

February 12, 2025

Trustee Craig Reed

Budget, Finance and Facilities Report





Action Item I

Minutes from the December 4, 2024
Committee Meeting

Strike, Strike, and **Strike Again!**

Action Item II

Contract Authority – Construction Manager

- a) Campus Utility Infrastructure
- b) Howard Hall Renovation Project
- c) Benjamin Banneker Demolition Project
- d) FAMU Student Health Learning Center Renovation Project

Strike, Strike, and **Strike Again!**

Campus Utility Infrastructure North Loop

Rationale/Summary:

- Requesting board authorization for the President to finalize contracts with MillerWorks, not to exceed \$8,500,000.
- Construction documents finalized to extend the Campus Chilled Water (CHW) Infrastructure North Loop.
- CHW Piping from SBI CHW Vault to the New Pharmacy Building, extending north then east.
- Facilities team to oversee routing and installation of additional CHW vaults.
- Includes extending infrastructure conduit along the same route as CHW piping for future expansions.

Recommendation: We recommend that the Board of Trustees approve and authorize the President to execute the necessary contracts and agreements with MillerWorks for a total sum not to exceed \$8,500,000. These contracts will be executed after the Board's approval and review and comments by the Office of General Counsel.

Howard Hall Renovation Project

Rationale/Summary:

- Seeks board authorization for the President to finalize contracts with RAM Construction & Development, LLC, for renovations to Howard Hall Building, with a budget cap of \$9,300,000.
- Renovation supports the longstanding Army ROTC program at FAMU, a key contributor of officers since 1948.
- Project aligns with multiple University Strategic Goals, enhancing access, student and employee experiences, and services to communities.
- Aims to produce culturally astute graduates, reinforcing FAMU's commitment to global workforce diversity.

Recommendation: We recommend that the Board of Trustees approve and authorize the President to execute the necessary contracts and agreements with (RAM Construction & Development, LLC) for a total sum not to exceed \$9,300,000. These contracts will be executed after the Board's approval and review and comments by the Office of the General Counsel.

Benjamin Banneker Demolition Project

Rationale/Summary:

- Seeks board authorization for the President to finalize contracts with Allstate Construction, not to exceed \$2,000,000 for renovations.
- Renovations target the Benjamin-Banneker A & B complex, a four-story structure dating back to 1966, used for offices, classrooms, and laboratories.
- Building "A" houses the Department of Engineering Technology with 33,512 sq ft, and Building "B" includes additional space for the Department of Social Work, totaling 33,604 sq ft.
- Addressing critical repairs such as leaking single-pane windows on the second and third floors to improve facility resilience and functionality.

Recommendation: We recommend that the Board of Trustees approve and authorize the President to execute the necessary contracts and agreements with (Allstate Construction) for a total sum not to exceed \$2,000,000. These contracts will be executed after the Board's approval and review and comments by the Office of General Counsel.

Strike, Strike, and Strike Again!

FAMU Student Health Learning Center Renovation Project

Rationale/Summary:

- Requesting board approval for the President to sign contracts with CSI Contracting, Inc., for a project budget not to exceed \$1,700,000.
- Transforming the former FAMU Credit Union into the Allied Health Sciences Student Community Health Center, a center for experiential learning and community service.
- The project includes renovating 1,200 square feet of the old Credit Union building, adding a new 2-stop elevator, site work, exterior maintenance, and interior finish upgrades.
- The center will provide pro bono physical, occupational, and respiratory therapy services, offering students practical experience and serving the local community's health needs.

Recommendation: We recommend that the Board of Trustees approve and authorize the President to execute the necessary contracts and agreements with (CSI Contracting, Inc.) for a total sum not to exceed \$1,700,000. These contracts will be executed after the Board's approval and the review and comments by the Office of General Counsel.

Strike, Strike, and Strike Again!

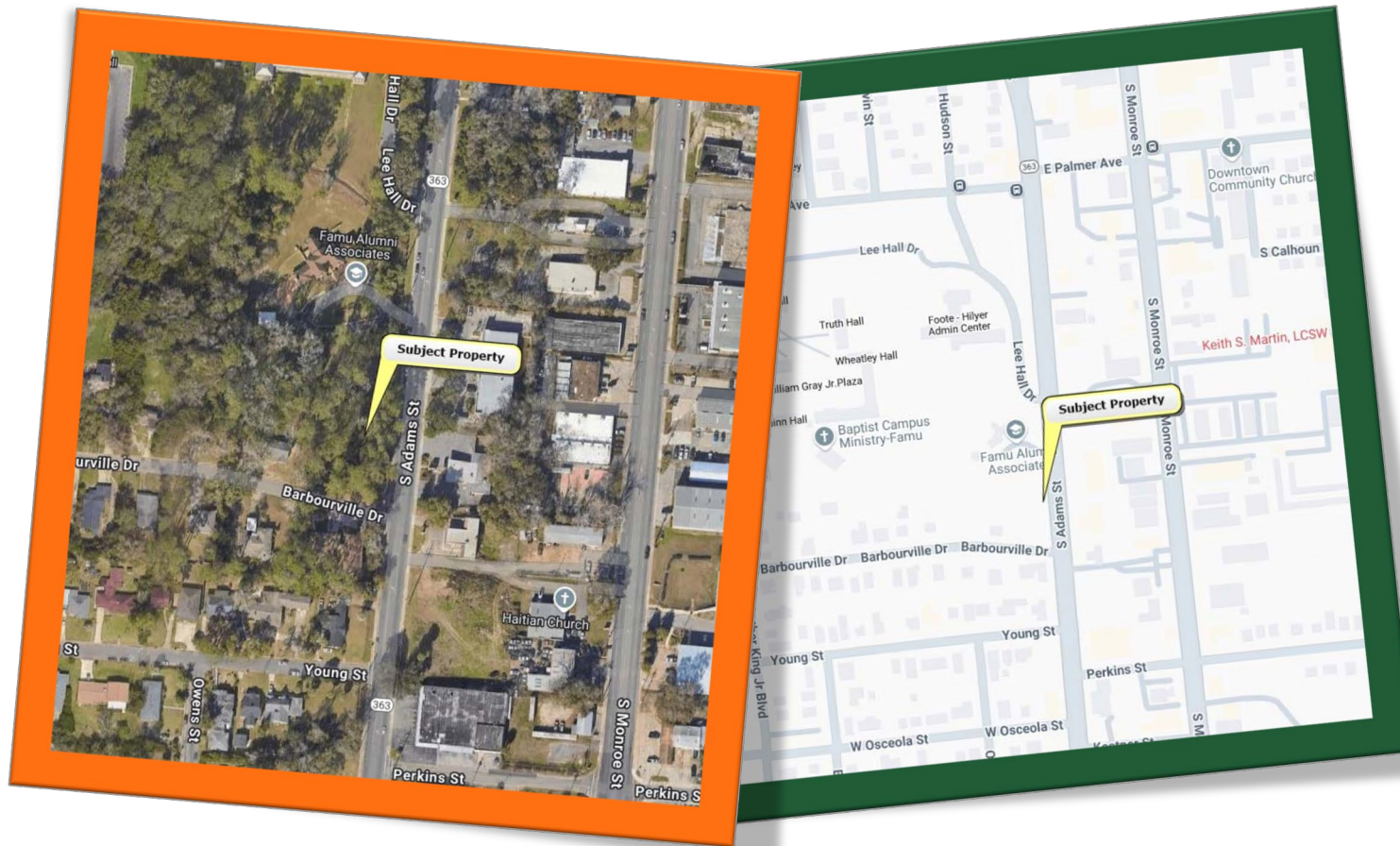
Action Item III

Resolution to Approve Drainage Easement
for Southeast Housing Partners

Strike, Strike, and **Strike Again!**

FAMU [FLORIDA
AGRICULTURAL AND
MECHANICAL
UNIVERSITY]

Resolution to Approve Drainage Easement for Southeast Housing Partners



- Resolution for Florida A&M University to consent to an underground drainage easement for Southeast Housing Partners, located at South Adams Street on the main campus.
- Proposed easement measures approximately 141' x 20' (2,818 SF) to facilitate storm water drainage to South Adams Street.
- Southeast Housing to pay the university \$8,700, the appraised fair market value of the easement, plus an additional \$2,000 for monitoring construction.

Strike, Strike, and Strike Again!

Action Item IV

Authorization for the Installation of a Commemorative Bench in Honor of Dr. Norma Solomon White

Strike, Strike, and **Strike Again!**

FAMU [FLORIDA
AGRICULTURAL AND
MECHANICAL
UNIVERSITY]

Authorization for the Installation of a Commemorative Bench in Honor of Dr. Norma Solomon White



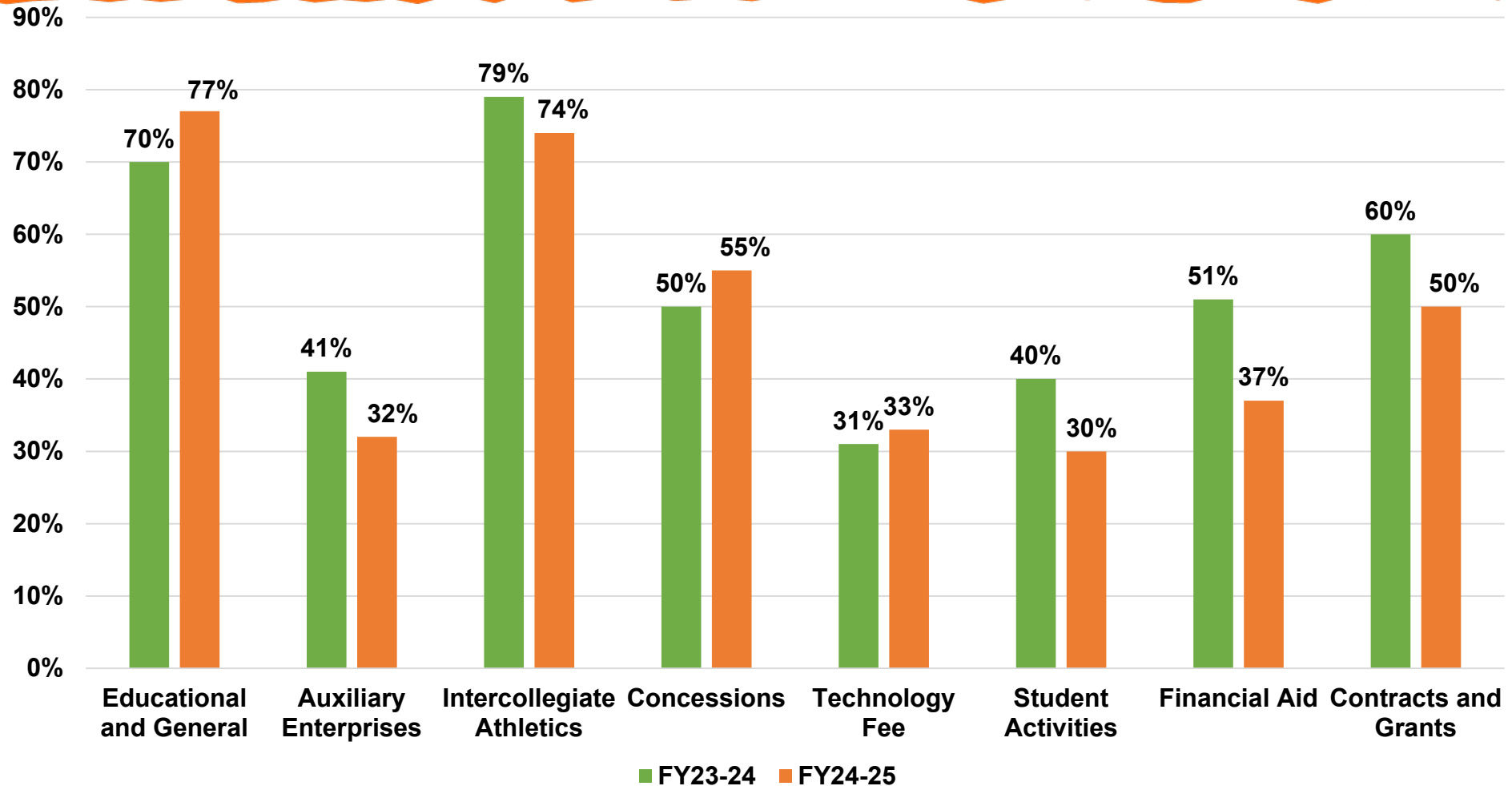
- ❖ Beta Alpha Chapter of Alpha Kappa Alpha Sorority, Incorporated requests approval to establish a commemorative bench at Florida A&M University in honor of Dr. Norma Solomon White, as per Board of Trustees Policy 2008-05.
- ❖ Beta Alpha Chapter will cover 100% of the costs associated with the design, purchase, and installation of the bench.
- ❖ The bench is to be placed near the intersection of Althea Gibson Way and Robert and Trudie Perkins Way.

Information Item V

Sr. Vice President for Finance and
Administration's Report

a) Quarterly Financial Report – Budget to Actuals

Financial Report – Budget to Actuals Quarter 2 Review



Strike, Strike, and Strike Again!

New 700 Bed Housing Project Update

ACTION	DUE DATE	Completed
Architect / Engineer (A/E) Selection	May 2023	✓
Construction Manager (CM) Selection	December 2023	✓
Submit Design Development (DD) Drawings	September 2023	✓
Submit Construction Documents (CD)	December 2023	✓
Construction Begins	March 2024	✓
Furniture and Equipment (FF&E)	July 2025	
Substantial Completion	July 2025	
Certificate of Occupancy	August 2025	
Final Completion	August 2025	

Strike, Strike, and **Strike Again!**

New 500 Bed Housing Project Update

ACTION	DUE DATE	Completed
Architect / Engineer (A/E) Selection	May 2023	✓
Construction Manager (CM) Selection	July 2023	✓
Submit Design Development (DD) Drawings	September 2024	✓
Submit Construction Documents (CD)	December 2024	✓
Construction Begins	TBD	
Furniture and Equipment (FF&E)	TBD	
Substantial Completion	TBD	
Certificate of Occupancy	TBD	
Final Completion	TBD	

Strike, Strike, and **Strike Again!**

New 800 Bed Housing Project Update

ACTION	DUE DATE	Completed
Architect / Engineer (A/E) Selection	May 2023	✓
Construction Manager (CM) Selection	July 2023	✓
Submit Design Development (DD) Drawings	November 2024	✓
Submit Construction Documents (CD)	December 2024	✓
Construction Begins	TBD	
Furniture and Equipment (FF&E)	TBD	
Substantial Completion	TBD	
Certificate of Occupancy	TBD	
Final Completion	TBD	

Strike, Strike, and **Strike Again!**

FAMU Dining Hub Expansion Project Update

ACTION	DUE DATE	Completed
Architect / Engineer (A/E) Selection	February 2024	✓
Construction Manager (CM) Selection	November 2024	✓
Submit Design Development (DD) Drawings	June 2024	✓
Submit Construction Documents (CD)	September 2024	✓
Construction Begins	December 2024	✓
Furniture and Equipment (FF&E)	TBD	
Substantial Completion	August 2025	
Certificate of Occupancy	August 2025	
Final Completion	August 2025	

Strike, Strike, and **Strike Again!**

Foote Hilyer I.T. Relocation Project Update

ACTION	DUE DATE	Completed
Architect / Engineer (A/E) Selection	January 2022	✓
Construction Manager (CM) Selection	February 2022	✓
Submit Design Development (DD) Drawings	January 2023	✓
Submit Construction Documents (CD)	March 2023	✓
Construction Begins	March 2023	✓
Furniture and Equipment (FF&E)	March 2025	
Substantial Completion <i>*The project is delayed until the fire sprinkler project is completed.</i>	May 2025	
Certificate of Occupancy	May 2025	
Final Completion	June 2025	

Strike, Strike, and **Strike Again!**

Howard Hall Renovation Project Update

ACTION	DUE DATE	Completed
Architect / Engineer (A/E) Selection	January 2024	✓
Construction Manager (CM) Selection	February 2024	✓
Submit Design Development (DD) Drawings	August 2024	✓
Submit Construction Documents (CD)	February 2025	✓
Construction Begins	March 2025	
Furniture and Equipment (FF&E)	TBD	
Substantial Completion	February 2026	
Certificate of Occupancy	TBD	
Final Completion	TBD	

Strike, Strike, and **Strike Again!**

Chemical & Biological Research Center Renovation Project Update

ACTION	DUE DATE	Completed
Architect / Engineer (A/E) Selection	January 2024	✓
Construction Manager (CM) Selection	February 2024	✓
Submit Design Development (DD) Drawings	March 2025	
Submit Construction Documents (CD)	October 2025	
Construction Begins	November 2025	
Furniture and Equipment (FF&E)	TBD	
Substantial Completion	TBD	
Certificate of Occupancy	TBD	
Final Completion	TBD	

Strike, Strike, and **Strike Again!**

Deferred Maintenance / Utilities Infrastructure Update

PROJECT	TYPE	STATUS
FAMU/Trane HVAC Replacement	Deferred Maintenance	ONGOING Projected Completion: Dec 2026
Chilled Water Upgrade	Utilities Infrastructure	ONGOING Projected Completion: June 2026
New South Chiller Plant Phase I	Utilities Infrastructure	ONGOING Projected Completion: Jan 2026

During the 2022-2023 Legislative Session, Florida A&M University was allocated \$26.9 million to address deferred maintenance and capital replacement/renewal issues and \$27.7 million to address campus-wide utility infrastructure. The following chart is an update on activities that have commenced.

- Total Deferred Maintenance: \$26.8 million
- Total Utilities Infrastructure: \$17.7 million



Information Item V

Sr. Vice President for Finance and
Administration's Report

c) Compensation Study Update

Strike, Strike, and **Strike Again!**

Compensation Study Update

COMPENSATION STUDY

Home Finance & Administration Compensation Study Compensation Study

Introduction

At Florida A&M University, our total compensation rewards program is designed with our employees in mind. We aim to attract and retain diverse, motivated, well-qualified, and engaged talent. We offer competitive salaries, comprehensive benefits, generous paid time off, and opportunities for professional development, including tuition waivers and reimbursement programs. These offerings ensure that we remain a competitive employer and strive to be an employer of choice.

Compensation Study Highlights



COMMUNICATIONS →

PROJECT OVERVIEW →

COMPENSATION PHILOSOPHY →



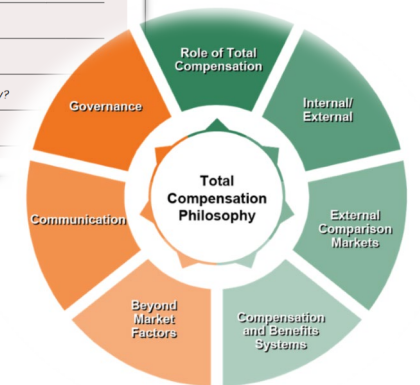
FAQS →

- Excited to announce the launch of the new Compensation Study website, designed to be a comprehensive resource hub for faculty and staff.
- The site aims to enhance transparency, offer valuable resources, and provide frequent updates on the Compensation Study.
- Full implementation of the compensation study is scheduled for Fall 2025, with ongoing updates to add more resources to the website.

FAQs

EXPAND ALL | COLLAPSE ALL

- + What was the purpose of this study?
- + Who was involved in the project?
- + What is a compensation philosophy?
- + How is pay determined?
- + What does not determine pay?
- + What is a benchmark job?
- + What is a compensation study?
- + Does the compensation study address benefits?
- + Who do we compare salaries against during the study?
- + What happens if jobs are found to be above/below the market?
- + Will I get more money?
- + Will my pay decrease?
- + Will my salary range change due to this study?
- + What does market competitiveness mean?



Strike, Strike, and Strike Again!



Information Item VI

Budget, Finance and Facilities Committee
Action Plan 2024-2025

Strike, Strike, and **Strike Again!**

Budget, Finance and Facilities Committee Action Plan 2024-2025

Meeting Date	Major Discussion Topics	Action Items	Due Date
September 11-12, 2024	<ul style="list-style-type: none"> • Quarterly Financial Report – Budget to Actuals • Compensation Study Update (as required) • Project Updates – University Construction/Operations including Deferred Maintenance & Student Housing Construction Update • Stimulus Funding Expenditure Report to Date (as required) 	<ul style="list-style-type: none"> • Carryforward Spending Plan • FY2024-2025 Fixed Capital Outlay Budget • Final 2024-2025 Operating Budget 	Annually
December 4-5, 2024	<ul style="list-style-type: none"> • Quarterly Financial Report – Budget to Actuals • Compensation Study Update (as required) • Project Updates – University Construction/Operations including Deferred Maintenance & Student Housing Construction Update • Stimulus Funding Expenditure Report to Date (as required) 	<ul style="list-style-type: none"> • Amendment to the FY 2024-2025 Operating Budget- SGA Carryforward for Activity and Service Fees 	Annually
February 12-13, 2025	<ul style="list-style-type: none"> • Quarterly Financial Report – Budget to Actuals • Compensation Study Update (as required) • Project Updates – University Construction/Operations including Deferred Maintenance Plan & Student Housing Construction Update • Master Plan Update, if needed • Stimulus Funding Expenditure Report to Date (as required) 	<ul style="list-style-type: none"> • Accounts Receivables Write-offs • Surplus Property Write-offs 	Annually
June 11-12, 2025	<ul style="list-style-type: none"> • Quarterly Financial Report – Budget to Actuals • Compensation Study Update (as required) • Project Updates – University Construction/Operations including Deferred Maintenance Plan & Student Housing Construction Update • Master Plan Update, if needed • Stimulus Funding Expenditure Report to Date (as required) 	<ul style="list-style-type: none"> • 2025-2026 Preliminary Operating Budget • 5-year Capital Improvement Plan (CIP) 	May 2025
August 6-7, 2025 (BOT Retreat)	<ul style="list-style-type: none"> • Budget Workshop 	<ul style="list-style-type: none"> • 2025-2026 Final Operating Budget 	Aug 2025



Information Item VII

Stimulus Funding Expenditure Report to Date

Strike, Strike, and **Strike Again!**

Stimulus Funding Expenditure Report to Date

Florida A University
Stimulus Funding Expenditure Report
Expenditures in U.S. Department of Education G5 System

Award No.	Recipient Reference	Available Balance	Net Authorization	Last Day to Draw
P425J200003	HBCU/HBGI CARES ACT	\$310,991.18	\$125,006,252.00	10/1/2025
		\$310,991.18	\$125,006,252.00	

FAMU iRattler System

PR/Award No	Recipient Reference	Authorized	Expenditures	Encumbrance & Pre-Encumbrances	Available Balance
P425J200003	HBCU/HBGI CARES ACT	\$ 125,006,252.00	\$ 124,815,184.45	\$ 24,137.89	\$ 166,929.66
		\$ 125,006,252.00	\$ 124,815,184.45	\$ 24,137.89	\$ 166,929.66

1/17/2025