

Capital Project for Construction of Eastern Shore AREC Equipment Storage Building

JOINT FINANCE AND AUDIT COMMITTEE AND BUILDINGS AND GROUNDS COMMITTEE

October 6, 2016

In March 2016, the Board of Visitors approved a \$46,000 planning project for the Eastern Shore Agricultural Research and Extension Center (AREC) Equipment Storage Building project. The AREC, working with the college and the university, developed full bid documents for the necessary facility to house and secure its equipment. The project's scope includes an approximately 7,500 gross square foot, single story structure located on site and adjacent to the AREC's other facilities. The exterior shell of the facility is a pre-engineered metal building standing on a concrete slab with insulation and heating.

Construction bids for the project were received October 4, 2016, with the low bid resulting in a total project cost of \$535,000, inclusive of the \$46,000 planning authorization.

As with all self-supporting projects, the university, working conjointly with the College of Agriculture and Life Sciences, has developed a financing plan to support the entire costs of the \$535,000 project. The funding plan calls for overhead resources from the college, which are available and sufficient for this project. With the scope, schedule, cost, and funding plan established, the university is ready to move forward with construction of the project.

Under the 2006 Management Agreement between the Commonwealth of Virginia and the university, the Board of Visitors has the authority to approve the budget, size, scope, and funding of nongeneral fund capital outlay projects. This request is for a \$489,000 supplement to the existing \$46,000 design authorization to complete the Eastern Shore AREC Equipment Storage Building project.

**RESOLUTION ON CAPITAL PROJECT FOR
CONSTRUCTION OF EASTERN SHORE AREC EQUIPMENT STORAGE BUILDING**

WHEREAS, the Board of Visitors approved a \$46,000 planning project for the Eastern Shore AREC Equipment Storage Building in March 2016; and,

WHEREAS, construction bids for the project were received October 4, 2016, with the low bid resulting in a total project cost of \$535,000; and,

WHEREAS, the project scope includes an approximately 7,500 gross square foot, single story, pre-engineered metal building on a concrete slab with insulation and heating; and,

WHEREAS, the university, working conjointly with the College of Agriculture and Life Sciences, has developed a 100 percent nongeneral fund resource plan to support the entire project costs; and,

WHEREAS, under the 2006 Management Agreement between the Commonwealth of Virginia and the university, the Board of Visitors has authority to approve the budget, size, scope, and funding of nongeneral funded major capital outlay projects;

NOW, THEREFORE, BE IT RESOLVED, that the university be authorized to move forward with a \$489,000 supplement to complete the Eastern Shore AREC Equipment Storage Building project and a not-to-exceed total project cost of \$535,000.

RECOMMENDATION:

That the resolution authorizing Virginia Tech to complete the Eastern Shore AREC Equipment Storage Building be approved.

November 7, 2016

DESIGN PREVIEW/REVIEW FOR EASTERN SHORE AREC EQUIPMENT STORAGE BUILDING

The site for the equipment storage building is located at the Eastern Shore Agricultural Research and Extension Center ("AREC") in Painter, Virginia. The building is to be located north of the existing main building, northwest of the existing greenhouse, and bordered by agricultural fields. The building is to be a 7,500 gross square foot (GSF) pre-manufactured metal building and will provide on-site, open floor plan storage space to meet the Eastern Shore AREC farm's agricultural equipment storage needs. The base bid includes a gravel interior floor with additive alternates to incrementally add concrete floor slab. The building is equipped with basic electrical service and lighting with no mechanical or plumbing systems. Bids were opened on October 5, 2016. It is anticipated that the Notice to Proceed will be issued on or before November 30, 2016. Substantial completion is expected within 180 calendar days from the official date of the Notice to Proceed.

Capital Project Information Summary – Eastern Shore AREC Equipment Storage Building

BUILDINGS AND GROUNDS COMMITTEE

November 7, 2016

Title of Project:

Eastern Shore Agricultural Research and Extension Center (“AREC”) Equipment Storage Building

Location:

The site for the equipment storage building is at the Eastern Shore AREC in Painter, Virginia. The building is to be located north of the main building, northwest of the existing greenhouse, and bordered by agricultural fields.

Current Project Status and Schedule:

Bids for construction were opened on October 5, 2016 with construction beginning on or before November 30, 2016. Substantial Completion is expected within 180 calendar days from the official date of Notice to Proceed.

Project Description:

The building is to be a 60'x125' (7,500 gross square foot [GSF]) premanufactured metal building with an 18'-0" eave height and 3:12 pitched gable roof. The base bid includes a gravel interior floor with additive alternates to incrementally add concrete floor slab. The building is equipped with basic electrical service and lighting with no mechanical or plumbing systems.

Brief Program Description:

The building will provide on-site, open floor plan storage space to meet the Eastern Shore AREC farm's agricultural equipment storage needs.

Contextual Issues and Design Intent:

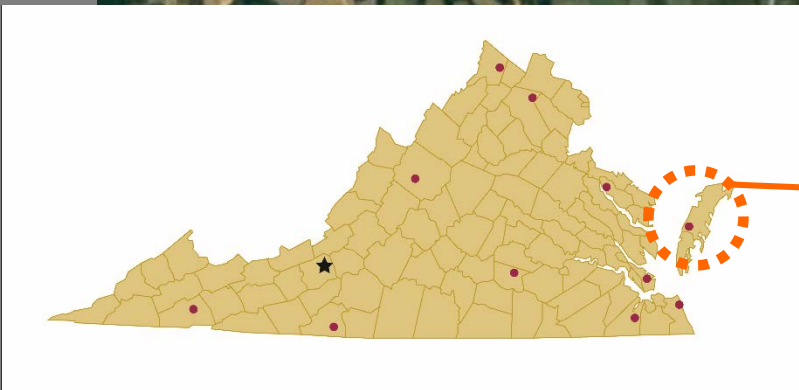
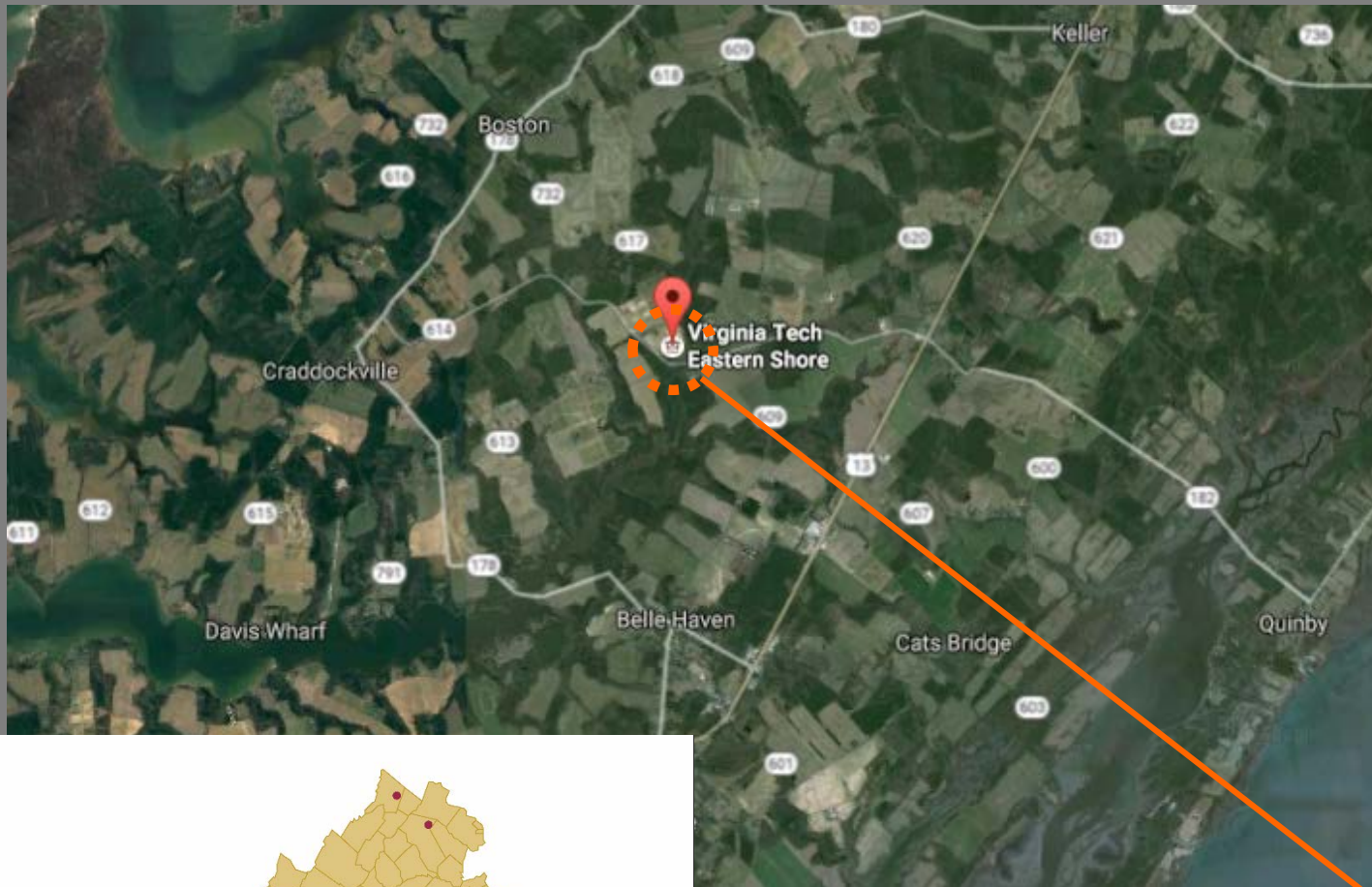
The single story structure will consist of ribbed and painted steel wall and roof panels. The exterior color palette is intended to be complimentary to the other agricultural structures at the project site. All exterior doors are to be painted galvanized steel. The south elevation consists of three (3) overhead coiling doors with pedestrian doors at each end. The north elevation consists of a single pedestrian door near the west corner. The east and west elevations each are equipped with a 24'x16' sliding track door.

Architect/Engineer: Dewberry Engineers, Inc.

General Contractor: TBD

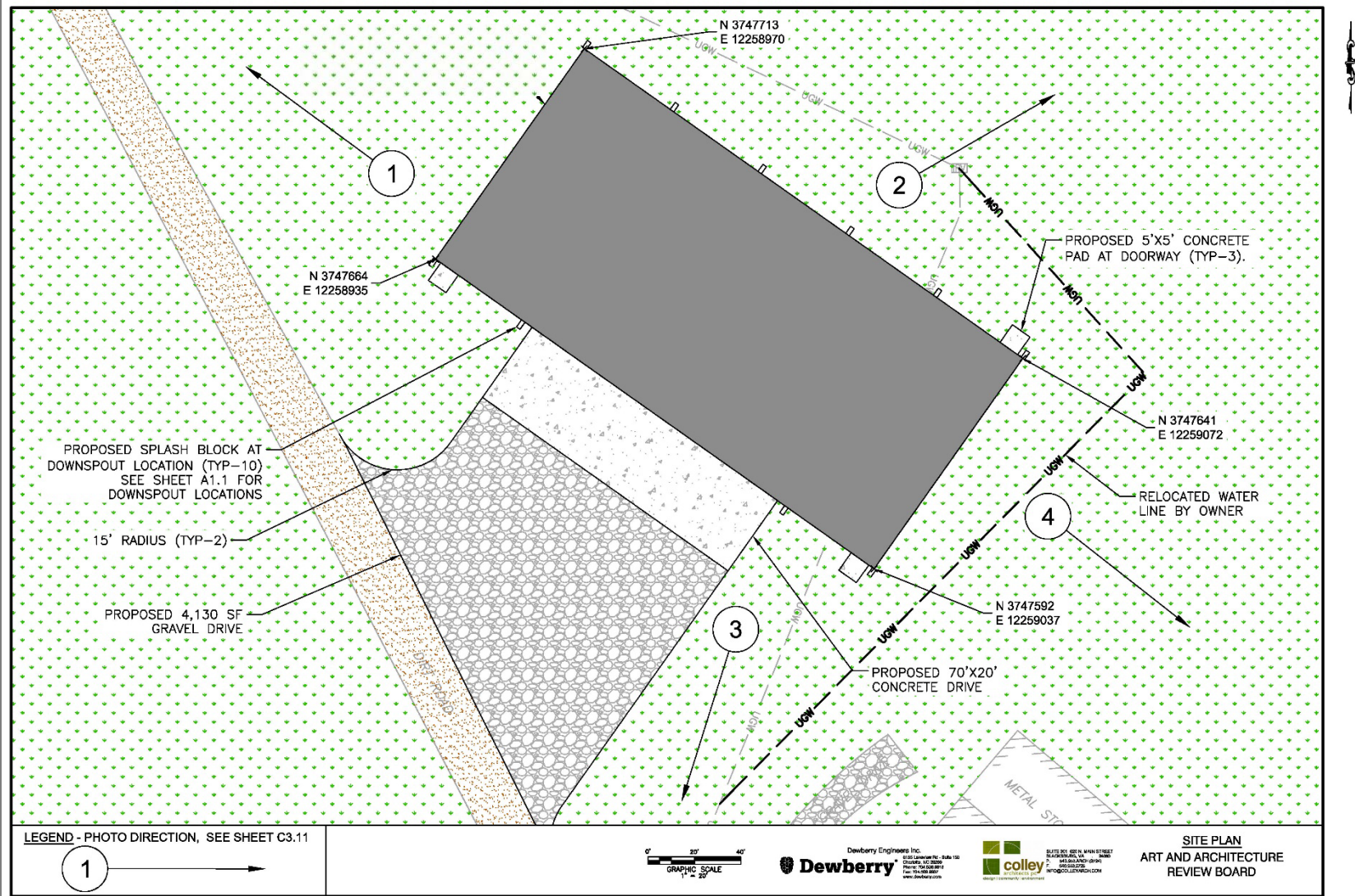
Design Preview/Review for:
**Eastern Shore AREC
Equipment Storage Building**

Project Map and Location



Eastern Shore AREC

Eastern Shore AREC Equipment Storage Building



Site Photographs



Northwest View



Northeast View



Southwest View



Southeast View

Eastern Shore AREC Equipment Storage Building

RECOMMENDATION:

That the Design Preview/Review graphics be approved and authorization be provided to continue with the project design consistent with the drawings shown.