

Minutes
Buildings and Grounds Committee
April 18th, 2008
9:00-10:30am

Present: G. Anderson, J. Bradley, B. Feldman, G. Kraus, P. Nicholls, J. Saddlemire, D. Woods
Absent: L. Aronson, T. Callahan, K. Fox, R. MacKinnon, W. Stwalley
Guests: B. Patel, S. Singha
Notetaker: L. Douglas

The meeting commenced at 9:04am.

Approval of Minutes from 04.04.08 Meeting—

The minutes from the 04.04.08 meeting were approved unanimously as circulated.

Action Items—

- a. *East Campus Steam & Condensate Piping Replacement*: The B&G was asked to approve an increase of \$485,000 in an e-mail last week. The Committee approved the increase and the final budget was presented to the BOT on 04.15.08. The BOT also approved the budget. This item is being presented to the committee as an informational item; action was previously taken.
- b. *White Building Roof Repair*: AES investigation revealed that the roofs were not the primary problem with the White Building; therefore, they recommend a name change to the project to allow maximum flexibility for repairs. The recommended project name is “White Building Roof and Façade Repair”. This item is being presented to the committee as an informational item; no action is necessary.
- c. *Norling Roof Replacement*: This project is now in construction and the condition of the roof substrate or deck is much worse than originally believed. Additional funding in the amount of \$24,000 is needed to complete the project. It was recommended that the B&G approve an increase to the budget of this project in the amount of \$24,000 from FY 08 Emergency Reserve. Upon approval, the project budget will be \$210,000.
A motion to approve the recommended action was made by G. Anderson and seconded by P. Nicholls. The motion was unanimously accepted.
- d. *Depot Campus Cottages – Fire Alarm Replacement (Hebron, Tolland, Willington and Vernon)*: AES proposes to engage a fire alarm contractor to install code compliant fire alarm systems in these cottages at a cost of \$50,000. The Community School of the Arts operates music and arts programs for local students in the cottages listed above. Currently, during peak periods of occupancy, the UConn Fire Marshal mandates that a fire watch be conducted in lieu of a working fire alarm system in these buildings. Fire watches would not be needed if an operable fire alarm system was installed. It was recommended that the B&G approve the installation of a code compliant fire alarm system in the Hebron, Tolland, Willington and Vernon Cottages. Funding will come from the FY 08 Allotment for Fire Alarm Upgrade in the amount of \$50,000. The Emergency Reserve is not affected by this action.
A motion to approve the recommended action was made by D. Woods and seconded by J. Bradley. The motion was unanimously accepted.

- e. *Depot Fields*: The B&G previously approved a project request from the Division of Student Affairs for the construction of a new field and renovation of the existing fields at the Depot Campus. This project was originally approved at \$350,000 (funding to come from operating funds), but due to the addition of several items to this project, the projected total project cost is now \$571,000. It was recommended that the B&G approve the above project, which is to be entirely funded by student activities operating funding and will not impact available DM funding.

A motion to approve the recommended action was made by G. Anderson and seconded by J. Bradley. The motion was withdrawn as this item was to be an informational item only.

- f. *Re-Roof Troy & Shakespeare Buildings*: Both of the roofs on the Shakespeare and Troy dormitory buildings are in need of complete replacement. It is estimated that the total project will cost \$100,000. It was recommended that the B&G approve the above project. This project is entirely funded by residential life operating funds and will not impact available DM funding.

A motion to approve the recommended action was made by J. Bradley and seconded by J. Saddlemyre. The motion was unanimously accepted.

- g. *McMahon Carpet Replacement*: The B&G previously approved a project to replace the carpet in one of the McMahon Residence Hall towers and the Department of Residential Life now desires to schedule the carpet replacement in the remaining tower. It is estimated that the total project will cost \$220,000. It was recommended that the B&G approve the above project. This project is entirely funded by residential life operating funds and will not impact available DM funding.

A motion to approve the recommended action was made by G. Anderson and seconded by J. Bradley. The motion was unanimously accepted.

- h. *North Towers Duct Bank Installation*: The B&G previously approved this project (03.21.08) at a cost of \$300,000. Upon further review, the project cost estimate has been increased to \$354,000. It was recommended that the B&G re-approve this project at the new cost. This project is entirely funded by UITs operating funding and will not impact available DM funding.

There were no motions made to approve this project. It was to be an informational item only.

- i. *Emergency Lighting Upgrade – Summer 2007*: A motion to place this supplemental item on the agenda was made by J. Bradley and seconded by G. Anderson. The B&G previously approved a project to install Emergency Lighting in multiple buildings on the campus. The original budget for this project was \$400,000 from the FY 07 Code/ADA budget classification. As a result of repeated DPES code reviews during construction, additional items were added to the project as work progressed. Approximately \$50,000 is required to fully fund the work. It was recommended that the B&G approve an additional \$45,000 for the additional work from the FY 08 Emergency Reserve Allocation. Upon approval, the project budget will be \$445,000.

A motion to approve the recommended action was made by J. Bradley and seconded by D. Woods. Discussion ensued as to why work was being done on Saturdays and Sundays. J. Bradley will come back to the Committee with detailed background on why work was being done on the weekends. The motion was unanimously accepted.

FY 07 Recap & Update/FY 08 DM Update—

G. Kraus said that the Wilbur Cross project does indeed include the stairs on the front of the building.

Discussion ensued regarding the bidding process and encumbrances vs. unencumbered monies.

G. Kraus will provide the committee with a list of what money is truly unencumbered at our next meeting.

FY 09 DM/Lump Sum/Code/ADA Program Development List—

The current allotment for FY 09 DM and Lump Sum is \$9.8 million. This list will be looked at several times over the course of the next few meetings.

Other Business—

J. Bradley and D. Woods will be coming back to the Committee with a list of public art here on campus to discuss what the next steps will be with those pieces. G. Anderson commented that the art on the lawn outside of his office (Library Lawn) is very successful.

J. Bradley distributed a list titled “UConn Storrs Campus: Summary of Current Site Planning and Operational Issues”. The items with the most visibility at the moment are: Pedestrian Crosswalks, Parking, Access to Campus Facilities and Grounds, Landscaping and Trees. The plan is to hire a consultant to do a general landscape plan. It was suggested that a piece about Public Art be added into this list. J. Bradley mentioned that he will also be engaging the University’s Arboretum Committee and the Landscape Architecture Program.

G. Anderson said that P. Nicholls had asked him to develop a plan for Longley which involves the possibility of placing Engineering into this building. He will continue to work on this and will keep the Committee informed of his progress.

There being no further items on the agenda, the meeting adjourned at 10:07am.