

THE UNIVERSITY OF MICHIGAN
REGENTS COMMUNICATION

ITEM FOR INFORMATION

Subject: Plant Extension

Background and Summary:

Construction activities on University of Michigan projects continued as shown on the attached schedules during the months of July and August 2025.

The project(s) listed below have been completed, except for specific items, and will no longer be included in this report.

- Edward and Rosalie Ginsberg Building
- Observatory Hall Reserve Officers Training Corps Space Renovation
- U-M Health Clinical Expansion Project 300 W. Michigan Avenue, Ypsilanti, Michigan Leasehold Improvements

Attached are reports for projects that have commenced construction between \$500,000 and \$5,000,000 as well as projects between \$500,000 and \$5,000,000 for which construction has been completed since the months of July and August 2025 Plant Extension Report.

Respectfully submitted,



Geoffrey S. Chatas
Executive Vice President and
Chief Financial Officer

September 2025
Attachment

PROJECTS IN PLANNING

Status as of August 15, 2025

September 2025

<u>Project</u>	<u>Proposed Project Budget</u>	<u>Source of Funds</u>
<u>Ann Arbor</u> <u>ARCHITECT APPOINTED</u>		
Lorch Hall Renovation and Addition MGA Partners	\$ 190,000,000	College of Literature, Science, and the Arts resources
University of Michigan Transportation Research Institute Addition SmithGroup	\$ 60,000,000	State of Michigan grant
<u>WORKING DRAWINGS IN PREPARATION</u>		
North Campus Research Complex Building 26 First Floor Labs and Office Renovation Integrated Design Solutions	\$ 6,700,000	Medical School resources
Horace H. Rackham Educational Memorial 100 Farnsworth Street, Detroit Michigan Integrated Design Solutions in association with Quinn Evans	\$ 40,000,000	Investment proceeds
Raoul Wallenberg and Arthur Miller Houses Relocation and Renovations Frederick Fisher and Partners	\$ 8,000,000	Reserves
U-M Center for Innovation Residential Tower Lease	\$ 186,000,000	University of Michigan Center for Innovation resources
U-M Health Sparrow - Grand Ledge Health Center Project	\$ 32,000,000	UMH-Sparrow resources

ACTIVE CONSTRUCTION PROJECTS

Status as of August 15, 2025

September 2025

<u>Project</u>	<u>Project Budget</u>	<u>Date Construction Started</u>	<u>Original Completion Date</u>	<u>Current Completion Date</u>	<u>Source of Funds</u>
<u>Ann Arbor</u>					
Ross School of Business Executive Dormitory and Sam Wyly Hall Renovations SmithGroup	\$ 60,000,000	Jan-25	Dec-26	Dec-26	Stephen M. Ross School of Business resources
Central Campus Residential Development Phase 2 Housing Demolition SmithGroup	\$ 8,000,000	May-25	Dec-25	Dec-25	Bond proceeds with debt service paid from Housing resources
Edward and Rosalie Ginsberg Building SmithGroup	\$ 10,500,000	May-23	Jun-25	Aug-25	Gift
Hadley Family Recreation & Well-Being Center Integrated Design Solutions in association with the firm RDG Planning and Design	\$ 165,000,000	Dec-22	Jun-25	Dec-25	Reserves and Student Life Student Fee for Facility Renewal
Medical Science Unit I B and D Wings Renovation SmithGroup	\$ 42,000,000	Mar-23	Dec-25	Dec-25	Medical School resources
New Building for the College of Pharmacy RDG Planning and Design	\$ 141,000,000	Feb-23	Dec-25	Dec-25	Reserves and gifts
Nichols Drive Slope Stabilization Wade Trim	\$ 7,500,000	Oct-24	Mar-26	Mar-26	Reserves

ACTIVE CONSTRUCTION PROJECTS

Status as of August 15, 2025

September 2025

<u>Project</u>	<u>Project Budget</u>	<u>Date Construction Started</u>	<u>Original Completion Date</u>	<u>Current Completion Date</u>	<u>Source of Funds</u>
<u>Ann Arbor</u>					
Observatory Hall Reserve Officers Training Corps Space Renovation Integrated Design Solutions	\$ 12,500,000	Mar-24	Sep-25	Aug-25	Reserves and Office of the Provost resources
U-M Center for Innovation Kohn, Pedersen, Fox	\$ 250,000,000	Dec-23	Jun-27	Sep-27	Gift, State of Michigan grant, and other donations and development activities
U-M Health Childcare Facility	\$ 12,000,000	Jun-25	Sep-26	Sep-26	Bond proceeds with debt service paid from University of Michigan Health resources
U-M Health D. Dan and Betty Kahn Health Care Pavilion HOK Group After COVID pause - restart dates	\$ 920,000,000	Dec-19	Jun-24 Dec-25	Jun-25 Dec-25	University of Michigan Health resources
U-M Health Rogel Cancer Center Infrastructure Upgrades MA Engineering	\$ 10,400,000	Jun-24	Mar-26	Mar-26	University of Michigan Health resources
U-M Health A. Alfred Taubman Health Care Center Air Handling Unit Replacement Integrated Design Solutions	\$ 8,000,000	May-24	Mar-26	Mar-26	University of Michigan Health resources
U-M Health A. Alfred Taubman Health Care Center Fire Alarm Replacement SSOE	\$ 6,300,000	May-24	Dec-25	Dec-25	University of Michigan Health resources

ACTIVE CONSTRUCTION PROJECTS

Status as of August 15, 2025

September 2025

<u>Project</u>	<u>Project Budget</u>	<u>Date Construction Started</u>	<u>Original Completion Date</u>	<u>Current Completion Date</u>	<u>Source of Funds</u>
<u>Ann Arbor</u>					
U-M Health University Hospital Electrical Substation Replacement Stanley Consultants	\$ 11,700,000	Jul-22	Sep-24	Dec-25	University of Michigan Health resources
U-M Health Zina Pitcher Parking Structure Walker Consultants	\$ 35,000,000	Dec-24	Mar-26	Mar-26	University of Michigan Health and Logistics, Transportation and Parking resources
<u>Flint</u>					
College of Innovation & Technology Building Integrated Design Solutions	\$ 10,000,000	Mar-24	Sep-25	Mar-26	United States Department of Commerce Economic Development Administration Grant, Mott Foundation Grant, and University of Michigan-Flint gifts and resources
Marsal Family School of Education at Marygrove Leasehold Improvements	\$ 12,750,000	Dec-23	Dec-24	Dec-25	Tenant improvement allowance and Marsal Family School of Education resources

ACTIVE CONSTRUCTION PROJECTS

Status as of August 15, 2025

September 2025

<u>Project</u>	<u>Project Budget</u>	<u>Date Construction Started</u>	<u>Original Completion Date</u>	<u>Current Completion Date</u>	<u>Source of Funds</u>
New Central Campus Residential Development American Campus Communities (University's Project Management) Robert A.M. Stern Architects	\$ 631,000,000	Sep-23	Sep-26	Sep-26	Reserves and bond proceeds with debt service paid from Housing resources
Ross School of Business Lease at The Grand in Los Angeles, California Leasehold Improvements	\$ 12,000,000	Jul-25	May-26	May-26	Tenant improvement allowance and Ross School of Business resources
New Michigan Marching Band Practice Field American Campus Communities (University's Project Management) Robert A.M. Stern Architects	\$ 18,200,000	Feb-23	Aug-24	Sep-26	Reserves
On Campus Solar Installation	\$ 70,850,000	May-25	May-28	May-28	General Fund resources, bond proceeds, and recovered through internal utility rates
U-M Health Clinical Expansion Project 300 W. Michigan Avenue, Ypsilanti, Michigan Leasehold Improvements	\$ 35,400,000	Jan-23	Dec-23	Jun-25	Tenant improvement allowance and University of Michigan Health resources
U-M Health Troy Center for Specialty Care Hobbs+Black Architects	\$ 250,000,000	Jul-25	Dec-26	Dec-26	University of Michigan Health resources

**THE UNIVERSITY OF MICHIGAN
REGENTS COMMUNICATION**

September 2025 NEW PROJECTS REPORT
Projects Starting Construction between \$500,000 and \$5,000,000
Since June 2025 Regents Report

<u>Building Name</u>	<u>Project Description</u>		<u>Budget</u>
Alumni Memorial Hall	Stone veneer structural anchor repairs	\$	560,000
Charles R. Walgreen Jr. Drama Center	Hot water heating boiler replacements	\$	900,000
Chemistry Building and Willard H. Dow	Renovate 4th floor rooms	\$	1,200,000
Dearborn Administration Building	Relocation of College of Education Health and Human Services	\$	3,250,000
East Hall	Refurbish and replace strobic exhaust fans	\$	2,050,000
Harlan Hatcher South Graduate Library	Humidifier replacement	\$	1,300,000
Medical Science Unit I	Renovate restrooms on floors 3 through 7	\$	1,305,000
Medical Science Unit I	New ADA compliant walkway, landscaping, lighting and furniture	\$	3,750,000
Multiple Blocks	2025 sidewalk maintenance program	\$	508,000
Multiple Blocks (6)	Bridge repairs	\$	585,000
Multiple Blocks	2025 asphalt maintenance program	\$	1,085,000
Multiple Blocks	Diag drainage and tree health improvements	\$	4,400,000
U-M Health University Hospital	Dock 5 refurbishment	\$	671,000
U-M Health University Hospital	Removal and replacement of imaging equipment	\$	630,000
U-M Health University Hospital	Level B2 room renovation for new Magnetic Resonance Imaging	\$	3,230,000
Weiser Hall	10th floor event space updates	\$	565,000
William W. Cook Legal Research Library	Smith Underground skylight repairs to address leaks	\$	750,000
Campus Safety Services Building	Renovate 2nd floor rooms	\$	970,000
Dearborn Engineering Lab Building	Solar panel installation	\$	640,000
Medical Sciences Research Building 1	Convert restrooms to single user accessible restrooms	\$	750,000

<u>Building Name</u>	<u>Project Description</u>		<u>Budget</u>
U-M Health A. Alfred Taubman Health Care Center	Upgrade elevators and controls	\$	1,220,000

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September 2025 COMPLETED PROJECTS REPORT
Completed Projects between \$500,000 and \$5,000,000
Since June 2025 Regents Report

<u>Building Name</u>	<u>Project Description</u>		<u>Final Cost</u>
Alumni Memorial Hall	Soffit and air barrier repairs	\$	502,126
Chemistry Building and Willard H. Dow Laboratory	Renovate 4th floor laboratories	\$	816,585
Chemistry Building and Willard H. Dow Laboratory	Renovate 4th floor wet laboratory space and student office space	\$	1,172,706
William W. Cook Legal Research Library	Repair flooring on floors 2 through 6 in the book stacks	\$	865,382
Carl A. Gerstacker Building	Hot water boiler replacement	\$	708,175
Michigan Memorial Phoenix Project Laboratory	Renovate 1st floor laboratory	\$	580,953
Modern Languages Building	Media center upgrades	\$	737,829
Multiple Blocks	2023 sidewalk maintenance program	\$	1,130,012
Multiple Buildings (3)	LED bulb replacement	\$	550,896
Newberry Hall	Drainage improvements	\$	726,697
U-M Health University Hospital	Replace isolation dampers for air conditioning units	\$	1,488,968
U-M Health University Hospital	Replace 5 manual transfer switches with automatic transfer switches	\$	997,378
U-M Health University Hospital	Helipad tunnel repairs	\$	1,370,425
West Hall	Renovate 2nd and 4th floor classrooms for the Department of Anthropology	\$	1,091,446
U-M Health Canton Health Center	Computed Tomography Scanner replacement	\$	2,336,327

<u>Building Name</u>	<u>Project Description</u>		<u>Final Cost</u>
U-M Health A. Alfred Taubman Health Care Center	Upgrade elevators and controls	\$	1,058,811
U-M Health University Hospital	Helipad retaining wall repairs	\$	2,061,010
U-M Health University Hospital	Renovations for Pathology	\$	1,632,978