Committee Chair Report
University of Hawai‘i
Board of Regents Committee on Planning and Facilities

On Wednesday, November 4, 2015, the committee reviewed two items for information as follows:

1. FY16 Quarterly Status Report on Capital Improvement Projects
2. FY16 Quarterly Status Report on Capital Improvement Projects with Unencumbered Balances

Regarding the FY16 Quarterly Status Report on Capital Improvement Projects, administration shared a spreadsheet of the status of all current capital improvement projects, systemwide. Most projects are on track. However, there are still delays due to lack of building permit prior to issuing a notice to proceed, or problems with design modifications to accommodate a design build approach, outstanding punchlist items that are difficult and delaying closeout, and one project, the Campus Center expansion that is in litigation and undergoing alternative dispute resolution.

Regarding the FY16 Quarterly Status Report on Capital Improvement Projects with Unencumbered Balances, administration presented for the first time this quarterly spreadsheet of the projects that are underway, and those expected to encumber by June 30th, and reported other projects where funding will be allowed to lapse and return to the state or repurposed for health, safety and capital renewal priorities. Administration explained that the decisions to lapse were due to varied reasons, highlighting the very challenging 24 – 36 month timeframe between funding and lapsing to complete the procurement process, secure entitlements, and enter into a contract, lack of clarity in scope of use of funds in the legislative appropriation, lack of alignment with campus or system priorities, internal bureaucratic processes, and lack of program ripeness. The money would be utilized for other health, safety, and capital renewal priority projects. Concerns and frustrations were raised in particular regarding Snyder building on UH Mānoa campus that was recently proposed as a design build project that is being lapsed after having expended funds for two designs, and then experienced unexpected problems with insufficient infrastructure at the biomed site, and unsettled programming. The committee urged more proactive, upfront groundwork and programing before initiating requests for money, recognized the difficulty of balancing all interests, and emphasized the immediate priority for swing space for other buildings despite inconvenience and other needs.

A third item, a status update on UH West O‘ahu Master Plan Development, was deferred due to time constraints.

The committee also held an executive session, closed to the public, to consider the authority of persons designated by the board to negotiate the acquisition of public property pursuant to HRS §92-5(a)(3) for property at 660 N. A‘ohuku Place, Hilo, Hawai‘i. After executive session, the committee voted unanimously to recommend to the board approval to authorize the president to negotiate the lease in line with comments raised in executive session. This item is on the consent agenda.