

CSU Perspective on CM at Risk

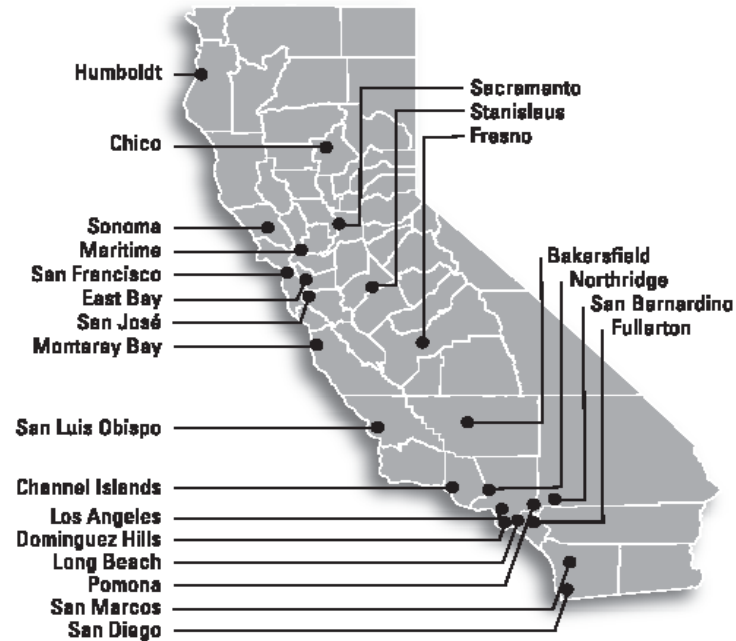
September 18, 2012

Agenda

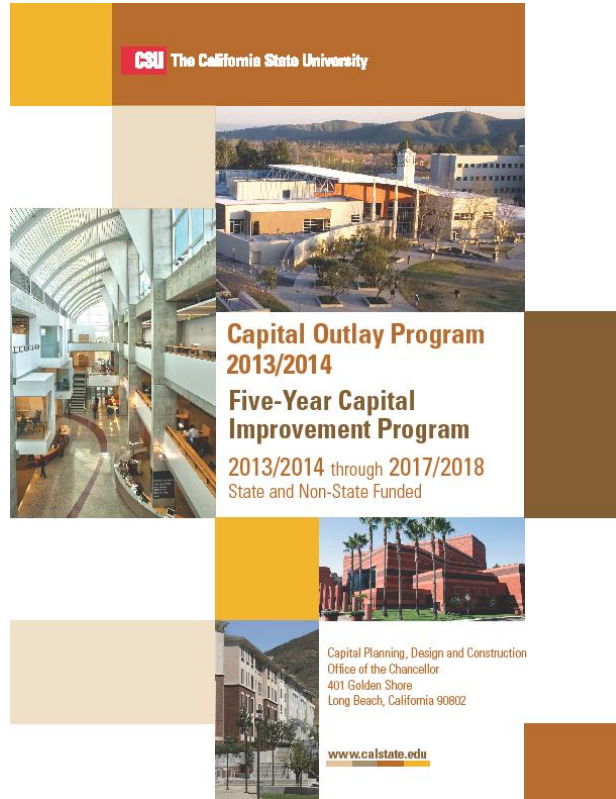
- Introduction
- 2013/2014 Budget
- CMAR Description and Latest Revisions
- Chancellor's Office Perspective
- Campus Perspective
- Contractor Perspective
- Q & A

The California State University

THE 23 OUTSTANDING CAMPUSES OF THE CSU



Capital Outlay Program 2013/2014



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**Capital Outlay Program
2013/2014**

**Five-Year Capital
Improvement Program**

2013/2014 through 2017/2018
State and Non-State Funded

Capital Planning, Design and Construction
Office of the Chancellor
401 Golden Shore
Long Beach, California 90802

www.calstate.edu

State Funded Capital Outlay Program 2013/14 Priority List

Cost Estimates are at Engineering News Record California Construction Cost Index 6077 and Equipment Price Index 3147

Rank Order	Category	Campus	Project Title	FTE	Phase	Total Request	Funds to Complete	Cumulative Amount	Funds Type Requested		
									General Obligation Bond (Remaining)	Lease Revenue Bond * (Asset Transfer)	Lease Revenue Bond
1	IA	Statewide	Infrastructure Improvements	0	PWC	15,600,000	0	15,600,000		15,600,000	
2	IA	Statewide	Mitigation of Off-Campus Impacts	0	PWC	1,400,000	0	17,000,000		1,400,000	
3	IB	Bakersfield	Art Center and Satellite Plant	N/A	E	533,000	0	17,533,000	533,000		
4	IB	Maritime	Physical Education Replacement	N/A	E	1,295,000	0	18,828,000	1,295,000		
5	II	Channel Islands	West Hall	N/A	E	3,298,000	0	22,126,000	3,298,000		
6	II	Fresno	Faculty Office/Lab Building	N/A	E	383,000	0	22,509,000		383,000	
7	IB	San José	Spartan Complex Renovation (Seismic)	N/A	E	1,428,000	0	23,937,000	1,428,000		
8	II	Monterey Bay	Academic Building II	N/A	E	1,931,000	0	25,868,000	1,931,000		
9	II	Chico	Taylor II Replacement Building	N/A	E	2,693,000	0	28,561,000	2,693,000		
10	IA	East Bay	Warren Hall Replacement Building	N/A	E	1,043,000	0	29,604,000	1,043,000		
11	IA	Bakersfield	Seismic Upgrade, Dore Theatre	N/A	PWC	1,784,000	0	31,388,000		1,784,000	
12	IA	Humboldt	Seismic Upgrade, Library Renovation	N/A	PWC	5,308,000	0	36,696,000		5,308,000	
13	IA	Los Angeles	Seismic Upgrade, State Playhouse Theatre	N/A	PWC	1,122,000	0	37,818,000		1,122,000	
14	IB	San Diego	IVC North Classroom Building Renovation	N/A	PWC	1,297,000	0	39,115,000		1,297,000	
15	IB	Pomona	Administration Replacement Facility (Seismic)	N/A	PWC	76,546,000	1,341,000	115,961,000			76,546,000
16	IB	San Francisco	Creative Arts Replacement Building 0	1,296	PWC	37,968,000	2,000,000	153,629,000			37,968,000
17	II	San Bernardino	Theatre Arts Building 0	18	WC	62,977,000	1,945,000	216,606,000			62,977,000
18	IB	Fresno	Utilities Infrastructure	N/A	PWC	37,782,000	0	254,388,000		37,782,000	
19	IB	Los Angeles	Utilities Infrastructure	N/A	PWC	28,390,000	0	282,778,000		28,390,000	
20	IB	Sacramento	Science II Replacement Building, Phase II 0	-1,602	PWC	86,183,000	3,850,000	368,961,000			86,183,000
21	IB	Bakersfield	Faculty Towers Replacement Building (Seismic)	350	PWC	22,339,000	783,000	391,300,000			22,339,000
22	IB	Dominguez Hills	Cain Library Renovation (Seismic)	N/A	PWC	40,046,000	625,000	431,346,000			
23	IB	Monterey Bay	Infrastructure Improvements, Phase II	N/A	PWC	33,037,000	0	464,385,000			
24	IB	Long Beach	Utilities Infrastructure 0	N/A	PW	1,683,000	25,722,000	486,068,000			
25	IB	Fullerton	Physical Services Complex Replacement	N/A	PWC	27,968,000	592,000	494,024,000			
26	IB	San Marcos	University Services Building Renovation	N/A	PWC	1,189,000	209,000	495,213,000			
27	IB	Humboldt	Jenkins Renovation	15	PWC	9,565,000	232,000	504,778,000			
28	IB	San Diego	Utilities Upgrade, Phase IA	N/A	PW	3,207,000	48,484,000	507,985,000			
29	II	Channel Islands	Chaparral Hall	336	PW	1,269,000	18,967,000	509,254,000			
30	IB	East Bay	Library Renovation (Seismic)	N/A	P	1,248,000	46,867,000	510,502,000			
31	IB	Chico	Sakkyou II Science Replacement Building	31	P	2,271,000	73,625,000	512,773,000			
32	II	Sonoma	Professional Schools Building	573	P	1,074,000	41,527,000	513,847,000			
33	IB	Dominguez Hills	Science Replacement Building	5	P	899,000	30,206,000	514,746,000			
34	IB	Maritime	Student Services Building	N/A	P	496,000	13,417,000	515,242,000			
35	IB	San José	Nursing Building Renovation	155	PW	890,000	14,888,000	516,132,000			
36	II	San Luis Obispo	Academic Center and Library 0	401	P	1,718,000	65,947,000	517,850,000			
37	IB	Stanislaus	Library Addition/Renovation, Phase I (Seismic)	-15	P	1,745,000	58,647,000	519,595,000			
38	II	Northridge	Sierra Hall Annex, Phase I	1,166	PW	1,016,000	11,058,000	520,611,000			
Totals				2,669		\$ 620,611,000	\$ 481,132,000	\$ 620,611,000	\$12,604,000	\$ 92,683,000	\$ 286,613,000

- Categories: I Existing Facilities/Infrastructure
 A. Critical Infrastructure Deficiencies
 B. Modernization/Renovation
 II New Facilities/Infrastructure

0 This project is dependent upon state and non-state funding.

P = Preliminary plans W = Working drawings C = Construction E = Equipment

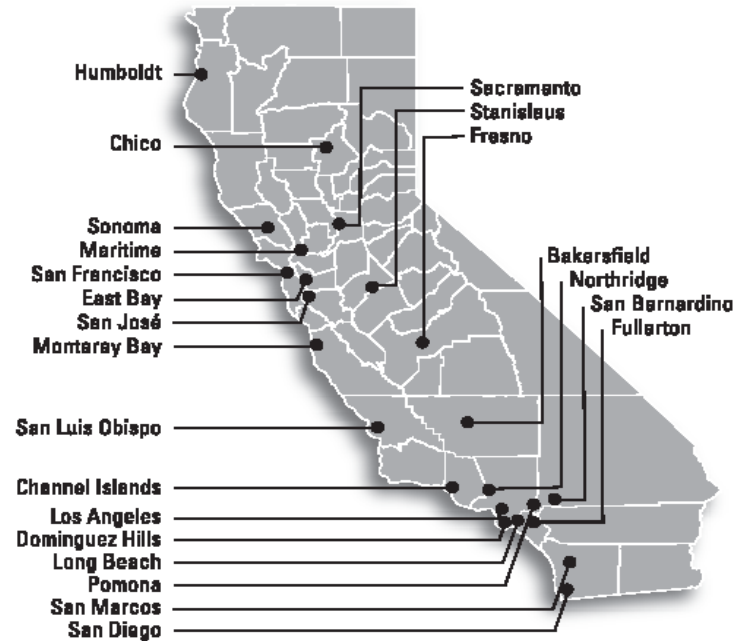
* Potential Assets to be used to secure Lease Revenue Bond financing:	
BA-Math and Computer Science Bldg	\$ 18,075,000
FR-Science II Replacement Building	\$ 22,575,000
LA-Science Laboratory Wing B	\$ 51,182,000
Total Asset Transfer	\$ 92,712,000

Budget Book is on the Web

- Calstate.edu
- Administration
- Business and Finance
- Department Websites
- Capital Planning, Design, and Construction
- Facilities Planning
- Major Capital Outlay Program

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CM at Risk Description

- Form a project team: Owner, CM, AE
- Issue design phase contracts
 - Validate – set targets - design
- Add selected trades to the design team
 - Selected subcontractors continue into construction
- Take trade bids, arrive at GMP
- Execute construction contract

Why CM at Risk?

- CM at Risk builds a Team
- Teams produce the best results

- It's all about performance
- Performance promotes trust
- Trust promotes high performance
- (Lower proposal cost)

- John with CSU Channel Islands
- Joe with Sundt Construction Company

Q & A

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