

University Council Facilities Committee Meeting

April 28, 2016

Room 101, Lumpkin House

Attendance:

Mary Beisswenger, School of Law
Alison Smith, College of Environment & Design
Lara Mathes, Office of University Architects
Mary Moore, OIR
Ralph Johnson, Facilities Management
Susan Roberts, School of Art
Bynum Boley, Forestry
Tom Lawrence, College of Engineering
Gwynne Darden, Interim VP, Office of University Architects
Brian Kiepper (Chair), Poultry Science

The committee meeting was called to order at 2:05 p.m. by Brian Kiepper.

1. The meeting started with **Gwynne Darden** informing the committee that **Danny Sniff** (former head of the University Architects) was no longer associated with the Office of University Architects. At present, Gwynne Darden has been named as the UGA Interim Associate Vice President over the UGA Office of Architects.
2. Verbal report to committee by **Ralph Johnson, UGA Facilities Management:**
 - UGA Facilities Management has begun implementation of the Zone Shop concept that has been underway for about 1 year. The concept is to have multiple smaller facilities management shops in strategic areas around campus, versus large centrally located shops. The Zone Shop concept allows for 1st responders to facilities management issues to be closer to areas where needed. The system also allows for the use of small electric carts versus large trucks. There have been some minor issues, but overall feedback is good.
 - Facilities Management is undergoing an audit-like program review being conducted by a Facilities Taskforce. The program review covers the “business of facilities” and includes areas such as life cycles and overlap of services. The plan is to post the Taskforce’s report on the Facilities Management web site.
 - The UGA campus continues to work towards the implementation of an ID-type keyless entry system into UGA buildings. To date, 100+ buildings on the Athens campus have been retrofitted with the new technology. UGA originally worked with a company called Andover, but this company has been bought out. UGA now utilizes another company, GenTech to continue work on the system. The new vendor first projects are the new Science Learning Center and new Business School buildings. There are approximately

300 building on the UGA Athens campus that eventually have this technology. The Miller Learning Center was the 1st UGA building to receive this technology back in 2003.

- District energy plant 1 on Newton Street is complete and operational.
- There is a current expansion of District energy plant 2 which will accommodate the addition of the new Science Learning Center – set for overall completion in FY17.
- The old coal-fired boiler is now gone. The new natural gas fired system is not under high demand, but this will ramp up as cooler weather starts this fall. Currently, the new system is operating at about double the efficiency of the old system, with zero particulates discharge.
- This summer a project to rehabilitate the utilities on the north campus loop will be taking place. The rehabilitation will address aging steam and condensate lines, and water and sanitary sewer lines (all underground).
- A project has started that will involve digging near the Tate parking Deck and Lumpkin Street to replace a steam line (installation failure).
- Several on-going paving projects around campus.

3. Verbal report to committee by **Gwynne Darden** (supplemented by **Lara Mathes**), **UGA Office of University Architects**:

- The project to build the new Science Learning Center is in its last stages. The initial “move in” period is scheduled for August 11, 2016. There is a planning and logistics meeting (~40 individuals) set for May 9, 2016.
- Committee was updated by Lara Mathes on the 3 transportation studies being conducted to address congestion at key campus locations: 1. Carlton Street (specifically adjacent to the new Science Learning Center), 2. East Campus Loop, and 3. S. Lumpkin/Baxter/Baldwin Intersections. The final report is expected in July 2016.
- Major Projects Update:
 - New Indoor Athletic Practice Facility (Rutherford Street) – work ongoing and on schedule.

Meeting Adjourned at 2:45 p.m.

University Council Facilities Committee Meeting

September 9, 2016

Room 103, Conner Hall

Attendance:

Jimmy Williamson, UGA Police Department
Victor Wilson, Student Affairs
James Reap, Graduate School / Environment & Design
Mary Moore, SC Rep / OIR
Ralph Johnson, Facilities Management
Susan Williams, Veterinary Medicine
Bynum Boley, Forestry
Tina Carpenter, Terry College of Business
John Mativo, COE
Mark Reinberger, CE&D
David Leigh, Geography
Jia-Sheng Wang, College of Public Health
Gwynne Darden, Associate VP, Office of University Architects
Brian Kiepper (Acting Chair), Poultry Science

The committee meeting was called to order at 10:05 a.m. by Brian Kiepper.

1. The meeting started with **Ralph Johnson, UGA Facilities Management** announcing that **Gwynne Darden** has been named as the new Associate VP for Facilities Planning at UGA. Gwynne had been serving as interim associate VP since the reassignment of the former associate VP Danny Sniff.
2. Verbal report to committee by **Ralph Johnson, UGA Facilities Management**:
 - UGA Facilities Management is currently in the design phase for a new chilled water “south loop” on the Athens campus that will include the new Science Learning Center, Pharmacy School, Boyd Graduate Building, etc. UGA utilizes centralized chilled water systems for air conditioning of UGA buildings. This new south loop will be interconnected with the existing mid-campus loop.
 - There is an upcoming project to rehabilitate a sanitary sewer line from Conner Hall. Sewer lines on the UGA campus are periodically remotely monitored to look for aging/deteriorating lines that need to be rehabbed on a scheduled basis.
 - Conner Hall is also slated for an MRR project to replace the roof.
 - A lot of work is being done around the intersection of Baldwin and Lumpkin Streets to relieve some congestion. This work includes the relocation of some bus stops – some of these are temporary, but others will be permanent.
 - Ralph was asked by a committee member to report on the recent Chemical Spill which occurred on Sunday, September 4. Ralph said that emergency repair work was being

conducted by a contractor to repair a stormwater line that runs underneath the old veterinary school and the railroad bed by East Campus Drive and eventually open airs near a creek. A sinkhole had formed near the old Vet School which endangered the structure of one of the buildings, which prompted the emergency response. The emergency repair calls for a tube to be inserted into the old stormwater line. The tube was then sealed and inflated. A chemical is then injected which expands and fills the gap between the outside of the inflated tube and inside of the stormwater pipe. During installation, there was a leak in the system which allowed some chemical to be released to the stream. All appropriate contacts were made (e.g., DNR, EPA, UGA Environmental Health & Safety). Leak was repaired. Off-gassing of curing material is still occurring, but this is normal.

- Facilities Management has undergone an audit-like program review that was conducted by a Facilities Taskforce. The program review covers the “business of facilities” and includes areas such as life cycles and overlap of services. Ralph said that he would make the report available to the committee.
- Committee member Jia-Sheng Wang (Department Head of Environmental Health Science) asked Ralph about what he felt was a lack of communication between Facilities Management and building occupants during FM activities. A discussion ensued that included multiple committee members talking about current notification practices and possible improvements.

3. Verbal report to committee by **Gwynne Darden, UGA Office of University Architects:**

- The new Science Learning Center is now open and operating well.
- New Chick-fil-a and Panda Express restaurants have opened in the Tate Center.
- The 3-phase of the new Business School development is on schedule. Phase 1 is complete. Phase 2 is under current construction, and Phase 3 is in the design process.
- The steel infrastructure is now in place on the \$18 million addition to the Complex Carbohydrate Research Center.
- Construction continues on schedule for the new indoor football practice facility near the Butts-Mehre Center. The schedule calls for the facility to be ready for football spring practice in 2017.
- The Science Library has a new coffee shop that is part of a plan to continue to condense stacks and provide for more student spaces.
- Construction continues at Baldwin Hall with a planned spring completion.
- Clarke Howell Hall is scheduled for major system upgrades.
- Susan Williams, committee member from the Vet College, whose office and lab are located at the PDRC in College Station Road, made comments to committee on the problems faced by the PDRC staff in association with the on-going construction by the City of Athens on College Station Road.

4.. Verbal report to committee by **Jimmy Williamson, Chief, UGA Police Department:**

- All plans are in place for the first home football this Saturday.
- There have been 911 service system improvements by the ACC government, which will help UGA students and staff.
- Call volume to UGA Police Department is “way up” compared to previous semesters.
- One committee member expressed concern to Chief Williamson about the use of the railroad bridge before and after football games that the committee member thought was unsafe. Chief Williamson acknowledged that traveling on the railroad bridge in question was extremely unsafe, that signs were posted (but ignored) and that the railroad tracks / bridge and surrounding area was private property and should not be accessed by fans. UGA does not have the authority to erect any structure to prevent what is happening now due to it being private property. The Police Department is well aware of the current situation.

5. New Facilities Committee Chair.

- **Michael Castengera** (Grady College of Journalism & Mass Communications) has agreed to serve as the Facilities Committee Chair along with the assistance **John Mativo** (University Council Representative) and **Lance Palmer** (College of Family & Consumer Science) as his co-Chairs.

Meeting Adjourned at 11:20 a.m.