

Infrastructure Council Minutes

October 8, 2020 1:00 p.m.

via Zoom: <https://ufl.zoom.us/j/94523300877?pwd=ZHVxTFUwaDI0U0pZWVFQa3pwM1RRdz09>

Present: Richard Scholtz, Carlos Dougnac, Chad Doering, Curtis Reynolds, Cydney McGlothlin, David Lucier, Frank LoMonte, Gail Hansen, Keith Rambo, Ray G. Thomas, Ray Issa, Sean Davis, Shannon Dunn, Tim Young, Tina Horvath, Sylvain Doré, and Laurie Bialosky.

1. Call to Order – Richard Scholtz, Infrastructure Council Chair

-The meeting was called to order at 1:00 p.m. by Chair Scholtz.

2. Approval of September 17, 2020 Minutes

-The minutes were approved with the addition of the 9/17/20 [PATC report](#).

3. Chair's Report – Richard Scholtz, Chair

-Chair Scholtz reviewed highlights of next week's [10/15 Faculty Senate agenda](#).

4. [Campus Master Plan Discussion / Graduate Student Housing Update](#) -

Tina Horvath, Senior Director for Housing and Residence Life &

Chad Doering, Director, Facilities Management

- The following points were presented and discussed:

-- The planning and process used for the June 2018 – June 2019 Housing Master Plan, including:

-- A market analysis, including comparisons between State University System (SUS) peers and the local market, with comparisons of off-campus market rental rates to that of UF apartment rental rates (i.e. the per person, per month rental rates).

-- A comprehensive facilities assessment, including the total number of graduate and undergraduate beds, and the average age of the buildings; the condition of the buildings; assessment of the buildings' expected remaining life; and building performance issues.

-- An overview of the facilities which will be demolished and which will be renovated.

-- The five-year implementation strategy, including an overview of new construction, renovations, demolitions, conversions and phase out, as well as the revised strategy, due to COVID were discussed.

- Because there is significant deferred maintenance, capital investment on current facilities is a key consideration.
- Pre 70's construction standards were generally designed to yield an approximately 20-year facility life-span.
- An update of graduate & family housing in the Housing Master Plan was discussed.
- The price per unit and bedroom breakdown of graduate housing was reviewed.
- A Housing & Residence Education 2018-19 survey showed that interest in campus housing fell dramatically for students after a \$1,040 per month rental price point.
- The average length of stay for families in UF graduate family housing is about two years.
- UVS/Maguire updates were reviewed.
- Maguire Village remains very popular due to its positive shared community space, location, parking, economic feasibility for rent, pool access, and because it is perceived as a welcoming gathering area for new families, graduate students, Graduate Assistants, and international students.
- The Board of Trustees (BOT) is responsible for approving the Campus Master Plan. At this time, the financials have not gone through the full BOT approval process.
- The bond market rate, if it was favorable, and the impact of COVID was discussed.
- There has not been a UF housing rental raise since 2015. There is a significant cost increase for students residing off campus compared to the rental rates available on campus.
- In the recent past, a 4.5% fee increase proposal was being considered for submission.
- Housing operates as an auxiliary on campus so money received is from rental fees, rather than from the state.
- Council expressed that, moving forward, UF needs to re-invest strategically for graduate housing. It also inquired about investment increases and comparisons between undergraduate versus graduate housing facilities.
- The prioritization of the new honors facility as an element in the 'rise to five' (i.e. in rankings in top public universities) strategy was discussed. Concern was expressed by faculty and Graduate Student Council members that graduate student needs, including housing needs, are unfairly being placed secondarily to that of undergraduates, or are generally not being adequately addressed. The pivotal roles graduate students play in respect to assisting faculty, students, and the research and teaching enterprises at UF was underscored. Additionally, faculty have been

informed of the need to increase the number of PhD enrollees; offer a welcoming environment to such students could help meet these goals.

- The need to prioritize recruitment and retention of international students and a safe, affordable, and reliable place for students to live was discussed.
- UF has an active housing referral system for students interested in living off-campus.
- Considerations when discussing investments and the primary drivers of housing costs include accounting for: different construction methods used between facilities; if finances are now available to invest in facilities for such major improvements as vapor barrier corrections; and the dramatic increase in supply chain and construction costs during COVID.
- The role of the UF Foundation in past projects, including housing, was discussed.
- Council discussed historic buildings on campus and noted that the Office of Student Affairs and Housing have successfully collaborated with the [Preservation Of Historic Buildings And Sites Committee](#), a joint university committee.

5. Reporting of Contributing Committees and Administrative Liaisons:

- **Lakes, Vegetation, and Landscaping Committee (J) -- Gail Hansen**
 - A three-hour committee meeting was held this morning.
 - The public safety building was approved.
 - The committee has asked that the benches in the front plaza area be reconfigured to better orient its outdoor social space.
 - The committee reviewed central energy infrastructure plans along Mowry Road, Gale Lemerand Drive, Museum Road, and other area roads, including the gas line in the Lake Alice conservation area by Pony Field, where a tree root mass area needs to be avoided. Gas line experts will discuss this operation and its maintenance requirements at the next committee meeting.
 - Inner Road reconfiguration, south of the Architecture Building, will take place following the committee's approval to revert a one-way to a two-way street. Palms will be reconfigured.
 - Plans submitted for Wilmot Gardens have been approved.
 - Additional trees have been approved in the natural area teaching lab.
 - The committee held extensive discussion about hiring an arborist for campus due to a significant amount of trees aging on campus, especially along Buckman Drive. Thinning

canopies are an issue and a lot of tree removal will take place in the next few years. Retaining an arborist to have an expert on campus to help resolve these issues was discussed.

- **Parking and Transportation Committee (PATC) (J) -- Keith Rambo**
 - No meeting has been held by PATC since the last council meeting.
- **Land Use and Facilities Planning Committee (J) -- Tim Young**
 - The committee approved the gas lines in the Data Science and Information Technology Building being located across from Reitz Union. It is a landmark building. The pedestrian approach to the building, and the hardscape and fencing barrier along Museum Road were also discussed.
 - The committee also approved the IFAS Chiller Plant expansion, which is a minor project (< \$1,000,000).
- **Sustainability Committee (J) –David Lucier**
 - Chair Lucier submitted [minutes of the committee's last meeting](#).
- **University IT Committee (S) – Shannon Dunn**
 - There was an inquiry regarding two factor authentication and also if faculty will be charged the approximately \$15-20 dollar cost of a token purchase needed for those working in the field without internet service. Two-factor authentication relies on a secondary device, and while most utilize their mobile phones, some also set up an option of an office phone or token. The Help Desk recently distributed a limited amount of tokens, but once the supply was depleted, the responsibility to acquire them shifted to individual users. Because smartphones/mobile phones won't work for authentication without some kind of connection (whether cellular or WiFi), some faculty opt to get or use a token (which creates a unique login code).
 - Academic Technology Director Mark McCallister is invited to attend the next council meeting to address both the token inquiries and the HyFlex builds of classrooms for spring.
- **Adjournment**
 - The meeting adjourned at 2:11 p.m.