



LOUISIANA COMMUNITY & TECHNICAL COLLEGE SYSTEM

Changing Lives,
Creating Futures

Monty Sullivan
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Louisiana
Community
& Technical
College System

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TO: Dr. Monty Sullivan
President
FROM: Joseph F. Marin
Vice President of Operations
DATE: February 17, 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

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3-8-23

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

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	DELIEVERY 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	DELIEVERY 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

**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
<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	Construction @ 98%. Substantial completion anticipated 2/28/2023, tentative date for ribbon cutting March 10, 2023.
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 redesign from two-story to one-story as a cost saving option.
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	Construction at 100%.
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	Construction is 98%. Ribbon cutting scheduled for Feb. 28, 2023 @ 10:00 am.
<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 redesign from two-story to one-story as a cost saving options.
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 2%. Next steps structural fill and testing piles.
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	Constructions at 6%. Test piles are underway.
<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 (Mar 3, 2023 16:32 CST)

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











# J.1.Alternative Financing Projects Update

Final Audit Report

2023-03-03

Created:	2023-03-03
By:	Sara Kleinpeter (sarakleinpeter1@lctcs.edu)
Status:	Signed
Transaction ID:	CBJCHBCAABAAiPvm5sPPTch1iyZ3KhEJcCkQAXF36L3N

## "J.1.Alternative Financing Projects Update" History

-  Document created by Sara Kleinpeter (sarakleinpeter1@lctcs.edu)  
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-  Document emailed to Joseph Marin (jmarin@lctcs.edu) for signature  
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Signature Date: 2023-03-03 - 10:32:59 PM GMT - Time Source: server- IP address: 68.105.38.238
-  Document emailed to Katie Waldrop (katiewaldrop@lctcs.edu) for signature  
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