

1. U. T. Health Science Center - Houston - Renovation of the Operations Center Building: Request to Amend the FY 2002-2007 Capital Improvement Program and the FY 2002-2003 Capital Budget to Include Project and to Authorize Institutional Management

RECOMMENDATION

The Chancellor concurs in the recommendation of the Acting Executive Vice Chancellor for Health Affairs, the Executive Vice Chancellor for Business Affairs, and President Willerson that the U. T. Board of Regents:

- a. Amend the FY 2002-2007 Capital Improvement Program and the FY 2002-2003 Capital Budget to include the Renovation of the Operations Center Building at U. T. Health Science Center - Houston at a preliminary project cost of \$3,100,000 with funding from Insurance Proceeds
- b. Authorize U. T. Health Science Center - Houston to manage the total project budgets, appoint architects, approve facility programs, prepare final plans, and award contracts associated with the project.

BACKGROUND INFORMATION

The Renovation of the Operations Center Building project at U. T. Health Science Center - Houston is in response to damages from Tropical Storm Allison. Due to damage to other facilities, temporary instruction and office facilities were needed at the Operations Center Building, formerly used for manufacturing and offices. The Operations Center Building is being renovated for new use, specifically a Gross Anatomy laboratory for students and offices, and will consist of finish-out construction, additional structural elements to the second floor, and a specialty laboratory. Funding will also cover equipment purchases and design fees.

This repair and rehabilitation project would best be managed by the U. T. Health Science Center - Houston Facilities Management personnel who have the experience and capability to manage all aspects of the work.

This off-cycle Capital Improvement Project (CIP) has been approved by U. T. System staff and meets the criteria for inclusion in the CIP.

2. U. T. Health Science Center - Houston - Repair of the Medical School Building, Phase I: Request to Amend the FY 2002-2007 Capital Improvement Program and the FY 2002-2003 Capital Budget to Include Project and to Authorize Institutional Management

RECOMMENDATION

The Chancellor concurs in the recommendation of the Acting Executive Vice Chancellor for Health Affairs, the Executive Vice Chancellor for Business Affairs, and President Willerson that the U. T. Board of Regents:

- a. Amend the FY 2002-2007 Capital Improvement Program and the FY 2002-2003 Capital Budget to include the Repair of the Medical School Building, Phase I at U. T. Health Science Center - Houston at a preliminary project cost of \$20,000,000 with funding from Insurance Proceeds
- b. Authorize U. T. Health Science Center - Houston to manage the total project budgets, appoint architects, approve facility programs, prepare final plans, and award contracts associated with the project.

BACKGROUND INFORMATION

The proposed new project is necessary to address damage the Medical School Building at U. T. Health Science Center - Houston suffered in June 2001 as a result of Tropical Storm Allison. The Phase I repair will include demolition of the basement, installation of new air handling units and related components, and relocation of transformers and primary electrical distribution systems. Funding for Phase II of the project, which will consist of reconstruction of space in the basement and the ground floor, will be presented to the Board at a later date.

This repair and rehabilitation project would best be managed by the U. T. Health Science Center - Houston Facilities Management personnel who have the experience and capability to manage all aspects of the work.

This off-cycle Capital Improvement Project (CIP) has been approved by U. T. System staff and meets the criteria for inclusion in the CIP.

3. U. T. M. D. Anderson Cancer Center: Request for Authorization to Purchase 11.486 Acres of Land in Bastrop, Bastrop County, Texas; Authorization to Submit a Request to the Coordinating Board for Approval of the Transaction; Appropriation of Funds and Authorization of Expenditure; and Authorization to Execute All Documents Related Thereto

RECOMMENDATION

The Chancellor concurs in the recommendation of the Acting Executive Vice Chancellor for Health Affairs, the Executive Vice Chancellor for Business Affairs, and President Mendelsohn that authorization be granted by the U. T. Board of Regents, on behalf of U. T. M. D. Anderson Cancer Center, to:

- a. Purchase 11.486 acres of land in Bastrop, Bastrop County, Texas, from Esther P. Schroeder of Austin, Texas, for \$46,000, the fair market value as determined by an MAI appraisal

- b. Submit a request to the Texas Higher Education Coordinating Board for approval of the transaction, if necessary
- c. Appropriate funds and authorize expenditure of \$46,000, plus sufficient funds to pay related closing costs, from local funds
- d. Authorize the Executive Vice Chancellor for Business Affairs or the Executive Director of Real Estate to execute all documents, instruments, and other agreements and to take all such further actions deemed necessary, advisable, or proper to carry out the purpose and intent of the foregoing recommendations.

BACKGROUND INFORMATION

The subject property is an 11.486 acre tract of land that lies adjacent to the U. T. M. D. Anderson Cancer Center Science Park, Department of Veterinary Sciences in Bastrop, Texas. The property is privately owned and has no significant improvements. Purchase of the property will enhance the security zone around the facility, create a buffer zone from encroachment by private land development, and provide a site for future expansion of research functions.

Appraisal by Jim Bob Dooley of Bastrop estimates fair market value of the property to be \$46,000 as of May 29, 2001.