

**UNIVERSITY OF HOUSTON SYSTEM  
FACILITIES, CONS. & MASTER PLANNING**

**12:30 p.m. – 1:45 p.m.**

**August 10, 2010**

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## AGENDA

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### UNIVERSITY OF HOUSTON SYSTEM FACILITIES, CONSTRUCTION AND MASTER PLANNING COMMITTEE MEETING

**DATE:** Tuesday, August 10, 2010

**TIME:** 12:30 p.m.

**PLACE:** University of Houston  
Athletics/Alumni Center  
Melcher Board Room 100B  
3100 Cullen Boulevard  
Houston, Texas 77204

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**Chair:** Nelda Luce Blair  
**Vice Chair:** Tilman J. Fertitta  
**Members:** Jim P. Wise  
Andrew Cobos  
Welcome W. Wilson, Sr., Ex Officio

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### FACILITIES, CONSTRUCTION AND MASTER PLANNING COMMITTEE

- A. Call to Order
- B. Approval of Committee Minutes
- May 11, 2010, Facilities, Cons. and Master Planning Committee Meeting
- Action:** Approval
- C. Approval is requested to approve a revised Committee composition and Committee Policy for the System-wide Art Acquisition Committee – University of Houston System FCMP – 1
- Action:** Approval
- D. Approval of University Center Addition (Phase I) site, scope and program – University of Houston FCMP – 2
- Action:** Approval

- E. Information on the University of Houston Modular Office Park at the University of Houston Energy Research Park – University of Houston FCMP – 3

**Action:** Information

- F. Status Report of Potential University of Houston Private Housing Developments – University of Houston System FCMP – 4

**Action:** Information

- G. Adjourn

**UNIVERSITY OF HOUSTON SYSTEM  
BOARD OF REGENTS AGENDA**

**COMMITTEE:** Facilities, Construction and Master Planning

**ITEM:** Approval is requested to approve a revised Committee composition and Committee Policy for the System-wide Art Acquisition Committee.

**DATE PREVIOUSLY SUBMITTED:**

**SUMMARY:**

Approval is requested to approve a revised committee policy and consolidation of the membership for the System-wide Art Acquisition Committee (SWAAC).

Under the revised policy, individual Campus Art Committees will be eliminated and role of the SWAAC in selection and acquisition of artwork for the University of Houston System will be clarified. This revision will allow a more coordinated approach with more direct Regent and Senior Administration oversight.

**SUPPORTING DOCUMENTATION:** SWAAC Policy

**FISCAL NOTE:** No additional costs

**RECOMMENDATION/  
ACTION REQUESTED:** Administration recommends approval of this item.

**COMPONENT:** University of Houston System

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**PRESIDENT**



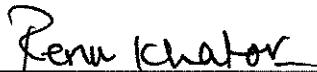
\_\_\_\_\_  
**DATE**

8/3/2010

\_\_\_\_\_  
**EXECUTIVE VICE CHANCELLOR**

Carl Carlucci

\_\_\_\_\_  
**DATE**



\_\_\_\_\_  
**CHANCELLOR**

Renu Khator

\_\_\_\_\_  
**DATE**

8/3/10

## University of Houston System

### System Wide Art Acquisition Committee (SWAAC) Policy

#### Version 1.2

#### I. Charge

This committee has been formed in an advisory capacity to the University of Houston System Campus Presidents, the University of Houston System Campus Chancellor and Presidents the University of Houston System Board of Regents to aid in the building of a distinguished collection of 20<sup>th</sup> and 21<sup>st</sup> century art for all universities of the University of Houston System.

The Board of Regents of the University of Houston approved the acquisition of public art in 1966 to be funded under state and federal laws. The acquisitions are to be financed in whole or part by the 1% for Art program, which was enacted into law in the state of Texas in 1969.

This Committee has been formed to select and acquire a notable collection to compliment and reinforce campus buildings and to benefit the University of Houston System and the community at large. It is responsible for artwork acquisition for all campuses of the University of Houston System.

For the System to be recognized for its appreciation of learning and imaginative innovation that characterize the best original research and creative performance in the arts, the artwork collected and displayed must come about as a result of informed and reasoned judgments by those most qualified to make them.

#### II. Definitions

- a. **Artwork** is executed by an artist in a variety of media such, as but not limited to sculpture, painting, printmaking or photography.
- b. **SWAAC** is the System Wide Art Acquisition Committee.
- c. **Capital Construction Project** refers to any new building or the addition of square footage to an existing building. These costs must exceed \$1,000,000 for the 1% Art to apply.
- d. The **1% for Art** for appropriation purposes is based on the total cost of construction.
- e. **Curator of University Collections** works with SWAAC, Facilities Planning & Construction and artists to facilitate projects, calls meetings, maintains the archives on all committee work and work in the collections and, in addition, coordinates all necessary conservation and maintenance, prepares necessary budgets, labeling and brochures for the collection.

### **III. Membership**

The System Wide Art Acquisition Committee members will be approved by Board of Regents (BOR) and include the following members:

- a. Members based on their office or position:
  1. Chair- Associate Vice Chancellor/Associate Vice President for Plant Operations;
  2. Curator of University Collections;
  3. Director, University of Houston Blaffer Gallery; and
  4. Executive Director of Facilities Planning & Construction will serve as an ex officio member
- b. Appointed members:
  1. Two representatives from the BOR, appointed by the chair of the BOR to serve for two year terms; may be appointed to a second two year term;
  2. One appointee and one alternate appointee from each campus to be appointed by that Campus President, each to serve a three year term; may be appointed to second term;
  3. Four Museum representatives from local museums appointed by the University of Houston Chancellor/President based on the recommendation by each Museum to serve for a three year term each; may be appointed to second term; and
  4. Two Community representatives appointed by the University of Houston Chancellor/President to serve for a three year term each; may be appointed to second term.
- c. The terms of the appointed members shall begin on September 1. The terms of the appointed members will be staggered so that at least one member from each category listed in Section III. b. will be appointed for a new term each year. Those appointed members with terms beginning September 1, 2010 shall draw lots by category to determine whose term will end August 31, 2011, August 31, 2012, and (except for those Regents with two year terms) August 31, 2013.

University of Houston System Clients, Project Architect and Project Manager will be invited to meetings on a per project basis.

### **IV. Selection of Works**

- a. SWAAC shall:
  1. Recommend an artist(s) for each project based on meeting with Architect and Project Manager.

2. Recommend along with the artist, the location within the site. Project funded work may be placed either as an integral part of the building project or may be placed in the proximity of the building or a portion of the funds used to site works in other areas of campus. Sites for artwork shall be identified during the planning or early development stages of the project by working closely with the artist and architects in order to effectively and economically integrate art into the planning of the project.
3. Recommend proposal phasing and design. Criteria for selection of artwork shall include but is not limited to the following:
  - Appropriateness to the location
  - High aesthetic standards,
  - High probability of completion within timeline
  - Durability and ease of maintenance
  - Ability to accomplish, fabricate and install artwork for project budget
  - High visibility
  - Excitement and interest for the users of the facility, University and the surrounding community
  - Ability to relate to a diverse demographic
  - Enhancement of the existing collection
  - No restrictions should be placed on content but consideration should be given to the audience and client.
  - Fabrication and installation of artwork.
4. Oversee fabrication and installation of artwork.
5. Coordinate communication, media relations and public education related to the public art selection and overall public art collection.
6. Meet on a regularly scheduled basis to consider all of the above actions as well as to assist in managing and maintaining the collection. The Chair of the Committee will be responsible for scheduling and calling these meetings.
- b. The artist and artwork recommended by SWAAC will be presented to the appropriate Campus President for approval. Following that approval the artwork will be presented to the Chancellor for approval.
- c. Of the 1% allocated for artwork , up to 10% may be set aside for the operating budget supporting the Systemwide Art Acquisition Committee (SWAAC). The determination of the specific amount to be set aside to support SWAAC will be made by the Executive Vice Chancellor for Administration and Finance.

**V. Other Acquisitions and Gifts**

- a. Potential gifts of artwork to the University of Houston System to be displayed in public settings and to be used for other than study materials are subject to the same review as works acquired through the 1% for Art procedure to insure that their esthetic quality meets the standards of SWAAC and the University.
- b. Any college, foundation, corporation, or other entity wishing to contribute to new facilities, donate, participate in a joint venture, or otherwise give or create new facilities with any component of the University of Houston System must include, as part of the project cost, at least 1% of the construction cost for the commissioning, selection, and installation of art.

**VI. De-Accessioning of Artwork**

- a. No artworks in the collection of the University of Houston System may be de-accessioned (sold, traded, given away, etc.) without ascertaining the original terms of the gift, without following current professional standards including those of the Association of Art Museum Directors, (AAMD), without the recommendation of the SWAAC and without specific approval of the Board of Regents.

**VII. Loan Policy**

- a. The University of Houston System, upon occasion, may accept artwork on a loan basis. Loans must be approved by the System Wide Art Acquisition Committee. The SWAAC will include the following criteria in evaluating the acceptability of a loan item:
  1. Quality of the artwork and its appropriateness to the campus (es) in the context of present and future University collections.
  2. The University's ability to provide an appropriate site for the artwork.
  3. The University's ability to provide for the safety and security of the artwork and of its audience.
  4. The agreement of the artist and/or lender to indemnify the University of Houston System for damage and loss to the artwork while it is installed on campus (es).
  5. The willingness of the lender to assume financial cost with regard to transportation, installation, maintenance, conservation of the artwork and other related expenses.
- c. Artwork on loan to the University will be reviewed on an annual basis and the lender may be asked to sign an annual renewal agreement. The lender will be furnished an annual condition report of the artwork.
- d. A loan agreement and condition report will be prepared for each item of artwork accepted by the committee.

**VIII. Conservation and Maintenance**

- a. Conservation priorities, conservation schedule and a conservation budget shall be established annually by the Curator of University Collections and approved by the SWAAC. This plan will be reviewed annually for adjustments.

**IX. Ethical Procedures – Conflicts of Interest**

- a. No member of SWAAC shall profit financially or through receiving favors from any transaction involving the sale, resale, gift, loan or exchange of any artwork to the University of Houston System.
- b. If an artist whose work is being considered for acquisition by SWAAC is related to a SWAAC member by consanguinity, affinity or business relationship, that member must disclose that relationship on the record and abstain from the discussion and vote on that artist's work.



**UNIVERSITY OF HOUSTON SYSTEM  
BOARD OF REGENTS AGENDA**

**COMMITTEE:** Facilities, Construction and Master Plan

**ITEM:** Approval of University Center Addition (Phase I) site, scope and program.

**DATE PREVIOUSLY SUBMITTED:**

**SUMMARY:**

Approval is requested of the University Center Transformation Project Phase I including the project site, scope and program. Phase I includes an addition of up to 69,500 NSF/107,000 GSF to the east side of the existing University Center. The food court and retail space will be relocated from the existing building into this addition. The Addition will include space for campus activities and major student organization offices and for meeting space. The project will also be bid with added alternates to construct additional meeting and support space.

Deferred maintenance in and renovation of the existing building will be addressed under Phase II.

**SUPPORTING**

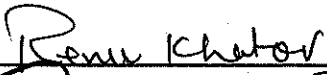

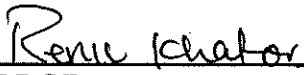
**DOCUMENTATION:** Project Site Map and Program

**FISCAL NOTE:** See companion item, Finance and Administration Agenda #4.

**RECOMMENDATION/**

**ACTION REQUESTED:** Administration recommends approval of this item.

**COMPONENT:** University of Houston

PRESIDENT	 Renu Khator	8/3/10 DATE
EXECUTIVE VICE CHANCELLOR	 Carl Carlucci	7/28/2010 DATE
CHANCELLOR	 Renu Khator	8/3/10 DATE

**University of Houston  
University Center Addition and Transformation  
Supporting Documentation**

**UC ADDITION PROGRAM (Phase I)**

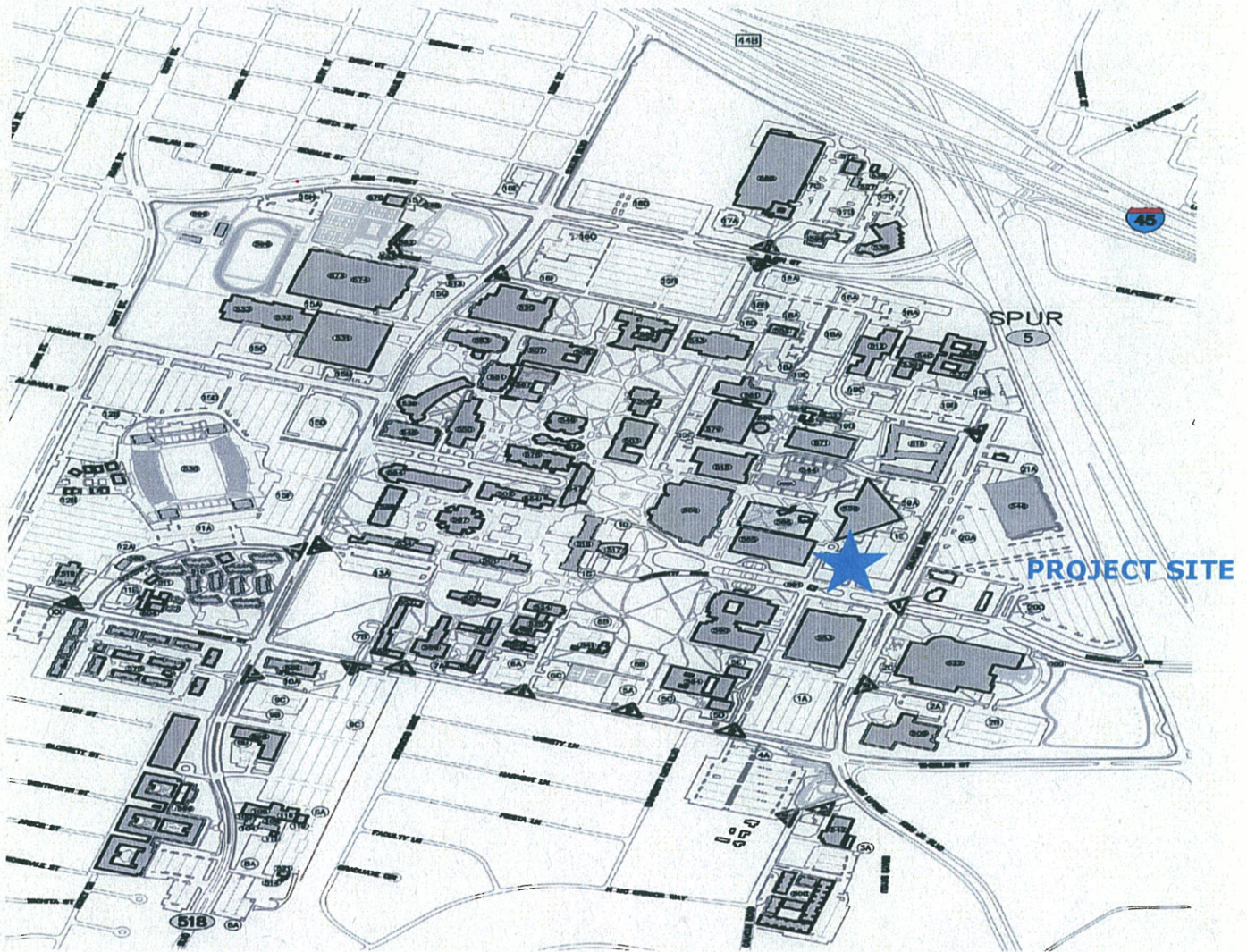
<b>Function</b>	<b>Net SF</b>	<b>GSF</b>
<b>Base Program</b>		
Student Organizations	20,000	30,800
Meeting and Theater Space	7,900	12,200
Dining and Food Service	18,900	29,100
Retail	6,900	10,600
<b>Total</b>	<b>53,700</b>	<b>82,700</b>
<b>Base Program</b>		
<b>Potential Add Alternate Program:</b>		
Ballroom and Meeting Space	15,800	24,300
<b>Total- Potential Add Alternates</b>	<b>15,800</b>	<b>24,300</b>
<b>Total</b>		
<b>Base Addition</b>	<b>69,500 NSF</b>	<b>107,000 GSF</b>
<b>with additional alternates</b>		

**UC EXISTING BUILDING TRANSFORMATION PROGRAM (Phase II)**

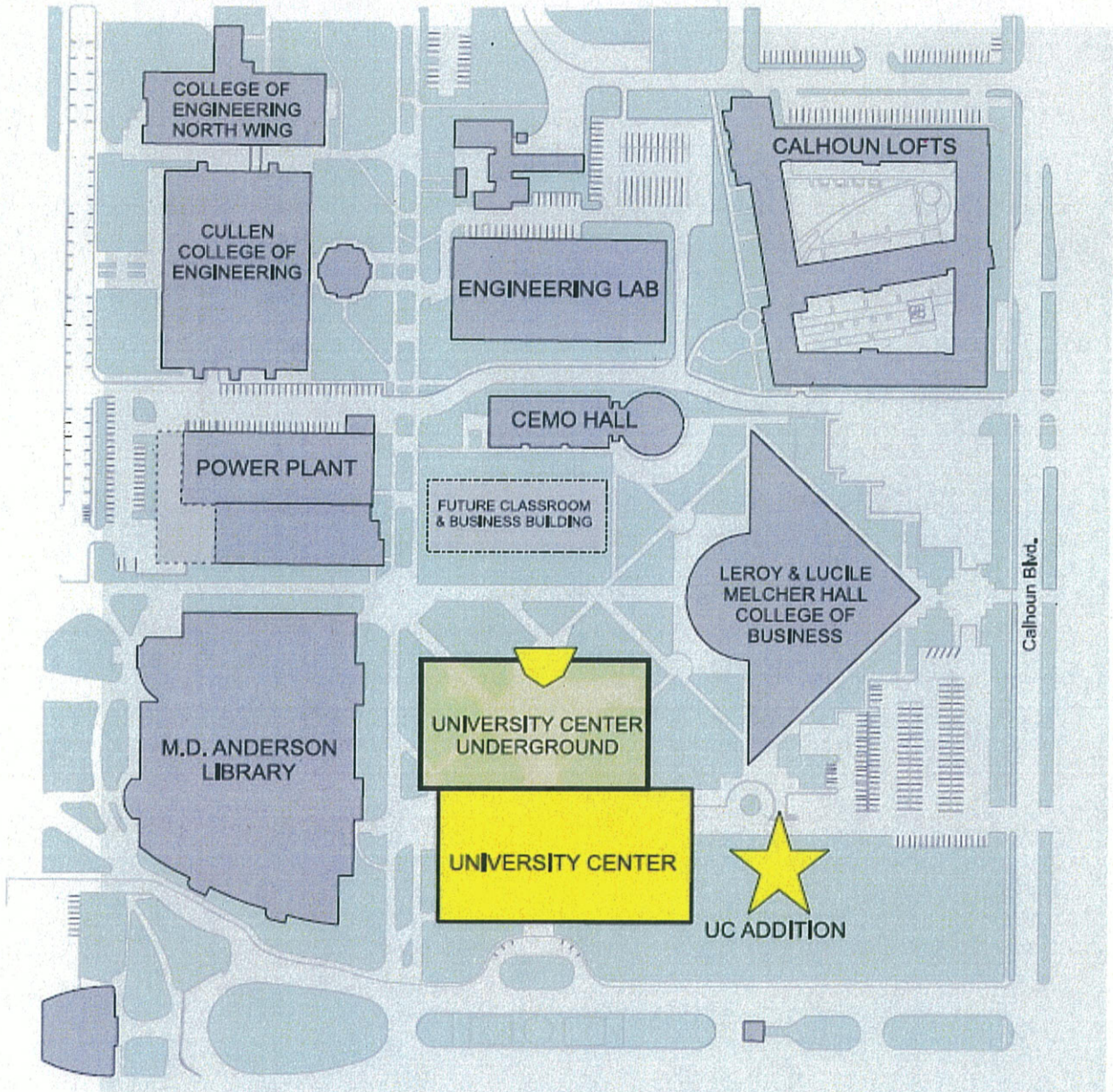
UC Main Building	109,919	187,337
UC Underground	39,846	70,686
<b>Total</b>	<b>149,765 NSF</b>	<b>258,023 GSF</b>
<b>Existing Building</b>		



# University Center Transformation Site Plan







**UNIVERSITY OF HOUSTON SYSTEM  
BOARD OF REGENTS AGENDA**

**COMMITTEE:** Facilities, Construction & Master Plan

**ITEM:** Information on the University of Houston Modular Office Park at the University of Houston Energy Research Park.

**DATE PREVIOUSLY SUBMITTED:**

**SUMMARY:**

Information will be presented on the construction of a series of modular office buildings at the University of Houston Energy Research Park.

The 11,550 GSF facility will house general purpose offices with modular furniture systems, IT, rest rooms and other support systems on a site at the UH Energy Research Park, adjacent to Building 15 in an existing parking lot. It will address the need for University swing space necessary in order to complete various University renovation projects and will first be used to relocate personnel while renovating Energy Research Park Buildings 2 & 3A.

The project will take 6 months to complete.

**SUPPORTING DOCUMENTATION:** Project Site Map

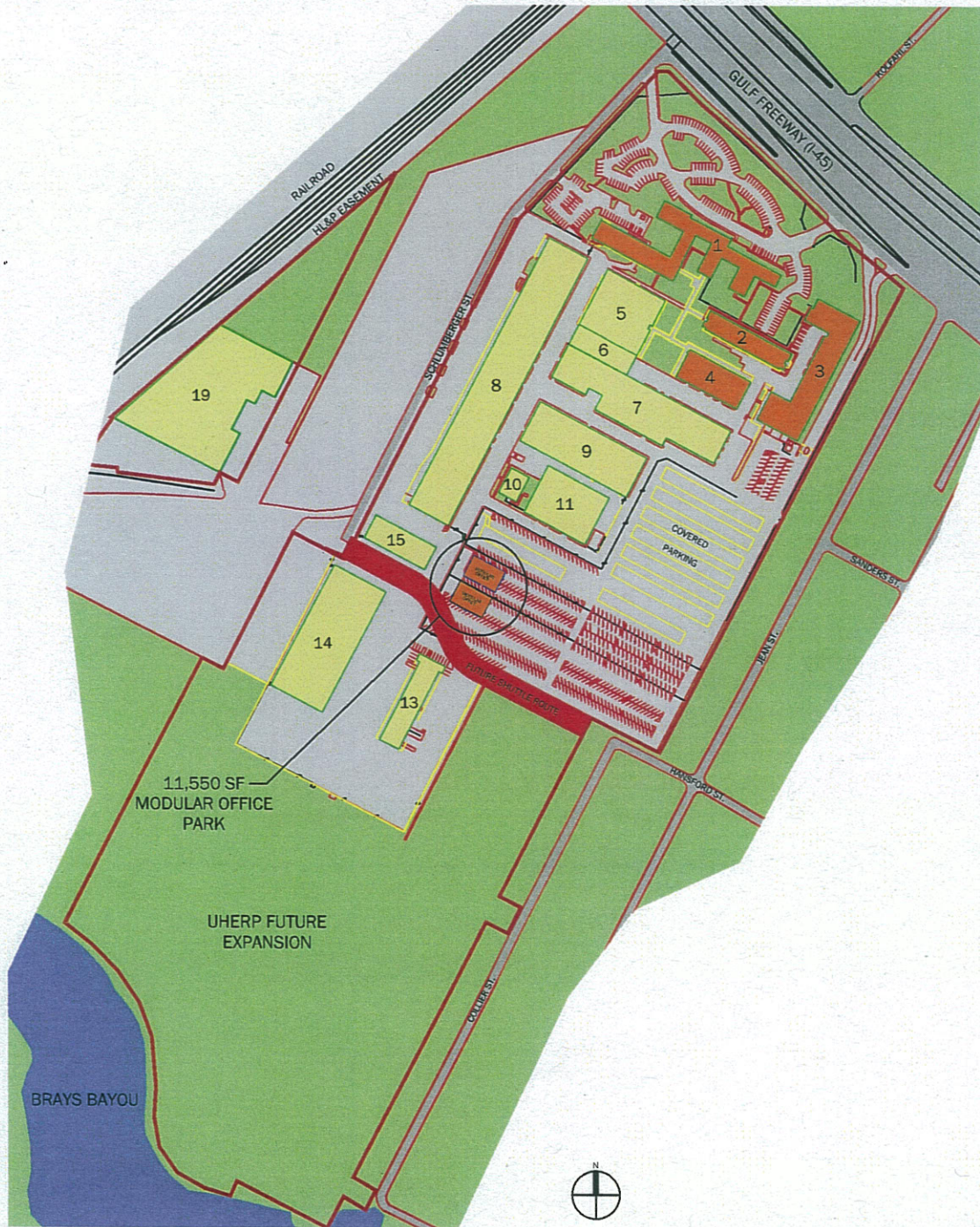
**FISCAL NOTE:** See companion item, Finance and Administration #7

**RECOMMENDATION/  
ACTION REQUESTED:** Information

**COMPONENT:** University of Houston

PRESIDENT	<i>Renu Khator</i> Renu Khator	<i>8/3/10</i> DATE
EXECUTIVE VICE CHANCELLOR	<i>Carl Carlucci</i> Carl Carlucci	<i>7/23/2010</i> DATE
CHANCELLOR	<i>Renu Khator</i> Renu Khator	<i>8/3/10</i> DATE





**OFFICE BUILDINGS**

<b>BUILDING 1</b>	
TOTAL NRA	84,402 S.F.
<b>BUILDING 2</b>	
TOTAL NRA	27,479 S.F.
<b>BUILDING 3</b>	
TOTAL NRA	70,773 S.F.
<b>BUILDING 4</b>	
TOTAL NRA	32,713 S.F.

**INDUSTRIAL BUILDINGS**

<b>BUILDING 5</b>	
TOTAL NRA	30,924 S.F.
<b>BUILDING 6</b>	
TOTAL NRA	11,289 S.F.
<b>BUILDING 7</b>	
TOTAL NRA	55,762 S.F.
<b>BUILDING 8</b>	
TOTAL NRA	102,520 S.F.
<b>BUILDING 9</b>	
TOTAL NRA	44,200 S.F.
<b>BUILDING 10</b>	
TOTAL NRA	4,251 S.F.
<b>BUILDING 11</b>	
TOTAL NRA	29,073 S.F.
<b>BUILDING 13</b>	
TOTAL NRA	20,232 S.F.
<b>BUILDING 14</b>	
TOTAL NRA	63,143 S.F.
<b>BUILDING 15</b>	
TOTAL NRA	13,191 S.F.
<b>BUILDING 19</b>	
TOTAL NRA	102,346 S.F.

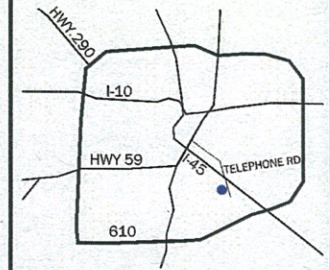
**UHERP NRA TOTALS**

<span style="color: orange;">■</span> TOTAL OFFICE	215,367 S.F.
<span style="color: yellow;">■</span> TOTAL INDUSTRIAL	476,931 S.F.
<b>TOTAL NRA</b>	<b>692,298 S.F.</b>

**ENERGY RESEARCH PARK**

5000 Gulf Freeway, Houston, TX 77023

**Location Plan**



**Park Features**

- 74.7 Acre, 15 Building, 672,075 S.F. Office and Industrial Park
- For Lease: Office, Office/Warehouse, Industrial, and Light Manufacturing
- Professional Property Management
- State of the art IT system
- Renovated campus
- Onsite security
- Close proximity to main UH campus amenities via free UH shuttle service
- Meets current life safety and occupancy building standards



**UNIVERSITY OF HOUSTON SYSTEM  
BOARD OF REGENTS AGENDA**

**COMMITTEE:** Facilities, Construction and Master Planning Committee

**ITEM:** Status Report of Potential University of Houston Private Housing Developments

**DATE PREVIOUSLY SUBMITTED:**

**SUMMARY:**

Associate Vice Chancellor for Plant Operations Dave Irvin will present a report on development of University of Houston System private partnership housing. This plan would develop partnership projects in three campuses. Partnership housing allows private development on university land.

**SUPPORTING DOCUMENTATION:**

**FISCAL NOTE:** No direct costs, partnership financing by a third party

**RECOMMENDATION/  
ACTION REQUESTED:** Information

**COMPONENT:** University of Houston System

**PRESIDENT**



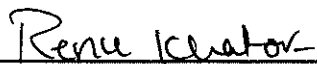
**DATE**

*7/23/2010*

**EXECUTIVE VICE CHANCELLOR**

Carl Carlucci

**DATE**



**CHANCELLOR**

Renu Khator

**DATE**

*8/3/10*