

**Washtenaw Community College**  
Office of Facilities Management

**FACILITIES DEVELOPMENT REPORT**

**Capital Projects Update**

Morris Lawrence Renovation Project

- Continue with design/Field Investigation
- Prequalification for General Contractors due 12/11/20.
- Construction December 2021 – June 2022

Student Center Renovation Project

- Engineering Design Contract awarded to Fishbeck – November 2020
- Engineering Assessment commenced – December 2020

**Deferred Maintenance Project Update**

1	Energy Center Cooling Tower Replacement <i>FY19 \$1,340,000 – Replace campus cooling tower, associated piping and electrical</i>	Complete
2	EC Boiler Flow Valves <i>FY21 \$90,000 – Main flow valves replacement</i>	Design in progress
3	FEB Lighting Replacement <i>FY21 – all lighting, egress and exit</i>	Construction in progress
4	Parking Lot Lighting Repairs <i>FY21- ph1 \$80,000 – Replace lights with new LED fixtures</i>	Design in Process
5	Campus Wide Lighting upgrades <i>FY21 \$90,000 – Replace fluorescent lighting fixtures</i>	Ongoing
6	EC Summer Boilers Upgrades <i>FY20 \$75,000 – Retro commission and replace selective components.</i>	Complete
7	EC Tunnel Water Proofing repairs <i>FY21 \$70,000 – Utility tunnel is leaking ground water</i>	Construction in progress
8	HFC Pool Surface Refinishing <i>FY20 \$100,000 – Resurface lap and therapy pool surfaces.</i>	Complete
9	HFC Men’s Hot Tub Renovation <i>FY20 \$175,000 – Repair performance issues and upgrade finishes</i>	Complete
10	HFC Shower Valve Replacement <i>FY20 \$75,000 Mixing valves in constant repair</i>	Complete
11	BE – Entry Door Replacement <i>FY21 \$125,000 – Replace all doors &amp; closers</i>	Deferred until Spring 2021
12	FEB Rpr Tuck Pointing on West Brick <i>FY21 \$90,000 – Repair mortar joins and replace brick</i>	Complete
13	HFC Replace Natatorium Lighting <i>FY21 \$75,000 – Outdated lighting, no replacement – new LED</i>	Complete

14	Campus Wide Concrete Repairs and Replacement <i>FY21 \$90,000 – Replace failing concrete sidewalks.</i>	Complete
15	Campus – primary heat loop filtration <i>FY21 \$30,000 – install side stream filtration on heat loops</i>	Construction in progress
16	SRB Dock 1 & 2 Loading Dock Replacement <i>FY20 \$70,000 – Replace failing dock levelers</i>	Complete
17	Campus Wide Roof Replacement / Repairs <i>FY21 \$90,000 – Replace / Repair identified areas from IR study</i>	Award in progress
18	Campus Wide HVAC Repairs due to Recommissioning <i>FY21 \$80,000 – Replace failed components identified by Siemens</i>	Ongoing
19	Campus wide egress lighting replacement <i>FY21 \$50,000 battery operated change to LED</i>	Ongoing
20	L.A. Fire Alarm Panel Upgrades <i>FY21 \$80,000 / replace outdated fire control panels</i>	Construction in progress
21	Parking Lot Repairs <i>FY20 \$90,000 – mill and recap various areas</i>	Complete
22	MLB Retention Pond Dredge & Treatment <i>FY21 \$205,000 – drainage issues</i>	Complete. Restoration work in Spring 2021.
23	SRB Repair steps next to truck dock <i>FY21 \$20,000 – Replace cracking and sinking steps</i>	Complete
24	HFC Skylight Replacement <i>FY20 \$10,000 – Replace skylight with broken seal</i>	Complete
25	Campus Wide Roof Fall protection Study <i>FY21 \$30,000 –</i>	Material on order
26	HFC Coil Replacement <i>FY21 \$20,000 Replace damage heating coil</i>	Complete
27	MLB – Brick repairs to entry ways of MLB building <i>FY21 \$20,000 – Replace loose or missing bricks</i>	Construction in progress
28	PS Safety Stair Rail Replacement <i>FY21 \$40,000 – Replace failing rails</i>	Construction in progress
29	TI Window Replacement – south / east side of building <i>FY21-22 \$725,000 – Replace windows and repair walls</i>	Award in progress.
30	EC Tunnel Lighting <i>FY21 \$30,000 Replace light fixtures with LED</i>	Design in progress
31	Campus Transformer Replacement <i>FY21 \$40,000 Replace transformers in lot 7 and DM flowers blding</i>	Design in progress
32	GL Sewage lift Station Pump Replacement <i>FY21 \$30,000 Replace Pumps</i>	Award in progress.
33	OE HVAC upgrades <i>FY21 \$250,000 Replace HVAC units in auto lab</i>	Design in progress

### Campus Repair & Maintenance Projects Update

1	SEMCOG Non-Motorized Pathway <i>FY18 \$120,000 – WCC cost to support new grant funded pathway along HRD</i>	Closeout
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2	Campus Emergency Lights – wall packs <i>FY21 \$35,000 – replace nonfunctional emergency and outdated lights</i>	Ongoing
3	Campus Wide Elevator Upgrades <i>FY21 \$435,000 – upgrade safety controls in numerous elevators</i>	Equipment on order
4	GM HVAC Controls Migration to DDC <i>FY21 \$230,000 – update controls from outdated pneumatic</i>	Commissioning
5	WCC Pond Platform <i>FY20 \$35,000 – Complete renovation of new surgical tech lab and classroom.</i>	Complete
6	Parking lot line stripping <i>FY21 \$10,000 – restripe various areas of the campus parking lots</i>	Complete
7	Campus wide lock updates <i>FY21 \$20,000 – Replace outdated locks to standardize locks</i>	Design phase
8	ML chiller repairs <i>FY21 \$20,000 – Repair controls and compressor</i>	Complete
9	SC Bird netting install <i>FY21 \$20,000 – Install bird netting various areas of SC building</i>	Design in process
10	OE Torit Dust Collector Rebuild <i>FY21 \$10,000 – Rebuild the dust collector in the welding shop</i>	Complete

## Construction Contracts issued in the past 30 days exceeding \$20,000

1. Siemens Industry, Inc.; GM HVAC Repairs; \$41,356
2. Hutchins & Hutchins, Inc.; Bid 6308 Hospi-Gard IsoClean 400 Series HEPA Filtration Units; \$165,937.50 (Qty 75) – Care Act Funded
3. Hutchins & Hutchins, Inc.; Bid 6314 Hospi-Gard IsoClean 800 Series HEPA Filtration Units; \$32,660.00 (Qty 8) – Cares Act Funded