

UNIVERSITY OF ALABAMA SYSTEM
BOARD RULE 415
BOARD SUBMITTAL CHECKLIST CRITERIA

BOARD SUBMITTAL CHECKLIST NO. 2
CAPITAL PROJECT - STAGE II SUBMITTAL ^{/1}
(Architect Ranking, Project Scope and Project Budget) ^{/8}

CAMPUS: The University of Alabama, Tuscaloosa, Alabama

PROJECT NAME: Psychology Building Renovation and Addition

MEETING DATE: November 2-3, 2023

- 1. Board Submittal Checklist No. 2
- 2. Transmittal Letter to Chancellor from Campus President requesting project be placed on the agendas for the forthcoming Physical Properties Committee and Board of Trustees (or Executive Committee) Meetings
- 3. Proposed Board Resolution requesting approval of Stage II Submittal (Architect Ranking, Project Scope and Project Budget; authority to proceed with Owner/Architect contract negotiations) by the Board of Trustees
- 4. Executive Summary – Proposed Capital Project ^{/2}
- 5. Executive Summary – Architect, Engineer, Selection Process (include Interview Outline). ^{/3, /4, /5}
- 6. Campus letter requesting approval of the ranking of firms and authority to Submit to the Physical Properties Committee for approval – signed by Chair of the Physical Properties Committee and UA System Senior Vice Chancellor for Finance and Administration ^{/6}
- 7. Preliminary Business Plan (if applicable) ^{/7}
- 8. Campus map(s) showing project site

Prepared by: Suzanne Webster

Approved by: *In Leopold*
(Am)
HA

^{/1} Reference Tab 3H – Board Rule 415 Instructional Guide

^{/2} Reference Tab 3E – Board Rule 415 Instructional Guide

^{/3} Reference Tab 3K – Board Rule 415 Instructional Guide

^{/4} Reference Tab 3L – Board Rule 415 Instructional Guide

^{/5} Reference Tab 3M – Board Rule 415 Instructional Guide

^{/6} Reference Tab 3N – Board Rule 415 Instructional Guide

^{/7} Reference Tab 3V – Board Rule 415 Instructional Guide

^{/8} After Completion of negotiations on Owner/Architect Agreement, provide notification to Chair of Physical Properties Committee and Senior Vice Chancellor for Finance & Administration, Reference Tab 3-O-Board Rule 415, Instructional Guide



Office of the
President

September 27, 2023

Chancellor Finis E. St. John IV
The University of Alabama System
500 University Boulevard East
Tuscaloosa, Alabama 35401

Dear Chancellor St. John:

I am pleased to send to you for approval under Board Rule 415 the attached documents for a Stage II submittal for the Psychology Building Renovation and Addition project.

The resolution requests authorization to negotiate an Owner Designer Agreement with Poole & Company Architects of Birmingham, Alabama, as the principal design firm for the project and approval of a Budget Reallocation.

The item has been thoroughly reviewed and has my endorsement. With your concurrence, I ask that it be added to the agenda for The Board of Trustees at their regular meeting on November 2-3, 2023.

Sincerely,

A handwritten signature in black ink, appearing to read "Stuart R. Bell".

Stuart R. Bell
President

Enclosure



THE UNIVERSITY OF ALABAMA

RESOLUTIONAPPROVAL OF THE REALLOCATED PROJECT BUDGET; AUTHORIZATION
TO NEGOTIATE AN OWNER/ARCHITECT AGREEMENT FOR THE
PSYCHOLOGY BUILDING RENOVATION AND ADDITION

WHEREAS, on September 1, 2023, in accordance with Board Rule 415, the Board of Trustees of The University of Alabama (“Board”) approved the Stage I submittal for the Psychology Building Renovation and Addition project (“Project”) to be located at 330 Kirkbride Lane, Tuscaloosa, AL; and

WHEREAS, the Project will allow for the relocation of the Department of Psychology (“Psychology”), currently housed primarily in Gordon Palmer Hall, to the vacant sister building to Printing and Mail Services located directly across Kirkbride Lane; and

WHEREAS, the Department maintains several programs in the immediately adjacent McMillan building and this location will further promote collaboration and efficiency within the Department through this colocation; and

WHEREAS, Psychology’s existing offices and lab spaces in Gordon Palmer Hall are in need of renovation, inefficiently laid out, and impede the academic, clinical and research functions of the Department; and

WHEREAS, the relocation of Psychology to this proposed renovated facility will allow the department to offer outstanding teaching in appropriately sized spaces, attract and retain highly productive scholars and staff, and have space that match research needs; and

WHEREAS, the proposed 50,000 GSF total facility will further meet the needs of the Department of Psychology by accommodating previous and anticipated growth in both faculty recruitment and student enrollment, offer strategic colocation opportunities, and create modern learning spaces and research laboratories; and

WHEREAS, the proposed Project will also facilitate the phased renovation of Gordon Palmer Hall through the vacation of a large footprint of existing occupied space, allowing for an update which will modernize, enhance and enliven the academic experience for students, faculty and staff; and

WHEREAS, the Project will include a full renovation of the existing 30,000 gross square foot (“GSF”) facility as well as an expansion to include an additional 20,000 GSF, which will provide sufficient space and opportunity to efficiently organize the research and clinical areas needed by the Psychology faculty and to house dedicated classroom space; and

WHEREAS, previously, as appropriate to stabilize the building, the University installed campus standard windows, an aluminum cornice system and a shingle roof and that investment will be maintained and utilized for the benefit of the Project and serve to ensure the architectural character and consistency of the building with campus; and

WHEREAS, the University will leverage the knowledge gained from the construction of the Printing and Mail facility as the structure and detailing are exactly the same for the two buildings, which will yield an effective and efficient design process; and

WHEREAS, the scope has been split among three packages to maintain efficient and cost-effective delivery, including Construction Package A – Main Addition and Renovation, Construction Package B – Elevator Package, and Owner Provided Contractor Installed (OFCI) Equipment (“OFCI ”); and

WHEREAS, the University desires to add a fourth package, Construction Package C – Encapsulation and Foundations Package, that will aid in the timely delivery of the project by reinforcing and waterproofing the crawlspace of the existing structure; and

WHEREAS, the University is requesting approval for a Budget Reallocation to reflect the necessary aforementioned package addition; and

WHEREAS, the Consultant Selection Committee, appointed by the University of Alabama (“University”), has completed Part 1 of the Consultant Selection Process in accordance with Board Rule 415 and negotiations for the Project will be conducted with the top ranked firm following Board approval as follows:

Ranking of Top Firms:

1. Poole & Company Architects, Birmingham, Alabama
2. Davis Architects, Birmingham, Alabama
3. Seay, Seay, & Litchfield Architects, Montgomery, Alabama

WHEREAS, the Project location and program have been reviewed and are consistent with the University Campus Master Plan, University Design Standards and the principles contained therein; and

WHEREAS, the Project will be funded from University Central Reserves in the amount of \$31,483,000 and Office of Academic Affairs Reserves in the amount of \$3,497,000; and

WHEREAS, the reallocated budget for the Project is as stipulated below:

BUDGET:	REALLOCATED
Construction Package A – Main Addition and Renovation	\$ 22,300,000
Construction Package B – Elevator Package	\$ 500,000
Construction Package C – Encapsulation and Foundations Package	\$ 925,000
Owner Furnished Contractor Installed (OFCI) Equipment	\$ 1,500,000
Landscaping	\$ 150,000
Furniture, Fixtures and Equipment	\$ 1,300,000
Security/Access Control	\$ 154,700
Telecommunication/Data	\$ 289,000
Contingency* (10%)	\$ 2,537,500
UA Project Management Fee** (4.5%)	\$ 1,256,063
Architect/Engineer Fee*** (~6.63%)	\$ 1,671,156
Other****	\$ 416,581
Escalation*****	\$ 1,980,000
TOTAL PROJECT COST	\$ 34,980,000

*Contingency is based on 10% of the Construction Packages A - C and OFCI Equipment and Landscaping.

**UA Project Management Fee is based on 4.5% of the costs of Construction Packages A - C, OFCI Equipment, Landscaping, and Contingency.

***Architect/Engineer Fee is based on 5.3% of the costs of Construction Packages A - C, and OFCI Equipment plus a Renovation Factor of 1.25.

****Other expenses include Geotech, Construction Materials Testing, Inspections, Advertising, Printing, and other associated project costs, as applicable.

*****Escalation is based on an anticipated 6% inflation through the estimated bid date of March 2024.

NOW, THEREFORE, BE IT RESOLVED by The Board of Trustees of The University of Alabama that:

1. The reallocated budget as stipulated above is hereby approved.

BE IT FURTHER RESOLVED, that Stuart R. Bell, President; Matthew M. Fajack, Vice President for Finance and Operations and Treasurer; or those officers named in the most recent Board Resolutions granting signature authority for the University be, and each hereby is, authorized to act for and on behalf of the Board to negotiate an owner designer agreement with Poole & Company Architects of Birmingham, Alabama, for design services in accordance with Board Rule 415 for this Project.

EXECUTIVE SUMMARY
PROPOSED CAPITAL PROJECT
BOARD OF TRUSTEES SUBMITTAL

MEETING DATE: November 2-3, 2023

CAMPUS: The University of Alabama, Tuscaloosa, Alabama

PROJECT NAME: Psychology Building Renovation & Addition

PROJECT NUMBER: 441-24-3388

PROJECT LOCATION: 330 Kirkbride Lane

ARCHITECT: Poole & Company Architects, Birmingham, AL, pending approval

THIS SUBMITTAL:

- Stage I
- Stage II
- Campus Master Plan Amendment
- Stage III
- Stage IV

PREVIOUS APPROVALS:

August 31-September 1, 2023

PROJECT TYPE	SPACE CATEGORIES	PERCENTAGE	GSF
<input type="checkbox"/> Building Construction	Classroom Facilities	~8%	3,775
<input checked="" type="checkbox"/> Building Addition	Laboratory Facilities	~ 42%	21,436
<input checked="" type="checkbox"/> Building Renovation	Office Facilities	~18%	9,000
<input type="checkbox"/> Equipment	Study Facilities	~ 0%	
	Special Use Facilities	~ 2%	986
	General Use Facilities	~5%	2,316
	Central Service/ Support	~ 0%	
	Circulation Area	~20%	9,998
	Building Service Area	~ 4%	1,806
	Mechanical Area	~1%	683
TOTAL		100%	50,000*

*Renovated Space – 30,000 GSF; Addition – 20,000 GSF

BUDGET	Current	Reallocated
Construction Package A – Main Addition and Renovation	\$ 23,225,000	\$ 22,300,000
Construction Package B – Elevator Package	\$ 500,000	\$ 500,000
Construction Package C – Encapsulation and Foundations	\$ 0	\$ 925,000
Owner Furnished Contractor Installed (OFCI) Equipment	\$ 1,500,000	\$ 1,500,000
Landscaping	\$ 150,000	\$ 150,000
Furniture, Fixtures and Equipment	\$ 1,300,000	\$ 1,300,000
Security/Access Control	\$ 154,700	\$ 154,700
Telecommunication/Data	\$ 289,000	\$ 289,000
Contingency* (10%)	\$ 2,537,500	\$ 2,537,500
UA Project Management Fee** (4.5%)	\$ 1,256,063	\$ 1,256,063
Architect/Engineer Fee*** (6.63%)	\$ 1,671,156	\$ 1,671,156
Other****	\$ 416,581	\$ 416,581
Escalation*****	\$ 1,980,000	\$ 1,980,000
TOTAL PROJECT COST	\$ 34,980,000	\$ 34,980,000
Construction Cost per square foot: \$555		

*Contingency is based on 10% of the costs of Construction Packages A - C, and OFCI Equipment and Landscaping.

**UA Project Management Fee is based on 4.5% of the costs of Construction Packages A - C, OFCI Equipment, Landscaping and Contingency.

***Architect/Engineer Fee is based on 5.3% of the costs of Construction Packages A - C and OFCI Equipment plus a 1.25 Renovation Factor.

****Other fees and expenses include Geotech, Construction Materials Testing, Inspections, Advertising, Printing, and other associated project costs, as applicable.

*****Escalation is based on an anticipated 6% inflation through the estimated bid date of March 2024 as included in the Project Status.

ESTIMATED ANNUAL OPERATING AND MAINTENANCE (O&M) COSTS:	
(Utilities, Custodial, Maintenance, Insurance, Other)	
50,000 sf x ~\$10.36/sf	\$ 518,000
Total Estimated Annual O&M Costs:	\$ 518,000

FUNDING SOURCE:

	University Central Reserves \$	31,483,000
	Office of Academic Affairs Reserves \$	3,497,000
O&M Costs:	University Annual Operating Funds \$	518,000

NEW EQUIPMENT REQUIRED

Long Lead Electrical and HVAC Equipment	\$ 1,500,000
--	--------------

PROJECT SCOPE:

The Project is comprised of an approximately 30,000 GSF renovation and a 20,000 GSF addition to the existing vacant sister building to Printing and Mail Services located directly across Kirkbride Lane. This facility, formerly referred to as Searcy Hall (the Searcy Hall name was temporarily assigned by the University as a placeholder when the Peter Bryce Campus was occupied in 2014 and was not an honorary or official name), will house the Department of Psychology that will be relocating from Gordon Palmer Hall.

The existing building features a column-free interior space with appropriate floor-to-floor heights and numerous windows for exceptional natural light, which makes the building appropriate for adaptive reuse.

The Kirkbride elevation will primarily remain unchanged and will continue to complement the adjacent Printing and Mail facility. The addition will be on the south elevation along Peter Bryce Boulevard.

The addition will provide the opportunity for the facility to architecturally engage Peter Bryce Boulevard, a primary vehicular and pedestrian campus corridor; provide a main entrance and pedestrian connectivity point to campus; and unify the building with campus architecture. Careful attention will be committed to material selection, massing and detailing as appropriate to ensure the addition matches the existing building and adheres to campus standards and design principles.

The Project will preliminarily include a large lecture hall with seating for 234 and an additional classroom with 40 seats; 35 clinical labs and additional shared labs; 41 offices; shared Graduate Student offices; and appropriate service and support space. An elevator, all new mechanical, plumbing, electrical and life safety systems, and all University standard enterprise systems such as networking, access control and security, and audio-visual technology will be provided to bring the building to code and to support the academic mission of the Department.

Previously, as appropriate to stabilize the building, the University installed campus standard windows, an aluminum cornice system, and a shingle roof, and that investment will be maintained and utilized for the benefit of the Project. The University will also be able to leverage the knowledge gained from the construction of the Printing and Mail facility as the structure and detailing are exactly the same for the two buildings.

PROJECT STATUS		
SCHEMATIC DESIGN:	Date Initiated	July 2023
	% Complete	100%
	Date Completed	October 2023
PRELIMINARY DESIGN:	Date Initiated	November 2023
	% Complete	0%
	Date Completed	December 2023
CONSTRUCTION DOCUMENTS:	Date Initiated	December 2023
	% Complete	0%
	Date Completed	February 2024
SCHEDULED BID DATE:		March 2024

RELATIONSHIP AND ENHANCEMENT OF CAMPUS PROGRAMS:

The enhanced facility will provide sufficient square footage and the opportunity to efficiently organize the teaching, research and clinical space needed by Psychology faculty, house a large lecture hall and an additional classroom, create cohesion within the Department by centralizing faculty and staff offices that promote collaboration, and provide easier access for community members participating in research opportunities.

The facility is proposed to host three centers: the Alabama Research Institute on Aging (ARIA), the Center for Innovative Research in Autism (CIRA), and the Center for Youth Development and Intervention (CYDI), each affiliated with the Alabama Life Research Institute.

The move to the renovated facility will locate the main Psychology Department and faculty in much closer proximity to the Psychology Clinic and CYDI, currently located in the immediately adjacent McMillan building, further enhancing student and faculty experience and expediency. Moreover, given Psychology's large number of majors and teaching needs, closer proximity to the North Lawn teaching building and larger classrooms will be desirable for both students and faculty transitions between classes.

The Psychology Department has a very active research program, bringing in ~\$5-6M per year in external funding.

The Department also hosts the Psychology Clinic and the Autism Spectrum Disorders Clinic, as well as the UA-ACTS Program (UA Autism Spectrum Disorders College Transition and Support Program), which serves UA undergraduates. Serving the Campus community is a significant component to the department's operations.

A renovated & remodeled facility will greatly enhance the ability of the Psychology Department faculty to compete for external funding, to better serve the Tuscaloosa community, and will enhance the undergraduate and graduate programs by providing appropriately sized and fit-out classrooms, offices, and research spaces.

The current physical state of Gordon Palmer offices and labs impedes collaborative research and negatively impacts efforts to recruit new faculty. In addition, attempts to individually renovate Gordon Palmer room-by-room have now proven to be cost-prohibitive, restricting any further space adjustments. The renovated and remodeled facility will also allow Psychology to optimize its space by "podding" areas like neuroscience and centers-without-walls together for optimal collaboration and space usage, including optimization of newly created shared spaces. This increased organization and opportunity for shared workspace will enhance community engagement and experiential opportunities as well (e.g., Gordon Palmer Hall is not currently ADA-friendly for aging participants or fully convenient or safe for more high-energy youth).

Relocation of the Department from Gordon Palmer Hall will then facilitate the renovation of that facility as needed and minimize the disruption to faculty and students as they will only have to move one time in lieu of being placed in swing space.

THE UNIVERSITY OF ALABAMA

TUSCALOOSA, ALABAMA

Part 1

EXECUTIVE SUMMARY
CONSULTANT SELECTION PROCESS
BOARD OF TRUSTEES SUBMITTAL

Meeting Date: November 2-3, 2023

Campus: The University of Alabama

Project Name: Psychology Building Renovation & Addition

Project Location: 330 Kirkbride Lane

Prepared By: Suzanne Webster Date: September 25, 2023

Project Type	Range of Construction Costs		
<input checked="" type="checkbox"/> Building Renovations	\$	10,000,000	to \$ 12,000,000
<input checked="" type="checkbox"/> Building Addition	\$	12,000,000	to \$ 14,000,000
<input type="checkbox"/> New Construction	\$		to \$
<input type="checkbox"/> Campus Infrastructure	\$		to \$
<input type="checkbox"/> Equipment	\$		to \$
<input type="checkbox"/> Other	\$		to \$

Building Type – Group I	Percentage of Project
<input type="checkbox"/> Industrial Building Without Special Facilities	_____ %
<input type="checkbox"/> Parking Structures/Repetitive Garages	_____ %
<input type="checkbox"/> Simple Loft Type Structure	_____ %
<input type="checkbox"/> Warehouses/Utility Type Buildings	_____ %
<input type="checkbox"/> Other	_____ %

Building Type – Group II	Percentage of Project
<input type="checkbox"/> Apartments and Dormitories	_____ %
<input type="checkbox"/> Exhibit Halls	_____ %
<input type="checkbox"/> Manufacture/Industrial Facilities	_____ %
<input type="checkbox"/> Office Building (Without Tenant Improvements)	_____ %
<input type="checkbox"/> Printing Plants	_____ %
<input type="checkbox"/> Service Garage/Facility	_____ %
<input type="checkbox"/> Other (Storm Shelter and Multi-Purpose Event)	_____ %

THE UNIVERSITY OF ALABAMA

11-2006-11/0011

Building Type – Group III	Percentage of Project
<input type="checkbox"/> College Classroom Facilities	_____ %
<input type="checkbox"/> Convention Facilities	_____ %
<input type="checkbox"/> Extended Care Facilities	_____ %
<input type="checkbox"/> Gymnasiums	_____ %
<input type="checkbox"/> Hospitals	_____ %
<input type="checkbox"/> Institutional Dining Halls	_____ %
<input checked="" type="checkbox"/> Laboratories	15 %
<input type="checkbox"/> Libraries	_____ %
<input type="checkbox"/> Medical Schools	_____ %
<input type="checkbox"/> Medical Office Facilities and Clinics	_____ %
<input type="checkbox"/> Mental Institutions	_____ %
<input checked="" type="checkbox"/> Office Buildings (with tenant improvements)	85 %
<input type="checkbox"/> Parks	_____ %
<input type="checkbox"/> Playground and Recreational Facilities	_____ %
<input type="checkbox"/> Public Health Centers	_____ %
<input type="checkbox"/> Research Facilities	_____ %
<input type="checkbox"/> Stadiums	_____ %
<input type="checkbox"/> Central Utilities Plants	_____ %
<input type="checkbox"/> Water Supply and Distribution Plants	_____ %
<input type="checkbox"/> Sewage Treatment and Underground Systems	_____ %
<input type="checkbox"/> Electrical Substations and Primary and Secondary Distribution Systems, Roads, Bridges and Major Site Improvements when performed as Independent projects	_____ %

Building Type – Group IV	Percentage of Project
<input type="checkbox"/> Aquariums	_____ %
<input type="checkbox"/> Auditoriums	_____ %
<input type="checkbox"/> Art Galleries	_____ %
<input type="checkbox"/> College Buildings with special features	_____ %
<input type="checkbox"/> Communications Buildings	_____ %
<input type="checkbox"/> Special Schools	_____ %
<input type="checkbox"/> Theaters and similar facilities	_____ %
<input type="checkbox"/> Other	_____ %

THE UNIVERSITY OF ALABAMA

TUSCALOOSA, ALABAMA

Building Type – Group V	Percentage of Project
<input type="checkbox"/> Residences and Specialized Decorative Buildings	_____ %
<input type="checkbox"/> Other	_____ %

Repetitive Design or Duplication of Facilities	
Does the Building Program/Requirements support repetitive design or duplication of Facilities justifying an adjustment in A/E Design Fees?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

Building Program Development	
Will the A/E Agreement require the Development of a Comprehensive Building/Design Program in lieu of one provided by Owner requiring an adjustment in A/E Fees?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

Construction Consultant Services	
Will the University be utilizing a Construction Consultant who will perform some of the services normally provided by the Architect requiring an adjustment of A/E Fees?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

Multiple Prime Trade Contracts	
Will the project be competitively bid and constructed using Multiple Trade Contracts requiring additional services from the A/E?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No

Design Build Services	
Will the University be using a Design/Build process, which will result in a reduction in contracted design services and a corresponding adjustment in A/E Fees?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

Architect/Engineer Project Notifications	
<input type="checkbox"/> Advertised through State Division of Construction Management	
<input type="checkbox"/> Local/State Trade Journals	
<input checked="" type="checkbox"/> Posted on Campus Web Pages	
<input checked="" type="checkbox"/> Direct Contact with A/E Companies/Firms	
<input checked="" type="checkbox"/> Other: Newspaper and email distribution list	

Appointed Consultant Selection Committee (CSC): (Name and Title)

- 1. Suzanne Webster, Senior Project Manager
- 2. Vince Dooley, Architectural Design Coordinator
- 3. Jason Bigelow, University Architect
- 4. Courtney Oglesby, Furnishings and Design
- 5. Luoheng Han, Senior Associate Provost, Academic Affairs
- 6. Raymond White, Associate Dean, Physics and Astronomy


Qualified Firms/Companies Submitted:

- 1. Davis Architects, Birmingham, Alabama
- 2. Poole & Company Architects/Cooper Carry Architects, Birmingham, Alabama
- 3. Seay, Seay & Litchfield, Montgomery, Alabama

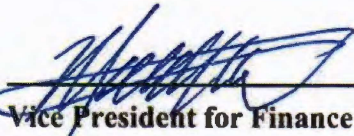
Ranking of Most Qualified Firms to be submitted to the Physical Properties Committee

- 1. Poole & Company Architects, Birmingham, Alabama
- 2. Davis Architects, Birmingham, Alabama
- 3. Seay, Seay & Litchfield, Montgomery, Alabama

Reviewed and approved by:

DocuSigned by:

 VINCE DOOLEY

Chairman of Consultant Selection Committee


 Vice President for Finance and Operations and Treasurer



September 25, 2023

Dr. Dana S. Keith
Senior Vice Chancellor for Finance and Administration
Sid McDonald Hall
500 University Boulevard, East
Tuscaloosa, AL 35401

Trustee Marietta M. Urquhart
Chair, Physical Properties Committee
Sid McDonald Hall
500 University Boulevard, East
Tuscaloosa, AL 35401

RE: Consultant Selection Process – Part 1
Psychology Building Renovation and Addition
UA Project #: 441-24-3388

Dear Dr. Keith and Trustee Urquhart,

Pursuant to Board Rule 415, on September 1, 2023, The Board of Trustees of The University of Alabama (“Board”) approved the Stage I submittal for the Psychology Building Renovation and Addition Project (“Project”) to be located at 330 Kirkbride Lane, at a preliminary total Project budget amount of \$34,980,000.

Pursuant to Board Rule 415, notifications for the Project, including a brief description of the Project location, and preliminary budget were advertised, issued by email to Alabama-based firms and others in the consultant database, and posted on the University campus web page. Firms desiring to be considered were requested to provide brochures to the University outlining their qualifications, relevant experience, and proposed team members by August 11, 2023.

A Consultant Selection Committee, appointed by the University in accordance with the provisions of Board Rule 415, reviewed the submitted brochures and on August 31, 2023, interviewed the following architectural firms:

- Davis Architects, Birmingham, AL
- Poole & Company Architects, Birmingham, AL
- Seay, Seay & Litchfield, Montgomery, AL

The Consultant Selection Committee then determined the following ranking for the firms deemed most qualified for the Project:

1. Poole & Company Architects, Birmingham, AL
2. Davis Architects, Birmingham, AL
3. Seay, Seay & Litchfield, Montgomery, AL

The primary selection criteria used in the ranking of the firms included the following:

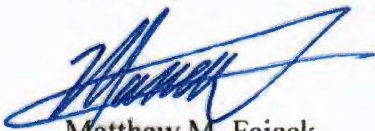
1. The firms represented a clear understanding of the Project program and goals, a design approach or methodology and standard of care necessary with renovation and office design projects.
2. The firms presented the most favorable listing of qualified principals, staff, and associated engineers for the Project along with a commitment to meet the University's schedule for completion of the design and construction of the Project.
3. The firms are committed to using Alabama-based consultant engineers for the Project.

Approval is hereby requested for:

1. The ranking of consultant firms listed hereinbefore.
2. Approval to submit these rankings to the Physical Properties Committee for consideration.

If you have any questions or concerns, please feel free to contact me.

Sincerely,



Matthew M. Fajack
Vice President for Finance and Operations
and Treasurer

MMF/lrc

Attachment

pc/atcmt: Michael Rodgers
Tim Leopard
Suzanne Webster
Vince Dooley

The above listing of firms ranked as the most qualified for the Project are hereby approved and by forwarding this executed document to the Chancellor’s office, the rankings are approved for inclusion in the Board materials to the November 2 – 3, 2023, Physical Properties Committee.

DocuSigned by:
Dana S Keith
9C2EFD005B6C48D

Dr. Dana S. Keith: Recommend for Approval
Senior Vice Chancellor for Finance and Administration

DocuSigned by:
Marietta Urquhart
73692E8B4A08472

Trustee Marietta M. Urquhart: Recommend for Approval
Chair of the Physical Properties Committee

PSYCHOLOGY BUILDING RENOVATION AND ADDITION

Existing Conditions
Looking Southeast from
Kirkbride Lane



PSYCHOLOGY BUILDING RENOVATION AND ADDITION

Existing Conditions
Looking North from Peter Bryce
Boulevard



PSYCHOLOGY BUILDING RENOVATION AND ADDITION

LOCATION MAP

