

Approved by the Board of Trustees  
July 13, 2017

Board Meeting  
July 13, 2017

## ROLL CALL

### INCREASE PROJECT BUDGET, APPROVE DESIGN, AND AMEND CONSTRUCTION MANAGER CONTRACT FOR SOUTHEAST ADDITION AND RENOVATION, MEMORIAL STADIUM, URBANA

**Action:** Increase Project Budget, Approve Design, and Amend Construction Manager Contract for Southeast Addition and Renovation, Memorial Stadium

**Funding:** Institutional Funds Operating Budget and Auxiliary Facilities System Revenue Bonds

Based upon a feasibility study completed in July 2014, in September 2016, the Southeast Addition and Renovation for the Memorial Stadium project was approved with a budget of \$4,673,470 to initiate the schematic design and design development phases of the project. At that time, it was expected that the project would consist of significant improvements to the existing east side of the stadium, removing the existing “horseshoe” seating area and building a new football operations addition at the south end of the stadium. The schematic design phase confirmed the need for the updates, but revised the plans to include a new Football Performance Center immediately east of the Stadium for Phase 1. Phase 2 would consist of other Stadium renovations and the potential replacement of the south “horseshoe”. Based on the completed schematic design phase, the cost to successfully complete the Football Performance Center

(Phase 1) of this project, including the design and construction, will require a budget increase of \$74,526,530. To recognize the new composition of the project, the intent is to rename the project Memorial Stadium Renovation and Football Performance Center.

Accordingly, the Chancellor, University of Illinois at Urbana-Champaign, and Vice President, University of Illinois with the concurrence of the appropriate administrative officers recommends that the Board approve the increase in project budget for Phase 1 to \$79,200,000, an increase of \$74,526,530.

Additionally, in order for the project to proceed, it is necessary to approve the project design. The design meets all campus building standards, including the Americans with Disability Act, accessibility and applicable State and federal standards, and is within the proposed budget.

Accordingly, the Chancellor, University of Illinois at Urbana-Champaign, and Vice President, University of Illinois with the concurrence of the appropriate administrative officers recommends that the design be approved.

In order for the project to proceed, it is necessary to amend the Construction Manager contract for the required professional services for Phase 1. The selection of the Construction Manager for this project was in accordance with the requirements and provisions of the Illinois Procurement Code.

Accordingly, the Chancellor, University of Illinois at Urbana-Champaign and Vice President, University of Illinois with the concurrence of the appropriate administrative officers recommends that Turner/Clayco JV, of Chicago, IL, continue to be employed and their contract amended for the construction management services

required for the construction documents, bidding, and construction administration phases of Phase 1 of the project. The firm's total fixed fee will be \$1,603,840 and staff costs on an hourly basis not to exceed \$2,738,772, plus reimbursable expenses estimated at \$438,000 for a total amended contract of \$4,780,612 (an increase of \$4,485,008).

The Board action recommended in this item complies in all material respects with applicable State and federal laws, University of Illinois *Statutes*, *The General Rules Concerning University Organization and Procedure*, and Board of Trustees policies and directives.

Funds for this project are available from the institutional funds operating budget of the University of Illinois at Urbana-Champaign with anticipated reimbursement from the proceeds of a future sale of Auxiliary Facilities System revenue bonds.

The President of the University concurs.