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**BOARD OF REGENTS**

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**AGENDA**  
**FACILITIES AND PROPERTY COMMITTEE**

Wednesday, February 23, 2022  
10:35 a.m.

Claiborne Building, 1<sup>st</sup> Floor  
Louisiana Purchase Room 1-100  
1201 North Third Street  
Baton Rouge, LA 70802

- I. Call to Order
- II. Roll Call
- III. Consent Agenda
  - A. Small Capital Projects Report
    1. BPCC – Sabine Valley: Fume Hood Extraction System & Installation
    2. LSU-A: Ultraviolet-C Lighting Additions
    3. LSU A&M: Chemistry & Materials Bldg. Room 144 C Renovations
    4. LSU A&M: Himes, Lockett, and Prescott Halls – 1<sup>st</sup> Floor Restrooms Modifications for ADA Compliance
    5. LSU A&M: Life Sciences Bldg. Room 512 & 515 Lab Renovations
    6. LSU A&M: Life Sciences Bldg. Room 613 Lab Renovations
    7. LSU A&M: Tiger Stadium Level 3B Structural Repairs
    8. LSU-E: Plumbing Fixture Upgrade
    9. LSU-S: Science & Technology Center Bldgs. Emergency Power System
  - B. 3<sup>rd</sup> Party Projects Report
    1. La Tech: Sarah & A.L. Williams Champions Plaza
    2. NiSU: Enclosed Batting Facility at Softball Field
    3. NiSU: Stopher Gym Renovations
    4. SELU: Inn Renovations
- IV. Act 959 Project:
  1. ULL: New Iberia Research Center Primate Housing
- V. Other Business

## VI. Adjournment

Committee Members: Darren G. Mire, Chair; Robert W. Levy, Vice Chair; Randy L. Ewing; Charles R. McDonald; Felix R. Weill; Cameron T. Jackson (*student member*); LCTC System Representative; LSU System Representative; SU System Representative; UL System Representative  
Staff: Chris Herring, Associate Commissioner for Facilities and Planning & Disaster Services

## Executive Summary

### **Facilities and Property February 23, 2022**

#### **III. A. Consent Agenda (Small Capital Projects Report)**

In accordance with the Facilities Policy, small capital project proposals are reviewed by staff, approved where appropriate, and thereafter reported at the next meeting of the Facilities and Property Committee. Pursuant to R.S. 39:128, Board of Regents (BoR) staff may approve internally small capital projects ranging from \$175,000 to \$1,000,000 and report these approvals to the Board during a subsequent meeting.

Staff approved the following small capital projects since the previous report:

#### **1. Bossier Parish Community College (BPCC) – Sabine Valley Campus: Fume Hood Extraction System & Installation – Many, LA**

The Sabine Valley campus was moved under the purview of BPCC in July of 2021. The institution is moving the welding shop to another area on campus and a ventilation system will be required. This project will furnish and install a new fume extraction system. The total project cost is \$191,764 and will be funded with monies specifically provided for the Louisiana Community and Technical College System in Act 119 (HB 1) of the 2021 Regular Session for facility improvements.

#### **2. Louisiana State University - Alexandria: Ultraviolet (UVC) Additions – Alexandria, LA**

This project will install UVC lighting in multiple areas around campus and within air units to purify the air. The project scope involves installation of UVC lighting in meeting rooms, large classrooms, the café, and gym, as well as in the air units on campus. The total project cost is \$426,500 and will be funded with CARES Act (federal) funding.

#### **3. Louisiana State University and A&M College (LSU): Chemistry and Materials Building Room 144C Renovation – Baton Rouge, LA**

LSU's Office of Research and Economic Development is in need of replacing the current microscope in room 144C with a new one. The scope of work will require renovations to the room to accommodate the new STEM microscope as well as renovations to the adjacent facility room to support the new equipment. HVAC and fire sprinkler systems will be upgraded as part of the project. The project renovates approximately 770 square feet (SF) of space at a cost of \$371.43/SF, for a total project cost of \$286,000. The project will be funded from restricted federal grants and contracts funds.

#### **4. Louisiana State University and A&M College: Himes, Lockett, and Prescott Halls 1<sup>st</sup> Floor Restrooms Modifications for ADA Compliance – Baton Rouge, LA**

LSU's Himes, Lockett, and Prescott Halls are in need of upgrades to the restrooms on the 1<sup>st</sup> floor of each facility to make improvements for ADA compliance. Both the men's and women's restrooms

will be modified for compliance. The scope of work includes modifications to the entries to each restroom, installation of ADA compliant access doors, new ADA compliant plumbing fixtures for one stall in each restroom, new toilet partitions for the ADA stall as needed, and modifications to the existing partitions as needed. Any walls affected by the work will also be repaired/repainted. The project renovates approximately 1,800 SF of space combined at a cost of \$200/SF, for a total project cost of \$360,000. The project will be funded with facility access fee revenues.

#### **5. Louisiana State University and A&M College: Life Sciences Building Rooms 512 and 515 Lab Renovations – Baton Rouge, LA**

Rooms 512 and 515 within LSU's Life Sciences Building require renovations to meet faculty needs. The project scope involves select demolition, new partitions, ceilings, flooring, and paint. The HVAC system will be upgraded and new plumbing, fire suppression, lighting, lab equipment, and furnishings will be installed. The project renovates 1,416 SF of space at a cost of \$158.90/SF, for a total project cost of \$225,000. The project will be funded with operational funds.

#### **6. Louisiana State University and A&M College: Life Sciences Building Room 613 Lab Renovation – Baton Rouge, LA**

Room 613 within LSU's Life Sciences Building also requires renovation to meet faculty needs. The project scope involves select demolition, new partitions, ceilings, flooring, and paint. The HVAC system will be upgraded and new plumbing, fire suppression, lighting, lab equipment, and furnishings will be installed. The project renovates approximately 480 SF of space at a cost of \$541.66/SF, for a total project cost of \$260,000. The project will be funded with operational funds.

#### **7. Louisiana State University and A&M College: Tiger Stadium Level 3B Structural Repairs – Baton Rouge, LA**

This project will provide structural repairs within Level 3B of Tiger Stadium. The scope of work involves repairs to existing structural systems in the stadium. The total project cost is \$455,000 and will be funded with auxiliary revenues.

#### **8. Louisiana State University – Eunice (LSU-E): Plumbing Fixture Upgrade – Eunice, LA**

LSU-E intends to make upgrades to plumbing fixtures to minimize and potentially eliminate the spread of germs, etc. during the COVID pandemic and beyond. This project will replace existing bathroom sink faucets, flushing devices, and water coolers in various buildings on campus. New touchless, automatic faucets will be installed on all sinks as well as new touchless flushers on toilets and urinals. The water coolers will be replaced with touchless water coolers with bottle fillers. The total project cost is \$268,920 and will be funded with CARES Act and American Rescue Plan (federal) funding.

#### **9. Louisiana State University – Shreveport (LSU-S): Science and Technology Center Buildings - Emergency Power System – Shreveport, LA**

Persistent power failures for any duration longer than the current capacity of the uninterrupted power supply continue to create failures in the scientific and computer science equipment contained

within LSU-S' Science and Technology Center buildings. The sophistication of the electronic components throughout these types of equipment is not conducive to abrupt shutdowns without damage occurring. This project would install an emergency generator, a new automatic transfer switch, and upgrade the electrical system to provide more reliable power during outage situations. The total project cost is \$305,000 and will be funded with operational funds.

### **III.B. Consent Agenda (3<sup>rd</sup>-Party Project Report)**

In accordance with the revisions made to the Facilities Policy during the October 25, 2017 meeting of the Board of Regents, 3<sup>rd</sup>-party project proposals are reviewed by staff, approved where appropriate, and thereafter reported at the next meeting of the Facilities and Property Committee. Pursuant to the revised policy, BoR staff may approve 3<sup>rd</sup>-party projects funded without the issuance of debt, similar to the small capital project approval process.

Staff approved the following 3<sup>rd</sup>-party projects since the previous report:

#### **1. Louisiana Tech University: Sarah and A.L. Williams Champions Plaza – Ruston, LA**

The University of Louisiana System Board of Supervisors (ULS), on behalf of Louisiana Tech University (La Tech), submitted a 3<sup>rd</sup>-party project for the purpose of constructing a new champions plaza to recognize the most highly decorated student-athletes and teams for their contributions to the university's history. The plaza will be located in the north endzone of Joe Alliet Stadium and will be named after Sarah and A.L. Williams recognizing their contributions to the school. La Tech will enter into a ground lease with the La Tech University Foundation to construct the plaza. The Foundation has secured private donations to cover the estimated \$1,750,000 project cost. Once the project is complete, the lease will expire and all improvements will be donated to the University.

#### **2. Nicholls State University: Enclosed Batting Facility at Softball Field – Thibodaux, LA**

The ULS, on behalf of Nicholls State University (NiSU), submitted a 3<sup>rd</sup>-party project for the purpose of constructing a new enclosed batting facility at the softball field. NiSU will enter into a ground lease with the NiSU Foundation to construct the new facility at the rear of the softball field. The total project cost is \$100,000 and will be funded with donations secured by the Foundation. Upon completion of the project, the Foundation will donate the new facility back to NiSU.

#### **3. Nicholls State University: Stopher Gym Renovations – Thibodaux, LA**

The ULS submitted a second 3<sup>rd</sup> party project on behalf of NiSU for the purpose of renovating the interior of the Stopher Gym on campus. The project scope involves installation of new seating, repainting the interior, and other related work. NiSU will enter into a ground lease with the NiSU Foundation to renovate the facility. The total project cost is \$1,250,000 and will be funded with donations secured by the Foundation. Upon completion of the project, the Foundation will donate the improvements back to NiSU.

#### **4. Southeastern Louisiana University: Inn Renovations – Hammond, LA**

The ULS, on behalf of Southeastern Louisiana University (SELU), submitted a 3<sup>rd</sup>-party project

for the purpose of renovating “The Inn” on the SELU campus to provide additional office space needed to integrate office and meeting space to further advance the efforts of the SELU Foundation, Development Office, and Advancement Services. The work includes the installation of new furnishings and equipment. SELU will enter into a ground lease with the SELU Foundation for the purpose of making the improvements. The total project cost is \$600,000 and will be funded with donations secured by the Foundation. Upon completion of the project, the foundation will donate the improvements back to SELU.

#### **STAFF RECOMMENDATION**

**Senior Staff recommends approval of the consent agenda, including the small capital and 3<sup>rd</sup>-party projects reports, as presented.**

#### **IV. Act 959 Project: University of Louisiana – Lafayette New Iberia Research Center Primate Housing**

Act 959 of 2003 permits institutions to initiate certain capital projects not exceeding \$5M that are funded with self-generated/auxiliary revenues, grants, donations, local or federal funds. The ULS submitted an Act 959 project on behalf of the University of Louisiana – Lafayette (ULL) to construct two new indoor/outdoor primate housing facilities at their New Iberia Research Center (NIRC). The project scope involves construction of two new 11,000 SF animal housing buildings consisting of 20 individual units complete with fenced cage containment. Each unit will be open to a contained outside area with animal perches and watering faucets. The facilities will be conditioned by heating units only and exhausted as required to maintain governing agency airflow requirements.

The NIRC secured a \$3.5M grant from the National Institutes of Health (NIH) to build the new facilities. ULL and the NIRC will own and operate the buildings once they are complete and operational to further the scientific research conducted or sponsored by the NIH and other federal agencies as well as for health-related programs and educational/research activities. There will be 20 years of federal oversight of the buildings once complete to confirm their use for approved biomedical research use.

#### **STAFF RECOMMENDATION**

**Senior Staff recommends approval of the Act 959 project submitted by the University of Louisiana System Board of Supervisors, on behalf of the University of Louisiana - Lafayette, to construct two new primate housing facilities on the New Iberia Research Center campus.**