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University of South Carolina
BOARD OF TRUSTEES

Buildings and Grounds Committee

September 12, 2014

The Buildings and Grounds Committee of the University of South Carolina Board of Trustees met at 11:35 a.m. on Friday, September 12, 2014, in the 1600 Hampton Street Board Room.

Members present were: Mr. William W. Jones, Jr., Chairman; Mr. Mark W. Buyck, Jr.; Mr. Thomas C. Cofield; Mr. Toney J. Lister; 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 was absent.

Other Trustees present were: Mr. Chuck Allen; Mrs. Paula Harper Bethea; Mr. J. Egerton Burroughs; Mr. A. C. "Bubba" Fennell; Dr. C. Edward Floyd; Mr. Hubert F. Mobley; Dr. C. Dorn Smith III; Mr. Thad Westbrook; Mr. Mack I. Whittle, Jr.; and Dr. Mitchell J. Zais.

Also present were faculty representative Dr. James H. Knapp and student representative Lindsay Richardson.

Others present were: President Harris Pastides; Secretary Amy E. Stone; General Counsel Walter "Terry" H. Parham; Provost Michael D. Amiridis; Chief Operating Officer Edward L. Walton; Chief Financial Officer Leslie Brunelli; Vice President for Student Affairs Dennis A. Pruitt; Vice President for Research Prakash Nagarkatti; Vice President for Human Resources Chris Byrd; Vice President for Information Technology William F. Hogue; Vice President for Development and Alumni Relations Jancy Houck; Vice President for Facilities and Transportation Derrick Huggins; Chief Communications Officer Wes Hickman; Athletics Director Ray Tanner; Palmetto College Chancellor Susan Elkins; Associate Vice President for Business Affairs, Division of Administration and Finance, Helen T. Zeigler; University Foundations Executive Director Russell H. Meekins; Executive Associate Athletics Director Kevin O'Connell; Director of Facilities Planning and Programming and University Architect Derek S. Gruner; Associate Director of Strategic Planning and Assessment Cameron Howell; University Controller Jennifer Muir; Senior Associate Athletics Director Judy Van Horn; Director of Capital Budgets and Financing, Division of Administration and Finance, Charlie Fitzsimons; Director of State Relations Trey Walker;

Assistant Athletics Director for Ticketing Lance Grantham; Manager of Energy Plant Funds and Data Supervisor, Controller's Office, Deborah Crews; Chief of Staff, President's Office, J. Cantey Heath, Jr.; Director, University Writers Group, Chris Horn; Executive Vice Chancellor for Academic Affairs, USC Aiken, Jeff Priest; Archaeologist and Instructor, Anthropology and Archaeology, USC Lancaster, Christopher Judge; Heather Mitchell, President of The Boudreaux Group; University Technology Services Production Manager Matt Warthen; and Board staff members Terri Saxon and Ina Wilson.

Chairman Jones called the meeting to order and welcomed everyone. Mr. Hickman introduced members of the media in attendance: Hannah Jeffrey with the *Daily Gamecock*; David Cloninger with *The State*; and Pete Iacobelli with the Associated Press.

Chairman Jones 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 to the committee; and a quorum was present to conduct business.

Chairman Jones stated that there were proposed contractual matters that were appropriate for discussion in Executive Session. Ms. Moody moved to enter Executive Session and Mr. Lister seconded the motion. The vote was taken and the motion carried.

The following persons were invited to remain: President Pastides, Secretary Stone, Mr. Parham; Mr. Walton; Dr. Amiridis; Ms. Brunelli; Mr. Heath; Ms. Houck, and Mr. Hickman.

Executive Session

Return to Open Session

Upon the return to Open Session, Mr. Lister announced that Chairman Jones had left the meeting to catch a flight to Seattle, Washington, to await the birth of a grandchild; and that he would chair the remainder of the meeting.

Mr. Lister called on Secretary Stone to 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." She stated that it would be inserted into the record where appropriate.

I. Project Approvals

Mr. Lister called on Mr. Gruner to present the projects for which approvals were being sought.

A. Phase I Approval: Men's Basketball Offices and Team Spaces Renovation, Carolina Coliseum

This project creates a men's basketball office suite and renovates numerous team spaces within 35,000 square feet of the lower level of the Carolina Coliseum, which serves the men's and women's basketball programs and the volleyball program.

Men's Basketball Offices – Men's basketball coaches and staff will be relocated to a 4,000-square-foot suite on the ground floor of Carolina Coliseum near the Park Street entrance. This exterior entrance and the grounds immediately around the entry will be improved and will be well-branded to better define the home of the men's basketball program. Currently, the men's and women's basketball programs share coaches and staff office space on the second floor of the Athletic Practice Facility, with each program having approximately 1,900 square feet of space in separate suites. The staffs have expanded since the original occupation of these areas and now multiple staff members must share office space to remain within the footprint of the suites. Assistant coaches' offices are too small to accommodate multiple visitors. The limited reception and entry area and the sharing of space make it difficult to strongly promote each program individually.

Team Spaces – Men's and women's basketball and volleyball currently have team spaces in the coliseum that are not well-connected with the Athletic Practice Facility, which is accessed through a utilitarian service corridor finished with bare concrete floors and concrete block walls. Additionally, the women's basketball weight room is in a separate area of the coliseum, and the men's weight room is in the Colonial Life Arena. The new plan will consolidate these elements by renovating the corridor and transforming it into a finished space for the three programs. Locker rooms for the programs will be renovated with various levels of intensity depending on the conditions of the existing spaces. A shared weight room will be located in close proximity to all three programs and each program will have training rooms near the weight room. The plan also will expand the team spaces for all three sports. The project will eliminate the need for student-athletes to travel among multiple facilities for different functions.

The anticipated total cost for the project is \$4 million, to be funded with Athletic Operating Funds. Approval was requested to fund the initial Phase I design, the development of a cost estimate, and the development of a project schedule.

Mr. Lister called for a motion to recommend full Board approval to establish this project for Phase I Design with a budget of \$60,000 funded with Athletic Operating Funds. Mr. Buyck so moved and Mr. Cofield seconded the motion. The vote was taken and the motion carried.

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B. Phase II Approval: South Tower Bathroom Renovations

South Tower is an 18-story residential tower constructed in 1965, to respond to the dramatic increase in student enrollment in the 1960s. The building houses 391 women and is located immediately south of Patterson Hall and the Women's Quad. The 2012 Housing Master Plan documented serious maintenance needs for the plumbing systems, which are original from 1965. The condition of these systems creates health and environmental comfort issues for the residents and maintenance problems for the responsible University personnel. Numerous leaks have developed and have been repeatedly patched over the years. Continual flooding from leaks will damage the building and expose students to hazardous materials, should wall or ceiling finishes continue to deteriorate.

The proposed South Tower Bathroom Renovations project will address plumbing maintenance and create accessible toilet facilities. The project scope includes the comprehensive renovation of all 17 common student bathrooms located in the central core of the building and public toilets in the entry lobby and on the lower level. Additionally, 17 single occupant accessible bathrooms for residents and guests will be constructed within a portion of an existing living room on each floor. Piping, exhaust and ventilation systems will be replaced and hazardous materials will be abated. Water-proofing will be installed on the floors and walls. Original shower, wall and floor tile finishes, and all plumbing fixtures will be replaced. Other finishes including lighting, toilet partitions and mirrors will be replaced. Disabled accessibility issues will be corrected to comply with current codes. This renovation affects 5,820 square feet of the building's total 92,004 square footage.

Construction is scheduled to begin in May 2015, with projected completion in July 2015.

Mr. Lister called for a motion to recommend full Board approval to fund Phase II Design and Construction for a total project budget of \$3,800,000 funded with Housing Maintenance Reserve Funds. Ms. Moody so moved and Mr. Williams seconded the motion.

Mr. Fennell questioned the project's actual cost per square foot. Mr. Gruner responded by explaining that due to the unique construction challenges of a dorm, the average cost per square foot

standards did not apply. Mr. Gruner fielded additional questions from Trustees regarding this project and its bid process.

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. Other Approvals

1. Women's Basketball Offices Renovation, Athletic Practice Facility

This project will renovate and expand the women's basketball coaches and staff offices within the second floor of the Athletic Practice Facility. The Athletic Practice Facility was constructed between the Carolina Coliseum and Blossom Street in 1994.

The project justification for the women's basketball offices renovation is the same as that for the men's basketball offices renovation.

The renovation plan will allow the women's basketball staff to expand into the entire second floor area, essentially doubling available office space. The renovations will include expansion of the existing assistant coaches' areas and a new suite entrance accessed from the existing balcony, which will brand this space as the home of USC women's basketball.

The men's and women's staffs will relocate to existing suite areas within the Colonial Life Arena during the renovation period, which is projected for Spring and Summer of 2015. The men's staff will ultimately relocate to the coliseum as part of a separate planned project.

Mr. Lister called for a motion to recommend full Board approval to establish and fully fund this project with a budget of \$940,000 to be funded with Athletic Operating Funds. Mr. Buyck so moved and Mr. von Lehe seconded the motion. The vote was taken and the motion carried.

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2. FY 2014-2015 State Funded Deferred Maintenance Projects

The State of South Carolina appropriated funding for Fiscal Year 2014-2015 for critical equipment repair, replacement and maintenance for each campus of the University of South Carolina. The South Carolina Education Lottery Funds for academic facilities and maintenance and repair must be matched on a one-to-one basis by the University.

- USC Columbia 2014-15 Maintenance Needs

Telephone Switch Replacement – This project will upgrade and replace the telephone legacy Avaya S8720 end-of-life servers and end-of-support Octel voicemail platform. The upgraded solution will be fully redundant with a remote survivability site. The upgrade will more than double the number of concurrent calls that can be handled and it will include numerous enhancements such as video and web conferencing. This will be a turnkey implementation provided by Avaya Professional Services and will run in parallel to the legacy system during the transition to minimize service interruptions.

Wardlaw College and Drayton Hall HVAC Equipment and Roof Replacement – The roof and HVAC units for these buildings are at the end of their life cycles and are in need of replacement.

School of Music Roof Replacement and Exterior Cleaning – The roof is 20 years old and is at the end of its useful life. The exterior masonry veneer requires cleaning.

Building Mechanical Room Repairs – Across campus there are failing domestic hot water systems, pumps, minor air handlers, and plumbing issues that need to be addressed as funding permits. This project will address the most critical equipment that generates the highest number of occupant complaints. The buildings considered in critical need are: Booker T. Washington, Russell House, Earth and Water Sciences Center, Coker Life Sciences, Jones Physical Science Center, Palms Center for Graduate Science Research, John Welsh Humanities Building (Office), 300 Main Street, Barnwell College, Williams-Brice Building (Nursing).

- USC School of Medicine 2014-15 Maintenance Needs

This project will replace the 15 Medical Park, second floor, east side mechanical system including the variable air volume (VAV) units, associated controls and ductwork, and install new energy efficient lights and new acoustical ceiling tile and grid. The existing air distribution system has been in operation since the late 1970s. Many of the VAV's are inoperative and air balancing and zone control is challenging. The majority of the ductwork is flexible duct with air leaks that lead to major inefficiency and numerous occupant complaints in both the summer and winter seasons. Current VAV controls are pneumatic and oil logged. New digital controls will increase efficiency and reliability. New energy efficient lighting also will add to the energy conservation aspect and the modernization of the space.

- USC Aiken 2014-15 Maintenance Needs

This project will address multiple buildings at USC Aiken. The roof membrane of the Etherredge Center building has pulled away from the structure resulting in leaks into the building. The work will

repair the roofing membrane that is around the perimeter of the roof.

The Softball Concession Stand roof will be replaced. The roof is original to the 1983 structure and has collapsed.

The metal portion of the roof of the Student Activity Center will be repaired. The work will include flashing and sealant to eliminate further water intrusion.

The Science Building requires repairs due to water leaking on the south side and running down the south basement wall. The first floor and basement wall interface needs to be treated and repaired. The water has leaked onto mechanical duct work causing rusting and corroding, which requires that the ductwork be replaced. There are also areas of the south concrete basement wall where cracking and major spalling has occurred and exposed the structural reinforcing of the wall that has rusted. The rust needs to be removed and an overlay of structural concrete needs to be placed over portions of the basement wall to maintain its structural integrity.

- USC Upstate 2014-15 Maintenance Needs

This project will address work in two buildings at USC Upstate. The high humidity in the main theater, the studio theater, and the audio chamber of the Humanities and Performing Arts Center will be addressed. The high humidity is causing issues that necessitate expensive cleaning, theater curtain replacement, and possible damage to expensive sound and lighting systems. The project will replace the mechanical equipment and related ductwork, replace piping and add humidity control to the system. The 24 years old systems being replaced are original to the 1990 building.

In the Central Chiller Plant, Chiller Number 3 will be replaced, which serves the academic core buildings on campus. This chiller was installed in 1990 and is at the end of its life cycle.

Mr. Lister called for a motion to recommend full Board approval for the following deferred maintenance projects with “not to exceed” budgets and funding sources as indicated:

<u>USC Columbia 2014-15 Maintenance Needs</u>	\$4,700,000
\$2,328,429 SC Education Lottery Funds	
\$1,400,000 University Technology Services (UTS) Operating Funds (65200-E001)	
\$971,571 USC Columbia Institutional Capital Project Funds (ICPF)	
<u>USC School of Medicine 2014-15 Maintenance Needs</u>	\$ 660,000
\$329,563 SC Education Lottery Funds	
\$330,437 School of Medicine (SOM) ICPF	
<u>USC Aiken 2014-15 Maintenance Needs</u>	\$ 325,000
\$161,142 SC Education Lottery Funds	
\$163,858 USC Aiken ICPF	

<u>USC Upstate 2014-15 Maintenance Needs</u>	\$ 950,000
\$224,687 SC Education Lottery Funds	
\$725,313 USC Upstate ICPF	

Mr. Lister stated that approval was contingent upon availability and release of state funds and that actual state funding may decrease and the scope of work may be adjusted.

Mr. Cofield so moved and Mr. von Lehe 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.

Mr. Lister called on Mr. Gruner to brief the committee on deferred maintenance projects that did not require Board approval. Mr. Gruner stated that work on the following projects was contingent upon the availability and release of state funds. He explained that actual state funding may decrease and the scope of work may be adjusted.

<u>USC Beaufort 2014-15 Maintenance Needs</u>	\$135,000
\$65,031 SC Education Lottery Funds	
\$69,969 USC Beaufort Education and General (E&G) Maintenance Reserve	

This project will address HVAC and lighting repairs in the Science and Technology building and the Library South building. The scope will include repairs and air balancing for HVAC hardware and software components. Lighting systems also will be upgraded to provide energy and performance improvements.

<u>USC Lancaster 2014-15 Maintenance Needs</u>	\$ 80,000
\$38,271 SC Education Lottery Funds	
\$41,729 USC Lancaster E&G Maintenance Reserve	

This project will address roofs on three buildings at USC Lancaster. There are small leaks in need of repair on the roofs of Hubbard Hall, Gregory Health & Wellness Center, and the James Bradley Arts and Science Center. Each of these buildings has a flat roof and vary in age from 15 to 22 years old. Areas of concern have been patched, but the buildings are still experiencing leaks and need more comprehensive repairs.

<u>USC Salkehatchie 2014-15 Maintenance Needs</u>	\$ 66,000
\$32,499 SC Education Lottery Funds	
\$33,501 USC Salkehatchie ICPF	

This project will address the East Campus Gym roof. The work will include the replacement of the existing 1989 roof. The roof continually leaks when it rains, causing damage to the interior finishes.

<u>USC Sumter 2014-15 Maintenance Needs</u>	\$125,000
\$60,887 SC Education Lottery Funds	
\$64,113 USC Sumter Operating Funds	

This project will address the roofs on campus buildings, as funding permits. The work will include resealing foam covered buildings (Arts and Letters, Nettles, Schwartz); and replacing roofs on the Science, Business Administration, and Student Union buildings. The Administration Building and the Anderson Library roofs will be spot patched.

<u>USC Union 2014-15 Maintenance Needs</u>	\$ 40,000
\$14,957 SC Education Lottery Funds	
\$25,043 USC Union E&G Maintenance Reserve	

This project is to inspect, repair and replace deteriorated exterior wood surfaces including trim, fascia boards and windows on the Main Building. This building is over 100 years old and suffers from water and termite damage, along with black mold growth, which exists on the wood trim. All exterior wood surfaces in this building need to be inspected, and then repaired and/or replaced and repainted, as needed.

Mr. Lister stated that the briefing on these five deferred maintenance projects was received as information.

3. Repair and Renewal for Science Labs and Nursing Simulation Project,
USC Lancaster

USC Lancaster was appropriated \$495,000 in non-recurring funds to renovate and repurpose the old art studio, which is located on the first floor of Hubbard Hall, into a new nursing simulation lab.

This project will include a classroom for 24 students, three simulation labs (SIMs), one control/observation room, a debriefing room for six people, two offices, one equipment room, one SIM lab storage room, and one nursing station. The project will provide all necessary infrastructure including plumbing, electrical power, lighting, HVAC and vacuum/compressed air systems.

Mr. Lister called for a motion to recommend full Board approval to establish and fully fund this project with a budget of \$495,000 to be funded with State Appropriation Funds. Ms. Moody so moved and Mr. Buyck seconded the motion. The vote was taken and the motion carried.

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4. Butler Derrick Recognition Plaque at Swearingen Engineering Center

This project will install a standard USC cast metal honorary plaque to recognize Butler Derrick's lifelong support of the University of South Carolina and his instrumental role in securing federal funding for construction of the Swearingen Engineering Center. The text for the plaque is to be as follows:

Honoring

U.S. Congressman Butler Derrick (1936–2014)
Representing South Carolina's Third District, 1975-1995

In recognition of his lifelong support of his alma mater
and his instrumental role in securing federal funding
for construction of the Swearingen Engineering Center,

The University of South Carolina Board of Trustees
pays tribute to Mr. Derrick for his service to the University,
the State, and the Nation.

Mr. Lister called for a motion to recommend full Board approval to install the plaque with the text as presented in the meeting materials. Mr. Buyck so moved and Mr. Cofield seconded the motion. The vote was taken and the motion carried.

5. Name Change: West Quadrangle to Green Quadrangle

This action will change the current name of the West Quadrangle housing complex to the "Green Quadrangle."

The following justification for this change has been excerpted from a letter to the Board Secretary from Gene Luna, Associate Vice-President for Student Development and University Housing, and Derek Gruner, University Architect:

This year will mark the 10th anniversary of the opening of the University's first "green" buildings, the West Quadrangle residential complex. Over the years, West Quad has served as a beacon for sustainability for the campus, Columbia and throughout the State. We have welcomed visitors from around the world who were interested in what the University of South Carolina was doing to foster a culture of sustainability at West Quad and across the campus.

Over these ten years, West Quad has become affectionately and instructionally known as Green Quad. In fact, the complex is often referred to in print as West (Green) Quad. This action proposes that the name of the complex be officially changed from West Quad to Green Quad as it is best known by our students, faculty and staff. This formal change will allow the University to update its emergency locator maps to indicate the complex as Green Quad and eliminate the confusion sometimes associated with it being referenced as West Quad. In addition, the change will more clearly indicate the vision of the complex as being a key component of our students' interest in "green living" and in learning how sustainability will infuse their future careers in whatever discipline they study.

Mr. Lister called for a motion to recommend full Board approval to change the current name of the West Quadrangle housing complex to the Green Quadrangle. Mr. Warr so moved and Mr. Cofield seconded the motion. The vote was taken and the motion carried.

II. Planning Update: Five-Year Capital Improvement Plan

Mr. Lister called on Mr. Gruner who said that his briefing would cover the following topics: capital renewal implemented in the past five years; capital renewal planning; assessment and reporting; and challenges.

Mr. Gruner said that recently much impact on deferred maintenance was made as a result of the capital renewal of significant campus buildings. These comprehensive renovations enhance programmatic utilization, but also typically address mechanical and electrical infrastructure, hazardous material abatement, roofs, exterior envelope, and accessibility concerns. He discussed the following significant capital renewal projects that had been implemented in the past five years.

• Jones PSC North Tower Ceiling Asbestos Removal	\$ 5,500,000
• Preston College HVAC Renovations	\$ 3,750,000
• Patterson Hall Renovation	\$38,100,000
• Woodrow College Window Upgrades/Life Safety Improvements	\$ 2,100,000
• Harper/Elliott Renovations	\$ 3,980,000
• DeSaussure Fire Protection/Renovation	\$ 4,580,000
• Maxcy College Renovation	\$ 3,990,000
• Columbia Campus Elevator and Fire Alarm Upgrades	\$ 9,900,000
• Women’s Quadrangle Renovation	\$27,200,000
• South Tower Mechanical Renovation/Roof Repair	\$ 6,700,000
• Booker T. Washington Renovations	\$ 2,450,000
• Health Science Renovation	\$18,000,000
• Hamilton College Renovation	\$15,000,000
• Preston College Bathroom and Flooring Renovations	<u>\$ 1,500,000</u>
 Total of all Projects	 \$142,750,000

Mr. Gruner stated that Institutional Capital Project Funds (ICPF) and state allocation funds were used for Five-Year Capital Improvement Plan projects that wholly targeted specific maintenance issues. A full listing of these projects was included in the meeting materials.

Mr. Gruner noted the following facts about projects completed in the past five years:

- Twenty-six roofing projects at a worth of \$7.2 million, covering 23 percent of education and general buildings
- Upgraded fire alarm systems in 12 buildings with two more underway
- Nine major abatement projects that resulted in the removal of over 250 tons of material, which contained some asbestos and thus had to be disposed of in a landfill regulated to receive asbestos waste products
- Significant HVAC replacements in 17 buildings

- Upgraded 20 elevators for \$6.5 million
- Replaced six outdated emergency generators
- Replaced sanitary sewers at six locations
- Storm drains at six locations
- Service requests decreased by approximately 5 percent in 2012, and remained steady in 2013. In 2010, service calls had increased noticeably and had peaked in 2011. The reduction was attributed to the completion of maintenance projects.

Mr. Gruner said that preventative maintenance was defined as the systematic inspection, detection, correction and prevention of incipient failures, before they became actual or major failures. He reported that the University had established a Preventative Maintenance Program, which ultimately seeks to ensure infrastructure lasts for its maximum practical life expectancy.

Mr. Gruner briefly reviewed the following high visibility projects that are either in the design stage or are being planned for future capital renewal.

- | | |
|--|-----------------------|
| • Rutledge Legare Pinckney Renovation
May 2015-July 2016 | \$15,800,000 |
| • South Tower Bathroom Renovations
May 2015 – July 2015 | \$ 3,800,000 |
| • Old Law Center
Schedule to be determined, but could begin in 2017 | Cost to be determined |
| • Taylor House Exterior Renovation | \$ 500,000 |
| • Horry-Guignard Exterior Renovation | \$ 500,000 |
| • Old Alumni (Barringer) House Renovation | Cost to be determined |
| • Byrnes Infrastructure Renovation | \$ 850,000 |
| • Blatt HVAC Renovation | Cost to be determined |
| • Longstreet Façade Renovation | Cost to be determined |

Regarding facilities assessment and reporting, Mr. Gruner explained that every three years the Commission on Higher Education (CHE) requires Universities to update a formal Building Condition Assessment for every building owned by the University. The assessment also is updated as part of the close-out process for any building that was renovated. The most recent survey, submitted by the University on June 15, 2014, reflected an overall improvement in the USC System.

The USC Operations and Maintenance staff maintains a list of systems in order of criticality for replacement, to guide the planning of renewal projects. These lists include roofs, mechanical HVAC and elevators. Hazardous material surveys are maintained for all buildings, which also assist in planning and budgeting projects.

Mr. Gruner concluded his presentation by listing challenges the University faces related to campus facilities. Challenges result from the fact that the Columbia campus contains historic buildings; and historic buildings have demands well beyond those of contemporary buildings. Numerous buildings, comprising 40 percent of the Columbia campus square footage, were part of the 1960s and 1970s building

boom and are now 40-50 years old. Consequently the mechanical, plumbing, and electrical infrastructure is beyond its life expectancy, and therefore requires replacement.

Other challenges include balancing experienced project management staff with variable funding and increasing square footage; aligning maintenance staff with specialized skills to meet the demands of the highly technical new facilities such as Horizon, Discovery, and the Darla Moore School of Business. Additionally, numerous buildings contain asbestos and/or lead paint, which require specialized abatement when disturbed.

Mr. Gruner said that integrating modern building management systems into all facilities; and evolving building codes that require upgrades, most notably for HVAC ventilation, fire alarms and accessibility also were challenges. He noted that state allocations for deferred maintenance had been decreasing annually since 2012 and that Institutional Capital Project Funds (ICPF), which had funded many renewal projects in the Five-Year Capital Improvement Plan, were under stress from other recurring needs.

Mr. Gruner concluded his presentation by reporting that the Greene Street/Bull Street Pedestrian Safety Improvement Project was near completion with the installation of the new gates occurring within the next two weeks. In addition, the West Campus Development Project was underway and the Greene Street Improvement Project from Assembly Street to Huger Street was in the planning and design stage. He noted that the Greene Street Project, a county-funded project designed in accordance with the University's Sasaki Innovista Master Plan, was scheduled to be considered by the University's Design Review Committee on September 26, 2014.

Mr. Burroughs commended Mr. Gruner on his presentation and requested that an assessment of planning needs be conducted on the system campuses. Mr. Buyck also complimented Mr. Gruner for his outstanding service as the University Architect.

Mr. Cofield asked for an update on the campus fire alarm project. Mr. Gruner responded with a brief summary, and said that he would provide a more detailed update at the next meeting. He noted, however, that the South Caroliniana Library was the next building scheduled for a fire alarm upgrade.

Mr. Fennell said that since security of students, faculty and staff was a priority, he hoped the outside lights and call box preventative maintenance projects also were deemed a priority. Mr. Gruner assured him they were, and then he reviewed the process to ensure installation of both in new construction projects.

Mr. von Lehe said it was his understanding that the South Caroliniana Library did not have a sprinkler system, and that due to the historic documents housed there, one could not be effectively

installed. Mr. Gruner explained that there were sprinkler systems sensitive to archives that his staff was currently exploring in preparation for the South Caroliniana Library renovation project that was in an early planning stage. President Pastides noted that he had requested Dean Thomas McNally remove every valuable item from the South Caroliniana Library, until appropriate fire prevention renovations could be addressed. He said he was happy to report that Dean McNally had already begun the transfer of these items to the Thomas Cooper Library and the Ernest F. Hollings Special Collections Library for safe keeping.

There being no further questions, Mr. Lister thanked Mr. Gruner for his invaluable service to the University and for his informative report. Mr. Gruner said it was an honor to serve as the University Architect.

III. Gift Naming Opportunities

Mr. Lister called on Ms. Jancy Houck, who explained that the Gift Naming Opportunities Committee met on August 26, 2014, approved naming opportunities in conjunction with the appropriate donations, and that the following gift naming opportunities were presented in Executive Session without objection:

- A. Alumni Center
 - The Dan and Lorna Brown Meeting Room
- B. Athletics
 - 1. The King Family Practice Field
 - 2. The Ken Wheat '69 ACC Championship Field
- C. Law School
 - Amendment: The Stephen G. Morrison Student Services Suite
- D. The Darla Moore School of Business
 - 1. Amendments
 - a. AgFirst Farm Credit Bank Classroom
 - b. The Daniel-Mickel Center for Executive Education
 - c. James C. Leventis Administrative Office
 - d. First Citizens Classroom
 - e. John P. Harloe Conference Room
 - f. Governor Jim and Rachel Hodges Conference Room
 - g. The IIABSC Foundation Faculty Office
 - h. The Robert E. and Mylla F. Markland Focus Room

- i. The McKissick Family Foundation Dean's Suite
 - j. The MIBS Class of 1977 Classroom
 - k. The NBSC Conference Room
 - l. The James C. Self Business Research Hub Fund
 - m. The Sonoco International Business Department and the Sonoco Pavilion
 - n. The South State Bank Group Study Room
2. New Gift Agreements
- a. AT&T Dean's Office and AT&T Dean's Office Terrace
 - b. BlueCross BlueShield Lecture Hall
 - c. The Brittingham Group Conference Room
 - d. Anthony A. Callander Classroom
 - e. J. Thomas Dodson Terrace
 - f. The Nikko Chemicals Company Conference Room
 - g. The Suddeth Group Study Room
 - h. The John C. Troutman Group Study Room
 - i. The Springs-Close Staircase

E. USC Aiken

- The Stewart Bell Fox, Jr. Classroom in the Ruth Patrick Science Education Center

Mr. Lister called for a motion to recommend that the full Board approve these gift naming opportunities as presented. Mr. Cofield so moved and Mr. Buyck seconded the motion. The vote was taken and the motion carried.

V. Other Matters

Mr. Lister called for any other matters to come before the committee.

VI. Adjournment

There being no other business to come before the committee, Mr. Lister declared the meeting adjourned at 1:04 p.m.

Respectfully submitted,

Amy E. Stone
Secretary