302-678 Student Housing Living Learning Center, Phase IV

The University of Texas at Dallas

Executive Summary Report

Project Description

This residence/dining hall will house 600 students and provide an 800 seat dining hall with a full kitchen and serving area as well as classrooms, gathering spaces, and offices to support living/learning communities within the building. The project also includes a recreation facility. A Parking Garage is planned as a follow-on subproject to the main project. This proposed project is requested due to the rapid growth in enrollment at U. T. Dallas. These beds will be reserved for use by incoming freshman students, with any unused beds being rented to other students.

Project Information

- Project Status: Complete-Funds Remaining
- Project Delivery Method: Construction Manager at Risk
- CIP Project Type: New
- Gross and Assignable Square Feet: GSF: 590,611 ASF: 468,740
- "44 Initiative: Project: Yes
- Phase and Estimated % Complete: Complete - 100%
- OFPC RPM, SPM, PM, RCM, IM: Salcher, Lund, Head, Yauger, Connolly
- Architecture Firm: HKS, Inc.
- Construction Firm: Hill & Wilkinson

Project Budget

- Construction Services: $ 53,855,768 at $ 91 / GSF
- Total Project Cost: $ 66,600,000 at $ 113 / GSF

Project Funding

- Auxiliary Enterprises Balances $ 1,600,000
- Revenue Financing System Bonds $ 65,000,000

Project Schedule

- BOR/Chancellor DD Approval: 11/14/2012
- Issue NTP - Construction: 03/25/2014
- Achieve Substantial Completion: 08/07/2014
- Achieve Operational Occupancy: 10/31/2014

Project Remarks

1.) RH - Substantial Completion acceptance achieved on July 18, 2014 (contractual date).
2.) DH/REC Substantial Completion acceptance achieved on August 7, 2014.
3.) Student move-in completed August 20th, 2014 - Dining Hall is operational.
4.) Final Completion achieved on October 30, 2014.
5.) Final audit reconciliation complete - deductive Change Order #005 has been executed.
6.) TPC reduced to $66.6M - OFPC management fee adjusted accordingly.
7.) Warranty Expiration review completed on July 17, 2015.

Board Approvals

- BOR DD Approval: 11/14/12 (Original 02/14/13)
- THECB Approval: 12/22/12 (Original 03/22/13)

Updated By Vince Yauger, RCM on 10/07/2016
Report Date: 10/18/2016