VII. STANDING COMMITTEES

B. Finance, Audit and Facilities Committee

Actions Taken Under Delegated Authority

Pursuant to the Standing Orders of the Board of Regents, Delegation of Authority, and to the delegation of authority from the President of the University to the Executive Vice President in Executive Order No. 1, to take action for projects or contracts that exceed $1,000,000 in value or cost but are less than $5,000,000, the Administration may approve and execute all instruments.

Purchase – CT Scanner

The University of Washington Medical Center (UWMC) Radiology Department performs computed tomography (CT) imaging examinations for inpatients 24 hours a day, seven days a week. In 2004, a request for proposal was issued by the University to evaluate multiple CT alternatives. Four proposals were received. The proposal from the General Electric Company was determined to be the best proposal in meeting UWMC requirements for technology, service, support, and total costs for acquisition and service. While GE was the second best cost proposal, approximately 10% higher in price than the otherwise low bid, GE was rated superior in its technology, service and support delivery.

The University's request for proposal enables UWMC to acquire up to four CT systems, as determined by patient needs and program funding. Two CT upgrades for existing systems were awarded to GE and reported to the Board in March 2005. An additional CT system has been acquired, to replace an old system at the Roosevelt clinics. The new system has faster throughput and improved imaging capability for a variety of diagnostic tests to support the primary and specialized care clinics at Roosevelt.

The purchase order for the third system was issued to GE in an amount not to exceed $1,400,000 plus sales tax. Funding for the purchase is available from patient revenues.

Magnetic Resonance Imaging System Leases

University of Washington Medical Center (UWMC) is improving its ability to provide magnetic resonance imaging (MRI) services for patients in the medical center. A request for proposal was issued in 2004, and three proposals were received. The proposal from Philips Medical Systems, while somewhat more expensive than a lower priced proposal, was selected for its high technical qualifications and meeting UWMC's system integration requirements.

UWMC is developing a facility plan and renovation project for the Radiology Department, including patient prep areas for MRI and other imaging systems.

Actions Taken Under Delegated Authority (continued p. 2)

Therefore, it is necessary to have a temporary installation, with a leased MRI system located next to the emergency room to perform imaging scans for both inpatients and ambulatory patients. A purchase order was issued to Philips in June 2004 to provide an MRI system on a lease basis; that lease has been extended to December 2005, for a total cumulative cost not to exceed $1,100,000 plus sales tax.

UWMC has determined that the current leased system is insufficient for its patient needs. Renovation project plans will require several years to complete, therefore a new thirty-six monthlease with Philips will be executed for delivery in January 2006 of a replacement MRI system and mobile unit to house it. The new lease is planned at a total cost not to exceed $3,000,000 plus sales tax. That acquisition is being reported in advance of executing the contract, and will not be reported to the Board again unless the contract total exceeds $3,000,000. Funding for the Philips MRI leases is available from patient revenues.

Vessel Charters

The School of Oceanography has conducted research funded by the National Oceanographic and Atmospheric Administration (NOAA) for many years. Part of the research is on global climate conditions and changes, including tracking sea temperatures. For several years, NOAA has funded Oceangraphy to deploy data gathering buoys extensively in the Pacific Ocean. The most cost effective way to accomplish this is have a charter vessel deploy the instrumentation.

The University has determined that only NIWA Vessel Management Ltd has the ability to make the deployments in the time required. NIWA is a wholly owned subsidiary company of the National Institute for Water and Atmospheric Research Ltd, which is owned by the government of New Zealand. NIWA is uniquely positioned for deployment in the South Pacific and Indian Oceans, and as a government organization offers charter rates that are less than commercial charters. A purchase order was issued last year in an amount not to exceed $580,000. The order was amended to add this year's deployment, adding another $570,000 for a total of $1,150,000 plus sales tax. Because the cumulative total exceeds the delegated limits, it is being reported to the Board. Future charters are dependent on NOAA funding, but there will be no further reporting on this purchase unless the cumulative total for the charters exceeds $5 million.

Funding for the charter is available from a NOAA grant.

VII. STANDING COMMITTEES

B. Finance, Audit and Facilities Committee

Actions Taken Under Delegated Authority (continued p. 3)

Bagley 2nd Floor Undergraduate Instructional Lab Renovation, 200366
Action Reported: Architect Appointment

On October 19, 2005, an agreement for professional services to conduct a pre-design study was awarded to Stock & Associates for the Bagley 2nd Floor Undergraduate Instructional Lab Renovation project, under their existing Master Architectural Agreement for Bagley Hall. This will subsequently result in a design contract being awarded to Stock once the project budget is established and funding is confirmed. Stock & Associates is a Seattle architectural firm specializing in laboratory design; the firm has designed laboratories for numerous private companies and has worked on laboratories and other renovation projects at the University of Washington in the Magnusson Health Sciences Center, the Physics/Astronomy Building, Kincaid Hall, Denny Hall, and the Brooklyn Building.

The Chemistry Department has a long-term goal to create four nearly identical undergraduate instructional laboratories and support spaces from four existing undergraduate instructional laboratories, two laboratory support areas, and a materials/equipment storeroom totaling approximately 14,000 square feet on the second floor of Bagley Hall. These spaces have not been renovated since the building was constructed in the late 1930's. The pre-design report will test the design concepts shown in the Bagley Hall Chemistry Renovation Feasibility Study completed in November 2001; develop a laboratory renovation plan, a project phasing plan, schedule, and project costs. It will study all of the existing rooms at the same time to best determine the most cost effective and space efficient means to renovate and modernize the spaces for flexible use as instructional laboratories. The goal is to identify which two of the four existing labs and support spaces to renovate with the anticipated project funding of approximately $3 million.

The available project funding is estimated to be $3 million. Current funding is $70,000 for the pre-design phase and is available from central funds. The anticipated contract amount for the pre-design study is $23,125; the remaining pre-design funding will be used for hazardous material investigation, existing conditions surveys and project administration fees.

At the completion of the pre-design, the scope of work, schedule and budget will be established. This will be reported at that time as an action taken to establish the budget as well as confirming the source of funds for the total project.

VII. STANDING COMMITTEES

B. Finance, Audit and Facilities Committee

Actions Taken Under Delegated Authority (continued p. 4)

Bagley 4th Floor Research Space, Project No. 200376
Action Reported: Architect Appointment

On October 3, 2005, an agreement for professional services to conduct a pre-design study was awarded to Stock & Associates for the Bagley 4th Floor Research Space project, under their existing Master Architectural Agreement for Bagley Hall. This will subsequently result in a design contract being awarded to Stock once the project budget is established and funding is confirmed. Stock & Associates is a Seattle architectural firm specializing in laboratory design; it has designed laboratories for numerous private companies and has worked on laboratories and other renovation projects at the University of Washington in the Magnusson Health Sciences Center, the Physics/Astronomy Building, Kincaid Hall, Denny Hall, and the Brooklyn Building.

After the Bioengineering Department vacates laboratory and office space on the fourth floor of Bagley Hall and moves those functions into the new Bioengineering Building, the vacant space will be assigned to the Chemistry Department to renovate as generic chemistry lab use. There will be some customization for researchers as they are identified for each space. The primary focus of this project will be to add fume hoods to most of the spaces, and upgrade existing mechanical systems and add new equipment to support the fume hoods. The area to be renovated is approximately 8,700 gross square feet comprising approximately 20 rooms. This pre-design effort will confirm the rooms for renovation, identify the necessary architectural, mechanical, electrical improvements, determine the scope of the hazardous materials abatement, establish a project schedule, and confirm the adequacy of the proposed project funding.

The project budget is estimated to be $3 million. Current funding is $60,000 for the pre-design phase and is available from Central Funds. The anticipated contract amount for the pre-design study is $20,679; the remaining pre-design funding will be used for hazardous material investigation, existing conditions surveys and project administration fees.

At the completion of the pre-design, the scope of work, schedule and budget will be established. This will be reported at that time as an action taken to establish the budget as well as confirming the source of funds for the total project.

VII. STANDING COMMITTEES

B. Finance, Audit and Facilities Committee

Actions Taken Under Delegated Authority (continued p. 5)

UWMC-MRI-3T Replacement, Project No. 200652
Action Reported - Budget Revision

The MRI-3T Replacement Project will replace the existing 1.5T MRI with a new 3T MRI in the existing location on the second level of the UW Medical Center. A project budget was established at $1,176,177. An agreement was executed with Callison Architects in January 2005 to provide planning and design services for the project. Callison completed the design and construction documents and the project was approved to go to bid. At that point, the UWMC administration wanted to evaluate the benefits of expanding the project scope to include the existing MRI control room and renovating the surrounding areas to provide much needed patient preparation areas for the MRI and CT scanners.

Taylor Gregory Butterfield Architects was engaged to conduct a pre-design study on the Radiology Patient Prep project area, under their Term Agreement, dated February 23, 2004. The Radiology Patient Prep project will replace approximately 2,900 square feet of old surgery gallery, offices and equipment rooms with efficient and highly productive preparation and support areas for the MRI and CT scanners.

The plan now is to incorporate this work to the MRI Replacement Project. UWMC believes that this will greatly improve workflow and throughput as well as eliminate the need to shut down the MRI in the future while this work is completed. Taylor Gregory Butterfield Architects has completed the Preliminary Design of the Radiology Patient Prep Project. Callison Architecture will complete Radiology Patient Prep Construction Documents and incorporate that project's scope into the MRI 3T Replacement Project

The additional Radiology Patient Prep scope will add $1,067,223 to the project budget, for a combined total project budget of approximately $2,243,400. The MRI is being purchased and installed separately and is not included in the total project budget for this project. Funding is available from the UWMC patient revenues. The project is anticipated to go to bid in early January 2006, with the completion of construction and the installation of the 3T MRI by July 2006.

Budget Summary:	**Current Apprv'd Budget**	**Forecast Cost At Completion**
Total Consultant Svcs	$313,889.00	$313,889.00
Total Construction Cost	$1,756,798.00	$1,756,798.00
Other Costs	$21,364.00	$21,364.00
Project Administration	$151,349.00	$151,349.00
Total Project Budget	$2,243,400.00	$2,243,400.00

VII. STANDING COMMITTEES

B. Finance, Audit and Facilities Committee

Actions Taken Under Delegated Authority (continued p. 6)

Project Name: Haggett Elevator and Tenant Improvements, 201175
Action Reported: Architect Appointment and Establish Project Budget

On September 30, 2005, an agreement for architectural services was awarded to Mithun Partners under their existing Master Architectural Agreement for Housing and Food Services projects, in the amount of $151,760, for the Haggett Hall Elevator and Tenant Improvements Project.

The design budget is $290,897. The remaining funding is intended to investigate existing conditions, surveying for hazardous material and other related consultant services.

Mithun has successfully provided design work to Housing and Food Services under a master agreement. Previous HFS projects have included Mercer Hall and Stevens Court. Mithun has also completed projects in the UW Medical Center, as well as UWT Housing Parking project.

The elevators in Haggett Hall have reached the end of their useful life. Recently one of the elevators had to be replaced under an emergency contract. This project will replace the remaining three elevators, provide elevator shaft pressurization and improve security by installing card key access to all four elevators. The project will also provide new tile flooring in restrooms and provide linoleum flooring in corridors in the south tower. Additive alternates for replacement of restroom fixtures and lighting for energy conservation in the south tower of Haggett Hall will be designed and bid. The project is anticipated to have the tenant improvements and two of the three elevators completed by the start of fall quarter 2006 and the last elevator to be completed by start of winter quarter 2007.

The project budget is $2,600,000. Funding is available from Housing and Food Services.

Budget Summary:	**Current Approved Budget**	**Forecast Cost at Completion**
Total Consultant Services	$290,897	$290,897
Total Construction Cost	$2,072,966	$2,072,966
Other Costs	$66,645	$66,645
Project Administration	$169,492	$169,492
Total Project Budget	$2,600,000	$2,600,000

VII. STANDING COMMITTEES

B. Finance, Audit and Facilities Committee

Actions Taken Under Delegated Authority (continued p. 7)

Project Name: Stevens Way Repaving Phase 4, Project No. 10757
Action Reported: Engineer Appointment and Establish Project Budget

On September 15, 2005, an agreement for engineering services was awarded to RH2 Engineers for the Stevens Way Repaving Phase 4 project. RH2 has provided engineering design services for Stevens Way phases 1-3. They performed very satisfactorily in previous phases of Stevens Way repaving projects and demonstrate a good understanding of campus functions on and around Stevens Way.

The contract amount to RH2 is $ 98,077, out of a design budget of $181,302. The remaining funds are intended for surveying of existing conditions, location of existing utilities and landscaping design.

This project will replace the existing roadway and sidewalk sections on Stevens Way from the intersection of Pend Oreille north to approximately the intersection of Chelan Lane with new cement concrete pavement roadway and asphalt sidewalks. There will be 755 lineal feet (lf) in the base scope and 80 lf as a bid alternate. Along with the repaving, existing utilities will be improved. Water, storm, sewer and sanitary lines will be replaced. ADA access will be improved and several crosswalks will be realigned. Landscape restoration is planned for any areas disturbed by the construction. Construction is scheduled for June 12, 2006 through September 2, 2006 which coincides with the completion of graduation activities through just prior to the first home football game.

The project budget is $1,431,000. Funding is available from the 05-07 utilities renewal budget.

Budget Summary:	**Current Approved Budget**	**Forecast Cost At Completion**
Total Consultant Services	$181,302	$181,302
Total Construction Cost	$1,089,909	$1,089,909
Other Costs	$47,569	$47,569
Project Administration	$112,220	$112,220
Total Project Budget	$1,431,000	$1,431,000

Project Name: Wilcox Hall Infrastructure Upgrades, Project #10614
Action Reported - Engineering Appointment and Establish Project Budget

On October 13, 2005, CDI was appointed as the Prime Consultant Engineer for the Wilcox Hall Infrastructure Upgrades Project. CDI has completed numerous

mechanical engineering projects for the University, both as Prime Consultant and as engineering sub-consultant. Projects include Johnson Hall and Suzzallo Library Renovations and Hitchcock Hall Condenser Water Improvements Project.

The contract amount for CDI is $112,287, out of a design budget of $206,115. The remaining funds are intended for surveying of existing conditions and hazardous materials. Some funds are also being held to investigate capacity of existing, surrounding mechanical equipment and related work.

The Wilcox Infrastructure Upgrades Project combines two separate smaller projects studied earlier this year. The original scope for the Wilcox Infrastructure Upgrades and Repairs project was to make improvements to the chilled water system, and to address air flow issues in various laboratories. Hoshide Architects was selected to prepare a study. This study concluded that this was a $1,200,000 project. This would have been a project funded out of College of Engineering Program Renewal funds. Shortly thereafter, we commissioned CDI to perform a study of various air handling units which were failing. This study concluded that this was a $450,000 project. This would have been a project funded out of Building Renewal funds.

After consideration of schedule, scoping, and phasing, CPO proposed, and both the College of Engineering and Facilities Services agreed, to combine these two efforts into one project, with fund sources as originally planned. This combination will increase the number of infrastructure issues that are improved in the building and reduce disruption of building occupants during the construction process of one project versus two projects being installed independently.

The project budget is established at $1,610,737. There is a slight reduction in funding of $40,000 achieved due to combining the two smaller projects. This budget increase will be funded by Building Renewal Reserves and the COE.

Budget Summary:	**Current Apprv'd Budget**	**Forecast Cost At Completion**
Total Consultant Svcs	$206,115	$206,115
Total Construction Cost	$1,270,720	$1,270,720
Other Costs	$15,261	$15,261
Project Administration	$118,641	$118,641
Total Project Budget	$1,610,737	$1,610,737

Actions Taken Under Delegated Authority (continued p. 9)

Research & Technology Building COE Tenant Improvements, 200830
Establish Project Budget and Contract Award for Design Build Services

A Design Build Operate Maintain (DBOM) contract was awarded to M. A. Mortenson on June 22, 2004 to provide design and construction of the core and shell of the R&T Building. It was intended that future tenant improvement work will be accomplished under this DBOM agreement. The first such tenant has been identified: microbiology laboratories for Dr. Mary Lidstrom and her team in the College of Engineering (COE), occupying approximately 12,100 square feet on the fourth floor.

On October 12, 2005 a change order for design-build services was awarded to M.A. Mortenson for the R&T COE Tenant Improvements (TI), establishing a project budget of $4,154,825. The agreement amount for design and construction is $3,641,560. Work will be performed by the same design build team (M.A. Mortenson, Collins Woerman, McKinstry, Sasco) as the R&T Core & Shell building currently under construction. Mortenson has a long history with UW projects including the recently-completed Paul G. Allen Center and is also the CM/GC for the upcoming Architecture Hall renovation.

Construction for the new microbiology lab space started in October 2005 and will be done concurrently with the building core and shell construction activities. The intent is to have this space occupied in April 2006, upon completion of the building core and shell work.

The project budget of $4,154,825 is funded from Facilities ICR ($4,074,825) generated by grant funding and College of Engineering departmental funding ($80,000) No sales tax is included in budget as this research tenant qualifies for tax deferral status.

Budget Summary:	**Current Apprv'd Budget**	**Forecast Cost At Completion**
Total Consultant Svcs*	13,840	13,840
Total Design – Build Construction Cost**	3,641,560	3,641,560
Other Costs	92,717	92,717
Project Administration	230,094	230,094
Total Project Budget	4,154,825	4,154,825

* refers to fees to consultant retained by University to prepare performance specifications

** Includes design fees, construction contract amount, contingencies and no state sales tax.