

## LAND USE AND FACILITIES PLANNING COMMITTEE MINUTES

April 07, 2020

Planning, Design & Construction  
Conference Room 235 Stadium

### **ATTENDEES:**

#### **MEMBERS PRESENT:**

David Bowles, Director of Rec Sports  
Mike Castine, Growth Management, Alachua County  
Paul Davenport, Physiological Sciences  
Linda Dixon, Planning, Design & Construction  
Rhuanito Ferrarezi, Assistant Professor  
Margaret Fields, Associate Dean of Liberal Arts and Sciences  
Megan Forbes, Chair, English Language Institute  
Timothy Garrett, Associate Professor, Pathology, Immunology and Laboratory Medicine  
Gail Hansen De Chapmen, Chair, Lakes, Vegetation & Landscaping Committee  
Carrie Harmon, Sr. Associate, Plant Pathology  
Mark Helms, AVP, Facility Services Division  
Mark Leeps, Assistant, Telecommunications  
Frank Lomonte, Director and Professor, Journalism  
Graciela Lorca, Associate Professor, Microbiology & Cell Science  
Timothy Martin, Student  
Carol McAuliffe, Assistant University Librarian  
Keith Rambo, Engineer, Electrical & Computer Engineering  
Caroline Salvatore, Student  
William (Bill) Smith, Assistant Director, Operations, University Athletics Association  
Matt Williams, Director, Office of Sustainability  
Samantha Wisely, Associate Professor, Wildlife Ecology  
Timothy Young, Sr. Associate, Academic Advising Center

#### **MEMBERS ABSENT:**

James Austin, Associate Professor, Wildlife Ecology  
Missy Daniels, Growth Management, Alachua County  
Carlos Dougnac, AVP, Planning, Design & Construction  
Scott Fox, Transportation & Parking  
Creed Greer, Program Director, University Writing Program  
Kevin Heinicka, IFAS Facilities Planning & Operations  
Craig Hill, VP's Office – Business Affairs  
Marty Hylton, Chair of PHB&S, Libraries  
Brian Keith, Associate Dean, Office of Library Administration  
Mary Lusk, Extension Agent – IFAS Extension  
Cydney McGlothlin, University Architect, PDC  
Jamieson McMahon, Building Code Inspector, EH&S  
Andrew Persons, Director, Department of Doing, City of Gainesville  
Katherine Saylor, Research Assistant Professor, Wildlife Ecology and Conservation  
Amy Stein, Associate Professor  
Kerry Thomas, Student  
Jay Watkins, University Bands, School of Music

#### **VISITORS:**

Melissa Thomas, Planning, Design & Construction  
Erik Lewis, Sr. Planner, Planning, Design & Construction  
Frank Javaheri, Director of Construction, Planning, Design & Construction  
Milo Zapata, Project Manager, Planning, Design & Construction  
Laurie Hall, CHW  
Leena Rosario, CHW

Clay Sweger, eda  
Kyle Ray, eda  
Caeli Tolar, CHW

**CHAIR:** Timothy Young, Sr. Associate, Academic Advising Center, Chair

**CALL TO ORDER:**

Timothy called the meeting to order at 2:00pm.

**APPROVAL OF MINUTES:**

Keith Rambo moved to approve the agenda and the March minutes; Paul Davenport seconded; motion passed unanimously.

**UF – 652 – Biomedical Research Building**

**PRESENTING: Frank Javaheri / Milo Zapata**

**DISCUSSION:** Frank went over the project location, background, and schedule. He was seeking approval of the Programming Phase and Site Selection. This location included a parking lot for Construction crews working at the Health Science Center and a few reserved parking spaces for State vehicles. This site is master planned for a future building. This facility will be used to relocate the mouse breeding service that is currently housed in the Cancer Genetics Research Building and is completely serviced by Animal Care Services (ACS) personnel. Researchers do not access this breeding colony. The relocation of this operation to the new facility would make approximately 8,000 cages available for UF researchers on the main campus area in the Health Science Center location.

The footprint is a conceptual floor plan that we think would work best for this facility. On the south side will be the receiving area, which will be divided into two sections, one for the animal care services receiving and the rest will be access to the building for staff and faculty. There is a large 80-inch diameter heritage tree that we have configured the building around, in order to save it. Mark Helms asked if it was time an Arborist to evaluate the tree. We are spending a lot of funds each month to go around this tree. On the south side of the building is part of the future campus trail that is to be completed in a different project.

The new animal care facility would have two areas – one for animal housing and the other for support. The housing area would contain the barrier rodents belonging to Breeding Services. The support area would contain cage wash and laundry, and include a receiving area/loading dock, storage, and transportation. Cage wash facilities are required for facilities that house an animal census of over 4000.

Plan is to have a secured receiving area with separate elevators for transporting the animals into the breeding sections of the building. On the southwest lower level there will be areas for washes and stabilizers and passed thru areas for their devices and cabinets. The second level will be roughly about 8000 animal cages. On the west, side upper levels will be offices the third level or sixth level is being proposed as a shell space at this time, which is open, but that has yet to be determined. All other areas, the user group, is looking at putting dry computational laboratories, and perhaps some wet labs. The Program also suggests adding another entrance coming in on the North side at the second level.

This project has went before the Transportation and Parking committee and 46 spaces will be impacted but we plan to mitigate and may manage to build replacement parking in an area selected by TAPS. For this building there will be gated receiving/loading built on the south side of this building with a separate entrance for the research part of the building.

The project has went before the LVL committee and there was some discussion about the number of trees in this area. Erik Lewis gave some indication of what we have in this area. We are looking at saving two

of the proposed trees while all others will be impacted. The motion of LVL was against mitigation of the trees and they asked to find alternate locations for this particular building. The user group looked over other sites and this site is the best feasible site to serve the research near ARB and MBI.

Discussion about the LVL opposing the site and we can do a survey of the area. The committee wanted to know if Frank could go back to LVL and get approval and then come back to Land Use. The committee members stated that the committee gives recommendations to the VP and if the VP overrides the recommendation of LVL then it becomes more feasible for Land Use to proceed. The committee also discussed during construction of this building there will be things in place for the protection of the creek next to this site.

**MOTION:** Mark Leeps moved to approve as presented with contingency on LVL clarification from the Arborist recommendations. Keith Rambo seconded motion. Motion Carried – 1 nay – Frank Lomonte.

### **MP05777 – Sigma Chi – Demo and Rebuild Fraternity House**

**PRESENTING:** Clay Sweger / Kyle Ray

**DISCUSSION:** Clay introduced himself and went over the project, the location, background, and schedule. He stated he was here for Programming and Site approval. There will be a full demo of the existing building and rebuild. This will be a two story with basement Fraternity house. The existing house is old and the Fraternity wanted to start fresh. The house will be facing west with an ally in the back for deliveries and trash dumpster pick up. The LVL committee approved with standard tree mitigation.

The new house will be approximately 23,400 square feet with a large dining room off the kitchen and service area and a large living room as well as an informal living room. There will be an apartment for the housemother on the first floor as well. The second level will house the 48 beds for the Fraternity brothers. The basement area has a large chapter room, offices, weight room, rec room, libraries, and 6 additional beds.

Parking approved the project but asked if it is scooter parking it is accessible and regulated by TAPS. The committee asked that the service drive be left as a drive for the scooters to come onto the property and park. No scooters should be on the sidewalks. The service area entrance currently is asphalt and the parking spaces are marked to keep the service drive. The committee asked if that could stay to make sure the students have a safe way to get to the scooter parking. The property has a proposed landscape plan that was approved by LVL. The set back footage will need to be changed to match the other fraternities that have been rebuilt. They are proposing the front set back to move from 40' to 10' and the sides from 15' to 7.5' and the rear from 15' to 7.5'. Clay showed the committee the other houses and how the set backs reductions have been changed and approved.

**MOTION:** Carrie Harmon made a motion to approve the project as presented pending TAPS approval; Paul Davenport seconded motion. Motion Carried Unanimously.

### **UF – Campus Trail Master Plan**

**PRESENTING:** Laurie Hall / Leena Rosario

**DISCUSSION:** Laurie went over the project locations and background about the existing trails and new proposed trails. The project started with the stockholders meeting and presented the analysis and base development to develop project goals, discuss opportunities and constraints, and identify potential

connections. Then we took it into a conceptual design and framework stage which was presented to the stakeholder group in another interactive meeting. We looked at all areas on campus and how we could create a cohesive trail system, including loops connecting to existing trails and conservation areas.

The trails will include educational components thru wayfinding and interpretive signage. They want to provide learning while still protecting the existing ecological systems on these trails, which would increase learning and research at the University. This will make this area functional and practical for the user groups, while protecting important resources. Laurie went over the proposed new trail systems and how they would connect with the existing trails across campus. She showed the before and after renderings of how it will look.

Parking at the rear of Lake Alice will be available to have close access to the trails. There will be lighting on the trails where appropriate with thought put into the locations and hours of operation so as not to disrupt the conservation areas. There will be blue lights based throughout the trail system for safety. They will come in as smaller projects as funding permits.

**MOTION:** Megan Forbes made the motion to approve the project as presented; Keith Rambo seconded motion. Motion Carried Unanimously.

**ADJOURNMENT:** There being no further business to discuss, the meeting adjourned at 3:49pm.