MINUTES

State Building Commission
April 9, 2026

The State Building Commission met this day at 11:00 a.m. in House Hearing Room II of the Cordell Hull State Office Building, Nashville, Tennessee, with the following members and Departments present. Lieutenant Governor McNally called the meeting to order at 11:00 a.m. and requested action on the following matters as presented by Assistant State Architect Paul Marshall.

MEMBERS PRESENT

Vice-Chairman Randy McNally, Lieutenant Governor
David Lillard, State Treasurer
Tre Hargett, Secretary of State
Jim Bryson, Commissioner, Department of Finance and Administration

MEMBERS ABSENT

Chairman Bill Lee, Governor
Cameron Sexton, Speaker of the House of Representatives
Jason Mumpower, Comptroller of the Treasury

ORGANIZATION	PRESENTER
• Department of Children's Services	Commissioner Margie Quin
• Tennessee Wildlife Resources Agency	Director Jason Maxedon
• Department of Mental Health & Substance Abuse Services	Chief of Staff & Deputy Commissioner Heather Gunderson
• Tennessee Board of Regents	Executive Director Dick Tracy
• State Building Commission	Assistant State Architect Paul Marshall

OTHER PARTICIPANTS

Felipe Velastegui – A2H, Inc.
Michel Lebel - Allen & Hoshall, Inc.
Lily Berrios – The Sizemore Group, LLC
Arthur Lidsky - Dober Lidsky Mathey, Inc.

Lieutenant Governor McNally asked if there were any requests for public comment and Assistant State Architect Marshall replied that there were no requests.

CONSENT AGENDA

Approved the following items which had been reviewed and recommended for approval by Commission staff:

1. **Agency:** University of Tennessee Health Science Center
   Project Title: UTHSC Multiple Building Boiler Repairs (24/25)
   SBC Project No: 540/013-02-2025
   Requested Action: Approval of a revision in project budget and funding

2. **Agency:** University of Tennessee – Knoxville
   Project Title: UTK Multiple Building Systems Improvements
   SBC Project No: 540/009-17-2021
   Requested Action: Approval of a revision in project budget and funding

3. **Agency:** East Tennessee State University
   Project Title: COM Bldg 2 Learning Community Renovation
   SBC Project No: 369/005-05-2024
   Requested Action: Approval of a revision in project budget and scope

4. **Agency:** East Tennessee State University
   Project Title: Campus Consultants
   SBC Project No: 369/000-01-2026
   Requested Action: Approval of a procurement and proceeding with the process to select consultants

5. **Agency:** East Tennessee State University
   Project Title: Buc Ridge Exterior & Structural Repairs
   SBC Project No: 369/005-05-2025
   Requested Action: Approval of a revision in project budget and funding

6. **Agency:** Tennessee Board of Regents / Roane Sate Community College
   Project Title: Master Plan
   SBC Project No: 166/027-01-2026
   Requested Action: Approval of a project and to issue a Request for Proposals for master planning services

7. **Agency:** Tennessee Board of Regents / Columbia State Community College
   Project Title: Walter and Hickman Building Renovations
   SBC Project No: 166/015-01-2025
   Requested Action: Approval to utilize a previously selected Construction Manager/General Contractor

8. **Agency:** Tennessee Board of Regents / Jackson State Community College
   Project Title: McWherter Center Updates
   SBC Project No: 166/019-01-2026
   Requested Action: Approval of a project and proceeding with the process to select a designer

9. **Agency:** Tennessee Board of Regents / Northeast State Community College
   Project Title: Powers and Maintenance Roof Replacements
   SBC Project No: 166/038-01-2021
   Requested Action: Approval of a revision in project budget and funding

10. **Agency:** Tennessee Board of Regents / Pellissippi State Community College
Project Title: Hardin Valley Campus Renovations
SBC Project No: 166/032-01-2022
Requested Action: Approval of a revision in project funding, scope, and to utilize a regional consultant for a portion of the design

11. **Agency:** Department of Military
Project Title: BUILDER Sustainment Management System Consultant FY26
SBC Project No: 361/000-01-2026
Requested Action: Approval to award a contract to a previously selected consultant

12. **Agency:** Department of Military
Project Title: VTS Milan Building I-9 Renovation
SBC Project No: 368/031-03-2024
Requested Action: Approval of a revision in project budget and funding

13. **Agency:** Department of Military
Project Title: VTS Tullahoma Transient Training Open Bay Barracks Phase 2
SBC Project No: 361/093-02-2022
Requested Action: Approval of a revision in funding and the Early Design Phase as recommended by the State Architect (for barracks three and four)

14. **Agency:** Department of Military
Project Title: Installation Energy and Water Plan (IEWP) Consultant FY26
SBC Project No: 361/000-02-2026
Requested Action: Approval of a project and to award a contract to a previously selected consultant

15. **Agency:** Department of Military
Project Title: Greenville Readiness Center HVAC and Energy Update
SBC Project No: 361/032-01-2025
Requested Action: Approval to cancel a project

16. **Agency:** Department of Military
Project Title: Sparta Readiness Center Re-Roof and Facility Update
SBC Project No: 361/087-01-2025
Requested Action: Approval of a revision in project budget and funding

17. **Agency:** Department of Military
Project Title: Nashville JFHQ Building 100 Second Floor HVAC and Facility Update
SBC Project No: 361/067-03-2024
Requested Action: Approval of a revision in funding

18. **Agency:** Department of Military
Project Title: VTS Tullahoma Dining Facility
SBC Project No: 361/093-01-2024
Requested Action: Approval of a revision in funding, and the Early Design Phase as recommended by the State Architect

19. **Agency:** Department of Military
Project Title: VTS Smyrna Regional Training Center Covered Shelter
SBC Project No: 361/079-02-2024
Requested Action: Approval of a revision in project budget and funding

20. **Agency:** Department of Environment & Conservation
Project Title: Hiwassee Scenic River State Park
SBC Project No: 126/110-01-2025
Requested Action: Approval of the Early Design Phase as recommended bi the State Architect

21. **Agency:** Department of Environment & Conservation
Project Title: Ocoee River State Park Boat Launch Ramp Replacement
SBC Project No: 126/122-01-2026
Requested Action: Approval of a project and proceeding with the process to select a designer

22. **Agency:** Department of Education
Project Title: TSD Schools Against Violence in Education (SAVE) Act Compliance Upgrades
SBC Project No: 168/007-01-2023
Requested Action: Approval of the Early Design Phase as recommended by the State Architect

DEPARTMENT OF CHILDREN'S SERVICES

Statewide, Tennessee

Requested Action: **Approval of a revision in project budget, funding, and the Early Design Phase** as presented by A2H, Inc.

Project Title: New Woodland Hills and John S. Wilder Hardware and Staff Secure Facilities

Project Description: Construction of a new staff secure Woodland Hills YDC, new staff and hardware secure John S. Wilder YDC facilities, and all required related work.

SBC Number: 144/000-02-2023

Total Project Budget: $360,200,000.00

Source of Funding:

Original	Change	Revised	Source
$ 13,500,000.00	$ 0.00	$ 13,500,000.00	21/22 CurrFunds-CapImp (A)
5,560,000.00	26,900,000.00	32,460,000.00	22/23 CurFunds-CapImp (A)
233,140,000.00	0.00	233,140,000.00	24/25 CurrFunds-CapImp (A)
81,100,000.00	0.00	81,100,000.00	2025 GO Bonds-CapImp (A)
$333,300,000.00	$26,900,000.00	$360,200,000.00	

Comment: This adds a portion of a FY 22/23 **line-item** project in the capital budget (Finance and Administration Projects $472,520,000). The total project budget is increasing from $333,300,000 to $360,200,000 to increase construction cost to align with current cost estimates. The project is within the modified budget and on schedule to start construction in November 2026.

Previous Action:

Date	Meeting	Action
09/14/2023	SBC	Approved project and to select a designer
11/20/2023	ESC	Approved designer selection (A2H, Inc.)
07/11/2024	SBC	Approved a revision in project funding
06/23/2025	ESC	Approved utilizing CM/GC alternative delivery method (2 firms)
07/10/2025	SBC	Approved a revision in project funding
10/09/2025	SBC	Approved awarding a contact to the best evaluated proposer for CM/GC (Linkous Construction Co., Inc.)
10/20/2025	ESC	Approved awarding a contract to the best evaluated proposer for CM/GC (Reeves & Young, LLC)

Minutes: 04/09/2026 SBC Commissioner Quin introduced Felipe Velastegui with A2H, Inc. Mr. Velastegui gave the presentation.

Lt. Governor McNally asked if the doors on the facility will have electronic locks, as the correctional inmates have been able to circumvent electronic door hardware by various

means at other facilities. He asked Mr. Velastegui to ensure that the door hardware purchased for this project was not of the same type that allowed unauthorized access or provided the ability to be bypassed by the residents of the facility.

The Commission approved a revision in project budget, funding, and the EDP as presented by A2H, Inc.

TENNESSEE WILDLIFE RESOURCES AGENCY

Region 2 - Middle, Nashville, Davidson County, Tennessee*

Requested Action:	**Retroactive approval of a project utilizing Griggs & Maloney Inc. for design**
Project Title:	Region 2 Lillard's Mill Mussel Catch Basin
Project Description:	Provide a new catch basin, pumps, piping, valve vault, and all required related work.
SBC Number:	220/018-01-2026
Total Project Budget:	$820,000.00
Source of Funding:	$820,000.00 25/26 TWRA Op Funds (A)
Comment:	The agency used an existing vendor (Griggs & Maloney Inc.) to provide design services before understanding the project required SBC approval. The design has been completed up to the construction document phase. Upon approval, Griggs & Maloney Inc. will be contracted to complete design services under a designer agreement. This project must be completed in the fall while the water level is at low pool.
Minutes:	04/09/2026 SBC Approved project utilizing Griggs & Maloney Inc. for design

*Work will be performed in Marshall County

TENNESSEE WILDLIFE RESOURCES AGENCY

Region 2 - Middle, Nashville, Davidson County, Tennessee*

Requested Action:	**Approval of a project and proceeding with the process to select a designer**
Project Title:	Region 2 New Stones River Range Walls
Project Description:	Replace existing berms with concrete walls and all required related work.
SBC Number:	220/018-02-2026
Total Project Budget:	$2,240,000.00
Source of Funding:	$2,240,000.00 25/26 TWRA Op Funds (A)
Comment:	Providing concrete range walls will improve the storm water conditions of the site and provide better public access at this leased location.
Minutes:	04/09/2026 SBC Approved project and to select a designer

*Work will be performed in Rutherford County

DEPARTMENT OF MENTAL HEALTH & SUBSTANCE ABUSE SERVICES

Western Mental Health Institute, Bolivar, Hardeman County, Tennessee

Requested Action: **Approval of a revision in funding and the Early Design Phase** as presented by Allen & Hoshall, Inc.

Project Title: Western MHI New Replacement Facility Phase Two

Project Description: Construct a Phase Two addition to the replacement facility to consolidate operations including elements such as a kitchen, a gym, support services, IT space, a courtroom, and additional inpatient rooms and all required related work.

SBC Number: 344/015-01-2023

Total Project Budget: $62,990,000.00

Source of Funding: $62,990,000.00 23/24 CurrFunds-CapImp (A)

Comment: The request for a revision in funding is to increase construction cost to align with current cost estimate. The project is within the modified budget and on schedule to start construction in December 2026.

Previous Action:

Date	Meeting	Action
09/14/2023	SBC	Approved project, to select a designer, and utilizing CM/GC alternative delivery method
10/23/2023	ESC	Approved designer selection (Allen & Hoshall, Inc.)
09/12/2024	SBC	Approved awarding a contract to the best evaluated proposer for CM/GC (Turner Construction)

Minutes: 04/09/2026 SBC Deputy Commissioner Heather Gunderson introduced Michel Lebel with Allen & Hoshall, Inc. Mr. Lebel gave the presentation.

The Commission approved a revision in funding and the EDP as presented by Allen & Hoshall, Inc..

TENNESSEE BOARD OF REGENTS

Columbia State Community College, Columbia, Maury County, Tennessee

Requested Action: **Approval of a Master Plan** as presented by Sizemore Group, LLC

Project Title: Master Plan

Project Description: Develop a Master Plan.

SBC Number: 166/015-01-2024

Total Project Budget: $200,000.00

Source of Funding: $200,000.00 Plant Funds (Non-Aux) (A)

Comment: Master Plan was approved by THEC on February 20, 2026

Previous Action:

Date	Meeting	Action
10/10/2024	SBC	Approved project and issuing an RFP for master planning services
02/19/2025	SBC	Approved awarding a contract to the best evaluated proposer (Sizemore Group, LLC)

Minutes: 04/09/2026 SBC Executive Director Dick Tracy recognized Vice President Tammy Boren from Columbia State and introduced Lily Berrios with Sizemore Group, LLC. Ms. Berrios gave the presentation.

The Commission approved a Master Plan as presented by Sizemore Group, LLC.

TENNESSEE BOARD OF REGENTS

Pellissippi State Community College, Knoxville, Knox County, Tennessee

Requested Action: **Approval of a Master Plan** as presented by Dober Lidsky Mathey, Inc.

Project Title: Master Plan

Project Description: Develop a Master Plan.

SBC Number: 166/032-01-2023

Total Project Budget: $200,000.00

Source of Funding: $200,000.00 Plant Funds (Non-Aux) (A)

Comment: Master Plan was approved by THEC on February 20, 2026.

Previous Action:

Date	Meeting	Action
06/08/2023	SBC	Approved project and issuing an RFP for master planning services
10/23/2023	ESC	Approved awarding a contract to the best evaluated proposer (Dober Lidsky Mathey, Inc.)

Minutes: 04/09/2026 SBC Executive Director Dick Tracy recognized President Anothony Wise from Pellissippi State and introduced Mr. Arthur Lidsky with Dober Lidsky Mathey, Inc. Mr. Lidsky gave the presentation.

The Commission approved a Master Plan as presented by Dober Lidsky Mathey, Inc.

STATE BUILDING COMMISSION

Minutes of Meeting of State Building Commission

1) Approved the Minutes of the State Building Commission meeting held on March 12, 2026.

Report of Items Approved by Office of the State Architect

- **Change Orders** which result in a net aggregate increase or decrease in excess of 10% of the original contract sum, or which exceed an individual change order item in an amount in excess of $500,000 (in accordance with Item 6.04(C)(3) of the *SBC By-Laws, Policy & Procedures*)

1. **State Procurement Agency:** Tennessee Board of Regents
   User Agency, Location: Columbia State Community College, Columbia, Tennessee
   Project Title: Southern Regional Technology Center
   SBC Project No: 166/015-01-2022
   Designer: Anecdote
   Contractor: Hoar Construction
   Construction Completion Percentage: 73%
   Targeted Substantial Completion: 01/06/2027
   Change Order No: **16**
   Approval Date: 03/02/2026
   Change Order Amount: $416,710.29
   Change Order Percentage: **8.35**%
   Cumulative Percentage: 18.11%
   Comment: Due to an owner requested change to equipment, electrical changes were required.
   Approved Project Funding:
   Original Bid Target: $46,175,000.00
   Base Contract Amount: $4,988,798.47
   Contingency: $1,175,000.00
   After This Change Order:
   Revised Contract Amount: $5,892,147.76
   Remaining Undedicated Funds: $1,175,000.00

2. **State Procurement Agency:** Tennessee Board of Regents
User Agency, Location: TN College of Applied Technology, Knoxville, Tennessee
Project Title: Union County Campus Expansion
SBC Project No: 166/060-01-2022
Designer: Cope Associates, Inc.
Contractor: Evans-Alley Construction, Inc.
Construction Completion Percentage: 91%
Targeted Substantial Completion: 05/02/2026
Change Order No: **14**
Approval Date: 03/10/2026
Change Order Amount: $397,000.00
Change Order Percentage: **6.63**%
Cumulative Percentage: 10.03%
Comment: The owner requested that a slab/sidewalk, MEP components, and fire alarm service be added to the new greenhouse which also adds 15 days to the project schedule.
Approved Project Funding:
Original Bid Target: $6,000,000.00
Base Contract Amount: $5,984,000.00
Contingency: $500,000.00
After This Change Order:
Revised Contract Amount: $6,584,126.46
Remaining Undedicated Funds: $500,000.00

3. **State Procurement Agency:** STREAM
User Agency, Location: Department of Correction, Henning, Tennessee
Project Title: WTSP Upgrade Locking Systems
SBC Project No: 140/001-04-2013
Designer: DLR Group with R&N Systems Design
Contractor: CML Security
Construction Completion Percentage: 34%
Targeted Substantial Completion: 09/24/2026
Change Order No: **1**
Approval Date: 03/23/2026
Change Order Amount: $947,145.00
Change Order Percentage: **38.04**%
Cumulative Percentage: 38.04%
Comment: This change order adds cost to the project due unforeseen material cost escalation.
Approved Project Funding:
Original Bid Target: $2.489.683.00
Base Contract Amount: $2.489.683.00
Contingency: $249.000.00
After This Change Order:
Revised Contract Amount: $3.436.828.00
Remaining Undedicated Funds: $243.788.32

4. **State Procurement Agency:** STREAM
User Agency, Location: Department of Correction, Mountain City, Tennessee
Project Title: NECX Upgrade Locking Systems
SBC Project No: 140/001-04-2013
Designer: DLR Group with R&N Systems Design
Contractor: CML Security
Construction Completion Percentage: 99%
Targeted Substantial Completion: 09/15/2026
Change Order No: **1**
Approval Date: 02/26/2026
Change Order Amount: $407,057.00
Change Order Percentage: **11.60**%
Cumulative Percentage: 11.60%
Comment: This change order adds cost to the project due unforeseen material cost escalation..
Approved Project Funding:
Original Bid Target: $3,508,219.00
Base Contract Amount: $3,508,219.00
Contingency: $412,057.00
After This Change Order:
Revised Contract Amount: $3,915,276.00
Remaining Undedicated Funds: $218,788.32

5. **State Procurement Agency:** STREAM
User Agency, Location: Tennessee Historical Commission, Sparta, Tennessee
Project Title: Sparta Rock House Building Repairs
SBC Project No: 160/013-01-2021
Designer: Sparkman & Associates Architects, Inc.
Contractor: Dude Construction LLC
Construction Completion Percentage: 99%
Targeted Substantial Completion: 02/05/2026
Change Order No: **2, 3, & 4**
Approval Date: 03/10/2026
Change Order Amount: $0.00, $49,880.75, $4,957.42
Change Order Percentage: **0.00%, 15.37% 1.53**%
Cumulative Percentage: 30.36%
Comment: A hidden condition revealed deteriorated masonry joints and water seepage into the crawl space resulting in the need to repair the masonry and to design/construct a water proofing solution and add 188 days.
Approved Project Funding:
Original Bid Target: $338,500.00
Base Contract Amount: $324,600.00
Contingency: $33,850.00
After This Change Order:
Revised Contract Amount: $423,146.92
Remaining Undedicated Funds: $128,682.58

6. **State Procurement Agency:** STREAM
User Agency, Location: Department of Education, Nashville, Tennessee
Project Title: TN School for the Blind Building & Site Improvements
SBC Project No: 168/005-02-2021
Designer: Gobbell Hays Partners, Inc.
Contractor: Fuel Tank Maintenance Company, LLC
Construction Completion Percentage: 83%
Targeted Substantial Completion: 07/29/2026
Change Order No: **10**
Approval Date: 02/26/2026
Change Order Amount: $362,808.57
Change Order Percentage: **12.93**%
Cumulative Percentage: 21.88%
Comment: This change order addresses the need to upgrade security and adds 90 days.
Approved Project Funding:
Original Bid Target: $3,087,590.00
Base Contract Amount: $2,806,900.00
Contingency: $450,000.00
After This Change Order:
Revised Contract Amount: $3,420,943.40
Remaining Undedicated Funds: $286,288.56

7. **State Procurement Agency:** STREAM
User Agency, Location: Department of General Services, Jackson, Tennessee
Project Title: Jackson Supreme Court Exterior Cleaning & Repairs & Interior Renovation
SBC Project No: 523/073-01-2022
Designer: TLM
Contractor: Allison Contracting
Construction Completion Percentage: 15%
Targeted Substantial Completion: 11/30/2026
Change Order No: **1**
Approval Date: 03/17/2026
Change Order Amount: $478,448.01
Change Order Percentage: **26.80**%
Cumulative Percentage: 26.80%
Comment: This change order is for owner requested design change to various rooms including IT upgrades and adds 256 days.
Approved Project Funding:
Original Bid Target: $2,700,000.00
Base Contract Amount: $1,784,999.00
Contingency: $270,000.00
After This Change Order:
Revised Contract Amount: $2,263,447.01
Remaining Undedicated Funds: $1,253,786.09

8. **State Procurement Agency:** STREAM
   User Agency, Location: Department of General Services, Nashville, Tennessee
   Project Title: Office Consolidation for Treasury
   SBC Project No: 529/073-02-2022
   Designer: BHDG Architects
   Contractor: Thrash Construction Services
   Construction Completion Percentage: 100%
   Targeted Substantial Completion: 08/18/2025
   Change Order No: **6**
   Approval Date: 03/16/2026
   Change Order Amount: ($7,030.99)
   Change Order Percentage: **(0.69%)**
   Cumulative Percentage: 29.67%
   Comment: This change order credits the project for costs associated with previously issued change directives.
   Approved Project Funding:
   Original Bid Target: $1,150,000.00
   Base Contract Amount: $1,019,800.00
   Contingency: $115,000.00
   After This Change Order:
   Revised Contract Amount: $1,322,423.01
   Remaining Undedicated Funds: $480,635.48

- **Sole Source / Proprietary Procurement**

1. **State Procurement Agency**: Tennessee Technological University
   Project Title: Bryan Fine Arts Auditorium Upgrades
   SBC Project No: 364/011-11-2021
   Type: Sole Source
   Comment: This auditorium is heavily invested in Clair Global audio equipment and this approval allows for the selection of only that brand of equipment to allow for consistency.

Initial and Revised Approvals of Capital Projects

- Reported the following four capital projects with total project cost of $100,000 - $1,000,000 in accordance with Item 2.04(A)(2) of the *SBC By-Laws, Policy & Procedures*:

1. **State Procurement Agency**: Tennessee Board of Regents / Pellissippi State Community College
   Location: Knoxville, Tennessee
   Project Title: Blount Campus Recreational Courts
   Project Description: Student recreational outdoor basketball and pickleball courts will be built on the grounds of the Blount Campus.
   SBC Project No: 166/032-01-2026
   Total Project Budget: $425,000.00
   Source of Funding: Plant Funds (Non-Aux) (A)
   Approval: Approved project and to select a designer
   Approval Date: 03/13/2026

2. **State Procurement Agency**: East Tennessee State University
   Location: Johnson City, Tennessee
   Project Title: Bristol Family Practice Renovations
   Project Description: Renovate 19,351 GSF at Bristol Family Practice to provide new space layouts with electrical, mechanical, lighting, life safety requirements, and all associated work to support the space and equipment needs. Work also includes renovations to create a better patient flow at the entrance and all associated work. New flooring, ceilings, and wall treatments will be captured.
   SBC Project No: 369/005-03-2026
   Total Project Budget: $995,000.00
   Source of Funding: Plant Funds (Non-Aux) (A)
   Approval: Approved project and to select a designer
   Approval Date: 03/20/2026

3. **State Procurement Agency**: STREAM / Department of Environment & Conservation
   Location: Lebanon, Tennessee
   Project Title: Cedars of Lebanon State Park Campground Bathhouse
   Project Description: Install an accessible bathhouse facility with associated parking in Campground Area 1 and all required related work.
   SBC Project No: 126/015-01-2024
   Total Project Budget: $830,000.00
   Source of Funding: 24/25 TDEC Op Funds (A)
   Approval: Approved the EDP as recommended by the State Architect
   Approval Date: 03/13/2026

4. **State Procurement Agency**: STREAM / Department of Military
   Location: Lavinia, Tennessee
   Project Title: VTS Milan Water Supply Infrastructure Improvements
   Project Description: Install connections to existing 150,000 gallon water storage tank for improved fire suppression systems and vehicle wash rack, supply a line to Headquarters building and all required related work.
   SBC Project No: 368/031-01-2023
   Total Project Budget: $944,000.00
   Source of Funding: Federal Funds (NGB) (F)
   Approval: Approved a revision in project budget and funding (increase of $374,000.00)
   Approval Date: 03/13/2026

Approvals of Revisions to Existing Capital Projects

- Reported the following two approvals of an alternate delivery method in accordance with Item 2.04(B)(1) of the *SBC By-Laws, Policy & Procedures*:

1. **State Procurement Agency**: STREAM / Department of Transportation
   Location: Jamestown, Tennessee
   Project Title: Region 2 New Fentress County Maintenance Building
   Project Description: Demolish the current structure, construct a new maintenance building, and all required related work.
   SBC Project No: 242/010-01-2023
   Total Project Budget: $1,310,000.00
   Source of Funding: 21/22 TDOT Plant Construction Funds (A)
   Approval: Approved utilizing agency resources for a portion of the work
   Approval Date: 03/13/2026

2. **State Procurement Agency**: STREAM / Department of Transportation
   Location: Chattanooga, Tennessee
   Project Title: Region 2 New Van Buren County Maintenance Building
   Project Description: Demolish the current structure, construct a new maintenance building, and all required related work.
   SBC Project No: 242/010-04-2023
   Total Project Budget: $1,310,000.00
   Source of Funding: 22/23 TDOT Plant Construction Funds (A)
   Approval: Approved utilizing agency resources for a portion of the work
   Approval Date: 03/13/2026

- Reported the following two approvals of a Best Value (BV) or Construction Manager/General Contractor (CM/GC) in accordance with Item 2.04(B)(6) of the *SBC By-Laws, Policy & Procedures*:

1. **State Procurement Agency**: Tennessee Board of Regents / Middle Tennessee State University
   Location: Murfreesboro, Tennessee
   Project Title: Renovations to Floyd Stadium
   Project Description: Partial renovations to Floyd Stadium including replacement of seating sections and structural supports that are at the end of their useful life and all related work.
   SBC Project No: 166/009-01-2025
   Total Project Budget: $16,500,000.00
   Source of Funding:

Original Amount	Source
$16,000,000.00	TSSBA (Athletics) (A)
$ 500,000.00	Plant Funds (Non-Aux) (A)

   Approval: Approved awarding a contract to the best evaluated proposer for CM/GC (Reeves Young, LLC)
   Approval Date: 03/20/2026

2. **State Procurement Agency**: Middle Tennessee State University
   Location: Murfreesboro, Tennessee
   Project Title: Addition and Renovation to the Murphy Center
   Project Description: Construct an addition and renovation to the Murphy Center, including adjacent site improvement and all related work.
   SBC Project No: 366/009-04-2025
   Total Project Budget: $119,000,000.00
   Current Project Funding: $ 300,000.00
   Source of Funding: Plant Funds (Non-Aux) (A)
   Approval: Approved awarding a contract to the best evaluated proposer for CM/GC (Denark Construction, Inc.)
   Approval Date: 03/20/2026

Approvals of Contract Amendments

- Reported the following approval of a consultant contract amendment in accordance with Item 2.04(C)(1) of the *SBC By-Laws, Policy & Procedures*:

1. **State Procurement Agency**: STREAM / Department of Military
   Location: Statewide, Tennessee
   Project Title: Comprehensive Energy & Water Audit Consultant FY24
   Project Description: Engineering consultant to perform energy and water audits at Military facilities.
   SBC Project No: 361/000-01-2024
   Total Project Budget: $750,000.00
   Current Project Funding: $521,000.00
   Source of Funding: Federal Funds (NGB)
   Approval: Approved a revision in project budget and funding and an amendment to the contract (increase of $200,000.00)
   Approval Date: 03/13/2026

Report of Items Submitted to the SBC

- **Designer Additional Services** for when an individual project exceeds 20% of the designer's fee for basic services, or when an individual additional services approval amount exceeds $100,000 (in accordance with Item 6.08 of the *SBC By-Laws, Policy & Procedures)*

1. **State Procurement Agency**: STREAM / Department of Environment & Conservation
   Location: Hohenwald, Tennessee
   Project Title: Devil's Backbone State Park Visitors Center, Maintenance Facility & Campground
   SBC Project No: 126/035-01-2025
   Designer: Sanders Pace Architecture, LLC
   Amount: $203,817.92
   Explanation: This ASR is for a site survey which is considered inherent to the successful execution of the project.
   Approval Date: 03/06/2026
   OSA Receipt Date: 03/11/2026

2. **State Procurement Agency**: STREAM / Department of Veterans Services
   Location: Sparta, Tennessee
   Project Title: Upper Cumberland Veterans Cemetery
   SBC Project No: 682/008-01-2026
   Designer: Cannon & Cannon
   Amount: $22,740.00
   Explanation: This ASR is for soil a consultant to evaluate and map the site which is considered above basic services.
   Approval Date: 03/12/2026
   OSA Receipt Date: 03/12/2026

- **Quarterly Report of the Advisory Board for the Metro Nashville District Energy System** (in accordance with Item 13.01 of the *SBC By-Laws, Policy & Procedures*)
- **Annual Report of The Hermitage – Home of President Andrew Jackson** (in accordance with TCA §4-13-104(3))

Other Business

There being no further business, the meeting adjourned at 11:35 a.m.

* * * * * * *

CONSENT AGENDA ITEMS

1.

UNIVERSITY OF TENNESSEE

University of Tennessee Health Science Center, Memphis, Shelby County, Tennessee

Requested Action: **Approval of a revision in project budget and funding**

Project Title: UTHSC Multiple Building Boiler Repairs (24/25)

Project Description: Repair and replacement of several boilers and system components and includes all related work to complete the project.

SBC Number: 540/013-02-2025

Total Project Budget: $1,775,000.00

Source of Funding:

Original	Change	Revised	Source
$1,275,000.00	$500,000.00	$1,775,000.00	Plant Funds (Non-Aux) (A)

Comment: This request increases the budget from $1,275,000.00 to $1,775,000.00 to ensure that there is sufficient funding for the final building in the series.

Previous Action:

Date	Meeting	Action
04/10/2025	SBC	Approved project to utilize a Campus Consultant for design and System Procurement for a portion of the work

Minutes: 04/09/2026 SBC Approved a revision in project budget and funding

UNIVERSITY OF TENNESSEE

University of Tennessee, Knoxville, Knox County, Tennessee

Requested Action: **Approval of a revision in project budget and funding**

Project Title: UTK Multiple Building Systems Improvements

Project Description: Funds are provided for improvements to various building systems in multiple buildings. Funds support replacement of plumbing fixtures and installation of systems to keep chilled water loops cleaner and improve heat transfer. Project includes all related work.

SBC Number: 540/009-17-2021

Total Project Budget: $4,780,000.00

Source of Funding:

Original	Change	Revised	Source
$4,000,000.00	$ 0.00	$4,000,000.00	21/22 CurrFunds-CapMaint (A)
345,000.00	435,000.00	780,000.00	Plant Funds (Non-Aux) (A)
$4,345,000.00	$435,000.00	$4,780,000.00	

Comment: This request increases the budget from $4,345,000.00 to $4,780,000.00 primarily due to the unforeseen electrical conditions discovered during construction in the Nielsen Physics Building. This increases the budget to ensure that there is sufficient funding to complete the remaining work on this building.

Previous Action:

Date	Meeting	Action
07/22/2021	SBC	Approved project and to select a designer
07/22/2021	ESC	Approved designer selection (Engineering Services Group, Inc.)
03/13/2025	SBC	Approved a revision in project budget and funding in order to award a contract

Minutes: 04/09/2026 SBC Approved a revision in project budget and funding

EAST TENNESSEE STATE UNIVERSITY

East Tennessee State University, Johnson City, Washington County, Tennessee

Requested Action: **Approval of a revision in project budget and scope**

Project Title: COM Bldg 2 Learning Community Renovation

Project Description: Renovate the third floor of the College of Medicine (COM) Bldg. 2 to create meeting, study, and collaboration space to support the student learning communities. New layouts will require *replacements* of mechanical, electrical, life safety systems, and all associated work.

SBC Number: 369/005-05-2024

Total Project Budget: $4,600,000.00

Source of Funding:

Original	Change	Revised	Source
$2,300,000.00	$2,300,000.00	$4,600,000.00	Plant Funds (Non-Aux) (A)

Comment: This request increases the project budget from $2,300,000 to $4,600,000. Additional funding is required to address aged mechanical and electrical systems necessary to support the new space layouts and increased occupancy associated with the renovation. During project development, it was determined that existing building systems lack sufficient capacity and require upgrades to meet current code requirements, life safety standards, and the programmatic needs of the student learning community spaces.

Previous Action:

Date	Meeting	Action
10/10/2024	SBC	Approved project and to select a designer
11/25/2024	ESC	Approved designer selection (Clark Nexsen, Inc.)

Minutes: 04/09/2026 SBC Approved a revision in project budget and scope

EAST TENNESSEE STATE UNIVERSITY

Statewide, Tennessee

Requested Action: **Approval of a procurement and proceeding with the process to select consultants**

Project Title: Campus Consultants

Project Description: Professional service consultants for Architecture, MEP Engineering, Structural Engineering, Civil Engineering, Environmental, Building Envelopes, and Landscape Architecture.

SBC Number: 369/000-01-2026

Total Project Budget: $4,000,000.00

Source of Funding:

Original Amount	**Source**
$3,000,000.00	Plant Funds (Non-Aux) (A)
$1,000,000.00	Various Project Funds (A)

Comment: This project will serve the Campus' needs for professional consultant services for up to five years. Two contracts each will be awarded for Architectural services. One contract each will be awarded for all other services. Contracts for consultant services are expected to commence May 1, 2026.

Minutes: 04/09/2026 SBC Approved procurement and to select consultants

EAST TENNESSEE STATE UNIVERSITY

East Tennessee State University, Johnson City, Washington County, Tennessee

Requested Action: **Approval of a revision in project budget and funding**

Project Title: Buc Ridge Exterior and Structural Repairs

Project Description: Perform essential repairs needed to address exterior finishes, structural repairs, and all associated work in multiple buildings at Buc Ridge Apartments.

SBC Number: 369/005-05-2025

Total Project Budget: $2,147,400.00

Source of Funding:

Original	Change	Revised	Source
$2,000,000.00	$147,400.00	$2,147,400.00	Plant Funds (Aux-Housing) (A)

Comment: This request increases the project budget from $2,000,000 to $2,147,400. Four bids were received on March 18, 2026. The increase in project budget is needed to allow for adequate contingency. The cost was higher primarily due to increased material costs. There will be no additional designer fees.

Previous Action:

Date	Meeting	Action
10/09/2025	SBC	Approved project and to select a designer
10/20/2025	ESC	Approved designer selection (Shaw & Shanks Architects, P.C.)

Minutes: 04/09/2026 SBC Approved a revision in project budget and funding

TENNESSEE BOARD OF REGENTS

Roane State Community College, Harriman, Roane County, Tennessee

Requested Action:	**Approval of a project and to issue a Request for Proposals for master planning services**
Project Title:	Master Plan
Project Description:	Develop a new Master Plan.
SBC Number:	166/027-01-2026
Total Project Budget:	$275,000.00
Source of Funding:	$275,000.00 Plant Funds (Non-Aux) (A)
Comment:	The current master plan was completed in 2017.
Minutes:	04/09/2026 SBC Approved project and issuing an RFP for master planning services

TENNESSEE BOARD OF REGENTS

Columbia State Community College, Columbia, Maury County, Tennessee

Requested Action: **Approval to utilize a previously selected Construction Manager/General Contractor**

Project Title: Walter and Hickman Building Renovations

Project Description: Renovate the entire William R. Walter Building and a portion of the Hickman Building. The project includes building layout changes, updated HVAC, electrical, life safety, and interior and exterior lighting, and all related work.

SBC Number: 166/015-01-2025

Total Project Budget: $6,152,000.00

Source of Funding: $6,152,000.00 Plant Funds (Non-Aux) (A)

Comment: The use of a previously selected Construction Manager/General Contractor (Hoar Construction, LLC) is requested as the CM/GC is currently active on campus (SBC #166/015-01-2022 CoSCC Southern Regional Technology Center). Utilizing the contractor already mobilized on site will allow the work to proceed on an expedited schedule and minimize interruption to program operations.

Previous Action:

Date	Meeting	Action
08/15/2025	SBC	Approved project and to select a designer
08/25/2025	ESC	Approved designer selection (Gresham Smith)

Minutes: 04/09/2026 SBC Approved utilizing a previously selected CM/GC (Hoar Construction, LLC)

TENNESSEE BOARD OF REGENTS

Jackson State Community College, Jackson, Madison County, Tennessee

Requested Action:	**Approval of a project and proceeding with the process to select a designer**
Project Title:	McWherter Center Updates
Project Description:	Update and repair building envelope and interior renovations. Work includes repair and replacement of exterior façade materials, window replacement, architectural improvements, mechanical/electrical modifications, and interior renovations to support programmatic reconfigurations throughout the facility.
SBC Number:	166/019-01-2026
Total Project Budget:	$7,580,000.00
Source of Funding:	$7,580,000.00 Plant Funds (Non-Aux) (A)
Comment:	This is a March 9, 2026 **disclosed** project reported by TBR. This project will update and repair the facility's exterior and interior to prevent water intrusion, improve the building's appearance, and support evolving programmatic needs.
Minutes:	04/09/2026 SBC Approved project and to select a designer

TENNESSEE BOARD OF REGENTS

Northeast State Community College, Blountville, Sullivan County, Tennessee

Requested Action: **Approval of a revision in project budget and funding**

Project Title: Powers and Maintenance Roof Replacements

Project Description: Replacement of roofs at the Powers Math & Science Building and the Maintenance Building, including coping; exterior updates of the Maintenance Building including repairs and replacement of exterior materials and masonry, replacement of windows and doors, gutters and downspouts, parking and drives; and all related work.

SBC Number: 166/038-01-2021

Total Project Budget: $1,370,000.00

Source of Funding:

Original	Change	Revised	Source	
$ 410,000.00	$ 0.00	$ 410,000.00	21/22 CurrFunds-CapMaint (MP)	(A)
800,000.00	0.00	800,000.00	23/24 CurrFunds-CapMaint	(A)
0.00	160,000.00	160,000.00	Plant Funds (Non-Aux)	(A)
$ 1,210,000.00	**$ 160,000.00**	**$ 1,370,000.00**		

Comment: This request increases the budget from $1,210,000.00 to $1,370,000.00. The additional funds will cover a change order to replace the deteriorated canopy/shed attached to the maintenance building to support maintenance storage needs.

Previous Action:

Date	Meeting	Action
08/23/2021	ESC	Approved project and to select a designer
08/23/2021	ESC	Approved designer selection (McGahey Associates, Architects)
07/13/2023	SBC	Approved a revision in project budget, funding, and scope
08/19/2024	ESC	Approved designer selection (Cain Rash West)

Minutes: 04/09/2026 SBC Approved a revision in project budget and funding

TENNESSEE BOARD OF REGENTS

Pellissippi State Community College, Knoxville, Knox County, Tennessee

Requested Action: **Approval of a revision in project funding, scope, and to utilize a regional consultant for a portion of the design**

Project Title: Hardin Valley Campus Renovations

Project Description: Renovate and reconfigure spaces in multiple buildings on the Hardin Valley campus and all related work. *Repair and replace damaged roadway at Welcome Way entrance.*

SBC Number: 166/032-01-2022

Total Project Budget: $29,800,000.00

Source of Funding:

Original Amount	Source
$24,500,000.00	22/23 CurrFunds-CapImp (A)
500,000.00	Gifts (O)
4,800,000.00	Plant Funds (Non-Aux) (A)

Comment: This request adds scope and reallocates funds within the existing project for design and construction of a major roadway repair on the Hardin Valley campus. A regional consultant (Rodney L. Wilson Consulting, LLC) is requested to perform the roadway repair due to the limited scope of the work and the consultant's familiarity with the roadway condition following its prior evaluation after a dip developed last fall.

The dip has become a significant hazard for drivers. The culverts beneath the roadway are failing, causing the roadway surface to sink. Addressing this condition is urgent to ensure safe access on campus.

Previous Action:

Date	Meeting	Action
07/13/2022	SBC	Approved project, to select a designer, and utilizing CM/GC alternative delivery method
08/19/2022	ESC	Approved designer selection (Community Tectonics Architects, Inc.)
11/20/2023	ESC	Approved awarding a contract to the best evaluated proposer for CM/GC (Johnson Galyon, Inc.)
09/12/2024	SBC	Approved a revision in project budget and funding

Minutes: 04/09/2026 SBC Approved a revision in project funding, scope and utilizing a regional consultant (Rodney L Wilson Consulting, LLC) for a portion of the design

DEPARTMENT OF MILITARY

Statewide, Tennessee

Requested Action: **Approval to award a contract to a previously selected consultant**

Project Title: BUILDER Sustainment Management System Consultant FY26

Project Description: Consultant to assist the agency with infrastructure assessment services and project planning efforts.

SBC Number: 361/000-01-2026

Total Project Budget: $1,750,000.00

Current Project Funding: $ 300,000.00

Source of Funding: $ 300,000.00 Federal Funds (NGB) (F)

Comment: This request is to award a consultant contract to a previously selected consultant (Tetra Tech, Inc.) (SBC Project No. 361/000-01-2021) due to the unique systems and reporting requirements mandated by the National Guard Bureau. The consultant was selected through state consultant selection procedures and has performed the facility assessments for the Tennessee Army National Guard since 2021. The agreement for the current consultant will expire on July 30, 2026. The contract term will be from August 1, 2026 through July 30, 2031.

Minutes: 04/09/2026 SBC Approved awarding a contract to a previously selected consultant (Tetra Tech, Inc.)

DEPARTMENT OF MILITARY

Volunteer Training Site - Milan, Milan, Gibson County, Tennessee

Requested Action: **Approval of a revision in project budget and funding**

Project Title: VTS Milan Building I-9 Renovation

Project Description: Complete mechanical, electrical, plumbing and architectural renovation of building into fire house living quarters, and all required related work.

SBC Number: 368/031-03-2024

Total Project Budget: $2,400,000.00

Source of Funding:

Original	Change	Revised	Source
$149,544.00	$2,250,456.00	$2,400,000.00	Federal Funds (NGB)(F)

Comment: This request reduces the project funding from $2,620,000.00 to $2,400,000.00 and fully funds the project.

Previous Action:

Date	Meeting	Action
11/14/2024	SBC	Approved project and to select a designer
11/25/2024	ESC	Approved designer selection (Evans Taylor Foster Childress Architects, P.C)

Minutes: 04/09/2026 SBC Approved a revision in project budget and funding

DEPARTMENT OF MILITARY

Volunteer Training Site Tullahoma, Tullahoma, Coffee County, Tennessee

Requested Action: **Approval of a revision in funding and the Early Design Phase** as recommended by the State Architect (for barracks three and four)

Project Title: VTS Tullahoma Transient Training Open Bay Barracks Phase 2

Project Description: Construct four open bay barracks to include finishes, latrines, showers, laundry, office and support space, mechanical and electrical systems, parking, and all related work.

SBC Number: 361/093-02-2022

Total Project Budget: $7,170,000.00

Source of Funding:

Original	Change	Revised	Source
$3,757,156.00	$3,412,844.00	$7,170,000.00	Federal Funds (NGB)(F)

Comment: This request adds $3,412,844.00 to fully fund the project. Barracks three and four are on schedule and in budget with construction anticipated to start mid 2026.

Previous Action:

Date	Meeting	Action
06/21/2022	SBC	Approved project and to select a designer
07/25/2022	ESC	Approved designer selection (Hefferlin + Kronenberg Architects, PLLC)
09/14/2023	SBC	Approved a revision in project funding
11/14/2024	SBC	Approved a revision in project funding and EDP as recommended by the State Architect (for barrack one and two)

Minutes: 04/09/2026 SBC Approved a revision in funding and the EDP as recommended by the State Architect (for barracks three and four)

DEPARTMENT OF MILITARY

Statewide, Tennessee

Requested Action: **Approval of a project and to award a contract to a previously selected consultant**

Project Title: Installation Energy and Water Plan (IEWP) Consultant FY26

Project Description: Engineering consultant to produce a written plan to support the Department of Military Army National Guard installations to achieve increased energy security, resilience, readiness, and mission assurance.

SBC Number: 361/000-02-2026

Total Project Budget: $475,000.00

Source of Funding: $475,000.00 Federal Funds (NGB) (F)

Comment: This request is to award a consultant contract to a previously selected consultant (Sain) (SBC Project No. 361/000-01-2020) due to the unique systems and reporting requirements mandated by the National Guard Bureau. The consultant was selected through state consultant selection procedures and performed the facility assessments for the Tennessee Army National Guard in 2020. The agreement for the current consultant is expired. This request is 100% federally funded.

The Department of Military Is required by federal mandate to provide an Installation Energy and Water Plan (IEWP) for Tennessee Army National Guard (TNARNG) Sites and Facilities. This request is 100% federally funded.

Minutes: 04/09/2026 SBC Approved project and awarding a contract to a previously selected consultant (Sain)

DEPARTMENT OF MILITARY

Greenville Readiness Center, Greenville, Greene County, Tennessee

Requested Action: **Approval to cancel a project**

Project Title: Greenville Readiness Center HVAC and Energy Update

Project Description: Extend mechanical into unconditioned areas; upgrade electrical and plumbing systems; replace doors, door hardware, windows, and all required related work.

SBC Number: 361/032-01-2025

Original Project Budget: $2,050,000.00

Project Expenditures: $ 13,273.01

Source of Funding:

Original	Change	Revised	Source
$1,025,000.00	$ (1,018,363.50)	$ 6.636.50	25/26 CurrFunds-CapMaint (MP) (A)
1,025,000.00	(1,018,363.49)	6,636.51	Federal Funds (NGB) (F)
$2,050,000.00	**$(2,036,726.99)**	**$13,273.01**	

Comment: This request is to cancel the Greeneville Readiness Center HVAC and Energy Update project as a result of the recent Army Transformation Initiative causing further changes in National Guard force structure and mission requirements. Department analysis has determined this facility is excess to the Department's needs and further capital investment is no longer warranted. The project expenditures are for design.

Previous Action:

Date	Meeting	Action
07/10/2025	SBC	Approved project and to select a designer
07/21/2025	ESC	Approved designer selection (Engineering Services Group, Inc.)
10/09/2025	SBC	Approved a revision in project scope

Minutes: 04/09/2026 SBC Approved cancelling the project

DEPARTMENT OF MILITARY

Sparta Readiness Center, Sparta, White County, Tennessee

Requested Action: **Approval of a revision in project budget and funding**

Project Title: Sparta Readiness Center Re-Roof and Facility Update

Project Description: Replace roof system, doors, and door hardware; perform repairs to masonry; exterior and interior facility updates; site grading and drainage improvements; and all required related work.

SBC Number: 361/087-01-2025

Total Project Budget: $2,025,260.00

Source of Funding:

Original	Change	Revised	Source
$ 835,000.00	$ 0.00	$ 835,000.00	25/26 CurrFunds-CapMaint (MP) (A)
0.00	177,630.00	177,630.00	05/06 CurrFunds-CapMaint (R)
835,000.00	177,630.00	1,012,630.00	Federal Funds (NGB) (F)
$1,670,000.00	**$355,260.00**	**$2,025,260.00**	

Comment: This request increases the project budget from $1,670,000.00 to $2,025,260.00 due to increased site grading and drainage improvements, not anticipated in the original budget.

Previous Action:

Date	Meeting	Action
07/10/2025	SBC	Approved project and to select a designer
07/21/2025	ESC	Approved designer selection (Derthick, Henley & Wilkerson, Architects PLLC)

Minutes: 04/09/2026 SBC Approved a revision in project budget and funding

DEPARTMENT OF MILITARY

Nashville Joint Forces Headquarters, Nashville, Davidson County, Tennessee

Requested Action: **Approval of a revision in funding**

Project Title: Nashville JFHQ Building 100 Second Floor HVAC and Facility Update

Project Description: Replace mechanical, electrical, and plumbing systems and windows; repairs to finishes and equipment; extend fire protection and all required related work.

SBC Number: 361/067-03-2024

Total Project Budget: $2,420,000.00

Source of Funding:

Original	Change	Revised	Source
$ 155,852.00	$2,264,148.00	$2,420,000.00	Federal Funds (NGB) (F)

Comment: This request increases the funding from $155,852.00 to $2,420,000.00 to fully fund the project.

Previous Action:

Date	Meeting	Action
11/14/2024	SBC	Approved project and to select a designer
11/25/2024	ESC	Approved designer selection (I. C. Thomasson Associates, Inc.)

Minutes: 04/09/2026 SBC Approved a revision in funding

DEPARTMENT OF MILITARY

Volunteer Training Site Tullahoma, Tullahoma, Coffee County, Tennessee

Requested Action: **Approval of a revision in funding, and the Early Design Phase** as recommended by the State Architect

Project Title: VTS Tullahoma Dining Facility

Project Description: Construction of a dining facility and all required related work.

SBC Number: 361/093-01-2024

Total Project Budget: $4,080,000.00

Source of Funding:

Original	Change	Revised	Source
$ 240,411.00	$3,839,589.00	$4,080,000.00	Federal Funds (NGB) (F)

Comment: This request increases the project funding from $240,411.00 to $4,080,000.00 to fully fund the project. This project is on schedule and in budget with construction anticipated to start late 2026.

Previous Action:

Date	Meeting	Action
06/13/2024	SBC	Approved project and to select a designer
08/19/2024	ESC	Approved designer selection (Derthick, Henley & Wilkerson, Architects, PLLC)
06/12/2025	SBC	Approved a revision in project budget and funding

Minutes: 04/09/2026 SBC Approved a revision in funding, and the EDP as recommended by the State Architect

DEPARTMENT OF MILITARY

Volunteer Training Site - Smyrna, Smyrna, Rutherford County, Tennessee

Requested Action: **Approval of a revision in project budget and funding**

Project Title: VTS Smyrna Regional Training Center Covered Shelter

Project Description: Construction of a pre-engineered covered shelter and all required related work.

SBC Number: 361/079-02-2024

Total Project Budget: $1,020,000.00

Current Project Funding: $ 70,869.00

Source of Funding:

Original	Change	Revised	Source
$ 60,869.00	$10,000.00	$70,869.00	Federal Funds (NGB) (F)

Comment: This request is to increase the project budget from $1,010,000.00 to $1,020,000.00 to perform geotechnical analysis. Additional funding will be added when made available by the National Guard Bureau.

Previous Action:

Date	Meeting	Action
06/13/2024	SBC	Approved project and to select a designer
08/19/2024	ESC	Approved designer selection (M. Shanks Architects)

Minutes: 04/09/2026 SBC Approved a revision in project budget and funding

DEPARTMENT OF ENVIRONMENT & CONSERVATION

Hiwassee Scenic River State Park, Delano, Polk County, Tennessee

Requested Action: **Approval of the Early Design Phase** as recommended by the State Architect

Project Title: Hiwassee Scenic River State Park Improvements

Project Description: Improve campground including upgrading utilities, reconfiguring/paving roads and pads, adding campsites; demolish existing bathhouse, dump station, and playground; install bathhouses, dump station, pavilion, and playscape; and all required related work.

SBC Number: 126/110-01-2025

Total Project Budget: $12,000,000.00

Source of Funding: $12,000,000.00 24/25 CurrFunds-CapImp (A)

Comment: This project is on schedule and in budget, with construction anticipated to start in Fall 2026. The total value of the structures is less than $2,500,000.00.

Previous Action:

	Date	Meeting	Action
	02/19/2025	SBC	Approved project and to select a designer
	03/24/2025	ESC	Approved designer selection (Sanders Pace Architecture, LLC)
Minutes:	04/09/2026	SBC	Approved the EDP as recommended by the State Architect

DEPARTMENT OF ENVIRONMENT & CONSERVATION

Ocoee River State Park, Benton, Polk County, Tennessee

Requested Action:	**Approval of a project and proceeding with the process to select a designer**
Project Title:	Ocoee River State Park Boat Launch Ramp Replacement
Project Description:	Replace existing boat launch ramp and all required related work.
SBC Number:	126/122-01-2026
Total Project Budget:	$3,000,000.00
Source of Funding:	$3,000,000.00 25/26 TDEC Op Funds (A)
Comment:	This project will remove and replace the existing boat ramp as well as address significant erosion damage for this key amenity to the park.
Minutes:	04/09/2026 SBC Approved project and to select a designer

DEPARTMENT OF EDUCATION

Tennessee School for the Deaf, Knoxville, Knox County, Tennessee

Requested Action: **Approval of the Early Design Phase** as recommended by the State Architect

Project Title: TSD Schools Against Violence in Education (SAVE) Act Compliance Upgrades

Project Description: Upgrade campus safety and security systems; relocation of the main entrance, including a new gate, driveway, and guard house; and all required related work to comply with the SAVE Act.

SBC Number: 168/007-01-2023

Total Project Budget: $9,200,000.00

Source of Funding: $9,200,000.00 23/24 CurrFunds-CapImp (A)

Comment: Project is on schedule and in budget with construction anticipated to start late 2026. The total value of the new structure is $100,000.00.

Previous Action:

	Date	Meeting	Action
	08/10/2023	SBC	Approved project and to select a designer
	08/21/2023	ESC	Approved designer selection (The Lewis Group Architects, Inc.)
	08/15/2025	SBC	Approved a revision in project scope
Minutes:	04/09/2026	SBC	Approved the EDP as recommended by the State Architect

Approved:

Tre Hargett
Secretary, State Building Commission
Secretary of State