

August 24, 2012

13-019

AUTHORIZATION FOR SRG PARTNERSHIP, INC. TO  
PROVIDE A CONTINUATION OF ARCHITECTURAL  
SERVICES FOR THE GERMAN AMERICAN SOCIETY  
SITE FOR THE SOUTHEAST CENTER 2008 BOND  
PROGRAM

PREPARED BY: Kathy Kiaunis, Associate Finance Manager, Bond Program

FINANCIAL  
RESPONSIBILITY: Linda Degman, Director, Bond Program

APPROVED BY: Wing-Kit Chung, Vice President, Administrative Services  
Randy McEwen, District Vice President  
Dr. Preston Pulliams, District President

REPORT: After a formal Request for Proposals process, per Resolution #10-031 on November 19, 2009, the Board of Directors approved award of the architectural services contract for the Southeast Center 2008 bond program to SRG Partnership, Inc. Resolutions 10-059, 11-084 and 12-128 authorized the expenditure of \$4,983,390 for preliminary assessment, planning, programming, and design services for the Learning Commons, Student Commons, Mt. Tabor renovations and German American Society (GAS) minor renovation.

The master planning work for GAS is complete. The GAS property has been designated to house campus administration, Community Education program administration, conference rooms, smaller classrooms, and building infrastructure. The initial intentions for minimal upgrades to the GAS buildings were minor wall changes, new carpet, paint, lighting, fire/life safety upgrades, elevator upgrades, and building equipment upgrades.

The design team has put together a study to assess what it would take to do the full extensive upgrade to the building, which would allow us to get it done now while the building is vacant rather than later when we would have to relocate students and staff to accomplish the

work. The full upgrade includes all the items in the minimal scope plus seismic upgrade, asbestos and lead abatement, and full equipment (mechanical, electrical, plumbing) replacement. Additional design services are required for the expanded scope for the building.

Authorization is needed to increase the contract amount to complete the German American Society design work through the construction document phase. The total amount estimated to complete this work, is \$480,000. The expected duration of this work will be approximately 12 months, through Summer 2013. The authorization provided by this Resolution and prior resolutions will total \$5,463,390.

**RECOMMENDATION:** That the Board of Directors authorize SRG Partnership, Inc. to complete design for the German American Society property for the Southeast Center 2008 bond program. The cost for these services will be approximately \$480,000 over the next 12 months. All expenditures for these services will be from bond funds.