

RESOLUTION

Resolution Requesting the Development of a Comprehensive Real Property Asset Management Plan

WHEREAS, the University of Hawaii (“university”) holds various real estate interests that are not in use by campuses or are underutilized; and

WHEREAS, historically, many of these parcels of land have been viewed as belonging to individual schools, colleges, and campuses, rather than belonging to the university as a system; and

WHEREAS, this has resulted in silos and the lack of comprehensive real property asset planning and management across the university system; and

WHEREAS, Regents Policy (RP) 10.201 (Interests in Real Property) provides that real property and real estate endeavors shall:

- (1) Promote and support the mission and goals of the university in education, research, service, and economic development;
- (2) Advance principles and practices of sound environmental stewardship and sustainability;
- (3) Ensure that alternative actions are considered, investigated, and analyzed;
- (4) Be fairly priced in the context of applicable fair market values and other relevant factors;
- (5) Generate revenue from real property not critical to long range plans for the university to support the university’s core mission; and
- (6) Be consistent with and support long range plans that have been approved by the Board of Regents (Board); and

WHEREAS, in April 2017, the Board approved the Integrated Academic and Facilities Plan (IAFP), which requires the university to plan for and utilize real property assets in the context of a system to ensure that the mission of the university system is addressed without unnecessary duplication or inter-campus competition for scarce resources; and

WHEREAS, a comprehensive, long-range plan for real property asset management is needed to ensure that approaches to land transactions are in alignment with the mission and goals of the university.

NOW, THEREFORE, BE IT RESOLVED that for real estate assets that are addressed in this resolution, the Board of Regents hereby directs the university to:

- (1) Compile, and keep current, a database that provides a comprehensive inventory of lands under its control that includes critical and relevant information regarding each parcel;

R E S O L U T I O N

(2) Integrate the authority and responsibility for such assets under a single, unified planning and management structure that may be an officer or department within the university system, the University of Hawaii Foundation or a separate 501(c)(3) organization, to the extent allowable by law and collective bargaining agreements; and

(3) Develop a comprehensive, long range real estate asset plan; and

BE IT FURTHER RESOLVED that the Board’s Public-Private Partnership (P3) Task Group (Task Group) shall oversee progress on the development of a comprehensive real property asset management plan; and

BE IT FURTHER RESOLVED that the project plan, milestone and delivery schedule, and budgetary requirements, if any, for consulting services or other assistance, be reviewed and approved by the Task Group; and

BE IT FURTHER RESOLVED that the Task Group shall monitor progress and bring appropriate actions to the Board to review, discuss, and act upon; and

BE IT FURTHER RESOLVED that the Task Group shall develop revisions to Board policy to effectuate real estate asset planning and management policies that are consistent with the IAFP as well as the direction of this plan, and bring such revisions to the Board for review and action, as necessary and appropriate.

Adopted by the Board of Regents
University of Hawai‘i
March 22, 2018