

Minutes
Physical Planning and Funding Committee
Thursday, November 9, 2006

Committee Chair Regent Salas convened the joint meeting of the Physical Planning and Funding Committee and the Business, Finance, and Audit Committee at 1:00 p.m. in Room 1820 of Van Hise Hall on the UW-Madison campus. Present were Regents Salas, Bartell, Burmaster, Connolly-Keesler, McPike, Pruitt, Rosenzweig, and Smith. Regent Randall was absent.

I.3.a. Discussion of Renewable Energy Alternatives for UW Institutions

The Physical Planning and Funding Committee met jointly with the Business and Finance Committee to discuss Renewable Energy Alternatives for UW Institutions. Assistant Vice President David Miller informed the committees that the Governor's *Executive Order 145: "Conserve Wisconsin"* directed the creation of high performance building standards and a state facility energy efficiency goal of a 10% usage reduction per gross square foot by fiscal year 8, and a 20% usage reduction by fiscal year 10. Miller also discussed the Renewable Electrical Energy Goals of the recent Wisconsin Act 141 which directs that at least 10% of annual electrical energy usage be from renewable resources by the end of 2007, and 20% by the end of 2011.

The Governor requested that three campuses be chosen to participate in a pilot program to go "off the grid" in five years and that those campuses become capable of acquiring or producing renewable energy equivalent to their consumption. Campuses were evaluated for their suitability for inclusion in this pilot program and the four campuses selected are: UW-Green Bay, UW-Oshkosh, UW-River Falls, and UW-Stevens Point.

Miller mentioned that renewable, or green energy, options that could serve as replacements for fossil fuels currently burned in our heating plants and that electrical energy could be purchased as green power from state utilities or generated green power from wind turbine generators.

The joint meeting was adjourned at 1:15 p.m.

Committee Chair Regent Salas convened the meeting of the Physical Planning and Funding Committee at 1:22 p.m. in Room 1511 of Van Hise Hall. Present were Regents Salas, Bartell, and McPike.

I.3.b. Approval of the Minutes of the October 5, 2006 Meeting of the Physical Planning and Funding Committee

Upon the motion of Regent Bartell and the second of Regent McPike, the minutes of the October 5, 2006 meeting of the Physical Planning and Funding Committee were approved as presented.

I.3.c. UW-Eau Claire: Authority to Sell a Parcel of Land to the Department of Transportation

This item requested approval to sell 283 square feet (less than 0.0065 acre) of the 31.88-acre parcel on U.S. Highway 12/West Clairemont Avenue, Eau Claire, Wisconsin, to the Wisconsin Department of Transportation.

The property is located at the northeast intersection of West Clairemont Avenue and University Drive in the city of Eau Claire. The Wisconsin Department of Transportation (WisDOT) intends to use this property as part of a large right-of-way improvement project. This sliver of land is important to the completion of a multi-purpose trail that is being constructed by WisDOT. The trail will link areas of the community together and improve connectivity, safety, and mobility for bicyclists and pedestrians. Improvements will benefit university students, faculty, and staff, as well as the broader community of Eau Claire.

Upon the motion of Regent Bartell and the second of Regent McPike, the Committee approved Resolution I.3.c.

Resolution I.3.c.

That, upon the recommendation of the UW-Eau Claire Chancellor and the President of the University of Wisconsin System, authority be granted to sell 283 square feet (less than 0.0065 acre) of the 31.88-acre parcel on U.S. Highway 12/West Clairemont Avenue, Eau Claire, Wisconsin, to the Wisconsin Department of Transportation.

I.3.d. UW-Platteville: Approval of the Design Report and Authority to Adjust the Project Budget and Construct the New Engineering Building

This item requested: (a) approval of the Design Report, (b) authority to construct a New Engineering Building Project, and (c) increase the project budget by \$350,000 Program Revenue Supported Borrowing for a total project cost of \$27,865,000 (\$350,000 Program Revenue Supported Borrowing-Parking, \$10,000,000 Program Revenue Supported Borrowing, \$10,000,000 General Fund Supported Borrowing, and \$7,515,000 Gifts/Grant Funds).

This project will relieve overcrowding in the College of Engineering Math and Science and technology based programs as well as provide the space for the enrollment growth of the Tri State Initiative. This building will be in addition to the existing campus engineering building (Ottensman Hall). The project will design and construct a new 108,500 gross square foot Engineering building containing 22 labs, nine classrooms, and 32 faculty offices. In response to enrollment growth as part of the Tri-State Initiative, this space will accommodate the College of Engineering Mathematics and Science (EMS) and technology based programs in the College of Business, Industry, Life Sciences, and Agriculture (BILSA). Space will also be provided for the programs of Micro-Electro-Mechanical Systems (MEMS) and Bio-Medical Engineering.

UW-Platteville has a fall 2006 enrollment of 6,300 students. The Tri-State Initiative which started in the fall semester of 2005, will incrementally increase the enrollment in technical and professional majors at the university by 1,425 students by the year 2011 and is scheduled to reach 2,000 students by 2015. Enrollment in the College of Engineering,

Mathematics, and Science (EMS) is anticipated to increase by more than 60 percent, from 1,600 in the fall of 2004 to a sustained number of 2,600 by 2015.

A new engineering building, in addition to the existing engineering building, Ottensman Hall (168,829 GSF), is needed to support enrollment growth and the new program emphases of Micro-Electro-Mechanical Systems (MEMS) and Bio-Medical Engineering (BME) in the College of EMS, and enrollment growth in technology based programs in the College of Business, Industry, Life Sciences and Agriculture (BILSA).

The original program called for twelve parking spaces and the current project is designed to provide eighty spaces. The campus will use parking funds to pay the additional cost of the added parking spaces.

The committee discussed the growing amount of gift funding for major building projects. Assistant Vice President Miller explained that in regard to the major projects included in the 2007-09 Capital Budget, gift funding saves debt service of about \$8.8M per year.

Regent McPike voiced his concern that the board needs to find a better way to communicate to the citizens of Wisconsin the amount of gift funds campuses need to raise to replace state funding for capital projects.

Chancellor Markee spoke to the committee about the project and noted that the campus will have the gift component of this project in place prior to the proposed March 2007 project bid date.

Upon the motion of Regent McPike and the second of Regent Bartell, the Committee approved Resolution I.3.d.

Resolution I.3.d.

That, upon the recommendation of the UW-Platteville Chancellor and the President of the University of Wisconsin System, the Design Report be approved and authority be granted to construct a New Engineering Building Project and increase the project budget by \$350,000 Program Revenue Supported Borrowing for a total project cost of \$27,865,000 (\$350,000 Program Revenue Supported Borrowing-Parking, \$10,000,000 Program Revenue Supported Borrowing, \$10,000,000 General Fund Supported Borrowing, and \$7,515,000 Gifts/Grant Funds).

I.3.e. UW-River Falls: Authority to Exchange a Parcel of Land for Agricultural Purposes

This item requested authority to exchange a 98.9-acre parcel of university-owned land at the UW-River Falls Mann Valley Farm for a 187-acre parcel of land owned by K&S Developers, Inc.

This transaction will exchange 98.9 acres of agricultural land at the Mann Valley Farm for 187 acres of agricultural land in the Town of Troy, immediately west of the Mann Valley Farm. The exchange will result in no transfer of cash between K&S Developers and the Board of Regents of the University of Wisconsin System. Environmental audits were

conducted and there are no known environmental hazards associated with the parcels.

The purpose of this exchange is to gain additional land for the College of Agriculture, Food and Environmental Sciences. A land needs assessment conducted by the college indicated a need for 295 additional tillable acres of land beyond the 398 acres currently available. This trade will result in the addition of about 160 tillable acres of land, and will reduce the land deficit.

Regent Salas mentioned that when he was at the campus recently he had an opportunity to see the acreage that UW-River Falls will receive in this exchange. Salas said the land had recently been tilled and that it was apparent to him that it would be very productive land since he could see the richness of the soil.

Upon the motion of Regent McPike and the second of Regent Bartell, the Committee approved Resolution I.3.f.

Resolution I.3.f.

That, upon the recommendation of the UW-River Falls Chancellor and the President of the University of Wisconsin System, authority be granted to exchange a 98.9-acre parcel of university-owned land at the UW-River Falls Mann Valley Farm for a 187-acre parcel of land owned by K&S Developers, Inc.

I.3.f. UW System: Authority to Construct All Agency Maintenance and Repair Projects

This request was revised to exclude the original request for funding of the UW-Eau Claire central chiller project when it became apparent that the Division of State Facilities would not support the development of a central chiller system at that campus.

This item requested authority to construct various maintenance and repair projects at an estimated total cost of \$11,511,500 (\$2,586,270 General Fund Supported Borrowing; \$4,203,930 Program Revenue Supported Borrowing; \$280,000 Program Revenue Cash; and \$4,441,300 Gifts and Grants Funding).

Facilities Maintenance and Repair projects include:

STO – Multi-Building Roof Replacement (\$403,000): This project replaces 33,925 SF of Inverted Roof Membrane Assembly on Antrim Hall, Froggatt Hall, Memorial Student Center, and North Hall with a new 60-mil EPDM roofing over existing insulation. The roofs on these buildings have exceeded their useful lives.

WTW – Multi-Building Rekeying and Card Access System (\$520,000): This project will re-key and install a new card access keying system for twenty campus facilities to provide a higher level of security than the present system.

Programmatic Remodeling and Renovation projects include:

EXT – Pyle Center Roof Top Renovation (\$1,044,000): This project will convert approximately 4,464 SF of roof top area located on the northeast and approximately 3,174

SF in the southeast corners of the building into terraces. The renovated areas will allow better use of the space to be used during conferences and meetings.

MSN - Camp Randall Heritage Hall (\$3,915,000): This project will renovate approximately 8,620 ASF/12,870 GSF in Camp Randall Stadium for the National “W” Club. Some aspects of the project will include the renovation of the vacated athletic offices; remodeling of wrestling space into new restroom, shower room, and locker room space; conversion of football office space into team meeting rooms; and construction of a new connecting bridge between Camp Randall and the McClain Athletic Center; and installation of appropriate fire protection, plumbing, HVAC, and electrical systems in the renovated space.

Utilities Repair and Renovation projects include:

WTW – Multi-Sport Facility, Phase II (\$2,023,000): This project will reconfigure part of the west campus athletic field complex, constructing Phase II of the Multi-Sport Athletic Facility on approximately 17 acres. This site contains the running track with associated areas for track and field events, the women’s varsity and practice softball fields, and the baseball fields. This project will reconstruct the fields at the Van Steenderen Softball Complex to correct the playing surface deficiencies, provide high quality playing surfaces, and promote proper drainage.

Assistant Vice President David Miller explained that this project will be partially funded by segregated fees. The use of those fees was already approved by the students at UW-Whitewater.

UW-Whitewater Student Government President Paul Sanchez who was part of the SUFAC group that approved the segregated fees charged for this project explained to the committee that the SUFAC group supported that this project be 51% funded by student segregated fees. The segregated fee charge would be approximately \$35 over three years.

Regent Bartell asked if there was any opposition to the use of segregated fees for this project at UW-Whitewater and Mr. Sanchez answered that there was not.

Regent Salas commented that this project would also address Title IX inequities by rebuilding women's softball fields and providing better sport field amenities.

WTW - Wyman Mall Utility Replacement (\$3,606,500): This project replaces underground utilities along the 1,300 LF Wyman Mall utility corridor between Main Street and Starin Road, excluding the area within the Connor University Center Addition and Remodeling Project site. The project will replace domestic water lines, sanitary sewer lines, storm sewer lines, steam box conduit elements, steam condensate lines and telecommunication pits.

Upon the motion of Regent Bartell and the second of Regent McPike, the Committee approved Resolution I.3.f.

Revised Resolution I.3.f.

That, upon the recommendation of the President of the University of Wisconsin System, authority be granted to construct various maintenance and repair projects at an estimated total cost of \$11,511,500 (\$2,586,270 General Fund Supported Borrowing; \$61,100 Building Trust Funds; \$4,203,930 Program Revenue Supported Borrowing; \$280,000 Program Revenue Cash; and \$4,441,300 Gifts and Grants Funding).

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

Assistant Vice President David Miller reported that the Building Commission approved about \$10.6 M for projects at their October meeting. The funding breakdown for those projects was \$6.4M General Fund Supported Borrowing, \$2.8M Program Revenue, and \$1.4M Gift and Grant Funds. (For more details about those projects, please see the chart at the end of these minutes.)

i.3.x. Additional items that may be presented to the Committee with its approval

No additional items were presented to the Committee.

Adjournment

The Physical Planning and Funding Committee adjourned at 2:17 p.m.

October 2006 SBC Actions on Projects for November 2006 PPF Committee Meeting		
Campus	Project / Funding	Amt. Approved
June 2006		
MSN	Operating Lease on behalf of School of Medicine & Public Health Department of Family Medicine - Wausau Family Medicine Residence Facility	Approved
MSN	Accept gift-in-kind of 31.7 acres of land to enlarge Finnerud Forest (Oneida Co.)	Approved
MIL	Authority to sell Chancellor's residence at 4430 North Lake Drive, Shorewood, WI	Approved
STO	Authority to purchase property at 403 1st Ave. West, Menomonie	\$451,000
SUP	Authority to purchase property at 1520 Clough Street, Superior, WI	\$72,253
SYS	Maintenance and Repair Projects (\$4,964,400 total)	\$0
	COL Sheboygan Main Hall Equip	\$1,200,000
	EXT Pyle Ctr Dist Ed Classroom	\$418,000
	MSN Birge Hall Greenhouse Increase	\$323,400
	PLT Dobson Hall Ext Windows Repl	\$415,000
	STP HEC MAC Athletic Flooring Repl	\$425,000
	SUP Barstow Hall Elev Repr/Renov	\$270,000
	MSN Storm Water Pond Repr	\$402,000
	PKS Greenquist Mech Rm Abatement	\$475,000
	MSN Limnology Trout Lake Cabin	\$329,000
	EXT WHA-AM Transmitter Tower Repl	\$307,000
	MSN Nielsen Tennis Court Renov	\$400,000
		\$0
	Total - Maintenance and Repair Projects above.	\$4,964,400
SYS	Additional Maintenance & Repair Project - MSN Arlington Swine Research & Teaching Center Manure Storage Pit Budget Increase	\$127,160
	October SBC Meeting Total	\$10,579,213