

AGENDA

STATE BUILDING COMMISSION
Cordell Hull State Office Building
House Hearing Room II
August 11, 2022
11:00 a.m.

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Pursuant to T.C.A. §8-44-108, meetings may be conducted permitting participation of electronic or other means of communication.

CONSENT AGENDA

Approval of the following items which have been reviewed and recommended for approval by Commission staff:

1. Agency: **Andrew Jackson Foundation**
Project Title: Demolition of the Old Hickory House and Adjacent Shed/Smokehouse
SBC Project No: 900/001-01-2022
Requested Action: Approval of a project

2. Agency: **East Tennessee State University**
Project Title: Powell Hall Repairs and Renovation
SBC Project No: 369/005-03-2022
Requested Action: Approval to award a contract to the best evaluated proposer for a Construction Manager/General Contractor

3. Agency: **Middle Tennessee State University**
Project Title: Commissioning Services
SBC Project No: 366/000-01-2022
Requested Action: Approval to award contract to the best evaluated proposer

4. Agency: **University of Memphis**
Project Title: Master Plan Update
SBC Project No: 367/000-02-2018
Requested Action: Approval of a revision in project budget

5. Agency: **University of Tennessee – Chattanooga**
Project Title: Brock Hall Upgrades
SBC Project No: 540/005-04-2022
Requested Action: Approval of a project and proceeding with the process to select a designer, and utilizing Construction Manager/General Contractor alternative delivery method

6. Agency: **University of Tennessee – Chattanooga**
Project Title: Master Plan Update
SBC Project No: 540/005-01-2019
Requested Action: Approval of a Master Plan amendment

7. Agency: **University of Tennessee Health Science Center**
Project Title: Emergency Generator Replacements
SBC Project No: 540/013-05-2022
Requested Action: Approval of a project and proceeding with the process to select a designer

8. Agency: **University of Tennessee Health Science Center**
Project Title: Nash Buildout 2 Floors
SBC Project No: 540/013-10-2021
Requested Action: Approval to award a contract to the best evaluated proposer for a Construction Manager/General Contractor

9. Agency: **University of Tennessee Institute of Agriculture**
Project Title: Lone Oaks 4-H Center Improvements
SBC Project No: 540/001-13-2022
Requested Action: Approval of a project and proceeding with the process to select a designer
10. Agency: **University of Tennessee Institute of Agriculture**
Project Title: Morgan Hall Envelope Repairs
SBC Project No: 540/001-02-2021
Requested Action: Approval of a revision in project budget and funding
11. Agency: **University of Tennessee – Knoxville**
Project Title: Alumni Memorial Lighting Upgrades
SBC Project No: 540/009-32-2022
Requested Action: Approval of a project and proceeding with the process to select a designer
12. Agency: **University of Tennessee – Knoxville**
Project Title: Knoxville Master Plan
SBC Project No: 540/009-13-2021
Requested Action: Approval of a revision in project scope, budget, and funding
13. Agency: **University of Tennessee – Knoxville**
Project Title: Regal Soccer Stadium Field Upgrade
SBC Project No: 540/009-17-2022
Requested Action: Approval of a revision in project budget and funding
14. Agency: **University of Tennessee Southern**
Project Title: Life Safety Upgrades
SBC Project No: 540/006-01-2022
Requested Action: Approval of a project and proceeding with the process to select a designer
15. Agency: **Department of Environment & Conservation**
Project Title: Cove Lake State Park Campground Renovations
SBC Project No: 126/027-01-2022
Requested Action: Approval of a project and proceeding with the process to select a designer
16. Agency: **Department of Environment & Conservation**
Project Title: Fort Pillow State Historic Park Bridge and Trail Upgrades
SBC Project No: 126/038-01-2022
Requested Action: Approval of a project and proceeding with the process to select a designer
17. Agency: **Department of Environment & Conservation**
Project Title: Meeman-Shelby Forest State Park Campground Renovations
SBC Project No: 126/089-01-2022
Requested Action: Approval of a project and proceeding with the process to select a designer

18. Agency: **Department of Environment & Conservation**
Project Title: Montgomery Bell State Park Four Mile Creek Campground Renovation
SBC Project No: 126/054-01-2022
Requested Action: Approval of a project and proceeding with the process to select a designer
19. Agency: **Department of Environment & Conservation**
Project Title: Natchez Trace State Park Campground Renovations
SBC Project No: 126/057-01-2022
Requested Action: Approval of a project and proceeding with the process to select a designer
20. Agency: **Department of Environment & Conservation**
Project Title: Norris Dam State Park Campground Renovations
SBC Project No: 126/063-01-2022
Requested Action: Approval of a project and proceeding with the process to select a designer
21. Agency: **Department of Environment & Conservation**
Project Title: Pickwick Landing State Park WWTP Renovations
SBC Project No: 126/079-02-2022
Requested Action: Approval of a project and proceeding with the process to select a designer
22. Agency: **Department of Environment & Conservation**
Project Title: Standing Stone State Park Campground Renovations
SBC Project No: 126/091-01-2022
Requested Action: Approval of a project and proceeding with the process to select a designer
23. Agency: **Department of Environment & Conservation**
Project Title: Statewide Swimming Pool Improvements
SBC Project No: 126/000-01-2022
Requested Action: Approval of a project utilizing Agency Resources and Consultant for design and agency procurement construction
24. Agency: **Department of Correction**
Project Title: BCCX Guild and Annex Fire Alarm Upgrades
SBC Project No: 142/013-01-2022
Requested Action: Approval of a project and proceeding with the process to select a designer
25. Agency: **Department of Correction**
Project Title: MCCX Guild and Drug Court Fire Alarm Upgrades
SBC Project No: 142/014-01-2022
Requested Action: Approval of a project and proceeding with the process to select a designer
26. Agency: **Department of Correction**
Project Title: RMSI and LDSNF Waste Water System Repairs
SBC Project No: 140/001-01-2022
Requested Action: Approval of a project and proceeding with the process to select a designer

27. Agency: **Department of Correction**
 Project Title: DJRC Waste Water System Repairs
 SBC Project No: 142/009-01-2022
 Requested Action: Approval of a project and proceeding with the process to select a designer
28. Agency: **Department of Correction**
 Project Title: NWCX Waste Water System Repairs
 SBC Project No: 142/016-01-2022
 Requested Action: Approval of a project and proceeding with the process to select a designer
29. Agency: **Department of Correction**
 Project Title: TCIX Perimeter Security Improvements
 SBC Project No: 142/005-01-2022
 Requested Action: Approval of a project and proceeding with the process to select a designer
30. Agency: **Department of Correction**
 Project Title: BCCX Site 2 Security Electronics and HVAC for Guilds
 SBC Project No: 142/013-02-2022
 Requested Action: Approval of a project and proceeding with the process to select a designer
31. Agency: **Department of Correction**
 Project Title: MCCX Site 2 Security Electronics and HVAC for Guilds
 SBC Project No: 142/014-02-2022
 Requested Action: Approval of a project and proceeding with the process to select a designer
32. Agency: **Department of Correction**
 Project Title: NWCX Site 2 Security Electronics and HVAC for Guilds
 SBC Project No: 142/016-02-2022
 Requested Action: Approval of a project and proceeding with the process to select a designer
33. Agency: **Department of Correction**
 Project Title: NWCX High Mast Lighting Replacement
 SBC Project No: 142/016-03-2022
 Requested Action: Approval of a project and proceeding with the process to select a designer
34. Agency: **Department of Correction**
 Project Title: LDSNF High Mast Lighting Replacement
 SBC Project No: 142/011-02-2022
 Requested Action: Approval of a project and proceeding with the process to select a designer
35. Agency: **Department of Correction**
 Project Title: MCCX Drug Court Reroof and Annex and Guild Gutters
 SBC Project No: 142/014-03-2022
 Requested Action: Approval of a project, proceeding with the process to select a designer, and utilizing Best Value alternative delivery method for construction

36. Agency: **Department of Correction**
 Project Title: DJRC Sally Port Upgrades and Expansion
 SBC Project No: 142/009-02-2022
 Requested Action: Approval of a project and proceeding with the process to select a designer
37. Agency: **Department of Correction**
 Project Title: NECX Sally Port Upgrades and Expansion
 SBC Project No: 142/024-01-2022
 Requested Action: Approval of a project and proceeding with the process to select a designer
38. Agency: **Department of Agriculture**
 Project Title: Chickasaw Work Center
 SBC Project No: 100/010-02-2022
 Requested Action: Approval of a project and proceeding with the process to select a designer
39. Agency: **Department of Agriculture**
 Project Title: Tennessee City Work Center
 SBC Project No: 100/010-03-2022
 Requested Action: Approval of a project and proceeding with the process to select a designer
40. Agency: **Department of Agriculture**
 Project Title: Martha Sundquist State Forest Bridge Replacements
 SBC Project No: 100/010-02-2020
 Requested Action: Approval of a revision in project funding
41. Agency: **Department of Agriculture**
 Project Title: Standing Stone State Forest Work Center
 SBC Project No: 100/010-03-2021
 Requested Action: Approval of the Early Design Phase as recommended by the State Architect
42. Agency: **Department of General Services**
 Project Title: Andrew Jackson Building Elevator Replacement
 SBC Project No: 529/073-01-2022
 Requested Action: Approval of a project and proceeding with the process to select a designer
43. Agency: **Department of General Services**
 Project Title: Andrew Jackson Building Office Space Consolidation – Treasury
 SBC Project No: 529/073-02-2022
 Requested Action: Approval of a project utilizing a previously selected designer
44. Agency: **Department of General Services**
 Project Title: TN Tower Office Space Consolidation – DIDD
 SBC Project No: 529/079-03-2022
 Requested Action: Approval of a project and proceeding with the process to select a designer

45. Agency: **Department of General Services**
Project Title: Andrew Johnson Tower Office Space Consolidation – DHS
SBC Project No: 529/078-01-2022
Requested Action: Approval of a project and proceeding with the process to select a designer
46. Agency: **Department of General Services**
Project Title: Environmental Consultant
SBC Project No: 529/000-03-2022
Requested Action: Approval to award a contract to the best evaluated proposer for environmental services
47. Agency: **Department of General Services**
Project Title: TPAC Annual Maintenance Grant
SBC Project No: 529/075-02-2017
Requested Action: Approval of a contract amendment
48. Agency: **Department of General Services**
Project Title: THP District 4 Headquarters Memphis – New Facility
SBC Project No: 502/007-01-2022
Requested Action: Approval of a project and proceeding with the process to select a designer

UNIVERSITY OF TENNESSEE

University of Tennessee, Martin, Weakley County, Tennessee

Requested Action: **Approval of the Martin Master Plan** and presented by DLR Group

Project Title: Martin Master Plan

Project Description: This project will provide a new Campus Master Plan for the University of Tennessee Martin.

SBC Number: 540/011-02-2021

Total Project Budget: \$500,000.00

Source of Funding: \$500,000.00 Plant Funds (Non-Aux) (A)

Comment: THEC approved the Martin Master Plan on July 28, 2022.

Previous Action: 05/13/2021 SBC Approved project and to issue an RFQ for master planning services
 09/09/2021 SBC Approved contract award to DLR Group

TENNESSEE STATE UNIVERSITY

Acquisition – Lease (Space)

Requested Action: **Approval of a lease with waiver of advertisement**

Transaction Description: Transaction No. 332.77-23.3497

• **Proposed Lease**

- **Location:** Davidson County – 2005, 2007, 2009, and 2312 Heiman Street, Nashville, TN
- **Landlord:** House of God Church, Inc.
- **Term:** August 19, 2022 to May 10, 2025
- **Area / Costs:** Up to 163 beds

- **Source of Funding:** Plant Funds (Aux-Housing)
- **Procurement Method:** Negotiated

	\$/bed	Estimated Total Cost
Cost per bed	\$28.00/night	\$3,692,928.00

Comment:

TSU expects these rooms will be needed to provide housing for undergraduate students the Fall 2022 semester through the Spring 2025 semester. TSU is expecting approximately 5,250 residential students for the Fall 2022 semester and currently has 3,660 available beds. The additional 163 beds available at House of God will help TSU close the housing gap.

Due to TSU's previous use of House of God properties for student overflow housing as well as unprecedented and increasing demand for student housing, TSU and House of God intend to enter into a three-year agreement to secure student housing for TSU's use.

The cost to our students for the semester is as follows:
Single occupancy rooms = \$4,150 per semester
Double occupancy rooms = \$3,950 per semester

Waiver of advertisement is requested because entire buildings are available; this property has been a good partner in the past and the proximity to campus, flexibility and cost for these locations is unique.

TSU students will have access to the residence public spaces and amenities, including parking and laundry facilities and will be permitted to store their belongings in their rooms over the holiday break. TSU will provide security and resident services. TSU may cancel its right to access any of the rooms with notice to the property owner.

TENNESSEE STATE UNIVERSITY

Acquisition – Lease (Space)

Requested Action: Approval of a lease

Transaction Description: Transaction No. 332.77-23.3495

• **Proposed Lease**

- **Location:** Davidson County – 2401 Brick Church Pike, Nashville
- **Landlord:** Sai Hotel LLC d/b/a Best Western Plus/Residency Executive
- **Term:** August 19, 2022 to May 5, 2023
- **Area / Costs:** Up to 159 hotel rooms

		\$/room	Estimated Total Cost
	Cost per room	\$115.00/night	\$4,735,815.00
• Source of Funding:	Plant Funds (Aux-Housing)		
• Procurement Method:	Negotiated		

Comment: These rooms are needed to provide housing for undergraduate students the Fall 2022 semester. TSU is expecting approximately 5,250 residential students for the Fall semester and currently has 3,660 available beds. The additional 259 beds available at Best Western Plus/Residency Executive (100 rooms - double, 59 rooms - single) will help TSU close the housing gap. If necessary, some of these rooms will be used to meet Covid-19 protocols, including social distancing and quarantines.

TSU Students will have access to the hotel public spaces and amenities, including parking and laundry facilities. Best Western Plus/Residency Executive will also provide furniture, bedding, bath towels, microwaves, mini-fridges, televisions with cable, high-speed Internet as well as bi-weekly housekeeping.

The cost to our students for the semester is as follows:
Single occupancy rooms = \$4,150 per semester
Double occupancy rooms = \$3,950 per semester

This hotel was selected because of the location and the availability of rooms for this use. Advertising is not required since the term of this lease is for one year or less and an unforeseen situation has arisen making it impractical to advertise.

The lease terms allow for early termination in the event TSU discontinues all residential operations due to COVID-19, and termination for convenience with thirty days' notice. TSU will only be charged for rooms occupied.

TENNESSEE STATE UNIVERSITY

Acquisition – Lease (Space)

Requested Action: **Approval of a lease**

Transaction Description: Transaction No. 332.77-23.3496

• **Proposed Lease**

- **Location:** Davidson County – 270 Venture Circle, Nashville
- **Landlord:** Krish Hospitality d/b/a Candlewood Suites North
- **Term:** August 19, 2022 to December 10, 2022
- **Area / Costs:** Up to 101 hotel rooms

	\$/room	Estimated Total Cost
Cost per room	\$139.00/night	\$1,586,407.00

- **Source of Funding:** Plant Funds (Aux-Housing)
- **Procurement Method:** Negotiated

Comment:

These rooms are needed to provide housing for undergraduate students the Fall 2022 semester. TSU is expecting approximately 5,250 residential students for the Fall semester and currently has 3,660 available beds. The additional 133 beds available at Candlewood Suites North (32 rooms – double; 69 rooms - single) will help TSU close the housing gap. If necessary, some of these rooms will be used to meet Covid-19 protocols, including social distancing and quarantines.

TSU Students will have access to the hotel public spaces and amenities, including parking and laundry facilities. Candlewood Suites North will also provide furniture, bedding, bath towels, microwaves, mini-fridges, televisions with cable, high-speed Internet as well as bi-weekly housekeeping.

The cost to our students for the semester is as follows:
Single occupancy rooms = \$4,150 per semester
Double occupancy rooms = \$3,950 per semester

This hotel was selected because of the location and the availability of rooms for this use. Advertising is not required since the term of this lease is for one year or less and an unforeseen situation has arisen making it impractical to advertise.

The lease terms allow for early termination in the event TSU discontinues all residential operations due to COVID-19, and termination for convenience with thirty days' notice. TSU will only be charged for rooms occupied.

TENNESSEE STATE UNIVERSITY

Acquisition – Lease (Space)

Requested Action: **Approval of a lease**

Transaction Description: Transaction No. 332.77-23.3498

• **Proposed Lease**

- **Location:** Davidson County – 2345 Atrium Way, Nashville
- **Landlord:** Hotel Nashville LLC d/b/a/ La Quinta Inn by Wyndham Nashville Airport/Opryland
- **Term:** August 19, 2022 to December 10, 2022
- **Area / Costs:** Up to 134 hotel rooms

		\$/room	Estimated Total Cost
	Cost per room	\$115.00/night	\$1,741,330.00
• Source of Funding:	Plant Funds (Aux-Housing)		
• Procurement Method:	Negotiated		

Comment: These rooms are needed to provide housing for undergraduate students the Fall 2022 semester. TSU is expecting approximately 5,250 residential students for the Fall semester and currently has 3,660 available beds. The additional 219 beds available at La Quinta Inn (85 double rooms and 49 single rooms) will help TSU close the housing gap. If necessary, some of these rooms will be used to meet Covid-19 protocols, including social distancing and quarantines.

TSU Students will have access to the hotel public spaces and amenities, including parking and laundry facilities. La Quinta Inn will also provide furniture, bedding, bath towels, microwaves, mini-fridges, televisions with cable, high-speed Internet as well as bi-weekly housekeeping.

The cost to our students for the semester is as follows:
Single occupancy rooms = \$4,150 per semester
Double occupancy rooms = \$3,950 per semester

This hotel was selected because of the location and the availability of rooms for this use. Advertising is not required since the term of this lease is for one year or less and an unforeseen situation has arisen making it impractical to advertise.

The lease terms allow for early termination in the event TSU discontinues all residential operations due to COVID-19, and termination for convenience with thirty days' notice. TSU will only be charged for rooms occupied.

TENNESSEE STATE UNIVERSITY

Acquisition – Lease (Space)

Requested Action: **Approval of a lease**

Transaction Description: Transaction No. 332.77-23.3499

• **Proposed Lease**

- **Location:** Davidson County – 2420 Music Valley Drive, Nashville
- **Landlord:** Fourth and Church LLC d/b/a Ramada by Wyndham
- **Term:** August 19, 2022 to December 10, 2022
- **Area / Costs:** Up to 183 hotel rooms

• **Source of Funding:**

• **Procurement Method:**

	\$/room	Estimated Total Cost
Cost per room	\$115.00/night	\$2,378,085.00
• Source of Funding: Plant Funds (Aux-Housing)		
• Procurement Method: Negotiated		

Comment:

These rooms are needed to provide housing for undergraduate students the Fall 2022 semester. TSU is expecting approximately 5,250 residential students for the Fall semester and currently has 3,660 available beds. The additional 321 beds available at Ramada by Wyndham (138 rooms – double; 32 rooms – single; 13 rooms - suites) will help TSU close the housing gap. If necessary, some of these rooms will be used to meet Covid-19 protocols, including social distancing and quarantines.

TSU Students will have access to the hotel public spaces and amenities, including parking and laundry facilities. Ramada by Wyndham will also provide furniture, bedding, bath towels, microwaves, mini-fridges, televisions with cable, high-speed Internet as well as bi-weekly housekeeping.

The cost to our students for the semester is as follows:
Single occupancy rooms = \$4,150 per semester
Double occupancy rooms = \$3,950 per semester

This hotel was selected because of the location and the availability of rooms for this use. Advertising is not required since the term of this lease is for one year or less and an unforeseen situation has arisen making it impractical to advertise.

The lease terms allow for early termination in the event TSU discontinues all residential operations due to COVID-19, and termination for convenience with thirty days' notice. TSU will only be charged for rooms occupied.

TENNESSEE STATE UNIVERSITY

Acquisition – Lease (Space)

Requested Action: Approval of a lease

Transaction Description: Transaction No. 332.77-23.3500

• **Proposed Lease**

- **Location:** Davidson County – 2407 Brick Church Pike, Nashville
- **Landlord:** Sri Ganesha, L.L.C. d/b/a Red Roof Inn Nashville – Music City
- **Term:** August 19, 2022 to May 5, 2023
- **Area / Costs:** Up to 110 hotel rooms

		\$/room	Estimated Total Cost
	Cost per room	\$90.00/night	\$2,564,100.00
• Source of Funding:	Plant Funds (Aux-Housing)		
• Procurement Method:	Negotiated		

Comment:

These rooms are needed to provide housing for undergraduate students the Fall 2022 semester. TSU is expecting approximately 5,250 residential students for the Fall semester and currently has 3,660 available beds. The additional 180 beds available at Red Roof Inn (70 rooms – double; 40 rooms - single) will help TSU close the housing gap. If necessary, some of these rooms will be used to meet Covid-19 protocols, including social distancing and quarantines.

TSU Students will have access to the hotel public spaces and amenities, including parking and laundry facilities. Red Roof Inn will also provide furniture, bedding, bath towels, microwaves, mini-fridges, televisions with cable, high-speed Internet as well as bi-weekly housekeeping.

The cost to our students for the semester is as follows:
Single occupancy rooms = \$4,150 per semester
Double occupancy rooms = \$3,950 per semester

This hotel was selected because of the location and the availability of rooms for this use. Advertising is not required since the term of this lease is for one year or less and an unforeseen situation has arisen making it impractical to advertise.

The lease terms allow for early termination in the event TSU discontinues all residential operations due to COVID-19, and termination for convenience with thirty days' notice. TSU will only be charged for rooms occupied.

DEPARTMENT OF ENVIRONMENT & CONSERVATION

South Cumberland State Park, Monteagle, Grundy County, Tennessee

Requested Action: **Approval of a project, proceeding with the process to select a designer, and utilizing Best Value alternative delivery method for construction**

Project Title: SCSP Stone Door Annex Visitor Center and Campground

Project Description: Construct a visitor center and a fully functional recreational vehicle campground with roadway and infrastructure at South Cumberland State Park, including all required related work.

SBC Number: 126/116-01-2021

Total Project Budget: \$30,380,000.00

Source of Funding: \$30,380,000.00 21/22 CurrFunds-CapImp (A)

Comment: This is a FY 21/22 line-item in the capital budget.

Best value delivery method is requested to obtain services of a contractor who has specialized experience and construction methods in the development of new park facilities.

DEPARTMENT OF GENERAL SERVICES

Cockrill Bend, Nashville, Davidson County, Tennessee

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

Project Title: Cockrill Bend Firing Range

Project Description: Construct a new indoor firing range for several state agencies to support officer weapons training, and all required related work.

SBC Number: 529/017-02-2016

Total Project Budget: \$23,620,000.00

Project Expenditures: \$ 534,273.66

Source of Funding:	<u>Original</u>	<u>Change</u>	<u>Revised</u>			
	\$ 2,509,000.00	\$(1,974,726.34)	\$534,273.66	16/17	FRF CurrFunds-CapImp	(A)
Original Project Budget:	\$ 2,509,000.00					
Change in Funding:		\$(1,974,726.34)				
Revised Project Budget:			\$534,273.66			

Comment: Project cancellation is requested because the scope of this work has been incorporated into the Multi Agency Law Enforcement Training Academy Project.

The expenditures on this project were for design services through Design Development phase.

Previous Action: 07/14/2016 SBC Approved project and to select designer
 07/25/2016 ESC Approved designer selection (Kline Swinney Associates)

DEPARTMENT OF GENERAL SERVICES

Cockrill Bend, Nashville, Davidson County, Tennessee

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

Project Title: Multi Agency Law Enforcement Training Academy (MALETA)

Project Description: Construction of office, service centers and helipad, training, housing and support buildings; driver training track and related structures; firing ranges; campus infrastructure; and all required related work; incl. bldg. demolition and wetland remediation.

SBC Number: 529/017-01-2021

Total Project Budget: \$415,134,726.34

Current Project Funding: \$415,134,726.34

Source of Funding:	<u>Original</u>	<u>Change</u>	<u>Revised</u>			
	\$ 23,000,000.00	\$ 0.00	\$ 23,000,000.00	21/22	FRF CurrFunds-CapImp	(A)
	0.00	355,660,000.00	355,660,000.00	22/23	FRF CurrFunds-CapImp	(A)
	0.00	5,000,000.00	5,000,000.00		DGS Op Funds (PrePlan)	(A)
	0.00	29,500,000.00	29,500,000.00		FRF Reserves	(R)
	0.00	1,974,726.34	1,974,726.34		FRF Reserves	(R)
Original Project Budget:	\$ 23,000,000.00					
Change in Funding:		\$392,134,726.34				
Revised Project Budget:			\$415,134,726.34			

Comment: This is a combination of a FY 21/22 line-item project in the capital budget, a FY 19/20 earmark of DGS Preplanning funds, and FRF Reserve funds that were returned from the cancellation of SBC# 529/017-02-2016 Cockrill Bend Firing Range, and SBC# 529/017-01-2017 Multi-Agency Law Enforcement Training Center. This increases the project budget from \$370,920,000.00 to \$415,134,726.34 to fully fund the project.

Previous Action:

08/12/2021	SBC	Approved project, utilizing a previously selected consultant, utilizing a previously selected designer for a portion of the work, proceeding with the process to select a designer for a portion of the work, and to utilizing CM/GC alternative delivery method for a portion of the work for architectural design and planning including construction planning.
08/23/2021	ESC	Approved designer selection (AECOM Technical Services, Inc. for Infrastructure)
12/20/2021	SBC	Approved proceeding with the process to select 6 additional designers and utilizing CM/GC alternative delivery method for the remainder of the work
12/20/2021	ESC	Approved designer selection (TMPartners, PLLC for Training Academy)
12/20/2021	ESC	Approved designer selection (Earl Swensson Associates, Inc. for Housing and Dining)
03/21/2022	ESC	Approved designer selection (Tuck Hinton Architects, PLC for Headquarters building)

05/12/2022 SBC Approved awarding a contract to the best evaluated proposer for CM/GC
(Reeves+Young for Firing Range Complex)

DEPARTMENT OF GENERAL SERVICES

War Memorial Bldg, Nashville, Davidson County, Tennessee

Requested Action: **Approval to award a contract to the best evaluated proposer for a Construction Manager/General Contractor**

Project Title: War Memorial Building Exterior and Interior Renovations

Project Description: Complete exterior and interior renovation including roofing, windows, and doors; mechanical, electrical, and plumbing systems; finishes, furniture, and lighting; ADA upgrades including auditorium elevator expansion; and all required related work.

SBC Number: 529/090-01-2021

Total Project Budget: \$106,000,000.00

Source of Funding:	\$ 99,400,000.00	21/22	FRF CurrFunds-CapMaint	(A)
	6,600,000.00	21/22	FRF CurrFunds-CapMaint (MP)	(A)

Comment: Four proposals were received on June 9, 2022 for the request for proposals. The Notice of Intent to award was sent on June 30, 2022 naming Skanska USA Building, Inc. as the best evaluated proposer. No protests were received in the protest period.

Previous Action:	07/22/2021	SBC	Approved project, to select a designer, and utilizing CM/GC alternative delivery method
	07/22/2021	ESC	Approved designer selection (Centric Architecture, Inc.)
	07/13/2022	SBC	DGS deferred the item to a later meeting

DEPARTMENT OF GENERAL SERVICES

Legislative/War Memorial Plaza, Nashville, Davidson County, Tennessee

Requested Action: Approval of a revision in project funding

Project Title: Legislative Plaza Renovations

Project Description: Renovations to Legislative Plaza office space, entrances, building systems, conference center, State War Museum, and Capitol Visitor Center; repairs to the Motlow Tunnel and parking garage; renovations to War Memorial Plaza; and all required related work.

SBC Number: 529/045-01-2022

Total Project Budget: \$189,000,000.00

Source of Funding:	<u>Original</u>	<u>Change</u>	<u>Revised</u>			
	\$ 6,000,000.00	\$ 0.00	\$ 6,000,000.00	21/22	FRF CurrFunds-CapImp	(A)
	0.00	183,000,000.00	183,000,000.00	22/23	FRF CurrFunds-CapImp	(A)
Original Project Budget:	\$ 6,000,000.00					
Change in Funding:		\$183,000,000.00				
Revised Project Budget:			\$189,000,000.00			

Comment: This adds a line-item in the 22/23 capital budget to fully fund the project.

Previous Action:

05/12/2022	SBC	Approved project, to select a designer, and utilizing CM/GC alternative delivery method
05/23/2022	ESC	Approved designer selection (EOA Architects, PLLC)
07/13/2022	SBC	DGS deferred the item to a later meeting

UNIVERSITY OF MEMPHIS

Acquisition – Lease Amendment

Requested Action: Approval of lease amendment

Transaction Description: Transaction No. 21-11-916

- **Proposed Amendment**

- **Area / Costs:** 300 beds / 23 four-BR units / 1,372 sq ft per unit
92 beds at \$615.00 per bed per month
208 beds at \$549.00 per bed per month
Total Year 1 cost: \$ 2,049,264.00
Average annual cost: \$ 2,111,356.70

- **Current Lease**

- **Location:** The Gather on Southern, 3655 Southern Avenue, Memphis, Shelby County, TN
Phase I: Building at corner of South Avenue and Patterson Street
Phase II: Building at corner of South Avenue and Brister Street (entire building)
- **Landlord:** Memphis Southern Prop Co, LLC c/o Yugo USA LLC
- **Term:** Three (3) years (August 5, 2022 – July 31, 2025) with two (2) optional one-year extensions (through July 31, 2027)
- **Area / Costs:** 208 beds / 52 four-BR units / 1,372 sq ft per unit
\$549.00 per bed per month
Total Year 1 cost: \$1,370,304.00
Average annual cost: \$1,411,824.30

- **Source of Funding:** Plant Funds (Aux-Housing) (A)

- **Procurement Method:** Negotiated

Comment: Out of state enrollment at The University of Memphis continues to increase, creating the need to establish leases with private apartment owners to provide student housing. Current on-campus student housing is near 100% capacity and demand for fall semester 2022 is anticipated to increase beyond capacity.

Given the gap between the housing needs of incoming non-resident students and the lack of available housing on campus, development of leases for with housing providers in close proximity to campus is our only option. The increased total of 300 beds currently requested will represent approximately 70% of the buildings, giving the University greater control over the entire complex and reducing potential friction caused by the proximity of university housing and public rental housing.

The rent will increase by 3% annually including years 4 and 5 if the options are exercised.

Previous action: 02/28/2022 Approved waiver of advertisement
06/21/2022 Approved acquisition by lease

TENNESSEE BOARD OF REGENTS

Bid Activity Report

- 1) **Middle Tennessee State University, Murfreesboro**
(Tennis Facility Improvements)
SBC Project No. 166/009-01-2021
Bid date: 07/20/2022
Target: \$4,517,251.00
MACC: \$4,890,000.00

STATE BUILDING COMMISSION

Minutes of Meeting of State Building Commission

- 1) APPROVAL of the Minutes of the State Building Commission meeting held on July 13, 2022.

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:	University of Tennessee	User Agency:	UT Knoxville
Location:	Knoxville, Tennessee		
Project Title:	Window Replacement & Masonry Repairs (20/21)		
SBC Project No:	540/009-01-2021	Approval Date:	07/15/2022
Designer:	Lindsay & Maples Architects	Contractor:	Williams Restoration Waterproofing
Construction Completion %:	0%	Targeted Substantial Completion:	03/11/2023
Change Order No.	1	Comment: Cost Efficiencies	
Change Order Amount:	(\$1,236,745.00)	This change order provides a credit back to the project for all construction costs associated with Greve Hall and Henson Hall masonry repairs.	
Change Order Percentage:	(89.77%)		
Cumulative Percentage:	(89.77%)		
<u>Approved Project Funding</u>			
Original Bid Target:	\$650,000.00	After This Change Order	
Base Contract Amount:	\$1,377,745.00	Revised Contract Amount:	\$141,000.00
Contingency:	\$65,000.00	Remaining Undedicated Funds:	\$4,540,000.00
2) State Procurement Agency:	University of Tennessee	User Agency:	UT Knoxville
Location:	Knoxville, Tennessee		
Project Title:	Arena Renovations & Systems Improvements		
SBC Project No:	540/009-07-2017	Approval Date:	07/06/2022
Designer:	Studio Four Design, Inc.	Contractor:	Southern Constructors, Inc.
Construction Completion %:	100%	Targeted Substantial Completion:	06/08/2022
Change Order No.	2	Comment: Design Modifications	
Change Order Amount:	\$16,277.02	This change order addresses changes to the floor and railings in order to accommodate mobile seating.	
Change Order Percentage:	6.9%		
Cumulative Percentage:	12.89%		
<u>Approved Project Funding</u>			
Original Bid Target:	\$240,000.00	After This Change Order	
Base Contract Amount:	\$239,000.00	Revised Contract Amount:	\$269,805.02
Contingency:	\$24,000.00	Remaining Undedicated Funds:	\$11,575,000.00

- 3) **State Procurement Agency:** TN Board of Regents **User Agency:** Tennessee State University
Location: Nashville, Tennessee
Project Title: Electrical Upgrade Phase 2
SBC Project No: 166/001-03-2020 **Approval Date:** 07/15/2022
Designer: I.C. Thomasson Associates, Inc. **Contractor:** Stancell Electric Co, Inc.
- Construction Completion %:** 8% **Targeted Substantial Completion:** 08/01/2022
Change Order No. 4 **Comment: Omission**
Change Order Amount: \$3,991.17 This change order addresses the need to add electrical components to Humphries Hall and the President's House.
Change Order Percentage: 2.19%
Cumulative Percentage: 11.85% **After This Change Order**
- Approved Project Funding**
Original Bid Target: \$182,093.00
Base Contract Amount: \$182,093.00 **Revised Contract Amount:** \$203,666.26
Contingency: \$27,907.00 **Remaining Undedicated Funds:** \$6,333.74
- 4) **State Procurement Agency:** TN Board of Regents **User Agency:** Tennessee State University
Location: Nashville, Tennessee
Project Title: McMinnville Ag Ctr Multiple Building Repairs
SBC Project No: 166/001-07-2019 **Approval Date:** 07/07/2022
Designer: Hefferlin + Kronenberg Architects, PLLC **Contractor:** Polk & Associates Construction, Inc.
- Construction Completion %:** 47% **Targeted Substantial Completion:** 09/13/2022
Change Order No. 6 **Comment: Hidden Conditions**
Change Order Amount: \$34,475.11 This change order addresses the need for metal decking repair, replacement of a roof drain assembly, replacement of drywall including mold remediation and mold testing.
Change Order Percentage: 10.45%
Cumulative Percentage: 31.11% **After This Change Order**
- Approved Project Funding**
Original Bid Target: \$450,000.00
Base Contract Amount: \$330,000.00 **Revised Contract Amount:** \$432,677.20
Contingency: \$40,000.00 **Remaining Undedicated Funds:** \$54,123.14
- 5) **State Procurement Agency:** TN Board of Regents **User Agency:** Chattanooga State Community College
Location: Chattanooga, Tennessee
Project Title: Omni Building East Roof Replacement
SBC Project No: 166/012-03-2020 **Approval Date:** 07/15/2022
Designer: Derthick, Henley & Wilkerson Architects **Contractor:** Tri-State Roofing Construction
- Construction Completion %:** 73% **Targeted Substantial Completion:** 09/23/2022
Change Order No. 1 **Comment: Hidden Conditions**
Change Order Amount: \$74,638.65 This change order addresses the need to remove insulating concrete from the roof deck where existing electrical conduit was discovered to be encapsulated. This change order adds 45 days to the project schedule.
Change Order Percentage: 10.87%
Cumulative Percentage: 10.87% **After This Change Order**
- Approved Project Funding**
Original Bid Target: \$686,638.00
Base Contract Amount: \$686,636.00 **Revised Contract Amount:** \$761,274.65
Contingency: \$114,998.00 **Remaining Undedicated Funds:** \$40,359.35

Initial and Revised Approvals of Capital Projects

- REPORT of the following capital improvement with total project cost of less than \$100,000 in accordance with Item 2.04(A)(1) of the *SBC By-Laws, Policy & Procedures*:
 - 1) **State Procurement Agency:** Andrew Jackson Foundation
Location: Hermitage, Tennessee
Project Title: Demolition of the Jones Road House and Adjacent Silo and Barn
Project Description: Demolish the house and adjacent silo and barn structures along with minor grading.
SBC Project No. 900/001-02-2022
Total Project Budget: \$30,000.00
Source of Funding: AJF Operating Funds
Approval: Approved project
Approval Date: 08/11/2022

- REPORT of the following 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 / Northeast State Community College
Location: Blountville, Tennessee
Project Title: Pierce Building First Floor HVAC Updates
Project Description: Update to the existing HVAC systems that serves the first floor *and second floor* of the Pierce Administration Building. *Relocate a wall between two offices on the first floor.*
SBC Project No. 166/038-02-2021
Total Project Budget: \$615,000.00
Source of Funding: Plant Funds (Non-Aux) (A)
Approval: Approved a revision in project scope, budget, and funding (increases budget by \$393,000.00)
Approval Date: 07/21/2022

 - 2) **State Procurement Agency:** STREAM / Department of Transportation
Location: Nashville, Tennessee
Project Title: Region 3 Headquarters Elevators Replacement
Project Description: Replace the original elevators, upgrade to current codes, and all required related work.
SBC Project No. 243/020-01-2022
Total Project Budget: \$700,000.00
Source of Funding: 22/23 TDOT Plant Construction Funds (A)
Approval: Approved project and to select a designer
Approval Date: 07/14/2022

- 3) **State Procurement Agency:** STREAM / Department of Military
Location: Sparta, Tennessee
Project Title: Sparta Readiness Center Structural Repairs
Project Description: Replace damaged masonry walls and roofing system; installation of expansion and control joints; installation of an underground collection system; and all required related work.
- SBC Project No.** 361/087-01-2021
Total Project Budget: \$563,000.00
Source of Funding: \$281,500.00 Federal Funds (NGB) (F)
\$ 85,000.00 21/22 CurrFunds-CapMaint (MP) (A)
\$ 7,500.00 07/08 CurrFunds-CapMaint (R)
\$189,000.00 Military Reserves (Sale of Real Estate) (R)
- Approval:** Approved a revision in project budget and funding (increases budget by \$378,000.00 for structural repairs)
Approval Date: 07/14/2022

Approvals of Emergency Capital Projects

- REPORT of the following approval of an emergency project in accordance with Item 2.04(D) of the *SBC By-Laws, Policy & Procedures*:
 - 1) **State Procurement Agency:** STREAM / Department of Mental Health & Substance Abuse Services
Location: Memphis, Tennessee
Project Title: Emergency – Memphis MHI Chillers Replacement
Project Description: Replacement of two chillers serving the facility and all required related work.
SBC Project No. 344/013-01-2022
Total Project Budget: \$1,550,000.00
Source of Funding: 22/23 MHSAS Op Funds (Trust Fund) (R)
Approval: Approved project, utilizing an agency consultant for design (Allen & Hoshall, Inc.), and a Central Procurement Office contract to perform the work
Approval Date: 07/19/2022

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 Children's Services
Location: Statewide, Tennessee
Project Title: YDC Pavement Refurbishment and Replacement
SBC Project No. 144/000-01-2018
Designer: W & A Engineering
Amount: \$7,525.00
Explanation: This ASR is for services related to owner-initiated design changes.
Approval Date: 06/21/2022
OSA Receipt Date: 06/21/2022

Other Business

ANDREW JACKSON FOUNDATIONThe Hermitage, Hermitage, Davidson County, Tennessee**Requested Action:** Approval of a project**Project Title:** Demolition of the Old Hickory House and Adjacent Shed/Smokehouse**Project Description:** Demolish both the house and shed/smokehouse structures along with minor grading.**SBC Number:** 900/001-01-2022**Total Project Budget:** \$14,000.00**Source of Funding:** \$14,000.00 AJF Operating Funds

Comment: These structures are in very poor condition and pose high safety concerns. The Andrew Jackson Foundation has estimated a cost of \$65,000.00-\$150,000.00 to bring the house up to living standards for which there is no use for. The investment of these funds would distract from projects or repairs that are more vital to the day-to-day operation and long-term preservation of the Hermitage property. The AJF Board of Trustees approved the recommendation of demolition at its February 2022 meeting.

The Tennessee Historical Commission has determined that the demolition or disposal of this property does adversely affect this State-owned resource and the THC encourages consultation with their office to explore alternatives that would avoid, minimize or mitigate the adverse effect. AJF will document these structures to mitigate this adverse affect.

EAST TENNESSEE STATE UNIVERSITYEast Tennessee State University, Johnson City, Washington County, Tennessee

Requested Action: Approval to award a contract to the best evaluated proposer for a Construction Manager/General Contractor

Project Title: Powell Hall Repairs and Renovation

Project Description: Renovation to housing to include general finish upgrades, HVAC repairs/replacements, accessibility enhancements, lobby renovations, bathroom upgrades, exterior improvements, plumbing, lighting, and all associated work.

SBC Number: 369/005-03-2022

Total Project Budget: \$5,000,000.00

Source of Funding: \$5,000,000.00 Plant Funds (Aux-Housing) (A)

Comment: Two proposals were received on July 13, 2022. The Notice of Intent to award was sent on July 15, 2022 naming BurWil Construction Company as the best evaluated proposer. The protest period expired on July 22, 2022. No protests were received.

Previous Action:

04/14/2022	SBC	Approved project, to select a designer, and utilizing the Construction Manager/General contractor alternative delivery method
04/25/2022	ESC	Approved designer selection (Cain Rash West Architects, Inc., P.C.)

MIDDLE TENNESSEE STATE UNIVERSITYMiddle Tennessee State University, Murfreesboro, Rutherford County, Tennessee

Requested Action: Approval to award contract to the best evaluated proposer

Project Title: Commissioning Services

Project Description: Provide commissioning services.

SBC Number: 366/000-01-2022

Total Project Budget: \$1,200,000.00

Source of Funding: \$1,200,000.00 Various Plant Funds & Project Funds (A)

Comment: Six proposals were received on June 23,2022. The Notice of Intent to award was sent on July 15,2022 naming Smith Seckman Reid, Inc. as the best evaluated proposer. No protests were received in the protest period.

Previous Actions: 04/14/2022 SBC Approved procurement and issuing an RFQ for Commissioning Services

UNIVERSITY OF MEMPHISUniversity of Memphis, Memphis, Shelby County, Tennessee

Requested Action: Approval of a revision in project budget

Project Title: Master Plan Update

Project Description: Provide for various amendments to the campus master plan for the Main, Park, and Lambuth campus locations.

SBC Number: 367/000-02-2018

Total Project Budget: \$625,000.00

Source of Funding:	<u>Original</u>	<u>Change</u>	<u>Revised</u>		
	\$250,000.00	\$300,000.00	\$550,000.00	Plant Funds (Non-Aux)	(A)
	75,000.00	0.00	75,000.00	Plant Funds (Aux-Athletics/Housing)	(A)
Original Funding:	\$325,000.00				
Change in Funding:		\$300,000.00			
Revised Funding:			\$625,000.00		

Comment: This increases the total project budget from \$325,000.00 to \$625,000.00. Additional funds will be used for comprehensive space utilization study and any associated amendments.

Previous Action:

09/13/2018	SBC	Approved awarding a contract to a previously selected master planner (SmithGroup JJR)
02/14/2019	SBC	Approved an update to the Lambuth Campus Master Plan as presented by SmithGroup JJR
03/11/2021	SBC	Approved a revision in project budget and funding
04/14/2022	SBC	Approval of an update to the Master Plan as presented by SmithGroup JJR

UNIVERSITY OF TENNESSEEUniversity of Tennessee, Chattanooga, Hamilton County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer, and utilizing Construction Manager/General Contractor alternative delivery method

Project Title: Brock Hall Upgrades

Project Description: Replacement of building systems including HVAC, lighting, and ceilings in conjunction with the work; upgrades to include building finishes, doors, hardware, restrooms, ADA and life safety code needs; repairs to building envelope, including masonry, window replacements, doors, and roof replacement; minor wall reconfigurations; asbestos abatement; and all related work.

SBC Number: 540/005-04-2022

Total Project Budget: \$10,820,000.00

Source of Funding: \$10,820,000.00 22/23 CurrFund-CapMaint (A)

Comment: This is a FY 22/23 line-item project in the capital budget. The CM/GC is requested for the ability to release early construction packages and ordering of long lead items that could affect the overall construction schedule.

The Tennessee Historical Commission has determined that this project will not adversely affect the State-owned resource and no further action is necessary.

UNIVERSITY OF TENNESSEEUniversity of Tennessee, Chattanooga, Hamilton County, Tennessee**Requested Action:** Approval of a Master Plan amendment**Project Title:** Master Plan Update**Project Description:** This project will provide an update to the Campus Master Plan for the University of Tennessee Chattanooga.**SBC Number:** 540/005-01-2019**Total Project Budget:** \$750,000.00**Source of Funding:** \$750,000.00 Plant Funds (Non-Aux) (A)**Comment:** This request is to amend the 2012 Master Plan in order to accommodate the need for the Fletcher Hall expansion and its consistency with the 2012 Master Plan. The expansion was identified during the current Master Plan Update effort. The Master Plan amendment was approved by THEC on June 23, 2022.**Previous Action:** 05/09/2019 SBC Approved project and to issue an RFQ
10/14/2021 SBC Approved a revision in project budget and funding and to award a contract to the best evaluated proposer (DLR Group)

UNIVERSITY OF TENNESSEEUniversity of Tennessee Health Science Center, Memphis, Shelby County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: Emergency Generator Replacements

Project Description: Replacement of the emergency generators and updates electrical services in association with the generators for the 930 Madison Building, Coleman Building, Johnson Building, and Van Vleet Building. Project includes all related work.

SBC Number: 540/013-05-2022

Total Project Budget: \$2,500,000.00

Source of Funding: \$2,500,000.00 22/23 CurrFund-CapMaint(MP) (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

The Tennessee Historical Commission has determined that this project will not adversely affect the Johnson Building or the Van Vleet Building and no further action is necessary.

UNIVERSITY OF TENNESSEEUniversity of Tennessee Health Science Center, Memphis, Shelby County, Tennessee

Requested Action: Approval to award a contract to the best evaluated proposer for a Construction Manager/General Contractor

Project Title: Nash Buildout 2 Floors

Project Description: This project will build out the top two floors of the Nash/Nash Annex Building.

SBC Number: 540/013-10-2021

Total Project Budget: \$11,500,000.00

Source of Funding:	\$11,270,000.00	21/22	CurrFunds-CapImp	(A)
	\$ 230,000.00		Plant Funds (Non-Aux)	(A)

Comment: Three proposals were received on June 21, 2022. The Notice of Intent to award was sent on July 14, 2022 naming Flintco, LLC as the best evaluated proposer. No protests were received in the protest period.

Previous Action:	10/14/2021	SBC	Approved project and to select a designer
	10/25/2021	ESC	Approved designer selection (Crump Firm, Inc.)
	05/23/2022	ESC	Approved utilizing CM/GC alternative delivery method

UNIVERSITY OF TENNESSEEUniversity of Tennessee Institute of Agriculture, Middleton, Hardeman County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: Lone Oaks 4-H Center Improvements

Project Description: Building envelope repairs, HVAC upgrades, electrical, fire safety, and plumbing improvements. Site improvements include excavation of sediment in lakes and drain field improvements. Project includes all related work.

SBC Number: 540/001-13-2022

Total Project Budget: \$3,000,000.00

Source of Funding: \$3,000,000.00 22/23 CurrFund-CapMaint(MP) (A)

Comment: This is a FY 22/23 line-item project in the capital budget. Buildings included: Implement Shed, Tractor Shed, Sasser Barn, and Stable.

The Tennessee Historical Commission has determined that this project will not adversely affect the Sasser Barn and no further action is necessary.

UNIVERSITY OF TENNESSEE

University of Tennessee Institute of Agriculture, Knoxville, Knox County, Tennessee

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

Project Title: Morgan Hall Envelope Repairs

Project Description: Funds are provided for restoration of exterior masonry and replacement of windows and exterior doors. Funds support roof replacement at the Mechanical Equipment Building that serves Morgan Hall including flashing, downspouts, and new brick exterior walls. Project includes all related work.

SBC Number: 540/001-02-2021

Total Project Budget: \$5,950,000.00

Source of Funding:	<u>Original</u>	<u>Change</u>	<u>Revised</u>			
	\$4,950,000.00	\$0.00	\$4,950,000.00	21/22	CurrFunds-CapMaint	(A)
	0.00	1,000,000.00	1,000,000.00		Plant Funds (Non-Aux)	(A)
Original Project Budget:	\$4,950,000.00					
Change in Funding:		\$1,000,000.00				
Revised Project Budget:			\$5,950,000.00			

Comment: This request increases the budget from \$4,950,000.00 to \$5,950,000.00 and is based on the designer's estimate. The increase is primarily due to the cost of windows in the current market conditions.

Previous Action: 07/22/2021 SBC Approved project and proceeding with process to select a designer
 07/22/2021 ESC Approved designer selection (Community Tectonics Architects, Inc.)

UNIVERSITY OF TENNESSEEUniversity of Tennessee, Knoxville, Knox County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: Alumni Memorial Lighting Upgrades

Project Description: Upgrades of the lighting and controls in the auditorium and classrooms in the Alumni Memorial Building. Includes all related work to complete the project.

SBC Number: 540/009-32-2022

Total Project Budget: \$1,750,000.00

Source of Funding: \$1,750,000.00 Plant Funds (Non-Aux) (A)

Comment: This is a FY 22/23 **disclosed** project in the capital budget.

The Tennessee Historical Commission has determined that this project will not adversely affect this State-owned resource and no further action is necessary.

UNIVERSITY OF TENNESSEE

University of Tennessee, Knoxville, Knox County, Tennessee

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

Project Title: Knoxville Master Plan

Project Description: This project will provide a new Campus Master Plan for the University of Tennessee Knoxville, including the UTIA campus contiguous to UTK and the UTSI campus. *Also includes the AgResearch and UT Extension locations.*

SBC Number: 540/009-13-2021

Total Project Budget: \$2,200,000.00

Source of Funding:	<u>Original</u>	<u>Change</u>	<u>Revised</u>	
	\$1,000,000.00	\$1,200,000.00	\$2,200,000.00	Plant Funds (Non-Aux) (A)
Original Project Budget:	\$1,000,000.00			
Change in Funding:		\$1,200,000.00		
Revised Project Budget:			\$2,200,000.00	

Comment: This request increases the budget from \$1,000,000.00 to \$2,200,000.00 for the added scope of the AgResearch and UT Extensions. The selected master planner has experience in the land grant agricultural institutes.

Previous Action:	05/13/2021	SBC	Approved project and to issue an RFQ
	10/14/2021	SBC	Approved awarding a contract to the best evaluated proposer (Ayers Saint Gross)
	07/13/2022	SBC	Approved Master Plan amendment

UNIVERSITY OF TENNESSEE

University of Tennessee, Knoxville, Knox County, Tennessee

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

Project Title: Regal Soccer Stadium Field Upgrade

Project Description: Installation of new turf and correction of existing site issues. Includes all related work to complete the project.

SBC Number: 540/009-17-2022

Total Project Budget: \$1,589,416.00

Source of Funding:	<u>Original</u>	<u>Change</u>	<u>Revised</u>	
	\$1,260,000.00	\$329,416.00	\$1,589,416.00	Plant Funds (Aux-Athletics) (A)
Original Project Budget:	\$1,260,000.00			
Change in Funding:		\$329,416.00		
Revised Project Budget:			\$1,589,416.00	

Comment: This request increases the budget from \$1,260,000.00 to \$1,589,416.00 due to higher costs in gravel and the current market conditions. This project is currently under construction.

Previous Action: 04/14/2022 SBC Approved project and utilizing Campus Resources for design and System Procurement for construction

UNIVERSITY OF TENNESSEEUniversity of Tennessee Southern, Pulaski, Giles County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: Life Safety Upgrades

Project Description: Upgrades for life safety to multiple buildings across campus to include alarms, fire panels, miscellaneous code related life safety upgrades, and all related work.

SBC Number: 540/006-01-2022

Total Project Budget: \$1,000,000.00

Source of Funding: \$1,000,000.00 22/23 CurrFunds-CapMaint(MP) (A)

Comment: This is a FY 22/23 line-item project in the capital budget. Buildings included: Martin Hall, Johnson Center, Andrew Science Building, Curry Life Center, and Starnes Student Union.

The Tennessee Historical Commission has determined that this project will not adversely affect the Martin Hall, Andrew Science Building, or the Starnes Student Union and no further action is necessary.

DEPARTMENT OF ENVIRONMENT & CONSERVATIONCove Lake State Park, Caryville, Campbell County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: Cove Lake State Park Campground Renovations

Project Description: Renovate campgrounds to include utility upgrades, paving roads, resurfacing campsite pads, reconfiguring loop roads, adding ADA accessible campsites, replacing existing bathhouses with ADA compliant bathhouse facilities, and all required related work.

SBC Number: 126/027-01-2022

Total Project Budget: \$8,310,000.00

Source of Funding: \$8,310,000.00 22/23 CurrFunds-CapMaint (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

DEPARTMENT OF ENVIRONMENT & CONSERVATION

Fort Pillow State Park, Henning, Lauderdale County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: Fort Pillow State Historic Park Bridge and Trail Upgrades

Project Description: Replacement of a bridge and upgrades to trails at Fort Pillow State Historic Park and all required related work.

SBC Number: 126/038-01-2022

Total Project Budget: \$5,120,000.00

Source of Funding: \$5,120,000.00 22/23 CurrFunds-CapMaint (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

DEPARTMENT OF ENVIRONMENT & CONSERVATIONMeeman-Shelby Forest State Park, Millington, Shelby County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: Meeman-Shelby Forest State Park Campground Renovations

Project Description: Renovate campground including utility upgrades, paving roads, resurfacing campsite pads, reconfiguring loop roads, adding ADA accessible campsites, replacing existing bathhouses with ADA complaint bathhouse facilities, and all required related work.

SBC Number: 126/089-01-2022

Total Project Budget: \$6,380,000.00

Source of Funding: \$6,380,000.00 22/23 CurrFunds-CapMaint (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

DEPARTMENT OF ENVIRONMENT & CONSERVATIONMontgomery Bell State Park, Burns, Dickson County, Tennessee

Requested Action: **Approval of a project and proceeding with the process to select a designer**

Project Title: Montgomery Bell State Park Four Mile Creek Campground Renovation

Project Description: Renovate Four Mile Creek campground and all required related work.

SBC Number: 126/054-01-2022

Total Project Budget: \$8,950,000.00

Source of Funding: \$8,950,000.00 22/23 CurrFunds-CapImp (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

Project includes construction of a new camp store and camper check-in station, a renovation and a new build construction of a bath house facility, two new playground areas, and approximately twenty-one additional campsites.

DEPARTMENT OF ENVIRONMENT & CONSERVATIONNatchez Trace State Park, Wildersville, Henderson County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: Natchez Trace State Park Campground Renovations

Project Description: Renovate four campgrounds and all required related work.

SBC Number: 126/057-01-2022

Total Project Budget: \$14,170,000.00

Source of Funding: \$14,170,000.00 22/23 CurrFunds-CapImp (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

Project includes construction of a new boat ramp with associated parking and renovation of the existing camper check-in station into a laundry facility.

DEPARTMENT OF ENVIRONMENT & CONSERVATIONNorris Dam State Park, Rocky Top, Campbell County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: Norris Dam State Park Campground Renovations

Project Description: Renovate campgrounds to include utility upgrades; road reconfiguration and paving; campsite upgrades; demolition of existing bathhouse facilities; construction of ADA compliant bathhouse facilities; and all required related work.

SBC Number: 126/063-01-2022

Total Project Budget: \$12,040,000.00

Source of Funding: \$12,040,000.00 22/23 CurrFunds-CapMaint (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

DEPARTMENT OF ENVIRONMENT & CONSERVATIONPickwick Landing State Park, Counce, Hardin County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: Pickwick Landing State Park WWTP Renovations

Project Description: Upgrade or replace the existing wastewater treatment plant at Pickwick Landing State Park and all required related work.

SBC Number: 126/079-02-2022

Total Project Budget: \$2,930,000.00

Source of Funding: \$2,930,000.00 22/23 CurrFunds-CapMaint (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

DEPARTMENT OF ENVIRONMENT & CONSERVATIONStanding Stone State Park, Hilham, Overton County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: Standing Stone State Park Campground Renovations

Project Description: Renovate campground including upgrading utilities, paving roads, resurfacing campsite pads, reconfiguring loop roads, adding ADA accessible campsites, replacing existing bathhouses with ADA complaint bath/shower facilities, and all required related work.

SBC Number: 126/091-01-2022

Total Project Budget: \$8,240,000.00

Source of Funding: \$8,240,000.00 22/23 CurrFunds-CapMaint (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

DEPARTMENT OF ENVIRONMENT & CONSERVATIONStatewide, Tennessee

Requested Action: Approval of a project utilizing Agency Resources and Consultant for design and agency procurement construction

Project Title: Statewide Swimming Pool Improvements

Project Description: Repair and improve public swimming pools at five State Parks and all required related work.

SBC Number: 126/000-01-2022

Total Project Budget: \$3,400,000.00

Source of Funding: \$3,400,000.00 22/23 CurrFunds-CapImp (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

Agency Resources and Consultant for design is being requested due to the limited scope of the renovations to existing pools. Agency procurement is being requested as the work is limited to pool renovations and is within the capacity of a pool contractor.

The work is proposed to take place at Cumberland Mountain State Park, Henry Horton State Park, Fall Creek Falls State Park, Standing Stone State Park, and T.O. Fuller State Park.

DEPARTMENT OF CORRECTIONBledsoe County Correctional Complex, Pikeville, Bledsoe County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: BCCX Guild and Annex Fire Alarm Upgrades

Project Description: Replacement and upgrades of the Guild Unit's and Annex Building's existing fire alarm systems and all related work.

SBC Number: 142/013-01-2022

Total Project Budget: \$1,900,000.00

Source of Funding: \$1,900,000.00 22/23 CurrFunds-CapMaint (SA) (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

DEPARTMENT OF CORRECTIONMorgan County Regional Corr Facility, Wartburg, Morgan County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: MCCX Guild and Drug Court Fire Alarm Upgrades

Project Description: Replacement and upgrades to the Guild Unit's and Drug Court Building's existing fire alarm systems and all related work.

SBC Number: 142/014-01-2022

Total Project Budget: \$1,550,000.00

Source of Funding: \$1,550,000.00 22/23 CurrFunds-CapMaint (SA) (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

DEPARTMENT OF CORRECTIONStatewide, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: RMSI and LDSNF Waste Water System Repairs

Project Description: Upgrades to existing waste water treatment system infrastructure and all related work.

SBC Number: 140/001-01-2022

Total Project Budget: \$1,260,000.00

Source of Funding: \$1,260,000.00 22/23 CurrFunds-CapMaint (SA) (A)

Comment: This is a FY 22/23 line-item project in the capital budget. These facilities, Riverbend Maximum Security Institution and Lois M. DeBerry Special Needs Facility, are adjacent to each other in Davidson County.

DEPARTMENT OF CORRECTIONDebra K. Johnson Rehabilitation Center, Nashville, Davidson County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: DJRC Waste Water System Repairs

Project Description: Upgrades to existing waste water treatment system infrastructure and all related work.

SBC Number: 142/009-01-2022

Total Project Budget: \$2,740,000.00

Source of Funding: \$2,740,000.00 22/23 CurrFunds-CapMaint (SA) (A)

Comment: This is a FY 22/23 line-item project in the capital budget. The project description has been modified for clarity.

DEPARTMENT OF CORRECTIONNorthwest Correctional Complex, Tiptonville, Lake County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: NWCX Waste Water System Repairs

Project Description: Upgrades to existing waste water system infrastructure and all related work.

SBC Number: 142/016-01-2022

Total Project Budget: \$2,200,000.00

Source of Funding: \$2,200,000.00 22/23 CurrFunds-CapMaint (SA) (A)

Comment: This is a FY 22/23 line-item project in the capital budget. The project description has been modified for clarity.

DEPARTMENT OF CORRECTIONTurney Center Industrial Complex, Only, Hickman County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: TCIX Perimeter Security Improvements

Project Description: Replacement and upgrades to the security perimeter detection system and all related work.

SBC Number: 142/005-01-2022

Total Project Budget: \$6,100,000.00

Source of Funding: \$6,100,000.00 22/23 CurrFunds-CapMaint (SA) (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

DEPARTMENT OF CORRECTIONBledsoe County Correctional Complex, Pikeville, Bledsoe County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: BCCX Site 2 Security Electronics and HVAC for Guilds

Project Description: Replacement and upgrades to all security cameras, related UPS units, and to provide HVAC for operation requirements, and all required related work.

SBC Number: 142/013-02-2022

Total Project Budget: \$2,100,000.00

Source of Funding: \$2,100,000.00 22/23 CurrFunds-CapMaint (SA) (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

DEPARTMENT OF CORRECTIONMorgan County Regional Corr Facility, Wartburg, Morgan County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: MCCX Site 2 Security Electronics and HVAC for Guilds

Project Description: Replacement and upgrades to all security cameras, related UPS units, and to provide HVAC for operation requirements, and all required related work.

SBC Number: 142/014-02-2022

Total Project Budget: \$1,680,000.00

Source of Funding: \$1,680,000.00 22/23 CurrFunds-CapMaint (SA) (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

DEPARTMENT OF CORRECTIONNorthwest Correctional Complex, Tiptonville, Lake County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: NWCX Site 2 Security Electronics and HVAC for Guilds

Project Description: Replacement and upgrades to all security cameras, related UPS units, and to provide HVAC for operation requirements, and all required related work.

SBC Number: 142/016-02-2022

Total Project Budget: \$2,210,000.00

Source of Funding: \$2,210,000.00 22/23 CurrFunds-CapMaint (SA) (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

DEPARTMENT OF CORRECTIONNorthwest Correctional Complex, Tiptonville, Lake County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: NWCX High Mast Lighting Replacement

Project Description: Replace high mast lighting systems, lifting devices, and electrical elements to incorporate new LED fixtures, and all required related work.

SBC Number: 142/016-03-2022

Total Project Budget: \$6,600,000.00

Source of Funding: \$6,600,000.00 22/23 CurrFunds-CapMaint (SA) (A)

Comment: This is a FY 22/23 line-item project in the capital budget. The project description has been modified for clarity.

DEPARTMENT OF CORRECTIONLois M. DeBerry Special Needs Facility, Nashville, Davidson County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: LDSNF High Mast Lighting Replacement

Project Description: Replace high mast lighting systems, lifting devices, and electrical elements to incorporate new LED fixtures, and all required related work.

SBC Number: 142/011-02-2022

Total Project Budget: \$2,100,000.00

Source of Funding: \$2,100,000.00 22/23 CurrFunds-CapMaint (SA) (A)

Comment: This is a FY 22/23 line-item project in the capital budget. The project description has been modified for clarity.

DEPARTMENT OF CORRECTIONMorgan County Regional Correctional Facility, Wartburg, Morgan County, Tennessee

Requested Action: Approval of a project, proceeding with the process to select a designer, and utilizing Best Value alternative delivery method for construction

Project Title: MCCX Drug Court Reroof and Annex and Guild Gutters

Project Description: Replace Drug Court Building roof, Annex and Guild Buildings fascia, gutters and downspouts, Guild Buildings ridge vents, and all required related work.

SBC Number: 142/014-03-2022

Total Project Budget: \$1,700,000.00

Source of Funding: \$1,700,000.00 22/23 CurrFunds-CapMaint (SA) (A)

Comment: This is a FY 22/23 line-item project in the capital budget. Best Value is being requested to obtain a contractor experienced in commercial roofing projects.

DEPARTMENT OF CORRECTIONDebra K. Johnson Rehabilitation Center, Nashville, Davidson County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: DJRC Sally Port Upgrades and Expansion

Project Description: Repair and upgrade current sally port including expansion for two-way pedestrian and vehicular traffic and all required related work.

SBC Number: 142/009-02-2022

Total Project Budget: \$5,900,000.00

Source of Funding: \$5,900,000.00 22/23 CurrFunds-CapMaint (SA) (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

DEPARTMENT OF CORRECTIONNortheast Correctional Complex, Mountain City, Johnson County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: NECX Sally Port Upgrades and Expansion

Project Description: Repair and upgrade current sally port including expansion for two-way pedestrian and vehicular traffic and all required related work.

SBC Number: 142/024-01-2022

Total Project Budget: \$6,400,000.00

Source of Funding: \$6,400,000.00 22/23 CurrFunds-CapMaint (SA) (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

DEPARTMENT OF AGRICULTUREDivision of Forestry, Henderson, Chester County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: Chickasaw Work Center

Project Description: Construct a new work center including an office building, vehicle maintenance structure, infrastructure improvements, and all required related work.

SBC Number: 100/010-02-2022

Total Project Budget: \$4,750,000.00

Source of Funding: \$4,750,000.00 22/23 CurrFunds-CapImp (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

DEPARTMENT OF AGRICULTUREDivision of Forestry, Dickson, Dickson County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: Tennessee City Work Center

Project Description: Demolition of existing facility and construction of a new work center to include a burn permit call center, office facilities, maintenance shop, seedling cooler, and all required related work.

SBC Number: 100/010-03-2022

Total Project Budget: \$4,250,000.00

Source of Funding: \$4,250,000.00 22/23 CurrFunds-CapImp (A)

Comment: This is a FY22/23 line-item project in the capital budget.

The Tennessee Historical Commission has determined that the demolition or disposal of this property does adversely affect this State-owned resource. Through consultation with THC the agency will provide all necessary documentation to mitigate the adverse effect prior to demolition or disposal.

DEPARTMENT OF AGRICULTURE

Division of Forestry, Newport, Cocke County, Tennessee

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

Project Title: Martha Sundquist State Forest Bridge Replacements

Project Description: Replacement of three stream-crossing structures and all required related work.

SBC Number: 100/010-02-2020

Total Project Budget: \$1,250,000.00

Source of Funding:	<u>Original</u>	<u>Change</u>	<u>Revised</u>			
	\$570,000.00	\$ 0.00	\$570,000.00	20/21	CurrFunds-CapMaint (MP)	(A)
	0.00	680,000.00	680,000.00	22/23	CurrFunds-CapMaint (MP)	(A)
Original Project Funding:	\$570,000.00					
Change in Funding:		\$680,000.00				
Revised Project Funding:			\$1,250,000.00			

Comment: This adds funds from a FY 22/23 line-item in the capital budget in order to complete the project.

Previous Action: 08/13/2020 SBC Approved project and to select a designer
 08/24/2020 ESC Approved designer selection (TTL, Inc.)
 08/12/2021 SBC Approved a revision in project budget

DEPARTMENT OF AGRICULTUREDivision of Forestry, Statewide, Overton County, Tennessee

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

Project Title: Standing Stone State Forest Work Center

Project Description: Construct a new work center including office building, vehicle maintenance structure, infrastructure improvements, and all required related work.

SBC Number: 100/010-03-2021

Total Project Budget: \$3,990,000.00

Source of Funding: \$3,990,000.00 21/22 CurrFunds-CapImp (A)

Comment: This project is on schedule and in budget with construction anticipated to start summer of 2023.

Previous Action: 07/22/2021 SBC Approved project and to select designer
07/22/2021 ESC Approved designer selection (Goodwyn Mills Cawood)

DEPARTMENT OF GENERAL SERVICESAndrew Jackson State Office Building, Nashville, Davidson County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: Andrew Jackson Building Elevator Replacement

Project Description: Replacement of all elevators, associated controls, and all required related work.

SBC Number: 529/073-01-2022

Total Project Budget: \$16,400,000.00

Source of Funding: \$16,400,000.00 22/23 FRF CurrFunds-CapMaint (A)

Comment: This is a FY 22/23 line-item project in the capital budget.

This project replaces all seven passenger elevators, one freight elevator, and all controls.

The THC requests to look at the design drawings of this alteration, prior to issuing for construction, to insure that it is being done in accordance with the provisions of the *Secretary of the Interior's Standards for Treatment of Historic Properties*.

DEPARTMENT OF GENERAL SERVICESAndrew Jackson State Office Building, Nashville, Davidson County, Tennessee

Requested Action: Approval of a project utilizing a previously selected designer

Project Title: Andrew Jackson Building Office Space Consolidation - Treasury

Project Description: Interior renovation to include new finishes, furniture, reconfiguration of space within the current moveable furniture guidelines, all associated electrical and data, and all related work.

SBC Number: 529/073-02-2022

Total Project Budget: \$2,400,000.00

Source of Funding: \$2,400,000.00 FRF Reserves (A/R)

Comment: This is a portion of a FY22/23 line-item (2023 Office Space Reduction Plan) in the capital budget.

This project will consolidate the TN Department of Treasury within portions of the Andrew Jackson Building. The project will have an impact on the overall real estate reduction plan for Middle Tennessee.

The Tennessee Historical Commission has determined that this project will not adversely affect this State-owned resource and no further action is necessary.

The use of a previously selected designer (BHDG Architects, Inc.) is requested as they were selected for office space consolidation projects like this one.

DEPARTMENT OF GENERAL SERVICESWilliam R. Snodgrass Tennessee Tower, Nashville, Davidson County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: TN Tower Office Space Consolidation - DIDD

Project Description: Interior renovation to include new finishes, furniture, reconfiguration of space within the current moveable furniture guidelines, all associated electrical and data, and all related work.

SBC Number: 529/079-03-2022

Total Project Budget: \$4,720,000.00

Source of Funding: \$4,720,000.00 FRF Reserves (A/R)

Comment: This project is a combination of a portion of a FY 21/22 line-item (2022 Office Space Reduction Plan, \$3,555,000.00) and a portion of a FY 22/23 line-item (2023 Office Space Reduction, \$1,165,000.00) in the capital budget.

This project will consolidate the TN Department of Intellectual and Developmental Disabilities (DIDD) within a portion of the TN Tower. The project will have an impact on the overall real estate reduction plan for Middle Tennessee.

The Tennessee Historical Commission has determined that this project will not adversely affect this State-owned resource and no further action is necessary.

DEPARTMENT OF GENERAL SERVICESAndrew Johnson Tower, Nashville, Davidson County, Tennessee

Requested Action: **Approval of a project and proceeding with the process to select a designer**

Project Title: Andrew Johnson Tower Office Space Consolidation - DHS

Project Description: Interior renovation to include new finishes, furniture, reconfiguration of space within the current moveable furniture guidelines, all associated electrical and data, and all related work.

SBC Number: 529/078-01-2022

Total Project Budget: \$12,000,000.00

Current Project Funding: \$ 650,000.00

Source of Funding: \$ 650,000.00 FRF Reserves (A/R)

Comment: This is a portion of a FY 21/22 line-item (2022 Office Space Reduction Plan) in the capital budget. Additional funding will be requested in a future capital budget.

 This project will consolidate the TN Department of Human Services (DHS) within portions of the Andrew Johnson Tower. The project will have an impact on the overall real estate reduction plan for Middle Tennessee.

DEPARTMENT OF GENERAL SERVICES

Statewide, Tennessee

Requested Action: Approval to award a contract to the best evaluated proposer for environmental services

Project Title: Environmental Consultant

Project Description: Provide environmental services to State properties, interest, and initiatives including consulting, assessments, surveys, monitoring, training, and remediation, as may be required for maintaining regulatory compliance and addressing environmental concerns.

SBC Number: 529/000-03-2022

Total Project Budget: \$12,000,000.00

Current Project Funding: \$ 5,000,000.00

Source of Funding:	<u>Original</u>	<u>Change</u>	<u>Revised</u>		
	\$ 2,500,000.00	\$ 0.00	\$2,500,000.00	21/22	CurrFunds-CapMaint (A)
	2,500,000.00	(2,500,000.00)	0.00		Various Agency & Project Funds (O)
	0.00	1,250,000.00	1,250,000.00		Various Project Funds (O)
	0.00	1,250,000.00	1,250,000.00		Various Agency Funds (O)
Original Project Funding:	\$ 5,000,000.00				
Change in Funding:	\$ 0.00				
Revised Project Funding:	\$5,000,000.00				

Comment: Four proposals were received on June 16, 2022. The Notice of Intent to award was sent on July 8, 2022 naming EnSafe, Inc. as the best evaluated proposer. No protests were received in the protest period.

Previous Action: 05/12/2022 SBC Approved project and issuing a RFQ for an Environmental Consultant

DEPARTMENT OF GENERAL SERVICESTennessee Performing Arts Center, Nashville, Davidson County, Tennessee**Requested Action:** Approval of a contract amendment**Project Title:** TPAC Annual Maintenance Grant**Project Description:** Grant to provide maintenance assistance.**SBC Number:** 529/075-02-2017**Total Project Budget:** \$1,286,180.00

Source of Funding:	\$ 300,000.00	17/18	CurrFunds-CapMaint	(A)
	300,000.00	18/19	CurrFunds-CapMaint	(A)
	300,000.00	19/20	CurrFunds-CapMaint	(A)
	150,000.00	20/21	CurrFunds-CapMaint (MP)	(A)
	236,180.00	21/22	CurrFunds-CapMaint	(A)

Comment: Due to supply chain issues caused by the pandemic equipment has been on back order and was not available during the regular contract period.

This amendment will extend the agreement to March 31, 2023.

Previous Action:	08/10/2017	SBC	Approved grant
	09/13/2018	SBC	Approved a revision in project funding and scope
	08/22/2019	ESC	Approved a revision in project budget and funding
	12/10/2020	SBC	Approved a revision in project budget, scope, and funding
	11/10/2021	SBC	Approved a revision in project budget and scope

DEPARTMENT OF GENERAL SERVICESTHP District 4 Headquarters, Memphis, Shelby County, Tennessee

Requested Action: Approval of a project and proceeding with the process to select a designer

Project Title: THP District 4 Headquarters Memphis – New Facility

Project Description: Construction of a new district headquarters building in Memphis and all related work.

SBC Number: 502/007-01-2022

Total Project Budget: \$18,890,000.00

Source of Funding: \$18,890,000.00 22/23 FRF CurrFunds/CapImp (A)

Comment: This is a FY22/23 line-item in the capital budget.