

**Campus Planning Committee**  
**December 11, 2012 2:00-4:00 p.m.**  
**Minutes**

**Members Present:** Todd Lee, Kum-Kum Bhavnani, Marc Fisher, Simonetta Falasca-Zamponi, Ron Cortez, Melvin Oliver, Rod Alferness, Michael Witherell, Richard Watts, Bruce Miller, Sophia Armen

**Members Absent:** John Foran, Gene Lucas, Joel Michaelson, Jan Frodesen, Beverly Colgate, Michael Young, Mario Galicia

**Alternates Present:** Chris Pizzinat, Bill McTague

## **I. ANNOUNCEMENTS**

Assistant Chancellor Lee announced the passing of Proposition 30 which may present future opportunity for new state funding to come to the University of California. The Regents have adopted a budget for 2013-14. This includes the 2012-13 tuition buyout which will be dealt with in this year's State Budget, a promise made by the Governor. The Regents have also requested a 6% increase in State General Funds, and \$125.4 million in additional funding which will come either from the State of California or a fee increase would be equivalent to a 5% net fee increase or between 6-7% overall increase. The Regents Budget has been submitted to the Department of Finance and the Governor's Office. The Governor's Budget is typically released in the 2<sup>nd</sup> week of January, after which the University will discover which parts of the Regents' Budget have been adopted.

## **II. MINUTES**

The minutes from October 30, 2012 were approved as written.

## **III. CONSENT AGENDA**

### **A. Santa Cruz Residence Hall Fire Safety and Renewal Project**

The committee by consensus recommends that the Chancellor approve the preliminary project proposal for the Santa Cruz Residence Hall Fire Life Safety and Renewal project. The project will upgrade fire and life safety systems, exterior windows, floor finishes, lighting, and window and wall coverings. The project also provides low voltage data/communication and cable TV wiring and kitchen upgrades.

### **B. Sedgwick Reserve Seed Bank and Laboratory**

The committee by consensus recommends that the Chancellor approve the preliminary project proposal for the Sedgwick Reserve Seed Bank and Laboratory. The project will develop a seed bank/laboratory facility (approximately 4,000 ASF) at Sedgwick Reserve to serve as a repository for native plant materials, primarily seed, for the purpose of studying and conserving native genotypes of California plant species.

## **IV. ACTION ITEMS**

N/A

## **V. DISCUSSION ITEMS**

### **A. San Joaquin Apartments 50% Detailed Project Program**

Senior Associate Vice Chancellor Fisher presented the San Joaquin 50% Detailed Project Program (DPP). The San Joaquin Apartments project will develop housing for undergraduate students and provide various support and ancillary amenities for the expanded community. The 1,000 new student beds in apartment-style housing will be aimed at sophomore and upper classmen and will grant students greater personal responsibility and independence. In addition, there will be apartments for resident assistants, resident directors, and a faculty-in-residence program. There are four faculty apartments programmed but their distribution across the site is yet to be determined.

Support amenities will include study lounges, recreation rooms, laundry facilities, a mail room and access to health and wellness services. A new dining commons will replace the circa 1960s Portola Dining Commons, which currently supports the Santa Catalina residents, and offer greater seating capacity and expanded meal plan options. The project will also create a small café, and convenience store.

Parking will be relocated off-site, across Storke road. The existing lot adjacent West Campus Apartments will be expanded, increasing its parking capacity by approximately 224 spaces. A new transit shuttle-loop system is proposed that would provide transportation from the site to the campus and parking structures. Bicycle parking will be distributed throughout the site.

The podium area in the existing Santa Catalina buildings is currently outside the budget. This podium will be revisited as a separate project after completion of the San Joaquin development.

Four architectural teams were selected to work on the project. Skidmore, Owings & Merrill are the executive architects, with KieranTimberlake, Daley Genik, and Lorcan O'Herlihy Architects supporting. The different teams will help to add variety to the expansive site. The project will be designed to meet the minimum standards of LEED™ Gold.

The project will be submitted to the Office of the President mid-January as a "P" Submittal for the March Regents' meeting. The project is budgeted at \$175 million and is anticipated to be completed by September 2016. The San Joaquin Apartments 100% DPP will return to CPC at a future date.

### **B. Housing Fee Structure**

Executive Director Brown presented Housing & Residential Services' Capital Program and briefly explained the goals and agreements established in the 2010 Long Range Development Plan (LRDP). The campus plans to grow by 5,000 to 25,000 students by 2025. The 2010 LRDP Mitigation Implementation and Settlement Agreements between the University, City of Goleta, and County of Santa Barbara stipulate the campus must build a new bed for each student enrolled beyond the baseline of 20,000 on-campus (F/W/S) enrollment (5,000 new beds). Timing of the housing development must be connected to enrollment growth and housing must be built on existing campus land. There is a planning buffer which allows 1,000 students over the base enrollment to be accommodated in existing housing.

The H&RS plan would construct 3,765 new beds between 2014 and 2021. An additional 1,300 new beds are planned between 2021 and 2025. The Two major projects currently in planning are Sierra Madre Apartments and San Joaquin Apartments.

Sierra Madre will deliver 515 beds for undergraduates and 36 units for UCSB families (2014-15). The budget for the project is estimated at \$80 million. San Joaquin will deliver 1,000 beds for undergraduates (2016-17). The budget for the project is estimated at \$175 million. Mesa Verde would be the next major project to begin planning and will target 2,250 undergraduate beds in 3 phases by 2022.

Current renovation projects being conducted by H&RS that affect the campus debt model include; Anacapa Fire Safety & Renewal, Santa Cruz Fire Safety & Renewal, Faculty Club Renovation & Guest House Addition. Ortega Dining Commons Renovation project will begin planning later this year.

H&RS maintains a rate structure that supports all of HR&S operations, and debt for capital projects and renovations currently imbedded in capital plan. New debt associated with the Sierra Madre, San Joaquin and Mesa Verde undergraduate apartment projects will have to be absorbed. Impact on graduate student and family student housing rates will be minimized in the revised debt structure.

~~To keep campus housing affordable and to cover debt associated with the Sierra Madre and San Joaquin,~~ One proposal under consideration by H&RS that may achieve these goals will ~~raise~~ increase base ~~rate-increases~~ rates for residence halls and single undergraduate student apartments from 3% to 4% in 2013-14 and to 5% from 2014-18. Rate increases will return to 3% per annum starting 2018-19. Graduate housing rates will continue at 4% per annum through 2014-15 and reduce to 3% per annum starting 2015-16. Other options are still being explored.

## **INFORMATION & FOLLOW-UP ITEMS**

### **Status Report: Special Projects Subcommittee**

No report.

### **Status Report: Design Review Committee**

No report.

### **Status Report: Faculty & Staff Housing**

North Campus Faculty Housing Phase II has much of the framing complete. Work on the recreation center will begin soon. The campus is planning to take reservations for the 37 units in March. Completion of Phase II and move-ins are planned beginning late August – early September 2013. The final pricing of the units has yet to be determined. Of the 6 units for sale at West Campus Housing, 3 have closed escrow, and 2 are in escrow. There is one unit still available.

### **Status Report: Student Housing**

No report.

### **Status Report: Major Capital Projects**

Report attached.

## **VII. CORRESPONDENCE**

Meeting adjourned at 3:15 pm.

Minutes taken by Michael McGrogan, Office of Budget & Planning