

THE UNIVERSITY OF MICHIGAN  
REGENTS COMMUNICATION

ACTION REQUEST

Subject: William Monroe Trotter House  
Infrastructure Upgrades

Action Requested: Approval to Proceed with Project

Background:

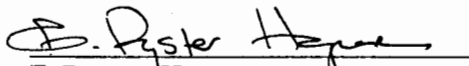
Originally built as the Phi Kappa Sigma Fraternity house in 1924, the 11,300 square foot William Monroe Trotter House was purchased in 1972 as a replacement for the original Trotter Center building which was destroyed by fire earlier that year. The Trotter House is the home of the William Monroe Trotter Multicultural Center and is used to host multi-cultural events for University of Michigan students and members of the University community that "provide services to build a supportive environment in which students can develop a better understanding and appreciation for the multicultural diversity represented at the University." Approximately 19,000 people attended events at the house in 2003. Since the facility was purchased in 1972, there have been only minor repairs and upgrades such as a replacement roof that was installed in 2000.


The scope of this infrastructure project will relocate two rooms from the third floor to the second floor to improve life safety egress from the facility, and offices will be relocated from the second floor to the third floor. Fire-rated walls will be installed around the main stair to address life safety issues. The number of toilet fixtures will be increased to address current needs, and the first floor will include a bathroom meeting accessibility standards. The project will upgrade electrical wiring and panels throughout the entire facility. Miscellaneous building envelope repairs will address components that are damaged or the source of leaks. Selective windows will be replaced as needed. The scope of this infrastructure project will include all architectural, mechanical, and electrical improvements to address these needs. There will be no impact on parking from this project.

The estimated cost of the project is \$890,000. Funding will be provided from investment proceeds. The construction cash flow may be provided, all or in part, by increasing the commercial paper issuance under the commercial paper program, secured by a pledge of General Revenues, and authorized by the Regents. The University of Michigan, Plant Extension – Architecture, Engineering and Construction will design the project. Construction is scheduled to be completed in Summer 2005.

We recommend that the Regents approve the William Monroe Trotter House Infrastructure Upgrades project as described, and authorize issuing the project for bids and awarding construction contracts providing that bids are within the approved budget.

Respectfully submitted,

  
E. Royster Harper  
Vice President for Student Affairs

  
Timothy P. Slottow  
Executive Vice President and  
Chief Financial Officer

February 2005

APPROVED BY THE REGENTS ON

FEB 17 2005