

APPENDIX XXV



THE OHIO STATE UNIVERSITY

Board of Trustees

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SUMMARY OF ACTIONS TAKEN

November 14, 2023 - Wexner Medical Center Board Meeting

Members Present:

Alan A. Stockmeister
John W. Zeiger
Gary R. Heminger
Tomislav B. Mitevski
Juan Jose Perez

Taylor A. Schwein
Stephen D. Steinour
Cindy Hilsheimer
Amy Chronis
Hiroyuki Fujita (ex officio)

Peter J. Mohler (ex officio)
Melissa L. Gilliam (ex officio)
Michael Papadakis (ex officio)
John J. Warner (ex officio)

Members Present via Zoom: N/A

Members Absent:

Leslie H. Wexner
Robert H. Schottenstein
W.G. "Jerry" Jurgensen

PUBLIC SESSION

The Wexner Medical Center Board convened for its 48th meeting on Tuesday, November 14, 2023, at Longaberger Alumni House on Ohio State's Columbus campus. Board Secretary Jessica A. Eveland called the meeting to order at 12:59 p.m.

Item for Action

1. **Approval of Minutes:** No changes were requested to the August 15, 2023, meeting minutes; therefore, a formal vote was not required, and the minutes were considered approved.

Items for Discussion

2. **Chief Executive Officer's Report:** Before beginning the formal part of the agenda, Dr. John J. Warner, EVP at Ohio State and CEO of the Wexner Medical Center, invited Amy Pompeii, president-elect of Ohio State University Nurses Association (OSUNA) to address the Board. She brought attention to the following concerns on behalf of OSUWMC nurses:
 - Promote reinstatement of chief nurse executive
 - Chronic understaffing, increased workplace violence and physical safety concerns
 - Feeling undervalued and unsupported
 - Emergency room wait times
 - Resources needed to meet patient care demands

Dr. Warner expressed his appreciation to Ms. Pompeii and the other members of the OSUNA for attending the meeting and sharing their observations with the Board. Dr. Warner continued with the chief executive officer's report highlighting happenings and recognitions in and around the medical center beginning with the celebration of Veterans Day and a call out to thank the hundreds of veterans and active service members at OSUWMC and across Ohio State. He also pointed out the Military Medicine Program at OSUWMC. This program is a collaborative group of expert surgeons, military specialists and rehabilitation experts, many of whom are combat veterans themselves, who



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want to contribute to a better quality of life for our wounded warriors by addressing their physical and mental health care needs in weeks and months as opposed to what many veterans experience is years. Another OSUWMC program for veterans is STRIVE (Suicide and Trauma Reduction Initiative for Veterans). It is the only research institute in the U.S. that focuses on developing, refining, and treating in the areas of suicide, trauma and gun-related violent risk reduction. STRIVE moved its globally recognized programs and operations to The Ohio State University in 2020.

The Parkinson's Foundation designated The Ohio State University Wexner Medical Center as a Parkinson's Comprehensive Care Center. This designation recognizes 10 medical centers nationwide that excel in utilizing a specialized, multidisciplinary team approach to provide the highest level of patient-centered care demonstrating leadership in professional training and conducting impactful patient education and community outreach. Ohio State's Wexner Medical Center is the only hospital in Ohio to receive this designation.

In September, WMC was among the first in the nation to administer a new targeted gene therapy for patients with a specific form of ALS. The new gene therapy is a result of increased understanding of the genetics of ALS, which has allowed us to pinpoint a specific target to treat and, now with gene therapy, to actually hit that target. It is a 15-minute outpatient procedure, and it does not require surgery. This is another important step in advancing treatment options for patients with this severe form of ALS.

Ohio State's Gene Therapy Institute announced a collaboration with Andelyn Biosciences, a pioneer in patient focused cell and gene therapy development and contract manufacturing organization. It is an affiliate of Nationwide Children's Hospital. We are working together with them on the development and clinical manufacturing of novel gene therapies. This collaboration was established to facilitate the pathway to bring Ohio State investigative gene therapies for a multitude of neurological disorders — from Parkinson's disease to ALS and Huntington's disease — all the way from concept to treating patients in clinical trials.

Dr. Warner also shared that neuroscience and psychology researchers were awarded \$7.7 million grant from the U.S. Department of Defense to develop a deeper understanding of cellular changes that occur after Traumatic Brain Injury (TBI). This award will fund four investigative projects over four years that will examine different mechanisms of certain specialized brain cells and how they may be involved in the onset and continuation of brain behaviors dysfunction after a patient suffers a TBI. This comprehensive collaborative project brings experts from across the university including members with expertise in neuroscience, psychology, animal behavior, electrophysiology, and biomedical informatics.

Many patients with TBI often receive care in our Dodd Rehabilitation Hospital that recently celebrated its 60th anniversary providing care to patients. Dodd is only one of 16 rehabilitation hospitals across the country and the only one in central Ohio considered to be a national leader for providing care for TBI patients. It was also rated No. 1 in the state of Ohio by *Newsweek Magazine*, for three years in a row.

OSUWMC received another \$3.6 million award from the National Institutes of Health allowing neurosurgical, neurology, and neuroscience researchers across the Wexner Medical Center and College of Medicine to treat diabetic neuropathy. There are now about 30 million patients across the US that experience some sort of neuropathy with many of those attributed to diabetes and the long-term effect of diabetes. Our new approach that this grant will support combines spinal cord stimulation with a small fiber nerve activity called Detecting Early Neuropathy, patent pending.



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Finally, Dr. Warner celebrated the incredible success of Pelotonia over this past year. In 2023, Pelotonia raised \$25 million for cancer research at The Ohio State University Comprehensive Cancer Center and The James, bringing their total contributions to now over \$284 million. The team at Pelotonia couldn't be more of an amazing partner to all of us at Ohio State. Dr. Warner extended a special thank you to Doug Ulman, Joe Apgar and to the entire Pelotonia team for all they do for us and the impact they are having on cancer care in our community.

3. Wexner Medical Center Financial Report: Mr. Vincent Tammaro provided a high-level report out of the medical center's financial performance through the first quarter of FY24. Overall, the health system's performance through September was very strong with excess of revenue over expense of approximately \$29 million compared with a budgeted excess of approximately \$21.5 million.

(See Attachment XXXVI for background information, page 868)

EXECUTIVE SESSION

It was moved by Mr. Stockmeister and seconded by Ms. Chronis that the Wexner Medical Center Board recess into executive session to discuss the sale or disposition of property, to consider business-sensitive trade secrets and quality matters required to be kept confidential by federal and state statutes, to consult with legal counsel regarding pending or imminent litigation, and to discuss personnel matters involving the appointment, employment and compensation of public officials, which are required to be kept confidential under Ohio law.

A roll-call vote was taken, and the Board voted to go into executive session with the following members present and voting: Mr. Stockmeister, Mr. Zeiger, Mr. Heminger, Mr. Mitevski, Mr. Perez, Ms. Schwein, Mr. Steinour, Ms. Hilsheimer, Ms. Chronis, Dr. Fujita, Dr. Mohler, Dr. Gilliam, Mr. Papadakis and Dr. Warner.

The Wexner Medical Center Board entered into executive session at 1:23 p.m., then reconvened into public session at 2:56 p.m.

PUBLIC SESSION

Items for Action

4. Resolution No. 2024-37: Recommend for Approval to Enter Into/Increase Professional Services and Construction Contracts:

APPROVAL TO ENTER INTO PROFESSIONAL SERVICES CONTRACTS
RADONC ADVANCED IMAGING LINAC

APPROVAL TO ENTER INTO/INCREASE PROFESSIONAL SERVICES AND CONSTRUCTION CONTRACTS
2001 POLARIS PKWY – CELL THERAPY LAB
THE JAMES OUTPATIENT CARE – 4TH FLOOR ORTHO SARCOMA AND REHAB
WEXNER MEDICAL CENTER INPATIENT HOSPITAL
WMC OUTPATIENT CARE POWELL

APPROVAL TO ENTER INTO CONSTRUCTION CONTRACTS
EAST – FIRE SUPPRESSION

Synopsis: Authorization to enter into/increase professional services and construction contracts, as detailed in the attached materials, is proposed.

WHEREAS in accordance with the attached materials, the university desires to enter into professional services contracts for the following projects; and



	Prof. Serv. Approval Requested	Total Requested	Auxiliary funds
RadOnc Advanced Imaging Linac	\$0.9M	\$0.9M	

WHEREAS in accordance with the attached materials, the University desires to enter into/increase professional services contracts and enter into/increase construction contracts for the following projects; and

	Prof. Serv. Approval Requested	Construction Approval Requested	Total Requested	Auxiliary funds
2001 Polaris Pkwy – Cell Therapy Lab	\$0.1M	\$6.8M	\$6.9M	Auxiliary funds
The James Outpatient Care – 4 th Floor Ortho Sarcoma and Rehab	\$0.5M	\$7.5M	\$8.0M	Auxiliary funds
Wexner Medical Center Inpatient Hospital	\$1.8M	\$36.5M	\$38.3M	University debt, Auxiliary funds, Fundraising
WMC Outpatient Care Powell	\$1.8M	\$9.6M	\$10.6M	Auxiliary funds

WHEREAS in accordance with the attached materials, the University desires to enter into construction contracts for the following projects; and

	Construction Approval Requested	Total Requested	Auxiliary funds
East – Fire Suppression	\$5.4M	\$5.4M	Auxiliary funds

NOW THEREFORE BE IT RESOLVED that the Wexner Medical Center Board hereby approves and proposes that the professional services and construction contracts for the projects listed above be recommended to the University Board of Trustees for approval.

BE IT FURTHER RESOLVED, that the President and/or Senior Vice President for Business and Finance be authorized to enter into/increase professional services and construction contracts for the projects listed above in accordance with established University and State of Ohio procedures, with all actions to be reported to the Board at the appropriate time.

(See Attachment XXXVII for background information, page 873)

5. Resolution No. 2024-38: Recommend for Approval for Disposition of Real Property:

Synopsis: Authorization to sell real property located at 7706 Olentangy River Road, Columbus, Franklin County, Ohio, is proposed.



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WHEREAS The Ohio State University seeks to sell approximately 0.74 acres of improved real property located at 7706 Olentangy River Road, Columbus, Ohio, identified as Franklin County parcel number 610-233931; and

WHEREAS the property no longer aligns with the Wexner Medical Center's ambulatory care strategy; and

WHEREAS the Wexner Medical Center plans to use the sale proceeds for future strategic initiatives:

NOW THEREFORE

BE IT RESOLVED, that the Wexner Medical Center Board hereby approves and proposes that the sale of said property be recommended to the University Board of Trustees for approval; and

BE IT RESOLVED, That the Board of Trustees hereby approves that the President and/or Senior Vice President for Business and Finance shall be authorized to take any action required to effect the sale of the property upon terms and conditions deemed to be in the best interest of the university and at a sale price at or above appraisal value.

(See Attachment XXXVIII for background information, page 879)

6. Resolution No. 2024-39: Recommend for Approval Amendments to the Bylaws of The Ohio State University Wexner Medical Center Board:

Synopsis: Recommended approval of the attached amendments to the *Bylaws of The Ohio State University Wexner Medical Center Board* is proposed.

WHEREAS pursuant to 3335-1-09 (C) of the Administrative Code, the rules and regulations for the university may be adopted, amended or repealed by a majority vote of the University Board of Trustees at any regular meeting of the board; and

WHEREAS a periodic review of the board's bylaws is a governance best practice; and

WHEREAS the last revisions to the *Bylaws of The Ohio State University Wexner Medical Center Board* took place in August 2023:

NOW THEREFORE

BE IT RESOLVED, That the Wexner Medical Center Board hereby recommends approval by the University Board of Trustees of the attached amendments to the *Bylaws of The Ohio State University Wexner Medical Center Board*.

(See Attachment XXXIX for background information, page 881)

Action: Upon the motion of Mr. Zeiger, seconded by Mr. Heminger, the Wexner Medical Center Board recommended the foregoing resolutions for final approval by majority roll-call vote with the following members present and voting: Mr. Stockmeister, Mr. Zeiger, Mr. Heminger, Mr. Mitevski, Mr. Perez, Ms. Schwein, Mr. Steinour, Ms. Hilsheimer, Ms. Chronis, Dr. Fujita, Dr. Mohler, Dr. Gilliam, Mr. Papadakis and Dr. Warner.



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EXECUTIVE SESSION

It was moved by Mr. Stockmeister and seconded by Mr. Perez that the Wexner Medical Center Board recess into executive session to consider business-sensitive trade secrets and quality matters required to be kept confidential by federal and state statutes, to consult with legal counsel regarding pending or imminent litigation, and to discuss personnel matters involving the appointment, employment and compensation of public officials, which are required to be kept confidential under Ohio law.

A roll-call vote was taken, and the Board voted to go into executive session with the following members present and voting: Mr. Stockmeister, Mr. Zeiger, Mr. Heminger, Mr. Mitevski, Mr. Perez, Ms. Schwein, Mr. Steinour, Ms. Hilsheimer, Ms. Chronis, Dr. Fujita, Dr. Mohler, Dr. Gilliam, Mr. Papadakis and Dr. Warner.

The Wexner Medical Center Board re-entered executive session at 3:01 p.m., and the meeting adjourned at 4:35 p.m.



Wexner Medical Center Board Financial Report Public Session

November 14, 2023

The Ohio State University Health System
Consolidated Statement of Operations
For the YTD ended: September 30, 2023
(in thousands)

	Actual	Budget	Act-Bud Variance	Budget % Var	Prior Year	PY % Var
OPERATING STATEMENT						
Total Operating Revenue	1,053,688	1,058,641	(4,953)	-0.5%	959,000	9.9%
Operating Expenses						
Salaries and Benefits	451,832	456,154	4,322	0.9%	417,424	-8.2%
Resident/Purchased Physician Services	55,078	54,618	(460)	-0.8%	48,083	-14.5%
Supplies/Pharmaceuticals/Other	407,646	409,938	2,292	0.6%	362,161	-12.6%
Depreciation	58,813	59,813	1,000	1.7%	54,631	-7.7%
Interest	10,715	10,715	-	0.0%	11,341	5.5%
T Total Expense	984,084	991,238	7,154	0.7%	893,640	-10.1%
Gain (Loss) from Operations (pre MCI)	69,604	67,403	2,201	3.3%	65,360	6.5%
Medical Center Investments	(60,090)	(60,090)	-	0.0%	(57,704)	-4.1%
Income from Investments	12,009	6,736	5,273	78.3%	6,445	86.3%
Other Gains (Losses)	7,517	7,534	(17)	-0.2%	6,861	9.6%
Excess of Revenue over Expense	\$ 29,040	\$ 21,583	\$ 7,457	34.6%	\$ 20,962	38.5%
Non-Budgeted One-Time Recognitions	\$ 2,089	\$ -	\$ 2,089	0.0%	\$ -	---
Margin with Non-Budgeted One-Time Recognitions	\$ 31,129	\$ 21,583	\$ 9,546	44.2%	\$ 20,962	48.5%
Margin Percentage	3.0%	2.0%	0.9%	44.9%	2.2%	0.8%
EBIDA	\$ 100,657	\$ 92,111	\$ 8,546	9.3%	\$ 86,934	15.8%
EBIDA Margin Percentage	9.6%	8.7%	1.0%	9.8%	9.1%	0.5%

The Ohio State University Wexner Medical Center

Combined Statement of Operations

For the YTD ended: September 30, 2023

(in thousands)

	Actual	Budget	Act-Bud Variance	Budget % Var	Prior Year	PY % Var
OPERATING STATEMENT						
T total Revenue	\$ 1,427,133	\$ 1,432,577	\$ (5,444)	-0.4%	\$ 1,295,310	10.2%
Operating Expenses						
Salaries and Benefits	797,794	806,026	8,232	1.0%	731,195	-9.1%
Resident/Purchased Physician Services	55,078	54,618	(460)	-0.8%	48,083	-14.5%
Supplies/Pharmaceuticals/Other	478,672	480,459	1,787	0.4%	427,425	-12.0%
Depreciation	64,189	65,106	918	1.4%	59,364	-8.1%
Interest	10,766	10,763	(3)	0.0%	11,412	5.7%
T total Expense	1,406,499	1,416,972	10,473	0.7%	1,277,480	-10.1%
Gain (Loss) from Operations	\$ 20,634	\$ 15,605	\$ 5,029	32.2%	\$ 17,830	15.7%
Excess of Revenue over Expense	\$ 20,634	\$ 15,605	\$ 5,029	32.2%	\$ 17,830	15.7%
Non-Budgeted One-Time Recognitions	\$ 2,089	\$ -	\$ 2,089	0.0%	\$ -	0.0%
Margin with Non-Budgeted One-Time Recognitions	\$ 22,723	\$ 15,605	\$ 7,118	45.6%	\$ 17,830	27.4%
EBIDA	\$ 97,678	\$ 91,474	\$ 6,203	6.8%	\$ 88,607	10.2%
Financial Metrics						
Integrated Margin Percentage	1.6%	1.1%	0.5%	46.2%	1.4%	0.2%
EBIDA Margin Percentage	6.8%	6.4%	0.6%	7.2%	6.8%	0.0%
* This statement does not conform to Generally Accepted Accounting Principles. Different accounting methods are used in each of these entities and no eliminating entries are included.						

The Ohio State University Wexner Medical Center

Combined Balance Sheet

As of: September 30, 2023

(in thousands)

	Sep 2023	June 2023	Sep 2022	FY24-FY23 Change
Cash	\$ 1,341,752	\$ 1,392,047	\$ 1,242,442	\$ (50,295)
Net Patient Receivables	667,988	624,951	641,598	43,037
Other Current Assets	316,962	332,010	315,576	(15,048)
Assets Limited as to Use	1,150,707	990,687	1,421,310	160,020
Property, Plant & Equipment - Net	3,537,568	3,463,934	2,920,372	73,634
Other Assets	766,718	761,855	740,011	4,862
Total Assets	\$ 7,781,695	\$ 7,565,484	\$ 7,281,310	\$ 216,211
Current Liabilities	\$ 560,030	\$ 583,194	\$ 640,700	\$ (23,163)
Other Liabilities	644,117	668,681	539,211	(24,564)
Total Debt	1,499,102	1,219,817	1,281,034	279,285
Net Assets - Unrestricted	4,356,270	4,371,794	3,945,387	(15,524)
Net Assets - Restricted	722,175	721,999	874,977	177
Liabilities and Net Assets	\$ 7,781,695	\$ 7,565,484	\$ 7,281,310	\$ 216,211
Net Days in Accounts Receivable	54.2	51.9	57.0	(2.3)
Debt to Capital	22.8%	19.3%	21.0%	-3.5%

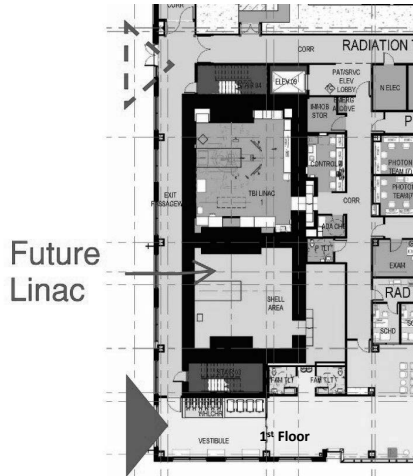
This Balance sheet is not intended to conform to Generally Accepted Accounting Principles. Different accounting methods are used in each of these entities and no eliminating entries are included.

Thank You

Wexnermedical.osu.edu

Project Location: James Outpatient Care, 2121 Kenny Road

- **Approval Requested**
 - Approval is requested to enter into professional services contracts.



- **project team**
University project manager: Dollery, Mitchell
AE/design architect: TBD
CM at Risk or Design Builder: TBD

Project Data Sheet for Board of Trustees Approval

2001 Polaris Pkwy - Cell Therapy Lab

OSU-230401 (REQ ID# WMC240015)

Project Location: Polaris Pkwy, 2001 (836)

- Approval Requested and Amount**

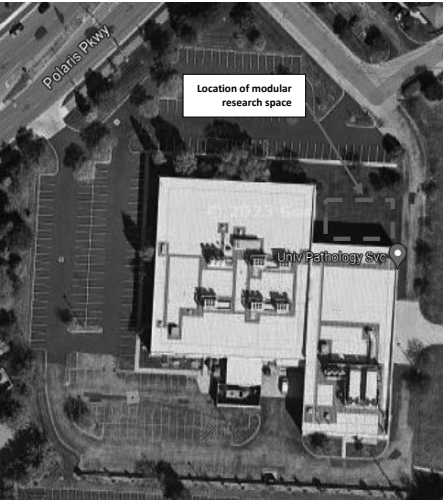
Professional services	\$0.1M
Construction w/contingency	\$6.8M
Total requested	\$6.9M
- Project Budget**

Professional services	\$0.1M
Construction w/contingency	\$6.8M
Total project budget	\$6.9M
- Project Funding**

Auxiliary funds
- Project Schedule**

BoT professional services approval	11/23
Design	05/23 – 11/23
BoT construction approval	11/23
Construction	12/23 – 12/24
Facility opening	12/24
- Project Delivery Method**

Design Build - Competitive GMP
- Planning Framework**
 - This project is included in the FY 2024 Capital Investment Plan.
- Project Scope**
 - This project will deliver the infrastructure to accommodate new cell and gene therapy modular research space.
 - The project cost includes procurement of the modular units.
- Approval Requested**
 - Approval is requested to enter into professional services and construction contracts.



- project team**

University project manager:	Garrett, Ken
AE/design architect:	TBD
CM at Risk or Design Builder:	TBD

Project Data Sheet for Board of Trustees Approval

The James Outpatient Care - 4th Floor Ortho Sarcoma and Rehab Buildout

OSU-240225 (REQ ID# SHA220028)

Project Location: James Outpatient Care, 2121 Kenny Road

- Approval Requested and Amount**

Professional services	\$0.5M
Construction w/contingency	\$7.5M
Total requested	\$8.0M

- Project Budget**

Professional services	\$0.5M
Construction w/contingency	\$7.5M
Total project budget	\$8.0M

- Project Funding**

Auxiliary funds

- Project Schedule**

BoT professional services approval	11/23
Design	06/23 – 04/24
BoT construction approval	11/23
Construction	05/24 – 02/25
Facility opening	03/25

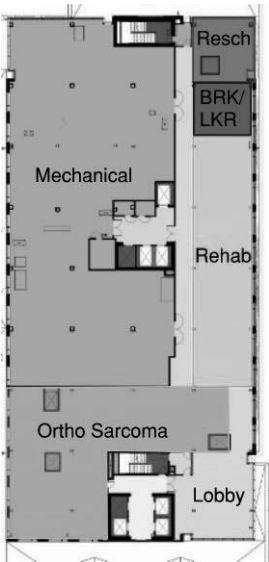
- Project Delivery Method**

Design Build

- Planning Framework**
 - This project is included in the FY 2024 Capital Investment Plan.

- Project Scope**
 - The project will build out 4th floor shelled space for Ortho Sarcoma and Rehab clinic as well as research office space.
 - Ortho Sarcoma is relocating from main campus allowing for the expansion of the head and neck clinic.
 - This request also allows for the completion of the design that was initiated as a part of the overall James Outpatient Care project.

- Approval Requested**
 - Approval is requested to increase professional services and enter into construction contracts.



- project team**

University project manager:	Dollery, Mitchell
AE/design architect:	Perkins and Will
CM at Risk or Design Builder:	TBD

Project Data Sheet for Board of Trustees Approval

Wexner Medical Center Inpatient Hospital

OSU-180391 (REQ ID# WMC240013)

Project Location: James Cancer Hospital (375), Medical Center Tower (870), Parking Garage - Cannon Dr N and S (172), Ross Heart Hospital (353)

Approval Requested and Amount

Professional services	\$1.8M
Construction w/contingency	\$36.5M
Total requested	\$38.3M

Project Budget

Professional services	\$168.8M
Construction w/contingency	\$1,774.2M
Total project budget	\$1,943.0M

Project Funding

University debt, auxiliary funds, fundraising

Project Schedule

BoT professional services approval	02/18
Design	02/18 – 01/22
BoT construction approval	08/20
Construction	09/20 – 10/25
Facility opening	04/26

Project Delivery Method

Construction Manager at Risk

Planning Framework

- This project is included in the FY 2018, FY 2020, and FY 2023 Capital Investment Plans.
- \$27M of the proposed increase is included in the FY 2024 Capital Investment Plan. The plan will be amended to include the remaining \$11.3M.

Project Scope

- Requested increase is to complete the design and construction for the full build out of level 5 south combined endoscopy/bronchoscopy suite and level 1 administration and support spaces.
- The overall project will design and construct a new inpatient hospital tower with 820 private room beds and 51 bassinets. The project will include state-of-the-art diagnostic, treatment and inpatient service areas including imaging, operating rooms, critical care and progressive care beds and leading-edge digital technologies to advance patient care and teaching.

Approval Requested

- Approval is requested to increase professional services and construction contracts.
- Approval is requested to amend the FY 2024 Capital Investment Plan.



project team

University project manager:	Fallang, Ragan
AE/design architect:	HDR
CM at Risk or Design Builder:	Walsh-Turner JV

Project Data Sheet for Board of Trustees Approval

WMC Outpatient Care Powell

OSU-220880 (REQ ID# AMB220075)

Project Location: **7171 Sawmill Parkway, Powell

- Approval Requested and Amount**

Professional services	\$1.0M
Construction w/contingency	\$9.6M
Total requested	\$10.6M
- Project Budget**

Professional services	\$11.0M
Construction w/contingency	\$172.0M
Total project budget	\$183.0M
- Project Funding**

Auxiliary funds
- Project Schedule**

BoT professional services approval	05/22
Design	06/22 – 10/23
BoT approval	11/23
BoT construction approval	02/24
Construction	04/24 – 04/26
Facility opening	08/26
- Project Delivery Method**

Construction Manager at Risk
- Planning Framework**
 - This project is included in the FY 2023 Capital Investment Plan.
 - Consistent with the strategic plans of the university and Wexner Medical Center to provide medical services within community-based ambulatory facilities.
- Project Scope**
 - The project will design and build a five-story medical office building and a two-story ambulatory health center which includes imaging, outpatient rehab/PT, endoscopy, and support services.
 - This request includes the purchase of long lead items for construction, such as electrical gear, generator, and steel.
- Approval Requested**
 - Approval is requested to increase professional services and enter into construction contracts.



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- project team**

University project manager:	Rice, George
AE/design architect:	DLR Group Westlake Reed Leskoski
CM at Risk or Design Builder:	CK

Project Data Sheet for Board of Trustees Approval

East - Fire Suppression

OSU-220196 (REQ ID# EAS220007)

Project Location: East Hospital - Main (398)

- Approval Requested and Amount**

Construction w/contingency	\$5.4M
Total requested	\$5.4M
- Project Budget**

Professional services	\$0.8M
Construction w/contingency	\$5.4M
Total project budget	\$6.2M
- Project Funding**

Auxiliary funds
- Project Schedule**

BoT professional services approval	05/22
Design	06/22 – 05/24
BoT construction approval	11/23
Construction	06/24 – 01/28
Facility opening	02/28
- Project Delivery Method**

Construction Manager at Risk
- Planning Framework**
 - This project is included in the FY 2024 Capital Investment Plan.
- Project Scope**
 - This phased project will extend the fire suppression system to non-sprinklered areas of Ohio State East Hospital to meet the required 2028 code changes.
- Approval Requested**
 - Approval is requested to enter into construction contracts.



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- project team**

University project manager:	Thomas, Mandy
AE/design architect:	Karpinski
CM at Risk or Design Builder:	TBD

ATTACHMENT XXXVIII

APPROVAL FOR DISPOSITION OF REAL PROPERTY 7706 OLENTANGY RIVER ROAD COLUMBUS, FRANKLIN COUNTY, OHIO BOARD BACKGROUND

Background

The Ohio State University's Wexner Medical Center (WMC) seeks to sell the Sullivan Center at 7706 Olentangy River Road, Columbus (Worthington). The improved real property of +/-0.74 acres located at 7706 Olentangy River Road, Franklin County, Columbus, Ohio. This property no longer meets the needs of the WMC's ambulatory care strategy, and therefore is deemed excess or surplus property.

Location and Description

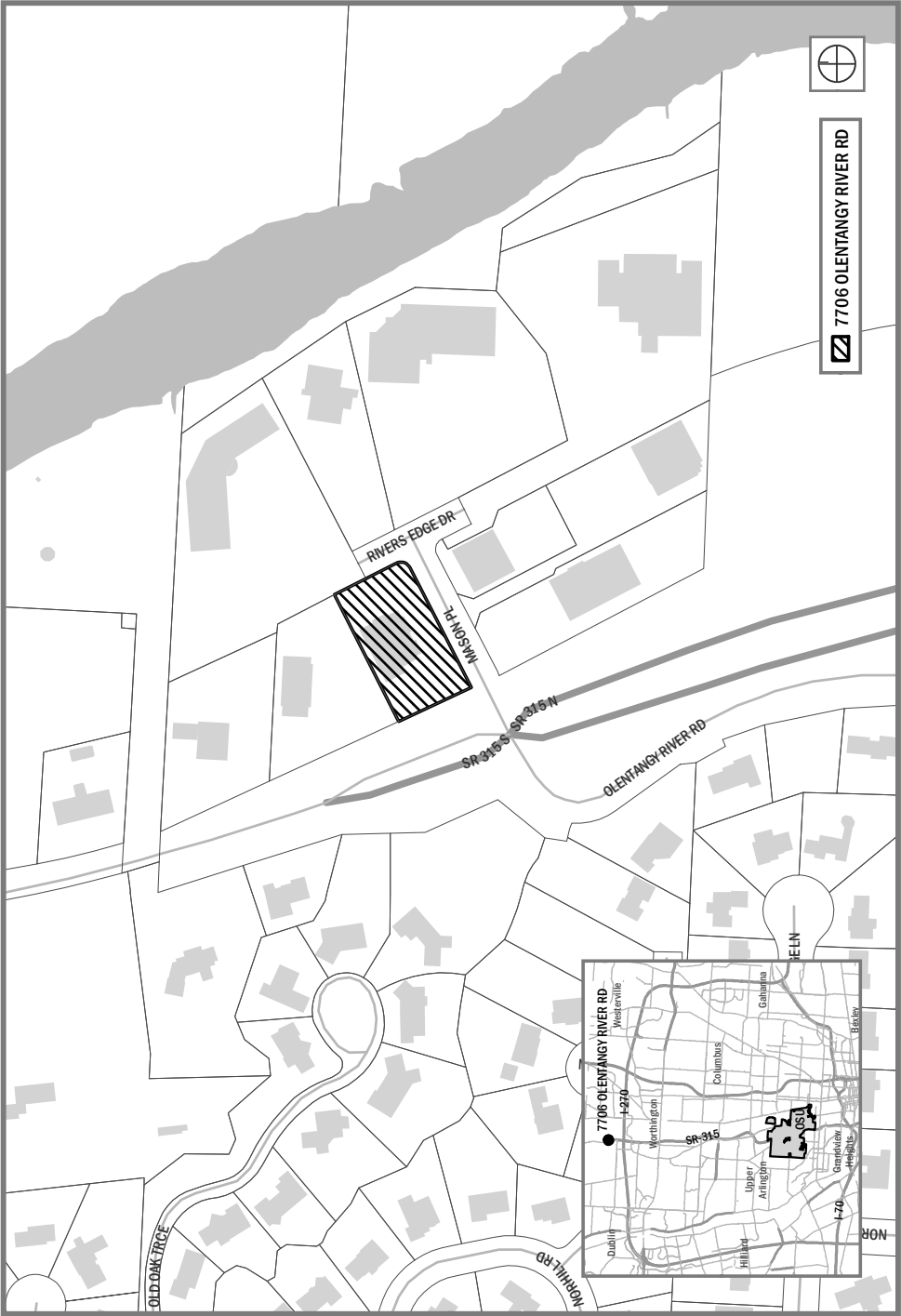
The subject property is located at 7706 Olentangy River Road, Columbus, Ohio 43235 and listed as Franklin County parcel number 610-233931. The site is improved with a single-story medical office building consisting of 4,756± square feet constructed in 1996 and renovated in 2003. The building includes numerous clinical exam rooms and an ambulatory surgery suite. The site is zoned CPD (Commercial Planned Development). Given the 1996 construction date, the building is in need of updates specifically the surgical suite.

Property History

The property is titled to State of Ohio. Disposition will require approval of the State Controlling Board.

Disposition of Property

Planning, Architecture and Real Estate (PARE), together with WMC recommends that the +/- 0.74 acres of improved real property be sold under terms and conditions that are deemed to be in the best interest of the university. The disposition price will be subject to standard adjustments for closing costs. The disposition of sale proceeds will be to WMC to support other strategic initiatives.



Prepared By: The Ohio State University
Office of Planning, Architecture, and Real Estate
Issue Date: **November 15, 2023**
The Ohio State University Board of Trustees

SALE OF 0.74 ACRES OF REAL PROPERTY
7706 OLENTANGY RIVER ROAD
PARCEL 610-233931
COLUMBUS, FRANKLIN COUNTY, OHIO 43235

ATTACHMENT XXXIX

OHIO STATE UNIVERSITY WEXNER MEDICAL CENTER BOARD BYLAWS

3335-97-02 Finance committee.

(A) Responsibilities. The finance committee shall, upon call of the chair of the committee, meet to review and evaluate the financial results, plans, and audits of the university Wexner medical center and its component entities for the purpose of assessing the overall financial risks and capacities of the university Wexner medical center and the congruity of the financial management, plans and objectives of the university Wexner medical center. The committee shall be responsible for: monitoring reviewing financial performance including achievement of financial goals and targets approved by the university Wexner medical center board and university board of trustees; reviewing and making recommendations regarding the of operating and capital budgets to the university Wexner medical center board and the university board of trustees; advising on the acquisition or sale of property; ~~construction, use, and allocation of physical space and facilities and technology;~~ advising on current and future strategic business opportunities, including, but not limited to, affiliations, partnerships, mergers, acquisitions, and other business ventures; and other responsibilities as assigned by the chair of the university Wexner medical center board.

(B) Composition. The finance committee shall be composed of no fewer than five voting members of the university Wexner medical center board, with at least three members being university trustees; the university chief financial officer; and such other members as determined by the chair of the university Wexner medical center board.

(C) Meetings. The committee shall meet at the call of the chair of the committee, ~~but not less than quarterly.~~ A majority of the voting members of the committee shall constitute a quorum. Meetings shall be conducted in accordance with the state laws of Ohio and open meetings laws.