

State Budget Committee Agenda  
Thursday, October 10<sup>th</sup> 2013, 9:00 A.M.  
Ivy Tech University  
Muncie, Indiana

**I. Minutes**

1. September 12, 2013

**II. University Projects**

1. Purdue University – West Lafayette \$4,800,000  
Harrison Residence Hall Bathroom Renovation – Phase III  
Project No. B-1-14-2-01

The trustees of Purdue University request approval to proceed with Phase III of the Harrison Hall bathroom renovations. This is the third of nine planned phases that will complete renovations to the University Residence High Rise H-Hall bathrooms. Phase III completes the reconfiguration of bathrooms on floors 1-8 of the north tower in Harrison Hall to provide greater privacy, updated appearance, and improved marketability. The existing restroom finishes and infrastructure are original to Harrison Hall, built in 1964. This project adds new electrical, plumbing, and exhaust systems for more showers. The project will also provide greater privacy for students. The renovation will also meet current standards for accessibility.

This 8,696 GSF project is expected to cost \$4,800,000 and will be funded from Housing and Food Services Reserves, the balance of which is \$5,455,230 as of July 8, 2013.

Funding: Housing and Food Services Reserves  
CHE Review: September 12, 2013

2. Purdue University – West Lafayette \$28 (maximum)  
South Campus Telecommunications Hub Lease  
Project No. B-1-14-5-12

The trustees of Purdue University request approval to proceed with the lease of approximately 0.8 acres of Purdue's land on the South Campus Satellite Farm (West Lafayette campus) to Crown Castle Solutions Corp. Purdue will lease land that will allow for the construction of a building to house the head end and base station components for a neutral host distributed antenna system. The system will improve the wireless telecommunications service throughout the West Lafayette campus. The term of the lease is 12 years with 4 optional renewals of 4 years each, for a maximum total of 28 years. The annual rent is \$1. Upon termination of the lease, all permanent improvements to the site will become the property of the University.

3. Purdue University – Fort Wayne \$441,822 (maximum)  
Land Lease for CVS Out Lots  
Project No. B-3-14-5-11

The trustees of Purdue University request approval to proceed with the lease of approximately 1.1 acres of Purdue's land on the IPFW campus to RCI Development. This lease will allow for further development of a retail and commercial complex benefitting the adjacent Waterfield Campus student housing and campus community. The land will be developed into an 8,000 sq. ft. building with parking to ultimately accommodate up to four retail vendors to provide a variety of food service options to IPFW students, staff, and surrounding neighborhood residents. IPFW student housing does not provide food service, so this project will help meet the needs of the IPFW community.

The term of this lease is 24 years with 3 optional renewals of 5 years each, for a maximum total of 39 years. Annual rent starts at \$8,000 (paid in monthly installments) with an automatic 10% escalation factor every 5 years, including through all renewal periods.

This lease will run concurrently with the separate lease agreement between the Trustees and RCI Development for 2.5 acres of land for the CVS development, approved by the Budget Committee on December 4, 2012.

4. Purdue University – West Lafayette \$2,500,000  
Stadium Avenue Tunnel Replacement and Stadium Mall Tunnel Repairs and  
Waterproofing Phase II  
Project No. B-1-14-2-05

The trustees of Purdue University request approval to proceed with the general maintenance and repair of the Stadium Avenue tunnel structure and waterproofing assembly on the West Lafayette campus. This project includes replacement of the tunnel top and walls through Stadium Avenue extending beyond the curb in both directions, along with waterproofing of the new concrete tunnel top and walls. Exterior repairs and waterproofing will be performed from Forney Hall to Stadium Avenue. Also included are interior repairs from Forney Hall to Lambert Fieldhouse, partial depth patching, crack injection, and expansion joint repair. This project will contribute to the strategic mission of the University's R&R program in providing reliable utilities, environmentally safe infrastructure, reduced risk of failure, and a safe environment for the University and local community.

Funding: Bond Proceeds – Repair and Rehabilitation Financing Program  
CHE Review: September 19, 2013

5. Purdue University – West Lafayette \$2,820,000  
Meredith Hall Window Replacement  
Project No. B-1-14-2-06

The trustees of Purdue University request approval to proceed with replacement of the windows in Meredith Hall on the West Lafayette campus. Meredith Residence Hall was constructed in 1950, and the windows are original to the building. The windows are experiencing general failure, and this project will replace all 579 windows with new aluminum windows and update all related components, including curtain walls at the stair towers. This will protect interior spaces and prevent infiltration of outside weather conditions. This project will be phased over the course of two years, and the building will remain open and operable throughout construction.

This project is estimated to cost \$2,820,000 and will be funded from Departmental Funds – Housing and Food Service Reserves, the balance of which is \$2,867,429 as of September 25, 2013.

Funding: Housing and Food Service Reserves  
CHE Review: September 19, 2013

6. Purdue University – West Lafayette \$1,990,000  
Lynn Hall Sprinkler System Installation  
Project No. B-1-14-2-04

The trustees of Purdue University request approval to proceed with installation of a new sprinkler system in the original (50+ year old) portion of Lynn Hall School of Veterinary Medicine to maintain building and safety standards. The project includes removal of the existing one-room dry-pipe sprinkler system and the addition of a complete wet sprinkler system, a pre-action system in a room, and dry-pipe system in some locations. To install the new system, the water main needs to be replaced and upgraded from 6" to 12".

This 164,000 GSF/ 164,000 ASF project is estimated to cost \$1,990,000 and will be funded from Repair and Rehabilitation University General Funds, which has a balance of \$9,335,837 as of August 29, 2013.

Funding: R&R University General Funds  
CHE Review: September 19, 2013

7. Vincennes University \$6,000,000  
Aviation Technology Center  
Project No. E-1-13-2-01

The trustees of Vincennes University request approval to proceed with the special repair and rehabilitation of the Aviation Technology Center located at the Indianapolis International Airport. The facility is in need of significant repairs and upgrades beyond

typical R&R in order to provide a safe, quality educational environment. The renovation of this facility will include a complete HVAC and electrical system upgrade, a new roof, repairs to the exterior concrete and parking lot, repairs and cleaning of the exterior skin, and an upgrade of the interior finishes. The infrastructure upgrades will increase the building's energy efficiency. Interior upgrades will feature easy-to-maintain materials to reduce future maintenance costs.

This 90,922 GSF/68,216 ASF project is expected to cost \$6,000,000 and was cash-funded by the 2013 General Assembly. All draws against university HEA 1001-2013 cash-funded projects subsequent to Budget Committee review are subject to final approval by the Budget Director.

Funding: HEA 1001-2013 Cash Funded  
CHE Review: September 12, 2013

8. Ball State University \$14,885,000  
Refunding of Series M Student Fee Bonds

Ball State University requests approval from the State Budget Committee to proceed with the issuance of student fee bonds to refund its Student Fee Bonds Series M, which currently are outstanding in the aggregate principal amount of \$14,885,000. The University anticipates combining this refunding transaction as part of a new issuance which also would finance projects previously approved by the State Budget Committee. The refunding portion of the bonds would be issued in an amount necessary to refund the outstanding Series M Bonds, together with any costs of issuance as allowed by law. Based on current market conditions, the refunding of the Series M Bonds would produce an estimated net present value savings of approximately \$1,000,000. The refunding of the Series M Bonds would be contingent upon continued favorable market conditions at the time of the bond sale. The refunding transaction will not extend the maturity date of the Series M Bonds. The permanent financing package is subject to approval by the State Budget Director.

9. Indiana University – Bloomington \$4,000,000  
Wells Library Learning Commons Renovation & West Wing Elevator Repair  
Project No. A-1-14-2-02

The trustees of Indiana University request approval to proceed with renovating the Learning Commons area and repairing three elevators in the Wells Library on the Bloomington campus. This project will update the existing Information Commons area, which is primarily focused on individual study. The new Learning Commons will provide space for approximately 20 group study rooms (equipped with appropriate technology) and open areas for group and individual study. New classrooms will be added, and staff areas will be moved to the center of the Learning Commons to provide maximum window exposure for student spaces. New finishes and ceilings, updated mechanical systems, a new sprinkler system, expanded power/data distribution, and new lighting will also be provided.



replacement of the School of Optometry on the Bloomington campus. The School of Optometry building (completed in 1967) still retains its original roof, and it is showing wear and damage due to water infiltration. This project consists of removing the existing roof down to the decking and replacing it with new insulation and a fully-adhered membrane roof, complete with all the necessary flashings. Fall protection and access ladders will be installed, as well as new overflow roof drains.

This 12,000 sq. ft. project (94,228 GSF/47,196 ASF for the entire building) is expected to cost \$910,000 and will be funded from the Campus Repair & Rehabilitation Fund, the balance of which is \$27,113,064 as of September 26, 2013.

Funding: Campus Repair & Rehabilitation Fund  
CHE Review: September 12, 2013

12. Indiana University – Bloomington \$1,200,000  
Swain Hall West – Lecture Hall Renovation  
Project No. A-1-14-2-05

The trustees of Indiana University request approval to proceed with the renovation of two lecture halls (rooms 119 and 120) of Swain Hall West on the Bloomington campus. This project consists of installing new tiered seating, more efficient overhead lighting, new floor/wall finishes, and new acoustical ceiling panels; updating mechanical systems; providing electrical current to student workstations; and mounting projection screens and marker boards on walls. Renovated space will be constructed to meet accessibility requirements.

This 3,102 GSF/3,102 ASF project is expected to cost \$1,200,000 and will be funded from the Campus Repair & Rehabilitation Fund, the balance of which is \$27,113,064 as of September 26, 2013.

Funding: Campus Repair & Rehabilitation Fund  
CHE Review: September 12, 2013

13. Indiana University – Bloomington \$2,500,000  
Jordan Avenue Safety Improvements – Phase II  
Project No. A-1-14-2-06

The trustees of Indiana University request approval to proceed with safety improvements on Jordan Avenue just north of the 3<sup>rd</sup> Street intersection to the Jordan Avenue Parking Garage on the Bloomington campus. This project consists of creating curbed, landscaped medians and related crosswalks to improve pedestrian safety. New north/south bike lanes and lighting will be added and some utility relocation will be required to facilitate this project.

This project is expected to cost \$2,500,000 and will be funded from the Campus Repair & Rehabilitation Fund, the balance of which is \$27,113,064 as of September 26, 2013.

Funding: Campus Repair & Rehabilitation Fund  
CHE Review: September 12, 2013

14. Indiana University – Bloomington \$1,800,000  
Eigenmann Restroom Renovations – Phase II  
Project No. A-1-14-2-09

The trustees of Indiana University request approval to proceed with Phase II of renovating restrooms in the south wing of Eigenmann Hall on the Bloomington Campus. Work on this project consists of replacing the main plumbing piping, plumbing fixtures, and toilet stalls on all floors; replacing existing shower valves/heads and tub units on three residential floors; and performing general construction and electrical work. Restrooms will be constructed to meet accessibility requirements. Completion of this project will provide efficient and modern restroom facilities for students, faculty, and staff. This project is part of the overall Residential Programs & Services Master Plan for facility renovation.

This project is expected to cost \$1,800,000 and will be funded from the Residential Programs and Services Fund, the balance of which is \$2,545,230 as of September 25, 2013.

Funding: Residential Programs and Services Fund  
CHE Review: September 12, 2013

### III. Agency Projects

1. Richmond State Hospital (440) \$230,000  
Residential Treatment Center Flooring

Richmond State Hospital is requesting funds to replace the flooring in their Residential Treatment Center (RTC). The current vinyl flooring was installed when the building was built in 1992. The condition has deteriorated due to over 20 years of patient occupancy. Stains, scratches, and adhesive emissions between cracks have led to infection control issues. The project includes replacement of all flooring down patient occupied corridors, the hallway in building 422B, and a patient canteen common area with new rubber sheet flooring. In total, 25,596 sq. ft. would be replaced.

Funding: 2013 Post War Construction Fund

2. Department of Natural Resources (300) \$623,251  
Wastewater Treatment Plant Generators

The Division of State Parks & Reservoirs requests funding to proceed with the installation of backup power generators to 12 State Park and Reservoir properties to comply with

Indiana Department of Environmental Management (IDEM) inspections of wastewater treatment facilities under the National Pollutant Discharge Elimination System (NPDES) Permits. These generators are necessary to ensure the proper operation of federally permitted water and wastewater systems as well as to keep the various facilities clean and safe for public use.

Funding: 2013 General Fund – State Parks & Reservoirs Water and Wastewater R&R

3. Department of Natural Resources (300) \$371,834  
Cabin Furnishings

The Division of State Parks & Reservoirs requests funding to proceed with the replacement of various cabin furnishings at 10 State Parks and Reservoirs properties. These furnishings vary from stoves and ranges to tables and mattresses. Cabins continue to be a popular attraction at State Parks and the wear and tear of the furniture reflects this. This would be the first step in meeting replacement needs, ultimately leading to replacement of ten percent of the furnishings each year.

Funding: 2013 General Fund – State Parks & Reservoirs Cabins and Campgrounds R&R

4. Indiana State Library (730) \$300,000  
Stack Control Replacement

The Indiana State Library is requesting funds to begin replacement of its electronic shelving controls. The stacks are currently operated by an electronic system that was installed in the mid-1970's. Approximately 15% of the units are either partially or completely broken and replacement parts for these units are now obsolete. The electronic units will be replaced with manual turnstiles. These turnstiles are easier for the staff to operate and any maintenance can be done by the staff as opposed to a contractor.

Funding: 2013 General Fund – General Government

5. War Memorial Commission (315) \$250,000  
Roof and Plaster Repair

The Indiana War Memorial is requesting funds to make repairs to the Shrine Room roof and historic plaster frieze. The plaster frieze on the south wall has sustained water damage along with the wall above the frieze due to a drainage issue from the roof. The water infiltration has been linked to a leaking roof drain assembly; during heavy rains this drain fails and water runs down the south wall of the shrine room. War Memorial will ensure the leaking roof drain assembly has been fixed before proceeding with the plaster repairs.

Funding: 2013 Post War Construction Fund

**Cost Summary  
October 10<sup>th</sup> 2013**

2013 General Fund – State Parks & Reservoirs Cabins and Campgrounds R&R	\$371,834
2013 General Fund – State Parks & Reservoirs Water and Wastewater R&R	\$623,251
2013 Post War Construction Fund	\$480,000
Bond Proceeds – Repair and Rehabilitation Financing Program	\$2,500,000
Campus Renovation Fund	\$3,000,000
Campus Repair & Rehabilitation Fund	\$7,610,000
HEA 1001-2013 Cash Funded	\$6,000,000
Housing and Food Service Reserves	\$7,620,000
R&R University General Funds	\$1,990,000
Residential Programs and Services Fund	\$1,800,000
Total	\$31,995,085

**IV. Review Items**

1. SEA 501/Retirement Medical Benefits Update – SBA
2. Beech Grove School Loan
3. Southern Indiana Education Alliance – Ivy Tech
4. Workforce Certification Centers – Ivy Tech
5. FSSA/Medicaid ACA State Plan Amendments.
6. IEDC - Annual Economic Incentives Compliance Report
7. Indiana Biosciences Research Institute

**V. Discussion Items**

1. Ivy Tech Discussion