

Minutes
Physical Planning and Funding Committee

Thursday, April 8, 1999

The Physical Planning and Funding Committee meeting was convened by Regent Barry at 3:25 p.m. in Room 1920 of Van Hise Hall. Present were Regents, Barry, DeBraska and Mohs. Regents James was absent.

I.3.b. Approval of Committee Minutes

On the motion of Regent Barry and second of Regent Mohs, the minutes of the March 4, 1999 meeting of the Physical Planning and Funding Committee were approved.

Assistant Vice President Nancy Ives presented the following Physical Planning requests:

I.3.e. UW-Madison: University Ridge Clubhouse Addition Budget Increase

Agenda item I.3.e. requested authority to increase the budget for the University Ridge Golf Course Clubhouse Improvements-Phase I project by \$460,000 (\$375,000 Program Revenue Cash-Athletics and \$85,000 Gifts/Grants), for a revised total project cost of \$1,814,000 (\$1,729,000 Program Revenue Cash-Athletics and \$85,000 Gifts/Grants). result

Bidding results and an increase in the Architecture/Engineering fee necessitate a budget increase for this project which was approved by the Board of Regents in June 1997. The Division of Facilities Development received bids from six general, seven plumbing, five HVAC and five electrical contractors. Despite the competitive bidding climate, the bids for each trade were significantly higher than anticipated. As a result of those bids, the requested budget increase is necessary to construct essential elements of the projects as planned during 1999.

Work will include renovation of 2,200 GSF and construction of a 4,950 GSF addition to the existing University Ridge Clubhouse, extension of the driveway to the clubhouse, and construction of a parking area north of the clubhouse.

Remodeling will enlarge the Pro Shop, replace non-code compliant mechanical and electrical systems, relocate non-ADA compliant restrooms, and convert non-ADA compliant basement offices into storage. The addition will include a new food preparation and service area, a seating area for 90 diners, office facilities, accessible restrooms, and a loading/delivery area to serve the facility. The project will include construction of a new front entrance for the clubhouse, extension of the driveway from the existing parking lot to the clubhouse and construction of a new, approximately 162-stall parking lot north of the clubhouse.

Efforts were made to reduce the project's overall cost. Construction of the University Ridge Restroom Facility has been deferred. The University, DFD and the low bidders agreed upon reductions of landscaping and material changes. Clubhouse landscaping improvements and construction of a restroom facility will be postponed until future funding is available. Existing outdoor furnishings will be reused in lieu of purchasing new furnishings for the indoor dining area.

Regent Barry asked about the sewage facilities. The Clubhouse presently uses a mound system for sewage, but is expected to be connected to a municipal sewer in the near future. Regent Barry remarked that it would be difficult to run a restaurant using a mound system for sewage. John Torphy mentioned that a future Madison sewer connection is expected to be located in the Noer turf area of the golf course.

Later in the meeting, Bruce Braun updated the committee after he had confirmed the Clubhouse will definitely be connected to a Madison sewer line. He assured the committee that project engineers had done calculations on loads and had determined that the present system will be able to handle demands resulting from this project since capacity will not be increased.

Upon the motion of Regent Mohs and second of Regent DeBraska, the Committee approved Resolution I.3.e.

Resolution I.3.e.

That, upon the recommendation of the UW-Madison Chancellor and the President of the University of Wisconsin System, authority be granted to increase the budget for the University Ridge Golf Course Clubhouse Improvements-Phase I project by \$460,000 (\$375,000 Program Revenue Cash-Athletics and \$85,000 Gifts/Grants), for a revised total project cost of \$1,814,000 (\$1,729,000 Program Revenue Cash-Athletics and \$85,000 Gifts/Grants).

I.3.f. UW-Madison: Utility Distribution Systems Upgrades – Chilled Water Extension

Agenda time I.3.f. requested authority to: (1) construct a portion of the proposed 1999-01 Infrastructure Distribution Systems Upgrade – Chilled Water Extension project, at an estimated cost of \$450,000, using Institutional funds (to be reimbursed from project funds); and (2) seek Building Commission approval to waive s.16.855 under the provisions of s. 13.48(19) to expedite construction of this work.

This project provides for construction of a portion of the chilled water component of the recommended \$7.0 million Infrastructure Distribution System Upgrade project. Work will include installation of two 18" isolation valves at the Charter Street Heating Plant for existing chilled water lines and construction of a concrete vault to house chilled water valves. Construction of this portion of the major project this summer will take advantage of scheduled

street closures during the Lot 17 Ramp Construction project.

The Infrastructure Distribution System Upgrade project funds will not be available until after the 1999-01 budget bill is signed. Because of the benefits of implementing this project ahead of schedule, the University is willing to front the \$450,000 project cost using Institutional Funds, with the understanding that those funds will be reimbursed from the major project funds.

Upon the motion of Regent DeBraska and second of Regent Mohs, the Committee approved Resolution I.3.f.

Resolution I.3.f.

That, upon the recommendation of the UW-Madison Chancellor and the President of the University of Wisconsin System, authority be granted to (1) construct a portion of the proposed 1999-01 Infrastructure Distribution Systems Upgrade – Chilled Water Extension project, at an estimated cost of \$450,000, using Institutional funds (to be reimbursed from project funds); and (2) seek Building Commission approval to waive s.16.855 under the provisions of s. 13.48(19) to expedite construction of this work.

I.3.g. UW-Stevens Point: Adjust Boundary / Accept Land Donation

Agenda Item I.3.g. requested authority to modify the campus boundary in the northeast corner of campus and transfer ownership and management responsibility of 42.6 acres of unimproved land from the City of Stevens Point to the University's Schmeckle Reserve Conservancy. The boundary change also includes a half-acre private, unimproved lot which could be incorporated into the Reserve at a future date.

The Schmeckle Reserve is a 238-acre natural area which is supported by the University as a research and teaching resource. It's land preserves plant and animal communities typical of central Wisconsin. The Reserve also offers recreation and leisure opportunities for students and the general public.

Ten and a half acres of the subject property are already within the campus boundary. The remaining property connects the Reserve with 15.58 acres to the east donated to the Board of Regents by Portage County in 1996. A 1998 independent appraisal set the value of the 42.6 acres at \$221,600.

Upon the motion of Regent Mohs and second of Regent DeBraska, the Committee approved Resolution I.3.g.

Resolution I.3.g.

That, upon the recommendation of the UW-Stevens Point Chancellor and the President of the University of Wisconsin System, authority be granted to adjust the campus boundary and accept a donation of 42.6 acres of land from the City of Stevens Point to become a part of the University's Schmeckle Reserve Nature Conservancy.

I.3.d. UW Colleges: Long Range Facility Planning

Chancellor William Messner presented the UW Colleges Long Range Facility Plan. He mentioned that great strides have been made by the UW Colleges over the past four years in establishing a long-range facility planning process. This process has enabled the UW Colleges to identify and document issues that have led to securing local funding for major facility expansions and improvements at several of the campuses.

The six-year planning process has already been formally initiated for 2001-07. Common planning themes include refurbishing existing space, providing new space where needed, integrating technology in classroom and laboratory environments providing distance learning capabilities, accommodating collaborative program needs, expanding hours of instruction, and recognizing student demographic changes. As in the past, equipment funding needs for the UW Colleges will be identified as part of the UW System's biennial capital budget requests.

Traditionally, authorization from the Board of Regents has been sought on a project-by-project basis to seek state funding of movable and special equipment. UW Colleges is approaching planning as a single institution of 13 campuses and is presenting the request as a package so they can manage funds as a package within the budget as projects are ready for the funding.

Regent Barry complemented Chancellor Messner, staff and Ives for putting together these requests as a package which will help achieve cost effectiveness and good planning. This approach should provide UW Colleges with the advantage of better bidding cycles and an ability to avoid inflationary costs.

Upon the motion of Regent Mohs and second of Regent Debraska, the Committee approved Resolution I.3.d.

Resolution I.3.d.

That, upon the recommendation of the UW Colleges Chancellor and the President of the University of Wisconsin System, approval be granted to earmark \$6,885,000 of the UW System CARE/WisBuild funds to provide movable and special equipment for facility

expansion and improvement projects that are planned for implementation during 1999-01 at the UW Colleges.

The Physical Planning and Funding Committee met jointly with the Business and Finance committee. The joint meeting was convened by Regent Barry at 3:25 p.m. in Room 1920 of Van Hise Hall. Present were Regents, Barry, De Simone, Marcovich, Mohs and Olivieri. Regents James, Gottschalk, and DeBraska were absent.

I.3.a. UW-Superior: Campus Master Plan

Chancellor Julius Erlenbach presented a slideshow of the UW-Superior Campus Master Plan. The master plan was developed with the guidance and participation of the entire campus community, including residential neighbors, and representatives from local governmental units, educational entities and alumni.

Dual themes of the Master Plan are. 1) *Sense of Place* - to unify the campus functionally and aesthetically and 2) *Image* – to emphasize quality. This plan includes a minor adjustment of the campus boundary to allow the campus to accommodate the reconfiguration of the large parking lot to the north and west of Rothwell Student Center. Currently the lot is an intrusion into the center of the campus. A modest increase in land will permit redesign of the parking lot away from the center of the campus, strengthen the new campus center and radial design.

UW-Superior hopes to accomplish :

- Creation of campus center and outdoor gathering space between Old Main and Rothwell Student Center, focused on the historic tower framed entrance to Old Main
- Creation of a dominant landmark clock tower
- Better definition of campus edges and a sense of campus entry with smooth transitions between the campus and surrounding community
- Renovation of the Gates Physical Education Building and construction of the new Health and Wellness Center and indoor track
- Greenhouse replacement by a combined greenhouse/ indoor plant study area and gathering center
- Creation of a technology center to unify learning technologies, library operations, and student and faculty services
- Development of outdoor athletic fields and facilities
- Creation of pedestrian circulation routes
- Improvement of parking facilities
- Enhancement of landscape – International Gardens
- Unification of outdoor furnishings and signage

Regent Mohs suggested that UW-Superior rehabilitate Old Main to its original historic charm and use it as a reference for materials and design elements as they progress with their Master

Plan. He also suggested that campus signage would be more coherent with the Old Main image if it looked more collegiate in the traditional sense.

Upon the motion of Regent Mohs and second of Regent Barry, the Committee approved Resolution I.3.a.

Resolution I.3.a.

That, upon the recommendation of the UW-Superior Chancellor and the President of the University of Wisconsin System, the UW-Superior Campus Master Plan and boundary adjustment be approved.

I.3.c. Report of the Vice President/Assistant Vice President

• **Report on 99-01 Capital Budget Recommendations**

Assistant Vice President Ives reminded the Regents that they received a memo regarding this item in their folders.

Adjournment

The joint meeting concluded at 4:15 p.m.

Judy Knoll, Recording Secretary