

Campus Facilities Planning Board (CFPB)

Summary Points of Meeting

May 5, 2011

Hawai'i Hall 309

2:00 pm – 4:00 pm

Attendees: David Hafner, Steve Meder, Mark Gilbert, Peter Crouch, Francisco Hernandez, Reed Dasenbrock, Vassilis Syrmos, Blake Araki for Tom Katsuyoshi, Paul Mitri for Cheri Vasek, and Ann Sakuma

Guests: Fung Associates, Inc. – Architect Firm for Gartley Hall
Facilities & Grounds Staff

Gartley Hall Structural Retrofit and Renovation – Natural or Mechanical Ventilation?

- Gartley Hall was built in 1922 as a naturally ventilated building with open labs and classrooms, no sub-division of offices in the original layout.
- As one of the oldest building on campus, Gartley is listed on the Hawai'i Register of Historical Places.
- Fung Associates has been selected to do the structural retrofits and renovation of Gartley.
- Over time, increased density has restricted air flow thru Gartley.
- Fung Associates have met with the School of Social Work to come up with proposed schematic plans to satisfy user needs.
- Ventilated Options:
 - Full natural ventilation design (not recommended due to increased density and noise level around Gartley)
 - Mixed-mode ventilation design (not recommended due to tropical climate, high humidity, increased energy usage, mold issue)
 - Full energy efficient air conditioning design (recommended because historic structure can be preserved; privacy needs, desired acoustics, and thermal comfort needs of Social Work can be met; and able to meet LEED Silver standards.
- Proposed plans include digging 12" down to increase basement height. An air handling system will be needed but will share the chill water plant with Dean Hall. Elevators located inside of the building.
- The committee requests Fung Associates to address the following areas:
 - How is this building going to be more efficient? What is the projected life-cycle cost to ensure the building's efficiency?
 - Many of the rooms in the proposed plan do not have windows. Is this the best option for this building and the university? How many rooms are we gaining or losing in terms of classrooms/offices/specialized rooms?
- Need to ensure that schematic design meets certain standards and mechanical efficiency, life-cycle costs, and to ensure the Dean/Director is given viable options to consider.
- Are there other modular flexibility options programs can review and consider that will best fit the needs of future programs and university needs?

Conclusion: The committee endorses the full energy efficient air conditioning design for Gartley Hall and requests Fung Associates to provide the CFPB with a complete energy study and architectural options.

CRDM Budget Update

Conclusion: In order to meet the \$37K shortfall projected in CRDM for the FB 2011-2013, the committee agrees to prioritize on-gong projects as follows, subject to available funding:

- #1 Edmondson Hall
- #2 Gartley Hall
- #3 Kuykendall Hall

Space Planning

- There is a need to consolidate efforts in space management – currently handled by various groups on campus. It is important to look at the campus as a whole and to get space understood and inventoried.
- Meetings will be held next week to consolidate data and needs, relocations, and available space.
- Form a space recovery team to establish standards and a process for obtaining necessary approvals before space changes can actually be made to ensure appropriate persons are consulted.
- To drive greater efficiency, the committee recommends posting space usage info, starting with general use classrooms, on a central calendar for the campus community to use.
- There are two projects requesting for space under Veteran's Affairs:
 - Student center for veterans
Francisco will review his existing space to see if space can found for the student center.
 - Veteran's rights clinic
The committee recommends the Law School to review their existing space to see if an area for the clinic can be located.

The committee agrees to have the respective units handle space requests internally before approaching the Planning Office.

Next Meeting: Thursday, June 2, 2011 in Hawai'i Hall 309.

Capital campaign – many universities have been successful in raising funds to improve campus facilities. The committee recommends extending an invitation to Greg Willems, the new vice president of development at UH Foundation to attend the next CFPB meeting on June 2, 2011 to discuss this option.