

**INFORMATION ITEM:**

**Montana Tech of The University of Montana – Update on Constructing a New Dorm**

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**THAT**

At the May Board of Regents meeting, Montana Tech of The University of Montana (Montana Tech) received authorization to plan a new residence hall (ITEM 151-1503-R0511). Based on that approval, Montana Tech contracted with an architect (OZ Architects, Missoula) and is currently in the preliminary planning phase for a new residence hall. The cost of the preliminary planning phase is not to exceed \$150,000.

Montana Tech is relatively close to the stage in the process where we will need additional authority to continue with the project through either design development or construction documents. It is our intent to bring forward a board item in the near future to request authority to proceed further into the design process. It is important to note that any costs currently incurred will be included in the bonding of this project should Montana Tech, with Board of Regent approval, construct the dorm.

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**EXPLANATION**

As noted above, OZ Architects from Missoula, Montana has been appointed as the architect of record. Several meetings were held with students, staff and a representative from the Architecture and Engineering Division (A&E) to discuss topics such as location, potential room designs and amenities to include in a new dorm. Based on that input and information provided by engineers from Pioneer Technical, a site has been identified and the initial planning is close to completion. The architect has designed a couple of basic layout options and is currently working with other entities to determine the availability of sewer, power and gas to the designated site.

Based on the analysis of enrollment patterns, market information, and a draft design proposal from OZ Architects; it appears that a 200 bed facility would be preferable over a 100 bed facility. Montana Tech will continue to work with the architects and the University of Montana to come forward to the Board of Regents with a request to build a new dorm. However, the final campus decision will be based on factors that include, but are not limited to, our ability to sell bonds at a reasonable rate, our ability to generate sufficient revenue from auxiliaries to make the bond payment and our belief that we will be able to fill the dorm to capacity. In addition, it is our intent to have this be a self-supporting facility.

The next step in the process is to get additional authority to continue through either design development or construction documents. This request will be submitted to the Board of Regents in the near future at the direction of the Office of the Commissioner of Higher Education. If authority to proceed further with the project is granted, Montana Tech will seek delegated authority from A&E to self-manage the project with the assistance the University of Montana - Missoula Facilities Services.

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**ATTACHMENTS**

Estimated Project Timeline

## **ESTIMATED PROJECT TIMELINE**

**The following is an aggressive timeline but will be necessary in order for Montana Tech to offer additional dormitory space by the fall of 2013.**

<b>NOVEMBER 2011</b>	Board of Regent Approval for Additional Authority (Design Development or Construction Documents)
<b>DECEMBER 2011</b>	Design Development begins
<b>MAR OR MAY 2012</b>	Board of Regent Authority for Project and Bonding Begin Construction Documents
<b>JUNE 2012</b>	Bonding Process Commission Documents Advertise and Bid Project
<b>JULY 2012</b>	Award Contract
<b>AUGUST 2012</b>	Begin Construction
<b>AUGUST 2013</b>	Building Complete and Ready for Occupancy