



LOUISIANA COMMUNITY & TECHNICAL COLLEGE SYSTEM

Changing Lives,
Creating Futures

Monty Sullivan
System President

Officers:
Willie L. Mount
Chair

Alterman L. "Chip" Jackson
First Vice Chair

Vacant
Second Vice Chair

Members:
Ellis Bourque, III
Tari T. Bradford
Cynthia Butler-McIntyre
Joseph Hollins
Patrick T. Johnson
Jennifer Lee
Erika McConduit
Michael J. Murphy
Paul Price, Jr.
Stanton W. Salathe
Stephen C. Smith
Stephen Toups
Matthew Wood

Student Members:
David Payne
Jamie Zeringue

Louisiana
Community
& Technical
College System

265 South Foster Drive
Baton Rouge, LA 70806

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

www.lctcs.edu

TO: Dr. Monty Sullivan
LCTCS President
FROM: Joseph F. Marin
Vice President of Operations
DATE: November 27, 2023
SUBJECT: Alternative Financing Projects

Received
APPROVED
12/13/23
LCTCS BOARD OF SUPERVISORS

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

Handwritten signature of Monty Sullivan

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

12/13/23
Date

ACT 391 PROJECTS

| COLLEGE | CAMPUS | LOCATION | DELIVERY 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 ¹ | 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 ² | 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 ³ | 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 ⁴ | 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 ⁵ | 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 |
| TOTAL ACT 391 | | | | \$ 172,214,897.00 | \$ 146,598,241.00 | | | | |

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

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

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

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

⁵ \$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 |
| TOTAL PHASE I | | | \$ 139,570,500.00 | \$ 20,366,706.00 | \$ 159,937,206.00 | | |

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 |
| TOTAL PHASE II | | | \$ 21,760,000.00 | \$ 2,991,650.00 | \$ 24,751,650.00 | | |

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 | Design Team scheduled to meet on November 20th with Culinary and Workforce Departments, along with Campus, to discuss path forward with floor plan and elevation revisions. Results of meeting will determine path forward and schedule. |
| 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 |
| TOTAL PHASE III | | | \$ 72,100,000.00 | \$ 9,831,815.00 | \$ 81,931,815.00 | | |

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 | Design Team scheduled to meet on November 20th with Culinary and Workforce Departments, along with Campus, to discuss path forward with floor plan and elevation revisions. Results of meeting will determine path forward and schedule. |
| 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 62%. |
| 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 63%. |
| TOTAL PHASE III | | | \$ 18,180,000.00 | \$ 2,479,090.00 | \$ 20,659,090.00 | | |

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

Signature: 
Joseph Marin (Dec 6, 2023 14:48 CST)

Email: jmarin@lctcs.edu









Alternative Financing Projects

Final Audit Report

2023-12-06

| | |
|-----------------|--|
| Created: | 2023-12-06 |
| By: | Ericka Poole (erickapoole@lctcs.edu) |
| Status: | Signed |
| Transaction ID: | CBJCHBCAABAAIZE_DoAi6fPmuTj5xA8W3RQ0PSjakQrS |

"Alternative Financing Projects" History

-  Document created by Ericka Poole (erickapoole@lctcs.edu)
2023-12-06 - 5:31:06 PM GMT
-  Document emailed to Joseph Marin (jmarin@lctcs.edu) for signature
2023-12-06 - 5:31:39 PM GMT
-  Email viewed by Joseph Marin (jmarin@lctcs.edu)
2023-12-06 - 8:48:31 PM GMT
-  Document e-signed by Joseph Marin (jmarin@lctcs.edu)
Signature Date: 2023-12-06 - 8:48:47 PM GMT - Time Source: server
-  Document emailed to Katie Waldrop (katiewaldrop@lctcs.edu) for signature
2023-12-06 - 8:48:48 PM GMT
-  Email viewed by Katie Waldrop (katiewaldrop@lctcs.edu)
2023-12-06 - 9:21:10 PM GMT
-  Document e-signed by Katie Waldrop (katiewaldrop@lctcs.edu)
Signature Date: 2023-12-06 - 9:21:40 PM GMT - Time Source: server
-  Agreement completed.
2023-12-06 - 9:21:40 PM GMT