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University of South Carolina
BOARD OF TRUSTEES

Buildings and Grounds Committee

April 17, 2013

The Buildings and Grounds Committee of the University of South Carolina Board of Trustees met on Wednesday, April 17, 2013, at 10:00 a.m. in the 1600 Hampton Street Board Room.

Members present were: Mr. Toney J. Lister, Presiding-Chairman; Mr. Thomas C. Cofield; Mr. Miles Loadholt; Ms. Leah B. Moody; Mr. Charles H. Williams; Mr. Eugene P. Warr, Board Chairman; and Mr. John C. von Lehe, Jr., Board Vice Chairman. Mr. William C. Hubbard joined the meeting by telephone. Mr. Mark W. Buyck, Jr. and Mr. William W. Jones, Jr. were absent.

Other Trustees present were: Mr. Chuck Allen; Mr. Robert E. "Eddie" Brown; Mr. J. Egerton Burroughs; Mr. A.C. "Bubba" Fennell, III; Mr. Hubert F. Mobley; Dr. C. Dorn Smith III; Mr. Mack I. Whittle; and Dr. Mitchell M. Zais.

Also present were faculty representative Dr. Sandra J. Kelly and student representative Chase Mizzell.

Others present were: President Harris Pastides; Secretary Amy E. Stone; Vice President for Academic Affairs and Provost Michael D. Amiridis; Chief Financial Officer Edward L. Walton; General Counsel Walter (Terry) H. Parham; Vice President for Student Affairs and Vice Provost for Academic Support Dennis A. Pruitt; Vice President for Human Resources Chris Byrd; Vice President for Information Technology and Chief Information Officer William F. Hogue; Interim Vice President for Development and Alumni Relations Susan Lee; University Foundations Executive Director Russell H. Meekins; USC Upstate Chancellor Tom Moore; Palmetto College Chancellor Susan Elkins; Associate Vice President for Business and Finance Leslie Brunelli; Associate Vice President for Business Affairs, Finance and Planning Division, Helen T. Zeigler; Senior Vice Provost and Director of Strategic Planning Christine W. Curtis; Associate Director of Planning and Assessment Cameron Howell; Internal Audit Director Phil Iapalucci; Director of Facilities Planning and Programming and University Architect Derek S. Gruner; Executive Associate Athletics Director Kevin O'Connell; Associate Athletics Director and Senior Women's Administrator Judy Van Horn; USC Lancaster Dean Walter Collins, III; Vice Chancellor for Information Technology, USC Aiken, Ernest Pringle; College of Arts and Sciences Dean Mary Anne

Fitzpatrick; College of Mass Communications and Information Studies Dean Charles Bierbauer; Special Assistant to the President J. Cantey Heath, Jr.; Director of News and Internal Communications Wes Hickman; Chair of the Faculty Advisory Committee and Faculty Chair-Elect James Knapp; Manager of Energy Plant Funds and Data Supervisor, Controller's Office, Deborah Crews; University Technology Services Production Manager Matt Warthen; and Board staff members Debra Allen and Terri Saxon.

Mr. Lister called the meeting to order and welcomed everyone. Mr. Hickman stated that no members of the media were in attendance. However, Thad Moore with *The Daily Gamecock*, arrived during the meeting.

Mr. Lister stated that notice of the meeting had been posted and the press notified as required by the Freedom of Information Act; the agenda and supporting materials had been provided for the Committee; and a quorum was present to conduct business.

Mr. Lister stated that there contractual matters related to gift namings that were appropriate for discussion in Executive Session. Mr. Loadholt moved to enter Executive Session and Mr. Cofield seconded the motion. The vote was taken, and the motion carried.

The following persons were invited to remain: Trustees, Dr. Pastides, Secretary Stone, members of the President's Executive Council, Dr. Kelly, and Mr. Mizzell.

Return to Open Session

I. Planning Update: Five-Year Plan

Mr. Lister called on Mr. Walton who called on Mr. Gruner to present updates to the Five-Year Plan which had been presented, in detail, at the Committee's February meeting.

The Petigru College project was expected to be completed by June 2013. It will restore the building to an academic use. Mr. Gruner said that the renovations were stunning and recommended that the Board tour the facility once the work was completed.

Work on the Assembly Street Pedestrian Safety Project began April 1st. The sidewalk in front of the Koger Center had already been shifted over. Oak trees and shrubs will be planted in the new earthen strip between sidewalk and roadway. The project was running on schedule with completion expected by the end of the year.

Mr. Gruner stated that the University Landscaping Department had a lot for which to be proud. In 2012 they planted over 1,000 trees at the recently renovated parking facility in the former Farmers Market; and over 252 trees at the Athletics Village. He said that they were strengthening the requirements for contractors to provide protective zones around trees during construction with penalty violations. They were also in the process of overhauling a standard manual in the Facilities Department to provide consistency for items placed on the University's grounds, such as lamps, bike racks, trashcans, etc.

In 2012, the Landscaping Department received the Professional Grounds Management Society (PGMS) *Merit Award* – College & University Campus Grounds Category; and the Arbor Day Foundation and Toyota Motor Corporation – *Tree Campus USA Award*. President Pastides said that USC Upstate was also designated a Tree Campus, and he commended Chancellor Moore.

Mr. Gruner said that everyone could be proud of the University's progress in the area of sustainability. Sustainable initiatives are managed by Sustainable Carolina with over 30 teams on campus involved. The initiatives are expanded on three fronts: how university facilities are designed, in academic programs, and in student affairs. The result of these efforts earned the University a Gold Star in the Sustainability Tracking, Assessment, and Rating System (STARS); which focuses high education institutions. USC was one of two campuses in the Southeast and one of 37 nationally to earn this award. He commended the USC students, noting that the University earned its most points for student volunteerism, not on the high-tech conservation systems in the buildings.

The Spigner House renovation received a LEED-GOLD, making it the fourth University building to achieve this status from the U. S. Green Building Council. It also received the 2013 Preservation/Restoration Award from the Historic Columbia Foundation.

Mr. von Lehe questioned the additional cost to construct or renovate a LEED certified building. Mr. Gruner responded that the cost had come down substantially from the start of the program over ten years ago, from four to six percent to approximately one to two percent. The State requires a LEED cost benefit analysis be included in all project submissions and all construction done to a LEED-Silver certification. LEED analyses have shown a five to six year return on the investment.

As for the Greene Street at Innovista project initial steps were underway again, to continue the planning and to use the infusion of local City and County revenue to support the implementation of the project to promote pedestrian and biking experience. The work will construct a bridge over the railroad to extend Green Street and connect with the proposed Waterfront Park. They were also seeking the completion of Foundation Square.

Mr. Gruner read excerpts from an email received from the University Visitor's Center Director Denise Wellman, in which she praised the landscaping, custodial, and parking staffs for their efforts to make the campus beautiful. Within a two-week period between March 25 and April 5, 2013, the Visitor's Center's busiest two weeks of the year, they reached new limits over 2012: a 19 percent increase in the total number of guided tours with 35 more tours; a 15 percent increase in the number of prospective students; a 19 percent increase in the total number of visitors from 5712 to 6823; and a total of 2,486 visit requests, approximately 300 more.

Mr. Lister thanked Mr. Gruner for his informative report and stated that it was received as information.

II. Project Approvals

Mr. Lister called on Secretary Stone who read the following statement, "The University hereby declares its official intent, pursuant to Federal Regulations, to reimburse itself from the amount of proceeds of the tax-exempt bond issue," and stated that it would be inserted into the record where appropriate.

Mr. Gruner presented the three projects for consideration.

A. College of Mass Communications Broadcast Studio Construction (Phase II)

The new Broadcast Studio is to be constructed on the site of the old greenhouse, adjacent to the Health Sciences Building and Lieber College. The Health Sciences Building is to be renovated to house the College of Mass Communications and Information Studies. The studio will be operated in conjunction with the broadcast program in the renovated Health Sciences multimedia newsroom.

The studio will be a showcase of technology and innovative communications. Programmed at approximately 1,420 square feet, the building will feature an open, high volume, flexible studio space. Supporting the main studio will be an office/green room, restrooms, storage and requisite mechanical and electrical spaces. With exterior glass walls, the broadcast activity will be on display to the University community. It will also act as a communications hub that will serve the University as a whole while enhancing the curriculum and student experience by creating additional opportunities for practicing live reporting techniques.

The project is to be funded with Institutional Funds reimbursed to the University from a private gift of \$1,500,000 to be received in equal increments annually over a five year period beginning in December 2012.

Mr. von Lehe questioned the appearance of the proposed glass building from the Horseshoe. Mr. Gruner responded with a description of the architectural process that would be used to more clearly visualize the buildings impact as viewed from the Horseshoe.

Mr. Lister called for a motion to fund Phase II design and construction for a total project budget of \$1,500,000 funded with Institutional Funds. Ms. Moody so moved and Mr. Loadholt seconded the motion. The vote was taken and the motion carried.

The University hereby declares its official intent, pursuant to Federal Regulations, to reimburse itself from the amount of proceeds of the tax-exempt bond issue.

B. Sumwalt College Laboratory Renovations (Phase II) - Sumwalt College is located on Greene Street, between Main and Sumter Streets. It was constructed in 1955 and contains approximately 83,232 gross square feet. It currently houses offices, classrooms, and laboratories for academic and research functions.

This project will renovate approximately 5,070 square feet on the third floor to provide three instructional laboratories. In the last three years, basic laboratory courses have grown by 10 percent annually. To accommodate the growth, laboratory hours have been extended into the evening, the average

section size has increased from 23 to 28 students, and multiple courses share a single laboratory, compressing lab setup and take down. In some cases, laboratory sections do not have dedicated space, limiting experiments to those that can be performed in any location with minimal preparations. The new laboratories will run eight hours of labs each day, four days each week (allowing one day for setup) and will accommodate over 1100 students per semester, approximately 15 percent of current enrollment in introductory and intermediate science laboratory courses. This would provide sufficient capacity for Biology 101 in the fall and Biology 102 in the spring, providing relief of overcrowding and overuse of existing laboratories.

Work will include demolition of existing partitions and fixtures. New partitions, ceilings, finishes, and laboratory equipment will be installed and building systems (mechanical, electrical, and plumbing) will be reconfigured/upgraded to accommodate the new function. New rooftop mechanical units will be required to provide heating and cooling to each laboratory.

Mr. Lister called for a motion to fund Phase II design and construction for a total project budget of \$1,934,000 funded with Institutional Funds. Mr. von Lehe so moved and Mr. Williams seconded the motion.

Discussion ensued regarding the current lab/classroom needs and plans to address those needs.

The vote was taken and the motion carried.

The University hereby declares its official intent, pursuant to Federal Regulations, to reimburse itself from the amount of proceeds of the tax-exempt bond issue.

C. Greene Street/Bull Street Pedestrian Safety – This project improves safety in an area that has a very high volume of pedestrian activity on campus. The scope of work includes the installation of new campus gates, similar to those which currently restrict daily vehicular traffic at the Russell House, to expand the pedestrian zone on Greene Street. The design will also eliminate on-street parking, create a roundabout and a new bus stop on Bull Street, designate crosswalks with textured accent paving, create bike lanes, add landscaping and provides new asphalt pavement and concrete curbing on a portion of Bull Street. The improvements are consistent with the vision reflected in the 2010 Sasaki Master Plan for Greene Street.

Greene Street is subject to continuous and unsafe mid-block crossings by pedestrians due to the density of housing and academic space on opposite sides of the road. Surveys documenting pedestrians from 10 a.m. to 4 p.m. during class days have counted approximately 10,000 students crossing Greene and

Bull Streets within the zone encompassed by this project. Within this same area, 1,700 private and commercial vehicles and nine tractor trailers were counted.

The introduction of new gates will expand the “no vehicle” zone during the hours of 9 a.m. to 4 p.m. on Greene Street between Bull Street and Pickens Street and on Greene Street in front of the Thomas Cooper Library. The area of closure will also include a portion of Bull Street north of the access to the Russell House loading dock. This will help protect the high concentration of pedestrian activity in this area of campus. The inclusion of a roundabout roadway feature in front of the proposed Bull Street gates will facilitate vehicles turning around and will be designed to accommodate a bus stop for University shuttle buses. The Bull Street roadway will continue to allow unimpeded delivery truck access to the Russell House.

The work is scheduled to coincide with the completion of the adjacent Women’s Quad renovation to be completed in the summer of 2014.

Mr. Gruner reported that the project had received sufficient endorsement from the City of Columbia and the neighborhood.

Mr. Lister called for a motion to establish and fully fund this project with a budget of \$475,000 to be funded with Renovation Reserve Funds. Mr. Cofield so moved and Mr. Loadholt seconded the motion. The vote was taken and the motion carried.

The University hereby declares its official intent, pursuant to Federal Regulations, to reimburse itself from the amount of proceeds of the tax-exempt bond issue.

III. Gift Naming Opportunities

Mr. Lister called on Secretary Stone, who explained that the following gift naming opportunities were presented in Executive Session without objection:

A. College of Arts and Sciences:

- “The Fannie Phelps Adams Alumni Room” in the Booker T. Washington High School

B. School of Law:

1. “The Professor Gregory B. Adams Faculty Office”
2. “The Chappell Smith & Arden Clinic Interview Room”
3. “The Distinguished Professor Emeritus John P. Freeman Faculty Office”
4. “The McCravy, Newlon & Sturkie Law Firm, P.A. Study Room”
5. “The Dr. Celeste and Mr. Charles W. Patrick, Jr. Classroom”

6. “The Ethan, Kay, Malachi, Jackson, Noah, and Julia Kay Ware Study Room”
7. “The Judge Karen J. Williams Ceremonial Courtroom”

C. USC Lancaster:

1. “The Duke Energy Gallery”
2. “The Lindsay Pettus Gallery”
3. “The Red Rose Gallery”

Mr. Lister called for a motion to approve the gift naming opportunities as presented. Mr. Cofield so moved and Mr. Loadholt seconded the motion. The vote was taken and the motion carried.

IV. Other Matters

Mr. Lister called for any other matters to come before the committee. He welcomed Chase Mizzell to his first Buildings and Grounds Committee meeting as the new SGA President.

V. Adjournment

There being no other business, Mr. Lister declared the meeting adjourned at 10:35 a.m.

Respectfully submitted,



Amy E. Stone

Secretary