

Campus Facilities Planning Board (CFPB)

Summary Points of Meeting

May 21, 2009

Hawai'i Hall Room 309

8:00 am – 10:00 am

Attendees: David Hafner, Eric Crispin, Kathy Cutshaw, Gary Ostrander, Vassilis Syrmos, Tommy Kuh for Peter Crouch, Clark Llewellyn, Tom Katsuyoshi, Brian Minaai, Eric Yamashita, Ann Sakuma

Project Speakers: James Douglas - Microbiology

Not in Attendance: Reed Dasenbrock, Francisco Hernandez

May 7, 2009 Meeting Recap:

Approved and to be posted on CFPB website.

Board Membership:

Committee agreed that it was not appropriate for Brian Minaai to be a board member. Brian will continue to participate in CFPB meetings to ensure consistency and vetting of projects that come through the Office of Capital Improvements with CFPB and to provide valuable input in discussions. Krystyna Aune has been nominated to represent the instructional body. Board members will send additional nominations to Ann at annyang@hawaii.edu for review at the next meeting. Kathy will send e-mail to SEC for membership recommendations.

Nursing Science Center Facility:

Due to the upcoming proposal deadline to NIH, the board is in agreement with Mary Boland that the existing Webster location be renovated for this project. The bottom floor of Cancer Research can be provided to Mary temporarily if additional space is required. Tom will work with Mary to complete the required drawings to attach to the proposal to sponsor by the July 18, 2009 deadline.

Human Body Composition:

CTAHR is moving forward on a grant which will also require space. Understand there is no guarantee regarding the space wanted.

Biomed Cage Wash Facility:

The project will proceed to obtain grant funding using the current 2nd floor Biomed facility site. Purpose of grant is to remodel the existing space. The proposal will be submitted in July 2009, awarded in October 2009, and funded around December 2009 with two (2) years to spend out the

funds. Gary is currently reviewing all cage wash facilities and animal related issues on campus. Funds can be redirected accordingly once info is gathered.

Project Requests:

Snyder Hall Lab Renovation

- Jim Douglas of Microbiology received a waiver from UH administration six (6) years ago to place an 8" pipe on the outside of Snyder Hall for increased air flow through the lab (Snyder 101) and out the roof. The Board agreed that the project needs to be re-evaluated under present requirements and to ensure proper fit and consistency to the overall campus plan. Jim explained that this retrofit (air handling and exhaust stack) is needed in the lab to meet ventilation requirements for research. There will be no change in power use. The construction permit has been obtained and the drawings include tapping into the central power coming into the building.

BSL2 facility: Over the years, federal regulation and standards have been raised to convert BSL2 facilities to BSL3 standards. This includes sealing research areas so no bacteria and viruses escape the room.

Recommendation: Committee supports the upgrade to a BSL3 lab. The funding for this project has been secured. Jim will provide a copy of the approved waiver and project information for Board review. Upon analysis of full details, board will evaluate how best to implement this project and confirm best location for a BSL3 lab. Decision deferred to next meeting.

Confucius Statue Gift

- The Confucian Academy of Hong Kong will be donating a bronze statue of Confucius to the UH Manoa. The Landscape Advisory Committee is working on a draft policy regarding artwork on campus for the committee's review.

Accepting donations such as this requires careful consideration of the logistics involved in relocation, funding for ongoing care and maintenance, conditions of the donor, and loan requirements. The John Young Museum courtyard in Krauss Hall has been suggested as a possible site for the Confucius statue.

Recommendation: Eric will work with Kathy on the details of the policy before the draft is forwarded to the Board for review. Decision on the gift to be deferred until additional information is gathered. Brian will provide a copy of the artwork policy regarding the State Foundation on Culture and the Arts (1% of project costs taken off the top for art work) to Eric for reference.

Bilger-Keck Lab Expansion

- This project involves the renovation of three (3) rooms on the 3rd floor of Bilger Hall which includes a chemical storage room. The Chemistry department needs to find proper storage or dispose of the existing chemicals on site. Start of construction will be subject to the resolution of the chemical storage room. Tight timeline. Tom will work with Chemistry to find a solution and proceed with bidding process.

Proposed CRDM Priorities

Projects are reviewed annually and prioritized. Info comes from system model. Current guidelines are prioritized based upon select criteria (see attached). \$20-\$30M per year used to fulfill these priorities. There is currently a backlog of \$260M. Not getting caught up on the backlog. Not even able to keep up with the year-to-year renewals of existing buildings due to lack of funds. Modernization is the upgrading of facilities with new technology and infrastructure.

Also included below are the proposed general guidelines for FY2009-2011.

Upgrading the drainage and roadwork on campus will cost millions of dollars. It was recommended that supplemental funding be sought for health and safety projects with the balance covered by CRDM funds. Design the drainage plan for the entire campus and start phase 1 as additional funding is sought. Mānoa is downstream and thus, drainage problem from Biomed and Mid Pacific is constant. Recommend to plan for the long-term instead of taking a band-aid approach. Obtain separate appropriation.

Only \$1.9M received annually in maintenance funds. Very difficult in meeting maintenance needs, such as updating switch boards, with this amount. Infrastructure and landscaping is \$3M annually. Facilities is looking more closely at water retention opportunities and a green roof at CMORE.

Gartley Hall Ground Floor: Is there really a health and safety issue that requires evacuation? Drainage issue in the Quad is causing water problems. Need to get water away from the buildings. Brian will check with Lauren regarding situation and provide Board with an update.

Kuykendall Hall: Mostly classrooms which are UHM's number one priority and thus, do we renovate? Build new? Need to review and see what is most feasible. PDR just completed.

Propose building a surge center/lab in the Food Science & Technology Building. Modernize.

Snyder Hall: How much or should funds be invested in this building?

HIMB - New poly-lab on Coconut Island: Air conditioning problems exist due to the salt air which is hampering the research conducted onsite. Facilities is working with Coconut Island staff on mechanical upgrades and to put in a chiller plant to improve air conditioning. The whole project is estimated to cost approximately \$3.5M. Current budget is \$1.7M. This project will be done in two (2) phases which will include the installation of a chiller plant, inclusion of a distribution system in the building, and the repair of the moat. Option is to go in for a separate supplemental request to fund this project. There is currently a legislative bill to exempt Coconut Island from any government permits.

Recommendation: Submit request through Brian's office for supplemental funding for above upgrades. The request will have to be done by July 2009 for BOR review in order to be forwarded to Governor in Dec 2009.

Old lab on Coconut Island: Will be going in for stimulus funding support. Gary is conducting an internal evaluation on most appropriate person to submit proposal.

Is Coconut Island a core facility for UH Mānoa?

Athletic Facility: Repairs being done. \$300M in sub-allocations received. Facilities will gather old plans involving athletics. The Athletics department has a better chance of getting funding on their own. Recommend to have a representative from Athletics on this Board. Request will be made for Jim to appoint someone to serve on this committee.

Remodel of 4th floor QLC Conference Room: Many under-utilized space. Remodel area to accommodate larger meetings and events. Not a top priority compared to classrooms. Option is to proceed with the design phase by involving students and making this a project. This may not be feasible due to start of summer with most students away. Eric and Clark will work on a conceptual design for Chancellor's review. A design of the area would provide a mechanism for the Chancellor to go out and obtain donations.

CRDM is lapsing money. There is a trend in bid protests. Thus, plan to start earlier. System is requiring Mānoa to purchase outside consulting (\$50K in additional cost for a \$100K project). No such funds. Economy is driving a lot of this. How can we resolve the legal protests? All other campuses are experiencing the same bidding climate.

Quarry Project: Use money to proceed with the design phase and work with Duff to be able to do multiple projects using one vendor as the main project manager. It will cost approximately \$10-\$15M to upgrade the elevator systems on campus. This move to outsource management will condense the number of prime or project managers (AE firm: program management) with

multiple sub-contractors below. The main project manager will have to be licensed – architecture or engineer (prime AE/CM) – and will be selected on qualifications and experience. The Board would like to get this concept through to smooth out the process. It was suggested that all campuses go in together and reprogram the funds.

How can this Board be more efficient?

- Recommend to bring site plans for projects being evaluated by the Board to facilitate better discussions.
- Need to review past biennium to see what the priority projects were and how the Board would like to move forward.
- Need to put together a procedure to ensure that projects are reviewed by this Board.
- Need to get information out to the campus regarding the process of getting projects onto the Board agenda.
- All projects need to be reviewed by the Board before proceeding.

Legislature passed an additional \$14M for the Campus Center. Original intent seems to have been a 1-for-1 swap of revenue bonds for general obligation bonds. What was approved in the BOR budget is what the Legislature is basing their decisions on. Therefore, there is a need to make the process clear to the campus to vet projects thru this Board before it goes to the BOR for approval. This is an evolving process. The objective is to create a great environment for students.

The projects reviewed thus far are mainly those with funds, majority research related. Projects with no or limited funds that need to be considered are usually funded by CRDM. Health and safety projects have priority.

LRDP: Will work to build research zones, campus wellness zone, etc. into the master plan. For example, the Kakaako area is like a life sciences/allied health/health and wellness zone. This will help to better steer decision making by the Board. The Campus Heritage Report also needs to be considered.

Forward comments on ways to improve the CFPB meetings and the topics covered to Eric (crispin@hawaii.edu) and Dave (hafner@hawaii.edu).

Next Meeting: Thursday, June 18, 2009 in Hawai'i Hall 309 at 8:00 am.