

# Gilcrease Museum Capital Improvements

Presentation to  
Tulsa City Council

February 28, 2013



# SELECT HIGHLIGHTS

- July 1, 2013 – 5<sup>th</sup> Anniversary of the City/TU Management Partnership
- \$54 Million raised for benefit of the Museum
- Numerous National Awards
- Secured 15 year Accreditation
- International exposure for the *New Frontier* exhibition at the Palazzo Pitti, Florence, Italy
- Construction underway of the Helmerich Center for American Research (HCAR)
- Opening of the Henry Zarrow Center for Art and Education in the Brady District

# Process of CIP Development

- Summer, 2012 - Electrical system destroyed
- Aging Facilities
- September, 2012- Joint meeting of City Departments and TU/Gilcrease Management
- Top to bottom analysis
- Prevent as many surprises as possible for the partners
- **Goal: Having Partners – City/TU-Gilcrease - in the know regarding what its going to take to maintain Gilcrease as well as insure its future as a world class museum, fulfilling the indenture and its management contract with TU**



# Approach to the Museum Gilcrease Museum Road



Gilcrease Museum Road

# City Street Project

- Gilcrease Museum Road Design - \$750,000
- Implementation - \$37 Million — Public Works Estimate
- Create a Gateway & Sense of Destination
  - Street Scapeing
  - Lighting
  - Tree Lined Center Median

# Gilcrease Museum Parking



# Rationale

- Public Safety
- Preservation and Conservation of as well Education about the Collection
- Museum Operations, Efficiencies, Sustainability
- Aesthetics

# Projects Approved but Not Funded

Thomas Gilcrease House Roof Replacement	173,000	2014
Closed Circuit TV Camera Upgrade	550,000	2014
Gilcrease Library/Archival Storage Upgrade	300,000	2014
Helmerich Hall Floor Replacement	355,891	2015
<b>Sub Total</b>	<b>1,378,891</b>	



# Projects Not Approved Nor Funded Over \$100,000

Gallery Wood Floor Refinishing (29,575 Ft <sup>2</sup> @ \$2.75/Ft <sup>2</sup> )	100,037	2014
Kitchen Grease Trap and Sanitary Sewer Replacement	166,050	2014
Gallery Lighting Controls Replacement	307,500	2014
Galleries Fire Supression Systems Upgrade from Wet to Dry Pipe	738,000	2014
Kitchen Renovation	285,975	2015
Perimeter Fence Replacement	335,175	2015
Public Restrooms Renovation	408,360	2015
North Parking Restoration	984,000	2015
HVAC Steam Humidification Upgrade	1,015,119	2015
Vista Room Electro Chromatic Glass (1475 Ft <sup>2</sup> @\$60/Ft <sup>2</sup> )	108,117	2016
Chilled Water System Install Variable Frequency Drives	153,750	2016
HVAC Controls: Pneumatic to Electric Conversion	399,750	2016
Halon Fire Suppression System Replacement	666,876	2016
Landscape Master Plan Implementation	1,519,050	2017
Parking Expansion	500,000	2017
Roof Replacement/Repairs not included in 2013	1,500,307	2018
<b>Sub Total</b>	<b>9,188,066</b>	

# PROJECT COSTS

- KNOWN: \$ 10,566,957

- YET TO BE

DETERMINED:

- Gilcrease Museum Road - sense of place, gateway
- Parking Expansion – to get to maximum capacity
- 3,000 Square Feet of Dry, Climate Controlled  
Storage space

# Projects Not Approved Nor Funded Under \$100,000

Gift Shop HVAC Replacement	19,680	2013
Exterior Lighting Controls Upgrade	24,600	2013
Learning Studio Wood Floor Replacement	45,164	2013
Electrical Arc Flash Study and Implementation	36,900	2013
Colonial Garden Brick Paver Replacement	27,060	2015
UV Lights in Air Handlers	34,440	2014
Auditorium Ceiling and Lighting Replacement	38,745	2015
Vehicle Replacement (2)	61,500	2015
Administrative Offices Carpet Replacement	63,038	2014
Exterior Pressure Wash and Paint	97,170	2014
	<b>Sub Total</b>	<b>448,297</b>



# GILCREASE

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# MUSEUM

