



SUBCOMMITTEE ON CAPITAL INVESTMENT STRATEGY

AGENDA

Thursday, December 5, 2019

9:30 a.m.

Room 208, Emerson Alumni Hall

University of Florida, Gainesville, FL

Time Convened: 9:34 a.m.

Time Adjourned: 10:47 a.m.

Subcommittee and Board members present:

Mori Hosseini (Board Chair), David L. Brandon, Daniel T. O'Keefe, Thomas G. Kuntz (Board Vice Chair) (absent),

Others present were:

President Kent Fuchs, Charlie Lane, Senior Vice President and Chief Operating Officer, Curtis A. Reynolds, Vice President for Business Affairs; Mark Kaplan, Vice President for Government and Community Relations and University Secretary; David Norton, Vice President, Research; David Nelson, Senior Vice President, UF Health; Mike McKee, Chief Financial Officer; Colt Little, Senior Counsel, General Counsel; Carrie Bush, Director of Strategic Initiatives; Carlos Dougnac, Assistant Vice President, Planning, Design and Construction; Chad Doering, Director, Housing Facilities Operations; Jeanna Mastrodicasa, Associate Vice President, IFAS; Mark Helms, Assistant Vice President, Facilities Services; Tina Horvath, Senior Director of Housing & Residence Education; Alan West, Assistant Vice President & University Controller; Eugene Herring, Director of Capital Programs and Financial Management, Planning, Design and Construction; Cydney McGlothlin, University Architect; and members of the University of Florida Community.

1.0 Call to Order and Welcome

Chair Mori Hosseini welcomed everyone in attendance and called the meeting to order at 9:34 a.m.

2.0 Roll Call

Board Staff conducted a roll call of all subcommittee and board members present.

3.0 Discussion Items

Chair Mori Hosseini asked Dr. Charlie Lane, Senior Vice President and Chief Operating Officer, to move into the discussion items to be addressed by the subcommittee as follows:

3.1 Overview of Capital Investment Prioritization

Dr. Lane provided an overview of the Capital Investment Priority list. A discussion ensued regarding the ranking of projects. Board Chair Hosseini asked that the Landscape Master Plan Phase I and Phase II be moved to a high priority. Trustee Daniel O’Keefe asked for an update on replacing the elevators and furniture in the common areas within housing facilities. Dr. Lane acknowledged Trustee O’Keefe’s concern would be part of the project plan. Board Chair Hosseini asked staff to focus on all housing projects as one item for the priority list and to provide one report in totality. Dr. Lane noted the request. Other suggestions from the Board included listing deferred maintenance as a high priority and adding the College of Design and Construction and Planning project to the priority list. Dr. Lane noted the request.

3.1.1. Project Updates

Housing Master Plan

Dr. Charlie Lane provided an update on the Housing Master Plan. A discussion ensued regarding the number of beds for the East Campus Honors Residence Hall and the West Campus Undergraduate Athlete Residence Hall and the construction costs. Trustee O’Keefe asked for the “all-in” constructions cost and was provided with a total of \$374/ square foot for total project cost. Assistant Vice President Carlos Dougnac explained the cost evaluation for the per square foot cost and the process for hiring a criterion architect

Trustee David Brandon inquired about prequalification of design/guidelines for the project. Assistant Vice President Carlos Dougnac noted any firm who could meet the University’s program/budgetary requirements would be allowed to participate in the request for proposals (RFP) process.

Dr. Charlie Lane continued the update with discussion of the Five-Year Housing Strategy from start to completion. Trustee Brandon asked for a timeline for move-in. Dr. Lane noted 2023 for substantial completion.

Dr. Charlie Lane noted the financial strategy for the Housing Master Plan would require funding of up to \$305.5 million and the initial debt would be acquired by 2021.

Biomedical Research Building

Dr. Lane provided an update on the Biomedical Research Building plan to construct a building to co-mingle the UF Health and the Office of Research functions. Vice President David Norton discussed data showing the need for animal housing areas. Vice President Norton noted the new facility would add 7,500 cages and animal housing would be adequate for the next 7 to 10 years. Senior Vice President David Nelson discussed the College of Medicine’s need for research space for the next 3 years for growth. Board Chair Hosseini asked that College of Medicine be changed to UF Health.

Central Energy Plant (CEP)

Vice President Curtis Reynolds discussed the Central Energy Plant including - available options for comparison. Board Chair Hosseini asked if there were additional questions considering that each subcommittee member had been briefed by Vice

President Reynolds regarding the details for CEP. The subcommittee supported Option 3 as presented for bond financing. Board Chair Hosseini asked Vice President Reynolds to keep the Committee (BOT) posted on discussions for bonding and Board Chair Hosseini offered his support, if needed.

3.2 Overview of Capital Project Construction Timeline

Vice President Curtis Reynolds provided an overview of the Capital Project Construction Timeline. A discussion ensued regarding the volume and consideration of major construction projects on campus.

4.0 New Business

There was no new business to come before the committee.

5.0 Adjourn

There being no further discussion, Board Chair Mori Hosseini adjourned the meeting at 10:47 a.m.