

March 19, 2014

MEMORANDUM

TO: State Board of Regents

FROM: David L. Buhler

SUBJECT: University of Utah - Huntsman Center Arena Phase 1 Upgrade and Remodel

Issue

The University of Utah is embarking on a multi-phase upgrade of the Huntsman Center Arena and, in accordance with Board policy, has requested authorization to proceed with the construction of Phase 1.

Background

The Huntsman Center Arena, constructed in 1969, is in need of major renovation and upgrade. Phase 1 of the project includes the addition of a new curtain system; upgraded rigging, sound, lighting, and fire suppression systems; and upgraded entryways. The projected \$6,604,702 cost of this phase will be funded with athletic and auxiliary funds that have been set aside over the past several years. Additional information about this project is included in the attached letter from the University and Project Summary. Future phases are currently being defined.

This Phase 1 project was approved by the Utah State Building Board at their February 5, 2014 meeting and authorized for construction without legislative action in accordance with State statute, based on the fact that it will not receive any state appropriated capital or O&M funding support and will not be financed through a revenue bond.

University representatives will be present at the Board meeting to respond to any questions the Regents might have.

Commissioner's Recommendation

The Commissioner recommends approval of Phase 1 of the Huntsman Center Arena project as requested with the understanding that future phases will be brought to the Regents for approval at the appropriate time in accordance with Board policy.

David L. Buhler
Commissioner of Higher Education

DLB/GLS/WRH
Attachment



Office of the Vice President
for Administrative Services

February 6, 2014

Mr. David Buhler
Commissioner
Board of Regents Building, The Gateway
60 South 400 West
Salt Lake City, Utah 84101-1284

RE: Jon M. Huntsman Sports Arena Design and Construction Services

Dear
Dear Mr. Buhler:

The Jon M. Huntsman Sports Arena (Huntsman Arena), constructed in 1969, has served the University of Utah well for these past 44 years. Recently, VCBO Architects was retained to perform a facilities study of all facilities used by Campus Recreation, Inter-Collegiate Athletics and the College of Health to determine the condition of existing facilities and whether efficiencies might be achieved by the sharing of these facilities.

The 44 year old Huntsman Arena, an auxiliary facility, requires major upgrades. These will include the addition of a new curtain divider system, new flooring, an upgraded rigging system, sound, lighting, and fire suppression systems. The University's Board of Trustees reviewed and approved the upgrade being proposed.

The proposed total project budget is \$6,604,702 and will be funded by Athletic and Auxiliary funds.

The University of Utah respectfully seeks your support of this request and the opportunity to present this project as information to the Finance and Facilities Committee at the March 28, 2014 Board of Regents meeting.

Thanks, as always, for your consideration and support.

Sincerely,

Arnold B. Combe
Vice President

c: David W. Pershing
Dr. Gregory Stauffer
Ralph Hardy
Michael G. Perez

Attachment: Building Board Project Summary – Huntsman Arena

University of Utah
201 South Presidents Circle, Room 209
Salt Lake City, Utah 84112-9012
Office Phone (801) 581-6404
Fax (801) 581-4972

Board of Trustees Project Summary

Project Name:	Huntsman Center Arena Phase 1
Project Owner:	Upgrade and Remodel
Preliminary Cost Estimate:	The University of Utah
Total Project Space (Gross Square Feet)	\$6,604,702
Sources of Funding:	91,845 (\$71.91 per sq. ft.)
	TBD

History:

Early on in the Recreation, Athletics, and College of Health Master Facility Plan it was determined that the Huntsman Center Arena was in need of an upgrade. There will likely be 3 phases to the upgrade. Phase 1 remodel will add a new curtain system, upgraded rigging system, sound, lighting, fire suppression, entryways, and others. Future phases will address upgrades for access, enlargement of the concourse level, seating upgrades, banquet options and others. These future phases are still being defined.

Need:

Staying competitive with the Huntsman Center Arena is imperative not only for Athletics (crimson club donations, recruiting, revenues) but concessions, merchandising, and special event facility rentals as well. Updating the infrastructure and facilities within the Arena is vital for keeping costs of future maintenance down.

The entire replacement of the 1960s era Huntsman Center was studied as an option and was deemed not feasible from a cost or schedule standpoint. It is therefore proposed that the iconic Huntsman Arena be upgraded instead of replaced. Therefore the Huntsman Center Arena Phase 1 Upgrade and Remodel of the Arena was undertaken as the first effort in the multi phased upgrade. The upgrade of the existing facilities is needed in order to allow for a more efficient and energy conservative facility, a more easily operated facility requiring less maintenance, and a facility which will meet future needs for NCAA and PAC 12 expectations. The new upgrades will allow for more diverse uses through the use of rigging and curtain options. Other areas being upgraded in this first phase include: lighting, basketball floor, sound system, arena entries, and fire protection.

Timeline:

Start of Construction -	May 2014
Completion of Construction -	October 2014

Status:

Bidding and Negotiations - Soliciting Architect and Engineering Firms

Photographs and Maps:



