

**UNIVERSITY OF CONNECTICUT
BOARD OF TRUSTEES
CONTRACTS, REAL ESTATE AGREEMENTS AND
PURCHASE ORDERS OF \$1,000,000 OR MORE FOR APPROVAL
APRIL 23, 2025**

*The Administration is seeking approval to enter into contracts based on the material terms and conditions identified below, subject to final legal review.

**S/MBE OR CT-Based Coding: S=Small, M=Minority, W=Woman Owned; C= CT-Based

PROCUREMENT - NEW* (Grouped by Family)									
No.	Contractor	Approval Amount	Term	Description/Purpose	Fund Source	University of Connecticut Business Owner	Sourcing	Spend to Date [Actual]	**S/MBE/WBE/CT Based
FACILITIES OPERATIONS									
1	Bloom Energy - Stamford Campus Contract# TBD	\$16,000,000	20 years, Commencing Upon Execution	Bloom Energy will supply the Stamford Campus on site non-combustion chemical process electrical generation. By using 520kW of fuel cells via turnkey Power Purchase Agreement the Stamford Campus will avoid utility congestion and demand charges on over 84% of the campus load annually. The initial term is twenty (20) years, reducing forecast operating expenses by over \$9.3 million during the term. Campus GHG emissions will be reduced by 11.8%. No extensions remain.	Operating Funds	Stanley L. Nolan Interim AVP, Facilities Operations	University of Connecticut Bid	\$0	
PROCUREMENT - AMENDMENTS* (Grouped by Family)									
No.	Contractor	Approval Amount	Term	Description/Purpose	Fund Source	University of Connecticut Business Owner	Sourcing	Spend to Date [Actual]	**S/MBE/WBE/CT Based
BUSINESS SUPPORT SERVICES									
2	DGI Communications Contract# MC15-B11	\$1,000,000 (Previous Contract Value \$2,500,000; Total New Contract Value \$3,500,000)	05/01/20-07/30/25 (includes three month extension)	Consortia contract to provide multi-media equipment and services for all University campuses. Amend to increase contract value by \$1,000,000 for a total new contract value of \$3,500,000. Amend to extend contract term three months, through 07/30/25, pending approval of contract extension by consortia. Contract value increase is requested to support a pending purchase of multi-media equipment and services submitted by Facilities Operations/Residential Life and Athletics area including upgrades to sound system and score boards. Sourced through the Massachusetts Higher Education Purchasing Consortium ("MHEC"). Future extensions may be exercised at the discretion of the Consortium.	Multiple Sources	Joseph M. Thompson, AVP of Procurement Services and Chief Procurement Officer	GPO/Consortia	\$1,500,000	
3	GHP Media Contract# MF010621	\$1,000,000 (Previous Contract Value \$2,250,000; Total New Contract Value \$3,250,000)	03/30/21-03/29/26 (includes one-year extension)	University contract to provide printing for student recruitment publications. Amend to increase contract value by \$1,000,000 for a total new contract value of \$3,250,000. Amend to extend contract term one year, through 03/29/26. Contract value increase and extension are requested to cover additional anticipated printing projects through the extended term to allow for sufficient time for completion of a new solicitation and resulting agreement. Zero extensions remain.	Multiple Sources	Joseph M. Thompson, AVP of Procurement Services and Chief Procurement Officer	University of Connecticut Bid	\$2,142,671	C
4	Communication Corp of CT dba Makiaris Media Services UC-19-MF112618	\$0 (Previous Contract Value \$14,500,000; Contract Value Remains the Same)	07/01/16-06/30/26 (includes one-year extension)	Advertising services for all University campuses to be used to promote programs such as the clinical enterprise at UConn Health for very competitive graduate programs including EMBA and MBA, Law School recruitment, specialty programs, and media buying activities. Amend to extend contract term one year, through 06/30/26. Contract value remains the same. The term extension is requested to allow time for UConn and UConn Health to develop scope and specifications for a new bid. Extension to be granted by written acknowledgment by all parties. Zero extensions remain.	Multiple Sources	Joseph M. Thompson, AVP of Procurement Services and Chief Procurement Officer	University of Connecticut Bid	\$8,800,000	C, W
5	Sauder Manufacturing Co., dba Sauder Education Contract# CNR01451	\$3,000,000 (Previous Contract Value \$7,600,000; Total New Contract Value \$10,600,000)	12/01/17-11/30/27 (No change)	E&I consortia contract for renewable/sustainable seating, lounge, and dormitory furniture for all University campuses. Amend to increase contract value by \$3,000,000 for a total new contract value of \$10,600,000. Sourced through the Educational and Institutional Cooperative Service (E&I). The increase is requested to support a pending purchase of furniture submitted by Facilities Operations/Residential. Future extensions may be exercised at the discretion of the Consortium. Contract term remains the same.	Operating Funds	Joseph M. Thompson, AVP of Procurement Services and Chief Procurement Officer	GPO/Consortia	\$6,649,885	

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CONSTRUCTION									
6	Sarazin General Contractors, Inc. Contract# OC.GC2024-08	\$1,000,000 (Previous Contract Value \$1,000,000; Total New Contract Value \$2,000,000)	05/01/24-05/30/27 (No change)	University contract for On-Call General Contractor services to be used at all University of Connecticut campuses to provide project support as needed. Amend to increase contract value by \$1,000,000 for a total new contract value of \$2,000,000. Contract term remains the same.	Multiple Sources	Stanley L. Nolan Interim AVP, Facilities Operations	University of Connecticut Bid	\$691,268	C, W
FACILITIES OPERATIONS									
7	C&C Janitorial Services Contract #MC16-G17	\$850,000 (Previous Contract Value \$6,500,000; Total New Contract Value \$7,350,000)	02/01/21-10/31/25 (No change)	MHEC consortia contract to provide janitorial supplies and equipment for all University of Connecticut campuses (not for services). Amend to increase contract value by \$850,000 for a total new contract value of \$7,350,000. Contract increase is to cover the remainder of the contract term. Contract term remains the same. Zero extensions remain.	Multiple Sources	Stanley L. Nolan Interim AVP, Facilities Operations	GPO/Consortia	\$6,131,756	S,W,C
8	Fastenal Contract #2018.000208	\$2,000,000 (Previous Contract Value \$12,000,000; Total New Contract Value \$14,000,000)	07/01/18-06/30/26 (Includes one-year extension)	Omnia Partners consortia contract for the maintenance, repair and operational supplies (i.e. gloves, safety supplies, batteries, small motors, pumps, fans, filters, fasteners, hand and power tools, abrasives, and hardware) and related services for all University of Connecticut campuses. Amend to increase contract value by \$2,000,000 for a total new contract value of \$14,000,000. Amend to extend contract term one year through 06/30/26. Two extensions of one year each remain.	Operating Funds	Stanley L. Nolan Interim AVP, Facilities Operations	GPO/Consortia	\$10,544,000	
9	IPC Lydon Contract #DS021119	\$750,000 (Previous Contract Value \$2,700,000; Total New Contract Value \$3,450,000)	07/01/19-06/30/25 (No change)	University contract to provide inspection, maintenance, repair and upgrade of heat recovery steam generators, primarily located in Co-Gen, Water Pollution Control and CUP facilities. Amend to increase contract value by \$750,000 for a total new contract value of \$3,450,000 to cover services required through the remainder of the contract. Contract term remains the same. Zero extensions remain.	Operating Funds	Stanley L. Nolan Interim AVP, Facilities Operations	University of Connecticut Bid	\$2,399,998	
10	Johnson Controls Contract #070121-JHN	\$1,000,000 (Previous Contract Value \$3,250,000; Total New Contract Value \$4,250,000)	08/12/21-08/12/26 (includes one-year extension)	Sourcewell consortia contract to provide HVAC equipment, installation, service and repair. Amend to increase contract value by \$1,000,000 for a total new contract value of \$4,250,000. Amend to extend contract term for one year. Contract increase is to cover the requested contract extension period. Zero extensions remain.	Operating Funds	Stanley L. Nolan Interim AVP, Facilities Operations	GPO/Consortia	\$2,412,108	
11	Otis Elevator Company Contract # 2019.001563	\$5,000,000 (Previous Contract Value \$5,000,000; Total New Contract Value \$10,000,000)	07/01/20-09/30/29 (includes 39-month extension)	Omnia consortia contract to provide elevator maintenance service, repairs, upgrades and modifications to University elevators. Amend to increase contract value by \$5,000,000 for a total new contract value of \$10,000,000. Amend to extend contract term 39 months to remain aligned with consortium term. Contract increase is to cover the requested contract extension period. Zero extensions remain.	Operating Funds	Stanley L. Nolan Interim AVP, Facilities Operations	GPO/Consortia	\$4,591,000	
12	New England Water Utility Services, Inc. Contract #DS072219	\$300,000 (Previous Contract Value \$4,200,000; Total New Contract Value \$4,500,000)	12/01/19-11/30/25 (No change)	University contract to provide complete water systems management, operation, maintenance, development and regulatory compliance for drinking water systems located at the Main, Depot and Agronomy Farm campuses. Amend to increase contract value by \$300,000 for a total new contract value of \$4,500,000. Increase is to cover services required through the remainder of the contract. Contract term remains the same. Zero extensions remain.	Operating Funds	Stanley L. Nolan Interim AVP, Facilities Operations	University of Connecticut Bid	\$3,871,426	
13	Northeast Flooring and Kitchens, LLC Contract #061323-MMI	\$1,100,000 (Previous Contract Value \$900,000; Total New Contract Value \$2,000,000)	08/04/23-08/09/27 (No change)	Sourcewell consortia contract to provide for the purchase of Mannington brand flooring material and installation services for all University of Connecticut campuses. Amend to increase contract value by \$1,100,000 for a total new contract value of \$2,000,000. Contract value increase is requested to cover the continued purchase of Mannington flooring material and related services for the term of the contract to support annual refresh projects including dorms such as Buckley Hall, Hoisington, Beecher and Vinton Hall. Contract term remains the same. Three one-year extensions remain.	Multiple Sources	Stanley L. Nolan Interim AVP, Facilities Operations	GPO/Consortia	\$697,000	S,M,C
14	Traffic Logix Corporation Contract #070821-LGX	\$2,073,648 (Previous Contract Value \$526,352; Total New Contract Value \$2,600,000)	08/05/21-08/05/25 (No change)	Sourcewell consortia contract to provide for the purchase of Road Right of Way maintenance equipment including equipment, attachments, and accessories designed or primarily intended for use in the maintenance of road and highway rights of way. As part of the CT Training and Technical Assistance Center's ongoing effort to support municipalities with safety on their local roads, the Center, for many years, offered speed display signs as a part of the T2 free equipment loan program managed by the Safety Circuit Rider team. These signs provide feedback to drivers on their traveling speed and are meant to reinforce operating at or below the posted speed limit. The signs are also capable of recording speed and volume data. Amend to increase contract value by \$2,073,648 for a total new contract value of \$2,600,000. Contract term remains the same. One additional one-year extension remains.	Grant - Other	Donna Shea Executive Program Director , CT Transportation Institute	GPO/Consortia	\$526,352	

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PROFESSIONAL & SPECIALIZED SERVICES									
15	Contemporary Services Corporation Contract #UC-22-KA071321-8	\$2,000,000 [Contract Value Previously \$3,850,000; Total New Contract Value \$5,850,000]	03/14/22-08/31/26 (includes one-year extension)	University contract used for management and staffing for events on the Storrs campus, regional campuses (if needed), inclusive of athletic events and commencement. Amend to increase contract value by \$2,000,000 for a total new contract value of \$5,850,000. Amend to extend contract term one year through 8/31/26. No extensions remain.	Multiple Sources	David Benedict, Director of Athletics	University of Connecticut Bid	\$2,358,551	
16	CT Department Of Transportation (CTDOT)	\$4,500,000 (Previous Contract Value \$2,500,000; Total New Contract Value \$7,000,000)	01/30/24-07/31/26 (includes one-year extension)	To supplement the cost of UPass transit services provided by CTDOT that support UConn's transportation needs and to set the terms for the use of fare media provided by CTDOT for use by UConn students on certain in-state public transportation services. Amend to increase contract value \$4,500,000 for a total new contract value of \$7,000,000. Amend to extend contract term one year, through 07/31/26.	Operating Funds	Stanley L. Nolan Interim AVP, Facilities Operations	Non-Competitive Purchase	\$3,721,960	
17	CT Department Of Transportation (CTDOT)	\$6,500,000 (Previous Contract Value \$4,000,000; Total New Contract Value \$10,500,000)	01/30/24-06/30/28 (includes a three-year extension)	HuskyGo fixed-route public transit services provided by Windham Region Transit District (WRTD) along various routes. Amend to increase contract value \$6,500,000 for a total new contract value of \$10,500,000. Amend to extend contract term three years, through 06/30/28.	Multiple Sources	Stanley L. Nolan Interim AVP, Facilities Operations	Non-Competitive Purchase	\$3,196,798	
18	DATTCO, Inc. Contract #UC-SP-21-001	\$7,000,000 [Contract Value Previously \$7,000,000; Total New Contract Value \$14,000,000]	07/01/21-06/30/28 (No change)	University Contract used for exclusive chartered bus transportation. Initial term of this agreement is seven years with one three-year extension available. Amend to increase contract value by \$7,000,000 for a new contract value of \$14,000,000. Contract term remains the same.	Operating Funds	Kyle Muncy, Director of Strategic Partnerships and Business Development	University of Connecticut Bid	\$5,704,940	C
19	HRP Consulting Group, a division of BRANY (Biomedical Research Alliance of New York) Contract #MF100220	\$2,006,889 [Contract Value Previously \$3,793,111; Total New Contract Value \$5,800,000]	03/19/21-03/18/26 (No change)	University Contract to provide for consulting services and temporary staffing assistance for the OVPR's Sponsored Programs Services and Research Compliance units. Amend to increase contract value by \$2,006,889, for a total new contract value of \$5,800,000. Contract term remains the same. Contract value increase is requested to cover additional staffing expenditures through the remainder of the contract term. No extensions remain.	Operating Funds	Julie Schwager, AVP, Office of the Vice President for Research	University of Connecticut Bid	\$3,145,922	
20	Horizons Programs Inc. Contract #PSA-010117	\$600,000 [Contract Value Previously \$2,000,000; Total New Contract Value \$2,600,000]	01/01/17-12/31/26 (includes one-year extension)	University Contract to provide for staffing labor force of Support Individuals and Support Coaches. Amend to increase contract value by \$600,000 for a total new contract value of \$2,600,000. Amend to extend contract term one year through 12/31/26. Future extensions may be executed annually upon written agreement of all parties.	Multiple Sources	Joseph M. Thompson, AVP of Procurement Services and Chief Procurement Officer	University of Connecticut Bid	\$1,711,350	C
21	Mountain Dairy, LLC. Contract #UC-17-LP040717-8	\$900,000 [Contract Value Previously \$2,100,000; Total New Contract Value \$3,000,000]	07/01/17-06/30/26 (includes one-year extension)	University Contract used to provide for milk and dairy products primarily for the Department of Dining Services for student meals, catering and other needs. Amend to increase contract value by \$900,000, for a total new contract value of \$3,000,000. Amend to extend contract by one year through 06/30/26. No extensions remain.	Multiple Sources	Nathan Fuerst, VP, Student Life & Enrollment	University of Connecticut Bid	\$1,102,738	C
22	Sardilli Produce & Dairy Inc. Contract #UC-24-KA101323	\$1,400,000 [Contract Value Previously \$4,600,000; Total New Contract Value \$6,000,000]	07/01/24-06/30/26 (No change)	University Contract used for fresh fruit and produce, primarily for the department of Dining Services for student meals, catering, and other needs. Amend to increase contract value by \$1,400,000 for a total new contract value of \$6,000,000. Contract term remains the same. Three one-year extensions remain.	Auxiliary Services	Nathan Fuerst, VP, Student Life & Enrollment	University of Connecticut Bid	\$1,604,721	C
23	Sysco Food Services of CT LLC Contract #UC-24-KA111822	\$18,500,000; [Contract Value Previously \$32,000,000; Total New Contract Value \$50,500,000]	07/01/23-06/30/26 (includes one-year extension)	University Contract to provide for grocery, frozen foods and food service paper products, primarily for the Department of Dining Services for student meals, catering, and other needs. Amend to increase contract value by \$18,500,000 for a total new contract value of \$50,500,000. Amend to extend contract term one year, through 06/30/26. Two one-year extensions remain.	Auxiliary Services	Nathan Fuerst, VP, Student Life & Enrollment	University of Connecticut Bid	\$27,575,330	C
24	Security Services of CT Inc - Formerly Murphy Security Service, LLC/HKC Enterprises LLC Contract #17PSX0001	\$500,000 [Contract Value Previously \$1,500,000; Total New Contract Value \$2,000,000]	07/19/17-12/31/26 (includes one-year extension)	State of CT contract to provide for security personnel services for all University campuses. Amend to increase contract value by \$500,000 for a total new contract value of \$2,000,000. Amend to extend contract term one year, through 12/31/26. Future extensions may be exercised at the discretion of the State.	Multiple Sources	David Benedict, University Director of Athletics	Other/State Bid	\$1,342,379	
25	Wellfleet Benefits LLC Contract #UC-25-KA012924	\$7,750,000 [Contract Value Previously \$7,700,000; Total New Contract Value \$15,450,000]	08/01/24-7/31/26 (includes one-year extension)	University Contract to provide for health insurance for registered University and UCH students, including UCH dental residents and other eligible individuals. Amend to increase contract value by \$7,750,000 for a total new contract value of \$15,450,000. Amend to extend contract term one year through 07/31/26. Initial term of one year with four, one-year extensions. All expenses associated with this agreement are borne by the insured students, not the University. Three (3) one-year extensions remain.	Multiple Sources	Suzanne Onorato, Executive Director of Student Health and Wellness	University of Connecticut Bid	\$5,641,349	

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TECHNOLOGY									
26	SHI International Corp SO-19108	\$15,000,000 (Previous Contract Value \$21,000,000; Total New Contract Value \$36,000,000)	05/27/20-06/30/30 (includes 5 year extension)	Connecticut State Colleges and Universities (CSCU) agreement to provide information technology hardware, software, supplies and related services for all University of Connecticut campuses. Amend to increase contract value by \$15,000,000 for a total new contract value of \$36,000,000. Amend to extend contract term five (5) years, through 06/30/30. The increase amount is to cover the spend through the extended term. Amending to extend for five years to remain aligned with CSCU contract.	Operating Funds	Haleh Ghaemolsabahi, Interim VP and Chief Information Officer	Other/State Bid	\$17,392,027	M, W
27	Technolutions Inc UC-18-JL013017	\$600,000 (Previous Contract Value \$1,600,000; Total New Contract Value \$2,200,000)	07/01/17-06/30/27 (No change)	University contract to provide customer relationship manager (CRM) software for Undergraduate Admissions, University of Connecticut Law School, Student Affairs, ITS, and Center for Excellence in Teaching and Learning. Amend to increase contract value by \$600,000 for a total new contract value of \$2,200,000. Contract increase to cover the costs of software subscription costs through 06/30/27. Contract term remains the same. No extensions remain.	Multiple Sources	Haleh Ghaemolsabahi, InterimVP and Chief Information Officer	University of Connecticut Bid	\$1,223,839	C

REAL ESTATE AGREEMENTS FOR APPROVAL *

**Not all provisions of all Agreements appearing below have been 100% completed, but the Administration is seeking approval to proceed to execution based on the material terms described below.*

UNIVERSITY AS LESSEE

No.	Lessor	Annual Amount Payable	Term	Purpose	Fund Source	Program Director
1	Day Kimball Medical Group Inc. UCHCFC-138218352	\$77,250	04/21/25-04/20/26	This is a 1-year extension of the current agreement under which Day Kimball provides UMG with approximately 1,100 square feet of fully furnished medical office space (including reception area, exam rooms, and common areas) located at 346 Pomfret Street, Unit 2, Putnam, CT. This extension allows UConn Health to continue to use the space for 4-hour sessions at a cost of \$360.50 per session.	Operating Funds	Anne Horbatuck, VP/COO Ambulatory Svcs, UMG Administration
2	One Torrington Office Plaza LLC UCHCFC-180412874	\$30,322	10 year term plus two 5-year renewal options	Lease of additional square footage in the building located at 507 East Main Street, Torrington, CT for clinical lab purposes. The approval amount is for the 1,639 square feet that will be used for the clinical lab; we have previous approval to lease a larger space within this building for UMG clinical services. The initial term is 10 years with the option to extend for two additional 5-year periods. With this amendment, the net total of the leased space in the building will be 12,310 sf.	Operating Funds	Jessica Grabel, Senior Director Ancillary Serv, Clinical Laboratory
3	Evergreen Medical Associates LLC / Healthcare Realty Holdings	\$46,580	3 years	This is a lease of approximately 2,329 square feet of space located in Suite 100, at 2800 Tamarack Avenue, South Windsor, CT. UConn Medical Group faculty will use the space to conduct clinics for vascular surgery, maternal fetal medicine, spine and GI surgery. The Board previously approved a sublease of this space with Eastern Connecticut Health Network/Prospect ECHN Inc. as the sublandlord, but that sublease was not finalized and UConn Health is now looking to lease the space directly from the property owner.	Operating Funds	Anne Horbatuck, VP/COO Ambulatory Svcs, UMG Administration
4	Delaware Life Insurance Company dba 1266 Storrs Road LLC UCHCFC4-30085878	\$529,603 (Year 12)	15 year term (which began 12/01/13) plus two 5-year renewal options	This is the continuation of a lease of 17,977 square feet of space located at Storrs Center, 1 Royce Circle, Mansfield, CT, which is used by John Dempsey Hospital and UConn Medical Group for urgent care, primary care, family medicine, and other clinical services. We are currently in Year 12 of the lease term. This submission is solely due to a change in building ownership. The previous landlord sold the property and assigned the lease to this entity.	Operating Funds	Anne Horbatuck, VP/COO Ambulatory Svcs, UMG Administration
5	Delaware Life Insurance Company dba 1266 Storrs Road LLC UCHCFC4-20130123-LS	\$77,893 (Year 12)	15 year term (which began 12/1/2013) plus two 5-year renewal options	This is the continuation of a lease of 2,644 square feet of space located at Storrs Center, 1 Royce Circle, Mansfield, CT, which is used by UConn Health's Dental Clinic for dental services. We are currently in Year 12 of the lease term. This submission is solely due to a change in building ownership. The previous landlord sold the property and assigned the lease to this entity.	Operating Funds	John Brigada, Director of School of Dental Medicine Finance
6	Town of Bethel	\$2,750,000	07/01/25-06/30/50	University to enter into a term sheet and subsequent lease with the Town of Bethel to effectuate the occupancy and operation of the University's Fairfield County Agriculture Extension on portions of the property located at 67-69 Stony Hill Rd. Bethel, Connecticut.	Multiple Sources	Eric Kruger VP, Facility Services & Univ Planning

UNIVERSITY AS LESSEE - LEASE AMENDMENT

No.	Lessor	Annual Amount Payable	Term	Purpose	Fund Source	Program Director
1	The Donaghue at 525 Main Street (Hartford CT)	\$172,800 per Floor for up to 3 Floors	07/01/25-05/31/26	A lease on a floor-by-floor basis for student housing in a residential apartment building near the UConn Hartford campus. The goal of residential program would be to introduce freshman to on-campus student housing so that they can transition to the new development at 64 Pratt Street in Hartford as sophomores. Based on demand, the housing will be either one, two or three floors. Each floor is 10 studio apartments and 1 one-bedroom and will accomodate 19 students/floor or 57 beds maximum.	Operating Funds	Nathan Fuerst, Vice President of Student Life and Enrollment