

All Agency Project Request

2013 - 2015 Biennium

Agency	Institution	Building No.	Building Name
University of Wisconsin	La Crosse	285-0E-0055A	CHILD CENTER

Project No.	14K1Y	Project Title	Child Center Roof Repl
--------------------	-------	----------------------	------------------------

Project Intent

This project replaces ~10,200 SF of roof coverings (Roof Areas A/B/C/D/E), ~1,200 SF of soffit and fascia assemblies, and completes all other associated ancillary work to maintain the building envelope integrity and prevent damage to the building and its contents.

Project Description

Project work includes removal and disposal of the steep sloped metal panel roof, fascia, and soffit covering from Roof Areas A, B and C (~9,800 SF roofing and ~1,200 SF fascia and soffits) down to the structural steel deck; removal and disposal of the wall panels from the walls under Roof Area B; and repair of damaged structural components. The project will also remove and dispose of the low sloped Ethylene Propylene Diene Monomer (EPDM) roofing system for Roof Areas D and E (~400 SF). A new synthetic underlayment will be installed across Roof Areas A, B and C with a minimum of twelve (12) feet of ice dam flashing at eaves and up valleys. This project installs new prefinished metal roof panels with a rolled seam for Roof Areas A, B, and C; wall panels under Roof Area B; and fascia panels around Roof Areas A, B, and C. All panels will match those installed on the Recreational Eagle Center. The new roofing system will include prefinished ridge vents in areas with vent space and new fully adhered EPDM low sloped roof system with prefinished metal flashings. The EPDM membrane will extend under the metal roof panels by a minimum of six (6) feet.

Project Justification

The roof sections are approximately than 20 years old. Recent site inspections by the Physical Plant and DFD staff determined these roof sections require replacement to address current leaking, weathered, worn, and/or damaged sections. These repairs will extend the life of the roof sections and prevent moisture from penetrating the building envelope. The Child Care Center is comprised of three (3) separate steep sloped roof areas, each with a different assembly. The snap caps on the metal roof panels are loose, displaced, or missing in several locations. The PVC gasket within the snap cap is weathered and deteriorated which allows moisture infiltration and causes interior damage. The bottom edges of the fascia panels collect water and debris, causing deterioration to the fascia and allowing moisture to enter the soffit and vent. There is evidence of moisture infiltration on the exterior walls by the staining of wall coverings and efflorescence on the masonry. The EPDM membrane of Roof Area 4 has shrunk along the wall terminations and the metal flashings have split at the roof edge flange.

A/E Consultant Requirements

A/E Selection Required?

Consultants should have specific expertise and experience in the design and coordination of large scale, commercial type metal roofing systems 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

All Agency Project Request

2013 - 2015 Biennium

Project Budget

Construction Cost:		\$341,000	
Haz Mats:		\$0	
Construction Total:		\$341,000	
Contingency:	15%	\$51,200	
A/E Design Fees:	10%	\$34,100	
DFD Mgmt Fees:	4%	\$15,700	
Other:		\$0	
		\$442,000	

Funding Source(s)

	<u>Total</u>
GFSB - <input type="checkbox"/>	\$0
PRSB - <input type="checkbox"/>	\$0
Agency/Institution Cash [AGF0]	\$442,000
Gifts	\$0
Grants	\$0
Building Trust Funds [BTF]	\$0
Other Funding Source	\$0
	\$442,000

Project Schedule

SBC Approval: 01/2015
 A/E Selection: 02/2015
 Bid Opening: 05/2015
 Construction Start: 06/2015
 Substantial Completion: 08/2015
 Project Close Out: 12/2015

Project Contact

Contact Name: Scott Schumacher
 Email: <sschumacher@uwlax.edu>
 Telephone: (608) 785-8916 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.
Construction will be scheduled to occur during the summer months when the building experiences a reduced level of occupancy. All project work will be coordinated through campus physical plant staff to minimize disruptions to daily operations and activities. In addition, the intent is to phase construction so that only two stairwells are taken offline at one time.
2. Is the project an extension of another authorized project? If so, provide the project #...
Study completed under Project No. 14E4S.
3. Are hazardous materials involved? If yes, what materials are involved and how will they be handled?
Hazardous materials abatement is not anticipated on this project. Comprehensive environmental survey inventory data IS NOT 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?
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?

All Agency Project Request

2013 - 2015 Biennium

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.
Project work is seasonal. Preferred project work schedule should be limited to late spring, summer, and/or early fall months if possible.
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.