

**University of Massachusetts
Building Authority**

***ACEC/MA 15th Annual
State Markets Conference***

April 6, 2017

University of Massachusetts Building Authority

General Overview

Designer Procurement Process

➤ Request for Proposal (RFP)

- ✓ Advertised in the Central Register
- ✓ Available for download from the UMBA website:
www.umassba.net/solicitations/
- ✓ Proposal submitted to UMBA

➤ Selection Committee

- ✓ Selected for each project (5-7 members)
- ✓ Consists of UMBA, Campus (Planning, Design & Construction, User), OPM

➤ Process

- ✓ Committee reviews proposals and shortlists most qualified firms
- ✓ References contacted and experience reviewed
- ✓ Shortlisted firms are interviewed
- ✓ Committee reviews, ranks firms, and recommends top ranked firm to UMBA Executive Director for approval

What are we looking for in Designers?

- **Meet the Minimum Requirements of the RFP**
- **Firm Experience**
 - ✓ Firm's directly related project experience
 - ✓ Assigned staff's direct project experience
 - ✓ Proposed key consultant firms & staff and direct experience
 - ✓ Ch. 149 & 149A Public Project experience
- **Project Approach**
 - ✓ Clear understanding of the proposed project
 - ✓ Tailored to the uniqueness of the project scope
- **Proposed Team Meets or Exceeds the MBE/WBE Goals**
 - ✓ 17.9% Combined MBE / WBE Firm Participation for Design
- **What sets your firm apart from other firms?**

Sampling of Projects



Major Projects Recently Completed

- Chapel Renovations (Amherst) \$18.4M
- MLSC Life Sciences Buildout (Amherst) \$95M
- Design Building (Amherst) \$52M
- South College Academic Facility (Amherst) \$65M
- University Hall – GAB1 (Boston) \$137M
- Charlton School of Business Expansion (Dartmouth) \$15M
- MaGauvran Dining Renovations (Lowell) \$34M
- North Quad Infrastructure Renewal – Phase 1 (Lowell) \$19m



University of Massachusetts Building Authority

Current Capital Projects - \$1.35 Billion of Activity

Amherst

Design Building
South College Academic Facility
MLSC Life Sciences Laboratories Buildout
Whitmore Deferred Maintenance (MEP)
Chapel Renovations
Polymer & ISB Chiller Plant Upgrades
Isenberg School of Management Addition & Renovation
Campus Data Center
Renovations to Life Sciences Laboratories & Morrill
DuBois Writing Program & Image Library
CHP Additional Capacity & North Substation / Ductbank Study
LSL Backfill (Biomedical Engineering Department)
Fine Arts Center Renovations
Worcester Dining Commons Renovation
LSL Backfill (Morrill IV North Microbiology Consolidation)

Dartmouth

SMAST Facility
Charlton College of Business Learning Pavilion
Classroom, Lab & Learning Space Improvements
Research Laboratory Improvements

Boston

Utility Corridor and Roadway Relocation
Healey Library Roof & Parapet Repairs
University Hall (General Academic Building No. 1)
Harborwalk and Shoreline Stabilization
Bayside Demolition
PSAG (Parking Garage)
PSAG (Public Safety / Athletics)
Residence Hall (P3)
Dining Commons Live & Learn Facility
Energy Producing Facility
Renovation of Existing Academic Buildings
Fox Point Dock Replacement
Clark Envelope Replacement
Elevator Upgrades
Relocate Campus Greenhouse

Lowell

North Quad Infrastructure Renewal – Phase 1
Perkins Residence Hall Modifications
Fox Hall Elevators
Perry Hall Renovation & Expansion
Pasteur Hall Renovations (NQ Phase 2)
Coburn Hall Renovation & Addition
North Campus Retail Dining Relocation (Cumnock)

Amherst Isenberg School of Management Addition & Renovation

- ❑ Expansion of existing facility to include space for faculty and staff, innovation center, atrium with learning commons and colloquium space, a simulated trading floor and limited renovation of existing spaces.
- ❑ Total Project Cost: \$62m
 - ❑ Spent to date: \$7.9m
- ❑ Schedule
 - ❑ Substantial Completion: Sep 18
 - ❑ Project Completion: Dec 2018



Project Phase:

OPM Firm:

Design Firm:

CM (ch.149A):

Current Status:

Next Steps:

Final Design / Early
Construction

Leftfield

Goody & Clancy w/ BIG

Dimeo Construction

Design; Early construction
packages near complete

Final Design; Foundation
and steel construction



Amherst

Chiller Facility Upgrades

- ❑ Expansion of two regional chilled water facilities (Polymer and Integrated Science Building Chilled Water Plants) that serves multiple buildings on campus. Project will provide plant expansion, upgrades, new equipment, CHW piping and connect six additional buildings to the system.
- ❑ Total Project Cost: \$26.7m
 - ❑ Spent to date: \$5.3m
- ❑ Schedule
 - ❑ Substantial Completion: Aug 2017
 - ❑ Project Completion: Oct 2017



Project Phase:

OPM Firm:

Design Firm:

GC (ch.149):

Current Status:

Next Steps:



Construction

UMass Amherst

RMF Engineering

Fontaine Brothers

Chilled water line installation; Site utilities; Foundations; Demolition

Steel; Framing; Rough MEP

Boston

Utility Corridor and Roadway Relocation

❑ Campus-wide utility distribution and roadway infrastructure to support build-out of the campus master plan

❑ Total Project Cost: \$234.0m
❑ Spent to date: \$122.6m

❑ Schedule
❑ Substantial Completion: May 2018
❑ Project Completion: Aug 2018

Project Phase:

OPM Firm:

Design Firm:

CM (ch.149A):

Current Status:

Next Steps:

Construction

NV5 (Joslin Lesser Assoc.)

BVH Integrated Design

Bond Brothers

U-Drive South & East near complete; U-Drive North continues

U-Drive West to commence



Boston

Residential Life Facility (P3) & Dining Commons

- ❑ 1,000 bed First Year Student On-Campus Residential Life Facility with 500 seat Dining Commons
- ❑ Residential Housing (P3): \$119.4m
- ❑ Dining Facility TPC (Univ.): \$18.0m
 - ❑ Project Spend: \$4m
- ❑ Schedule
 - ❑ Substantial Completion: June 2018
 - ❑ Project Completion: Aug 2018



Project Phase:

Construction

Developer (P3):

Capstone Development Partners

Design Firm:

Elkus Manfredi Architects

CM:

Shawmut Construction

Current Status:

Site, Utilities and Piles have commenced

Next Steps:

Foundations, Steel



Boston

PSAG - Public Safety / Athletics / Garage

- ❑ The project includes 1,400 space Parking Facility on campus.
- ❑ Athletics space, and Department of Public Safety (DPS) portion of the project is on HOLD.
- ❑ Total Project Cost: \$71m
 - ❑ Spent to date: \$5.6m
- ❑ Schedule
 - ❑ Substantial Completion: Dec 2017
 - ❑ Project Completion: Mar 2018

Project Phase:

OPM Firm:

Design Firm:

CM (ch.149A):

Current Status:

Next Steps:

Construction

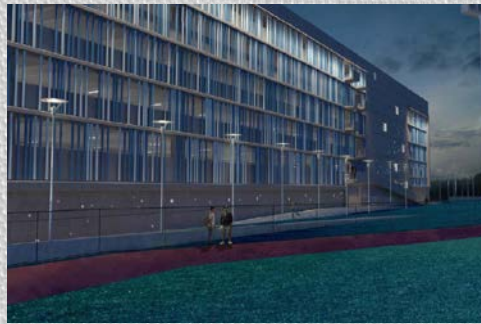
Skanska

Fennick McCredie
Architecture

Suffolk Construction

Garage – Commencing
Construction; Site prep.
Public Safety, Athletics &
Pedestrian Bridge on HOLD

Garage – Piles & Precast
Early Construction Package



Boston

Renovations to Existing Academic Buildings

- ❑ Renovation of academic spaces on the 1st and 2nd floors of Wheatley and McCormack Buildings vacated with the completion of the Integrated Science Building and General Academic Building No. 1
- ❑ Total Project Cost: \$45.0m
 - ❑ Spent to date: \$2.0m
- ❑ Schedule
 - ❑ Substantial Completion: May 2018
 - ❑ Project Completion: Sept 2018

Project Phase:

- OPM Firm:
- Design Firm:
- CM (ch.149A):
- Current Status:
- Next Steps:

Design

- Hill International
- Cannon Boston Inc.
- Consigli Construction
- Construction Documents
- Bid; Construction



MCCORMACK HALL FLOOR 1

Dartmouth

SMAST Facility – Marine Sciences

- ❑ State of the art marine research facility to relieve overcrowding of current facility; includes space for Division of Marine Fisheries
- ❑ Total Project Cost: \$55m
 - ❑ Spent to date: \$20.7m
- ❑ Schedule
 - ❑ Substantial Completion: Aug 2017
 - ❑ Project Completion: Dec 2017



Project Phase:

Construction

OPM Firm:

Hill International

Design Firm:

Ellenzweig Associates

CM (ch.149A):

Bond Brothers

Current Status:

Exterior skin; Roof;
MEP/FP; Interior framing

Next Steps:

Finishes; Landscape



Lowell

Perry Hall Renovation & Expansion

- ❑ Modernization and expansion of the 1950's Perry Hall building to enhance the College of Engineering's ability to undertake new programs in Alternative Energy, Bio-Manufacturing, Bio-Engineering; to continue active interdisciplinary engineering research, and to expand the transition to integrated engineering instruction.
- ❑ Total Project Cost: \$50m
 - ❑ Spent to date: \$914k
- ❑ Schedule
 - ❑ Substantial Completion: Oct 2018
 - ❑ Project Completion: Mar 2019

Project Phase:

Final Design / Early Construction

OPM Firm:

STV | DMP

Design Firm:

Perkins + Will

CM (149A):

Suffolk Construction

Current Status:

Construction Documents; Enabling projects - Bid

Next Steps:

Main Project - Bid; Enabling projects – Const.



Lowell

Pasteur Hall Reno. (NQ Phase 2)

- ❑ Renovation of this early 1900's building on North Campus, vacated with the completion of the Pulichino Tong project. This project will provide the College of Engineering with faculty offices as well as continues the infrastructure, systems and code compliance renewal started under the North Quad Phase 1.
- ❑ Total Project Cost: \$11m
 - ❑ Spent to date: \$0
- ❑ Schedule
 - ❑ Substantial Completion: Oct 2018
 - ❑ Project Completion: Jan 2019

Project Phase:

Study / Schematic Design

OPM Firm:

Hill International

Design Firm:

Perry Dean Rogers

CM (149A):

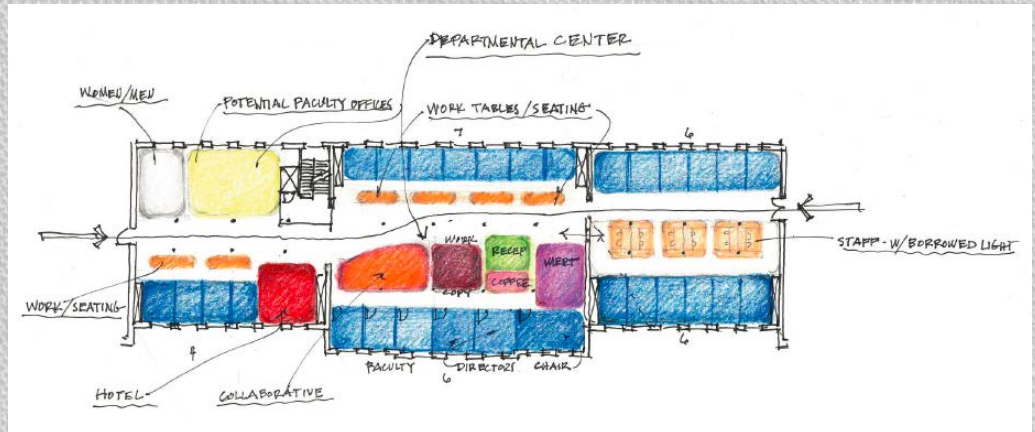
Commodore Builders

Current Status:

Schematic Design

Next Steps:

Design



Working with the Building Authority

- **Deferred Maintenance - University priority**
- **Efficiency & Effectiveness**
- **MBE / WBE Compliance**
 - ✓ **Enforcing compliance goals on all UMBA projects**



UMass Building Authority

Upcoming Projects

➤ Public-Private Partnership (P3)

- ✓ In development
- ✓ Potential future projects

➤ Conceptual & Early Procurement

- ✓ Scope and budget in development
- ✓ Procurement underway

➤ 5-Year Capital Plan

- ✓ Project commencement in 6 months to 2 years

Public-Private Partnership (P3) Projects

- **UMass Amherst**
 - ✓ Mixed-use Facility including 1,200 Residential Beds, Hotel Space, Conference Center, Athletic Facility, Retail Space and Medical Office (RFI - Development, Financing, Maintenance, and Operation)

- **UMass Boston**
 - ✓ Parking System (RFI - Financing, Operation and Maintenance)

- **UMass Boston**
 - ✓ District Energy Facility (RFI - Development, Financing, Operation and Maintenance)

- **UMass Dartmouth**
 - ✓ Existing Housing (RFP Phase I - Operation and Maintenance)
 - ✓ 1,200 bed Residential Facility and Dining Commons (RFP Phase 1 - Development, Financing, Operation and Maintenance)

UMass Building Authority

Upcoming Projects

➤ Public-Private Partnership (P3)

- ✓ In development
- ✓ Potential future projects

➤ Conceptual & Early Procurement

- ✓ Scope and budget in development
- ✓ Procurement underway

➤ 5-Year Capital Plan

- ✓ Project commencement in 6 months to 2 years

Conceptual & Early Procurement Projects

UMass Amherst

➤ **New Biomedical Facility**

- ✓ Renovation of 2nd Floor of Goessmann Laboratory for a new Biomedical Department
- ✓ Designer selection in progress
- ✓ \$14m TPC
- ✓ Target Completion – Summer 2019

➤ **Worcester Dining Commons Renovations**

- ✓ Gut Renovation of existing 1953 structure
- ✓ OPM Procurement underway
- ✓ \$45m TPC
- ✓ Target Completion – Summer 2020

➤ **CHP Additional Capacity & North Substation / Ductbank**

- ✓ Expansion of the existing Central Heating Plant
- ✓ Includes expansion of the North Campus substation & electrical distribution system
- ✓ Developing Designer RFP for Study
- ✓ \$20m TPC
- ✓ Target Completion – Summer 2022

Conceptual & Early Procurement Projects

UMass Lowell

➤ **Coburn Hall Addition and Renovation**

- ✓ Project involves an addition, renovation and restoration of the existing historic building to house academic departments and faculty offices as well as upgrades to infrastructure to address accessibility, code compliance and deferred maintenance
- ✓ Program verification and Design to commence
- ✓ \$50m TPC
- ✓ Target Completion – Late Fall 2019

UMass Building Authority

Upcoming Projects

➤ Public-Private Partnership (P3)

- ✓ In development
- ✓ Potential future projects

➤ Conceptual & Early Procurement

- ✓ Scope and budget in development
- ✓ Procurement underway

➤ 5-Year Capital Plan

- ✓ Project commencement in 6 months to 2 years

University of Massachusetts Capital Plan

- **Rolling 5-Year Plan**
- **Updated Biennially & Approved by BOT**
- **Quarterly Board Updates**



5-Year Capital Plan Projects

UMass Amherst

➤ Student Union Renovations

- ✓ Renovation of existing 1950's structure including MEP systems, addressing accessibility, code compliance and deferred maintenance
- ✓ \$30m TPC

UMass Boston

➤ General Academic Building 2

- ✓ New Academic Facility for the College of Nursing and Health Sciences as well as future enrollment growth and programmatic expansion
- ✓ \$100m TPC

➤ Demolition of Substructure & Science Bldg.

- ✓ After numerous studies it has been determined that the substructure, former parking garage and Science Building should be abandoned and demolished. Project would include restoration of existing façade's at surrounding buildings
- ✓ \$155m TPC

5-Year Capital Plan Projects

UMass Dartmouth

➤ Campus Center Addition

- ✓ Addition to consolidate and accommodate the growing needs of the student population, including student organization space and expanded dining facilities
- ✓ \$16m TPC

UMass Lowell

➤ Olsen Renovations

- ✓ Comprehensive renovation of the top 3 floors of the Olsen building for high-service labs and research to support biology and address deferred maintenance need
- ✓ \$40m TPC

➤ Athletic & Recreational Facilities

- ✓ Due to the growth in enrollments, and expansion to Division 1 athletics, there is a need for additional recreational and intramural facilities, as well as conform to the requirements of Division 1 athletics. This project will address initial improvements.
- ✓ \$70m TPC

UMass Worcester

➤ VA Outpatient Clinic

- ✓ Construction of a new Community Based Outpatient Clinic
- ✓ \$90m TPC

University of Massachusetts Building Authority

Questions