

SOUTH DAKOTA BOARD OF REGENTS

Budget and Finance

AGENDA ITEM: 3 – K

DATE: December 2-3, 2015

SUBJECT: FY17 HEFF M&R Projects

The Higher Education Facilities Fund (HEFF) represents twenty percent of all state support tuition collected except for the first \$875,000 of medical school revenue, and an equivalent amount per credit hour on all self-support courses. The funds are used for maintenance and repair (M&R) needs of the universities, long-term indebtedness for capital improvements, and new construction.

The HEFF allocation formula is based on fifty percent of the replacement values and fifty percent of the gross square footage for academic buildings. Attachment I provides the formula distribution for the FY17 HEFF allocation. At this point, the proposed HEFF M&R allocation will remain at \$15,770,016, the same amount as FY16. Board Policy 6:6 requires that up to five percent of the M&R allocation may be assigned towards planning and design to assist the universities in determining appropriate work scope of each proposed project. The funding for planning and design is identified as part of the allocation.

In July 2011, the Board of Regents bonded for M&R projects on behalf of Black Hills State University, Northern State University, South Dakota State University, and the University of South Dakota through the South Dakota Building Authority. The debt obligation for each campus is based on the ratio of the bonded M&R projects for the university to the total amount bonded. A portion of the university’s HEFF allocation is dedicated to that M&R bond retirement.

Attachment II provides the FY17 maintenance and repair projects submitted by the institutions for approval. Each project is placed into one of the following categories: Public Health, Safety and Compliance; Building Integrity; Programmatic Suitability; Energy and Utility Savings; or Other according to Board Policy 6:6. The policy provides for funding realignments and transfers between approved projects. Changes to the approved project list for projects estimated to cost \$50,000 to \$100,000 must be submitted for the Executive Director’s approval and projects more than \$100,000 must be submitted for Board approval.

RECOMMENDED ACTION OF THE EXECUTIVE DIRECTOR

I move to approve the HEFF allocation and the requested projects for FY17.

**FY17 HEFF M&R Allocation
Formula Distribution**

| | | | | | | | | | | | |
|------|--|--------------------|------------------|--------------------|--------------------|--------------------|--------------------|------------------|------------------|------------------|---------------------|
| Line | | | | | | | | | | | |
| | FY17 Increase | | | | | | | | | | \$0 |
| 1 | M&R Funding Available | | | | | | | | | | \$15,770,016 |
| 2 | Gross Sq. Feet | | | | | | | | | | 6,121,723 |
| 3 | Replacement Value | | | | | | | | | | \$1,327,777,181 |
| | | <u>BHSU</u> | <u>DSU</u> | <u>NSU</u> | <u>SDSM&T</u> | <u>SDSU</u> | <u>USD</u> | <u>SSOM</u> | <u>BHSU-RC</u> | <u>UC-SF</u> | <u>TOTAL</u> |
| 4 | Academic Square Feet | 524,302 | 316,869 | 606,265 | 605,072 | 2,186,985 | 1,604,993 | 91,895 | 56,272 | 129,070 | 6,121,723 |
| 5 | Current FY Gross Square Feet | | | | | | | | | | |
| | Disbursement Factor: (Line 4/Line2)*.5 | 4.28% | 2.59% | 4.95% | 4.94% | 17.86% | 13.11% | 0.75% | 0.46% | 1.05% | 50.00% |
| 6 | Current FY Gross Square Feet Portioned M&R Funds | | | | | | | | | | |
| | Line 5*Line 1 | \$675,322 | \$408,139 | \$780,892 | \$779,356 | \$2,816,918 | \$2,067,291 | \$118,364 | \$72,479 | \$166,246 | \$7,885,007 |
| 7 | Academic Replacement Value | 114,913,315 | 60,594,039 | 115,499,552 | 123,122,259 | 467,021,056 | 379,621,607 | 16,311,446 | 15,300,336 | 35,393,571 | 1,327,777,181 |
| 8 | Current FY Institutional Replacement Value | | | | | | | | | | |
| | Disbursement Factor: (Line 7/Lines 3)*.5 | 4.33% | 2.28% | 4.35% | 4.64% | 17.59% | 14.30% | 0.61% | 0.58% | 1.33% | 50.00% |
| 9 | Current FY Replacement Value Portioned M&R Funds | | | | | | | | | | |
| | Line 8 * Line 1 | \$682,413 | \$359,838 | \$685,894 | \$731,162 | \$2,773,406 | \$2,254,384 | \$96,866 | \$90,861 | \$210,185 | \$7,885,009 |
| 10 | Institutions M&R Allocation for FY16 | | | | | | | | | | |
| | Line 6 + Line 9 | \$1,357,735 | \$767,977 | \$1,466,786 | \$1,510,518 | \$5,590,324 | \$4,321,675 | \$215,230 | \$163,340 | \$376,431 | \$15,770,016 |

FY17 HEFF Maintenance & Repair Projects

| Project # | Building Name | Project Name | M&R Category | M&R Class | Cost Estimate |
|---|--------------------------|----------------------------------|---------------------------------------|--------------------------|----------------------|
| <u>Black Hills State University</u> | | | | | |
| 6H1701 | | Series 2011 M&R Bond | | | \$107,894 |
| 6H1702 | | Planning & Design | | | \$70,874 |
| 6H1703 | Campus | Building Automation System | Energy & Utility Savings | Alteration | \$306,259 |
| 6H1704 | Campus | Steam Trap Upgrade | Energy & Utility Savings | Repair | \$105,000 |
| 6H1705 | Campus | Campus Irrigation Upgrade | Campus Infrastructure | Renovation | \$165,000 |
| 6H1706 | Facilities Services | Mechanical Upgrade | Energy & Utility Savings | Renovation | \$125,000 |
| 6H1707 | Young Center | Entry Door & Window Replacement | Building Integrity | Renovation | \$302,708 |
| 6H1708 | Library Learning Center | Library Renovations | Building Integrity | Renovation | <u>\$175,000</u> |
| | | | | FY17 HEFF M&R Allocation | \$1,357,735 |
| <u>Dakota State University</u> | | | | | |
| 7H1702 | | Planning & Design | | | \$40,088 |
| 7H1703 | Trojan Field | Locker Room and Concessions | Programmatic Suitability | Renovation | \$166,209 |
| 7H1704 | Campus wide | Landscape, grounds improvement | Public Health, Safety, and Compliance | Renovation | \$181,680 |
| 7H1705 | Heston Hall | Unit Vent and Piping Replacement | Building Integrity | Renovation | \$50,000 |
| 7H1706 | East Hall | Hydronic Loop Replacement | Building Integrity | Renovation | \$200,000 |
| 7H1707 | East Hall | Window Replacement | Energy and Utility Savings | Renovation | \$80,000 |
| 7H1708 | Dakota Prairie Playhouse | AC Unit Replacement | Programmatic Suitability | Maintenance | <u>\$50,000</u> |
| | | | | FY17 HEFF M&R Allocation | \$767,977.00 |
| <u>Northern State University</u> | | | | | |
| 5H1701 | | Series 2011 M&R Bond | | | \$135,227 |
| 5H1702 | | Planning & Design | | | \$73,339 |
| 5H1703 | MeWaldt Jensen | Roof Replacement | Building Integrity | Repair | \$325,000 |
| 5H1704 | Spafford | Ceramics Classroom Remodel | Programmatic Suitability | Renovation | \$250,000 |
| 5H1705 | Dacotah Hall | Restroom Remodel | Building Integrity | Renovation | \$85,000 |
| 5H1706 | MeWaldt Jensen | Repipe Heating & Cooling | Building Integrity | Repair | \$550,000 |
| 5H1708 | Campus-wide | Landscape & Concrete | Campus Infrastructure | Maintenance | \$28,220 |
| 5H1709 | Campus-wide | Remodel Offices | Building Integrity | Maintenance | <u>\$20,000</u> |
| | | | | FY17 HEFF M&R Allocation | \$1,466,786.00 |
| <u>South Dakota School of Mines & Technology</u> | | | | | |
| 4H1702 | Various | Planning & Design | | | \$12,386 |
| 4H1703 | Various | Campus HVAC Emergency | Public Health Safety and Compliance | Maintenance | \$130,000 |
| 4H1704 | Various | Campus Fire & Life Safety | Public Health Safety and Compliance | Maintenance | \$50,000 |
| 4H1705 | Various | Campus Building Integrity | Building Integrity | Maintenance | \$40,000 |
| 4H1706 | Campus | Tunnel Repair | Campus Infrastructure | Repair | \$50,000 |
| 4H1707 | Various | Classroom Upgrades | Public Health Safety and Compliance | Renovation | \$225,000 |
| 4H1708 | McLaury | McLaury Upgrades | Building Integrity | Renovation | \$443,132 |
| 4H1709 | Campus | Irrigation Repairs | Campus Infrastructure | Repair | \$15,000 |
| 4H1710 | Various | Roof Replacement | Building Integrity | Repair | \$245,000 |
| 4H1711 | Civil Mechanical | HVAC Upgrades | Programmatic Suitability | Alteration | \$125,000 |
| 4H1712 | Various | Building Control Upgrades | Public Health Safety and Compliance | Renovation | <u>\$175,000</u> |
| | | | | FY17 HEFF M&R Allocation | \$1,510,518.00 |

| Project # | Building Name | Project Name | M&R Category | M&R Class | Cost Estimate |
|---|---------------------------|---|------------------------------------|-------------|--------------------------|
| <u>South Dakota State University</u> | | | | | |
| 3H1701 | | 2011 Series M&R Bond | | | \$521,706 |
| 3H1702 | Campus | Planning - Campus Planning for Future Building Renovations | Programmatic Suitability | Planning | \$40,000 |
| 3H1703 | Scobey Hall | Planning - Ventilation System Improvements | Building Integrity | Repair | \$50,000 |
| 3H1704 | Campus | Maintenance Painting of Academic Buildings | Building Integrity | Maintenance | \$103,733 |
| 3H1705 | Campus | Campus Utility Steam & Chilled Water Upgrades (Payment) | Campus Infrastructure | Repair | \$2,000,000 |
| 3H1706 | Campus | Matching Funds for Energy Conservation Projects | Energy and Utility Savings | Maintenance | \$65,000 |
| 3H1707 | Scobey Hall | Ventilation Upgrades | Building Integrity | Repair | \$500,000 |
| 3H1708 | Campus | Replace Expansion Joints in Steam Lines - E & SE Branch Tunnels | Campus Infrastructure | Repair | \$144,785 |
| 3H1709 | Physical Education Center | Roof Replacement - Foyer and Administrative Areas | Building Integrity | Repair | \$362,700 |
| 3H1710 | Physical Education Center | Roof Replacement - Natatorium | Building Integrity | Repair | \$192,400 |
| 3H1711 | Campus | Concrete Sidewalk and Pavement Repairs | Building Integrity | Repair | \$110,000 |
| 3H1712 | Harding Hall | Renovations | Building Integrity | Renovation | <u>\$1,500,000</u> |
| | | | | | FY17 HEFF M&R Allocation |
| | | | | | \$5,590,324 |
| <u>University of South Dakota</u> | | | | | |
| 2H1701 | | Series 2011 M&R Bond | | | \$428,219 |
| 2H1702 | | Planning & Design | | | \$125,591 |
| 2H1703 | Campus | TSC, Commons, ID Weeks Space Renovations | Programmatic Suitability | Renovation | \$495,104 |
| 2H1704 | Campus | Hazardous Materials Abatement | Public Health, Safety & Compliance | Maintenance | \$100,000 |
| 2H1705 | Campus | Steam System Component Repairs | Energy & Utility Savings | Maintenance | \$60,000 |
| 2H1706 | Campus | Generator Testing | Public Health, Safety & Compliance | Maintenance | \$70,000 |
| 2H1707 | Campus | Testing & Repair Fire Alarm | Public Health, Safety & Compliance | Maintenance | \$100,000 |
| 2H1708 | Campus | Transformer Inspections and Repairs | Campus Infrastructure | Maintenance | \$50,000 |
| 2H1709 | Campus | Control Inspection & Repairs | Public Health, Safety & Compliance | Maintenance | \$50,000 |
| 2H1710 | Campus | RO Water Service Inspection & Repairs | Building Integrity | Maintenance | \$20,000 |
| 2H1711 | Campus | Boiler Control Inspection & Repairs | Public Health, Safety & Compliance | Maintenance | \$25,000 |
| 2H1712 | Campus | Roof Inspections and Repairs | Building Integrity | Maintenance | \$50,000 |
| 2H1713 | Campus | Maintenance Floor Covering Replacement - Various Building | Building Integrity | Maintenance | \$25,000 |
| 2H1714 | Campus | Maintenance Painting and Finishes - Various Buildings | Building Integrity | Maintenance | \$15,000 |
| 2H1715 | Campus | Sidewalk Safety And Accessibility Improvements / Repair | Public Health, Safety & Compliance | Maintenance | \$100,000 |
| 2H1716 | Campus | Elevator Repairs | Public Health, Safety & Compliance | Maintenance | \$25,000 |
| 2H1717 | Campus | Irrigation Line Maintenance | Campus Infrastructure | Maintenance | \$15,000 |
| 2H1718 | Campus | Campus AC and Chiller Maintenance Repair | Energy & Utility Savings | Maintenance | \$100,000 |
| 2H1719 | Campus | Upgrade Building Control Systems (HVAC) | Energy & Utility Savings | Maintenance | \$126,000 |
| 2H1720 | Campus | Meter Replacement | Energy & Utility Savings | Renovation | \$25,000 |
| 2H1721 | Campus | Insulation Repairs | Building Integrity | Maintenance | \$35,000 |
| 2H1722 | Campus | Data Closet Code Modifications | Building Integrity | Renovation | \$50,000 |
| 2H1723 | Campus | Campus Camera and Emergency System Install and Upgrades | Public Health, Safety & Compliance | Maintenance | \$75,000 |
| 2H1724 | Campus | Campus Tuckpointing/Building Repair | Building Integrity | Maintenance | \$50,000 |
| 2H1725 | Campus | Classroom Critical Maintenance | Building Integrity | Maintenance | \$50,000 |
| 2H1726 | Campus | Academic Building Space Maintenance | Building Integrity | Maintenance | \$15,000 |
| 2H1727 | Campus | Sustainable Drinking Fountains | Energy & Utility Savings | Renovation | \$19,120 |

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| Project # | Building Name | Project Name | M&R Category | M&R Class | Cost Estimate |
|---|--------------------|---|---------------------------------------|--------------------------------------|------------------|
| <u>University of South Dakota (con't)</u> | | | | | |
| 2H1728 | Campus | IRP Projects | Energy & Utility Savings | Maintenance | \$52,270 |
| 2H1729 | Dakota Dome | SHRL build out (OT/PT/KSS space) | Programmatic Suitability | Renovation | \$1,372,641 |
| 2H1730 | Fine Arts | Fire Alarm Upgrade Phase II | Public Health, Safety & Compliance | Maintenance | \$141,730 |
| 2H1731 | Noteboom | Building and Infrastructure Repairs | Building Integrity | Repair | \$200,000 |
| 2H1732 | Slagle | HVAC, Bathroom Upgrade Phase II | Energy & Utility Savings | Renovation | \$96,000 |
| 2H1733 | Slagle | Infrastructure Repairs | Energy & Utility Savings | Repair | \$80,000 |
| 2H1734 | South Dakota Union | Infrastructure Repairs | Energy & Utility Savings | Repair | <u>\$80,000</u> |
| | | | | FY17 HEFF M&R Allocation | \$4,321,675.00 |
| <u>Sanford School of Medicine</u> | | | | | |
| 2H17XX | HSC - SF | Planning & Design | | | \$11,235 |
| 2H17XX | HSC - SF | Maintenance Painting and wall covering Repair | Building Integrity | Repair | \$50,000 |
| 2H17XX | HSC - SF | Interior Lighting upgrade to LED | Energy and Utility Savings | Maintenance | \$78,995 |
| 2H17XX | HSC - SF | Controls Upgrade from Pneumatic to Digital | Energy and Utility Savings | Maintenance | <u>\$75,000</u> |
| | | | | FY17 HEFF M&R Allocation | \$215,230.00 |
| <u>University Center - Sioux Falls</u> | | | | | |
| 2H17XX | | Planning & Design | | | \$19,650 |
| 2H17XX | Campus | Roof Repairs | Building Integrity | Maintenance | \$15,000 |
| 2H17XX | GEAR | Building Infrastructure Repairs | Building Integrity | Maintenance | \$133,437 |
| 2H17XX | UC1 | Front Office Renovation | Programmatic Suitability | Renovation | \$25,000 |
| 2H17XX | UC1 & UC2 | Mechanical Infrastructure Repairs | Building Integrity | Maintenance | \$55,000 |
| 2H17XX | UC1 & UC2 | Retrofit classrooms with LED Fixtures | Energy and Utility Savings | Maintenance | \$55,000 |
| 2H17XX | UC1 & UC2 | Security Camera Upgrades | Public Health, Safety, and Compliance | Maintenance | \$35,000 |
| 2H17XX | UC1 & UC2 | Sidewalk Repairs | Public Health, Safety, and Compliance | Maintenance | \$15,000 |
| 2H17XX | UC1 & UC2 | Maintenance Painting and Finishes | Building Integrity | Maintenance | \$10,000 |
| 2H17XX | UC1 & UC2 | Maintenance Floor Covering Replacement | Building Integrity | Maintenance | <u>\$13,344</u> |
| | | | | FY17 HEFF M&R Allocation | \$376,431.00 |
| <u>Black Hills State University - Rapid City</u> | | | | | |
| 6H1751 | | Planning & Design | | | \$8,526 |
| 6H1752 | | Exterior Electrical Upgrade | Energy and Utility Savings | Alteration | \$35,000 |
| 6H1753 | | Outdoor Student Learning Venue | Programmatic Suitability | Alteration | <u>\$119,814</u> |
| | | | | FY17 HEFF M&R Allocation | \$163,340 |
| | | | | Grand Total FY17 HEFF M&R Allocation | \$15,770,016 |