

DESIGN REPORT

DIVISION OF STATE FACILITIES
101 East Wilson Street, 7th Floor
Post Office Box 7866
Madison, WI 53707

JUNE 6, 2011
ALL SEASON GOLF PRACTICE FACILITY
UW-MADISON CAMPUS
MADISON, WI

Project Number: 10J1L

For the DIVISION OF STATE FACILITIES

Project Manager: TIM LUTTRELL
Architect/Engineer POTTER LAWSON, INC.
MADISON, WI
608 274 2741

Type of Project: Major Project – New Building

1. Project Description: This project constructs an 11,600 GSF golf practice facility for the UW Madison Golf Teams. The facility consists of 2 coach's offices, 1 meeting room, 1 team room, and 2 locker rooms on the upper level. The lower level has 4 hitting bays, a large chipping/putting area (2 story), and a warm up area. The project will also include an extension of city water to the site.

2. Authorized Budget and Funding Source:

\$2,500,000 Gifts & Grants – expected after enumeration in the 2011-2013 Budget Bill
300,000 Gifts & Grants – for City Water service extension

3. Space Summary:

Gross Area: 11,600 GSF Assignable Area: 8,800 ASF Building Efficiency: 76%

4. Schedule:

Design Report	May 2011
Building Commission Approval	June 2011
Final design:	September 2011
Bid Opening:	November 2011
Start of Construction:	January 2012
Substantial Completion / Occupancy:	September 2012
Final Completion of Project	January 2013

5. Budget Summary:

	Per Program	Per Design
Construction:	\$2,025,000	\$ 2,025,000
Water Service:	\$	\$ 219,000
Const Contingency:	\$ 123,500	\$ 123,500
A/E Fees:	\$ 100,000	\$ 124,000
DSF Mgmt:	\$ 90,000	\$ 95,000
Other Design Fees:	\$ 45,000	\$ 70,000
Movable Equipment:	\$ 10,200	\$ 10,200
% for Art:	\$ 6,300	\$ 7,000
Project Contingency:	\$ 100,000	\$ 126,300
Total Project Cost:	\$2,500,000	\$2,800,000
Constr. Cost / GSF	\$ 175	\$ 193
Total Cost / GSF	\$ 215	\$ 241

Budget Notes

1. The above construction cost includes a natural gas extension into the property that will be connected to the Clubhouse and the new facility. The above construction cost includes a connection to the existing septic system & drain-field. The cost does not include an extension of the existing drain-field if that is determined to be required.
2. The Fire Department has required that city water service be extended to the site to provide adequate water pressure. This is estimated to cost an additional \$300,000 and this amount is reflected in the "Per Design" total project cost.
3. If funds allow at the end of construction of the new practice facility - a satellite building (small garage type structure) is desired to be used as an additional hitting bay. This may cost around \$80,000.00

6. Additional Comments:

The agency intends to request a waiver to use a Single Prime Approach for the selection of a contractor to complete the facility.

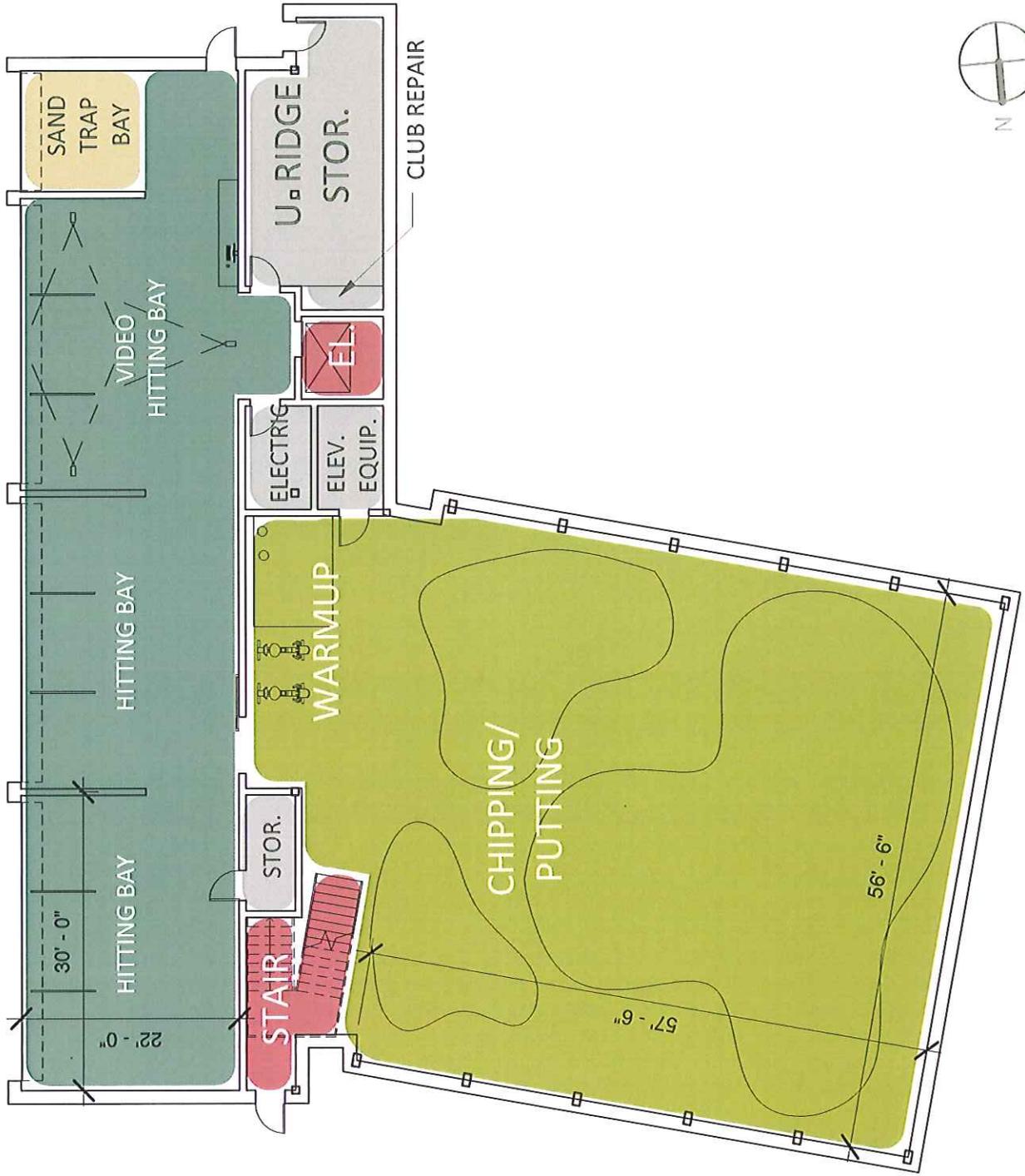
7. Attachments:

Site Plan
Lower Level Floor Plan
Upper Level Floor plan
Interior Elevation
Front Elevation
Back Elevation

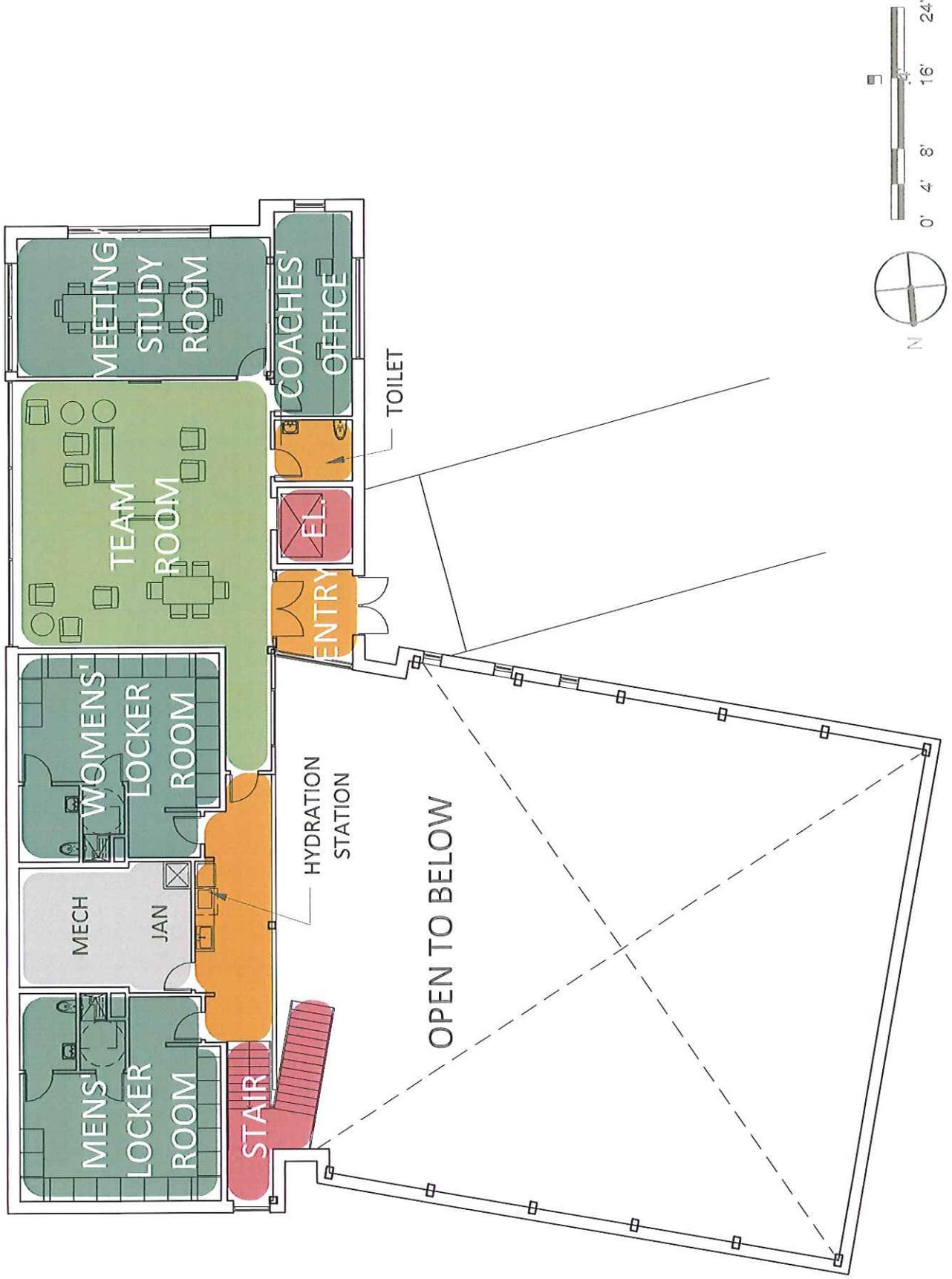
All-Season Golf Practice Facility



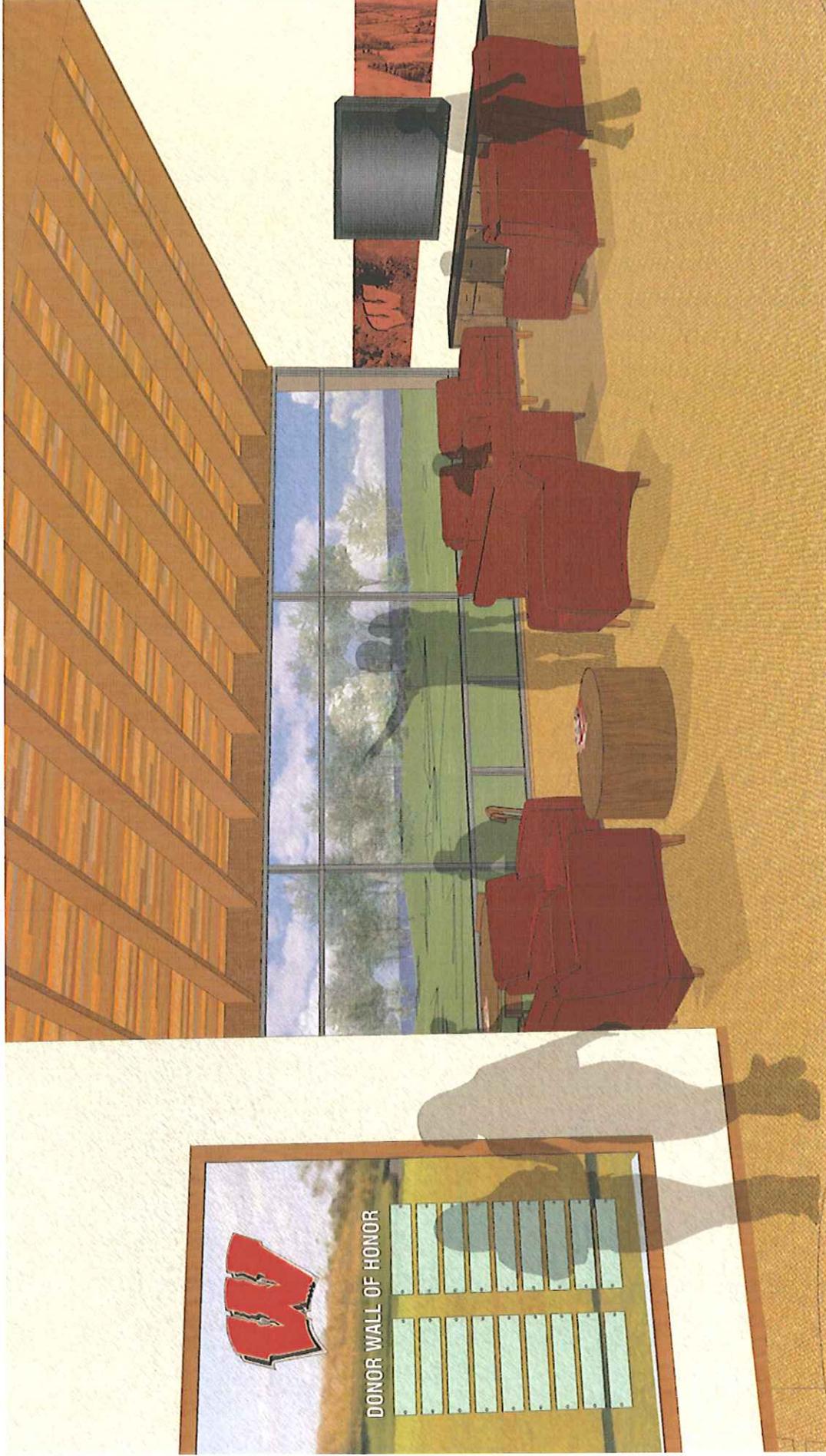
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