UNIVERSITY OF VIRGINIA
BOARD OF VISITORS
MEETING OF THE
BUILDINGS AND GROUNDS
COMMITTEE
JANUARY 22, 2007

BUILDINGS AND GROUNDS COMMITTEE

Monday, January 22, 2007
5:15 – 6:45 p.m.
Byrd Seminar Room, Room 318
Harrison Institute

Committee Members:

Lewis F. Payne, Chair	
Daniel R. Abramson	Anne Elizabeth Mullen
Alan A. Diamonstein	Don R. Pippin
Susan Y. Dorsey	Gordon F. Rainey, Jr.
W. Heywood Fralin	Thomas F. Farrell, II, Ex Officio
Vincent J. Mastracco, Jr.	

AGENDA

BOARD OF VISITORS CONSENT AGENDA

A. EASEMENTS, SOUTH LAWN PROJECT: Approval of permanent easements from the City of Charlottesville

The University proposes to request seven easements from the City of Charlottesville to permit construction of facilities on and adjacent to Jefferson Park Avenue. These easements will extend and or relocate utilities associated with the South Lawn project and allow for column foundations for the crossing over Jefferson Park Avenue. The easements will allow the University to:

- **extend medium temperature hot water piping to heat the South Lawn facility and future buildings west of Brandon Avenue;**
- **extend chilled water piping to cool the South Lawn facility and future buildings west of Brandon Avenue;**
- **install electrical lines to the South Lawn facility;**
- **install telecommunications lines to the South Lawn facility;**
- **construct a duct bank to allow for existing overhead public utilities be re-located underground along the south side of Jefferson Park Avenue;**
- **extend sanitary sewer line; and**
- **construct Jefferson Park Avenue crossing level support footings/caissons.**

ACTION REQUIRED: Approval by the Buildings and Grounds Committee and by the Board of Visitors

APPROVAL TO REQUEST PERMANENT EASEMENTS FOR THE UNIVERSITY OF VIRGINIA ON JEFFERSON PARK AVENUE IN THE CITY OF CHARLOTTESVILLE

RESOLVED that the request for easements, from the City of Charlottesville, to permit construction of facilities on and adjacent to Jefferson Park Avenue for the provision of hot water, chilled water, electrical power, and tele-communications, and to permit the construction of a duct bank, the extension of sanitary sewer and construction of support footings and caissons to serve the buildings in the South Lawn Project and future buildings west of Brandon Avenue is authorized; and

RESOLVED FURTHER that appropriate officers of the University are authorized to request this easement.

B. EASEMENT, SOUTH LAWN PROJECT (DOMINION VIRGINIA POWER): Approval of easement

As part of the South Lawn Project, the University proposes closing a portion of Valley Road and constructing a new cul-de-sac to end Valley Road. In conjunction with the construction of this new cul-de-sac, the University of Virginia has requested that Dominion Virginia Power relocate an existing power line. The power lines will be re-located along the southern property line of 503 Valley Road.

ACTION REQUIRED: Approval by the Buildings and Grounds Committee and by the Board of Visitors

APPROVAL OF A PERMANENT EASEMENT FOR RELOCATION OF OVERHEAD ELECTRICAL WIRES FOR THE SOUTH LAWN PROJECT (DOMINION VIRGINIA POWER)

RESOLVED, the Board approves the granting of a permanent easement to Dominion Virginia Power to provide for the relocation of overhead lines, poles, and equipment to facilitate the construction of a cul-de-sac on Valley Road in conjunction with the South Lawn Project, on property owned by The Rector and Visitors of the University of Virginia; and

RESOLVED FURTHER that appropriate officers of the University are authorized to execute said easement.

C. EASEMENTS, SOUTH LAWN PROJECT (CITY OF CHARLOTTESVILLE): Approval of easements

As part of the South Lawn Project, the University proposes to close a portion of Valley Road and construct a new cul-de-sac to end Valley Road. Existing natural gas, storm water, drinking water and sewer lines are located in the portion of Valley Road to be closed. The City of Charlottesville will require easements in order to access and maintain these lines after Valley Road is closed.

As part of the South Lawn Project, the University will construct a terrace that crosses over Jefferson Park Avenue. The location of this terrace will require the re-location of a bus stop currently located near the intersection of Brandon Avenue and Jefferson Park Avenue. This easement will allow the City to use and maintain the area required for a new "pull-off" type bus stop.

ACTION REQUIRED: **Approval by the Buildings and Grounds Committee and by the Board of Visitors**

APPROVAL OF PERMANENT EASEMENTS FOR ACCESS TO EXISTING PUBLIC UTILITIES AND A RELOCATED BUS STOP (CITY OF CHARLOTTESVILLE)

RESOLVED, the Board of Visitors approves the granting of a permanent easement to the City of Charlottesville to provide access to existing public utilities, in the portion of Valley Road proposed to be closed related to the South Lawn project, on property owned by The Rector and Visitors of the University of Virginia; and

RESOLVED, the Board approves the granting of a permanent easement to the City of Charlottesville to provide access to use and maintain a new "pull-off" type bus stop along Jefferson Park Avenue; and

RESOLVED FURTHER that appropriate officers of the University are authorized to execute said easements.

UNIVERSITY OF VIRGINIA
BOARD OF VISITORS AGENDA ITEM SUMMARY

BOARD MEETING: January 22, 2007

COMMITTEE: Buildings and Grounds

AGENDA ITEM: II.A. Six Year Capital Outlay Plan (2008-14)

BACKGROUND: In October 2004, the Board of Visitors revised the policy outlining the involvement of the Board and its committees in the capital planning process. As a result of that revised policy, certain committees will review the programmatic concepts of certain projects prior to the full Board's approval of the Six Year Capital Plan in February. For example, Educational Policy will review all academic projects; previously the Buildings and Grounds Committee reviewed all infrastructure projects. Additionally, the Finance Committee will review the financial plans for each project in the first biennium.

At this time the full proposed plan is brought to the Buildings and Grounds Committee for your consideration. This will be the eighth Six-Year Plan submitted to the state, and it will cover the 2008-2014 period. It will be used as a planning tool and as supporting documentation for capital project funding at the state level. The Plan will be submitted to Richmond later this spring; the Governor's staff will evaluate it and make recommendations in the budget package for 2008-2010.

DISCUSSION: The six-year plan, outlined in the tables following this write-up, for the Academic Division, Medical Center, and College totals $1.7 billion, and is split to include $634.3 million general funds, $610.6 million nongeneral funds and $492.2 million debt. The 2008-2010 biennial request totals $695.7 million, with $228.8 million from general funds, $203.6 million from nongeneral funds and $263.3 million from debt. The tables are arranged by agency and biennium. Individual project descriptions, listed by agency and biennium, are included in the appendices.

ACTION REQUIRED: Approval by the Buildings and Grounds Committee and by the Board of Visitors

APPROVAL OF 2008-14 SIX YEAR CAPITAL OUTLAY PLAN

RESOLVED that the Six-Year Capital Outlay Plan for the Academic Division, the Medical Center, and The University of Virginia's College at Wise for the period 2008-2014 is approved; and

RESOLVED FURTHER that appropriate officers of the University are authorized to make necessary revisions to the Plan prior to its submission to the Commonwealth, provided the revisions do not alter in any substantive way the overall capital program as approved.

Academic Division (207)
2008-2010 Biennium Plan

PROJECTS	GENERAL FUNDS	NON-GENERAL FUNDS	DEBT	TOTAL
Renovation Projects				
Ruffner Hall Infrastructure	$ 19,800,000	$ -	$ -	$ 19,800,000
McLeod Hall Renovation	-	6,000,000	-	6,000,000
Rugby Road Administrative Building Renovation & Lambeth Colonnade Restoration	8,750,000	15,350,000	-	24,100,000
Gooch and Dillard Residence Halls Exterior Renovation	-	4,900,000	-	4,900,000
McCue Center Renovations	-	5,700,000	-	5,700,000
Pavilion Renovation	-	2,600,000	-	2,600,000
School of Medicine Lab Renovations	-	8,000,000	-	8,000,000
Subtotal	$ 28,550,000	$ 42,550,000	$ -	$ 71,100,000
New Construction Projects				
Information Technology Engineering Building	$ 40,600,000	$ 15,600,000	$ -	$ 56,200,000
Ivy Stacks II	21,500,000	3,000,000	-	24,500,000
Blandy Arboretum: New Research Labs and Cabins	1,400,000	800,000	-	2,200,000
Gateway to the Arts	25,000,000	36,000,000	57,500,000	118,500,000
JAG School Addition	-	-	50,000,000	50,000,000
SEAS Student Projects Facility	-	1,000,000	-	1,000,000
MR-6 Furniture	765,000	-	-	765,000
South Lawn Furnishings	716,000	-	-	716,000
Alderman Road Residence Halls - Phase II	-	5,100,000	29,400,000	34,500,000
Acquire Health System Parking Garage-North	-	-	43,000,000	43,000,000
ITC Data Center Building	-	-	12,900,000	12,900,000
Klockner Stadium Addition	-	10,400,000	-	10,400,000
University Center	-	-	30,000,000	30,000,000
Bookstore Expansion	-	6,900,000	3,600,000	10,500,000
Subtotal	$ 89,981,000	$ 78,800,000	$ 226,400,000	$ 395,181,000
Infrastructure Projects				
Central Grounds Med Temp Hot Water Piping Upgrade	$ 10,100,000	$ -	$ -	$ 10,100,000
North Chiller Plant Chillers Replacement	22,650,000	22,650,000	-	45,300,000
Subtotal	$ 32,750,000	$ 22,650,000	$ -	$ 55,400,000
Academic Division Blanket Authorization	$ -	$ 20,000,000	$ -	$ 20,000,000
Maintenance Reserve	$ 17,000,000	$ 3,000,000	$ -	$ 20,000,000
TOTAL	$ 168,281,000	$ 167,000,000	$ 226,400,000	$ 561,681,000

Projects that were in 2006-2012 Plan are denoted by shading.

Academic Division (207)
2010-2012 Biennium Plan

PROJECTS	GENERAL FUNDS	NON-GENERAL FUNDS	DEBT	TOTAL
Renovation Projects				
Mountain Lake Research Station: Facility Renovation	$ 1,600,000	$ -	$ -	$ 1,600,000
Carr's Hill Renovation	-	7,700,000	-	7,700,000
Hotel A Renovations	-	3,700,000	-	3,700,000
Rotunda Renovations	20,100,000	20,100,000	-	40,200,000
School of Medicine Lab Renovations	-	8,000,000	-	8,000,000
Subtotal	$ 21,700,000	$ 39,500,000	$ -	$ 61,200,000
New Construction Projects				
Biomedical Engineering	$ 34,000,000	$ 32,400,000	$ -	$ 66,400,000
Life Sciences	56,900,000	-	11,000,000	67,900,000
Health Sciences Library Addition	19,300,000	-	-	19,300,000
New LTER Dry Lab Facility Phase II	500,000	500,000	-	1,000,000
Research Farm Vivarium	-	15,600,000	-	15,600,000
Alderman Road Residence Halls - Phase III	-	12,500,000	45,800,000	58,300,000
Miller Center Phase III	-	10,700,000	-	10,700,000
Fieldhouse and Athletic Offices	-	36,400,000	21,800,000	58,200,000
University Recreation Center	-	-	56,300,000	56,300,000
Subtotal	$ 110,700,000	$ 108,100,000	$ 134,900,000	$ 353,700,000
Infrastructure Projects				
Science and Engineering Chiller Plant	$ 15,372,000	$ 2,928,000	$ -	$ 18,300,000
North Grounds Boiler and Chiller Plant	8,500,000	8,500,000	-	17,000,000
Fire and Life Safety Improvements	7,800,000			7,800,000
Subtotal	$ 31,672,000	$ 11,428,000	$ -	$ 43,100,000
Academic Division Blanket Authorization	$ -	$ 20,000,000	$ -	$ 20,000,000
Maintenance Reserve	$ 19,000,000	$ 3,000,000	$ -	$ 22,000,000
TOTAL	$ 183,072,000	$ 182,028,000	$ 134,900,000	$ 500,000,000

Projects that were in 2006-2012 Plan are denoted by shading.

Academic Division (207)
2012-2014 Biennium Plan

PROJECTS	GENERAL FUNDS	NON-GENERAL FUNDS	DEBT	TOTAL
Renovation Projects				
Cobb Hall Renovation	$ 28,450,000	$ 28,450,000	$ -	$ 56,900,000
Alderman Library Renovations and System Upgrades, Phase I	26,200,000	-	-	26,200,000
Science Teaching and Outreach Center (Observatory and Alden)	6,500,000	-	-	6,500,000
School of Medicine Lab Renovations	-	8,000,000	-	8,000,000
Subtotal	$ 61,150,000	$ 36,450,000	$ -	$ 97,600,000
New Construction Projects				
New Psychology Building	31,600,000	31,600,000	-	63,200,000
Public Safety Building	-	29,500,000	-	29,500,000
Subtotal	$ 31,600,000	$ 61,100,000	$ -	$ 92,700,000
Infrastructure Projects				
Steam Tunnel Repair: Central Grounds	$ 4,000,000	$ -	$ -	$ 4,000,000
Steam Tunnel Repair: Emmet Street	11,000,000	-	-	11,000,000
Alderman and Clemons Chiller Replacements	11,500,000	-	-	11,500,000
Accessibility Improvements	2,100,000	-	-	2,100,000
Subtotal	$ 28,600,000	$ -	$ -	$ 28,600,000
Academic Division Blanket Authorization	$ -	$ 20,000,000	$ -	$ 20,000,000
Maintenance Reserve	$ 21,000,000	$ 3,000,000	$ -	$ 24,000,000
TOTAL	$ 142,350,000	$ 120,550,000	$ -	$ 262,900,000

Projects that were in 2006-2012 Plan are denoted by shading.

Medical Center (209)
2008-2010 Biennium Plan

PROJECTS	GENERAL FUNDS	NON-GENERAL FUNDS	DEBT	TOTAL
New Construction Projects				
University Hospital Mixing Box	$ -	$ -	$ 23,890,000	$ 23,890,000
Subtotal	$ -	$ -	$ 23,890,000	$ 23,890,000
Medical Center Blanket Authorization	$ -	$ 20,000,000	$ -	$ 20,000,000
TOTAL	$ -	$ 20,000,000	$ 23,890,000	$ 43,890,000

2010-2012 Biennium Plan

PROJECTS	GENERAL FUNDS	NON-GENERAL FUNDS	DEBT	TOTAL
New Construction Projects				
Master Site Plan Development	$ -	$ 38,000,000	$ 79,000,000	$ 117,000,000
Subtotal	$ -	$ 38,000,000	$ 79,000,000	$ 117,000,000
Medical Center Blanket Authorization	$ -	$ 20,000,000	$ -	$ 20,000,000
TOTAL	$ -	$ 58,000,000	$ 79,000,000	$ 137,000,000

2012-2014 Biennium Plan

PROJECTS	GENERAL FUNDS	NON-GENERAL FUNDS	DEBT	TOTAL
Medical Center Blanket Authorization	$ -	$ 20,000,000	$ -	$ 20,000,000
TOTAL	$ -	$ 20,000,000	$ -	$ 20,000,000

Projects that were in 2006-2012 Plan are denoted by shading.

The University of Virginia's College at Wise (246)

2008-2010 Biennium Plan

PROJECTS	GENERAL FUNDS	NON-GENERAL FUNDS	DEBT	TOTAL
New Construction Projects				
New Library	$ 42,500,000	$ -	$ -	$ 42,500,000
Renovate Greear Gym and Pool and Construct Recreation Center	16,600,000	16,550,000	13,050,000	46,200,000
Subtotal	$ 59,100,000	$ 16,550,000	$ 13,050,000	$ 88,700,000
Infrastructure Projects				
Campus Accessibility	$ 600,000	$ -	$ -	$ 600,000
Subtotal	$ 600,000	$ -	$ -	$ 600,000
Maintenance Reserve	$ 800,000	$ -	$ -	$ 800,000
TOTAL	$ 60,500,000	$ 16,550,000	$ 13,050,000	$ 90,100,000

2010-2012 Biennium Plan

PROJECTS	GENERAL FUNDS	NON-GENERAL FUNDS	DEBT	TOTAL
New Construction Projects				
Wyllie Library Conversion	$ 20,500,000	$ -	$ -	$ 20,500,000
Proscenium Theatre Building	19,900,000	10,200,000	-	30,100,000
Residence Hall IV	-	-	15,000,000	15,000,000
Subtotal	$ 40,400,000	$ 10,200,000	$ 15,000,000	$ 65,600,000
Maintenance Reserve	$ 900,000	$ -	$ -	$ 900,000
TOTAL	$ 41,300,000	$ 10,200,000	$ 15,000,000	$ 66,500,000

2012-2014 Biennium Plan

PROJECTS	GENERAL FUNDS	NON-GENERAL FUNDS	DEBT	TOTAL
New Construction Projects				
New Classroom/Lab Building	$ 25,100,000	$ -	$ -	$ 25,100,000
Planetarium	6,700,000	-	-	6,700,000
Economic Development Center	-	16,300,000	-	16,300,000
Subtotal	$ 31,800,000	$ 16,300,000	$ -	$ 48,100,000
Infrastructure Projects				
North Campus Utility Expansion	$ 2,000,000	$ -	$ -	$ 2,000,000
Campus Lighting	1,000,000	-	-	1,000,000
Campus Mobility	3,000,000	-	-	3,000,000
Subtotal	$ 6,000,000	$ -	$ -	$ 6,000,000
Maintenance Reserve	$ 1,000,000	$ -	$ -	$ 1,000,000
TOTAL	$ 38,800,000	$ 16,300,000	$ -	$ 55,100,000

Projects that were in 2006-2012 Plan are denoted by shading.

UNIVERSITY OF VIRGINIA
BOARD OF VISITORS AGENDA ITEM SUMMARY

BOARD MEETING: January 22, 2007

COMMITTEE: Buildings and Grounds

AGENDA ITEM: II.B. Project Approval, Acquire Advanced Research and Technology (A.R.T.) Life Sciences Annex

BACKGROUND: Normally, the Board of Visitors approves major capital projects every two years as part of the Six Year Major Capital Project program. When the University identifies a new capital project outside the Six Year Major Capital Project cycle, the project requires approval by the Buildings and Grounds and Finance Committees. If a new capital project has a future need for operating and maintenance funding, it must also be authorized by the Commonwealth under the University's Management Agreement. Any such projects were due to the General Assembly on January 11th.

DISCUSSION: The University proposes to acquire, at a cost of $35.1 million, a 34,000 gross square foot research and live animal care facility located below grade at the Advanced Research and Technology (A.R.T) facility currently under construction at the Fontaine Research Park. The roof of the annex will become the surface of the parking area that had been previously planned as part of the A.R.T. project. The annex is required in order to furnish facilities for the live animal research that is the basis of the work done by the Center for Biological Timing which will occupy the 3rd floor labs, and to provide additional space for the live animal research of other researchers, chiefly in the School of Medicine. The facility will be constructed by the UVa Foundation and acquired by the University in the Fall of 2008. University debt will fund the project, with the related debt service covered from F&A cost recoveries.

ACTION REQUIRED: Approval by the Buildings and Grounds Committee and by the Board of Visitors

APPROVAL OF ACQUISITION OF ADVANCED RESEARCH AND TECHNOLOGY (A.R.T.) LIFE SCIENCES ANNEX

RESOLVED, the Board of Visitors approves the acquisition of a Life Sciences Annex to the Advanced Research and Technology facility. The Annex is budgeted at $35.1 million, to be funded from University debt.

UNIVERSITY OF VIRGINIA
BOARD OF VISITORS AGENDA ITEM SUMMARY

BOARD MEETING: January 22, 2007

COMMITTEE: Buildings and Grounds

AGENDA ITEM: II.C. Project Budget Increases in Excess of 10 Percent and Project Scope Decrease in Excess of 10 Percent

BACKGROUND: In accordance with policy adopted by the Board of Visitors in October 2004, all capital project budget increases in excess of 10 percent and all capital project scope decreases in excess of 10 percent require the approval of the Finance and Buildings and Grounds Committees.

DISCUSSION: The following capital project budget increases have been approved by University administration and will be presented to the Finance Committee at its January meeting.

1) ***Supplement Acquisition of Advanced Research and Technology (A.R.T.) Building ($3.9 million NGF debt)*** – This request increases the project budget to $45.4 million due to unsuitable soil conditions, a clarification in building system requirements, program changes (related to the recruitment of a senior scientist who is a National Academy of Sciences member and a Howard Hughes Medical Institute investigator), and general construction market conditions. A $2.8 million administrative increase was previously approved; the combination of that $2.8 million and this $3.9 million puts the total increase since the last Board authorized budget at 17.3 percent, thus requiring the Committee's approval. The original budget of $38.7 million was authorized by the Board in February 2005. The project will provide research and core function space for sponsored research in the College of Arts & Sciences and the School of Medicine. The debt service related to the budget increase will be funded from Facilities & Administrative cost recoveries related to the research activities to be housed in the facility.

2) ***Supplement Bavaro Hall ($5.2 million NGF)*** – Current cost estimates indicate that construction market escalation, related to cost increases in materials and labor shortages, will require both budget and scope changes for

Bavaro Hall. Bavaro Hall's current $32 million budget, authorized by the Board in October 2004, is recommended to be increased to $37.2 million, an increase of 16.25 percent, and current scope of 80,000 gross square feet is recommended to be decreased to 68,800 gross square feet, a decrease of 14 percent. These changes are necessary in order to address the necessary program elements of the school within available funding. The full cost, including the supplement, is to be funded from gifts. A recent $5 million gift will cover the majority of this cost increase.

3) *Supplement Upgrade of Jordan Hall HVAC Systems ($9.3 million NGF debt)* - The request supplements the existing $19.6 million project by 47 percent to replace HVAC infrastructure in a critical School of Medicine research facility bringing the total project cost to $28.9 million. The original budget was based upon an estimate developed several years ago when the needs were identified, but before funding was determined and prior to recent market escalation. The University has recently identified funds for the project, under the Board's Deferred Maintenance Initiative, which initiated a budget revision at current construction costs.

ACTION REQUIRED: Approval by the Buildings and Grounds Committee and by the Board of Visitors

APPROVAL OF PROJECT BUDGET INCREASES IN EXCESS OF 10 PERCENT AND PROJECT SCOPE DECREASE IN EXCESS OF 10 PERCENT

RESOLVED that the project budget increases for the Advanced Research and Technology Building (to $45.4 million), Bavaro Hall (to $37.2 million), the Upgrade of Jordan Hall HVAC Systems (to $28.9 million) and the project scope decrease for Bavaro Hall (to 68,800 gross square foot) are approved.

UNIVERSITY OF VIRGINIA
BOARD OF VISITORS AGENDA ITEM SUMMARY

BOARD MEETING: January 22, 2007

COMMITTEE: Buildings and Grounds

AGENDA ITEM: II.D. Revised Concept, Site, and Design Guidelines, Gateway to the Arts

$ 30,000,000	Gifts
$ 57,500,000	Bonds
$ 25,000,000	State GF Budget Request
$ 6,000,000	Dining Revenues
$118,500,000	

BACKGROUND: This project will construct a Gateway to the Arts, which will include performing arts venues, University Band facilities, an art museum, and a residential college for the arts on a site bounded on the east by Emmet Street, on the west by the 2015 Ivy Road Building (formerly the Dynamics Building), on the south by Ivy Road, and on the north by the Emmet/Ivy Parking Garage.

DISCUSSION: The Committee approved design guidelines for this project at its December 8, 2004 meeting when the project did not include the residential college. The Office of the Architect has prepared revised concept, site, and design guidelines to reflect the enlarged site and new scope. Mr. Neuman will review the guidelines with the Committee.

ACTION REQUIRED: Approval by the Buildings and Grounds Committee

APPROVAL OF REVISED CONCEPT, SITE, AND DESIGN GUIDELINES FOR THE GATEWAY TO THE ARTS

RESOLVED that the revised concept, site, and design guidelines, dated January 22, 2007, and prepared by the Architect for the University, for the Gateway to the Arts, on the northwest corner of Emmet Street and Ivy Road, are approved; and

RESOLVED FURTHER that the project will be presented for further review at the schematic design level of development.

Gateway to the Arts
Concept, Site and Design Guidelines

A) Proposed Project Concept

The Gateway to the Arts will stand at the corner of Emmet Street and Ivy Road and will be part of a new arts-focused hub of activity that will also serve as a physical and symbolic "gateway" to the University Grounds and the City of Charlottesville. Extending a welcome to all who wish to take part in the intellectual and creative life of the institution, the Gateway will represent a confluence of academic and community interests. A short walk from the new John Paul Jones Arena, the setting will combine the arts and entertainment, and will have the capacity to bring the University and the community together. Particular attention will be paid to the quality of the urban and pedestrian experience. The project could begin construction within two years and be completed within five years depending on successful fundraising.

The Gateway to the Arts will provide a new home for the University of Virginia Art Museum; a large, multifunctional Forum, a venue to support academic and cultural activities at the University; a facility for the University of Virginia band; and a Residential College for the Arts. It will also include a small (250- to 300-seat) Studio Theater, and will also have sufficient flexibility to allow for the future expansion of the Museum and the addition of concert and performance spaces along with their requisite stage and support spaces, a box office, green room, patron services, and administrative offices.

At the heart of the new complex will be the new museum, which will be nearly double the size of the current building on Rugby Road, to accommodate items from the museum's collections, touring shows and other major exhibitions. A new room for classes and seminars and volunteer workshop areas will allow the museum to expand its educational and outreach programs. A café and catering facility will provide a gracious setting for light meals, dinners and special events. A bookstore kiosk will appeal to art lovers' interests in current books and other media related to the arts. Envisioned as an open, airy and sunlit space, the Forum will function as a central point of arrival to the University. The Gateway will also contain a flexible performance space, called the studio theater, a venue for theatrical performances, dance recitals, lecture and film screenings.

The Band Facility will house a rehearsal space large enough to serve 250 musicians, storage rooms for instruments and uniforms, offices and support space. The proximity of the band facility to the athletics complex, including the John Paul Jones Arena and the practice fields, will be a great asset for this new ensemble.

The fine and performing arts-themed student housing, the Residential College for the Arts, will provide an on Grounds housing option for 250 students, in which aspects of community building and intellectual inquiry will be integrally tied to the arts. It will include a wide range of students with interests in the arts, including first-year students. A dining hall will serve the Arts College and the International Residential College located across Ivy Road.

The Residential College for the Arts will assist the University of Virginia in its efforts to attract top arts students and faculty to grounds, thus raising the profile of the arts in support of the recommendations of the Report of the 2020 Commission on the Fine and Performing Arts.

In addition, the master site plan will allow for the addition of a major concert hall and its various support areas; an outdoor sculpture garden; and the eventual expansion of the museum.

Bringing the performing and visual arts to this major crossroads of the Central Grounds offers a number of advantages and efficiencies. Conjoining the facilities allows for shared spaces that will reduce capital and operating costs and increase synergy among the various arts programs. Providing optimum accessibility and ample parking, this prominent site for the combined projects makes a bold public statement about the University's commitment to the arts. Also of importance is the creation of a new public entry to the University and its Central Grounds. This entry is significant not only because the Emmet / Ivy intersection is the University's most heavily traveled, but also because it offers a unique opportunity to create a "Gateway to the University" through the project's design, including the two pedestrian bridges planned for the project.

B) Siting Criteria

The University of Virginia general siting criteria for all new facilities include the following components. Those highlighted are the most pertinent in determining the siting recommendation for the new Gateway to the Arts.

- Conforms with overall land use plan and district/area plans.
- **Reinforces functional relationships with other components of the same department or program, and is compatible with other neighboring uses.**
- **Satisfies access requirements- pedestrian, bicycle, vehicular and service.**
- Maximizes infill opportunities to utilize land resources and existing infrastructure.
- Minimizes site development costs, including extension of utilities, access, loss of parking, mass grading, etc.
- Minimizes opportunity cost; i.e., value of this use and size versus other alternatives.
- **Provides a size that is adequate, but not excessive, for initial program, future expansion, and ancillary uses.**
- **Allows for incorporating sustainability principles in terms of solar orientation, reuse of historic structures, storm water management, etc.**

- Avoids unnecessary environmental impacts, including significant tree removal or filling of existing stream valleys.

- **Allows site visibility and aesthetic character as appropriate for the intended use and for the neighborhood.**

- Minimizes time for implementation of project.

C) Proposed Site

The recommended site is located at the corner of Ivy Road and Emmet Street, west of the Carr's Hill Field. The existing Cavalier Inn and three other smaller structures will be demolished to make way for the new buildings. Notable infrastructure expansion and site development will also be required. The site was selected following a planning workshop in March 2004 that studied several other alternatives as well. After careful analysis utilizing the general UVa siting criteria, focus was given especially to the functional relationships between the building's program and site adjacencies to the existing parking structure and nearby Carr's Hill academic facilities and how the site allows high visibility and aesthetic character appropriate for the intended use. These and other important criteria heavily favored use of the proposed site for the new Gateway to the Arts.

D) Design Guidelines

Site Planning

- Building setbacks will be a minimum of 30' from both Emmet Street and Ivy Road.
- Develop a sensitive and engaged relationship to restored stream channel, including an outdoor sculpture garden.
- Orient main entries to the prime intersection and to existing parking structure / access.
- Orient secondary entry to provide safe drop off zone from Ivy Road.
- Locate service access and trash/recycling area at northwest area of the site; utilize parking structure access road from Emmet Street for service.
- Develop outdoor terraces and roof gardens to utilize southern and eastern viewsheds.

Circulation and Parking

- Design entry plaza in conjunction with main lobby as one "welcoming gateway to UVA experience" for all users and to demonstrate the programs housed in the facility.
- Configure sidewalks along both Emmet Street and Ivy Road to relate to the activity areas of the new buildings and to connect appropriately to the surrounding pedestrian system.
- Provide drop off areas from Ivy Road.
- Provide at least 3-5 convenient service parking spaces and adequate truck loading area(s).

- Provide direct pedestrian access from parking garage to north public entrance, possibly by means of a pedestrian bridge over restored stream.
- Provide pedestrian bridges across Ivy Road and Emmet Street.

Architecture

- Arts-related building mass will consist of a partial basement, plus two-three stories above grade. Residential buildings are to be partial basement plus four-five stories. Roof areas and attics to incorporate main mechanical penthouse.
- Develop a roof form that is complementary and contextual with major nearby residential and art-related structures, as well as general UVa traditions.
- Create an identifiable and welcoming covered main entry lobby and associated pedestrian-scaled arcades.
- Utilize materials and colors consistent with UVa palette.
- Evaluate and integrate the basic tenets of sustainable design, i.e., building orientation, green roofs, operable windows, etc. to obtain LEED certification.
- Overall building design should integrate "sound planning, strong landscape and memorable architecture"; i.e., the building character that is *of* the University of Virginia and marks it "gateway".
- Pedestrian experience to be enhanced by an articulated façade at all floor levels.

Landscape

- Comply with UVa Landscape Master Plan in overall design intent.
- Develop contextual landscape appearance on the Emmet Street and Ivy Road edges that can be integrated with conditions on the opposite sides of these major streets and that enhance the pedestrian experience.
- Preserve existing major trees on western and northern edges of the site and incorporate them into the overall design and that of the sculpture garden.
- Carefully locate and screen service yard and loading areas.
- Provide appropriate and safe levels of pedestrian lighting in accordance with UVa standards.
- Screen all trash/recycling areas and above-grade utilities; e.g., transformers, backflow preventers, etc.
- All site furnishings will comply with the UVa Facilities Design Guidelines; graphics will comply with University sign standards.
- Landscape design must meet stormwater quality and quantity standards of the existing BMP.
- Project to underground all overhead utility lines.

Review and Compliance

The Office of the Architect for the University is responsible for the review and approval of project compliance with these guidelines.

Arts Grounds Concept Plan – 2006

UNIVERSITY OF VIRGINIA
BOARD OF VISITORS AGENDA ITEM SUMMARY

BOARD MEETING: January 22, 2007

COMMITTEE: Buildings and Grounds

AGENDA ITEM: II.E. Concept, Site, and Design Guidelines, Smiddy Hall Renovation and Information Technology Building Construction at The University of Virginia's College at Wise

$10,546,000 State General Funds
$ 3,000,000 State General Funds in Proposed Budget
$13,546,000 Expected Total Budget

BACKGROUND: This project renovates Smiddy Hall to correct serious infrastructure, code, life safety, and energy efficiency concerns and to meet prevailing egress and disabled access requirements. The College's Information Technology Department and main information processing center will be relocated from Smiddy Hall to a modest, new building located in a less prominent location on the campus, sited in compliance with the 2006 UVA-Wise Campus Plan.

DISCUSSION: The Office of the Architect has prepared the concept, site and design guidelines. Mr. Neuman will review the guidelines with the Committee.

ACTION REQUIRED: Approval by the Buildings and Grounds Committee

APPROVAL OF CONCEPT, SITE, AND DESIGN GUIDELINES FOR THE SMIDDY HALL RENOVATION AND INFORMATION TECHNOLOGY BUILDING CONSTRUCTION AT THE UNIVERSITY OF VIRGINIA'S COLLEGE AT WISE

RESOLVED that the concept, site, and design guidelines, dated January 22, 2007, and prepared by the Architect for the University, for the Smiddy Hall Renovation and Information Technology Building Construction at The University of Virginia's College at Wise are approved; and

RESOLVED FURTHER that the project will be presented for further review at the schematic design level of development.

College at Wise
Smiddy Hall Renovation and New IT Building
Concept, Site and Design Guidelines

A) Proposed Project Concept

Within the Governor's Economic Development Strategic Plan is a goal to concentrate economic development efforts on the areas of greatest need to help reduce economic disparity and increase the prosperity of all Virginians. It specifically states the following: "Equitable distribution of state funding in education and other areas has been a source of controversy for many years, and an examination of many of those areas yields serious disparities in achievement. Some of the Commonwealth's greatest workforce potential lies unfulfilled in our distressed urban cores and rural areas. These conundrums will not be resolved quickly and simply, but require broad-based support and wide-reaching solutions."

Growth at The University of Virginia's College at Wise (College) provides an important economic stimulus for that region of the state. Over the course of the period from Fall 2000 to Fall 2004, the College has experienced enrollment growth of 39.7%. In 2006, the College acquired $10.872 million in General Funds to renovate Smiddy Hall and to construct a new industrial-style building elsewhere on campus for the Information Technology (IT) functions now housed in Smiddy Hall. Upgrades to Smiddy Hall will allow maximum utilization of the space, improving the ability of the College to continue to handle growth.

The renovation project will correct serious infrastructure, code, life safety, and energy efficiency problems by replacing worn out systems such as lighting, HVAC and windows; adding alarm and sprinkler systems; and reconfiguring to meet prevailing egress and handicap access requirements such as providing accessibility to the second floor of the building. The building will be reprogrammed and reconfigured to provide functional, up-to-date academic space, well-aligned with the College's program. Simple renovations will be made to the building exterior so that it better conforms to the College's current design guidelines.

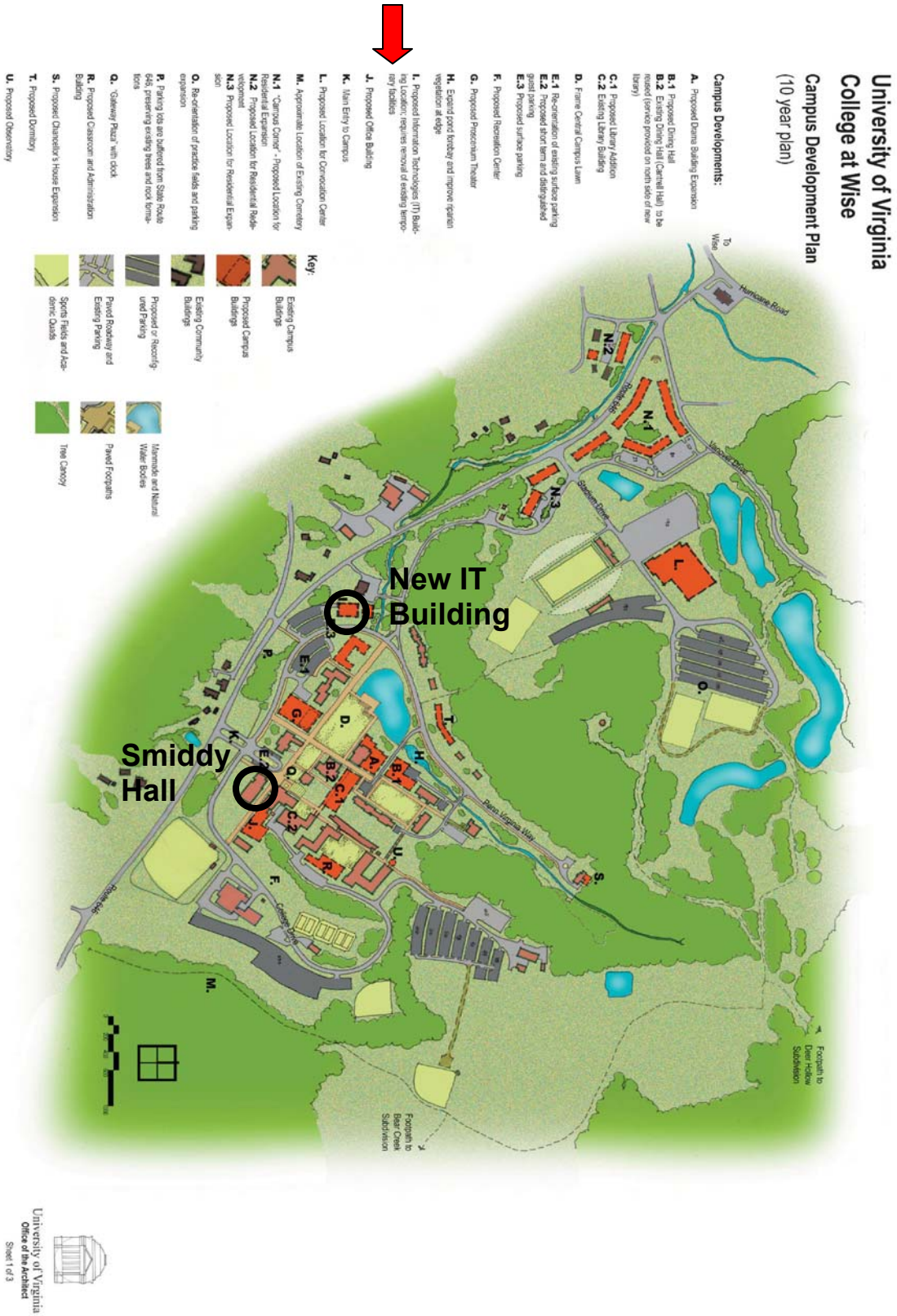
The College's IT Department and main information processing center will be relocated from Smiddy Hall to a modest, new building in a less prominent location on campus, sited in compliance with the 2006 UVA-Wise Campus Plan.

B) Siting Criteria – New IT Building

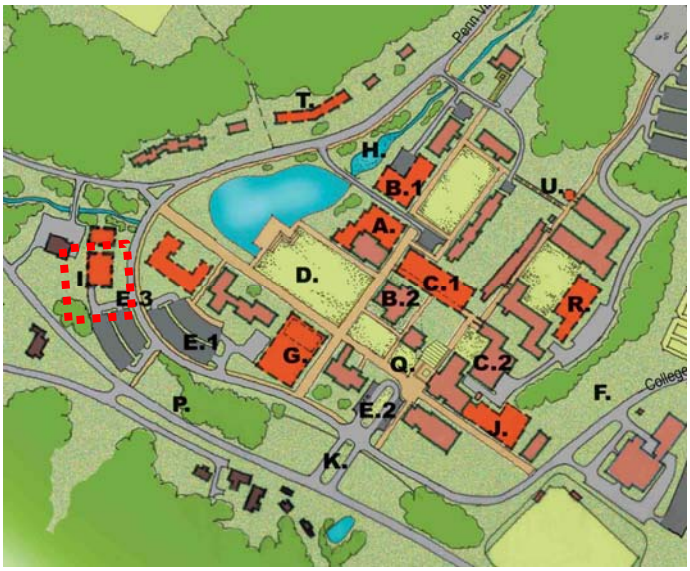
The University of Virginia general siting criteria for all new facilities include the following components. Those highlighted are the most pertinent in determining the siting recommendation for the new IT Building.

- **Conforms to overall land use plan and district/area plans.**
- Reinforces functional relationships with other components of the same department or program, and is compatible with other neighboring uses.
- Satisfies access requirements- pedestrian, bicycle, vehicular and service.
- **Maximizes infill opportunities to utilize land resources and existing infrastructure.**
- **Minimizes site development costs, including extension of utilities, access, loss of parking, mass grading, etc.**
- Minimizes opportunity cost; i.e., value of this use and size versus other alternatives.
- **Provides a size that is adequate, but not excessive, for initial program, future expansion, and ancillary uses.**
- Allows for incorporating sustainability principles in terms of solar orientation, reuse of historic structures, storm water management, etc.
- Avoids unnecessary environmental impacts, including significant tree removal or filling of existing stream valleys.
- Allows site visibility and aesthetic character as appropriate for the intended use and for the neighboring context.
- **Minimizes time for implementation of the project.**

C) Proposed Site: College at Wise Campus Development Plan



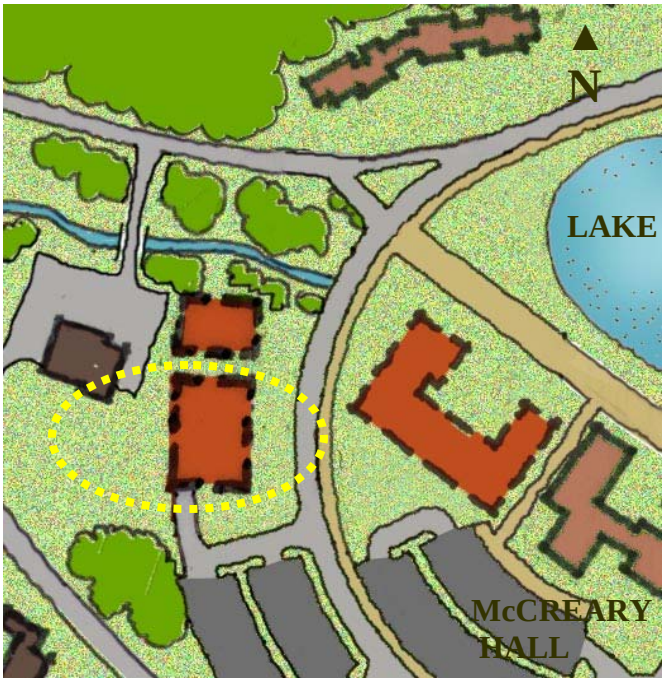
College at Wise Smiddy Hall Renovation and New IT Building
Concept, Site and Design Guidelines



IT Building Site: 2006 Campus Plan

View of New IT Building site

Smiddy Hall



D.1.) Design Guidelines – New IT Building

Site Planning

- The building will be set back (30' – 0" min) from the future loop road and from the neighboring stream bed.
- Main entry will be from the east.
- An exterior gathering space will be incorporated.
- Utilities and transformer will be screened from view.
- Minimize impact to nearby Child Care Center and Baptist Student Center.

Circulation and Parking

- New pedestrian walks and landscape elements will provide attractive walkway access and create circulation around the building.
- Provide 2 service/disabled parking spaces adjacent to building.
- Locate service access on the south side of the building, screened from view of adjacent buildings and roadways.

Architecture

- The design will conform to the spirit and specific requirements of the May 2000 Design Guidelines of the College at Wise.
- Materials, building massing and roof forms will follow these guidelines
- Views to the central campus will be the major focus of internal circulation.
- The building will be visible from three sides (west side is less visible), as well as areas of higher elevation from major College buildings. Care must be taken to offer well designed facades on all sides, and also for the roof itself.
- Evaluate and integrate the basic tenets of sustainable design.

Landscape

- Walkways will encompass planting and paving schemes to achieve coordinated pedestrian scale and welcoming exterior public spaces.
- Plantings will not impede views to lake, wetland and the central campus.
- Preserve existing trees and rock out-croppings incorporate into design where possible.
- Screen service yard and loading areas.
- Provide adequate pedestrian lighting.
- Avoid impact to existing, adjacent major slope and stream.

Review and Compliance

The Office of the Architect for the University is responsible for the review and approval of project compliance with these guidelines.

D.2.) Design Guidelines – Smiddy Hall Renovation

Site Planning

- The project is a renovation of a building on an established site.
- An exterior gathering space will be incorporated into the adjacent new entry area.
- Any new utilities and exterior equipment will be screened from view.

Circulation and Parking

- New pedestrian walks and landscape elements will provide attractive walkway access and create circulation around the building.
- Primary entry will provide safe, sheltered waiting zone.
- Provide 1-2 service/disabled parking spaces adjacent to building.
- Screen service access from view of adjacent buildings and roadways.

Architecture

- The design will conform to the spirit and specific requirements of the May 2000 Design Guidelines of the College at Wise. Any exterior modifications to the building will be consistent with these, with a goal of integrating the existing structure into the established guidelines.
- Exterior materials, building massing and roof forms of any additions or building modifications will follow these guidelines.
- The building will be visible from all four sides, as well as areas of higher elevation from major College buildings. Care must be taken to offer well designed facades on all sides, and also for the roof itself.
- Evaluate and integrate sustainable design. This project will be LEED Certified.

Landscape

- Walkways will encompass planting and paving schemes to achieve coordinated pedestrian scale and welcoming exterior public spaces that relate to the new main entry.
- Preserve existing trees and incorporate into design where possible.
- Screen service yard and loading areas.
- Provide adequate pedestrian lighting.
- Avoid impact to existing, adjacent major slope.

Review and Compliance

The Office of the Architect for the University is responsible for the review and approval of project compliance with these guidelines.

UNIVERSITY OF VIRGINIA
BOARD OF VISITORS AGENDA ITEM SUMMARY

BOARD MEETING: January 22, 2007

COMMITTEE: Buildings and Grounds

AGENDA ITEM: II.F. Schematic Design, Bavaro Hall

$37,200,000 Gifts

BACKGROUND: This project constructs a 68,800 gross square foot building for the Curry School of Education. This is reduced from the originally approved scope of 80,000 gross square foot due to cost containment and better design efficiencies. The building will house classrooms, clinics, and offices for faculty and administration. It will be located between Ruffner Hall and Emmet Street on an existing parking lot. The current budget projection is $37.2 million, an increase over the originally approved cost of $32 million due to market escalation, and funding will be provided from gifts. The project Concept, Site and Design Guidelines were approved on March 31, 2005. Robert A.M. Stern Architects, LLP of New York, was approved on June 10, 2005.

DISCUSSION: The design architects, in conjunction with the Architect for the University, representatives from the School of Education, and Facilities Management, have developed a revised schematic design, which Mr. Neuman will review with the Committee.

ACTION REQUIRED: Approval by the Buildings and Grounds Committee

APPROVAL OF SCHEMATIC DESIGN FOR BAVARO HALL

RESOLVED that the schematic design, dated January 22, 2007, and prepared by the Architect for the University in conjunction with Robert A.M. Stern Architects, LLP of New York, NY, for the construction of Bavaro Hall, is approved for further development and construction.

Bavaro Hall - Site Plan

UNIVERSITY OF VIRGINIA
BOARD OF VISITORS AGENDA ITEM SUMMARY

BOARD MEETING: January 22, 2007

COMMITTEE: Buildings and Grounds

AGENDA ITEM: III. Reports by the Vice President for Management and Budget

ACTION REQUIRED: None

DISCUSSION: The Vice President for Management and Budget will provide an update on the Board of Visitors Deferred Maintenance Initiative. Mr. Sandridge will provide a report on preliminary discussions the University is having with the City of Charlottesville concerning the location of a new fire and rescue station.

Attached is a written report providing an update on the 2006-07 Goals and Work Plan of the Buildings and Grounds Committee.

BUILDINGS AND GROUNDS COMMITTEE
2006-2007 GOALS – DECEMBER 2006 UPDATE

1. Historic asset management: implementation and process

Currently UVa has one of nation's most eminent collections of historic buildings and landscapes, and it is the only UNESCO designated World Heritage Site campus in the United States. A historic resources plan has been developed to ensure that the Academical Village receives preservation treatment which conforms to the highest international standards. The recently completed Historic Preservation Framework Plan has been disseminated recently, and will help to inform decision-making as work is proposed on the post-Jefferson buildings on Grounds.

Objectives and Results through December 2006:

- **Approval of first tax credit application (Varsity Hall); completed outline for second application (Rugby Faculty Apts) by June 2007**: Part I of Varsity Hall tax credit application submitted to DHR; Part II being drafted for submission by the end of December. Rugby Faculty pending authorization to proceed with project.

- **Completion of Historic Structure Report for Rotunda by April 2007**: Rotunda archival and site research completed in early November; draft report due by the end of January.

- **Completion of restoration study, design drawings and specifications, and cost study for Pavilion X, Lawn Rooms and adjacent Colonnades by June 2007**: Request for Proposal (RFP) for work to be issued in mid-December.

- **Draft agreement with Thomas Jefferson Foundation regarding a joint building conservation institute and related conservation facility completed by June 2007**: Contact with Thomas Jefferson Foundation initiated.

- **Completion of Historic Structure Report for Hotel A by December 2007**: RFP to be issued in early 2007.

- **Construction of alleyway and pavilion courtyard paving and lighting prototype area complete by June 2008**: Final draft report for Pavilion Alley and McCormick Road improvements submitted in late November; edits in process. Report includes recommendations and preliminary cost estimates for paving, drainage, and landscape for the alleys. Alley lighting demonstration performed on October 26th and follow-up work is underway.

2. **Environmental Sustainability: Evaluation and Process**

Given Jefferson's intention that UVa's buildings would serve a didactic, as well as a practical, role in every day life, it would seem appropriate that design of our current buildings do the same in terms of demonstrating principles of environmental sustainability. While many other leading universities have been very active in regard to "green building", we have made only modest efforts to date. Our initial efforts have been directed toward developing a pragmatic set of design guidelines tailored to the UVa context and its natural climatic setting; and identification of best management practices as they relate to the university-at-large.

Objectives and Results through December 2006:

- **Completion of LEED certification criteria checklist and cost benefit analysis with users incorporated into design phase of all major new buildings by December 2006**: **COMPLETE**. LEED certification criteria checklist completed for Claude Moore Nursing Education Building, Bavaro Hall, Observatory Hill Residence Hall, Hereford Residence Hall, Emily Couric Clinical Cancer Center, Claude Moore Medical Education Building and the South Lawn project. A LEED certification criteria checklist has been incorporated into the project schematic design process. Currently all active building projects in design have submitted a LEED checklist to the Office of the Architect. Cost benefit analysis continue on most projects, with two projects identified for LEED certification: the South Lawn and the Wise Science Building Renovation. A draft LEED baseline checklist has been developed. On December 11th, the Committee has recommended to the Finance Committee and the full Board of Visitors that the all major new and renovation building projects that come before the Building and Grounds Committee of the Board of Visitors after January 1, 2007 will be designed and constructed consistent with the performance standards of the U.S. Green Building Council's LEED rating system and shall achieve, unless extraordinary circumstances apply, a minimum of a LEED Certified rating upon completion.

- **Web-based system for regular communication and information among sustainability proponents established by June 2007**: Sustainability assessment completed, August 2006. Summary findings, analysis and recommendations will be completed, December 2006.

- **Completion of inventory of existing University sustainability program efforts by October 2006**: **COMPLETE**. Sustainability assessment completed August 2006. Summary findings, analysis and recommendations expected December 2006.

3. **Land Use: Work Plan, Data Analysis & Enhanced Process**

Though UVa owns more than 5,000 acres beyond its Central Grounds, we have only just begun efforts to assess comprehensively the natural systems, current uses, land use constraints, etc., with the long-term goal of more strategic management of existing lands and the acquisition process through a collaborative approach of the Office of the Architect and the University of Virginia Foundation. This in turn will provide for better decision making, stewardship, and future flexibility in the institution's land use and planning.

Objectives and Results through December 2006:

- **Completion of consultant study analysis of UVa natural systems by October 2006**: **COMPLETE**. Analysis is complete and final written report is due December 2006.

- **With Institutional Planning, Provost's Office, and Real Estate Management, completion of analysis of programming projections (supply and demand ratio of space needs); analysis needed to develop Grounds Plan carrying capacity options by December 2006**: **COMPLETE**. Projections completed in December and form the basis for the three alternative land use scenarios developed in Spring 2007.

- **Bicycle and pedestrian plans developed in coordination with City and County staff by April 2007**: Bicycle planning is under development and is being coordinated with the City and County.

- **Phase I of UVa Transportation Management Plan developed with Parking & Transportation by June 2007**: A Consultant has been selected and contract negotiations are in process.

- **Development of draft Grounds Plan report and appropriate constituent groups engaged in review process by August 2007**: To be developed in 2007. Master Planning Council is fully engaged.

4. Process Improvement

We are initiating a new goal for 2006-2007 with an interdepartmental Process Improvement emphasis. Within this goal are three new, discrete tasks: implementation of a Grounds Improvement fund; implementation of a collaborative peer review / value management practice into the building design process; and standardization of the cost estimate templates for all new buildings.

Objectives and Results through December 2006:

- **Completion of prototype testing and analyses of revised and improved Value Management Program for all new building designs in concert with Facilities Management by December 2006**: **COMPLETE.** Meeting with Facilities Planning and Construction (FP&C) (Assistant State Building Official, Project Managers, etc.), Architect for the University staff, and consultant teams have led to continued refinements of the Value Management process. The latest approach was first incorporated for the Emily Couric Clinical Cancer Center 35% review. A detailed process outline is in draft form; to be distributed with training / support on project-by-project basis. Facilitator training complete.

- **Completion of standardized cost estimating format for all new projects in concert with Facilities Management by February 2007**: Value Management exercises, construction estimates, and bids have been reviewed to ascertain best practices in measuring and costing construction labor and materials. A meeting between FP&C and the Architect for the University staff will be held in December to consider various estimating formats, to establish consistent measurements and metrics and to develop a data-base for estimates to compare across multiple projects by early next year.

- **Approved surcharge system for funding infrastructure and grounds improvement projects by March 2007**: Approved by the Executive Review Committee on June 13, 2006. Committee indicated that funding required approval of the President, Board of Visitors Rector, and Chair of the Board of Visitors Buildings and Grounds Committee. But first, the Committee asked that an implementation plan be developed by the Office of the Architect for the University, the Vice President for Management and Budget, and the Budget Office. These administrative units met in October to initiate the final draft of plan.

- **Completed Architect for the University draft Design Guidelines for the Health System by July 2007**: Preliminary research into the history of the Health System development and design has been gathered to inform the upcoming design guidelines. The schematic design of two projects, the Emily Couric Clinical Cancer Center and the Claude Moore Medical Education Building, have been developed to incorporate siting, massing, architectural articulation, materials and sustainability concerns that have been researched in the development of the Health System Design Guidelines. Guidelines will be developed and published by June 2007.

5. Safety and Security

The most important assets of the University are its students, faculty and staff; its facilities and grounds; and its information. These assets are at risk from both natural and man-made disasters. The University must endeavor to discover and to assess its vulnerabilities, to protect its assets with prevention measures, to develop a plan of action to follow if an event does occur, and to ensure resiliency of the organization in the aftermath of such an event. The physical environment plays an enormous role in the development of a comprehensive security plan.

Objectives and Results through December 2006:

- **Security component incorporated into building and landscape guidelines for academic and Health System by July 2007**: Inventory of existing security measures for academic and health system facilities planned for Spring 2007. Completed review of best practices and benchmarking of peer institutions by Summer 2007.

- Train University Police, Office of the Architect, and Facilities Management staff in "Crime Prevention Through Environmental Design" by October 2006: **COMPLETE.**

UNIVERSITY OF VIRGINIA
BOARD OF VISITORS AGENDA ITEM SUMMARY

BOARD MEETING: January 22, 2007

COMMITTEE: Buildings and Grounds

AGENDA ITEM: IV. Reports by the Architect for the University

ACTION REQUIRED: None

DISCUSSION: The Architect for the University will provide reports on (1) the West Main Street Parking Garage and (2) the Hereford and Observatory Hill Residence Hall Projects.

APPENDICES

APPENDIX A

Academic Division
2008-2010 Project Descriptions

Renovation Projects

Upgrade Ruffner Hall	***State GF:***	***$19,800,000***

This project repairs and/or replaces major infrastructure systems in Ruffner Hall, constructed in 1973. The project includes a structural evaluation and replaces building systems including HVAC, flooring, electrical, fire alarm system, sprinklers, masonry, roofing, skylights, doors, windows, hardware, interiors, signage, furnishings, site work, and plumbing. It also removes asbestos and lead based paint.

Renovate McLeod Hall	***Gifts:***	***$6,000,000***

This project renovates McLeod Hall to better prepare nursing students through updated facilities and consolidation of the research enterprise to facilitate collaborative research and improve productivity. This project includes enhancing the classrooms, expanding the patient care labs, and adding simulation and operating room labs.

Renovate Rugby Administrative	***Gifts:***	***$15,350,000***
Building and Restore Lambeth	***State GF:***	***$ 8,750,000***
Colonnade		***$24,100,000***

This project will rehabilitate and convert Rugby Faculty Apartments into administrative space and will restore the Lambeth Colonnade. Renovations will include replacement of HVAC, plumbing, and electrical systems, and installation of new security, fire suppression and media systems. Proposed additional work includes a new elevator, replacement and refurbishment of interior finishes, windows and doors, repair of exterior brick walls and wood trim. Lambeth Colonnade requires repairs to the colonnade and end pavilions, corrections to storm water drainage problems, and stabilization of the concrete bleachers.

Renovate Gooch and Dillard Residence Halls Exterior — ***Housing Ops: $4,900,000***

This project repairs foundation cracks and expansion joints, exterior brick walls, balconies, and walkways, and replace windows and exterior doors.

Renovate McCue Center — ***Gifts: $5,700,000***

This project renovates the football locker room, entry hallways and lounge, reconfigures the football office suite and reception area, and provides new furniture, a computer lab, academic support space and office space for the athletics department.

Renovate Pavilion — ***Gifts: $2,600,000***

This project restores one of Thomas Jefferson's original 1820s faculty resident/classroom buildings located in Jefferson's Academical Village. The renovation will upgrade utilities, repair exterior brickwork, make exterior and interior repairs, and replace exterior and interior finishes.

School of Medicine Lab Renovations	***Gifts/Grants***	***$4,000,000***
	F&A Recoveries	***$2,000,000***
	Other	***$2,000,000***
		$8,000,000

This request will provide a blanket authorization to plan, renovate, and perform utility work for minor School of Medicine laboratory projects.

New Construction Projects

Construct Information Technology Engineering Building	***State GF:***	***$42,100,000***
	Gifts:	***$17,100,000***
		$59,200,000

The above project cost includes $3 million (split between State GF and Gifts) for planning that the University has requested as a 2007-08 amendment to the Appropriation Act. This project constructs a 73,850 gross square foot (GSF) facility to house Computer Sciences, Systems and Information

Engineering, and Electrical and Computer Engineering departments. The project also renovates portions of Olsson Hall and Thornton Hall.

Construct Ivy Stacks II	***State GF:***	***$21,500,000***
	Gifts:	***$ 3,000,000***
		$24,500,000

This project constructs a 30,000 GSF high density shelving facility to accommodate growth in library collections. It will include a preservation lab and a new collections processing and handling facility.

Construct Blandy Arboretum	***State GF:***	***$1,400,000***
Research Labs and Cabins	***Gifts/Grants:***	***$ 800,000***
		$2,200,000

This project constructs a 3,000 GSF modern laboratory building, two additional research visitor residence cottages totaling 2,500 GSF, and essential infrastructure and utility work, including replacement and extension of water and sewer lines from new well service recently installed.

Construct Gateway to the Arts	***Debt:***	***$ 57,500,000***
	Gifts:	***$ 30,000,000***
	State GF:	***$25,000,000***
	Dining Ops:	***$ 6,000,000***
		$118,500,000

The Gateway to the Arts project will create a unique arts complex that co-locates visual and performing arts facilities with an arts residential college for upper-class students. This project will construct a 24,850 GSF Art Museum, a 9,400 GSF Studio Theater (for theatrical performances, dance recitals, lectures, and film screenings), a 6,300 GSF Band Facility, and a 9,500 GSF Forum building (for events such as public lectures, presentations, performances and dinner). It will also include a 89,988 GSF, 250 student residential college with a 15,900 GSF dining facility (to also serve the adjacent International Residential College and support light meals and dinners hosted in the Forum).

Construct JAG School Addition ***Debt*** ***$50,000,000***

This project constructs a roughly 50,000 GSF addition and renovates portions of the existing JAG School building. Debt service and operating and maintenance costs will be fully funded from the federal government.

Construct SEAS Student Projects Facility ***Gifts:*** ***$1,000,000***

This project constructs a new all-purpose type building that would provide about 4,000 square feet of air conditioned work space for engineering students to build their projects.

MR-6 Furniture ***State GF:*** ***$765,000***

This item requests general fund cash for this project funded from GOB debt. As is typical, furniture funding is not included in the state debt authorization, with the understanding that agencies will request the funding when needed for furniture acquisitions.

South Lawn, Phase I Furniture ***State GF:*** ***$716,000***

This item requests general fund cash for this project funded from GOB debt. As is typical, furniture funding is not included in the state debt authorization, with the understanding that agencies will request the funding when needed for furniture acquisitions.

Construct Alderman Road Residences, Phase II ***Debt:*** ***$29,400,000***
Housing Ops: ***$ 5,100,000***
$34,500,000

This project replaces approximately 264 beds in badly deteriorated housing units in the first year area on Alderman Road with newly constructed housing. This project supports the University's objective of housing all first year students on-grounds.

Acquire Health System North Parking Garage ***Debt: $43,000,000***

This parking garage will be acquired from the UVa Foundation, which will construct a 1,200 space parking garage and a two level enclosed bridge from the parking garage to Medical Center facilities on land transferred from the University.

Construct ITC Data Center Building ***Debt: $12,900,000***

The project constructs a 12,500 GSF facility, including a 5,500 GSF computer room space to deliver expansion capacity and provide a significant enhancement to disaster recovery and business continuity capabilities.

Construct Klockner Stadium Addition ***Gifts: $ 10,400,000***

This project constructs a new building to house the men's and women's soccer and men's and women's lacrosse sport locker rooms. The addition will have a student-athlete lounge, team meeting rooms, a satellite training room, and a club area for competition viewing as well as pre and post game events.

Construct University Center ***Debt: $30,000,000***

The project constructs approximately 40,000 gross square feet to meet a demonstrated need for social gathering, meeting, performance, rehearsal, and student organization space. The additional space will help facilitate interactions among undergraduate and graduate students and faculty, build community, and address the current and future needs for gathering, student organization, meeting activities and student performance activities.

Expand University Bookstore ***Bookstore Ops: $ 6,900,000***
Debt: $ 3,600,000
$10,500,000

This project is a 19,300 gross square foot expansion to the east of the existing Bookstore facility. It will provide additional space necessary for information technology products, course materials, and University-related merchandise, as well as reading space in the general book

department. Additional space is necessary to meet the needs of expanding student, faculty, and staff populations.

Infrastructure Projects

Upgrade Central Grounds Med Temp Hot Water Piping	***State GF:***	***$10,100,000***

This project replaces 10-inch and 12-inch diameter medium temperature hot water lines between Garrett and Thornton Halls with new 18-inch diameter lines. It will enable the University to continue to replace deteriorated and undersized lines to serve existing facilities and to accommodate University growth in the West Grounds. This project is critical and must be completed before new facilities such as South Lawn, Phase I, Information Technology Engineering Building, and Bavaro Hall are completed.

Replace North Chiller Plant Chillers	***State GF:***	***$22,650,000***
	Hospital Ops:	***$22,650,000***
		$45,300,000

This project replaces four aging 1,200 ton chillers that are nearing the end of their useful life with three, new 2,000 ton chillers to reliably serve the needs of the Health System precinct. This is a critical project and if state general funds are not provided, an alternative funding plan must be developed.

Blanket Authorizations

Academic Division Renovations	***Gifts/Grants***	***$ 5,000,000***
	F&A Recoveries	***$ 5,000,000***
	Auxiliary Ops	***$ 5,000,000***
	Other	***$ 5,000,000***
		$20,000,000

This request will provide a blanket authorization to plan and perform renovations and utility work for minor academic division projects.

Maintenance Reserve

Maintenance Reserve	***State GF:***	***$17,000,000***
	Auxiliary	***$ 3,000,000***
		$20,000,000

This project is for the repair and replacement of plant, property, and equipment to maintain or extend the useful life of the University's facilities.

2010-2012 Project Descriptions

Renovation Projects

Renovate Mountain Lake Research Station Facility	***State GF:***	***$1,600,000***

Mountain Lake is a biological field station used by approximately 100 scientists and students from around the world. The project will upgrade infrastructure and renovate core facilities.

Carr's Hill Renovation	***Gifts:***	***$7,700,000***

This project will implement the recent recommendations of an external condition evaluation of the president's residence at Carr's Hill, including the correction of the roof load and the improvement or replacement of heating and air conditioning, plumbing, electrical, and fire safety systems.

Renovate Hotel A	***Gifts:***	***$3,700,000***

This project restores one of Thomas Jefferson's original 1820s classroom buildings located in Jefferson's Academical Village. Repairs will address existing and ongoing building damage including water infiltration, HVAC, plumbing, electrical and fire safety. Additionally, renovations are required to reuse the basement level, which is currently abandoned due to leakage during severe storms.

Renovate Rotunda	***State GF:***	***$20,100,000***
	Gifts:	***$20,100,000***
		$40,200,000

The Rotunda is the centerpiece and symbol of the University, and its sound physical condition is crucial to the University's image. Rehabilitation is needed of the 38,763 gsf within the Rotunda and its wings, and the contiguous North Plaza and two courtyard gardens. Repairs will address existing and ongoing damage such as roof leakage through the dome, earthquake plaster damage, water leakage and structural deterioration beneath the north stairs, elevator problems, and HVAC, plumbing, electrical and fire safety issues.

School of Medicine Lab Renovations	***Gifts/Grants***	***$4,000,000***
	F&A Recoveries	***$2,000,000***
	Other	***$2,000,000***
		$8,000,000

This request will provide a blanket authorization to plan, renovate, and perform utility work for minor School of Medicine laboratory projects.

New Construction Projects

Construct Biomedical Engineering	***State GF:***	***$34,000,000***
	Gifts:	***$32,400,000***
		$66,400,000

This 70,000 GSF project will accommodate the Biomedical Engineering undergraduate degree program and expanded research opportunities in Bio Engineering, including team-based translational research in collaboration with the School of Medicine and the College of Arts and Science.

Life Sciences 1B	***State GF:***	***$56,900,000***
	Debt:	***$11,000,000***
		$67,900,000

This project adds 100,000 GSF of multi-school translational research space supplements to the existing Ivy Translation Research Center (Medical Research #7 or Life Sciences 1A). This structure will be a research and office block above a base structure containing core facilities such as instrumentation, computing hub, animal space, instructional space, and services.

Construct Health Sciences Library Addition	***State GF:***	***$19,300,000***

This project constructs a 23,000 GSF three story addition on the south side of the Health Sciences Library. The additional space will allow for expanded historical collections, compact shelving for archival, office, seminar space and exhibit space as well as expansion of computer classroom space and small group teaching facilities.

Construct Long Term Environmental Research Dry Lab Facility Phase II	***State GF:***	***$ 500,000***
	Gifts/Grants	***$ 500,000***
		$1,000,000

This project will add 3,000 gross square feet of additional research space (herbarium, library, and computational computing lab) to the Virginia Coastal Long-Term Ecological Research Center located in Oyster, VA. The building will be constructed per the designs completed for the initial phase of the project.

Construct Research Farm Vivarium	***Gifts/Grants***	***$ 7,800,000***
	F&A Recoveries	***$ 7,800,000***
		15,600,000

This project will construct 15,400 GSF of vivarium space at the University Research Farm off Route 20 south in Albemarle County. Continued growth in the research program has exceeded expectations and the School of Medicine has a critical shortage of animal facilities.

Construct Alderman Road Residences, Phase III	***Debt:***	***$45,800,000***
	Housing Ops:	***$12,500,000***
		$58,300,000

This project replaces approximately 396 beds in badly deteriorated housing units in the first year area on Alderman Road with newly constructed housing. This project supports the University's objective of housing all first year students on-grounds.

Miller Center Phase III	***Gifts:***	***$10,700,000***

This project constructs a new 15,500 GSF building for the Miller Center to support and enhance programs. It will house replacement space for faculty and staff offices, meeting rooms, and residential/study units for Visiting Scholars.

Fieldhouse and Athletic Offices	***Gifts:***	***$36,400,000***
	Debt:	***$21,800,000***
		$58,200,000

The Fieldhouse will provide additional needed indoor field and track facilities and will allow for continual training during inclement weather. The Office Building will offer increased

space to house Olympic Sports offices and locker rooms currently in University Hall.

University Recreation Center ***Debt: $56,300,000***

This 150,000 GSF project will replace the 30 year-old Slaughter Recreation Center, and provides for updated services for the University community, but specifically for students in the west precinct, Health System personnel and Fontaine Research Park employees. This facility will include a dedicated child care space, a three court gymnasium with indoor walking/jogging, a one court gymnasium for special programming, racquetball and squash replacement courts, aquatic space, cardio and strength training areas, multi purpose rooms, group meeting spaces and some aspect of food service.

Infrastructure Projects

Science and Engineering	***State GF:***	***$15,372,000***
Chiller Plant	***Auxiliary Ops:***	***$ 2,928,000***
		$18,300,000

This project replaces one 600 ton and two 500 ton units with two new 1200 ton units. The existing units use chloro-fluorocarbons and have experienced numerous failures in the past few years. The plant serves science buildings, the football stadium, the aquatics and fitness center, and a dining facility.

North Grounds Boiler and	***State GF:***	***$ 8,500,000***
Chiller Plant	***Auxiliary Ops:***	***$ 8,500,000***
		$17,000,000

This project replaces two 15 million BTUH boilers with firm capacity, more efficient burners and state-of-the-art environmental controls and replaces two 800-ton chillers and an 800-ton cooling tower with two new 1200-ton chiller units and a 1200-ton cooling tower. The existing boilers and chillers are unreliable, inefficient and not environmentally sound.

Fire and Life Safety Improvements ***State GF: $7,800,000***

The University's Safety and Security Committee, Environmental Health and Safety, and Facilities Management have prioritized fire and life safety needs and will apply available funds to the most pressing needs. The most pressing needs are currently identified as installing fire suppression systems, including building automation controls and alarms, in Thornton Hall and in portions of Gilmer Hall.

Blanket Authorizations

Academic Division Renovations	***Gifts/Grants***	***$ 5,000,000***
	F&A Recoveries	***$ 5,000,000***
	Auxiliary Ops	***$ 5,000,000***
	Other	***$ 5,000,000***
		$20,000,000

This request will provide a blanket authorization to plan and perform renovations and utility work for minor academic division projects.

Maintenance Reserve

Maintenance Reserve	***State GF:***	***$19,000,000***
	Auxiliary	***$ 3,000,000***
		$22,000,000

This project is for the repair and replacement of plant, property, and equipment to maintain or extend the useful life of the University's facilities.

2012-2014 Project Descriptions

Renovation Projects

Renovate Cobb Hall	***State GF:***	***$28,450,000***
	Gifts/Grants:	***$14,225,000***
	F&A Recoveries:	***$14,225,000***
		$56,900,000

This project renovates 62,000 GSF to provide state-of-the-art academic and administrative space for the School of Medicine. The building infrastructure has exceeded its useful life and the current spaces no longer meet the requirements of students, faculty, researchers, and investigators. The renovation of Cobb Hall supports increased demand by providing modern, fully functional teaching and administrative space conveniently located in proximity to other buildings occupied by the School.

Renovate Alderman Library, Phase I	***State GF:***	***$26,200,000***

This project modernizes key building systems at Alderman Library by installing fire protection and fire alarms, a sprinkler system, an alarm and security system, accessibility improvements, and electrical and HVAC upgrades. This project also renovates roughly 30,000 GSF of workshop, cataloging, and other service space and converts it into customer use areas for study and group work.

Renovate Science Teaching and Outreach Center	***State GF:***	***$6,500,000***

This project will restore 8,100 GSF in the Leander McCormick Observatory and Alden House facilities located on Observatory Hill and establish a regional science education and outreach center. Building on successful outreach programs in the sciences, mathematics, engineering, and medicine, the science center will engage university students, local school children, their teachers and the general public in explorations of science, the history of scientific inquiry, and scientific research conducted at the University. The outreach center will support faculty-initiated outreach projects grounded in cutting-edge scientific research-an increasingly frequent expectation on the part of funding agencies and an important

component of the University's efforts to increase its visibility and prominence in scientific research.

School of Medicine Lab Renovations	***Gifts/Grants***	***$4,000,000***
	F&A Recoveries	***$2,000,000***
	Other	***$2,000,000***
		$8,000,000

This request will provide a blanket authorization to plan, renovate, and perform utility work for minor School of Medicine laboratory projects.

New Construction Projects

Construct New Psychology Building	***State GF:***	***$31,600,000***
	Gifts:	***$31,600,000***
		$63,200,000

This project provides a new building for the Psychology Department, which has outgrown its space in Gilmer Hall and currently faces a significant space deficit, particularly in laboratory space.

Construct Public Safety Building	***NGF:***	***$29,500,000***

This project will construct 35,000 gross square feet and a 60-space secure parking lot for storage of towed vehicles, creating a Public Safety Building which will consolidate the entire University of Virginia Police Department, Grounds and Hospital Security, the administrative staff of Parking and Transportation, and Environmental Health and Safety.

Infrastructure Projects

Repair Central Grounds Steam Tunnel	***State GF:***	***$4,000,000***

This project rehabilitates 430 linear feet of the steam tunnel that crosses the southern end of the Lawn in front of Garrett Hall. The project will also include the relocation of other utilities such as water, storm, sanitary, electric, and chilled water to allow for the repair and replacement work.

Repair Emmet Street Steam Tunnel ***State GF: $11,000,000***

This project will rehabilitate approximately 1,175 linear feet of the steam tunnel along Emmet Street at the Bookstore. An inspection of the tunnel revealed that it is inadequate to support imposed traffic loads, such as vehicular traffic on the adjacent roadway and fire fighting vehicles. The project also relocates other utilities such as water, storm, sanitary, and electric to allow for the repair and/or replacement work.

Replace Alderman and Clemons Chillers ***State GF: $11,500,000***

This project replaces the capacity of two 250 ton units in Alderman and one 300 ton unit in Clemons. All three units contain chlorofluorocarbons and have experienced at least one failure in the last five years. These chillers serve Alderman Library, and Clemons Library, the Central Grounds Bookstore, Newcomb Hall, Brown College, Monroe Hall, Monroe Hill House, and the Harrison Institute and Small Special Collections Library.

Accessibility Improvements ***State GF: $2,100,000***

This project will provide for accessible entrance ways and passage ways which are the highest priorities on the University's published accessibility plan. The projects may include elements such as accessible entrances, ramps, landscape renovations, electric door operators, lifts, and hallway alterations. The University Accessibility Committee has evaluated all University facilities with respect to their accessibility and the need for that accessibility. Priorities include Old Cabell Hall, Clark Hall, Mechanical Engineering, Cobb Hall, Health Sciences Library, Memorial Gymnasium and the University Chapel.

Blanket Authorizations

Academic Division Renovations	***Gifts/Grants***	***$ 5,000,000***
	F&A Recoveries	***$ 5,000,000***
	Auxiliary Ops	***$ 5,000,000***
	Other	***$ 5,000,000***
		$20,000,000

This request will provide a blanket authorization to plan and perform renovations and utility work for minor academic division projects.

Maintenance Reserve

Maintenance Reserve	***State GF:***	***$21,000,000***
	Auxiliary	***$ 3,000,000***
		$24,000,000

This project is for the repair and replacement of plant, property, and equipment to maintain or extend the useful life of the University’s facilities.

APPENDIX B

Medical Center
2008-2010 Project Descriptions

New Construction Projects

Construct University Hospital Mixing Box — ***Debt: $23,890,000***

This project constructs a plaza and a multilevel pedestrian circulation system which allows vertical and horizontal circulation between the Medical Center garages and buildings. Debt service and incremental operating and maintenance needs will be funded from hospital operations. The Medical Center has included this project in its Long Range Plan and determined that it can support this additional obligation and achieve its performance targets.

Blanket Authorizations

Medical Center Facilities — ***Hospital Op: $20,000,000***

This request will provide a blanket authorization to plan and perform renovations and utility work for minor Medical Center projects.

2010-2012 Project Descriptions

New Construction Projects

Master Site Plan Development

	Debt:	***$ 79,000,000***
	Hospital Op:	***$ 38,000,000***
		$117,000,000

This project anticipates the development of a Medical Center facility, expected to include, but not limited to, clinical offices, a surgery center and ambulatory care operations.

Blanket Authorizations

Medical Center Facilities ***Hospital Op: $20,000,000***

This request will provide a blanket authorization to plan and perform renovations and utility work for minor Medical Center projects.

2012-2014 Project Descriptions

Blanket Authorizations

Medical Center Facilities ***Hospital Op: $20,000,000***

This request will provide a blanket authorization to plan and perform renovations and utility work for minor Medical Center projects.

APPENDIX C

University of Virginia's College at Wise
2008-2010 Project Descriptions

New Construction Projects

Construct New Library	***State GF:***	***$42,500,000***

The project constructs a 60,000 GSF library facility that will provide sufficient space to accommodate the College's planned growth.

Renovate Greear Gym & Pool and	***State GF:***	***$16,600,000***
Construct Recreation Center	***Gifts:***	***$16,550,000***
	Debt:	***$13,050,000***
		$46,200,000

This project constructs a 50,000 GSF recreational facility and renovates Wise's 26,500 GSF gymnasium and 8,800 GSF swimming pool building.

Infrastructure Projects

Accessibility	***State GF:***	***$600,000***

The College has been working to bring walkways and buildings on the campus into ADA compliance. This project will allow this work to continue. The terrain of the campus and multi-level entrances makes this a critical issue.

Maintenance Reserve

Maintenance Reserve	***State GF:***	***$800,000***

This project is for the repair and replacement of plant, property and equipment to maintain or extend the useful life of the College's facilities.

2010-2012 Project Descriptions

New Construction

Convert Wyllie Library ***State GF: $20,500,000***

This project converts the Wyllie Library into an academic classroom building providing additional classrooms, study space, and faculty offices. This will allow the College to address strategic areas of academic growth resulting from the College's increasing enrollment.

Construct Proscenium Theatre Building ***State GF: $19,900,000***
Gifts: $10,200,000
$30,100,000

This project constructs a 40,000 GSF addition to the Drama Building for a 600-seat proscenium theatre, which will benefit both the College and community programs.

Construct Residence Hall IV ***Debt: $15,000,000***

This 120-bed student residence hall is needed to handle the continued growth and demand for on campus housing.

Maintenance Reserve

Maintenance Reserve ***State GF: $800,000***

This project is for the repair and replacement of plant, property and equipment to maintain or extend the useful life of the College's facilities.

2012-2014 Project Descriptions

New Construction Projects

Construct New Classroom/Lab Building ***State GF: $25,100,000***

This project will provide a new classroom building. As the College enrollment continues to expand, new classrooms, labs and faculty offices are needed to prevent overcrowding and to assist with scheduling and to provide space for expanded programs. If this project is deferred, the College cannot keep up with expanded enrollment, or develop and offer new programs to the students.

Construct Planetarium ***State GF: $6,700,000***

This project builds a connecting structure for the new planetarium. The project will directly expand the science curriculum by providing a new platform for the College's telescope along with a planetarium for astronomy education. The project will benefit the community as a teaching tool for K-12 students in this region.

Construct Economic Development Center ***Gifts: $16,300,000***

This project constructs a 20,000 GSF multi-purpose facility for a regional center of economic development to provide employer training and conference offerings to enhance economic development throughout the region.

Infrastructure Projects

Expand North Campus Utility ***State GF: $2,000,000***

This project extends water, sewer, and fiber optic service from the Science Building northward on campus. As documented in the Campus Master Plan, any substantial future growth in the long term will likely need to proceed in the northern sections of the campus since the core of the campus will be fully utilized by this time.

Campus Lighting ***State GF: $1,000,000***

This project will provide both new and improved lighting throughout campus, in both vehicular roadway areas as well as pedestrian walkways. Campus lighting will provide for an energy efficient means to light the walkways and roads, providing a visually distinctive view of campus and a safe environment for faculty, staff, students, and guests.

Campus Mobility ***State GF: $3,000,000***

This project, consistent with the Master Plan, allows for attractive, useful pedestrian access points to be established throughout the campus core while moving most vehicular traffic to the outer fringes. Campus Mobility focuses on developing both vehicular roadways as well as pedestrian walkways in seeking to minimize pedestrian/vehicular crossings and make the campus a more pedestrian-friendly environment.

Maintenance Reserve

Maintenance Reserve ***State GF: $1,000,000***

This project is for the repair and replacement of plant, property and equipment to maintain or extend the useful life of the College's facilities.