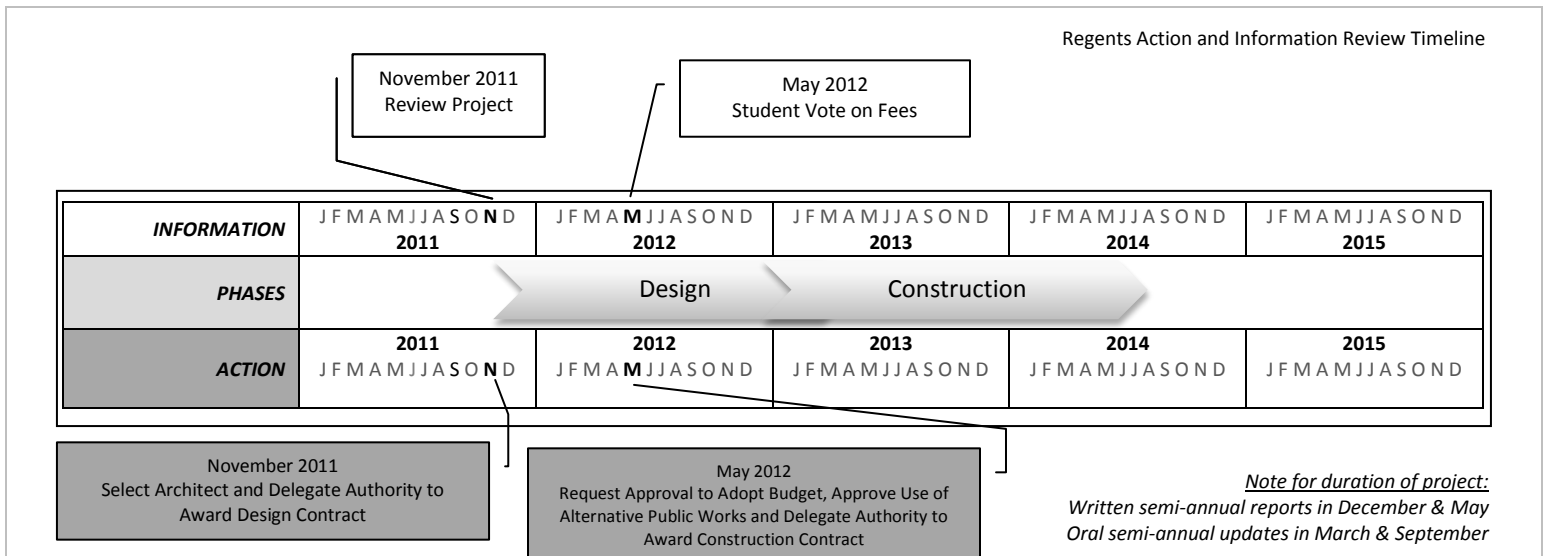


VII. STANDING COMMITTEES

B. Finance, Audit and Facilities Committee

UW Bothell Student Activity Center – Select Architect and Delegate Authority to Award a Design Contract



RECOMMENDED ACTION

It is the recommendation of the administration and the Finance, Audit and Facilities Committee that the President be delegated authority to award a design contract for the UW Bothell Student Activity Center Project with the firm to be recommended by the University’s Architectural Commission at their December 2011 meeting, subject to successful negotiation of an architectural agreement.

In the event of an unsuccessful negotiation with the selected firm, it is requested that authority be delegated to open negotiations with the firm recommended as first alternate.

BACKGROUND

In October 2011, the leadership of UW Bothell (UWB) and UWB student government met with representatives of the Capital Projects Office and stated their intention of initiating a project for a Student Activity Center. A concept study by THA Architecture identifying four options for the project had been completed in March 2011, and the UWB administration subsequently worked with UW administration and UWB student government regarding funding and potential support for student fees.

VII. STANDING COMMITTEES

B. Finance, Audit and Facilities Committee

UW Bothell Student Activity Center – Select Architect and Delegate Authority to Award a Design Contract (continued, page 2)

In November 2011, the Capital Projects Office advertised for firms interested in providing architectural services. A shortlist of approximately three firms will be selected by a review committee in late November, and those three firms will be interviewed by the University's Architectural Commission on December 11, 2011. The Architectural Commission is charged with identifying the most qualified firm as well as one or two alternate qualified firms, if any, ensuring that negotiations can continue in a timely manner. It is expected that negotiations will be concluded with the recommended firm by the end of December 2011, and work will begin on initial program and scope definition in January 2012. The recommendation of the Architectural Commission will be reported to the Board of Regents at the January meeting.

UW Bothell is co-located with Cascadia Community College on a 132-acre campus established in 2000. UWB currently has a growing enrollment of almost 3,800 students and has rapidly evolved into a four-year institution after initially accepting only upper division and graduate students. The campus recently acquired its first on-campus student housing, and newly leased and built out space in the UWB Beardslee Building has further expanded the campus footprint. Given the enrollment growth and expanded facilities, the student population is currently underserved relative to traditional campus amenities such as a student union. The project will provide space for food service, student leadership and clubs, fitness and recreation, casual study, and, potentially, events space.

The proposed site is east of Campus Way and south of the North Creek Events Center adjacent to a successfully restored 58-acre wetland, one of the largest and most significant floodplain restorations in the Pacific Northwest. Further, it has been considered as one of the best urban wetlands restorations in the country by the Department of Ecology and the Army Corps of Engineers. The site is also adjacent to a proposed all-weather, multi-use sports field which UWB is executing as a separate project to be completed in the summer of 2012.

It is possible that the UW Bothell Student Activity Center project will be accomplished in phases, as funding allows. The architect may develop a phasing plan, including cost estimates for each phase. Provided that the University remains satisfied with its work, the architect will design each phase of the project.

SCHEDULE, BUDGET AND FUNDING

The architect will begin initial project development and conceptual design activities in January 2012. Project phases, budgets and schedules will be determined as part of the project development. The total cost of the fully

VII. STANDING COMMITTEES

B. Finance, Audit and Facilities Committee

UW Bothell Student Activity Center – Select Architect and Delegate Authority to Award a Design Contract (continued, page 3)

developed project is yet to be determined, but may exceed \$25 million. Funding for the start of the proposed design effort will be provided by UW Bothell student reserve funds, and the full project is proposed to be paid for by bonds supported by UW Bothell student fees, pending approval by the student body. Participation in funding from the students or administration of the co-located Cascadia Community College may be considered during this initial phase. Donor funding and/or naming opportunities are not specifically being contemplated at this time, but may be considered as the project develops.

FUTURE REGENT ITEMS

We will come back to the Regents following the student vote in May 2012 to request approval to adopt budget, approve the use of alternative public works (if applicable), and delegate authority to award a construction contract.

Attachment

UW Bothell Master Plan Campus Map



Bothell Cemetery

DEVELOPMENT RESERVE

BEARDSLEE BUILDING

HUSKY VILLAGE

CORP YARD

110th Ave. NE

NEW SOUTH GARAGE

CENTRAL PLANT EXP.
CENTRAL PLANT

SOUTH GARAGE

UWB-2

LB EXPANSION

CCC-1

NORTH GARAGE
NORTH GARAGE EXP.

UWB-1

STUDENT ACTIVITY CENTER

MULTI-PURPOSE SPORTS FIELD

HWY. 522

ASSEMBLY HALL

Proposed Wetland Trail

I-405

KEY

- Academic
- Housing
- Student Life
- Parking/ Services
- Existing Buildings