Minutes of the Monthly Meeting of the Council for the Built Environment  
July 9, 2013, 1:30-3:00

I. Attendance
   A. Voting Members
      1. Present: Jose Bermudez; Pierce Cantrell; Bill Dugas; Valerian Miranda; Joe Newton; Bhimu Patil; Holly Scott*; Janice Walpert; Joe Weber*.
   B. Non-voting Members
      1. Present: N. K. Anand
      2. Absent: Paul Hardin; Jose Solis; Tom Swanner; Taylor Smith.
      *office/organization representation for the Vice Presidents, Agencies, CPI, USC, GSC and SGA have voting and non-voting members; in meetings where the voting member is absent, the non-voting member assumes voting status.
   C. Ex-officio Members
      1. Present: Karan Watson; Rodney McClendon; James Massey; Tom Reber; Ralph Davila; Lilia Gonzales; Kevin Hurley; Matt Fry; Deborah Wright; David Morrison;
      2. Absent: B. J. Crain; Bob Casagrande
      3. Guests: Merna Jacobsen; Sam Wigington

II. Call to Order: Co-Chair McClendon called the meeting to order at 1:34 p.m.
   A. The following revision was suggested for the June Minutes: (page 2) IV.A.2. “In a vote of 6 ayes: 1 nay, the CBE....” (remove “abstention” and replace with “nay”)
   B. The proposed revision to the June minutes was accepted and the Minutes approved unanimously.

      Action Item: Modify the June Minutes to reflect this change.
      Responsible Party: CBE Administrative Coordinator

III. Updates and Announcements
   A. Capital Expenditure Plan (MP1) Update—James Massey, David Morrison
      1. The MP1 Plan was certified by Dr. Loftin and timely submitted by July 1, 2013. Three basic changes were made after the document was originally reviewed by CBE:
         a. Deletion of “FY 13 Utility Production Upgrade”—this project was already approved and underway
         b. Added “Construct New Music Facility”---replacement for Adams Band Hall
         c. Added “Renovate Chemistry 1972 Wing”—this project met the scope parameters to be included
      2. No recommendation—informational item for CBE

   B. Permanent Display of 3-D Model of Texas A&M Campus—Professor Valerian Miranda
      1. The display has been installed at the library and many staff, faculty, students, and visitors are viewing. The display has even made it to Facebook.
      2. No recommendation—informational item only.

   C. Oil and Gas Lease Implementation—James Massey and David Morrison
1. Three well sites on Riverside Campus were visited by representatives from the TAMU System Real Estate Office, Facilities Coordination (FCOR), and the Oil/Gas lease holder. The company’s initial site of choice is used by TEEX for heavy equipment training. TEEX requested the drilling pad be rotated and moved 100 yards to the South/Southeast and everyone was agreeable to these requests.

2. Traffic to the well site will not be entering through Riverside Campus.

3. The proposal with specifics will come back to CBE, but only as an informational item. The role of CBE is to listen constructively and voice concerns, but not to make recommendations as to whether or not to approve.

4. No recommendation—informational item only.

IV. Presentations by Sub-Councils
   A. Proposed Sites for Two Parking Garages/Parking Feasibility Study (DRsc, FURsc, Msc, TRsc)
      1. Transportation Services (TS) recently hired Kimley-Horn and Associates (KHA) to evaluate parking demand across campus and determine regions where additional capacity is needed: near the Engineering corridor and near the north area residence halls. KHA compared the areas with the areas recommended within the Campus Master Plan for garage development and conducted site feasibility studies to determine locations where: Demand indicates additional parking is needed; Master plan sites garages in the area; Utility infrastructure does not make the site cost-prohibitive for development; and Roadway infrastructure will either support or can be modified to support extra traffic demand generated by a parking garage.

      The locations identified for garage location were Lot 47, east of Wisenbaker Engineering Research Center, and Lot 30d, west of Fowler-Keathley-Hughes Halls. TS proposed initiating construction at the Lot 47 site in 2016 and at the Lot 30d site in 2020. Transportation Services proposes building office space in the garage at Lot 47 to consolidate five TS office units scattered across campus.

      Transportation Services is requesting CBE recommendation for approval of garage construction of the two sites (Lot 47 and Lot 30d) and endorse TS proceeding to the schematic design process for these two garages.

      2. Sub-Council Reports
         a. Design Review Sub-Council (DRsc) unanimously voted to recommend approval of the concept of two parking garages on Lot 47 and Lot 30d. The exact locations and design of the two parking garages will need to be reviewed and coordinated with the Campus Master Plan, Residence Life, and the College of Engineering. The DRsc suggests that the Koldus Building be considered as a possible building typology for these proposed parking garages. The DRsc would review plans for the two garages at the Schematic Design and Design Development stages.

         b. Facilities Utilization Review Sub-Council (FURsc) recommends that CBE support the findings of KHA’s independent study, noting that a current need for additional parking exists at the College Station campus and encouraged TS to coordinate the development of the projects with the Engineering Program and the Department of Residence Life. The Campus Master Plan (CMP) indicates both proposed sites as facility sites, but the Engineering District Plan should be available to the CBE in the
near future and will identify the site to the east of Wisenbaker Engineering Research Center (WERC) as a building site to support Engineering departments.

c. Maintenance Sub-Council (Msc) recommends approval of the concept of two proposed parking garages with the understanding that TS work with Engineering and Res Life to site the garage at an optimum location for all parties.

d. Technical Review Sub-Council (TRsc) recommends approval, provided the following issues and concerns are addressed and funded:
   - **CIS Networking:** With regard to Lot 30d garage—location appears to be on top of a main fiber optic trunk containing critical data and telephone network connections, utilities control circuits, and fire alarm circuits from Main Campus to West Campus. Planning for and cost related to the relocation of the fiber optic cable will need to be included as part of the construction cost.
   - **Telecommunications:** If construction requires rerouting of any existing telecom infrastructure, those costs should be built into the project.

3. Discussion followed the presentations of sub-councils
   a. Who will occupy the offices within the garages, if these garages are designed similar to Koldus? The CBE process of submitting requests for new and/or vacated space will be followed.
   b. Will CBE have a voice in determining who parks in the garages? No, that will be determined by Transportation Services based on their expertise.
   c. Interest was expressed in conducting an alternative study to determine if TAMU should encourage more vehicles on campus or encourage alternative methods of transportation (i.e. bikes, buses, etc.) and therefore not build more garages for vehicles.
   d. CBE will need to approve the deviation from Campus Master Plan before the exact location of the two garages can be determined.

4. CBE voted 8 ayes: 1 nay to recommend the approval of the CONCEPT of constructing two parking garages with these caveats:
   a. No location has been approved;
   b. No decision has been made as to who would be housed in any included offices;
   c. Costs for relocating any Telecom and/or CIS Networking fiber optic will be built into the project.

Action/Recommendation: Memo will be sent to the President recommending approval, with above caveats, for the CONCEPT of constructing two new parking garages on campus.
Responsible Parties: Co-Chairs Watson and McClendon

B. Revised District Plan College of Veterinary Medicine & Biomedical Sciences (DRsc, FURsc)
1. The College of Vet Med submitted a request to CBE for approval of a Campus District Plan on March 14, 2012. Since that request was made, the college recognized growth and further development that was not originally addressed. The Campus District Plan was modified and submitted in June 2013. The minor modifications include locations
of proposed future buildings, overall circulation routes, and proposed connections to utilities infrastructure to serve future building needs.

2. Sub-Council Reports
   a. Design Review Sub-Council (DRsc) recommends the CVMBS District Plan June 2013 as an amendment to the Campus Master Plan. The minor changes made to the plan since the DRsc recommended the May 2012 district plan include the relocation of the Multi-Species Research Building site location and the relocation of the BSL3 lab building. The DRsc report noted that the corner of FM2818 and FM60/Stotzer is shaded differently to denote future development of public/private partnerships, and the boundary issues previously discussed in May 2012 have been resolved.

   b. Facilities Utilization Review Sub-Council (FURsc) believes that based on the knowledge of current needs and plans to address those needs, the update of the District Plan of the College of Vet Med and Biomedical Science represents an appropriate use of the resources and land. FURsc recommends that the CBE support the CVMBS District Plan proposal, noting that the recommendation includes the understanding that the approval and implementation of each element of the plan should be individually proposed by the College of Vet Med for consideration by CBE.

   c. CBE voted unanimously to make a recommendation to the President to approve the CVMBS District Plan as an amendment to the Campus Master Plan with the understanding that individual buildings will come back to CBE for review and recommendation to the President.

   Action/Recommendation: Memo will be submitted to the President recommending the approval of the CVMBS District Plan as an amendment to the Campus Master Plan with the understanding that individual buildings will come back to CBE for review and recommendation to the President.

   Responsible Parties: Co-Chairs Watson and McClendon

C. Golf Course Temporary Cart Barn (DRsc, TRsc)
   1. A request was submitted from the Office of the Vice President for Student Affairs for approval to construct a temporary premanufactured cart barn structure as part of the current renovations to the TAMU Golf Course by Sterling Golf. The 8,000 sq. ft. portable structure would be used as a cart barn and maintenance building until a suitable permanent structure can be built. The structure would be placed on the golf course next to the current 6,000 sq. ft. maintenance barn and would be similar to the green color of the existing maintenance building.

   2. Sub-Council Reports
      a. Design Review Sub-Council reviewed the proposed structure and expressed concerns about the height and visibility of the structure. A revised proposed footprint at 40’ X 220’ x 21’-3” was determined to be the best option and will enable the concrete slab of the temporary structure to be reused and provide a
savings when the permanent building is constructed. After conducting a site visit, it was determined that the visibility of the proposed structure is fairly well concealed by the existing trees and if further plantings were deemed necessary, project funds would be available for additional tree plantings or landscape.

The DRsc recommends approval of the temporary cart barn structure as revised to the 40’ x 220’ x 21’-3” with the following caveats:

- Final color selection is submitted to the DRsc Chair for review.
- Within two years, Student Affairs should provide an update to the DRsc on the status of the transition from a temporary to a permanent structure.

b. Technical Review Sub-Council recommends approval, provided the following concerns are addressed and funded:

Environmental Health & Safety (EHS): will need to review the construction plans once they are available; some type of ventilation will be necessary to ensure that fumes from the gasoline-powered carts do not build up within the structure; bulk storage of any kind of fuel inside the structure is prohibited; No offices may be constructed inside the structure.

3. CBE voted unanimously to recommend the President’s approval to construct the temporary cart barn structure with the above caveats.

Action/Recommendation: A memo will be forwarded to the President with the CBE’s recommendation to construct the temporary cart barn structure on the TAMU Golf Course. Caveats provided by the sub-councils will be included in the memo.

Responsible Parties: Co-Chairs Watson and McClendon

D. Demolition of the Reproductive Sciences Building, CVM, Bldg. #1147 (DRsc, TRsc, FURsc)

1. Construction of the new Vet Med & Biomedical Sciences Education Building will require the removal of the Reproductive Sciences Building #1147. The College of Veterinary Medicine & Biomedical Sciences submitted a request for the demolition of this building which was vacated in 2010 with all faculty and functions moving to another facility. It was deemed no longer fiscally responsible to maintain building #1147. Demolition of this facility is in alignment with the proposed CVMBS District Plan.

2. Sub-Council Reports

a. Design Review Sub-Council recommends approval of the request to demolish the Reproductive Sciences Building, including the demolition of the adjoining modular buildings, with the following caveat: Completion of the Demolition Documentation Form is requested by the Office of the University Architect.

b. Facilities Utilization Review Sub-Council recommends that the CBE support the request to remove the Reproductive Services Building (#1147) and additionally encourages the removal of the modular facilities adjacent to this building.
c. Technical Review Sub-Council recommends approval of the demolition, provided the following concerns are addressed and funded:

CIS Networking: In Stevenson Center (1187), both the data network service and the fire alarm system connect to the campus using fiber circuits that pass through building 1147. Prior to demolition, that will need to be changed so that there is a direct fiber optic cable from Stevenson to the campus fiber infrastructure. There will be a cost associated with the fiber installation/reroute from Telecommunications, CIS Networking, and probably Facilities Services fire alarm group. Further investigation by all three departments will be necessary to be able to provide estimated charges to the demolition project.

3. The CBE voted unanimously to recommend the President’s approval with the caveat of the relocation of the fiber optic fiber and clarification on cost of demolition and relocation of fiber optic fiber and funding being identified. NOTE: After the CBE meeting, Sam Wigington, Director of Facilities at College of Vet Med & Biomedical Sciences provided information that Vet Med is covering the demolition and fiber optic relocation costs.

Action/Recommendation: Memo will be forwarded with the recommendation for the President’s approval to demolish the Reproductive Sciences Building (1147) and the modular facilities adjacent to this building with the caveat that the fiber optic cable is relocated.

Responsible Parties: Co-Chairs Watson and McClendon

E. Coke Street Modifications (DRsc, Msc, TRsc)

1. The Executive Director for Transportation Services submitted a request proposing a modification of Coke Street. Kimley-Horn and Associates (KHA) evaluated the existing operations and recommended modifications to Coke Street between Joe Routt Boulevard and Lubbock Street. These changes would ensure accessible routes via associated crosswalks, improve safety by eliminating confusion caused by a short section of two-way traffic, and extend bus parking near the Trigon to better serve the campus community. Proposed modifications:

a. One-Way, northbound vehicular traffic;

b. Add to brick paver pattern along eastern curb so existing dirt area between street and sidewalk has improved surface;

c. Conversion of right hand lane to Bus Only lane;

d. Improved signage throughout this and surrounding areas;

e. Improved curb ramps and crosswalk markings.

Transportation Services (TS) is willing to manage street repairs with the project if the estimated $500,000 is appropriated from the deferred maintenance reallocation fund or other suitable source. TS is requesting approval to construct the changes, with or without the street repairs.

2. Sub-Council Reports
a. Design Review Sub-Council (DRsc) recommends approval of the proposed modifications to Coke Street, including the conversion to one-way traffic between Joe Routt Boulevard and Lubbock Street.

b. Maintenance Sub-Council (Msc) discussed use of funds that could be allocated for potential deferred maintenance building projects. Currently there is contingency funding within FY13 deferred maintenance program to accommodate this project. While this project was not in the original cue of priorities for deferred maintenance funds, it was deemed to be a high priority given the current condition. Msc recommends approval of the Coke Street modifications as proposed and approval of $500,000 FY 13 contingency funds to repair Joe Routt Blvd from Throckmorton to Coke and Coke Street from Joe Routt to Lubbock Street.

c. Technical Review Sub-Council (TRsc) supports the proposed project and recommends approval, provided the following issues and concerns are addressed and funded:
   - **Telecommunications**: If construction requires rerouting of any existing infrastructure, those costs should be built into the project.
   - **Procurement Services (Department of Logistics)**: There should be no concerns as long as there is plenty of clearance from the stop sign on Lubbock so that drivers can safely turn right without interference.

3. CBE voted unanimously to make the recommendation for President to approve the Coke Street modifications, with caveats, and to approve the use of $500,000 of FY13 contingency funds for the street repairs (Joe Routt Blvd from Throckmorton to Coke Street and Coke Street from Joe Routt Blvd to Lubbock Street).

   **Action/Recommendation**: Memo will be sent to recommend President’s approval for Coke Street modifications with caveats and $500,000 for street repairs in that area.

   **Responsible Parties**: Co-Chairs Watson and McClendon

F. OPAS Request for Sculpture at Rudder Complex, revised (DRsc, Msc, TRsc)

1. In celebration of its 40th Anniversary, MSC OPAS submitted a request to place a sculpture on the exterior grounds of the Rudder Complex. The sculpture is to be a figurative, symbolic representation of the performing arts. The request was presented to CBE in March 2013, but put on hold until the review and recommendation of the “Policy on the Acceptance, Commissioning, and/or Purchase of Statues, Busts, Sculptures, Memorial, and Public Art at Texas A&M University” was approved by the President.

2. Sub-Council Reports
   a. Design Review Sub-Council unanimously voted on February 6, 2013 to recommend approval of the concept of the addition of a grouping of sculptures to the Rudder Theater Complex existing flower bed, provided specific design details and funding information were provided. The proposal was presented to DRsc again on May 15, 2013 for project approval, which included specific design details.
Additional concerns and questions were discussed at the June 5th and July 3rd DRsc meetings. The proposed bronzed sculptures would be an elongated conductor (7.5’ tall, placed on 42” high base), ballerina (life-sized plus 15%, placed on 36” high base), and child (life-sized plus 10%, placed on 24” high base). The base heights are measured from the ground. It was noted that MSC OPAS has secured 100% of the funding for this project, including an annual maintenance fund of 3% (not an endowment). OPAS would like to have this sculpture completed in time for the opening of the new OPAS season in the fall, but understands that the timeframe will be difficult to achieve.

DRsc reviewed the revised proposal based on the “Policy on the Acceptance, Commissioning, and/or Purchase of Statues, Busts, Sculptures, Memorials, and Public Art at Texas A&M University” and found it to be in compliance. The DRsc believes the proposed location outside the Rudder Theatre Complex is the appropriate place for the grouping of statues.

DRsc recommended the approval of the proposed project with the following recommendations:

- Consideration of rotating the grouping of sculptures 90 degrees. This would place the conductor with his back to the MSC. (Note: rotation of the sculpture is a nonstarter for the artist. He strongly feels the 90 degree rotation will diminish the story of the piece.
- Consideration of the conductor to be upsize proportionately as the rest of the figures such as the 15% for the ballerina, not just an elongation of the arms and legs.
- Details regarding the lighting plan should be submitted to the DRsc chair for review.
- Details regarding the plaque should be submitted to the DRsc chair for review, which shall include size, verbiage, and exact location. The plaque must be reviewed against the Texas A&M Plaque Policy.

b. Maintenance Sub-Council recommends approval of the project with noted caveats:

- Endowment is established to provide funding for maintenance.
- Landscaping is involved to review the planting/landscape design of the site.

c. Technical Review Sub-Council (TRsc) recommends approval, provided the following concerns are addressed and funded:

Environmental Health & Safety: Ensure that none of the statues have sharp edges which could present a cutting hazard for landscape personnel or member of the public.

CIS Networking: If a need was identified to install video surveillance of the artwork, depending on camera placement, there may be an additional cost for installing pathways to provide network connectivity to the cameras. Discussions with EHSD and PUD deemed surveillance requirements as unlikely and that there is not a need to include any video surveillance costs to the project at this time.
Facilities Services: An electrical engineer, with Texas P.E. registration, will be required to design the power needed for the low voltage lighting inside the flower bed. The scheme for existing flower bed drainage should be investigated so that the installation of the statues will not have a negative effect on the drainage. A request was made that 12 inches be left between the inside face of the bed wall and the closest edge of the statue base to allow for at least one row of plants to be installed.

3. Additional discussion followed
   a. Would like to view a computer rendition of statues placed within the flower bed.
   b. Should this be a permanent statue or be reviewed after a period of time? Is this the best location for this group of sculptures? Rudder Complex is in the heart of campus and should this sculpture group be permanently placed in this prime location?
   c. Concern was expressed about the differences in proportions of the three sculptures. Since the conductor will be considerably larger in proportion than the ballerina and child, will this be construed as gender inequality?
   d. Concerned about the process—not seeing a positive case as to why this is needed. Was there a competition with jury selection process to select this sculpture?
   e. Very important entryway to campus, but conductor seems too large for this area.

4. Motion was made and seconded to table the request, but motion failed to pass (four ayes: 4 nays: 1 abstention).

5. CBE voted (2 ayes: 6 nays: 1 abstention) to recommend that the President NOT approve this request. CBE’s suggestion to the requesting party is for the proposed sculpture to be redesigned, with a jury selection process used to determine the most suitable creation for the Rudder Complex prime location.

Action/Recommendation: Memo forwarded to President making the recommendation NOT to approve the request for constructing the proposed OPAS sculpture outside Rudder Complex.
Responsible Parties: Co-Chairs Watson and McClendon

IV. Miscellaneous
   Dr. McClendon asked the sub-councils to prepare presentations for next CBE meeting to include the following:
   • Psychology Request for Awning
   • Gates Statue Request
   • Re-examination of Potential Sites for the Liberty Bell Relocation
   • Request for Large Animal Facilities on Riverside Campus

V. Meeting adjourned at 3:07 p.m.