

**Submitted by: David P. Massaron, Chief Financial Officer and Senior Vice President for Finance and Business Operations; Treasurer**

## **Matthaei Comprehensive Cooling**

### **Recommendation**

It is recommended that the Board of Governors authorize the President, or his designee, to approve spending to design, solicit bids, and award contracts for Matthaei Comprehensive Cooling, located at 5101 John C Lodge, with a project cost not to exceed \$2,700,000. The Series 2020 Bond Funds will provide funding for this project.

### **Background and Project Description**

Built in 1965, The Frederick C. Matthaei Physical Education Center was a part of the city's bid to bring the 1968 Olympics to Detroit. When the city lost the bid, WSU purchased the site for the athletic use of its students. Today, the facility supports most of the University's physical education programs and competitive sports training and competition venues. The building has undergone numerous renovations throughout the years to support the changing needs of educational and athletic programming, including three additions within the last ten years.

Most of the original building was designed to provide heat and ventilation only. The building's original HVAC system only provided cooling for the central offices. Multiple package rooftop units and a couple of split units have been added during building additions and renovations to provide cooling to offices, classrooms, and training areas. Spaces such as gyms, the Hall of Fame, corridors, locker rooms, golf training area, handball courts, racquetball courts, and the dance room remain without air conditioning. There are major challenges to cooling the remaining areas, as no planning for future cooling was made during the original design. Chillers, split systems, and rooftop units were evaluated with cost estimates to determine the feasibility of each. Packaged rooftop units were determined to provide the most feasible and cost-effective solution.

The goal of this project is to provide cooling to the unconditioned areas, consolidate some of the smaller packaged units, and replace units that are nearing or exceeding their life expectancy. The design includes a new rooftop unit for the gym and cooling-only rooftop units connecting to the existing ductwork of the existing AHUs located in the Mezzanine Mechanical room for the other unconditioned areas. All new equipment will be integrated into a new Building Automation System.

All contracts for this project will be awarded in accordance with University policies and procedures.

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**Project Budget**

<b>Funding Source</b>	
Series 2020 Bond Funds	\$2,700,000
<b>TOTAL Sources</b>	<b>\$2,700,000</b>
<b>Expenditures Plan</b>	
Design and consultant Fees	\$245,000
Construction	\$1,950,000
Project Management Fees	\$110,000
Contingency	\$395,000
<b>TOTAL Expenditures</b>	<b>\$2,700,000</b>