

BOARD OF REGENTS OF THE UNIVERSITY OF WISCONSIN SYSTEM  
**Capital Planning and Budget Committee Minutes**  
**Thursday, February 6, 2025**

The February 6, 2025, meeting of the Capital Planning and Budget (CPB) Committee, which was held in the Varsity Hall I Room of Union South on the UW-Madison campus and via Zoom Videoconferencing, was called to order at 8:45 a.m. by Committee Chair Regent Edmund Manydeeds.

A. Calling of the Roll

Present: Regents Edmund Manydeeds, Jim Kreuser, Tim Nixon, Cris Peterson, Joan Prince, Ashok Rai, Mark Tyler and Karen Walsh

B. Declaration of Conflicts

Before considering any items on the agenda, Committee Chair Regent Manydeeds asked if any Board members wished to declare any conflicts of interest as per Regent Policy Document 2-4, "Ethics and Conflict of Interest Policy for the UW System Board of Regents." No conflicts of interest were declared.

C. Approval of the Minutes of the December 5, 2024 Meeting of the Capital Planning and Budget Committee

After receipt of a motion and second, the minutes of the December 5, 2024, meeting of the Capital Planning and Budget Committee were approved as presented.

D. Proposed Consent Agenda

1. UW-Green Bay: Authority to Sell Approximately 80 Acres of Vacant Land Located in Door County
2. UW System: Authority to Construct All Agency Maintenance and Repair Projects

Resolution D. was moved by Regent Walsh, seconded by Regent Rai, and adopted unanimously on a voice vote.

E. UW-Madison: Host Campus Presentation, "Building for the Future"

Cindy Torstveit, Associate Vice Chancellor of Facilities Planning and Management presented "Building for the Future". The presentation focused on the criticalness of the built environment to the university's mission of research, education, and outreach. AVC Torstveit discussed the development of new flexible solutions for active learning, enabling groundbreaking research through laboratory upgrades and supporting Wisconsin's economic growth. Specifically, growth through the development of industry partnership space such as within the new Engineering Building.

The presentation highlighted the challenges facing the university due in part to the increasing age of its buildings and its backlog of deferred maintenance. UW-Madison has launched two initiatives as precursors to an update to their long-range campus plan – a Facilities Condition

Assessment and a Space Utilization and Demand Study. These studies will provide the university with critical data to help inform and align decision-making with the needs of its students, faculty and staff, community, and industry partners.

The presentation concluded with an overview of the 2025-27 capital budget priorities which are the Humanities building replacement, a new residence hall and dining hall renovations.

Regent Walsh asked to clarify how UW- Madison is calculating which classrooms are underutilized or in demand. AVC Torstveit stated that for the Space Utilization and Demand Study, they are using wi-fi usage to monitor occupancies as well as surveys to students and faculty. For the Facilities Condition Assessment, UW-Madison hired a consultant to provide this data. Comparing the two evaluations will paint a picture of how facilities conditions play into how often a space is used or the quality of the space. Regent Walsh also inquired about the WARF buildings and AVC Torstveit indicated that they are included in the portfolio.

Regent Tyler inquired how often a facility can be refurbished before it is deemed no longer possible. AVC Torstveit responded that the quality of the structure is key. She gave Humanities as an example where the type of construction and the layout of the building makes it near impossible to repurpose or revitalize it. Since the building does not have a vapor barrier, the concrete is deteriorating from water infiltration and even if they replace the envelope, it does not address the dead-end corridors or large atrium that makes repurposing very difficult. On the other hand, Witte and Sellery residence halls were gutted entirely and all new mechanical and electrical systems were installed. The envelope and structure remained the same but the buildings are now completely revitalized.

Regent Petersen wanted to know when the Humanities building will actually be demolished. AVC Torstveit answered that once approvals are received, they will begin to relocate the departments and people currently in there. She estimated 2028-2030 is when it would be taken down.

#### F. Report of the Senior Associate Vice President

SAVP Alex Roe informed the committee that there have been two State Building Commission meetings in the last six weeks. The first occurred in December and all our projects were approved, except the combined projects for Whitewater, Stout, Madison, and the Smalls Project Program that the committee approved in December. It was tied in voting by members. A second meeting was held in early January and all projects received approval.

SAVP Roe thanked the government relations teams at the Universities of Wisconsin and the University of Wisconsin-Madison; the CPB team; and FP&M at Madison. In addition, she thanked President Rothman and Chancellor Mnookin who met with various legislators to discuss the projects, needs, and schedules within a short time frame and provided responses to questions and concerns about the program and projects. The UW pledged to communicate more regularly with the legislature on capital projects going forward.

CPB is preparing for the State Building Commission 25-27 Capital Budget hearing to be held in mid to late March. By law, the SBC needs to send a budget to Joint Finance by the first

Tuesday in April. CPB does not anticipate getting the Governor's recommendations until roughly 3 weeks before the hearing, but they will start strategy sessions with leadership next week.

SAVP Roe touched on the Long Range Campus planning that AVC Torstveit brought up in her presentation. CPB is finalizing an RFP to hire a number of consultants who can provide district planning and long-range planning across at least 5 campuses.

Lastly, SAVP Roe discussed the proposed tariff hikes by the US President. Currently, Canada and Mexico have been given a 30-day window before new tariffs may be implemented. There are two large (\$100M plus) projects in the bid room at DOA; the Cofrin Library Replacement at Green Bay and Heritage Hall renovation at Stout. Bids are due during that 30-day window and there is concern about what those bids will look like due to the uncertainty of tariffs.

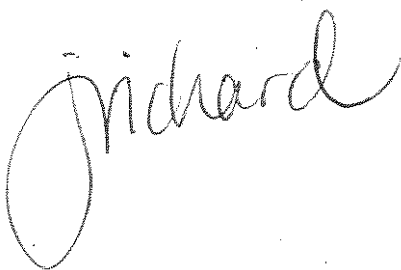
Canada and Mexico supply various materials to the construction industry including lumber, aluminum, iron and steel appliances, rubber, carpets and other textile floor coverings, and crude oil, which is used in the production of flashing, gaskets, roofing, and pavement. Canada and Mexico are the largest and third-largest exporters of steel to the United States, respectively. Also, 71% of the imported \$456 million of lime and gypsum which are used for drywall came from Mexico in 2023.

Construction projects are not just about building or renovating facilities, but also installation of IT and AV equipment and research appliances. Consumer electronics are among the top goods the US imported from China last year, which includes cellphones, TVs, laptops, video game consoles, monitors and all the components that power them. China also is a major supplier of home appliances. Many of the HVAC and security control systems require computer chips and technology which Taiwan is a major supplier.

While CPB has healthy contingencies in the project budgets, they remain concerned since they do not know how the construction community is going to react. CPB will be monitoring it carefully over the next several months.

The Capital Planning and Budget Committee adjourned at 9:17 a.m. by a motion from Regent Rai and seconded by Regent Kreuser.

Respectfully submitted,

A handwritten signature in cursive script that reads "Janis Richard". The signature is written in dark ink and is positioned above the printed name and title.

Janis Richard  
Committee Clerk