



## TABLE OF CONTENTS FOR FACILITIES PLANNING AND CONSTRUCTION COMMITTEE

**Committee Meeting:** 5/12/2004

Austin, Texas

**Board Meeting:** 5/13/2004

Austin, Texas

*James Richard Huffines, Chairman*

*John W. Barnhill, Jr.*

*Rita C. Clements*

*Robert A. Estrada*

*Woody L. Hunt*

	<b>Committee Meeting</b>	<b>Board Meeting</b>	<b>Page</b>
<b>Convene</b>	2:00 p.m. <i>Chairman Huffines</i>		
1. <b>U. T. System: Consideration of architecturally or historically significant projects</b>	2:00 p.m. <b>Action</b> <i>Mr. Sanders</i>	Not on Agenda	<b>67</b>
2. <b>U. T. System: Office of Facilities Planning and Construction Status Report on the use of Sustainability Building Standards for Capital Construction and the development of an Oversight Monitoring Model for implementation of Capital Projects for certain institutions</b>	2:05 p.m. <b>Report</b> <i>Mr. Sanders</i>	Not on Agenda	<b>68</b>
3. <b>U. T. Arlington: Meadow Run Apartments - Phase II - Approval of design development; approval of evaluation of alternative energy economic feasibility; appropriation of funds and authorization of expenditure; and approval of parity debt</b>	2:10 p.m. <b>Action</b> <i>Mr. Sanders</i>	<b>Action</b>	<b>68</b>
4. <b>U. T. Arlington: Student Apartments - Approval of design development; approval of evaluation of alternative energy economic feasibility; appropriation of funds and authorization of expenditure; approval of parity debt; and redesignation of project</b>	2:15 p.m. <b>Action</b> <i>Mr. Sanders</i>	<b>Action</b>	<b>70</b>
5. <b>U. T. Dallas: Natural Science and Engineering Research Building - Approval of design development; approval of evaluation of alternative energy economic feasibility; appropriation of funds and authorization of expenditure; and approval of parity debt</b>	2:20 p.m. <b>Action</b> <i>Mr. Sanders</i>	<b>Action</b>	<b>72</b>

		<b>Committee Meeting</b>	<b>Board Meeting</b>	<b>Page</b>
6.	<b>U. T. Permian Basin: Student Housing Phase III - Amendment of FY 2004-2009 Capital Improvement Program and FY 2004-2005 Capital Budget to increase total project cost; approval of design development; approval of evaluation of alternative energy economic feasibility; appropriation of funds and authorization of expenditure; and approval of parity debt</b>	<i>2:25 p.m.</i> <b>Action</b> <i>Mr. Sanders</i>	<b>Action</b>	<b>74</b>
7.	<b>U. T. Permian Basin: Request for acceptance of gift of outdoor work of art (replica of Stonehenge)</b>	<i>2:30 p.m.</i> <b>Action</b> <i>Mr. Sanders</i>	<b>Action</b>	<b>75</b>
8.	<b>U. T. Austin: Honorific naming of the Animal Rehabilitation Keep at the Marine Science Institute as the Edith McAllister Animal Rehabilitation Keep</b>	<i>2:35 p.m.</i> <b>Action</b> <i>Mr. Sanders</i>	<b>Action</b>	<b>76</b>
9.	<b>U. T. San Antonio: Honorific naming of a wing of the Biotechnology, Sciences and Engineering Building (West Campus Wet Lab Building) as the Margaret Batts Tobin Laboratory Building</b>	<i>2:40 p.m.</i> <b>Action</b> <i>Mr. Sanders</i>	<b>Action</b>	<b>77</b>
10.	<b>U. T. Tyler: Student Dormitory and Academic Excellence Center - Amendment of FY 2004-2009 Capital Improvement Program and the FY 2004-2005 Capital Budget to increase total project cost and appropriation of additional funds and authorization of expenditure</b>	<i>2:45 p.m.</i> <b>Action</b> <i>Mr. Sanders</i>	<b>Action</b>	<b>78</b>
11.	<b>U. T. M. D. Anderson Cancer Center: Federal Emergency Management Agency (FEMA) 404 Projects - Amendment of FY 2004-2009 Capital Improvement Program and the FY 2004-2005 Capital Budget to increase total project cost and appropriation of additional funds and authorization of expenditure</b>	<i>2:50 p.m.</i> <b>Action</b> <i>Mr. Sanders</i>	<b>Action</b>	<b>79</b>
12.	<b>U. T. Health Center - Tyler: Ambulatory Care Center - Phase II - Amendment of FY 2004-2009 Capital Improvement Program and the FY 2004-2005 Capital Budget to increase total project cost; appropriation of additional funds and authorization of expenditure; and approval of parity debt</b>	<i>2:55 p.m.</i> <b>Action</b> <i>Mr. Sanders</i>	<b>Action</b>	<b>80</b>
	<b>Adjourn</b>	<i>3:00 p.m.</i>		

1. **U. T. System: Consideration of architecturally or historically significant projects**

**RECOMMENDATION**

It is recommended that the Committee review the following projects scheduled for architectural selection for possible designation as architecturally or historically significant pursuant to the Regents' Rules and Regulations, Part Two, Chapter VIII, Section 3, Subsection 3.3.

- **U. T. Austin**

- **LBJ Plaza Renovation/Lady Bird Johnson Center**

- Project Cost: \$30,000,000

- Anticipated Delivery Method: Construction Manager at Risk  
(see Item 4 on Page 44)

- **U. T. Brownsville**

- **Wellness, Recreational and Fitness Center**

- Project Cost: \$12,500,000

- Anticipated Delivery Method: Construction Manager at Risk

- **U. T. Pan American**

- **Child Development Center**

- Project Cost: \$1,500,000

- Anticipated Delivery Method: Competitive Sealed Proposals  
(see Item 8 on Page 50)

- **Health and Kinesiology Physiology/Recreation Center**

- Project Cost: \$18,000,000

- Anticipated Delivery Method: Competitive Sealed Proposals

- **U. T. San Antonio**

- **Recreation and Athletics Facilities**

- Project Cost: \$14,500,000

- Anticipated Delivery Method: Competitive Sealed Proposals  
(see Item 11 on Page 57)

- **U. T. Health Center - Tyler**

- **Health Clinic**

- Project Cost: \$3,500,000

- Anticipated Delivery Method: Competitive Sealed Proposals  
(see Item 3 on Page 62)

2. **U. T. System: Office of Facilities Planning and Construction Status Report on the use of Sustainability Building Standards for Capital Construction and the development of an Oversight Monitoring Model for implementation of Capital Projects for certain institutions**

REPORT

A status report will be presented reviewing the various definitions of “Sustainability” or “Sustainable Building” within the construction industry and the establishment of guidelines for the U. T. System capital construction program, subject to the specific program requirements of each individual facility.

A status report will be presented outlining a model for implementation of capital construction where the institution directly manages the project and OFPC provides oversight and risk monitoring.

3. **U. T. Arlington: Meadow Run Apartments - Phase II - Approval of design development; approval of evaluation of alternative energy economic feasibility; appropriation of funds and authorization of expenditure; and approval of parity debt**

RECOMMENDATION

The Chancellor concurs with the Executive Vice Chancellor for Academic Affairs, the Interim Vice Chancellor for Business Affairs, and President Spaniolo that the U. T. Board of Regents approve the recommendations for the Meadow Run Apartments – Phase II at U. T. Arlington as follows:

**Project Number:** 301-189

**Architecturally or Historically Significant:** Yes  No

**Project Delivery Method:** Competitive Sealed Proposals

**Substantial Completion Date:** July 2005

**Total Project Cost:**

<u>Source</u>	<u>Current</u>
Revenue Financing System Bond Proceeds	\$7,722,000

**Debt Service:** The \$7,722,000 in Revenue Financing System Bond Proceeds debt will be repaid from net revenues on the project. The annual debt service will be structured proportionately to the projected amount of net revenue available. Debt service coverage on the project is expected to achieve 1.3 times by the seventh year of operation. Auxiliary Fund Balances are available for interim debt service coverage.

**Recommendations:**

- a. approve design development plans;
- b. approve the evaluation of alternative energy economic feasibility;
- c. appropriate funds and authorize expenditure of funds; and
- d. resolve in accordance with Section 5 of the Amended and Restated Master Resolution Establishing The University of Texas System Revenue Financing System that
  - parity debt shall be issued to pay the project's cost, including any costs prior to the issuance of such parity debt;
  - sufficient funds will be available to meet the financial obligations of the U. T. System, including sufficient Pledged Revenues as defined in the Master Resolution to satisfy the Annual Debt Service Requirements of the Financing System, and to meet all financial obligations of the U. T. Board of Regents relating to the Financing System; and
  - U. T. Arlington, which is a "Member" as such term is used in the Master Resolution, possesses the financial capacity to satisfy its direct obligation as defined in the Master Resolution relating to the issuance by the U. T. Board of Regents of tax-exempt parity debt in the aggregate amount of \$7,722,000.

**Previous Board Action:**

In December 2003, the Chancellor, under delegated authority from the Board, approved decreasing the total project cost from \$10,572,000 to \$7,722,000 to allow for the land purchase of the site for the apartments.

**Project Description:**

The project will include the construction of four three-story buildings consisting of approximately 94,500 total gross square feet capable of housing 216 students with a mix of one-bedroom and two-bedroom units. A clubhouse and mail center and a swimming pool constructed during Phase I will be available for use by occupants of Phase II. Parking for 171 vehicles is included and will be located south of and adjacent to the existing parking lot constructed with Meadow Run Apartments - Phase I.

Due to increased student enrollment at U. T. Arlington, demand for University-owned and operated apartments is strong. Currently, there are 900 people on the residence hall waiting list and 1,115 people waiting for apartments. To begin to meet this need, the institution has added housing for over 1,000 students over the past three years. In Fall 2000, Arlington Hall added 600 residence hall beds to the on-campus housing inventory; in Fall 2002, Arbor Oaks and Timber Brook Apartments added 240 apartment units; and in Fall 2003, Meadow Run Apartments added 120 apartment units. The completion of Kalpana Chawla Hall in Fall 2004 will add an additional 430 residence hall beds.

Texas Government Code Section 2166.403 requires the governing body of a State agency to verify in an open meeting the economic feasibility of incorporating alternative energy devices into a new State building. Therefore, the Project Architect prepared an evaluation for this project in accordance with the Energy Conservation Design Standards for New State Buildings. This evaluation determined that alternative energy devices such as solar, wind, biomass, or photovoltaic energy are not economically feasible for the project.

The economic impact of the project will be reported to the U. T. Board of Regents as part of the design development presentation.

**4. U. T. Arlington: Student Apartments - Approval of design development; approval of evaluation of alternative energy economic feasibility; appropriation of funds and authorization of expenditure; approval of parity debt; and redesignation of project**

RECOMMENDATION

The Chancellor concurs with the Executive Vice Chancellor for Academic Affairs, the Interim Vice Chancellor for Business Affairs, and President Spaniolo that the U. T. Board of Regents approve the recommendations for the Student Apartments at U. T. Arlington as follows: (See Item 3 on Page 43 related to proposed acquisition of property at 124 Southdale Drive, Arlington, Tarrant County, Texas.)

**Project Number:** 301-188

**Architecturally or Historically Significant:** Yes  No

**Project Delivery Method:** Competitive Sealed Proposals

**Substantial Completion Date:** August 2005

**Total Project Cost:** Source Current  
Revenue Financing System Bond Proceeds \$14,357,000

**Debt Service:** The \$14,357,000 in Revenue Financing System Bond Proceeds debt will be repaid from net revenues on the project. The annual debt service will be structured proportionately to the projected amount of net revenue available. Debt service coverage on the project is expected to be at least 1.3 times by the fifth year of operation. Auxiliary Fund Balances are available for interim debt service coverage.

**Recommendations:**

- a. approve design development plans;
- b. approve the evaluation of alternative energy economic feasibility;
- c. appropriate funds and authorize expenditure of funds; and

- d. resolve in accordance with Section 5 of the Amended and Restated Master Resolution Establishing The University of Texas System Revenue Financing System that
- parity debt shall be issued to pay the project's cost, including any costs prior to the issuance of such parity debt;
  - sufficient funds will be available to meet the financial obligations of the U. T. System, including sufficient Pledged Revenues as defined in the Master Resolution to satisfy the Annual Debt Service Requirements of the Financing System, and to meet all financial obligations of the U. T. Board of Regents relating to the Financing System; and
  - U. T. Arlington, which is a "Member" as such term is used in the Master Resolution, possesses the financial capacity to satisfy its direct obligation as defined in the Master Resolution relating to the issuance by the U. T. Board of Regents of tax-exempt parity debt in the aggregate amount of \$14,357,000.
- e. redesignate the project as the Silver Stone Apartments.

**Project Description:**

The project will include approximately 150,000 total gross square feet consisting of the construction of 13 two- and three-story buildings capable of housing approximately 270 students, one community building, and all utility support buildings. A clubhouse and mail center and a swimming pool will be included. There will be utility upgrades, site development, and improvements including surface parking. The redesignation to Silver Stone Apartments is the recommendation by vote of the U. T. Arlington Housing Department staff.

Due to increased student enrollment at U. T. Arlington, demand for University-owned and operated housing is strong. Currently, there are 900 people on the residence hall waiting list and 1,115 people waiting for apartments. To begin to meet this need, the institution has added housing for over 1,000 students over the past three years. In Fall 2000, Arlington Hall added 600 residence hall beds to the on-campus housing inventory; in Fall 2002, Arbor Oaks and Timber Brook Apartments added 240 apartment units; and in Fall 2003, Meadow Run Apartments added 120 apartment units. The completion of Kalpana Chawla Hall in Fall 2004 will add an additional 430 residence hall beds.

Texas Government Code Section 2166.403 requires the governing body of a State agency to verify in an open meeting the economic feasibility of incorporating alternative energy devices into a new State building. Therefore, the Project Architect prepared an evaluation for this project in accordance with the Energy Conservation Design Standards for New State Buildings. This evaluation determined that alternative energy devices such as solar, wind, biomass, or photovoltaic energy are not economically feasible for the project.

The economic impact of the project will be reported to the U. T. Board of Regents as part of the design development presentation.

**5. U. T. Dallas: Natural Science and Engineering Research Building - Approval of design development; approval of evaluation of alternative energy economic feasibility; appropriation of funds and authorization of expenditure; and approval of parity debt**

**RECOMMENDATION**

The Chancellor concurs with the Executive Vice Chancellor for Academic Affairs, the Interim Vice Chancellor for Business Affairs, and President Jenifer that the U. T. Board of Regents approve the recommendations for the Natural Science and Engineering Research Building at U. T. Dallas as follows:

**Project Number:** 302-192

**Architecturally or Historically Significant:** Yes  No

**Project Delivery Method:** Construction Manager at Risk

**Substantial Completion Date:** December 2006

**Total Project Cost:**

<u>Source</u>	<u>Current</u>
Revenue Financing System Bond Proceeds	\$85,000,000

**Debt Service:** Debt service on the Natural Science and Engineering Research Building will be secured by and payable from Pledged Revenues of the Revenue Financing System; however, pursuant to an Economic Development Agreement between the Board of Regents and the State of Texas dated March 1, 2004, it is the intention of the State to appropriate additional funding to U. T. Dallas to reimburse 100% of the debt service costs for the first 10 years of the agreement, with the percentage declining to 10% by years 19 and 20. U. T. Dallas has agreed to generate income from external research contracts and other collaborative efforts to satisfy the debt service obligations not covered through general revenue appropriations. To the extent this research income is insufficient, U. T. Dallas has pledged to use up to \$4,300,000 of Local Fund Balances as necessary to meet its debt service obligations. Annual debt service on the \$85,000,000 in Revenue Financing System debt is expected to be approximately \$6,840,000. Debt service coverage on the projected net obligation payable by U. T. Dallas is expected to be at least 1.3 times.

- Recommendations:**
- approve design development plans;
  - approve the evaluation of alternative energy economic feasibility;
  - appropriate funds and authorize expenditure of funds; and
  - resolve in accordance with Section 5 of the Amended and Restated Master Resolution Establishing The University of Texas System Revenue Financing System that
    - parity debt shall be issued to pay the project's cost, including capitalized interest and any costs prior to the issuance of such parity debt;
    - sufficient funds will be available to meet the financial obligations of the U. T. System, including sufficient Pledged Revenues as defined in the Master Resolution to satisfy the Annual Debt



Service Requirements of the Financing System, and to meet all financial obligations of the U. T. Board of Regents relating to the Financing System; and

- U. T. Dallas, which is a “Member” as such term is used in the Master Resolution, possesses the financial capacity to satisfy its direct obligation as defined in the Master Resolution relating to the issuance by the U. T. Board of Regents of tax-exempt parity debt in the aggregate amount of \$85,000,000.

**Previous Board Action**

On November 13, 2003, the project was approved by the Board for inclusion in the Capital Improvement Program.

**Project Description:**

The project will include approximately 200,000 gross square feet for technology research and development. The new building is to provide state-of-the-art, multidisciplinary research laboratories, laboratory support spaces, faculty and student offices, and administrative offices. The building will include core facilities for imaging, cleanroom space, and shell space for a central vivarium. The departments of Computer Science and Natural Science, and the engineering program are to be housed in this building with the goal of establishing top ranking for the institution.

The State of Texas has negotiated an agreement with Texas Instruments for construction of a new \$3 billion research, development, and manufacturing facility to be located in Richardson, Texas. As part of that agreement, the State has offered to significantly enhance the academic and research programs at the Erik Jonsson School of Engineering and Computer Sciences at U. T. Dallas. In order to satisfy the State's commitment to Texas Instruments, the State and U. T. System have proposed Project Emmitt, a \$3 billion, five-year program aimed at elevating the Jonsson School to a Top-50 ranking among United States engineering schools. The core building will be the Natural Science and Engineering Research Building to consolidate programs into one facility.

Texas Government Code Section 2166.403 requires the governing body of a State agency to verify in an open meeting the economic feasibility of incorporating alternative energy devices into a new State building. Therefore, the Project Architect prepared an evaluation for this project in accordance with the Energy Conservation Design Standards for New State Buildings. This evaluation determined that alternative energy devices such as solar, wind, biomass, or photovoltaic energy are not economically feasible for the project.

The economic impact of the project will be reported to the U. T. Board of Regents as part of the design development presentation.

6. **U. T. Permian Basin: Student Housing Phase III - Amendment of FY 2004-2009 Capital Improvement Program and FY 2004-2005 Capital Budget to increase total project cost; approval of design development; approval of evaluation of alternative energy economic feasibility; appropriation of funds and authorization of expenditure; and approval of parity debt**

**RECOMMENDATION**

The Chancellor concurs with the Executive Vice Chancellor for Academic Affairs, the Interim Vice Chancellor for Business Affairs, and President Watts that the U. T. Board of Regents approve the recommendations for the Student Housing Phase III at U. T. Permian Basin as follows:

**Project Number:** 501-185

**Architecturally or Historically Significant:** Yes  No

**Project Delivery Method:** Competitive Sealed Proposals

**Substantial Completion Date:** July 2005

<b>Total Project Cost:</b>	<u>Source</u>	<u>Current</u>	<u>Proposed</u>
	Revenue Financing System Bond Proceeds	\$6,000,000	\$7,900,000

**Debt Service:** The \$7,900,000 in Revenue Financing System Bond Proceeds debt will be repaid from net housing revenue operations. Debt service coverage on the institution's combined student housing operations is expected to be at least 1.3 times.

- Recommendations:**
- a. amend the FY 2004-2009 Capital Improvement Program (CIP) and the FY 2004-2005 Capital Budget to increase total project cost;
  - b. approve design development plans;
  - c. approve the evaluation of alternative energy economic feasibility;
  - d. appropriate funds and authorize expenditure of funds; and
  - e. resolve in accordance with Section 5 of the Amended and Restated Master Resolution Establishing The University of Texas System Revenue Financing System that
    - parity debt shall be issued to pay the project's cost, including any costs prior to the issuance of such parity debt;
    - sufficient funds will be available to meet the financial obligations of the U. T. System, including sufficient Pledged Revenues as defined in the Master Resolution to satisfy the Annual Debt Service Requirements of the Financing System, and to meet all financial obligations of the U. T. Board of Regents relating to the Financing System; and

- U. T. Permian Basin, which is a “Member” as such term is used in the Master Resolution, possesses the financial capacity to satisfy its direct obligation as defined in the Master Resolution relating to the issuance by the U. T. Board of Regents of tax-exempt parity debt in the aggregate amount of \$7,900,000.

**Project Description:**

The new housing project will consist of approximately 45,000 gross square feet capable of housing 114 students. The project is in a six building configuration. Each building is to have three one-bedroom units, eight two-bedroom units, and a laundry room. This is the third phase of a planned expansion and upgrading of on-campus housing. The project will include improvements to the existing cafeteria, paved parking for approximately 125 vehicles, and utility connections. Present housing is filled to capacity. The increase of \$1,900,000 in the total project cost will accommodate the redefined scope determined in the facility program.

The housing expansion will accommodate projected increased enrollment and the increase of the undergraduate student body. Current on-campus housing consists of approximately 224 total beds with housing of an additional 198 beds currently under construction.

Texas Government Code Section 2166.403 requires the governing body of a State agency to verify in an open meeting the economic feasibility of incorporating alternative energy devices into a new State building. Therefore, the Project Architect prepared an evaluation for this project in accordance with the Energy Conservation Design Standards for New State Buildings. This evaluation determined that alternative energy devices such as solar, wind, biomass, or photovoltaic energy are not economically feasible for the project.

The economic impact of the project will be reported to the U. T. Board of Regents as part of the design development presentation

**7. U. T. Permian Basin: Request for acceptance of gift of outdoor work of art (replica of Stonehenge)**

**RECOMMENDATION**

The Chancellor concurs in the recommendation of the Executive Vice Chancellor for Academic Affairs, the Interim Vice Chancellor for Business Affairs, and President Watts that the U. T. Board of Regents accept the gift of outdoor work of art at U. T. Permian Basin in accordance with Regents’ Rules and Regulations, Part One, Chapter VII, Section 1, Subsection 1.2, Subdivision 1.22.

## BACKGROUND INFORMATION

U. T. Permian Basin has received an offer from a group of citizens for the donation of a full-size replica of Stonehenge. The replica will be exact in the horizontal size dimensions and 70% of the vertical dimensions.

The Stonehenge replica will be located on 0.3 acres of land near the Visual Arts Studio. The stones would be set in the appropriate orientation to fit the alignment of the original structure, corrected for the new latitude and longitude. The actual stones would be obtained from a local Permian Basin quarry and would be installed by the staff at U. T. Permian Basin after review and approval of the recommended layout and engineering design by the appropriate administration and staff of U. T. Permian Basin. The Stonehenge replica will be a major draw to the campus for travelers and school children. The cost of installation will be donated, and maintenance will be minimal.

8. **U. T. Austin: Honorific naming of the Animal Rehabilitation Keep at the Marine Science Institute as the Edith McAllister Animal Rehabilitation Keep**

## RECOMMENDATION

The Chancellor concurs in the recommendation of the Executive Vice Chancellor for Academic Affairs, the Interim Vice Chancellor for Business Affairs, and President Faulkner that the U. T. Board of Regents approve the naming of the Animal Rehabilitation Keep at the Marine Science Institute at U. T. Austin as the Edith McAllister Animal Rehabilitation Keep.

## BACKGROUND INFORMATION

The Animal Rehabilitation Keep at the Marine Science Institute in Port Aransas is a permanent building for the rehabilitation of injured birds, turtles, and mammals recovered in the Coastal Bend area. The facility is climate controlled and provides the needed tanks and filtration systems for rehabilitation of wounded animals.

Mrs. Edith McAllister conceived the plan to construct a permanent building known as the Animal Rehabilitation Keep. Mrs. McAllister and her daughter, Ms. Taddy McAllister, raised most of the funding needed for the construction and equipment for the facility, which was dedicated in August 1999.

Mrs. Edith McAllister has served The University of Texas at Austin by her memberships in the Texas Centennial Commission, Leadership Council - South Texas, and the Littlefield Society. She is also Vice Chairman of The University of Texas at San Antonio Development Board. Mrs. McAllister is a generous donor to the Red McCombs School of Business, the College of Fine Arts, the Department of Natural Sciences, and the U. T. Press.

The naming of the Animal Rehabilitation Keep at the Marine Science Institute to honor the distinguished service of Mrs. Edith McAllister is consistent with the Regents' Rules and Regulations, Part Two, Chapter VIII, Section 1, Subsection 1.3 relating to honorific namings of facilities, and institutional guidelines on the naming of facilities.

9. **U. T. San Antonio: Honorific naming of a wing of the Biotechnology, Sciences and Engineering Building (West Campus Wet Lab Building) as the Margaret Batts Tobin Laboratory Building**

RECOMMENDATION

The Chancellor concurs in the recommendation of the Executive Vice Chancellor for Academic Affairs, the Interim Vice Chancellor for Business Affairs, and President Romo that the U. T. Board of Regents approve the naming of the West Campus Wet Lab Building wing of the Biotechnology, Sciences and Engineering Building project at U. T. San Antonio as the Margaret Batts Tobin Laboratory Building.

BACKGROUND INFORMATION

The West Campus Wet Lab Building phase of the Biotechnology, Sciences and Engineering Building at U. T. San Antonio was approved by the U. T. Board of Regents on November 13, 2003. The research facility contains 22,000 gross square feet and will house numerous generic biology research labs as well as a Biosafety level-3 laboratory.

Mrs. Margaret Batts Tobin served on the U. T. Board of Regents from 1947 to 1955. She was the third woman appointed to the Board. She was a prominent businesswoman and cultural leader in San Antonio for many years until her death in August 1989. Throughout her years in San Antonio, she was active in the community, serving as president of the McNay Art Institute and the San Antonio Symphony Society and as a trustee of the Southwest School of Art and Craft.

There is already a Margaret Tobin Avenue on the U. T. San Antonio 1604 Campus, named in recognition of Mrs. Tobin's service as a Regent. To further recognize Mrs. Tobin, U. T. San Antonio would like to designate the West Campus Wet Lab Building in her honor for her dedication to improving her community.

The naming of the West Campus Wet Lab Building phase of the Biotechnology, Sciences and Engineering Building at U. T. San Antonio to recognize the distinguished service of former Regent Margaret Batts Tobin is consistent with the Regent's Rules and Regulations, Part Two, Chapter VIII, Section 1, Subsection 1.3 relating to honorific namings of facilities, and institutional guidelines on the naming of facilities.

**10. U. T. Tyler: Student Dormitory and Academic Excellence Center - Amendment of FY 2004-2009 Capital Improvement Program and the FY 2004-2005 Capital Budget to increase total project cost and appropriation of additional funds and authorization of expenditure**

**RECOMMENDATION**

The Chancellor concurs with the Executive Vice Chancellor for Academic Affairs, the Interim Vice Chancellor for Business Affairs, and President Mabry that the U. T. Board of Regents approve the recommendations for the Student Dormitory and Academic Excellence Center at U. T. Tyler as follows:

**Project Number:** 802-166

**Architecturally or Historically Significant:** Yes  No

**Project Delivery Method:** Competitive Sealed Proposals

**Substantial Completion Date:** July 2005

<b>Total Project Cost:</b>	<u>Source</u>	<u>Current</u>	<u>Proposed</u>
	Revenue Financing System Bond Proceeds	\$ 8,000,000	\$ 8,000,000
	Gifts	<u>\$ 3,000,000</u>	<u>\$ 5,220,000</u>
		\$11,000,000	\$13,220,000

**Recommendations:**

- a. amend the FY 2004-2009 Capital Improvement Program (CIP) and the FY 2004-2005 Capital Budget to increase the total project cost; and
- b. appropriate additional funds and authorize expenditure of funds of \$2,220,000 from Gifts.

**Previous Board Actions:** On November 13, 2003, the Board approved the design development plans and a total project cost of \$11,000,000.

**Project Description:** U. T. Tyler is requesting an increase in the total project cost of \$2,220,000 from Gifts to include the Academic Excellence Center portion of the project that was bid as an alternate for which funding from Gifts has now been received.

This is the first student dormitory at U. T. Tyler. The dormitory project will consist of housing for approximately 200 students and include lounge areas, centralized laundry facilities and kitchen, and offices for dormitory staff. The Academic Excellence Center will consist of a large meeting room and smaller breakout rooms and will be connected to the dormitory on the first floor.

**11. U. T. M. D. Anderson Cancer Center: Federal Emergency Management Agency (FEMA) 404 Projects - Amendment of FY 2004-2009 Capital Improvement Program and the FY 2004-2005 Capital Budget to increase total project cost and appropriation of additional funds and authorization of expenditure**

**RECOMMENDATION**

The Chancellor concurs with the Executive Vice Chancellor for Health Affairs, the Interim Vice Chancellor for Business Affairs, and President Mendelsohn that the U. T. Board of Regents approve the recommendations for the Federal Emergency Management Agency (FEMA) 404 Projects at U. T. M. D. Anderson Cancer Center as follows.

**Architecturally or Historically Significant:**

Yes  No

**Project Delivery Method:** Construction Manager at Risk

**Institutionally Managed:** Yes  No

**Substantial Completion Date:** February 2006

<b>Total Project Cost:</b>	<u>Source</u>	<u>Current</u>	<u>Proposed</u>
	Grants	\$23,994,413	\$27,939,183
	Hospital Revenues	<u>\$ 8,105,587</u>	<u>\$ 9,360,817</u>
		\$32,100,000	\$37,300,000

**Recommendations:**

- a. amend the FY 2004-2005 Capital Improvement Program (CIP) and the FY 2004-2005 Capital Budget to increase the total project cost; and
- b. appropriate additional funds and authorize expenditure of funds.

**Previous Board Actions:** On May 8, 2003, the Board approved the project for inclusion in the CIP and authorized institutional management for the project.

**Project Description:** U. T. M. D. Anderson Cancer Center is requesting the addition of \$3,944,770 from FEMA and \$1,255,230 from Hospital Revenues to include two additional grant awards for the project.

During 2001, rains from Tropical Storm Allison caused damage to many facilities within the Texas Medical Center. The governor of the State of Texas requested federal funding under the FEMA Hazard Mitigation Grant Program and Public Assistance Program for projects that could involve restoration and improvements of internal facility systems and components. U. T. M. D. Anderson Cancer Center applied and received approval for federal assistance.

The approved projects are required as part of an effort to protect facilities and equipment from future potential flooding. In particular, the projects involve relocation of critical electrical and mechanical equipment in various buildings, installation of emergency disconnects, and relocation of the medical records transcription offices. These improvements are considered essential to the protection of the facilities from potential damage caused by future floods.

FEMA previously approved eight distinct projects. U. T. M. D. Anderson Cancer Center recently received notification that FEMA has approved two additional projects in the amount of \$5,200,000. The two additional projects are similar to the ongoing FEMA projects as the work involves relocation and protection of critical building systems and components. FEMA will fund 75% of the approved project cost and U. T. M. D. Anderson Cancer Center will fund the remaining portion of the project cost.

**12. U. T. Health Center - Tyler: Ambulatory Care Center - Phase II - Amendment of FY 2004-2009 Capital Improvement Program and the FY 2004-2005 Capital Budget to increase total project cost; appropriation of additional funds and authorization of expenditure; and approval of parity debt**

RECOMMENDATION

The Chancellor concurs in the recommendation of the Executive Vice Chancellor for Health Affairs, the Interim Vice Chancellor for Business Affairs, and President Calhoun that the U. T. Board of Regents approve the recommendations for the Ambulatory Care Center - Phase II at U. T. Health Center - Tyler as follows:

**Project Number:** 801-167

**Architecturally or Historically Significant:** Yes  No

**Project Delivery Method:** Competitive Sealed Proposals

**Substantial Completion Date:** April 2005

<b>Total Project Cost:</b>	<u>Source</u>	<u>Current</u>	<u>Proposed</u>
	Revenue Financing System Bond Proceeds	\$2,178,000	\$2,500,000

**Debt Service:** The \$322,000 in Revenue Financing System Bond Proceeds debt will be repaid from net revenues on the project. The annual debt service will be structured proportionately to the projected amount of net revenue available. Debt service coverage on the project is expected to be at least 1.3 times.

- Recommendations:**
- a. amend the FY 2004-2009 Capital Improvement Program and the FY 2004-2005 Capital Budget to increase the total project cost;
  - b. appropriate additional funds and authorize expenditure of funds; and
  - c. resolve in accordance with Section 5 of the Amended and Restated Master Resolution Establishing The University of Texas System Revenue Financing System that
    - parity debt shall be issued to pay the project's cost, including any costs prior to the issuance of such parity debt;
    - sufficient funds will be available to meet the financial obligations of the U. T. System, including sufficient Pledged Revenues



as defined in the Master Resolution to satisfy the Annual Debt Service Requirements of the Financing System, and to meet all financial obligations of the U. T. Board of Regents relating to the Financing System; and

- U. T. Health Center – Tyler, which is a “Member” as such term is used in the Master Resolution, possesses the financial capacity to satisfy its direct obligation as defined in the Master Resolution relating to the issuance by the U. T. Board of Regents of tax-exempt parity debt in the aggregate amount of \$322,000.

**Previous Board Actions:**

On August 13, 2003, the funding of \$2,178,000 from Revenue Financing System Bond Proceeds was appropriated. In March 2004, the Chancellor approved the design development plans.

**Project Description:**

U. T. Health Center – Tyler is requesting an increase of \$322,000 in the total project cost to allow for the complete buildout of both the Women’s Wellness Center and Surgery Clinic, including imaging services.

The project consists of 25,000 gross square feet to house the Women’s Wellness Center and a Surgery Clinic, which includes wound and urology clinics. The outpatient clinical facilities will include examination rooms, nurse and clerical work areas, medical records, teaching and testing areas, and waiting rooms. Additional mechanical and electrical equipment are required to support floor areas, and an additional elevator will be installed in an existing shaft.