is eligible to receive funding if its first level seismic evaluation resulted in a Seismic Performance Rating of V or VI and further analysis is required before determination of next steps.

**STATUS**

Following State approval, the Office of the President approved the budget and external financing for this program in November 2020. The administration of the program is being set-up.

**FUNDING**

State General Funds for preliminary plans were approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

| *Phase* | *Complete* | *State Funds* | *Non-State Funds* | *Totals* |
|---|---|---|---|---|
| Preliminary Plans | 0% | | $30,000,000 | $30,000,000 |

## 2017-18 Systemwide State Deferred Maintenance Program

**SCOPE**

The 2017-18 Systemwide State Deferred Maintenance Program of $50 million is the first phase of a program to: (1) fund existing deferred maintenance work up to $35 million and (2) funds of $15 million to perform facility condition assessments on State eligible space. These assessments will deliver a credible deferred maintenance and capital renewal forecast for State eligible space. The deferred maintenance work includes: repair or replacement of elevators, roofs, air ventilation units, hot water/chilled water distribution systems, air handlers, fire alarms, fume hoods, moisture barriers, electrical and switchgear, and others as appropriate.

**STATUS**

Facility condition assessments are expected to be complete first quarter 2021, a three-month delay since the last report. The Department of Finance approved the list of projects. See Attachment 1 for additional information.

**FUNDING**

Funding of $50,000,000 for the 2017-18 program was approved under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code.

## 2018-19 Systemwide State Deferred Maintenance Program

Systemwide

**STATUS**

The Department of Finance approved the list of projects in April and May 2019. See Attachment 2 for additional information.

**FUNDING**

Funding of $35,000,000 for the 2018-19 program was approved in 2018-19 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code. All funding is for deferred maintenance work.

## 2019-20 Systemwide State Deferred Maintenance Program

Systemwide

**STATUS**

Office of the President has submitted deferred maintenance project lists for review and approval to the Department of Finance.

**FUNDING**

Funding of $35,000,000 for the 2019-20 program was approved in 2019-20 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code. All funding is for deferred maintenance work.

## 2020-21 Systemwide State Deferred Maintenance Program

Systemwide

**STATUS**

The Office of the President is working on an allocation methodology for this funding.

**FUNDING**

Funding of $35,000,000 for the 2020-21 program was approved in 2020-21 under the funding mechanism authorized in accordance with Sections 92493 et seq. of the Education Code. All funding is for deferred maintenance work.

**Attachment 1**
**2017-18 Systemwide State Deferred Maintenance Program**

| Campus | Facility | Project Name | Amount | Status |
|---|---|---|---|---|
| ANR | Desert REC | Replace HVAC, lighting, and interior finishes that have exceeded useful life | $220,000 | In Process |
| ANR | Intermountain REC | Asphalt Replacement- replace the existing asphalt and re-compaction of existing sub base within the most heavily used areas of the Center. | $90,000 | Complete |
| ANR | Lindcove REC | Asphalt Restoration- repair major ruts and potholes in two areas of the Center. | $200,000 | In Process |
| ANR | South Coast REC | Restroom Renovation- Replace partitions. fixtures and finishes that have exceeded useful life. Will require some reconfiguration for ADA compliance. | $225,000 | Complete |
| ANR | Desert REC | Two research field units use conventional manual irrigation system and will be updated to an automated pressure system suitable for drip and sprinkler irrigation research. | $65,000 | In Process |
| Berkeley | Anna Head Bldgs: B, C, D | Bldg Envelope: Replace roofs, portion of sheathing, re-route of fire sprinklers, and window restoration, CAAN 1064 B,C,D | $48,000 | Cancelled [1] |
| Berkeley | Stephens Hall Envelope Restoration | Envelope Restoration: address compromised building envelope system through roof repair, window refurbishment, and remedy water intrusion at building exterior | $3,752,000 | In Process [1] |
| Davis | Briggs Hall/ 550 Storer Mall/ UC Davis Calif. 95616 | Replace 4 Hydraulic Elevators | $1,000,000 | In Process |
| Davis | Pritchard Vet Med Teaching Hospital/ 1200 Vet Med Mall/ UC Davis, Calif. 95616 | Replace 3 Hydraulic Elevators | $750,000 | In Process |
| Davis | Voorhies Hall/101 Peter J. Shields Avenue/UC Davis, Calif. 95616 | Replace 1 Hydraulic Elevator | $250,000 | Complete |
| Davis | Young Hall/ 200 East Quad/ UC Davis, Calif. 95616 | Replace 2 Hydraulic Elevators | $500,000 | In Process |
| Davis | Bainer Hall/ 222 Physical Sciences Mall/ UC Davis, Calif. 95616 | Replace 2 Hydraulic Elevators | $500,000 | Complete |
| Davis | Everson Hall/ 300 Hutchison Drive/ UC Davis, Calif. 95616 | Replace 1 Hydraulic Elevator | $250,000 | In Process |
| Davis | Chemistry Annex/ 221 Physical Sciences Mall/ UC Davis, Calif. 95616 | Replace 2 Traction Elevators | $500,000 | In Process |
| Davis | Kemper Hall/ 545 Bainer Hall Drive/ UC Davis, Calif. 95616 | Replace 2 Hydraulic Elevators | $50,000 | Complete |
| Irvine | Reines Hall | Replace coils in air handlers | $1,500,000 | Complete |
| Irvine | Medical Sciences A-D | Mechanical equipment replacement | $1,750,000 | Complete |
| Irvine | Beckman Laser Institute | Replace air handling units | $550,000 | Complete |

[1] Study completed; damage too extensive for simple repair; propose to move funding to expand the scope Stephens Hall Envelope Restoration funded with one-time 2018-19 DM funding. Proposed change needs to be approved by the Department of Finance.

| Campus | Facility | Project Name | Amount | Status |
|---|---|---|---|---|
| Los Angeles | Boelter Hall | Replace overaged Flooring, Ceilings, Seating, Wall Finishes and AV/Lighting Systems in Twelve (12) General Assignment Classrooms | $1,616,000 | Complete |
| Los Angeles | Boelter Hall | Replace overaged Flooring, Ceilings, Seating, Wall Finishes and AV/Lighting Systems in General Assignment Classroom Auditorium 3400 | $740,000 | Complete |
| Los Angeles | Macdonald Research Laboratory | Replace Elevator Control System, Cabs 279, 280, 281 and 282 | $715,000 | In Process |
| Los Angeles | West Medical Chiller Plant | Replace 400-Ton York Chiller | $729,000 | In Process |
| Riverside | Skye Hall (formerly, Surge Building) | Replace/Repair Façade Tiles and Related Exterior | $1,250,000 | Complete |
| Riverside | Electrical Substation & Infrastructure Renewal | 12kV/4kV substation and connected infrastructure renewal (e.g., replace/renew switchgear and related equipment including addressing conditions and connections below I-215) | $2,500,000 | In Process |
| Riverside | Arts Building | Fine Arts Performance Lab Exterior | $50,000 | In Process |
| San Diego | Center for Neural Circuits and Behavior | Air Handler Renewal X 3 | $1,650,000 | Complete |
| San Diego | Sverdrup Hall | HVAC Repairs | $1,230,000 | In Process |
| San Diego | Pacific Hall | Vivarium AHU Replacement | $920,000 | In Process |
| San Francisco | Medical Science Building | Elevators 1-4: replace elevator controls, motor controls, door controls, dispatch system, replacement of elevator cars, hall elevator fixtures, governors, car sills, and related elevator machine infrastructure | $3,500,000 | In Process |
| San Francisco | Koret Vision Research | Replace domestic hot water tank | $200,000 | Complete |
| San Francisco | Rock Hall | Fire Pump Automatic Transfer Switch (ATS) Replacement, replace obsolete equipment | $100,000 | Complete |
| Santa Barbara | 557 - Chemistry | Replace Air Handler (AH) #6, Renew AH's 1-5, Chiller Renewal | $618,750 | Complete |
| Santa Barbara | 571 - Biological Science II | Cooling Tower Renewal, Mixing Box replacement, Seawater Chiller Replacement | $325,000 | Complete |
| Santa Barbara | 657 - Physical Sciences Building North | Replace Air Handler #5 | $156,250 | In Process |
| Santa Barbara | 591 - Kerr Hall | Chiller Replacement | $375,000 | Complete |
| Santa Barbara | 555 - Marine Biotechnology | Boiler Replacement and Replacement of 5 Fan Coils | $230,000 | Complete |
| Santa Barbara | 572 - Broida Hall | Renewal of Chillers 1 & 2, Cooling Tower Renewal | $512,500 | Complete |
| Santa Barbara | 529 - Sewer Lift Station | Pump and Line - 10 Year Maintenance | $134,000 | Complete |
| Santa Barbara | 560 - Phelps Hall | Chiller Replacement | $100,000 | Complete |
| Santa Barbara | 235 - Life Science | Fire Damper Actuator Replacement | $256,250 | Complete |
| Santa Barbara | 568 - Student Affairs and Administrative Services Building | Fire Alarm Replacement | $425,000 | Complete |
| Santa Barbara | 515 - Humanities and Social Science Building | Chiller Replacement | $500,000 | Complete |

| Campus | Facility | Project Name | Amount | Status |
|---|---|---|---|---|
| Santa Barbara | 546 - Woodhouse | Replacement of 4 Package Units | $61,000 | In Process |
| Santa Barbara | 546 - Woodhouse | Roof Replacement | $106,250 | In Process |
| Santa Cruz | Seymour Marine Discovery Center (7733) | Replacement of the Diesel Emergency Generator - The emergency generator engine is not reliable and the whole enclosure/system is failing due to corrosion from the sea air. Enclosure is severely rusted, diesel fuel tank is becoming compromised, radiator and cooling pump are in need of replacement. | $1,250,000 | In Process |
| Santa Cruz | Sinsheimer Labs (7744) | Replacement of failed roof - The roof has filed in numerous locations resulting in multiple leaks and causing damage to the building interior as well as affecting research and teaching. | $1,000,000 | Complete |
| Santa Cruz | Cowell Admin Building (7130) | Replace failing Air Handler Unit (AHU) and Boiler - The air handling unit and boiler are failing and have exceeded useful life. This has an impact to indoor air quality. | $600,000 | Complete |
| Santa Cruz | Rachael Carson College Academic Building (7766) | Replacement of failed roof - Composition shingles at end of service life, chronic multiple leaks. | $365,000 | Complete |
| Santa Cruz | Bio-Med to ISB Road | Road replacement from Bio-Med to ISB - Roadway is deteriorated and failing. (This section of roadway is a main East/West artery that is surrounded by 100% State eligible buildings, there are no surrounding auxiliary buildings) | $310,000 | In Process |
| Santa Cruz | Merrill Academic Building (7189) | Replacement of failed roof - Roof is at the end of its service life, there are multiple leaks. | $275,000 | Complete |

**Attachment 2**
**2018-19 Systemwide State Deferred Maintenance Program**

| Campus | Facility | Project Name | Amount | Status |
|---|---|---|---|---|
| ANR | Intermountain Research and Extension Center, Hopland Research and Extension Center, Sierra Foothill Research and Extension Center, West Side Research and Extension Center, Lindcove Research and Extension Center | Hazardous Materials (Asbestos, Lead paint) Abatement | $750,000 | In Process |
| Berkeley | South Hall | Envelope Repairs - façade and roof | $2,500,000 | Complete |
| Berkeley | Wurster Hall | Elevator Replacement | $3,100,000 | Complete |
| Berkeley | Centennial Drive | Centennial Bridge Repair | $1,190,000 | In Process |
| Davis | California National Primate Center | Central plant repairs | $6,280,000 | In Process |
| Irvine | Nat Sci 1 & 2 and Hewitt Hall. | Replace cooling room compressors and heat exchangers and controllers. | $1,700,000 | In Process |
| Irvine | Krieger Hall | Replacement of approximately 25% of exterior deck of 5th floor to stop water intrusion and leaks caused by waterproofing system failure. | $960,000 | In Process |
| Los Angeles | - Boelter Hall<br>- Medicine<br>- Semel Institute<br>- Melnitz<br>- Brain Research Institute | Replace 8 Air Handler units (Boelter; Medicine-3; Semel Institute; Melnitz-2; Brain Research Institute) | $3,210,000 | In Process |
| Los Angeles | - Brain Mapping Institute<br>- Molecular Sciences<br>- Capital Programs<br>- Engineering IV<br>- Powell Library<br>- Factor<br>- Macgowan Hall | Fire alarm replacements and system upgrades at 7 locations (Brain Mapping Institute; Molecular Sciences; Capital Programs; Engineering IV; Powell Library; Factor; Macgowan Hall) | $2,375,000 | In Process |
| Los Angeles | Fowler Museum | Fowler Museum Automatic Transfer Switch (ATS) | $135,000 | Complete |
| Los Angeles | Physics & Astronomy | Replace 140 Honeywell smoke fire dampers and actuators | $420,000 | Complete |
| Los Angeles | Fowler Museum | Replace humidity system | $600,000 | In Process |
| Merced | Central Plant | Cooling tower fill and motor bearing replacement | $209,000 | Complete |
| Merced | Castle | Emergency lighting and fuel tank replacement | $110,000 | Complete |
| Merced | Science and Engineering 1 | Replace emergency lighting inverter | $31,000 | In Process |
| Riverside | Electrical 12 kilovolt substation (west campus) | Rehabilitation and renewal of 12 kilovolt substation | $1,860,000 | In Process |
| San Diego | Stein Clinical Research Building | Cooling Tower Replacement w/Fire Retardant Beams | $170,000 | Complete |
| San Diego | McGill Hall | Renew building exterior to repair spalling concrete | $800,000 | Complete |
| San Diego | Hubbs Hall | Renew building exterior to repair spalling concrete | $550,000 | In Process |
| San Diego | Hubbs Hall | Repair exterior stairs, cracks, spalling | $1,000,000 | In Process |
| San Diego | Geisel Library | Emergency Generator Renewal | $360,000 | In Process |
| San Diego | Social Sciences Research Building | Fuel Storage (relocate underground to above ground) | $220,000 | In Process |

| Campus | Facility | Project Name | Amount | Status |
|---|---|---|---|---|
| San Diego | Hubbs Hall | Roof Renewal, including leveling and repair of storm water roof drains | $540,000 | In Process |
| San Diego | Isaacs Hall | Renew all Exterior handrails and facia (N&E side remain) | $240,000 | In Process |
| San Francisco | Kalmanovitz Library | Repair Roof | $780,000 | In Process |
| San Francisco | Parnassus Services Building | Repair Elevators 3 and 5 and provide connection to emergency power | $1,000,000 | In Process |
| Santa Barbara | Marine Biotechnology Lab | Fan Coil Replacement | $580,000 | In Process |
| Santa Barbara | Harold Frank Hall | Replace Air Handlers 1 & 2 | $1,500,000 | In Process |
| Santa Cruz | - Jack Baskin Engineering<br>- Engineering 2 | Fire Alarm Replacement from MXL System to XLS System (in Jack Baskin Engineering and Engineering 2 buildings) | $1,220,000 | In Process |
| Santa Cruz | Stairs by Flag Pole | Replace the failed wooden stairs by the UCSC flag pole | $130,000 | Complete |
| Santa Cruz | East Field House | Service Road Replacement | $480,000 | In Process |

University of California
Agriculture and Natural Resources

# Project Planning Guide Amendment

## University of California

## Agriculture and Natural Resources

## Facilities Renewal and Improvements

July 2020

Glenda Humiston — Date
Vice President, Agriculture and Natural Resources

Tu M. Tran — Date
Associate Vice President – Business Operations

Bartlomiej Sapeta
Digitally signed by Bartlomiej Sapeta
Date: 2020.08.24 12:35:24 -07'00'

Bartlomiej K. Sapeta — Date
Director, Facilities Planning and Management

# CAPITAL IMPROVEMENT PROGRAM BUDGET
## BUDGET DATA - GFF PROJECTS

**UNIVERSITY OF CALIFORNIA**
Agriculture and Natural Resources
Campus

| ANR FACILITIES RENEWAL AND IMPROVEMENTS | | | CCCI: 6643 |
|---|---|---|---|
| | | | EPI: |
| **Project Title** | **Campus Reference** | **Asset No.** | **Cost Indexes** |

**A. FUNDING SCHEDULE**

| | Totals | Per C.I.P., dated Prefunded | 2018-19 | 2019-20 | 2020-21 | 2021-22 |
|---|---|---|---|---|---|---|
| $P | 4,714 | | | 4,714 SG | | |
| W | 3,413 | | | 3,413 SG | | |
| C | 11,110 | | | 11,110 SG | | |
| E | | | | | | |
| | 19,237 (Tot. Proj.) | | | 19,237 | | |

**B. FUNDING REFERENCES**

| | Column (1) | (2) | (3) | (4) Total All Sources | |
|---|---|---|---|---|---|
| Account No. | | | | | |
| Source | | | | | |
| | | | | | |
| | | | | | |
| | | | | | |

**C. COSTS**

| | | | | | | | % |
|---|---|---|---|---|---|---|---|
| 0. | Site Clearance | | | | $ | 700,000 | 3.6 |
| 1. | Building Construction | | | | $ | 11,110,000 | 57.8 |
| 2. | Exterior Utilities | | | | $ | 1,506,000 | 7.8 |
| 4. | Site Development | | | | $ | 2,176,000 | 11.3 |
| 5. | A&E Fees | | | | $ | 1,070,000 | 5.6 |
| 6. | Campus Administration | | | | $ | 1,055,000 | 5.5 |
| 7. | Surveys/Tests/Plans | | | | | | |
| | & Specifications | | | | $ | 130,000 | 0.7 |
| 8. | Special Items | | | | $ | 825,000 | 4.3 |
| | SUBTOTAL | | | | $ | 18,572,000 | 96.5 |
| 9. | Const Contingency 4.3% | | | | $ | 665,000 | 3.5 |
| | TOTAL P-W-C | | | | $ | 19,237,000 | 100.0 |
| 3. | Group 2&3 Equipment | | | | | - | |
| | TOTAL PROJECT | | | | $ | 19,237,000 | |
| | Available Funding | | | | | | |
| | Anticipated Surplus (Deficit) | | | | | | |

**D. FUNDING SOURCE**

| | | |
|---|---|---|
| State General Funds Financed | $ | 19, 237,000 |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| TOTAL | $ | 19, 237,000- |

**E. STATUS OF PROJECT:**

Project Planning Guide Amendment

| | | | | | |
|---|---|---|---|---|---|
| Campus | Name: | | Signature: | Budget No. | |
| | Title: | | Title: | Issue Date | |
| | Prepared by: | Luzanne Martin | Approved for Campus, Date: | Revised | |
| AVP-PPC | Program: | Fiscal: | Signature: | Revised | |
| | | | Title: | Revised | |
| | Cost: | | Approved for AVP-PPC, Date: | Revised | |

**F. ANALYTIC AL DATA**

| | Column (1) | (2) | (3) | (4) |
|---|---|---|---|---|
| ASF per PPG | | | | ASF |
| ASF Current | | | | ASF |
| GSF | | | | OGSF |
| Ratio (ASF Current/OGSF) | to 1.00 | to 1.00 | to 1.00 | to 1.00 |
| Bldg Construction Cost per ASF | $ - /ASF | $ - /ASF | $ - /ASF | $ - /ASF |
| Bldg Construction Cost per GSF | $ - /GSF | $ - /GSF | $ - /GSF | $ - /GSF |
| Total P-W-C Cost per ASF | $ - /ASF | $ - /ASF | $ - /ASF | $ - /ASF |
| Total P-W-C Cost per GSF | | /GSF | $ - /GSF | $ - /GSF |
| Gr. 2&3 Equip Cost per ASF | $ - /ASF | $ - /ASF | $ - /ASF | $ - /ASF |

**H. NOTES:**

| | |
|---|---|
| CEQA | $ 575,000 |
| PLAN CHECK FEES | $ 45,000 |
| COMMUNITY DESIGN REVIEW | $ 30,000 |
| TRAFFIC CONSULTANT | $ 30,000 |
| ABATEMENT/DISPOSAL PERMITS | $ 30,000 |
| HAZARDOUS MATERIALS TESTING | $ 80,000 |
| STATE WATER BOARD PERMITS | $ 25,000 |
| SIGNAGE | $ 10,000 |
| | $ 825,000 |

| | |
|---|---|
| Budget No. | |
| Issue Date | |
| Revised | |
| Revised | |
| Revised | |
| Revised | |

Prepared by:

# Proposed Project Planning Guide Amendment

This Amendment modifies the project schedule described in the Project Planning Guide (PPG) for the *Facilities Renewal and Improvements* project. The previously approved project schedule proposed preliminary planning beginning in July 2019. Due to significant staffing changes of a new Director, the preliminary planning is scheduled to begin in July 2020, a delay of twelve months. The Capital Improvement Budget has been updated to reflect this delay. There are no other changes to the PPG.

## Project Description

Facilities Renewal and Improvements project includes renewal and improvements at four sites. Three of the sites – South Coast, Kearney, and Desert – are Research and Extension Centers (RECs) and the fourth site is Elkus Ranch Environmental Education Center. The project addresses: accessibility, the removal and repurposing of unused pesticide washdown facilities, and additional life safety improvements. The project would also construct new active learning facilities for the South Coast and Desert RECs. The projects and scope are unchanged from the approved August 2018 Project Planning Guide.

### Implementation

The project consists of eleven subprojects, each of which will be approved and managed separately. The Hazardous Materials and Pesticide Washdown projects will be the first projects to be planned and completed. Because of the necessary agency approvals and design requirements, the two buildings will be completed last.

The majority of the overall construction phases will be delayed nine months due to staffing and leadership changes. Additional staff has been designated for the management of these subprojects to avoid further delays. A revised project schedule is attached.

### Budget

The Capital Improvement Budget has been updated to align with the new project schedule. The preliminary planning funds have been moved to the current fiscal year, and the working drawings and construction funds have also been moved to support with the project schedule. The C cost schedule values have not changed.

# Project Schedule

**UC ANR 2019/20 Facilities Renewal and Improvements**

| Facility Location | Project Title | Months | 2020 | | | | | | 2021 | | | | | | | | | | | | 2022 | | | | | | | | | | | | 2023 | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | Q3 | | | Q4 | | | Q1 | | | Q2 | | | Q3 | | | Q4 | | | | Q1 | | | Q2 | | | Q3 | | | Q4 | | | | Q1 | | | Q2 | | | Q3 | | | |
| | | | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J |
| DREC | New Regional Research and Learning Center | 27 | | | | | | | P | | | | | | W | | | | | | | C | | | | | | | | | | | | | | | | | | | | | | |
| ELKUS | Emergency Response Infrastructure | 30 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| KAREC | Domestic Water System Treatment | 21 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| SCREC | Fire Suppression Renovation | 18 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| SCREC | New Educational Building | 33 | | | | | | | P | | | | | | W | | | | | | | C | | | | | | | | | | | | | | | | | | | | | | |
| Various RECs | Hazardous Materials & Pesticide Washdown | 24 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Various RECs | Accessibility Compliance | 27 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |

P - Planning Phase
W - Working Drawings
C - Construction
Note: All other projects have multiple sub-projects with staggered construction times

# UNIVERSITY OF CALIFORNIA, RIVERSIDE
# PROJECT PLANNING GUIDE AMENDMENT

## BATCHELOR HALL BUILDING SYSTEMS RENEWAL
## PROJECT NO. 950464

## SEPTEMBER 2020

Approved by:

DocuSigned by:
Jacqueline Norman
312DF755DEFB475...

9/9/2020 | 6:40 PM PDT

Jacqueline Norman
Campus Architect, UC Riverside

Date

**TABLE OF CONTENTS**

## EXECUTIVE SUMMARY

The Project Planning Guide (PPG) for the Batchelor Hall Building Systems Renewal project was originally approved in August 2014.

The current amendment will address an increase to the project budget in response to cost escalation and market conditions, as well as a scope amendment to integrate the Batchelor Hall Building Systems Renewal (Building Systems) and Batchelor Hall Interiors projects, which were previously approved separately in 2016 and 2018, respectively. The project program for the Building Systems project remains as previously approved. The project program for the Batchelor Hall Interiors project has been reduced in order to provide funding support to the Building Systems (AB94) project.

## AMENDMENT TO PROJECT BUDGET, SCOPE

Construction estimates were received in August 2020. The program for the AB94-funded project remains as approved, but the budget has increased from $18,083,000[1] to $26,920,000 due to cost escalation and market conditions, as well as the integration of the Building Systems project and the non-state Batchelor Hall Interiors project, which was approved in 2018. Additional funding is provided with $8,247,000 in external financing from the Batchelor Hall Interiors project, and $590,000 with campus funds for repayment of interest during construction. The current scope is detailed in Table 1. Scope has been reduced from the Batchelor Hall Interiors project in order to provide funding (external financing) support to the AB94 Building Systems project.

[1] In 2011, $96,000 of the original $402,000 in funding for preliminary plans was returned to the state.

**Table 1: Current Scope**

| BATCHELOR HALL INTERIORS<br>May 2018 PPG Scope<br>(external financing) | | BATCHELOR HALL RENEWAL<br>August 2014 PPG Scope<br>(State-funded + external financing from Interiors project) | |
|---|---|---|---|
| *Gray indicates deleted scope.* | | *Scope intact.* | |
| 1 | ~~**Expanded Restrooms**~~<br>~~*Upgrade remaining restroom facilities beyond minimum requirements specified in the Building System Renewal phase*~~ | 1 | **Heating and Cooling System**<br>Remove the existing heating and cooling units located in the building basement and replace with new heating and cooling units which will be mounted on the roof. Includes installation of a new building roof. |
| 2 | **Upgrade Elevator to Meet Current Code**<br>~~Install a new code compliant elevator shaft and cab, the remaining elevator will remain.~~<br>Modernization of existing elevator - scope will include upgrades to components such as controls equipment and signage. Additive alternate. | 2 | **Ventilation System**<br>Remove the building lab exhaust system then replace with a new centralized system which will be mounted on the building roof. |
| 3 | **Provide Laboratory Equipment Rooms**<br>Convert existing laboratory space to areas suitable to support laboratory equipment.<br>Additive alternate. | 3 | **Energy Management System**<br>Install a new energy management system which will monitor and control the building's heating, cooling and ventilation. |
| 4 | ~~**Develop Telecommunication Rooms With New Risers**~~<br>~~Construct IDF rooms on each building floor, provide communications risers and equipment racks~~ | 4 | **Primary and Emergency Electrical System**<br>Install a 12kV electrical service to the building to provide 480v/208v distribution to the new mechanical equipment and to the equipment storage room. The new 12kV service as equipped with emergency power. |
| 5 | **Install Fire Sprinkler Mains in Corridors**<br>Extend fire sprinkler mains into building corridors in order to reduce future research space renovations. See item #2 in the added core scope in table below.<br>Additive alternate. | 5 | **Fire Alarm and Protection System**<br>Upgrade the existing fire life safety panel.<br><br>Replace the existing fire sprinkler risers as needed to support future fire protection expansion. See item #2 in the added scope in table below. |
| 6 | ~~**Place Standby Power Panels on Each Floor**~~<br>~~Provide electrical service panels tied to the new building electrical infrastructure at each floor in the building~~ Possible additive alternate. | 6 | **De-ionized Water and Reverse Osmosis Systems**<br>Replace the existing water treatment system with a new de-ionized water and reverse osmosis system. Scope will include replacement of the domestic and industrial water vertical distribution along with primary vertical sewer lines, compressed air, and gas. |
| 7 | ~~**Complete Code Upgrades in Stairways**~~<br>~~Upgrade the existing building stairways to meet current code requirements~~ | 7 | ~~Reconfiguration of Research Laboratory and Related Spaces~~<br>~~Expand available assignable space of existing research spaces by annexing building interstitial space.~~<br><br>Limited reconfiguration of existing laboratory space to support placement laboratory equipment. |
| 8 | **Connect Building to Standby Generator**<br>Tie new building electrical infrastructure to existing campus standby generator. | 8 | **Hazardous Materials Abatement**<br>Abatement of hazardous materials affected by the defined scope of work. |

| NEW SCOPE – NOT PREVIOUSLY IDENTIFIED IN PPGS |
|---|
| **Provide Access Control System**<br>Install card reader access to building exterior doors (15 doors)<br>Additive alternate. |
| **Provide Building Wide Sprinkler Heads**<br>Install fire sprinkler heads throughout all building spaces. *The fire protection scope has been increased from an upgrade of the building fire sprinkler mains to a new building-wide sprinkler system.*<br>Additive alternate. |

The revised total project budget of $26,920,000 will be funded with $18,083,000 from State Appropriation (2007) and 2015-16 State Capital Outlay (AB94); $8,247,000 will be funded from External Financing (Century Bond 2015AQ), $590,000 will be funded from Campus Funds for repayment of interest during construction.

In summary, the project budget has been amended as shown in Table 2:

**Table 2**
Project Budget Adjustments

| Phase of Work | Currently Approved PPG August 2014 | State funding reversion of $96,000 (P) | Proposed PPG Amendment August 2020 | Proposed Change (external financing and campus funds) |
|---|---|---|---|---|
| Study (S) | $0 | $0 | $250,000 | $250,000 |
| Preliminary Plans (P) | $402,000 | $306,000 | $1,232,000 | $830,000 |
| Working Drawings (W) | $1,333,000 | $1,333,000 | $1,946,000 | $613,000 |
| Construction (C) | $16,444,999 | $16,444,999 | $23,492,000 | $6,457,001 |
| Interest During Construction (IDC) | $0 | $0 | $590,000 | $590,000 |
| **Total Project** | **$18,179,000** | **$18,083,000** | **$26,920,000** | **$8,741,000** |

The revised Capital Improvement Budget, project schedule, project location, and Environmental Impact Classifications are attached.

**Capital Improvement Budget**
**Budget Data**

UNIVERSITY OF CALIFORNIA
Riverside
Campus

| | | | | | |
|---|---|---|---|---|---|
| | Batchelor Hall Building Systems Renewal | **950464** | P5501 | CCCI: | 6984 |
| | | IRowan Reid | | EPI: | |
| | Project Title | Campus Reference | Asset No. | Cost Indexes | |

**A FUNDING SCHEDULE**

| Totals | Prefunded | 2015-2016 | 2018-2019 | | |
|---|---|---|---|---|---|
| S $250 | S $250 EF | | | | |
| p $1,232 | p $306 GO | | p $926 EF | | |
| W $1,946 | | W $1,333 SG | W $613 EF | | |
| C $23,492 | | C $16,444 SG | C $6,458 EF | | |
| | | | C $590 CF | | |
| | | | | | |
| | | | | | |
| $26,920 | $556 | $17,777 | $8,587 | | |

**B FUNDING REFERENCES**

| | (1) State (GO+ AB94) | (2) Ext. Financing | (3) Campus Funds | (4) | (5) Total All Sources |
|---|---|---|---|---|---|
| Account No. | Renewal | Interiors | Interiors | | |
| **Source** | GO, AB94 | EF | CF | | |

| **C COSTS*** | | | | | Totals | % |
|---|---|---|---|---|---|---|
| 0 Site Clearance | $791,000 | $321,000 | $0 | | $1,112,000 | 4.1% |
| 1 Buildino Construction | $13,374,000 | $5,503,000 | $0 | | $18,877,000 | 70.1% |
| 2 Exterior Utilities | $457,000 | $230,000 | $0 | | $687,000 | 2.6% |
| 4 Site Development | SO | $0 | $0 | | $0 | 0.0% |
| 5 Fees | $1,192,000 | $495,000 | $0 | | $1,687,000 | 6.3% |
| 6 Campus Administration | $596,000 | $54,000 | $0 | | $650,000 | **2.4%** |
| 7 Surveys, Tests | $149,000 | $97,000 | $0 | | $246,000 | 0.9% |
| 8 Special Items | $484,000 | $1,347,000 | $590,000 | | $2,421,000 | 9.0% |
| SUBTOTAL | $17,043,000 | $8,047,000 | $590,000 | | $25,680,000 | 95.4% |
| 9 Contingency | $1,040,000 | $200,000 | $0 | | $1,240,000 | 4.6% |
| TOTALP-W-C | $18,083,000 | $8,247,000 | $590,000 | | $26,920,000 | 100.0% |
| 3 Group 2&3 equipment | SO | $0 | $0 | | $0 | |
| TOTAL PROJECT | $18,083,000 | $8,247,000 | $590,000 | | $26,920,000 | |
| Available Funding | | | | | | |
| Anticipated Surplus | | | | | | |

**D FINANCING**

| | |
|---|---|
| State (GO) | $306,000 |
| State (SG - AB94) | $17,777,000 |
| External Financing | $8,247,000 |
| Campus Funds (IDC) | $590,000 |
| | |
| Tota | $26,920,000 |

**E STATUS OF PROJECT: Completion of Working Drawings**

| | | | | | |
|---|---|---|---|---|---|
| Preoared bv: | **Name:** | Rowan Reid | Budaet No. | 10 | 6/29/2012 |
| | Title | Project ManaQer, PDC | Issue Date | 5/30/2006 | 5/30/2013 |
| 8/19/2020 \| 8:56 AM | PDT Signature | | Revised | 7/30/2007 | 6/20/2014 |
| Approved for Campus: | Name: | BTyffi\|" "."Wilson | Revised | 6/16/2008 | 7/8/2016 |
| | Title | Director of Project Management | Revised | 6/25/2010 | 8/18/2020 |
| 8/19/2020 \| 9:14 AM | Ps1 nature | | Revised | 6/20/2011 | // |



Form - CIB Budget Data

**Capital Improvement Budget**
**Analytical Data**

**UNIVERSITY OF CALIFORNIA**
Riverside
Campus

| | | | | | |
|---|---|---|---|---|---|
| | Batchelor Hall Building Systems Renewal | 950464 | P5501 | CCCI: | 6984 |
| | | Rowan Reid | | EPI: | |
| | Project Title | Campus Reference | Asset No. | Cost Indexes | |

**F ANALYTICAL DATA**

| | Column (1) | (2) | (3) | (4) Total All Sources | |
|---|---|---|---|---|---|
| ASF per PPG Dated: 6/30/2014 | | | | 56,084 | ASF |
| ASF Current | | | | 0 | ASF |
| OGSF | | | | 110,091 | OGSF |
| Ratio (ASF Curren/OGSF) | | | | 0.00 | to 1.00 |
| Building Construction Cost per ASF | | | | $336.58 | /ASF |
| Building Construction Cost per OGSF | | | | $171.47 | /OGSF |
| Total P-W-C Cost per ASF | | | | $479.99 | /ASF |
| Total P-W-C Cost per OGSF | | | | $244.52 | /OGSF |
| Gr. 2&3 Equip Cost per ASF | | | | $0.00 | /ASF |
| | Renewal | Interiors | Interiors | | |

**G NOTES:**

Special Items: Sub 8

| | |
|---|---|
| Agency Review | $25,000 |
| Hazardous Materials Consultant | $130,000 |
| V.E./Constructability | $180,000 |
| Commissioning Agent | $100,000 |
| Special Consultant | $200,000 |
| Structural Peer Review | $20,000 |
| Special Inspection | $150,000 |
| Initial Program Study | $250,000 |
| Validation of As-Built Conditions | $150,000 |
| Moves ad Relocations | $500,000 |
| Interest During Construction | $590,000 |
| LEED Consultant | $0 |
| Program Validation/Conforming Preliminary Plans | $188,000 |
| TOTAL | $2,421,000 |

STATUS OF PROJECT: Completion of Working Drawings

| | | |
|---|---|---|
| Budget No. | 10 | 6/29/2012 |
| Issue Date | 05/30/06 | 5/30/2013 |
| Revised | 7/30/2007 | 6/20/2014 |
| Revised | 6/16/2008 | 7/8/2016 |
| Revised | 6/25/2010 | 8/18/2020 |
| Revised | 6/20/2011 | // |

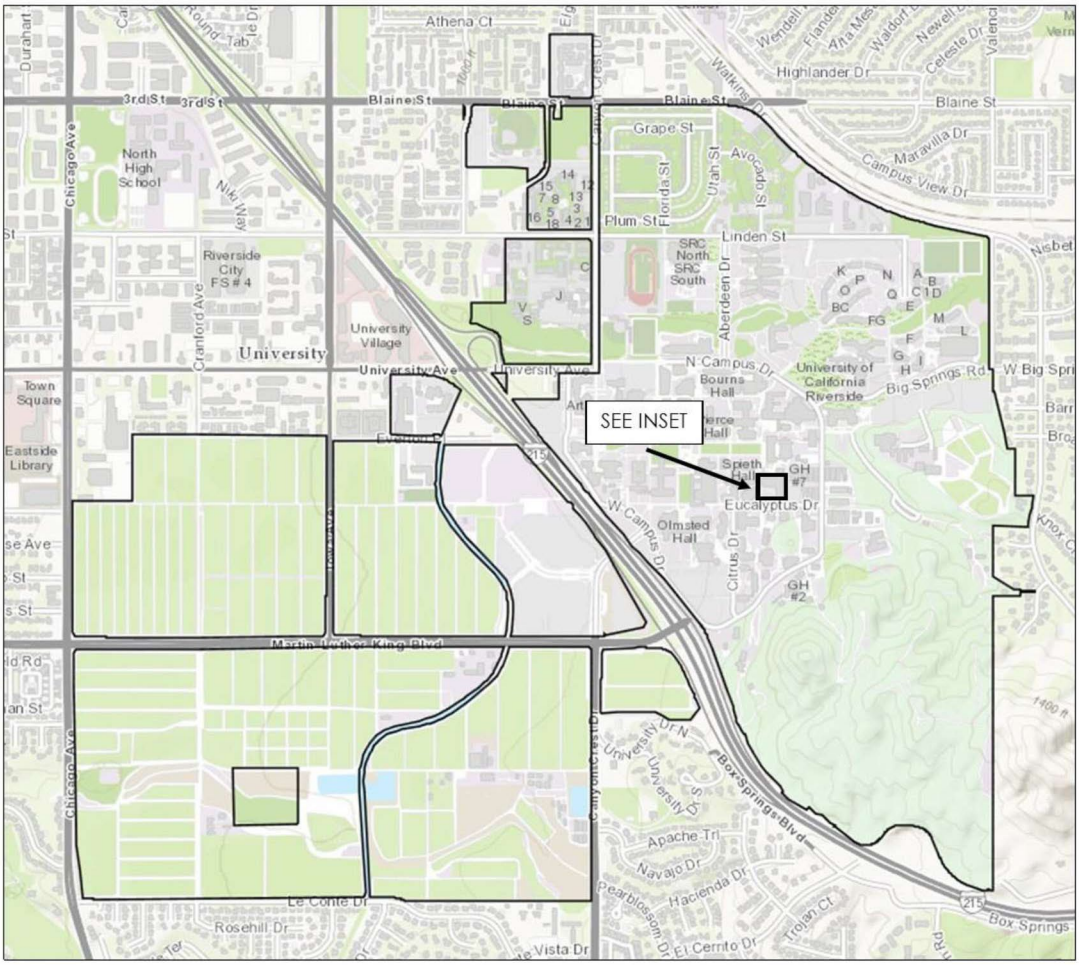
Form - CIB Analytical Data

Page 2 of2

**Project Schedule**
**UNIVERSITY OF CALIFORNIA, RIVERSIDE**

PROJECT: **Batchelor Hall Building Systems Renewal**
ACCOUNT NO. **950464**

**DATE: # 10.27.20**






**LEGEND**

UCR Campus Boundary

**UNIVERSITY OF CALIFORNIA** **ENVIRONMENTAL IMPACT CLASSIFICATION**

Campus or Field Station: Riverside Project Number: 950464

Project Title/Address/Location: Batchelor Hall Building Systems Renewal

Riverside For purpose of compliance with the California Environmental Quality Act of 1970 (CEQA) and Amended University of California Procedures for Implementation of CEQA, this project has been reviewed and initially classified as indicated below. Please check (X) as appropriate. Include project description and appropriate local map.

___ I. **EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT OF 1970 -** When it can be seen with certainty that there is no possibility the action will result in physical change to the environment (1506(b)(3)) or the action is specifically exempted by statute (15260-15285), the project is classified as exempt from CEQA.

X II. **CATEGORICALLY EXEMPT -** This project falls under the indicted Class(es) of Exemption(s), none of the exceptions to the exemptions apply (15300.2), and there is no significant effect on the environment. For complete list see Section 15300.

- X Class 1: Existing Facilities
- ___ Class 2: Replacement or Reconstruction
- ___ Class 3: New Construction Small Structures
- ___ Class 4: Minor Alterations to Land
- ___ Class 5: Alterations in Land Use Limitations
- ___ Class 6: Information Collection
- ___ Class 7: Regulatory Protection of Natural Resources
- ___ Class 8: Regulatory Protection of the Environment
- ___ Class 9: Inspections
- ___ Class 10: Loans
- ___ Class 11: Accessory Structures
- ___ Class 12: Surplus Governmer : Property Sales
- ___ Class 13: Acquisition for Conservation
- ___ Class 14: Minor Additions to Schools
- ___ Class 15: Minor Land Divisions
- ___ Class 16: Transfer of Ownership of Land in order to Create Parks
- ___ Class 17: Open Space Contracts
- ___ Class 18: Designation of Wilderness Areas
- ___ Class 19: Annexation of Existing Facilities and Lots
- ___ Class 20: Changes in Organization of Local Agencies
- ___ Class 21: Regulatory Enforcement Actions
- ___ Class 22: Educational Programs
- ___ Class 23: Normal Operation
- ___ Class 24: Regulations of Working Conditions
- ___ Class 25: Transfer of Ownership of Land to Preserve Open Space
- ___ Class 26: Acquisition Housing for Housing Assistance
- ___ Class 27: Leasing New Facilities
- ___ Class 28: Small Hydroelectric Projects
- ___ Class 29: Cogeneration Projects
- ___ Class 32: Infill Projects
- ___ Class 33: Small Habitat Restoration Projects

___ III. **INITIAL STUDY -** This project is not Exempt from CEQA or Categorically Exempt; an Initial Study is to be prepared to determine if the project may have a significant effect on the environment that has not been substantially and adequately analyzed in a certified Program EIR.

___ IV. **ENVIRONMENTAL IMPACT REPORT (EIR) -** It is known that the project will have a significant effect on the environment and has not been adequately and substantially analyzed in a certified program EIR.

**PROJECT DESCRIPTION:** The proposed project is to renovate the aging utility infrastructure in an existing 110,091 gsf building. The project will include renovation, renewal, and replacement of HVAC, electrical, plumbing, and fire protection systems to bring them up to current code and energy efficiency standards. The project will also include some interior reconfiguration to improve the research space use and efficiency. The project is categorically exempt under Section 15301, Class 1, Existing Facilities, as it consists of repair, maintenance, and minor alterations of existing facilities and mechanical equipment involving negligible or no expansion of use.

V. Does this project conform to an approved LRDP? X YES ___ NO

VI.

Prepared by/Date
Tricia D. Thrasher, ASLA, LEED AP
Principal Environmental Project Manager
Capital Planning

Local Approval by/Date
Tricia D. Thrasher, ASLA, LEED AP
Principal Environmental Project Manager
Capital Planning

VII. **Office of the President**

___ Concur with Classification

___ Do not Concur

Signed

**Comments**

Date

DocuSign Envelope ID: 51133D8A-14FB-4FA9-9D8E-5687D0DF0365

*Riverside: 950564 Batchelor Hall Building Systems Renewal Project*
*PPG Amendment September 2020*

**UNIVERSITY OF CALIFORNIA ENVIRONMENTAL IMPACT CLASSIFICATION**

**Campus/Field Station/Division** Riverside **Project Account** 9""5'-0""5"'3"'1'--------

**Project Title** Batchelor Hall Interiors

For purposes of compliance with the California Environmental Quality Act of 1970 (CEQA), and Amended University of California Procedures for Implementation of CEQA, this project has been reviewed and initially classified as indicated below. Please check **(X)** as appropriate. Include project description and appropriate local map with your submission.

0 I. **EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT OF 1970** -When it can be seen with certainty that there is no possibility the action will result in physical change to the environment (15061(b)(3)), or the action is specifically exempted by statute (15260-15285), the project is classified as generally or statutorily exempt from CEQA. General/Statutory Exemption:§ ----------

181 II. **CATEGORICALLY EXEMPT -** This project falls under the indicated Class(es) of Exemption(s). none of the exceptions to the exemption apply (15300.2), and there is no significant effect on the environment (for complete list see CEQA Guidelines Section 15300):

| | | |
|---|---|---|
| X | Class 1: Existing Facilities | Class 17: Open Space Contracts or Easements |
| | Class 2: Replacement or Reconstruction | Class 23: Normal Operation of Facilities for Public Gatherings |
| | Class 3: New Construction or Small Structures | Class 25: Transfer of Land: Natural Conditions/Historical Resources |
| | Class 4: Minor Alterations to Land | Class 30: Minor Actions: Prevent Hazardous Waste/Substances |
| | Class 6: Information Collection | Class 31: Historical Resource Restoration/Rehabilitation |
| | Class 11: Accessory Structures | Class 32: In-Fill Development Projects |
| | Class 13: Acquisition for Conservation | Class 33: Small Habitat Restoration Projects |
| | Class 16: Transfer of Land Ownership for Parks | Other: |

D III. **INITIAL STUDY** -This project is not statutorily or categorically exempt from CEQA; an Initial Study is to be prepared to determine if the project may have a significant effect on the environment.

D Stand-Alone D Tiered Initial Study (15152):

☐ **IV. ENVIRONMENTAL IMPACT REPORT (EIR) -** It is known that the project will have a direct or cumulatively significant effect on the environment and an EIR will be/has been prepared. Identify the type of EIR:

D Programmatic D Stand-Alone (Project-Specific)

Additional project analysis:

D None/Findings Only D Addendum D Subsequent D Supplement to EIR:

**PROJECT DESCRIPTION -**

Real estate transaction type: D Acquisition D Sale D Lease D Easement D License

The proposed project consists of the minor interior renovation of existing space Batchelor Hall, an approximately 111,000 GSF building. The project will address code requirements by expanding restrooms and providing ADA-compliant access on upper floors, upgrading fire/life/safety and protections systems, and upgrading an elevator. The project also involves minor interior alterations for the creation of support spaces for equipment. Exterior trenching and backfilling (approximately 400 feet) along an already disturbed alignment will be required to connect the building to a standby generator.

The proposed project is categorically exempt under CEQA Guidelines §15301, Class 1, Existing Facilities as it consists of minor interior alterations, resulting in negligible expansion of use beyond that which exists. None of the exceptions to the exemptions apply.

**V. Does this project conform to the approved LRDP? 181** YES O NO D NA *[If NO or NA, include explanation in Project Description above]*

**VI.**

| Prepared by | Date | Local Approved by | Date |
|---|---|---|---|
| Jaime Engbrecht | 3-15-18 | *Tricia D. Thrasher, ASLA, LEED AP* | 3-15-18 |
| *Planner* | | *Principal Environmental Planner* | |
| *Capital Asset Strategies* | | *Capital Asset Strategies* | |

**VII. OFFICE OF THE PRESIDENT**

UC RIVERSIDE
UNIVERSITY OF CALIFORNIA

**PROJECT PLANNING GUIDE AMENDMENT**

**UC RIVERSIDE**

**SCHOOL OF MEDICINE EDUCATION BUILDING II**
**PROJECT NUMBER 954045**

**SEPTEMBER 2020**

APPROVED BY:

DocuSigned by:
Gerry Bomotti
CFCF92727051142F...

Gerry Bomotti, Chief Financial Officer and Vice Chancellor – Planning & Budget University of California, Riverside

10/1/2020 | 8:37 PM PDT

Date

**PROJECT PLANNING GUIDE AMENDMENT**

**TABLE OF CONTENTS**

## I. EXECUTIVE SUMMARY

The Project Planning Guide (PPG) for School of Medicine Education Building II (SOM II) was approved in August 2019. This PPG amendment will address a modification to the building program, based on a refined understanding of the School's needs and maximizing the utilization of existing School of Medicine (SOM) spaces on campus.

## II. AMENDMENT TO PROJECT PROGRAM

Background

A $100,000,000 total project budget funded from external financing supported by State Appropriations was proposed in the August 2019 PPG provided to the State. This budget remains unchanged.

Funding, Schedule and EIC

The project's funding, schedule and EIC remain unchanged from the August 2019 PPG.

UCR SOM Growth Plan

Presently, UCR SOM is accredited for a class size of no more than 80 students per cohort given current facilities, faculty and other resources. In the 2019 PPG presented to the State, the School identified its goal to increase class size to 125 medical students per cohort; this goal remains unchanged and is not affected by the proposed program modifications outlined in this PPG amendment.

In order to support a total enrollment of 125 medical students per cohort, the School of Medicine must hire additional faculty and staff. In FY 2021 -2022 the School will begin to execute a multi-year plan to hire an additional 40 faculty FTE, which will help support the educational experience of medical students. These hires will enable the School to reduce its reliance on voluntary and community based faculty, providing more stability in the training program. To support student enrollments and faculty growth, the School will also begin to hire additional staff in FY21, with a plan to add up to 51 additional staff FTE across different leadership and administrative roles over a several year period.[1]

Program

At the time of the August 2019 PPG, UCR understood that the School of Medicine would require a new facility in order to accommodate enrollment growth, and developed the PPG assumptions based on this high level understanding. The nuances of the enrollment-space relationships were, however, not clear at that time.

Following Programming approval by the UC Regents and release of the associated state funding, the campus began a detailed programming exercise, which brought to light the

[1] The School will fund faculty and staff growth from a combination of sources, including the recently approved $25M/year in state support designated for the School's operation.

School's particular space needs. The adjusted building program reflects a deeper understanding of the SOM's pedagogical and operational requirements, as well as Liaison Committee on Medical Education (LCME) accreditation standards. It also reflects UCR's opportunity to reuse and/or adapt current SOM space on campus to help meet some of the School's need for specialized instruction, academic office, administrative spaces, thus reducing pressure on the SOM II facility budget. The table below demonstrates the proposed program shifts since the August 2019 PPG:

| | PPG | | SEPT 2020 |
|---|---|---|---|
| | **ASF Low** | **ASF High** | **ASF** |
| Instruction and Instructional Support | 41,700 | 52,100 | 27,700 |
| Student Support / Study Facilities | 4,100 | 5,200 | 10,900 |
| Academic Office and Support | 6,200 | 7,700 | 14,300 |
| **TOTAL** | **52,000** | **65,000** | **52,900** |

*Building ASF and Site Development Costs*
The selected project site provides critical adjacencies to School of Medicine's existing educational facilities (SOM Education Building I and the Clinical Skills and Simulation Suite in Orbach Library basement). This will effectively centralize the SOM's non-clinical instructional operations[2], which reduces travel times between facilities for students, staff and faculty. As an infill development location, it also makes efficient use of the campus' limited available land resources and achieves a Long Range Development Plan goal of increasing building density.

Following the initial investigation and site selection, more in-depth analysis determined that the site's existing conditions necessitate significant site work to accommodate service and emergency access. Additionally, during the development of the program and Basis of Design, an unforeseen lack of campus electrical capacity in this specific area of campus was discovered; correcting this condition added significantly to project costs.

These site-related cost increases necessitated that the program provide all the required spaces for an ultimate class size of 125 students per cohort within approximately 52,900 ASF. This is within the assumed ASF range proposed in the PPG, and accommodates the expected site development costs.

*Instruction and Instructional Support*
The revised building program meets the School's current and future instructional space needs by providing 3 new lecture hall spaces and an active learning classroom, while also reducing the amount of instruction and instructional support space needed to serve a total enrollment of 500 students. This is a strategic planning decision after considering how existing instructional spaces within the SOM Education Building I (SOM I) can be optimally reused or repurposed. The campus elected to continue using the existing SOM I gross anatomy lab, and to repurpose the

[2] Clinical instruction occurs in partner clinics and facilities throughout the Inland Empire.

SOM I active learning classroom for new virtual anatomy education. By switching to a hybrid pedagogy that combines virtual and cadaver-based instruction, the School of Medicine will be able to deliver anatomy instruction to the expanded class size without the cost of providing these facilities in a new building. Figure 5, *UC SOM II Utilization Analysis*, identifies the projected use of classroom and study facilities for the expanded class size of 125/cohort. As demonstrated by the analysis, the proposed program will provide ample instructional capacity and does not limit the SOM's ability to meet its enrollment goals.

Additionally, the School will repurpose the existing SOM I lecture hall with minimal modifications to provide surgical simulation training, further reducing the need for this type of instructional space in the SOM II facility.

Lastly, the Riverside campus took advantage of a favorable market to construct a Clinical Skills and Simulation Suite as a separate non-State funded project. The facility provides additional specialized education space to support the larger cohort size. In total, the project will provide about 14,000 GSF of instructional space. This additional program capacity relieves pressure on the SOM II facility program.

*Student Support / Study Facilities*
The revised building program provides more student support and study facilities than what was estimated in the PPG. This adjustment was made following a thorough examination of the student use of current facilities', as shown in Figure 4, and a review of the following LCME standards:

- Standard 5 – Educational Resources and Infrastructure
- Standard 11 – Medical Student Academic Support, Career Advising and Educational Resources
- Standard 12 – Medical Student Health Services, Personal Counseling and Financial Aid Services

*(Continued on next page)*

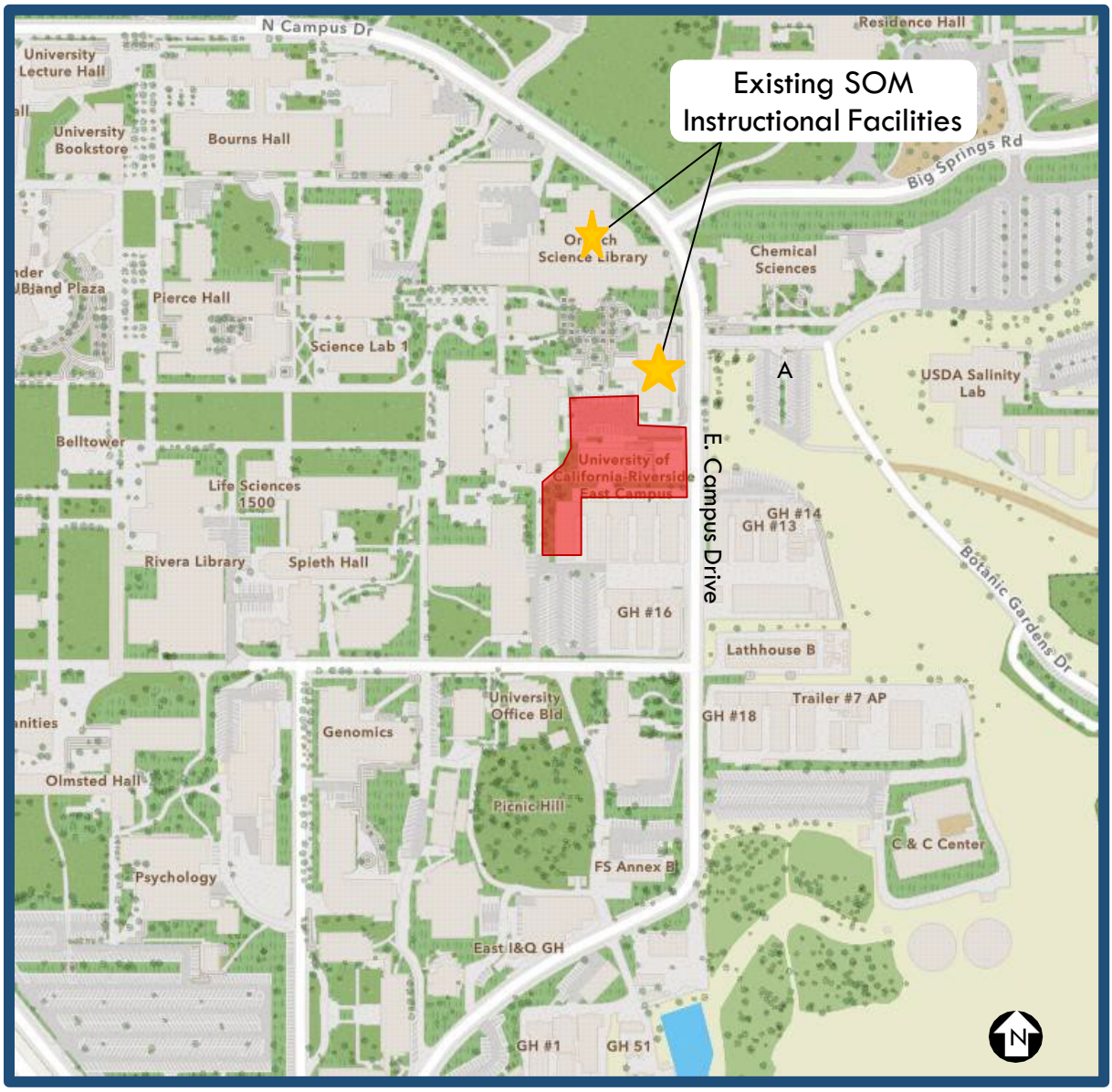
*Academic Office and Support*

The original PPG did not sufficiently account for the School's proposed faculty and staff increases, which are necessary to support the dramatic class size increase (56%) and to meet LCME guidelines related to availability of student services. The revised SOM II program provides additional academic office and student support spaces to accommodate these functions within easy access to students. The existing SOM I building will be used to accommodate administrative office needs, including collocating functions that are currently housed in office space off campus at the UCOP-owned Intellicenter Building.

Office spaces in SOM II are programmed for maximum efficiency and meet or exceed campus space standards. The table below summarizes proposed academic office spaces in facility:

| **Office Type** | **Size (ASF)** | **Quantity** |
|---|---|---|
| Dean | 350 | 1 |
| Senior Leadership | 120 | 5 |
| Standard | 100 | 46 |
| Workstations | 54 | 109 |

**Figure 1: Project Location**



## Figure 2: Project Schedule

**Project Schedule**
**University of California, Riverside**

*Project:* SOM Education Building II
*Project Number:* 958107/954045 *Date:* 8/27/2020

| Activity | No. of Months | July 2019-2020 J A S O N D J F M A M J J | July 2020-2021 A S O N D J F M A M J | July 2021-2022 J A S O N D J F M A M J | July 2022-2023 J A S O N D J F M A M J |
|---|---|---|---|---|---|
| Site Selection, Programming & Design Build Criteria Development | 14 | | | | |
| Bidding, Bid Evaluation & Contract Award | 7 | | | | |
| Design Development & Construction Documents | 4 | | | | |
| Construction Documents & Construction | 23 | | | | |
| Furniture, Fixture and Equipment | 3 | | | | |
| Cumulative Calendar | 46 | | | | |

Approved: Date:

Title: Director o Project Management

## Figure 3: Project Capital Improvement Budget (CIB)

**Capital Improvement Budget**
**Budget Data**

UNIVERSITY OF CALIFORNIA
Riverside
Campus

| | | | | | | |
|---|---|---|---|---|---|---|
| | **School of Medicine Education Building II** | | **954045** | P5836 | CCCI: | 6823 |
| | | | Mihai Gavan | | EPI: | |
| | Project Title | | Campus Reference | Asset No. | Cost Indexes | |

**A FUNDING SCHEDULE**

| Totals | Prefunded | 2020-2021 | 2021-2022 | 2022-2023 | |
|---|---|---|---|---|---|
| S $0 | $0 | | | | |
| P $6,400 | | P $6,400 | | | |
| | | | | | |
| W $10,000 | | | W $10,000 | | |
| | | | | | |
| C $80,100 | | | C $80,100 | | |
| E $3,500 | | | E $3,500 | | |
| $100,000 | $0 | $6,400 | $93,600 | | |

**B FUNDING REFERENCES**

| | | Column (1) | (2) | (3) | (4) Total All Sources |
|---|---|---|---|---|---|
| Account No. | 954045 | | | | |
| Source | State | | | | |

| | **C COSTS** | Totals | % |
|---|---|---|---|
| 0 | Site Clearance | $7,392,000 | 7.7% |
| 1 | Building Construction | $61,842,000 | 64.1% |
| 2 | Exterior Utilities | $2,905,000 | 3.0% |
| 4 | Site Development | $3,884,000 | 4.0% |
| 5 | Fees | $6,462,000 | 6.7% |
| 6 | Campus Administration | $2,661,000 | 2.8% |
| 7 | Surveys, Tests, Plans, Specifications | $760,000 | 0.8% |
| 8 | Special Items | $6,792,000 | 7.0% |
| | SUBTOTAL | $92,698,000 | 96.1% |
| 9 | Contingency 5.0% | $3,802,000 | 3.9% |
| | TOTAL P-W-C | $96,500,000 | 100.0% |
| 3 | Group 2&3 equipment | $3,500,000 | |
| | TOTAL PROJECT | $100,000,000 | |
| | Available Funding | | |
| | Anticipated Surplus (Deficit) | | |

**D FINANCING**

| | |
|---|---|
| State | $100,000,000 |
| | |
| | |
| | |
| | |
| Total | $100,000,000 |

**E STATUS OF PROJECT: Budget at PPG Revision**

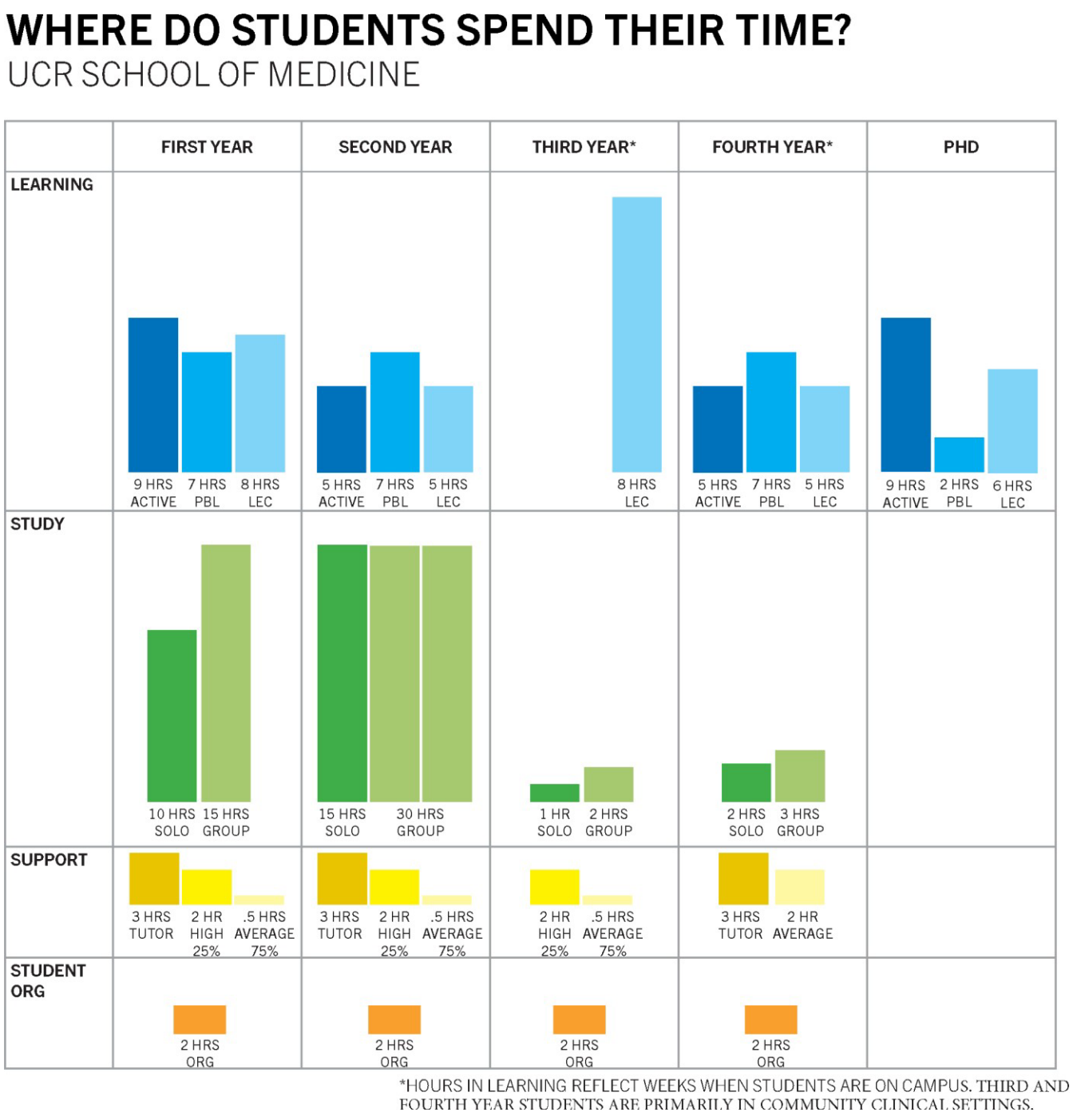
| | | | | | | |
|---|---|---|---|---|---|---|
| Campus | Prepared by: | Name: | Mihai Gavan | Budget No. | 2 | 8/25/2020 |
| | | Title | Project Manager | Issue Date | PPG | 8/13/2019 |
| | | Signature | | Revised | / / | / / |
| | Approved for Campus: | Name: | Gerry Bomotti | Revised | / / | / / |
| | | Title | VC Planning, Budget, & Admin | Revised | / / | / / |
| | | Signature | | Revised | / / | / / |

## Figure 3: Project Capital Improvement Budget (CIB)

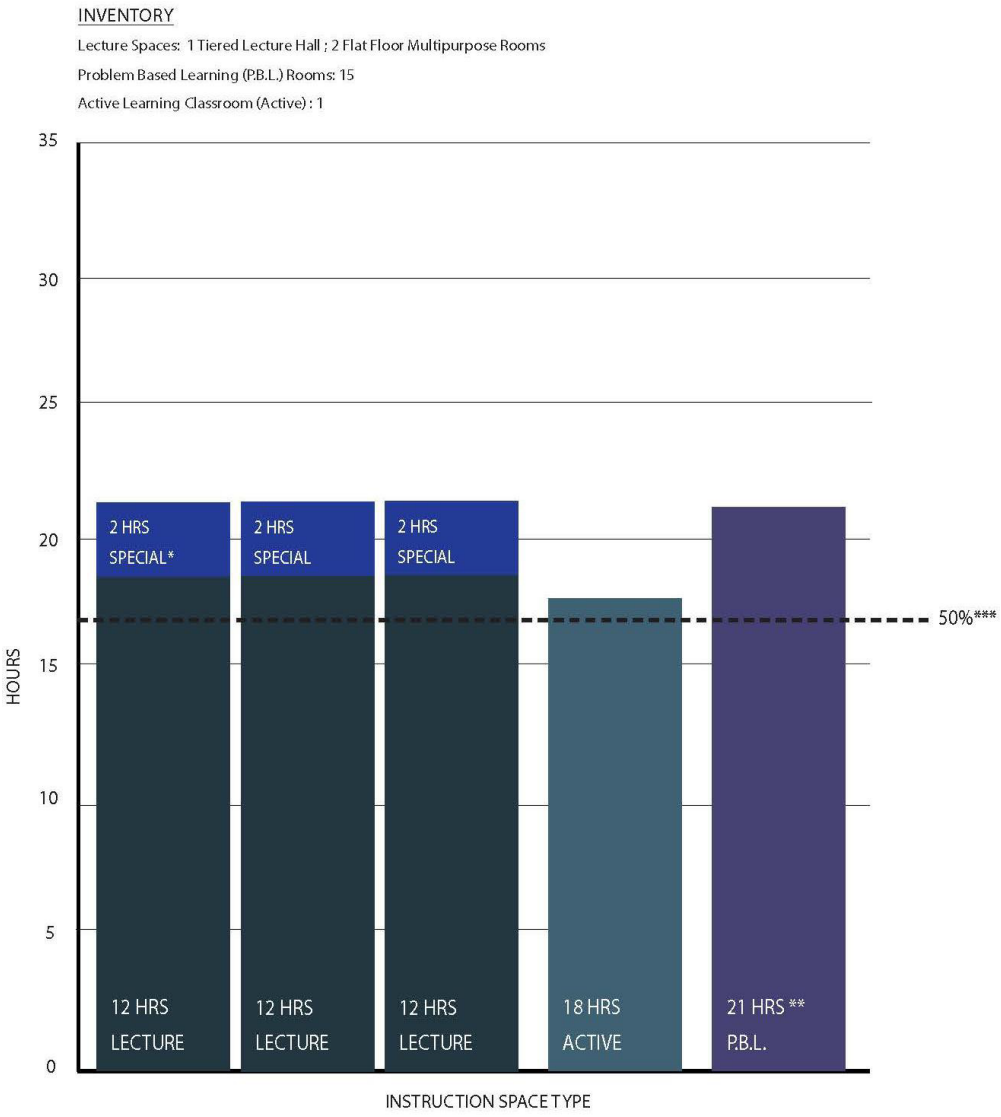
| | | | | | | |
|---|---|---|---|---|---|---|
| **Capital Improvement Budget** | | | | | UNIVERSITY OF CALIFORNIA | |
| **Analytical Data** | | | | | Riverside | |
| | | | | | Campus | |
| | School of Medicine Education Building II | | 954045 | P5836 | CCCI: | 0 |
| | | | Mihai Gavan | | EPI: | |
| | Project Title | | Campus Reference | Asset No. | Cost Indexes | |
| **F** | **ANALYTICAL DATA** | | | | | |
| | | Column (1) | (2) | (3) | (4) Total All Sources | |
| | ASF per PPG Date PPG | | | | 65,000 | ASF |
| | ASF Current | | | | 53,000 | ASF |
| | OGSF | | | | 85,250 | OGSF |
| | Ratio (ASF Current/OGSF) | | | | 0.62 | to 1.00 |
| | Building Construction Cost per ASF | | | | $951.42 | /ASF |
| | Building Construction Cost per OGSF | | | | $725.42 | /OGSF |
| | Total P-W-C Cost per ASF | | | | $1,484.62 | /ASF |
| | Total P-W-C Cost per OGSF | | | | $1,131.96 | /OGSF |
| | Gr. 2&3 Equip. Cost per ASF | | | | $53.85 | /ASF |
| **G** | **NOTES:** | | | | | |
| | Special Items: Sub 8 | | | | | |
| | Programming and BoD (958107) | | | $980,000 | | |
| | Builders Risk | | | $70,000 | | |
| | UCIP | | | $1,350,000 | | |
| | DSA & SMR Review | | | $150,000 | | |
| | Agency Reviews | | | $80,000 | | |
| | Structural Peer-Sesimic Review | | | $100,000 | | |
| | Special Material Testing & Inspection | | | $622,000 | | |
| | Fire Marshal and EH&S Review and Inspections | | | $50,000 | | |
| | Design Build Competition Stipends | | | $800,000 | | |
| | DB Specialty Consultant | | | $2,000,000 | | |
| | MEP Peer Review | | | $100,000 | | |
| | Cost Estimating and Scheduling Consultant | | | $125,000 | | |
| | Enhanced Commissioning | | | $80,000 | | |
| | Facilites Services Shops | | | $90,000 | | |
| | Interiors and Sign Consultant | | | $35,000 | | |
| | LEED Document and Fees for Certification | | | $50,000 | | |
| | Environmental Monitoring | | | $10,000 | | |
| | CEQA / Environmental Consultant | | | $100,000 | | |
| | | | TOTAL | $6,792,000 | | |

| | | |
|---|---|---|
| Budget No. | 2 | 8/25/2020 |
| Issue Date | PPG | 8/13/2019 |
| Revised | / / | / / |
| Revised | / / | / / |
| Revised | / / | / / |
| Revised | / / | / / |

**Figure 4: Student Time On Campus by Space Type**



## Figure 5: UCR SOM II UTILIZATION ANALYSIS




Notes:
* Colloquia, seminars, guest speakers etc. On average, SOM requires 6 hours per week of lecture hall space for these activities.
** Each PBL room will be scheduled approximately 21 hours per week.
***Based on the State utilization standard 35 hours per week and assuming 125 students /cohort

**UNIVERSITY OF CALIFORNIA**
**SAN FRANCISCO**

# Project Planning Guide Amendment

## Parnassus Heights Campus Site

## Health Sciences Instruction & Research
## Seismic Improvements
## (9003033)

**August 2020**

Approved:

DocuSigned by:
Paul Jenny
328FF2DE25994BC...

Paul Jenny
Senior Vice Chancellor Finance and Administration

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## EXECUTIVE SUMMARY

The Project Planning Guide (PPG) for the Health Sciences Instruction & Research Buildings Life Safety Improvements project was approved in August 2016 and the PPG Addendum was approved in August 2017. This amendment will address: 1) a refinement in the project description, to more accurately reflect the solution to the egress impediments and sprinkler deficiencies identified through additional study and design efforts and 2) a change in the project budget to reallocate project funds from the Design phase budget to the Construction phase budget. The goals of the project remain consistent with the originally approved PPG and PPG Addendum, and the total approved project budget remains unchanged.

### *AMENDMENT TO THE PROJECT DESCRIPTION*

The original PPG proposed to remediate life-safety egress impediments by demolishing and reconstructing walls, ceilings, and floors as part of selective and strategic renovations on multiple levels of the Health Sciences East (HSE) and Health Sciences West (HSW) research towers. With this perceived approach, it was expected that temporary surge areas within the towers would need to be constructed, to minimize disruption to research during the project. Given the extent of interior construction originally envisioned for the project, it was expected that only the most crucial life-safety improvements to address exiting would be addressed within the available budget. In addition, the scope of sprinkler installation was limited to only opportunities provided as part of reconfiguring paths of travel.

An Egress Study was completed to identify the area of greatest risk and to assess the impact improvement work would have on building occupants and where missing sprinklers could be installed. Through this study and design work, a less invasive approach was identified to provide the requisite path of travel; this approach also does not require temporary surge space to be constructed in the towers; instead, the project will use existing space as configured and minimize disruption through varying schedules and other operational means.

As a result of this refined approach to providing the improved paths of travel, the project will be able to complete egress improvements throughout HSE and HSW, on levels 2 through 16 of both towers. In addition, sprinklers will be installed in all areas of the towers that are not currently sprinklered. Combined, the project will provide safer and more flexibility for the research to be conducted in HSIR.

### *AMENDMENT TO THE PROJECT BUDGET*

As studies were completed and through initial design, the amount of design and construction work became better defined. This new information was used to validate the original budget assumptions reflected in the August 2016 PPG and August 2017 PPG Addendum. It was concluded that Design could be accomplished at a lower budget than originally assumed. At the same time, revised estimates of the cost to implement the work and continued uncertainty in the construction market, indicate the need to redirect these project resources to the Construction phase budget.

The campus requests that $409,000 of the project budget originally allocated in the Design phase be reallocated for use during the Construction phase of the project. The reallocation of funds to Construction does not affect the total project budget or the amount funded by State funds.

In summary, the project budget has been amended as show in Table 1:

**Table 1: Project Budget Adjustments**

| Phase of Work | PPG August 2016[1] | Proposed PPG Amendment May 2020 | Proposed Change |
|---|---|---|---|
| Design (D) | $3,000,000 | $2,591,000 | ($409,000) |
| Construction (C) | $10,000,000 | $10,409,000 | $409,000 |
| **Total Project** | **$13,000,000** | **$13,000,000** | **-** |

The revised Capital Improvement Budget and project schedule are attached.

[1] The August 2016 PPG and the August 2017 PPG Addendum included the same capital improvement budget.

# CAPITAL BUDGET

# IMPROVE DATA

UCSF University of California San Francisco

| PH | | | I9R002945 | | 3008/3009 | Life EPI |
|---|---|---|---|---|---|---|
| Project | | Title | Campus | | Asset Referen | Ccoest |

**A FUNDING SCHEDULE** — Univ. Priority No.

| Totals (000's) | Prefunded | 2017-18 | 2018-19 | 2019-20 | 2020-21 | 2021-22 |
|---|---|---|---|---|---|---|
| D **2,591** | | D **3,000** SG | | D **-409** SG | | |
| C **10,409** | | | C **10,000** SG | C **409** SG | | |
| E **0** | | | | | | |
| (Tot. P **13,000** | **0** | **3,000** | **10,000** | **0** | **0** | **0** |

**B FUNDING REFERENCES**

| | Column (1) | Column (2) | Column (3) | Column (4) | Total all Sources (5) |
|---|---|---|---|---|---|
| Account No | | | | | **9002945** |
| Source | | | | | |

**C COSTS**

| | | | | | | | % |
|---|---|---|---|---|---|---|---|
| 0 | Site Clearance | $ 0 | $ 0 | $ 0 | $ 0 | $ 0 | 0.0 |
| 1 | Construction | 9,600,000 | 0 | 0 | 0 | 9,600,000 | 73.8 |
| 2 | Exterior Utilities | 0 | 0 | 0 | 0 | 0 | 0.0 |
| 4 | Site Development | 0 | 0 | 0 | 0 | 0 | 0.0 |
| 5 | Fees | 1,016,000 | 0 | 0 | 0 | 1,016,000 | 7.8 |
| 6 | A&E/PP&C | 571,000 | 0 | 0 | 0 | 571,000 | 4.4 |
| 7 | Surveys, Tests, Plans | | | | 0 | | |
| | Specifications | 300,000 | 0 | 0 | 0 | 300,000 | 2.3 |
| 8 | Special Items | 1,113,000 | 0 | 0 | 0 | 1,113,000 | 8.6 |
| | SUBTOTAL | $ 12,600,000 | $ 0 | $ 0 | 0 | $ 12,600,000 | 96.9 |
| 9 | Contin 4.2% | 400,000 | 0 | 0 | 0 | 400,000 | 3.1 |
| | TOTAL P-W-C • • | $ 13,000,000 | $ 0 | $ 0 | 0 | $ 13,000,000 | **100.0** |
| 3 | Group 2&3 Equipment | 0 | 0 | 0 | 0 | 0 | 0.0 |
| | TOTAL PROJECT | $ 13,000,000 | $ 0 | $ 0 | 0 | $ 13,000,000 | |
| | Available Funding | | | | | 0 | |
| | Anticipated Surplus (Deficit) • • • • • | $ | $ | $ | | $ 0 | |

**D FINANCING**

| | |
|---|---|
| **State General Fund Financing** | **13,000,000** |
| TOTAL | $ **13,000,000** |

**E STATUS** PPG Budget **OF** Amendment Approval **PF**

| | | | |
|---|---|---|---|
| | | Budget No. | **3** |
| Name: | Signature: | Issue Date | **8/16** |
| Title: Assistant Vice Chancellor, Campus Planning | Title: Assoc. VC, Campus Design & Construction | Revised | **7/17** |
| Prepared By: (planner/PM) CF/JG | Approved for Campus, Date: 8/12/2020 | Revised | **8/20** |
| Signature: | Signature: | Revised | |
| Title: Sr. Vice Chancellor, Finance & Administration | Title: | Revised | |
| Approved for Campus, Date: | Approved AVP-PPC, Date: | Revised | |

**UNIVERSITY OF CALIFORNIA**
**SAN FRANCISCO**

# Project Planning Guide Amendment Parnassus Heights Campus Site

## Health Sciences Instruction & Research Seismic Improvements (9003033)

**August 2020**

Approved:

DocuSigned by:
Paul Jenny
326FF2DE25994DC...

Paul Jenny
Senior Vice Chancellor Finance and Administration

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## EXECUTIVE SUMMARY

The Project Planning Guide (PPG) for the Health Sciences Instruction & Research Buildings Seismic Improvements project was approved in August 2017. This amendment will address: 1) a refinement in the project description, to more accurately reflect the solution to the seismic improvements through additional study and design efforts and 2) a change in the project budget to reallocate project funds from the Preliminary Plans and Working Drawings phase budgets to the Construction phase budget. The goals of the project remain consistent with the originally approved PPG and the total approved project budget remains unchanged.

## AMENDMENT TO THE PROJECT DESCRIPTION

The original PPG proposed to upgrade the seismic rating of the Health Sciences Instruction & Research complex to a seismic rating Level III, minimize risk to the utility infrastructure, ensure the preservation of invaluable research samples, and secure equipment during a seismic event. Several elements originally planned to address these improvements have been refined through additional study and design, as described below:

- Initial plans to improve the seismic performance of the building separation joints between the mechanical and laboratory towers envisioned construction of dampers across the building joints. A modified approach has been identified to better accomplish this improvement by making connections at the exterior of each tower to its partner stair/mechanical towers and then making connections from the stair/mechanical towers to the elevator tower.

- Column splices were to be installed between levels five and six and between levels seven and eight. Instead the revised plan proposes to retrofit existing splices at the four corner columns at level 5 of each tower.

- Damping frames were proposed to be installed around the perimeter of both towers at every level; it is only necessary to do this improvement at levels 14 and 15 of both towers.

The refinements in project elements described above were determined to better address the relative movement at building separation joints and to address column splicing. Even with these changes, the work can be accomplished while the building is occupied, with minor disruptions to ongoing activities.

## AMENDMENT TO THE PROJECT BUDGET

As studies were completed and through initial design, the amount of design and construction work became better defined. This new information was used to validate the original budget assumptions reflected in the August 2017 PPG. It was concluded that Preliminary Plans and Working Drawings could be accomplished at a lower budget than originally assumed. At the same time, revised estimates of the cost to implement the work and continued uncertainty in the construction market, indicate the need to redirect these project resources to the Construction phase budget.

The campus requests that $2,355,000 of the project budget originally allocated in the Preliminary Plans and Working Drawings phases be reallocated for use during the Construction phase of the project. The reallocation of funds to Construction does not affect the total project budget or the amounts funded by each respective fund source State funds will solely support the Construction phase of the project.

In summary, the project budget has been amended as show in Table 1:

**Table 1**
**Project Budget Adjustments**

| Phase of Work | PPG August 2017 | Proposed PPG Amendment May 2020 | Proposed Change |
|---|---|---|---|
| Preliminary Plans (P) | $5,500,000 | $4,050,000 | ($1,450,000) |
| Working Drawings (W) | $4,932,000 | $4,027,000 | ($905,000) |
| Construction (C) | $37,000,000 | $39,355,000 | $2,355,000 |
| **Total Project** | **$47,432,000** | **$47,432,000** | **-** |

The revised Capital Improvement Budget and project schedule are attached.