

**COLUMBUS STATE**  

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**COMMUNITY COLLEGE**

**BOARD OF TRUSTEES**

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**BOARD OF TRUSTEES  
PLANNING RETREAT**

Friday, April 22, 2022  
Nationwide Hotel & Conference Center  
100 Green Meadows Drive, Lewis Center, OH 43085  
8:30 a.m.

**AGENDA**

1. Call to Order
2. Roll Call
3. Certification of Conformity with §121.22(F) of the Ohio Revised Code
4. Construction Contract Approvals
  - a. Rhodes Hall Lower-Level Furnishings & IT Equipment ..... 1
  - b. Early Childhood Development Center ..... 2
5. Executive Session (*if needed*)
6. Adjournment



## COLUMBUS STATE COMMUNITY COLLEGE BOARD ACTION

**DATE:** \_\_\_\_\_

### **SUBJECT:**

Construction Contract Approvals: Rhodes Hall Lower-Level Furnishings & IT Equipment

### **BACKGROUND INFORMATION:**

State law requires the Board of Trustees to authorize the award of construction contracts for any project that exceeds \$200,000.

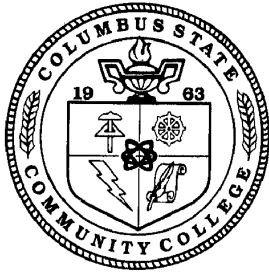
This project will renovate the lower level of Rhodes Hall to build out space for the Columbus Promise and Forward Together programs, and to co-locate the TRIO program. The work will include selective demolition to reconfigure some spaces as well as a complete refinishing of the space. This would include flooring, painting, ceiling, and lighting along with associated Mechanical Electrical and Plumbing (MEP) scope to support the reconfiguration.

The total project budget is estimated to be \$700,000, funded entirely with local funds. In addition to the architect and engineering (AE) contract and design contingency previously approved by the Board at the March 24, 2022, meeting, a request is being made for \$350,000 to pre-purchase furnishings and IT equipment due to long lead times. This amount is already accounted for within the overall project budget, and the pre-purchased items are common items that could be re-purposed for other projects if this project were to be canceled prior to the construction contract being approved. These items will be purchased under State and College policies and procedures, including bid requirements or the use of State Term or IUC contracts.

The final construction costs will be identified during the design and bidding phase, which is anticipated to be complete by summer of 2022. With this approval, this project is anticipated to be complete by late fall 2022.

### **RECOMMENDATION:**

That the Board of Trustees authorizes the College to pre-purchase furnishings and IT equipment that have long lead times not to exceed \$350,000.



## COLUMBUS STATE COMMUNITY COLLEGE BOARD ACTION

**DATE:** \_\_\_\_\_

### **SUBJECT:**

Construction Contract Approvals: Early Childhood Development Center

### **BACKGROUND INFORMATION:**

State law requires the Board of Trustees to authorize the award of construction contracts for any project that exceeds \$200,000.

This project will renovate the existing Workforce Development Annex facility into an early childcare and development education center. In addition, a fenced and gated exterior play area will be upgraded for the renovated facility needs. This space will support 6 classrooms (1 infant, 1 toddler, 4 pre-k) with an anticipated enrollment of 94 children, 2 large multi-purpose rooms, support spaces, office, and reception.

The architect and engineering (AE) design services contract for this project is \$183,025 with a total project budget estimated to be \$2,300,000, funded entirely with Series 2020 Bond funds. In addition to the AE contract, we are requesting a 10% design contingency at this time to address unforeseen issues during the design process, which is within the overall project estimate. The final construction costs will be identified during the design and bidding phase, which is anticipated to be complete by fall of 2022. Using the statutorily-required, qualification-based AE design selection process, the AE firm selected for this project is SHP Architects. With the approval of this contract, design is anticipated to commence in spring 2022 and be complete in summer 2022. Bidding and construction will commence thereafter.

An additional request is being made to pre-purchase \$300,000 of furnishings and IT equipment due to long lead times. This amount is also accounted for within the overall project estimate, and the pre-purchased items are common items that could be re-purposed for other projects if this project were to be canceled prior to the construction contract being approved. These items will be purchased under State and College policies and procedures, including bid requirements or the use of State Term or IUC contracts.

### **RECOMMENDATION:**

That the Board of Trustees authorizes the College to enter into the following contract with the selected firm and to set aside the following contingency as well as authorizes the College

to pre-purchase furnishings and IT equipment that have long lead times not to exceed \$300,000.

Project	Company	Amount
Early Childhood Development Center (CTI-220063)	SHP Architects	\$183,025
Design Contingency (10%)	Columbus State	\$18,300