



**University of Houston System
University of Houston
Campus Facilities Planning Committee**

Committee Members

Dave Irvin – AVC/AVP Plant Operations - Chair
Lisa Holdeman – AVC/AVP, University Advancement
Craig Ness – Asst. VP, Academic Operations
Patricia Oliver – Dean, College of Architecture
Monica McHenry – Faculty Senate
Prince Wilson – Student Government President

Johnnie Jackson – Student Government Vice President
Elwyn Lee – VC/VP, Student Affairs
Mark Clarke – Faculty Senate
Robert Wimpelberg – Dean College of Education
Elizabeth Anderson Fletcher – AVP Research
Keith Kowalka – Staff Council President

Agenda

Friday, September 10, 2010
E. Cullen, Room 226

- 1. Project Name: Energy Research Park**
Presented by: Sean York
Action: Information Item

Energy Research Park, which once housed petroleum energy giant Schlumberger's global headquarters, was acquired by the University of Houston in December 2008. The ERP campus is located ½ mile east of the main campus and comprises 15 buildings (constructed between 1953 and 1982) and 74 acres, plus 19 acres of developable land.

- 2. Project Name: Modular Office Park @ Energy Research Park**
Presented by: John Walsh/Sean York
Action: Approval of location and scope

The University of Houston has a number of renovation projects that need to occur. More are anticipated as the University undertakes critical deferred maintenance; addresses code compliance and Fire/Life Safety mandates; attempts to make better use of space; and works to accommodate growing programs, research needs and student support. Unfortunately the shortage of open or "swing space" makes these projects difficult. This project answers these problems by beginning to provide this "swing space" at the Energy Research Park.

- 3. Project Name: Task Force Fencing**
Presented by: Malcolm Davis and Mike Davis
Action: Approval of location

This item requests approval of the location of two areas of campus perimeter fencing for the previously approved decorative wrought iron fencing.

- 4. Project Name: Task Force Kiosks**
Presented by: Malcolm Davis and Mike Davis
Action: Approval of location

The Department of Public Safety recommends that elevated Security Kiosks be erected in the student parking lots on the perimeter of campus (Lots 4A, 9C, 12A, and other future parking lots locations) and be staffed by UHDPS Security Officers.

- 5. Project Name: Childcare Playground Relocation**
Presented by: Melissa Rockwell
Action: Information

This item provides information on the need for potential relocation of University Child Care Center (UCCC) playground equipment to avoid conflict with the proposed METRO Southeast line Right of Way (ROW).

- 6. Project Name: UH Master Plan Update**
Presented by: Dave Irvin
Action: Information

Following the adoption of UHS and UH mission statements, goals and report cards by the Chancellor and the Board of Regents the University of Houston System began a multi-phase Master Planning effort that will lead to updated Facilities Master Plans for each UHS campus by May 2011. That campus master plan development is an extended discussion that will take place in three parts:

- 7. Next Meeting – Tentative Schedule**

Date: October 8, 2010
Time: 2:00 p.m.
Location: Room 226 E. Cullen Building



UNIVERSITY OF HOUSTON
Campus Facilities Planning Committee
****Information Item****

1. **Project Number**
2. **Project Name** **Energy Research Park Current Status and Projected Growth**
3. **Committee Date** **September 10, 2010**
4. **Requesting Department** **Real Estate**
5. **Contact Name & Phone Number** **Sean York, x-3-3326**
6. **Presenter:** **Sean York**
7. **Description of Request**

Project Overview

Energy Research Park, once home to energy giant Schlumberger's global headquarters, was acquired by the University of Houston in December 2008. The ERP campus is located ½ mile east of the main campus and comprises 15 buildings (constructed between 1953 and 1982) and 74 acres, plus 19 acres of developable land.

The vision for the complex is for a university-sponsored development that includes research, energy business development, work force training and industrial partnerships.

UH programs to be located at ERP include: Cullen College of Engineering Petroleum Engineering Department, John Wolfe Engineering lab and associated machine shop, Wind Center and Blades Research, and ERP Headquarters and Management offices. Commercial tenants include Superpower (a high technology wire manufacturing operation), and the Power Institute (a technical training program for energy generation skills utilizing engineering labs and equipment), among others.

Background Information:

The office and office/warehouse buildings are in generally good condition, although the building systems suffer age-related deficiencies.

Current construction consists of site improvement/renovation projects to the Park such as roadway and facade repairs, security enhancement, way finding, and related items. Building improvements include life safety improvements; HVAC and MEP system upgrades, and roofing repair or replacement; tenant improvements range from office interiors to laboratory fit-outs. Campus-wide accessibility improvements are also part of the renovation scope.

All renovation and new construction will adopt current UH design and construction standards and be comparable in quality to the overall UH campus and facilities.

- | | |
|--------------------------------|-------------------|
| 8. Source of Funding: | Multiple Sources |
| 9. Proposed Start Date: | Projects underway |

Spencer Moore
Executive Director
Facilities Planning & Construction

Date:_____

Melissa Rockwell
Executive Director
Facilities Management

Date:_____

Attachments



CURRENT ERP CAMPUS PLAN



EXAMPLES OF CAMPUS ARCHITECTURAL STYLE



**UNIVERSITY OF HOUSTON
Campus Facilities Planning Committee
Request for Project Approval Form**

1. **Project Number:**
2. **Project Name:** **UH Modular Office Park @ Energy Research Park**
3. **Committee Date:** **August 6, 2010**
4. **Requesting Department:** **University Real Estate**
5. **Contact Names & Phone Numbers:** **Sean York, ext. 3.3326**
6. **Presenter:** **Sean York, ext. 3.336**
7. **Description of Request:** **Approval of location and scope**
8. **Background Information:**

The University of Houston has a number of renovation projects that need to occur. More are anticipated as the University undertakes critical deferred maintenance; addresses code compliance and Fire/Life Safety mandates; attempts to make better use of space; and works to accommodate growing programs, research needs and student support. Unfortunately the shortage of open or “swing space” makes these projects difficult. This project answers these problems by beginning to provide this “swing space” at the Energy Research Park.

The proposed 11,550 GSF facility will house general purpose offices in a modular complex consisting of 2 buildings with modular furniture systems, IT, rest rooms and other support systems on a site at the UH Energy Research Park, adjacent to Building 15 in an existing parking lot. It will address the need for University swing space necessary in order to complete various University renovation projects and will first be used to relocate personnel while renovating Energy Research Park Buildings 2 & 3A. Upon completion of those renovations this modular facility could be used as swing space for other renovation projects or rented to future tenants. Anticipated lifespan of the improvements is twenty years.

The modules will be designed to complement to the existing campus style and material palette. Design of the project will be presented to the Committee once completed. The project will take approximately 9 months to complete.

- 9. Cost of Project: \$1,897,000**
- 10. Source of Funding: Rents from Tenants**
- 11. Proposed Start Date: October 2010**

Spencer Moore
Executive Director
Facilities Planning & Construction

Melissa Rockwell
Executive Director
Facilities Management

Date:_____

Date:_____

Attachments



Voting Results:

____ Motion Failed

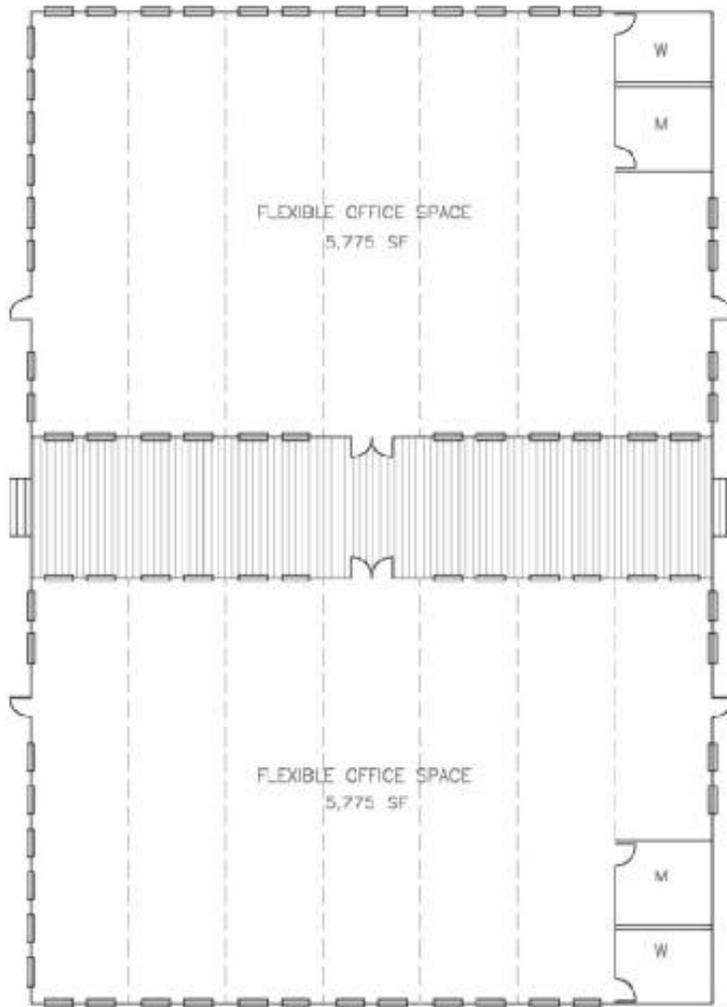
____ Motion Passed

____ Motion Passed with the Following Modifications:

Motion Deferred to a Future Meeting Pending Receipt of Additional Information:



Location Plan



- *2 Buildings of 5,775 SF each –11,550 SF total.*
- *General purpose office facility w/modular furniture systems, IT, rest rooms and other support systems.*
- *Metal & Brick Façades to tie to existing ERP campus fabric*
- *Flexible Office Interior*
- *Modular Office Furniture*



Interior Layout and Typical Furnishings



**UNIVERSITY OF HOUSTON
Campus Facilities Planning Committee
Request for Project Approval Form**

- | | | |
|-----------|--|------------------------------------|
| 1. | Project Number | |
| 2. | Project Name | Task Force Fencing |
| 3. | Committee Date | September 10, 2010 |
| 4. | Requesting Department | Department of Public Safety |
| 5. | Contact Name & Phone Number | Malcolm Davis & 3-0580 |
| 6. | Presenter: | Malcolm Davis |
| 7. | Description of Request | Site Approval |

Project Overview

*The President Task Force on Safety and Security recommended that a wrought iron decorative fence marking the campus perimeter be installed, especially in outlying parking lots. **This recommendation was approved.***

This item requests approval of the location of two areas of campus perimeter fencing for the previously approved decorative wrought iron fencing.

The Department of Public Safety proposes perimeter fencing be constructed in two separate outlying campus regions. Region 1 shall run along Cullen Blvd. between Wheeler St. and North MacGregor Way. Region 2 includes the entire perimeter around the recently acquired MacGregor Park property. Installation of a perimeter fence in the Region 1 area will provide a safety barrier for the light rail along the south side of Wheeler St. and installation of perimeter fencing in both regions will foster the perception of security in the outlying parking lots and the MacGregor Park property, as well as assist UH in complying with the Jeanne Cleary Disclosure of Campus Security Policy and Campus Crime Statistics Act.

Other locations of perimeter fencing may be presented to the committee at a later date.

Site Recommendation:

The University of Houston is a public state supported institution that has no identifiable boundaries. It is this openness that both increases exposure of members of our campus community to crime and fosters the perception that the University is not safe.

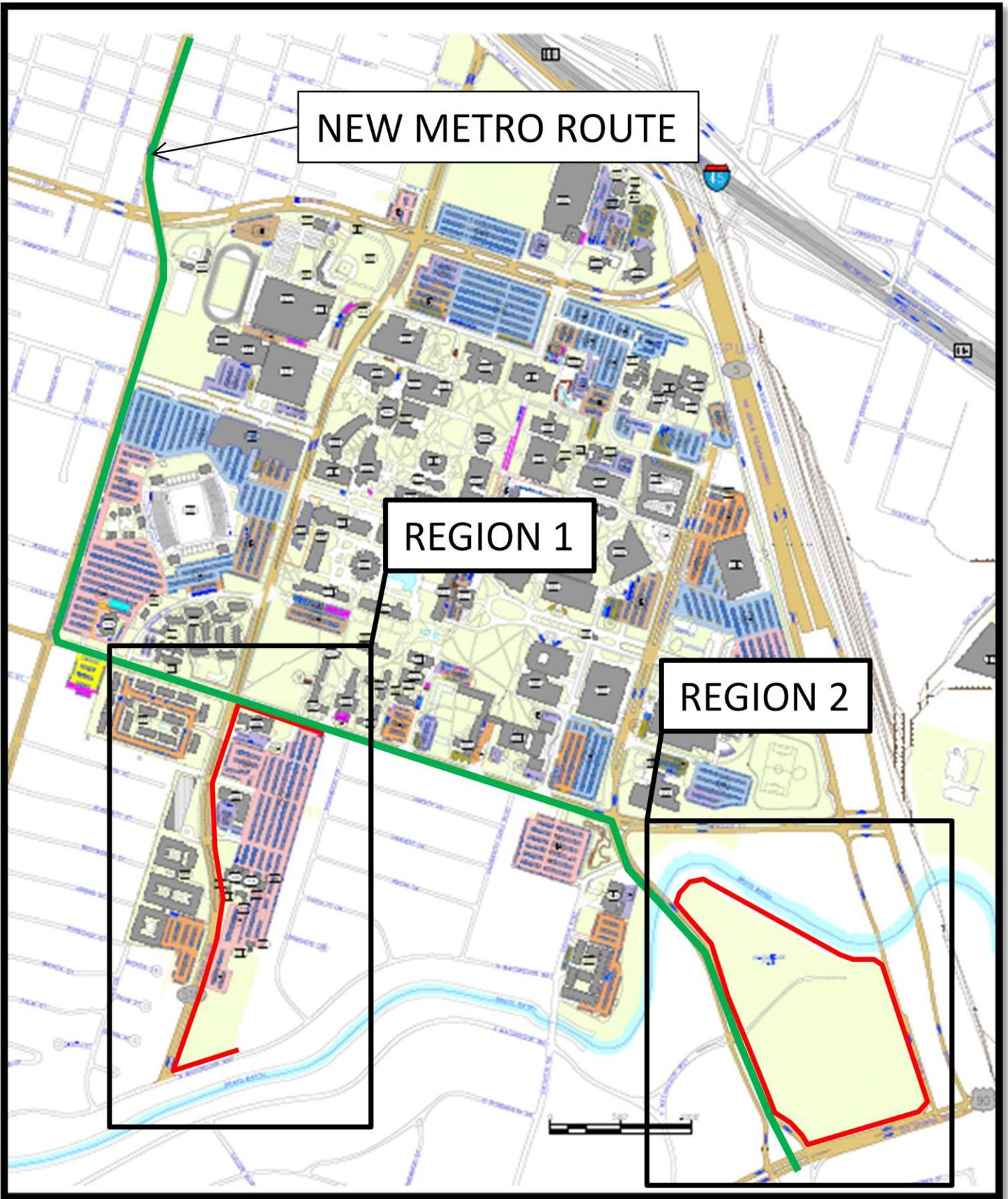
It is requested that the committee approve the Region 1 fencing location comprised of a small portion along the south side of Wheeler St. from the east property line of Parking Lot 10A running west along Wheeler St. and then south down Cullen Blvd. and then returning east along North MacGregor Way terminating at the property line.

It is further requested that the committee approve the Region 2 location around the entire perimeter of the MacGregor property including the bayou side.

It is important that both the public and the campus community recognize the proposed fence line for what it is, simply a means to provide safety from the light rail and identify the physical boundaries of the University of Houston which also provides defined vehicle and pedestrian gateways into the campus. Clear lines of sight through the fencing should allow staff and students to view suspicious activities inside or outside the parking lots and allow patrolling police to view activity in the lots from their patrol cars or bicycles while patrolling adjacent streets.

8. Proposed Start Date: TBD based on funding approval

Attachments

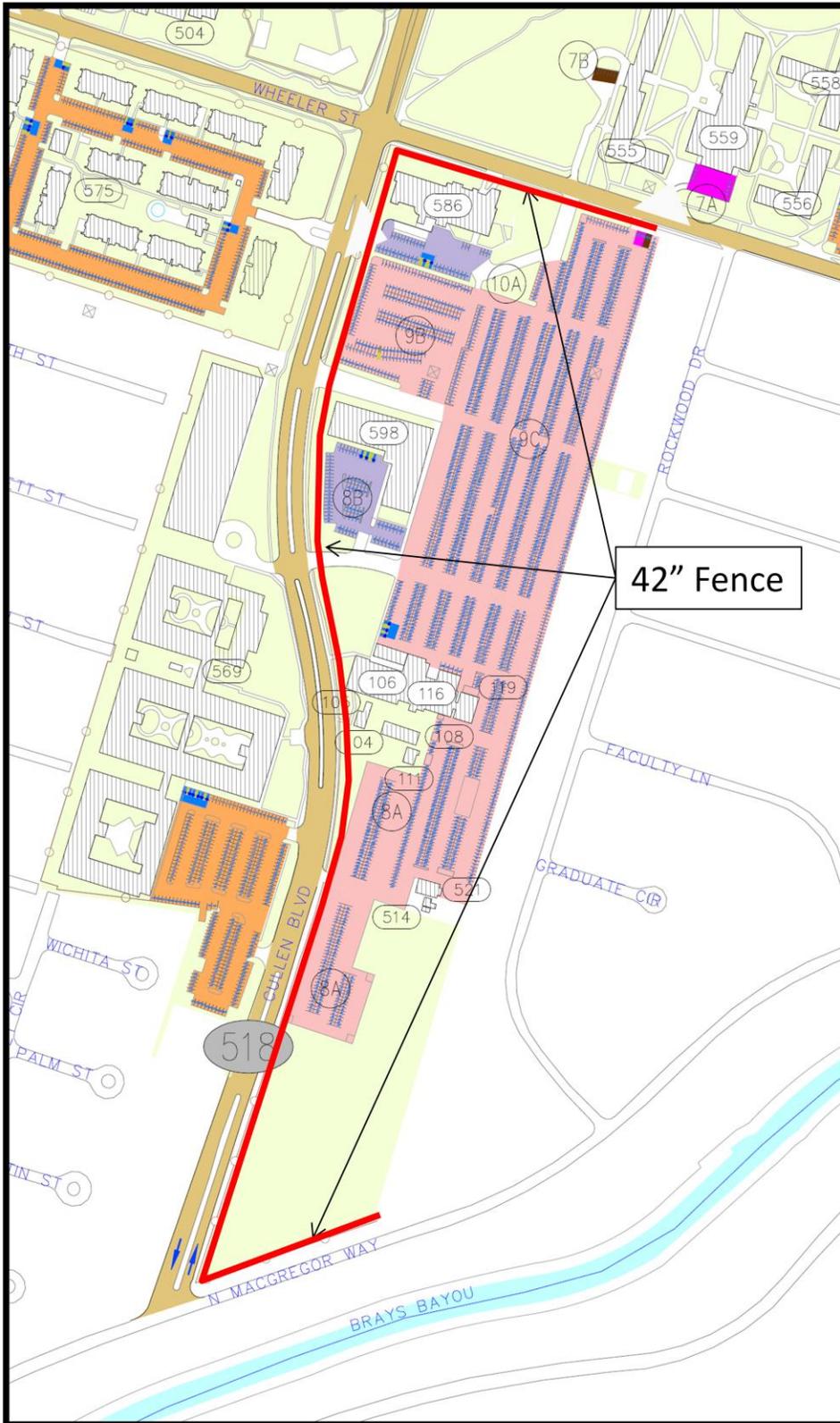


NEW METRO ROUTE

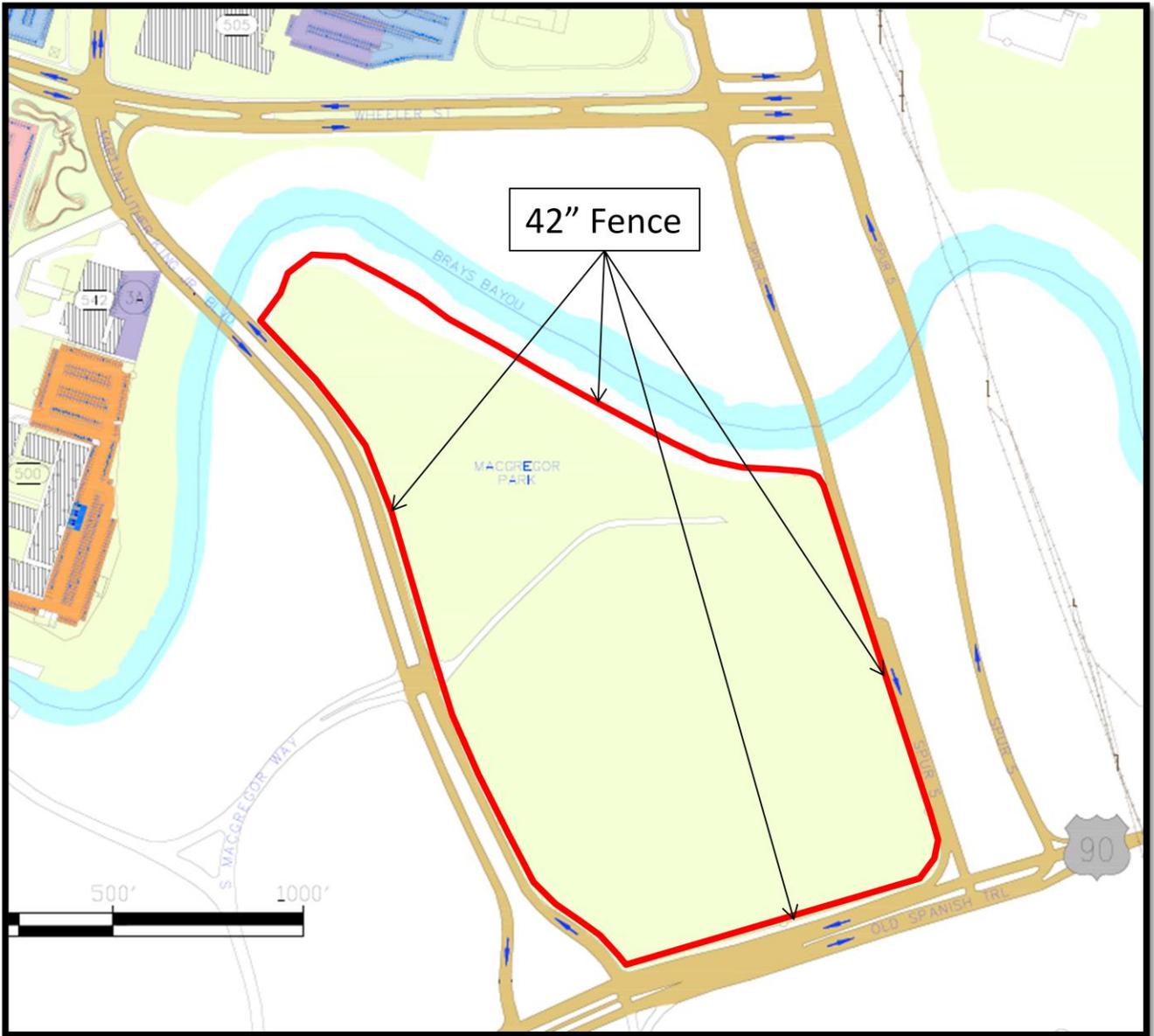
REGION 1

REGION 2

REGION 1



REGION 2





**UNIVERSITY OF HOUSTON
Campus Facilities Planning Committee
Request for Project Approval Form**

- | | | |
|-----------|--|------------------------------------|
| 1. | Project Number | |
| 2. | Project Name | Task Force Security Kiosks |
| 3. | Committee Date | September 10, 2010 |
| 4. | Requesting Department | Department of Public Safety |
| 5. | Contact Name & Phone Number | Malcolm Davis & 3-0580 |
| 6. | Presenter: | Malcolm Davis |
| 7. | Description of Request | Site approval |

Project Overview

The Department of Public Safety recommends that elevated Security Kiosks be erected in the student parking lots on the perimeter of campus (Lots 4A, 9C, 12A, and other future parking lots locations) and be staffed by UHDPS Security Officers.

Background Information:

*The President Task Force on Safety and Security recommended that a raised security kiosks be placed in select University student parking lots. **This recommendation was approved.***

The areas in which UH students feel the most vulnerable are the perimeter parking lots. Currently there are no campus parking lots with raised visible Security Kiosks. Recently the only campus parking lot with a raised, visible Security Kiosk was the S3 lot which had been rented from Texas Southern University, but has now been turned back over to TSU. University of Houston Department of Public Safety personnel staffed this security kiosk from 7am until 11pm Monday through Friday. To date there were no reported criminal incidents inside that lot.

Raised security kiosks will provide an elevated platform from which security officers can observe pedestrian/vehicle movement in the lot. License plate and overview cameras will still be needed as the kiosks will not be at the lot entrances.

Kiosk Description:

The Security Kiosks will consist of a 4ft x 6ft prefabricated guard booth elevated on a 6ft steel pedestal. The guard booth will have corner-to-corner glass, which will have a 360 degree line of sight. The Security Kiosk and pedestal stand will be mounted to a CIP concrete pad with concrete filled steel bollards protecting all four sides. Electrical, data and telephone utilities from adjacent and nearby UH facilities will tie into the Security Kiosk.

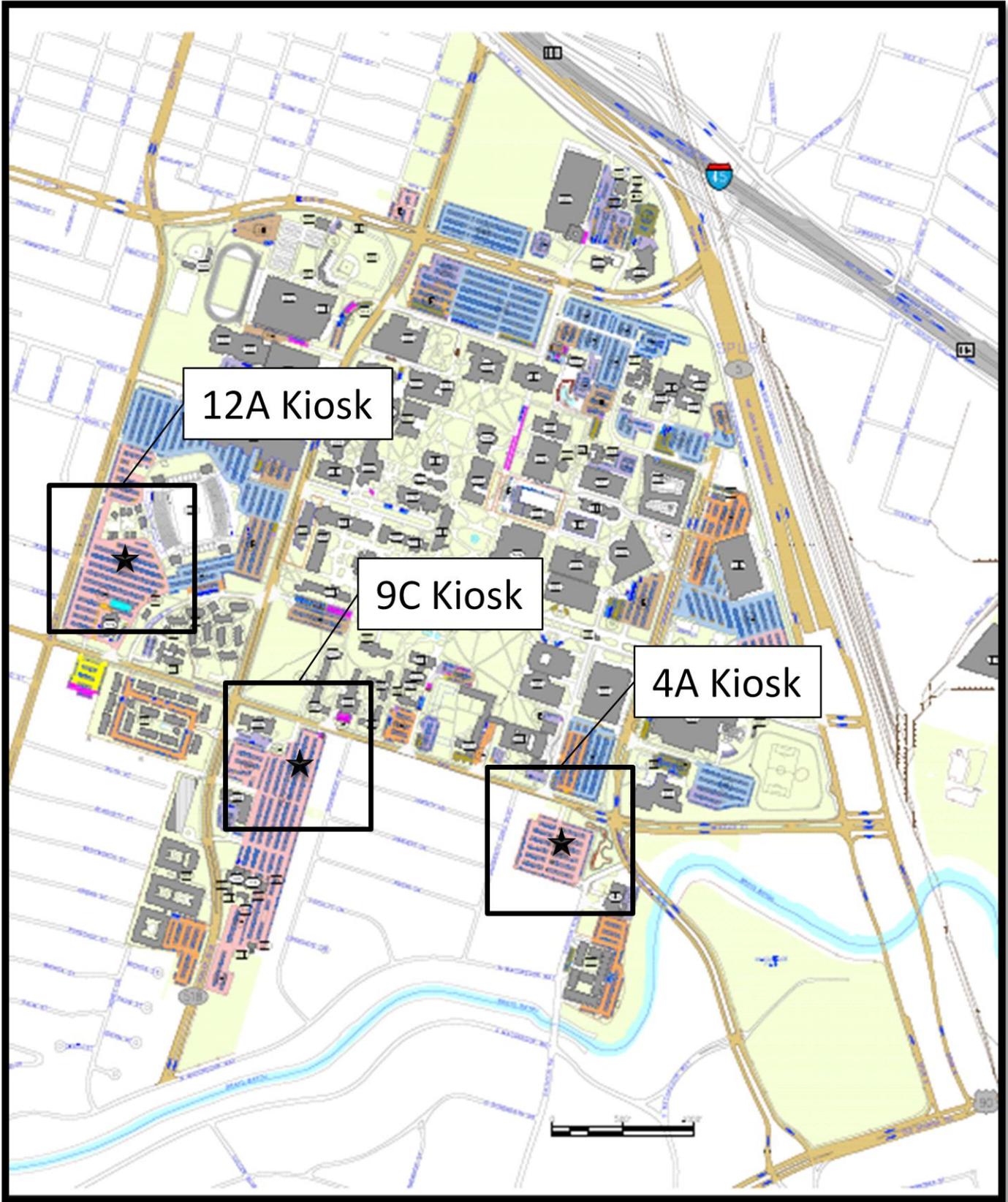
Kiosk Site Recommendation:

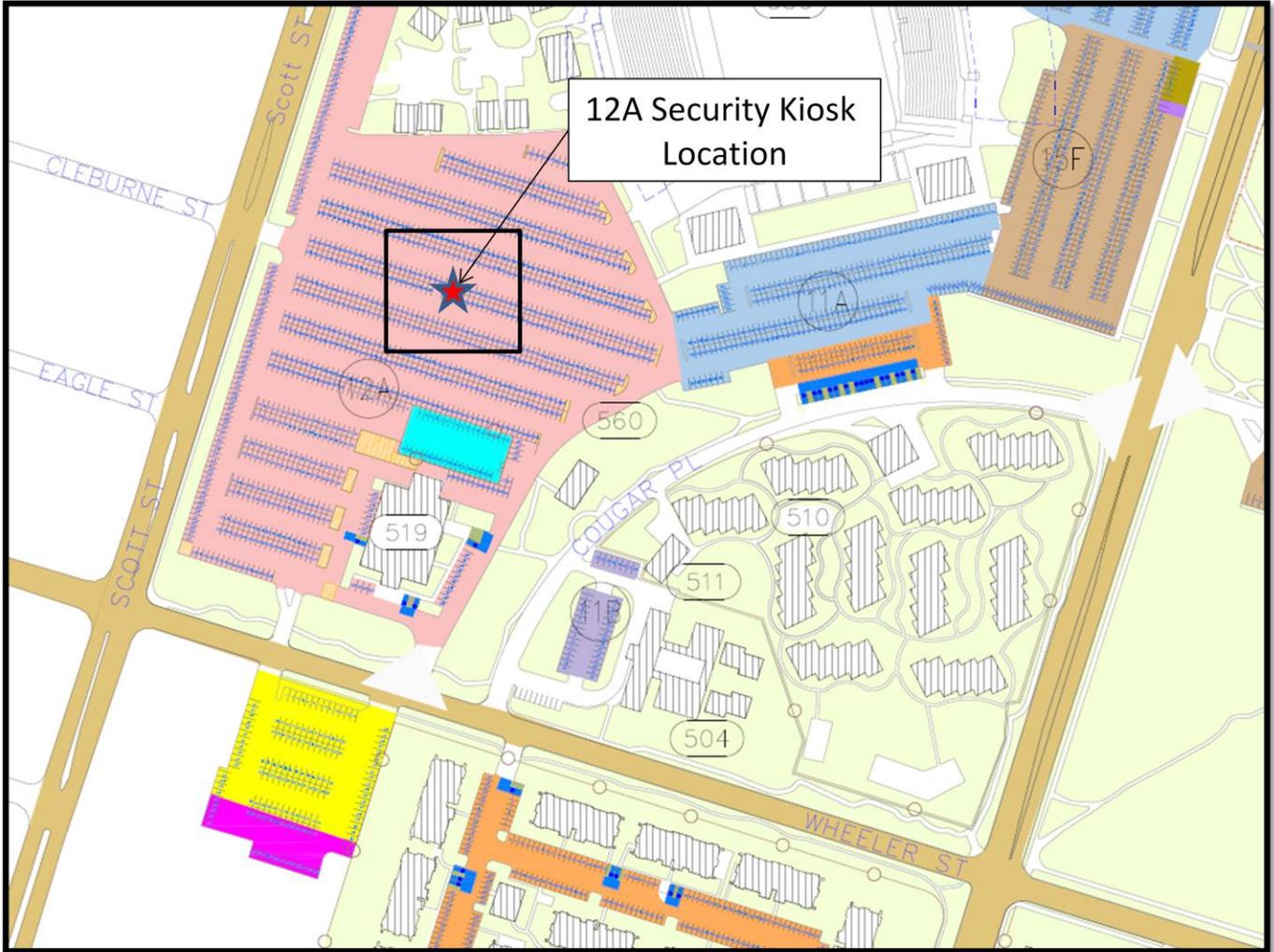
It is requested the committee approve the location of three (3) security kiosks in the following University parking lots:

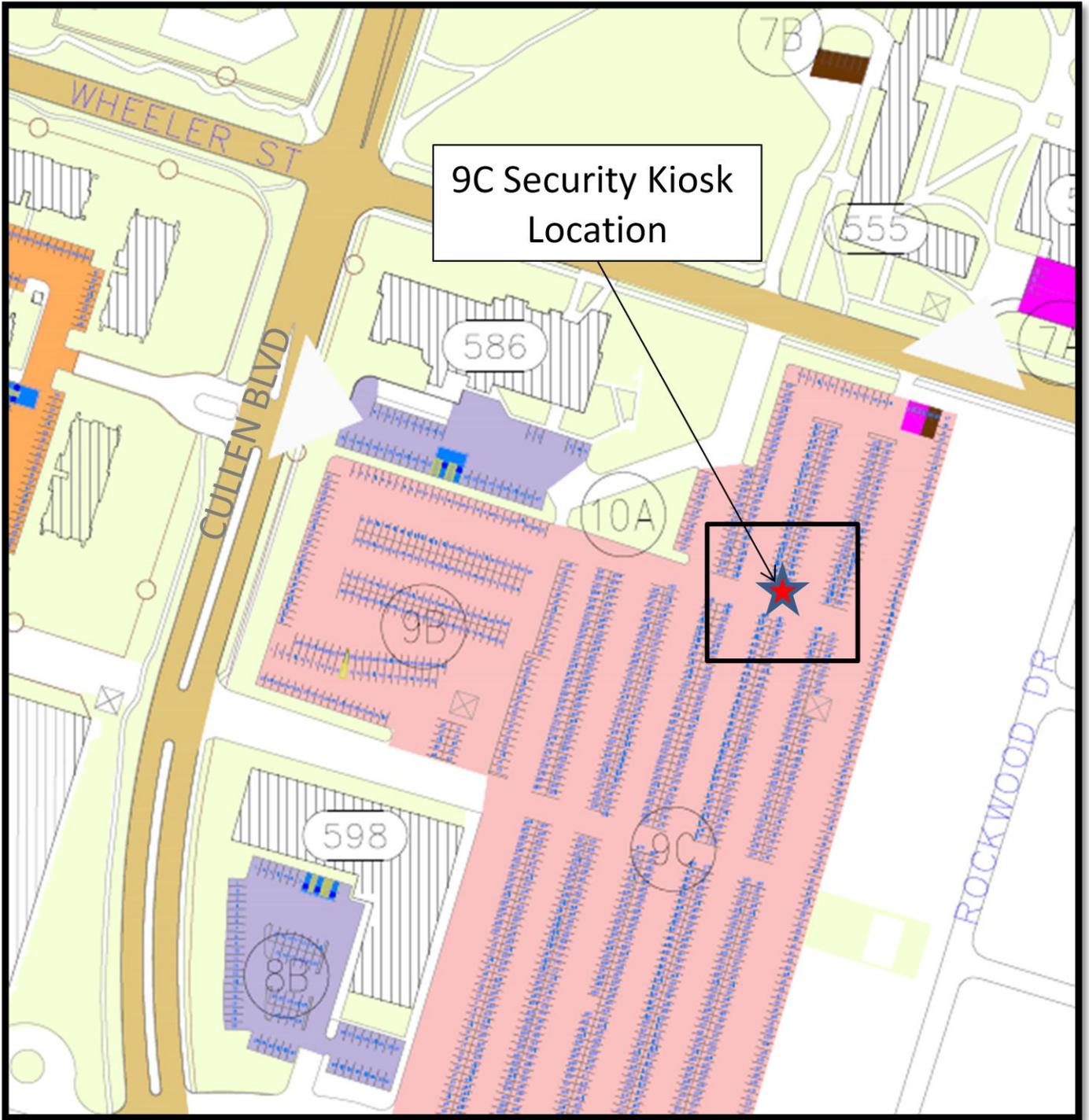
- 12A
- 9C
- 4A

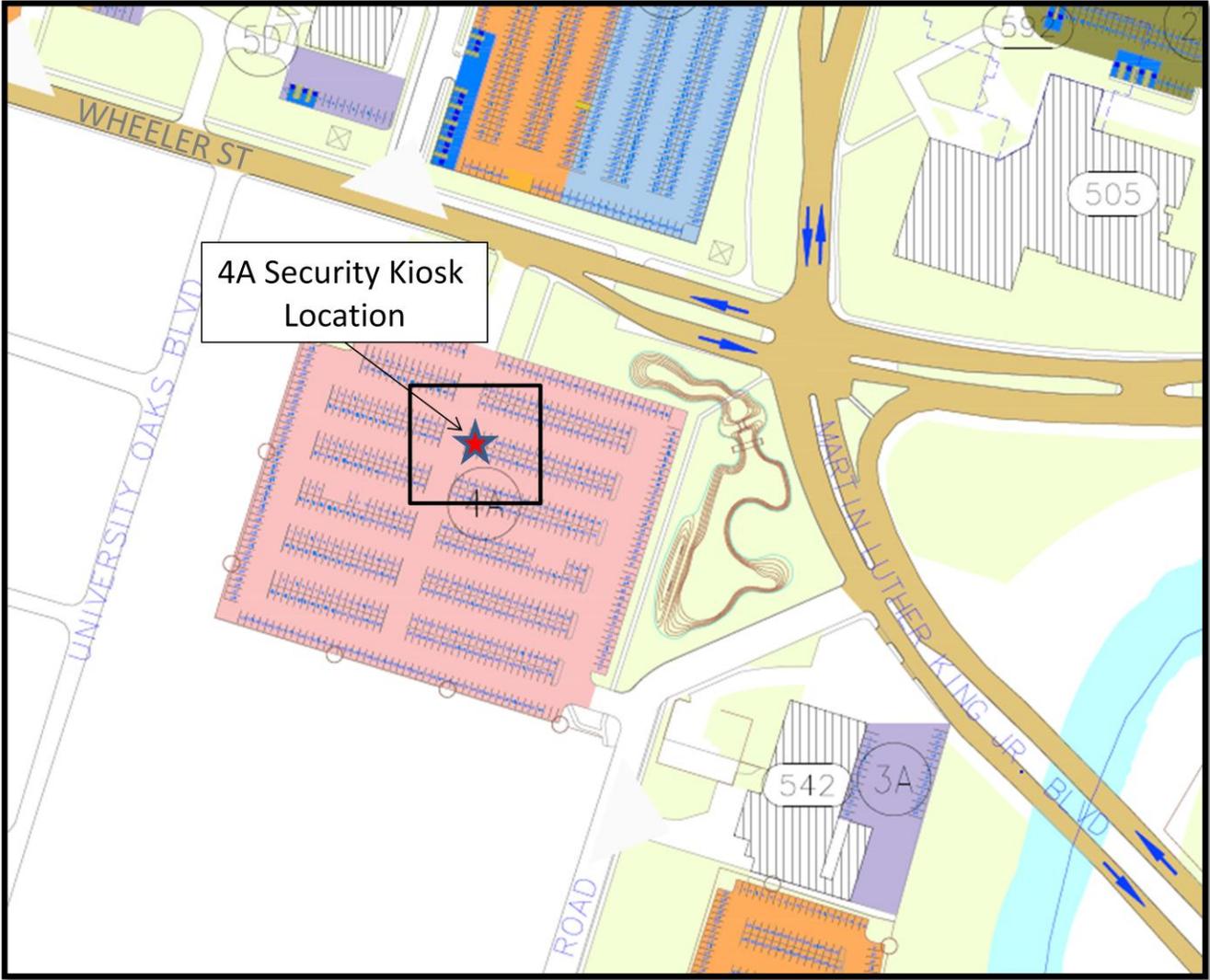
8. Proposed Start Date: TBD based on funding approval

Attachments











UNIVERSITY OF HOUSTON
Campus Facilities Planning Committee
Project Information Form

- | | | |
|----|--|---|
| 1. | Project Number | Yet to be assigned |
| 2. | Project Name | Building 504 - Child Care Center
Playground relocation |
| 3. | Committee Date | September 10, 2010 |
| 4. | Requesting Department | Facilities Management |
| 5. | Contact Name & Phone Number | Melissa Rockwell
713-743-8750 |
| 6. | Presenter: | Melissa Rockwell |
| 7. | Description of Request | Informational |

This item provides information on the need for potential relocation of University Child Care Center (UCCC) playground equipment to avoid conflict with the proposed METRO Southeast line Right of Way (ROW).

Background Information:

As part of the Southeast METRO rail line project, METRO will be claiming approximately 34 feet of additional ROW along Wheeler Street on the South side of UCCC. With this ROW, the UCCC will lose areas currently being used as play areas and will need to relocate or replace playground equipment.

Project Overview:

To mitigate the loss of play equipment and area, the project scope will include the following:

- Remove concrete within the future METRO ROW
- Remove existing play equipment within future METRO ROW
- An eight foot high wall will be constructed between the UCCC and the METRO rail line, in line with the fencing. The wall is approximately 330' long and will serve as a visual and noise barrier from the light rail and traffic at the UCCC. (To be funded by METRO)
- Relocate play equipment to adjacent Cougar Place apartments areas to the north of UCCC and east (See attachments)
- Pour three new concrete pads with rubber surfaces
- Relocate the existing 5 canvas covers and add 4 new canvas covers

- Place new play equipment
- Remove existing fence and install new fence for new play areas

- | | | |
|------------|-----------------------------|--|
| 8. | Cost of Project | Approximately \$320K |
| 9. | Source of Funding: | METRO Impact (METRO/UH Real Estate Transaction) |
| 10. | Proposed Start Date: | Upon approval |

 Spencer Moore
 Executive Director
 Facilities Planning & Construction

 Melissa Rockwell
 Executive Director
 Facilities Management

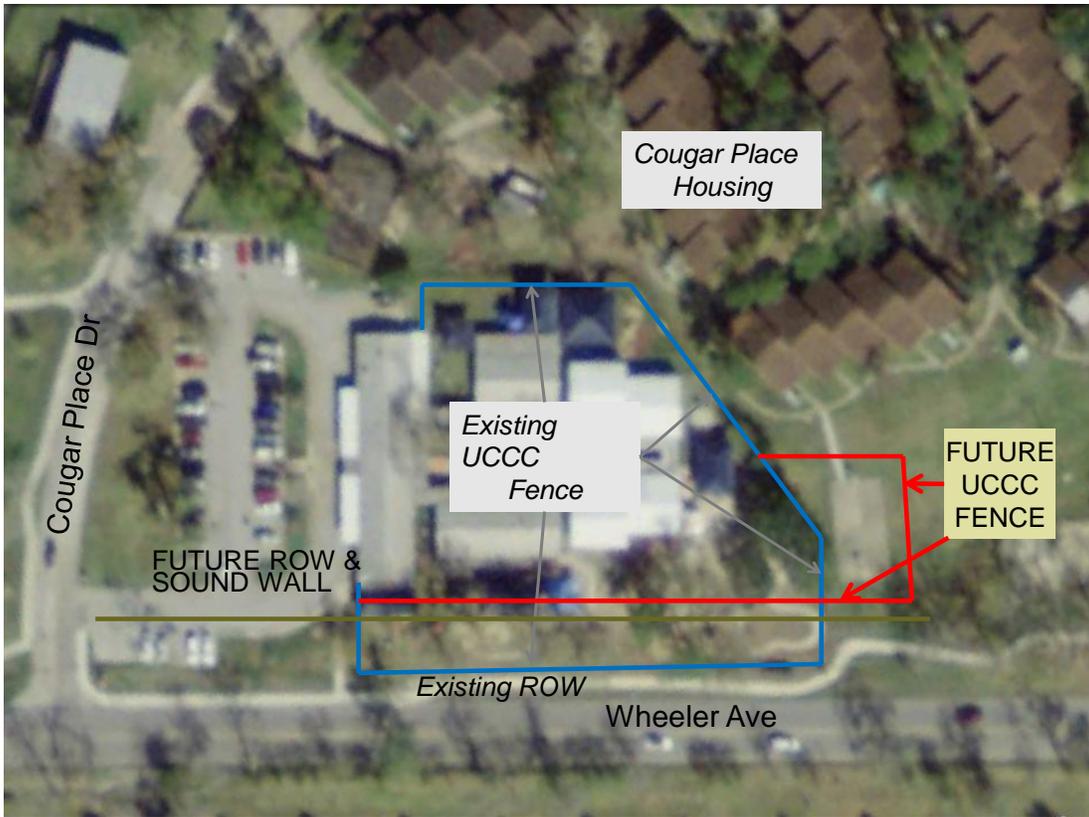
Date: _____

Date: _____

Attachments



Voting Results:
 Not applicable

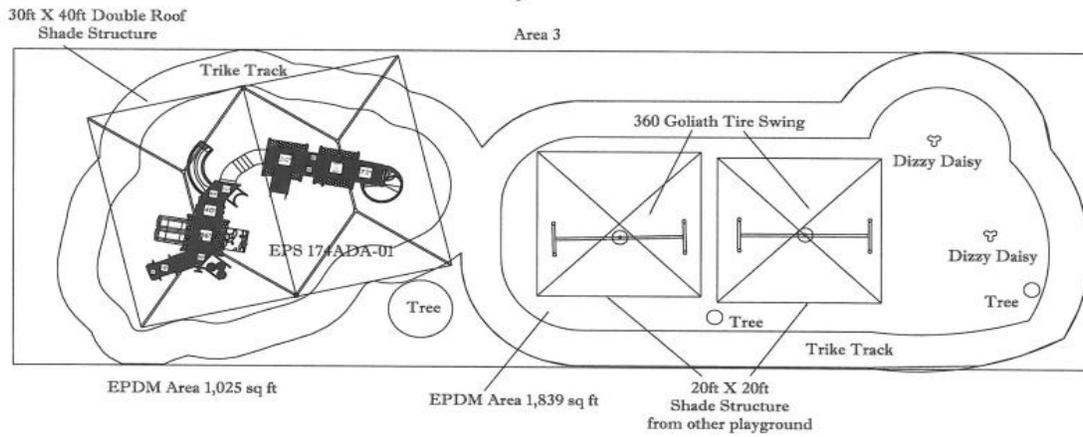


SITE LAYOUT



EXISTING UCCC FENCE

University of Houston



PROPOSED PLAYGROUND LAYOUT AND EQUIPMENT

EPS 174ADA-01
Play System
ADVENTURE
PLAYGROUNDS SYSTEMS
Enhancing Children's Learning Through Play





EXISTING CANOPY (TYP.) TO BE
RELOCATED



**UNIVERSITY OF HOUSTON
Campus Facilities Planning Committee
Request for Project Approval Form**

- 1. Project Number:**
- 2. Project Name:** UH Masterplan
- 3. Committee Date:** September 10,2010
- 4. Requesting Department:** Plant Operations
- 5. Contact Names & Phone Numbers:** Dave Irvin, Ext. 2-5579
- 6. Presenter:** Dave Irvin
- 7. Description of Request:** Information
- 8. Background Information:**

Following the adoption of UHS and UH mission statements, goals and report cards by the Chancellor and the Board of Regents the University of Houston System began a multi-phase Master Planning effort that will lead to updated Facilities Master Plans for each UHS campus by May 2011. That campus master plan development is an extended discussion that will take place in three parts:

1. Enrollment and research projections for 2015 and 2020.

The initial target project projections were shared with the Board of Regents at their Retreat June 5. These projections are now being tested and compared to what is required and the finances available for implementation.

2. Resources needed to support projected growth in enrollment and research (including the sources and uses of resources)

We are currently developing business plans on resources available and what is required to reach the enrollment and research targets. This will require adjustments to those targets and will be presented to the Regents in November.

3. Facilities needed to accommodate projected growth in enrollment and research

Following development of an Academic Plan and a Business Plan an examination of facilities will follow. Consideration of facilities needs will be guided, in part, by the Texas Higher Education Coordinating Board's (THECB) space model, which calculates requirements for teaching, library, research, office and support space, and also makes estimates of space shortages/surpluses and space usage efficiency.

The new THECB space and Utilization models greatly reduce the space allowed for UH and will greatly impact the Masterplan. It will require much more attention to existing buildings, deferred maintenance, "legacy space" and how to more effectively utilize buildings.

The Facilities portion of the Masterplan will go to the Board of Regents in May 2011.

The UH Masterplan will include Academic, Research, Student Support, Housing, Auxiliary Services, Parking/Transportation, Infrastructure, Deferred and Long Term Maintenance, Legacy Space, Renovation and Space

Utilization plans—all of which will become key determinants of the Facilities Plan. This Facilities Plan will expand the 2006 Framework Plan, providing comprehensive detail of how the campus goes forward.

Attached is a Masterplan “Workbook” that includes a Masterplan outline, mission and goals, enrollment and research targets, space information and other tools that will be used over this academic year to develop the Master Facilities Plan roadmap.

9. Proposed Start Date:

Ongoing