

**MPEC MEETING MINUTES**

**Subject:** Maintenance Project Evaluation Committee  
**Attendees:** Tim Rosas, Jeffrey Benjamin, Cris Milligan, Dr. Lee, Dr. Clarke, Christa Rieck, Le'Che Mayes and Nick Tamayo  
**Not present:**  
**Date:** Tuesday, December 8, 2020  
**Time:** 1:00 p.m. – 1:20 p.m.  
**Location:** Microsoft Teams

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**1. Introduction**

Meeting was called to order by Christa Rieck

**2. Review current fiscal year planned budget and project overview**

- The FY2021 budget has been setup and is shown on page 4
  - FY2021 budget was initiated at \$ 8,000,000
  - Project Budget \$ 7.0M
  - Remaining balance \$ 836,032
  - Required for this session \$ 253,187

**3. Review notification of approved projects under 50K page 5**

- Recently approved projects
  - FY21 MPEC 543 Architecture Organic Growth - \$ 43,894.21
  - FY20 UH at Sugar Land Wayfinding - \$ 25,000

**4. Review action items for campus requests over 50K pages 6 - 7**

- 590 – Hilton Plumbing Repair
  - This request will cover design and construction
  - Scope: Replace approximately 100 linear feet of 4 inch galvanized pipe with new copper pipe. Ceiling, HVAC duct and lighting will be removed then in the process. Total project cost is expected to be \$325k, and \$143k would be funded by MPEC.
  - Christa asked for a motion to approve, Cris motioned and Tim/Dr. Lee seconded. This project was approved with no objections.

- 800 – Replacement of 9 Backflow Preventers
  - This request is required by code
  - Scope: Replace 9 backflow preventers that were noted as non-compliant during the last inspection.
  - Total project cost is expected to be \$110,187.14
  - Christa asked for a motion to approve, Dr. Clarke motioned for approval and Dr. Lee seconded. This project was approved with no objections.

## **5. Review of FLS Projects**

- Recently approved projects, page 8
  - FY20 FLS STL Isolation Damper Repairs - \$ 26,310

## **6. FY2020 Project Status – pages 9**

- Clean up efforts continue, updated balances were added as of 11/10/2020.

## **7. FY2021 - List of Pre-Approved and Setup Projects page 10**

- Two projects were setup up during this period.
  - 501 Roy Cullen Steam Connection to Central Plant
  - 400 Electrical Substation Control Power Upgrade
  - 800 Street Improvements and Repairs
  - 800 Medium Voltage ATS replacement (ongoing)
  - 800 Ongoing Building Exterior Cleaning
  - 509 MDA Library Blue Wing Water Heater -FY21 MPEC Steam Boiler Replacement
  - 576 STL Back Flow Preventers
  - 800 Sugar Land Wayfinding

Next MPEC meeting January 12, 2021

End of Minutes

U N I V E R S I T Y of  
**HOUSTON**

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Maintenance Project Evaluation Committee  
Date: 12/8/2020

## TODAY'S AGENDA

1. Member Representation
2. Review current fiscal year budget
3. Review subcommittee approved projects **under** \$50k
4. Review subcommittee approved requests **over** \$50k
5. Review FLS Approved items
6. Quick Review of FY2020 Projects
7. FY2021 List of Projects that have been setup

## MPEC MEMBER REPRESENTATION

Representative	Role/Department	Representing
Christa Rieck (Chair)	Executive Director / Planning	Chair – F/CM
Cristina D. Milligan	Assistant VP / Research	Division of Research
T. R. Lee	Professor / Chemistry	Faculty Senate
Mark Clarke	Assoc. Provost / Office of the Provost	Office of the Provost
Jeffrey Benjamin	Assistant VP / Facilities	Facilities Services
Tim Rosas	Manager / Information Services College of Education	At-Large Campus
*Nicolas Tamayo	Sr. Planner / Planning	Facilities Planning
*Le'Che Mayes	Assistant Director/Business Operations	Business Services

*\*non-voting members*

# FY 2021 BUDGET REVIEW

## FUNDING TOTAL

MPEC Budget <sup>1</sup>	\$	8,000,000
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## BUDGET BREAKDOWN

Project Budget	\$	7,000,000
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Campus Request	\$	1,000,000
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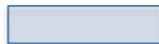
<b>Balance</b>	<b>\$</b>	<b>836,032</b>
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<b>Needed this session:</b>	<b>\$</b>	<b>253,187</b>
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1- does not include FLS budget

# RECENTLY APPROVED PROJECTS

Date	Project	MPEC – Requests Requests	Amount
9/17/2020	P790770	FY20 MPEC 590 Hilton 7 <sup>th</sup> Floor Emergency AHU Repairs	\$ 5,334.60
9/16/2020	P790769	FY21 MPEC Krost Hall RTU Replacement	\$ 31,000.00
9/22/2020	P790771	FY21 MPEC Hilton Water Intrusion Investigation	\$ 26,840.00
9/28/2020	P790772	FY21 MPEC SERC E1019 Chilled Water Leak	\$ 10,600.00
9/29/2020	P790774	FY21 MPEC SERC 545 Emergency Mold Abatement E1002 - E1014	\$ 5,035.00
9/29/2020	P790775	FY21 MPEC SERC Access Controls	\$ 4,500.00
10/15/2020	P790776	FY21 MPEC Telecomm 105 Roof Replace	\$ 17,098.00
10/27/2020	P790780	FY21 MPEC 543 Architecture Organic Growth	\$ 43,894.21
11/24/2020	P790727	<i>FY20 UHSL Wayfinding Signage</i>	\$ 25,000.00

 Most recent approvals

## PROJECTS NEEDING APPROVAL

### 590 – Hilton Plumbing Repair

**Justification:** The Hilton College of Hotel and Restaurant Management is requesting the replacement of domestic hot and cold water piping located at corridor S149. The piping along the corridor has been leaking due to the deterioration of the old galvanized material.

**Project Description:** Demo 1,910 SF of ceiling grid and ceiling tiles. Remove and install back 16 light fixtures, 7 smoke detectors, and 4 exit signs. No need to remove fire sprinkler system. Protect 1,910 SF of flooring/ carpet. Demo main HVAC duct approximately 120 linear feet. Replace approximately 200 linear feet of 3 inch galvanized pipe with new copper pipe. (Hot return line through entire hallway). Replace approximately 100 linear feet of 4 inch galvanized pipe with new copper pipe. (Last of galvanized cold water pipe remaining through hall,

**Cost:** Split Cost \$143,000 (MPEC), \$182,000 (College/Hilton)

**Contractor/Crew:** TBD

**Completion date:** 7/31/2021

## PROJECTS NEEDING APPROVAL

### **800 – Replacement of 9 Backflow Preventers**

**Justification:** 9 backflow-prevention devices need to be replaced immediately, as they failed certification. City of Houston is going to write citations and fines to UH if these are not replaced soon.

**Project Description:** Replace 9 back-flow prevention devices that will not operate or pass certification.

**Cost:** \$110,187.14

**Contractor/Crew:** TBD

**Completion date:** 5/31/2021

## FIRE/LIFE SAFETY PROJECTS – Approved to date

Date	Project	FLS – Requests Requests	Amount
6/12/2020	P790754	FY20 FLS 550 Fire Pump Controller Repair	\$ 9,5000.00
7/10/2020	P790756	FY20 FLS Wortham Theater Smoke Evac Damper Repair	\$ 6,500.00
7/10/2020	P790757	FY20 FLS 532 Garrison Fire Damage	\$ 22,300.00
9/28/2020	P790773	FY21 FLS HSC Jockey Pump Controller and Check Valve Replacement	\$ 7,072.00
11/3/2020	P790781	FY21 Fire Lane Design Effort	\$ 143,000
11/23/2020	P790785	FY21 576 STL Isolation Damper Repairs	\$ 26,310

 Most recent approvals

# FY 2020 MPEC Approved and Setup

Date	Project number	FY20 Pre-Approved*	Project Balance	Status
9/26/2019	P790692	FY20 507 Wortham Theater Scene Shop Lighting	\$ 22,810.63	Comp
9/26/2019	P790693	FY20 589 Fine Arts Classroom Laser Cutter Exhaust	\$ 85,000.00	Design
10/2/2019	P790694	FY20 515 Central Plant Improvements	\$ 297,139.48	Construction
10/2/2019	P790695	FY20 585 General Services HVAC Repairs	\$ 85,000.00	Construction
10/25/2019	P790698	FY20 543 Architecture Lighting and Controls Replacement	\$ 100,000.00	Design
10/25/2019	P790699	FY20 589 Dance Floor Replacement	\$ 10,909.08	Construction
10/25/2019	P790700	FY20 585 GSB Roof Replacement	\$ 394,638.24	Design
11/12/2019	P790706	FY20 800 Irrigation Phase 2	\$ 100,000.00	Comp
11/13/2019	P790708	FY20 MPEC 800 Sidewalk Repairs	\$ 414.25	Comp
12/19/2019	P790717	FY20 MPEC 800 Ongoing Building Exterior Cleaning	\$ 65,378.44	In work
1/9/2020	P790723	FY20 MPEC 519 Public Safety Roof Repairs and Envelope	\$ 715,987.75	Design
1/9/2020	P790724	FY20 MPEC 516 E Cullen Structural Issue at South End	\$ 75,000.00	Design
1/10/2020	P790725	FY20 MPEC 800 Medium Voltage Cable Testing and Replacement	\$ 500,000.00	Design
1/10/2020	P790727	FY20 MPEC UHSL Wayfinding Signage	\$ 177,241.25	Design
1/10/2020	P790728	FY20 MPEC 800 Street Improvements & Repairs	\$ 250,000.00	Design
1/10/2020	P790729	FY20 MPEC Building Metering Project (Plumbing & Electrical)	\$ 300,000.00	Design
7/01/2019	P790740	FY20 MPEC Replacement with the new 8' wide sidewalk along Wheeler (Part of the ADA Improvements Allowance)	\$ 115,500.00	Design
	<b>Total</b>		<b>\$ 3,295,019.12</b>	

Updated 11/10/2020



End