

Minutes
Physical Planning and Funding Committee
Thursday, March 10, 2005

Committee Chair Regent Salas convened the joint meeting of the Physical Planning and Funding Committee and the Business and Finance Committee at 1:55 p.m. in Room 1920 of Van Hise Hall on the UW-Madison campus. Present were Regents Gottschalk, Bradley, Pruitt, Rosenzweig and Smith. Regents Connolly-Keesler, McPike and Randall were absent.

I.3.a. Energy Efficiency Pilot Projects Report

The Physical Planning Committee met with the Business and Finance Committee to hear a brief report about energy efficiency pilot projects proposed by campuses to conserve energy and reduce energy expenditures at UW-Eau Claire, UW-Madison, UW-Oshkosh and UW Colleges (UW-Fox, Valley, UW-Marathon County, UW-Marinette and UW-Richland Center). UW System Senior Electrical Engineer Greg Wanek reported that the strategies of these projects will include replacement of chemical fume hoods with low air flow fume hoods and renovation of related building ventilation systems, installation of additional electrical energy use metering linked to energy management systems to avoid high electrical demand charges, and installation of a wind generator to provide electrical power for use in campus buildings. Vice President Debbie Durcan mentioned that it takes an investment in order to realize savings. She said that all the campuses are working on energy conservation projects and are considering benchmarks and targets for reduction.

The joint meeting of the committees adjourned at 2:06 p.m.

Regent Salas reconvened the Physical Planning and Funding Committee meeting at 2:15 p.m. in Room 1511 of Van Hise Hall. Present were Regents Gottschalk and Smith. Regent McPike was absent.

I.3.b. Approval of Committee Minutes

The minutes of the February 10, 2005 meeting of the Physical Planning and Funding Committee stood approved as distributed.

The Committee first considered item I.3.g. to accommodate the schedule of the UW-Madison staff representing that project.

I.3.g. UW-Madison: Camp Randall Budget Increase Using Gift Funds

This item requested authority to increase the budget of the Camp Randall Stadium Expansion/Renovation project by \$2,137,000 Gift Funds, for a revised total project cost of \$109,442,900 (\$85,104,900 Program Revenue Supported Borrowing, \$11,538,000 Gift/Grant Funds, and \$12,800,000 General Fund Supported Borrowing).

The Athletic Department raised more than \$2,000,000 than originally anticipated for the project. Included in that amount is a \$1 million gift to upgrade the press box beyond the scope of the original plans for the stadium. The department is planning to use the balance of those gift funds to replenish the contingency fund and offset any additional costs required to complete the entire project. Unforeseen costs incurred during Phase II of the renovation project (asbestos abatement, life/safety issues, etc.) exhausted the contingencies originally built into the project scope.

The Camp Randall Stadium Expansion/Renovation project is providing a comprehensive renovation to the nearly 85-year-old Camp Randall Stadium. This aspect of the project will provide an upgrade to the press box area beyond its original scope. It was originally designed to be a minimal press box remodeling, however, the arrival of a generous gift has allowed the finishes to be upgraded to match those of the new construction areas of the rest of the stadium. This project will also replace the existing elevator to the pressbox with a new ADA compliant elevator as well as expand the stadium security booth for better crowd management.

Regent Salas commented that although he had only recently learned of this request he approved of moving this request forward. UW-Madison Associate Vice Chancellor Alan Fish said the campus would have preferred to avoid coming back to the committee to ask for this budget increase but they were able to raise gift funds and the project really required this budget adjustment. He thanked the Chair and the committee for their continuing support of this project.

Upon the motion of Regent Gottschalk and the second of Regent Smith the Committee approved Resolution I.3.g.

Resolution I.3.g.

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 of the Camp Randall Stadium Expansion/Renovation project by \$2,137,000 Gift Funds, for a revised total project cost of \$109,442,900 (\$85,104,900 Program Revenue Supported Borrowing, \$11,538,000 Gift/Grant Funds, and \$12,800,000 General Fund Supported Borrowing).

I.3.d. UW-Green Bay: Phoenix Sports Center Expansion and Remodeling (Design Report)

This item requested approval of the Design Report and authority to (a) construct the Phoenix Sports Center Expansion and Remodeling project; and (b) increase the project budget for an estimated total project cost of \$32,000,000 (\$7,500,000 General Fund Supported Borrowing, \$15,000,000 Program Revenue Supported Borrowing, and \$9,500,000 Gift Funds). This project was enumerated at \$30,000,000 which included \$7,500,000 of gift funds as part of the 2003-05 Capital Budget. This project budget increase is comprised of \$2,000,000 of additional gift funding.

This project will construct a 126,000 ASF / 174,000 GSF addition to the existing Phoenix Sports Center. The expansion and remodeling of the existing building will help correct major space deficiencies while increasing the use of the facility and will also address NCAA gender equity issues and Title IX requirements.

The main component of the expansion is a 4,000 seat events center with a hardwood playing surface that will host commencement, convocation, student events, women's basketball, and women's volleyball. The project will also construct a new sports medicine and rehabilitation area and new locker spaces for basketball and soccer programs, women's volleyball, and visiting teams. Existing facilities do not accommodate the male/female differential at UW-Green Bay, nor do they meet NCAA gender equity requirements. The expansion and remodeling of the Phoenix Sports Center on campus will help avoid potential Title IX concerns and will provide a balanced and equitable facility for both genders.

Regent Salas mentioned his support of the Title IX compliance aspect of this project and noted the high proportion of female to male students at UW-Green Bay. Regent Gottschalk stated that when this project was originally being considered for planning there was concern from the community about a second arena

in Green Bay. Chancellor Shepard explained that the facility will become a community resource and the community has stepped forward to make this project happen.

Upon the motion of Regent Smith and the second of Regent Gottschalk the Committee approved Resolution I.3.d.

Resolution I.3.d.

That, upon the recommendation of the UW-Green Bay Chancellor and the President of the University of Wisconsin System, the Design Report be approved and authority be granted to (a) construct the Phoenix Sports Center Expansion and Remodeling project; and (b) increase the project budget for an estimated total project cost of \$32,000,000 (\$7,500,000 General Fund Supported Borrowing, \$15,000,000 Program Revenue Supported Borrowing, and \$9,500,000 Gift Funds).

I.3.e. UW-Madison: Dayton Street Residence Hall (Design Report)

This item requested approval of the Design Report and authority to 1) construct the Dayton Street Residence Hall project; 2) demolish Ogg Hall and create new recreational space; and 3) construct new green space as part of the East Campus Pedestrian Mall on the campus of UW-Madison for a total project cost of \$35,900,000 (\$34,900,000 Program Revenue Supported Borrowing and \$1,000,000 Program Revenue Cash). The Board previously granted authority to seek enumeration in the Spring 2004 legislative session for Dayton Street Housing Development, estimated at that time to be constructed for \$34.9 million Program Revenue Sported Borrowing – Housing.

Regent Salas began discussion of this item by asking if there were any audience members who would like to speak against this project. He commented that before previous meetings involving this project he had received many comments from individuals and organizations opposed to this residence hall project and said that he wanted to give all those opposed an opportunity to bring their concerns to the committee so they could be addressed before the project was authorized. No one responded to speak in opposition. Regent Smith asked what were the concerns of the opposition. Regent Salas continued by saying that their concern was that the construction of this project would compete with private market interests of those providing student rental housing. Regent Salas reminded the committee that Chancellor Wiley had told the committee that parents of freshman and sophomore students prefer that they stay in university housing and that this project does not compete with the housing market for students that are upperclassmen.

Regent Salas asked about the purpose of the bid alternates when a project such as this is bid. David Miller explained that original project budgets are only a general estimate and that by the time the project is actually bid that estimate can prove to be too low. If it is determined that bids are likely to be higher than the original estimated budget bid alternate packages are often created to allow the project to go to bid according to DOA policy. Regent Salas asked Alan Fish about the progress of the development of the future University Square project which includes a student activities center component.

This project will construct a 615-bed 135,780 ASF/188,240 GSF residence hall to be located on the southeast corner of Dayton and Park Streets. It will provide double room housing for 600 first-year and second-year students and single room housing for 15 house fellows. The bathrooms will be organized around four double room clusters. Five of these clusters will constitute a forty bed “house”. Each of the five floors will be composed of three houses with a central access point. Common space on each floor will include two study spaces and a main lounge with an adjacent kitchen area. The new residence hall will include laterals for campus steam and chilled water, sanitary, storm water, and telecommunications. Required utility relocations are being planned and constructed as part of a campus utility project.

Possible bid alternates for this project will include basement space and the resulting necessary changes to the first floor space. Other bid alternates may include upgrading certain wall finishes, fitting out closets, and additional landscaping materials.

The Dayton Street hall, together with the residence hall now being constructed at Park and Regent Streets, will replace the current beds in the two towers of Ogg Hall which will subsequently be demolished after construction of the residence hall is complete.

The proposed East Campus Pedestrian Mall along the Murray Street corridor will function as the unifying design feature to the east campus development by offering a pedestrian mall with an exciting collection of outdoor gathering spaces, an outdoor sculpture garden near the Elvehjem Museum, and possible outdoor performance spaces.

Upon the motion of Regent Gottschalk and the second of Regent Smith 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, the Design Report be approved and authority be granted to the Design Report be approved and authority be granted to: 1) construct the Dayton Street Residence Hall project; 2) demolish Ogg Hall and create new recreational space; and 3) construct new green space as part of the East Campus Pedestrian Mall on the campus of the University of Wisconsin-Madison for a total project cost of \$35,900,000 (\$34,900,000 Program Revenue Supported Borrowing and \$1,000,000 Program Revenue Cash).

I.3.f. UW System: Maintenance and Repair Project

This item requested authority to construct a project that extends steam, condensate, power, and signal utilities to the boundary of the proposed residence hall and new south campus engineering building site. This project extends fiber optic cable from the campus data network hub in Gardner Hall and coaxial cable from the campus TV network, including sufficient cable lengths coiled in the new manhole for future extension and termination into the new residence hall's main telecommunication closet. The project will be funded using \$1,652,000 Program Revenue Supported Borrowing–Utilities Repair and Renovation Funds.

Upon the motion of Regent Smith and the second of Regent Gottschalk the Committee approved Resolution I.3.f.

Resolution I.3.f.

That, upon the recommendation of the President of the University of Wisconsin System, authority be granted to design and construct a New Residence Hall Site Utility Extension project at an estimated total project cost of \$1,652,000 PRSB–Utilities Repair & Renovation funding.

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

Assistant Vice President Miller reported that the Building Commission approved about \$8 million for various projects at their February meeting. Of that amount \$3 million was GPR, \$4 million was Program

Revenue, and \$1 million was Gifts and Grants. (For details, please see the chart at the end of these minutes.) Miller also reported that the Building Commission approved a lease agreement for the UW-Madison Graduate School Wisconsin National Primate Research Center for the AIDS research program and a second lease agreement for the UW-Platteville Residence Hall.

Regent President Marcovich joined the meeting of the Physical Planning and Funding Committee.

Miller spoke to the committee about the Governor's recommendations for the 2005-07 Capital Budget. Some projects on the Regents' were recommended to receive funding and others were not without regard to their priority. Regent Gottschalk commented that those projects on the Regents' priority list that received no funding had been vetted for many years to get to their place on the list and that those projects now appeared to be dead in the water. He expressed his dissatisfaction with the likelihood that DOA had decided to dictate which projects should be funded before others, without regard to our planning process.

Regent Marcovich stated that it is unprecedented that Regent priorities have been reordered. David Miller commented that although DOA does traditionally go down our priority list with available funding, every project isn't always funded. The committee discussed the projects submitted for planning in 2005-07 with construction expected in 2007-09. David Miller explained that DOA has decided on a target of \$105 M for projects 2007-09 and requested that the budgets of the 2005-07 planning projects be cut by 25% or that the campuses raise the 25% in gifts to supplement those project budgets. Regent Salas suggested that we let DOA know how concerned we are about continuing our priority process that we have established. After much discussion Regent Marcovich and the committee directed David Miller to meet with DOA staff to discuss how they determined which projects to fund and to restate the importance of priorities in our planning process.

Adjournment

The Physical Planning and Funding Committee meeting adjourned to closed session at 3:30 p.m. for purposes of considering personal histories, as permitted by s.19.85(1)(f), *Wis. Stats.*, related to the naming of a facility at UW-River Falls and concluded their discussion at 3:40.

Feb 2005 SBC Actions for March 2005 PPF Committee Meeting		
Campus	Project / Funding	Amt. Approved
EXT	Lowell Hall	
	\$1,144,000 PRSB	
	\$194,000 PR-Cash	\$1,338,000
MSN	Graduate School Primate Center	
	19,000 square feet (\$18.25 sf)	
	\$346,750 initial annual rate	
PLT	Residence Hall Lease	
	Platteville Partners, LLC construct a Residence Hall	
	141,600 square feet (\$11.96 sf)	
	\$1,694,000 annual lease	
	\$348,000 estimated annual operating cost	
SYS	Maintenance and Repair Projects	
	\$3,239,300 General Fund Supported Borrowing	
	\$2,474,400 Program Revenue Supported Borrowing	
	\$277,000 Program Revenue-Cash	
	\$802,700 Gifts/Grants	\$6,793,400
	Six Year Plans presented by Superior, Platteville and Parkside	
	February SBC Meeting TOTAL	\$8,131,400