



Facilities Planning Commission

April 17, 2025

FACILITIES PLANNING COMMISSION / 4.17.2025



Oregon Tech's - Capital Projects Update

Thom Darrah | Director of Facilities & Capital Planning

Presentation Outline



Capital Projects – Upcoming and Underway

- New Student Housing
- Geothermal Systems Emergency Renovation
- ABA Clinic Renovation
- Campus Security Cameras
- *Project status updates reflect progress through 11.30.24*

New Student Housing



New Student Housing (85,000 sq ft)																													
Project Start: 4.01.2023				Project Completion: 12.01.2025																									
Project	Progress Highlights	Cost Breakdown	Orig. Budget	Rev. Budget	Cost To Date	%	Balance																						
UPE 822 / FNRESH	Visioning: January 2023 - February 2023																												
Bond Type: XI-F 2022	Design: March 2023 - April 2024																												
	Construction: May 2024 - Dec. 2025	Visioning/Design (7%):	\$ 2,231,400	\$ 2,299,000	\$ 2,002,632	87%	\$ 296,368																						
	Project underway.	Construction (82%):	\$ 28,000,000	\$ 28,572,645	\$ 12,526,173	44%	\$ 16,046,472																						
Design: Mahlum Architects		Other (11%):	\$ 4,768,600	\$ 4,128,355	\$ 942,213	23%	\$ 3,186,142																						
CM/GC: Bogatay Const.	Plan Design Bid Build Closeout	Project Totals:	\$ 35,000,000	\$ 35,000,000	\$ 15,471,018	44%	\$ 19,528,982																						
Budget Breakdown		CO's / Amendments		Percent Complete (%)																									
		<table border="1"> <tr><td>MA: Amd. 1</td><td>\$ 32,500</td></tr> <tr><td>MA: Amd. 2</td><td>\$ 35,100</td></tr> <tr><td>BCI: Amd. 5</td><td>\$ 72,645</td></tr> <tr><td></td><td>\$ -</td></tr> <tr><td></td><td>\$ -</td></tr> <tr><td></td><td>\$ -</td></tr> <tr><td></td><td>\$ -</td></tr> <tr><td></td><td>\$ -</td></tr> <tr><td></td><td>\$ -</td></tr> <tr><td></td><td>\$ -</td></tr> <tr><td>Total:</td><td>\$ 140,245</td></tr> </table>		MA: Amd. 1	\$ 32,500	MA: Amd. 2	\$ 35,100	BCI: Amd. 5	\$ 72,645		\$ -		\$ -		\$ -		\$ -		\$ -		\$ -		\$ -	Total:	\$ 140,245				
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Total:	\$ 140,245																												

New Student Housing



Extended Project Insights

- Early Work: 4.08.24 through 6.07.2024
- Project Construction: 6.10.2024 through 11.01.2025
- Project Closeout: 11.02.2025 through 12.01.2025
- Project GMP of \$28,500,000 approved on 5.23.2024
- Project Scope: New 85,000 sqft, four story building with 511 beds.
- 89% of work by firms within 100-mile radius of project. (57% Klamath Falls / 32% Southern Oregon)
- Project Camera: <https://app.truelook.cloud/?code=cnpi13lm080mqpqm2fupahbuj>

New Student Housing



New Student Housing



New Student Housing



Geothermal Systems Emergency Renovation



Geothermal Systems Emergency Renovation												
Project Start: 11.06.23				Project Completion: 11.14.2026								
Project	Progress Highlights			Cost Breakdown	Orig. Budget	Rev. Budget	Cost To Date	%	Balance			
UPE 830	Design: Underway											
Bond Type: XI-Q 2023K	Construction: Pending											
	Project underway.			Design (7%):	\$ 1,295,615	\$ 1,175,000	\$ 590,216	50%	\$ 584,784			
				Construction (84%):	\$ 14,467,115	\$ 15,096,150	\$ 1,732,635	11%	\$ 13,363,515			
Design: AES				Other (9%):	\$ 2,193,420	\$ 1,685,000	\$ 14,901	1%	\$ 1,670,099			
CM/GC: Bogatay const.	Plan	Design	Bid	Build	Closeout	Project Totals:		\$ 17,956,150	\$ 17,956,150	\$ 2,337,752	13%	\$ 15,618,398
Budget Breakdown 				<u>CO's / Amendments</u>		Percent Complete (%) 						
				\$	-							
				\$	-							
				\$	-							
				\$	-							
				\$	-							
				\$	-							
				\$	-							
				\$	-							
				\$	-							
				Total:	\$	-						

Geothermal Systems Emergency Renovation



Extended Project Insights

- Project is made up of five phases.
- Phase 1 - Geo HX Building Renovation
 - New 20,000 gal. geo storage tank in place.
 - HX Renovation design complete.
 - HX Renovation underway.
- Phase 2 - Geo Distribution Piping
 - Direct bury geo piping design complete.
 - Early procurement of direct bury geo piping completed.
 - Tunnel geo piping design underway.

Geothermal Systems Emergency Renovation



Geothermal Systems Emergency Renovation



ABA Clinic Renovation



ABA Clinic Renovation (5,000 sq ft)																													
Project Start: 10.02.23				Project Completion: 5.31.25																									
Project	Progress Highlights			Cost Breakdown	Orig. Budget	Rev. Budget	Cost To Date	%	Balance																				
UPE 824	Design: Underway																												
UPE 805	Construction: Pending																												
	Project underway.			Design (0%):	\$ -	\$ -	\$ -		\$ -																				
				Construction (90%):	\$ 1,040,190	\$ 1,264,960	\$ 1,063,620	84%	\$ 201,340																				
				Other (10%):	\$ 114,810	\$ 85,040	\$ 8,792	10%	\$ 76,248																				
Design: SDRA																													
Build: Modoc	Plan	Design	Bid	Build	Closeout																								
				Project Totals:	\$ 1,155,000	\$ 1,350,000	\$ 1,072,412	79%	\$ 277,588																				
Budget Breakdown				CO's / Amendments				Percent Complete (%)																					
				<table border="1"> <tr><td>Modoc: CO 1</td><td>\$ 18,060</td></tr> <tr><td>Modoc: CO 2</td><td>\$ 7,502</td></tr> <tr><td>Modoc: CO 3</td><td>\$ 14,389</td></tr> <tr><td>Modoc: CO 4</td><td>\$ 38,829</td></tr> <tr><td>Modoc: CO 5</td><td>\$ 87,939</td></tr> <tr><td>Modoc: CO 6</td><td>\$ 20,225</td></tr> <tr><td>Modoc: CO 7</td><td>\$ 37,825</td></tr> <tr><td></td><td>\$ -</td></tr> <tr><td></td><td>\$ -</td></tr> <tr><td>Total:</td><td>\$ 224,769</td></tr> </table>				Modoc: CO 1	\$ 18,060	Modoc: CO 2	\$ 7,502	Modoc: CO 3	\$ 14,389	Modoc: CO 4	\$ 38,829	Modoc: CO 5	\$ 87,939	Modoc: CO 6	\$ 20,225	Modoc: CO 7	\$ 37,825		\$ -		\$ -	Total:	\$ 224,769		
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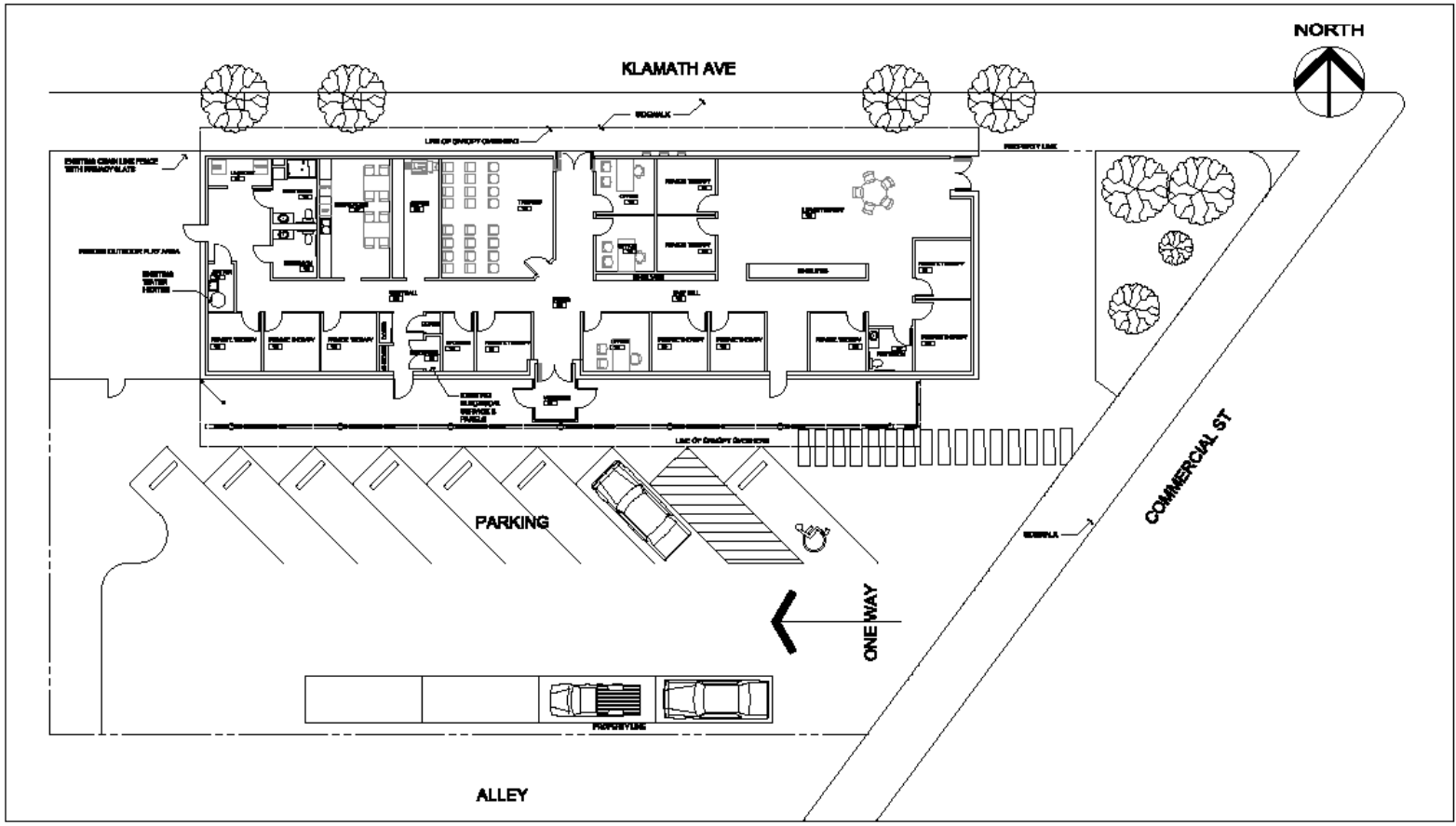
ABA Clinic Renovation



Extended Project Insights

- All design services provided pro bono by Soderstrom Architects , ZCS Engineering (Structural) and Interface Engineering (MEP).
- Project Scope: Full interior renovation and some exterior improvements.
- Project Schedule: June 18, 2024 through May 31, 2025
- Interior demolition complete.

ABA Clinic Renovation



OREGON TECH
APPLIED BEHAVIOR ANALYSIS
CLINIC

1 FLOOR PLAN
1/16" = 1'-0"

Soderstrom Architects | A1
10/25/23

ABA Clinic Renovation



ABA Clinic Renovation



Campus Security Cameras



Campus Security Cameras																															
Project Start: 4.10.24				Project Completion: 12.31.25																											
Project	Progress Highlights			Cost Breakdown	Orig. Budget	Rev. Budget	Cost To Date	%	Balance																						
UPE 805	Construction: April 2024 - Dec. 2024																														
UPE 831																															
	Project underway.			Design:	\$ -	\$ -	\$ -		\$ -																						
				Construction (90%):	\$ 949,535	\$ 1,059,060	\$ 853,242	81%	\$ 205,818																						
				Other (10%):	\$ 94,965	\$ 25,940	\$ 3,824	15%	\$ 22,116																						
Design: NA																															
Build: IronClad Security	Plan	Design	Bid	Build	Closeout																										
				Project Totals:	\$ 1,044,500	\$ 1,085,000	\$ 857,066	79%	\$ 227,934																						
Budget Breakdown				CO's / Amendments		Percent Complete (%)																									
				<table border="1"> <tr><td>IC: Amend 3</td><td>\$ 7,701</td></tr> <tr><td>IC: Amend 4</td><td>\$ 19,883</td></tr> <tr><td>IC: Amend 5</td><td>\$ 69,644</td></tr> <tr><td>IC: Amend 6</td><td>\$ 12,294</td></tr> <tr><td>IC: Amend 7</td><td>\$ -</td></tr> <tr><td></td><td>\$ -</td></tr> <tr><td></td><td>\$ -</td></tr> <tr><td></td><td>\$ -</td></tr> <tr><td></td><td>\$ -</td></tr> <tr><td></td><td>\$ -</td></tr> <tr><td>Total:</td><td>\$ 109,522</td></tr> </table>		IC: Amend 3	\$ 7,701	IC: Amend 4	\$ 19,883	IC: Amend 5	\$ 69,644	IC: Amend 6	\$ 12,294	IC: Amend 7	\$ -		\$ -		\$ -		\$ -		\$ -		\$ -	Total:	\$ 109,522				
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Total:	\$ 109,522																														

Campus Security Cameras



- **Extended Project Insights**

- Project Scope: Installation of campus security cameras on both the Klamath Falls and Portland=Metro campuses.
- Substantial Completion: November 30,2025
- Final Completion: December 31, 2025

Campus Security Cameras



Campus Security Cameras





Contact Information

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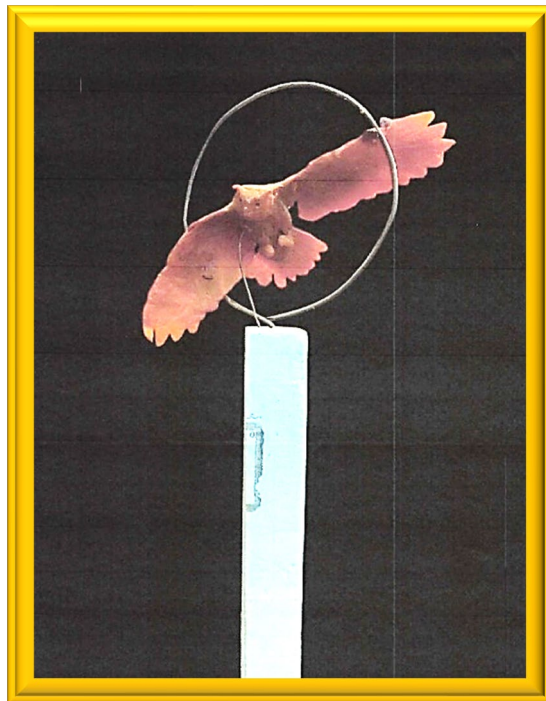
Email: Thom.Darrah@oit.edu

Owl Donation Update



Please submit your ideas for placement here:

https://oit.co1.qualtrics.com/jfe/form/SV_9z38ITp2Q29VpeC



Portland- Metro Elevators



- The Portland-Metro Campus has a total of three elevator cabs in operation.
- Each elevator is estimated to take 6–8 weeks to modernize, with work likely needing to be completed one at a time to maintain access.
- A preliminary cost estimate for the full modernization project is approximately \$600,000. This estimate was provided by Kidder Matthews in late Fall 2024, based on a proposal from Kone Elevator.



New Business