

**UNIVERSITY OF VIRGINIA  
BOARD OF VISITORS**

**Meeting of the  
Buildings and Grounds  
Committee**

**June 4, 2021**

**BUILDINGS AND GROUNDS COMMITTEE**

**Friday, June 4, 2021  
11:00 a.m. – 12:00 p.m.  
Pavilion Ballroom, Boar's Head Resort**

**Committee Members:**

Robert D. Hardie, Chair	Barbara J. Fried
Whittington W. Clement, Vice Chair	Louis S. Haddad
Robert M. Blue	C. Evans Poston Jr.
Mark T. Bowles	James V. Reyes
Elizabeth M. Cranwell	James B. Murray Jr., Ex-officio
Thomas A. DePasquale	Sarita Mehta, Student Member

**AGENDA**

<b>I.</b>	<b>REMARKS BY THE CHAIR</b>	<b>1</b>
<b>II.</b>	<b>ACTION ITEMS</b>	
	A. Ivy Gardens Redevelopment Master Plan (Ms. Raucher)	2
	B. Replacement of the Hume Memorial Wall Inscription (Ms. Sheehy)	5
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	B. Major Capital Projects Cost Review/Assessment	
	C. Sustainability	
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**UNIVERSITY OF VIRGINIA  
BOARD OF VISITORS AGENDA ITEM SUMMARY**

**BOARD MEETING:** June 4, 2021

**COMMITTEE:** Buildings and Grounds

**AGENDA ITEM:** I. Remarks by the Chair

**ACTION REQUIRED:** None

**BACKGROUND:** The Committee Chair will provide introductory remarks.

**UNIVERSITY OF VIRGINIA  
BOARD OF VISITORS AGENDA ITEM SUMMARY**

**BOARD MEETING:** June 4, 2021

**COMMITTEE:** Buildings and Grounds

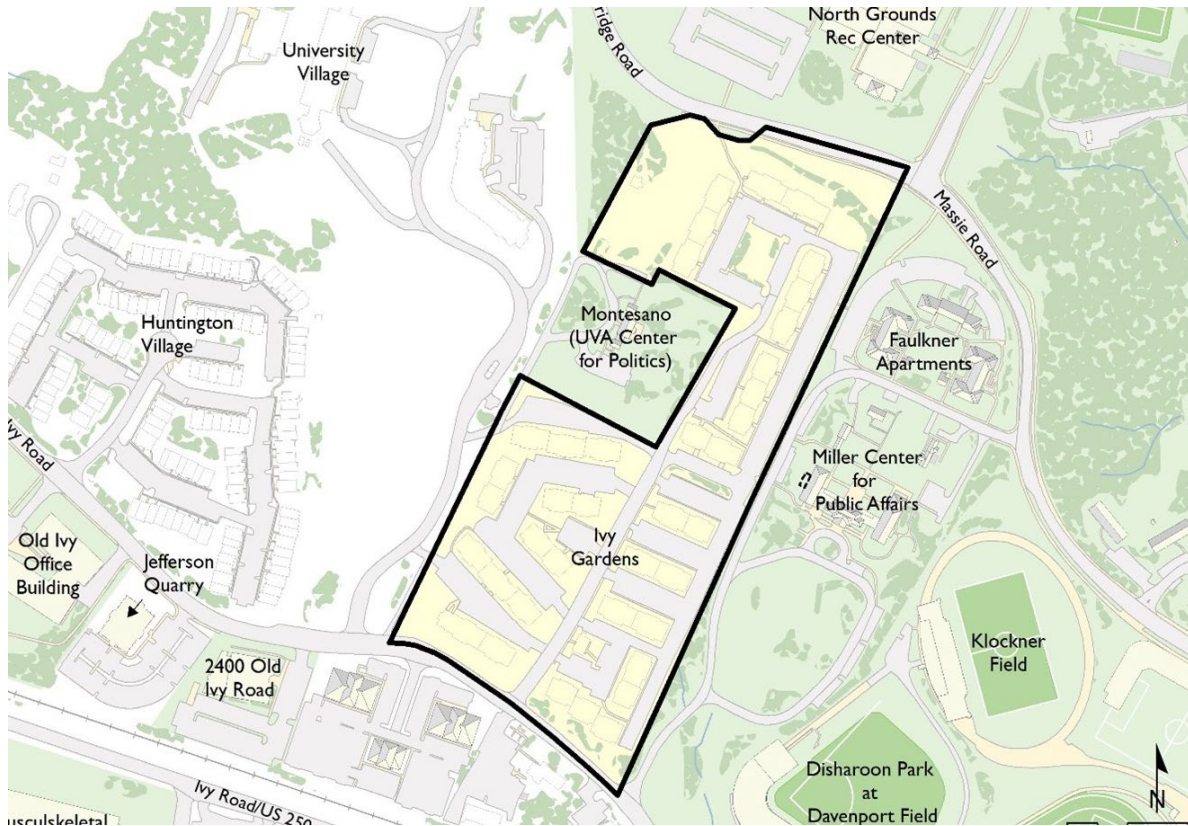
**AGENDA ITEM:** II.A. Ivy Gardens Redevelopment Master Plan

**BACKGROUND:** In 2017, the North Grounds Planning Study identified the Ivy Gardens Apartments as a unique redevelopment opportunity given its strategic adjacencies to the Darden School of Business, the Miller Center, and the Center for Politics. The 50-year-old housing inventory at this UVA Foundation-owned property is in high demand by our graduate population, despite its suboptimal land use configuration.

The University has developed a master plan for this parcel to explore the redevelopment potential to increase density and address University needs for proximate graduate housing, pedestrian and vehicular connectivity, and future programmatic growth of our Centers. The master plan addresses developmental capacity, the urban design of the site, landscape opportunities, and connectivity with the surrounding context. The primary vehicular access for the site would be from Leonard Sandridge Road, and the plan includes a pedestrian bridge across Leonard Sandridge Road, while addressing overall safety, traffic, and parking.

Although providing more undergraduate housing to accommodate all second-year students is the University's immediate priority, it is important to plan long term for key real estate parcels that offer opportunities for redevelopment. The master plan provides the ability to phase the redevelopment when the University is ready to proceed.

**DISCUSSION:** Ms. Raucher will discuss the planning efforts to develop a long-term strategy for redevelopment of the Ivy Gardens Apartments.



Existing Conditions



Master Plan Vision



Master Plan Framework

**ACTION REQUIRED:** Approval by the Buildings and Grounds Committee and by the Board of Visitors

**IVY GARDENS REDEVELOPMENT MASTER PLAN**

WHEREAS, the University has collaborated with Perkins & Will, the Office of the Architect, and the University of Virginia Foundation to develop a long-term strategy for redevelopment of the Ivy Gardens Apartments;

RESOLVED, the Board of Visitors approves the master plan for Ivy Gardens Redevelopment.

**UNIVERSITY OF VIRGINIA  
BOARD OF VISITORS AGENDA ITEM SUMMARY**

**BOARD MEETING:** June 4, 2021

**COMMITTEE:** Buildings and Grounds

**AGENDA ITEM:** II.B. Replacement of the Hume Memorial Wall Inscription

**BACKGROUND:** At the September 2020 meeting of the Board of Visitors, the Board formally requested that the University Committee on Names undertake to determine if rededication of the Hume Memorial Wall is appropriate and feasible, or if the memorial should be removed, and make a final recommendation to the Board at a future meeting. Subsequent to this meeting, the Committee on Names was discontinued and President Ryan charged the newly-constituted Naming and Memorials Committee with researching this matter and developing a recommendation to the President and Board about the future of the Hume Memorial Wall.

**DISCUSSION:** The recommendation of the Naming and Memorials Committee (see Attachment A) is to refer to the Hume Memorial Wall hereinafter as the Whispering Wall, remove blocks on the Whispering Wall that contain inscriptions and replace them with blocks of a contrasting color to mark the change, and include the story of the Hume Memorial as part of the digital contextualization of statues and memorials on Grounds. The design, color, and placement of the new material on the Whispering Wall shall be decided collaboratively by the Architect for the University, the chair of the Buildings and Grounds Committee, and the chair of the Naming and Memorials Committee.

**ACTION REQUIRED:** Approval by the Buildings and Grounds Committee and by the Board of Visitors

**REPLACEMENT OF HUME MEMORIAL WALL INSCRIPTION**

WHEREAS, at the September 2020 meeting of the Board of Visitors, the Board formally requested that the University Committee on Names undertake to determine if rededication of the Hume Memorial Wall (also known as the “Whispering Wall”) is appropriate and feasible, or if the memorial should be removed, and make a final recommendation to the Board at a future meeting; and

WHEREAS, in 2021 the University Committee on Names was discontinued and President Ryan charged a newly constituted Naming and Memorials Committee with researching the matter and making a recommendation to the President and Board about the future disposition of the Hume Memorial; and

WHEREAS, the Naming and Memorials Committee completed their work on the future of the Hume Memorial and submitted a memo (Attachment A) to President Ryan in May 2021, concluding that “[I]t is not appropriate to continue to honor Frank Hume. A name adorning a monument on Grounds should be an emblem of our values. Those whom we choose to honor must reflect what we believe in and who we as a community aspire to be. Recognizing that the inscription on the Whispering Wall is commonly read as a “symbol of support for slavery and inequality” (BoV 09 20 Meeting Minutes, p. 11498) the Committee—following an interval of study, consultation, community comment, and reflection—respectfully recommends the wholesale replacement of any and all inscription-bearing blocks in the Whispering Wall with blank blocks of a suitable material, thereby removing the name and memorialization that they have carried;” and

WHEREAS, the Naming and Memorials Committee also noted that Frank Hume did not have a direct tie with the University; rather, his two sons, who were alumni, funded the construction of the Hume Memorial; and

WHEREAS, in recent years the University has removed or renamed a number of symbols of unequal treatment of racial minorities on Grounds, including changing the names of several buildings, removing the Confederate War Memorial plaques from the Rotunda, constructing the Memorial to Enslaved Laborers, and naming a residence hall for a formerly enslaved couple who lived and worked at the University;

RESOLVED, the Board of Visitors requests that the University, following receipt of all necessary approvals, remove the inscription on the Hume Memorial, hereinafter to be known as the “Whispering Wall”, replace the blocks containing the inscription with blocks of a contrasting color to mark the change, and include the story of the Hume Memorial as part of the digital contextualization of statues and memorials on Grounds; and

RESOLVED FURTHER, the design, color, and placement of new material on the Whispering Wall shall be decided collaboratively among the University Architect, the chair of the Buildings and Grounds Committee, and the chair of the Naming and Memorials Committee.



***Naming and Memorials Committee Recommendation on the Frank Hume Memorial***

Charged by the Board of Visitors to make a recommendation about the future disposition of the Hume Memorial, the Naming and Memorials Committee respectfully submits the following proposal to President Ryan and the Board.<sup>1</sup>

**Mr. Frank Hume:** Born in Culpeper (1843), Frank Hume was raised in Alexandria and Washington, DC. As the Civil War was starting, the eighteen-year-old Hume joined the Volunteer Southrons, remaining in the Confederate Army until the conclusion of the war. Hume was subsequently a successful businessman and was twice elected to the Virginia House of Delegates. He also served as a supervisor for the County of Alexandria and as a member of the Washington Board of Trade. Known in northern Virginia for his civic engagement and philanthropy, he donated land to build a school and playground in Arlington. The Hume School was closed in 1958; the building currently houses the Arlington Historical Museum.

Mr. Hume has no discernable connection to the University of Virginia other than the fact that, some twenty years after his death, his alumni sons John Edmund Norris Hume and Howard Hume donated funds to the University to erect a bench with a curved wall and fountain honoring their father. Because more than 75 years have passed since a structure was named for him as a consequence of philanthropy, it is in keeping with established UVA naming protocols to review the status of that naming and how it accords with the University's values today.

**The Hume Memorial:** Following approval of the gift by the Board of Visitors, Edmund S. Campbell, UVA Dean of Art and Architecture, created the design for the fountain and bench and in 1937 commissioned the Vermont Marble company to execute it. The structure was originally sited in the north portico of Monroe Hall. In 1988, when Monroe Hall was enlarged, the structure was disassembled and crated for storage. Several years later, the fountain and bench with its whispering wall became the focal point of the Monroe

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<sup>1</sup> The relevant portion of the BoV resolution reads: WHEREAS, in recent years the University community has undertaken a reexamination of its past and has removed or renamed a number of symbols of unequal treatment of racial minorities on Grounds. Efforts have included changing the names of several buildings, removing the Confederate War Memorial plaques from the Rotunda, constructing the Memorial to Enslaved Laborers, and naming a residence hall for a formerly enslaved couple who lived and worked at the University; and

WHEREAS, the inscription on the Whispering Wall celebrating the Confederacy is a symbol of support for slavery and inequality;

RESOLVED, the Board of Visitors requests that the University Committee on Names undertake to determine if rededication of the Hume Memorial Wall is appropriate and feasible, or if the memorial should be removed, and make a final recommendation to the Board at a future meeting (09 20 meeting, p.11498).

Newcomb Plaza. That site has long been a place of student activity (e.g., “tabling” by student groups and informal socializing).

**The Committee’s Recommendation:** The Naming and Memorials Committee fully agrees with the Board of Visitors that it is not appropriate to continue to honor Frank Hume. A name adorning a monument on Grounds should be an emblem of our values. Those whom we choose to honor must reflect what we believe in and who we as a community aspire to be. Recognizing that the inscription on the Whispering Wall is commonly read as “a symbol of support for slavery and inequality” (BoV 09 20 Meeting Minutes, p.11498), the Committee—following an interval of study, consultation, community comment, and reflection—respectfully recommends the wholesale replacement of any and all inscription-bearing blocks in the Whispering Wall with blank blocks of a suitable material, thereby removing the name and memorialization that they have carried.<sup>2</sup>

In making this recommendation, however, we in no way wish wholly to erase the history of the University’s original decision and its subsequent tacit ratification over a span of many years. In removing the inscription, we concomitantly affirm our commitment not to silence the history of UVA decision making that led to the creation and perpetuation of a memorial to Frank Hume.

Accordingly, the Committee further recommends that replacement blocks of a contrasting color be used to mark the permanent change that has been made to this structure. (At the request of the Committee, a rendering of this design is to be supplied to the Board through the Office of the University Architect.) The University should not remove the inscription on the Whispering Wall without materially signaling to future generations our need as a community to reassess our understandings and to express our values as we work for a more just and equitable society.<sup>3</sup> We must continue to interrogate and grapple with our past for the sake of a better future.

In addition, we encourage the nascent Digital Contextualization Working Group to tell the story of what was once the Hume Memorial in such a way that members of the UVA community and visitors to Grounds can learn about and, crucially, learn from the history of this structure and the catena of decisions that that led to the memorialization of Frank Hume at our University over the course of more than eight decades.

It is our hope that the newly configured and repurposed fountain and bench, with its whispering wall stripped of all memorializing inscription, together with the landscaped

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<sup>2</sup> The text of the inscription reads: “A MEMORIAL TO THE HONORABLE FRANK HUME  
BORN CULPEPPER JULY 21, 1843 DIED WASHINGTON, D.C. JULY 18, 1906  
A DEVOTED VIRGINIAN WHO SERVED HIS NATIVE STATE IN CIVIL WAR AND LEGISLATIVE HALL”

<sup>3</sup> The Committee’s recommendation has involved wide community consultation via emails, a web portal with a community comment feature (<https://namingandmemorials.president.virginia.edu/>), telephone conversations with concerned individuals and representatives of organizations, and a formal public listening session. We are grateful to all those who shared their thoughtful comments with us.

plaza and surrounding environment on which it stands, will be a place that fosters authentic community, promotes nuanced and complex historical understandings, and occasions debate. It is our hope that this important site will stimulate critical thinking about the value-laden pedagogical power of what and how we remember—and why that matters for our aspirations as a university community committed to fostering the common good.

Our aim, then, in making this recommendation to President Ryan and the Board is neither to erase history nor to change it, but to enliven present and future generations—whose lives, like ours, are invested in our ambitious educational enterprise—to the circumstances under which a significant feature of the built environment on our Grounds was created and named. We seek to inculcate a deeper understanding of why history matters to our University culture and to the values we publicly espouse.

**Financials:** Estimates from the Office of the University Architect suggest the total cost of removing the blocks above the bench and replacing them in contrasting stone would be approximately \$430,000. (The estimate for removal of the monument and requisite modifications to the plaza on which it had stood is a figure between \$1,500,000 and \$2,000,000.) We are grateful to Alice Raucher and her team for providing this information.

**Sequelae:** The Virginia Art and Architecture Review Board (AARB) would necessarily review any BoV resolution to alter the Hume Memorial because it stands on property owned by the Commonwealth of Virginia. (We should also note that the proposed modification of the memorial would not require excavation; accordingly, archaeologists would not be consulted.)

Were our recommendation accepted, all future University publications, whether printed or electronic, should henceforth refer to the site as the Whispering Wall. The name “Hume Memorial” should no longer to be used.

Respectfully submitted,

The Naming and Memorials Committee

Rusty Conner  
Kevin Gaines  
Claudrena Harold  
Jessica Harris  
Meredith Jenkins  
John Jeffries  
Mazzen Shalaby  
Michael Suarez, Chair

6 May 2021

**UNIVERSITY OF VIRGINIA  
BOARD OF VISITORS AGENDA ITEM SUMMARY**

**BOARD MEETING:** June 4, 2021

**COMMITTEE:** Buildings and Grounds

**AGENDA ITEM:** II.C. 2021 Major Capital Plan

**BACKGROUND:** The revised multi-year major capital plan is presented annually to the Board of Visitors for review in March and approval in June. The Buildings and Grounds Committee determines whether a project should be added to the Major Capital Plan, and the Finance Committee evaluates whether there is a sound financing plan to pay for the estimated project cost and additional operating costs expected once a project is complete.

In June 2020, the Board of Visitors approved the 2020 Major Capital Plan for the Academic Division, UVA Health, and the College at Wise. In accordance with the University's capital planning process, the University updates the Major Capital Plan annually to add new projects, remove projects that are no longer a priority, and evaluate/prioritize projects based on the following criteria:

- Aligns with institutional priorities/strategy and supports the University's long-term mission;
- Responds to a legal, compliance, or regulatory mandate;
- Addresses a life-safety risk;
- Addresses more than one school, unit, or function;
- Provides value and benefit and minimizes potential risk to the University and the community;
- Improves current conditions;
- Presents a viable funding plan for both construction and ongoing expenses;
- Is flexible to adapt to changing needs and/or can be repurposed for other University needs; and
- Has considered a plan for engaging and communicating with stakeholders.

The proposed 2021 Major Capital Plan has been reviewed with the Space Leadership Committee (SLC) and executive leadership to ensure alignment with institutional priorities and the 2030 Strategic Plan and was reviewed with the Buildings and Grounds Committee at the March 2021 meeting.

**DISCUSSION:** The proposed 2021 Major Capital Plan, as shown on the following pages, revises the plan approved by the Board of Visitors in June 2020 to include current cost estimates, add new projects, and remove projects no longer planned within the next six years.

Three new projects are proposed to be added to the Major Capital Plan:

- Democracy Institute
- Massie Road Utility Extension
- Tech Talent Investment Program Phase I

Three projects previously approved by the Board of Visitors are proposed to be removed from the 2021 Major Capital Plan:

- Alderman Road Residence Hall – Building 7
- Pinn Hall Nobel Laureate Gallery
- Eye Center

In addition, the University is engaged currently in, or will be initiating, several strategic planning and space needs studies that will inform future capital projects:

- Athletics/North Grounds Parking Garage
- Grounds Plan Update
- Tech Talent Investment Program (Phases II and III)
- Utility/Infrastructure Studies
  - Chemistry Addition Chillers Replacement
  - Massie Road Utility Plant Expansion
  - Strategic Thermal Energy
- UVA Health Clinical Lab Building
- University Hospital Building Envelope Replacement

Ms. Sheehy will report on the major capital plan development process and review the proposed 2021 Major Capital Plan. Write-ups describing the proposed additions to the Major Capital Plan are included in the written reports.

## UVA PROPOSED 2021 MAJOR CAPITAL PLAN

Project (\$ in millions)	Budget	State GF	Gifts	Debt	Cash
<b>Academic Division</b>					
<i>Projects under construction</i>					
Alderman Library Renewal	\$ 152.50	\$ 132.50	\$ 20.00		
Gilmer Hall and Chemistry Building Renovation	\$ 197.03	\$ 146.70		\$ 42.53	\$ 7.80
Inn at Darden	\$ 135.00		\$ 30.00	\$ 91.50	\$ 13.50
Ivy Corridor Landscape & Infrastructure Phase I	\$ 60.00			\$ 56.00	\$ 4.00
Lambeth Field Apartments HVAC Improvements	\$ 14.50			\$ 14.50	
Low Temperature Hot Water Conversion	\$ 35.00			\$ 35.00	
North Grounds Mechanical Plant & Infrastructure	\$ 13.00				\$ 13.00
Pavilion VIII Renovation	\$ 4.75		\$ 4.75		
Pinn Hall Building Envelope	\$ 22.00				\$ 22.00
Student Health and Wellness Center	\$ 100.00		\$ 70.00	\$ 30.00	
West Grounds Chilled Water Capacity	\$ 8.00			\$ 8.00	
<i>Projects in planning/design approved to complete construction documents</i>					
<i>Gift-funded projects may proceed to construction only when have (1) 100% enforceable pledges and (2) 50% cash in hand</i>					
Brandon Avenue Upper-Class Residence Hall	\$ 114.00			\$ 96.00	\$ 18.00
Chemistry Building Fume Exhaust Renewal	\$ 8.50				\$ 8.50
Contemplative Sciences Center	\$ 60.00		\$ 45.00		\$ 15.00
McIntire Academic Facility	\$ 101.00			\$ 101.00	
Physics Building Renewal	\$ 58.20	\$ 58.20			
School of Data Science	\$ 48.00		\$ 5.50	\$ 42.50	
Smith Hall Renovation (Darden)	\$ 14.00		\$ 7.20	\$ 6.80	
UVA Hotel & Conference Center	\$ 130.50			\$ 110.50	\$ 20.00
<i>Projects in planning/design approved to complete schematic design (reevaluate funding plan for feasibility of continuing to construction documents)</i>					
Athletics Complex Phase III (Football Building & McCue)	\$ 70.00		\$ 70.00		
Athletics Complex Phase IV (Olympic Sports)	\$ 27.00		\$ 27.00		
<i>Proposed new projects</i>					
Democracy Institute	TBD				
Massie Road Utility Extension	\$ 11.00			\$ 6.00	\$ 5.00
Tech Talent Investment Program Phase I	\$ 3.00	\$ 3.00			

Project (\$ in millions)	Budget	State GF	Gifts	Debt	Cash
<b>Academic Division continued</b>					
<i>Defer/do not proceed without prior approval by executive leadership</i>					
Center for the Arts (planning)	\$ 16.00		\$ 16.00		
Fontaine Infrastructure & Parking Garage	\$ 87.00			\$ 87.00	
Interdisciplinary Research Buildings - 2030 Plan (planning)	\$ 1.00				\$ 1.00
Batten School Academic Building	\$ 60.00		\$ 60.00		
Environmental Health & Safety Facility	\$ 28.00			\$ 28.00	
Old Cabell Hall Renewal	\$ 60.00	\$ 60.00			
Pinn Hall Renovation Phase II	\$ 38.00			\$ 38.00	
UVA Museum (planning)	\$ 3.00		\$ 3.00		
Center for Politics	\$ 14.00		\$ 14.00		
Darden Academic Building	\$ 85.00		\$ 85.00		
Fontaine Central Energy Plant & Utilities	\$ 35.00			\$ 35.00	
Student Activities Building	\$ 17.00			\$ 17.00	
<i>Programming/planning studies (will inform future capital projects)</i>					
Athletics/North Grounds Parking Garage	\$ 0.20				\$ 0.20
Chemistry Addition Chillers Replacement	\$ 0.50				\$ 0.50
Grounds Plan Update	\$ 0.30				\$ 0.30
Massie Road Utility Plant Expansion	\$ 0.50				\$ 0.50
Strategic Thermal Energy	\$ 0.75				\$ 0.75
Tech Talent Investment Program Phases II and III	\$ 0.05				\$ 0.05

Project (\$ in millions)	Budget	State GF	Gifts	Debt	Cash
<b>UVA Health</b>					
<b>Complete construction</b>					
Ivy Mountain Musculoskeletal Center	\$ 174.70			\$ 72.70	\$ 102.00
University Hospital Expansion	\$ 391.60			\$ 376.04	\$ 15.56
<b>Complete design and hold (do not proceed to construction)</b>					
Cancer Center - MRI LINAC	\$ 8.00				\$ 8.00
<b>Defer/do not proceed without prior approval by executive leadership</b>					
Consumer Ambulatory Clinic (tenant fit-out)	\$ 15.00				\$ 15.00
Focused Ultrasound Expansion	\$ 16.50				\$ 16.50
Data Center	\$ 23.00				\$ 23.00
Multi-Disciplinary Ambulatory Clinic Building	\$ 155.00			\$ 77.50	\$ 77.50
<b>Proposed new studies (will inform future capital projects)</b>					
UVA Health Clinic Lab Building	\$ 0.53				\$ 0.53
UVA Hospital Façade Replacement	\$ 1.35				\$ 1.35
<b>College at Wise</b>					
<b>Project in planning/design (proceed to construction when design complete)</b>					
Wyllie Library Renovation and Conversion	\$ 13.55	\$ 13.55			
<b>Defer/do not proceed without prior approval by executive leadership and state authorization (if needed)</b>					
Darden Hall Renovation	\$ 24.70	\$ 24.70			
Sandridge Science Center Lab Wing Renovation	\$ 39.10	\$ 39.10			
Athletic Building	\$ 24.70		\$ 24.70		
Bowers-Sturgill Hall Renovation	\$ 5.90	\$ 5.90			
Campus Welcome/Public Safety Facility	\$ 5.60	\$ 5.60			
Music Education Center	\$ 45.20	\$ 22.60	\$ 22.60		
Technology Classroom Building	\$ 44.40	\$ 44.40			
Zehmer Hall Renovation	\$ 23.10	\$ 23.10			



**ACTION REQUIRED:** Approval by the Buildings and Grounds Committee and by the Board of Visitors

**2021 MAJOR CAPITAL PLAN FOR THE ACADEMIC DIVISION, UVA HEALTH, AND THE COLLEGE AT WISE**

WHEREAS, in accordance with the University's capital planning process, major capital projects are vetted by the Space Leadership Committee and executive leadership, as well as by appropriate committees of the Board of Visitors, to ensure alignment with institutional priorities; and

WHEREAS, the University proposes adding three projects to the Academic Division's Major Capital Plan: Democracy Institute, Massie Road Utility Extension, and Tech Talent Investment Program Phase I; and

WHEREAS, at the request of the project sponsors the University proposes removing two projects from the Academic Division's Major Capital Plan and one project from UVA Health's Major Capital Plan: Alderman Road Residence Hall – Building 7, Pinn Hall Nobel Laureate Gallery, and Eye Center;

RESOLVED, the 2021 Major Capital Plan for the Academic Division, UVA Health, and the College at Wise is approved.

**UNIVERSITY OF VIRGINIA  
BOARD OF VISITORS AGENDA ITEM SUMMARY**

**BOARD MEETING:** June 4, 2021

**COMMITTEE:** Buildings and Grounds

**AGENDA ITEM:** III. Committee Discussion

**ACTION REQUIRED:** None

**A. George Rogers Clark Statue**

In September 2020, the Board of Visitors adopted a resolution supporting University efforts to remove and relocate the George Rogers Clark statue, and requested additional information from the University on the estimated costs of these actions. Ms. Sheehy will provide an update to the Committee.

**B. Major Capital Projects Cost Review/Assessment**

Ms. Sheehy will update the Committee on work to date and the projected timeline for the cost of major capital projects review/assessment project currently being conducted by HKA Global, Inc.

**C. Sustainability**

Ms. Sheehy will update the Committee on recent initiatives in support of the University's 2030 Sustainability Plan highlighted in the written report on pages 18 and 19, and on Executive Order 77 issued by the Governor in March 2021.

**D. Student Health and Wellness Center**

Ms. Sheehy will update the Committee on the progress of the new Student Health and Wellness Center which is scheduled for completion this summer.

**WRITTEN REPORTS**

**Buildings and Grounds Committee  
University of Virginia**

**June 4, 2021**

## 2030 UVA SUSTAINABILITY PLAN GOALS



## UVA SUSTAINABILITY HIGHLIGHTS: JUNE 2021

Sustainability at UVA demonstrates leadership and achieves goals through a pan-university, interconnected approach to operations, curriculum, research, and engagement. This summer all UVA schools, departments, and units will begin a process to create their own sustainability strategic plans aligned with UVA's goals. Additionally, UVA is developing an updated climate action plan and framework for achieving carbon neutrality by 2030. As UVA develops this plan and connects to the city's and county's climate action plans, centering equity and climate justice is critical. This summer UVA Sustainability and the UVA Equity Center will work with community partners who are doing youth-oriented climate justice work to ensure community voices are valued in these efforts. Curating the art, stories, and data that the youth create is a way to help people understand the ways that climate injustice shows up in daily lives, eventually working towards building an interactive virtual atlas of maps to inform regional strategic planning for climate action.

### STEWARD

**AASHE STARS Certification:** UVA received Gold certification from the Association for the Advancement of Sustainability in Higher Education in early May. AASHE STARS (Sustainability Tracking, Assessment, & Rating System) measures an institution's sustainability performance across curriculum, research, engagement, operations, planning, administration, and innovation. UVA is currently one of 50 institutions worldwide with Gold certification under the most recent version of the rating system.

**Carbon Neutrality by 2030 Progress:** In 2020 UVA's greenhouse gas emissions decreased to 163,297.8 metric tons of carbon dioxide equivalent from a baseline of 291,123.5, resulting in a 43.9% reduction in emissions compared to 2010. This is a significant step towards achieving UVA's goals to be carbon neutral by 2030 and fossil fuel free by 2050.

**EPA Green Power Top 30:** UVA was ranked in the 2021 Environmental Protection Agency's list of top 30 colleges and universities for green power, at #23 with over 61,000 kWh of green power.

**Bee Campus Certification:** In April 2021 UVA achieved Bee Campus USA certification (Bee Grounds UVA) through the leadership of two Environmental Sciences graduate students – Emily Spindler and Kelsey Schoenemann - with the support of Facilities Management and a wide coalition of stakeholders across UVA. Bee Campus certification, a program under the Xerces Society, helps create and improve pollinator habitats and raises awareness about the importance of pollinator conservation.

**Virginia Single-Use Plastic Ban:** In March 2021 Governor Northam issued Executive Order 77, which requires state agencies to discontinue buying, selling, or distributing certain types of plastics (disposable plastic bags, single-use plastic and polystyrene food service containers, plastic straws and cutlery, and single-use plastic water bottles) by July 21 (120 days) and to develop a plan to eliminate the buying, selling, or distribution of all non-medical single-use plastic and expanded polystyrene objects by September 20 (180 days). UVA has formed a pan-University working group to develop and implement plans to ensure compliance with this executive order.

## DISCOVER

**Environmental Resilience Institute Climate Ambition Summit:** In April ERI held a series of eight virtual events with global thought-leaders, including “The Economy and Carbon Emissions: In Conversation with President Jim Ryan and Dr. Arun Majumdar,” with hundreds of attendees tuning in to each event.

**Parents Fund Internship Grants:** The Committee on Sustainability’s Teaching and Research subcommittee funded nine sustainability-related student summer internships in partnership with the Parents Fund Internship Grants program. They anticipate supporting nine more internships, which will allow 18 UVA students to gain firsthand work experience in the sustainability job sector this summer.

**Virginia Scientist-Community Interface (V-SCI) Internship Program:** V-SCI is a Virginia-wide coalition of scientists and engineers that was founded at UVA and is led by UVA graduate students. The Teaching and Research subcommittee funded a program with four UVA interns and one UVA graduate program coordinator, focused on integrating scientific understanding into environmental policy decisions. The students will gain real-world experience interacting with stakeholders, communicating science to various audiences, and working across disciplines.

**Grounds Engaged Learning for Sustainability Grants:** The Teaching and Research subcommittee created a peer-reviewed grant competition to select and fund five or more projects that will support student learning about sustainability through our own operations and grounds. As an example of Grounds-engaged learning, this semester Sustainability Leadership course students implemented mask recycling in Athletics facilities, created videos to raise awareness about energy efficiency in student housing, and held a clean-up, water-testing, and kayak event for students to learn about local waterways.

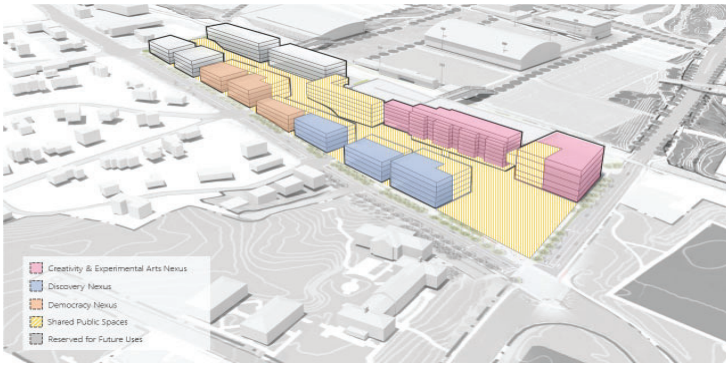
## ENGAGE

**Food and Justice in Virginia:** This virtual MLK Community Celebration event, co-hosted by Morven Programs & Lifetime Learning in January, drew over 950 registrants for discussion about ensuring equitable access to fresh, nutritious, and affordable food; protecting the health and safety of farm and food service workers; and addressing legacies of harm, particularly to Black and Indigenous farmers.

**Equity & Environment Fund:** This spring a student-led peer-review board has awarded nearly \$25,000 to fund projects led by organizations such as the UVA Environmental Justice Collective, Protect our Breasts, and the Community Climate Collaborative.

**Earth Day:** April’s month-long “Earth Day Every Day” celebration focused on connecting and amplifying the 50+ events planned by Charlottesville and UVA groups. The UVA Office for Sustainability also collected 20+ Green Neighbor videos showcasing tips from across the community. Many of the events were led by students, including a tour of bee-friendly landscape features on Grounds, a panel on equitable access to environmentally-friendly feminine hygiene products, a discussion about justice, equity, diversity, and inclusion in outdoor recreation, and UVA and William & Mary students collaborated to host a webinar about the two schools’ carbon neutrality partnership.





# University of Virginia

## DEMOCRACY INSTITUTE

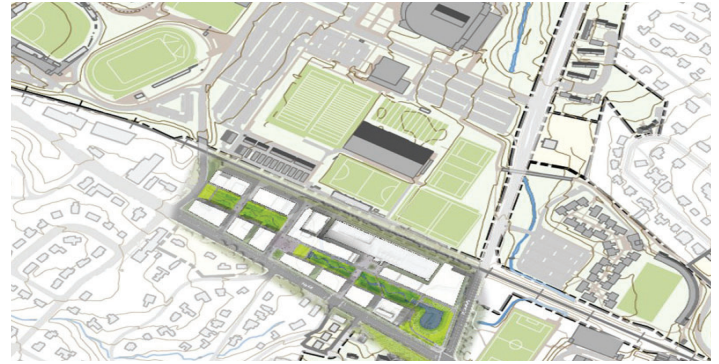
### Executive Summary

UVA announced the establishment of the Democracy Institute in May 2019 to focus and project the University’s commitment to democracy through activities ranging from academic research into the problems facing democracy, to fostering rational debate and civil discourse on issues of democratic self-governance, to practical training and learning experiences for students of all ages. The Democracy Institute will coordinate activities already underway in schools, centers, and programs across the University and give them a home. It will provide space to facilitate collaborative projects, leadership to bring diverse disciplines together, and a platform for projecting UVA’s best efforts to the outside world. It will make democracy a defining commitment of UVA in the 21st century.

The proposed Democracy Institute facility will be centrally located and easily accessible to all, and will demonstrate a pan-University commitment to democracy through leadership, collaboration, and public outreach. It is anticipated to provide dedicated space to schools and units engaged in work around democracy; open, easily reconfigurable workspace areas; an auditorium for lectures, news conferences, panel discussion, debates, and similar programs; spaces for a wide range of workshops, speaker series, classes, and events that can be televised/streamed for the University community and larger society; and public spaces for students, faculty, staff , and the broader community

### Project Background

Many schools and units across the University are currently engaged in the study of democracy through interdisciplinary democracy labs that bring together scholars, researchers, and students from multiple schools and departments – at both the undergraduate and graduate levels – to engage in teaching, learning, and cutting-edge research on current issues. In addition to producing academic research and scholarship, a central mission of the Democracy Institute is building on existing public outreach and engagement activities like those offered by the Miller Center, Center for Politics, Weldon Cooper Center for Public Service, Sorensen Institution for Political Leadership, and various academic programs across UVA including the Karsh Center for Law and Democracy, among others.



# University of Virginia

## MASSIE ROAD UTILITY EXTENSION

### Executive Summary

The Massie Road Utility Extension project will support the redevelopment of the Ivy Corridor and properties along Emmet Street by extending the utilities infrastructure from the Massie Road energy plant and the Alderman Road substation to Ivy Road, ensuring there is adequate capacity to support all potential future growth along Emmet Street and the Ivy Corridor site.

### Project Background

UVA is built on a district energy model, which provides energy from efficient central plants and eliminates the need for multiple stand-alone boilers and chillers in buildings. This project will extend heating and cooling energy from the existing Massie Road Plant and electrical power from the existing Alderman Road substation to provide more capacity to serve redevelopment along Emmet Street and the Ivy Road Corridor. The scope includes approximately 2250 linear feet each of underground chilled and heating water supply and return pipe, a condensate recovery pipe, and approximately 500 linear feet of 13kV electrical duct bank.

Extending and expanding the utility infrastructure will provide additional capacity to serve planned and future redevelopment along Emmet Street between Massie Road and Ivy Road including the Athletics Precinct -- Football Operations Building and Olympic Sports Facility -- on the west side of Emmet Street, as well as the potential redevelopment of housing sites on the east side of Emmet Street. In addition to increasing infrastructure to support the sites on Emmet Street, the proposed project will ensure that upsized utilities

are also able to support a larger footprint at the Ivy Corridor redevelopment site. At full capacity, the larger infrastructure will be capable of serving over 2 million GSF of new space.

### Proposed Time Frames

Planning/Design: Spring/Summer 2021  
Construction: Summer 2021  
Expected Completion: December 2022

### Financial Information

Estimated Project Cost: \$11M  
Funding Sources: Debt (\$6M) and Cash (\$5M)  
Debt service and cash provided by the Utility Infrastructure Account



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# University of Virginia

## TECH TALENT INVESTMENT PROGRAM PHASE I

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### Executive Summary

Through the Virginia Tech Talent Investment Program (TTIP), the Commonwealth is providing \$33M in support to UVA over 20 years, with the aim of dramatically increasing degrees in Computer Science, Computer Engineering, and Computer Software Engineering programs. From a 2019 baseline of 239 graduates, UVA has committed to graduating 457 students per year in these fields by 2030, a 91% increase, without growing the overall undergraduate population across the University. Of the total allocation, \$8M is capital support that will be awarded across FY2021-22 and FY2022-23. In fall 2020, a programming study validated space needs, and recommended a phased approach to meeting these needs through renovation of existing space and new construction.

### Project Background

UVA needs an estimated 30,390 assignable square feet of instructional, research, and faculty office space to fully meet the goals of the TTIP agreement with the Commonwealth. The programming study recommended a phased approach to align the availability of capital resources with increased enrollments, new faculty hires, and expanded faculty research programs. The effort will use a mix of space and scheduling optimization, renovation, and strategic new construction.

Phase I involves renovating old, inefficient areas of Thornton Hall to increase capacity. Building shape and available space in these areas preclude creating large instructional rooms, but offer a cost-efficient means of adding faculty office capacity quickly. Additional study/planning will continue at the conclusion of Phase I to develop recommendations for potential subsequent phases.

### Proposed Time Frames

Phase I Planning/Design: September 2021

Phase I Construction: January 2022

Phase I Expected Completion: September 2022

### Financial Information

Phase I Estimated Project Cost: \$3M

Phase I Funding Source: State General Funds





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# University of Virginia

## UVA HEALTH CLINICAL LAB BUILDING STUDY

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With the growth in patient volume and advancements in the number and complexity of clinical lab testing protocols available to clinicians, existing UVA clinical lab facility assets have reached and exceeded their operating capacities and need replacing and/or expanding. UVA clinical labs are housed in various locations in the West Complex and the Core Lab Building on West Main Street. Constructed in 2005, the Core Lab Building was intended to be an interim location for clinical lab functions with remaining labs continuing to be housed in the West Complex. The Core Lab Building was also intended as a bridge to the long-term solution of co-locating all clinical labs in one location. The originally intended location was the current Cancer Center, but this plan was abandoned and the labs have remained in their interim locations.

Over the last decade, at least three program/planning studies have found that the current clinical lab platform is at or near maximum capacity in terms of throughput and turnaround time (TAT); the West Complex lacks the demanding infrastructure required to support new testing equipment; and HVAC capacity in the Core Lab Building exceeds designed loads. High demands on existing electrical and HVAC systems in the Core Lab Building are a result of evolving technology, increased efficiency, and enhanced throughput over the last several years. In response to the added mechanical loads, several tactical infrastructure upgrades have been made to try to meet increased demand including replacing chillers, expanding electrical capacity, and upgrading air handler and humidification systems. While beneficial, these upgrades have been just enough to keep the building functional. This study will develop recommendations for the future of UVA Health's clinical lab functions.



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# University of Virginia

## UNIVERSITY HOSPITAL BUILDING ENVELOPE REPLACEMENT STUDY

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The University Hospital was designed and constructed in the late 1980s and houses many of the inpatient beds, procedural and operating room capacity, specialized diagnostic services, and a myriad of support functions. During the last ten years, the UVA Medical Center has made major investments in critical infrastructure systems supporting the UVA Hospital including emergency power; heating, cooling, and ventilation mechanical systems; fire alarms; and building automation systems. Many of these critical patient care functions require specialized enclosures to provide appropriate conditions including temperature, relative humidity and differential pressure. These enclosures require focused design consideration to ensure maintenance of these operating conditions and avoid negative effects in recent years, the UVA Hospital has experienced significant environmental issues with water, air, and insect infiltration into the patient care environment, and deterioration of the exterior metal panels that form the primary barrier to the outside environment.

The white exterior metal panel building system is not unique to UVA and was a popular building envelope system throughout the 1980s and 1990s. These systems are failing in varying degrees and have been replaced on numerous buildings throughout the country. A forensic study that investigated the condition of the building's exterior envelope and explored the source of water and air intrusion into the patient care environment concluded that cold air infiltration through the building façade and window perimeters was the primary factor. Interim sealing and remedial measures were subsequently employed with limited success, but water infiltration and condensation issues continue.

Effective and durable long-term wall repairs that can be performed from the outside with limited impact on operations include removing the metal panels, existing insulation, and interior vapor barrier; installing an air, water, and vapor barrier over the sheathing; and replacing the metal panel system. The proposed study will engage a consultant team to develop a phased plan to address the replacement of the major exterior envelope components of the University Hospital.