

**THURSDAY, NOVEMBER 18, 2021**  
**MASTER PLANNING AND FACILITIES COMMITTEE MEETING**

Alexander R. Fischer  
James D. Klingbeil  
Brent R. Porteus  
Alan A. Stockmeister  
Elizabeth A. Harsh  
Reginald A. Wilkinson  
Tanner R. Hunt  
Robert H. Schottenstein  
Gary R. Heminger (*ex officio*)

Location: Livestream link available on [trustees.osu.edu](https://trustees.osu.edu)

Time: 8:00-9:30am

**Public Session**

*ITEMS FOR DISCUSSION*







- |  |             |
|--|-------------|
| 1. <i>Physical Environment Scorecard and Safety Metrics Deep Dive – Mr. Jay Kasey</i>          | 8:00-8:20am |
| 2. <i>Sustainability Goals Update and Ohio State Energy Partners Scorecard – Mr. Jay Kasey</i> | 8:20-8:30am |
| 3. <i>Major Project Updates – Mr. Mark Conselyea</i>   | 8:30-8:35am |
| 4. <i>Facilities Operations and Development Annual Report – Mr. Mark Conselyea</i>             | 8:35-8:40am |

*ITEMS FOR ACTION*

- |   |             |
|---|-------------|
| 5. Approval of August 2021 Committee Meeting Minutes – Mr. Alex Fischer   |             |
| 6. Approval to Increase Professional Services and Enter Into/Increase Construction Contracts – Mr. Mark Conselyea | 8:40-8:45am |

**Executive Session**

8:45-9:30am

PHYSICAL ENVIRONMENT	Actual Prior Year Same Period (FY21 YTD)	FY22 Year-To-Date				FY22 Annual Target (Budget)	Comments
		Actual	Target (Budget)	Target %Var	Actual vs Target		
<b>A. FINANCIAL</b>							
1. A&P Tot. Operating Expenses (General & Earnings Funds)	-	\$37,646,232	\$43,449,685	-13.4%		\$166,080,737	Note: This metric includes WOSU.
<b>B. OPERATIONAL</b>							
1. % Projects Completed on Time >\$200K	60.0%	90.0%	90.0%	0.0%		90.0%	9 of 10 Projects completed On Time.
2. % Projects Completed on Budget >\$200K	100.0%	90.0%	90.0%	0.0%		90.0%	9 of 10 Projects completed On Budget.
3. Capital Investment Program Spend *	\$192.7	\$324.5	\$261.4	24.1%		\$1,062.3	In Millions
4. Facility Condition Index**	N/A	0.13	0.08	5.0%		0.08	New metric - Completed building assessments as of September 2021, 48 buildings assessed, 5.7 Million GSF. Not representative sample, target ranges still under review.
5. CABS Riders	267,917	565,760	682,000	-17.0%		3,488,000	Ridership exceeds prior year's value due to relaxing of COVID-19 restrictions.
6. All Parking Garage Peak Time Occupancy % ***	40.3%	58.7%	80.0%	-26.7%		80.0%	YTD(Sep) Occ%: Transient=68%, Permit=62%, Mixed=52% CampusParc uses loop counters. In high demand we see counts >100%. Updated YTD value due to CampusParc audit to include new Wexner Garage.
7. WMC Parking Garage Peak Time Occupancy % ***	60.0%	75.3%	80.0%	-5.8%		80.0%	YTD(Sep) Occ%: Transient= 88%, Permit= 90%, Mixed= 64% CampusParc uses loop counters. In high demand we see counts >100%. Updated YTD value due to CampusParc audit to include new Wexner Garage.
8. Sum of Daily Temporary Parking Space Closures	13,494	12,147	6,250	94.4%		20,000	Key contributors YTD were work projects at assorted DHC (Engie) Projects; Recreation Fields Improvement; Martha Morehouse Renovation; Building Exterior Repairs; Temporary Chiller Project.
9. WOSU Broadcast Audience (Viewers, Listeners)	609,700	677,000	609,700	11.0%		648,558	47.7% Increase in 89.7 News listeners from same quarter last FY, and ranked second in the Columbus market.
10. WOSU Digital Audience (Unique Visitors, Video Views, Digital Audio)	3,040,444	1,402,476	3,040,444	-53.9%		10,693,700	Budget based on last FY actuals, which had large numbers of unique visitors to WOSU.org, video views, and streaming due to COVID reporting.
<b>C. SAFETY</b>							
1. EHS Recordable Accident Rate (CYTD):	0.87	1.02	1.60	-36.3%		1.60	2021 Calendar YTD - Target updated from 2.0
2. Major On-Campus Crimes	25	42	25	68.0%		120	14 offenses involved the theft of catalytic converters.
3. Avg Response Time to In-Progress Calls for Svc	4:04	7:09	5:00	43.2%		5:00	Road construction impacts on Woody Hayes and around campus.
4. Traffic Accidents Injury	5	5	7	-28.6%		31	Traffic Accidents Injury are even with prior year and below target YTD.
5. Traffic Accidents Non-Injury	15	25	78	-67.9%		215	Traffic Accidents Non-Injury are significantly below target but above prior year (COVID year).
6. Off-Campus Crime Statistics	286	474	586	-19.1%		2,038	Off-Campus Crime is below target and above prior year (COVID year).

\* For B3. Capital Investment Program Spend, Green = "Target %Variance" of + or - 10%, with an additional Yellow range extending 10% above and 20% below the Green range.

\*\* For B4. Facility Condition Index, Green: <= 0.08; Yellow: >= 0.09, <= 0.15; Red: > 0.15, Target %Variance stated as Actual minus Target.

\*\*\* For B6&7. Parking Garage Peak Time Occupancy %, the target is 80% + or - 5% pts., with an additional 5% pt. Yellow range in both directions. Peak time measured on weekdays between 12:30 and 1:30 p.m.

-  Meets or surpasses Target
-  Within 10% of Target
-  Does not meet Target by >10%
-  Data Pending
-  4-Mo Target %Var improved from Prior 4-Mo
-  Within +/- 2.5% of Prior 4-Mo Target %Var
-  4-Mo Target %Var decline from Prior 4-Mo

**FY2021**

# OHIO STATE SUSTAINABILITY GOALS

## STRATEGIC VISION

Ohio State is recognized as a world leader in developing durable solutions to the pressing challenges of sustainability and in evolving a culture of sustainability through collaborative teaching, pioneering research, comprehensive outreach, and innovative operations, practices and policies.



### TEACHING AND LEARNING

**151**

Undergraduate sustainability majors, minors, certificates and specializations

**5,000+**

Undergraduate students enrolled in core sustainability majors

**5**

Ohio State students winning honors in the Midwest Climate Summit "Climate Stories" competition



### RESEARCH AND INNOVATION

**642**

Faculty and researchers conducting sustainability scholarship

**1 OF 14**

Global universities to launch EMERGE, a new Biology Integration Institute to study ecosystem and climate interaction

**8,000+**

Arctic animals tracked within Ohio State-developed research database



### OUTREACH AND ENGAGEMENT

**24**

Central Ohio leaders who welcomed United Kingdom diplomats to Ohio State for United Nations climate discussions

**1,000+**

Participants in inaugural Midwest Climate Summit, co-founded by Ohio State

**6**

Zero-waste strategies in new MOU with Solid Waste Authority of Central Ohio



### RESOURCE STEWARDSHIP

**25%**

University electricity that is carbon neutral

**98%**

Columbus Campus buildings with smart utility meters installed by Ohio State Energy Partners

**126M**

Gallons of water saved due to COVID-19 impacts

**11TH**

Year to receive Tree Campus USA certification

**12%**

University fleet running on CNG or electric

**4,500+**

Fewer tons of materials generated compared to pre-pandemic levels



## COMPREHENSIVE, UNIVERSITY-WIDE GOAL STATEMENTS

1. Deliver a sustainability curriculum throughout the university
2. Teach sustainability in innovative ways in and out of the classroom
3. Reward sustainability scholarship and engagement
4. Encourage new sustainability knowledge and solutions
5. Foster sustainability culture on and off campus
6. Encourage local and global sustainability partnerships
7. Implement world-leading, university-wide goals to reduce resource consumption
  - a. Achieve carbon neutrality by 2050 per Presidents' Climate Leadership Commitment
  - b. Increase the energy efficiency of the university by 25% per building sq. ft. by 2025
  - c. Reduce potable water consumption by 10% per capita every 5 years – reset every 5 years
  - d. Increase Ecosystem Services Index score to 85% by 2025
  - e. Reduce carbon footprint of university fleet per thousand miles traveled by 25% by 2025
  - f. Achieve Zero Waste by 2025 by diverting 90% of waste away from landfills
  - g. Increase production and purchase of locally and sustainably sourced food to 40% by 2025
  - h. Develop university-wide standards for targeted environmentally preferred products and fully implement preferable products and services by 2025

## Operational Resource Stewardship Scorecard

Ohio State Sustainability Goal	Metric Definition	Baseline	FY21 Performance			Long-Term	10/8/21	Highlights
		FY15 Actual (Baseline)	FY20 Actual	FY21 Actual*	FY21 Target	FY22 Target		
7a. Achieve Carbon Neutrality by 2050 per Presidents' Climate Leadership Commitment	Metric Tons of Carbon Dioxide Equivalent Per Year (MTeCO2/Yr)	615,051	477,614	396,907	480,657	349,000	FY50 = 0 MTeCO2/Yr	<b>Highlights:</b> 25% of university electricity is carbon neutral; savings from transition to LED lights, implemented ECMs, and reduction in energy consumption from HVAC setback. <b>Next Actions:</b> additional building-level ECMs, continued CHP construction, investigate and implement Air Travel Policy to offset emissions; investigate sustained commuter emission reductions.
7b. Increase the Energy Efficiency of the University by 25% per Building Sq. Ft. by 2025	Energy Use Intensity = 1000 British Thermal Units/Conditioned Gross Square Foot /Year (kBtu/GSF/Yr)	203.29	183.40	183.10	183.40	183.10	FY25 = 152.5 kBtu/GSF/Yr	<b>Highlights:</b> campus growth of almost 500,000 GSF; savings from transition to LED lights; improved energy performance through retro-commissioning; 11 building-level ECMs completed; additional 24 building-level ECMs began construction; ~98% smart meters installed; implemented green build standards. <b>Next Actions:</b> begin construction on 34 additional building-level ECMs; implement HVAC setbacks.
7c. Reduce Potable Water Consumption by 10% Per Capita Every 5 Years- reset every 5 years	Calculated as Gallons Per Weighted Campus User. Baseline is average of FY18, 19, and 20 (Gal/WCU)	16,658 (3-yr avg.)	15,477	16,677	16,324	15,991	FY25 = 14,992 Gal/WCU	<b>Highlights:</b> While gallons per capita increased because of less people on campus due to COVID-19, overall water usage has decreased by 10% from FY20 to FY21 (~126M gallons). Implemented green build standards. <b>Next Action:</b> Leak detection survey, water reclamation facility design, stormwater reuse for irrigation.
7d. Increase Ecosystem Services Index Score to 85% by 2025 (Metric for Columbus Campus only)	Ecosystem Services Improvement (ESI) Index- Based on metrics for 11 individual Ecosystem Initiatives equated to a 0-100% scale	28.7%	33.9%	31.8%	29.6%	32.0%	FY25 = 85% ESI Index Score	<b>Highlights:</b> Storm water basins installed for Central Sterile and West Campus. <b>Next Actions:</b> Identify Restoration Projects to implement – Waterman Woods and Streams. Tree Inventory and Canopy Study. Install 1,000 trees by the end of calendar 2021.
7e. Reduce Carbon Footprint of University Fleet Per Thousand Miles Traveled by 25% by 2025	Metric Tons of Carbon Dioxide Per Year / Thousand Miles Traveled Per Year Baseline year is FY16 (MTCO2/Yr/1,000 Miles)	1.279 (FY16)	1.476	1.557	1.428	1.402	FY25 = 1.023 MTCO2/Yr	<b>Highlights:</b> 87 CNG vehicles in fleet (+5), 9 Electric Vehicles (+1), 6 Plug-in hybrid electric vehicles (+0). <b>Next Action:</b> Continue alternative fuel vehicle adoption and fuel efficient vehicles. TTM is piloting anti-idling technology on a para-transit vehicle.
7f. Achieve Zero Waste by 2025 by Diverting 90% of Waste Away from Landfills	Percentage of Materials Diverted from the Landfill (Diversion Rate)	29.2%	35.7%	35.3%	36.0%	38.0%	FY25 = 90.0% Diversion Rate	<b>Highlights:</b> Compost added at 6 locations; launched SWACO collaboration; started two hard-to-recycle plastic pilots at Ohio State and WMC, transitioned to reusable sharps containers and expanded blue wrap collection at WMC, launched dumpster replacements. <b>Next Action:</b> Organics expansion, waste characterization study, recycle right education campaign, resume Ohio Stadium zero waste program, and launch reusable dining container program.

\*FY21 performance significantly impacted by COVID-19

**OHIO STATE SUSTAINABILITY GOALS:**

Teaching and Learning- Sustainability Curriculum through a Variety of Formats and Strategies

Research and Innovation- Sustainability Scholarship, Increase Reputation as a Sustainability Research Leader

Outreach and Engagement- Long-Term Partnerships that Encourage Sustainability-Oriented Practices and Economic, Social and Environmental Welfare

Resource Stewardship- Implement Sustainable World-Leading Operational Goals

	= Exceeds Target		= Some Progress		= No Progress
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## Ohio State Energy Partners Contract Scorecard

FY21 Year End - Through June 2021

Legend	
<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	Meets or surpasses target
<span style="display: inline-block; width: 15px; height: 15px; background-color: red; border: 1px solid black;"></span>	Does not meet target

9/7/21

Current Year						
Actual	Target	Target %Var	Actual Prior Yr	Actual vs Target		
<b>A. Financial</b>						
\$ 59,250,283	\$ 59,250,976	-0.001%	\$ 62,357,154	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>1. Total Expense (Fixed &amp; Operating)</b>	
\$ 2,330	\$ 2,330	-0.001%	\$ 2,477	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>2. Total Expense (Fixed &amp; Operating) / 1000 EUI GSF</b>	
\$ 16,821,375	NA	NA	\$ 5,268,330	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>3. Utilities Capital Investment Variable Fees Paid</b>	Expenses add to the Variable Fee in the fiscal year after the expenditure
\$ 4,858,840	NA	NA	\$ 2,321,896	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>4. ECMs Capital Investment Variable Fees Paid</b>	ECMs: Energy Conservation Measures
<b>B. Operational</b>						
25,432	N/A	N/A	25,179	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>1. 1000 EUI Gross Sq Ft (used in EUI calc.)</b>	25,461,918 = Total Building Gross Sq Ft
181,793	189,038	-3.8%	189,038	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>2. Annual Energy Use Intensity (EUI) Reduction: BTU/GSF</b>	Expressed as an annual rolling 3-year average EUI
1.38	1.41	-2.1%	1.37	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>3. Boiler Efficiency (mmBtu of fuel/mlb of steam)</b>	
0.790	0.900	-12.2%	0.808	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>4. Chilled Water Conversion (kW/Ton)</b>	
98.00%	98.00%	0.0%	77.68%	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>5. Smart Meter Implementation %</b>	Year four of four-year implementation plan, end Oct 6, 2021
<b>C. Customer Satisfaction</b>						
100%	99.996%	0.00%	100%	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>1. Electric Uptime Reliability %</b>	Reliability % - Financial penalties increase as the Reliability % goes below the target and increase as the number of consecutive years of missing the target increases. Examples:  - If the Reliability % is slightly below the target one year, there is no financial penalty; if the target is missed multiple years in a row, penalties will begin/increase  - If the Reliability % is missed by a large enough amount, financial penalties can ensue immediately  - Similar logic applies to Downtime Events
100%	99.960%	0.03%	100%	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>2. Natural Gas Uptime Reliability %</b>	
100%	99.950%	0.05%	100%	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>3. Chilled Water Uptime Reliability %</b>	
100%	99.900%	0.10%	100%	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>4. Steam Uptime Reliability %</b>	
2	7	-71%	0	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>5. Electric # of Downtime Events</b>	
1	3	-67%	0	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>6. Natural Gas # of Downtime Events</b>	
3	11	-72.7%	2	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>7. Chilled Water # of Downtime Events</b>	
1	8	-87.5%	3	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>8. Steam # of Downtime Events</b>	
<b>D. Academic Collaboration</b>						
\$ 810,000	\$ 810,000	0.0%	\$ 810,000	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>1. Philanthropic Allocation</b>	Projected lifetime allocation - \$40.5 million
10	10	0.0%	9	<span style="display: inline-block; width: 15px; height: 15px; background-color: green; border: 1px solid black;"></span>	<b>2. Internships</b>	Required to offer an average of 10 internship position per year



**THE OHIO STATE UNIVERSITY**

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# MAJOR PROJECT UPDATES

Projects Over \$20M

November 2021



PROJECT NAME	CONSTRUCTION COMPLETION DATE	APPROVALS		BUDGET	ON TIME	ON BUDGET
		DES	CON			
Newton Renovation and New Nursing Building	5/22	✓	✓	\$30.7 M		
WMC Outpatient Care Dublin	6/22	✓	✓	\$161.2 M		
Dodd - Parking Garage	8/22	✓	✓	\$33.3 M		
Celeste Lab Renovation	8/22	✓	✓	\$31.1 M		
Controlled Environment Food Prod Research Complex	8/22	✓	✓	\$35.8 M		
Combined Heat & Power Plant/District Heating & Cooling Loop	11/22	✓	✓	\$289.9 M		
Arts District	12/22	✓	✓	\$165.3 M		
Lacrosse Stadium	12/22	✓		\$21.5 M		
WMC Outpatient Care West Campus	1/23	✓	✓	\$348.8 M		
Interdisciplinary Research Facility	3/23	✓	✓	\$227.8 M		
Energy Advancement and Innovation Center	9/23	✓	✓	\$48.4 M		
Interdisciplinary Health Sciences Center	11/23	✓	✓	\$155.9 M		
Cannon Drive Relocation - Phase 2	12/24	✓	✓	\$56.9 M		
Martha Morehouse Facility Improvements	1/25	✓	✓	\$41.8 M		
Wexner Medical Center Inpatient Hospital	6/25	✓	✓	\$1,797.1 M		
<b>TOTAL – 15 PROJECTS</b>				<b>\$3,433.13 M</b>		

On Track
  Watching Closely
  Not on Track





## NEWTON RENOVATION AND NEW NURSING BUILDING

Construct an additional 35,000 sf to the south of Newton Hall that will include flexible classrooms, informal learning spaces and offices. Renovate 12,300 sf on the first floor.

**PROJECT FUNDING:** University funds; fundraising; state funds

**PROJECT UPDATE:** Steel erection and pre-cast panel installation is complete with full enclosure by the end of Jan. Newton façade work will start in Jan. SD complete for 1<sup>st</sup> floor.

CURRENT BUDGET	
Construction w/ Cont	\$27.4 M
Total Project	\$30.7 M

CONSULTANTS	
Architect of Record	Meacham & Apel
CM at Risk	Ruscilli

PROJECT SCHEDULE	
BoT Approval	2/18
Construction	12/20-5/22
Construction – 1 <sup>st</sup> Floor	7/22-7/23
Facility Opening	8/22
Facility Opening – 1 <sup>st</sup> Fl	8/23

 On Budget

 On Time





## WEXNER MEDICAL CENTER OUTPATIENT CARE DUBLIN

Construct an approximately 272,000-square foot outpatient facility that will include ambulatory surgery, endoscopy, primary care, specialty medical and surgical skills, and related support

**PROJECT FUNDING:** Auxiliary funds

**PROJECT UPDATE:** Exterior brick work and glazing activities are scheduled to be completed this month on the medical office building (MOB). Pre-cast on the ambulatory surgical center (ASC) is completed. Large equipment has been received and placed in the penthouse of the ASC. Interior sheetrock continues on all floors of the MOB. Tree planting is scheduled for November.

CURRENT BUDGET	
Construction w/ Cont	\$105.0 M
Total Project	\$161.2 M

CONSULTANTS	
Architect of Record	DLR/WRL
CM at Risk	Corna/Kokosing

PROJECT SCHEDULE	
BoT Approval	5/19
Construction	7/20-6/22
Facility Opening	8/22

- On Budget
- On Time



## DODD – PARKING GARAGE

Construct a six-level parking facility for approximately 1,100 cars on the former Dodd Hall surface lot.

**PROJECT FUNDING:** Auxiliary funds

**PROJECT UPDATE:** Concrete slabs placed through level 3. Columns and elevator work continues through level 5. Completion of the façade will extend into August 2022 but will not impact the garage opening in June 2022.

CURRENT BUDGET	
Construction w/ Cont	\$28.6 M
Total Project	\$33.3 M

CONSULTANTS	
Criteria Consultant	Schooley/Caldwell
Design Builder	Dugan & Meyer

PROJECT SCHEDULE	
BoT Approval	8/19
Construction	1/21-8/22
Facility Opening	6/22

- On Budget
- On Time



## CELESTE LAB RENOVATION

Upgrade the building mechanical, electrical and plumbing systems; renovate approximately 18,500 sf of chemistry labs and support spaces; improve the exterior envelope.

**PROJECT FUNDING:** University funds; state funds; fundraising

**PROJECT UPDATE:** Second phase of the 4<sup>th</sup> floor labs is scheduled to be complete by the end of the year. Renovation of east labs on the 3<sup>rd</sup> floor to start at the end of the fall semester. Window and roof replacement continues. Mechanical and electrical work continues in the penthouse.

CURRENT BUDGET	
Construction w/ Cont	\$27.0 M
Total Project	\$31.1 M

CONSULTANTS	
Architect of Record	BHDP
CM at Risk	Elford

PROJECT SCHEDULE	
BoT Approval	8/18
Construction	7/20-8/22
Facility Opening	8/22

- On Budget
- On Time



## CONTROLLED ENVIRONMENT FOOD PRODUCTION RESEARCH COMPLEX

Construct a new facility to house research and support learning in several approaches to food (plant) production; greenhouse engineering, pest and pathogen management, and plant breeding.

**PROJECT FUNDING:** University funds; university debt; fundraising

**PROJECT UPDATE:** Production greenhouse roof and sidewall glazing is underway.

Research greenhouse roof is complete, with building systems rough-in and interior walls underway.

CURRENT BUDGET	
Construction w/ Cont	\$31.8 M
Total Project	\$35.8 M

CONSULTANTS	
Architect of Record	Erdy McHenry
CM at Risk	Corna/Kokosing

PROJECT SCHEDULE	
BoT Approval	6/17
Construction	9/20-8/22
Facility Opening	9/22

- On Budget
- On Time





## COMBINED HEAT AND POWER PLANT/DISTRICT HEATING AND COOLING LOOP – CHP/DHC

105 MW combined heat and power (CHP) plant, with a heating capacity of 285 klb/hr of superheated steam. The CHP plant will also contain an 8,000-ton cooling facility with future build-out potential to 13,000-ton. Installation of heating hot water (HHW) and chilled water (CW) on the midwest and west campuses to support existing and new campus buildings. Rehabilitation of John Herrick Drive bridge to support new utilities which connect the CHP to main campus.

**PROJECT FUNDING:** Utility Fee

**PROJECT UPDATE:** Major equipment installation is complete. Foundation work is ongoing at CHP. Distribution installation continues on the midwest campus. The north half of the bridge demolition is complete; new bridge structure installation started the week of 10/4.

CURRENT BUDGET	
Total Project	\$289.9 M

PROJECT SCHEDULE	
BoT Approval	8/19
Construction	11/20-11/22
Facility Opening	1/23

CONSULTANTS	
Operator's Engineer	HDR
Design-Builder (CHP)	Frank Lill & Son
CMR (DHC/Bridge)	Whiting/Turner-Corna Kokosing
A/E (DHC)	RMF Engineering
A/E (Bridge)	EMH&T

- On Budget
- On Time



## ARTS DISTRICT

Renovate and expand the School of Music (SoM) building (Timashev Family Music Building) and construct a new Department of Theatre, Film, and Media Arts (DoTFM) building. The project will also extend Annie and John Glenn Avenue from College Road to High Street and make modifications to College Road and adjacent pedestrian spaces.





**PROJECT FUNDING:** University funds; university debt; fundraising; partner funds

**PROJECT UPDATE:** Mechanical, electrical and plumbing, framing, drywall, painting, finish flooring and exterior hardscapes for the SoM building are ongoing. Current DoTFM activities include detailing of steel structure, installing metal decking and pouring of slabs on metal decks.

CURRENT BUDGET	
Construction w/ Cont	\$146.6 M
Total Project	\$165.3 M

CONSULTANTS	
Architect of Record	DLR Group
CM at Risk	Holder Construction

PROJECT SCHEDULE	
BoT Approval	8/15
Construction – Music	6/19-12/21
Construction – DoTFM	6/19-12/22
Facility Opening – Music	3/22
Facility Opening – Theater	2/23

-  On Budget - SoM
-  On Time - SoM
-  On Budget - DoTFM
-  On Time - DoTFM



## LACROSSE STADIUM

Construct a new outdoor lacrosse stadium in the Athletics District, east of the Covelli Center, for the Men’s and Women’s varsity programs. The venue will include an outdoor field, seating for 2,500, locker rooms and concessions.

**PROJECT FUNDING:** Fundraising

**PROJECT UPDATE:** Design continues with 75% construction documents under review. The GMP was submitted in late October with construction expected to start in November.

CURRENT BUDGET	
Construction w/ Cont	\$19.1 M
Total Project	\$21.5 M

CONSULTANTS	
Architect of Record	HOK
CM at Risk	Ruscilli

PROJECT SCHEDULE	
BoT Approval	8/19
Construction	11/21 – 12/22
Facility Opening	1/23

 On Budget  
 On Time





## WEXNER MEDICAL CENTER OUTPATIENT CARE WEST CAMPUS

Construct an approximately 385,000-square foot outpatient facility including a surgical center, proton therapy, and medical office space. The proton therapy facility will focus on leading-edge cancer treatments and research. The facility will also include a 640-space parking garage.

**PROJECT FUNDING:** Auxiliary funds; fundraising; partner funds

**PROJECT UPDATE:** Structural steel is completed. Concrete deck pours will continue through early Nov. Overhead MEP rough-in began on levels 2-4 to meet proton installation schedule. Wall framing has begun on level 2. Major mechanical equipment began arriving 11/8/21. Major medical equipment rough-in continues throughout.

CURRENT BUDGET	
Construction w/ Cont	\$229.0 M
Total Project	\$348.8 M

CONSULTANTS	
Architect of Record	Perkins & Will
CM at Risk	BoldtLinbeck

PROJECT SCHEDULE	
BoT Approval	11/18
Construction	7/20-1/23
Facility Opening – Outpatient	5/23
Facility Opening – Proton	10/23

 On Budget  
 On Time



### INTERDISCIPLINARY RESEARCH FACILITY

Construct a five-story laboratory building in the Innovation District to serve multiple research disciplines, including biomedical, life sciences, engineering, and environmental sciences. The facility will also include a 55,000-square foot exterior plaza to provide collaborative space for the district.

**PROJECT FUNDING:** Auxiliary funds; university funds; university debt; fundraising  
**PROJECT UPDATE:** Punched window installation will continue through 12/2021; masonry brick installation will continue through 3/2022; MEP prefabrication racks, branch piping and duct run work continues; full building enclosure expected in 12/2021

CURRENT BUDGET	
Construction w/ Cont	\$172.2 M
Total Project	\$227.8 M

CONSULTANTS	
Architect of Record	Pelli Clarke Pelli
CM at Risk	Whiting Turner/Corna Kok

PROJECT SCHEDULE	
BoT Approval	11/17
Construction	9/20-3/23
Facility Opening	6/23

■ On Budget  
■ On Time



## ENERGY ADVANCEMENT AND INNOVATION CENTER

Construct an approximately 66,000-sf facility centered around diverse collaborations to propel the next generation of convergent energy research and technology incubation. The facility will prioritize passive and active strategies to reduce energy usage and will include the installation of a direct current (DC) microgrid with photovoltaics/solar panels on the roof

**PROJECT FUNDING:** Partner funds; university funds

**PROJECT UPDATE:** Building foundation work has begun.

CURRENT BUDGET	
Construction w/ Cont	\$39.0 M
Total Project	\$48.4 M

CONSULTANTS	
Architect of Record	Moody Nolan
CM at Risk	Whiting Turner/CK

PROJECT SCHEDULE	
BoT Approval	2/19
Construction	10/21-9/23
Facility Opening	10/23

- On Budget
- On Time



## INTERDISCIPLINARY HEALTH SCIENCES CENTER

Multi-phase renovation of 120,000 sf and addition of 100,000 sf to create a collaborative campus for inter-professional education throughout the health sciences, including the College of Medicine, Optometry, Nursing, and the School of Health and Rehabilitation Sciences. Program spaces include classrooms, anatomy labs, research labs, administrative and building support.

**PROJECT FUNDING:** Auxiliary funds; university funds; state funds; fundraising  
**PROJECT UPDATE:** Current finish activities include ceramic tile wall, floor tile, painting, and casework installation. Mechanical equipment startup has occurred and testing and commissioning are ongoing. New utilities are connected to serve the new anatomy wing. The classroom wing sitework is ongoing with foundations in place for the elevator stairs.

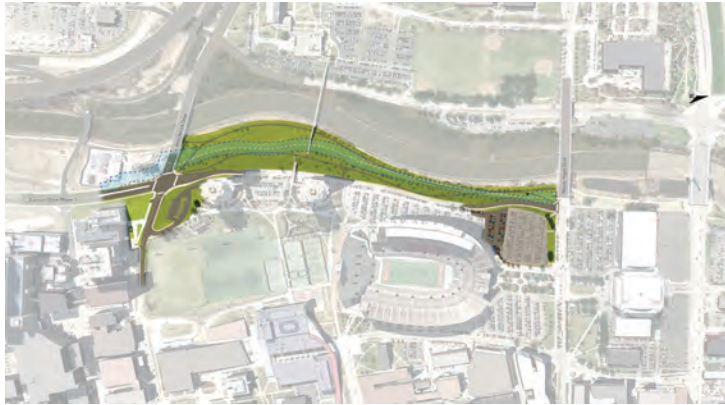
CURRENT BUDGET	
Construction w/ Cont	\$135.4 M
Total Project	\$155.9 M

CONSULTANTS	
Architect of Record	Acock Assoc
CM at Risk	Gilbane

PROJECT SCHEDULE	
BoT Approval	11/17
Construction	11/19-11/23
Facility Opening	1/24

- On Budget
- On Time





### CANNON DRIVE RELOCATION – PHASE 2

Rebuild Cannon Drive between John Herrick Drive and Woody Hayes Drive at its current elevation and construct a certified ODNR flood protection levee.

Work also includes a new signalized intersection at Woody Hayes Drive and the continued expansion of the river park.

**PROJECT FUNDING:** University debt; auxiliary funds; partner funds

**PROJECT UPDATE:** Project design is underway.

CURRENT BUDGET	
Construction w/ Cont	\$45.1 M
Total Project	\$56.9 M

CONSULTANTS	
Architect/Engineer	EMH&T
CM at Risk	Igel/Rhulin (JV)

PROJECT SCHEDULE	
BoT Approval	8/17
Construction	1/23 – 12/24
Facility Opening	12/24

 On Budget  
 On Time



### MARTHA MOREHOUSE FACILITY IMPROVEMENTS

Renovate 14 department areas in 6 phases. Phase 1 will renovate the auditorium, update the existing elevators and one additional elevator. Phases 2-6 will construct an 8,500-sf addition to the north and west, expanding registration, laboratory spaces, and waiting area; renovate 105,000-sf of existing space including Pulmonary Rehabilitation, urgent care, OSUWMC Perioperative Assessment Center; Comprehensive Weight Management, food service, and patient drop-off/pick-up canopy.

**PROJECT FUNDING:** Auxiliary funds

**PROJECT UPDATE:** Phase 1 elevators 4 and 8 were turned over and construction on elevator 6 has begun. In phase 2, the Motion Lab, Comprehensive Weight Management and Pulmonary Rehab are complete. Phase 3 south entry construction has started.

CURRENT BUDGET	
Construction w/ Cont	\$38.7 M
Total Project	\$41.8 M

CONSULTANTS	
Architect of Record	BDTAID
CM at Risk	Elford

PROJECT SCHEDULE	
BoT Approval	8/19
Construction	9/20-1/25
Facility Opening - Phased	1/25

 On Budget

 On Time



### WEXNER MEDICAL CENTER INPATIENT HOSPITAL

Construct a new 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.

**PROJECT FUNDING:** University debt; fundraising; auxiliary funds

**PROJECT UPDATE:** Structural steel is underway; the north and south elevator shafts are up to level 14. Project team is evaluating cost reduction options for the final GMP.

CURRENT BUDGET	
Construction w/ Cont	\$1,643.7 M
Total Project	\$1,797.1 M

CONSULTANTS	
Architect of Record	HDR
CM at Risk	Walsh-Turner (JV)

PROJECT SCHEDULE	
BoT Approval	2/18
Construction	10/20-6/25
Facility Opening	Q1 2026

- On Budget
- On Time



# FACILITIES OPERATIONS AND DEVELOPMENT

*Board of Trustees November 2021*

FY21 ANNUAL REPORT



**THE OHIO STATE UNIVERSITY**

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# BOARD APPROVED PROJECTS COMPLETED IN FY21

PROJECT	COMPLETION	BUDGET	ON TIME	ON BUDGET
Newark - John & Mary Alford Ctr for Sci and Technology	3/21	\$32M	On Track	On Budget
WMC Inpatient Hosp Garage, Infr & Roadwork	3/21	\$101M	On Track	On Budget
Wooster - New Lab Building	11/20	\$33.3M	Watching Closely	On Budget
WMC Inpatient Hospital - Central Sterile Supply	12/20	\$44.3M	On Track	On Budget
Postle Partial Replacement	1/21	\$94.8M	Watching Closely	Watching Closely
Mars G Fontana Laboratories (BMEC)	7/20	\$59.1M	On Track	On Budget
OSU East - West Wing Expansion Renovation	8/20	\$26M	On Track	On Budget
Optometry Clinic and Health Sciences Facility Office Bldg	10/20	\$35.9M	On Track	On Budget
Ty Tucker Tennis Center	10/20	\$23.1M	On Track	On Budget
Cannon Drive Relocation - Phase I	11/20	\$52.1M	On Track	On Budget
Campus Wifi System	3/21	\$19.6M	On Track	On Budget
Doan - 6th and 7th Floor NICU	3/21	\$4.5M	On Track	On Budget
WMC Outpatient NA	6/21	\$137.9M	On Track	On Budget
Frank Stanton Veterinary Spectrum of Care (SOC) Clinic	7/21	\$20.3M	On Track	On Budget
Morehouse - Chiller and Electrical Distribution	4/21	\$8.8M	On Track	On Budget
Morehouse - Chiller and Electrical Distribution Ph 2	5/21	\$4.7M	On Track	On Budget
Rhodes/Doan - 4th Floor OR Power Distribution	10/20	\$4.6M	On Track	On Budget
Roof Repair and Replacements Ph 2	4/21	\$4.8M	On Track	On Budget
Service Building Annex Renovation	3/21	\$8.8M	Watching Closely	Watching Closely
<b>TOTAL</b>		<b>\$715.6M</b>		

On Track
  Watching Closely
  Not on Track

# PROJECTS APPROVED BY THE BOARD OF TRUSTEES – FY21

PROJECT NAME	APPROVAL REC'D FY21		TOTAL PROJECT COST	PROJECT NAME	APPROVAL REC'D FY21		TOTAL PROJECT COST
	DES	CON			DES	CON	
Arts District		✓	\$165.1M	Newton Hall Renovation, Addition	✓	✓	\$30.7M
Biomedical and Materials Engineering Complex Phase 2	✓	✓	\$13.6M	North Residential – HVAC Modifications Phase 2	✓	✓	\$16.7M
Campbell Hall Renovation	✓		TBD	Roof Repair and Replacement	✓	✓	\$4.8M
Cannon Drive Relocation - Phase 2	✓	✓	\$56.9M	Ross - OPR/OR Expansion	✓	✓	\$9.7M
CFAES Wooster – Fisher Auditorium Renovation	✓		TBD	Vet Med – Equine Performance Evaluation Arena	✓	✓	\$5.3M
Elevator Safety Repairs and Replacements	✓	✓	\$4.9M	West Campus Infrastructure Phase 1	✓	✓	\$23.3M
Energy Advancement and Innovation Center	✓	✓	\$47.1M	Wexner Medical Center Inpatient Hospital	✓	✓	\$1,692.8M
James – Halcyon Linear Accelerator			\$5.9M	WMC Loading Dock Expansion and Renovation	✓		\$16.9M
Martha Morehouse Facility Improvements		✓	\$41.8M	WMC Outpatient Care West Campus		✓	\$348.5M
Newark – Founders Hall Enhancements	✓		TBD				
<b>TOTAL</b>							<b>\$2.5B</b>



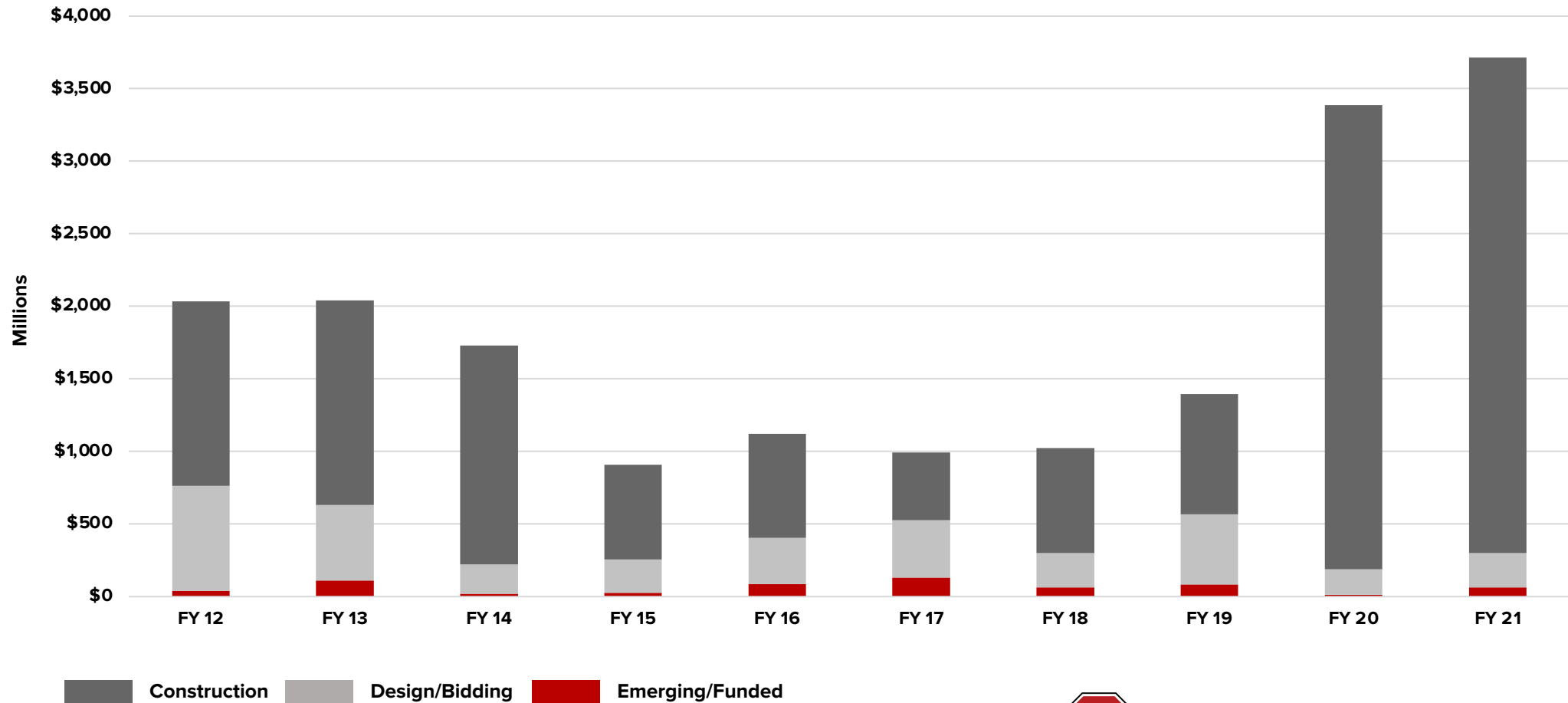
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# ACTIVE PROJECTS AS OF THE END OF THE FISCAL YEAR

	FY20		FY21	
	# OF PROJECTS	TOTAL BUDGET	# OF PROJECTS	TOTAL BUDGET
Emerging/Funded	37	\$13.3M	123	\$61.8M
Design/Bidding	71	\$176.5M	88	\$236.7M
Construction	182	\$3,198.3B	232	\$3,415.5B
<b>TOTAL</b>	<b>290</b>	<b>\$3.4B</b>	<b>443</b>	<b>\$3.7B</b>

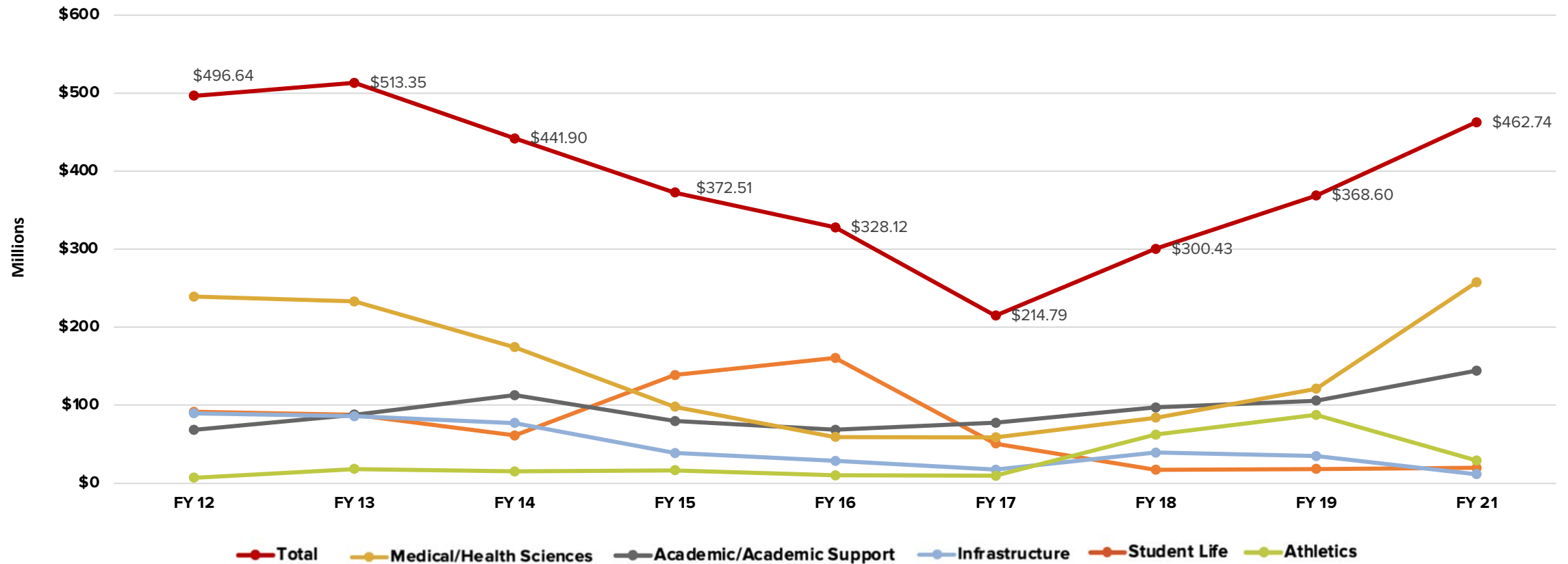


# TOTAL BUDGET FOR ACTIVE PROJECTS – FY12 TO FY21



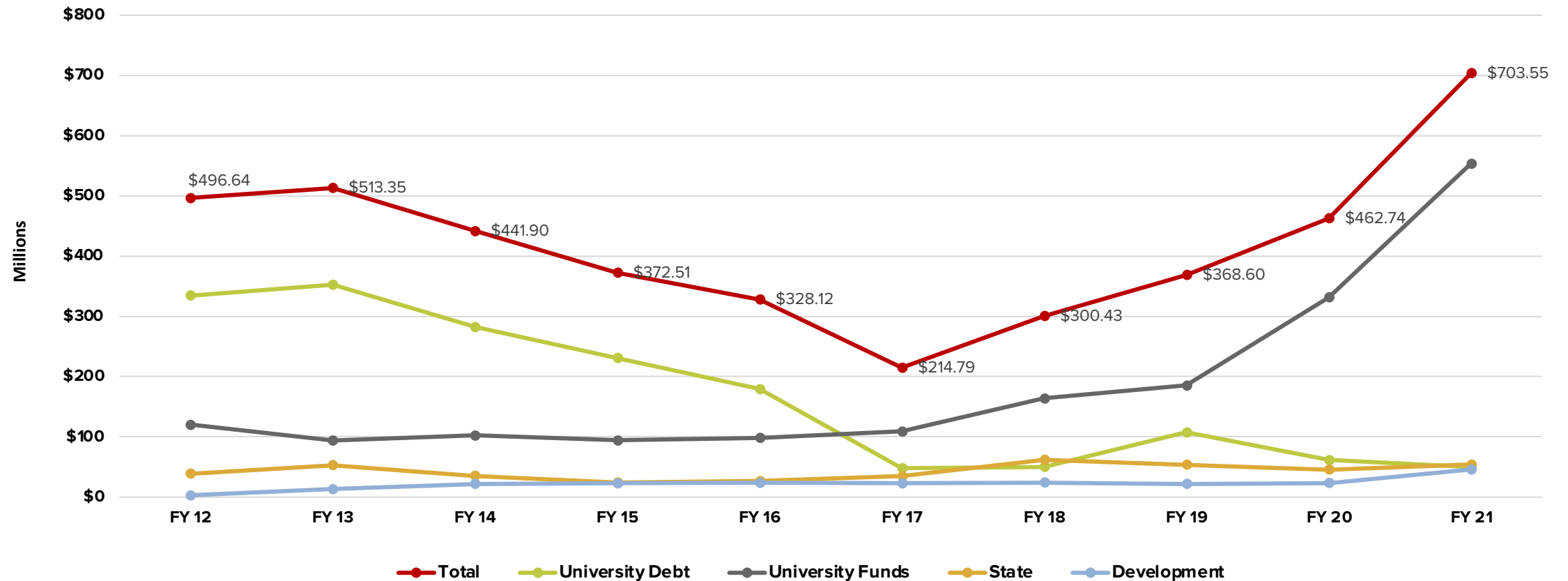
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# TOTAL EXPENDITURES BY DISTRICT – FY12 TO FY21



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# TOTAL EXPENDITURES BY FUNDING SOURCE – FY12 TO FY21

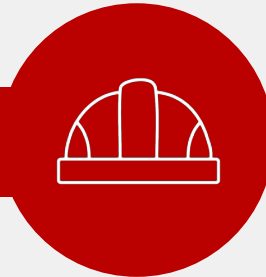


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# INITIATIVES

## CONSTRUCTION SAFETY



COVID-19

Renewal and Deferred Maintenance Initiative

Sustainability

Good Catch Program

Stakeholder Insights



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# INITIATIVES

Construction Safety

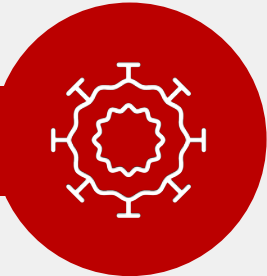
**COVID-19**

Renewal and Deferred Maintenance Initiative

Sustainability

Good Catch Program

Stakeholder Insights



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# INITIATIVES

Construction Safety

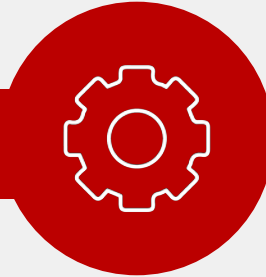
COVID-19

**RENEWAL AND DEFERRED MAINTENANCE INITIATIVE**

Sustainability

Good Catch Program

Stakeholder Insights



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# INITIATIVES

Construction Safety

COVID-19

Renewal and Deferred Maintenance Initiative

## SUSTAINABILITY

Good Catch Program

Stakeholder Insights



# INITIATIVES

Construction Safety

COVID-19

Renewal and Deferred Maintenance Initiative

Sustainability

**GOOD CATCH PROGRAM**

Stakeholder Insights



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# INITIATIVES

Construction Safety

COVID-19

Renewal and Deferred Maintenance Initiative

Sustainability

Good Catch Program

## STAKEHOLDER INSIGHTS



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## **SUMMARY OF ACTIONS TAKEN**

*August 19, 2021 – Master Planning & Facilities Committee Meeting*

### **Voting Members Present:**

Alexander R. Fischer  
James D. Klingbeil  
Alan A. Stockmeister

Elizabeth A. Harsh  
Reginald A. Wilkinson  
Robert H. Schottenstein

Gary R. Heminger (ex officio)

### **Members Absent:**

Brent R. Porteus

Tanner R. Hunt

## **PUBLIC SESSION**

The Master Planning & Facilities Committee of The Ohio State University Board of Trustees convened on Thursday, August 19, 2021, in person at Longaberger Alumni House on the Columbus campus. Committee Chair Alex Fischer called the meeting to order at 7:58 a.m.

## **EXECUTIVE SESSION**

It was moved by Mr. Fischer, and seconded by Mr. Stockmeister, that the committee recess into executive session to discuss the purchase of property and to consider business-sensitive trade secrets required to be kept confidential by federal and state statutes, and to consult with legal counsel regarding pending or imminent litigation.

A roll call vote was taken, and the committee voted to go into executive session, with the following members present and voting: Mr. Fischer, Mr. Klingbeil, Mr. Stockmeister, Mrs. Harsh, Dr. Wilkinson, Mr. Schottenstein and Mr. Heminger. The committee entered executive session at 8:00 a.m. and returned to public session at 9:12 a.m.

## **PUBLIC SESSION**

### ***Items for Discussion***

1. Physical Environment Scorecard: Jay Kasey, SVP of Administration & Planning, shared the Physical Environment Scorecard with FY21 data through June 2021. Five metrics were coded red and four of those had been red for the previous three meetings – % Total Projects Completed on Time, All Parking Garage Peak Time Occupancy %, WMC Parking Garage Peak Time Occupancy % and Sum of Daily Temporary Parking Space Closures. The WOSU Digital Audience metric is the fifth item that was coded red as well. Additionally, the scorecard continued to have one metric coded yellow – Facility Condition Index % - Conditioned Academic Research Buildings – which was unchanged from the May meeting.

(See Attachment X for background information, page XX)





2. Major Project Updates: Mark Conselyea, AVP for Facilities Operations and Development, shared an update on the status of all projects over \$20 million. At the time of this report, the university was watching four projects closely – the Combined Health & Power Plan and District Heating & Cooling Loop for budget and schedule; the WMC Outpatient Care West Campus and the Interdisciplinary Research Facility for schedule; and the WMC Inpatient Hospital for budget.

(See Attachment X for background information, page XX)

3. Lacrosse Stadium Design Review: Keith Myers, VP for Planning, Architecture and Real Estate, led a design review for the proposed construction of a new Lacrosse Stadium. Construction approval for the stadium was included in the items for action.

(See Attachment X for background information, page XX)

**Items for Action**

4. Approval of Minutes: No changes were requested to the May 20, 2021, meeting minutes; therefore, a formal vote was not required, and the minutes were considered approved.
5. Resolution No. 2022-25, Approval of FY22 Capital Investment Plan

Synopsis: Authorization and acceptance of the Capital Investment Plan for the fiscal year ending June 30, 2022, is proposed.

WHEREAS the University has presented the recommended capital expenditures for the fiscal year ending June 30, 2022; and

WHEREAS the recommended capital expenditures are the result of the University's comprehensive annual capital planning process; and

WHEREAS only those projects outlined in these recommendations will be approved for funding:

NOW THEREFORE

BE IT RESOLVED, That the Board of Trustees hereby approves the Capital Investment Plan for the fiscal year ending June 30, 2022, as described in the accompanying documents, be approved; and

BE IT FURTHER RESOLVED, That any request for authorization to proceed with any project contained in these recommendations, or for University funds for any such projects, must be submitted individually by the University for approval by the Board of Trustees, as provided for by Board policy.

(See Attachment X for background information, page XX)



6. Resolution No: 2022-26, Approval of FY22 Ohio State Energy Partners Capital Plan

Utility System Life-Cycle Renovation, Repair and Replacement Projects  
Utility System Expansion and Extension Projects  
Energy Conservation Measure Projects

Synopsis: Approval of the Ohio State Energy Partners LLC (“OSEP”) fiscal year 2022 capital improvements plan and authorization for OSEP to make capital improvements pursuant to the terms of the First Amended and Restated Long-Term Lease and Concession Agreement for The Ohio State University Utility System dated July 20, 2018, and as amended (the “Agreement”), is proposed.

WHEREAS the Agreement requires OSEP to annually submit a utility system Capital Improvement Projects plan (“OSEP CIP”) for University approval; and

WHEREAS the Board of Trustees approved an interim OSEP CIP in May 2021, prior to the University’s finalization of its operating budget or capital investment plan for fiscal year 2022; and

WHEREAS the University has now finalized its operating budget and capital investment plan for fiscal year 2022; and

WHEREAS the OSEP CIP includes requested approval of these utility system capital improvement projects for the fiscal year beginning July 1, 2021; and

WHEREAS OSEP has provided detailed descriptions of the proposed capital improvement projects, supporting technical data and analysis, pursuant to Section 4.3(c) of the Agreement; and

WHEREAS these utility system capital improvement projects will be delivered pursuant to the terms of the Agreement; and

WHEREAS these capital expenditures for the approved utility system projects will be added to the utility fee pursuant to the Agreement; and

WHEREAS the University has reviewed and considered the financial, technical, and operational aspects of the OSEP CIP and its alignment with University plans and sustainability goals; and

WHEREAS the Master Planning & Facilities Committee has reviewed the OSEP CIP for alignment with all applicable campus plans and guidelines; and

WHEREAS the Audit, Finance & Investment Committee has reviewed the OSEP CIP for alignment with the Capital Investment Plan and other applicable financial plans:

NOW THEREFORE

BE IT RESOLVED, That the Board of Trustees hereby approves that the fiscal year 2022 OSEP CIP as outlined in the attached materials; and

BE IT FURTHER RESOLVED, That the Board of Trustees authorizes OSEP to proceed with these fiscal year 2022 capital improvements to the Utility System as outlined in the attached materials.

(See Attachment X for background information, page XX)



7. Resolution No: 2022-27, Approval of a Change in Scope and Cost to the FY20 Previously Approved Combined Heat & Power Facility Capital Project

Combined Heat and Power Plant & Midwest Campus District Heating & Cooling  
Network 16-19-EXP

Synopsis: Approval of a change in scope and cost of the previously approved Ohio State Energy Partners LLC (“OSEP”) Combined Heat and Power Plant & Midwest Campus District Heating & Cooling Network capital improvement project (“Project 16-19-EXP”) pursuant to the terms of the First Amended and Restated Long-Term Lease and Concession Agreement for The Ohio State University Utility System dated July 20, 2018, and as amended (the “Agreement”), is proposed.

WHEREAS the Agreement requires OSEP to submit any changes in scope or cost of a previously approved capital improvement for University approval; and

WHEREAS OSEP requested approval of a change in scope and cost for Project 16-19-EXP, previously approved by the University as part of the OSEP capital improvement plan for fiscal year starting July 1, 2019; and

WHEREAS the State of Ohio’s declaration of a state of emergency in response to the COVID-19 pandemic resulted in a mandated delay of the state’s certification process, which in turn forced a delay in the start of construction of Project 16-19-EXP; and

WHEREAS the final building design was modified to align with University design standards; and

WHEREAS the schedule of the Cannon Drive Phase II project necessitates a change in the Project 16-19-EXP scope to ensure the coordination of work that must cross Cannon Drive; and

WHEREAS the schedule and design changes resulted in cost increases for Project 16-19-EXP; and

WHEREAS OSEP has provided detailed descriptions of the proposed change in scope and cost of Project 16-19-EXP, including supporting data, pursuant to Section 4.3(c) of the Agreement; and

WHEREAS the University has reviewed and considered the financial, technical, and operational aspects of the revised Project’s 16-19-EXP alignment with University plans and sustainability goals; and

WHEREAS the Master Planning & Facilities Committee has reviewed revised Project 16-19-EXP for alignment with all applicable campus plans and guidelines; and

WHEREAS the Audit, Finance & Investment Committee has reviewed revised Project 16-19-EXP for alignment with the Capital Investment Plan and other applicable financial plans:

NOW THEREFORE

BE IT RESOLVED, That the Board of Trustees hereby approves the change in scope and cost of previously approved Project 16-19-EXP as outlined in the attached materials.

(See Attachment X for background information, page XX)



8. Resolution No. 2022-28, Approval to Enter Into/Increase Professional Services and Construction Contracts

**APPROVAL TO ENTER INTO PROFESSIONAL SERVICES CONTRACTS**

- Martha Morehouse Tower Upgrades
- WMC Facility Optimization Study
- Wooster – High Pressure Steam Boiler Replacement

**APPROVAL TO ENTER INTO/INCREASE PROFESSIONAL SERVICES AND CONSTRUCTION CONTRACTS**

- Atwell – ADL Simulation Lab
- Blackwell Pavilion Renovation
- Lacrosse Stadium
- University Hospital East – 4th Floor OR Upgrades

Synopsis: Authorization to enter into/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 enter into professional services contracts for the following projects; and

	Prof. Serv. Approval Requested	Total Requested	
Martha Morehouse Tower Upgrades	\$2.5M	\$2.5M	Auxiliary funds
WMC Facility Optimization Study	\$1.0M	\$1.0M	Auxiliary funds
Wooster – High Pressure Steam Boiler Replacement	\$1.0M	\$1.0M	State funds

WHEREAS in accordance with the attached materials, the University desires to enter into/increase professional services contracts and enter into/increase construction contracts for the following projects; and

	Prof. Serv. Approval Requested	Construction Approval Requested	Total Requested	
Atwell – ADL Simulation Lab	\$0.4M	\$4.2M	\$4.6M	University funds
Blackwell Pavilion Renovation	\$0.6M	\$3.4M	\$4.0M	Fundraising University funds
Lacrosse Stadium	\$0.1M	\$19.1M	\$19.2M	Fundraising
University Hospital East	\$0.8M	\$2.1M	\$2.9M	Auxiliary funds



– 4th Floor  
OR Upgrades

WHEREAS the Master Planning and Facilities Committee has reviewed the projects listed above for alignment with all applicable campus plans and guidelines; and

WHEREAS the Audit, Finance and Investment Committee has reviewed the projects listed above for alignment with the Capital Investment Plan and other applicable financial plans:

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 enter into/increase professional services and construction contracts for the projects 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.

(See Attachment X for background information, page XX)

9. Resolution No. 2022-29, Approval for Roadway Easement on Real Property

ARTHUR ADAMS DRIVE BETWEEN LANE AVENUE AND NORTH STAR ROAD  
IN COLUMBUS, FRANKLIN COUNTY, OHIO

Synopsis: Approval to grant a perpetual easement to the City of Upper Arlington for an access road across Arthur E. Adams Drive between Lane Avenue and North Star Road, Columbus, Franklin County, Ohio, is proposed.

WHEREAS the City of Upper Arlington has requested an easement for an access road across existing portions of Arthur E. Adams Drive and plans to extend the access road to North Star Road; and

WHEREAS the access road would support development and construction of the roadway along the southern border of retail properties located at the southeast corner of North Star Road and Lane Avenue; and

WHEREAS the City of Upper Arlington will be responsible for the costs and expenses of and the ongoing operation and maintenance of the access road:

NOW THEREFORE

BE IT RESOLVED, That the Board of Trustees hereby approves that the President and/or Senior Vice President for Business and Finance shall be authorized to take any action required to affect the grant of the easement upon the terms outlined above and any additional terms and conditions deemed to be in the best interest of the university.

10. Resolution No. 2022-30, Approval for Acquisition of Real Property

AT TAYLOR AVENUE AND ATCHESON STREET  
COLUMBUS, FRANKLIN COUNTY, OHIO



## THE OHIO STATE UNIVERSITY

Synopsis: Authorization to acquire property located adjacent to Outpatient Care East, near Atcheson Street and Taylor Avenue in the City of Columbus, Franklin County, Ohio, for general expansion and redevelopment purposes, is proposed.

WHEREAS The Ohio State University seeks to acquire approximately 1.5 acres of unimproved real property located at Outpatient Care East, near Taylor Avenue in the City of Columbus, Ohio; and

WHEREAS the property is intended to support future general expansion and redevelopment:

NOW THEREFORE

BE IT RESOLVED, That the Board of Trustees hereby approves that the President and/or Senior Vice President for Business and Finance shall be authorized to take any action required to affect the acquisition of this property upon the terms outlined above and any additional terms and conditions deemed to be in the best interest of the University.

(See Attachment X for background information, page XX)

11. Resolution No. 2022-31, Approval for Gift Acceptance of Real Property

AT 1539 CLIFTON AVENUE  
COLUMBUS, FRANKLIN COUNTY, OHIO

Synopsis: Authorization to accept a gift of real property located near Ohio State East Hospital, at 1539 Clifton Avenue, City of Columbus, Franklin County, Ohio, for strategic holding and potential future development, is proposed.

WHEREAS The Ohio State University seeks to accept approximately 0.13 acres of unimproved real property located near Ohio State East Hospital, on Clifton Avenue; and

WHEREAS the property is intended to support future general expansion and redevelopment:

NOW THEREFORE

BE IT RESOLVED, That the Board of Trustees hereby approves that the President and/or Senior Vice President for Business and Finance shall be authorized to take any action required to affect the acceptance of this property upon the terms outlined above and any additional terms and conditions deemed to be in the best interest of the University.

(See Attachment X for background information, page XX)

12. Resolution No. 2022-32, Approval for Lease of Real Property

AT DON SCOTT AIRPORT  
FRANKLIN COUNTY, OHIO

Synopsis: Authorization to ground lease property located at Don Scott Airport, near West Case Road, City of Columbus, Franklin County, Ohio, for the development of an airplane hangar, is proposed.



## THE OHIO STATE UNIVERSITY

WHEREAS The Ohio State University seeks to ground lease approximately 2 acres of unimproved real property located at Don Scott Airport, near West Case Road in the City of Columbus, Ohio; and

WHEREAS pursuant to Ohio Revised Code 123.17, the Ohio Department of Administrative Services may lease land belonging to or under the control or jurisdiction of a state university; and

WHEREAS general aviation hangar use on the subject land is consistent with Ohio State University planning processes; and

WHEREAS the ground lessee will construct an airplane hangar, subject to University review:

NOW THEREFORE

BE IT RESOLVED, That the Board of Trustees hereby approves the President and/or Senior Vice Presidents for Business & Finance and/or Administration & Planning be authorized to take any action required to review development plans and negotiate a ground lease containing terms and conditions deemed to be in the best interest of the University.

(See Attachment X for background information, page XX)

### 13. Resolution No. 2022-33, Approval to Enter Into a Joint Use Agreement

#### BETWEEN THE OHIO STATE UNIVERSITY AND THE MID-OHIO FOOD BANK

Synopsis: Authorization to enter into a Joint Use Agreement (JUA) with The Mid-Ohio Food Bank, an Ohio nonprofit agency, to document the value and permit the release of funds appropriated in the State Capital Bill for improvements and renewal of several facilities, is proposed.

WHEREAS The Ohio State University was allocated \$1,000,000 in the 2020-2021 State Capital Bill that is specifically designated for use by The Mid-Ohio Food Bank; and

WHEREAS The Mid-Ohio Food Bank will utilize the funds for the construction, site work and utility installation of a new facility in Columbus, Ohio; and

WHEREAS The Ohio State University has an opportunity to expand its partnerships and activities in the Columbus area and would benefit from having a space locally to support a variety of engagements; and

WHEREAS The Mid-Ohio Food Bank has committed to embedding a Food and Consumer Sciences educator from the Ohio State Extension, College of Food, Agricultural & Environmental Sciences and the College of Education & Human Ecology in their new facilities, and has agreed to make the space in the Mid-Ohio Food Bank's facilities available for the University's use; and

WHEREAS the terms and conditions for this University use shall be more favorable than the terms and conditions of use by any other entity to a degree that reasonably reflects the magnitude of the University's investment in the Mid-Ohio Food Bank's facility for the term of the agreement; and



## THE OHIO STATE UNIVERSITY

WHEREAS except for the funds used to cover the University's reasonable administrative costs related to the project, the funds provided under this JUA shall be used by the Mid-Ohio Food Bank only for capital improvements or purchases and shall not be used for operating expenses; and

WHEREAS the University's use of the Mid-Ohio Food Bank's space will promote the University's mission to advance the well-being of the people of Ohio and the global community through the creation and dissemination of knowledge; and

WHEREAS before the state capital appropriation may be released to the Mid-Ohio Food Bank, the Ohio Department of Higher Education requires that a JUA between the University and The Mid-Ohio Food Bank be signed to document the value of the appropriation to the University and to ensure the benefits to the University will continue for a minimum period of 20 years:

NOW THEREFORE

BE IT RESOLVED, That the Board of Trustees hereby approves that the President and/or Senior Vice Presidents for Business & Finance and/or Administration & Planning be authorized to take any action required to effect this Joint Use Agreement containing terms and conditions deemed to be in the best interest of the University.

(See Attachment X for background information, page XX)

**Action:** Upon the motion of Mr. Stockmeister, seconded by Mr. Klingbeil, the committee adopted the foregoing motions for the approval of the FY22 Capital Investments Plan and the Approval for Lease of Real Property at Don Scott Airport by majority voice vote with the following members present and voting: Mr. Klingbeil, Mr. Stockmeister, Mrs. Harsh, Dr. Wilkinson, Mr. Schottenstein and Mr. Heminger. Mr. Fischer abstained.

**Action:** Upon the motion of Mr. Fischer, seconded by Mr. Klingbeil, the committee adopted the remaining foregoing motions by unanimous voice vote with the following members present and voting: Mr. Fischer, Mr. Klingbeil, Mr. Stockmeister, Mrs. Harsh, Dr. Wilkinson, Mr. Schottenstein and Mr. Heminger.

The meeting adjourned at 9:27 a.m.



**APPROVAL TO INCREASE PROFESSIONAL SERVICES AND  
ENTER INTO/INCREASE CONSTRUCTION CONTRACTS**

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

Morrill Tower – Fire Alarm Replacement  
North Residential – HVAC Modifications Phase 1

**APPROVAL TO ENTER INTO CONSTRUCTION CONTRACTS**

WMC Loading Dock Expansion and Renovation

Synopsis: Authorization to enter into/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 and construction contracts for the following projects; and

	Prof. Serv. Approval Requested	Construction Approval Requested	Total Requested	
Morrill Tower – Fire Alarm Replacement	\$1.0M	\$4.6M	\$5.6M	Auxiliary Funds
North Residential – HVAC Modifications Phase 1	\$0.5M	\$4.6M	\$5.1M	University Debt

WHEREAS in accordance with the attached materials, the University desires to enter into construction contracts for the following project; and

	Construction Approval Requested	Total Requested	
WMC Loading Dock Expansion and Renovation	\$15.1M	\$15.1M	Auxiliary Funds

WHEREAS the Master Planning and Facilities Committee has reviewed the projects listed above for alignment with all applicable campus plans and guidelines; and

WHEREAS the Audit, Finance and Investment Committee has reviewed the projects listed above for alignment with the Capital Investment Plan and other applicable financial plans:

NOW THEREFORE

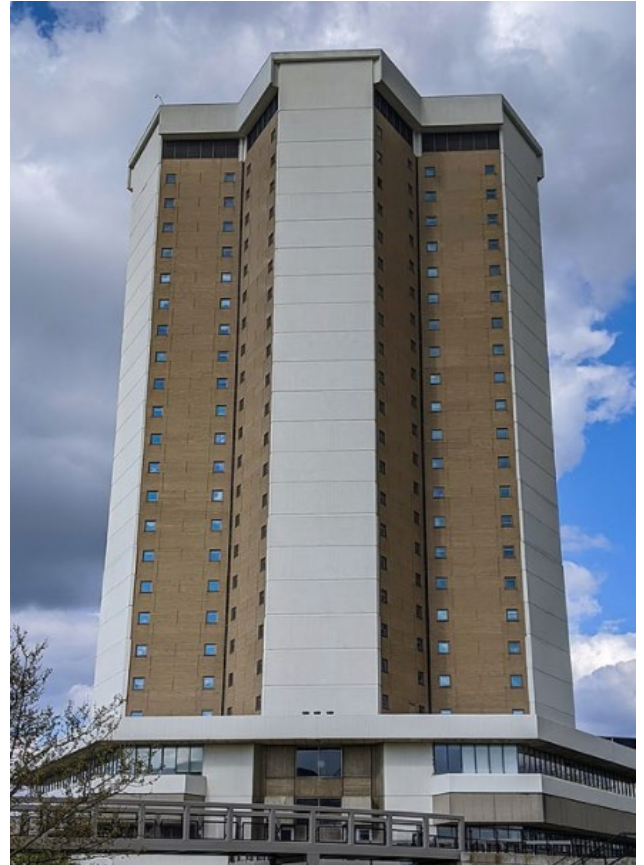
BE IT RESOLVED, That the Board of Trustees hereby approves that the President and/or Senior Vice President for Business and Finance be authorized to enter into/increase professional services and construction contracts for the projects listed above in accordance with established University and State of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

# Project Data Sheet for Board of Trustees Approval

## Morrill Tower – Fire Alarm Replacement

OSU-190783 (CNI# 19000114)

Project Location: Morrill Tower



- **approval requested and amount**

professional services	\$1.0M
construction w/contingency	\$4.6M

- **project budget**

professional services	\$1.0M
construction w/contingency	\$4.6M
<b>total project budget</b>	<b>\$5.6M</b>

- **project funding**

- university debt
- fundraising
- university funds
- auxiliary funds
- state funds

- **project schedule**

design	11/19 – 03/21
BoT approval	11/21
construction	05/20 – 07/24
facility opening	07/24

- **project delivery method**

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

- **planning framework**

- the purpose of the project is to update Morrill Tower's fire alarm system to enhance safety and security of students and staff
- this project is included in the FY 2020 Capital Investment Plan

- **project scope**

- the project will replace the building fire alarm system
- related work includes the addition of a fire command center on the first floor, hazardous material abatement related directly to fire alarm installation within resident rooms and hallways
- additional scope includes replacement of the analog camera system, and hallway ceilings on floors 4 through 22

- **approval requested**

- approval is requested to increase professional services and construction contracts

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- **project team**

University project manager:	Karin Murillo-Kirlangitis
AE/design architect:	Karpinski Engineering
General Contract:	Eagle Electrical Services LLC

# Project Data Sheet for Board of Trustees Approval

## North Residential – HVAC Modifications Phase 1

OSU-110672-06 (CNI# 12000766)

Project Location: Raney House - North Residential District

- **approval requested and amount**

professional services	\$0.5M
construction w/contingency	\$4.6M

- **project budget**

professional services	\$0.5M
construction w/contingency	\$4.6M
<b>total project budget</b>	<b>\$5.1M</b>

- **project funding**

- university debt
- fundraising
- university funds
- auxiliary funds
- state funds

- **project schedule**

design	11/19 – 04/20
BoT approval	11/21
construction	06/20 – 07/22

- **project delivery method**

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

- **planning framework**

- this project is included in the FY 2013 Capital Investment Plan

- **project scope**

- the original project replaced the valance units with fan coil units in Raney House
- the additional scope is to repair the boiler flue issues
- the boiler flue repairs are included under this project to minimize impact to students

- **approval requested**

- approval is requested to increase professional services and construction contracts



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- **project team**

University project manager:	Ross Quellhorst
AE/design architect:	Monks Engineering
CM at Risk:	Teemok Construction

# Project Data Sheet for Board of Trustees Approval

## WMC Loading Dock Expansion and Renovation

OSU-200238 (CNI#19000137)

Project Location: Doan Hall

- **approval requested and amount**  
construction w/contingency \$15.1M  
(includes installed equipment)

- **project budget**  
professional services \$1.8M  
construction w/contingency \$15.1M  

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total project budget \$16.9M

- **project funding**
  - university debt
  - fundraising
  - university funds
  - auxiliary funds
  - state funds

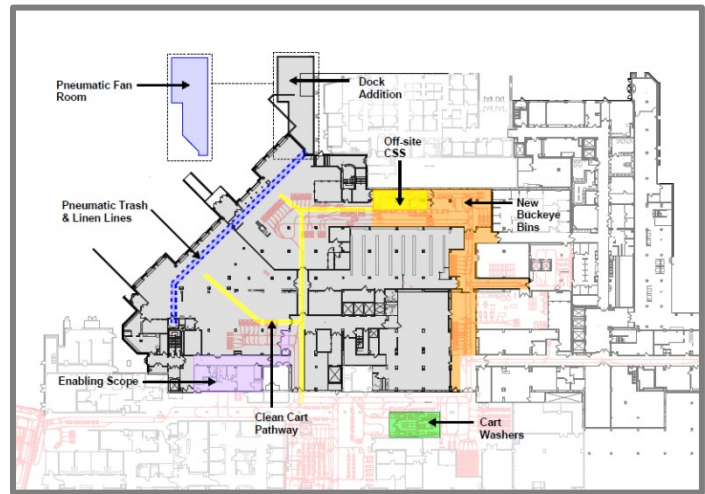
- **project schedule**  
BoT professional services approval 11/19  
design/bidding 6/20 – 2/22  
BoT construction approval 11/21  
construction 4/22 – 6/23  
facility opening 7/23

- **project delivery method**
  - general contracting
  - design/build
  - construction manager at risk

- **planning framework**
  - this project is included in the FY 2020, FY 2021 and FY2022 Capital Investment Plans and is based on a study of dock operations completed in March 2018. Project scope was updated and validated during design.
  - additional project funding will be included in the FY 2023 Capital Investment Plan

- **project scope**
  - the project will renovate 28,000 sf of existing dock area and add 6,000 sf; the expanded dock will support the continued growth of the Wexner Medical Center
  - renovation work will include the clean and soiled staging areas with the expansion adding new soiled dock doors and space for pneumatic trash and a linen fan room
  - the project will replace cart washers, dock levelers, and dock door equipment
  - structural, mechanical and electrical upgrades are included

- **approval requested**
  - approval is requested to enter into construction contracts



- **project team**  
University project manager: Robin Faires  
AE/design architect: Davis Wince  
CM at Risk: Elford