All Agency Project Request

2011 - 2013 Biennium

Agency	Institution	Building No.	Building Name
University of Wisconsin	Madison	285-0A-0154	EDUCATIONAL SCIENCES

Project No. 12C3D **Project Title** Ed Sci ACM Ceiling Tile Repl

Project Intent

This project abates and replaces 64,500 SF of selected ceiling tiles on floors 2 through 12 to facilitate future renovations and use of the facility as surge space.

Project Description

Project work includes abatement and removal of MSCT6 suspended acoustical ceiling tiles (22-inches by 57-inches by 5/8-inches), purchase and installation of new USG Radar Climaplus suspended acoustical ceiling tile (22-inches by 57-inches by 5/8-inches), and removal and reinstallation of ceiling mounted electrical devices (fire alarm horns and strobe lights, occupancy sensors, exit lights, etc.) to facilitate ceiling tile replacement. All light fixtures will remain in place.

The spaces above the suspended ceilings are return air plenums. Supply air ventilation is provided by duct connections to light troffers. The project must proceed in multiple phases based upon occupant functional requirements and zoned by air handling system. A room-by-room audit was completed in January 2012, to confirm the location of asbestos containing materials (ACM) ceiling tiles and the number of devices to remove/reinstall.

Project Justification

The Educational Sciences Building (178,004) is a 13-story building constructed in 1970. An environmental survey and inspection conducted in 2007 identified several types of non-asbestos ceiling tile in the building and two types of asbestos containing ceiling tile. The ceilings need to be opened frequently to access electrical wiring, telecom cabling, reheat valves, balancing dampers, and other services located above the ceiling. In order to disturb ACM ceiling tiles, campus safety protocols require air handling unit shutdowns, exhaust, and establishing regulated containment areas. These procedures are extremely disruptive to building occupants. Replacement tiles are not readily available and the minimum order is 25,000 square feet.

A/E Consultant Requirements

☑ A/E Selection Required?

Consultants should have specific expertise and experience in the design, coordination, and documentation of asbestos abatement projects as part of a design team. Work includes site surveys, acquiring field data, and verifying as-built conditions to assure accurate development of design and bidding documents, and production of necessary design and bidding documents. Consultants should indicate specific projects from past experience (including size, cost, and completion date) in their letter of interest and when known, include proposed consulting partners and specialty consultants.

Commissioning

☑ Level 1

☐ Level 2

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Project Budget		
Construction Cost:		$252,100
Haz Mats:		$455,000
Construction Total:		$707,100
Contingency:	15%	$106,100
A/E Design Fees:	4%	$28,300
DFD Mgmt Fees:	4%	$32,500
Equipment/Other:		$0
		$874,000

Funding Source	Total
GFSB - Health, Safety, & Environmental Protection [	$874,000
PRSB - []	$0
Agency/Institution Cash []	$0
Gifts	$0
Grants	$0
Building Trust Funds [BTF]	$0
Other Funding Source	$0
	$874,000

Project Schedule

SBC Approval:	04/2012
A/E Selection:	08/2012
Bid Opening:	12/2012
Construction Start:	03/2013
Substantial Completion:	12/2013
Project Close Out:	03/2014

Project Contact

Contact Name:	Cindy T. Statz
Email:	<cstatz@fpm.wisc.edu>
Telephone No.:	(608) 263-3088 x

Project Scope Consideration Checklist

	Y	N
1. Will the building or area impacted by the project be occupied during construction? If yes, explain how the occupants will be accommodated during construction.	☑	☐
All project work will be coordinated through campus physical plant staff to minimize disruptions to daily operations and activities.		
2. Is the project an extension of another authorized project? If so, provide the project #...	☐	☑
3. Are hazardous materials involved? If yes, what materials are involved and how will they be handled?	☑	☐
Required hazardous materials abatement (64,500 SF MSCT6 acoustical ceiling tile) has been included in the estimated project schedule and project budget. Comprehensive building survey inventory data is available on Wisconsin's Asbestos & Lead Management System (WALMS) <http://walms.doa.state.wi.us/>.		
4. Will the project impact the utility systems in the building and cause disruptions? If yes, to what extent?	☑	☐
All project work will be coordinated through campus physical plant staff to minimize disruptions to daily operations and activities.		
5. Will the project impact the heating plant, primary electrical system, or utility capacities supplying the building? If yes, to what extent?	☐	☑
6. Are other projects or work occurring within this project's work area? If yes, provide the project # and/or description of the other work in the project scope.	☐	☑

7. Have you identified the WEPA designation of the project...Type I, Type II, or Type III? ☑ ☐
   Type III.

8. Is the facility listed on a historic register (federal or state), or is the facility listed by the Wisconsin Historical Society as a building of potential historic significance? If yes, describe here. ☐ ☑

9. Are there any other issues affecting the cost or status of this project? ☐ ☑

10. Will the construction work be limited to a particular season or window of opportunity? If yes, explain the limitations and provide proposed solution. ☐ ☑

11. Will the project improve, decrease, or increase the function and costs of facilities operational and maintenance budget and the work load? If yes, to what extent? ☑ ☐
    Completion of this project will decrease operational maintenance costs.

12. Are there known code or health and safety concerns? If yes, identify and indicate if the correction or compliance measure was included in the budget estimate, or indicate plans for correcting the issue(s). ☐ ☑

13. Are there potential energy or water usages reduction grants, rebates, or incentives for which the project may qualify (i.e. Focus on Energy <http://www.focusonenergy.com> or the local utility provider)? If yes, describe here. ☐ ☑

14. If this is an energy project, indicate and describe the simple payback on state funding sources in years and the expected energy reduction here. ☐ ☑