

Minutes
Capital Planning and Budget Committee
Thursday, October 10, 2013

The meeting of the Capital Planning and Budget Committee was called to order at 1:10 p.m. by Committee Chair Regent Edmund Manydeeds, in the Oak Room of the Student Center on the UW-Parkside campus. Regents John Behling, Tony Evers, Chad Landes, Janice Mueller, José Vásquez, and David Walsh were in attendance. Regent Gary Roberts was absent.

I.3.a. Approval of the Minutes of the September 6, 2013 Meeting of the Capital Planning and Budget Committee

Upon the motion of Regent Vásquez, and the second of Regent Behling, the minutes of the September 6, 2013, meeting of the Capital Planning and Budget Committee were approved as presented.

I.3.b. UW-Parkside Presentation: Integrated Facilities Planning

The committee heard a presentation about integrated facilities planning activities at UW-Parkside. Assistant Vice Chancellor Kim Kelley began by explaining some of the unique student challenges at UW-Parkside such as a high population of first generation students who are often financially challenged and therefore tend to have multiple demands on their time. She also stated that there is a growing trend of more students living on the campus as UW-Parkside seeks to increase its population of non-local and foreign students.

Ms. Kelley continued by saying that the infrastructure is now in place to support their continuing master planning effort that began this academic year and that they are now able to coordinate all of their physical, strategic, and academic planning.

Vice Chancellor for Finance and Administration Melvin Klinkner then described the progress that UW-Parkside has made since their 2006 Master Plan, which focused on where new and remodeled space would be located and how to improve the flow of traffic and wayfinding within the institution.

The committee viewed videos of students describing the importance of the Rita Tallent Picken Regional Center for Arts and Humanities building, the Student Center expansion, and the Pike River Suites residence facility to their campus experience.

Mr. Klinker continued by saying that UW-Parkside is in the process of updating its master plan and described two of their building project priorities that they hope to have funded in the future. The first is an instructional space request to remodel two outdated existing chemistry labs into one modern lab for organic and inorganic chemistry. The second is a remodeling project for student success that will upgrade academic and financial assistance spaces. In response to a question about the planned lab upgrade project, Mr. Klinker stated that the existing labs were built in the 1970s and the upgraded labs would offer modern conditions, better instrumentation, and sufficient storage room for the required laboratory equipment.

Regent Mueller asked if energy costs have increased because of the large windows in the new Rita building. Mr. Klinker replied that UW-Parkside has an energy conservation project now under review and that they are studying various ways to achieve utility savings.

I.3.c. UW System: Authority to Lease Space for the UW Service Center

This item requested authority to lease 21,153 LSF for the UW Service Center at 660 West Washington Ave, Madison, for a term of five years at an annual cost of approximately \$499,000. City Station Associates, Limited Partnership has agreed to provide tenant improvements of \$13/square foot. In addition, any required electrical and/or HVAC upgrades as well as architectural design fees will be provided at the owner's expense.

Associate Vice President Alex Roe explained details of the request. Senior Vice President David Miller explained that the university has been looking for this additional space for more than a year to correct over-crowded conditions.

Regent Walsh asked why a lease was preferred to a purchase? Mr. Miller explained that it is more complex to purchase a property and leasing provides the benefit of greater flexibility.

Regent Mueller asked if the campus is satisfied with the working relationship with the landlord to provide the energy requirements that are necessary for the service center. Mr. Miller said that he was satisfied with this landlord's performance in a previous UW System build-out experience.

Upon the motion of Regent Mueller, and the second of Regent Behling, the Committee approved Resolution I.3.c.

Resolution I.3.c.

That, upon the recommendation of the UW-Madison Chancellor and the President of the University of Wisconsin System, authority be granted to lease 21,153 LSF for the UW Service Center at 660 West Washington Ave, Madison, for a term of five years for an annual cost of approximately \$499,000.

I.3.d. UW-Milwaukee: Authority to Increase the Budget of the Kunkle Building Demolition Project

This item requested authority to increase the budget of the Kunkle Building Demolition project by \$486,600 Program Revenue–Cash for a revised estimated total cost of \$1,370,600 Program Revenue–Cash.

Associate Vice President Alex Roe briefly explained details of this item and mentioned that DOA asked the university to hire a consultant for this project who concluded additional funds would be necessary.

Upon the motion of Regent Evers, and the second of Regent Behling, the Committee approved Resolution I.3.d.

Resolution I.3.d.

That, upon the recommendation of the UW-Milwaukee Chancellor and the President of the University of Wisconsin System, authority be granted to increase the budget of the Kunkle Building Demolition project by \$486,600 Program Revenue–Cash for a revised estimated total cost of \$1,370,600 Program Revenue-Cash.

I.3.e. UW-Stevens Point: Approval of the Design Report and Authority to Construct the North DeBot Residence Hall Renovation –Phase II Project

This item requested approval of the Design Report and authority to construct the North DeBot Residence Hall Renovation-Phase II project for an estimated total cost of \$13,477,000 Program Revenue Supported Borrowing.

Associate Vice President Alex Roe explained details of this project and showed slides of the proposed renovation.

Upon the motion of Regent Walsh, and the second of Regent Landes, the Committee approved Resolution I.3.e.

Resolution I.3.e.

That, upon the recommendation of the UW-Stevens Point Chancellor and the President of the University of Wisconsin System, the Design Report be approved and authority be granted to construct the North DeBot Residence Hall Renovation-Phase II project for an estimated total cost of \$13,477,000 Program Revenue Supported Borrowing.

I.3.f. UW-River Falls: Approval of the Design Report and Authority to Construct the Falcon Center for Health, Education, and Wellness Project

This item requested approval of the Design Report and authority to construct the Falcon Center for Health, Education, and Wellness project for an estimated total cost of \$62,412,000 (\$50,491,000 GFSB, \$10,264,000 PRSB, and \$1,657,000 Gift Funds).

Associate Vice President Alex Roe explained details of this project and showed slides of the site and renderings of the new Falcon Center with its three new additions.

In response to a question, UW-River Falls Chancellor Van Galen stated that the Knowles Center is the existing building and that the Page Arena will replace the arena in Targas and will honor Don Page as provided in the Ab Nicolas gift.

Regent Mueller asked if members of the community would be able to use the new center and Chancellor Van Galen stated yes, and that they would be able to purchase memberships to use the Falcon Center facility.

Upon the motion of Regent Behling, and the second of Regent Landes, 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, the Design Report be approved and authority be granted to construct the Falcon Center for Health, Education, and Wellness project for an estimated total cost of \$62,412,000 (\$50,491,000 GFSB, \$10,264,000 PRSB, and \$1,657,000 Gift Funds).

I.3.g. UW-Whitewater: Approval of the Design Report of the West Campus Residence Hall Renovation-Phase I Project and Authority to (a) Increase the Budget and (b) Construct the Project

This item requested approval of the Design Report and authority to (a) increase the project budget by \$5,460,100 Program Revenue Supported Borrowing and (b) construct the West Campus Residence Hall Renovation-Phase I project for a revised estimated total cost of \$17,683,100 Program Revenue Supported Borrowing.

Associate Vice President explained details of this project that will renovate Fricker and Arey residence halls and showed slides of renderings of the proposed projects. The two halls will be linked together and at a future date may also link to Benson Hall.

Upon the motion of Regent Landes, and the second of Regent Behling, the Committee approved Resolution I.3.g.

Resolution I.3.g.

That, upon the recommendation of the UW-Whitewater Chancellor and the President of the University of Wisconsin System, the Design Report be approved and authority be granted to: (a) increase the project budget by \$5,460,100 Program Revenue Supported Borrowing and (b) construct the West Campus Residence Hall Renovation-Phase I project for a revised estimated total cost of \$17,683,100 Program Revenue Supported Borrowing.

I.3.h. UW System: Approval of the Design Report for the UW-Stout Harvey Hall Renovation-Phase II Project; Approval of the Design Report for the UW-Oshkosh Clow Social Science Center and Nursing Education Building Renovation Project; and Authority to: (1) Increase the Combined Budget for Both Projects and (2) Construct Both Projects

This item requested (a) approval of the Design Report for the UW-Stout Harvey Hall Renovation-Phase II project and the Design Report for the UW-Oshkosh Clow Social Science Center and Nursing Education Building Renovation project and (b) authority to increase the combined budget for both projects by \$5,979,000 existing General Fund Supported Borrowing (GFSB) and to construct both projects at an estimated combined total cost of \$55,979,000 GFSB.

Alex Roe explained that these two projects are together because they were enumerated as part of the Facilities Renewal Program as part of a group and are being kept together as they go

through the approval process. She continued by saying that Harvey Hall is a 1914 building in great need of renovation to accommodate today's methods of learning. Regent Manydeeds said he recently toured the building and that it has been heavily used and reconfigured over the years and is now in great need of updated space.

Alex Roe explained the UW-Oshkosh Clow Social Science Center and Nursing Education Building Renovation project will renovate portions of the social science center and create infill components to accommodate a variety of academic enterprises.

Upon the motion of Regent Walsh, and the second of Regent Vásquez, the Committee approved Resolution I.3.h.

Resolution I.3.h.

That, upon the recommendation of the President of the University of Wisconsin System, the Design Report of the UW-Stout Harvey Hall Renovation-Phase II project and the Design Report for the UW-Oshkosh Clow Social Science Center and Nursing Education Building Renovation project be approved; and authority be granted to increase the combined budget for both projects by \$5,979,000 existing General Fund Supported Borrowing and to construct both projects at an estimated combined total cost of \$55,979,000 General Fund Supported Borrowing.

I.3.i UW System: Authority to Construct an All Agency Maintenance and Repair Project

This item requested authority to construct the UW-Parkside Greenquist Hall and Wyllie Hall Fire Protection System Renovation project for an estimated total project cost of \$1,158,700. The project will renovate and upgrade the fire protection systems in Greenquist Hall and Wyllie Hall to meet current building code requirements and facilitate quarterly fire protection system testing.

Upon the motion of Regent Vásquez, and the second of Regent Behling, the Committee approved Resolution I.3.i.

Resolution I.3.i.

That, upon the recommendation of the President of the University of Wisconsin System, authority be granted to construct one maintenance and repair project at an estimated total cost of \$1,158,700 (\$1,152,200 General Fund Supported Borrowing and \$6,500 Program Revenue-Cash).

I.3.j. Report of the Associate Vice President

Associate Vice President Alex Roe announced that the building commission considered and approved the following items at its last meeting, all of which were previously approved by the Board: (1) the UW-Madison University Houses Renovation project, (2) the UW-Stout McCalmont Hall Renovation project, and (3) three all agency maintenance and repair projects.

Upon the motion of Regent Behling and the second of Regent Evers, the Capital Planning and Budget Committee adjourned at 2:07 p.m.