

# THE UNIVERSITY of TEXAS SYSTEM OFFICE of FACILITIES PLANNING and CONSTRUCTION

Nine Universities, Six Health Institutions, Unlimited Possibilities.

## 302-642 Naveen Jindal School of Management, Phase II

The University of Texas at Dallas

## Executive Summary Report

### Project Description

\$25 million addition to the School of Management building, including classrooms, a trading lab, staff & faculty offices, computer labs, and other instructional space. The ground floor level includes a programmed space for a future Jason's Deli. The new design includes a central courtyard facing north and elevated bridge connections to the existing School of Management building. Careful management of project buy-out and contingency resulted in build-out of all previously scheduled shell space and complete building occupancy by the end users.



### Project Information

Project Status:	Complete-Funds Remaining
Project Delivery Method:	Construction Manager at Risk
CIP Project Type:	New
Gross and Assignable Square Feet:	GSF: 107,445      ASF: 69,497
"44 Initiative: Project:	Yes
Phase and Estimated % Complete:	Complete - 100%
OFPC RPM, SPM, PM, RCM, IM:	Salcher, Lund, Head, Yauger, Connolly
Architecture Firm:	SHW Group
Construction Firm:	The Beck Group

### Project Budget

Construction Services:	\$ 23,426,207	at \$ 218 / GSF
Total Project Cost:	\$ 27,500,000	at \$ 256 / GSF

### Project Funding

Permanent University Fund Bonds	\$ 5,000,000
Revenue Financing System Bonds	\$ 20,000,000
Unexpended Plant Fund	\$ 2,500,000

### Project Schedule

BOR/Chancellor DD Approval	11/14/2012
Issue NTP - Construction	05/31/2013
Achieve Substantial Completion	08/04/2014
Achieve Operational Occupancy	08/25/2014

### Project Remarks

- 1.) Substantial Completion Acceptance achieved on August 4, 2014 - 6 weeks early.
- 2.) Landscaping, irrigation and site paving achieved on August 27, 2014.
- 3.) Alternates for 2nd Level Bridge and 4th Level shell space build out - SCA 10/6/2014.
- 4.) Final Completion acceptance achieved on October 30, 2014.
- 5.) Final Audit report received in April 2015 - Final Change Order executed April 16, 2015.
- 6.) Final Contractor Pay Application #18 submitted in April 2015.
- 7.) Final Warranty Expiration Review conducted on 10/6/2015.

### Board Approvals

BOR DD Approval: 11/14/12.  
THECB Approval: 12/12/12.