

UNIVERSITY OF COLORADO AT BOULDER
BOULDER CAMPUS PLANNING COMMISSION

Minutes of the Meeting of October 12, 2006

The Boulder Campus Planning Commission (BCPC) met on Thursday, October 12, 2006, in the Chancellor's Conference Room, Regent 302.

Members present: Maren Additon, Deb Coffin, Noel Cummings, Cindy White for Mel Cundiff, Chris Green, Steve Jones, Bill Kaempfer, Lisa Lucio, Robin Newsome-Suits, Joyce Nielsen, Phil Simpson, Suzanne Tegen, Steve Thweatt, Richard Wobbekind, and Karen Lorimer. Members absent: Andy Aitchison, David DiLaura, Robert DuRay, Gary Gaile, Amy Harris, Jud Hurd, Michael Lightner, Russ Moore, and Mary Ann Myer.

Guests present: Jeff Dodge, *Silver & Gold Record*; George Galida, Facilities Planning; Evan Litvin, E-Center/E-Bond; G. P. "Bud" Peterson, Chancellor; Richelle Reilly, Facilities Planning; Joe Roy, Police & Parking Services; Casey Jones, Parking Services; Steve Newman and Rich Sidoroff, Newman Cavender & Doan.

William Kaempfer presided. He introduced Chancellor Peterson. Chancellor Peterson thanked the BCPC and Facilities Management for their quality work and commitment to the Boulder campus. He noted that thanks to everyone's hard work and cooperation, the fall move-in for the largest freshman class ever was positive and went relatively smooth. With the dedications of the New Law School and ATLAS and the virtual dedication of the new Visual Arts Complex (VAC), it will help the campus get a fresh start.

Chancellor Peterson reported that the CCHE has approved supplemental funding for ATLAS and Law after assessment of current costs. He is working to get Hellems and Ekeley back on the list of projects for FY 07-08. He expressed difficulty understanding the prioritization of funding. He is hopeful that the elections in November will bring positive changes for the campus and higher education. Systems Biotechnology was approved by the Regents in Colorado Springs last month. With the funding plan approved, they will move forward with the Program Plan.

Chancellor Peterson notified BCPC that he was contacted by Dr. Frank from Wardenburg to let him know that some employees from Woodbury came for treatment of aggravation of their eyes and noses due to isolated mold issues in a file storage room. Risk Management became involved. Chancellor Peterson is preparing a press release for later this morning.

Kaempfer asked if there were any questions from the commission. He asked if the campus strategic planning included the Facilities Master Plan and asked what kind of interaction Chancellor Peterson anticipated. He asked Chancellor Peterson if the Law School would be included in the strategic planning. Chancellor Peterson answered that he will have a steering committee with different organizations on campus and throughout the state because President Brown had requested that he develop a strategic vision. President Brown originally asked that the vision be completed by September 2006 – Chancellor Peterson committed to having a vision by August of 2007. He would like to bring the strategic plan and the Campus Master Plan together. There are significant changes being considered for the CU system. President Brown shifted

responsibility to each campus making Boulder master of its own destiny. After June, Chancellors will have appointment authority.

Wobekind asked about moving along enterprise status and what the priorities of the operating environment are, particularly revenues. Chancellor Peterson said he is encouraged about the growth of the campus. He spent about 25 minutes with Bill Ritter this week talking about funding. He said Ritter supports the funding of higher education and that he is concerned about keeping tuition affordable. Wobekind asked how funds will be distributed. Chancellor Peterson said he is confident that state higher education funding will increase no matter whom is elected governor, and that the degree of self-funding that is required varies by school and college. President Brown has delegated more authority to the chancellors, and that he, as Chancellor, has delegated further (e.g. The Intercollegiate Athletics Department, which is under a new management model). He also said the chancellors now have appointment authority over all of their officials, which is a recent change. Chancellor Peterson said that with the Athletics new model if they loose money CU will supplement them but if they make money, CU will get the excess. He said that Housing, Police and Public Safety, and all Schools have different funding models. They have to figure out how to balance everything to be successful. Another reason for doing the strategic plan is that we are starting a capital campaign in the next couple of years, he said. He described the strategic planning process, which will involve a 30 to 40 member committee that will split into subgroups to address key issues like enrollment management. That committee will take public feedback on their ideas next spring and the campus will develop an action plan for the Regents next summer.

Tegen asked about the role of sustainability and a health-conscious campus in the strategic plan. Chancellor Peterson said those will surely be addressed in the plan. He said that he is very impressed with what the CU campus does to enhance sustainability and their success with recycling. He would like to see them become a model for other universities and translate what we are doing.

1. **MINUTES** – Kaempfer said there were no BCPC meetings in June, July, August, and September, therefore, we are approving minutes of May 11, 2006. In the minutes of the meeting of May 11, 2006, Newsome-Suitts noted that on page two, the fourth paragraph, sixth sentence her question should be:

“Is there a plan to replace parking spaces in Regent parking lot 327 lost to the building site and will spaces be built under the new Dining Services building?”

Newsome-Suitts also noted that on page four, the first paragraph, second sentence her question was:

“How tall will the buildings be and will the floors of the buildings be offset horizontally to increase sunlight and exposure around the buildings?”

Lucio moved to approve the changes; it was seconded and was unanimously approved.

2. **CHAIR’S REPORT** – Kaempfer asked new members to introduce themselves. Cindy White is substituting for Mel Cundiff. Chris Green, Liaison to Administration, was the student present who was appointed by the Chancellor after recommendation by the UCSU. The other two students who were not present are Amy Harris, UCSU Environmental

Director and Andrew Aitchison, UCSU Tri-executive. Simpson introduced the new campus Landscape Architect, Richelle Reilly. Kaempfer mentioned that officer elections are held in odd years.

- 3. VISUAL ARTS COMPLEX** – Simpson presented some changes to the Visual Arts Complex (VAC) concept plan. The VAC project originally was planned in 1999 but funding was delayed until this year. The original plan was to build half of VAC at a time and tear Sibel Wolle down in phases. Things have changed on campus and student funding makes it feasible to construct the VAC all at once. Fleming Law is now available as surge space and Cristol Chemistry's growth can be accommodated because the Systems Biotechnology project will satisfy moderate term need. There was a plan originally to increase the density at the core of campus from 200,000 gross square feet (GSF) to 300,000 GSF.

Simpson presented three options. Option 1 is consistent with the original plan – it provides for a future site with potential connections to VAC and ATLAS. The disadvantages are that pedestrian/vehicle conflicts remain; it may require building on to Telecommunications and it will be difficult to build the final phase. Option 2 provides a future site with potential connections to VAC and ATLAS and would be an easier site to construct. The disadvantages are that pedestrian/vehicle conflicts remain and there will be unfinished ends to buildings for an indefinite period of time. Option 3 would allow Visual Arts to have a permanent front door on open space and expansion space could be combined with Euclid AutoPark Expansion space to house a large program (~150,000 GSF). It has the potential to solve pedestrian/vehicle conflicts, and it provides for a future site with potential connection to VAC and ATLAS. The disadvantage would be that the premium costs would be borne exclusively by future projects.

Kaempfer asked what the time frame for making decisions about the changes is. Simpson answered that it will be very quick – within two weeks. Newsome-Suitts asked which plan gives potential for more natural light. Simpson said the 3rd option will have media arts in between the studios on the upper level with an auditorium for 150 people at the entrance and faculty offices. Newsome-Suitts noted that if there are two stories on top of Euclid then there will be a lot of shadows. Simpson acknowledged that this is an important issue to consider. Kaempfer asked where the Fine Arts kiln building would be. Simpson said the kilns would be on the roof. Wobekind asked where Telecom would be. Simpson said it will stay where it is – it can't be moved. Tegen commented that she likes the pedestrian bridge idea because it will help mitigate the heavy traffic. Kaempfer noted that there wouldn't be much of a grade change. Thweatt commented that there will be a sharing of services for UMC and Fine Arts. Kaempfer asked if the Program Plan would have to be changed. Thweatt said it would not have to be changed. Jones asked if Art History had seen the changes. Simpson said that they had and that they liked it. Jones commented that Option 1 doesn't work because of the noise and pedestrians would have to be rerouted. He asked if 18th Street could be closed to alleviate pedestrian issues. Simpson said the plan is to widen the sidewalk and narrow the street to allow only bus traffic and delivery vehicles. Cars are already restricted.

Wobekind pointed out that many people drive through at 5:00 pm and there are a lot of blind spots – thought should be given to how bikes and pedestrians can interface. He also asked how it would be funded. Simpson said that \$27 million would come from student fees and \$18 million from state funding. He said that \$9 million is coming next year, and \$10 – \$15 million is to come from fund raising. The virtual VAC fundraising kick-off has already happened. The total cost of the project of \$53 million is currently approved with it rising to \$56 million for inflation in FY 07-08. Wobekind asked if Option 3 would bring the cost up. Simpson answered that there is more site work but it is expected that the project can be built within this budget.

Coffin asked if Option 3 would have a passage way. Simpson said it will have an arcade or arch of some kind to allow for a connection building at the upper level while allowing pedestrians to pass through.

Newsome-Suitts asked Simpson to clarify the next growth program. Simpson said that we do not know which programs will be expanded; Music, JILA, and Chemistry all want to expand. Thweatt added that the Chancellor's Strategic Plan will help clarify the programs. Nielson reiterated that programs that have no undergraduate education should not be located in the center of campus. JILA already has pure researchers and the undergraduates need space. Kaempfer stated that there is a request for multiple offices. Nielson added that Arts and Sciences has a policy in place that requires anyone who teaches in two buildings to have one office in one building and share an office in the second building.

Lucio asked about the plans for the Power House – if it would cause noise and vibrations? Thweatt said that it won't cause any more than ATLAS or JILA. Jones said they have television production in the basement of ATLAS and they haven't felt any vibrations or heard any noise. He also stated that he likes Option 3 because with the traffic mitigation, the cyclists would be able to get through. Kaempfer pointed out that there are so many pedestrians that the cyclists cannot gain speed. Jones asked Simpson to update BCPC at the next meeting.

4. **POLICE & PARKING SERVICES CHANGES** – Kaempfer clarified that this project does not need a vote because the schematic design is for information only. The project did not require a program plan because it is under \$1 million. Galida said that Facilities Planning had studied this proposal two years ago and that design began four months ago. He introduced Steve Newman and Rich Sidoroff from Newman Cavender & Doane who presented the plan. Sidoroff explained that the addition will be on the north side of the building and it would be treated as a small building on the back of the building. Wobekind asked if the addition connects to the Parking Garage. Sidoroff said that there is an air way separating them. Jones asked if there will be added work space. Sidoroff answered that there would be. Coffin asked how it will be funded. Roy said it would be funded from current reserves and there would be no transportation recharge increase. Wobekind asked if it would be LEEDS certified. Sidoroff said they are looking for opportunities to use LEED criteria but it will not be submitted for LEEDS certification. Newsome-Suitts asked him to address how the windows will affect heat and cold and if it has separate HVAC. Sidoroff said the south exterior will have sunshades and the north side will have insulated glazed glass. The boiler in the existing building is enough. The air conditioning will be dedicated to their space with a DX cooling system on the roof surrounded by clerestory windows.

5. **QUARTERLY REPORT OF PLANNING PROJECTS** – Kaempfer introduced the Quarterly Report and stated that it is a valuable and strong tool to help keep everyone on campus apprised of projects and their progress. Simpson gave an introduction to the Quarterly Report process then he highlighted some of the projects.

Simpson said that it is time to update the Campus Master Plan. The Campus Master Plan will include the Research Park in its scrutiny.

Simpson also mentioned the completion of Law and ATLAS. Jones asked how close the construction cost ATLAS and Law came to what was budgeted. Thweatt said they were both under budget. Additon asked what happened to the student fees that were allocated to Law and ATLAS. Simpson said that because of the way it was financed, the money was bonded and will be paid back with student fees. Kaempfer asked what the easements are. Simpson said that the Chancellors agreed to inform the Regents about easements and that this is a list of pending easements still in negotiation. Wobekind asked what the deferred maintenance estimate was. Simpson said it was \$6 million.

Lucio asked what was happening with CU Boulder South. Nielson said that CU Boulder South is contentious. Simpson added that the City of Boulder is considering a referendum where all parcels over five acres of land has to be voted on before it can be developed. This would impact CU Boulder South.

There being no further business, the meeting was adjourned. Minutes submitted by Karen Lorimer.