

Approved

COMMITTEE ON GROUNDS AND BUILDINGS

March 19, 2009

TO THE REGENTS OF THE UNIVERSITY OF CALIFORNIA:

1. **DELEGATION OF THE PROJECT CHECKLIST FOR IMPLEMENTATION OF THE PILOT PHASE OF THE REDESIGNED PROCESS FOR CAPITAL PROJECTS**

The Committee recommends that authority be delegated to the President to develop a project checklist for use in the implementation of the Pilot Phase of the Redesigned Process for capital projects.

2. **AMENDMENT OF THE BUDGET FOR CAPITAL IMPROVEMENTS AND THE CAPITAL IMPROVEMENT PROGRAM AND APPROVAL OF EXTERNAL FINANCING, 2009-2011 STATEWIDE ENERGY PARTNERSHIP PROGRAM, SYSTEMWIDE**

The Committee recommends that:

- A. The 2008-09 Budget for Capital Improvements and the Capital Improvement Program be amended as follows:

From: Systemwide: 2009-2011 Statewide Energy Partnership Program projects – preliminary plans – not to exceed \$2.0 million.

To: Systemwide: 2009-2011 Statewide Energy Partnership Program – preliminary plans, working drawings, construction, equipment - \$247,367,204 to be funded from external financing (\$178,018,202), campus funds (\$7,916,946), and energy efficiency incentive payments from investor-owned and publicly-owned utilities (\$61,432,056).

**Deletions shown by strike out; additions by underscore**

- B. The President to be authorized to obtain external financing not to exceed ~~\$2,000,000~~ \$178,018,202 to finance the 2009-2011 Statewide Energy Partnership Program. The President requires that:
- (1) ~~Campuses shall submit requests for approval under this delegated authority generally in proportion to the size of the campus energy programs, with such actions to identify specific repayment sources as appropriate to the scope of planned projects and other matters specified by the President;~~  
Interest only, based on the amount drawn down, shall be paid on the outstanding balance during the construction period.
  - (2) As long as the debt is outstanding, the following fund sources: State operating funds (as provided for under terms set forth in Provision 2 of Item 6440-001-0001 of Section 2.00 of the 2008 Budget Act), housing reserves, hospital reserves, athletics reserves, recreational sports reserves, parking reserves, student fee revenues, Garamendi Funds, University Health System revenues, and ASUC and other auxiliary revenues shall be maintained in amounts sufficient to pay the debt service and to meet the related requirements of the authorized financing.
  - (3) The general credit of the Regents shall not be pledged.
- C. The President to be authorized to obtain standby financing not to exceed \$60,032,749 to finance the 2009-2011 Strategic Energy Partnership and subject to the following conditions:
- (1) Interest only, based on the amount drawn down, shall be paid on the outstanding balance during the construction period.
  - (2) Repayment of the standby financing shall be from energy efficiency incentive payments from investor-owned and publicly-owned utilities; in the event that collection is insufficient, the debt service to be paid by each campus and medical center will be from one or more of the following fund sources: State operating funds (as provided for under terms set forth in Provision 2 of Item 6440-001-0001 of Section 2.00 of the 2008 Budget Act), housing reserves, hospital reserves, athletics reserves, recreational sports reserves, parking reserves, student fee revenues, Garamendi Funds, University Health System revenues, and ASUC and other auxiliary revenues.
  - (3) The general credit of the Regents shall not be pledged.

- D. The Officers of the Regents be authorized to execute all documents necessary in connection with the above.

3. **AMENDMENT OF THE BUDGET FOR CAPITAL IMPROVEMENTS AND THE CAPITAL IMPROVEMENT PROGRAM AND APPROVAL OF EXTERNAL FINANCING, EAST CAMPUS INFILL HOUSING, SANTA CRUZ CAMPUS**

The Committee recommends that:

- A. The 2008-09 Budget for Capital Improvements and the Capital Improvement Program be amended to include the following project:

Santa Cruz: East Campus Infill Housing – preliminary plans, working drawings, and construction – \$131,671,000, to be funded from housing reserves (\$7,000,000) and external financing (\$124,671,000).

- B. The President be authorized to obtain external financing not to exceed \$124,671,000 to finance the *East Campus Infill Housing* project. The President requires that:

- (1) Interest only, based on the amount drawn down, shall be paid on the outstanding balance during the construction period.
- (2) As long as the debt is outstanding, University of California Housing System fees for the Santa Cruz campus shall be maintained in amounts sufficient to pay the debt service and to meet the related requirements of the authorized financing.
- (3) The general credit of the Regents shall not be pledged.

- C. The Officers of the Regents be authorized to execute all documents necessary in connection with the above.

4. **AMENDMENT OF THE BUDGET FOR CAPITAL IMPROVEMENTS AND THE CAPITAL IMPROVEMENT PROGRAM AND APPROVAL OF EXTERNAL FINANCING, HEALTH SCIENCES BIOMEDICAL RESEARCH FACILITY 2, SAN DIEGO CAMPUS**

The Committee recommends that:

- A. The 2008-2009 Budget for Capital Improvements and the Capital Improvement Program be amended to include the following project:

From: San Diego: Health Sciences Biomedical Research Facility 2 - preliminary plans (\$4,720,000) to be funded from campus funds.

To: San Diego: Health Sciences Biomedical Research Facility 2 - preliminary plans, working drawings, construction, and equipment - \$150,890,000 to be funded from external financing (\$146,890,000) and campus funds (\$4,000,000).

- B. The President be authorized to obtain external financing not to exceed \$146,890,000 to finance the Health Sciences Biomedical Research Facility 2 project. The President requires that:
- (1) Interest only, based on the amount drawn down, shall be paid on the outstanding balance during the construction period.
  - (2) As long as the debt is outstanding, the San Diego campus' share of the University Opportunity and Education Funds shall be maintained in amounts sufficient to pay the debt service and to meet the related requirements of the authorized financing.
  - (3) The general credit of The Regents shall not be pledged.
- C. The Officers of the Regents be authorized to execute all documents necessary in connection with the above.

5. **AMENDMENT OF THE BUDGET FOR CAPITAL IMPROVEMENTS AND THE CAPITAL IMPROVEMENT PROGRAM AND APPROVAL OF EXTERNAL FINANCING, MARINE ECOSYSTEM SENSING, OBSERVATION, AND MODELING LABORATORY, SAN DIEGO CAMPUS**

The Committee recommends that:

- A. The 2008-09 Budget for Capital Improvements and the Capital Improvement Program be amended to include the following project:
- San Diego: Marine Ecosystem Sensing, Observation, and Modeling Laboratory – preliminary plans, working drawings, construction, and equipment – \$25,933,000, to be funded from external financing (\$10,500,000), federal grant funding (\$11,998,000), and campus funds (\$3,435,000).
- B. The President to be authorized to obtain external financing not to exceed \$10,500,000 to finance the Marine Ecosystem Sensing, Observation, and Modeling Laboratory project. The President requires that:
- (1) Interest only, based on the amount drawn down, shall be paid on the outstanding balance during the construction period;
  - (2) As long as the debt is outstanding, the San Diego campus' share of the University Opportunity and Education Funds shall be maintained in

amounts sufficient to pay the debt service and to meet the related requirements of the authorized financing.

(3) The general credit of the Regents shall not be pledged.

C. The Officers of the Regents be authorized to execute all documents necessary in connection with the above.

6. **ADOPTION OF MITIGATED NEGATIVE DECLARATION AND APPROVAL OF DESIGN, REVELLE COLLEGE APARTMENTS, SAN DIEGO CAMPUS**

Upon review and consideration of the environmental consequences of the proposed project, the Committee reports its:

A. Adoption of the Initial Study/Mitigated Negative Declaration.

B. Adoption of the Findings and Mitigation Monitoring and Reporting Program.

C. Approval of the design of the Revelle College Apartments, San Diego campus.

7. **CERTIFICATION OF ENVIRONMENTAL IMPACT REPORT AND APPROVAL OF DESIGN, NORTH CAMPUS HOUSING – PHASE 2, SAN DIEGO CAMPUS**

Upon review and consideration of the environmental consequences of the proposed project, the Committee reports its:

A. Certification of the Environmental Impact Report.

B. Adoption of the Findings and Mitigation Monitoring and Reporting Program.

C. Approval of the design of the North Campus Housing – Phase 2, San Diego campus.

8. **ADOPTION OF MITIGATED NEGATIVE DECLARATION AND APPROVAL OF DESIGN, DAVIDSON LIBRARY ADDITION AND RENEWAL, SANTA BARBARA CAMPUS**

Upon review and consideration of the environmental consequences of the proposed project, the Committee reports its:

A. Adoption of the Mitigated Negative Declaration.

B. Adoption of the Findings and Mitigation Monitoring Program.

- C. Approval of the design of the Davidson Library Addition and Renewal, Santa Barbara campus.

9. **CERTIFICATION OF ENVIRONMENTAL IMPACT REPORT AND APPROVAL OF THE 2009 LONG RANGE DEVELOPMENT PLAN, MERCED CAMPUS**

The Committee recommends that, upon review and consideration of the Environmental Impact Report, the Regents:

- A. Certify the Environmental Impact Report for the Merced Campus 2009 Long Range Development Plan.
- B. Adopt the Findings pursuant to the California Environmental Quality Act.
- C. Adopt the Statement of Overriding Considerations included in the Findings.
- D. Adopt the Mitigation Monitoring Program for the 2009 Long Range Development Plan.
- E. Adopt the 2009 Long Range Development Plan, Merced Campus.

10. **CERTIFICATION OF ENVIRONMENTAL IMPACT REPORT, AMENDMENT OF LONG RANGE DEVELOPMENT PLAN, AND APPROVAL OF DESIGN, NORTHWEST CAMPUS STUDENT HOUSING INFILL PROJECT, LOS ANGELES CAMPUS**

The Committee recommends that, upon review and consideration of the Environmental Impact Report, the Regents:

- A. Certify the Environmental Impact Report for the 2008 Northwest Housing Infill Project and Long Range Development Plan Amendment.
- B. Adopt the Mitigation Monitoring Program for the proposed project (2008 Northwest Housing Infill Project and Long Range Development Plan Amendment).
- C. Adopt the Findings pursuant to the California Environmental Quality Act and adopt the Statement of Overriding Considerations included in the Findings.
- D. Amend the UCLA 2002 Long Range Development Plan (LRDP), Chapter 3, to reflect campus-wide existing square footage and development allocations as follows:

- (1) Revise the UCLA 2002 LRDP, Appendix B, Tables *List of Buildings*, and *Campus Buildings Total GSF By Zone*, to reflect 2008 conditions and update existing campus baseline square footage to 16,836,004.
  - (2) Revise Table 8, *Proposed Development Re-allocation by LRDP Zone*, to reflect the total remaining development allocation (1,320,615 gsf without the Project; 1,870,615 gsf assuming the proposed Project is approved) for all campus zones combined under the 2002 LRDP, as proposed for amendment by this Item.
  - (3) Revise Table 15, *Northwest Zone Existing and Proposed Development*, to add 550,000 gsf to accommodate the 2008 Northwest Campus Student Housing Infill Project (2008 NHIP) and to reflect the total development (3,305,079 gsf), existing/under construction (2,651,079 gsf), and remaining development allocation in the Northwest Zone before (654,000 gsf) and after (104,000 gsf) implementation of the proposed 2008 NHIP.
  - (4) Revise Table 11, *Campus Services Zone Existing and Proposed Development*, to reflect the total development (431,072 gsf), existing/under construction (420,072 gsf), and remaining development allocation (11,000 gsf) in the Campus Services Zone.
  - (5) Revise Table 13, *Core Campus Existing and Proposed Development*, to reflect the total development (7,382,867 gsf), existing/under construction (7,077,702 gsf), and remaining development allocation (305,165 gsf) in the Core Campus Zone.
  - (6) Revise Table 14, *Health Sciences Zone Existing and Proposed Development*, to reflect the total development (4,568,653 gsf), existing/under construction (4,294,503 gsf), and remaining development allocation (274,105 gsf) in the Health Sciences Zone.
  - (7) Revise Table 16, *Southwest Zone Existing and Proposed Development*, to reflect the total development (1,550,217 gsf), existing/under construction (1,103,917 gsf), and remaining development allocation (446,300 gsf) in the Southwest Zone.
- E. Amend the UCLA 2002 LRDP, Table 6, *Regular Session On-Campus Population*, to increase the projected campus population (students, faculty and staff) by 2,780 to reflect a new LRDP planning horizon of 2013 (from 2010-11) and the anticipated completion date of the 2008 NHIP.
- F. Approve the design of the 2008 Northwest Campus Student Housing Infill Project, Los Angeles campus.

11. **ACCEPTANCE OF 2008-18 CAPITAL FINANCIAL PLAN AND PHYSICAL DESIGN FRAMEWORK AND AUTHORIZATION TO PARTICIPATE IN THE PILOT PHASE OF THE REDESIGNED PROCESS FOR CAPITAL IMPROVEMENT PROJECTS, SAN DIEGO CAMPUS**

The Committee recommends that the Regents:

- A. Accept the 2008-18 Capital Financial Plan and the Physical Design Framework.
- B. Authorize the San Diego campus to participate in the pilot phase of the redesigned process for capital improvements projects.