



**Finance and Administration Committee  
September 9, 2025**

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**Information Item**

**FAC - 9      Facilities Design and Construction Update**

**Background Information**

Information on Facilities Design and Construction Projects currently in Design, Construction, and Closeout phases, and those that are closed or have been canceled, is reported below.

A handwritten signature in blue ink that reads "Robert J. Shea, Jr." The signature is written over a horizontal line.

**Robert J. Shea, Jr.**  
Vice Chancellor for  
Finance and Administration

# Facilities Design and Construction Project Update

## Projects in Design

Project ID	Project Development Phases	Project Name	Building/Location	Funding Source	Bid Date	Construction Completion Date	Total Project Budget	Status
2025-957	1. Review Only/Budget Request/Studies	Campus Enterprises - Master Transportation Plan Update		Non-General Fund			\$300,000	Designer interviews scheduled for week of September 8th.
2025-977	1. Review Only/Budget Request/Studies	Coleman 306 Planning Assessment	Coleman	Non-General Fund			\$0	Program of Requirements in development.
42425-302	1. Review Only/Budget Request/Studies	ITS Data Center Planning Assessment	McNutt	Non-General Fund			\$300,000	Study in progress. Workshops completed. Site visits in August.
2026-994	1. Review Only/Budget Request/Studies	McIver Chiller Plant & Gatewood Bldg. Assessment	Maud Gatewood Studio Arts	R&R General			\$30,000	Designer assessment begins in August.
2025-960	1. Review Only/Budget Request/Studies	Nursing Minor Renovations Feasibility Budget	Nursing and Instructional Building	Non-General Fund			\$0	Program of Requirements in development.
2025-993	2. Pre-Design	Alumni House Front Portico (Phase 1)	Alumni House	Non-General Fund			\$68,800	Construction documents submitted in August.
42325-333	2. Pre-Design	Campus Elevator Replacements, Renovations, and Upgrades		SCIF General			\$3,757,056	Designer solicitation underway.
2325-332	2. Pre-Design	Campus Steam & Condensate Infrastructure Improvements	Campus-General	SCIF General			\$16,330,044	Design kicked off in August.

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2025-982	2. Pre-Design	Coleman Concessions	Coleman	Non-General Fund	7/1/2025		\$22,875	Feasibility study to complete in August.
2025-976	2. Pre-Design	Esports Electrical Load Increase	Moran Commons and Plaza	Non-General Fund			\$0	Program of Requirements in development.
2025-992	2. Pre-Design	Mclver Deck Elevator Water Intrusion	Mclver St Parking Deck	Non-General Fund			\$0	Program of Requirments in development.
42425-301	2. Pre-Design	Moore Building Renovation	Moore Nursing	Appropriation /Bonds			\$24,200,000	CMR LOIs due 8/1/25. CMR Designer Selection Committee scorecards due 8/8/25. Designer contract under SCO review.
2025-967	2. Pre-Design	Nutrition Kitchen Lab Renovation	Stone	Non-General Fund			\$0	Designer contract in process. CMR interviews in August.
42425-307	2. Pre-Design	Tower Village Elevator Replacement	Tower Village	Non-General Fund			\$950,000	Designer contract in process.
2022-878	2. Pre-Design	Walker Parking Deck Water Intrusion Repairs	Walker Avenue Parking Deck	Non-General Fund			\$710,000	Designer contract in process.
2024-941	3. Design	1510 Walker Solar Panel Install	Student Recreation Center	Non-General Fund			\$0	SCO reviewed and approved design in August.
42325-331	3. Design	Campus Chilled Water Infrastructure & Equipment Improvements, Phase 2	Campus-General	SCIF General	2/5/2026		\$5,726,250	Design Development underway.

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2025-972	3. Design	McCormick Hall-Suite 104 Ventilation	McCormick Residence Hall	Non-General Fund			\$141,717	Contractor pricing under review.
42425-303	3. Design	Spring Garden Apartments Roof-HVAC Replacement	Spring Garden Apartments	Non-General Fund			\$4,590,889	Design development submitted in August.
42325-336	3. Design	Weatherspoon Art Museum - Center for Art and Human Understanding	Cone Art	Non-General Fund		7/31/2026	\$1,700,000	Design development submitted in August.
42425-308	4. Bidding/Pricing	Jackson Library LED Lighting Replacements	Jackson Library	R&R General	6/26/2025	11/1/2025	\$440,000	Bids in budget. Contract issued in August.
2024-928	4. Bidding/Pricing	UNCG Auditorium Structural Repairs	UNCG Auditorium	R&R General	7/29/2025		\$494,241	Bids received in August over budget. Evaluation underway.

**PROJECTS IN DESIGN:**

**TOTAL BUDGET:**

## Projects in Construction

Project ID	Project Development Phases	Project Name	Building/Location	Funding Source	Bid Date	Construction Completion Date	Total Project Budget	Status
42325-335	5. Construction	525 Tate St Renovation	525 Tate St.	Non-General Fund	4/29/2025	10/15/2025	\$598,036	Construction completion target 10/15/2025.
42425-306	5. Construction	Bestway Phase 2 Meat Room Repair	McCormick Residence Hall	Non-General Fund	4/22/2025		\$250,000	Substantial completion in August.
42125-304	5. Construction	Campus Chilled Water Infrastructure & Equipment Improvements	Campus-General	SCIF General	11/30/2023	3/21/2025	\$13,803,000	Project moving to closeout.
41725-323	5. Construction	Coleman Fire Alarm System Replacement	Coleman	SCIF General	6/15/2023	3/1/2025	\$2,869,893	Fire alarm work substantially complete. Additional work to address non-compliant wall assemblies underway.
42125-306	5. Construction	Jackson Library Addition & Renovation	Jackson Library	SCIF General	3/11/2025	12/17/2027	\$98,710,961	Phase 01 Demolition in progress. Bidding complete and within budget. GMP reconciliation underway to confirm acceptance of alternates. Schedule update
42125-309	5. Construction	Moore Strong Phased Resident Halls HVAC Replacement	Moore-Strong Residence Hall	Non-General Fund	4/3/2025	1/2/2026	\$1,388,639	Phase 01 completed for move-in. Phase 02 to be completed during winter break.
42325-305	5. Construction	Moran Commons NW Wall Repairs	Moran Commons and Plaza	Non-General Fund	10/17/2024	9/29/2025	\$400,000	Construction completion target 9/29/2025.
42125-323	5. Construction	Sullivan Greenhouse Repairs 2022	Sullivan Science	R&R General	10/19/2023	7/15/2024	\$783,434	Construction complete. Temperature and humidity adjustments continue to ensure proper conditioning.
42025-302	5. Construction	Tate + Gate	842 West Gate City Blvd	Other- Trust Funds	12/12/2024	6/19/2026	\$13,402,119	Construction tracking on schedule. Foundation work underway. Steel topping out target end of September 2025.

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42025-301	5. Construction	Taylor Theatre Infrastructure Renovation	Taylor	Carry Forward	10/29/2024	5/5/2026	\$14,504,664	Construction completion target May 2026. Addition underground and foundation work underway. MEP work ongoing in existing building.

**PROJECTS IN CONSTRUCTION:**

**TOTAL BUDGET:**

## Projects in Closeout

Project ID	Project Development Phases	Project Name	Building/Location	Funding Source	Bid Date	Construction Completion Date	Total Project Budget	Status
42225-321	6. Close-Out	840 Neal Building Envelope	840 Neal Street	R&R General	7/10/2024	4/21/2025	\$474,320	Closeout in progress.
42125-324	6. Close-Out	Armfield Preyer Visitors Center Exterior Renovation	Armfield-Preyer Administration and Visitor Center	R&R General	10/26/2023	8/5/2024	\$613,385	Closeout in progress.
2025-963	6. Close-Out	Carmichael Building - Electrical Upgrade and Repair	Carmichael	Non-General Fund			\$32,600	Closeout in progress.
42125-322	6. Close-Out	Cone Art Building Lighting and Controls Replacement Phases 2 and 3	Cone Art	R&R General	1/25/2024	8/9/2024	\$1,142,300	Closeout in progress. Warranty work concerning light flickering being addressed.
2025-975	6. Close-Out	EUC Chick Fil A Refresh	Elliott University Center	Non-Funded		7/28/2025	\$0	Reopened August. Closeout in progress.
42225-304	6. Close-Out	Jefferson Suites Stucco Replacement	Jefferson Suites	Non-General Fund	12/15/2023	11/29/2024	\$3,250,000	Closeout in progress.
42325-304	6. Close-Out	Moore Strong Generator Replacement	Moore-Strong Residence Hall	Non-General Fund	8/29/2024	8/1/2025	\$470,000	Generator is set. Final documentation underway. Closeout in progress.
46625-301	6. Close-Out	Nursing and Instructional Building	Nursing and Instructional Building	2016 Connect NC Bond	4/26/2018	4/29/2021	\$105,000,000	Project is completed. Waiting for SCO assistance to close out project in InterScope.
42125-309	6. Close-Out	Phillips Hawkins Phased Resident Halls HVAC Replacement	Phillips-Hawkins Residence Hall	Non-General Fund	4/30/2024		\$10,685,509	Final inspection completed. Closeout in progress.

Project ID	Project Development Phases	Project Name	Building/Location	Funding Source	Bid Date	Construction Completion Date	Total Project Budget	Status
42325-309	6. Close-Out	Psych 359 Alterations	Eberhart	Non-General Fund	10/8/2024	5/5/2025	\$119,400	Construction Complete. Additional Classroom Tech work, requested by end users, being scheduled.
2024-945	6. Close-Out	Spring Garden Apts. Fire Sprinkler Replacement	Spring Garden Apartments		3/27/2025	8/9/2025	\$0	Closeout in progress.
42025-321	6. Close-Out	Stone Building Roof Replacement	Stone	R&R General	2/17/2022	6/20/2024	\$775,552	Closeout in progress.

**PROJECTS IN CLOSEOUT:**

**TOTAL BUDGET:**

## Projects Closed/Cancelled

Project ID	Project Development Phases	Project Name	Building/Location	Funding Source	Bid Date	Construction Completion Date	Total Project Budget	Status
	7. Closed	119 Mclver St Demolition	Campus-General	R&R General		4/24/2025	\$27,483	Demolition has been completed. Awaiting invoice.
2025-954	7. Closed	Alumni House Portico Assessment	Alumni House	Non-General Fund			\$6,300	Designer is addressing comments for final report.
2023-915	7. Closed	Bryan 126 Alterations	Bryan	Non-General Fund	7/22/2024	1/27/2025	\$92,178	Project in Closeout
2024-933	7. Closed	Coleman 240A Alterations	Coleman	Non-General Fund		5/31/2025	\$40,118	Project in Close Out.
2025-969	7. Closed	Mclver House (030) Renovation Assessment	Nursing Annex	R&R General			\$44,000	Designer is addressing comments for final report.
42125-320	7. Closed	Petty Science Bldg Portico Waterproofing	Petty	R&R General	2/6/2024	10/4/2024	\$812,600	All close out documents have been received from the designer.
2025-979	9. Cancelled	School of Art Animation Lab	Maud Gatewood Studio Arts	Non-General Fund			\$0	Scope Review meeting occurred 5/15/25. FDC not required. Department working with furniture vendor, ITS and FacOps-Electrical Shop to accomplish needed work.
2024-951	7. Closed	School of Education - Rooms 223 & 225 Alterations	School of Education	Non-General Fund	2/6/2025	3/24/2025	\$13,700	Project complete. In closeout.
2025-965	7. Closed	Softball Videoboard Power Assessment	Softball Stadium	Non-General Fund		3/25/2025	\$26,000	Project complete. In closeout.

Project ID	Project Development Phases	Project Name	Building/Location	Funding Source	Bid Date	Construction Completion Date	Total Project Budget	Status
2025-987	9. Cancelled	Weatherspoon Auditorium (103) Screen Upgrade	Cone Art	Non-General Fund			\$0	

**PROJECTS CLOSED/CANCELLED:**

**TOTAL BUDGET:**