The meeting of the State of Wisconsin Building Commission was called to order by Governor Scott Walker at 1:00 p.m. on Wednesday, August 10, 2016, in the 2nd Floor Conference Room of the Expo Center at State Fair Park in West Allis. The roll was taken.

**Members Present:**

Governor Scott Walker  
Senator Terry Moulton  
Senator Jerry Petrowski  
Senator Janis Ringhand  
Representative Rob Swearingen  
Representative Mark Born  
Representative Robb Kahl  
Mr. Bob Brandherm
August 10, 2016

The Secretary requests approval of the minutes of May 25, 2016.

MOVED BY REPRESENTATIVE SWEARINGEN, SECONDED BY SENATOR MOULTON TO APPROVE THE MINUTES. MOTION CARRIED.

DEBT MANAGEMENT

1. General Obligation Refunding Authorizing Resolution - 2016 State of Wisconsin Building Commission
   Resolution 4 authorizes the issuance and sale of General Obligations in the amount not to exceed $595,000,000, in fixed or variable rate form, to refund outstanding general obligation bonds previously issued for construction or improvement of facilities, grants, and acquisition of land for state-wide purposes.

   MOVED BY SENATOR RINGHAND, SECONDED BY SENATOR PETROWSKI TO APPROVE THE RESOLUTION. MOTION CARRIED.

2. Debt Authorizing Resolution - 2016 State of Wisconsin Building Commission Resolution 5 grants state agencies new debt authority in an amount not to exceed $202,150,000, and continuation of previously approved debt authority in an amount not to exceed $690,140,000, to allow state agencies to enter into contracts relating to various borrowing purposes which will be funded by subsequent issuances of general obligation debt.

   MOVED BY REPRESENTATIVE BORN, SECONDED BY SENATOR RINGHAND TO APPROVE THE RESOLUTION. MOTION CARRIED.
3. General Obligation Authorizing Resolution - 2016
State of Wisconsin Building Commission Resolution 6 authorizes the issuance and sale of General Obligations in an amount not to exceed $385,595,000 in fixed or variable rate form, to fund the construction or improvements of facilities, grants, and acquisition of land for state-wide purposes.

MOVED BY SENATOR MOULTON, SECONDED BY SENATOR RINGHAND TO APPROVE THIS RESOLUTION. MOTION CARRIED.
Administrative Affairs Subcommittee

Department of Administration

4. Department of Administration - State Fleet Operations
Lease - Request authority to lease 43,164 SF at 1702 South Park Street in Madison, for a term of five years, for an annual cost of approximately $485,655.

In June 2013, the SBC authorized a 37,832 SF lease for the Department of Administration’s Division of Enterprise Operation’s (DEO) State Fleet Operations at 1702 South Park Street, Madison.

MOVED BY MR. BRANDHERM, SECONDED BY SENATOR PETROWSKI TO APPROVE THE REQUEST. MOTION CARRIED.
August 10, 2016

<table>
<thead>
<tr>
<th>Subcommittee</th>
<th>Full Commission</th>
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<tbody>
<tr>
<td>Approved the Request.</td>
<td>Approved the Request.</td>
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5. Division of Administration on behalf of Department of Corrections - Community Corrections Probation and Parole Office Lease - Request authority to lease 9,950 SF at 2950 Prairie Avenue in Beloit for a term of five years, for an annual cost of approximately $222,084.

MOVED BY MR. BRANDHERM, SECONDED BY SENATOR PETROWSKI TO APPROVE THE REQUEST. MOTION CARRIED.
August 10, 2016

6. Risser Justice Center — Permanent Outside Air Ventilation Extension - Request authority to construct a permanent outside ventilation air intake extension project at the Risser Justice Center for an estimated total cost of $724,400 PRSB.

MOVED BY MR. BRANDHERM, SECONDED BY SENATOR PETROWSKI TO APPROVE THE REQUEST. MOTION CARRIED.
Department of Corrections

7. Oshkosh Correctional Institution – Health Services Unit Expansion - Request the following:
   a) Approve the Design Report; and
   b) Authority to construct the Health Services Unit Expansion project for an estimated total cost of $7,699,000 GFSB.

This project was enumerated in 2013 Wisconsin Act 20 for $7,699,000 GFSB.

MOVED BY MR. BRANDHERM, SECONDED BY SENATOR PETROWSKI TO APPROVE THE REQUEST. MOTION CARRIED.
8. Various All Agency Projects - Request the following:
   a) Authority to construct various All Agency maintenance and repair projects for an estimated total cost of $2,578,300 ($1,032,000 GFSB Utility Repair and Renovation and $1,546,300 GFSB Facility Maintenance and Repair);
   b) Transfer all approved GFSB All Agency allocations to the Department of Corrections Infrastructure appropriation; and
   c) Permit the Division of Facilities Development to adjust individual project budgets.

   **Utility Repair and Renovation**
   - LHS Primary Electrical System Replacement $1,032,000
     ($1,032,000 GFSB)
   - Facility Maintenance and Repair $1,546,300
     - LHS Security Equip Infrastructure Imprv $1,546,300
       ($1,546,300 GFSB)

   MOVED BY MR. BRANDHERM, SECONDED BY SENATOR PETROWSKI TO APPROVE THE REQUEST. MOTION CARRIED.
Department of Health Services

9. Mendota Mental Health Institute – Goodland Hall East Security Upgrades - Request the following:
   a) Authority to construct the Goodland Hall East Security Upgrades project for an estimated total cost of $2,797,200 ($2,297,200 GFSB and $500,000 PR-CASH); and
   b) Transfer the approved GFSB all agency allocation to the Department of Health Services Infrastructure Maintenance appropriation.

MOVED BY MR. BRANDHERM, SECONDED BY SENATOR PETROWSKI TO APPROVE THE REQUEST. MOTION CARRIED.
August 10, 2016

**Department of Natural Resources**

10. **Various All Agency Projects** - Request the following:
   a) Authority to construct various All Agency maintenance and repair projects for an estimated total cost of $1,835,200 ($491,000 PR-CASH, $599,400 STWD, and $744,800 CON SEGB); and
   b) Permit the Division of Facilities Development to adjust individual project budgets.

<table>
<thead>
<tr>
<th>Facility Maintenance and Repair</th>
<th>Cost</th>
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<tbody>
<tr>
<td>Mud Lake New Shooting Range – Columbia County</td>
<td>$491,000</td>
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<tr>
<td>($491,000 PR-CASH)</td>
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<tr>
<td>Crex New Unheated Storage Building</td>
<td>$599,400</td>
</tr>
<tr>
<td>Meadows ($599,400 STWD)</td>
<td></td>
</tr>
<tr>
<td>Wausauke Mechanic Shop Addition</td>
<td>$744,800</td>
</tr>
<tr>
<td>($744,800 CON SEGB)</td>
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**MOVED BY MR. BRANDHERM, SECONDED BY SENATOR PETROWSKI TO APPROVE THE REQUEST. MOTION CARRIED.**

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<tr>
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11. Lake Wissota State Park – Public Entrance and Visitor Station - Request approval to increase the project budget for the Lake Wissota Public Entrance and Visitor Station project by $181,300 STWD for a revised estimated total cost of $1,665,400 ($1,565,400 STWD and $100,000 PR-CASH).

In June 2015, the SBC approved the Design Report and authority to construct the Lake Wissota Public Entrance and Visitor Station project for a revised estimated total cost of $1,384,100 STWD.

This project was enumerated in 2013 Wisconsin Act 20 for $1,114,800 STWD.

MOVED BY MR. BRANDHERM, SECONDED BY SENATOR MOULTON TO APPROVE THE REQUEST. MOTION CARRIED.
August 10, 2016

Wisconsin Historical Society

12. Old World Wisconsin - Discovery Station – Request authority to construct a Discovery Station at Old World Wisconsin for an estimated total cost of $466,200 GFTS.

MOVED BY MR. BRANDHERM, SECONDED BY SENATOR PETROWSKI TO APPROVE THE REQUEST. MOTION CARRIED.

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<tr>
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<td>Approved the Request. 8-0-0</td>
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13. **Eau Claire – Confluence Performing Arts Center** - Request the release of $15,000,000 GFSB to Eau Claire Confluence Arts, Inc. for the construction of a Performing Arts Center in accordance with provisions of 2015 Wisconsin Act 55.

This project was enumerated in 2015 Wisconsin Act 55 for $15,000,000 GFSB.

MOVED BY MR. BRANDHERM, SECONDED BY SENATOR MOULTON TO APPROVE THE REQUEST. MOTION CARRIED.
HIGHER EDUCATION SUBCOMMITTEE

14. Kemp Station Education and Outreach Center - Request the following:
   a) Authority to construct a new Education and Outreach Center at the Kemp Natural Resources Station under a land use agreement with the UWSA Board of Regents and approval of the building pursuant to Wis. Stats § 16.85(12); and
   b) Authority to accept a gift-in-kind of the completed structure at an estimated value of $900,000.

   This project was enumerated in 2009 Wisconsin Act 28 as part of the Agricultural Research Stations Facilities Improvements–Phase I for $5,800,000 GIFTS/GRANTS.

   MOVED BY REPRESENTATIVE SWEARINGEN, SECONDED BY SENATOR RINGHAND TO APPROVE THE REQUEST. MOTION CARRIED.
August 10, 2016

15. **UW-Madison – Kegonsa Research Center Land Exchange** - Request authority to accept two parcels of land located at 3777 Schneider Drive, Stoughton, from WARF Properties, LLC pursuant to the terms of the Real Property Exchange Agreement between the Wisconsin Alumni Research Foundation (WARF) and the Board of Regents (BoR).

In December 2010, the SBC granted authority to accept seven parcels of land from WARF Properties, LLC pursuant to the terms of the Real Property Exchange Agreement between WARF and the BoR, contingent upon the receipt of acceptable environmental audits.

In March 2008, the SBC granted authority to amend the existing land exchange agreement, related to the Wisconsin Institutes for Discovery, between the BoR and WARF to incorporate a portion of the 1200 block of Johnson Street on the UW-Madison campus. The BoR-owned property will be exchanged for properties of equal value which will be acquired by WARF and of strategic importance to future UW-Madison development.

MOVED BY REPRESENTATIVE SWEARINGEN, SECONDED BY SENATOR RINGHAND TO APPROVE THE REQUEST. MOTION CARRIED.

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</table>
16. UW-Madison – Multi-Family Building Purchase -
Request authority to purchase a multi-family building and associated parcel of land for future development located at 204 Bernard Court in Madison, for a purchase price of $527,000 PR-CASH.

MOVED BY REPRESENTATIVE SWEARINGEN, SECONDED BY REPRESENTATIVE BORN TO APPROVE THE REQUEST. MOTION CARRIED.
17. UW-Madison – Music Performance Building - Request the following:
   a) Approve the Design Report;
   b) Authority to increase the project budget by $11,935,000 GIFTS; and
   c) Authority to construct the Music Performance Building project for a revised estimated total cost of $55,800,000 GIFTS.

   This project was enumerated in 2007 Wisconsin Act 20 for $43,865,000 GIFTS.

   MOVED BY REPRESENTATIVE SWEARINGEN, SECONDED BY REPRESENTATIVE BORN TO APPROVE THE REQUEST. MOTION CARRIED.
18. UW-Madison – Memorial Union Renovation Phase II -
Request authority to increase the project budget for the
Memorial Union Renovation Phase II project by
$4,000,000 EX-PRSB, for a revised estimated total cost
of $50,585,000 ($13,000,000 PRSB, $7,585,000 PR-
CASH, and $30,000,000 GIFTS).

In March 2014, the SBC approved the design report and
granted authority to: (a) increase the project budget of
Phase II of the Memorial Union Renovation project by
$4,500,000 GIFTS; and (b) construct Phase II of the
Memorial Union Renovation project for an estimated
total cost of $46,585,000 ($30,000,000 GIFTS;
$9,000,000 PRSB; and $7,585,000 PR-CASH).

This project was enumerated in 2013 Wisconsin Act 20
for $42,085,000 ($9,000,000 PRSB; $7,585,000 PR-
CASH; and $25,500,000 GIFTS).

MOVED BY REPRESENTATIVE SWEARINGEN,
SECONDED BY REPRESENTATIVE BORN TO
APPROVE THE REQUEST. MOTION CARRIED.
19. UW-Eau Claire – Garfield Avenue Corridor Improvement - Request the following:
   a) Approve the Design Report; and
   b) Authority to construct the Garfield Avenue Corridor Improvement project for an estimated total cost of
      $12,424,000 ($6,127,000 GFSB, $6,159,000 PRSB, $106,000 GIFTS, and $32,000 PR-CASH).

This project was enumerated in 2013 Wisconsin Act 20 as part of the UW System Utility Improvements. The
UW-Eau Claire Garfield Avenue Corridor Improvement portion of that enumeration is
$12,424,000 ($6,127,000 GFSB, $6,159,000 PRSB, $106,000 GIFTS, and $32,000 PR-CASH).

MOVED BY REPRESENTATIVE SWEARINGEN, SECONDED BY REPRESENTATIVE BORN TO
APPROVE THE REQUEST. MOTION CARRIED.
20. UW-Eau Claire – Residence Hall Lease - Request authority to lease approximately 154,372 SF at Haymarket Landing, a student apartment complex, with Blugold Real Estate Foundation, Inc., a subsidiary of the UW-Eau Claire Foundation, Inc., on behalf of UW-Eau Claire, for a term of five years, for an annual cost of approximately $1,836,761.

MOVED BY REPRESENTATIVE SWEARINGEN, SECONDED BY REPRESENTATIVE BORN TO APPROVE THE REQUEST. MOTION CARRIED.
August 10, 2016

21. UW-Green Bay – New Soccer Complex - Request the following:
   a) Approve the Design Report;
   b) Authority to substitute $900,000 of PRSB for $900,000 GIFTS; and
   c) Authority to construct the New Soccer Complex project for an estimated total cost of $4,984,000 ($900,000 PRSB and $4,084,000 GIFTS).

This project was enumerated in 2015 Wisconsin Act 55 for $4,984,000 GIFTS.

MOVED BY REPRESENTATIVE SWEARINGEN, SECONDED BY REPRESENTATIVE BORN TO APPROVE THE REQUEST. MOTION CARRIED.
22. UW-Oshkosh – Fletcher Hall Renovation - Request authority to increase the project budget of the Fletcher Hall Renovation and Addition project by $2,912,500 ($1,659,300 PRSB and $1,253,200 PR-CASH) for a revised estimated total cost of $26,412,500 ($25,159,300 PRSB and $1,253,200 PR-CASH).

In August 2015, the SBC approved the Design Report and authority to construct the Fletcher Hall Renovation project for an estimated total cost of $23,500,000 PRSB.

This project was enumerated in 2013 Wisconsin Act 20 and 2015 Wisconsin Act 55 for $23,500,000 EX-PRSB.

MOVED BY REPRESENTATIVE SWEARINGEN, SECONDED BY REPRESENTATIVE BORN TO APPROVE THE REQUEST. MOTION CARRIED.
August 10, 2016

23. **UW-Whitewater – Athletics Complex Buildings**
   - Request the following:
     a) Approve the Design Report;
     b) Authority to increase the project budget by $1,000,000 ($550,000 PR-CASH and $450,000 GIFTS); and
     c) Authority to construct the Athletics Complex Buildings project for a revised estimated total cost of $5,236,000 ($1,403,000 PRSB, $1,733,000 PR-CASH, and $2,100,000 GIFTS).

   This project was enumerated in 2015 Wisconsin Act 55 for $4,236,000 ($1,403,000 EX-PRSB, $1,183,000 PR-CASH, and $1,650,000 GIFTS).

   **MOVED BY REPRESENTATIVE SWEARINGEN, SECONDED BY REPRESENTATIVE BORN TO APPROVE THE REQUEST. MOTION CARRIED.**
24. UW-System-wide – Classroom Renovation / Instructional Technology Improvement Program -
Request the following:
   a) Authority to release funds for the Classroom Renovation/Instructional Technology Improvement Program;
   b) Authority to increase the budget by $1,706,000 PR-CASH;
   c) Authority to construct various Classroom Renovation/Instructional Technology Improvements projects for a revised estimated total cost of $8,706,000 ($7,000,000 GFSB and $1,706,000 PR-CASH);
   d) Authority to add or substitute other high-priority Classroom Renovation/Instructional Technology Improvements within authorized funding; and
   e) Permit the Division of Facilities Development to adjust individual project budgets.

<table>
<thead>
<tr>
<th>Classroom Renov/IT Improvements</th>
<th>$8,706,000</th>
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</thead>
<tbody>
<tr>
<td>GBY ($1,936,000 GFSB)</td>
<td>$1,936,000</td>
</tr>
<tr>
<td>OSH ($404,000 GFSB)</td>
<td>$404,000</td>
</tr>
<tr>
<td>WTW ($1,094,000 GFSB)</td>
<td>$1,094,000</td>
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<tr>
<td>STO ($695,000 GFSB)</td>
<td>$695,000</td>
</tr>
<tr>
<td>RVF ($1,114,000 GFSB; $500,000 PR-CASH)</td>
<td>$1,614,000</td>
</tr>
<tr>
<td>MIL ($824,000 GFSB)</td>
<td>$824,000</td>
</tr>
<tr>
<td>STP ($389,000 GFSB)</td>
<td>$389,000</td>
</tr>
<tr>
<td>EXT ($132,000 GFSB; $423,000 PR-CASH)</td>
<td>$555,000</td>
</tr>
<tr>
<td>MSN ($412,000 GFSB; $410,000 PR-CASH)</td>
<td>$822,000</td>
</tr>
<tr>
<td>PLT ($373,000 PR-CASH)</td>
<td>$373,000</td>
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</table>

This program was enumerated in 2015 Wisconsin Act 55 for $7,000,000 EX-GFSB.

MOVED BY REPRESENTATIVE SWearingen,
SECONDED BY REPRESENTATIVE BORN TO
APPROVE THE REQUEST. MOTION CARRIED.
25. **UW-System-wide – Various All Agency Projects**

Request the following:

a) Authority to construct various All Agency maintenance and repair projects for an estimated total cost of $23,938,600 ($4,642,000 GFSB – Facility Maintenance and Repair, $1,367,500 GFSB – Utility Repair and Renovation, $128,000 PRSB – Utility Repair and Renovation, $11,290,500 PRSB – Energy Conservation, $906,400 GIFT/GRANT, and $5,604,200 PR-CASH);

b) Transfer all approved GFSB All Agency Allocations to the UW Infrastructure Maintenance appropriation;

and

c) Permit the Division of Facilities Development to adjust individual project budgets.

<table>
<thead>
<tr>
<th>Facility Maintenance and Repair</th>
<th>$4,642,000</th>
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<tbody>
<tr>
<td>LAX Wing Technology Ctr – Data Ctr Renv</td>
<td>$2,100,000</td>
</tr>
<tr>
<td>STP Fine Arts Ctr- HVAC/Rigging Repl</td>
<td>$2,542,000</td>
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<thead>
<tr>
<th>Utility Repair and Renovation</th>
<th>$6,269,100</th>
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<tbody>
<tr>
<td>LAX Campus Steam Meter Installation</td>
<td>$502,000</td>
</tr>
<tr>
<td>LAX Synthetic Surface Soccer Field</td>
<td>$1,551,000</td>
</tr>
<tr>
<td>LAX Fiber Optic Backbone Upgr</td>
<td>$2,551,200</td>
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<tr>
<td>MSN Lot 76 Lift Station Renv. (Incr)</td>
<td>$760,000</td>
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<tr>
<td>PKS Sanitary Sewer System Repairs</td>
<td>$554,900</td>
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<tr>
<td>PLT SW Campus Vehicle Entrance Improv</td>
<td>$350,000</td>
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| Health, Safety, and Environmental Protection | $830,600 |
| MSN Univ Houses Ext Envelope Repr (Incr) | $830,600 |

| Programmatic Remodeling and Renovation | $906,400 |
| MSN Engineering Centers Lab Rmdl | $906,400 |

Approved the Request.

4-0-0

8-0-0
August 10, 2016

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<thead>
<tr>
<th>Energy Conservation</th>
<th>$11,290,500</th>
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<tbody>
<tr>
<td>EAU</td>
<td>Multi-Bldg Energy Cons Phase II</td>
</tr>
<tr>
<td></td>
<td>($2,475,000 PRSB)</td>
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<tr>
<td>MSN</td>
<td>Russell Labs Energy Cons</td>
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<td>($4,117,500 PRSB)</td>
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<tr>
<td>OSH</td>
<td>Multi-Bldg Energy Cons Phase V</td>
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<tr>
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<td>($4,698,000 PRSB)</td>
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MOVED BY REPRESENTATIVE SWEARINGEN, SECONDED BY REPRESENTATIVE BORN TO APPROVE THE REQUEST. MOTION CARRIED.
August 10, 2016

There being no further business to come before the Commission, the meeting was adjourned at 1:30 p.m. on Wednesday, August 10, 2016.

These minutes are subject to ratification at the next State Building Commission meeting.

Respectfully submitted,

Naomi R. De Mers
Acting Secretary