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Committee Meeting: 8/10/2005

Board Meeting: 8/11/2005
U. T. Medical Branch - Galveston

John W. Barnhill, Jr., Chairman
H. Scott Caven, Jr.
Rita C. Clements
Robert A. Estrada
Woody L. Hunt

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Convene	<i>4:45 p.m.</i> <i>Chairman Barnhill</i>		
1. U. T. System: Consideration of designation of the U. T. Austin Garrison Hall Renovations project and Renovations to Disch-Falk Field project as architecturally or historically significant	<i>4:45 p.m.</i> Action <i>Mr. Dixon</i>	Not on Agenda	84
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7. U. T. M. D. Anderson Cancer Center: Faculty Center Tower - Request for approval of design development; approval of evaluation of alternative energy economic feasibility; appropriation of funds and authorization of expenditure; and resolution regarding parity debt	<i>5:30 p.m.</i> Action <i>Mr. Dixon</i>	Action	93
8. U. T. Tyler: Honorific naming of the Engineering, Sciences and Technology Building as the William R. "Bill" Ratliff Engineering and Science Complex	<i>5:35 p.m.</i> Action <i>Mr. Dixon</i>	Action	95
9. U. T. Tyler: Honorific naming of the Student Dormitory and Academic Excellence Center as the Mr. and Mrs. Joseph Z. Ornelas Residence Hall	<i>5:40 p.m.</i> Action <i>Mr. Dixon</i>	Action	96
Adjourn	<i>5:45 p.m.</i>		

1. **U. T. System: Consideration of designation of the U. T. Austin Garrison Hall Renovations project and Renovations to Disch-Falk Field project as architecturally or historically significant**

RECOMMENDATION

It is recommended that the Committee review the following projects scheduled for architectural selection for possible designation as architecturally or historically significant pursuant to the Regents' *Rules and Regulations*, Series 80302:

U. T. Austin

Garrison Hall Renovations

Proposed Project Cost: \$10,400,000

Anticipated Delivery Method: Design/Build

Renovations to Disch-Falk Field

Proposed Project Cost: \$18,000,000

Anticipated Delivery Method: Construction Manager at Risk

2. **U. T. Austin: Darrell K Royal - Texas Memorial Stadium Fire and Life Safety/Improvement Planning - Request for approval of design development; approval of evaluation of alternative energy economic feasibility; appropriation of funds and authorization of expenditure; and resolution regarding parity debt**

RECOMMENDATION

The Chancellor concurs with the Executive Vice Chancellor for Academic Affairs, the Executive Vice Chancellor for Business Affairs, and President Faulkner that the U. T. System Board of Regents approve the recommendations for the Darrell K Royal - Texas Memorial Stadium Fire and Life Safety/Improvement Planning project at The University of Texas at Austin as follows:

Project Number: 102-081

Architecturally or Historically Significant: Yes No

Project Delivery Method: Construction Manager at Risk

Substantial Completion Date: August 2006

Total Project Cost: Source Current
Revenue Financing System Bond Proceeds \$10,000,000

- a. approve design development plans;
- b. approve the evaluation of alternative energy economic feasibility;
- c. appropriate funds and authorize expenditure of funds; and
- d. resolve in accordance with Section 5 of the Amended and Restated Master Resolution Establishing The University of Texas System Revenue Financing System that
 - parity debt shall be issued to pay the project's cost, including any costs prior to the issuance of such parity debt;
 - sufficient funds will be available to meet the financial obligations of the U. T. System, including sufficient Pledged Revenues as defined in the Master Resolution to satisfy the Annual Debt Service Requirements of the Financing System, and to meet all financial obligations of the U. T. System Board of Regents relating to the Financing System; and
 - U. T. Austin, which is a "Member" as such term is used in the Master Resolution, possesses the financial capacity to satisfy its direct obligation as defined in the Master Resolution relating to the issuance by the U. T. System Board of Regents of tax-exempt parity debt in the aggregate amount of \$10,000,000.

BACKGROUND INFORMATION

Debt Service

The \$10,000,000 debt service in Revenue Financing System debt will be repaid from Stadium Club seating revenues. Total annual debt service on the project is estimated at \$707,162. Debt service coverage on the project is expected to be at least 2.39 times.

Previous Board Action

On December 10, 2004, the project was included in the CIP with a preliminary project cost of \$5,000,000 with funding from Auxiliary Enterprise Balances. With the adoption of the FY 2006-2011 CIP (see Item 4 on Page 6 of Meeting of the Board), the preliminary project cost is proposed to be increased to \$10,000,000 with funding from Revenue Financing System Bond Proceeds.

Project Description

This project began as a comprehensive feasibility and planning study of the Darrell K Royal - Texas Memorial Stadium. The full scope of options and associated costs for improving the fire and life safety of the stadium has been recommended to define current code and infrastructure needs.

The Stage I - Belmont Hall Renovation portion of the Stadium Fire and Life Safety/Improvement Planning project will address several life safety concerns within the existing Belmont Hall, and provide waterproofing and structural repairs and building system upgrades. The project will also include renovation and expansion of the ninth floor Centennial Room, the addition of fixed seating at that level, and renovations to the eighth floor Press Box area to accommodate additional working press.

Texas Government Code Section 2166.403 requires the governing body of a State agency to verify in an open meeting the economic feasibility of incorporating alternative energy devices into a new State building. Therefore, the Project Architect prepared an evaluation for this project in accordance with the Energy Conservation Design Standards for New State Buildings. This evaluation determined that alternative energy devices such as solar, wind, biomass, or photovoltaic energy are not economically feasible for the project.

The economic impact of the project will be reported to the U. T. System Board of Regents as part of the design development presentation.

3. **U. T. El Paso: Parking Garage - Request for approval of design development; approval of evaluation of alternative energy economic feasibility; appropriation of funds and authorization of expenditure; and resolution regarding parity debt**

RECOMMENDATION

The Chancellor concurs with the Executive Vice Chancellor for Academic Affairs, the Executive Vice Chancellor for Business Affairs, and President Natalicio that the U. T. System Board of Regents approve the recommendations for the Parking Garage project at The University of Texas at El Paso as set forth on Page 87.

Project Number: 201-184

Architecturally or Historically Significant: Yes No

Project Delivery Method: Construction Manager at Risk

Substantial Completion Date: December 2006

Total Project Cost:	<u>Source</u>	<u>Current</u>
	Revenue Financing System Bond Proceeds	\$23,500,000

- a. approve design development plans;
- b. approve the evaluation of alternative energy economic feasibility;
- c. appropriate funds and authorize expenditure of funds; and
- d. resolve in accordance with Section 5 of the Amended and Restated Master Resolution Establishing The University of Texas System Revenue Financing System that
 - parity debt shall be issued to pay the project's cost, including any costs prior to the issuance of such parity debt;
 - sufficient funds will be available to meet the financial obligations of the U. T. System, including sufficient Pledged Revenues as defined in the Master Resolution to satisfy the Annual Debt Service Requirements of the Financing System, and to meet all financial obligations of the U. T. System Board of Regents relating to the Financing System; and
 - U. T. El Paso, which is a "Member" as such term is used in the Master Resolution, possesses the financial capacity to satisfy its direct obligation as defined in the Master Resolution relating to the issuance by the U. T. System Board of Regents of tax-exempt parity debt in the aggregate amount of \$23,500,000.

BACKGROUND INFORMATION

Debt Service

The \$23,500,000 debt service in Revenue Financing System debt will be repaid from net parking revenues. Total annual debt service on the project is estimated at \$1,707,249. Debt service coverage on the project is expected to achieve 2.00 times by FY 2007.

Previous Board Actions

On August 7, 2003, the Parking Garage ID#, P-4 project was included in the CIP with a preliminary project cost of \$25,000,000 and the New Bookstore project was included in the CIP with a preliminary project cost of \$4,950,000. On August 12, 2004, the projects were combined with a new preliminary project cost of \$29,950,000 with funding of \$25,000,000 from Revenue Financing System Bond Proceeds and \$4,950,000 from Auxiliary Enterprise Balances. With the adoption of the FY 2006-2011 CIP (see Item 4 on Page 6 of Meeting of the Board), the project is proposed to be separated and a new preliminary project cost of \$23,500,000 with funding from Revenue Financing System Bond Proceeds is proposed to be approved.

Project Description

The parking garage will contain approximately 2,040 parking spaces in a six-story facility to be located north of the intersection of Sun Bowl Drive and University Avenue.

Texas Government Code Section 2166.403 requires the governing body of a State agency to verify in an open meeting the economic feasibility of incorporating alternative energy devices into a new State building. Therefore, the Project Architect prepared an evaluation for this project in accordance with the Energy Conservation Design Standards for New State Buildings. This evaluation determined that alternative energy devices such as solar, wind, biomass, or photovoltaic energy are not economically feasible for the project.

The economic impact of the project will be reported to the U. T. System Board of Regents as part of the design development presentation.

4. **U. T. Pan American: Wellness and Recreation Sports Center - Request for approval of design development; approval of evaluation of alternative energy economic feasibility; appropriation of funds and authorization of expenditure; and resolution regarding parity debt**

RECOMMENDATION

The Chancellor concurs with the Executive Vice Chancellor for Academic Affairs, the Executive Vice Chancellor for Business Affairs, and President Cárdenas that the U. T. System Board of Regents approve the recommendations for the Wellness and Recreation Sports Center project at The University of Texas - Pan American as set forth on Page 89.

Project Number: 901-204

Architecturally or Historically Significant: Yes No

Project Delivery Method: Construction Manager at Risk

Substantial Completion Date: July 2007

Total Project Cost:	<u>Source</u>	<u>Current</u>
	Revenue Financing System Bond Proceeds	\$26,000,000

- a. approve design development plans;
- b. approve the evaluation of alternative energy economic feasibility;
- c. appropriate funds and authorize expenditure of funds; and
- d. resolve in accordance with Section 5 of the Amended and Restated Master Resolution Establishing The University of Texas System Revenue Financing System that
 - parity debt shall be issued to pay the project's cost, including any costs prior to the issuance of such parity debt;
 - sufficient funds will be available to meet the financial obligations of the U. T. System, including sufficient Pledged Revenues as defined in the Master Resolution to satisfy the Annual Debt Service Requirements of the Financing System, and to meet all financial obligations of the U. T. System Board of Regents relating to the Financing System; and
 - U. T. Pan American, which is a "Member" as such term is used in the Master Resolution, possesses the financial capacity to satisfy its direct obligation as defined in the Master Resolution relating to the issuance by the U. T. System Board of Regents of tax-exempt parity debt in the aggregate amount of \$26,000,000.

BACKGROUND INFORMATION

Debt Service

The \$26,000,000 debt service in Revenue Financing System debt will be repaid from net revenues generated from recreation fees. Total annual debt service on the project is estimated at \$1,888,872. Debt service coverage on the project is expected to be at least 1.29 times and average 1.48 times over the first four years of operation.

Previous Board Action

On August 7, 2003, the project was included in the CIP with a preliminary project cost of \$18,000,000 with funding of \$7,000,000 from Designated Tuition and \$11,000,000 from Revenue Financing System Bond Proceeds. With the adoption of the FY 2006-2011 CIP (see Item 4 on Page 6 of Meeting of the Board), the project cost is proposed to be increased, the funding source changed to Revenue Financing System Bond Proceeds, and the project name redesignated.

Project Description

The campus has a growing recreational sports program, a program that is currently operating without dedicated indoor facilities. The facility is designed to promote the development of a healthier, more active student lifestyle that will benefit the campus population and enhance the student life experience on the U. T. Pan American campus.

The new facility will consist of 95,900 gross square feet to include a two-court gymnasium, a multipurpose gymnasium, four racquetball courts, a large weight and fitness area, cardio theater rooms, a climbing wall, men's and women's lockers, elevated indoor running track, two aerobics rooms, meeting and lounge areas, multiple student lounge and seating areas, and supporting office space. In addition to the indoor areas, outdoor recreation areas consisting of a recreational pool and outdoor lounge area, two sand volleyball courts, two basketball courts, and two tennis courts will be provided.

Texas Government Code Section 2166.403 requires the governing body of a State agency to verify in an open meeting the economic feasibility of incorporating alternative energy devices into a new State building. Therefore, the Project Architect prepared an evaluation for this project in accordance with the Energy Conservation Design Standards for New State Buildings. This evaluation determined that alternative energy devices such as solar, wind, biomass, or photovoltaic energy are not economically feasible for the project.

The economic impact of the project will be reported to the U. T. System Board of Regents as part of the design development presentation.

5. **U. T. San Antonio: Thermal Energy Plant No. 2/Garage - Request for approval of design development for the Parking Garage portion of the project**

RECOMMENDATION

The Chancellor concurs with the Executive Vice Chancellor for Academic Affairs, the Executive Vice Chancellor for Business Affairs, and President Romo that the U. T.

System Board of Regents approve the design development plans for the Parking Garage portion of the Thermal Energy Plant No. 2 project at The University of Texas at San Antonio as follows:

Project Number: 401-177

Architecturally or Historically Significant: Yes No

Project Delivery Method: Competitive Sealed Proposals

Substantial Completion Date: April 2006

Total Project Cost: Source Current
Revenue Financing System Bond Proceeds \$25,900,000

BACKGROUND INFORMATION

Previous Board Actions

On August 7, 2003, the project was included in the Capital Improvement Program (CIP) with a preliminary project cost of \$8,000,000 with funding from Designated Tuition. On November 5, 2004, the Board approved design development plans and increased the total project cost to \$16,500,000 with funding from Revenue Financing System Bond Proceeds. On May 12, 2005, the Board approved the increase of the total project cost to \$25,900,000 to include the parking garage and appropriated the additional funding of \$9,400,000 from Revenue Financing System Bond Proceeds.

Project Description

The scope of the Thermal Energy Plant No. 2 project will be increased with the addition of a four-level, 482 space parking garage that will include two elevators, an elevator lobby, and support spaces. The Thermal Energy Plant will support the University Center Expansion, Phase III; Biotechnology, Sciences and Engineering, Phase II; and the Recreation and Wellness Center, Phase II.

6. **U. T. Southwestern Medical Center - Dallas: Hazardous Waste Handling Facility - Request for approval of design development, approval of evaluation of alternative energy economic feasibility, and appropriation of funds and authorization of expenditure**

RECOMMENDATION

The Chancellor concurs with the Executive Vice Chancellor for Health Affairs, the Executive Vice Chancellor for Business Affairs, and President Wildenthal that the U. T. System Board of Regents approve the recommendations for the Hazardous Waste Handling Facility at The University of Texas Southwestern Medical Center at Dallas as follows:

Project Number: 303-121

Architecturally or Historically Significant: Yes No

Project Delivery Method: Competitive Sealed Proposals

Substantial Completion Date: May 2006

Total Project Cost:	<u>Source</u> Interest on Local Funds	<u>Current</u> \$2,800,000
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- a. approve design development plans;
- b. approve the evaluation of alternative energy economic feasibility; and
- c. appropriate funds and authorize expenditure of funds.

BACKGROUND INFORMATION

Previous Board Action

On August 6, 2003, the project was included in the CIP with a preliminary project cost of \$4,500,000 with funding from Interest on Local Funds. With the adoption of the FY 2006-2011 CIP (see Item 4 on Page 6 of Meeting of the Board), the preliminary project cost is proposed to be reduced to \$2,800,000 with funding from Interest on Local Funds.

Project Description

The project consists of new construction of approximately 11,000 gross square feet of building area and associated site improvements to provide adequate space for the operating requirements of the Environmental Health and Safety Department with regard to receipt and distribution of radioactive materials and controlled substances.

Radioactive, chemical, and biomedical waste materials are strictly regulated by the Texas Natural Resource Conservation Commission and the Texas Department of Health, Bureau of Radiation Control. As a part of ongoing educational, research, and clinical activities, regulated wastes must be collected and removed from functional areas of the general facilities. In addition, the growth of the campus is creating more regulated waste materials that have to be managed.

Texas Government Code Section 2166.403 requires the governing body of a State agency to verify in an open meeting the economic feasibility of incorporating alternative energy devices into a new State building. Therefore, the Project Architect prepared an evaluation for this project in accordance with the Energy Conservation Design Standards for New State Buildings. This evaluation determined that alternative energy devices such as solar, wind, biomass, or photovoltaic energy are not economically feasible for the project.

The economic impact of the project will be reported to the U. T. System Board of Regents as part of the design development presentation.

7. U. T. M. D. Anderson Cancer Center: Faculty Center Tower - Request for approval of design development; approval of evaluation of alternative energy economic feasibility; appropriation of funds and authorization of expenditure; and resolution regarding parity debt

RECOMMENDATION

The Chancellor concurs with the Executive Vice Chancellor for Health Affairs, the Executive Vice Chancellor for Business Affairs, and President Mendelsohn that the U. T. System Board of Regents approve the recommendations for the Faculty Center Tower project at The University of Texas M. D. Anderson Cancer Center as follows:

Project Number: 000-000

Institutionally Managed: Yes No

Architecturally or Historically Significant: Yes No

Project Delivery Method: Construction Manager at Risk

Substantial Completion Date: December 2007

Total Project Cost:	<u>Source</u>	<u>Current</u>
	Revenue Financing System Bond Proceeds	\$ 80,000,000
	Hospital Revenues	\$ 65,000,000
		<u>\$145,000,000</u>

- a. approve design development plans;
- b. approve the evaluation of alternative energy economic feasibility;
- c. appropriate funds and authorize expenditure of funds; and
- d. resolve in accordance with Section 5 of the Amended and Restated Master Resolution Establishing The University of Texas System Revenue Financing System that
 - parity debt shall be issued to pay the project's cost, including any costs prior to the issuance of such parity debt;
 - sufficient funds will be available to meet the financial obligations of the U. T. System, including sufficient Pledged Revenues as defined in the Master Resolution to satisfy the Annual Debt Service Requirements of the Financing System, and to meet all financial obligations of the U. T. System Board of Regents relating to the Financing System; and
 - U. T. M. D. Anderson Cancer Center, which is a "Member" as such term is used in the Master Resolution, possesses the financial capacity to satisfy its direct obligation as defined in the Master Resolution relating to the issuance by the U. T. System Board of Regents of tax-exempt parity debt in the aggregate amount of \$80,000,000.

BACKGROUND INFORMATION

Debt Service

The \$80,000,000 debt service in Revenue Financing System debt will be repaid from net revenues generated by patient care. Total debt service coverage at U. T. M. D. Anderson Cancer Center is expected to average 3.90 over the next six years.

Previous Board Action

On August 6, 2003, the project was included in the CIP as the Faculty Center Two project with a preliminary project cost of \$73,000,000 with funding of \$50,000,000 from Revenue Financing System Bond Proceeds and \$23,000,000 from Hospital Revenues. With adoption of the FY 2006-2011 CIP (see Item 4 on Page 6 of Meeting of the Board), the total project cost is proposed to be increased to \$145,000,000 with funding of \$80,000,000 from Revenue Financing System Bond Proceeds and \$65,000,000 from Hospital Revenues.

Project Description

The proposed administrative office building will contain approximately 730,000 gross square feet over 21 floors developed to meet the needs of faculty and staff. Currently, the offices are located on the Main Campus and are taking up valuable research and clinical space. Additionally, the proposed building will support the growing needs for office space required to maintain the current institutional growth rate and reduce lease expenses.

Texas Government Code Section 2166.403 requires the governing body of a State agency to verify in an open meeting the economic feasibility of incorporating alternative energy devices into a new State building. Therefore, the Project Architect prepared an evaluation for this project in accordance with the Energy Conservation Design Standards for New State Buildings. This evaluation determined that alternative energy devices such as solar, wind, biomass, or photovoltaic energy are not economically feasible for the project.

The economic impact of the project will be reported to the U. T. System Board of Regents as part of the design development presentation.

8. **U. T. Tyler: Honorific naming of the Engineering, Sciences and Technology Building as the William R. "Bill" Ratliff Engineering and Science Complex**

RECOMMENDATION

The Chancellor concurs in the recommendation of the Executive Vice Chancellor for Academic Affairs, the Executive Vice Chancellor for Business Affairs, the Vice Chancellor for External Relations, and President Mabry that the U. T. System Board of Regents approve the naming of the Engineering, Sciences and Technology Building at The University of Texas at Tyler as the William R. "Bill" Ratliff Engineering and Science Complex.

BACKGROUND INFORMATION

The Engineering, Sciences and Technology Building project consists of approximately 148,885 gross square feet of new research and teaching space for the College of Engineering and Computer Science and for the College of Arts and Sciences. The U. T. System Board of Regents approved design development plans in May 2003 and substantial completion is expected in February 2006.

U. T. Tyler is requesting that the new building be named in honor of former Lieutenant Governor William R. "Bill" Ratliff. Throughout Governor Ratliff's 18 years of elected public service, he was committed to improving education across the State of Texas. He especially recognized the need for greater access to higher education in East Texas and the potential for U. T. Tyler to become a significant university that would have an important impact on the lives of East Texans and the future wealth of the region.

In particular, Governor Ratliff recognized the need in East Texas for a public university engineering program. He championed that cause in the Texas Legislature which in 1995 authorized the establishment of an engineering school at U. T. Tyler. Governor Ratliff played a key role in the Legislature to assure that operating funds were provided in the college's start-up years and that funds were appropriated to begin construction of a new, state-of-the-art building to house the College of Engineering and Computer Science as well as several of the science departments.

In December 2002, Governor Ratliff donated his political papers and memorabilia to U. T. Tyler. The new complex will house the papers from his 15 years in the Senate as well as the papers from the two-year term he served as Lieutenant Governor.

The proposed honorific naming of the Engineering, Sciences and Technology Building at U. T. Tyler as the William R. "Bill" Ratliff Engineering and Science Complex to recognize the distinguished service and contributions of Governor Ratliff to Texas, to the field of engineering, and to U. T. Tyler, is consistent with the Regents' *Rules and Regulations*, Series 80307, relating to honorific naming of facilities.

9. **U. T. Tyler: Honorific naming of the Student Dormitory and Academic Excellence Center as the Mr. and Mrs. Joseph Z. Ornelas Residence Hall**

RECOMMENDATION

The Chancellor concurs in the recommendation of the Executive Vice Chancellor for Academic Affairs, the Executive Vice Chancellor for Business Affairs, the Vice Chancellor for External Relations, and President Mabry that the U. T. System Board of Regents approve the naming of the Student Dormitory and Academic Excellence Center project at The University of Texas at Tyler as the Mr. and Mrs. Joseph Z. Ornelas Residence Hall.

BACKGROUND INFORMATION

The residence hall project is the first dormitory constructed at U. T. Tyler. A five-story building with approximately 77,000 gross square feet will provide 268 beds for students and include lounge areas, laundry facilities, and offices for dormitory staff. The U. T. System Board of Regents approved the design development plans in November 2003 and substantial completion is expected in July 2006.

Mr. and Mrs. Joseph Z. Ornelas are longtime friends and supporters of U. T. Tyler. Mrs. Ornelas previously contributed \$6.4 million toward the building of the Louise Herrington Patriot Center as well as other gifts toward a professorship, a chair, and scholarship funds. The U. T. System Board of Regents named the Patriot Center in honor of Louise (Herrington) Ornelas in August 2003.

In October 2004, Mrs. Ornelas anonymously contributed \$3 million toward the construction of the Residence Hall. She is a member of the U. T. Tyler Development Board, the President's Associates, Friends of the Arts, and the Cowan Center's Advisory Board. Mr. and Mrs. Ornelas were recognized as U. T. Tyler's Patriots of the Year in 2000 in recognition of their strong commitment to education and support of the university.

The proposed naming of the Student Dormitory and Academic Excellence Center project at U. T. Tyler to recognize the distinguished contributions to U. T. Tyler is consistent with the Regents' *Rules and Regulations*, Series 80307, relating to honorific naming of facilities.