

MINUTES
UNIVERSITY OF HOUSTON SYSTEM
BOARD OF REGENTS
FACILITIES, CONSTRUCTION AND MASTER PLANNING COMMITTEE

Wednesday, August 14, 2013 – The members of the Facilities, Construction and Master Planning Committee (“FCMP”) of The University of Houston System Board of Regents convened at 1:03 p.m. on Wednesday, August 14, 2013, at the Hilton University of Houston Hotel, Conrad Hilton Ballroom , Second Floor, 4800 Calhoun, Houston, Texas, with the following members participating:

ATTENDANCE –

Present

Tilman J. Fertitta, Chair
Welcome W. Wilson, Jr., Regent
Spencer D. Armour III, Regent
Benjamin P. Wells, Student Regent
Nelda Luce Blair, Ex Officio

Non-Member(s) Present

Nandita V. Berry, Regent
Jarvis V. Hollingsworth, Regent
Mica Mosbacher, Regent
Roger F. Welder, Regent

In accordance with a notice being timely posted with the Secretary of State and there being a quorum in attendance, Chair of the Committee, Tilman J. Fertitta called the meeting to order and moved to the first item on the agenda, the approval of minutes.

AGENDA ITEMS

Action Items:

1. Approval of Minutes – Item B

On motion of Regent Wilson, Jr., seconded by Regent Armour, and by a unanimous vote of the committee members in attendance, the following minutes from the meeting listed below were approved:

- May 13, 2013, Facilities, Construction and Master Planning Committee Meeting

Regent Fertitta stated there was one (1) action item to be presented for the committee’s consideration and one (1) information item. Regent Fertitta requested Dr. Carl Carlucci, Executive Vice Chancellor for Administration and Finance introduce the first action item for the committee’s consideration and approval.

2. Approval is requested of the Committee members and their appointment terms for the System-wide Art Acquisition Committee (SWAAC) – University of Houston, Item C – FCMP-C4-9

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Dr. Carlucci introduced this item and stated there were five (5) vacancies on the System-wide Art Acquisition Committee (SWAAC) and five (5) nominees will be presented to fill those vacancies. Dr. Carlucci asked Ms. Emily Messa, Associate Vice President for Administration to briefly present the names of the nominees to the committee.

Ms. Messa stated there were three (3) representatives from the University of Houston System component universities, one (1) representative from the community and one (1) museum representative being presented for the committee's consideration.

- (1) UH-Clear Lake – Jeffrey Bowen. Mr. Bowen has been with the UH-Clear Lake Art Gallery since November 2011; and this was a recommendation from the UH-Clear Lake President's office.
- (2) UH-Downtown – Floyd Newsum. Dr. Newsum is a Professor of Arts and Humanities at UH-Downtown; and this was a recommendation from the UH-Downtown President's office.
- (3) University of Houston – Eloise Dunn Stuhr. Ms. Stuhr is Vice Chancellor/Vice President for University Advancement.
- (4) Community Representative – Judy Nyquist. Ms. Nyquist is affiliated with the UH Blaffer Museum and serves on a number of boards in the Houston area as well as known in the community for being a supporter of public art.
- (5) Museum Representative – Sara Kellner. Ms. Kellner was previously at Diverse Works Artspace, which is a local museum. She also owns the Kellner Consulting business and was most recently affiliated with selecting the public art for the METRO light rail station.

Ms. Messa stated the above five (5) individuals were the slate of nominees to be considered by the committee for the System-wide Art Acquisition Committee.

Regent Nandita Berry announced that she had been a member of this committee and requested the Board review the composition of the committee and the role regents have and whether regents are required to be on this committee. Until such time the Board does that, Regent Berry respectfully declined to be on the committee and that someone else could be appointed. Dr. Carlucci noted her request and stated they would make that adjustment.

For clarification, Regent Hollingsworth asked Regent Berry if she was suggesting that as a policy matter the Board should reconsider whether or not regents should be members of this committee and/or was it personal. Regent Berry stated no, that as a policy matter she felt the Board should reconsider whether or not regents should be members of this committee and until that time she was declining to be on the committee. Regent Fertitta, Chair of the Committee, approved Regent Berry's request.

Regent Fertitta asked for a motion to approve this item with the exception of Regent Berry's request.

On motion from Regent Wilson, Jr., seconded by Regent Armour, and by a unanimous vote of the committee members in attendance, the approval of the committee members and their appointment terms for the System-wide Art Acquisition Committee (SWAAC) was approved.

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At the conclusion of the approval of the above action item with Regent Berry's exception noted, Regent Fertitta called for a motion to place this action item on the Board's Consent Docket Agenda for final board approval.

On motion of Regent Wilson, Jr., seconded by Regent Armour, and by a unanimous vote of the committee members in attendance, the following action item will be placed on the Board's Consent Docket Agenda at the Board of Regents meeting scheduled for August 14, 2013 for final board approval.

1. Approval is requested of the Committee members and their appointment terms for the System-wide Art Acquisition Committee (SWAAC) – University of Houston System.

Information Item(s)

2. Major Capital Projects Status Report – University of Houston System, Item D – FCMP-D10-17.

Dr. Carlucci introduced this item and stated that the committee would hear a presentation on the newly completed projects. He also stated that in the Board materials, the regents would find a brochure which gives a history of the past several years in terms of new construction, completed, in design, and under construction at the University of Houston System campuses. In the brochure there was 6,000,000 sq. ft.; \$962 million in projects; and approximately 20 new projects. Dr. Carlucci requested Ms. Emily Messa give a presentation to the committee on the most recently completed projects.

Ms. Messa presented a brief overview of the major capital construction and renovation projects that have been completed over the summer and/or will be completed in early Fall 2013. The projects represented at the meeting totaled \$198 million or 20% of the \$962 million in capital construction and renovation projects underway at the University of Houston System since 2009. The projects addressed at the meeting represented work at two (2) UH System universities: the University of Houston and the University of Houston-Victoria.

At the University of Houston (UH), Ms. Messa focused on six (6) projects:

- Cougar Village II;
- Cougar Place;
- Renovations of Science areas at Science and Research I and the Fleming Building;
- Central Plant; and
- Welcome Center Student Garage.

Below is a brief outline of Ms. Messa's presentation on the six (6) UH projects for reference.

Cougar Village II

- This is a 287,872 sq. ft. facility, seven (7) stories with 1,144 beds. The project budget was \$50 million. The style of this facility is two bedroom, shared two bath unit to house first-year students at the University of Houston. This project is adjacent to Cougar Village I along Wheeler Avenue; and move-in for residence hall students is

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slated to begin the week of August 19, 2013. The professional staff moved into the facility on August 11, 2013.

Cougar Place

- This is an upper classman facility which is 318,000 gross sq. ft. It is two, four-story residential wings and they are connected by a common building. This was a \$48.5 million project with approximately 800 beds. These units predominately consist of four (4) private bedrooms with shared living and bathroom spaces for the residents. This facility is at the corner of Cullen Boulevard and Wheeler Avenue.

Central Plant Expansion Project

- This was a multi-year project that added 8,000 sq. ft. of new space to the University Central Plant and was necessary due to the growth at the University of Houston. In this project we added three (3) new chillers and three (3) high efficiency boilers and these were intended to reduce the emissions from the plant. We also replaced all four (4) cooling towers and added an additional cooling tower. UH also received a grant from Green Mountain Energy in the amount of \$140,000 for solar panels. These provide enough energy to support the entire 4,000 sq. ft. of office space at this facility. This \$39.0 million project was completed 190 days ahead of schedule and was \$6.0 million under the approved \$45.0 million budget.

Fleming and Science Research I

- Two (2) projects that were part of upgrades to our science facilities at the University of Houston will be completed this summer and fall. This includes the Fleming Building and the Science and Research I Building. Both buildings are located in the academic center of campus just off of Cullen Boulevard. The \$16.0 million upgrade at Science and Research I included the installation of a new stair pressurization system. We replaced the domestic and fire storage tank and installed a completely new fire sprinkler system; the fire alarm was replaced; we modernized the existing elevators; and added a 1500 KW generator and a switch gear to support both the Science and Research I and Science and Research II. UH also replaced the chill, water and handler units in this facility. This was a renovation of 214,496 gross sq. ft.
- The \$6.0 million renovation of the Fleming Building will be completed in early fall; and this was a renovation of 117,155 gross sq. ft. This addressed major life safety issues including the addition of sprinkler and fire alarm system. We also converted outdated labs into office spaces to support advising and student success initiatives in the College of Natural Science and Mathematics.

Welcome Center Student Garage

- This is an all-student garage with 1,500 student parking spaces. This was a \$20.0 million project and was the first all-student parking garage on campus. It has four (4) parking levels and is a 500,000 sq. ft. facility. This garage will be opened the week of August 24, 2013 and Ms. Messa stated she was told from the Department of Parking and Transportation that 90% of the permits have been sold for this parking facility.

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Also included in Ms. Messa's presentation was a project from the University of Houston-Victoria which is outlined below.

UHV Jaguar Suites

- This project is an 81,721 sq. ft. facility residence hall at the University of Houston-Victoria. It has 216 beds that are private beds with shared suite spaces. Amenities in this facility include wifi, laundry facilities, study areas, common areas with televisions, and a pool for the students.

This concluded the presentation on capital construction and the projects that will be completed in the summer and early Fall 2013. A complete copy of Ms. Messa's presentation has been filed in the Board office.

This item was for information only and required no committee action.

No Executive Session was called.

There being no further business to come before the committee, the meeting adjourned at 1:17 p.m.

All documentation submitted to the Committee in support of the foregoing action items, including but not limited to "Passed" agenda items and supporting documentation presented to the Committee, is incorporated herein and made a part of these minutes for all purposes; however, this does not constitute a waiver of any privileges contained herein.

Others Present:

Renu Khator
Paula Myrick Short
Carl Carlucci
Dona Cornell
Rathindra Bose
Elwyn Lee
Eloise Dunn Stuhr
Philip Castille
Bill Flores
Bill Staples
Joe Brueggeman
Landon Jullien
Marquette Hobbs

Emily Messa
Raymond Bartlett
Tom Ehardt
Wayne Beran
Nam My Lei
Dick Phillips
Mike Emery
Craig Ness
Matthew Brawley
Brandon Alexander
Phil Booth
Jon Aldrich
Brenda Robles

Dan Wells
Oscar Gutierrez
Josh Adams
Chris Stanich
Jonathan Thurston
Dana Rook
Maria Elena Soliño
Don Price
Gordon Luce
Frank Castro
Mike Scott
Ed Jones
Gerry Mathisen