

**FULL-BOARD SPECIAL PUBLIC SESSION
WEDNESDAY, AUGUST 26, 2020**

Livestream will be available via: <https://trustees.osu.edu/>

- 11:45am-12:30pm **Full-Board Special Public Session**
- Approval to Increase Professional Services and Construction Contracts
 - i. Wexner Medical Center Inpatient Hospital

**APPROVAL TO INCREASE PROFESSIONAL SERVICES
AND CONSTRUCTION CONTRACTS**

APPROVAL TO INCREASE PROFESSIONAL SERVICES AND CONSTRUCTION CONTRACTS
Wexner Medical Center Inpatient Hospital

Synopsis: Authorization to increase professional services and construction contracts, as detailed in the attached materials, is proposed.

WHEREAS in accordance with the attached materials, the university desires to increase professional services contracts and construction contracts for the following project; and

	Prof. Serv. Approval Requested	Construction Approval Requested	Total Requested	
Wexner Medical Center Inpatient Hospital	\$58.1M	\$1,634.7M	\$1,692.8M	Auxiliary Funds University Debt Fundraising

WHEREAS the Capital Investment Plan (CIP) outlines capital projects recommended for funding and is before the University Board of Trustees for approval on August 27, 2020; and

WHEREAS the Fiscal Year 2021 CIP includes the remaining funding requested for the Wexner Medical Center Inpatient Hospital; and

WHEREAS approval for professional services and construction for the Wexner Medical Center Inpatient Hospital is needed to advance this strategically important project; and

WHEREAS the University Board of Trustees has reviewed the project listed above for alignment with all applicable campus plans and guidelines, financial plans and the strategic plan:

NOW THEREFORE

BE IT RESOLVED, That the Board of Trustees hereby approves that the President and/or Senior Vice President for Business and Finance be authorized to increase professional services and construction contracts for the project listed above in accordance with established university and State of Ohio procedures, with all actions to be reported to the board at the appropriate time.

Project Data Sheet for Board of Trustees Approval

Wexner Medical Center Inpatient Hospital

OSU-180391 (CNI# 17000099)

Project Location: 10th Avenue / Cannon Drive

- **approval requested and amount**

increase professional services	\$58.1M
increase construction	\$1,634.7M
total requested amount	\$1,692.8M

- **project budget**

professional services	\$153.4M
construction w/contingency	\$1,637.5M
OSEP scope	\$6.2M
total project budget	\$1,797.1M

- **project funding**

- university debt
- fundraising
- university funds
- auxiliary funds (health system)
- state funds

- **project schedule**

BoT professional services approval	2/18
design/bidding	3/18 – 12/20
construction - tower	10/20 – 6/25
construction – renovation	12/21 – 8/25
facility opening	First Quarter 2026

- **project delivery method**

- general contracting
- design/build
- construction manager at risk

- **planning framework**

- the project was included in the FY 2018 and FY 2020 Capital Investment Plans; the FY 2021 Capital Investment Plan will include the remainder of design and construction work
- the project aligns with the Wexner Medical Center strategic plan by replacing and increasing inpatient beds, supporting and prioritizing access for patients and visitors, and delivering an unequalled patient experience

- **project scope**

- the project will design and construct a new, approximately 1.9M square foot inpatient hospital tower with up to 820 beds in private-room settings, replacing and expanding on the 440 beds in Rhodes Hall and Doan Hall including an additional 84 James beds
- facilities will include state-of-the-art diagnostic, treatment and inpatient service areas including emergency department, imaging, operating rooms, 60 neonatal intensive care unit bassinets, critical care and medical/surgical beds, and leading-edge digital technologies to advance patient care, teaching and research.
- renovation of the James and Ross for blood bank, support services and building connections
- the inpatient hospital is the cornerstone of a larger project that includes the Inpatient Hospital Garage and supporting infrastructure and the off-site Central Sterile Supply
- OSEP scope includes bringing electric, water and steam to the Inpatient Hospital Tower and will be delivered by the project team

- **project team**

University project manager: Ragan Fallang
AE/design architect: Henningson Durham & Richardson
CM at Risk: Walsh-Turner (joint venture)



Project Data Sheet for Board of Trustees Approval

Wexner Medical Center Inpatient Hospital

OSU-180391 (CNI# 17000099)

Project Location: 10th Avenue / Cannon Drive

- **approval requested**

- approval is requested to increase professional services and construction contracts, including OSEP scope

- **project team**

University project manager: Ragan Fallang
AE/design architect: Henningson Durham & Richardson
CM at Risk: Walsh-Turner (joint venture)