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## **AGENDA**

### **FACILITIES AND PROPERTY COMMITTEE**

Wednesday, April 26, 2023  
9:40 a.m.

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

- I. Call to Order
- II. Roll Call
- III. Consent Agenda: Small Capital Projects
  1. LSU A&M: Alex Box Repairs and Waterproofing
  2. LSU A&M: Athletic Administration Building 2<sup>nd</sup> Floor Renovations
  3. LSU A&M: Chemical Engineering Building – CO<sub>2</sub>/Water Electrolysis Laboratory Renovation
  4. LSU A&M: Mobility Implementation Phase 1 – Union Hub
  5. LSU A&M: Nicholson Hall 4<sup>th</sup> Floor Renovations
  6. LSU A&M: Pleasant Hall 2<sup>nd</sup> Floor Renovations for PTS
  7. LSU A&M: Tiger Stadium North Stadium Sanitary Sewer Replacement
  8. LSU A&M: U High Boiler Replacement
  9. LSU A&M: U High Replace Flooring Multiple Rooms
  10. LSU A&M: UREC New Challenge Course (Budget Increase)
  11. LSU HSCNO: Dental Clinics HRSA Grant Space
  12. LSU HSCNO: Lion's Eye 2<sup>nd</sup>-4<sup>th</sup> Floor Restroom Renovation
  13. LSU-S: Science Building Annex (Budget Increase)
  14. Nunez: Building B Repairs
  15. NWLTC-Shreveport: Building A Storefront Window Replacement
  16. NWLTC-Shreveport: Building F HVAC Replacement
  17. NWLTC-Shreveport: Campus Restroom Renovations
  18. NWLTC-Shreveport: WSHP Replacements

- IV. HB 2 Update
- V. Grambling State University Library Update
- VI. Other Business
- VII. Adjournment

Committee Members: Robert W. Levey, Chair; Felix R. Weill, Vice Chair; Christian C. Creed; Randy L. Ewing; Darren G. Mire; Wilbert D. Pryor; Catarena M. Lobré (*student member*); LCTC System Representative; LSU System Representative; SU System Representative; UL System Representative

Staff: Chris Herring, Associate Commissioner for Facilities and Planning & Emergency Management

Note: The Board of Regents and any committee thereof reserve the right to enter into Executive Session, if needed, in accordance with R.S. 42:11 *et seq.*

## AGENDA ITEM III.

### 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 internally approve small capital projects ranging from \$175,000 to \$1,000,000 and report these approvals to the Board during a subsequent meeting.

All projects were approved by their respective systems or management boards and submitted for consideration. Staff approved the following small capital projects since the previous report:

#### **1. Louisiana State University and A&M College (LSU): Alex Box Repairs and Waterproofing – Baton Rouge, LA**

The existing exterior stucco and brick surfaces are damaged, leaking, and require repair. This project will seal all cracks in the stucco, patch any open voids or missing areas, repair or replace any broken or damaged bricks, seal the repaired bricks, refinish all areas, and apply a waterproof coating to the stucco once the repairs are complete and cured. **The total project cost is \$220,000 and will be funded with auxiliary revenues.**

#### **2. Louisiana State University and A&M College: Athletic Administration Building Second Floor Renovation – Baton Rouge, LA**

This project renovates existing space on the second floor of LSU's Athletic Administration building to create new and updated spaces for staff offices, storage, and a nutrition center. The project scope involves selective demolition of partitions and finishes, installation of new finishes, new framing, casework, power, lighting, and HVAC, and modifications for the new configuration. Plumbing will also be updated as required. **The project renovates approximately 2,305 square feet (SF) of space at a cost of \$107.16/SF, for a total project cost of \$247,000. The project will be funded with auxiliary revenues.**

#### **3. Louisiana State University and A&M College: Chemical Engineering Building Carbon Dioxide (CO<sub>2</sub>)/Water Electrolysis Laboratory Renovation – Baton Rouge, LA**

The purpose of this project is to provide a state-of-the-art research and energy capture facility within LSU's Chemical Engineering building. The project scope includes installation of new chemical fume hoods and associated HVAC along with general renovations to the laboratories within the facility. The project will also address any necessary electrical upgrades and utility infrastructure required for laboratory operation. **The total project cost is \$862,400 and will be funded through a federal U.S. Department of Commerce Economic Development Administration Grant.**

#### **4. Louisiana State University and A&M College: Mobility Implementation Phase I Union Hub – Baton Rouge, LA**

This project will renovate LSU's existing Student Union South parking lot to transition into a central bus depot. The project scope includes concrete modifications to provide bus maneuverability and safe pedestrian drop-off/pick-up as well as construction of a covered pedestrian area. **The project renovates approximately 37,579 SF of space at a cost of \$12.64/SF, for a total project cost of \$475,000. The project will be funded with auxiliary revenues.**

#### **5. Louisiana State University and A&M College: Nicholson Hall 4<sup>th</sup> Floor Renovations – Baton Rouge, LA**

This project renovates space within LSU's Nicholson Hall to create office space and workstations for the Department of Physics and Astronomy faculty as well as graduate and postdoctoral students. The project scope involves selective demolition of existing finishes, installing new partitions, new interior finishes, millwork, and plumbing in the breakroom. The scope also includes installing new power and LED lighting, HVAC, and interior glass walls and doors. **The project renovates 2,028 SF of space at a cost of \$102.08/SF, for a total project cost of \$207,000. The project will be funded with operational funds.**

#### **6. Louisiana State University and A&M College: Pleasant Hall 2<sup>nd</sup> Floor Renovations for Parking and Transportation Services (PTS) – Baton Rouge, LA**

This project will renovate space on the second floor of LSU's Pleasant Hall for the PTS main office. The scope of work includes selective demolition, abatement, new finishes, millwork, signage and branding, modifications to the existing HVAC, installation of new HVAC controls, new power, LED lighting fixtures, fire alarm, data cabling and pathway, telecom, and replacement of selective plumbing fixtures. **The project renovates approximately 7,515 square feet (SF) of space at a cost of \$76.65/SF, for a total project cost of \$576,000. The project will be funded with auxiliary revenues.**

#### **7. Louisiana State University and A&M College: Tiger Stadium North Stadium Sanitary Sewer Replacement – Baton Rouge, LA**

The sanitary sewer drainage within Tiger Stadium's North section is no longer operating properly. This project will correct the issues by replacing the deteriorating piping. The old piping will be capped and removed from the facility. **The total project cost is \$250,000 and will be funded with auxiliary revenues.**

#### **8. Louisiana State University and A&M College: University High (U-High) Boiler Replacement – Baton Rouge, LA**

U-High's existing steam boiler is near the end of its useful life and replacement with a new boiler will provide the school with more efficient operations in the future. The project scope involves replacing the current steam boiler with a gas fired hydronic boiler and removing all steam equipment associated with the current boiler. If funding permits, U-High will also relocate the hot and chilled water lines. **The total project cost is \$500,000 and will be funded through a grant from the U.S.**

Department of Education’s Elementary and Secondary School Emergency Relief Fund (ESSER III).

**9. Louisiana State University and A&M College: University High Replace Flooring in Multiple Rooms – Baton Rouge, LA**

This project will replace deteriorating carpet flooring in twelve U-High classrooms. The existing carpet will be replaced with a new finish flooring that is easier to clean and maintain. **The project replaces 17,130 SF of flooring at a cost of \$10.28/SF, for a total project cost of \$176,000. The project will be funded through a grant from the U.S. Department of Education’s ESSER program.**

**10. Louisiana State University and A&M College: University Recreation New Challenge Course (Budget Increase) – Baton Rouge, LA**

The existing LSU UREC challenge course is small and does not meet current demand. This project installs a new challenge course and elements (ropes, swinging logs, scissor bridge), zip lines, and other climbing exhibits in a new location on campus. New thirty-five- to forty-foot-high towers will also be installed, and the existing challenge course will be demolished. The project was originally approved by staff in August of 2023 for \$250,000, but the project bid higher than anticipated. **The project increased by \$249,500 for total revised project cost of \$499,500. The project will be funded with auxiliary revenues.**

**11. Louisiana State University Health Sciences Center New Orleans (HSCNO): Dental Clinics Health Services and Resources Administration (HSRA) Grant Space – New Orleans, LA**

LSU HSCNO’s existing dental clinic spaces are outdated and in need of modernization. The current chairs are over twenty years old, and the finishes and cabinetry are original to the building constructed in 1972. LSU HSCNO received a grant from the HSRA to install new chairs by December 2024 so renovating the space is necessary to maximize the HSRA equipment grant. The project scope involves renovating a portion of the third-floor clinic space to accommodate the new dental chairs being purchased. New cubicle walls and walls around the perimeter will be constructed and receive new finishes to support new dental cabinetry. Any alterations to the utilities required to support the new chairs or casework will be included in the project as well and new flooring will replace the existing, original floor tiles. **The project renovates 8,000 SF of space at a cost of \$109.90/SF, for a total project cost of \$879,200. The project will be funded with operational funds.**

**12. Louisiana State University Health Sciences Center New Orleans: Lion’s Eye Center Second Through Fourth Floor Restroom Renovation – New Orleans, LA**

The existing restrooms within LSU HSCNO’s Lion’s Eye Center have not been renovated since the building was originally constructed in 1986 and do not meet current code requirements. This project will construct restrooms on the west side of the Lion’s Eye Center’s second through fourth floors. The restrooms will be located and sized to meet current occupancy and ADA requirements for the building. The east restrooms will be renovated in a subsequent phase. **The project renovates**

**1,410 SF of space at a cost of \$300/SF, for a total project cost of \$423,000. The project will be funded with operational funds.**

**13. Louisiana State University Shreveport (LSUS): Science Building Annex (Budget Increase) – Shreveport, LA**

The LSUS Science Building Annex will support research performed by the Biology Department on small rodents and reptiles. The project scope involves construction of a new building adjacent to the Science Building Lecture Auditorium. The project was originally approved by staff in March of 2022 for \$385,000. Since that time, the institution received additional funding from the legislature allowing LSUS to modify the interior of the facility from strictly animal storage to the addition of laboratory space. The original HVAC system designed for the facility was also underestimated with the planned modifications. **The project constructs 1,600 SF of space at a cost of \$606.25/SF. The project increased by \$585,000 for a total revised project cost of \$970,000. The project will be funded with operational funds.**

**14. Nunez Community College (Nunez): Building B Repairs – Chalmette, LA**

This project will solve humidity issues within Building B at Nunez which will improve comfort and mitigate negative health impacts. The project scope involves installation of a new outdoor air unit and automation controls to provide better air quality within the building. **The total project cost is \$326,000 and will be funded with operational funds.**

**15. Northwest Louisiana Technical College Shreveport (NWLTC-Shreveport): Building A Storefront Window Replacement – Shreveport, LA**

The glass windows and doors on NWLTC's Building A on the Shreveport campus have deteriorated to the point that they no longer protect the interior of the building from moisture and warm outside air intrusion. This project will replace the current storefront windows and doors which will reduce the relative humidity in the building. **The total project cost is \$208,067 and will be funded with federal Coronavirus Aid, Relief, and Economic Security (CARES) Act funding.**

**16. Northwest Louisiana Technical College Shreveport: Building F HVAC Replacement – Shreveport, LA**

The HVAC units within NWLTC-Shreveport's Building F require replacement to improve air quality for the students, faculty, and staff. Currently, the institution is unable to reduce the relative humidity of the building to a level that is not conducive to the spread of airborne transmitted viruses. This project will install new HVAC units and associated ductwork. **The total project cost is \$192,817 and will be funded with federal CARES Act funding.**

**17. Northwest Louisiana Technical College Shreveport: Campus Restroom Renovations – Shreveport, LA**

The restrooms on the NWLTC-Shreveport campus need to be updated and renovated to meet current code and accessibility requirements. This project will install new plumbing fixtures and partitions, paint the walls, and install new LED lighting. **The total project cost is \$450,000 and will**

**be funded with federal CARES Act funding.**

**18. Northwest Louisiana Technical College Shreveport: Water Source Heat Pump Replacements – Shreveport, LA**

The water source heat pump units within NWLTC-Shreveport’s facilities need to be replaced to improve air quality for the students, faculty, and staff. The institution is currently unable to reduce the relative humidity in the buildings to a level that is not conducive to the spread of airborne transmitted viruses. This project replaces all water source heat pumps with Climate Master water source heat pump units. **The total project cost is \$239,828 and will be funded with federal CARES Act funding.**

**STAFF RECOMMENDATION**

**Senior Staff recommends approval of the consent agenda containing the small capital projects reports as presented.**

**AGENDA ITEM IV. & V.**

**House Bill 2 Update and Grambling State University Library Update**

These items are for informational purposes only.