



UNIVERSITY OF HOUSTON SYSTEM UNIVERSITY OF HOUSTON

Facilities Planning and Construction

MPEC MEETING MINUTES

Subject: Maintenance Project Evaluation Committee
Attendees: Christa Rieck, Cris Milligan, Jeffrey Benjamin,
Dr. Ramanan Krishnamoorti, Dr. Mark S. Clarke, James Norcom III,
George Rea
Absent Attendees: David Oliver, Dr. T. R. Lee, Nicolas Tamayo
Date: Tuesday, March 13, 2018
Time: 1:00 p.m. – 2:30 p.m. (actual meeting 1:05pm-1:25pm)
Location: General Services Building, Conference Rm 239

1. Introduction

Meeting was called to order by Chair, Christa Rieck.

2. Review current fiscal year planned budget and project overview

- FY18 budget of \$8,000,000 was reviewed and does not include FLS budget. There were no changes.
- FY18 budget break down listed on page 3 of the attached presentation.

3. Review notification of approved projects under 50K

- Approved projects were reviewed and are listed on page 4 of the attached presentation.
- Fine Arts 589, ADO Request - TPC at \$15,000 came out of campus request funds listed on page 5 of the attached presentation.

4. Review action items for campus requests over 50K

- Coastal Center (750), ADA Restroom Upgrades.
 - This project was voted on and approved by the committee.
- Fleming (564), Water Intrusion Issues.
 - This project will be voted on electronically by the committee.

5. Review of FLS Projects

- An approved list of the FLS projects is provided on page 8 of the attached presentation.

6. Review of Proposed Future Projects

- A list of proposed future projects is provided on page 9 of the attached presentation.



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Facilities Planning and Construction

Next MPEC meeting April 10, 2018

End of Minutes



UNIVERSITY of
HOUSTON

Maintenance Project Evaluation Committee
Date: 03/13/2018

TODAY'S AGENDA

1. Review current fiscal year budget & Projects
2. Review subcommittee approved projects under \$50k
3. Review subcommittee approved requests over \$50k
4. Review FLS Approved items
5. Review proposed future projects



FY18 BUDGET REVIEW

FY18 FUNDING TOTAL

*FY18 MPEC Budget \$ 8,000,000

FY18 BUDGET BREAKDOWN

FY18 Project Budget \$ 6,333,604

Campus Request \$ 1,066,396

Facility Condition Assessments \$ 400,000

Reserve Funds \$ 200,000

Balance \$ 818,070

*does not include FLS budget

SUBCOMM. APPROVED PROJECTS UNDER \$50k

Date	Project Cost center	Description	Budget	Overall Budget Available
FY18 Allocation - P790547				
<i>Campus Requests</i>				\$ 1,066,396
<i>This amount should be allocated for emergencies and high priority projects that may develop throughout the year.</i>				
	Project Cost center	Description	Budget	Budget Available
11/13/2017	00730-7047-H0184-G0004-P790531	Keeland Roof Assembly	\$ 31,400	\$ 1,034,996
11/13/2017	00730-7047-H0184-G0004-P790557	All Gender Restroom signage	\$ 15,000	\$ 1,019,996
2/5/2018	00730-7047-H0184-G0004-P790566	MDA Library Basement Water Intrusion	\$ 20,000	\$ 999,996
2/13/2018	00730-7047-H0184-G0004-P790568	ROTC Electrical Issues	\$ 147,426	\$ 852,570
3/6/2018	00730-7047-H0184-G0004-P790395	Coastal Center ADA Restroom Increase	\$ 19,500	\$ 833,070
3/6/2018	00730-7047-H0184-G0004-P790571	Fine Arts ADO and Access Control	\$ 15,000	\$ 818,070

APPROVED PROJECTS UNDER \$50K

Fine Arts 589, ADO Request

- Install (1) Automatic Door opener at Academic Suite
- Delivery Method: JOC
Scope: ADO and Access Control
- TPC \$15,000
- ECD 08-01-2018

Building #, Project Title

- Bullet item – Problem/Issues
- Delivery Method
- Scope
- TPC \$
- Schedule

PROJECTS OVER \$50k FOR COMMITTEE APPROVAL

Coastal Center (750), ADA Restroom Upgrades

- **Issue:** Non-Compliant restrooms at the Coastal Center
- **Team:** CSA and JOC
- **Scope:** Return restrooms to operating condition and upgrade to meet ADA. This scope is limited to design and construction in an effort to support educational and research requirements. Finishes will include: paint, ceiling, flooring, plumbing fixtures, doors/hardware, and the mirrors. It is assumed that we need to convert each restroom into a single use water closet so that they meet TAS.
- **Previously approved funds: \$ 85,000, this request \$19,500**
- **TPC: \$104,500**
- **Schedule:** Estimated completion date: 4Q 2018

PROJECTS OVER \$50k FOR COMMITTEE APPROVAL

Fleming (564), Water Intrusion Issues

- **Issue:** Water Intrusion Issues throughout
- **Team:** Vaughn Construction (CSP)
- **Scope:** Waterproof two planters, replace drain piping and provide lockable box covers. Clean and prepare walkway surface to receive a two-coat pedestrian traffic waterproofing system grey in color. Remove and replace sealants at east entrance pedestrian area, vertical expansion joints and at concrete slab/wall transition. Remove existing roofing at seven areas of 8'x8' as identified by the contract drawings and replace with new as per details 1-4/A3.00 and 5-8/A3.01. Remove and replace approximately 95 flexible couplings at roof ducts. Excavate at 16 locations 10' wide pockets approximately 8' deep to expose basement wall pipe penetrations; waterproof and seal the penetrations. Install new irrigation and plants in the two east planters.
- **Previously approved funds: \$ 379,000, this request \$100,000**
- **TPC: \$479,000**
- **Schedule:** Estimated completion date: 1Q 2019

FIRE/LIFE SAFETY PROJECTS

Approved to date:

FLS FY15-17 Total Allocation			
	Project Cost center	Description	Budget
10/1/2016	00730-7047-H0184-G0008-P790368	Agnes Arnold Fire Abatement	\$ 206,000
5/24/2017	00730-7047-H0184-G0028-P790368	Agnes Arnold Fire Abatement & Sprinkler	\$ 1,785,760
5/24/2017	00730-7047-H0184-G0008-P790368	Agnes Arnold Fire Abatement & Sprinkler	\$ 2,479,000
5/24/2017	00730-7047-H0184-G0004-P790368	Agnes Arnold Fire Abatement & Sprinkler	\$ 936,846
9/6/2017	00730-7047-H0184-G0004-P790546	SFMO Means of Egress Violations	\$ 86,600
11/21/2017	00730-7047-H0192-G0004-P790559	STL Fire Curtain Replacement	\$ 25,000
12/12/2017	00730-7047-H0184-G0004-P790368	Agnes Arnold Fire Abatement & Sprinkler	\$ (272,335)
12/14/2017	00730-7047-H0184-G0004-P790561	Campus Truesite Upgrades	\$ 61,250
12/14/2017	00730-7047-H0184-G0004-P790562	GSB Fall Protection SORM	\$ 98,000
2/5/2018	00730-7047-H0184-G0004-P790564	DPS Sur-guard Installation	\$ 19,000
3/6/2018	00730-7047-H0184-G0004-P790561	Campus Truesite Upgrades Increase	\$ 5,031
3/6/2018	00730-7047-H0184-G0004-P790574	SR2 Fire Pump & GENSET	\$ 457,380

PROPOSED FUTURE PROJECTS

HVAC SYSTEM PROJECTS	\$ 4,500,000
E. Cullen HVAC (Construction Phase)	\$ 4,500,000
BUILDING ENVELOPE	\$ 22,864,104
SR1 Envelope Repairs (Remaining phases)	\$ 7,500,000
SR1 Stairwell Refinish	\$ 2,000,000
E. Cullen Envelope (phase 1 in work)	\$ 1,500,000
Fleming Building Envelope Repairs (Phase 2)	\$ 1,400,000
SR1 Water Intrusion Level 7	\$ 95,000
Fine Arts SE Corner Foundation Issue	\$ 1,100,000
Computing Center Foundation Issue	\$ 300,000
PGH Window and coping stone water intrusion	\$ 150,000
Tech Annex Roof Leak	\$ 281,000
SR2 Roof leaks NW Corner	\$ 2,000,000
SR2 Loading Dock Stress Crack	\$ 200,000
MDA Library Roof Replacement (Phase 1 complete)	\$ 683,000
Building Exterior Cleaning	\$ 80,000
Roy Cullen Envelope Repairs	\$ 2,500,000
General Services Windows and Sealants	\$ 250,000
GSB ROOF	\$ 450,000
Agnes Arnold Room 2 water intrusion (Phase 1 in work)	\$ 100,000
SITE UTILITIES	\$ 8,395,940
Dedicated Irrigation Waterline (Phase 1 of 2)	\$ 250,000
Chilled Water Distribution Project	\$ 4,945,440

ELECTRICAL SYSTEM PROJECTS	\$ 4,410,500
Electrical Panelboards (Ongoing)	\$ 100,000
Electrical Shutdown Annual	\$ 360,500
Transfer Switches (7)	\$ 2,600,000
Arc Flash Studies	\$ 500,000
Cabling Infrastructure Upgrades (34 Classrooms)	\$ 350,000
INTERIORS	\$ 1,087,552
Hilton Ballroom Folding wall replacement	\$ 32,552
Hilton Center for Student Success	\$ 780,000
Hilton Kitchen Hood Replacement	\$ 150,000
SITE IMPROVEMENTS	\$ 1,100,000
Hilton Driveway	\$ 129,740
PLUMBING	\$ 450,000
Galvanized to Copper Pipe Package (Ongoing)	\$ 450,000
CONVEYING PROJECTS	\$ 100,000
Ongoing Elevator Cab Refresh (ongoing)	\$ 100,000
Campus Requests	\$ 346,000
Facility Condition Assessments	\$ 400,000

END