



Finance, Audit and Facilities Planning Committee Meeting

August 5, 2025 | 11 a.m.

Brad D. Smith Center for Business and Innovation, Room 112



August 2025 Finance, Audit and Facilities Planning Committee Meeting

AGENDA

11 a.m.

Finance, Audit and Facilities Planning Committee
Kathy Eddy, Chair

Action Items

Approval of Revisions to Board of Governors Rule No. FA-3 - Purchasing Policy <i>Brandi Jacobs-Jones, Senior Vice President for Operations</i>	3
Approval of Revisions to Board of Governors Rule No. FA-5 - Capital Project Management <i>Brandi Jacobs-Jones, Senior Vice President for Operations</i>	26
Authorization of Reallocation of Funds from the State Institutions of Higher Education Deferred Maintenance Grant Program <i>Brandi Jacobs-Jones, Senior Vice President for Operations</i>	34

Information Items

Committee Annual Activity Calendar <i>Matt Tidd, Chief Financial Officer</i>	41
Finance Update <i>Matt Tidd, Chief Financial Officer</i>	42
Facilities and Operations Update <i>Brandi Jacobs-Jones, Senior Vice President for Operations</i>	45
Internal Audit Update <i>Perry Chaffin, Director of Audits</i>	49

Lunch

**Marshall University Board of Governors
Meeting of August 5, 2025**

ITEM: Approval of Revisions to Board of Governors Rule
No. FA-3 - Purchasing Policy

COMMITTEE: Finance, Audit and Facilities Planning Committee

RECOMMENDED RESOLUTION: *Resolved*, that the Finance, Audit and Facilities
Planning Committee does hereby recommend that the
Marshall University Board of Governors approve the
revisions to Board of Governors Rule No. FA-3 -
Purchasing Policy.

STAFF MEMBER: Brandi Jacobs-Jones
Senior Vice President for Operations

BACKGROUND:

This Rule establishes the rules and policies governing and controlling purchase, acquisition and inventory management of materials, supplies, equipment, services, construction and printing by the Governing Board of Marshall University, created pursuant to West Virginia Code §18B-2A-1 and hereinafter referred to as the "Governing Board." This Rule is being revised to allow for updates related to emergency purchases and bids tasks.

Upon approval of this resolution, this Rule will be posted at <https://www.marshall.edu/policies/> and a comment period will open and remain open until 10:00 am on Wednesday, September 17, 2025. If substantive comments are received, a final policy will be presented to the Board for approval at a subsequent meeting. If no substantive comments are received, the policy will be considered approved in its current form with an effective date of the end of the comment period.

Comments should be sent via email to: commentstorpap@marshall.edu.

MARSHALL UNIVERSITY BOARD OF GOVERNORS

Rule No. FA-3

Purchasing Policy

1 General Information.

- 1.1 Scope: *Establishes the rules and policies governing and controlling purchase, acquisition and inventory management of materials, supplies, equipment, services, construction, and printing by the Governing Board of Marshall University, created pursuant to West Virginia Code §18B-2A-1 and hereinafter referred to as the "Governing Board".*
- 1.2 Authority: West Virginia Code §18B-5-3 through §18B-5-9.
- 1.3 Passage Date: August 6, 2024
- 1.4 Effective Date: September 18, 2024
- 1.5 Controlling over: Marshall University
- 1.6 Background: This policy amends the original policy FA-9 approved on January 25, 2006, updated April 22, 2010, further amended on April 17, 2012 and June 12, 2015. Statutory References: West Virginia Code §18B-5-3 through §18B-5-9. Amended on April 29, 2021, to clarify monetary threshold for bidding requirements for architectural, engineering, and other consultant services on projects. Amended on April 26, 2023 to clarify bids may be submitted by paper, facsimile or electronic means. Amended on August 6, 2024, to update persons with contractual signature authority.

2 Definitions

- 2.1 As used in this policy, all terms have the same meaning as provided in West Virginia Code, and as follows:
 - 2.1.1 "Board" means the Governing Board of Marshall University.
 - 2.1.2 "Best Value Purchases" mean a procurement method that emphasizes value over price. The best value might not be the lowest cost. Generally achieved through the Request for Proposals (RFP) method. An assessment of the return that can be achieved based on the total life cycle cost of the item; may include an analysis of the functionality of the item; can use cost-benefit analysis to define the best combinations of quality, services, time, and cost considerations over the useful life of the acquired item.
 - 2.1.3 "Chief Financial Officer" means the individual designated by the president of Marshall University for that function in administrative procedure ADMIN-1.
 - 2.1.4 "Chief Operations Officer" means the individual designated by the president of Marshall University for that function in administrative procedure ADMIN-1.
 - 2.1.5 "Chief Procurement Officer" means the individual designated by a President of a

state institution of higher education to manage, oversee and direct the purchasing and acquisition of supplies, equipment, services, and printing for that institution.

2.1.6 ————"Commodity" means an article which is useful or serviceable, particularly an article of merchandise movable in trade; a good, or service of any kind, including construction; and

- | 2.1.6 _____ article of trade or commerce; things that are bought and sold.
- | 2.1.7 "Director of ~~Facilities and Operations-Physical Plant~~" means the individual to manage and direct the inventory management of materials, supplies, and equipment, and receipt of inventory for Marshall University.
- 2.1.8 "Essential Service" means something basic; a commodity that is necessary, indispensable, or unavoidable and is purchased in a routine, repetitive, and noncompetitive manner.
- 2.1.9 "F.O.B. Destination" and "Free on Board Destination" mean the seller or vendor must transport or pay for the transportation of the materials, supplies, equipment, services and printing, to the point of destination specified in the contract.
- 2.1.10 "Governing Board" means the institutional board of governors at Marshall University as provided for in the West Virginia state code.
- 2.1.11 "Higher Education Institution" means an institution as defined by Sections 401(f), (g) and (h) of the federal Higher Education Facilities Act of 1963, as amended.
- 2.1.12 "President" means the chief executive officer of Marshall University.
- 2.1.13 "Purchasing Agent" means an individual designated by a Chief Procurement Officer to perform designated purchasing and acquisition functions as authorized by the Chief Procurement Officer.
- 2.1.14 "Responsible Bidder" and "Responsible Vendor" mean a person and/or vendor who have the capability in all respects to perform contract requirements, and the integrity and reliability which will assure good faith performance.
- 2.1.15 "Responsive Bidder" and "Responsive Vendor" mean a person and/or a vendor who has submitted a bid which conforms in all material respects to the invitation to bid.
- 2.1.16 "Single Source" means that the desired product or service is available from only one supplier because of the uniqueness and characteristics of the product or service offered.
- 2.1.17 "Sole Source" means only one vendor can supply the desired product or service.
- 2.1.18 "Statutory Bid Minimum" means the amount in dollars identified in WV Code §18B-5-4 and §18B-5-4a (or their subsequent amended sections) as the value under which purchases do not require competitive bids. As of June 12, 2015, the statutory bid minimum is \$50,000 for general purchases and \$100,000 for construction projects.
- 2.1.19 "Vendor" means a seller of goods and services.
- 2.1.20 "Vice Chancellor for Administration" means that person employed by the Commission with the advice and consent of the Council in accordance with West Virginia Code §18B-4-2. The Vice Chancellor for Administration shall assume all powers and duties that were assigned to the Senior Administrator.

3 APPLICABILITY

- 3.1 This policy applies to all areas within Marshall University.

4 AUTHORITY OF THE GOVERNING BOARD

- 4.1 Pursuant to West Virginia Code §18B-5-4, the Governing Board shall adopt rules governing and controlling acquisitions, purchases and inventory management of materials, supplies, equipment, services, construction, and printing.

5 AUTHORITY AND DUTIES OF THE PRESIDENT FOR MARSHALL UNIVERSITY

- 5.1 The President of Marshall University shall, in the name of the Governing Board, have the authority and duty to:
- 5.1.1 Administer and oversee the purchasing system of the Governing Board;
 - 5.1.2 Recommend to the Governing Board additional rules or modifications as may be required for efficient and cost effective management of purchases, inventorying of materials, supplies, and equipment. ;
 - 5.1.3 Develop administrative manuals, guidelines, procedures, and forms which shall be followed by the institutions for purchase, acquisition and inventory management.
 - 5.1.4 Provide for a periodic audit of the institution for compliance with the rules and policies that have been adopted by the Board and the administrative manuals, guidelines, procedures and forms developed by the Board;
 - 5.1.5 If requested, provide assistance to other institutions in the purchase, acquisition and inventory management of materials, supplies, equipment, services, construction, and printing;; and

6 DELEGATION OF PURCHASING AUTHORITY AND RESPONSIBILITIES

- 6.1 The Governing Board, through the President, or as shall be delegated by him or her, shall purchase or acquire materials, supplies, equipment, services, construction, and printing as required by that Governing Board. The Governing Board shall have fiduciary responsibility to ensure that purchases and acquisitions are made within the limits of available appropriations and funds in accordance with applicable provisions of West Virginia Code §5A-2-1 et seq., and for the inventory of materials, supplies and equipment.
- 6.2 In order to assist the Governing Board in carrying out its duties, obligations and responsibilities under this policy, the Board may, by resolution of the Board, delegate authority to the President of Marshall University who shall have overall control and management of the institution's purchases, inventory. The President shall appoint the Director of Purchasing as the University's Chief Procurement Officer to assist the President in carrying out the duties, obligations and remedies imposed by the Governing Board and this rule. This appointment shall be made in writing and filed with the State Auditor and the Attorney General.

- 6.3 Unless otherwise stated in writing by the President, the Chief Procurement Officer shall have full authority to act as the designee of the President for purchase, acquisition, supplies, equipment, services, construction, and printing, as may be required by the institution. Contractual signature authority shall be held solely by the President, the Chief Legal Officer, Chief Financial Officer, and the Chief Procurement Officer. Others may be designated by the President for approval of specific contracts.

7 AUTHORITY, DUTIES AND REMEDIES OF THE CHIEF PROCUREMENT OFFICER

- 7.1 The Chief Procurement Officer shall, unless otherwise stated in writing, have full authority to act in matters of institutional purchasing as the designee of the President and shall serve as the central procurement officer for the institution.
- 7.2 The Chief Procurement Officer may appoint buyers and delegate authority to them as designees, or to any department within the University. Delegation of authority by the Chief Procurement Officer, and any limits thereupon, shall be in writing and filed with the State Auditor and the Attorney General. Responsibility for ensuring institutional compliance with the West Virginia Code and this rule shall rest with and be the responsibility of the Chief Procurement Officer.
- 7.3 As required by law and this policy, and consistent with administrative manuals, guidelines and procedures developed by the Board, the Chief Procurement Officer shall have the duty and/or authority to:
- 7.3.1 Purchase and contract for the materials, supplies, equipment, services, construction and printing required by Marshall University;
 - 7.3.2 Establish administrative procedures for purchases not exceeding the statutory bid minimum;
 - 7.3.3 Review specifications and descriptions before soliciting bids or proposals to ensure that they are competitive and fair and do not unfairly favor or discriminate against a particular brand or vendor;
 - 7.3.4 Advertise and post or otherwise make available notices for bids on all purchases exceeding the statutory bid minimum, or all purchases for which competitive bids or proposals are being solicited by the University's purchasing office;
 - 7.3.5 Maintain the purchasing files;
 - 7.3.6 Accept or reject any and all bids in whole or in part;
 - 7.3.7 Waive minor irregularities in bids, bidding documents and/or specifications;
 - 7.3.8 Apply and enforce standard specifications;
 - 7.3.9 Prescribe the amount of deposit or bond to be submitted with any bid or contract;
 - 7.3.10 Prescribe contract provisions for liquidated damages, remedies and/or other damages provisions in the event of vendor default;
 - 7.3.11 Exempt from competitive bidding purchases of materials, supplies, equipment, services and

printing purchased from within state government, from West Virginia sheltered workshops,

from cooperative buying groups and consortia, and from the federal government or federal government contracts when price, availability and quality are comparable to those on the open market;

- 7.3.12 Perform chemical and physical tests on samples submitted with bids and samples of deliveries to determine compliance with specifications, if deemed necessary and prudent;
- 7.3.13 Hear and render opinions on vendor complaints and protests;
- 7.3.14 Register vendors with the Purchasing Division of the Department of Administration in accordance with the West Virginia Code;
- 7.3.15 Apply the preference for resident vendors required by the West Virginia Code;
- 7.3.16 File contracts and purchase orders that exceed the dollar limit required for competitive bidding with the State Auditor;
- 7.3.17 Submit contracts and purchase orders to the Attorney General for approval as to form or administrative procedures and guidelines as may be required by law.
- 7.3.18 Apply and enforce other applicable provisions of state and federal laws pertaining to purchases.
- 7.4 Remedies that are available to the Chief Procurement Officer when appropriate circumstances arise include:
 - 7.4.1 In the event that a vendor fails to honor any contractual term or condition, the Chief Procurement Officer may cancel the contract and re-award the contract to the next lowest responsible and responsive bidder;
 - 7.4.2 Vendors failing to honor contractual obligations may be held responsible for all differences in cost;
 - 7.4.3 Declare a vendor or bid non-responsible or non-responsive and refuse to award a purchase order. All such instances shall be substantiated in writing giving the reason(s) thereof, and such documentation shall be considered a public document available for inspection at all reasonable times; and
 - 7.4.4 Suspend, for a period not to exceed one (1) year, the right of a vendor to bid on purchases when there is reason to believe that such vendor has violated any of the provisions of the terms and conditions of a contract, this rule and/or state law.

8 PURCHASE OR ACQUISITION OF MATERIALS, SUPPLIES, EQUIPMENT, SERVICES, CONSTRUCTION AND PRINTING

- 8.1 Unless otherwise authorized by law, all purchases or acquisitions of materials, supplies, equipment, services, construction and printing shall be awarded by competitive bidding, except as provided in the following paragraphs of this rule:
 - 8.1.1 (a) Purchases not exceeding the statutory bid minimum;

- 8.1.1.1 The Chief Procurement Officer shall establish administrative procedures for purchases not exceeding the statutory bid minimum. These procedures shall provide for obtaining adequate and reasonable records to properly account for funds and to facilitate auditing. They shall be approved by the President and be on file in the University's purchasing office and made available to the public upon request.
- 8.1.1.2 Purchases in this category do not require competitive bids under \$50,000. Signed quotations may be required for all non-contract material purchases exceeding \$25,000. Fax and electronic signatures are acceptable.
- 8.1.2 (b) Competitive Proposals
- 8.1.2.1 For purchases exceeding the statutory of \$50,000.01 bid threshold, competitive bids are the preferred method of procurement; however, if it is either not practicable or advantageous, a contract may be entered into by a request for proposals. These projects that are considered construction would still require a performance bond. The words "practicable" and "advantageous" are to be given ordinary dictionary meanings. The term "practicable" denotes what may be accomplished or put into practical application. "Advantageous" connotes a judgmental assessment of what is in the institution's best interest. The key element in determining advantageousness will be the need for flexibility.
- 8.1.2.2 The request for proposal method of purchasing is used to obtain goods and services when sufficient knowledge or expertise does not exist to adequately specify the details of the desired result. The desired result is written into the request for proposals. The vendor responds to the request for proposals with a proposal identifying its intended approach to meet the desired result along with a proposed price or fee. Terms and conditions of the contract shall be included in a request for proposals, along with a pre-established award criteria based on value or points. Whenever desirable, interviews may be conducted with interested parties for clarification and/or determination of qualifications and experience prior to award. Requests for proposals go beyond price alone. They also look at the vendor's ability and resources to furnish the desired service to get the desired result. Quality of service and performance are important considerations. Requests for proposals are primarily used for large dollar projects requiring a high level of expertise on the part of the vendor.
- 8.1.3 (c) Competitive selection procedures for professional services;
- 8.1.3.1 The competitive selection procedure for professional services is similar to the process used for competitive proposals; however, greater weight is given to the ability to perform the service as reflected by technical training, education and experience, and in some cases, artistic and aesthetic values and capabilities. In these cases, price may be a secondary consideration.

8.1.3.2 Architectural, engineering, and other consultant services for projects estimated to cost in excess of \$625,000 shall be procured through an Expression of Interest.

8.1.3.3 Emergency Exception: If a decision is made that special circumstances exist, and that seeking competition is not practicable, the agency may, with prior approval of the Purchasing Director, select a firm on the basis of previous satisfactory performance and knowledge of the facilities and the agency's needs. (State Code 6.3.1.1 D)

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8.1.3.2

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8.1.4 (d) Sole source and single source procurement;

8.1.4.1 The Chief Procurement Officer may approve the purchase of materials, supplies, equipment, services, construction and/or printing directly from a vendor without

competitive bid or proposals, if any of the following conditions exist:

- 8.1.4.1.1 the item cannot be obtained through ordinary purchasing procedures;
- 8.1.4.1.2 the item is of unique nature and not available from any other source; or
- 8.1.4.1.3 the item is available from a state spending unit or other institution with preference under the West Virginia Code, provided the price, availability and quality are comparable to those in the open market.
- 8.1.4.1.4 Direct Award: A direct award is a method of procurement that allows a contract to be issued to a vendor without competitive bidding when circumstances allow. Agencies are encouraged to solicit competition through an RFO rather than process a direct award request but may make a direct award if the following steps are followed:
- 8.1.4.1.5 A. The spending unit requests in writing approval from the Purchasing Division to process a direct award.
- 8.1.4.1.6 B. The spending unit documents written justification showing that the direct award is in the best interest of the state.
- 8.1.4.1.7 C. The spending unit documents written justification showing that there is no other source or that no other source would be willing or able to replace the existing source without a detrimental effect on the spending unit.
- 8.1.4.1.8 D. The intent to make a direct award is publicly advertised for no less than 10 business days in the State of West Virginia Purchasing Bulletin, which can be found in the Vendor Self Service portal with Marshall University Office of Purchasing.
- 8.1.4.1.9 E. No other vendor expresses an interest in providing the commodity or service in question. (State Code 6.3.2 A, B, C, D, and E)
- 8.1.4.1.10 Direct Award Exceeding the Delegated Limit: All direct award solicitations exceeding the agency's delegated limit must be processed centrally through the Purchasing Division. The agency must complete the Direct Award for Consideration (WV65) form, have it approved and signed by the agency's designated procurement officer, and then submit it to the Purchasing Division for review and approval.
- 8.1.4.1.11 Once the WV-65 is approved and sent back to the agency, the agency must submit a requisition to the Purchasing Division in Marshall University Office of Purchasing, which will be used to advertise the direct award procurement for no less than 10 business days and must include a copy of the WV-65, a signed quote, and a copy of any contractual documents proposed by the vendor.
- 8.1.4.1.12 If a vendor expresses an interest in providing the commodity or service during the advertisement period, the Purchasing Division will determine the validity of the request and whether the solicitation will need to be canceled and bid competitively.

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8.1.4.1.38, 8.1.4.1.13 The Certification of Non-Conflict of Interest and the Purchasing Master Terms and Conditions should be submitted after WV-65 has been approved by the Purchasing Director and returned to the agency. The agency should not negotiate any of the terms and conditions with the vendor until the Purchasing Division has reviewed and approved the potential purchase for advertisement. (State Code 6.3.2.1)

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8.1.5 (e) Emergency procurement;

8.1.5.1 Emergency purchases exceeding the statutory bid minimum must receive the prior written approval of the Chief Procurement Officer unless made according to subparagraph 8.1.5.3. An emergency situation requiring purchase of materials, supplies, equipment, services, construction or printing must be the result of unforeseen events or circumstances, including delays by contractors, delays in transportation, or an unanticipated volume of work. Emergency purchases shall not be used for hardship resulting from neglect, poor planning or lack of organization by the spending unit. Competitive bids must be obtained if possible.

8.1.5.2 The University shall maintain a purchasing card or cards for use in and for situations declared an emergency by the President. Such emergencies may include but are not limited to partial or total destruction of a campus facility; loss of a critical component of utility infrastructure; heating ventilating, or air conditioning failure in an essential academic building; loss of campus road, parking lot or campus entrance; or a local, regional, or national emergency situation that has a direct impact on the campus.

8.1.5.3 In the event of an emergency declared by the President of Marshall University, the President or his or her designee may authorize the use of an emergency purchasing card by a designated representative in accordance with the procedures set forth in the State Auditor's Legislative Rule for the purchasing card program.

8.1.6 (f) Open end, consortium, buying group, and federal contracts; and

8.1.6.1 Marshall University may enter into open end contracts for materials, supplies, equipment, services, construction and/or printing to supply their respective needs in the form of statewide contracts, blanket orders or price agreements. Once issued, purchases and acquisitions may be made from these contracts without securing any other bids or quotations. These contracts may be made available to other institutions for their use.

8.1.6.2 The University may, without securing any other bids or quotations, make purchases from cooperative buying groups, consortia, the federal government and from federal government contracts if the materials, supplies, equipment, services, and printing to be purchased are available from these groups, consortia, or the federal government and its contracts, and if this is the most financially advantageous manner of making the purchase.

8.1.7 (g) Essential services.

- 8.1.7.1 Essential services (commodities in this category may include, but are not limited to routine, regularly scheduled payments) may be purchased and paid for by the University without securing competitive bids or proposals or issuing purchase orders. Administrative procedures will provide additional guidance on these types of purchases.
- 8.1.8 (h) Purchasing Card
- 8.1.8.1 The Chief Financial Officer shall establish administrative procedures relating to payment. All current purchasing policies must be followed regardless of payment method. The state purchasing card may be used as a purchasing and payment method as provided in applicable provisions of West Virginia Code §12-3-10a and b, §18B-5-4 (u) and §18B-5-9(d).
- 8.1.8.2 The University shall maintain a purchasing card or cards that may be used for emergencies declared by the President in accordance with WVC §18B-5-9 (d) (3).

8.2 Purchases Greater than the statutory bid minimum

8.2.1 Competitive bidding is the preferred method for purchase and acquisition of materials, supplies, equipment, services, and printing greater than the statutory bid minimum. The Chief Procurement Officer shall advertise for bids on all purchases exceeding the statutory bid minimum. The advertisement shall appear no less than 5 calendar days prior to the date bids are due.

8.2.1.1 Institutions are encouraged to advertise for at least 15 calendar days prior to the date bids are due. (HEPC 5.3.7.2)

8.2.1.2 If a pre-bid conference is advertised as mandatory, only those vendors who attend the conference are eligible to bid. A list of the attendees shall be made for the purchasing file. Addenda and supplemental information issued after the mandatory pre-bid conference should be distributed only to those vendors who are eligible to bid. Mandatory pre-bid conferences should be held when bidders need to be made aware of unique circumstances, conditions, and situations that cannot adequately be explained in the RFQs, RFB, RFP or REOI. (HEPC 5.3.10.2)

8.2.1.3 Addenda: During the bid process, it may be necessary to alter the solicitation. Alterations to the solicitation require a formal written addendum, which must be generated by the agency to address the change. The addendum is advertised and issued to all prospective bidders by the Purchasing Division.

Addenda can be used to add, delete, or change specifications or attachments; publish a copy of the pre-bid meeting attendee list; answer technical questions or seek requests for clarification or product substitutions (the latter on construction projects); extend or alter bid schedule dates/times; and more.

The agency must notify the Purchasing Division buyer of the requested change. The buyer will then post the addendum in Marshall University Office of Purchasing. When submitting a request for an addendum to the Purchasing Division, the agency should provide the following where applicable.

Specification changes, additions, or noted deletions.

Pre-bid meeting attendee list.

An attachment listing each technical question with corresponding answers.

Revised or added sketches, drawings, and/or charts.

Upon receipt, review and approval, the Purchasing Division will issue the addendum in Marshall University Office of Purchasing.

Documentation for addenda should be received by the Purchasing Division from the agency no less than seven calendar days prior to the current scheduled bid opening date. For complex transactions, such as construction bids, Requests for Proposals, or complex Requests for Quotations, the agency should submit the addenda no less than 14 calendar days prior to the current scheduled bid opening to allow vendors ample time to prepare and submit bid responses inclusive of the change(s). The Purchasing Division may, at its discretion, extend the bid opening date if determined to be in the best interest of the state of West Virginia. (State Code 6.2.1.3)

8.2.1.4 Proposal preparation time shall be set to provide vendors with a reasonable time to prepare their proposals. Thirty calendar days is recommended but the CPO/DOP shall provide no less than 14 calendar days. (HEPC 5.6.1)

8.2.1

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- 8.2.2 The Chief Procurement Officer shall, in addition to advertising, post or otherwise make available notice of all acquisitions and purchases for which competitive bids are being solicited in the University's purchasing office no less than 5 calendar days prior to making such purchase and shall ensure that the notice is available to the public during business hours.
- 8.2.3 Bids shall be delivered to the specified location for receipt of bids by the bidder prior to the date and time of the bid opening according to the instruction contained in the request for bids and any addenda or modifications officially issued.
- 8.2.4 Bids not properly delivered or received after the required time and date shall not be opened and shall be returned to the bidder.
- 8.2.5 The bid shall be signed by an authorized agent of the bidder. A corporate signature without an individual's name and signature shall not be construed as an acceptable signature.
- 8.2.6 Paper, facsimile or electronically transmitted bids are acceptable for bids over the statutory bid minimum, unless the specifications provide other instructions for such submissions in the request.
- 8.2.7 A bidder may make a written modification to a bid prior to the bid opening, provided modifications are made by the bidder in such a manner that the bid price is not revealed or known until the bid is opened. Written modifications must be received by the Chief Procurement Officer prior to the date and time of the bid opening. Facsimile and electronically transmitted modifications are acceptable if the bid price is not revealed.
- 8.2.8 Originals or copies of bids shall be available for public inspection after the bid opening.

Vendors may designate in writing with the bid submission information contained within the bid constituting trade secrets, pursuant to West Virginia Code §29B-1-4(1), which shall be exempt from disclosure. The purchasing files shall be open for public inspection after the award has been made, except for information qualifying for the exemption set out above.

- 8.2.9 The Chief Procurement Officer may reject an erroneous bid after the bid opening upon request of the bidder if all of the following conditions exist:
- 8.2.9.1 an error was made;
- 8.2.9.2 the error materially affected the bid or proposal;
- 8.2.9.3 rejection of the bid or proposal would not cause a hardship on the institution other than losing an opportunity to receive materials, supplies, equipment, services, construction and/or printing at a reduced cost; and
- 8.2.9.4 enforcement of the part of the bid or proposal in error would be unconscionable. In order to reject a bid or proposal, the purchasing file must contain documented evidence that all of the above conditions exist.
- 8.2.10 Price and other adjustments shall be allowed on any purchase order if specific provisions for adjustments have been incorporated in the prescribed forms and the purchase order. All such requests for adjustments shall be made in accordance with the specific terms and conditions of the individual purchase order. In the event no provision for adjustments has been made, discretion to grant adjustments shall rest with the Chief Procurement Officer.
- 8.2.11 Every person, firm or corporation selling or offering to sell to the University materials, supplies, equipment, services, construction and printing, upon competitive bid or otherwise, in excess of the statutory bid minimum per order, shall be registered with the West Virginia Department of Administration, Purchasing Division, pursuant to West Virginia Code §18B-5-5 and §5A-3-12. Purchase orders in excess of the statutory bid minimum may not be issued to any vendor not properly registered with the State of West Virginia.
- 8.2.12 Contracts, purchase orders and associated documents such as performance and labor/material payment bonds and certificates of insurance are not required to be approved by the Attorney General provided standard terms and conditions or standardized forms previously approved by the Attorney General are used.
- 8.2.13 Contracts and purchase orders that exceed the amount set forth in West Virginia Code §18B-5-4 for competitive bidding shall be filed with the State Auditor.

8.3 Specifications and Awards

- 8.3.1 Specifications shall be written to maximize and encourage competition. In certain cases, a "brand name or equal" may be used as a specification.
- 8.3.2 All purchases and acquisitions shall be made in consideration of and within limits of available appropriations and funds and in accordance with applicable provisions of West Virginia Code §5A-2, relating to expenditure schedules and quarterly allotments of funds.

- 8.3.3 Award shall be made to the lowest responsible and responsive vendor. Unit prices shall prevail in all cases when there is a conflict between the unit price and extended price. In some cases multiple and/or split awards may be made when determined to be in the best interest of the institution. Occasionally, purchase orders may be issued which impose no obligation to take delivery of a product and/or service and as such, these purchase orders shall be issued as blanket purchase orders or price agreements. In situations where vendors are competing to provide a service that will generate income for an institution, the award shall be made to the highest responsible and responsive bidder, taking into consideration the above factors.
- 8.3.4 The Chief Procurement Officer may accept or reject, in whole or in part, any bid or proposal when he or she believes it to be in the best interest of the institution. If any bid or proposal is rejected, a written explanation shall be placed in the purchasing file.
- 8.3.5 When tie bids or proposals are received, the tie shall be broken and an award made by allowing the tied vendors to make a "best and final offer." If a tie bid is not broken by a "best and final offer," then the tie may be broken by a flip of a coin, draw of the cards or any other impartial method deemed prudent by the Chief Procurement Officer.
- 8.3.6 Except for exemptions granted in the West Virginia Code, all material, supplies, equipment, services and printing made upon competitive bids or proposals shall be subject to any resident vendor preference set forth in the West Virginia Code.
- 8.3.7 The Chief Procurement Officer shall determine the applicability and amounts of bonds and/or deposits required of a vendor at any time, if, in his or her judgment, such security is necessary to safeguard the institution from undue risk. The Chief Procurement Officer may require the vendor to submit a certified check, certificate of deposit, performance bond, or any other security acceptable to the Chief Procurement Officer, payable to the institution. Personal checks and/or company checks are not acceptable. When a contract has been satisfactorily completed on which a surety bond or other deposit has been previously submitted, the spending unit shall certify the completion in writing to the Chief Procurement Officer. The Chief Procurement Officer, upon receipt of the notification, shall return the check or deposit to the vendor.
- 8.4 Vendor's Rights and Duties
- 8.4.1 Each vendor is solely responsible for delivery of its bid or proposal to the designated location for receipt of bids or proposals prior to the specified date and time of the bid or proposal opening.
- 8.4.2 If there is a conflict between the extension price and the unit price, the unit price shall prevail.
- 8.4.3 Any changes made by the vendor in the specifications listed in the bid request must be clearly stated. If changes are not stated, it will be assumed that items offered meet the specifications in all respects.
- 8.4.4 Vendors are responsible for the accuracy of the information in their bid or proposal and on the bid or proposal envelope.

8.4.5 All sales to the University are exempt from West Virginia consumer sales tax or excise tax by blanket state exemption and blanket federal exemption.

8.4.6 It is the vendor's exclusive duty and obligation to file protests and requests for reconsideration according to the requirements of Section 9, and for reconsideration of suspension, in accordance with the requirements of Section 10 of this rule; otherwise, they shall be waived.

8.5 Vehicle Purchase

8.5.1 The purchase and leasing of motor vehicles shall be consistent with the Department of Administration's Procedural Rule on State Owned Vehicles, Title 148, Series 3. This rule guidelines and procedures are adopted by the University.

8.6 Procurement File

8.6.1 The Chief Procurement Officer shall maintain a purchasing file for each procurement or acquisition. This file shall contain all relevant information pertaining to such purchase or acquisition, including but not limited to:

8.6.1.1 bids, proposals or quotations received in response to a request for bids or proposals;

8.6.1.2 identification and certification of the successful bid;

8.6.1.3 why any bid or proposal is rejected in whole or in part;

8.6.1.4 justification for award to other than the lowest vendor; and

8.6.1.5 vendor protests or complaints.

8.6.2 The purchasing file shall be a public record open to inspection during normal business hours. No records in the purchasing file shall be destroyed without the written consent of the Legislative Auditor, except as set forth in subparagraph 8.6.3.

8.6.3 Those files in which the original documentation has been held for at least one year and in which the original documents have been reproduced may be destroyed without written consent of the Legislative Auditor. All files, no matter the storage method, shall be open for inspection by the Legislative Auditor upon request.

8.7 Lease-Purchase Arrangements

8.7.1 The University may enter into lease-purchase arrangements for capital improvements, including equipment, regardless of value, without the approval of the Higher Education Policy Commission in accordance with West Virginia Code §18B -19-11(c).

8.7.2 Lease-purchase arrangements shall be made in accordance with West Virginia Code §18B-5-4 (d and e) and §18B -19-11.

8.7.3 Lease-purchase agreements exceeding the minimum value stated in WV Code §18B -19-11(c) (or its subsequent amended section) must be approved as to form by the Attorney

General in accordance with WV Code §18B -19-11(c).

8.8 Lease Agreements for Grounds, Buildings, Office Space, Classrooms

- 8.8.1 The University has the authority to enter into lease agreements, as lessee, for grounds, buildings, office space or other space in the name of the State for more than one fiscal year but not exceeding forty years under the following conditions:
- 8.8.1.1 Marshall University shall be responsible for all rent and other necessary payments in connection with the contract of lease; and
- 8.8.1.2 Sufficient grounds, buildings, office or other space is not available on University property or in buildings currently owned or leased.
- 8.8.2 Before executing any rental contract or lease, the University shall do the following:
- 8.8.2.1 Determine the fair rental value of the grounds, building, office space or other space to be leased in the condition in which they exist, and shall contract for or lease the premises at a price not to exceed the fair market value;
- 8.8.2.2 Leases shall contain, in substance, all of the following provisions:
- 8.8.2.2.1 That the University, as lessee, has the right to cancel the lease without further obligation on the part of the lessee upon giving thirty days' written notice to the lessor at least thirty days prior to the last day of the succeeding month;
- 8.8.2.2.2 That the lease shall be considered canceled without further obligation on the part of the lessee if the Legislature or the federal government fails to appropriate sufficient funds for the lease or otherwise acts to impair the lease or causes it to be canceled; and
- 8.8.2.2.3 That the lease shall be considered renewed for each ensuing fiscal year during the term of the lease unless it is canceled by the University before the end of the then-current fiscal year.
- 8.8.3 The University, which is granted any grounds, buildings, office space or other space leased in accordance with West Virginia Code §18B-5-4 may not order or make permanent changes of any type unless the Governing Board, as appropriate, has first determined that the change is necessary for the proper, efficient and economically sound operation of the institution. For purposes of this section, a "permanent change" means any addition, alteration, improvement, remodeling, repair or other change involving the expenditure of state funds for the installation of any tangible thing which cannot be economically removed from the grounds, buildings, office space or other space when vacated by the institution. For improvements costing less than the statutory bid minimum for construction projects, the Governing Board delegate's approval authority through the President to the Chief Operations Officer.
- 8.8.4 Leases and other instruments for grounds, buildings, office or other space, once approved by the Governing Board, may be signed by the President, the Chief Operations Officer or the Chief Procurement Officer. Leases and other instruments entered into by the University that exceeds \$1 million over the lease term must receive prior approval of the Governing Board. Leases costing less shall be approved by the Chief Operations Officer.

- 8.8.5 The University shall present to the Joint Committee on Government and Finance a copy of any contract for the purchase of real estate, any lease-purchase agreement and any construction for new buildings or other acquisitions of buildings, office space, or grounds exceeding one million dollars.
- 8.8.6 Any lease or instrument exceeding the minimum value stated in WV Code §18B -19-12(h) (or its subsequent amended section) annually shall be approved as to form by the Attorney General. A lease or other instrument for grounds, buildings, office or other space that contains a term, including any options, of more than six months for its fulfillment shall be filed with the State Auditor.
- 8.8.7 The Governing Board may promulgate additional rules deemed necessary to carry out the provisions of this section, and the President may issue procedures for complying with this section.

9 PROTESTS AND RECONSIDERATION

- 9.1 Protests and requests for reconsideration of a decision made by Chief Procurement Officer may only be made by a person and/or a vendor who is a potential or actual bidder on that particular contract and/or purchase.
- 9.2 Protests
- 9.2.1 Protests based on specifications or improprieties in any type of solicitation which are apparent or should have been apparent prior to the bid or proposal opening or closing date must be filed not later than five calendar days prior to the bid or proposal opening or closing date. A protest of the award must be filed no later than five calendar days following the notice of the University's intent to award the contract as posted or otherwise made available in the institution's Purchasing Office for competitive transactions greater than the statutory bid minimum. Protests filed prior to five calendar days following the notice of intent to award shall be resolved in accordance with this rule before an award is made. Information regarding awards may be obtained from the Purchasing Office, and a vendor contemplating a protest has a duty to obtain this information in a timely manner.
- 9.2.2 The protest must be filed in writing with the Chief Procurement Officer and contain the name and address of the protestor, the requisition number of the bid or the purchase order number, a statement of the grounds for protest and supporting documentation, the relief sought, and if a hearing on the merits of the protest is requested.
- 9.2.3 The Chief Procurement Officer shall review the protest and issue a decision in writing. In the event a hearing on the merits of the protest is requested by the protestor, the Chief Procurement Officer shall set a time and place for the hearing. The hearing shall be recorded and an official record shall be prepared. Following the hearing, the Chief Procurement Officer shall issue a written decision.
- 9.3 Reconsideration
- 9.3.1 Reconsideration of a decision on a protest by the Chief Procurement Officer may be requested by an aggrieved party to the University's Chief Operations Officer. A request for reconsideration shall be made in writing within five calendar days after receiving the Chief

Procurement Officer's written decision, and it shall contain the name and address of the aggrieved party, the requisition or purchase order number, a statement of the grounds for reconsideration with supporting documentation, the relief sought, and if a hearing on the merits is requested.

- 9.3.2 The Chief Operations Officer shall review the request for reconsideration and issue a decision in writing. In the event a hearing on the merits is requested by the aggrieved party, he or she shall set a time and place for the hearing. The hearing shall be recorded and an official record shall be prepared. Following the hearing, he or she shall issue a decision in writing to the aggrieved party and his or her decision shall be final.
- 9.3.3 The Chief Procurement Officer and Chief Operations Officer may refuse to decide any protest or reconsideration where the matter involved is the subject of litigation before a court of competent jurisdiction, or has been decided on the merits by such court. The foregoing shall not apply where the court requests, expects or otherwise expresses interest in the decision of the two.

10 SUSPENSION AND RECONSIDERATION

10.1 Suspension

- 10.1.1 The Chief Procurement Officer shall have authority to suspend, for a period not exceeding one year, the right and privilege of a person to bid on purchases at Marshall University.
- 10.1.2 The following shall be considered adequate grounds for suspension of a vendor:
 - 10.1.2.1 a vendor has exhibited a pattern of poor performance in fulfilling its contractual obligation(s) including, but not limited to, providing or furnishing commodities, materials, or services or construction late, or at a quantity or quality level below that which is specified in the contract, or repeated instances of poor performance; or
 - 10.1.2.2 the vendor has breached any contract entered into pursuant to the provisions of West Virginia Code §18B-5-4 through §18B-5-9 or this policy, or the vendor has been convicted of any federal or state law punishable as a felony if such conviction is directly related to the performance of a contract entered into pursuant to West Virginia Code §18B-5-4 through §18B-5-9 or this policy. Any such suspension must be imposed within one year of the date of the act, omission, or conviction the suspension is based upon, or within one year of the Chief Procurement Officer's discovery of such act, omission, or conviction.

10.2 Reconsideration

- 10.2.1 Reconsideration of a decision on suspension by the Chief Procurement Officer may be requested by an aggrieved party to Marshall University's Chief Operations Officer. A request for reconsideration shall be made in writing within five calendar days after receiving the Chief Procurement Officer's decision and it shall contain the name and address of the aggrieved party, a statement of the grounds for reconsideration with supporting documentation, the relief sought, and if a hearing on the merits is requested.
- 10.2.2 The Chief Operations Officer will review the request for reconsideration and issue a decision

in writing. In the event a hearing on the merits is requested by the aggrieved party, he or she shall set a time and place for the hearing. The hearing shall be recorded and an official record prepared. Following the hearing, he or she will issue a decision in writing to the aggrieved party and his or her decision shall be final.

- 10.2.3 The Chief Operations Officer may refuse to decide any reconsideration when the matter involved is the subject of litigation before a court of competent jurisdiction, or has been decided on the merits by such court. The foregoing shall not apply when the court requests, expects or otherwise expresses interest in the decision of the institution.

10.3 Vice Chancellor for Administration

- 10.3.1 When the University suspends the right and privilege of a vendor to bid on purchases of the University, the Purchasing Office shall forward a copy of the suspension notice to the Chief Procurement Officer of the Higher Education Policy Commission, who shall maintain a record of such suspension and shall notify all institutions as well as the Director of the State Division of Purchasing of such suspension.
- 10.3.2 If the Chief Procurement Officer of the Commission determines that the actions of the vendor leading to the suspension by the University are of a serious enough nature to justify imposition of a system-wide suspension, he or she shall forward the suspension and his or her recommendation to the Vice Chancellor for Administration for review. If the Vice Chancellor for Administration determines that the actions of the suspended vendor justify a system-wide suspension, he or she shall notify the vendor and all institutions of the system-wide suspension.

11 QUALIFICATIONS OF A PURCHASING AGENT AND A CHIEF PROCUREMENT OFFICER

11.1 Buyer

- 11.1.1 No person shall be employed as a buyer unless that person, at the time of employment, is either: (a) a graduate of an accredited college or university; or (b) has at least four years' experience in purchasing for any unit of government or for any business, commercial or industrial enterprise.
- 11.1.2 Any person making purchases and acquisitions pursuant to this section shall execute a bond in the penalty of fifty thousand dollars, payable to the state of West Virginia, with a corporate bonding or surety company authorized to do business in this state as surety thereon, in a form prescribed by the Attorney General and conditioned upon the faithful performance of all duties in accordance with West Virginia Code §18B-5-4 through §18B-5-9 and this policy. In lieu of separate bonds for such buyers, a blanket surety may be obtained. Any such bond shall be filed with the Secretary of State. The cost of any such bond or bonds shall be paid from funds appropriated to the Governing Board.

11.2 Chief Procurement Officer

- 11.2.1 No new person shall be employed as a Chief Procurement Officer unless that person, at the time of employment, is:
- 11.2.1.1 a graduate of and has received a baccalaureate degree from an accredited college or

university; and

- 11.2.1.2 has at least four years' experience in purchasing for any unit of government or for any business, commercial or industrial enterprise.
- 11.2.2 The bonding provisions set forth in subparagraph 11.1.2 shall also apply to any person employed as a Chief Procurement Officer.

12 RECEIVING AND INVENTORY MANAGEMENT

12.1 Receiving

- 12.1.1 The Director of Physical Plant shall establish University administrative procedures for receiving and distributing materials, supplies, equipment, services and printing to departments and offices within the University. These procedures shall be consistent with this policy, and they shall be approved by the President, shall be on file with the Chief Operations Officer Office and made available to the public upon request.

12.2 Inventory Management

- 12.2.1 Effective July 1, 2006, the Director of Physical Plant shall inventory all equipment that has a unit value at the time of purchase or acquisition of \$5,000 or greater. Such inventory shall be kept current at all times. All equipment purchases with a unit value of \$5,000 or more must be purchased inside the University procurement modules.
- 12.2.2 The Director of Physical Plant shall set up and maintain the Marshall University's inventory management system on the basis of generally accepted accounting standards. This system shall also conform to the requirements of the Governing Board, the state and the federal government as applicable.
- 12.2.3 The Director of Physical Plant shall conduct an annual audit of Marshall's inventory with a physical audit of all equipment being accomplished every three years on a cyclical basis.

13 VIOLATIONS

- 13.1 Any person who authorizes or approves a purchase contract in a manner in violation of the West Virginia Code, this rule, or any policy or procedure adopted by the Governing Board shall be personally liable for the cost of such purchase or contract. Purchases or contracts violating the West Virginia Code and/or this rule shall be void and of no effect.
- 13.2 Any person receiving anything of value from a known interested party in the awarding of a purchase order shall be subject to the provisions of West Virginia Code §18B-5-6 and §5A-3--29, -30, -31.
- 13.3 Except as may be authorized by the provisions of Chapter 6B of the West Virginia Code, neither the Governing Board, nor any employee of the University, shall be financially interested, or have any beneficial personal interest, directly or indirectly, in the purchase of any equipment, materials, supplies, services, or printing, nor in any firm, partnership, corporation or association furnishing them. Neither the Governing Board nor any employee of the University shall accept or receive directly or indirectly, from any person, firm or corporation, known by the Governing Board or the University's employees to be interested in any bid, contract or purchase, by rebate, gift or otherwise,

any money or other thing of value whatsoever or any promise, obligation or contract for future reward or compensation.

- 13.4 Any vendor violating the West Virginia Code or this rule may be suspended from the right to bid on or submit a proposal for institutional purchases for a period of up to one year.

14 PERFORMANCE AUDITS

- 14.1 The Governing Board is required by West Virginia Code to conduct an independent performance audit of the University's purchasing functions at least once every three years. A copy of the audit shall be provided to the Joint Committee on Government and Finance and the Legislative Oversight Commission on Education Accountability within thirty days of the date the audit report is completed.

**Marshall University Board of Governors
Meeting of August 5, 2025**

ITEM: Approval of Revisions to Board of Governors
Rule No. FA-5 - Capital Project Management

COMMITTEE: Finance, Audit and Facilities Planning Committee

RECOMMENDED RESOLUTION: *Resolved*, that the Finance, Audit and Facilities
Planning Committee does hereby recommend that
the Marshall University Board of Governors
approve the revisions to Board of Governors Rule
No. FA-5 - Capital Project Management.

STAFF MEMBER: Brandi Jacobs-Jones
Senior Vice President for Operations

BACKGROUND:

The purpose of this policy is to establish guidelines, delegate appropriate authority and assign responsibility for the governance, prioritization, financing, planning and management of capital projects at Marshall University. This Rule is being revised to allow for updates related to emergency purchases and bids tasks.

Upon approval of this resolution, this Rule will be posted at <https://www.marshall.edu/policies/> and a comment period will open and remain open until 10:00 am on Wednesday, September 17, 2025. If substantive comments are received, a final policy will be presented to the Board for approval at a subsequent meeting. If no substantive comments are received, the policy will be considered approved in its current form with an effective date of the end of the comment period.

Comments should be sent via email to: commentstorpap@marshall.edu.

MARSHALL UNIVERSITY BOARD OF GOVERNORS

Rule No. FA-5

Capital Project Management

1 GENERAL

- 1.1 Scope: *Establishes the policies and guidelines governing and controlling the planning, programming and management of capital projects at Marshall University.*
- 1.2 Authority: This rule is promulgated under the authority granted in WV Code Section 18B-1-6, 18B-1B-4, and 18B-10-8.
- 1.3 Passage Date: August 22, 2020
- 1.4 Effective Date: August 22, 2020
- 1.5 Controlling over: Marshall University
- 1.6 History: Senate Bill 603 (18B-1B-4a(12)) provides that Marshall University has the authority to adopt its own guidelines concerning extensive capital project management. This policy was originally adopted on June 28, 2006 and was revised August 22, 2020.

2 PURPOSE

- 2.1 The purpose of this policy is to establish guidelines, delegate appropriate authority and assign responsibility for the governance, prioritization, financing, planning and management of capital projects at Marshall University (the University).
- 2.2 These activities shall include but not be limited to:
 - a) developing and updating Campus Development Plans and a capital projects expenditure list;
 - b) authorizing, planning, programming, financing, acquiring, constructing and/or renovating capital facilities and equipment;
 - c) demolition of existing facilities;
 - d) acquisition of real property.

This policy shall also govern lease or lease/purchase arrangements.

3 RESPONSIBILITIES OF THE GOVERNING BOARD AND UNIVERSITY

- 3.1 Campus Development Plan and Revisions Thereto
 - 3.1.1 At the direction of the University president, the University shall develop and submit to the Marshall University Board of Governors (MUBOG) for approval a campus capital project development plan ("Campus Development Plan") covering a planning period of not less than ten years.
 - 3.1.2 A Campus "Development Plan" shall as a minimum address the following considerations:

- a) Relationship of the plan to the University's compact, its institutional master plan, its mission, and its strategic plan.
 - b) A statement of major planning assumptions upon which the plan is based;
 - c) Identification and delineation of anticipated areas of real property acquisition needed to fulfill the institution's mission;
 - d) Identification of major new facilities and potential building sites;
 - e) Renovation, addition to and/or demolition of existing buildings or facilities;
 - f) Site improvements including landscaping, parking, vehicular and pedestrian circulation and access;
 - g) Telecommunications and/or utility and infrastructure improvements; and
 - h) General assessment of deferred maintenance and life safety issues, hazardous materials identification and management, occupational health improvements, and ADA requirements.
- 3.1.3 The Campus "Development Plan" endorsed by the University president and approved by the MUBOG shall be a guideline for capital budget requests, decisions with respect to new building construction, additions, renovation, maintenance, landscaping, parking, vehicular and pedestrian circulation, demolition of campus facilities, acquisition o, etc.
- 3.1.4 If adopted pursuant to §3.1.1 of this policy, a Campus Development Plan shall be updated at least every ten years. All revisions and updates shall be resubmitted to the MUBOG for approval.
- 3.1.5 The University shall report to the MUBOG on its progress in implementing an approved Campus Development Plan.
- 3.2 Capital Plan
- 3.2.1 Five Year Capital Expenditures List
- 3.2.1.1 The University may, at the President's discretion, submit to the MUBOG for approval a five year capital expenditures list identifying the projects it intends to undertake during any five year period, which shall be updated and submitted to the MUBOG yearly. This list shall be based on the long term development objectives and recommendations in its approved Campus Development Plan, if any.
- 3.2.1.2 Once the five year capital expenditures list is approved, it may be used for institutional funding requests to the Legislature.
- 3.2.2 The campus capital projects expenditure list should include:
- a) The yearly prioritization of capital projects, as recommended by the University president and approved by the MUBOG;
 - b) Estimates of the timing, phasing and projected costs associated with individual projects.
- 3.3 Revenue Bonds and Other Financial Instruments
- 3.3.1 The MUBOG may issue revenue bonds and enter into other financial instruments permitted by law which pledge special revenue fees for debt retirement from the institution under its jurisdiction to fund capital improvements, acquire real property

- and to lease/purchase capital equipment.
- 3.3.2 The University, with the approval of the MUBOG, may partner with private developers when there is an advantage to the University. The partnership may include the design, the construction, the financing and the operations/management of the facilities or any combination which best meets the needs of the university as approved by the Board.
- 3.4 Governing Board's Process for Reviewing and Approving Capital Projects in Excess of \$1,000,000
- 3.4.1 Consistent with this policy, the University has developed a process for the review, approval and prioritization of capital projects that ensures that such projects are based on and are consistent with the objectives of its approved Campus Development Plan and the institution's long-range strategic plan. This process includes the preparation of a detailed Program Statement as outlined in Appendix A.
- 3.4.2 No capital project will be taken to the MUBOG for approval until a Program Statement has been prepared and approved by the president of the University.
- 3.4.3 The University shall provide to the Joint Committee on Government and Finance a copy of any contract or agreement for real property exceeding \$1,000,000, and shall upon request make available to said committee a summary of the terms of the contract or agreement, including the name of the owner of the property and the agent involved in the sale.
- 3.5 Capital Project Initiation and Approval for Projects up to \$1,000,000
- 3.5.1 Capital improvement projects with an estimated total cost of \$1,000,000 or less shall be managed by the University. A project which, in the aggregate, exceeds \$1,000,000 is subject to formal MUBOG approval and may not be broken into component parts of less than \$1,000,000 to avoid such approval.
- 3.6 Lease or Lease/Purchase of Capital Facilities and Equipment
- 3.6.1 Advance approval by the MUBOG is required whenever the institution desires to lease or lease/purchase capital facilities or equipment.
- 3.6.2 A Program Statement as outlined in Appendix A must be completed and presented to the University president and the MUBOG for advanced approval prior to formalizing any lease or lease/purchase where aggregate lease payments are in excess of \$1,000,000 over the lease term.
- 3.6.3 Annually, the University shall provide to the Joint Committee on Government and Finance a copy of any contract for the lease-purchase of real property in excess of \$1,000,000 (WV State Code §5-6-4a).
- 3.7 Acquisition and Transfer of Real Property and Facilities, Granting Easements and Rights-of-Way
- 3.7.1 The acquisition of real property and facilities by the University through purchase, sale or exchange, or the granting of permanent easements or rights-of-way, shall require advance approval by the University president and the MUBOG.

- 3.7.2 If so authorized by the MUBOG, utility or other license agreements which are revocable under reasonable terms and conditions, may be approved by the president of the institution.

4 EFFICIENT USE OF FACILITIES AND SERVICES

- 4.1 The University and its respective campuses are encouraged and expected to make the most efficient use of facilities under their control, thereby minimizing the need to construct additional facilities.
- 4.2 The University is also encouraged to enter into inter-institutional and inter-agency agreements for joint use of facilities and services to gain economies of scale and to foster more efficient utilization of resources.

APPENDIX A

CAPITAL PROJECTS PROGRAM STATEMENT

Prior to the process to employ or commission design services for a project, a Program Statement will be prepared, submitted and approved by the President and the Board of Governors to justify any proposed renovation, new facility and/or new addition to a facility in excess of \$1,000,000. This program statement must be documented by outlining the specific need or needs for the expansion or addition. This statement should incorporate the following elements:

- A. Rationale and Case for Project – Provide an explicit description of the program rationale by outlining the specific needs for the program requested. This should include, but not be limited to:
1. Background or history of the existing program and the rationale focus on why the expansion is necessary.
 2. Alignment (fit) of the Proposed Project with the University's Strategic Vision and Priorities.
 3. Existing facilities compared to what expansion of physical facilities is needed.
 4. Description of benefits from program expansion as it relates to the students, faculty, staff, a specific college, Marshall University, the community and the State of West Virginia. This should include any economic impact as well as growth benefits.
 5. Planning Assumptions.
 6. Describe the public value that will be created.
 7. Estimate of proposed costs.
 8. Proposed project schedule.
 9. Proposed site for the project.

Further, all new facilities must be in keeping with the guidelines established in the most recent Ten-Year Campus Development Plan. In order to properly plan the expansion of Marshall University, any deviations from the latest version of the Development Plan must be authorized by the University president and the MUBOG.

In order to foster collegiality, each project must create environments which encourage interaction and discourse among students, faculty and staff. This potential should be recognized in the development of internal and exterior environments as well as be in line with the architecture and history of our campus.

Once Items 1 through 9 of the Program Statement have been reviewed by the President, the President may choose one of the following actions:

- Proceed to soliciting MUBOG approval to continue the project under the "Programming and Design Guidelines" for Capital Projects managed by the University's **Planning and Construction** Office.
- Proceed to soliciting MUBOG approval to continue the project utilizing a private developer; specifying the design/build/financing/ownership/operations of the project and the role of the **Planning and Construction** Office.
- Take the project under further review.
- Remove the project from further consideration.

Appendix B

All Departments of Marshall University, Marshall Health Network, or any entity associated with Marshall University that plans projects that will occur at any property owned by Marshall University, Marshall University Board of Governors, State of West Virginia, Marshall Health Network and/or any other entity of Marshall University whether privately funded, gifted, donated, federal, state or locally funded must go through Operations VP and Planning and Construction. These projects must follow standard practice, regarding stamped drawings for design, must meet all approvals and requirements for contract work required by the State of West Virginia and City of Huntington Business Licensing. Contractors/workers must complete the 13-point qualification statement through the Purchasing Office. Outside vendors who have contracts with Marshall University are also required to meet these criteria. All projects must have a signed contract, meet insured requirements, and be bonded per the State Attorney General and the Office of Purchasing.

- Total collaboration between departments with design team to review drawings through Design Development phase.
- Faculty, Staff, etc. (end users) of new or remodeled space, will have input during programming and schematic design. The use of select committee (end users 3-4) throughout Design Development phase is important.
- Creation of a total project (construction and renovation) list and communicating this list between Housing, Facility Operations, and Planning and Construction. This list should follow the Master Plan.
- Total Project Cost. This lists all costs associated with project such as land acquisition, design fees, legal fees, permits, demo, abatement, utility relocation, construction cost and FF&E.
- Error and Omissions Insurance for designed projects. This procedure or policy is required so architects or engineers are to be held accountable for omitted items in drawings and specifications that cost the university additional cost.
- Planning and Construction will oversee the warranty information for new buildings and /or renovations and distribute it to needed departments. The goal is to have an electronic document that lists all warranties and share it on the Operations Teams site. Planning and Construction will also help contact contractors and work with the department on any warranty work as needed.
- Quarterly walk through on all warranted projects to discuss problems. On new construction projects schedule a 25%, 50% and 75% evaluation walk through for ongoing problems that need attention before warranty expires.
- Verify amounts of “attic stock” on projects and determine storage location with Facilities or Housing.
- Planning and Construction will contact utility companies for new services and oversee installation of services and then pass along to the utility coordinator.
- All projects \$100,000 or over must be evaluated by Planning and Construction for bonding requirements of the State Attorney General.
- No agency shall issue a series of requisitions to circumvent the \$50,000- \$100,000 threshold. Violation of the \$50,000- \$100,000 threshold is commonly referred to as “stringing,” and is prohibited by law. Instances of stringing must be reported to the Legislature.
- Construction thresholds for departments:

- o R&A projects will be up to \$150,000 with approval from the director of Facility Operations or up to \$250,000 with approval from the Senior VP of Operations.
- o Facilities Operations will be up to \$50,000 or up to \$100,000 with approval from the Director of Facility Operations.
- o Housing will be \$50,000 or up to \$100,000 with approval from the Director of Housing.
- o All other self-performing entities (past, present or future) of Marshall University, Marshall Health Network, Athletics, Aviation, Big Green, MAMC, etc. will follow \$50,000 or up to \$100,000 threshold set forth by the Marshall University Board of Governors (FA-3 2.1.18)

**Marshall University Board of
Governors Meeting of August 5, 2025**

- ITEM:** Authorization of Reallocation of Funds from the State Institutions of Higher Education Deferred Maintenance Grant Program
- COMMITTEE:** Finance, Audit and Facilities Planning Committee
- RECOMMENDED RESOLUTION:** *Resolved*, that the Finance, Audit and Facilities Planning Committee does hereby recommend that the Marshall University Board of Governors authorize reallocation of funds from the State Institutions of Higher Education Deferred Maintenance Grant program for projects, as described below.
- STAFF MEMBER:** Brandi Jacobs-Jones
Senior Vice President for Operations

BACKGROUND:

In June 2023, the Board of Governors approved the submission of thirty-one (31) deferred maintenance projects under the State Institutions of Higher Education Deferred Maintenance Grant program.

Some of Marshall’s projects came in under budget; therefore, staff now seeks authorization to reallocate funding for projects, as follows:

- Reallocate **\$78,000** from *Morrow Library ADA Upgrades* (WVHEPC-M009) to *Fine Arts Renovations* (WHEPC-M010) for carpeting the balcony curb, installation of electric VAV units, materials, and supplies for additional header to support a heating coil.
- Reallocate **\$60,000** from *Morrow Library ADA Upgrades* (WVHEPC-M009) to *Holderby Hall Demolition* (WVHEPC-M014) to address relocation of electrical line, installation of lighting to replace lights lost due to building demolition, and temporary fire hydrant service.
- Reallocate **\$116,738** from *Student/Band Bleacher Replacement* (WVHEPC-M026) to *Concrete Work* (WVHEPC-M013) for concrete repairs to the Henderson Center due to water infiltration and damage to the building structure.

Authorizing this request will allow Marshall to use and transfer funding from those deferred maintenance projects that came in under budget and reduce other project budgets to address critical needs in other deferred maintenance initiatives.

See attachments for supporting documentation.

**RESOLUTION AUTHORIZING APPLICATION FOR THE
STATE INSTITUTIONS OF HIGHER EDUCATION
DEFERRED MAINTENANCE GRANT**

IN THE MATTER OF AUTHORIZING Marshall University TO APPLY FOR A STATE INSTITUTIONS OF HIGHER EDUCATION DEFERRED MAINTENANCE GRANT FROM THE WEST VIRGINIA GOVERNOR'S OFFICE FOR DEFERRED MAINTENANCE AT Marshall University AND DELEGATING AUTHORITY TO THE PRESIDENT TO SIGN THE APPLICATION.

WHEREAS the West Virginia Governor's Office is accepting applications for the State Institutions of Higher Education Deferred Maintenance Grant; and

WHEREAS Marshall University desires to continue participation in this grant program as a means of providing needed maintenance to Marshall University campus facilities; and

WHEREAS, Board of Governors and Institutional Leadership have identified deferred maintenance improvements at Marshall University as a high priority need; and

WHEREAS the highest priority need identified seeks to:

- Reallocate **\$78,000** from *Morrow Library ADA Upgrades* (WVHEPC-M009) to *Fine Arts Renovations* (WVHEPC-M010) for carpeting the balcony curb, installation of electric VAV units, materials, and supplies for additional header to support a heating coil.
- Reallocate **\$60,000** from *Morrow Library ADA Upgrades* (WVHEPC-M009) to *Holderby Hall Demolition* (WVHEPC-M014) to address relocation of electrical line, installation of lighting to replace lights lost due to building demolition, and temporary fire hydrant service.
- Reallocate **\$116,738** from *Student/Band Bleacher Replacement* (WVHEPC-M026) to *Concrete Work* (WVHEPC-M013) for concrete repairs to the Henderson Center due to water infiltration and damage to the building structure.

NOW, THEREFORE, BE RESOLVED BY THE BOARD OF GOVERNORS OF Marshall University AS FOLLOWS:

The Board of Governors demonstrates its support for the submittal of the grant application for the State Institutions of Higher Education Deferred Maintenance Grant for this project by Marshall University; and

The Board of Governors demonstrates its support to prioritize this project as the highest priority with regard to deferred maintenance at Marshall University; and

The Board of Governors authorizes its President to execute the application for the State Institutions of Higher Education Deferred Maintenance Grant and any other documentation necessary to effectuate submittal of the grant application.

This Resolution shall be effective following its adoption by the Board of Governors.

Passed by the Board of Governors this 5th of August 2025.

ATTEST:

Signature, Board of Governors Authorized Official

Printed Name Title

DMGA 2024-2025
Request for Additional Funding

Institution: Marshall University Date: July 10, 2025

Project Name: Fine Arts Renovations HEPC #/Grant #: WVHEPC-M-009/GRNT 2400001309

Project Funding distributions

Initial request 25%

2nd request 25%

3rd request 25%

4th request 15%

Final request 10% - must include pictures of the project throughout construction.

Special funding requests

Request for additional funding above specified distributions – must include justification that demonstrates the need for a larger distribution.

Budget increase – must include justification for additional money to be added to the budget.

Distribution request (Check all that apply)

Initial _____ 2nd _____ 3rd _____ 4th _____ Final _____

Special request

Distribution increase _____ Budget increase X _____

Funding

Amount Budgeted: \$2,450,500 Current amount being requested: \$78,000

Project Update

Percent Project Complete _____ 75%
(25%, 50%, 75% or 90%)

Progress Report Enclosed (Y/N) _____ N

Progress reports must include benchmarks completed, photographs and a complete accounting of grant funds expended to be submitted to State Auditor's Office

Benchmarks described (Y/N) _____

Photos enclosed (Y/N) _____

HEPC Invoice Enclosed (Y/N) _____

Comments

The Fine Arts Renovation project has exceeded its original budget due to several necessary additions and safety-related updates that were not included in the initial scope. These include the decision to apply carpet instead of painting the balcony curb in the Performing Arts Center, the installation of electric VAV units in place of the originally specified water-based units, the addition of valves on the main piping header in the basement to allow for individual unit isolation, and the materials and labor required to install an additional header to support a heating coil.

This is a formal request to allow Marshall to use and transfer funding from those Deferred Maintenance projects that came in under budget to the Fine Arts Renovation project to cover this additional cost.

HEPC Project Number	WVOASIS Grant Number	Project Name	Original Budget	Pending Transfer Requests	Transfer To	Transfer From	New Budget
WVHEPC-M-009	GRNT 2400001309	Fine Arts Renovations	2,450,500	-	78,000	-	2,528,500
WVHEPC-M-010	GRNT 2400001310	Morrow Library ADA Upgrades	1,213,704	(60,000)	-	(78,000)	1,075,704

Project Contact name: Brandi Jacobs-Jones

Date: 7/10/25

Confirmation that the information contained within this request is true, accurate and that the work and benchmarks completed, to date, were performed in a workmanlike manner and satisfactory is evident by your signature below.

Signature of Authorized Organization – Representative Verifying Accuracy of Information

Brad D Smith
Brad D Smith (Jul 10, 2025 17:50 EDT)

Signature

07/10/2025

Date

Brad D Smith

Printed Name

President, Marshall University

Title

Signature of Authorized WVHEPC Representative

Signature

Date

Printed Name

Title

Signature of Authorized Governor's Office Representative

Signature

Date

Printed Name

Title

Signature of WVHEPC Director of Facilities and Sustainability

Signature

Date

Printed Name

Title







M-009 Add Funding request Fine Arts 07-10-25

Final Audit Report

2025-07-10

Created:	2025-07-10
By:	Brandi Jacobs (jacobs2@marshall.edu)
Status:	Signed
Transaction ID:	CBJCHBCAABAA-PIF4JZONhc7y7MnpVbbIE6xqTT20BfN

"M-009 Add Funding request Fine Arts 07-10-25" History

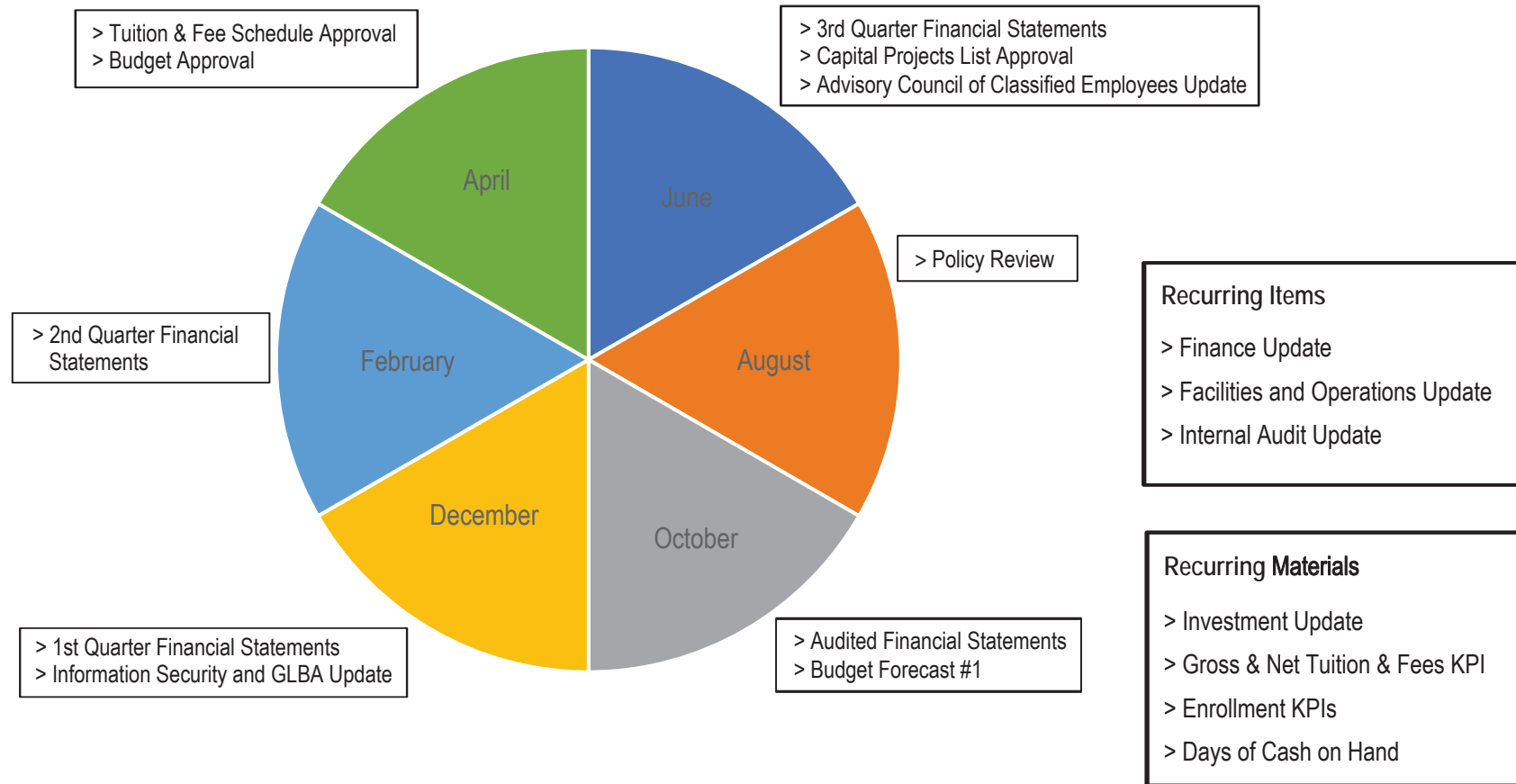
-  Document created by Brandi Jacobs (jacobs2@marshall.edu)
2025-07-10 - 8:02:32 PM GMT- IP address: 206.212.5.5
-  Document emailed to bradsmith@marshall.edu for signature
2025-07-10 - 8:04:01 PM GMT
-  Email viewed by bradsmith@marshall.edu
2025-07-10 - 9:49:27 PM GMT- IP address: 206.212.5.5
-  Signer bradsmith@marshall.edu entered name at signing as Brad D Smith
2025-07-10 - 9:49:59 PM GMT- IP address: 206.212.5.5
-  Document e-signed by Brad D Smith (bradsmith@marshall.edu)
Signature Date: 2025-07-10 - 9:50:01 PM GMT - Time Source: server- IP address: 206.212.5.5
-  Agreement completed.
2025-07-10 - 9:50:01 PM GMT



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Annual Activity Calendar

Finance, Audit and Facilities Planning Committee



FY25 Projection vs Budget

Marshall University

	FY25 Projection	FY25 Budget	\$ VAR
Student tuition and fees (net of scholarships)	\$ 70.1	\$ 74.7	\$ (4.6)
Grants and Contracts	\$ 119.5	\$ 110.2	\$ 9.3
Auxiliary enterprise revenue (net of scholarships)	\$ 40.6	\$ 35.1	\$ 5.5
Other operating revenue	\$ 12.2	\$ 10.3	\$ 1.9
Total Operating Revenues	\$ 242.4	\$ 230.3	\$ 12.1
State appropriations	\$ 76.0	\$ 75.4	\$ 0.6
Federal Pell Grants	\$ 21.9	\$ 17.5	\$ 4.4
Gifts	\$ 1.6	\$ 1.5	\$ 0.1
Investment income	\$ 4.0	\$ 2.5	\$ 1.5
Total Non-Operating Revenues	\$ 103.5	\$ 96.9	\$ 6.6
TOTAL REVENUES	\$ 345.9	\$ 327.2	\$ 18.8
Salaries and Wages	\$ 162.8	\$ 159.6	\$ 3.2
Benefits	\$ 39.6	\$ 38.6	\$ 1.0
Supplies and Other Services	\$ 89.8	\$ 87.0	\$ 2.8
Utilities	\$ 11.7	\$ 10.0	\$ 1.7
Scholarships and Fellowships	\$ 30.4	\$ 23.8	\$ 6.6
Depreciation	\$ 18.6	\$ 18.6	\$ -
Total Operating Expenses	\$ 352.9	\$ 337.7	\$ 15.2
Interest on indebtedness	\$ 7.3	\$ 6.9	\$ 0.4
Fees retained by Commission nonoperating	\$ 0.3	\$ 0.3	\$ (0.0)
Total Non-Operating Expenses	\$ 7.6	\$ 7.2	\$ 0.3
TOTAL EXPENSES	\$ 360.5	\$ 344.9	\$ 15.6
INCREASE/DECREASE in NET ASSETS	\$ (14.5)	\$ (17.7)	\$ 3.2

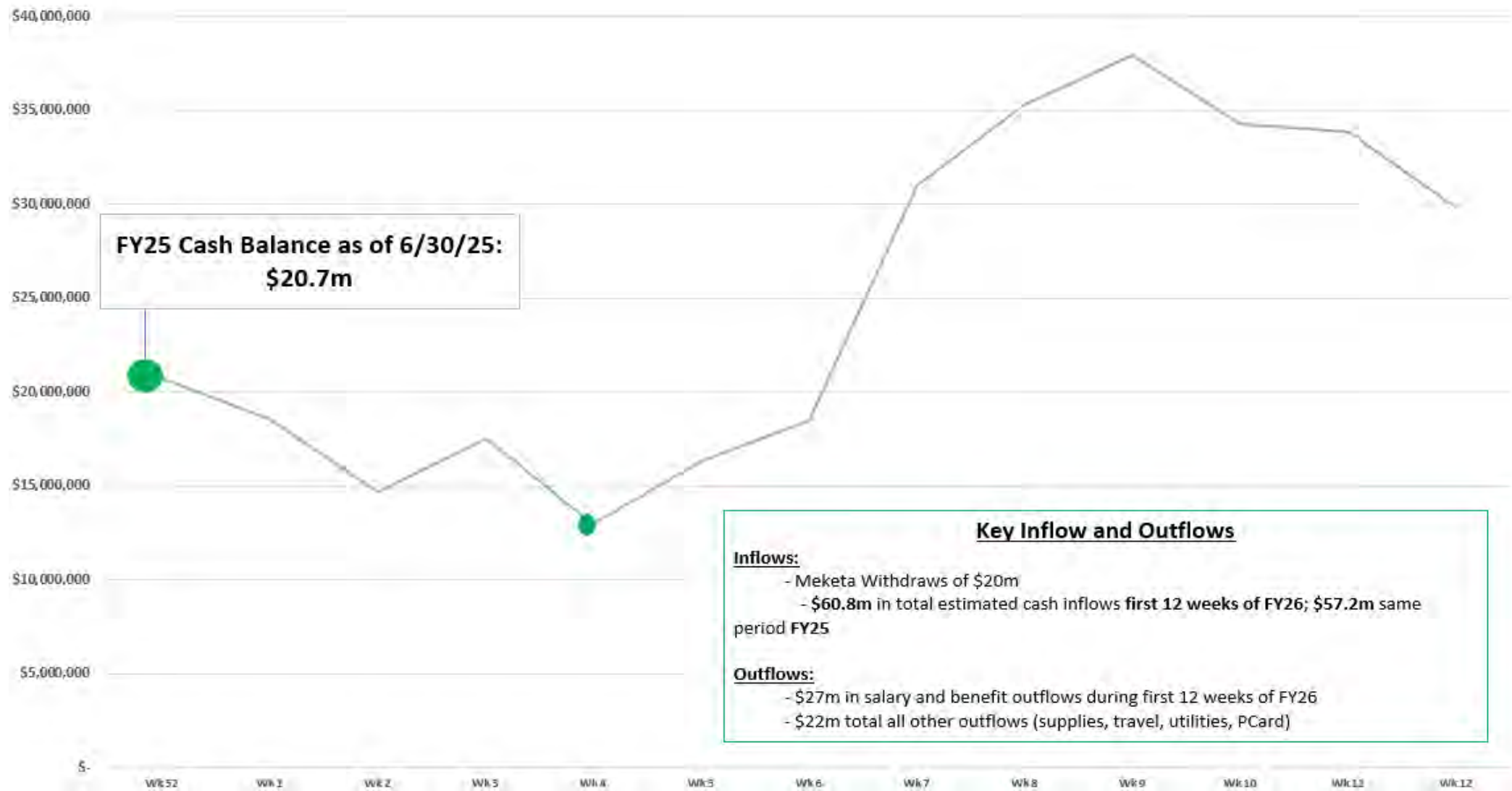
ANALYSIS

- **Operating Revenue (+\$12.1M)**
 - **Grants and Contracts (+\$9.3m):** Due to increased State grant and contract activity driven by higher Promise and WV Higher Education Grants
 - **Auxiliary Revenue (+\$5.5M):** Due to increased housing and athletics revenue.
 - **Other Revenue (+\$1.9M):** Due to increased School of Medicine activity at MURC.
 - **Tuition and Fees (-\$2.5M):** Increased gross tuition offset by the increase in Promise and WV Higher Education Grants reflected in State Grants and Contracts
- **Non-Operating Revenues (+\$6.6M)**
 - **State Appropriations (+\$0.6M):** Due to higher indirect appropriations at the School of Medicine.
 - **Pell Grants (+\$4.4M):** Due to increase in Pell student enrollment in FY25.
 - **Investment Income (+\$1.5M):** Due to Meketa portfolio performance
- **Operating Expenses (+\$15.2M)**
 - **Salaries and Benefits (+\$4.2M):** Due to increased headcount as compared to budget and increased benefits due to increased headcount and increases in PEIA employer premiums.
 - **Scholarships (+\$6.6M):** Due to increased enrollment in FY25 and increases in funded scholarships including Pell, Promise, and WV Higher Education Grants. Institutionally funded scholarships remained flat to budget.
 - **Supplies & Other Services (+\$2.8M):** Primarily due to Cybersecurity expenses of ~\$4M offset. Cybersecurity expenses are fully funded through State appropriation of \$45M.
 - **Utilities (+\$1.7M):** Due to increases in usage and prices.
- **Non-Operating Expenses (+\$0.3M)**
 - Interest (\$0.4M)



Cash Flow Forecast

First 12 Weeks of FY26



Key Inflow and Outflows

- Inflows:**
- Meketa Withdraws of \$20m
 - \$60.8m in total estimated cash inflows first 12 weeks of FY26; \$57.2m same period FY25
- Outflows:**
- \$27m in salary and benefit outflows during first 12 weeks of FY26
 - \$22m total all other outflows (supplies, travel, utilities, PCard)



Upcoming Key Finance Items

- **Year-End Audit**

- Preliminary field work to begin in July/August
- Full audit field work to begin in September
- Financial Statements delivered on October 15, 2025

- **AI in Finance**

- AWS Partnership to work on a tool to assist campus on procurement documentation and contractual requirements
- OneStream Partnership to provide a proof of concept on an AI Cash Flow forecasting tool
- ChatGPT contract analysis for GASB 96 - SBITA





Marshall University

Accelerating Individual Success, Innovative Ideas and Economic Impact

*August 5, 2025
Board of Governors Meeting
Facilities and Operations Update*



Enduring Financial **PRINCIPLES**

1. Grow STUDENTS, Not Fees.

- ✓ Minimize tuition and fee increases.
- ✓ Institutional success is measured by our accessibility, affordability and lifetime value for the students we serve.

2. Invest in our TEAM.

- ✓ Align employee compensation with market.
- ✓ Incentivize for performance and living the Marshall University Creed.

3. Take Care of the HOUSE.

- ✓ Investments in facilities are essential to the university mission.
- ✓ Invest in innovative technologies to meet modern challenges.

4. Manage our Strategic RESOURCES.

- ✓ Build key reserves for fiscal and operational resiliency.
- ✓ Invest available resources to new market driven opportunities.

Take Care of the House

PROJECT UPDATES

HEPC Project Number	Project Name	Projected timeline	Status
WVHEPC-M-001	Electrical Sys Upgrades-Emergency Generators/Safety - Phase I	February 2024 to November 2025	
	Emergency Generators/Safety - Phase I-Public Safety		Design Phase Paused - Budgets have come in higher than anticipated, project paused; team is looking at moving a generator from another building to the location.
	Emergency Generators/Safety - Phase I-Drinko Library		Budgets have come in higher than anticipated, project paused, discussion regarding need for possible larger fuel tank system, Fuel tank controls to be installed by DSO.
	Emergency Generators/Safety - Phase I-Prichard Hall		On schedule - Nitro Construction selected for work, two week shut down began May 27 and will last thru June 9. Shut down had no complications
WVHEPC-M-002	Campus Buildings Fire Alarm System Upgrades	February 2024 to November 2025	
	Corbly Hall		On Schedule - Work is complete; all invoices processed
	Morrow Library		On Schedule - PO Complete, parts delivered.
	Myers Hall		On Schedule - PO Complete, Parts stored on campus; next project
	Prichard Hall		On Schedule -Fire Alarm components have been installed, addressing programming issues associated with elevator.
	Smith		On Schedule - PO Complete; parts delivered and billed
	Sorrell		On Schedule - PO Complete; parts delivered and billed
WVHEPC-M-003R	Elevator Modernization	February 2024 to November 2025	
	Elevator Modernization-Corbly Hall		On Schedule - Site visits completed by potential vendors; Kone selected to complete work, materials to arrive week of July 28
	Elevator Modernization-Harris Hall		On Schedule - Site visits completed by potential vendors; TKE selected to complete work, final paperwork rec'd from vendor, materials to arrive week of July 28
	Elevator Modernization-Science Building		On Schedule - Site visits completed by potential vendors; Otis selected to complete work; final paperwork rec'd from vendor and PO received and shared with vendor on 2/28. Vendor notified projects are delayed, materials to arrive in September.
WVHEPC-M-04	Chiller Replacement	January 2024 to August 1, 2025	
	Smith Hall Chiller Replacement		Chiller installed and operational; punch list received from A&E, and vendor is completing
	Drinko Library Chiller Replacement		Chiller installed and operational; punch list received from A&E, and vendor is completing
WVHEPC-M-005	Laidley Hall Demolition	February 2024 to May 2024	Project Completed
WVHEPC-M-007	Henderson Center E Level Sanitary Pipe Replacement	February 2024 to November 2025	Work ongoing, Horizontal pipe on E Level has been replaced; Horizontal and Vertical pipe on C Level has been replaced; work continues on horizontal and vertical pipes on A level.
WVHEPC-M-008	South Charleston Roof Replacement (Both Buildings)	February 2024 to April 2025	Work is ongoing, minor delays due to Winter weather events
	South Charleston Roof Replacement-Academic		On Schedule - Roof complete, Kalwall to be delivered mid-August
	South Charleston Roof Replacement-Administration		Building complete

Take Care of the House

PROJECT UPDATES

HEPC Project Number	Project Name	Projected timeline	Status
WVHEPC-M-009	Fine Arts Renovations	February 2024 to October 2025	On Schedule - work is ongoing
WVHEPC-M-010	Morrow Library ADA Upgrades	February 2024 to November 2025	On Schedule - (Change) ; advertising anticipated mid-November; delayed caused by elevator evaluation; Civil Design work complete; meetings occurring between Pickering and ZMM to coordinate in conjunction with Storm Water Improvements project (M-016); BOI, Inc successful vendor, waiting on bonds
WVHEPC-M-011	Smith Hall Classroom Locks	May 2024 to January 2025	Completing building
	Fine Arts Locks	May 2024 to January 2025	Completed December 2024
WVHEPC-M-012	Erma Ora Byrd Floor Renovations	March 2024 to March 2025	Project complete, awaiting final paperwork
WVHEPC-M-013	Smith Hall Concrete Work (Exterior ADA Ramp)	May 2024 to April 2025	Project complete, awaiting final paperwork
	Henderson Center Concrete Work	May 2024 to Spring 2025	Pickering is reviewing steps for repair
WVHEPC-M-014	Holderby Hall Demolition	February 2024 to November 2025	On Schedule - Demo began June, building is down, Sullivan is conducting clean up of remaining debris
WVHEPC-M-015	Memorial Student Center Restroom Repairs & Renovations	February 2024 to November 2025	On Schedule - Paint complete, Ceiling grid complete, ceiling pads complete, wall tile 90%, grout 75% complete, lighting complete; work continues on schedule, awaiting delivery of doors
WVHEPC-M-016	Stormwater Improvements Phase I	February 2024 to November 2025	On Schedule - Awaiting PO for CJ Hughes for work to begin
WVHEPC-M-017	MRI Building HVAC Replacement	January 2024 to March 2025	100% Complete, awaiting final paperwork
WVHEPC-M-019	Classroom Repair/Renewal Campus-wide Phase I	Feb, 2024 to Feb, 2025	Team is work on repairs for CH436,435,408,407,467,304,302,330,336,243,244; ceiling and floor underway and working on electrical and ventilation repairs
	Restroom Repair/Renewal Campus-wide Phase I	March, 2024 to March, 2025	Team is reviewing available funding to determine next set of rooms
WVHEPC-M-023	Old Main Structure Repairs - Phase I	January 2024 to January 2025	Neighborgall on site, work ongoing
WVHEPC-M-024	Science Building Air Handler Units	January 2024 to July 2025	On Schedule - Floor 1 (AC 1-2) and floor 2 (AC 3-4) complete; Floor 3 (AC 5-6) demo underway and installation to follow
WVHEPC-M-025	Drinko Library/ Gullickson Hall Roof Replacement	March 2024 to Summer 2025	On Schedule - Drinko work on ongoing; Gullickson Hall Harris Bros. successful vendor, waiting on signed contract.
WVHEPC-M-026	Student/Band Bleacher Replacement	March 2024 to March 2025	All bleachers installed

MU Internal Audit BOG Informational Report August 5, 2025

1 ACTIVITY SINCE THE LAST MEETING

- A. Advisory Services – No advisory projects during this reporting period.
- B. Audit Projects – Year-end audit draft schedule preparation and data collection for Statement of Cash Flows, Compensated Absences, and Tuition Revenue estimation.
- C. Other – No significant Whistleblower Hotline activity for this reporting period.

2 PLANNED ACTIVITIES BEFORE THE NEXT MEETING

- A. Monitoring of Whistleblower Hotline.
- B. Adhere to planned activities in the approved Audit Plan and Continued Monitoring of other Institutional Activities. The focus for the upcoming period will be on Year-End Audit activities.
- C. Other Audit and Consulting projects as requested.

3 PROFESSIONAL DEVELOPMENT ACTIVITIES

- A. Nothing attended in the current reporting period.