

Board Meeting
May 20, 2021

ROLL CALL

APPROVE PROJECT BUDGET FOR RENOVATION, ALTGELD HALL AND REPLACEMENT, ILLINI HALL, URBANA

Action: Approve project budget for Renovation, Altgeld Hall and Replacement, Illini Hall

Funding: Institutional Funds Operating Budget and State Capital Appropriations

In March 2019, the Board of Trustees approved the professional services consultant selection for the conceptualization and schematic design phases of the Altgeld Hall Renovation and Illini Hall Replacement project. In November 2019, the Board approved a university contribution of \$35.0 million towards the project and in May 2020, the Board approved the project design. The design work has now progressed to the point where a full project budget can be more reliably estimated.

The project will be bid and contracted in four phases. Phase 1 will include demolition of Illini Hall; Phase 2 will complete exterior renovations on Altgeld Hall; Phase 3 will include construction of the new Illini Hall; and Phase 4 will complete all interior renovations on Altgeld Hall. The project will be managed by the Capital Development Board (CDB) and will utilize a single-prime delivery method for each phase.

The first phase is expected to be bid in the spring of 2021, with the contract to be awarded in summer 2021. The following phases will be bid in order through early 2024. CDB and the University will pursue LEED Platinum for the Illini Hall project. Architectural estimates yield a total project budget of \$192.0 million. Of that total, the State will provide \$140.0 million through a combination of state capital appropriations and Discovery Partners Institute/Illinois Innovation Network funding. The University will contribute the remaining \$52.0 million.

Accordingly, the Chancellor, University of Illinois Urbana-Champaign, and Vice President, University of Illinois System with the concurrence of the appropriate administrative officers recommends that the Board approve an increase in the budget for this project by \$17.0 million to \$52.0 million. Funds to pay for the additional budget are available through institutional funds.

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*, the Board of Trustees policies and directives.

Funds for this project are available from the institutional funds operating budget of the University of Illinois Urbana-Champaign and State of Illinois capital appropriations.

The President of the University concurs.