

Contact: John Nash

**MINUTES OF FEBRUARY 28, 2024 COMMITTEE MEETING**

**PROPERTY AND FACILITIES COMMITTEE  
BOARD OF REGENTS OFFICE  
URBANDALE, IOWA**

**Committee Members Present**

Regent JC Risewick, Chair  
Regent Robert Cramer, Vice Chair  
Interim President Sherry Bates, Member

**Other Board Members in Attendance**

Regent Mike Richards  
Regent David Barker  
Regent Abby Crow  
Regent Jim Lindenmayer  
Regent Greta Rouse

**Guests in Attendance or Attended via Zoom (Online)**

Regent Nancy Dunkel  
Barbara Wilson, University of Iowa President  
Wendy Wintersteen, Iowa State University President  
Mark Nook, University of Northern Iowa President  
Rod Lehnertz, University of Iowa Senior Vice President, Finance and Operations  
David Kieft, University of Iowa Business Manager  
Heather Paris, Iowa State University Interim Senior Vice President for Operations and Finance  
Michael Hager, University of Northern Iowa Senior Vice President for Finance and Operations  
Jose Herrera, University of Northern Iowa Provost  
Laura Dickson, Board of Regents Executive Assistant  
John Nash, Board of Regents Director of Facilities

Chair Risewick called the meeting to order at 10:00 a.m.

**Agenda Item 1 - Minutes of November 15, 2023 Committee Meeting**

- By GENERAL CONSENT, the minutes were accepted.

**Agenda Item 2 – Register of University of Iowa Capital Improvement Business Transactions**

SVP Lehnertz presented the following projects:

1. Permission to Proceed with Project Planning for the:
  - **Dental Parking Ramp – Construct Facility** project.
2. Schematic Design, Project Description and Budget for the:
  - **UIHC – Stead Family Children’s Hospital Level 7 Expand NICU** (\$41 million),
  - **Medical Research Center – Renovate Space for Pathology** (\$2.15 million) and
  - **Iowa Memorial Union – Restore Richey Ballroom** (\$2.4 million) projects with the understanding that approval is authorization to proceed with construction.
3. Project Description and Budget for the:
  - **UIHC Roy J. Carver Pavilion – Replace Air Handling Unit**, (\$2.6 million) with the understanding that approval is authorization to proceed with construction.

In response to a question from Regent Cramer, SVP Lehnertz said all of UI’s projects use the traditional Design Bid Build project delivery method unless Construction Manager at Risk (CMR) project delivery method is being considered. If CMR is being considered by the UI, the UI will request Board approval.

In response to a question from Regent Crow, SVP Lehnertz said the new Dental Parking Ramp would primarily be for staff parking. It would also provide parking for patients and fans attending events at Carver Hawkeye Arena.

In response to a question from Chair Risewick, SVP Lehnertz said the UI is also considering a leasing partnership with the VA Hospital, which could supplement project funding.

- By GENERAL CONSENT, the Committee recommended Board approval.

**Agenda Item 3 – Register of Iowa State University Capital Improvement Business Transactions**

Interim SVP Paris presented the following projects:

1. Permission to Proceed with Project Planning for the:
  - **Lloyd Veterinary Medical Center – Large Animal Hospital Ward 3 Expansion** and
  - **NEWRITE Facilities** projects, including the use of the Construction Manager at Risk project delivery method for both projects.

In response to a question from Regent Cramer on the ISU Lloyd Veterinary Medical Center project, Director Nash said that ISU is leaning toward using traditional Design Bid Build, but would like to have CMR in their back pocket as an option.

In response to a question from Chair Risewick, Director Nash said that the Board could approve everything as is and approve any changes to the delivery method later, or when ISU requests Board approval of the Project Description and Budget. Interim President Bates reiterated Director Nash's response and SVP Paris agreed.

By GENERAL CONSENT, the Committee recommended Board approval.

**Agenda Item 4 – Iowa State University – Athletic Video Displays and Sound Systems – Purchase and Financing**

Interim SVP Paris presented the agenda item.

Chair Risewick said Daktronics makes a high quality product and thought that service and warranty after the sale should be particularly good.

**Agenda Item 5 – University of Northern Iowa Capital Improvement Business Transactions**

SVP Hager presented the following project:

1. Permission to Proceed with Project Planning for the **UNI Court Practice Facility** project.

By GENERAL CONSENT, the Committee recommended Board approval.

**Agenda Item 6 – Institutional Roads Program Update**

Director Nash presented the agenda item.

In response to a question from Regent Cramer, Director Nash said that all Regent capital projects, including road projects which are funded by the Iowa DOT, are bid by the Regent universities.

**Agenda Item 7 – Institutional Agreements, Leases and Easements**

Business Manager Kieft and Interim SVP Paris presented the agenda item.

In response to a question from Regent Risewick, Business Manager Kieft said that all non-residential leases were triple net and the maintenance costs are reconciled on an annual basis.

Chair Risewick adjourned the meeting at 10:37 a.m.