



UNIVERSITY OF HOUSTON SYSTEM UNIVERSITY OF HOUSTON

Facilities Planning and Construction

MPEC MEETING MINUTES

Subject: Maintenance Project Evaluation Committee
Attendees: Jeffrey Benjamin, George Rea, Dr. Mark S. Clarke, Cris Milligan, Nick Tamayo
Not present: Christa Rieck, Dr. Krishnamoorti
Date: Tuesday, May 8, 2018
Time: 1:00 p.m. – 1:30 p.m.
Location: General Services Building, Conference Rm 239

1. Introduction

Meeting was called to order by Nick Tamayo (acting for Christa)

2. Review current fiscal year planned budget and project overview

- FY18 budget was initiated at \$8,000,000
- Remaining balance \$680,063 with no projects to approve during this session (page 3)

3. Review notification of approved projects under 50K

- Approved projects were reviewed and are listed on page 4 of the attached presentation
- **CHC 590**, College of Hotel Restaurant Management requested a new sliding door to better control the lobby climate and deter insect issues, cost sharing applied (page 5)
- **LL 540**, Law Center Library is requiring a paint refresh and was recommended for approval by the Review Sub-Committee (RSC) (page 5)

4. Review action items for campus requests over 50K

- No projects were presented for approval during this session

5. Review of FLS Projects

- An approved list of the FLS projects is provided on page 7 of the attached presentation
- HSC 593, Fire Alarm repairs are needed and funding has been approved

6. Review of Proposed Future Projects

- A list of proposed future projects is provided on page 8 of the attached presentation
- **CM:** How are future projects going to be prioritized, **Response:** All of the projects on slide 8 will be prioritized by the RSC and scored numerically using the evaluation criteria

7. Other items

- Facility Condition Assessments
 - Three vendors have been selected
 - First batch of buildings will be assessed in June
- Other Assessments
 - Post Harvey Roof Assessments
 - Data will be used to prioritize future projects
 - Post Harvey Interior Assessments
 - Data will be used to prioritize future projects

Next MPEC meeting June 12, 2018

End of Minutes



UNIVERSITY of
HOUSTON

Maintenance Project Evaluation Committee
Date: 05/8/2018

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 \$ 680,063

Needed this session: \$ 0.00

*does not include FLS budget

SUBCOMM. APPROVED PROJECTS UNDER \$50k

FY18 MPEC Budget Allocations				
Date	Project Cost center	Description	Budget	Overall Budget Available
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
4/18/2018	00730-7047-H0184-G0004-P790566	MDA Library Basement Water Intrusion	\$ 11,000	\$ 807,070
4/18/2018	00730-7047-H0184-G0008-P790453	Hilton Paver Repair	\$ 61,880	\$ 745,190
5/7/2018	00730-7047-H0184-G0004-P790581	CHC Additional Sliding Door	\$ 20,460	\$ 724,730
5/7/2018	00730-7047-H0184-G0004-P790547	O'Quinn Law Library	\$ 44,667	\$ 680,063

 Most recent approvals

APPROVED PROJECTS UNDER \$50K

Building 590, New Sliding Door

- Scope – A new sliding door is being installed to create a vestibule.
- Problem/Issues - Improve HVAC performance in the lobby and deter bug infestation.
- Courtney Harper and JOC
- TPC \$46,500 (\$20,460) MPEC
- ECD 4Q 2018

Building 540, Patch and Paint

- Scope - The Law Center Library walls will be patched and painted. The space has a very high traffic area and it has not been serviced in at least 10 years.
- Minor In-House Construction will perform the work.
- TPC \$44,667
- ECD 3Q 2018

PROJECTS OVER \$50k FOR COMMITTEE APPROVAL

No new projects over \$50k to approve at this time.

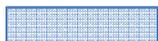
Building, Project Name

- **Issue:**
- **Team:**
- **Scope:**
- **TPC: \$**
- **Schedule:**

FIRE/LIFE SAFETY PROJECTS

Approved to date:

FLS FY15-18 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
4/29/2018	00730-7047-H0184-G0004-P790330	HSC Fire Alarm Upgrade	\$ 25,160

 Most recent approval

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

No change

END