

**Minutes of the Meeting
of the
Oakland University Board of Trustees
Facilities and New Development Projects Committee Meeting
August 13, 2015**

Present: Chair Scott G. Kunselman; Trustees Michael R. Kramer, Mark E. Schlusel, and W. David Tull

Absent: Trustee Richard L. DeVore

Also Present: Trustee Ronald E. Robinson; President George W. Hynd; Senior Vice President for Academic Affairs and Provost James P. Lentini; Vice President for Finance and Administration and Treasurer to the Board of Trustees John W. Beaghan; Vice President for Government and Community Relations Rochelle A. Black; Vice President for Student Affairs Glenn McIntosh; Interim Vice President for Development, Alumni and Community Engagement Geoffrey C. Upward; Vice President for Communications and Marketing John O. Young; Vice President for Legal Affairs and Secretary to the Board of Trustees Victor A. Zambardi; and Student Liaisons Elizabeth J. Iwanski and Annie M. Meinberg

Also Present: Associate Vice President for Facilities Management Terry Stollsteimer

A. Call to Order

Chair Scott G. Kunselman called the meeting to order at 3:59 p.m. in the Auditorium of Elliott Hall of Business and Information Technology.

B. New Items for Consideration

1. Approval of the Minutes of the Facilities Committee Meeting of May 6, 2015

Trustee Tull, seconded by Trustee Kramer, moved approval of the Minutes of the Facilities Committee meeting of May 6, 2015 and the motion was unanimously approved by those present.

2. Sunset Terrace; Status and Utilization Options

Chair Kunselman indicated that the consideration of using Sunset Terrace as the President's residence is still a possibility and he hopes to create a decision matrix with all of the possible uses of Sunset Terrace.

Trustee Schlüssel believes that an open mind should be kept as to the potential of Sunset Terrace being used as the President's residence as he believes there is an advantage to having the President on campus.

Mr. Geoffrey C. Upward, Interim Vice President for Development, Alumni and Community Engagement, presented an update from the last meeting. He indicated that as far as the use of Sunset Terrace as an Alumni House, there has been no change in terms of upfront costs and operational costs from the last presentation in May 2015. In response to a question from Chair Kunselman, he indicated that Sunset Terrace wouldn't solve all of the office needs of the Development office.

Mr. Upward indicated that with the Dodge Museum proposal, the time capsule that was part of the original proposal has been deleted from the capital improvement program as Dodge representatives are not currently interested in the time capsule and workshop concept. He has requested that the grant money for the time capsule and workshop be transferred to the museum development so that grant money is still shown as revenue.

He has talked to Dodge about a phase 2 which would be a closed vehicle storage exhibition behind Sunset Terrace to be called "Dodge Garage" or "Decades of Dodge". It would have 10-11 slots for a car from each decade plus a future vehicle.

Funding for phase 1, the museum, would include a \$200,000 donor gift, \$250,000 foundation grant with Oakland paying the remainder. The facility would be transferred to Meadow Brook with its budget covering ongoing operating costs. He does not believe this would be a drain on Meadow Brook's other operations.

In response to a question from Trustee Kramer, Mr. Upward indicated that there is a "plan B" for the project if Sunset Terrace is utilized for some other use, which might involve the sheep barn, reconfiguring current space, and/or building a garage.

In response to a question from Trustee Schlüssel, Mr. Upward indicated that the museum would benefit the University by telling the Dodge brothers story, providing experiences for students and parents and enhancing the entertainment and cultural aspects of the campus.

3. Status of Revision of Campus Master Plan

President George W. Hynd presented on the status of a revision to the Campus Master Plan. He indicated that Oakland has been growing for 17 consecutive years and there are new facilities to accommodate that growth and now is a wonderful time to look at where Oakland is in terms of the facilities Oakland currently has and will need in the future to meet the needs of the students, educational needs and the overall mission of the university. The last campus-wide master planning was in the early 2000's.

President Hynd indicated that if Oakland is going to continue to grow in terms of the academic offerings we have, then a road map is needed to give us some idea as to where we're going. Oakland put out an RFP for a campus-wide master planning process, where a dozen responses were received which led to four interviews. As a result of that process, Hanbury Evans was selected. A committee will be formed with Dr. Lentini and Mr. Beaghan as the co-chairs as well as student representation, faculty representation, board representation, among others. The committee will make sure the University has updates on the process and to ensure that it stays on schedule.

President Hynd wants there to be some vision as to how the campus is organized that is student friendly, meets the educational needs of the university, and has some consistency in architecture and landscape.

Chair Kunselman indicated that there is urgency with the campus plan and that he does not want the process to slow down and at the same time doesn't want to rush the process.

Trustee Hynd, in response to concerns about the committee's size from Trustees Kramer and Kunselman, indicated that the committee will not be directing Hanbury Evans but merely receiving their updates and pushing them forward. Chair Kunselman requested that some timing expectations be presented at the next Facilities Committee meeting.

4. Oakland Center; Status of Planning for Improvements

Mr. Glenn McIntosh, Vice President for Student Affairs, presented an update on the Oakland Center expansion and potential for a newly constructed student center. The current expansion is an ongoing \$4M renovation of the Oakland Center paid for through dollars from Chartwells. The project is on schedule.

As charged by the Board at an informal meeting, he is also looking at what it would take to construct a new building. Mr. Stollsteimer has been working on cost estimates for a new building. Also, as requested by Trustee Schlüssel at that meeting, they are in the process of benchmarking other institutions and have identified Eastern Michigan, University of Cincinnati, Bowling Green State University and Miami of Ohio as locations to consider.

Chair Kunselman added that the challenge was to broaden the thoughts on if a new building is constructed, where would it be placed and whether it would replace or supplement the current facilities.

Trustee Schlüssel inquired as to whether Mr. McIntosh had reached out to the students for input. Ms. Iwanski and Ms. Meinberg indicated that the students have been a critical part of the process, including tours of other student unions and have been talking about where a new building might be located.

In response to a question from Chair Kunselman, Mr. McIntosh indicated that the schools selected for tours include a combination of colleges and university to come up with a creative design.

Mr. Stolsteimer explained the reasons for the cost estimates for the different phases. He explained that some of the difference is because of addition of space versus renovating existing space. He has called in two different architectural firms to verify the numbers and also to look as to whether to build a complete facility or to do it in phases.

5. Status of Culvert Project

Terry Stollsteimer, Associate Vice President for Facilities Management, presented a status on the Culvert Project which was approved by the Board. At the time of approval an October completion date was envisioned. At this time it looks to be completed by September 1st and they hope to have the road open in time for student move-in in August. Mr. Stollsteimer described the aspects of the construction. He indicated that 250 truckloads of dirt were taken out and another 250 put back in with better soils which is being compacted. He does not see any need for repairs for many years and it should last longer than the last culvert which lasted 50 years. The approved budget of \$2.8M seems to be on target.

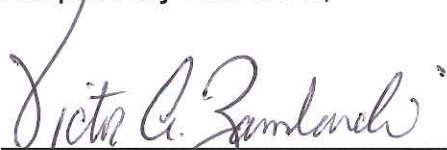
6. Other Matters to Come before the Committee

Chair Kunselman proposed that the agenda for the next Facilities and New Development Projects Committee Meeting include discussions on a start-up proposal for the Business School's Elliott Hall, additional student housing possibilities, the O'Rena and practice facility, potential uses for the space at the corner of Adams and Walton including a possible public-private partnership project, Sunset Terrace, and a culvert project update. Mr. Beaghan indicated that the Five-Year Capital Outlay Plan could also be presented prior to it being seen by the Board in October.

C. Adjournment

The meeting adjourned at 4:58 p.m.

Respectfully submitted,



Victor A. Zambardi
Vice President for Legal Affairs,
General Counsel and Secretary
Secretary to the Board of Trustees

Approved,

Scott G. Kunselman
Chair
Facilities and New Development Projects
Committee of the Board of Trustees