



RESOLUTION

concerning

THE USE OF DESIGNATED FUND BALANCES TO FUND
ARUTE FIELD IMPROVEMENTS – PHASES I & II
AT
CENTRAL CONNECTICUT STATE UNIVERSITY

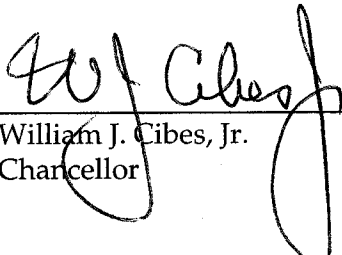
April 8, 1999

WHEREAS, It has been determined that the Arute Field Improvements project, Phases I and II, at Central Connecticut State University (CCSU) require additional funding, and

WHEREAS, Intercollegiate athletics can play an important role in the visibility, vitality, and viability of an academic institution, therefore be it

RESOLVED, That CCSU is authorized to transfer up to \$1,600,000 from their Plant Reserve Fund over next two years (FY1998-99 and FY1999-2000) and transfer these monies to the Department of Public Works (DPW), to fund Arute Field Improvements-Phases I & II at CCSU.

A Certified True Copy:



William J. Cibes, Jr.
Chancellor

ITEM

The use of designated fund balances to fund Arute field improvements – Phases I & II at Central Connecticut State University (CCSU).

BACKGROUND

In March 1995, CCSU entered into a Title IX Compliance Agreement with the Federal Office of Civil Rights (OCR) to reach substantial male to female proportionality in CCSU intercollegiate athletic programs by the year 2000. In the Spring of 1998, CCSU requested the Board of Trustees to authorize spending \$2.7 million from operating funds to upgrade their athletic facilities, primarily for the purpose of complying with these Title IX requirements. The various projects then proposed as part of that authorization included a new softball field for women, the reconstruction of the soccer field, site improvements to the football field, improvements to the existing baseball field, and a service building containing bathroom facilities so that players at practice or in intercollegiate games would have cover and privacy for half-time breaks. However, it is anticipated that the bids for this project including supplemental bids will exceed the originally authorized amount.

ANALYSIS

As the construction of the new softball field has proceeded, the original budget of \$580,000 has risen to about \$800,000. As the design for the overall project began to take shape, it became clear that a number of project ramifications had not been fully explored. This was especially the case with the service building. The locker rooms in the service building as originally projected did not have appropriate bathroom facilities for women's athletic events. However, teams in women's lacrosse and women's soccer will use the facility, not just teams in men's football. To leave the building as originally proposed would have exposed the university to further Title IX claims.

Further, CCSU's first year of play in its new athletic conference led it to the conclusion that its athletic facilities should be upgraded more quickly than had originally been anticipated in the ten-year capital plan. That plan, most recently submitted by the university and reviewed and approved by the Board of Trustees last summer, had anticipated major reconstruction and enhancement of Arute Field in 2004-2005. The Arute Field project as projected in that time frame included locker room support facilities (a total of about \$1,566,000), press box facilities (a total of about \$225,000), and new bleacher seating. The members of CCSU's new conference, however, already have those facilities and more in place. To be competitive in the recruitment process, not just for football but for women's field sports, CCSU believes that it should provide upgraded facilities now, including basic functional capability originally anticipated in 2005.

Review of the overall project by CCSU led to the conclusion that inclusion of locker room and rest room facilities, press box facilities, and bleacher seating in the project at this time could be accomplished within the budget approved by the Board if improvements to the baseball field and reconstruction of the soccer field were dropped, the support building was included in the football field project, and the other facilities added. Under this scenario, costs would be:

Grandstand/Bleacher System	\$385,000
Site Work	\$204,000
Locker Room Building 5100 sf @150/sf	\$765,000
Press Box	\$225,000
Total	\$1,579,000

The revised project, however, would then meet statutory criteria for a "threshold project" requiring a building permit from the State Building Inspector's Office. Review by that office yielded the following additions to the project:

- a ramp to the second floor of the upper building to make it handicapped accessible
- additional toilet facilities in women's restrooms as required by new code
- fire detection and suppression systems in both lower and upper buildings

These requirements, together with a re-engineering of the press box facilities to include functions comparable to our conference competitors, which expanded the press box facilities to 6900 square feet, resulted in revised project costs as follows:

Grandstand/Bleacher System	\$385,000
Site Work	\$204,000
Locker Room Building 5100 sf @\$150/sf	\$765,000
Press Box Building 6900 sf @\$150/sf	\$1,035,000
Total	\$2,389,000

With the addition of these functions, the cost for the revised project exceeds the expenditure level which requires that the Department of Public Works handle the project, rather than the university. Additional DPW charges are thereby incurred, further adding to the cost. Anticipated costs for the DPW, for architectural engineering fees, and for contingency come to about \$400,000, which brings the total anticipated cost for the project as now contemplated to \$2,789,000. Since the softball field work has already cost \$800,000, the all inclusive total would be \$3,589,000 as estimated by the System Office, exceeding CCSU's original authorization of \$2,700,000 by \$889,000.

CCSU believes that the cost of all improvements will reach \$4,300,000, and has proposed the use of \$1,000,000 from their Plant Reserve Fund this fiscal year, and \$600,000 in FY1999-2000 in order to fund the shortfall. As indicated above, System Office analysis indicates that the actual bid price should come in at around \$700,000 less than that.

The designation of unrestricted fund balances for specific projects at a university is authorized by Board policy. Expenditure of these funds requires Board approval. Of particular note is that CCSU's undesignated fund balance meets the requirements of the Board's fund balance guidelines.

CHANCELLOR'S RECOMMENDATION

To approve the utilization of up to \$1,600,000 in designated fund balances to fund Arute field improvements – Phases I & II at Central Connecticut State University.