ITEM IDENTIFICATION:
Report on UTM Capital Projects

JURISDICTIONAL INFORMATION:
The Campus Affairs Committee and the Campus Council Terms of Reference note that capital plans, projects and space are among these governance bodies’ areas of responsibility.

PREVIOUS ACTION TAKEN:
A regular Report of Capital Projects highlighting the University’s capital expansion program (tri-campus) is submitted to Campus Council and the Campus Affairs Committee for information.

HIGHLIGHTS:
A report highlighting the capital projects on the UTM campus has been prepared for information for the UTM Campus Affairs Committee and the UTM Campus Council. The report provides information on projects on the UTM campus over $10 million that are “occupied” or “currently under construction”.

FINANCIAL IMPLICATIONS:
There are no financial implications.

RECOMMENDATION:
For information.
DOCUMENTATION PROVIDED:

UTM Capital Projects Construction Report
April 2023

Contents:
Projects in Construction - Page 2-3
Projects in Design Summary – Page 4
Projects in Construction Summary – Page 5
**Project Status**
- Major lab equipment delivered on site and installation is in-progress (ACF, fume hoods, biosafety cabinets)
- Duct cleaning occurred at the ACF and progressing to the main lab areas
- Green roof deck wood framing underway/almost done
- South loading dock geotechnical investigation done and work is planned to proceed per the design of ASI-105

**Schedule Risk - Medium**
- Processing change orders with unsubstantiated time impacts may impede the ability of trades to continue performing additional work.
- Obtaining inspections and permits from local authorities can be a difficult and time-consuming process. Resolution of penthouse screen structure
- Resolution of door hardware changes
- Resolving any programming issues related to the BAS system

**Budget Risk - Medium**
- Walsh is expected to put a delay claim that can be anywhere from 7-12month
Project Status
- Interior: Phase 1 continues to progress to finishes (tiling, painting, glazing and ceiling) and millwork installation.
- Exterior entrance: canopy steel work completed. Continues to progress to roofing and landscaping.

Schedule Risk - Medium
- Supply chain impact for construction materials.
- Mechanical equipment requires long lead time (tentative delivery in now scheduled for August 2023 with possible further delay)
- Phased construction: delay in phase 1 delivery would impact phase 2 progress.

Budget Risk - Low
- Cost for secondary effect has increased for additional $159,355 to a total of $1,021,405. The fund has been transferred out leaving project with minimum project contingency.
### Projects in Design Summary

<table>
<thead>
<tr>
<th>Project</th>
<th>Design Award</th>
<th>Consultant</th>
<th>Construction Start (Est.)</th>
<th>Approved TPC: status of approval through governance stages</th>
</tr>
</thead>
<tbody>
<tr>
<td>UTM F2 (formerly ACT) Building</td>
<td>Apr 2020</td>
<td>KPMB/Henning Larsen</td>
<td>2024</td>
<td>Negotiation with the MECP to obtain environmental permit ongoing with delays impacting schedule 4-16 months. 40% CD Costing received. EllisDon has been onboarded as preconstruction CM. CM construction cost validation has been received within budget.</td>
</tr>
<tr>
<td>(P300-19-122)</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>UTM New Residence</td>
<td>Dec 2020</td>
<td>Christensen &amp; Co. with Montgomery Sisam</td>
<td>late 2023</td>
<td>- Issued RFP for construction Manager on April 19, 2023</td>
</tr>
<tr>
<td>(P300-20-009)</td>
<td></td>
<td></td>
<td></td>
<td>-$8.7M TPC Increase No. 1 approved for CM Cost for Pre-Construction phase 1 and additional consultants required for the completion of the design phases.</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td>- 100% Construction Documents Work in Progress.</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td>- SPA first Pre-screen comments received and corrected.</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td>- Waiting for comments from SAR-Ontario on Species at Risk (MECP).</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td>- Payment Made to CVC</td>
</tr>
</tbody>
</table>
## Project in Construction Summary

<table>
<thead>
<tr>
<th>Project</th>
<th>Potential TPC Increase Required</th>
<th>Budget Risk ($M)</th>
<th>Potential Completion Delay</th>
<th>Schedule Risk (months)</th>
<th>Previously Reported</th>
</tr>
</thead>
<tbody>
<tr>
<td>UTM Science Building (P300-17-024)</td>
<td>Walsh might put a delay claim that could be anywhere between 7-12months</td>
<td>$3.6M</td>
<td>Strikes, supply chain and coordination issues, changes to the labs.</td>
<td>3</td>
<td>0/3</td>
</tr>
<tr>
<td>UTM Student Services Commons (P300-20-025)</td>
<td>Minimum project contingency</td>
<td>0</td>
<td>Strikes, multiple phasing plan, supply chain issues</td>
<td>3</td>
<td>0/3</td>
</tr>
</tbody>
</table>