



Board of Trustees Finance Committee

Friday, May 13, 2022
9-9:30AM
Microsoft Teams Virtual Meeting

Trustees: Michael Griffin, Chair; Michael Carrere, N. Rogan Donnelly, Shilen Patel, Melissa Seixas,
Will Weatherford
Foundation Board Liaison: Chip Newton

A G E N D A

- I. Call to Order and Comments Chair Michael Griffin

- II. New Business – Action Items
 - a. [Expenditure Authorization Request](#) Vice President Carole Post

- III. Adjournment Chair Griffin

USF Approval of Expenditures Exceeding One Million Dollars

Project/Initiative Name: Greek Village HVAC

Total Project/Initiative Cost: Original Approval (Nov 2021) \$2,650,666
 Updated Cost \$3,934,549 (\$1,283,883 increase)

Description: (description and rationale for the project/initiative)

At the November 16, 2021 meeting of the Board of Trustees' Finance Committee, the Trustees approved an Expenditure Authority of \$2,650,666 for a comprehensive assessment and construction remediation to the Greek Houses 1-14 associated with the proper operations of air conditioning and ventilation in the buildings.

At that time, the expenditure authority budget was an estimate based upon preliminary, but not complete, project design. The complete project design resulted in a higher cost for the project. In addition, the original estimate did not contemplate the price escalations currently occurring nationally and globally for supplies and resources.

Summary of original estimate and final design budgets:

Initial approved budget based on prelim design (11/1/21):	\$2,650,666.00
Current projected budget (per 4/29/22 GMP):	<u>\$3,934,549.00</u>
Budget Delta	(\$1,283,883.00)

This substantial increase is based largely upon the process we originally undertook to expedite the project, as well as ongoing significant market fluctuations. The process involved receiving initial budget approval based only on architect/engineers cost and scope estimates from October 2021. As originally agreed, final budget would be identified after actual design was completed. The projected budget now reflects the results of actual design.

Objective: (strategic priority or needs the project/initiative addresses; include strategic goal this project/initiative supports)

In discussions with our project vendor, they have advised there is significant lead time required to obtain materials and we cannot wait until the scheduled May 24, 2022 meeting to place the order. In order to finish project in time, the PO must be in place no later than May 13. We are targeting completion of this project by August 1, 2022, when the facility must be turned back over to Housing and Residential Education for resident move-in. If we miss the August 1,

2022 deadline, there is no other window available to complete the project until Summer 2023 due to the installation schedule.

This project aligns with USF Strategic Plan Goal 1: Student Success.

Funding Source(s):

Below is a summary of the most substantial cost/budget increases identified during the design process:

	Original Estimate	Post-design Estimate	Delta
1. Mechanical equipment & construction	\$1,279,300	\$1,832,000	\$552,700 (43% increase)
2. Foam insulation	\$167,000	\$280,000	\$113,000 (67% increase)
3. Stucco & metal roof modifications (scope increase)	\$46,600	\$189,400	\$142,800 (306% increase)
4. Concrete/Masonry enclosure (scope increase), grading, landscaping, exterior improvements	\$14,000	\$213,000	\$199,000 (1,421% increase)
Sub-Total of 1-4 above	\$1,506,900	\$2,514,900	\$1,008,000 (67% increase)
Additional Cost Differentials	\$1,143,766	\$1,419,649	
TOTAL	\$2,650,666	\$3,934,549	(\$1,283,883) (48% increase)

The project will be funded from Housing and Residential Education Auxiliary Funds.

Are the funds supporting the project budgeted or non-budgeted?

Budgeted

Prior Approval Process: List Related Projects/Initiatives: (if any)

BOT Finance Committee, November 16, 2021 - \$2,650,666

USF or Campus specific: Tampa campus

Prepared by: Jen Fleischman

Date Requested: May 12, 2022

USF Policy 0-100 requires approval of this expenditure by the USF Board of Trustees Finance Committee Chair. Approval must be granted in writing and may be granted by electronic communication.