



UNIVERSITY OF MINNESOTA  
TWIN CITIES

University Hospitals and Clinics  
420 Delaware Street S.E.  
Minneapolis, Minnesota 55455

October 3, 1985

TO: Planning and Development Committee Members

Frank Cerra, M.D.  
Clint Hewitt  
B. Kristine Johnson  
Geoff Kaufmann

John LaBree, M.D.  
C. Edward Schwartz  
I. Dodd Wilson, M.D.

FROM: Robert Latz, Committee Chair

The October meeting of the Planning and Development Committee will be held:

Wednesday, October 9, 1985  
10:00 A.M.  
Dining Room III

The agenda and the background materials for our meeting are enclosed. I will look forward to seeing you on Wednesday.

cc: Ann Frohrip  
Greg Hart  
Ed Howell  
Nancy Janda  
Mark Koenig  
Lisa McDonald  
Ken Merwin

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**PLANNING AND DEVELOPMENT COMMITTEE**

**BOARD OF GOVERNORS**

Wednesday, October 9, 1985  
10:00 A.M.  
Dining Room III

**AGENDA**

- |      |                                                                                                |             |
|------|------------------------------------------------------------------------------------------------|-------------|
| I.   | <u>Approval of September 11, 1985 Minutes</u>                                                  | Approval    |
| II.  | <u>Mission Statement</u><br>- Geoff Kaufmann                                                   | Endorsement |
| III. | <u>NACHRI Application</u><br>- Geoff Kaufmann                                                  | Endorsement |
| IV.  | <u>Marketing Plan Update</u><br>- Geoff Kaufmann                                               | Information |
| V.   | <u>Board Retreat Summary - Planning and Development Issues</u><br>- Robert Latz                | Discussion  |
| VI.  | <u>Physician Advisory Committee Meeting Summary</u><br>- John LaBree, M.D.<br>- Geoff Kaufmann | Information |
| VII. | <u>Facility Planning Update, Parking Ramp</u><br>- Mark Koenig                                 | Information |

MINUTES  
Planning and Development Committee  
September 11, 1985

**CALL TO ORDER**

Committee Chairman, Mr. Robert Latz, called the September 11, 1985 meeting of the Planning and Development Committee to order at 10:12 a.m. in Hospital Dining Room III.

Attendance: Present Robert Latz, Chair  
Frank Cerra, M.D.  
Clint Hewitt  
Geoff Kaufmann  
John LaBree, M.D.  
C. Edward Schwartz

Absent B. Kristine Johnson  
I. Dodd Wilson

Staff Greg Hart  
Ed Howell  
Mark Koenig

Guests Roberta Collins  
Kevin Kuester  
Eric Madsen

**APPROVAL OF MINUTES**

The minutes of the August 14, 1985 meeting were approved as mailed.

**PRESENTATION OF NEW UMHC SYMBOL**

By way of introduction of the guests, Mr. Hart explained that the Hospital had undertaken a Corporate Identity Study which involved adopting a new symbol to be introduced in conjunction with the new hospital. The consultants held interviews and consumer focus groups to get ideas for designing a new logo.

Mr. Madsen gave a slide presentation of the process they used to arrive at their recommended design. They looked at the competition locally; other University symbols; and traditional symbols, which, it was decided, were not appropriate.

They also looked at letter forms, geometric shapes, and shield shapes and worked with them in combination with a "U", an "M", and "U" and "M" together. They tried to symbolize the tertiary mission of the Hospital by integrating the Hospital's three-fold mission into the shield, but when the logo was reduced for letterhead, etc. it became too small and difficult to read.

The final recommendation, they felt, was both symbolic and contemporary.

Discussion on the recommended symbol followed. One concern was that a "U" was not included in the symbol. It was felt that the target group for the new symbol should be external, not internal. Additional input on the proposed symbol will be solicited from the clinical chiefs and other selected parties.

#### **NACHRI APPLICATION**

Mr. Kaufmann reported that the major issues that will need to be addressed in our NACHRI application are governance, organization, and administration. We currently meet, or can meet, the requirements for membership except for some clarification in the above mentioned issues.

The committee then went through the application page-by-page making comments and suggestions about rewording and clarification of various parts of the application.

Mr. Latz asked about the name, Children's Hospital of Minnesota; it was explained that, at this point, the name is generic and is being used for purposes of the draft.

The application will be reviewed further before it is presented to the Board of Governors.

#### **PROJECT UPDATES**

##### Lithotripter

Mr. Koenig reported that there will be a meeting with the equipment manager next week. There will be a possible revision in the delivery date because the target date for construction has been changed from between September 15 and October 22 to between October 1 and October 22. Mr. Kaufmann told the committee that the Planning and Marketing Department is presently working on a media campaign for the lithotripter.

Mr. Latz suggested that we market ourselves as a high-tech hospital.

##### Parking Ramp

Mr. Koenig said that an advisory group is now meeting to work on the design, number of spaces, entrance/exits, and linkage to the Hospital for the new parking ramp.

Discussion followed on merits and costs of the linkage to the Hospital, which would be either an overhead walkway or a tunnel.

##### Unit J

Mr. Koenig reported that two floors of Unit J have been turned over to the hospital. Not all corrections have been made and Hospital facility personnel will not make their inspection until all of those corrections have been made.

**BOARD OF GOVERNORS RETREAT/PLANNING AND DEVELOPMENT COMMITTEE IMPLICATIONS**

Because of time constraints, this topic will be covered at the next meeting of the Planning and Development Committee.

**ADJOURNMENT**

The Planning and Development Committee adjourned at 12:07 p.m.

Respectfully submitted,



Ann S. Frohrip  
Senior Secretary  
Planning and Marketing

Draft

~~Staff REDRAFT Per Planning and Development Committee  
Changes indicated below. August 14, 1985~~

**UNIVERSITY OF MINNESOTA**

**Statement of Mission and Roles**

The mission and roles of University Hospital are based on a tradition of service, education, and research for the benefit of Minnesotans. This tradition originates in legislative mandate in the early 1900s to create a teaching hospital for the University Medical School and to care for the indigent in the state. Today, University Hospital is consistently ranked as one of the leading medical centers in the country and serves as a major health care provider for Minnesota and beyond. We are a valued state resource and are proud that we train the vast majority of Minnesota physicians. We believe that the high quality of life in Minnesota is important and that we contribute to that quality through our health care activities.

**Mission and Roles of University of Minnesota  
Hospitals and Clinics**

**Mission**

University Hospital strives to provide high quality, ~~and effective~~ patient services, diverse educational programs, and an environment supportive of research for the benefit of all Minnesotans and for others who need our services.

*delivered in a cost-effective manner,*

**Roles**

**Patient Service**

University Hospital is committed to providing the highest quality patient care programs and services. Our services span the spectrum of care from primary to tertiary levels. These services are provided in ambulatory, inpatient, community, and home care settings. To assure adequate patient care volumes, the University Hospital will develop strategies which will create flexibility in responding to the greater health care system and environment. *Changing*

Emphasis is placed on the method of care most appropriate for the patient's ~~medical~~ health and personal needs. Outpatient alternatives to hospitalization are selected whenever possible. Patient services are provided at the University Hospital, at affiliated clinics throughout Minnesota, and in patients' homes. The special needs of patients and their families are met through the combined efforts of physicians, nurses, and other hospital staff. The University Hospital is dedicated to providing cost-effective care. We work both within the institution and externally to contain the cost of care for our patients while assuring the highest quality of care.

## **Education**

University Hospital is an active participant in the education of health care professionals, patients, and the broader community. University Hospital is the primary educational site for the University's medical and health sciences professional schools. Providing continuing education to all health care professionals in Minnesota is also a priority. Programs are directed toward helping patients and their families better understand disease processes, treatment methods, and appropriate lifestyle adjustments.

## **Research**

The University Hospital ~~supports research~~ emphasizes discovery and innovation by its clinical faculty and staff for the benefit of patients and for the advancement of the health sciences. Successful application of research advances distinguishes patient care at University Hospital. By developing and disseminating new knowledge and techniques, the quality of patient care world wide is enhanced.





UNIVERSITY OF MINNESOTA  
TWIN CITIES

University Hospitals and Clinics  
Department of Planning and Marketing  
Box 200 Mayo  
420 Delaware Street S.E.  
Minneapolis, Minnesota 55455  
(612) 376-7317

Date: October 2, 1985  
To: Planning and Development Committee Members  
From: Geoff Kaufmann  
Subject: **REDRAFT OF NACHRI APPLICATION (ENDORSEMENT)**

Major changes have been made in the draft NACHRI Application since your comments were received at the September meeting. This draft is submitted for your endorsement for approval at the Board of Governors October meeting. Since the September Planning and Development meeting additional staff input has been added to clarify a number of operational issues.

Attachment

DRAFT

Mr. Robert H. Sweeney  
President  
NACHRI  
325 1st Street  
Alexandria, VA 22314

Dear Mr. Sweeney:

The University of Minnesota Hospitals and Clinics and the Variety Club Children's Hospital of Minnesota would like to formally submit our application to NACHRI. We believe that NACHRI membership is both appropriate and justified for our pediatric program.

We would appreciate the Board's consideration of our application for Institutional Membership and look forward to your response.

Please contact me if you have any questions or comments concerning our application. Thank you for your consideration.

Sincerely,

C. Edward Schwartz  
Hospital Director

GLK:asf

NACHRI Application

The University of Minnesota Hospitals and Clinics and the Variety Club Children's Hospital of Minnesota are applying for Institutional Membership in NACHRI under section D of your application form.

D. Children's programs that are a part of a large not-for-profit medical institution.

1. The Variety Club Children's Hospital of Minnesota is the primary teaching site for the Department of Pediatrics of the University of Minnesota Medical School. General, specialty, and subspecialty pediatrics are the major focus of undergraduate and graduate medical education. Although the Department of Pediatrics also uses several other Twin City Hospitals for teaching experience, the overwhelming majority of pediatric training occurs at the Variety Club Children's Hospital of Minnesota.

The Variety Club Children's Hospital of Minnesota will be the primary site of pediatric education for the Department of Pediatrics, University of Minnesota. This department is responsible for the undergraduate teaching of pediatrics to over 300 medical students each year. In addition, this department has approximately 60 pediatric residents and 40 pediatric subspecialty fellows in training each year. The undergraduate and graduate pediatric education program is the only such program in the Minneapolis-St. Paul area of Minnesota. All pediatric training in this community is under the aegis of the Department of Pediatrics whether conducted at the University of Minnesota Hospitals and Clinics, the major locus of this department's faculty, or at other teaching sites in the region. Of the 60 total pediatric resident positions in the community, 46-48 of them are full-time positions at the University of Minnesota Hospitals and Clinics. Twelve to fourteen positions rotate at four other affiliated teaching hospitals in the Twin Cities.

2.

A. Organizational Structure

1.)

- a.) The Variety Club Children's Hospital of Minnesota will be fully operational in March of 1986 when the current programs move from several buildings to the new hospital facility. By March of 1986 there will be a financial administrative and governance structure which safeguards the pediatric program's resources. This system will include a cost and revenue accounting system, an assigned administrator and nursing director, ~~and an existing board committee with responsibility for the pediatric programs, as well as~~ <sup>and</sup> a process which provides for community input and fund-raising.

As these safeguards, systems, and people become operational we will inform NACHRI with specifics and names of participants.

2.

- A. ~~There will be~~ <sup>9</sup> over 75 members of the clinical medical staff ~~of the Variety Club Children's Hospital of Minnesota who~~ are members of the faculty of the Department of Pediatrics of the University of Minnesota. The Clinical Chief of Pediatrics is the Head of the Department of Pediatrics.
- B. The full range of pediatric subspecialties ~~are~~ <sup>is</sup> represented in the faculty of the Department of Pediatrics, ~~of the Variety Club Children's Hospital of Minnesota.~~ Nearly every member of this faculty has a subspecialty orientation and provides both patient care and student or resident training in their subspecialty as well as in general pediatrics. (See the appended listing.) The faculty of this department establish and oversee the general rules and policies for the care of children in this hospital.
- C. The medical staff of Variety Club Children's Hospital of Minnesota has a very extensive and highly productive clinical and basic research program. In the past three years (1982-84) members of the faculty of pediatrics published 759 papers in refereed jour-

*clarify*

nals or books. ~~Most~~ Faculty members have a significant commitment to research, and are well supported financially at a local and/or national level in this work.

- D. The Pediatric Residency Program of the University of Minnesota is accredited by the Accreditation Council of Graduate Medical Education. The most recent accreditation review was held June 19-20, 1985. The program accepts 20 or more first year residents each year and has had in excess of 60 residents in the program each year for over a decade.
- E. The University of Minnesota Hospitals and Clinics maintain a full range of primary and subspecialty pediatric clinics, and a 24 hour/day emergency room service. All pediatric patients in the emergency room are seen by a member of the pediatric residency program and are reviewed with a member of the pediatric faculty.
- F. The present average daily census of the pediatric service of the University of Minnesota Hospitals and Clinics is 70 general pediatric patients, 22 surgical pediatric patients, and 6 normal newborns. The general policy of this hospital is to admit all patients under 18 years of age to a pediatric service.

3.

- A. An administrator will be selected to be responsible for the Variety Club Children's Hospital of Minnesota. This person will report to the <sup>Hospital Director or Designee</sup> ~~Senior Associate Director and Director of Operations of University Hospitals~~. A nursing administrator will also be selected for the Variety Club Children's Hospital of Minnesota. Nurses will be assigned specifically to the pediatric services and report to pediatric supervisors and the pediatric nursing administrator, who in turn will report to the Director of Nursing at University Hospitals. The administrator, nursing director, and clinical chief of Pediatrics will work closely together to provide overall direction for the Hospital.

- B. Resource Allocation

a.)

1. There will be separate identification of both income and expense at the new Variety Club Children's Hospital.

b.)

1. The financial systems will include ~~the~~ cost centers for the accumulation of direct costs for all Pediatric services provided and will provide for the allocation or assignment of all overhead and indirect costs.
2. Separate staffing will occur in nursing and for other departments directly associated with pediatric care. Support staff such as dietary, maintenance and housekeeping will be centralized services for the whole University Hospital.

#### C. Community Identity

1. a.) The name of this pediatric institution will be the Variety Club Children's Hospital of Minnesota. This name will be displayed prominently on the building.
- b.) The Variety Club Children's Hospital of Minnesota will have its own physical identity. In March of 1986 when we open the new hospital, the Variety Club Children's Hospital of Minnesota will have its own distinct floors, intensive care areas, waiting areas, etc. Signage will reflect entrance to the Children's facility.
- c.) The Variety Club Children's Hospital of Minnesota will have several major fund raising associations including the Variety Club, the Children's Cancer Fund, and the Viking's Children's Fund. These efforts will continue to be coordinated through those associated with the Hospital.
- d.) The pediatric services now have their own publications. We envision that this will expand and that a formal annual report will be added to the existing list.

D. Building and Facilities

1.

b.) The Variety Club Children's Hospital of Minnesota will be juxtaposed to other units in the new hospital building to open in March of 1986. The pediatric inpatient nursing stations occupy space totally distinct from other adult units and services. We now have and will continue to provide specialty pediatric clinics. These clinics have their own dedicated space and staff in the Phillips Wangensteen Building. Our pediatric research labs are also separate from other research facilities and will remain so in the future.

We plan to provide NACHRI with further documentation of our efforts as we move through this transition to our new facilities. It is our intent to have in place all of the requirements for NACHRI membership on or before March of 1986.



UNIVERSITY OF MINNESOTA  
TWIN CITIES

University Hospitals and Clinics  
420 Delaware Street S.E.  
Minneapolis, Minnesota 55455

10/9 Handout

Date: October 8, 1985  
To: Planning and Development Committee Members  
From: Robert Latz, Chair  
Subject: **PLANNING AND DEVELOPMENT COMMITTEE PRIORITIES RESULTING FROM  
AUGUST BOG RETREAT**

During its August retreat the Board of Governors developed a broad list of items to be accomplished by various individuals and groups. The three primary areas of emphasis for the Board focused on:

1. Enhancing communications with the Legislature
2. Enhancing the Hospitals' philanthropic position
3. Enhancing community networking with other health-related organizations.

Other issues would involve a mix of responsibilities among board, hospital staff, and medical staff. These issues included:

1. Improving guest relations
2. Broader communications with our publics (referring physicians, public, etc.)
3. Contracting with HMOs
4. Accelerated marketing and advertising
5. Improving hospital facilities and amenities
6. Dispelling myths about UMHC
7. Gaining Twin Cities market share
8. Other future competitive strategies

I would like the Planning and Development Committee to develop its own "To Do: list for the coming year.

RL:GLK:asf



10/9 Handout

DRAFT

**UNIVERSITY OF MINNESOTA HOSPITALS AND CLINICS**  
**POSITIONING STATEMENT**

EXISTING AND PROSPECTIVE USERS

The University of Minnesota Hospitals and Clinics health care complex offers patients through medical teams effective diagnosis and treatment for

a. All types of complex medical problems

or

b. Everything from the simplest to the most complex medical problems

Support

1. Up-to-date medical knowledge is gained from its research and teaching programs.
2. Physicians and staff are responsive to patients' physical, emotional, and spiritual needs.

REFERRING PHYSICIANS

The University of Minnesota Hospitals and Clinics health-care complex works with upper midwest referring physicians to provide them with **the most advanced diagnosis and treatment capabilities currently available.**

Support

- 1) Up-to-date medical knowledge is gained from its research and teaching programs.

Position Statement

In a collaborative effort to increase facility utilization and market share, the University of Minnesota Clinical Associates, Inc. and the University of Minnesota Hospitals and Clinics have together undertaken certain new marketing initiatives. This joint effort entails establishing new products as well as new relationships with major purchasers of health care services both locally as well as regionally. It is the intention of UMCA and UMH&C to provide non-exclusive care so that the subscribers of various health plans and of other major purchasers of care will have access to the University's excellent medical facilities and services. The University seeks access to all potential patients in the community. It intends to competitively market its products and services from the standpoints of both cost and quality.

UNIVERSITY HOSPITALS RENEWAL PROJECT

PROGRESS REPORT

OCTOBER 1, 1985

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UNIVERSITY HOSPITALS RENEWAL PROJECT

OVERVIEW

BID PACKAGE STATUS

Contracts awarded to date	31
Bid packages cancelled	2
Bid packages currently out for bid	0
Bid packages awaiting award approval	0
Bid packages left to bid	1
<hr/>	
Total packages to be bid	34

SCHEDULE STATUS

	Original Substantial Completion Date	Original Certified Completion Date	Approved Schedule Extension (Days)	Current Substantial Completion Date	Current Certified Completion Date
Therapeutic Radiology	Jan.1,1984	Jan.1,1984	58	Feb.29,1984	Feb.29,1984
Unit J	Mar.1,1986	Dec.1,1986	0	Mar.1,1986	Dec.1,1986

HOSPITAL RENEWAL PROJECT

BUDGET STATUS REPORT

	CURRENT BUDGET	COMMITTED TO DATE	ESTIMATED TO COMPLETE	PREDICTED FINAL COST	PAID TO DATE	FINAL COST (OVER) UNDER BUDGET
BUILDING COST	\$ 99,723,091	\$ 79,641,221	\$ 5,603,780	\$ 85,245,001	\$ 65,212,600	\$ 14,478,090
NON-BUILDING COST	26,622,400	17,207,383	9,415,017	26,622,400	15,873,646	-0-
TOTAL	\$126,345,491	\$ 96,848,604	\$ 15,018,797	\$111,867,401	\$ 81,086,246	\$ 14,478,090
LESS MRI COST	(\$ 1,042,925)	(\$ 1,042,925)	\$ -0-	(\$ 1,042,925)	(\$ 1,042,925)	\$ -0-
UNIT J BUDGET	\$125,302,566	\$ 95,805,679	\$ 15,018,797	\$110,824,476	\$ 80,043,321	\$ 14,478,090

Percent of Funds Committed: 86%

Percent of Work Paid to Date: 72%

Percent (Over)/Under Budget: 12%

UNIVERSITY HOSPITALS RENEWAL PROJECT

PROGRESS REPORT

OCTOBER 1, 1985

CONSTRUCTION ACTIVITIES

- . All access into the building from the north entrances are blocked due to continued landscaping activities. Work continues on the south side of Unit J with sodding scheduled to begin as weather permits. The snow melt system is being installed in the east side. The road to the ambulance entrance has been excavated and concrete poured.
- . Shell space completion work has been authorized for Floor One. Work will begin on the Endoscopy and Cardio-Pulmonary Laboratory areas as soon as the Trade Contractor offices have been relocated.
- . Room 1-400, Materials Management's Cart Marshalling area has been turned over to the Hospital for use as a staging area for Owner furnished equipment scheduled to be installed in Unit J.
- . Punch listing and compliance checking is currently being done by the Hospital Facilities Office staff and Construction Manager's staff on Levels Two, Five and Six. Levels Seven and Eight are nearing construction completion. Level Four punch listing will be redone when the Bone Marrow ceilings are complete.
- . The mechanical contractor's work is nearing completion. Contractor emphasis is now on electrical wire pulling, electrical and mechanical final connections, CBAS functions and interior finishes.
- . There were nineteen contractors on site this month. The average daily manpower was two hundred seventeen (217) for September, 1985.

# UNIVERSITY HOSPITALS RENEWAL PROJECT

## CONTRACT AWARD SUMMARY

DESCRIPTION	BID PACK #	ESTIMATE	LOW BID	VARIANCE	S.E.D. FIRMS	MINORITY FIRMS	CONTRACTOR
Construction Fence	1	\$ 26,571	\$ 25,168	\$ (1,403)	A-1 Excavating \$ 760		Crowley Fence Company St. Paul, Mn.
Preconstruction Work	2	240,487	126,300	(114,187)	SACO \$ 3,800		Sheehy Construction Company St. Paul, Mn.
Apartment Building Demolition	3	9,240	9,240	-0-	Roy-A1 \$ 300		A. Kamish & Sons St. Paul, Mn.
Powell Hall Demolition	4	365,936	348,975	(16,961)	Roy-A1 \$11,000		Controlled Demolition Baltimore, Maryland
Mass Excavation	5	1,358,671	935,050	(423,621)	Texture Master \$29,000	A-1 Excavating M.A.C. Trucking Jewat Trucking	Carl Bolander & Sons Minneapolis, Mn.
Cancelled	6						
Cancelled	7						
Temporary Power Substation	8	61,768	51,166	(10,602)	Gombolt Electric Inc. \$51,166		Gombolt Electric, Inc. Minneapolis, Mn.

# UNIVERSITY HOSPITAL RENEWAL PROJECT

## CONTRACT AWARD SUMMARY

DESCRIPTION	BID PACK #	ESTIMATE	LOW BID	VARIANCE	S.E.D. FIRMS	MINORITY FIRMS	CONTRACTOR
Radiation Therapy & Masonic Tower, Civil, Structural and Building Enclosure	9	\$2,000,000	\$1,971,800	\$( 28,200)	Bay Mills \$16,900 Economy Concrete Placer \$12,510 Allied Steel \$11,127.28	Dunsheath Construction \$50,000	Arkay Construction Co. Minneapolis, Mn.
Radiation Therapy & Masonic Tower, Electrical	10	\$ 546,884	\$ 308,668	\$(238,216)	Barber Electric Company \$529.72 Reco Supply Lampco Supply \$733.80 M&M Electric, Inc \$14,736.48 Total-\$16,000	Barber Electric Company \$1,992.27 M&M Electric Company \$4,373.52 Total-\$6,365.79	Hayes Contractors, Inc. Minneapolis, Mn.
Radiation Therapy & Masonic Tower Mechanical	11	\$1,119,016	\$ 682,000	\$(437,016)	Sarah, Inc. \$35,000	Sarah, Inc. \$39,342.11	Axel Newman Heating & Plumbing Company St. Paul, Mn.
Radiation Therapy & Masonic Tower Architectural	12	\$ 444,233	\$ 468,440	\$+ 24,207	TCM Construction \$25,840		Knutson Construction Minneapolis, Mn.
Drilled Piers	13	\$ 117,450	\$ 271,991	\$+154,541	Allied Steel & Engineering \$9,100 Infield Welding \$4,825.00		Layne Minnesota Company Minneapolis, Mn.
Structural Steel	14	\$5,720,738	\$4,600,000	\$(1,120,738)	S.L.K. Construc. Co., Inc. \$242,950.00	S.L.K. Construc. Co., Inc. \$485,389.00	L.L. LeJeune Co. Minneapolis, Mn.



# UNIVERSITY HOSPITALS RENEWAL PROJECT

## CONTRACT AWARD SUMMARY

DESCRIPTION	BID PACK #	ESTIMATE	LOW BID	VARIANCE	S.E.D. FIRMS	MINORITY FIRMS	CONTRACTOR
Foundations and Concrete	15	\$4,142,700	\$3,529,700	\$ (613,000)	Allied Steel \$56,500 E-Con Placer \$65,000 Infield Welding \$165,000 Battle Electric \$ 4,797 Bay Mills Construction & Supply \$ 15,600 Thermal & Moisture Protection \$ 95,000		Lovering Associates, Inc. St. Paul, Mn.
Elevators	16	\$1,591,451	\$1,610,000	\$ + 18,549			Gust Lagerquist & Sons, Inc. Minneapolis, Mn.
Construction Hoisting	17	\$ 150,108	\$ 129,344	\$ ( 20,764)	Infield Welding \$ 22,500		Advance Equipment Company Minneapolis, Mn.
Building enclosure	18	\$5,375,243	\$5,061,600	\$ (313,643)	Quality Materials, Inc. \$91,000 Battle Crane Service \$30,000 Infield Welding \$20,000 So. Side Plumbing & Heating \$125,000		Lovering Associates, Inc. St. Paul, Mn.

# UNIVERSITY HOSPITALS RENEWAL PROJECT

## CONTRACT AWARD SUMMARY

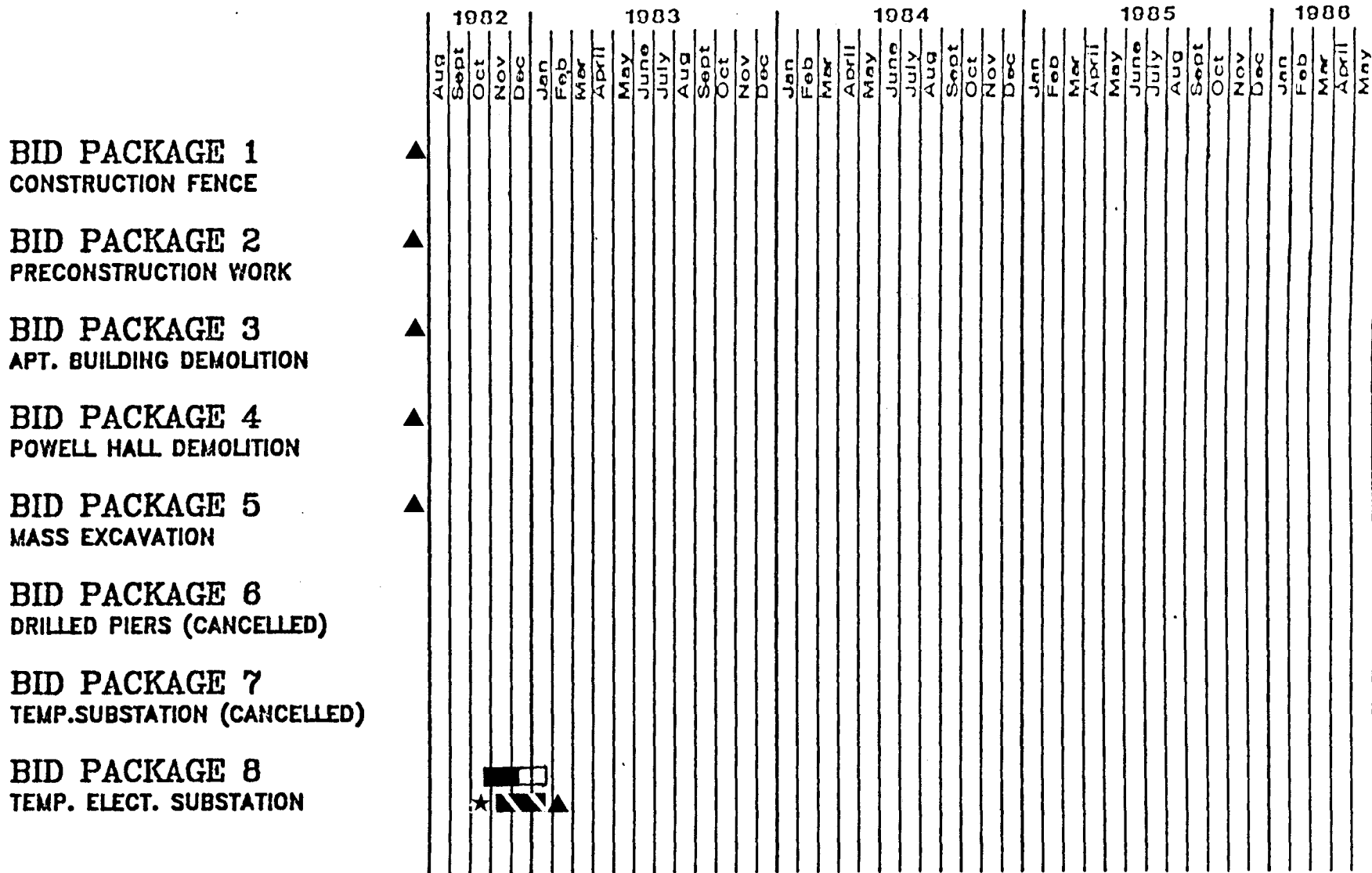
DESCRIPTION	BID PACK #	ESTIMATE	LOW BID	VARIANCE	S.E.D. FIRMS	MINORITY FIRMS	CONTRACTOR
Structural Studs, Insulation, Drywall & Plaster	19	\$ 4,754,374	\$4,289,310	\$ (465,064)	Reyes Drywall System \$215,000		Olympic Wall Systems Minnetonka, Mn.
Interior General Construction	20	\$ 5,087,767	\$4,708,500	\$ (379,267)	Lance Service, Inc. \$53,000 T.C.M. Construction \$262,500	Allied Steel & Engineering \$800.00 S.L.K. \$97,544.00	Knutson Construction Minneapolis, Mn.
Acoustical Ceilings	21	\$ 598,065	\$ 497,720	\$ (127,231)	Glanton Construction \$25,000		Acoustics Associates Minneapolis, Mn.
Quarry Tile, Ceramic Tile, Terrazzo & Epoxy Flooring	22	\$ 654,411	\$ 652,365	\$ (2,046)	H.E.R. Construction Svcs Inc., \$326,000	H.E.R. Construction Svcs Inc., \$326,365	Grazzini Brothers & Co. Bloomington, Mn.
Resilient Flooring & Carpet	23	\$ 515,379	\$ 497,050	\$(18,329)	F.S. Foster & Assoc., Inc. \$26,000.00		Architectural Sales of Minnesota, Inc. New Hope, Mn.
Paint & Wall Finishes	24	\$ 677,873	\$ 355,506	\$(322,367)		TCM Construction Company \$17,775.00	Julius B. Nelson & Son, Inc. Minneapolis, Mn.
Kitchen Equipment	25	\$ 922,159	\$1,236,450	\$ 314,291	Lang Custom Metals \$65,898.00		Aslesen's Minneapolis, Mn.
Pneumatic Tube System (PTS)	26	\$ 500,000	\$ 441,000	\$ (59,000)	Wilson Electric \$22,200.00		Quantum Industries, Inc. Santa Rosa, Ca.
Material Transport System (MTS)	27	\$1,500,000	\$1,350,000	\$ (150,000)	Wilson Electric \$55,000.00		Mosler-An American Standard Company Wayne, New Jersey

# UNIVERSITY HOSPITALS RENEWAL PROJECT

## CONTRACT AWARD SUMMARY

DESCRIPTION	BID PACK #	ESTIMATE	LOW BID	VARIANCE	S.E.D. FIRMS	MINORITY FIRMS	CONTRACTOR
Plumbing, Medical Gas	28	\$4,074,994	\$4,125,000	\$ 50,006	Sarah Incorporated \$ 88,500.00 Ed Anderson Insulation \$ 241,200.00		Harris Mechanical St. Paul, Mn.
H.V.A.C.	29	\$13,442,531	\$9,083,000	\$(4,359,531)	A-1 Excavating, Inc. \$260,082.00 R&S Heating & A/C, Inc. \$195,595.97	Ed Lacy, Inc. \$293,807.00 Environmental Systematics \$353,571.00	Axel Newman Heating & Plumbing St. Paul, Mn.
Fire Protection Sprinklers	30	\$ 966,885	\$ 706,716	\$( 260,169)		Sarah Contracting, Inc. \$70,000	Carlson Auto Fire Protection Co. St. Paul, Mn.
Building Automation	31	\$ 3,400,000	\$2,526,336	\$( 873,664)	Tim's Electric, Inc. \$ 40,000.00 Ed Barber Electric Supply, Inc. \$ 86,350.00		Minneapolis Honeywell, Inc. Mpls., Mn.
Electric & Temporary Electric	32	\$ 9,787,301	\$6,392,800	\$(3,394,501)	Wilson Electric		Commonwealth Electric, Mpls., Mn.
Sitework	33	\$ 732,410	\$ 695,000				S,L&K Corporation St. Paul, Mn.

# UNIVERSITY OF MINNESOTA HOSPITALS AND CLINICS UNIT J CONSTRUCTION SCHEDULE



Construction Schedule
  Schedule Revision

Work in Progress
  Contract Awarded

Work Completed

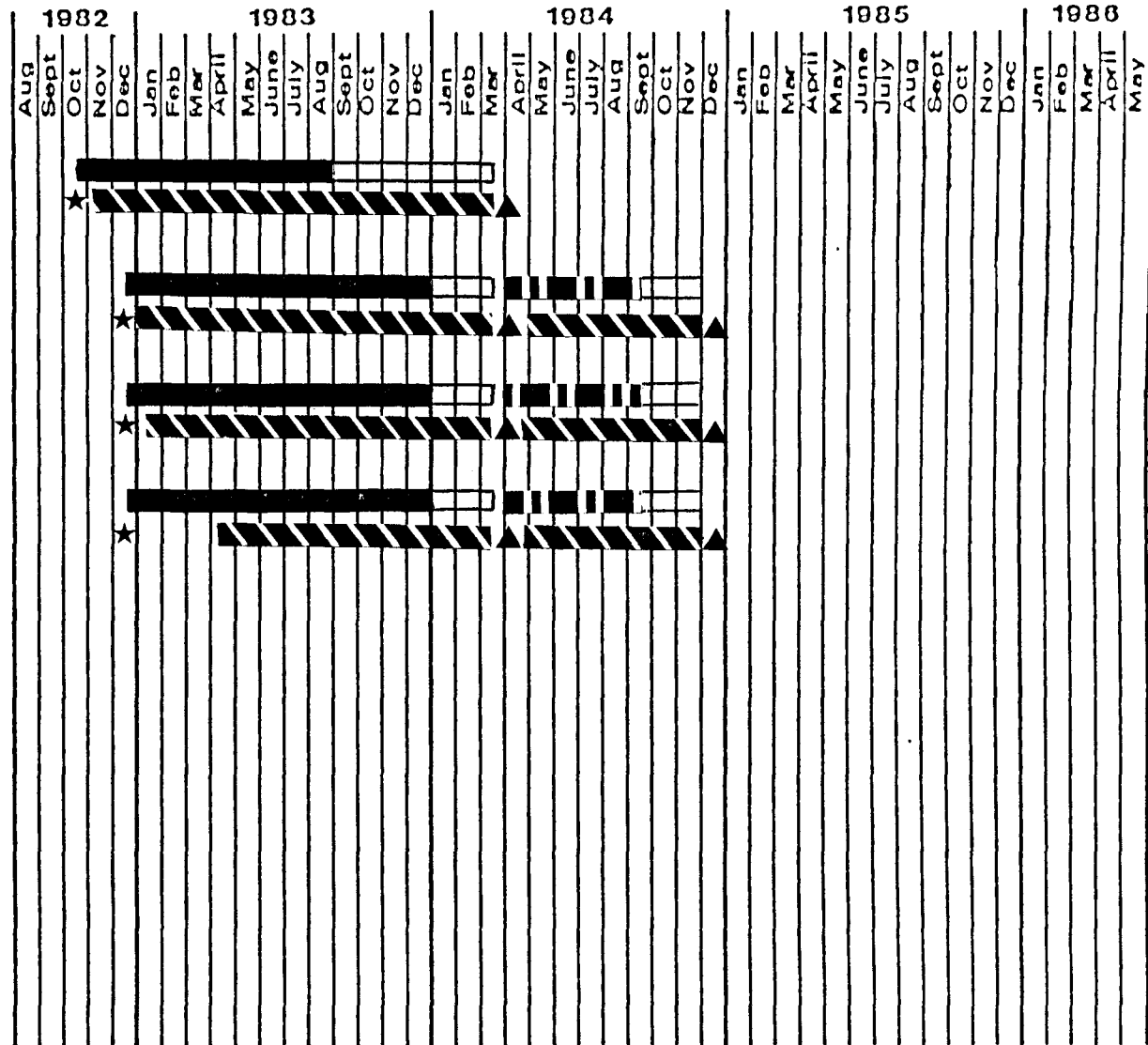
# UNIVERSITY OF MINNESOTA HOSPITALS AND CLINICS RADIATION THERAPY CONSTRUCTION SCHEDULE

**BID PACKAGE 9  
STRUCTURE, BLDG. ENCLOSURE**

**BID PACKAGE 10  
ELECTRICAL WORK**

**BID PACKAGE 11  
MECHANICAL WORK**

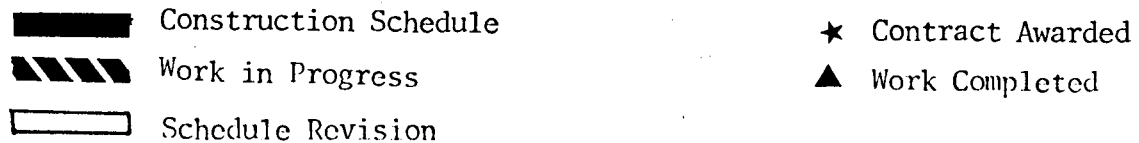
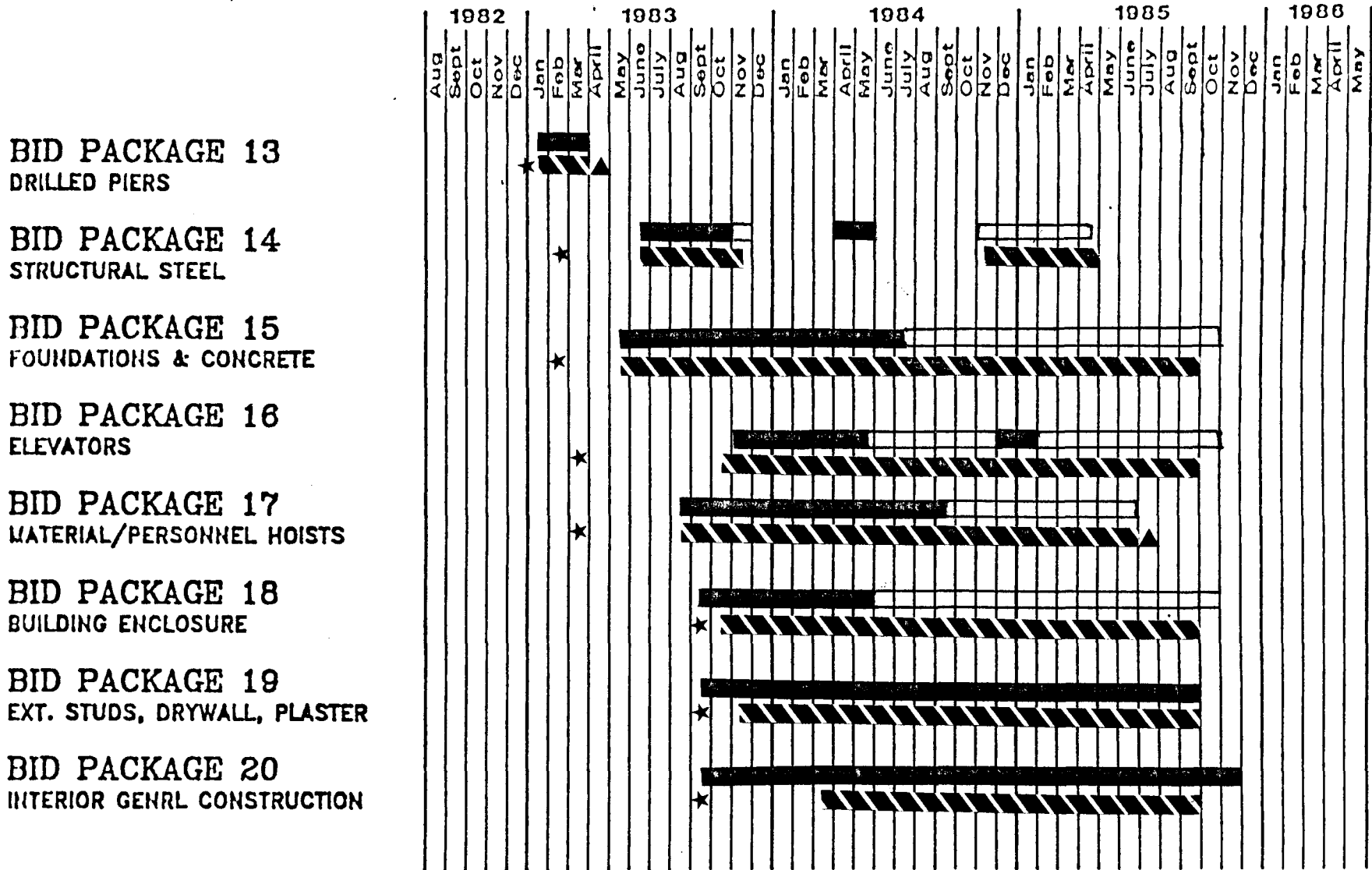
**BID PACKAGE 12  
INTERIOR CONSTRUCTION**



Construction Schedule  
 Work in Progress  
 Schedule Revision

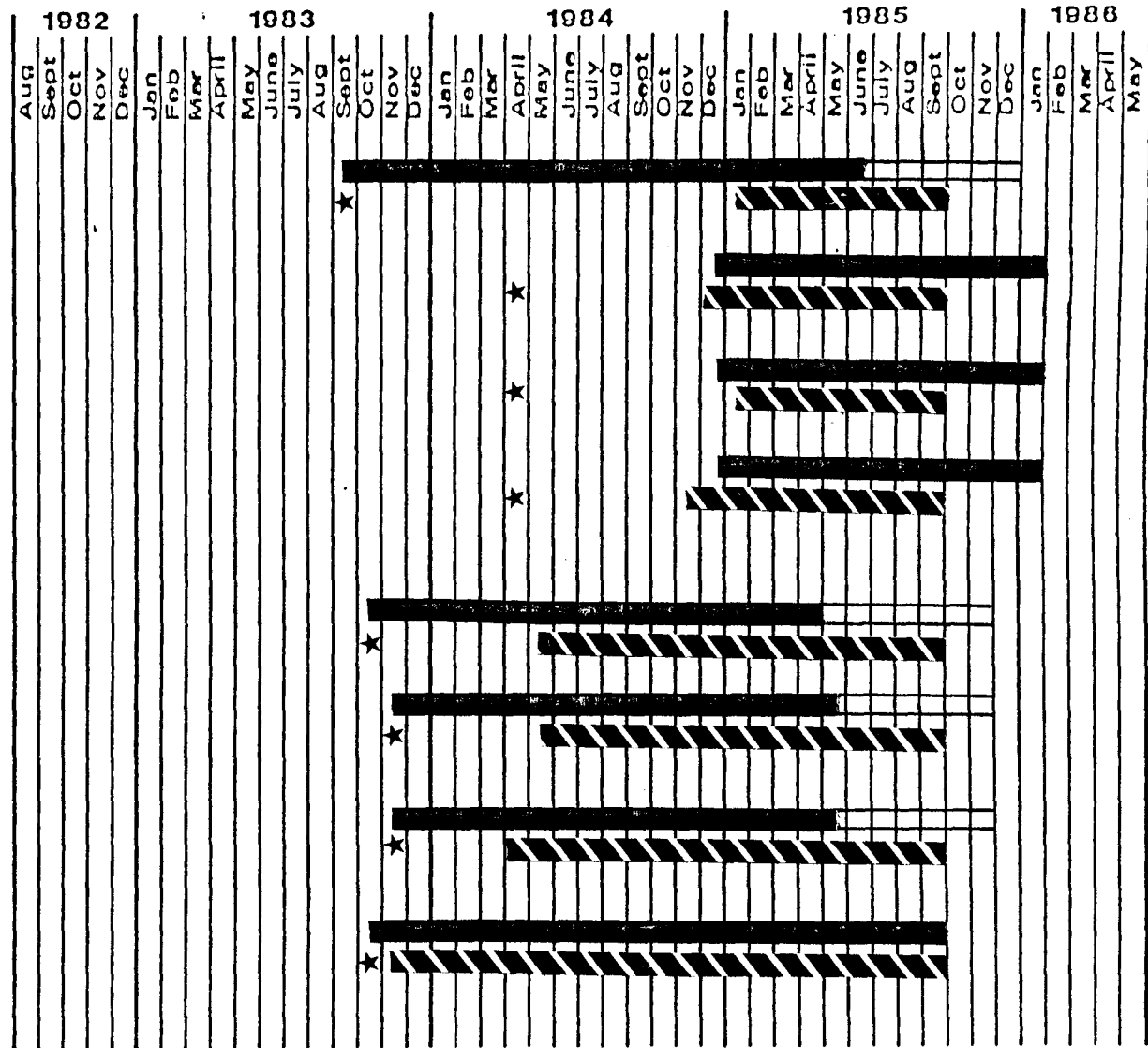
★ Contract Awarded  
 ▲ Work Completed  
 MRI Construction Schedule

# UNIVERSITY OF MINNESOTA HOSPITALS AND CLINICS UNIT J CONSTRUCTION SCHEDULE



# UNIVERSITY OF MINNESOTA HOSPITALS AND CLINICS UNIT J CONSTRUCTION SCHEDULE

- BID PACKAGE 21**  
ACOUSTICAL CEILINGS
- BID PACKAGE 22**  
TILE, TERRAZZO, EPOXY FLOORS
- BID PACKAGE 23**  
VINYL FLOORING, CARPET
- BID PACKAGE 24**  
PAINT, VINYL FABRIC
- BID PACKAGE 25**  
KITCHEN EQUIPMENT
- BID PACKAGE 26**  
PNEUMATIC TUBE SYSTEM
- BID PACKAGE 27**  
MATERIALS TRANSPORT SYSTEM
- BID PACKAGE 28**  
PLUMBING, MEDICAL GASES



Construction Schedule  
 Work in Progress  
 Schedule Revision  
 Contract Awarded  
 Work Completed

# UNIVERSITY OF MINNESOTA HOSPITALS AND CLINICS UNIT J CONSTRUCTION SCHEDULE

**BID PACKAGE 29**  
HEAT, VENT, AIR CONDITIONING

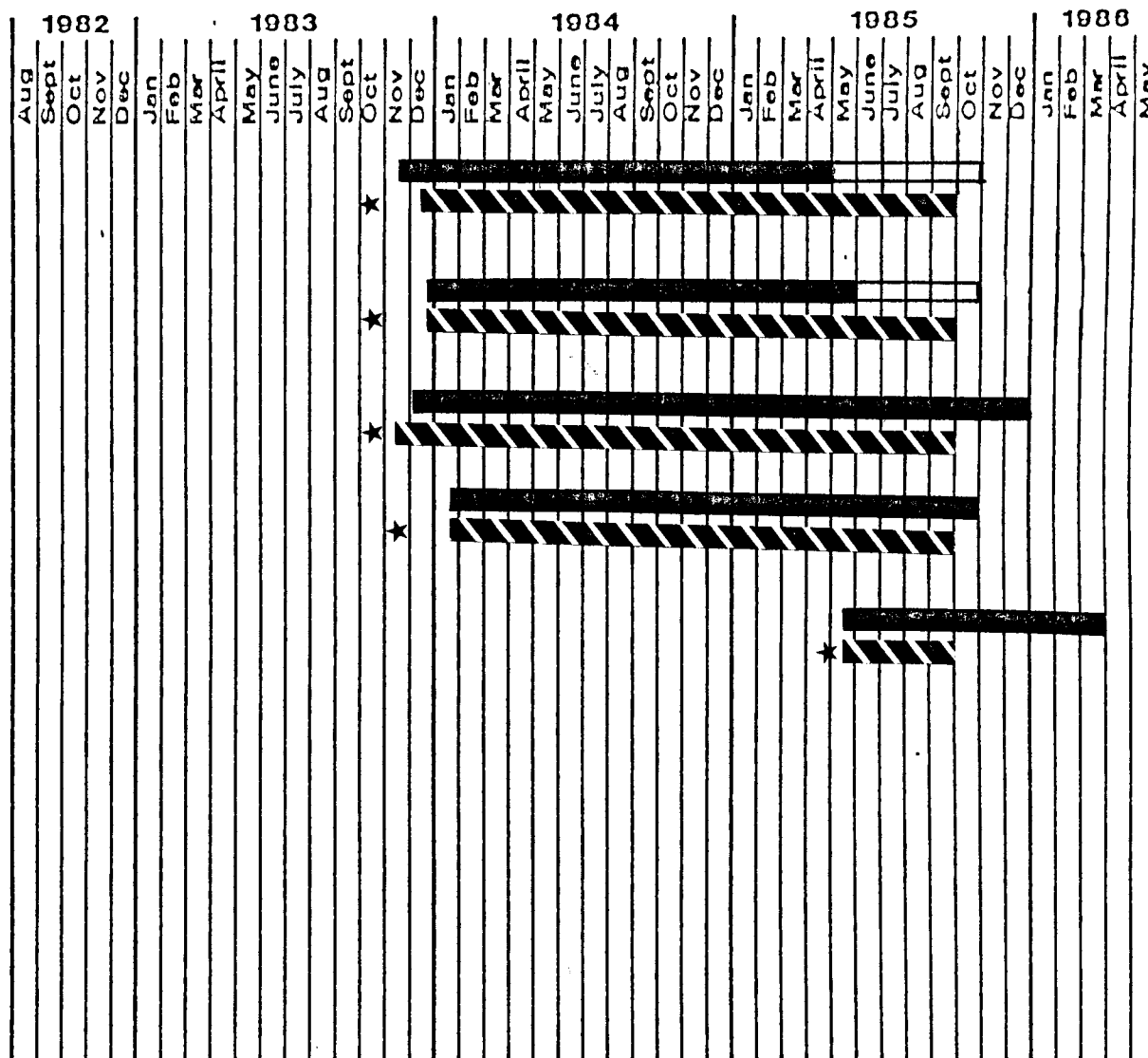
**BID PACKAGE 30**  
FIRE PROTECTION SYSTEM



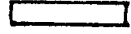
**BID PACKAGE 31**  
BUILDING AUTOMATION SYSTEM

**BID PACKAGE 32**  
ELECTRICAL

**BID PACKAGE 33**  
SITEWORK

**BID PACKAGE 34**  
FINAL CLEAN UP



 Construction Schedule  
 Work in Progress  
 Schedule Revision

★ Contract Awarded  
 ▲ Work Completed



UNIVERSITY HOSPITALS RENEWAL PROJECT

CONSTRUCTION PROGRESS REPORT

OCTOBER 1, 1985

Bid Packages #1-13 - Work Completed

Contract Awards	\$5,214,950	NMR \$935,617
Total Cost	\$6,869,741	100% Complete

- Bid Package #1 - Project Fence
- Bid Package #2 - Modifications to K/E Unit, Mayo Unit, Masonic Memorial Hospital, Diehl Hall and Site Work to accommodate new construction
- Bid Package #3 - Demolition and removal of apartment building
- Bid Package #4 - Implosion of Powell Hall and adjustments at interface points
- Bid Package #5 - Mass excavation, sheeting and shoring, removal and modification of site utilities
- Bid Package #6 - Drilled Piers - (cancelled)
- Bid Package #7 - Temporary Electrical Sub-station - (cancelled)
- Bid Package #8 - Temporary Electrical Sub-station installation
- Bid Package #9 - Radiation Therapy - Civil & Structural
- Bid Package #10 - Radiation Therapy - Electrical
- Bid Package #11 - Radiation Therapy - Heating & Plumbing
- Bid Package #12 - Radiation Therapy - Architectural & Specialties
- Bid Package #13 - Drilled Piers (Main Structure)

Bid Package #14 - Structural Steel (Main Structure)

Contractor: L. L. LeJeune Steel, Minneapolis, MN

Contract Award	\$4,600,000.00	Cost To Date	\$4,769,193.00
Net Changes	177,493.00	99% Complete	
Total Cost	\$4,777,493.00		

Scope of Work

Furnish, fabricate and erect all structural steel and metal deck for the Project.

The work in this Bid Package is substantially complete. Final inspection has been requested for months.

Bid Package #15 - Foundation and Concrete (Main Structure)

Contractor: Lovering Associates, Incorporated, Richfield, MN

Contract Award	\$3,561,700.00	Cost To Date	\$4,194,234.00
Net Changes	636,570.00	99% Complete	
Total Cost	\$4,198,270.00		

Bid Package #15 (continued)

Scope of Work

To furnish materials and labor to install foundations and concrete remaining for Unit J. Includes drilled piers, pile caps, grade beams, reinforcing steel, concrete, forms, backfill and renovations at K/E Building.

The work is substantially complete. Minimal progress occurred in September.

Bid Package #16 - Elevators

Contractor: Gust. Lagerquist & Sons, Incorporated, Minneapolis, Minnesota

Contract Award	\$1,610,000.00	Cost To Date	\$1,828,032.00
Net Changes	236,303.00	99% Complete	
Total Cost	\$1,846,303.00		

Scope of Work

Furnish and install all elevators and lifts in Unit J.

The contract is substantially complete. Floor tile installation, final clean-up and testing remain to complete this contract.

Bid Package #17 - Material/Personnel Hoists

Contractor: Advance Equipment Company, Minneapolis, Minnesota

Contract Award	\$129,334.00	Cost To Date	\$167,676.00
Net Changes	38,342.00	100% Complete	
Total Cost	\$167,676.00		

Elevators #15 and #17 are being used as temporary hoists. The exterior hoist has been removed from the Project. Bid Pack #17 is complete.

Bid Package #18 - Building Enclosure

Contractor: Lovering Associates, Incorporated, Richfield, Minnesota

Contract Award	\$5,170,600.00	Cost To Date	\$5,483,389.00
Net Changes	385,970.00	99% Complete	
Total Cost	\$5,556,570.00		

Scope of Work

Building Enclosure.

The contract is substantially complete.

Bid Package #19 - Structural Studs

Contractor: Olympic Wall Systems, Incorporated, Minnetonka, Minnesota

Contract Award	\$4,302,110.00	Cost To Date	\$4,878,283.00
Net Changes	603,173.00	99% Complete	
Total Cost	\$4,905,283.00		

Bid Package #19 - Structural Studs (cont'd)

Scope of Work

Structural studs, insulation, drywall and plaster.

The work in this contract is substantially complete.

Bid Package #20 - Interior General Construction

Contractor: Knutson Construction Company, Minneapolis, Minnesota

Contract Award	\$4,719,875.00	Cost To Date	\$4,863,608.00
Net Changes	666,715.00	90% Complete	
Total Cost	\$5,386,590.00		

Scope of Work

Interior General Construction.

The installation of millwork and casework is now complete except for Level 3. Installation of metal casework is well under way on Level 3C. The installation of wood and metal doors is complete on all levels except 2AB, 3 and 7AB, with installation now taking place on Levels 2AB and 7AB. Lockers, tack, chalk and writing boards, also handrails and bumper rails are now complete on all levels except 2AB, 3 and 7.

Bid Package #21 - Acoustical Ceilings

Contractor: Acoustic Associates, Incorporated, Minneapolis, Minnesota

Contract Award	\$499,220.00	Cost To Date	\$435,920.00
Net Changes	4,630.00	87% Complete	
Total Cost	\$503,850.00		

Scope of Work

Acoustical ceilings.

Ceiling grid installation is now complete. Ceiling tile is now complete on all levels except 2AB, 3 and 7AB. Ceiling tile is now being installed on Levels 2AB and 7AB.

Bid Package #22 - Quarry Tile, Ceramic Tile, Terrazzo and Epoxy Flooring

Contractor: Grazzini Brothers and Company, Minneapolis, Minnesota

Contract Award	\$652,365.00	Cost To Date	\$568,122.00
Net Changes	30,615.00	83% Complete	
Total Cost	\$682,980.00		

Ceramic tile is now complete. The ceramic epoxy flooring is now complete except for Level 3C. Quarry tile is complete. Terrazzo floors are eighty percent complete in the O.R. area on Level 3B.

Bid Package #23 - Resilient Flooring and Carpet

Contractor: Architectural Sales of Minnesota, Inc., Minneapolis, Minnesota

Contract Award	\$497,050.00	Cost To Date	\$369,214.00
Net Changes	5,987.00	73% Complete	
Total Cost	\$503,037.00		

Floor tile installation is complete on all levels except 2AB, 3 and 7AB. Floor tile is being installed on Levels 2AB and 7AB.

Bid Package #24 - Paint and Wall Finishes

Contractor: Julius B. Nelson and Son Incorporated, Minneapolis, Minnesota

Contract Award	\$355,506.00	Cost To Date	\$263,966.00
Net Changes	29,128.00	69% complete	
Total Cost	\$384,634.00		

Prime and first coat of paint are now complete on all levels. Finish paint and vinyl wall covering are now complete on all levels except 2AB, 3, 7AB and 8.

Bid Package #25 - Food Service Equipment

Contractor: Aslesen Company, Minneapolis, Minnesota

Contract Award	\$1,236,450.00	Cost To Date	\$889,617.00
Net Changes	118,718.00	66% Complete	
Total Cost	\$1,355,168.00		

Scope of Work

Food Service Equipment.

Ninety-eight percent of the kitchen equipment is now on site or stored. Kitchen hoods are installed on Level 1 and 8. Kitchen equipment is being installed on Levels 1 and 8. Connections on Level 1 are ninety-nine percent and forty-five percent complete on Level 8.

Bid Package #26 - Pneumatic Tube System

Contractor: Quantum Industries, Incorporated, Santa Rosa, California

Contract Award	\$526,200.00	Cost To Date	\$407,758.00
Net Changes	96,945.00	65% Complete	
NMR	21,175.00	Cost To Date	\$ 19,578.00
Total Cost	\$644,320.00		

Scope of Work

Furnish and install Pneumatic Tube System.

The Pneumatic Tube System has been complete on all levels as far as possible at this time. Progress on Levels 1 and 3 occurred this month.

Bid Package #27 - Material Transport System

Contractor: Mosler Systems Division/Translogic, Totowa, New Jersey

Contract Award	\$1,105,932.00	Cost To Date	\$785,814.00
Net Changes	162,275.00	62% Complete	
Total Cost	\$1,268,207.00		

Scope of Work

Furnish and install Material Transport System

The basic installation is complete except for Level 3, which is now in progress. Access to Material Transport System is being reviewed and coordinated with the University. Progress occurred on Level 3 this month.

Bid Package #28 - Plumbing and Medical Gases

Contractor: Harris Mechanical Contracting Company, St. Paul, Minnesota

Contract Award	\$4,125,950.00	Cost To Date	\$4,924,555.00
Net Changes	941,044.00	97% Complete	
NMR	2,960.00	Cost To Date	\$ 1,752.00 (NMR)
Total Cost	\$5,069,954.00	58% Complete	

Scope of Work

Furnish and Install Plumbing and Medical Gases.

Harris is installing plumbing fixtures and accessories on Levels 2AB, 7AB, and 8. Levels 1, 2C, 4, 5, 6 and 7C are complete.

Bid Package #29 - Heating, Ventilation and Air Conditioning

Contractor: Axel Newman Heating & Plumbing Company, St. Paul, Minnesota

Contract Award	\$9,105,400.00	Cost To Date	\$9,524,995.00
Net Changes	656,777.00	98% Complete	
Total Cost	\$9,762,177.00		

Duct work is complete. Heating and cooling piping is complete. Air handling units are complete. Chillers are set in place and are piped. All circulating and heating pumps are installed and connected. Radiant ceiling panels are complete on all levels except 2AB, 3 and 8. Radiant ceiling panels are being installed on Level 2AB. Fin tube enclosures are being installed. HEPA filter installation is complete on Level 4AB. Ceiling tile and light fixtures on Level 4AB have been released by the Hospital Facilities Office.

Bid Package #30 - Fire Protection System

Contractor: Carlson Automatic Fire Protection Company, Burnsville, Minnesota.

Contract Award	\$706,941.00	Cost To Date	\$776,442.00
Net Changes	73,176.00	99% Complete	
NMR	32,662.00	Cost To Date	\$ 36,662.00 (NMR)
Total Cost	\$812,779.00	100% Complete	

Bid Package #30 - Fire Protection System (cont'd)

Fire Protection System is complete except for final trim at heads which are being installed as ceiling tile is complete.

Bid Package #31 - Building Automation System

Contractor: Honeywell, Incorporated, Edina, Minnesota

Contract Award	\$2,526,336.00	Cost To Date	\$2,303,634.00
Net Changes	175,222.00	86% Complete	
Total Cost	\$2,701,558.00		

Honeywell has completed all electrical rough-in and wire pulling on Levels 2, 4, 5, 6 and 7. Electrical rough-in is taking place in the basement and on Levels 3 and 8. Wire pulling is now taking place in the basement and on Levels 3 and 8. Mechanical piping is being installed in the basement and on Level 3 and 8.

Bid Package #32 - Electrical

Contractor: Commonwealth Electric Company, Minneapolis, Minnesota

Contract Award	\$6,413,400.00	Cost To Date	\$6,636,718.00
Net Changes	823,048.00	92% Complete	
Total Cost	\$7,236,448.00		

Scope of Work

Unit J Electrical Work.

Electrical in wall conduit is now complete. Above ceiling conduit is now complete on all levels except Level 3 and is now being installed on Level 3ABC. Wire pulling is now complete on all levels except 2AB and 3 and has started on Level 2AB and 3AB. Headwall units have been installed on all levels.

Bid Package #33 - Sitework

Contractor: S, L & K Corporation, St. Paul, Minnesota

Contract Award	\$695,000.00	Cost To Date	\$442,581.00
Net Changes	17,525.00	61% Complete	
Total Cost	\$712,525.00		

Scope of Work

Unit J sitework, including remaining demolition and dirt work, waterproofing, site concrete work, all curb and gutter work and all planting, including seed and sod.

The Trade Contractor is doing excavation, sidewalks, curb and gutter along the east elevation. S, L & K has started demolition on the north side of Unit J. Loading dock slab and curbs are complete. South elevation curbs, gutter and sidewalks are complete. The road to the ambulance entrance is complete. The street patching is complete on River Road Parkway.

The south side of Unit J is 98% complete with plantings now going on. Sod will start when weather permits.

Bid Package #33 - Sitework (cont'd)

The east elevation is 75% complete with the installation of sidewalks, curbs, gutters and driveways. The snow melt system is now being installed.

The north elevation is approximately 35% complete with waterproofing 95% complete. Planters are 100% complete. Underground drainage system is being installed.

The weather has slowed this contractor down considerably.

Bid Package #34 - Final Clean Up

UNIVERSITY HOSPITALS RENEWAL PROJECT

PROJECT BUDGET SUMMARY

	<u>Original Budget</u>	<u>Revisions to Budget</u>	<u>Current Budget</u>
Building Costs	\$ 92,691,791	\$ 7,031,300	\$ 99,723,091
Non-Building Costs	32,610,775	(5,988,375)	26,622,400
Project Budget	<u>\$ 125,302,566</u>	<u>\$ 1,042,925</u>	<u>\$ 126,345,491</u>
Less NMR Costs	-0-	(1,042,925)	(1,042,925)
	=====	=====	=====
Unit J Project Budget	\$ 125,302,566	\$ -0-	\$ 125,302,566



UNIVERSITY HOSPITALS RENEWAL PROJECT

BUILDING COST BUDGET

SEPTEMBER 30, 1985

<u>CERTIFIED CONSTRUCTION PRICE</u>	<u>ORIGINAL BUDGET</u>	<u>REVISIONS TO BUDGET</u>	<u>CURRENT BUDGET</u>
Building Costs	\$ 69,671,681	\$ (69,450,489)	\$ 221,192
Construction Manager General Conditions	5,561,780	(1,855,674)	3,706,106
Construction Manager Contingency	5,269,250	(107,921)	5,161,329
Construction Manager Non-Building Costs	1,444,050	(465,452)	978,598
Construction Manager Reimbursables	788,230	(19,877)	768,353
Radiation Therapy BP #9	1,971,800	(1,971,800)	-0-
Construction Manager Fee/ Personnel Expenses	7,460,000	-0-	7,460,000
Construction Manager Bond	525,000	-0-	525,000
Building Cost Distribution to BP's and Workman's Compensation	-0-	73,871,213	73,871,213
<u>CHANGE ORDER DISTRIBUTION</u>			
(Through C.O. #172 )			
Bid Packages: Unit J	-0-	4,000,723	4,000,723
Reimbursables	-0-	281,741	281,741
Construction Manager Fee: Unit J	-0-	502,777	502,777
Bid Packages: NMR	-0-	996,767	996,767
Construction Manager Fee NMR	-0-	79,742	79,742
<u>SHARED SAVINGS CREDIT TO C.C.P.</u>			
(C.O. #154)	-0-	(10,100,000)	(10,100,000)
<u>CONSTRUCTION MANAGER'S SHARE OF SAVINGS</u>			
(C.O. #155)	-0-	1,269,550	1,269,550
<u>TOTAL CERTIFIED CONSTRUCTION PRICE</u>	<u>\$92,691,791</u>	<u>\$ (2,968,700)</u>	<u>\$89,723,091</u>

UNIVERSITY HOSPITALS RENEWAL PROJECT

NON-BUILDING COST BUDGET

	<u>ORIGINAL BUDGET</u>	<u>REVISIONS TO BUDGET</u>	<u>CURRENT BUDGET</u>
Owner's Contingency	\$ 2,257,004	\$ 6,750,893	\$ 9,007,897
Site Work	2,139,764	(200,000)	1,939,764
Architect/Engineering Fee	7,260,327	107,276	7,367,603
Owner's Consultants	1,938,539	101,448	2,039,987
Insurance, Fees, Permits, Expenses	2,535,336	630,540	3,165,876
Communication Systems	1,000,000	(489,264)	510,736
Moveable Equipment/Furniture	13,250,000	-0-	13,250,000
Remodeling Costs	1,677,000	-0-	1,677,000
Prior Construction Manager Fee	500,000	(150,000)	350,000
Prior Worker's Compensation	52,805	-0-	52,805
TOTAL NON-BUILDING COSTS	<u>\$32,610,775</u>	<u>\$ 6,750,893</u>	<u>\$39,361,668</u>

GILBANE-MORTENSON  
UNIVERSITY OF MINNESOTA  
BUDGET CONTROL REPORT

<u>CONTRACTOR</u>	<u>ORIGINAL BUDGET</u>	<u>REVISED BUDGET</u>	<u>GROSS COMPLETED TO DATE</u>	<u>COMMITTED</u>	<u>ESTIMATED TO COMPLETE</u>	<u>PREDICTED FINAL COST</u>	<u>(OVERRUN) UNDERRUN</u>	<u>NON-BUDGET COMMITTED</u>
BP #1 thru #7 Initial Construction Phase I	1,446,753	1,446,753	1,446,753	1,446,753	-0-	1,446,753	-0-	-0-
BP #8 - Temp. Elec. Sub. Installation Gombold Elec., Inc.	60,000	60,000	55,036	55,036	-0-	55,036	4,964	-0-
BP #9 - Rad. Ther. & Mas. Tower, Civ. Struct. & Bldg. Enc. Arkay Const. Co.	1,971,800	2,062,114	2,039,621	2,039,621	-0-	2,039,621	22,493	-0-
BP #10 - Rad. Ther. Masonic Tower-Elec. Hayes Cont., Inc.	546,884	1,003,551	776,094	776,094	-0-	776,094	227,457	-0-
BP #11 - Rad. Ther. Masonic Tower-Mech. Axel Newman Heating & Plumbing Co.	1,119,009	1,529,985	1,101,432	1,101,432	-0-	1,101,432	428,553	208
BP #12 - Rad. Ther. Masonic Tower-Arch. Knutson Const. Co.	428,667	1,097,370	1,160,443	1,160,443	-0-	1,160,443	(63,073)	1,701
BP #13 - Drilled Piers Layne Minnesota Co.	117,450	188,118	276,229	276,229	-0-	276,229	(88,111)	-0-

GILBANE-MORTENSON  
UNIVERSITY OF MINNESOTA  
BUDGET CONTROL REPORT

<u>CONTRACTOR</u>	<u>ORIGINAL BUDGET</u>	<u>REVISED BUDGET</u>	<u>GROSS COMPLETED TO DATE</u>	<u>COMMITTED</u>	<u>ESTIMATED TO COMPLETE</u>	<u>PREDICTED FINAL COST</u>	<u>(OVERRUN) UNDERRUN</u>	<u>NON-BUDGET COMMITTED</u>
BP #14 - Unit J Structural Steel L. L. LeJeune Steel	5,717,330	5,923,552	4,769,193	4,777,493	7,497	4,784,990	1,138,562	-0-
BP #15 - Foundations and Concrete Lovering Assoc., Inc.	4,142,700	4,768,267	4,194,234	4,198,270	150,000	4,348,270	419,997	31,283
BP #16 - Unit J Elevators Cust. Lagerquist & Sons, Inc.	1,591,451	1,847,754	1,828,032	1,846,303	1,000	1,847,303	451	-0-
BP #17 - Unit J Material/Personnel Hoists Advance Equip. Co.	150,108	188,440	167,676	167,676	-0-	167,676	20,764	-0-
BP #18 - Building Enclosure Lovering Assoc., Inc.	5,133,135	5,673,723	5,483,389	5,556,570	50,000	5,606,570	67,153	-0-
BP #19 - Struct. Studs Insul, Drywall & Plaster Olympic Wall Systems	4,986,427	5,337,376	4,847,553	4,905,283	42,931	4,948,214	389,162	-0-
BP #20 - Interior General Const. Knutson Const. Co.	4,790,219	5,500,717	4,638,610	5,401,770	60,000	5,461,770	38,947	-0-

GILBANE-MORTENSON  
UNIVERSITY OF MINNESOTA  
BUDGET CONTROL REPORT

<u>CONTRACTOR</u>	<u>ORIGINAL BUDGET</u>	<u>REVISED BUDGET</u>	<u>GROSS COMPLETED TO DATE</u>	<u>COMMITTED</u>	<u>ESTIMATED TO COMPLETE</u>	<u>PREDICTED FINAL COST</u>	<u>(OVERRUN) UNDERRUN</u>	<u>NON-BUDGET COMMITTED</u>
BP #21 - Acoustical Ceilings Acoustics Assoc., Inc.	624,951	611,711	402,240	503,850	976	504,826	106,885	-0-
BP #22 - Quarry Tile, Ceramic Tile, Terrazzo Epoxy Flooring Grazzini Bros. & Co.	654,411	690,204	536,110	688,806	7,500	696,306	(6,102)	-0-
BP #23 - Resilient Flooring, Carpet Architectural Sales of Minn., Inc.	515,379	527,423	301,721	501,789	11,785	513,574	13,849	-0-
BP #24 - Paint and Wall Finishes Julius B. Nelson & Son, Inc.	677,873	697,033	220,966	386,993	6,163	393,156	303,877	-0-
BP #25 - Food Service Equip. Aslesen Co.	922,159	1,121,652	854,240	1,355,168	-0-	1,355,168	(233,516)	-0-
BP #26 - Pneumatic Tube System Quantum Ind., Inc.	526,200	644,320	414,544	644,320	-0-	644,320	-0-	-0-
BP #27 - Material Transport System Mosler Systems Division	1,105,932	1,266,428	763,814	1,268,207	(1,779)	1,266,428	-0-	-0-

GILBANE-MORTENSON  
UNIVERSITY OF MINNESOTA  
BUDGET CONTROL REPORT

<u>CONTRACTOR</u>	<u>ORIGINAL BUDGET</u>	<u>REVISED BUDGET</u>	<u>GROSS COMPLETED TO DATE</u>	<u>COMMITTED</u>	<u>ESTIMATED TO COMPLETE</u>	<u>PREDICTED FINAL COST</u>	<u>(OVERRUN) UNDERRUN</u>	<u>NON-BUDGET COMMITTED</u>
BP #28 - Plumbing & Medical Gases Harris Mechanical Contracting Co.	4,074,994	5,044,285	4,894,412	5,083,151	160,000	5,243,151	(198,866)	23,290
BP #29 - HVAC Axel Newman Heating & Plumbing Co.	13,442,531	14,100,595	9,401,816	9,762,177	34,000	9,796,177	4,304,418	-0-
BP #30 - Fire Protection System Carlson Auto. Fire Protection Co.	966,885	1,089,583	804,932	812,779	876	813,655	275,928	-0-
BP #31 - Bldg. Automation System Honeywell, Inc.	2,526,336	2,707,828	2,118,341	2,701,558	-0-	2,701,558	6,270	-0-
BP #32 - Electrical Commonwealth Elec.	9,579,450	10,187,753	6,259,518	7,347,384	65,000	7,412,384	2,775,369	-0-
BP #33 - Sitework S, L & K Corporation	644,389	661,914	305,809	712,525	60,000	772,525	(110,611)	-0-
New Mech Condensate		4,840	4,840	4,840	-0-	4,840	-0-	
MAVO Systems Asbestos Removal		3,564	3,564	3,564	-0-	3,564	-0-	
Unpurchased		221,192	3,178	3,178	241,012	244,190	(22,998)	
Insurance Workman's Comp.		2,900,663	630,932	2,900,663	-0-	2,900,663	-0-	

GILBANE-MORTENSON  
UNIVERSITY OF MINNESOTA  
BUDGET CONTROL REPORT

<u>CONTRACTOR</u>	<u>ORIGINAL BUDGET</u>	<u>REVISED BUDGET</u>	<u>GROSS COMPLETED TO DATE</u>	<u>COMMITTED</u>	<u>ESTIMATED TO COMPLETE</u>	<u>PREDICTED FINAL COST</u>	<u>(OVERRUN) UNDERRUN</u>	<u>NON-BUDGET COMMITTED</u>
General Conditions		3,706,106	844,811	844,811	1,402,274	2,247,085	1,459,021	
Contingency		5,161,329	-0-	-0-	2,161,329	2,161,329	3,000,000	
Non-Bldg. Cost		978,598	207,531	207,531	441,235	648,766	329,832	
Reimbursables	788,230	1,050,094	384,623	384,623	205,505	590,128	459,966	
CM Share of Savings		1,269,550	1,269,550	1,269,550	490,476	1,760,026	(490,476)	
Personnel and Fee (Through C.O. #172 )	7,460,000	8,023,706	5,721,293	8,023,706	-0-	8,023,706	-0-	
Shared Savings Credit to CCP		(10,100,000)	-0-	-0-	-0-	-0-	(10,100,000)	
Bond	525,000	525,000	521,075	521,075	6,000	527,075	(2,075)	
<b>TOTALS</b>		<u>89,723,091</u>	<u>69,654,155</u>	<u>79,641,221</u>	<u>5,603,780</u>	<u>85,245,001</u>	<u>4,478,090</u>	



UNIVERSITY OF MINNESOTA  
TWIN CITIES

University Hospitals and Clinics  
420 Delaware Street S.E.  
Minneapolis, Minnesota 55455

November 7, 1985

TO: Planning and Development Committee Members

Leonard Bienias	Geoff Kaufmann
Frank Cerra, M.D.	John LaBree, M.D.
Clint Hewitt	C. Edward Schwartz
B. Kristine Johnson	I. Dodd Wilson, M.D.

FROM: Robert Latz, Committee Chair

The November meeting of the Planning and Development Committee will be held:

Wednesday, November 13, 1985  
10:00 A.M.  
Dining Room III

The agenda and the background materials for our meeting are enclosed. I will look forward to seeing you on Wednesday.

cc: Ann Frohrip  
Greg Hart  
Ed Howell  
Nancy Janda  
Mark Koenig  
Lisa McDonald  
Ken Merwin



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**PLANNING AND DEVELOPMENT COMMITTEE**

**BOARD OF GOVERNORS**

Wednesday, November 13, 1985  
10:00 A.M.  
Dining Room III

**AGENDA**

- |       |                                                                          |             |
|-------|--------------------------------------------------------------------------|-------------|
| I.    | <u>Approval of October 9, 1985 Minutes</u>                               | Approval    |
| II.   | <u>Unit J Move Communications and Public Events</u><br>- Ms. Nancy Janda | Information |
| III.  | <u>Development Update</u><br>- Mr. Ken Merwin                            | Information |
| IV.   | <u>Quarterly Purchasing Report</u><br>- Mr. Ed Howell                    | Endorsement |
| V.    | <u>NACHRI Application</u><br>- Mr. Geoff Kaufmann                        | Endorsement |
| VI.   | <u>UMHC Television Ads Story Boards</u><br>- Mr. Geoff Kaufmann          | Discussion  |
| VII.  | <u>Parking Facility Update</u><br>- Cliff Fearing<br>- Mark Koenig       | Information |
| VIII. | <u>Hospitals Renewal Project Progress Report</u><br>- Mark Koenig        | Information |

MINUTES  
Planning and Development Committee  
October 9, 1985

**CALL TO ORDER**

Committee Chairman, Mr. Robert Latz, called the October 9, 1985 meeting of the Planning and Development Committee to order at 10:14 a.m. in Hospital Dining Room III.

Attendance: Present    Robert Latz, Chair  
                          Frank Cerra, M.D.  
                          Clint Hewitt  
                          B. Kristine Johnson  
                          Geoff Kaufmann  
                          John LaBree, M.D.  
                          C. Edward Schwartz  
                          I. Dodd Wilson

                          Staff    Nancy Janda  
                                          Mark Koenig  
                                          Lisa McDonald  
                                          Ken Merwin

**APPROVAL OF MINUTES**

The minutes of the September 11, 1985 meeting were approved as mailed.

**PROJECT UPDATE**

Unit J

Mr. Koenig reported that everything is on schedule and March is still the targeted month for occupancy.

Parking Ramp

The preliminary design of the new parking ramp is being finalized with the architect. Mr. Koenig also stated that there are some land issues yet to be resolved. Tunnel linkages to Masonic are being explored. Ideally, there would be direct linkage from the new parking ramp to Unit J. There are several constraints (i.e., utilities, closing of Delaware during construction) that have to be resolved.

**MISSION STATEMENT**

Mr. Kaufmann discussed the UMHC Mission Statement which was unanimously adopted by the Planning and Development Committee with the following changes:

1. University of Minnesota Hospitals and Clinics be referred to as "The University of Minnesota Hospital and Clinics." "The" was added to the front and the "s" was removed from hospital to minimize confusion by the public with those hospitals claiming affiliation with UMHC. Hopefully, reference to one hospital will communicate to the public that we are one organization.

2. "The cost effective statement" be amended in the Patient role section so that it does not directly follow the quality patient services reference.
3. Finally, the patient flexibility statement be revised to read, "to assure adequate patient care volume the University Hospital will develop strategies to respond to the changing health care system and environment.

It was recommended that the Mission Statement be presented at the November Board of Governors meeting so that Mr. Schwartz and Dr. Vanselow could be present. In the interim, Mr. Latz suggested that the University of Minnesota Hospitals and Clinics summarize all current affiliations including residencies to understand how other organizations use our name.

#### **NACHRI APPLICATION**

Mr. Kaufmann reviewed the revised draft of the NACHRI application. Mr. Latz recommended that the cover letter list only the University of Minnesota Hospital and Clinics as the applicant for NACHRI membership. Other changes were recommended before the application is taken to the Board.

#### **MARKETING UPDATE**

Mr Kaufmann discussed the hospital's marketing objectives, strategies, and positioning. He also discussed target audiences which consist of referring physicians and consumers broken up into sub-categories. Dr. LaBree expressed his concern about the current T.V. ads spilling into non-metro areas. Dr. Wilson stated that UMHC positioning should reflect a comprehensive service scope. Mr. Kaufmann stated that a comprehensive marketing plan will be presented at the next meeting.

#### **PHYSICIAN ADVISORY COMMITTEE MEETING SUMMARY**

Dr. LaBree reported that seventy physicians and their spouses attended the Physician Advisory Committee Meeting on October 5, 1985. The majority of physicians were part of the Rural Physician Associate Program (RPAP) with twenty of the physicians from the Physician Advisory Board. The feedback was productive and the Outreach Committee received several requests for new outreach efforts in selected Minnesota communities.

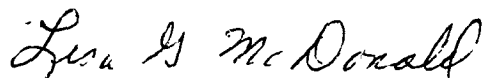
#### **BOARD OF GOVERNORS RETREAT/PLANNING AND DEVELOPMENT COMMITTEE IMPLICATIONS**

Because of time constraints, this topic will be covered at the next meeting of the Planning and Development Committee.

#### **ADJOURNMENT**

The Planning and Development Committee adjourned at 12:10 p.m.

Respectfully submitted,



Lisa G. McDonald  
Assistant Director  
Planning and Marketing



UNIVERSITY OF MINNESOTA  
TWIN CITIES

University Hospitals and Clinics  
420 Delaware Street S.E.  
Minneapolis, Minnesota 55455

November 6, 1985

MEMORANDUM

TO: Planning and Development Committee  
FROM: Ken Merwin  
SUBJECT: Development Update

It is a pleasure to report contributions received by the Development Office total \$91,563 thus far this year. By comparison, gifts received by this date last year totalled \$49,253.

By the time of the Committee meeting, the Altobelli-sponsored Soiree 1985 will have taken place and it is expected that about \$15,000 may be realized from this activity.

In addition to the on-going fund raising efforts of the Hospitals, my activities currently include the following:

1. Serving as professional development advisor to the Faculty/Staff Section of the projected major University-wide capital campaign. This has been undertaken with the permission of Ed Schwartz.
2. Serving as the coordinator of the Hospitals' effort in the Consolidated Fund Drive (which includes appeals for United Way, United Arts Fund and the Cooperating Fund Drive). As of this writing we have exceeded the goal of \$25,000, bettering our record of 1983, the last year during which a personalized approach was made in solicitation.
3. Serving on the Steering committee for the 75th Anniversary and the opening of Unit J. Ed Schwartz and I will soon begin seeking contributions from Unit J contractors to help underwrite the costs related to these activities.

There are several deferred gift prospects currently receiving attention with the possibilities ranging from a few thousand dollars to a million dollars.

/nd



UNIVERSITY OF MINNESOTA  
TWIN CITIES

University Hospitals and Clinics  
420 Delaware Street S.E.  
Minneapolis, Minnesota 55455

November 8, 1985

**TO:** Board of Governors  
Planning and Development Committee

**FROM:** Ed Howell *RE Howell*  
Associate Hospital Director

**SUBJECT:** Quarterly Purchasing Report.

Attached is a copy of the Hospitals Quarterly Purchasing Activity Report for the period August through October 1985. Please note that the volume of purchases is consistent with that experienced in previous reporting periods. However, the dollar value is substantially higher than normal. This is due primarily to the acquisition of capital equipment items to support Unit J.

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

REH/jem

attachment



UNIVERSITY OF MINNESOTA  
TWIN CITIES

University Hospitals and Clinics  
Materials Management Department  
Box 517 Mayo Memorial Building  
420 Delaware Street S.E.  
Minneapolis, Minnesota 55455

(612) 376-4460

UNIVERSITY OF MINNESOTA HOSPITALS & CLINICS  
ADMINISTRATIVE REPORT ON PURCHASING ACTIVITY  
PERIOD August, September, October 1985

I. PURCHASE ORDER ANALYSIS

<u>Range</u>	<u>Number of P.O.'s</u>	<u>Total Dollar Value</u>
\$0 - \$499	2845	\$ 391,698.96
\$500 - \$1,999	648	\$ 672,296.66
\$2,000 - \$4,999	209	\$ 686,342.21
\$5,000 - \$9,999	79	\$ 568,748.29
\$10,000 - OVER	144	\$ 7,574,212.18
TOTAL PURCHASE ORDERS	3925	\$ \$9,893,298.30

II. CONFIRMING ORDERS

<u>Range</u>	<u>Number of P.O.'s</u>	<u>Total Dollar Value</u>
\$0 - \$99	203	10,371.40
\$100 - \$499	259	68,798.19
\$500 - \$999	53	36,421.40
\$1,000 - \$1,999	37	54,139.63
\$2,000 - OVER	30	259,248.17
TOTAL CONFIRMING ORDERS	582	428,978.79
TOTAL	4,507	10,322,277.69

III. SET ASIDE AWARDS

(ATTACHMENT C)

IV. PURCHASE AWARDS TO OTHER THAN APPARENT LOW BIDDER

(ATTACHMENT A)

V. SOLE SOURCE

(ATTACHMENT B)

ATTACHMENT A

IV. Purchase Award to Other Than Low Bidder, \$5,000.00 or More

<u>P.O. Number</u>	<u>Vendor/Item</u>	<u>Total Dollar Value</u>	<u>Dollar Value Low Bidder</u>	<u>Department</u>
1. H35799 Line #1	Toshiba/Room 2-352 GI R/F System	\$ 330,956.00	\$ 186,120.00	Radiology
	Phillips/Room 2-352 GI R/F System	\$ 330,956.00	\$ 241,410.00	Radiology
	Picker/Room 2-352 GI R/F System	\$ 330,956.00	\$ 322,547.00	Radiology
	Northern X-Ray/Room 2-352 GI R/F System	\$ 330,956.00	\$ 256,796.00	Radiology
	Elscint/Room 2-352 GI R/F System	\$ 330,956.00	\$ 235,582.00	Radiology
	Arrowhead/Room 2-352 GI R/F System	\$ 330,956.00	\$ 163,700.00	Radiology
Reason: All the above were rejected because they did not comply with the following specifications: 90/90 tilt table; spotfilm device of at least three cassette sizes; 12" image intensifier and x-ray generator of at least 80 KW. (Awarded to General Electric)				
2. H35800 Line #2	Arrowhead/2-355 Radiology Rooms	\$ 336,860.00	\$ 289,685.00	Radiology
	Elscint/2-355 Radiology Rooms	\$ 336,860.00	\$ 235,582.00	Radiology
	Northern X-Ray/2-355 Radiology Rooms	\$ 336,860.00	\$ 254,296.00 (CGR)	Radiology
	Toshiba/2-355 Radiology Rooms	\$ 336,860.00	\$ 320,000.00	Radiology



<u>P.O. Number</u>	<u>Vendor/Item</u>	<u>Total Dollar Value</u>	<u>Dollar Value Low Bidder</u>	<u>Department</u>
2. (Continued)	General Electric/2-355 Radiology Rooms	\$ 336,860.00	\$ 297,000.00	Radiology
	Picker/2-355 Radiology Rooms	\$ 336,860.00	\$ 275,612.00	Radiology

Reason: Proposal for Room #2-490 (Line #5) was awarded for Room #2-355 in order to provide flourescopic and radiographic imaging cross-table (lateral) and AP, as well as any angle in between, with a single system. Thus, the above proposals would require two separate systems; one for A/P projection and one for lateral projection. This would not provide the capability of imaging continuously from one projection to the other and is very cumbersome.  
(Awarded to Northern X-ray for Fisher brand).

3. H35795 Line #3	Northern X-Ray/2-359 Radiology Rooms	\$ 280,870.00	\$ 225,000.00	Radiology
	Phillips/2-359 Radiology Rooms	\$ 280,870.00	\$ 225,000.00	Radiology
	Toshiba/2-359 Radiology Rooms	\$ 280,870.00	\$ 212,771.00	Radiology
	Elscint/2-359 Radiology Rooms	\$ 280,870.00	\$ 254,318.00	Radiology
	Arrowhead/2-359 Radiology Rooms	\$ 280,870.00	\$ 188,135.00	Radiology

Reason: All the above were rejected because they did not comply with the following specifications: 90/30 degree tilt table; spotfilm device of at least three cassette sizes; 9" or larger image intensifier and an x-ray generator of at least 70 KW.  
(Awarded to Siemens).

4. H35796 Line #5	Arrowhead/2-490 Radiology Rooms	\$ 311,870.00	\$ 212,870.00	Radiology
	Elscint/2-490 Radiology Rooms	\$ 311,870.00	\$ 278,254.00	Radiology
	Northern X-Ray/2-490 Radiology Rooms	\$ 311,870.00	\$ 245,000.00 (Fisher) \$ 265,796.00 (CGR)	Radiology
	Toshiba/2-490 Radiology Rooms	\$ 311,870.00	\$ 239,620.00	Radiology

P.O. Number

Vendor/Item

Total  
Dollar Value

Dollar Value  
Low Bidder

Department

4. (Continued)

Reason: All the above were rejected due to non-compliance with the following specifications: 90/90 degree tilt table; spotfilm device with minimum of three cassette sizes; 11" or larger image intensifier and x-ray generator of at least 70 KW.  
(Awarded to Siemens).

5.	H35797 Line #6	Toshiba/l-516 Endoscopy R/F System	\$ 311,870.00	\$ 239,620.00	Radiology
		Northern X-Ray/l-516 Endoscopy R/F System	\$ 311,870.00	\$ 245,000.00 (Fisher) \$ 265,796.00 (CGR)	Radiology
		Elscint/l-516 Endoscopy R/F System	\$ 311,870.00	\$ 278,254.00	Radiology
		Arrowhead/l-516 Endoscopy R/F System	\$ 311,870.00	\$ 212,870.00	Radiology

Reason: All the above were rejected for non-compliance with the following specifications: 90/90 degree tilt table; three sizes of spotfilm device cassettes; 11" or larger image intensifier and an x-ray generator of at least 70 KW.  
(Awarded to Seimens).

6.	H35791 Line #7	Toshiba/2-322 Inpatient Radiographic System	\$ 137,800.00	\$ 81,900.00	Radiology
		Siemens/2-322 Inpatient Radiographic System	\$ 137,800.00	\$ 129,500.00	Radiology
		Picker/2-322 Inpatient Radiographic System	\$ 137,800.00	\$ 96,181.00	Radiology
		Phillips/2-322 Inpatient Radiographic System	\$ 137,800.00	\$ 118,118.00	Radiology
		General Electric/2-322 Inpatient Radiographic System	\$ 137,800.00	\$ 110,039.00	Radiology

<u>P.O. Number</u>	<u>Vendor/Item</u>	<u>Total Dollar Value</u>	<u>Dollar Value Low Bidder</u>	<u>Department</u>
6. (Continued)	Arrowhead/2-322 Inpatient Radiographic System	\$ 137,800.00	\$ 86,310.00	Radiology

Reason: The above were rejected for non-compliance with the following specifications: 90/90 degree tilt table; Linear Tomography and 14" x 36" vertical bucky stand.  
(Awarded to Northern X-Ray).

7. H35793 Line #9	Arrowhead/2-314 Trauma Radiographic System	\$ 225,100.00	\$ 76,350.00	Radiology
	General Electric/2-314 Trauma Radiographic System	\$ 225,100.00	\$ 110,039.00	Radiology
	Picker/2-314 Trauma Radiographic System	\$ 225,100.00	\$ 96,181.00	Radiology
	Phillips/2-314 Trauma Radiographic System	\$ 225,100.00	\$ 91,222.00	Radiology
	Siemens/2-314 Trauma Radiographic System	\$ 225,100.00	\$ 206,905.00	Radiology

Reason: All the above offered a conventional system not suited for trauma treatment.  
(Awarded to Northern X-Ray).

8. H35798 Line #11	Arrowhead/Portable C-Arm	\$ 119,300.00	\$ 86,350.00	Radiology
	Elscint/Portable C-Arm	\$ 119,300.00	\$ 57,865.00	Radiology
	General Electric/Portable C-arm	\$ 119,300.00	\$ 54,948.00	Radiology
	Picker/Portable C-Arm	\$ 119,300.00	\$ 58,232.00	Radiology
	Northern X-Ray/Portable C-Arm	\$ 119,300.00	\$ 70,000.00	Radiology
	Phillips/Portable C-Arm	\$ 119,300.00	\$ 87,997.00	Radiology
	Siemens/Portable C-Arm	\$ 119,300.00	\$ 78,700.00 (3K-U)	Radiology

<u>P.O. Number</u>	<u>Vendor/Item</u>	<u>Total Dollar Value</u>	<u>Dollar Value Low Bidder</u>	<u>Department</u>	
8.	(Continued)				
	Reason: The above proposals do not meet the following specifications: Ability to store 25 images for future imaging on film; medium frequency generator that produces A k V p wave shape for greater penetration of the body part. (Awarded to Siemens).				
9.	H35789 Line #4	Northern X-Ray/Heart Cath. Radiology	\$ 591,312.00	\$ 559,400.00	Radiology
	Reason: Fisher Cine System is not clinically proven.				
		Arrowhead/Heart Cath. Radiology	\$ 591,312.00	\$ 517,023.10	Radiology
	Reason: Bid does not provide triple focus X-ray table and high heat storage x-ray tube.  (Note: Awarded to Northern X-Ray).				
10.	H35793 Line #1-3	Carmac/Surgical Lights	\$ 228,007.00	\$ 191,641.00	Radiology
	Reason: While the initial purchase price is lower, the deciding factor for rejection was a 15 year life cycle cost of maintenance. Thirty (30) lighthoods were bid with an estimated use of 2000 hours/year or a \$9,619.20 annual difference between Carmac and the awardee, Amsco. Life cycle savings over 15 years is \$73,000.00				
11.	85-704 Line #2	Narco/Peds Electrodes	\$ 13,986.00	\$ 12,390.00	Materials
	Reason: High recovery time, aggressive gel and not labelled as silver/silver chloride.				
		Bard/Peds Electrodes	\$ 13,986.00	\$ 12,390.00	Materials
	Reason: Harsh on patients skin and bunches up over time.				
		Graphic Control/Peds Electrodes	\$ 13,986.00	\$ 11,655.00	Materials
	Reason: Specified one per package. Three per package were bid.				

<u>P.O. Number</u>	<u>Vendor/Item</u>	<u>Total Dollar Value</u>	<u>Dollar Value Low Bidder</u>	<u>Department</u>
11. (Continued)				
	Bard (Alternate)/Peds Electrodes	\$ 13,986.00	\$ 11,970.00	Materials
Reason:	Product not individually packaged as specified.			
	Consolidated/Peds Electrodes	\$ 13,986.00	\$ 9,978.00	Materials
Reason:	Product #103-3003 bid was not submitted for evaluation and product #183-3390 was not individually packaged, as specified.			
12. 85-751	C-Cor Electronics/Data Modems	\$ 97,425.00	\$ 75,250.00	Computer Services
Reason:	Bid does not meet following specifications: Rack mounted; sync/async selection switch and frequency agile.			
13. 85-719	American Hospital Supply/ Washcloths	\$ 10,080.00	\$ 5,670.00	Materials
Reason:	Pakistan imported samples were inferior quality, stained and dirty.			
	White Knight/Wash Cloths	\$ 10,808.00	\$ 6,090.00	Materials
Reason:	Weight was .10 lbs. per dozen less than specified and very thin.			
	Shirlike/Washcloths	\$ 10,080.00	\$ 6,450.00	Materials
	Lintex/Washcloths	\$ 10,080.00	\$ 6,480.00	Materials
	Medline/Washcloths	\$ 10,080.00	\$ 6,840.00	Materials
	Am. White Goods/Washcloths	\$ 10,080.00	\$ 7,470.00	Materials
Reason:	Samples were not submitted for evaluation, per bid specifications.			

<u>P.O. Number</u>	<u>Vendor/Item</u>	<u>Total Dollar Value</u>	<u>Dollar Value Low Bidder</u>	<u>Department</u>
14. H037503	Hewlett Packard/C.C.U. 201 System	\$ 339,808.00	\$ 332,186.30	Cario/Resp. Care
Reason: Hewlett Packard is not fully compatible with existing Space Labs Alpha System, duplicate parts inventory is cost prohibitive and the free standing computer is not provided for in new facility.				
	Marquette Electronics/C.C.U. 201 System	\$ 339,808.00	\$ 226,758.50	Cario/Resp. Care
Reason: Quotation does not meet the following specifications: Sixteen mainframes; telemetry units for 8 joint beds and 4 201 beds; C.C.U. central station monitoring and display of 4 C.C.U. and 8 joint beds and be fully compatible with existing system.				
(Note: Awarded to Narco for Space Lab brand).				
15. 85-664	Beirsdorf/Lotion	\$ 6,500.00	\$ 2,720.00	Materials
Reason: Vendor quoted incorrect size.				
16. H037455	Gopher State Litho/UMSCIS Brochure	\$ 11,669.00	\$ 11,668.00	Planning & Marketing
Reason: Brochure cover was not comparable to the specified product.				
17. H035586	Kontron/Intra-Aortic Balloon Pump	\$ 26,600.00	\$ 20,500.00	Cariod/Resp. Care
Reason: Bid product not compatible and interchangeable with existing DataScope IABP's, does not have beat-to-beat timing and difficult to maneuver.				
	SMEC Inc./Intra-Aortic Balloon Pump	\$ 26,600.00	\$ 24,000.00	Cario/Resp. Care
Reason: Bid product does not provide adjustable deflation point and is not compatible or interchangeable with existing DataScope IABP's.				



<u>P.O. Number</u>	<u>Vendor/Item</u>	<u>Total Dollar Value</u>	<u>Dollar Value Low Bidder</u>	<u>Department</u>
18. 86-43	Surgikos/ Steri Drapes	\$ 64,670.82	\$ 36,844.80	Materials
Reason: Bidder unable to provide all sizes specified.				
19. 86-23	Travenol/Dialysis Concentrate	\$ 34,463.60	\$ 32,172.16	Materials
Reason: Formula composition does not meet specifications.				
20. 85-702	Am. Edwards/Invasive Pressure Monitoring Kit	\$ 186,000.00	\$ 141,600.00	Cardio/Resp. Care
Reason: Flush device flow rate may be adjusted accidentally; dome diaphragm not silastic; luer fittings of dome diaphragm is not tinted for air bubble detection.				
	Bio Instruments/Invasive Pressure Monitoring Kit	\$ 186,000.00	\$ 180,000.00(Norton) \$ 157,800.00 (BMD)	Cardio/Resp. Care
Reason: Norton brand difficult to flush and obtain snap test. BMD dome has no luer fittings, no tint for bubble detection, does not fit flush with sensing diaphragm and flush device is not single piece construction.				
	Gould/Invasive Pressure Monitoring Kit	\$ 186,000.00	\$ 93,960.00(A.) \$ 157,320.00 (B.) \$ 132,720.00 (C.)	Cardio/Resp. Care
Reason: Products A and B do not fit Bell and Howell transducers. Product C does not have a damping device and has Linden fittings.				
	Key Medical/Invasive Pressure Monitoring Kit	\$ 186,000.00	\$ 177,600.00	Cardio/Resp. Care
Reason: Configuration of entire kit and components do not comply with a majority of the specifications.				
	Sorenson/Invasive Pressure Monitoring Kit	\$ 186,000.00	\$ 166,800.00	Cardio/Resp. Care
Reason: Damping device is not tinted for air bubble detection and difficult to regulate. Domes have improper fittings and are not tinted for air bubble detection.				

<u>P.O. Number</u>	<u>Vendor/Item</u>	<u>Total Dollar Value</u>	<u>Dollar Value Low Bidder</u>	<u>Department</u>
21. H037472	Kontron/Transcutaneous Monitor	\$ 15,345.00	\$ 12,925.00	Cardio/Resp. Care
Reason:	Does not meet the following specifications: Response time of T90% < 7 seconds; temperature accuracy of -/+ 0.1° C over operating range of 42° to 45° C; monitor display range of 0-999 mmHg and inadequate temperature range of 37°, 42°, 42.5°, 44°, 44.5°, 45°.			
22. 85-760	Key Medical/Disposable Draping	\$ 8,450.00	\$ 4,375.00	Materials
Reason:	Product does not have irrigation pouch and loops for holding cords.			
23. H037515	American/Gastroscope	\$ 18,200.00	\$ 12,560.00	Outpatient
Reason:	Physicians preference and equipment compatibility.			
24. H038619	Radiation Therapy Resources	\$ 14,598.75	\$ 12,042.00	Therapeutic Radiology
Reason:	Does not meet the specifications regarding the color coding of the sources. Color bands are needed on the sides for visual identification when the sources are placed linearly in the plastic fletcher tandem insert.			
25. 85-784	Cooking/Guidewires	\$ 24,740.00	\$ 18,660.00	Materials
Reason:	No samples received as requested.			
26. 85-004	Aslesens/Hall China	\$ 12,283.20	\$ 11,905.76	Materials
Reason:	Terms of warehousing a specific amount for the contract period are not acceptable to Nutrition Services due to Unit J usage.			
27. H039327	Critikon/Blood Pressure Monitors	\$ 14,950.00	\$ 13,450.00	Sterile Processing
Reason:	Does not meet specifications of Blood Pressure Monitor only.			
28. H039326	Northern X-ray/2-364 Radiology Room	\$ 237,500.00	\$ 214,620.00	Radiology
Reason:	Vendors not able to provide anatomic programming on the generator or a spot film device capable of handling a 14"xl4" cassette.			



 ATTACHMENT B

V. SOLE SOURCE

<u>Vendor</u>	<u>Contract/P.O.#</u>	<u>Value</u>	<u>Dept.</u>	<u>Product</u>
Atwork Corp.	H036537	\$ 3,000.00	I.S.D.	Software
Honeywell	H301593	\$ 4,511.55	Maint & Op.	Fire Alarm
Burroughs	H037464	\$ 126,103.00	I.S.D.	Upgrade Comm. System
North Central Instruments	H037483	\$ 4,436.00	O.R.	Microscope Parts
Frigitronics	H032187	\$ 3,750.00	O.R.	Cryosurgical Probe
Minnesota Scientific	H037132	\$ 3,504.00	O.R.	Bariatric Retractor System
American Medical System	85-284	\$ 14,170.00 (Est.)	O.R.	Prosthesis
 edtronics	H039235	\$ 2,400.00	Materials	External A-V Pacemaker
C.R. Bard	H302532	\$ 2,400.00	O.R.	Universal Coil Stent
Nicolet Inst. Corp.	H302126	\$ 1,980.00	Labs	Service Contract for CA-1000 System
Bio Instruments	H302531	\$ 2,250.00	O.R.	Valued Conduit
Carmac	H301139	\$ 2,470.00	Maint. & Op.	Corner Guards
PMT Corp.	H301414	\$ 2,320.00	CSP	Halo Ring, Head Blocks
Am. Med. Optics	85-761	\$ 23,000.00	O.R.	Intraocular Lenses
Hewlett Packard	H038617	\$ 4,060.00	Therapeutic Radiology	Computer Plotter
Teca Corporation	H037516	\$ 32,250.00	Rehab	Electrophysiological Recording System
 mbro	H039267	\$ 28,948.00	Nursing	Dialysis Delivery System

ATTACHMENT B

V. Sole Source

<u>Vendor</u>	<u>Contract/P.O.#</u>	<u>Value</u>	<u>Dept.</u>	<u>Product</u>
Burroughs	H039694	\$ 6,059.00	Computer Serv.	Software License and Service Agreement
Beckman Inst.	H040358	\$ 2,550.00	Labs	Centrifuge Accessory Kit
Lintex	H039268	\$ 3,521.28	Materials	Bath Blankets
Pugleasa	H302769	\$ 2,266.32	Materials	Repair - K-E Dock Shelter

ATTACHMENT C

III. Set Aside Awards

<u>Category</u>	<u>Vendor</u>	<u>Total Dollar Value</u>
Cleaning Services	Combined Minority Maintenance Contract #85-755	\$ 8,100.00 (Est.)
Health and Personal Care Products	Halcon	\$ 1,200.96
TV's Unit J	Don's TV	<u>\$193,908.00</u>
	TOTAL	<u><u>\$203,208.96</u></u>



UNIVERSITY OF MINNESOTA  
TWIN CITIES

University Hospitals and Clinics  
420 Delaware Street S.E.  
Minneapolis, Minnesota 55455

DATE: November 5, 1985  
TO: Planning and Development Committee Members  
FROM: Geoff Kaufmann  
SUBJECT: **FINAL DRAFT OF THE NACHRI APPLICATION**

Attached is the final draft of the NACHRI application for endorsement at the November 13, 1985 Planning and Development Committee meeting. This draft has gone through a number of administrative and P & D Committee revisions and is ready for your endorsement.

We would like your endorsement of this application based on the following:

**UMHC RESOLUTION ON THE NATIONAL ASSOCIATION OF CHILDREN'S HOSPITALS AND RELATED INSTITUTIONS APPLICATION**

**BACKGROUND**

A special committee composed of physicians from the Department of Pediatrics and Hospital Administration have been working on an application to the National Association of Children's Hospitals and Related Institutions since early spring. UMHC is requesting in this application to become an institutional member of the National Association of Children's Hospitals and Related Institutions. This application has been discussed twice at the Planning and Development Committee level in the past. The motion below asks for approval to submit this application to the National Association of Children's Hospitals and Related Institutions.

**RESOLUTION**

WHEREAS UMHC is desirous of becoming an institutional member in the National Association of Children's Hospitals and Related Institutions and has completed an application for submission to the National Association of Children's Hospitals and Related Institutions

WHEREAS the Administration, Department of Pediatrics, and the Planning and Development Committee has reviewed this application and finds it to be acceptable

NOW THEREFORE BE IT RESOLVED that the Planning and Development Committee endorse the submission of the National Association of Children's Hospitals and Related Institutions application pending the successful resolution by the UMHC Board of Governors and University Board of Regents of the official name of the new Children's Hospital.

DRAFT

Mr. Robert H. Sweeney  
President  
NACHRI  
325 1st Street  
Alexandria, VA 22314

Dear Mr. Sweeney:

The University of Minnesota Hospital and Clinics would like to formally submit our application to NACHRI. We believe that NACHRI membership is both appropriate and justified for our pediatric program.

We would appreciate the Board's consideration of our application for Institutional Membership and look forward to your response.

Please contact me if you have any questions or comments concerning our application. Thank you for your consideration.

Sincerely,

C. Edward Schwartz  
Hospital Director

GLK:asf

## NACHRI Application

The University of Minnesota Hospitals and Clinics and the Variety Club Children's Hospital are applying for Institutional Membership in NACHRI under section D of your application form.

D. Children's programs that are a part of a large not-for-profit medical institution.

1. The Variety Club Children's Hospital is the primary teaching site for the Department of Pediatrics of the University of Minnesota Medical School. General, specialty, and subspecialty pediatrics are the major focus of undergraduate and graduate medical education. Although the Department of Pediatrics also uses several other Twin City Hospitals for teaching experience, the overwhelming majority of pediatric training occurs at the Variety Club Children's Hospital.

The Variety Club Children's Hospital will be the primary site of pediatric education for the Department of Pediatrics, University of Minnesota. This department is responsible for the undergraduate teaching of pediatrics to over 300 medical students each year. In addition, this department has approximately 60 pediatric residents and 40 pediatric subspecialty fellows in training each year. The undergraduate and graduate pediatric education program is the only such program in the Minneapolis-St. Paul area of Minnesota. All pediatric training in this community is under the aegis of the Department of Pediatrics whether conducted at the University of Minnesota Hospitals and Clinics, the major locus of this department's faculty, or at other teaching sites in the region. Of the 60 total pediatric resident positions in the community, 46-48 of them are full-time positions at the University of Minnesota Hospitals and Clinics. Twelve to fourteen positions rotate at four other affiliated teaching hospitals in the Twin Cities.

2.

A. Organizational Structure

1.)

- a.) The Variety Club Children's Hospital will be fully operational in March of 1986 when the current programs move from several buildings to the new hospital facility. By March of 1986 there will be a financial administrative and governance structure which safeguards the pediatric program's resources. This system will include a cost and revenue accounting system, an assigned administrator and nursing director, and a process which provides for community input and fund-raising.

As these safeguards, systems, and people become operational we will inform NACHRI with specifics and names of participants.

2.

- A. Over 75 members of the clinical medical staff are members of the faculty of the Department of Pediatrics of the University of Minnesota. The Clinical Chief of Pediatrics is the Head of the Department of Pediatrics. In addition, members of other clinical departments will provide services to children in this hospital.
- B. The full range of pediatric subspecialties is represented in the faculty of the Department of Pediatrics. Nearly every member of this faculty has a subspecialty orientation and provides both patient care and student or resident training in their subspecialty as well as in general pediatrics. (See the appended listing.) The faculty of this department establish and oversee the general rules and policies for the care of children in this hospital. A full range of other subspecialty care physicians is available for consults and services for children.
- C. The medical staff has a very extensive and highly productive clinical and basic research program. In the past three years (1982-84) members of the faculty of pediatrics published 759 papers in refereed journals or books. Faculty members have a significant commitment to research, and are well supported financially at a local and/or national level in this work.

- D. The Pediatric Residency Program of the University of Minnesota is accredited by the Accreditation Council of Graduate Medical Education, as are our other numerous residency programs. The most recent accreditation review was held June 19-20, 1985. The pediatric program accepts 20 or more first year residents each year and has had in excess of 60 residents in the program each year for over a decade.
- E. The University of Minnesota Hospitals and Clinics maintain a full range of primary and subspecialty pediatric clinics, and a 24 hour/day emergency room service. All pediatric patients in the emergency room are seen by a member of the pediatric residency program and are reviewed with a member of the pediatric faculty.
- F. The present average daily census of the pediatric service of the University of Minnesota Hospitals and Clinics is 70 general pediatric patients, 22 surgical pediatric patients, and 6 normal newborns. The general policy of this hospital is to admit all patients under 18 years of age to a pediatric service.

3.

- A. An administrator will be selected to be responsible for the Variety Club Children's Hospital. This person will report to the Hospital Director or designee. A nursing administrator will also be selected for the Variety Club Children's Hospital. Nurses will be assigned specifically to the pediatric services and report to pediatric supervisors and the pediatric nursing administrator, who in turn will report to the Director of Nursing at University Hospitals. The administrator, nursing director, and clinical chief of Pediatrics will work closely together to provide overall direction for the Hospital.
- B. Resource Allocation
  - 1.
    - a.)
      - 1. There will be separate identification of both income and expense at the new Variety Club Children's Hospital.



b.)

1. The financial systems will include discrete cost centers for the accumulation of direct costs for all Pediatric services provided and will provide for the allocation or assignment of all overhead and indirect costs.
2. Separate staffing will occur in nursing and for other departments directly associated with pediatric care. Support staff such as dietary, maintenance and housekeeping will be centralized services for the whole University Hospital.

C. Community Identity

1. a.) The name of this pediatric institution will be the Variety Club Children's Hospital. This name will be displayed prominently on the building.
- b.) The Variety Club Children's Hospital will have its own physical identity. In March of 1986 when we open the new hospital, the Variety Club Children's Hospital will have its own distinct floors, intensive care areas, waiting areas, etc. Signage will reflect entrance to the Children's facility.
- c.) The Variety Club Children's Hospital will have several major fund raising associations including the Variety Club, the Children's Cancer Research Fund, and the Viking's Children's Fund. These efforts will continue to be coordinated through those associated with the Hospital.
- d.) The pediatric services now have their own publications. We envision that this will expand and that a formal annual report will be added to the existing list.

D. Building and Facilities

1.

b.) The Variety Club Children's Hospital will be juxtaposed to other units in the new hospital building to open in March of 1986. The pediatric inpatient nursing stations occupy space totally distinct from other adult units and services. We now have and will continue to provide specialty pediatric clinics. These clinics have their own dedicated space and staff in the Phillips Wangenstein Building. Our pediatric research labs are also separate from other research facilities and will remain so in the future.

We plan to provide NACHRI with further documentation of our efforts as we move through this transition to our new facilities. It is our intent to have in place all of the requirements for NACHRI membership on or before March of 1986.

UNIVERSITY HOSPITALS RENEWAL PROJECT

PROGRESS REPORT

NOVEMBER 1, 1985

- CONTENTS -

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Construction Activities	29
Contract Award Summary	31
Construction Schedule	36
Construction Progress Report	41
Project Budget Summary	47
Building Cost Budget	48
Non-Building Cost Budget	49
Budget Control Report	50

UNIVERSITY HOSPITALS RENEWAL PROJECT

OVERVIEW

BID PACKAGE STATUS

Contracts awarded to date	31
Bid packages cancelled	2
Bid packages currently out for bid	1
Bid packages awaiting award approval	0
Bid packages left to bid	0
<hr/>	
Total packages to be bid	34

SCHEDULE STATUS

	Original Substantial Completion Date	Original Certified Completion Date	Approved Schedule Extension (Days)	Current Substantial Completion Date	Current Certified Completion Date
Therapeutic Radiology	Jan.1,1984	Jan.1,1984	58	Feb.29,1984	Feb.29,1984
Unit J	Mar.1,1986	Dec.1,1986	0	Mar.1,1986	Dec.1,1986

HOSPITAL RENEWAL PROJECT

BUDGET STATUS REPORT

	CURRENT BUDGET	COMMITTED TO DATE	ESTIMATED TO COMPLETE	PREDICTED FINAL COST	PAID TO DATE	FINAL COST (OVER) UNDER BUDGET
BUILDING COST	\$100,228,490	\$ 80,151,294	\$ 5,424,255	\$ 85,575,549	\$ 67,014,196	\$ 14,652,941
NON-BUILDING COST	26,117,001	17,093,169	9,023,832	26,117,001	15,914,116	-0-
TOTAL	\$126,345,491	\$ 97,244,463	\$ 14,448,087	\$111,692,550	\$ 82,928,312	\$ 14,652,941
LESS MRI COST	(\$ 1,042,925)	(\$ 1,042,925)	\$ -0-	(\$ 1,042,925)	(\$ 1,042,925)	\$ -0-
UNIT J BUDGET	\$125,302,566	\$ 96,201,538	\$ 14,448,087	\$110,649,625	\$ 81,885,387	\$ 14,652,941

Percent of Funds Committed: 87%

Percent of Work Paid to Date: 74%

Percent (Over)/Under Budget: 14%

# UNIVERSITY HOSPITALS RENEWAL PROJECT

## PROGRESS REPORT

NOVEMBER 1, 1985

### CONSTRUCTION ACTIVITIES

- SITWORK: Sitework is now making progress due to the let up of rain. The landscaping and concrete work is complete on the south and east sides.
- LEVEL ONE: Shell space completion work is occurring in the Endoscopy and Cardio-Pulmonary Laboratory areas. All kitchen equipment is now on site, connections are 99% complete. Pharmacy casework has been installed in anticipation of equipment arrival.
- LEVEL TWO: Installation progressed on the automatic revolving doors and vestibule flooring at the "J" entrance. Punch listing of the west most rooms of the Heart Cath Lab and the Diagnostic Radiology Department was completed. The first of the Heart Cath and Radiology equipment arrived on site and installation was begun.
- LEVEL THREE: Most construction activity is concentrated on this floor. Wall and floor finish work is occurring on Level Three. Ceramic tile has been applied in all areas as required. Terrazzo flooring is 90 percent complete in the Operating Rooms. Mechanical and electrical tie-ins are occurring as systems are readied. Casework and architectural woodwork is being placed and installed as it arrives on site.
- LEVEL FOUR: Initial base contract general construction has been completed on this floor. Approval has been received for the appropriate type of ceiling light required for the Bone Marrow rooms. The Change Order work will occur as soon as the lights arrive and above-ceiling cleaning is completed.
- LEVEL FIVE: Punch listing and compliance checking has been completed on this floor. Follow up on any punch list items is occurring. Final cleaning is tentatively scheduled to begin on November 15, 1985.
- LEVEL SIX: Punch listing and compliance checking has been completed on this floor. Follow up on any punch list items is occurring.
- LEVEL SEVEN: Final construction activities occurred in October in anticipation of November punch listing by the Construction Manager.
- LEVEL EIGHT: Work continued in the mechanical spaces, Board Room and Cafeteria during October. All of the cafeteria equipment is on site and is now being installed.

The Construction Manager is now activating the appropriate Trade Contractors to proceed on the construction of the Helistop on the roof of Unit J. That work will begin in November in anticipation of the March completion date.

Construction Activities  
Continued

The final bid package for the Renewal Project is currently out for bid. Bid Package #34 - final cleaning - is scheduled for bid opening on November 5, 1985 at 2:00 P.M.

There were eighteen contractors on site this month. The average daily manpower was two hundred five for October.

# UNIVERSITY HOSPITALS RENEWAL PROJECT

## CONTRACT AWARD SUMMARY

DESCRIPTION	BID PACK #	ESTIMATE	LOW BID	VARIANCE	S.E.D. FIRMS	MINORITY FIRMS	CONTRACTOR
Construction Fence	1	\$ 26,571	\$ 25,168	\$ (1,403)	A-1 Excavating \$ 760		Crowley Fence Company St. Paul, Mn.
Preconstruction Work	2	240,487	126,300	(114,187)	SACO \$ 3,800		Sheehy Construction Company St. Paul, Mn.
Apartment Building Demolition	3	9,240	9,240	-0-	Roy-A1 \$ 300		A. Kamish & Sons St. Paul, Mn.
Powell Hall Demolition	4	365,936	348,975	(16,961)	Roy-A1 \$11,000		Controlled Demolition Baltimore, Maryland
Mass Excavation	5	1,358,671	935,050	(423,621)	Texture Master \$29,000	A-1 Excavating M.A.C. Trucking Jewat Trucking	Carl Bolander & Sons Minneapolis, Mn.
Cancelled	6						
Cancelled	7						
Temporary Power Substation	8	61,768	51,166	(10,602)	Gombolt Electric Inc. \$51,166		Gombolt Electric, Inc. Minneapolis, Mn.



# UNIVERSITY HOSPITAL RENEWAL PROJECT

## CONTRACT AWARD SUMMARY

DESCRIPTION	BID PACK #	ESTIMATE	LOW BID	VARIANCE	S.E.D. FIRMS	MINORITY FIRMS	CONTRACTOR
Radiation Therapy & Masonic Tower, Civil, Structural and Building Enclosure	9	\$2,000,000	\$1,971,800	\$( 28,200)	Bay Mills \$16,900 Economy Concrete Placer \$12,510 Allied Steel \$11,127.28	Dunsheath Construction \$50,000	Arkay Construction Co. Minneapolis, Mn.
Radiation Therapy & Masonic Tower, Electrical	10	\$ 546,884	\$ 308,668	\$(238,216)	Barber Electric Company \$529.72 Reco Supply Lampco Supply \$733.90 M&M Electric, Inc \$14,736.48 Total-\$16,000	Barber Electric Company \$1,992.27 M&M Electric Company \$4,373.52 Total-\$6,365.79	Hayes Contractors, Inc. Minneapolis, Mn.
Radiation Therapy & Masonic Tower Mechanical	11	\$1,119,016	\$ 682,000	\$(437,016)	Sarah, Inc. \$35,000	Sarah, Inc. \$39,342.11	Axel Newman Heating & Plumbing Company St. Paul, Mn.
Radiation Therapy & Masonic Tower Architectural	12	\$ 444,233	\$ 468,440	+\$ 24,207	TCM Construction \$25,840		Knutson Construction Minneapolis, Mn.
Drilled Piers	13	\$ 117,450	\$ 271,991	+\$154,541	Allied Steel & Engineering \$9,100 Infield Welding \$4,825.00		Layne Minnesota Company Minneapolis, Mn.
Structural Steel	14	\$5,720,738	\$4,600,000	\$(1,120,738)	S.L.K. Construc. Co., Inc. \$242,950.00	S.L.K. Construc. Co., Inc. \$485,389.00	L.L. LeJeune Co. Minneapolis, Mn.

# UNIVERSITY HOSPITALS RENEWAL PROJECT

## CONTRACT AWARD SUMMARY

DESCRIPTION	BID PACK #	ESTIMATE	LOW BID	VARIANCE	S.E.D. FIRMS	MINORITY FIRMS	CONTRACTOR
Foundations and Concrete	15	\$4,142,700	\$3,529,700	\$ (613,000)	Allied Steel \$56,500 E-Con Placer \$65,000 Infield Welding \$165,000 Battle Electric \$ 4,797 Bay Mills Construction & Supply \$ 15,600 Thermal & Moisture Protection \$ 95,000		Lovering Associates, Inc. St. Paul, Mn.
Elevators	16	\$1,591,451	\$1,610,000	\$ + 18,549			Gust Lagerquist & Sons, Inc. Minneapolis, Mn.
Construction Hoisting	17	\$ 150,108	\$ 129,344	\$ ( 20,764)	Infield Welding \$ 22,500		Advance Equipment Company Minneapolis, Mn.
Building enclosure	18	\$5,375,243	\$5,061,600	\$ (313,643)	Quality Materials, Inc. \$91,000 Battle Crane Service \$30,000 Infield Welding \$20,000 So. Side Plumbing & Heating \$125,000		Lovering Associates, Inc. St. Paul, Mn.

# UNIVERSITY HOSPITAL RENEWAL PROJECT

## CONTRACT AWARD SUMMARY

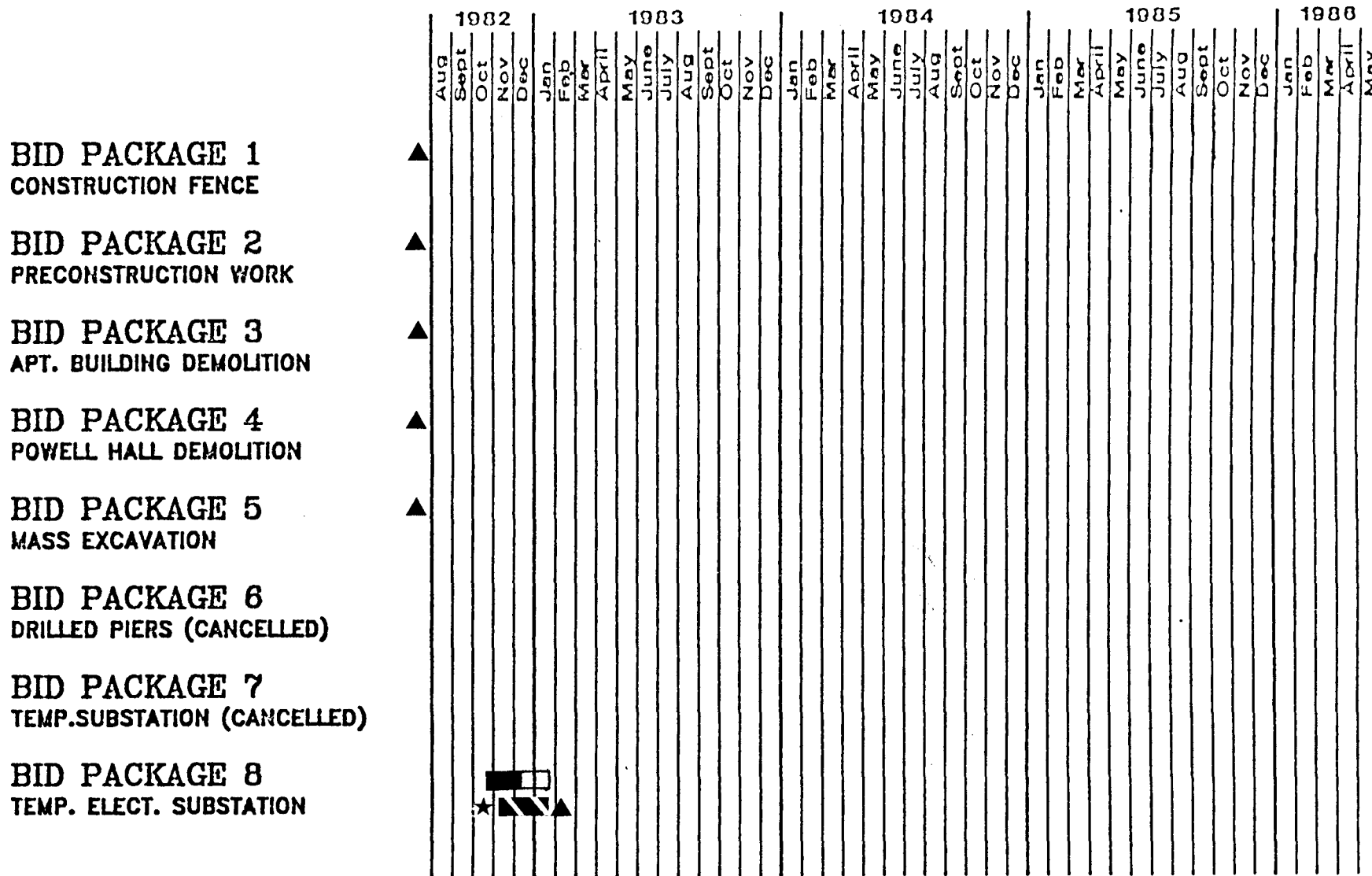
DESCRIPTION	BID PACK #	ESTIMATE	LOW BID	VARIANCE	S.E.D. FIRMS	MINORITY FIRMS	CONTRACTOR
Structural Studs, Insulation, Drywall & Plaster	19	\$ 4,754,374	\$4,289,310	\$ (465,064)	Reyes Drywall System \$215,000		Olympic Wall Systems Minnetonka, Mn.
Interior General Construction	20	\$ 5,087,767	\$4,708,500	\$ (379,267)	Lance Service, Inc. \$53,000 T.C.M. Construction \$262,500	Allied Steel & Engineering \$800.00 S.L.K. \$97,544.00	Knutson Construction Minneapolis, Mn.
Acoustical Ceilings	21	\$ 598,065	\$ 497,720	\$ (127,231)	Glanton Construction \$25,000		Acoustics Associates Minneapolis, Mn.
Quarry Tile, Ceramic Tile, Terrazzo & Epoxy Flooring	22	\$ 654,411	\$ 652,365	\$ (2,046)	H.E.R. Construction Svcs Inc., \$326,000	H.E.R. Construction Svcs Inc., \$326,365	Grazzini Brothers & Co. Bloomington, Mn.
Resilient Flooring & Carpet	23	\$ 515,379	\$ 497,050	\$(18,329)	F.S. Foster & Assoc., Inc. \$26,000.00		Architectural Sales of Minnesota, Inc. New Hope, Mn.
Paint & Wall Finishes	24	\$ 677,873	\$ 355,506	\$(322,367)		TCM Construction Company \$17,775.00	Julius B. Nelson & Son, Inc. Minneapolis, Mn.
Kitchen Equipment	25	\$ 922,159	\$1,236,450	\$ 314,291	Lang Custom Metals \$65,898.00		Aslesen's Minneapolis, Mn.
Pneumatic Tube System (PTS)	26	\$ 500,000	\$ 441,000	\$ (59,000)	Wilson Electric \$22,200.00		Quantum Industries, Inc. Santa Rosa, Ca.
Material Transport System (MTS)	27	\$1,500,000	\$1,350,000	\$ (150,000)	Wilson Electric \$55,000.00		Mosler-An American Standard Company Wayne, New Jersey



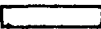
# UNIVERSITY HOSPITALS RENEWAL PROJECT

## CONTRACT AWARD SUMMARY

DESCRIPTION	BID PACK #	ESTIMATE	LOW BID	VARIANCE	S.E.D. FIRMS	MINORITY FIRMS	CONTRACTOR
Plumbing, Medical Gas	28	\$4,074,994	\$4,125,000	\$ 50,006	Sarah Incorporated \$ 88,500.00 Ed Anderson Insulation \$ 241,200.00		Harris Mechanical St. Paul, Mn.
H.V.A.C.	29	\$13,442,531	\$9,083,000	\$(4,359,531)	A-1 Excavating, Inc. \$260,082.00 R&S Heating & A/C, Inc. \$195,595.97	Ed Lacy, Inc. \$293,807.00 Environmental Systematics \$353,571.00	Axel Newman Heating & Plumbing St. Paul, Mn.
Fire Protection Sprinklers	30	\$ 966,885	\$ 706,716	\$( 260,169)		Sarah Contracting, Inc. \$70,000	Carlson Auto Fire Protection Co. St. Paul, Mn.
Building Automation	31	\$ 3,400,000	\$2,526,336	\$( 873,664)	Tim's Electric, Inc. \$ 40,000.00 Ed Barber Electric Supply, Inc. \$ 86,350.00		Minneapolis Honeywell, Inc. Mpls., Mn.
Electric & Temporary Electric	32	\$ 9,787,301	\$6,392,800	\$(3,394,501)	Wilson Electric		Commonwealth Electric, Mpls., Mn.
Sitework	33	\$ 732,410	\$ 695,000				S,L&K Corporation St. Paul, Mn.

# UNIVERSITY OF MINNESOTA HOSPITALS AND CLINICS UNIT J CONSTRUCTION SCHEDULE



 Construction Schedule  
 Work in Progress  
 Schedule Revision

★ Contract Awarded  
 ▲ Work Completed

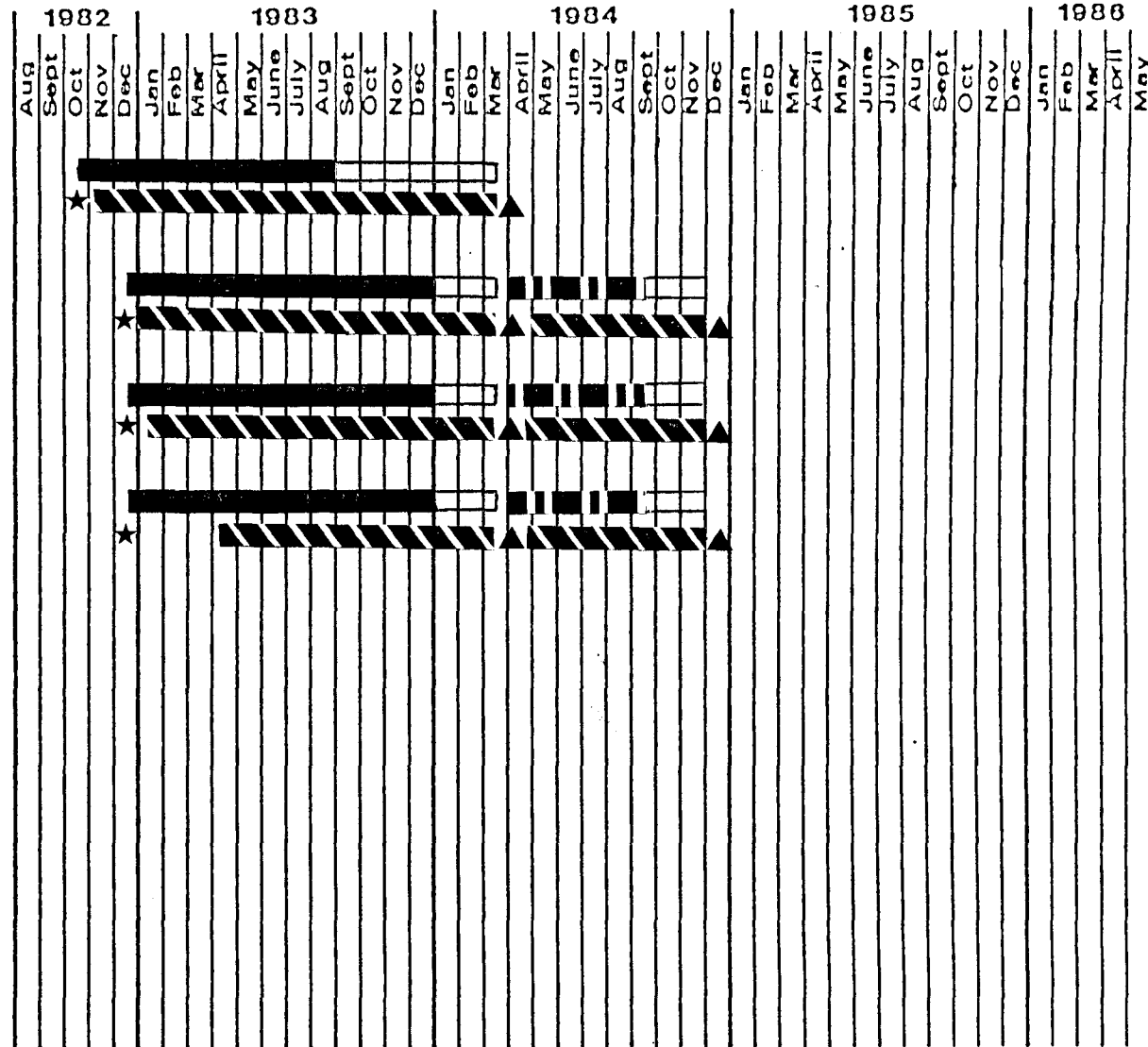
# UNIVERSITY OF MINNESOTA HOSPITALS AND CLINICS RADIATION THERAPY CONSTRUCTION SCHEDULE

**BID PACKAGE 9**  
STRUCTURE, BLDG. ENCLOSURE

**BID PACKAGE 10**  
ELECTRICAL WORK

**BID PACKAGE 11**  
MECHANICAL WORK

**BID PACKAGE 12**  
INTERIOR CONSTRUCTION



Construction Schedule

Work in Progress

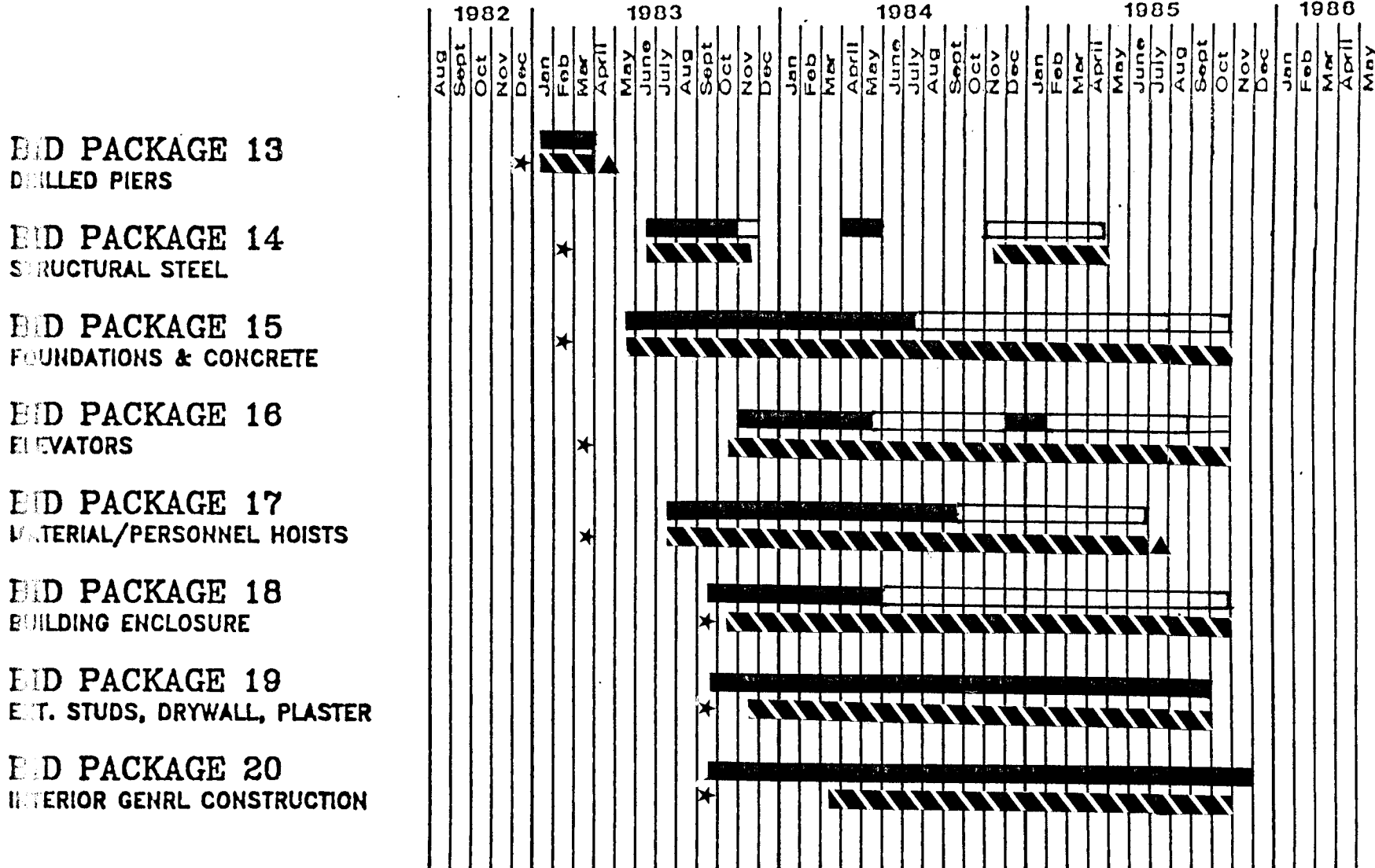
Schedule Revision

★ Contract Awarded

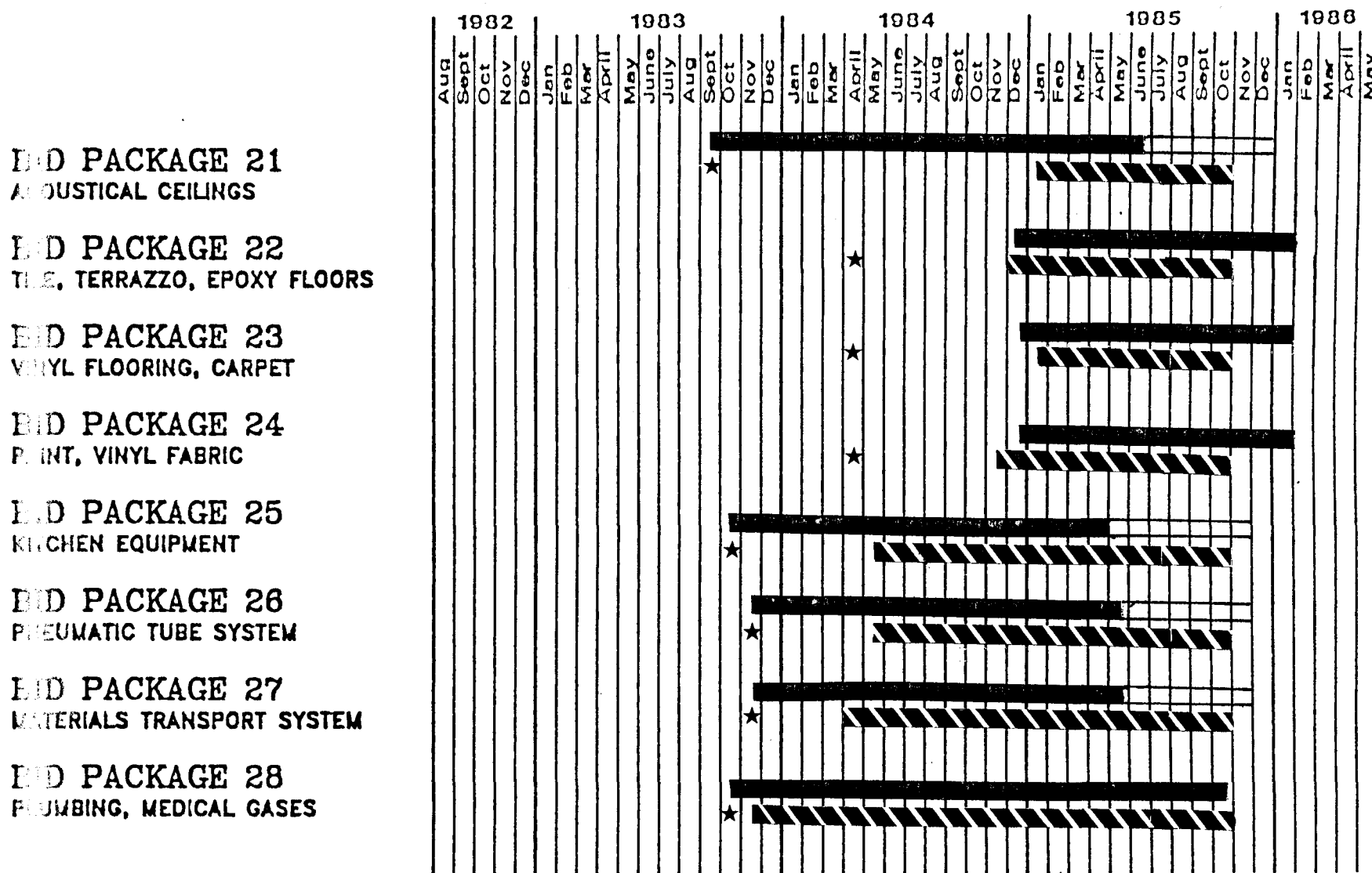
▲ Work Completed

MRI Construction Schedule

# UNIVERSITY OF MINNESOTA HOSPITALS AND CLINICS UNIT J CONSTRUCTION SCHEDULE



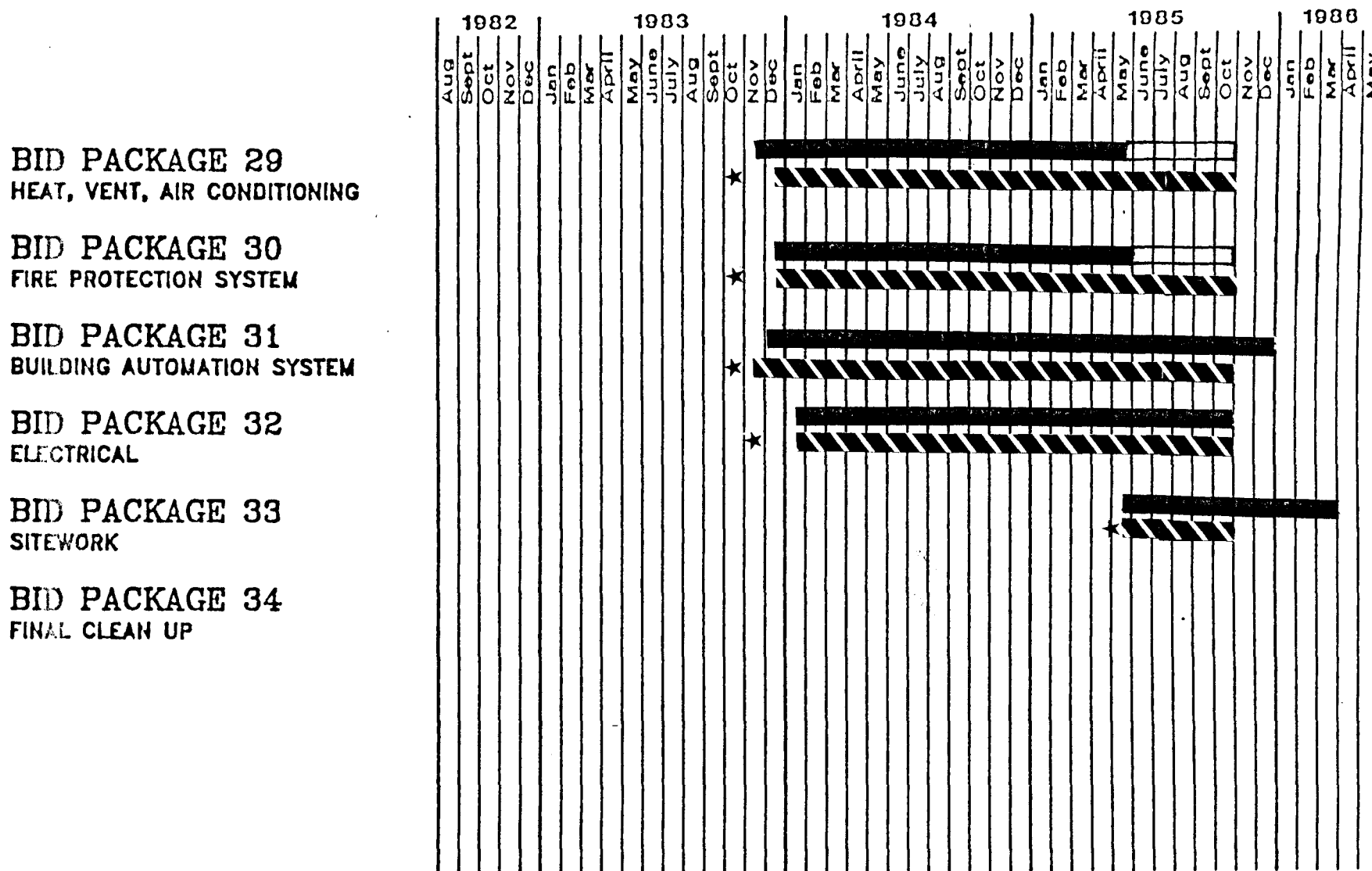
# UNIVERSITY OF MINNESOTA HOSPITALS AND CLINICS UNIT J CONSTRUCTION SCHEDULE



	Construction Schedule	★	Contract Awarded
	Work in Progress	▲	Work Completed
	Schedule Revision		



# UNIVERSITY OF MINNESOTA HOSPITALS AND CLINICS UNIT J CONSTRUCTION SCHEDULE



	Construction Schedule	★	Contract Awarded
	Work in Progress	▲	Work Completed
	Schedule Revision		

UNIVERSITY HOSPITALS RENEWAL PROJECT

CONSTRUCTION PROGRESS REPORT

NOVEMBER 1, 1985

Bid Packages #1-13 - Work Completed

Contract Awards	\$5,214,950	NMR \$935,617
Total Cost	\$6,869,741	100% Complete

- Bid Package #1 - Project Fence
- Bid Package #2 - Modifications to K/E Unit, Mayo Unit, Masonic Memorial Hospital, Diehl Hall and Site Work to accommodate new construction
- Bid Package #3 - Demolition and removal of apartment building
- Bid Package #4 - Implosion and removal of apartment building
- Bid Package #5 - Mass excavation, sheeting and shoring, removal and modification of site utilities
- Bid Package #6 - Drilled Piers - (cancelled)
- Bid Package #7 - Temporary Electrical Sub-station - (cancelled)
- Bid Package #8 - Temporary Electrical Sub-station installation
- Bid Package #9 - Radiation Therapy - Civil & Structural
- Bid Package #10- Radiation Therapy - Electrical
- Bid Package #11- Radiation Therapy - Heating & Plumbing
- Bid Package #12- Radiation Therapy - Architectural&Specialties
- Bid Package #13- Drilled Piers (Main Structure)

Bid Package #14 - Structural Steel (Main Structure)

Contractor: L. L. LeJeune Steel, Minneapolis, Minnesota

Contract Award	\$4,600,000.00	Cost To Date: \$4,769,193.00
Net Changes	187,881.00	99% Complete
Total Cost	\$4,787,881.00	

Scope of Work: Furnish, fabricate and erect all structural steel and metal deck for the project.

The work in the Bid Package is substantially complete. Final inspection has been requested.

Bid Package #15 - Foundation and Concrete (Main Structure)

Contractor: Lovering Associates, Incorporated, Richfield, Minnesota

Contract Award	\$3,561,700.00	Cost To Date: \$4,224,208.00
Net Changes	664,044.00	99% Complete
Total Cost	\$4,225,744.00	

Scope of Work: To furnish materials and labor to install foundations and concrete remaining for Unit J. Includes drilled piers, pile caps, grade beams, reinforcing steel, concrete, forms, backfill and renovations at K/E Building.

The work is substantially complete. Minimal progress occurred in October.

Bid Package #16 - Elevators

Contractor: Gust Lagerquist & Sons, Incorporated, Minneapolis, Minnesota

Contract Award	\$1,610,000.00	Cost To Date: \$1,828,032.00
Net Changes	236,303.00	99% Complete
Total Cost	\$1,846,303.00	

Scope of Work: Furnish and install all elevators and lifts in Unit J.

The contract is substantially complete. Final clean up and testing is taking place. Floor tile remains to be installed.

Bid Package #17 - Material/Personnel Hoists

Contractor: Advance Equipment Company, Minneapolis, Minnesota

Contract Award	\$129,334.00	Cost To Date: \$167,676.00
Net Changes	38,342.00	100% Complete
Total Cost	\$167,676.00	

Bid Package #17 is complete.

Bid Package #18 - Building Enclosures

Contractor: Lovering Associates, Incorporated, Richfield, Minnesota

Contract Award	\$5,170,600.00	Cost To Date: \$5,525,931.00
Net Changes	385,970.00	99% Complete
Total Cost	\$5,556,570.00	

Scope of Work: Building enclosure.

The contract is substantially complete. Lovering is completing punch list items and trying to expedite late delivery items.

Bid Package #19 - Structural Studs

Contractor: Olympic Wall Systems, Incorporated, Minnetonka, Minnesota

Contract Award	\$4,302,110.00	Cost To Date: \$4,925,719.00
Net Changes	674,633.00	99% Complete
Total Cost	\$4,976,743.00	

Scope of Work: Structural studs, insulation, drywall and plaster.

The work in this contract is substantially complete.

Bid Package #20 - Interior General Construction

Contractor: Knutson Construction Company, Minneapolis, Minnesota

Contract Award	\$4,719,875.00	Cost To Date: \$5,050,117.00
Net Changes	711,181.00	93% Complete
Total Cost	\$5,431,056.00	

Bid Package #20 - Interior General Construction (cont'd)

Scope of Work: Interior general construction.

The installation of millwork and casework is now complete except for Level 3. Installation of metal casework is well under way on Level 3C. The installation of wood and metal doors is complete on all levels except 2AB, 3 and 7AB, with installation now taking place in the remaining areas. Lockers, tack, chalk and writing boards, also handrails and bumper rails are now complete on all levels except 2AB, 3 and 7. Knutson is working on punch lists on Levels 5, 6 and 2C.

Bid Package #21 - Acoustical Ceilings

Contractor: Acoustic Associates, Incorporated, Minneapolis, Minnesota

Contract Award	\$499,220.00	Cost To Date: \$457,355.00
Net Changes	5,734.00	91% Complete
Total Cost	\$504,954.00	

Scope of Work: Acoustical ceilings

Ceiling grid installation is now complete. Ceiling tile is now complete on all levels except 3.

Bid Package #22 - Quarry Tile, Ceramic Tile, Terrazzo & Epoxy Flooring

Contractor: Grazzini Brothers and Company, Minneapolis, Minnesota

Contract Award	\$652,365.00	Cost To Date: \$584,122.00
Net Changes	38,785.00	84% Complete
Total Cost	\$691,150.00	

Ceramic tile, quarry tile and ceramic epoxy flooring are now complete. Terrazzo floors are ninety percent complete in the O.R. area on Level 3B. Level 2A terrazzo has not been installed.

Bid Package #23 - Resilient Flooring and Carpet

Contractor: Architectural Sales of Minnesota, Inc., Minneapolis, Minnesota

Contract Award	\$497,050.00	Cost To Date: \$461,274.00
Net Changes	5,987.00	91% Complete
Total Cost	\$503,037.00	

Floor tile installation is complete on all levels except 3 which is currently being worked on. Carpet has been installed on Level 5 and is currently being installed on Level 6.

Bid Package #24 - Paint and Wall Finishes

Contractor: Julius B. Nelson & Son, Incorporated, Minneapolis, Minnesota

Contract Award	\$355,506.00	Cost To Date: \$294,966.00
Net Changes	49,402.00	73% Complete
Total Cost	\$404,908.00	

Prime and first coat of paint are now complete on all levels. Finish paint and vinyl wall covering are now complete on all levels except 3.

Bid Package #25 - Food Service Equipment

Contractor: Aslesen Company, Minneapolis, Minnesota

Contract Award	\$1,236,450.00	Cost To Date: \$1,288,655.00
Net Changes	118,718.00	95% Complete
Total Cost	\$1,355,168.00	

Scope of Work: Food service equipment.

All kitchen equipment is now on site or stored. Kitchen hoods are installed on Level 1 and 8. Kitchen equipment is being installed on Levels 1 and 8. Connections on Level 1 are ninety-nine percent complete and forty-five percent complete on Level 8.

Bid Package #26 - Pneumatic Tube System

Contractor: Quantum Industries, Incorporated, Santa Rosa, California

Contract Award	\$526,200.00	Cost To Date: \$407,758.00
Net Changes	96,945.00	65% Complete
NMR	21,175.00	Cost To Date: \$ 19,578.00 (NMF
Total Cost	\$644,320.00	

Scope of Work: Furnish and install Pneumatic Tube System.

Work is substantially complete in Unit J with the exception of start up and balancing. Mayo and Masonic stations remain.

Bid Package #27 - Material Transport System

Contractor: Translogic Corporation/Mosler, Totawa, New Jersey

Contract Award	\$1,105,932.00	Cost To Date: \$862,794.00
Net Changes	162,275.00	68% Complete
Total Cost	\$1,268,207.00	

Scope of Work: Furnish and install Material Transport System.

The basic installation is complete except for Level 3, which is now in progress. Access to Material Transport System is being reviewed and coordinated with the University.

Bid Package #28 - Plumbing and Medical Gases

Contractor: Harris Mechanical Contracting Company, St. Paul, Minnesota

Contract Award	\$4,125,950.00	Cost To Date: \$4,967,993.00
Net Changes	998,659.00	97% Complete
NMR	2,960.00	Cost To Date: \$ 1,752.00
Total Cost	\$5,127,569.00	(NMR)

Scope of Work: Furnish and install plumbing and medical gases.

This contract is now substantially complete. Punch list, hook-up of Owner equipment and systems testing is underway.

Bid Package #29 - Heating, Ventilation and Air Conditioning

Contractor: Axel Newman Heating & Plumbing Company, St. Paul, Minnesota

Contract Award	\$9,105,400.00	Cost To Date: \$9,644,815.00
Net Changes	726,764.00	98% Complete
Total Cost	\$9,832,164.00	

This contract is now substantially complete. Punch list, installation of miscellaneous fin tube radiation covers and systems testing is underway.

Bid Package #30 - Fire Protection System

Contractor: Carlson Automatic Fire Protection System

Contract Award	\$706,941.00	Cost To Date: \$778,117.00
Net Changes	90,347.00	99% Complete
NMR	32,662.00	Cost To Date: \$ 36,662.00
Total Cost	\$829,950.00	(NMR)
		100% Complete

This contract is now substantially complete. Punch list, installation of trim at sprinkler heads and system testing is underway.

Bid Package #31 - Building Automation System

Contractor: Honeywell, Incorporated, Edina, Minnesota

Contract Award	\$2,526,336.00	Cost To Date: \$2,394,449.00
Net Changes	220,029.00	87% Complete
Total Cost	\$2,746,365.00	

This contract is ninety-five percent complete with remaining work mainly on the third floor. Punch list and systems testing is underway.

Bid Package #32 - Electrical

Contractor: Commonwealth Electric Company, Minneapolis, Minnesota

Contract Award	\$6,413,400.00	Cost To Date: \$6,791,718.00
Net Changes	969,519.00	92% Complete
Total Cost	\$7,382,919.00	

Scope of Work: Unit J electrical work.

This contract is now 95% complete with remaining work mainly on the third floor. Punch list checking is now underway. Systems testing has not yet started.

Bid Package #33 - Sitework

Contractor: S, L & K Corporation, St. Paul, Minnesota

Contract Award	\$695,000.00	Cost To Date: \$600,692.00
Net Changes	69,510.00	78% Complete
Total Cost	\$764,510.00	

Bid Package #33 - Sitework (cont'd)

Scope of Work: Unit J sitework, including remaining demolition and dirt work, waterproofing, site concrete work, all curb and gutter work and all planting, including seed and sod.

The Trade Contractor is laying brick pavers and landscaping along the east elevation. The contractor will finish curb and gutter, sidewalks and pavement on the east elevation upon completion of the north elevation. S, L & K has completed demolition on the north side of Unit J. Loading dock slab and curbs are complete. South elevation landscaping is complete. The road to the ambulance entrance is complete. The street patching is complete on River Road Parkway. Planters on the north elevation have been formed and poured.

The east elevation is 85% complete with the installation of sidewalks, curbs, gutter and driveways. The snow melt system is installed. Landscaping is 60% complete. Brick pavers are now being installed.

The north elevation is approximately 60% complete, with waterproofing 98% complete. Planters are 100% complete. Underground drainage system is 95% complete. Contractor is backfilling and landscaping.

The weather has slowed this contractor down considerably.

Bid Package #34 - Final Clean-Up

This bid package is currently out for bid. The bid date is November 5, 1985 at 2:00 P.M.

UNIVERSITY HOSPITALS RENEWAL PROJECT

PROJECT BUDGET SUMMARY

	<u>Original Budget</u>	<u>Revisions to Budget</u>	<u>Current Budget</u>
Building Costs	\$ 92,691,791	\$ 7,536,699	\$ 100,228,490
Non-Building Costs	32,610,775	(6,493,774)	26,117,001
	<hr/>	<hr/>	<hr/>
Project Budget	\$ 125,302,566	\$ 1,042,925	\$ 126,345,491
Less NMR Costs	-0- =====	(1,042,925) =====	(1,042,925) =====
Unit J Project Budget	\$ 125,302,566	\$ -0-	\$ 125,302,566



UNIVERSITY HOSPITALS RENEWAL PROJECT

BUILDING COST BUDGET

OCTOBER 31, 1985

<u>CERTIFIED CONSTRUCTION PRICE</u>	<u>ORIGINAL BUDGET</u>	<u>REVISIONS TO BUDGET</u>	<u>CURRENT BUDGET</u>
Building Costs	\$ 69,671,681	\$(69,455,640)	\$ 216,041
Construction Manager General Conditions	5,561,780	(1,858,947)	3,702,833
Construction Manager Contingency	5,269,250	(108,621)	5,160,629
Construction Manager Non-Building Costs	1,444,050	(466,649)	977,401
Construction Manager Reimbursables	788,230	(19,877)	768,353
Radiation Therapy BP #9	1,971,800	(1,971,800)	-0-
Construction Manager Fee/ Personnel Expenses	7,460,000	-0-	7,560,000
Construction Manager Bond	525,000	-0-	525,000
Building Cost Distribution to BP's and Workman's Compensation	-0-	73,881,534	73,881,534
<u>CHANGE ORDER DISTRIBUTION</u> (Through C.O. #179 )			
Bid Packages: Unit J	-0-	4,397,223	4,397,223
Reimbursables	-0-	281,741	281,741
Construction Manager Fee: Unit J	-0-	511,676	511,676
Bid Packages: NMR	-0-	996,767	996,767
Construction Manager Fee NMR	-0-	79,742	79,742
<u>SHARED SAVINGS CREDIT TO C.C.P.</u> (C.O. #154)	-0-	(10,100,000)	(10,100,000)
<u>CONSTRUCTION MANAGER'S SHARE OF SAVINGS</u> (C.O. #155)	-0-	1,269,550	1,269,550
<u>TOTAL CERTIFIED CONSTRUCTION PRICE</u>	<u>\$92,691,791</u>	<u>\$ (2,563,301)</u>	<u>\$90,128,490</u>

UNIVERSITY HOSPITALS RENEWAL PROJECT

NON-BUILDING COST BUDGET

	<u>ORIGINAL BUDGET</u>	<u>REVISIONS TO BUDGET</u>	<u>CURRENT BUDGET</u>
Owner's Contingency	\$ 2,257,004	\$ 6,750,893	\$ 9,007,897
Site Work	2,139,764	(200,000)	1,939,764
Architect/Engineering Fee	7,260,327	107,276	7,367,603
Owner's Consultants	1,938,539	101,448	2,039,987
Insurance, Fees, Permits, Expenses	2,535,336	630,540	3,165,876
Communication Systems	1,000,000	(489,264)	510,736
Movable Equipment/Furniture	13,250,000	-0-	13,250,000
Remodeling Costs	1,677,000	-0-	1,677,000
Prior Construction Manager Fee	500,000	(150,000)	350,000
Prior Worker's Compensation	52,805	-0-	52,805
TOTAL NON-BUILDING COSTS	<u>\$32,610,775</u>	<u>\$ 6,750,893</u>	<u>\$39,361,668</u>

GILBANE-MORTENSON  
UNIVERSITY OF MINNESOTA  
BUDGET CONTROL REPORT

<u>CONTRACTOR</u>	<u>ORIGINAL BUDGET</u>	<u>REVISED BUDGET</u>	<u>GROSS COMPLETED TO DATE</u>	<u>COMMITTED</u>	<u>ESTIMATED TO COMPLETE</u>	<u>PREDICTED FINAL COST</u>	<u>(OVERRUN) UNDERRUN</u>	<u>NON-BUDGET COMMITTED</u>
BP #1 thru #7 Initial Construction Phase I	1,447,066	1,447,066	1,447,066	1,447,066	-0-	1,447,066	-0-	-0-
BP #8 - Temp. Elec. Sub. Installation Gomhold Elec., Inc.	60,000	60,000	55,036	55,036	-0-	55,036	4,964	-0-
BP #9 - Rad. Ther. & Mas. Tower, Civ. Struct. & Bldg. Enc. Arkay Const. Co.	1,971,800	2,062,114	2,039,621	2,039,621	-0-	2,039,621	22,493	-0-
BP #10 - Rad. Ther. Masonic Tower-Elec. Hayes Cont., Inc.	546,884	1,003,551	776,094	776,094	-0-	776,094	227,457	-0-
BP #11 - Rad. Ther. Masonic Tower-Mech. Axel Newman Heating & Plumbing Co.	1,119,009	1,529,985	1,101,432	1,101,432	-0-	1,101,432	428,553	208
BP #12 - Rad. Ther. Masonic Tower-Arch. Knutson Const. Co.	428,667	1,097,370	1,160,443	1,160,443	-0-	1,160,443	(63,073)	1,701
BP #13 - Drilled Piers Layne Minnesota Co.	117,450	188,118	276,229	276,229	-0-	276,229	(88,111)	-0-

11-1-65

GILBANE-MORTENSON  
UNIVERSITY OF MINNESOTA  
BUDGET CONTROL REPORT

<u>CONTRACTOR</u>	<u>ORIGINAL BUDGET</u>	<u>REVISED BUDGET</u>	<u>GROSS COMPLETED TO DATE</u>	<u>COMMITTED</u>	<u>ESTIMATED TO COMPLETE</u>	<u>PREDICTED FINAL COST</u>	<u>(OVERRUN) UNDERRUN</u>	<u>NON-BUDGET COMMITTED</u>
BP #14 - Unit J Structural Steel L. L. LeJeune Steel	5,717,330	5,925,110	4,769,193	4,787,881	-0-	4,787,881	1,137,229	-0-
BP #15 - Foundations and Concrete Lovering Assoc., Inc.	4,142,700	4,816,949	4,224,208	4,225,744	50,000	4,275,744	541,205	-0-
BP #16 - Unit J Elevators Gust. Lagerquist & Sons, Inc.	1,591,451	1,847,754	1,828,032	1,846,303	1,000	1,847,303	451	-0-
BP #17 - Unit J Material/Personnel Hoists Advance Equip. Co.	150,108	188,440	167,676	167,676	-0-	167,676	20,764	-0-
BP #18 - Building Enclosure Lovering Assoc., Inc.	5,133,135	5,676,083	5,525,931	5,556,570	30,000	5,586,570	89,513	-0-
BP #19 - Struct. Studs Insul, Drywall & Plaster Olympic Wall Systems	4,986,427	5,393,898	4,925,719	4,976,743	100,000	5,076,743	317,155	-0-
BP #20 - Interior General Const. Knutson Const. Co.	4,790,219	5,527,883	5,050,117	5,431,056	60,000	5,491,056	36,827	-0-

11-1-85

GILBANE-MORTENSON  
UNIVERSITY OF MINNESOTA  
BUDGET CONTROL REPORT

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BP #21 - Acoustical Ceilings Acoustics Assoc., Inc.	624,951	616,439	457,355	504,954	4,600	509,554	106,885	-0-
BP #22 - Quarry Tile, Ceramic Tile, Terrazzo Epoxy Flooring Grazzini Bros. & Co.	654,411	694,086	584,122	691,150	7,500	698,650	(4,564)	-0-
BP #23 - Resilient Flooring, Carpet Architectural Sales of Minn., Inc.	515,379	527,383	461,274	503,037	11,785	514,822	12,561	-0-
BP #24 - Paint and Wall Finishes Julius B. Nelson & Son, Inc.	677,873	717,266	294,966	404,908	8,481	413,389	303,877	-0-
BP #25 - Food Service Equip. Aslesen Co.	922,159	1,121,834	1,288,655	1,355,168	-0-	1,355,168	(233,334)	-0-
BP #26 - Pneumatic Tube System Quantum Ind., Inc.	526,200	644,320	427,336	644,320	-0-	644,320	-0-	-0-
BP #27 - Material Transport System Muller Systems Division	1,105,932	1,266,428	862,794	1,268,207	(1,779)	1,266,428	-0-	-0-

GILBANE-MORTENSON  
UNIVERSITY OF MINNESOTA  
BUDGET CONTROL REPORT

<u>CONTRACTOR</u>	<u>ORIGINAL BUDGET</u>	<u>REVISED BUDGET</u>	<u>GROSS COMPLETED TO DATE</u>	<u>COMMITTED</u>	<u>ESTIMATED TO COMPLETE</u>	<u>PREDICTED FINAL COST</u>	<u>(OVERRUN) UNDERRUN</u>	<u>NON-BUDGET COMMITTED</u>
BP #28 - Plumbing & Medical Gases Harris Mechanical Contracting Co.	4,074,994	5,094,703	4,969,745	5,127,569	140,000	5,267,569	(172,866)	17,290
BP #29 - HVAC Axel Newman Heating & Plumbing Co.	13,442,531	14,162,388	9,644,815	9,832,164	39,000	9,871,164	4,291,224	-0-
BP #30 - Fire Protection System Carlson Auto. Fire Protection Co.	966,885	1,105,878	814,779	829,950	-0-	829,950	275,928	-0-
BP #31 - Bldg. Automation System Honeywell, Inc.	2,526,336	2,752,635	2,394,449	2,746,365	-0-	2,746,365	6,270	-0-
BP #32 - Electrical Commonwealth Elec.	9,579,450	10,233,388	6,791,718	7,382,919	60,000	7,442,919	2,790,469	-0-
BP #33 - Sitework S, L & K Corporation	644,389	665,388	600,692	764,510	60,000	824,510	(159,122)	34,974
New Mech Condensate		4,840	4,840	4,840	-0-	4,840	-0-	
MAVO Systems Asbestos Removal		3,564	3,564	3,564	-0-	3,564	-0-	
Unpurchased		216,041	3,178	3,178	236,001	239,179	(23,138)	
Insurance Workman's Comp.		2,900,663	630,932	2,900,663	-0-	2,900,663	-0-	

GILBANE-MORTENSON  
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BUDGET CONTROL REPORT

<u>CONTRACTOR</u>	<u>ORIGINAL BUDGET</u>	<u>REVISED BUDGET</u>	<u>GROSS COMPLETED TO DATE</u>	<u>COMMITTED</u>	<u>ESTIMATED TO COMPLETE</u>	<u>PREDICTED FINAL COST</u>	<u>(OVERRUN) UNDERRUN</u>	<u>NON-BUDGET COMMITTED</u>
General Conditions		3,702,833	886,151	886,151	1,318,192	2,204,343	1,498,490	
Contingency		5,160,629	-0-	-0-	2,160,629	2,160,629	3,000,000	
Non-Bldg. Cost		977,401	206,848	206,848	440,038	646,886	330,515	
Reimbursables	788,230	1,050,094	400,892	400,892	202,332	603,224	446,870	
CM Share of Savings		1,269,550	1,269,550	1,269,550	490,476	1,760,026	(490,476)	
Personnel and Fee (Through C.O. #179)	7,460,000	8,051,418	6,625,429	8,051,418	-0-	8,051,418	-0-	
Shared Savings Credit to CCP		(10,100,000)	-0-	-0-	-0-	-0-	(10,100,000)	
Bond	525,000	525,000	521,075	521,075	6,000	527,075	(2,075)	
<b>TOTALS</b>		<u>90,128,490</u>	<u>73,491,956</u>	<u>80,151,294</u>	<u>5,424,255</u>	<u>85,575,549</u>	<u>4,552,941</u>	

11-1-55