



UNIVERSITY PLANNING,
DESIGN & CONSTRUCTION

Quarterly Construction Status Report

Period Ending: December 31, 2020

Storrs and Regional Campuses

UConn Health



UNIVERSITY PLANNING,
DESIGN & CONSTRUCTION

Quarterly Construction Status Report

Period Ending: December 31, 2020

Section 1 - Storrs and Regional Campuses

Index of Reports

This quarterly report is only for UPDC projects over \$500,000. Other departments, such as Facility Operations, ITS, etc. may also have capital projects greater than \$500,000, but these are not included in this report and are not reported on by UPDC.

The reports listed below are compiled in this Quarterly Report and provide a summary overview of each project together with progress photographs and the project manager's estimate of the cost to complete the project. Because the reports contain projected costs and also account for budget risks identified by the project manager individual reports may not necessarily exactly correlate with the actual committed or expended costs contained in the financial records of the University.

<u>Project</u>	<u>Project Number</u>
<i>UConn 2000 Code Remediation - Stamford Downtown Relocation</i>	<i>201523</i>
<i>UConn 2000 Code Remediation - Wilbur Cross</i>	<i>201525</i>
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<i>NWQUAD - Science 1 - Site Improvements and Tunnel Phase 2</i>	<i>300050</i>
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<i>Stamford Abutting Property Remediation</i>	<i>300149</i>
<i>Boiler Plant Equipment Replacement and Utility Tunnel Connection</i>	<i>300151</i>
<i>Academic & Research Facilities - STEM Research Center Science 1</i>	<i>901802</i>
<i>Gant Building Renovation - STEM</i>	<i>901803</i>



UNIVERSITY PLANNING,
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Quarterly Construction Status Report

UConn 2000 Code Remediation - Stamford Downtown
Relocation
Project Number: 201523

Period Ending: December 31, 2020

Project Parameters

Project Architect/Engineer:	AECOM Technical Services Inc	Notice to Proceed:	07/10/2020
General Contractor/CM:	Daniel OConnells Sons Inc	Contract Substantial Completion (Ph I):	08/14/2020
UConn Project Manager:	Thomas Haskell	Projected Substantial Completion (Ph I):	11/13/2020
Project Phase:	Construction	Current Phase Budget:	\$4,000,000.00
Percent Complete:	98 % (Ph I)	Estimated Total Project Cost (Ph I):	\$2,824,385.98

Project Description:

After completing a required plan review and field inspection of the UConn 2000 Code Remediation - Stamford Downtown Relocation project, the Office of the Fire Marshal and Building Inspector cited fifty-three code discrepancies related to the original project.

The University has engaged the services of an architect to complete the necessary design for the remediation of the balance of the discrepancies and to integrate the designs with planned minor programmatic renovations. The University has also retained the services of a construction manager to undertake the necessary preconstruction services to estimate the construction costs and to begin remediation and construction.

Current Project Status:

3 discrepancies were addressed in 2017. 19 discrepancies were resolved between the original architect and building departments so 31 total remain open.

PHASE I: UConn 2000 Code Remediation and Programmatic Renovations Stamford Campus

GMP Amendment was signed on 7/8/2020 to address another 10 deficiencies. A Notice To Proceed was issued to the Construction Manager on 7/10/2020. Construction was substantially complete by 11/15/2020. This reduced the number of deficiencies to 21.

PHASE II: UConn 2000 Code Remediation and Programmatic Renovations Stamford Campus

Design and documentation is underway with completion anticipated in February 2021. A GMP will be assembled in spring of 2021 with an anticipated construction start of July 2021. Phase II duration is 18 months. Work in this phase includes adding restrooms, adding egress stairs, completing fire-rated assemblies, and new duct shaft enclosures.

Project Issues/Risks:

A cost estimate for the Phase II work is anticipated in December 2020. The total cost of work for all phases and to address all deficiencies is approximately \$22 million. Approval of the Phase II budget is being submitted for Board of Trustee approval in February 2021.



Phase II - Rendering from SE



**UNIVERSITY PLANNING,
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Project Name: UConn 2000 Code Remediation - Stamford Downtown Relocation
Project Num.: 201523
Project Phase: Construction

Project Financial Summary										
Code	Description	Planned Total Project Budget	Current Phase Budget	Base Commitments	CO/CCD/PCO	Total Committed to Date	Issues/Risks	Estimated Total Project Cost	Variance (CPB-ETPC)	Invoice (Approved/Paid)
01000	Construction	\$16,600,000.00	\$1,250,000.00	\$893,376.95	\$170,596.42	\$1,063,973.37	\$0.00	\$1,063,973.37	\$186,026.63	\$757,807.76
02000	Design Services	\$1,500,000.00	\$750,000.00	\$183,958.00	\$547,986.00	\$731,944.00	\$0.00	\$731,944.00	\$18,056.00	\$515,380.40
03000	Telecom	\$225,000.00	\$15,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$15,000.00	\$0.00
04000	Furniture, Fixtures & Equipment	\$200,000.00	\$100,000.00	\$95,496.71	\$0.00	\$95,496.71	\$0.00	\$95,496.71	\$4,503.29	\$95,496.71
05000	Internal Costs	\$675,000.00	\$650,000.00	\$393,230.50	\$221,122.00	\$614,352.50	\$0.00	\$614,352.50	\$35,647.50	\$614,352.50
06000	Other A/E Services	\$75,000.00	\$75,000.00	\$59,970.00	-\$4,707.14	\$55,262.86	\$0.00	\$55,262.86	\$19,737.14	\$55,262.86
07000	Art	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
08000	Relocation	\$150,000.00	\$25,000.00	\$1,601.75	\$0.00	\$1,601.75	\$0.00	\$1,601.75	\$23,398.25	\$1,598.90
09000	Environmental	\$50,000.00	\$25,000.00	\$60,915.00	\$0.00	\$60,915.00	\$0.00	\$60,915.00	-\$35,915.00	\$38,745.00
10000	Insurance & Legal	\$425,000.00	\$200,000.00	\$168,267.50	\$29,862.87	\$198,130.37	\$0.00	\$198,130.37	\$1,869.63	\$198,130.37
11000	Miscellaneous	\$100,000.00	\$24,660.00	\$2,922.08	-\$212.66	\$2,709.42	\$0.00	\$2,709.42	\$21,950.58	\$2,709.42
	DIRECT COST SUBTOTAL	\$18,000,000.00	\$3,114,660.00	\$1,859,738.49	\$964,647.49	\$2,824,385.98	\$0.00	\$2,824,385.98	\$290,274.02	\$2,279,483.92
12000	Contingency	\$2,000,000.00	\$885,340.00						\$885,340.00	
	TOTAL	\$22,000,000.00	\$4,000,000.00	\$1,859,738.49	\$964,647.49	\$2,824,385.98	\$0.00		\$1,175,614.02	\$2,279,483.92

BUDGET MONITOR	
ESTIMATED TOTAL PROJECT COST	\$ 2,824,385.98
TOTAL APPROVED BUDGET	\$ 4,000,000.00
PROJECT (OVER-RUN)/UNDER-RUN	\$ 1,175,614.02

Total Current Funding	\$ 4,000,000.00
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Construction Change Order Monitor		
EXECUTED CHANGE ORDERS	\$ -53,200.22	-5.95%
TOTAL PENDING CHANGE ORDERS	\$ 223,796.64	25.05%
TOTAL CONSTRUCTION CHANGES	\$ 170,596.42	19.10%

Comments - Construction Changes over 5%:
Change orders to Phase I capture additional scope of work to correct NODs.



UNIVERSITY PLANNING,
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Quarterly Construction Status Report
Period Ending: December 31, 2020

UConn 2000 Code Remediation - Wilbur Cross
Project Number: 201525

Project Parameters

Project Architect/Engineer:	Silver Petrucelli & Associates Inc	Notice to Proceed:	06/01/2020
General Contractor/CM:	G Donovan Associates Inc	Contract Substantial Completion:	09/01/2020
UConn Project Manager:	Scott Gallo	Projected Substantial Completion:	10/30/2020
Project Phase:	Close Out	Current Phase Budget:	\$1,640,000.00
Percent Complete:	100 %	Estimated Total Project Cost:	\$1,574,647.27

Project Description:

The project will remediate cited code discrepancies from the UConn 2000 code remediation program which included fire separation, emergency lighting, electrical violations, and fire suppression and alarm deficiencies. Work will include construction of smoke partitions and fire separation assemblies, fire stopping of existing penetrations, addition of fire dampers at duct penetrations, installation of fire rated doors, frames and hardware, fire rated access doors, and construction of fire rated shafts.

Current Project Status:

The University Office of Fire Marshal and Building Inspector (FMBIO) issued a preliminary discrepancy report dated 8/28/09 citing (30) building and fire code discrepancies resulting from the original UConn 2000 Construction Project. Four of these discrepancies were identified by FMBIO as needing immediate or short term correction as they were determined by FMBIO to represent an elevated life safety risk. On 9/1/09, UPDC issued an Exigent Procurement request and the (4) discrepancies were corrected. The discrepancies were attributed to the original contractor who was placed on notice that the repairs were being completed on an exigent basis and that the University would seek to recover the costs. On 9/4/09 FMBIO issued a revised discrepancy report containing a total of (67) discrepancies (including the four identified as in need of immediate correction). On 9/15/09 a final report dated 9/4/09, citing (2) additional discrepancies was issued, bringing the total number of discrepancies cited to (69). The University triaged the discrepancies and the following actions were taken:

- (54) discrepancies were attributed to the original contractor
- (12) discrepancies were attributed to original Architect
- (3) discrepancies were attributed to the University

All sixty-nine cited code discrepancies have been corrected. Corrective work has been completed through several phases based on trades (mechanical, electrical, fire protection, etc.).

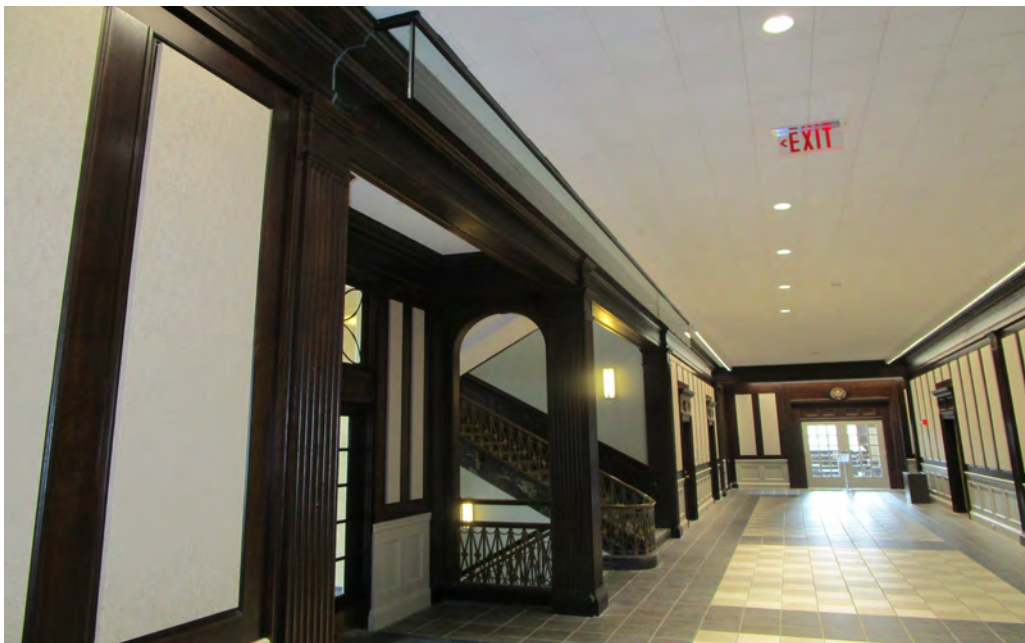
The project has been completed within the approved budget.

Project Issues/Risks:

None



Installation of Smoke Partition and Sprinklers



Completed Smoke Partition/Barrier



**UNIVERSITY PLANNING,
DESIGN & CONSTRUCTION**

Project Name: UConn 2000 Code Remediation - Wilbur Cross
Project Num.: 201525
Project Phase: Close Out

Project Financial Summary										
Code	Description	Planned Total Project Budget	Current Phase Budget	Base Commitments	CO/CCD/PCO	Total Committed to Date	Issues/Risks	Estimated Total Project Cost	Variance (CPB-ETPC)	Invoice (Approved/Paid)
01000	Construction	\$1,129,000.00	\$1,129,000.00	\$659,553.44	\$215,940.63	\$875,494.07	\$0.00	\$875,494.07	\$253,505.93	\$875,494.07
02000	Design Services	\$96,000.00	\$96,000.00	\$130,125.00	\$0.00	\$130,125.00	\$0.00	\$130,125.00	-\$34,125.00	\$130,125.00
03000	Telecom	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
04000	Furniture, Fixtures & Equipment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
05000	Internal Costs	\$198,200.00	\$198,200.00	\$407,890.70	\$84,288.68	\$492,179.38	\$0.00	\$492,179.38	-\$293,979.38	\$491,630.60
06000	Other A/E Services	\$30,800.00	\$30,800.00	\$38,430.00	-\$19,352.50	\$19,077.50	\$0.00	\$19,077.50	\$11,722.50	\$19,077.50
07000	Art	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
08000	Relocation	\$20,000.00	\$20,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$20,000.00	\$0.00
09000	Environmental	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
10000	Insurance & Legal	\$60,000.00	\$60,000.00	\$54,527.50	-\$1,582.50	\$52,945.00	\$0.00	\$52,945.00	\$7,055.00	\$52,945.00
11000	Miscellaneous	\$26,000.00	\$26,000.00	\$12,773.82	-\$7,947.50	\$4,826.32	\$0.00	\$4,826.32	\$21,173.68	\$4,826.32
	DIRECT COST SUBTOTAL	\$1,560,000.00	\$1,560,000.00	\$1,303,300.46	\$271,346.81	\$1,574,647.27	\$0.00	\$1,574,647.27	-\$14,647.27	\$1,574,098.49
12000	Contingency	\$80,000.00	\$80,000.00						\$80,000.00	
	TOTAL	\$1,640,000.00	\$1,640,000.00	\$1,303,300.46	\$271,346.81	\$1,574,647.27	\$0.00		\$65,352.73	\$1,574,098.49

BUDGET MONITOR	
ESTIMATED TOTAL PROJECT COST	\$ 1,574,647.27
TOTAL APPROVED BUDGET	\$ 1,640,000.00
PROJECT (OVER-RUN)/UNDER-RUN	\$ 65,352.73

Total Current Funding	\$ 1,640,000.00
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Construction Change Order Monitor		
EXECUTED CHANGE ORDERS	\$ 215,940.63	32.74%
TOTAL PENDING CHANGE ORDERS	\$ 0.00	0.00%
TOTAL CONSTRUCTION CHANGES	\$ 215,940.63	32.74%

Comments - Construction Changes over 5%:
During construction, additional code violations were discovered after opening walls. Additional violations included fire separation, smoke detection, and fire alarm devices. These discoveries resulted in change orders exceeding 5% of the construction budget.



UNIVERSITY PLANNING,
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Quarterly Construction Status Report
Period Ending: December 31, 2020

University Athletic District Development
Project Number: 201696

Project Parameters

Project Architect/Engineer:	Newman Architects PC	Notice to Proceed:	04/22/2019
General Contractor/CM:	Daniel OConnells Sons Inc	Contract Substantial Completion:	03/05/2021
UConn Project Manager:	John Robitaille	Projected Substantial Completion:	03/05/2021
Project Phase:	Construction	Current Phase Budget:	\$96,600,000.00
Percent Complete:	95 %	Estimated Total Project Cost:	\$89,914,565.31

Project Description:

This project will replace existing outdated facilities with new stadia for baseball, softball and soccer. The project includes a new Performance Center, approximately 50,000 sf, which consists of new team and coach locker rooms, coaches' offices, equipment room, strength and conditioning, athletic training, hydro-therapy pools, conference room, video room and associated support spaces. This project also includes a new multi-purpose field that supports both Athletics and the Student Recreation departments. This new field will support activities such as lacrosse, soccer, and other club sports.

In order to ready the site for the Athletics District Development, two phases of enabling projects are necessary in advance of the construction proper. These include the Southwest Campus Infrastructure Utilities project, which has finished construction, as well as additional enabling work which includes site work, mass excavation, retaining walls, demolition and relocation of utilities in preparation of construction of the stadia facilities.

Current Project Status:

Baseball Field: 100% complete and being used by students.

Performance Center has an unrestricted Certificate of Occupancy in January 2021. Staff has moved in and student athletes are using the facility. Punch list items, branding items are expected to be completed in January to early February.

The softball field and recreation practice field can be used as of mid-January 2021. The softball bleachers, press box and ancillary building should be complete in February prior to the start of games in March.

The overall project is on schedule and within budget.

Project Issues/Risks:

Spring and fall sport events were cancelled because of Covid-19 pandemic.



Baseball Field, Soccer Pitch, and Performance Center



Softball Field and Student Recreation Field



**UNIVERSITY PLANNING,
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Project Name: University Athletic District Development
Project Num.: 201696
Project Phase: Construction

Project Financial Summary										
Code	Description	Planned Total Project Budget	Current Phase Budget	Base Commitments	CO/CCD/PCO	Total Committed to Date	Issues/Risks	Estimated Total Project Cost	Variance (CPB-ETPC)	Invoice (Approved/Paid)
01000	Construction	\$72,500,000.00	\$72,500,000.00	\$68,259,451.41	\$6,197,957.15	\$74,457,408.56	\$505,000.00	\$74,962,408.56	-\$2,462,408.56	\$61,061,169.32
02000	Design Services	\$8,000,000.00	\$8,000,000.00	\$4,581,465.86	\$3,733,689.03	\$8,315,154.89	\$250,000.00	\$8,565,154.89	-\$565,154.89	\$7,118,896.92
03000	Telecom	\$500,000.00	\$500,000.00	\$381,263.05	\$24,130.52	\$405,393.57	\$0.00	\$405,393.57	\$94,606.43	\$4,173.05
04000	Furniture, Fixtures & Equipment	\$2,800,000.00	\$2,800,000.00	\$1,360,118.65	\$98,293.35	\$1,458,412.00	\$95,000.00	\$1,553,412.00	\$1,246,588.00	\$660,407.76
05000	Internal Costs	\$3,155,000.00	\$3,227,000.00	\$811,252.86	\$2,754,902.14	\$3,566,155.00	\$15,000.00	\$3,581,155.00	-\$354,155.00	\$3,085,899.28
06000	Other A/E Services	\$595,000.00	\$595,000.00	\$334,502.63	\$384,797.29	\$719,299.92	\$0.00	\$719,299.92	-\$124,299.92	\$688,266.20
07000	Art	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
08000	Relocation	\$0.00	\$0.00	\$1,774.00	\$0.00	\$1,774.00	\$0.00	\$1,774.00	-\$1,774.00	\$0.00
09000	Environmental	\$580,000.00	\$580,000.00	\$88,600.00	\$0.00	\$88,600.00	\$0.00	\$88,600.00	\$491,400.00	\$7,700.00
10000	Insurance & Legal	\$20,000.00	\$20,000.00	\$20,000.00	\$0.00	\$20,000.00	\$0.00	\$20,000.00	\$0.00	\$14,884.50
11000	Miscellaneous	\$150,000.00	\$78,000.00	\$17,367.37	\$0.00	\$17,367.37	\$0.00	\$17,367.37	\$60,632.63	\$14,565.58
	DIRECT COST SUBTOTAL	\$88,300,000.00	\$88,300,000.00	\$75,855,795.83	\$13,193,769.48	\$89,049,565.31	\$865,000.00	\$89,914,565.31	-\$1,614,565.31	\$72,655,962.61
12000	Contingency	\$8,300,000.00	\$8,300,000.00						\$8,300,000.00	
	TOTAL	\$96,600,000.00	\$96,600,000.00	\$75,855,795.83	\$13,193,769.48	\$89,049,565.31	\$865,000.00		\$6,685,434.69	\$72,655,962.61

BUDGET MONITOR	
ESTIMATED TOTAL PROJECT COST	\$ 89,914,565.31
TOTAL APPROVED BUDGET	\$ 96,600,000.00
PROJECT (OVER-RUN)/UNDER-RUN	\$ 6,685,434.69

Total Current Funding	\$ 84,196,404.70
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Construction Change Order Monitor		
EXECUTED CHANGE ORDERS	\$ 4,248,077.09	6.22%
TOTAL PENDING CHANGE ORDERS	\$ 1,949,880.06	2.86%
TOTAL CONSTRUCTION CHANGES	\$ 6,197,957.15	9.08%

Comments - Construction Changes over 5%:
\$282,539.11 is for Pre-Construction Services and other owner construction related costs Approx. \$1.1M for extension of utilities along JCW for future hockey arena Approx. \$825K for unforeseen rock drilling for the installation of the four (4) sport light towers at the soccer field. Approx. \$475K for unforeseen rock blasting and excavation for site utility installations. Approx. \$350K for inserting the lacrosse team locker rooms and offices into the Performance Center. Approx. \$200K for softball stadium requested changes from Athletics. Approx. \$250K for AV equipment within Central Control Room Approx. \$75k for emergency lighting at soccer stadium per OSFM/OSBI



UNIVERSITY PLANNING,
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Quarterly Construction Status Report

Academic & Research Facilities - Homer Babbidge
Library Renovations
Project Number: 300008

Period Ending: December 31, 2020

Project Parameters

Project Architect/Engineer:	designLAB Architects Inc	Notice to Proceed:	02/26/2020
General Contractor/CM:	Downes Construction Company LLC	Contract Substantial Completion:	12/23/2020
UConn Project Manager:	Sallyann Beaudet	Projected Substantial Completion:	12/23/2020
Project Phase:	Construction	Current Phase Budget:	\$5,700,000.00
Percent Complete:	97 %	Estimated Total Project Cost:	\$5,494,056.53

Project Description:

In 2016, UConn completed a Master Plan for Homer Babbidge Library in an attempt to create a 21st century library that reflects the mission and vision of the institution. Portions of the Master Plan were implemented in 2017 - 2019.

This project comprises the construction of an exterior code required egress and improvements to the buildings wayfinding, along with other minor improvements as necessary.

The remaining renovations/phases under this project on the Plaza level and Level B will be deferred and will require approval before proceeding.

All proposed improvements will align with the best practices in the industry and UConn's well-established policy of sustainable design and construction.

Current Project Status:

The project was substantially completed on December 23, 2021.

We are in the process of reconciling change orders, but are well under budget.

Project Issues/Risks:

None.



Stair Tower - Exterior View



Stair Tower - Interior View



**UNIVERSITY PLANNING,
DESIGN & CONSTRUCTION**

Project Name: Academic & Research Facilities - Homer Babbidge Library Renovations
Project Num.: 300008
Project Phase: Construction

Project Financial Summary										
Code	Description	Planned Total Project Budget	Current Phase Budget	Base Commitments	CO/CCD/PCO	Total Committed to Date	Issues/Risks	Estimated Total Project Cost	Variance (CPB-ETPC)	Invoice (Approved/Paid)
01000	Construction	\$3,780,000.00	\$3,780,000.00	\$3,744,704.45	\$247,942.60	\$3,992,647.05	\$0.00	\$3,992,647.05	-\$212,647.05	\$2,669,911.82
02000	Design Services	\$1,145,000.00	\$1,145,000.00	\$1,621,100.00	-\$465,159.00	\$1,155,941.00	\$0.00	\$1,155,941.00	-\$10,941.00	\$1,122,136.00
03000	Telecom	\$5,000.00	\$5,000.00	\$2,500.00	\$0.00	\$2,500.00	\$0.00	\$2,500.00	\$2,500.00	\$0.00
04000	Furniture, Fixtures & Equipment	\$15,000.00	\$15,000.00	\$16,154.94	-\$108.02	\$16,046.92	\$0.00	\$16,046.92	-\$1,046.92	\$16,046.92
05000	Internal Costs	\$175,500.00	\$175,500.00	\$2,978.00	\$216,532.00	\$219,510.00	\$0.00	\$219,510.00	-\$44,010.00	\$89,010.00
06000	Other A/E Services	\$90,000.00	\$90,000.00	\$78,007.00	\$0.00	\$78,007.00	\$0.00	\$78,007.00	\$11,993.00	\$13,840.95
07000	Art	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
08000	Relocation	\$25,000.00	\$25,000.00	\$6,575.00	-\$197.35	\$6,377.65	\$0.00	\$6,377.65	\$18,622.35	\$4,339.75
09000	Environmental	\$15,000.00	\$15,000.00	\$14,323.75	\$3,446.25	\$17,770.00	\$0.00	\$17,770.00	-\$2,770.00	\$14,378.88
10000	Insurance & Legal	\$2,500.00	\$2,500.00	\$4,202.00	\$0.00	\$4,202.00	\$0.00	\$4,202.00	-\$1,702.00	\$2,833.00
11000	Miscellaneous	\$15,600.00	\$15,600.00	\$1,054.91	\$0.00	\$1,054.91	\$0.00	\$1,054.91	\$14,545.09	\$1,054.91
	DIRECT COST SUBTOTAL	\$5,268,600.00	\$5,268,600.00	\$5,491,600.05	\$2,456.48	\$5,494,056.53	\$0.00	\$5,494,056.53	-\$225,456.53	\$3,933,552.23
12000	Contingency	\$431,400.00	\$431,400.00						\$431,400.00	
	TOTAL	\$5,700,000.00	\$5,700,000.00	\$5,491,600.05	\$2,456.48	\$5,494,056.53	\$0.00		\$205,943.47	\$3,933,552.23

BUDGET MONITOR	
ESTIMATED TOTAL PROJECT COST	\$ 5,494,056.53
TOTAL APPROVED BUDGET	\$ 5,700,000.00
PROJECT (OVER-RUN)/UNDER-RUN	\$ 205,943.47

Total Current Funding	\$ 5,700,000.00
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Construction Change Order Monitor		
EXECUTED CHANGE ORDERS	\$ 125,659.14	3.36%
TOTAL PENDING CHANGE ORDERS	\$ 122,784.96	3.28%
TOTAL CONSTRUCTION CHANGES	\$ 248,444.10	6.63%

Comments - Construction Changes over 5%:
N/A

Quarterly Construction Status Report
Period Ending: December 31, 2020

Supplemental Utility Plant
Project Number: 300025

Project Parameters

Project Architect/Engineer:	Richard Turlington Architects Inc	Notice to Proceed:	06/05/2020
General Contractor/CM:	Bond Brothers Inc	Contract Substantial Completion:	06/06/2022
UConn Project Manager:	Webb Grouten, Jr.	Projected Substantial Completion:	05/31/2022
Project Phase:	Construction	Current Phase Budget:	\$67,000,000.00
Percent Complete:	12 %	Estimated Total Project Cost:	\$62,396,490.06

Project Description:

Utility modeling has shown that additional chilled water, steam, and electrical power will be needed to complete the renovation of the Gant Science Complex and the construction of the STEM Research Center - Science 1 building, both of which are key elements in the State's Next Generation CT program.

To meet these additional loads, a new Supplemental Utility Plant (SUP) will be constructed in the Northwest Science Quad District, but it will include only equipment required to complete Gant Science Complex and STEM Research Center. Equipment to generate electricity is NOT included, pending the study of renewable energy resources and the reduction of carbon emissions by the Trustees, Administration, Faculty and Students (TAFS) committee, the Solve Climate by 2030 committee, and the President's Working Group on Sustainability.

To meet the immediate Gant Science Complex and STEM Research Center needs for heating and cooling, and the need for an upgrade to the existing campus power interconnection and distribution system, the SUP will include:

- Two steam chillers and two electric chillers;
- An upgraded electrical utility connection to re-establish the original University operating requirements for campus electrical power distribution, allowing the campus to be serviced fully by either local UConn Cogenerated Clean Heat and Power Distributed Generation;
- Resource Micro-Grid power or purchased imported power from the Eversource grid;
- Two emergency generator(s) to support emergency power demands for Gant Science Complex and STEM Research Center;
- Space allocation and provisions for one (1) steam boiler as part of the replacement of four (4) aging boilers located at the Central Utility Plant (CUP) which are required to be phased out of service by 2023 due to DEEP/EPA regulatory emissions caps. The new dual-fuel efficient steam boilers will reduce greenhouse gas emissions by 3.5% - 5.25% from current levels.

Current Project Status:

The construction Notice to Proceed was issued June 5, 2020. Formwork, rebar and concrete for footings and foundations continues on the east side of the building as well as the western end of the tunnel. Interior footing excavation and concrete placement will begin in January. Waterproofing and backfill continues along the south and east foundation walls. Underground electrical duct bank installation has started south of the building. Building Information Modeling (BIM) coordination of mechanical, plumbing, fire protection, electrical and structural continues with the CM, trades and the design consultants. Installation of the fuel oil tank and oil separator tank is complete and area backfilled.

Eversource high capacity feeders in the Right of Way west of the project continues to be coordinated with UConn Fac Ops. The project substantial completion date has been extended to June 6, 2022 via a no cost change order.

With the exception of field oversight staff, the internal UPDC project delivery team is abiding by the University directive for all staff members to work remotely. The project is exercising COVID-19 protocols for all workers. The project is currently within budget and on schedule.

Project Issues/Risks:

Critical items being tracked include:

- Eversource Right of Way (ROW) high capacity feeder and pole location through wetland west of project site.
- Mechanical (chillers) and electrical (substation, switchgear) equipment long lead items.
- Footing and foundation completion to support structural steel erection.



Oil tank installation looking northeast



West end of tunnel on left, view looking southwest



**UNIVERSITY PLANNING,
DESIGN & CONSTRUCTION**

Project Name: Supplemental Utility Plant
Project Num.: 300025
Project Phase: Construction

Project Financial Summary										
Code	Description	Planned Total Project Budget	Current Phase Budget	Base Commitments	CO/CCD/PCO	Total Committed to Date	Issues/Risks	Estimated Total Project Cost	Variance (CPB-ETPC)	Invoice (Approved/Paid)
01000	Construction	\$51,250,000.00	\$51,250,000.00	\$51,728,984.42	\$550,875.33	\$52,279,859.75	\$1,066,000.00	\$53,345,859.75	-\$2,095,859.75	\$4,237,434.54
02000	Design Services	\$4,400,000.00	\$4,400,000.00	\$3,715,300.00	\$1,454,788.55	\$5,170,088.55	\$0.00	\$5,170,088.55	-\$770,088.55	\$3,337,619.84
03000	Telecom	\$500,000.00	\$500,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$500,000.00	\$0.00
04000	Furniture, Fixtures & Equipment	\$50,000.00	\$50,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$50,000.00	\$0.00
05000	Internal Costs	\$3,000,000.00	\$3,000,000.00	\$244,187.20	\$3,246,843.91	\$3,491,031.11	\$0.00	\$3,491,031.11	-\$491,031.11	\$793,495.95
06000	Other A/E Services	\$300,000.00	\$300,000.00	\$380,470.00	\$0.00	\$380,470.00	\$0.00	\$380,470.00	-\$80,470.00	\$29,418.00
07000	Art	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
08000	Relocation	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
09000	Environmental	\$100,000.00	\$100,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$100,000.00	\$0.00
10000	Insurance & Legal	\$0.00	\$0.00	\$2,627.00	\$4,727.38	\$7,354.38	\$0.00	\$7,354.38	-\$7,354.38	\$5,035.38
11000	Miscellaneous	\$400,000.00	\$400,000.00	\$1,686.27	\$0.00	\$1,686.27	\$0.00	\$1,686.27	\$398,313.73	\$1,686.27
	DIRECT COST SUBTOTAL	\$60,000,000.00	\$60,000,000.00	\$56,073,254.89	\$5,257,235.17	\$61,330,490.06	\$1,066,000.00	\$62,396,490.06	-\$2,396,490.06	\$8,404,689.98
12000	Contingency	\$7,000,000.00	\$7,000,000.00						\$7,000,000.00	
	TOTAL	\$67,000,000.00	\$67,000,000.00	\$56,073,254.89	\$5,257,235.17	\$61,330,490.06	\$1,066,000.00		\$4,603,509.94	\$8,404,689.98

BUDGET MONITOR	
ESTIMATED TOTAL PROJECT COST	\$ 62,396,490.06
TOTAL APPROVED BUDGET	\$ 67,000,000.00
PROJECT (OVER-RUN)/UNDER-RUN	\$ 4,603,509.94

Total Current Funding	\$ 67,000,000.00
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Construction Change Order Monitor		
EXECUTED CHANGE ORDERS	\$ 285.56	0.00%
TOTAL PENDING CHANGE ORDERS	\$ 550,589.77	1.06%
TOTAL CONSTRUCTION CHANGES	\$ 550,875.33	1.06%

Comments - Construction Changes over 5%:



UNIVERSITY PLANNING,
DESIGN & CONSTRUCTION

Quarterly Construction Status Report

NWQUAD - Science 1 - Site Improvements and Tunnel
Phase 2

Period Ending: December 31, 2020

Project Number: 300050

Project Parameters

Project Architect/Engineer:	Payette Associates Inc	Notice to Proceed:	07/03/2020
General Contractor/CM:	Dimeo Construction Company	Contract Substantial Completion:	08/05/2022
UConn Project Manager:	Mary Clark	Projected Substantial Completion:	08/05/2022
Project Phase:	Construction	Current Phase Budget:	\$56,000,000.00
Percent Complete:	23.5 %	Estimated Total Project Cost:	\$43,627,198.59

Project Description:

Northwest Quad Science 1 – Site Improvements and Tunnel Phase 2 consist of a series of enabling projects that support the new quad development. They include a Utility Tunnel Extension from the existing Gant tunnel, the direct burial of utilities for connections to the campus loop, storm-water management with a woodland corridor extension from the Gant complex, a new surface parking lot, and improvements to King Hill and Hillside Road. These projects were designed concurrently with the STEM Research Center – Science 1 project.

Current Project Status:

The project is on schedule and on budget. The tunnel construction is divided into three segments across the site. The west segment, closest to the SUP building has been installed, backfilled and interior chilled water and fire protection piping have been installed. Excavation has begun on the second segment that is divided into two sections flanking Hillside Road. Finally, all of the temporary and final underground utility work is complete at entrance to the North Garage to allow the final segment of the tunnel crossing Hillside Road to begin excavation in mid-February. Beginning on 2/1/2021 a portion of Hillside Rd and its intersection with Alumni Drive will be closed through early August to permit tunnel and infrastructure construction activities to be implemented without interruption. This work will take advantage of a de-densified campus of students, faculty and staff during the Spring and Summer 2021 semesters due to the COVID pandemic.

Project Issues/Risks:

The Support of Excavation (SoE) experienced significant movement at the base/toe of pile 28 located in tunnel phase 1A by the southeast end of the NWSQ site by Hillside Rd on 11/19/2020. Corrections were implemented immediately to stabilize the utilities and prevent further movement of pile 28. A root cause analysis is almost complete with support from an independent third party engaged by UConn. Reconstruction of the SoE commenced on 1/7/2021 and is projected to be complete by 2/22/2021.

The internal UPDC project delivery team is abiding by the recent University directive for all staff members to work remotely, when possible.



NW Quad Site - looking East



Interior view of Tunnel Section 2a



**UNIVERSITY PLANNING,
DESIGN & CONSTRUCTION**

Project Name: NWQUAD - Science 1 - Site Improvements and Tunnel Phase 2
Project Num.: 300050
Project Phase: Construction

Project Financial Summary										
Code	Description	Planned Total Project Budget	Current Phase Budget	Base Commitments	CO/CCD/PCO	Total Committed to Date	Issues/Risks	Estimated Total Project Cost	Variance (CPB-ETPC)	Invoice (Approved/Paid)
01000	Construction	\$40,000,000.00	\$40,000,000.00	\$35,219,595.88	\$379,882.70	\$35,599,478.58	\$1,055,897.00	\$36,655,375.58	\$3,344,624.42	\$3,386,858.73
02000	Design Services	\$5,000,000.00	\$5,000,000.00	\$512,937.00	\$3,825,733.20	\$4,338,670.20	\$0.00	\$4,338,670.20	\$661,329.80	\$3,115,896.45
03000	Telecom	\$500,000.00	\$500,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$500,000.00	\$0.00
04000	Furniture, Fixtures & Equipment	\$100,000.00	\$100,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$100,000.00	\$0.00
05000	Internal Costs	\$2,000,000.00	\$2,000,000.00	\$730,276.68	\$1,672,083.36	\$2,402,360.04	\$10,000.00	\$2,412,360.04	-\$412,360.04	\$2,052,183.91
06000	Other A/E Services	\$500,000.00	\$500,000.00	\$207,381.00	\$0.00	\$207,381.00	\$0.00	\$207,381.00	\$292,619.00	\$0.00
07000	Art	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
08000	Relocation	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
09000	Environmental	\$500,000.00	\$500,000.00	\$3,000.00	\$0.00	\$3,000.00	\$0.00	\$3,000.00	\$497,000.00	\$3,000.00
10000	Insurance & Legal	\$25,000.00	\$25,000.00	\$10,000.00	\$0.00	\$10,000.00	\$0.00	\$10,000.00	\$15,000.00	\$6,435.00
11000	Miscellaneous	\$5,000.00	\$5,000.00	\$411.77	\$0.00	\$411.77	\$0.00	\$411.77	\$4,588.23	\$411.77
	DIRECT COST SUBTOTAL	\$48,630,000.00	\$48,630,000.00	\$36,683,602.33	\$5,877,699.26	\$42,561,301.59	\$1,065,897.00	\$43,627,198.59	\$5,002,801.41	\$8,564,785.86
12000	Contingency	\$7,370,000.00	\$7,370,000.00						\$7,370,000.00	
	TOTAL	\$56,000,000.00	\$56,000,000.00	\$36,683,602.33	\$5,877,699.26	\$42,561,301.59	\$1,065,897.00		\$12,372,801.41	\$8,564,785.86

BUDGET MONITOR	
ESTIMATED TOTAL PROJECT COST	\$ 43,627,198.59
TOTAL APPROVED BUDGET	\$ 56,000,000.00
PROJECT (OVER-RUN)/UNDER-RUN	\$ 12,372,801.41

Total Current Funding	\$ 56,000,000.00
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Construction Change Order Monitor		
EXECUTED CHANGE ORDERS	\$ 273,316.30	0.78%
TOTAL PENDING CHANGE ORDERS	\$ 106,566.40	0.30%
TOTAL CONSTRUCTION CHANGES	\$ 379,882.70	1.08%

Comments - Construction Changes over 5%:



UNIVERSITY PLANNING,
DESIGN & CONSTRUCTION

Quarterly Construction Status Report
Period Ending: December 31, 2020

Avery Point Academic Bldg Roof Replacement
Project Number: 300098

Project Parameters

Project Architect/Engineer:	Simpson Gumpertz & Heger Inc	Notice to Proceed:	05/16/2019
General Contractor/CM:	Young Developers LLC	Contract Substantial Completion:	07/12/2019
UConn Project Manager:	Charles A. Brome	Projected Substantial Completion:	08/07/2020
Project Phase:	Close Out	Current Phase Budget:	\$1,270,000.00
Percent Complete:	99 %	Estimated Total Project Cost:	\$1,008,547.03

Project Description:

The Avery Point Academic Building was constructed 1942. The original roof has had many repairs but has passed the end of its useful life. This project will replace the flat built-up roof system with a new roof system. This scope will require raising the existing steel dunnage and modifying the mechanical connections to accommodate the new roof system heights; infilling the windows that are currently blacked out covering the masonry walls with metal cladding on the west and south elevations; replacing the vinyl cladding on the stair tower penthouse walls with metal cladding (similar to the third-floor auditorium walls) to account for the increased roof height; replacing the guardrail with a new weighted guardrail system, and replacing the perimeter gutter, down leaders, and asphalt shingles.

Current Project Status:

Project schedule was extended due to FM Global review of submitted roof system and discovered field conditions at existing masonry. The project is substantially complete. Final cleaning is in process.

This will be the final report for this project.

Project Issues/Risks:

None at this time.



Structural steel painted



New glass block and trim



**UNIVERSITY PLANNING,
DESIGN & CONSTRUCTION**

Project Name: Avery Point Academic Bldg Roof Replacement
Project Num.: 300098
Project Phase: Close Out

Project Financial Summary										
Code	Description	Planned Total Project Budget	Current Phase Budget	Base Commitments	CO/CCD/PCO	Total Committed to Date	Issues/Risks	Estimated Total Project Cost	Variance (CPB-ETPC)	Invoice (Approved/Paid)
01000	Construction	\$900,000.00	\$900,000.00	\$539,085.00	\$143,600.00	\$682,685.00	\$32,500.00	\$715,185.00	\$184,815.00	\$474,691.62
02000	Design Services	\$80,000.00	\$80,000.00	\$73,174.00	\$0.00	\$73,174.00	\$118,000.00	\$191,174.00	-\$111,174.00	\$73,174.00
03000	Telecom	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
04000	Furniture, Fixtures & Equipment	\$0.00	\$0.00	\$9,209.29	\$0.00	\$9,209.29	\$0.00	\$9,209.29	-\$9,209.29	\$9,209.29
05000	Internal Costs	\$38,000.00	\$40,000.00	\$8,850.00	\$39,075.00	\$47,925.00	\$0.00	\$47,925.00	-\$7,925.00	\$47,925.00
06000	Other A/E Services	\$7,320.00	\$10,000.00	\$7,320.00	\$0.00	\$7,320.00	\$0.00	\$7,320.00	\$2,680.00	\$7,320.00
07000	Art	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
08000	Relocation	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
09000	Environmental	\$10,650.00	\$12,000.00	\$11,345.00	\$15,319.00	\$26,664.00	\$0.00	\$26,664.00	-\$14,664.00	\$23,328.00
10000	Insurance & Legal	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
11000	Miscellaneous	\$34,030.00	\$28,000.00	\$5,072.86	\$5,996.88	\$11,069.74	\$0.00	\$11,069.74	\$16,930.26	\$11,069.74
	DIRECT COST SUBTOTAL	\$1,070,000.00	\$1,070,000.00	\$654,056.15	\$203,990.88	\$858,047.03	\$150,500.00	\$1,008,547.03	\$61,452.97	\$646,717.65
12000	Contingency	\$200,000.00	\$200,000.00						\$200,000.00	
	TOTAL	\$1,270,000.00	\$1,270,000.00	\$654,056.15	\$203,990.88	\$858,047.03	\$150,500.00		\$261,452.97	\$646,717.65

BUDGET MONITOR	
ESTIMATED TOTAL PROJECT COST	\$ 1,008,547.03
TOTAL APPROVED BUDGET	\$ 1,270,000.00
PROJECT (OVER-RUN)/UNDER-RUN	\$ 261,452.97

Total Current Funding	\$ 1,270,000.00
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Construction Change Order Monitor		
EXECUTED CHANGE ORDERS	\$ 0.00	0.00%
TOTAL PENDING CHANGE ORDERS	\$ 143,600.00	26.64%
TOTAL CONSTRUCTION CHANGES	\$ 143,600.00	26.64%

Comments - Construction Changes over 5%:
During construction it was determined that existing masonry wall would require additional reinforcement to meet current wind uplift code requirements. The project engineer designed reinforcements, including bent steel plates at the roof perimeter.
Following demolition roof construction at two stair tower roofs was found to differ from original construction documents. The project engineer designed reinforcement to bring the roof framing to current code.



UNIVERSITY PLANNING,
DESIGN & CONSTRUCTION

Quarterly Construction Status Report
Period Ending: December 31, 2020

Stamford Abutting Property Remediation
Project Number: 300149

Project Parameters

Project Architect/Engineer:	Tighe & Bond Inc	Notice to Proceed:	04/30/2019
General Contractor/CM:	Standard Demolition Services Inc	Contract Substantial Completion:	09/14/2019
UConn Project Manager:	Thomas Haskell	Projected Substantial Completion:	09/30/2021
Project Phase:	Construction	Current Phase Budget:	\$2,500,000.00
Percent Complete:	95 %	Estimated Total Project Cost:	\$1,992,771.50

Project Description:

The former Stamford Parking Garage was a three level steel and concrete structure located on approximately 4 acres at the Stamford Campus. The site is at the intersection of Washington Boulevard and Broad Street, with the Mill River at the west border and 11 occupied residential lots to the north. A report issued in February of 2017 determined that the garage was beyond its useful life and recommended it be demolished at the earliest opportunity. The garage and the site soil tested positive for environmental conditions, and subsequent testing showed that the contaminants had migrated onto a portion of the 11 abutting properties to the north of the Stamford Parking Garage site.

This project is for the remediation, disposal and restoration of those portions of the 11 abutting properties that are effected by the soil contamination.

Current Project Status:

UConn has received access agreements for 10 of the 11 properties. Remediation at the ten properties is complete. Landscape replacement is substantially complete at all of the properties. Work on the property located at 1310 Washington Boulevard has not started due to a property line dispute. The owner of the properties at 40 and 46 Vernon issued a text directive on August 5, 2019 to stop landscape work. The Owner determined she does not want any trees or shrubbery, and will be paving portions of the property.

The project is currently within budget. Most of the work was conducted on a time and material basis, so final costs are being reconciled. Final completion including repairs and cleaning is unknown at this time.

Project Issues/Risks:

Access has not been permitted to the property at 1310 Washington Boulevard, preventing work at that property, and a small portion of land at 14 Vernon Place. Recent discussions indicate that a settlement of the dispute may be near. If resolved, remediation of the last abutting property will be coordinated with the Mill River clean-up.



Property Restoration 22 Vernon



38 Vernon



**UNIVERSITY PLANNING,
DESIGN & CONSTRUCTION**

Project Name: Stamford Abutting Property Remediation
Project Num.: 300149
Project Phase: Construction

Project Financial Summary										
Code	Description	Planned Total Project Budget	Current Phase Budget	Base Commitments	CO/CCD/PCO	Total Committed to Date	Issues/Risks	Estimated Total Project Cost	Variance (CPB-ETPC)	Invoice (Approved/Paid)
01000	Construction	\$1,890,000.00	\$2,019,200.00	\$1,843,311.50	\$0.00	\$1,843,311.50	\$0.00	\$1,843,311.50	\$175,888.50	\$1,561,492.45
02000	Design Services	\$210,000.00	\$55,800.00	\$10,040.00	\$3,220.00	\$13,260.00	\$0.00	\$13,260.00	\$42,540.00	\$9,285.00
03000	Telecom	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
04000	Furniture, Fixtures & Equipment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
05000	Internal Costs	\$100,000.00	\$120,000.00	\$76,650.00	\$52,050.00	\$128,700.00	\$0.00	\$128,700.00	-\$8,700.00	\$53,700.00
06000	Other A/E Services	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
07000	Art	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
08000	Relocation	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
09000	Environmental	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
10000	Insurance & Legal	\$100,000.00	\$65,000.00	\$7,500.00	\$0.00	\$7,500.00	\$0.00	\$7,500.00	\$57,500.00	\$4,662.00
11000	Miscellaneous	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	DIRECT COST SUBTOTAL	\$2,300,000.00	\$2,260,000.00	\$1,937,501.50	\$55,270.00	\$1,992,771.50	\$0.00	\$1,992,771.50	\$267,228.50	\$1,629,139.45
12000	Contingency	\$200,000.00	\$240,000.00						\$240,000.00	
	TOTAL	\$2,500,000.00	\$2,500,000.00	\$1,937,501.50	\$55,270.00	\$1,992,771.50	\$0.00		\$507,228.50	\$1,629,139.45

BUDGET MONITOR	
ESTIMATED TOTAL PROJECT COST	\$ 1,992,771.50
TOTAL APPROVED BUDGET	\$ 2,500,000.00
PROJECT (OVER-RUN)/UNDER-RUN	\$ 507,228.50

Total Current Funding	\$ 2,500,000.00
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Construction Change Order Monitor		
EXECUTED CHANGE ORDERS	\$ 0.00	0.00%
TOTAL PENDING CHANGE ORDERS	\$ 0.00	0.00%
TOTAL CONSTRUCTION CHANGES	\$ 0.00	0.00%

Comments - Construction Changes over 5%:

Quarterly Construction Status Report

Boiler Plant Equipment Replacement and Utility Tunnel Connection

Period Ending: December 31, 2020

Project Number: 300151

Project Parameters

Project Architect/Engineer:	BVH Integrated Services PC	Notice to Proceed:	07/02/2020
General Contractor/CM:	Bond Brothers Inc	Contract Substantial Completion:	11/19/2021
UConn Project Manager:	Webb Grouten, Jr.	Projected Substantial Completion:	11/19/2021
Project Phase:	Construction	Current Phase Budget:	\$40,000,000.00
Percent Complete:	10 %	Estimated Total Project Cost:	\$33,640,020.08

Project Description:

This project is the combination of 300036 (Boiler Replacement) and 300103 (Tunnel Phase 3) into one project. Existing CUP Boilers B-1, B-2, B-3 are beyond their useful life and will be removed and replaced with three (3) new 100,000 lb./hr. 125 psi steam boilers. The project will include modification of existing structural and architectural building systems as well as modification/replacement of ancillary mechanical and electrical systems required to replace boilers while maintaining service to the campus. Northwest Science Quad Infrastructure Phase 3 includes installation of 125 psi steam and express condensate piping from the eastern end of the Phase 1 tunnel to the existing Heating Plant header and a high capacity power connection to the existing CUP 14G substation.

Project Design, Procurement and Construction have been divided into four distinct packages:

Package 0 includes pre-purchase of (3) factory-fabricated, dual fuel O-Type water-tube boilers for generating 125 psi saturated steam.

Package 1 includes installation of new 125 lb. steam, express condensate and associated ancillary support systems within the existing North Campus Utility Tunnel, Cogen Facility and Heating Plant (Boiler Building); Incidental removal and replacement of existing tunnel utilities to allow installation of new steam/condensate piping; Construction of new exterior pipe chase at the Cogen Facility; Demolition of existing boilers, boiler support utility connections, asbestos abatement, structural demolition and replacement of firing floor structure/slab to support Package #2 boiler replacement project; Temporary utilities to maintain services to existing campus buildings; Repair or replacement landscaping, walkways or paved areas disturbed during the work of the contract.

Package 2 includes installation of two (2) new 100,000 lb/hr water tube boilers within the existing Central Utility Plant and one (1) new 100,000 lb/hr water tube boiler within the new Supplemental Utility Plant; Installation of new condensate storage tank, piping, fans, ductwork, feedwater system, deaerator, economizers, breeching and stacks to support the new boiler equipment; Construction of new exterior overhead door and egress door(s) and selective site work; Temporary utilities to maintain services to existing campus buildings.

Package 3 includes a steam blow for the piping from the CUP to the SUP.

Current Project Status:

Current total project budget is \$40M. We have included steam blow costs for cleaning of the 125-psi line between CUP and SUP. This line is part of three different projects – 300151, Science 1 and SUP, but will be cleaned and commissioned as part of this project. GMP for Package 0 has been fully executed. Current schedule has Boilers on-site for May 2021. The alternate price for the SUP boiler has been included in executed change order #2. Installation of the SUP boiler is scheduled to begin after substantial completion of the SUP in June 2022.

Package 1 notice to proceed was issued July 2, 2020. The temporary boiler has been started/commissioned and is available for use if required to supplement the heating plant for campus heat this winter. Abatement contractor continues with abatement and demolition work of the three boilers, completion is expected in January. Site work in the area between the Cogen and Engineering buildings continues. The electric duct bank and manhole west of the CoGen has been installed and backfilled. Conduit installation in the CoGen has started. Anticipated work in early 2021 includes tunnel excavation in Auditorium Road in front of Pharmacy and further demo in the boiler plant. Package 2 is currently advertised for bid. Package 2 bids are due January 2021 with NTP anticipated March 2021. Package 3 (steam cleaning of piping from SUP to Boiler plant) notice to proceed was issued in September. DEEP boiler air permit has a public hearing scheduled for January 2021.

With the exception of field oversight staff, the internal UPDC project delivery team is abiding by the University directive for all staff members to work remotely. Work has continued during the COVID-19 pandemic.

Project Issues/Risks:

Schedule remains critical. There is an annual window that the project must hit for the boilers and procurement of the boilers proper is a big part of making that work. CUP team has elected to postpone the turbine generator maintenance that had been planned for May 2020 to May 2021. Coordination with this project's activities will be required.



Temporary boiler in place North of boiler plant



Granite curb installation west of Cogen looking North



**UNIVERSITY PLANNING,
DESIGN & CONSTRUCTION**

Project Name: Boiler Plant Equipment Replacement and Utility Tunnel Connection
Project Num.: 300151
Project Phase: Construction

Project Financial Summary										
Code	Description	Planned Total Project Budget	Current Phase Budget	Base Commitments	CO/CCD/PCO	Total Committed to Date	Issues/Risks	Estimated Total Project Cost	Variance (CPB-ETPC)	Invoice (Approved/Paid)
01000	Construction	\$29,200,000.00	\$29,200,000.00	\$13,829,399.06	\$2,124,949.87	\$15,954,348.93	\$14,000,000.00	\$29,954,348.93	-\$754,348.93	\$1,227,260.85
02000	Design Services	\$2,000,000.00	\$2,000,000.00	\$1,093,325.00	\$891,159.25	\$1,984,484.25	\$0.00	\$1,984,484.25	\$15,515.75	\$1,404,486.65
03000	Telecom	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
04000	Furniture, Fixtures & Equipment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
05000	Internal Costs	\$2,600,000.00	\$2,600,000.00	\$371,148.64	\$1,303,752.69	\$1,674,901.33	\$0.00	\$1,674,901.33	\$925,098.67	\$266,592.40
06000	Other A/E Services	\$600,000.00	\$600,000.00	\$26,263.00	\$0.00	\$26,263.00	\$0.00	\$26,263.00	\$573,737.00	\$9,891.00
07000	Art	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
08000	Relocation	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
09000	Environmental	\$550,000.00	\$550,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$550,000.00	\$0.00
10000	Insurance & Legal	\$50,000.00	\$50,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$50,000.00	\$0.00
11000	Miscellaneous	\$0.00	\$0.00	\$22.57	\$0.00	\$22.57	\$0.00	\$22.57	-\$22.57	\$22.57
	DIRECT COST SUBTOTAL	\$35,000,000.00	\$35,000,000.00	\$15,320,158.27	\$4,319,861.81	\$19,640,020.08	\$14,000,000.00	\$33,640,020.08	\$1,359,979.92	\$2,908,253.47
12000	Contingency	\$5,000,000.00	\$5,000,000.00						\$5,000,000.00	
	TOTAL	\$40,000,000.00	\$40,000,000.00	\$15,320,158.27	\$4,319,861.81	\$19,640,020.08	\$14,000,000.00		\$6,359,979.92	\$2,908,253.47

BUDGET MONITOR	
ESTIMATED TOTAL PROJECT COST	\$ 33,640,020.08
TOTAL APPROVED BUDGET	\$ 40,000,000.00
PROJECT (OVER-RUN)/UNDER-RUN	\$ 6,359,979.92

Total Current Funding	\$ 32,364,000.00
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Construction Change Order Monitor		
EXECUTED CHANGE ORDERS	\$ 1,634,872.36	11.82%
TOTAL PENDING CHANGE ORDERS	\$ 491,197.41	3.55%
TOTAL CONSTRUCTION CHANGES	\$ 2,126,069.77	15.37%

Comments - Construction Changes over 5%:
Construction change orders over 5% includes the SUP boiler for \$1.5 million which was an alternate in the GMP for Package 0 and has been incorporated into the project via amendment.



UNIVERSITY PLANNING,
DESIGN & CONSTRUCTION

Quarterly Construction Status Report

Academic & Research Facilities - STEM Research Center
Science 1

Period Ending: December 31, 2020

Project Number: 901802

Project Parameters

Project Architect/Engineer:	Payette Associates Inc	Notice to Proceed:	06/23/2020
General Contractor/CM:	Dimeo Construction Company	Contract Substantial Completion:	08/05/2022
UConn Project Manager:	Jose Canarte	Projected Substantial Completion:	08/05/2022
Project Phase:	Construction	Current Phase Budget:	\$220,000,000.00
Percent Complete:	7.5 %	Estimated Total Project Cost:	\$180,373,873.69

Project Description:

Science 1 will be the first STEM facility in the NW Quad Science District. The building program will include state of the art research, office and classroom space for the Institute of Materials and Sciences (IMS) and Materials and Science Engineering (MSE). The building program also includes additional un -allocated research lab space. The square footage for the Science 1 facility is anticipated to be about 180,000 GSF. The utilities will be supplied from a separate supplemental utility plant (SUP).

Current Project Status:

Foundations along North, south, and west elevations are complete. Foundation walls ongoing. Working on turning the corner on east wall but can't cut off access into building. Isolated footings in NW corner are ongoing. Underground MEPS are being excavated and installed in conjunction with footings. Foundations being backfilled where ever available. Site being cleaned up for additional laydown areas and mass excavation pile has been reduced significantly in last few weeks. Preparing for winter conditions with all concrete placements and material access. Still tracking for steel to start early January. Tentatively scheduled for 1/11/21 start.

Project Issues/Risks:

The internal UPDC project delivery team is abiding by the recent University directive for all staff members to work remotely.



Aerial of Science 1



South wall being poured



**UNIVERSITY PLANNING,
DESIGN & CONSTRUCTION**

Project Name: Academic & Research Facilities - STEM Research Center Science 1
Project Num.: 901802
Project Phase: Construction

Project Financial Summary										
Code	Description	Planned Total Project Budget	Current Phase Budget	Base Commitments	CO/CCD/PCO	Total Committed to Date	Issues/Risks	Estimated Total Project Cost	Variance (CPB-ETPC)	Invoice (Approved/Paid)
01000	Construction	\$150,000,000.00	\$150,000,000.00	\$135,301,315.49	\$392,200.00	\$135,693,515.49	\$726,351.00	\$136,419,866.49	\$13,580,133.51	\$5,205,248.37
02000	Design Services	\$16,000,000.00	\$16,000,000.00	\$3,642,532.00	\$10,541,434.60	\$14,183,966.60	\$0.00	\$14,183,966.60	\$1,816,033.40	\$11,087,549.93
03000	Telecom	\$3,000,000.00	\$3,000,000.00	\$0.00	\$0.00	\$0.00	\$3,000,000.00	\$3,000,000.00	\$0.00	\$0.00
04000	Furniture, Fixtures & Equipment	\$10,000,000.00	\$10,000,000.00	\$0.00	\$0.00	\$0.00	\$14,000,000.00	\$14,000,000.00	-\$4,000,000.00	\$0.00
05000	Internal Costs	\$12,000,000.00	\$12,000,000.00	\$3,632,766.14	\$5,620,392.23	\$9,253,158.37	\$0.00	\$9,253,158.37	\$2,746,841.63	\$2,954,786.29
06000	Other A/E Services	\$3,000,000.00	\$3,000,000.00	\$501,943.00	\$0.00	\$501,943.00	\$0.00	\$501,943.00	\$2,498,057.00	\$950.00
07000	Art	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
08000	Relocation	\$3,000,000.00	\$3,000,000.00	\$0.00	\$0.00	\$0.00	\$3,000,000.00	\$3,000,000.00	\$0.00	\$0.00
09000	Environmental	\$550,000.00	\$550,000.00	\$63,250.00	-\$63,250.00	\$0.00	\$0.00	\$0.00	\$550,000.00	\$0.00
10000	Insurance & Legal	\$75,000.00	\$75,000.00	\$5,882.00	\$4,593.04	\$10,475.04	\$0.00	\$10,475.04	\$64,524.96	\$10,041.04
11000	Miscellaneous	\$165,000.00	\$165,000.00	\$2,371.04	\$2,093.15	\$4,464.19	\$0.00	\$4,464.19	\$160,535.81	\$3,752.48
	DIRECT COST SUBTOTAL	\$197,790,000.00	\$197,790,000.00	\$143,150,059.67	\$16,497,463.02	\$159,647,522.69	\$20,726,351.00	\$180,373,873.69	\$17,416,126.31	\$19,262,328.11
12000	Contingency	\$22,210,000.00	\$22,210,000.00						\$22,210,000.00	
	TOTAL	\$220,000,000.00	\$220,000,000.00	\$143,150,059.67	\$16,497,463.02	\$159,647,522.69	\$20,726,351.00		\$39,626,126.31	\$19,262,328.11

BUDGET MONITOR	
ESTIMATED TOTAL PROJECT COST	\$ 180,373,873.69
TOTAL APPROVED BUDGET	\$ 220,000,000.00
PROJECT (OVER-RUN)/UNDER-RUN	\$ 39,626,126.31

Total Current Funding	\$ 143,000,000.00
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Construction Change Order Monitor		
EXECUTED CHANGE ORDERS	\$ 0.00	0.00%
TOTAL PENDING CHANGE ORDERS	\$ 392,200.00	0.29%
TOTAL CONSTRUCTION CHANGES	\$ 392,200.00	0.29%

Comments - Construction Changes over 5%:



UNIVERSITY PLANNING,
DESIGN & CONSTRUCTION

Quarterly Construction Status Report
Period Ending: December 31, 2020

Gant Building Renovation - STEM
Project Number: 901803

Project Parameters

Project Architect/Engineer:	Goody Clancy & Associates Inc	Notice to Proceed (Ph II):	10/04/2019
General Contractor/CM:	The Whiting-Turner Contracting Company	Contract Substantial Completion (Ph II):	03/31/2021
UConn Project Manager:	Peter Locarno	Projected Substantial Completion (Ph II):	04/30/2021
Project Phase:	Construction	Current Phase Budget:	\$170,000,000.00
Percent Complete:	65 %	Estimated Total Project Cost:	\$159,124,348.72

Project Description:

The University is planning to develop a STEM focused district to be known as the North West Science District of the Storrs Campus adjacent to the new Next Generation Connecticut Residence Hall and the Lodewick Visitor Center bounded by King Hill Road, Alumni Drive, Hillside Road and Hunting Lodge Road. The new and renovated facilities will be occupied in stages from 2019 through 2023. Part of the North West Science District, the Edward V. Gant Science complex is scheduled for extensive phased renovations that will include its South, West, and North Wings.

The Gant project work has been broken into Phases:

Phase 1 - South Wing and South Plaza of the Gant Complex

Phase 2 - West Wing

Phase 3 - North Tower and Gant Complex

Current Project Status:

Phase 1-1A - South Wing and Plaza of the Gant Complex - complete

Levels 1, 2, 3, 4, Plaza Building and the ground floor laboratory space has been completed. The construction manager is coordinating completion of final punch list items with the project team. Final punch list is scheduled to be completed by the end of January 2021.

Phase 2 - West Wing - in construction

Levels 4, 3, 2: Rough-in of mechanical, plumbing, and electrical systems is complete. Metal stud partitions, drywall installation, doors and ceilings are substantially complete. Painting on the 4th, 3rd and 2nd floors is nearly complete. New lab case work is being installed.

Level 1: Drywall, taping, painting is ongoing. Ceilings and flooring is scheduled to start in January.

Ground Floor: Metal studs, MEP infrastructure, drywall are in process and on schedule.

Lecture Halls: Above ceiling utility rough-ins, metal framing is ongoing.

Fire Sprinkler tie-in: A new valve and tie in from Gant North to Gant West has been completed.

Scaffold to install new curtain wall is scheduled to be erected the week of 12/28.

Site work: Utility installation has been completed. Granite curb is complete, road paving has been completed. The new water line has been tied into Gant North.

Air Handling Unit (AHU) enclosure pressure test is scheduled for 12/29. AHU startup is scheduled for mid-January.

Whiting-Turner's December schedule has been updated to show a completion date of April 30, 2021. The change in completion from the original date of 3/31/20 is due to material delivery related to COVID-19 issues.

Phase 3 - North Tower and Gant Complex

Phase 3 is currently in the design phase. Construction documents are anticipated to be completed July of 2021.

Project Issues/Risks:

Area of concern is the affects from the COVID-19 virus for schedule and material / equipment deliveries. Critical path for the project is completion of the ground floor labs.



Gant West - 4th floor casework installation underway



Gant West - Ground floor corridor



**UNIVERSITY PLANNING,
DESIGN & CONSTRUCTION**

Project Name: Gant Building Renovation - STEM
Project Num.: 901803
Project Phase: Construction

Project Financial Summary										
Code	Description	Planned Total Project Budget	Current Phase Budget	Base Commitments	CO/CCD/PCO	Total Committed to Date	Issues/Risks	Estimated Total Project Cost	Variance (CPB-ETPC)	Invoice (Approved/Paid)
01000	Construction	\$121,455,176.60	\$121,455,176.60	\$109,237,690.79	\$15,188,818.02	\$124,426,508.81	\$4,431,097.70	\$128,857,606.51	-\$7,402,429.91	\$93,225,931.55
02000	Design Services	\$15,221,744.00	\$15,221,744.00	\$6,660,555.00	\$7,487,671.00	\$14,148,226.00	\$668,384.00	\$14,816,610.00	\$405,134.00	\$11,141,858.11
03000	Telecom	\$1,163,774.01	\$1,163,774.01	\$1,158,442.03	-\$127,857.22	\$1,030,584.81	\$0.00	\$1,030,584.81	\$133,189.20	\$616,429.35
04000	Furniture, Fixtures & Equipment	\$4,662,324.68	\$4,662,324.68	\$3,774,903.94	\$108,671.48	\$3,883,575.42	\$90,512.07	\$3,974,087.49	\$688,237.19	\$2,750,959.14
05000	Internal Costs	\$7,482,980.16	\$7,482,980.16	\$4,379,376.36	\$3,154,960.07	\$7,534,336.43	\$0.00	\$7,534,336.43	-\$51,356.27	\$6,299,311.65
06000	Other A/E Services	\$313,981.50	\$313,981.50	\$467,276.00	\$268,292.00	\$735,568.00	\$0.00	\$735,568.00	-\$421,586.50	\$535,826.46
07000	Art	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
08000	Relocation	\$990,489.20	\$990,489.20	\$352,384.63	\$187,025.78	\$539,410.41	\$112,372.00	\$651,782.41	\$338,706.79	\$445,762.50
09000	Environmental	\$1,637,595.44	\$1,637,595.44	\$569,052.00	\$803,928.44	\$1,372,980.44	\$0.00	\$1,372,980.44	\$264,615.00	\$1,319,061.27
10000	Insurance & Legal	\$105,000.00	\$105,000.00	\$63,006.00	\$30,066.00	\$93,072.00	\$17,940.00	\$111,012.00	-\$6,012.00	\$76,450.00
11000	Miscellaneous	\$39,280.63	\$39,280.63	\$39,923.13	-\$142.50	\$39,780.63	\$0.00	\$39,780.63	-\$500.00	\$38,215.63
	DIRECT COST SUBTOTAL	\$153,072,346.22	\$153,072,346.22	\$126,702,609.88	\$27,101,433.07	\$153,804,042.95	\$5,320,305.77	\$159,124,348.72	-\$6,052,002.50	\$116,449,805.66
12000	Contingency	\$16,927,653.78	\$16,927,653.78						\$16,927,653.78	
	TOTAL	\$170,000,000.00	\$170,000,000.00	\$126,702,609.88	\$27,101,433.07	\$153,804,042.95	\$5,320,305.77		\$10,875,651.28	\$116,449,805.66

BUDGET MONITOR	
ESTIMATED TOTAL PROJECT COST	\$ 159,124,348.72
TOTAL APPROVED BUDGET	\$ 170,000,000.00
PROJECT (OVER-RUN)/UNDER-RUN	\$ 10,875,651.28

Total Current Funding	\$ 169,827,605.61
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Construction Change Order Monitor		
EXECUTED CHANGE ORDERS	\$ 8,372,190.43	7.66%
TOTAL PENDING CHANGE ORDERS	\$ 6,818,300.23	6.24%
TOTAL CONSTRUCTION CHANGES	\$ 15,190,490.66	13.91%

Comments - Construction Changes over 5%:
Change orders to date on the project are mainly related to ground floor below slab unforeseen conditions that were encountered during construction and lab customization requests from PI's due to changes in their program needs.



UCH – Campus Planning Design & Construction

Quarterly Construction Status Report to the University Board of Trustees and the UCH Board of Directors

Period Ending: December 31, 2020

Index of Reports – UConn Health Campus

The reports listed below are compiled in this Quarterly Report and provide a summary overview of each project together with progress photographs and the project manager's estimate of the cost to complete the project. Because the reports contain projected costs and also account for budget risks identified by the project manager individual reports may not necessarily exactly correlate with the actual committed or expended costs contained in the financial records of the University.

<u>Project</u>	<u>Project Number</u>
UCH Dermatology Clinic Renovation C-Main	17-037
UCH Main Building Lab Renovations – 3 rd floor	19-007

UConn HEALTH

UCH – Campus Planning Design & Construction

Quarterly Construction Status Report

UCH Main Building Lab Renovations- 3rd floor

Period Ending: December 31, 2020

Project Number: 19-007

Project Parameters

Project Architect:	Stantec	Notice to Proceed:	May 4, 2020
General Contractor:	O&G	Contract Substantial Completion:	December 30, 2020
UCHC Project Manager:	Richard Allen	Estimated Completion Date:	April 19, 2021
Percent Complete:	70%	Final BOT Budget Amount:	\$ 7,800,000
		Estimated Cost to Complete:	\$ 7,800,000

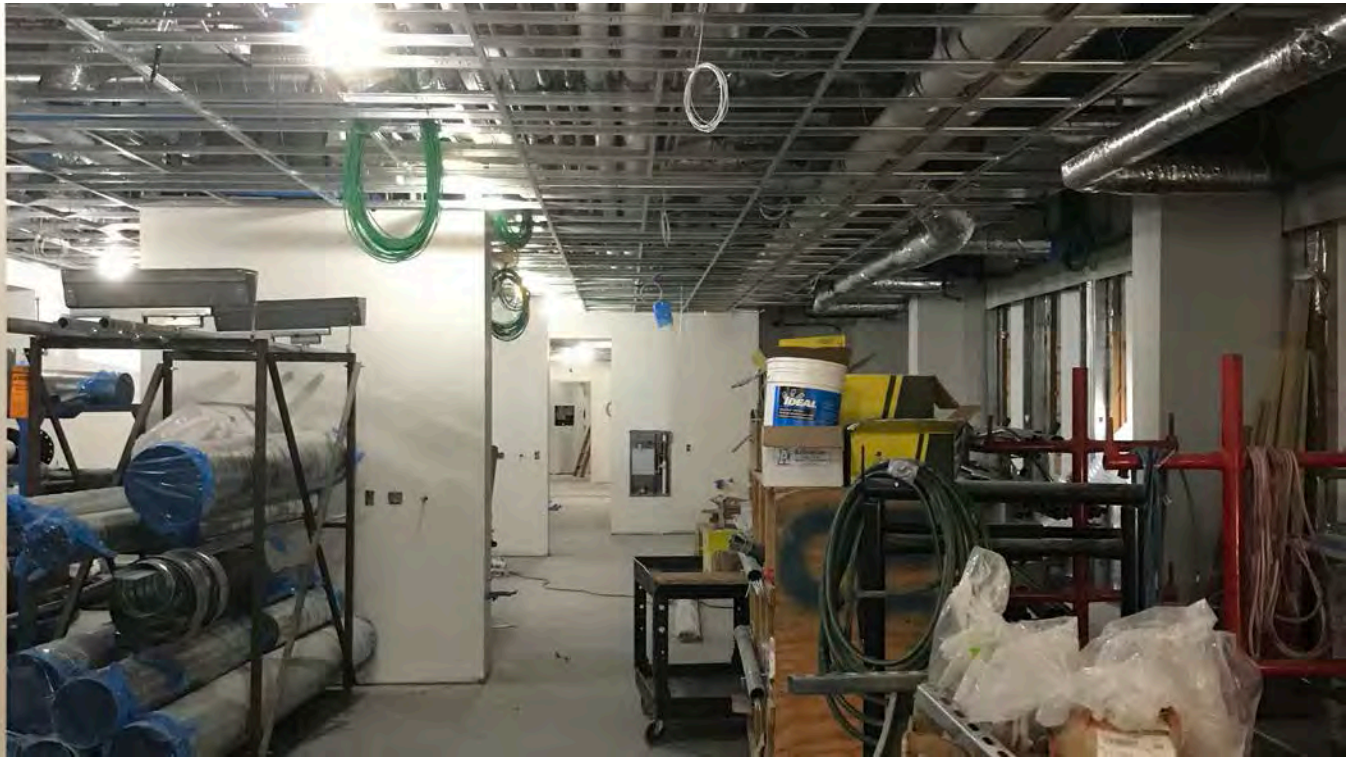
Project Description: Under Bioscience Connecticut, two projects were implemented to renovate the laboratory space located in the Main Building Lab (L) Area per the concepts developed under the 2009 Main Building Renovation Master Plan. The two projects renovated approximately 200,000 SF of the 280,000 SF in the Lab Area, leaving a portion of floors 1, 2, and 3 un-renovated. This project will renovate a section of the 3rd floor to create open and flexible, state of the art wet lab research space similar to the work done on other floors under the Bioscience CT projects.

Current Project Status: Walls have been framed, gypsum board has been installed and painted, excluding exterior walls due to a window material delivery delay. The ceiling grid is 90% complete and above ceiling inspections for mechanical, electrical and plumbing systems are in progress.

Project Schedule: The project is currently tracking approximately 16 weeks later than anticipated due window material delivery issues. The exterior window installation is holding up the exterior wall gypsum board, flooring and millwork installations.

Project Budget: The project is on budget.

Project Issues/Risks: None at this time.



Main Lab prepping for above ceiling inspections



Exterior walls waiting for window material delivery

Summary Cost Report

Code	Description	BOT Approved Budget	Committed Cost / Executed Purchase Orders	Executed Change Order / CCD's	Revised Committed Budget	Budget Exposure / Reserve	Estimated Cost To Complete	Variance (BOT Budget - Estimated Cost to Complete)
01000	Construction	\$5,750,000.00	\$5,073,906.00	\$115,604.00	\$5,189,510.00	\$529,672.00	\$5,719,182.00	\$30,818.00
02000	Design Services	\$665,000.00	\$635,273.00	\$1,500.00	\$636,773.00	\$0.00	\$636,773.00	\$28,227.00
03000	Telecomm	\$150,000.00	\$99,088.00	\$0.00	\$99,088.00	\$36,512.00	\$135,600.00	\$14,400.00
04000	Furniture, Fixtures & Equipment	\$115,000.00	\$76,943.00	\$0.00	\$76,943.00	\$45,827.00	\$122,770.00	(\$7,770.00)
05000	Construction Administration	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
06000	Other A/E Services	\$75,000.00	\$27,272.00	\$0.00	\$27,272.00	\$12,728.00	\$40,000.00	\$35,000.00
07000	Art	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
08000	Relocation	\$110,000.00	\$0.00	\$0.00	\$0.00	\$15,000.00	\$15,000.00	\$95,000.00
09000	Environmental	\$65,000.00	\$23,600.00	\$0.00	\$23,600.00	\$0.00	\$23,600.00	\$41,400.00
10000	Insurance & Legal	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
11000	Miscellaneous	\$50,000.00	\$0.00	\$0.00	\$0.00	\$2,000.00	\$2,000.00	\$48,000.00
Direct Cost Subtotal		\$6,980,000.00	\$5,936,082.00	\$117,104.00	\$6,053,186.00	\$641,739.00	\$6,694,925.00	\$285,075.00
12000	Project Contingency	\$820,000.00	\$0.00	\$0.00	\$0.00	\$1,105,075.00	\$1,105,075.00	(\$285,075.00)
Current Totals		\$7,800,000.00	\$5,936,082.00	\$117,104.00	\$6,053,186.00	\$1,746,814.00	\$7,800,000.00	\$0.00

Contingency Monitor

Original Budget Contingency	\$820,000.00
Project Contingency Expenditure / Surplus	\$285,075.00
Project Contingency Balance	\$1,105,075.00

Budget Monitor

Total Estimated Cost to Complete	\$7,800,000.00
Total Original Budget	\$7,800,000.00
Project (Over-Run) / Under Run	\$0.00

Change Order Monitor

		% of Const Cost
Executed Change Orders	\$115,604.00	2.28%
Total Pending Change Orders	\$529,672.00	10.44%
Total Construction Changes	\$645,276.00	12.72%

Change Order Narrative

Provide description of Change Orders of 5% or more of the Construction Cost

Pending Change Orders associated with additional Lab renovations required due to shift in phasing boundary as well as unforeseen conditions exposed during work within the existing and new shaft areas. A PCO was received for additional asbestos abatement associated with the removal of an Air Handler Unit. A PCO for additional General Conditions associated with a schedule extension due to the delays in receiving window materials

UConn HEALTH

UCH – Campus Planning Design & Construction

Quarterly Construction Status Report

UCH Dermatology Clinic Renovation C - Main

Period Ending: December 31, 2020

Project Number: 17-037

Project Parameters

Project Architect:	Amenta Emma	Notice to Proceed:	April 29, 2020
General Contractor:	Sararzin	Contract Substantial Completion:	November 24, 2020
UCHC Project Manager:	Kevin Norton	Estimated Completion Date:	February 12, 2021
Percent Complete:	98%	Final BOT Budget Amount:	\$ 2,600,000
		Estimated Cost to Complete:	\$ 2,600,000

Project Description: The UConn Health (UCH) Dermatology Clinic located at 11 South Road in Farmington, CT has grown and requires more space. UCH plans to renovate 7,400 sf of vacant space within the Clinic (C) Building to create a new Psoriasis Center. The center will consist of 12 treatment rooms, 4 procedure rooms, soaking stations and associated support spaces.

Current Project Status: Punch list items, end user requests and code deficiencies from final inspection by building and fire inspectors are currently being addressed. DPH inspection is scheduled for early February. Move-in to take place mid to late February pending DPH inspection.

Project Schedule: The start of the project was delayed due to the COVID 19 work stoppage. Project is a behind schedule due to some unforeseen conditions that were encountered.

Project Budget: The project is on budget.

Project Issues/Risks: No issues/risks at this time



Exam Room Corridor



Reception/Waiting Area

Summary Cost Report

Code	Description	BOT Approved Budget	Committed Cost / Executed Purchase Orders	Executed Change Order / CCD's	Revised Committed Budget	Budget Exposure / Reserve	Estimated Cost To Complete	Variance (BOT Budget - Estimated Cost to Complete)
01000	Construction	\$1,810,000.00	\$1,550,170.00	\$95,162.00	\$1,645,332.00	\$33,762.00	\$1,679,094.00	\$130,906.00
02000	Design Services	\$180,000.00	\$154,000.00	\$0.00	\$154,000.00	\$26,000.00	\$180,000.00	\$0.00
03000	Telecomm	\$150,000.00	\$181,557.00	\$0.00	\$181,557.00	\$65,522.00	\$247,079.00	(\$97,079.00)
04000	Furniture, Fixtures & Equipment	\$190,000.00	\$158,048.00	\$0.00	\$158,048.00	\$5,616.00	\$163,664.00	\$26,336.00
05000	Construction Administration	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
06000	Other A/E Services	\$9,000.00	\$13,962.00	\$0.00	\$13,962.00	\$0.00	\$13,962.00	(\$4,962.00)
07000	Art	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
08000	Relocation	\$15,000.00	\$0.00	\$0.00	\$0.00	\$15,000.00	\$15,000.00	\$0.00
09000	Environmental	\$0.00	\$5,412.00	\$0.00	\$5,412.00	\$0.00	\$5,412.00	(\$5,412.00)
10000	Insurance & Legal	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
11000	Miscellaneous	\$6,000.00	\$0.00	\$0.00	\$0.00	\$2,600.00	\$2,600.00	\$3,400.00
Direct Cost Subtotal		\$2,360,000.00	\$2,063,149.00	\$95,162.00	\$2,158,311.00	\$148,500.00	\$2,306,811.00	\$53,189.00
12000	Project Contingency	\$240,000.00	\$0.00	\$0.00	\$0.00	\$293,189.00	\$293,189.00	(\$53,189.00)
Current Totals		\$2,600,000.00	\$2,063,149.00	\$95,162.00	\$2,158,311.00	\$441,689.00	\$2,600,000.00	\$0.00

Contingency Monitor

Original Budget Contingency	\$240,000.00
Project Contingency Expenditure / Surplus	\$53,189.00
Project Contingency Balance	\$293,189.00

Budget Monitor

Total Estimated Cost to Complete	\$2,600,000.00
Total Original Budget	\$2,600,000.00
Project (Over-Run) / Under Run	\$0.00

Change Order Monitor

	% of Const Cost
Executed Change Orders	\$95,162.00 6.14%
Total Pending Change Orders	\$33,762.00 2.18%
Total Construction Changes	\$128,924.00 8.32%

Change Order Narrative

Provide description of Change Orders of 5% or more of the Construction Cost

The renovation initially called for the reuse of some existing walls and MEP systems. During construction it was determined the condition of some these systems warranted replacement (i.e. hot water recirculation piping).