

The Board of Regents of The University of Texas met in special session in the Regents' Room (Main Building 212) of The University of Texas at 10:15 a.m., Saturday, November 1, 1952. The following were present for the meeting: Woodward (Chairman), Darden, Sealy, Swenson, Tobin and Voyles; Chancellor Hart; Vice-Chancellor for Business and Finance Simmons; Assistant to the Chancellor Granberry; University Land Attorney Gaines; Mr. Jack G. Taylor, Business Manager; and Secretary Stewart. Vice-Chairman Warren was in Austin but was unable to attend because of a prior commitment to deliver an address in connection with the dedication of the Journalism Building. Regents James W. Rockwell and Dr. L. S. Oates were unable to attend the meeting.

Waiver of Notice of the time, place and purpose of the meeting, signed by all the members of the Board, is on file in the Secretary's Office, the Notice reading as follows:

We, the undersigned members of the Board of Regents of The University of Texas, hereby agree to the convening of the special meeting of the Board of Regents at 10:15 a.m., November 1, 1952, in the Regents' Room of The University of Texas at Austin, Texas, for the purpose of considering and passing upon the sale of property located at No. 108 West 27th Street in the City of Austin and commonly known as the President's residence and for the purpose of taking any and all steps which may be necessary and proper for the consummation of such sale, if authorized, and for the further purpose of considering and passing upon the purchase of another residence to be used by the President of the Main University and of taking any and all steps which may be necessary and proper for the consummation of such purchase, if authorized, and the making of necessary repairs, renovation, or remodeling of any residence so purchased, if necessary, and for the further purpose of considering and passing upon the extension of the lease by the Board of Regents to the United States Government, or its proper agency, of the land known as the Pyote Air Force Base.

RATIFICATION AND APPROVAL OF CONTRACT OF SALE OF PROPERTY AT 108 WEST 27th STREET TO AUSTIN PRESBYTERIAN THEOLOGICAL SEMINARY.--Chairman Woodward presented to the Board for approval the following resolution concerning the sale of property located at 108 West 27th Street:

WHEREAS, on October 27, 1952, sealed competitive bids were invited, received, and duly opened and considered by the Special Committee, consisting of Judge James P. Hart, Chancellor; Mrs. Edgar Tobin, Regent; Mr. Claude W. Voyles, Regent; and Mr. Jack G. Taylor, Business Manager of the Main University; for the sale of the property located at 108 West 27th Street in the City of Austin, Texas, said bids being as follows:

Austin Presbyterian Theological Seminary	\$50,102.00
Scottish Rite Educational Association of Texas	45,550.00
All Saints Episcopal Church	No Bid

AND WHEREAS, the high bid of the Austin Presbyterian Theological Seminary in the amount of \$50,102.00 for the property was considered by the Special Committee as being quite satisfactory and as representing full value for the property;

NOW THEREFORE BE IT RESOLVED that the action of the Special Committee in entering into a Contract of Sale with the Austin Presbyterian Theological Seminary, said Contract of Sale having been signed by Chancellor James P. Hart on behalf of The University of Texas be ratified and approved.

Upon motion by Mr. Sealy, seconded by Mr. Swenson, the Board ratified and approved the action taken by the Regents' Special Committee.

SALE TO AUSTIN PRESBYTERIAN THEOLOGICAL SEMINARY OF PROPERTY LOCATED AT 108 WEST 27th STREET.--Chairman Woodward presented the following resolution concerning the approval of the sale and delivery of deed to the property on 108 West 27th Street as purchased by the Austin Presbyterian Theological Seminary:

WHEREAS, the Board of Regents of The University of Texas is the owner of that certain property located at 108 West 27 Street in the City of Austin, Travis County, Texas, being Lot No. 3, Outlot 12, Division "D", of the City of Austin, and also that certain lot of land in the City of Austin, Travis County, Texas, being a triangular strip of land out of Lot 2, Outlot 12, Division "D", in said City, the dimensions of which are 6.5 feet by 328.3 feet, and being the same property conveyed by W. F. Ramsey, et ux, to the Board of Regents of The University of Texas by deed dated December 31, 1919, and recorded in Book 320, pp. 187-8, inclusive, of the Deed Records of Travis County, Texas; and which property has been dedicated for and used by the President of The University of Texas as a home of residence, but is not now being devoted to or used for said purpose; and

WHEREAS, the Board of Regents desires to sell said property and to acquire another site or place for the use of the President of The University of Texas as a home of residence; and

WHEREAS, the Austin Presbyterian Theological Seminary has bid for and offered to buy said property, together with all improvements thereon, for the sum of Fifty Thousand One Hundred Two (\$50,102.00) Dollars cash; and

WHEREAS, such a sale would be advantageous to and in the best interest of The University of Texas:

BE IT RESOLVED, That the Chairman, D. K. Woodward, Jr., be and he is hereby duly authorized and empowered upon receipt of said above named consideration for and on behalf of this Board to execute, acknowledge, and deliver a good and sufficient deed with covenants of general warranty conveying the above property, together with all improvements thereon, to the Austin Presbyterian Theological Seminary, and the Secretary of the Board, Maryvenice E. Stewart, be and she is hereby authorized and directed to properly attest such deed and to affix thereto the seal of The University of Texas.

Upon motion by Mr. Sealy, seconded by Mr. Voyles, the Board approved the resolution.

APPOINTMENT OF SPECIAL COMMITTEE TO NEGOTIATE FOR A RESIDENCE TO BE USED BY THE PRESIDENT OF THE MAIN UNIVERSITY.--Chairman Woodward presented to the Board for approval the following resolution:

RESOLVED: That the Chairman of the Board of Regents is authorized to appoint a committee of members of the Board of Regents to work with the Chancellor and the Business Manager of the Main University to negotiate the purchase of a residence for the use of the President of the Main University and that, with the approval of the committee so appointed, the Chancellor is authorized to enter into a contract for the purchase of such a residence and upon approval of title to accept on behalf of The University of Texas a deed to such property and to pay the purchase price therefor and after the purchase of such property to make such repairs, redecoration, renovation, and remodeling of such residence as may be necessary, provided, however, that the purchase price of such residence, together with the cost, if any, of repairing, redecoration, renovating, remodeling such residence shall not exceed the total consideration received by The University of Texas for the sale of the residence at 108 West 27th Street in the City

NOV 1 1952

Austin, formerly used as a residence for the use of the President of the Main University.

Upon motion by Mrs. Tobin, seconded by Mr. Voyles, the Board approved the resolution. Chairman Woodward then appointed a committee of Mrs. Tobin, Chairman, and Mr. Voyles.

LAND COMMITTEE MATTERS.--

RATIFICATION AND APPROVAL OF ACTION BY THE VICE-CHANCELLOR FOR BUSINESS AND FINANCE IN GRANTING PERMISSION TO THE UNITED STATES GOVERNMENT TO CONTINUE OCCUPANCY OF THE UNIVERSITY LAND IN USE AS THE SITE OF PYOTE AIR FORCE BASE IN WARD COUNTY, TEXAS.-- Vice-Chancellor for Business and Finance Simmons reported that he had received a notice late in October that the lease to the United States Government of the site of the Pyote Air Force Base was due to expire October 28, 1952, the lease providing for expiration "six months after the date of termination of the unlimited National Emergency as declared by the President of the United States in Proclamation No. 2487, dated May 27, 1941". The U. S. Engineers Office further stated that they would like to negotiate for an extension of the lease, since the base was still in active use. Mr. Simmons replied that the Board of Regents was not scheduled to meet until December 5 and 6, 1952, but that meantime he would furnish the Government with a Letter of Consent for the continued occupancy of the site pending a meeting of the Board. He then submitted to the Board a copy of such a letter which he had written under date of October 27, 1952:

War Department
Corps of Engineers
Real Estate Project Office
Southwestern Division
Post Office Box 6586
Fort Bliss, Texas

Attention: Mr. John R. Cobb, Project Manager

Subject: SUPPLEMENTAL AGREEMENT NO. 2 TO LEASE
NO. W781-eng-1437, PYOTE AIR FORCE BASE, TEXAS.

Dear Mr. Cobb:

This will serve to acknowledge receipt of your letter of 23 October 1952, addressed to Mr. E. J. Compton, University Land Agent at Texon, Texas, and of the original and three carbon copies of Supplemental Agreement No. 2 to lease numbered as above for Pyote Air Force Base, Texas. This supplemental agreement will be submitted to the Board of Regents for adoption at the next meeting, now scheduled to be held in Austin, Texas, December 5 and 6, 1952.

Pending the next meeting of the Board of Regents, you are hereby granted official permission to continue occupying the premises covered by Lease No. W781-eng-1437 with all the rights and privileges under such occupancy as would be provided under the provisions of Supplemental Agreement No. 2.

Yours very truly

BOARD OF REGENTS OF
THE UNIVERSITY OF TEXAS

By /s/ C. D. Simmons
Carroll D. Simmons, Vice-Chancellor
for Business and Finance

Mr. Simmons then reported that the Department of Justice on October 30, 1952, had filed a condemnation suit in the U. S. District Court for the Western District of Texas, at Pecos, Texas, against various

land owners, including The University of Texas, for the site of the Pyote Air Force Base. He had finally learned that the name of the University had been included for the reason that the U. S. Engineers Office had failed to get word through channels to the attorney in the field that the Government had received the above letter, until after the suit had already been filed and he gave assurance that the suit would be promptly dismissed insofar as it applied to The University of Texas.

Upon motion by Mr. Sealy, seconded by Mr. Voyles, the Board voted unanimously to ratify and approve the action of the Vice-Chancellor in writing the Letter of Consent.

APPROVAL OF SUPPLEMENTAL AGREEMENT NO. 2, W781-ENG-1437, UNITED STATES GOVERNMENT, PYOTE AIR FORCE BASE.--Vice-Chancellor for Business and Finance Simmons presented the following report of the Land Committee:

The Land Committee has given consideration to an application submitted by the United States Government for approval of Supplemental Agreement No. 2 to Lease No. W781-eng-1437. The Supplemental Agreement provides for a correction of the description of the leased area, for an extension of the term of said lease for the period beginning 29 October 1952, through 30 June 1953, with the further provision that unless and until the Government shall give notice of termination this lease shall remain in force from year to year without further notice but in no event to extend beyond 29 October 1972, and to provide for an increased rental at the rate of \$800.00 per year.

The original lease was entered into under date of December 29, 1942, and as modified by Supplemental Agreement No. 2 covers approximately 2445 acres of land in Sections 35, 36, 38, and 39, Block 16, University Lands, Ward County, Texas.

The Land Committee recommends that the Board of Regents approve the Supplemental Agreement and authorize the Chairman of the Board to execute and deliver the instrument.

Upon motion by Mr. Sealy, seconded by Mr. Voyles, the Board approved the report.

ADJOURNMENT.--The Board adjourned at 11 a.m. until the next regular meeting of the Board on December 5 and 6, 1952.

Maryvenice E. Stewart, Secretary