

Contact: John Nash

MINUTES OF NOVEMBER 16, 2018 COMMITTEE MEETING

**PROPERTY AND FACILITIES COMMITTEE
BOARD OF REGENTS, STATE OF IOWA**

**THE COMMONS, SLIFE BALLROOM
UNIVERSITY OF NORTHERN IOWA
CEDAR FALLS, IOWA**

Committee Members Present

Regent Milt Dakovich, Chair

Regent Larry McKibben, Vice Chair

Rod Lehnertz, University of Iowa Senior Vice President, Finance and Operations

Pamela Cain, Iowa State University Interim Senior Vice President for University Services

Michael Hager, University of Northern Iowa Senior Vice President for Finance and Operations

Presenters / Respondents

Chris Jorgensen, Iowa State University Senior Associate Athletics Director

John Nash, Board of Regents Director of Facilities

Other Board Members in Attendance

Regent Sherry Bates

Regent Nancy Dunkel

Regent Jim Lindenmayer

Chair Dakovich called the meeting to order at 10:40 a.m.

Agenda Item 1 - Minutes of September 12, 2018 Committee Meeting

➤ By GENERAL CONSENT, the minutes were accepted.

Agenda Item 2 – University of Iowa Capital Improvement Business Transactions

SVP Lehnertz requested the following project approvals:

1. Schematic Designs, Project Descriptions and Budgets for the;
 - **South Wing – Convert 4th Floor to Inpatient Unit** (\$4,400,000) and the
 - **Water Plant – Rehabilitate Gravity Filters** (\$4,000,000) projects with the understanding that approval is authorization to proceed with construction. The university requests use of the Design-Build delivery method on the Water Plant project.

2. Revised Schematic Design, Project Description and Budget for the **Roy Carver Pavilion – Inpatient Psychiatry Expansion and Renovation** (\$15,109,000, an increase of \$6,834,000 from \$8,275,000).

In response to two questions from Chair Dakovich, SVP Lehnertz said that the Inpatient Psychiatry project would be funded by UIHC funds and would double in size, but not double in cost due to economies of scale.

- By GENERAL CONSENT, the Committee recommended Board approval.

Agenda Item 3 – University of Iowa Request to Raze Two Buildings

SVP Lehnertz requested approval to raze the following obsolete buildings.

- **1360 Melrose Avenue (University Athletic Club)**

In August 2017, the Board approved the construction of the new Finkbine Golf Course Clubhouse, which would be funded by Athletics Department gifts, would be just across the street and would serve many of the same functions as the University Athletic Club.

- **212 Myrtle Avenue**

This 98-year-old house has been leased to childcare providers through the academic years and stood vacant during the summers.

Following demolition, both properties would be restored to green spaces. In response to a question from Chair Dakovich, SVP Lehnertz said that the University Athletic Club's substantial deferred maintenance would be eliminated through demolition.

- By GENERAL CONSENT, the Committee recommended Board approval.

Agenda Item 4 – University of Iowa Proposed Property Transfer

SVP Lehnertz requested approval of the following simultaneous property transfers between the University of Iowa and the City of Coralville at no cost to either party.

- 4,700 square feet of land from the university to the city
- 8,284 square feet (4,200 sf + 4,084 sf) of land from the city to the university

- By GENERAL CONSENT, the Committee recommended Board approval.

Agenda Item 5 – Register of Iowa State University Capital Improvement Business Transactions

Interim SVP Cain requested the following project approvals and was assisted by Senior Associate Athletics Director Jorgensen on the Sports Performance project:

1. Schematic Designs, Project Descriptions and Budgets for the;
 - **Advanced Teaching & Research Building – Fifth Floor – Nanovaccine Institute** (\$7,000,000),
 - **Helser Residence Hall – Life Cycle Improvements** (\$3,190,680) and the
 - **Sports Performance Center & Jack Trice Stadium Improvements North** (\$90,000,000) projects with the understanding that approval is authorization to proceed with construction. Senior Associate AD Jorgensen said the \$90 million budget would be funded by \$45 million from Athletic Operations and \$45 million from Athletic Fundraising. ISU Athletics has raised \$41 million to date.
2. Revised Project Description and Budget for the **Poultry Farm-Teaching & Research Facilities** (\$5,750,000, previously \$5,000,000) project.

➤ By GENERAL CONSENT, the Committee recommended Board approval.

Agenda Item 6 – University of Northern Iowa Request for Emergency Contracting Authorization

SVP Hager requested Board ratification of the Executive Director's approval to use emergency procedures to repair water damage at UNI's Towers Dining Center on September 3, 2018.

➤ By GENERAL CONSENT, the Committee recommended Board approval.

Agenda Item 7 – Institutional Agreements, Leases and Easements

SVP Hager requested permission to enter into a lease with Cedar Valley TechWorks, Incorporated at 360 Westfield Avenue in Waterloo to expand UNI's Metal Casting Center by adding 5,700 square feet to an existing 10,170 square foot lease for a total of 15,870 square feet.

➤ By GENERAL CONSENT, the Committee recommended Board approval.

No other business was reported.

Chair Dakovich adjourned the meeting at 11:04 a.m.