



# LOUISIANA COMMUNITY & TECHNICAL COLLEGE SYSTEM

Received  
~~APPROVED~~  
10/14/23  
LCTCS BOARD OF SUPERVISORS

**Changing Lives,  
Creating Futures**

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265 South Foster Drive  
Baton Rouge, LA 70806

Phone: 225-922-2800  
Fax: 225-922-1185

[www.lctcs.edu](http://www.lctcs.edu)

**TO:** Dr. Monty Sullivan  
LCTCS President

**FROM:** Joseph F. Marin <sup>JFM</sup>  
Vice President of Operations

**DATE:** September 12, 2023

**SUBJECT:** Alternative Financing Projects

## FOR BOARD INFORMATION

**Recommendation:** N/A

**Background:** Attached is a status report on LCTCS Alternative Financing Projects.

**Fiscal Impact:** N/A

**History of Prior Actions:** N/A

**Benefits to the System:** N/A

**Approved for Distribution to the Board  
Dr. Monty Sullivan, President**

October 4, 2023  
**Date**

**ACT 391 PROJECTS**

COLLEGE	CAMPUS	LOCATION	DELIEVERY METHOD	BOND PROCEEDS	CONSTRUCTION AMOUNT	BUILDING SIZE	ARCHITECT	GENERAL CONTRACTOR	STATUS
Baton Rouge Community College	Westside Campus	59125 Bayou Road Plaquemine LA 70764	Design Bid Build	\$ 3,450,000.00	\$ 3,822,297.00	New Buildings – 21,895 sq. ft.	Coleman Partners Architects, LLC	Stuart & Company General Contractors, LLC	100% Complete, Occupied January 4, 2013
Central Louisiana Technical Community College	Shelby Jackson Campus	2100 E.E. Wallace Boulevard Ferriday, LA 71334	Design Bid Build	\$ 5,175,000.00	\$ 4,392,476.00	Additions & Renovations – 39,492 sq. ft.	Architecture +	Lincoln Builders of Baton Rouge, Inc.	100% Complete, Occupied March 25, 2012
Central Louisiana Technical Community College	Huey P. Long Campus	304 South Jones Street Winnfield, Louisiana 71483	Design Build	\$ 11,500,000.00	\$ 10,796,236.00	New Building – 53,448 sq. ft.	Yeager Watson & Associates, Inc.	Walker Construction Company, Inc.	100% Complete, Occupied May 18, 2012
Delgado Community College	Sidney Collier Campus	3727 Louisa Street New Orleans, LA 70126	Design Build	\$ 13,685,000.00	\$ 13,298,141.00	New Building – 39,075 sq. ft.	Grace & Hebert Architects	Guy Hopkins Construction	100% Complete, Occupied July 19, 2013
Delgado Community College	Delgado (Isaac) Hall Mechanical System Upgrades	615 City Park Avenue New Orleans, LA 70119	Design Bid Build	\$ 904,820.00	\$ 800,853.00	Mechanical System Upgrades – 30,000 sq. ft.	Moses Engineering	Mechanical Construction Co., LLC	100% Complete November 18, 2013
Delgado Community College	Learning Resource Center	615 City Park Avenue New Orleans, LA 70119	Design Bid Build	\$ 4,731,290.00	\$ 4,035,304.00	New Building – 14,438 sq. ft.	Mathis Bruere Architects	GM&R Construction Co., Inc.	100% Complete, Occupied June 21, 2014
Delgado Community College	Maritime Training Facility	13200 Old Gently Road New Orleans, LA 70129	Design Bid Build	\$ 7,388,750.00	\$ 6,089,698.00	New Building – 19,280 sq. ft.	Sizeler Thompson Brown Architects	The Lemoine Company	100% Complete, Occupied March 2016
Delgado Community College	Student Services Building Renovation	615 City Park Avenue New Orleans, LA 70119	Design Bid Build	\$ 3,011,103.00	\$ 2,373,730.00	Renovation – 30,450 sq. ft.	Holly & Smith Architects	Tillage Construction, LLC	100% Complete, Occupied July 14, 2014
LE Fletcher Technical Community College	Main Campus	1407 Highway 311 Schriever, LA 70395	Design Build	\$ 24,495,000.00	\$ 20,421,238.00	New Building – 39,075 sq. ft.	Duplantis Design Group	Thompson Construction	100% Complete, Occupied July 7, 2012
NUNEZ Community College	Arts & Sciences Renovation	3710 Paris Road Chalmette, LA 70043	Design Bid Build	\$ 111,765.00	\$ 87,000.00	Project included door repairs, new window blinds, and lighting	Lachin Oubre & Associates	Tuna Construction, LLC	100% Complete, Occupied March 18, 2013

**ACT 391 PROJECTS**

COLLEGE	CAMPUS	LOCATION	DELIVERY METHOD	BOND PROCEEDS	CONSTRUCTION AMOUNT	BUILDING SIZE	ARCHITECT	GENERAL CONTRACTOR	STATUS
NUNEZ Community College	Allied Health Restoration	3711 Paris Road Chalmette, LA 70043	Design Bid Build	\$ 813,466.00	TBD	Restore existing Building	Multiple	Multiple	Project nearing completion.
NUNEZ Community College	Physical Activities Center	3712 Paris Road Chalmette, LA 70043	Design Bid Build	\$ 847,809.00	\$ 723,306.00	Additions & Renovations – 2,300 sq. ft.	Lachin Oubre & Associates	Landis Construction Co., LLC	100% Complete, Occupied February 23, 2015
NUNEZ Community College <sup>1</sup>	Shop Building B	3713 Paris Road Chalmette, LA 70043	Design Bid Build	\$ 1,117,521.00	Notice to Proceed Jan. 9, 2017	Renovations using FEMA and Act 391 funds, managed by FP&C	Lachin Oubre & Associates	Hernandez Consulting	Phases I and II complete. Reviewing punchlist.
NUNEZ Community College <sup>2</sup>	Classroom Building A	3714 Paris Road Chalmette, LA 70043	Design Bid Build	\$1,128,922	Notice to Proceed Jan. 3, 2017	24,750 SF Renovations using FEMA and Act 391 funds, managed by FP&C	Lachin Oubre & Associates	Centric Gulf Coast, Inc.	Building is substantially complete and occupied.
NUNEZ Community College <sup>3</sup>	Stewart Building	3715 Paris Road Chalmette, LA 70043	Design Bid Build	\$1,974,451	\$ 6,450,039.00	New Building – 27,811 sq. ft.	Tripoli Peer Architects	GM&R Construction Co., Inc.	100% Complete, Occupied April 30, 2015
Northshore Technical Community College	Florida Parishes Campus	137 College Street Greensburg, LA 70441	Design Build	\$ 9,200,000.00	\$ 8,600,344.00	New Buildings – 47,080 sq. ft.	Grace & Hebert Architects	Guy Hopkins Construction	100% Complete, Occupied June 18, 2012
Northwest Louisiana Technical College	Main Campus	9500 Industrial Drive Minden, LA 71055	Design Build	\$ 16,100,000.00	\$ 14,680,354.00	New Building – 81,191 sq. ft.	Yeager Watson & Associates, Inc.	Walker Construction Company, Inc.	100% Complete, Occupied April 16, 2013
River Parishes Community College	Main Campus	925 West Edborne Parkway Gonzales, LA 70707	Design Build	\$ 19,550,000.00	\$ 18,402,294.00	New Building – 83,000 sq. ft.	Grace & Hebert Architects	Guy Hopkins Construction	100% Complete, Occupied July 14, 2014
South Central Louisiana Technical College	Young Memorial Campus	900 Young Road Morgan City, LA	Design Bid Build	\$ 5,980,000.00	\$ 4,226,897.00	New Building Addition and Renovation – 75,572 sq. ft.	Carl P. Blum AIA Architect	Aegis Construction, Inc.	100% Complete, Occupied August 20, 2012
South Louisiana Community College	Gulf Area Campus	1301 Clover St. Abbeville, LA 70511	Design Bid Build	\$ 6,900,000.00	\$ 5,672,457.00	Renovations – 66,103 sq. ft.	Crone Lemaire Group	The Lemoine Company	100% Complete, Occupied January 6, 2012

**ACT 391 PROJECTS**

COLLEGE	CAMPUS	LOCATION	DELIVERY METHOD	BOND PROCEEDS	CONSTRUCTION AMOUNT	BUILDING SIZE	ARCHITECT	GENERAL CONTRACTOR	STATUS
South Louisiana Community College	Evangeline Campus	600 S Martin Luther King Jr. Dr St. Martinville, LA 70582	Design Bid Build	\$ 9,200,000.00	\$ 7,700,000.00	New Building – 30,000 sq. ft.	Architects Southwest	Lincoln Builders of Baton Rouge, Inc.	100% Complete, Occupied June 2016
SOWELA Technical Community College <sup>4</sup>	Arts & Sciences Building	3820 Sen J. Bennett Johnston Ave. Lake Charles, LA 70615	Design Build	\$ 14,950,000.00	\$ 8,998,177.00	New Building – 45,752 sq. ft.	Champeaux Evans Hotard Architects	Alfred Palma, LLC	100% Complete, Occupied March 2, 2012
LCTCS <sup>5</sup>	Student Information System/Disaster Command Center	265 South Foster Drive Baton Rouge, LA 70806 (on BRCC campus next to LCTCS System office)	Design Bid Build	\$10,000,000	\$ 5,027,400.00	New Building – 16,642 sq. ft.	Remson Haley Herpin Architects	Cangelosi Ward General Contractors, LLC	100% Complete, Occupied June 2016
<b>TOTAL ACT 391</b>				<b>\$ 172,214,897.00</b>	<b>\$ 146,598,241.00</b>				

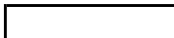
<sup>1</sup> \$1,091,911.49  
Funds in MOU to FP&C, paired with FEMA funds

<sup>2</sup> \$1,004,280.31  
Funds in MOU to FP&C, paired with FEMA funds

<sup>3</sup> \$1,918,862 in MOU to FP&C, paired with FEMA funds

<sup>4</sup> \$2,097,457 in MOU to FP&C for Nursing project

<sup>5</sup> \$531,600 75% of HMGP reimbursement for generator



**ACT 360**

**PHASE I - BONDS SOLD DECEMBER 2014**

COLLEGE	CAMPUS	DELIEVERY METHOD	BOND PROCEEDS	12% MATCH	TOTAL PROJECT FUNDS	BUILDING SIZE	STATUS
Baton Rouge Community College	Smiley Heights Campus, Baton Rouge	Design Bid Build	\$ 10,200,000.00	\$ 1,390,909.00	\$ 11,590,909.00	New Building – 25,000 sq. ft.	100% Complete
Baton Rouge Community College	Central Campus	Building Acquisition	\$ 8,100,000.00	\$ 1,121,160.00	\$ 9,221,160.00	Renovation - 19,000 sq. ft.	100% Complete
Bossier Parish Community College	Bossier City Campus	Design Build	\$ 18,500,000.00	\$ 2,522,727.00	\$ 21,022,727.00	New Building – 80,000 sq. ft.	100% Complete
Central Louisiana Technical Community College	Alexandria Campus	Design Bid Build	\$ 19,000,000.00	\$ 2,590,909.00	\$ 21,590,909.00	New Building – 73,000 sq. ft.	100% Complete
Delgado Community College	River City Campus, Avondale	Design Build	\$ 24,000,000.00	\$ 3,272,726.00	\$ 27,272,726.00	New Building – 74,638 sq. ft.	100% Complete
Louisiana Delta Community College	Jonesboro Campus	Design Bid Build	\$ 2,700,000.00	\$ 368,181.00	\$ 3,068,181.00	Renovations – 21,000 sq. ft.	100% Complete
Louisiana Delta Community College	Winnsboro Campus	Design Bid Build	\$ 4,590,000.00	\$ 625,000.00	\$ 5,215,000.00	Renovations – 35,000 sq. ft.	100% Complete
Northshore Technical Community College	St. Tammany Campus, Lacombe	Design Build	\$ 9,000,000.00	\$ 1,868,000.00	\$ 10,868,000.00	New Building – 33,000 sq. ft.	100% Complete
Northwest Louisiana Technical College	Minden Campus	Design Bid Build	\$ 2,250,000.00	\$ 550,000.00	\$ 2,800,000.00	Addition – 8,000 sq. ft.	100% Complete
River Parishes Community College	Main Campus, Gonzales	Design Build	\$ 8,100,000.00	\$ 1,133,072.00	\$ 9,233,072.00	New Building – 40,000 sq. ft.	100% Complete
South Central Louisiana Technical College	Reserve	Design Bid Build	\$ 7,600,500.00	\$ 1,183,750.00	\$ 8,784,250.00	New Building – 26,000 sq. ft.	100% Complete
South Central Louisiana Technical College	Young Memorial Campus, Morgan City	Design Bid Build	\$ 3,330,000.00	\$ 713,000.00	\$ 4,043,000.00	New Building – 10,000 sq. ft.	100% Complete
South Louisiana Community College	Lafayette Campus	Design Build	\$ 15,000,000.00	\$ 2,045,454.00	\$ 17,045,454.00	New Building – 65,000 sq. ft.	100% Complete
SOWELA Technical Community College	Main Campus, Lake Charles	Design Bid Build	\$ 7,200,000.00	\$ 981,818.00	\$ 8,181,818.00	New Building – 23,000 sq. ft.	100% Complete
<b>TOTAL PHASE I</b>			<b>\$ 139,570,500.00</b>	<b>\$ 20,366,706.00</b>	<b>\$ 159,937,206.00</b>		

**ACT 360****PHASE II - BONDS SOLD OCTOBER 2017**

COLLEGE	CAMPUS	DELIVERY METHOD	BOND PROCEEDS	PRIVATE MATCH	TOTAL PROJECT FUNDS	BUILDING SIZE	STATUS
Baton Rouge Community College	Acadian Campus, Baton Rouge	Design/Bid/Build	\$ 6,930,000.00	\$ 944,999.00	\$ 7,874,999.00	130,000 SF renovation	100% Complete
Louisiana Delta Community College	Technology Center, Main Campus, Monroe	Design/Bid/Build	\$ 7,200,000.00	\$ 1,000,000.00	\$ 8,200,000.00	22,000 SF	100% Complete
Louisiana Delta Community College	Advanced Workforce Training Campus, Tallulah	Design/Bid/Build	\$ 2,500,000.00	\$ 346,651.00	\$ 2,846,651.00	42,479 SF	100% Complete
Northshore Technical Community College	Livingston Parish, Walker	Design/Bid/Build	\$ 5,130,000.00	\$ 700,000.00	\$ 5,830,000.00	14,000 SF	100% Complete
<b>TOTAL PHASE II</b>			<b>\$ 21,760,000.00</b>	<b>\$ 2,991,650.00</b>	<b>\$ 24,751,650.00</b>		

**ACT 360**

**PHASE III - BONDS SOLD DECEMBER 2018**

COLLEGE	CAMPUS	DELIVERY METHOD	BOND PROCEEDS	12% MATCH	TOTAL PROJECT FUNDS	BUILDING SIZE	STATUS
Delgado Community College	Nursing and Allied Health Campus	Design/Bid/Build	\$ 34,000,000.00	\$ 4,636,363.00	\$ 38,636,363.00	120,000 SF	100% Complete
Delgado Community College	Center for Hospitality and Culinary Arts	Design/Bid/Build	\$ 9,000,000.00	\$ 1,227,272.00	\$ 10,227,272.00	~ 40,000 SF	Campus has approved revised plans with finalized Culinary layout. Design Team will proceed with Design Development and Preconstruction Team will continue to assist with pricing.
Delgado Community College	Advanced Technology Center, Westbank	Design/Bid/Build	\$ 12,000,000.00	\$ 1,636,363.00	\$ 13,636,363.00	~ 36,600 SF	100% Complete
Louisiana Delta Community College	Nursing, Welding and Workforce Training Campus, Ruston	Design/Bid/Build	\$ 8,100,000.00	\$ 1,104,545.00	\$ 9,204,545.00	36,000 SF	100%. Complete
SOWELA Technical Community College	Culinary, Gaming and Hospitality Building	Design/Bid/Build	\$ 9,000,000.00	\$ 1,227,272.00	\$ 10,227,272.00	28,000 SF	100%. Complete
<b>TOTAL PHASE III</b>			<b>\$ 72,100,000.00</b>	<b>\$ 9,831,815.00</b>	<b>\$ 81,931,815.00</b>		

## ACT 360

### PHASE IV - BONDS SOLD DECEMBER 2019

COLLEGE	CAMPUS	DELIEVERY METHOD	BOND PROCEEDS	12% MATCH	TOTAL PROJECT FUNDS	BUILDING SIZE	STATUS
Delgado Community College	Advanced Workforce Training Center, New Orleans	Design/Bid/Build	\$ 7,200,000.00	\$ 981,818.00	\$ 8,181,818.00	~18,000 sf	Campus has approved revised plans with finalized Culinary layout. Design Team will proceed with Design Development and Preconstruction Team will continue to assist with pricing.
Fletcher Technical Community College	New Workforce Training Building	Design/Bid/Build	\$ 4,500,000.00	\$ 613,636.00	\$ 5,113,636.00	~25,271 sf	Construction at 40%.
Nunez Community College	Student Testing and Career Counseling Center	Design/Bid/Build	\$ 6,480,000.00	\$ 883,636.00	\$ 7,363,636.00	~18,163 sf	Construction at 46%.
<b>TOTAL PHASE III</b>			<b>\$ 18,180,000.00</b>	<b>\$ 2,479,090.00</b>	<b>\$ 20,659,090.00</b>		

<b>TOTAL PHASE I</b>	<b>\$ 139,570,500.00</b>	<b>\$ 20,366,706.00</b>	<b>\$ 159,937,206.00</b>
<b>TOTAL PHASE II</b>	<b>\$ 21,760,000.00</b>	<b>\$ 2,991,650.00</b>	<b>\$ 24,751,650.00</b>
<b>TOTAL PHASE III</b>	<b>\$ 72,100,000.00</b>	<b>\$ 9,831,815.00</b>	<b>\$ 81,931,815.00</b>
<b>TOTAL PHASE IV</b>	<b>\$ 18,180,000.00</b>	<b>\$ 2,479,090.00</b>	<b>\$ 20,659,090.00</b>
<b>TOTAL ACT 360</b>	<b>\$ 251,610,500.00</b>	<b>\$ 35,669,261.00</b>	<b>\$ 287,279,761.00</b>

Signature:   
Joseph J. Marin (Sep 28, 2023 15:10 CDT)

Email: [jmarin@lctcs.edu](mailto:jmarin@lctcs.edu)











# Alternative Financing Projects

Final Audit Report

2023-09-28

Created:	2023-09-28
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