

**UNIVERSITY OF VIRGINIA
BOARD OF VISITORS**

**Meeting of the
Buildings and Grounds
Committee**

February 29, 2024

Buildings and Grounds Committee

Thursday, February 29, 2024

2:30 – 3:30 p.m.

Board Room, The Rotunda

Committee Members:

John L. Nau III, Chair	The Honorable Paul C. Harris
Robert D. Hardie, Vice Chair	The Honorable L.F. Payne
Robert M. Blue	Amanda L. Pillion
Mark T. Bowles	Patricia A. Jennings, Faculty Representative
Elizabeth M. Cranwell	Lillian A. Rojas, Student Representative
U. Bertram Ellis	

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

BOARD MEETING: February 29, 2024

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 CONSENT AGENDA**

II. DEMOLITION OF THE EMMET STREET PEDESTRIAN BRIDGE AT THE SCHOOL OF EDUCATION AND HUMAN DEVELOPMENT

Built in 1970, the bridge near the School of Education and Human Development (SEHD) spans across Emmet Street connecting pedestrians from Newcomb Road (Brown Residential College and Newcomb Hall) to Ridley Hall, Bavaro Hall, and the West Grounds residence halls. The 54-year-old bridge measures 190 feet and is elevated by four steel columns supporting five spans of 8.5-inch concrete decking that rest upon 30-inch-deep steel beams. Due to its location, the topography of the area, and code requirements at the time the bridge was constructed, it is not ADA accessible. In addition to accessibility issues, the bridge's steel structure abutments will need extensive and costly repairs in the near future. The recently completed Walker Bridge at Contemplative Commons provides a new ADA connection servicing the same areas and providing a barrier-free route from the Newcomb Plaza to the academic buildings and residence halls in West Grounds. Given its current condition, the administration proposes demolishing the aging bridge and east abutment and support piers. The void created in the east terrace railing at Ridley Hall will be replaced with concrete railings to match the existing railings around the terrace with a new metal picket guardrail behind both the new and the existing concrete railings to achieve a code-compliant height.

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

DEMOLITION OF THE EMMET STREET PEDESTRIAN BRIDGE AT THE SCHOOL OF EDUCATION AND HUMAN DEVELOPMENT

WHEREAS, the construction of the Contemplative Commons building and the Walker Bridge supersedes the need to maintain the non-accessible deteriorating Emmet Street Pedestrian Bridge at the School of Education and Human Development (Facility # 6260); and

WHEREAS, pursuant to the Management Agreement, dated November 15, 2005, by and between the Commonwealth of Virginia and The Rector and Visitors of the University of Virginia, as amended, subject to review by the Art and Architectural Review Board and the Department of Historic Resources and compliance with such general laws as may be applicable, the Board of Visitors is authorized to approve the demolition of buildings;

RESOLVED, the demolition of the Emmet Street Pedestrian Bridge at the School of Education and Human Development is approved by the Board of Visitors, subject to approval by the Art and Architectural Review Board and the Department of Historic Resources and compliance with such general laws as may be applicable; and

RESOLVED FURTHER, the Executive Vice President and Chief Operating Officer is authorized, on behalf of the University, to approve and execute such documents and to take such other actions as deemed necessary and appropriate in connection with the demolition of the Emmet Street Pedestrian Bridge at the School of Education and Human Development; and

RESOLVED FURTHER, all prior acts performed by the Executive Vice President and Chief Operating Officer, and other officers and agents of the University, in connection with the demolition of the Emmet Street Pedestrian Bridge at the School of Education and Human Development, are in all respects approved, ratified, and confirmed.

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

BOARD MEETING: February 29, 2024

COMMITTEE: Buildings and Grounds

AGENDA ITEM: III.A. Addition to the Major Capital Plan: Hereford Residential College HVAC Upgrade

BACKGROUND: 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.

DISCUSSION: The proposed project will upgrade the existing HVAC in the Hereford Residential College from a two-pipe to a four-pipe system, as well as replace the existing fan coil units which have been discontinued and are difficult to maintain. Aligned with the 2030 Plan, this project will enhance the student experience by improving the quality of residential living, allowing residents the ability to control their desired comfort levels by switching between heating and cooling in their rooms and addressing humidification issues in the facilities. In addition, the project will increase overall building efficiency and extend the useful life of these facilities. The estimated project budget is \$11.4M.

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

ADDITION TO THE MAJOR CAPITAL PLAN: HEREFORD RESIDENTIAL COLLEGE HVAC UPGRADE

WHEREAS, the University recommends the addition of the Hereford Residential College HVAC Upgrade project to the Major Capital Plan;

RESOLVED, the Board of Visitors approves the Hereford Residential College HVAC Upgrade project at an estimated cost of \$11.4M.

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

BOARD MEETING: February 29, 2024

COMMITTEE: Buildings and Grounds

AGENDA ITEM: III.B. Concept, Site, and Design Guidelines for the North Grounds Parking Garage and Demolition of the Copeley Hill Apartment Buildings #20 and 22-28

BACKGROUND: The 2017 North Grounds Planning Study identified potential sites for a new parking garage to replace parking lost due to the build-out of the Athletics Master Plan. Subsequently, the 2019 Parking Master Plan projected a parking shortfall, which was delayed due to the pandemic but is now materializing due to the following factors:

- Parking in North Grounds in the vicinity of the John Paul Jones Arena (JPJA) supports commuters and event patrons.
- Weekday parking demand for Academic Division commuters has returned close to pre-pandemic levels.
- It is critical to provide ample event parking for the JPJA and nearby Athletics venues, especially when some events occur simultaneously.

Parking demand in North Grounds will increase as the Emmet-Ivy garage converts from serving commuters to serving the Emmet-Ivy Corridor. In anticipation of this shortfall, the 2020 North Grounds Parking Garage Study evaluated several potential options, recommending the northwest corner of Copeley Road and Massie Road as the preferred site for the North Grounds Parking Garage based on the following factors:

- Efficient distribution of transit, vehicular and pedestrian traffic.
- Enhanced multi-modal connectivity (UTS transit hub and bicycle stations).
- Total net gain of parking spaces.
- Strong connections, identity, and arrival to North Grounds.
- Realization of urban design and master plan goals for North Grounds.
- New construction would not displace existing parking inventory for commuters or events.
- Parking expansion adjacent to existing inventory aids traffic management efficiencies.

Eight buildings in the Copeley Apartments, which provided housing for graduate students, need to be demolished to accommodate the construction of the North Grounds Parking Garage: 287 Peyton Court (building 20) and 406, 422, 446, 454, 470, 476, and 488 Farrish Circle (buildings 22- 28). Given their age and the low-density development on the site, the University does not recommend further investment in the outdated facilities and recommends that they be demolished to allow for the construction of the parking garage.

Demolition of these apartment buildings and the construction of the North Grounds Parking Garage will improve infrastructure for pedestrians and bicyclists, providing wide, well-lit, tree lined sidewalks, further enabling the connection between the Athletics district and North Grounds.

DISCUSSION: The Office of the Architect for the University has prepared the concept, site, and design guidelines for the North Grounds Parking Garage that Ms. Raucher will review with the Committee.

ACTION REQUIRED: Approval by the Buildings and Grounds Committee

CONCEPT, SITE, AND DESIGN GUIDELINES FOR THE NORTH GROUNDS PARKING GARAGE AND DEMOLITION OF THE COPELEY HILL APARTMENT BUILDINGS #20 and 22-28

WHEREAS, the construction of the North Grounds Parking Garage calls for the demolition of eight buildings in the Copeley Hill Apartments – 287 Peyton Court (building 20) and 406, 422, 446, 454, 470, 476, and 488 Farrish Circle (buildings 22- 28) – (Facilities # 2820, 2822, 2823, 2824, 2825, 2826, 2827, 2828); and

WHEREAS, pursuant to the Management Agreement, dated November 15, 2005, by and between the Commonwealth of Virginia and The Rector and Visitors of the University of Virginia, as amended, subject to review by the Art and Architectural Review Board and the Department of Historic Resources and compliance with such general laws as may be applicable, the Board of Visitors is authorized to approve the demolition of buildings;

RESOLVED, the concept, site, and design guidelines for the North Grounds Parking Garage, prepared by the Architect for the University, are approved; and

RESOLVED FURTHER, the demolition of Copeley Hill Apartments Buildings #20, 22, 23, 24, 25, 26, 27, and 28 is approved by the Board of Visitors, subject to approval by the Art and Architectural Review Board and the Department of Historic Resources and compliance with such general laws as may be applicable; and

RESOLVED FURTHER, the Executive Vice President and Chief Operating Officer is authorized, on behalf of the University, to approve and execute such documents and to take such other actions as deemed necessary and appropriate in connection with the demolition of the Copeley Hill Apartments Buildings #20, 22, 23, 24, 25, 26, 27, and 28; and

RESOLVED FURTHER, all prior acts performed by the Executive Vice President and Chief Operating Officer, and other officers and agents of the University, in connection with the demolition of the Copeley Hill Apartments Buildings ##20, 22, 23, 24, 25, 26, 27, and 28, are in all respects approved, ratified, and confirmed.

North Grounds Parking Garage Concept, Site, and Design Guidelines

A) Proposed Project Concept

The proposed site for the new North Grounds Parking Garage is adjacent to the intersection of Massie and Copeley Roads, allowing for a multi-use program fronting Massie Road. Due to the topography, a portion of the structure will be below grade. There will be vehicular entrances from Copeley and Massie Roads, which will help to distribute traffic. A separate transit bus loop will be provided, as well as a multi-modal transit center that will support the larger transit network across Grounds. Generous sidewalks will provide safe and adequate pedestrian connections to the Massie-Copeley intersection.

B) Siting Criteria

The University of Virginia general siting criteria for all new facilities include the components listed below. Those highlighted are the most pertinent in determining the siting recommendation for the North Grounds Parking Garage.

- **Conforms with overall land use plan and district/area plans (2019 Landscape Framework Plan and 2018 Athletics Master Plan).**
- **Provides improved access for pedestrian, bicycle, and vehicular traffic including transit.**
- Maximizes infill opportunities to utilize land resources and existing infrastructure.
- Minimizes site-development costs including extension of utilities, access, mass grading, etc.
- Minimizes opportunity cost (i.e., value of this use and size versus other alternatives).
- **Provides a size that will accommodate intercept and event parking needs.**
- Avoids unnecessary environmental impacts including significant tree removal.
- Allows site visibility and aesthetic character as appropriate for the intended use.
- Minimizes time for implementation of project.

C) Proposed Site



Looking northwest on Copeley Rd



Looking west on Massie Rd



Looking east on Massie Rd



Looking southwest on Copeley Rd

D) Design Guidelines

Site Planning

- Continue to reference the guiding principles and patterns of place-making that have distinguished the University since its founding.
- Locate entrances and exits to foster strong pedestrian connections to transit.
- Work with the existing grade to ensure that the street-side façade has a comfortable and appropriate scale.
- Recognize that this building will form part of a larger complex of existing structures (e.g., John Paul Jones Arena, Palmer Park, etc.) and future development.
- Plan for future multi-use space facing Massie Road so that garage is not prominent.
- Site design will support previous planning recommendations of a node of activity and a multi-modal transit hub in the area of the intersection of Massie and Copeley Roads.
- Pedestrian infrastructure will provide safe connection to the Massie and Copeley Roads intersection.

Storm water

- Storm water management will be designed holistically as part of the overall landscape and as an amenity.

Circulation and Parking

- Provide safe and efficient vehicular traffic entering/exiting the site and structure.
- Provide infrastructure for pedestrians to safely access bus waiting areas and to the sidewalks at the intersection of Massie and Copeley Roads.
- Maximize parking without overburdening the road network.
- Provide generous secure bike parking.

Architecture

- Provide architectural screening for sides of structure most visible from adjacent roads.
- The exterior envelope of the building should be constructed of quality materials that are contextual with other University buildings in the district.

- Stair towers will be prioritized for architectural expression.
- Integrate basic tenets of sustainable design and pursue ParkSmart rating.

Landscape

- Planning and design of the project landscape will prioritize areas of the site that are public facing.
- Provide amenities and a welcoming and comfortable environment for transit patrons.
- Provide generously sized walks for pedestrian connections.
- Provide appropriate and safe levels of lighting in accordance with University standards.
- Provide screening for service areas.

Review and Compliance

The Office of the Architect for the University is responsible for the review and approval of project compliance with these design guidelines.

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

BOARD MEETING: February 29, 2024

COMMITTEE: Buildings and Grounds

AGENDA ITEM: III.C. Concept, Site, and Design Guidelines: Research Computing Data Center

BACKGROUND: In September 2018, the Board of Visitors approved a plan to guide the near-term and long-term development of the Fontaine Research Park based on the following principles:

- Enhance access to care and improve the patient experience around evolving population health principles.
- Develop a vision for infrastructure and facilities needed to create a patient-friendly, translational research, and innovative community.
- Develop connectivity to Grounds and within the Fontaine Research Park.
- Develop options to begin replacing outdated clinical and research infrastructure on Grounds and at the Fontaine Research Park.

The near-term plan for the Fontaine Research Park includes developing transit, parking and amenities, a central road to assist with wayfinding and constructing up to 500,000 GSF of research and academic space to be served by a centralized energy plant. The Research Computing Data Center, master planned for 16MW of computing power with the supporting infrastructure, will provide world-class research opportunities with top-ranked supercomputing machines for the University. The facility is strategically placed adjacent to the Fontaine Central Energy Plant promoting industry leading sustainability opportunities and ensuring UVA's translational research capabilities.

DISCUSSION: The Office of the Architect for the University has prepared the concept, site, and design guidelines for the Research Computing Data Center that Ms. Raucher will review with the Committee.

ACTION REQUIRED: Approval by the Buildings and Grounds Committee

CONCEPT, SITE, AND DESIGN GUIDELINES FOR THE RESEARCH COMPUTING DATA CENTER

RESOLVED, the concept, site, and design guidelines for the Research Computing Data Center, prepared by the Architect for the University, are approved.

Research Computing Data Center Concept, Site, and Design Guidelines

A) Proposed Project Concept

The Research Computing Data Center's core function will support scientific investigations performed at UVA using world-class research computing systems. The building will be designed to accommodate multiple operating high-performance computing (HPC) machines and other networking, storage, patching, and equipment cabinets, as well as a small amount of office space. The proposed site for the Research Computing Data Center is located at the southeast quadrant of Fontaine Research Park, adjacent to the Fontaine Central Energy Plant (FCEP) and Health Services building at 500 Ray C. Hunt Drive. Proximity to the FCEP will afford the project an opportunity to establish a closed-loop water system which, when at full capacity, can leverage the Data Center's hot water output to provide park-wide heating demand.

B) Siting Criteria

The University of Virginia general siting criteria for all new facilities include the components listed below. Those highlighted are the most pertinent in determining the siting recommendation for the Research Computing Data Center.

- **Conforms with overall land use plan and district/area plans (2018 Fontaine Research Park Master Plan).**
- **Reinforces functional relationships with other components of the same department or program and is compatible with other neighboring uses.**
- **Satisfies access requirements – pedestrian, bicycle, vehicular, and service.**
- **Maximizes infill opportunities to utilize land resources and existing infrastructure.**
- Minimizes site-development costs including extension of utilities, access, loss of parking, mass grading, etc.
- **Minimizes opportunity cost (i.e., value of this use and size versus other alternatives).**
- **Provides a size that is adequate, but not excessive, for initial program, future expansion, and ancillary uses.**
- **Allows for incorporating sustainability principles in terms of solar orientation, reuse of historic structures, storm water management, etc.**
- **Avoids unnecessary environmental impacts including significant tree removal or filling of existing stream valleys.**
- **Allows site visibility and aesthetic character as appropriate for the intended use.**
- Minimizes time for implementation of project.

C) Proposed Site



Existing conditions at Fontaine Research Park with proposed site for the Data Center



Aerial view of the Fontaine Research Park Near-Term Master Plan



Proposed site for the Research Computing Data Center

D) Design Guidelines

Site Planning

- Continue to reference the guiding principles and patterns of place-making that have distinguished the University since its founding.
- Recognize that this building is not an isolated object but will form part of a larger grouping of buildings that are intended to create a collective sense of community, offer shared resources, and build on the University tradition of placing mixed uses in harmonious relation to the landscape.
- Work with the existing grade changes to ensure that the street-side façade has a comfortable and appropriate scale.
- Allow for phasing and future expansion to include both offices and additional utility space.
- Locate equipment within the building to allow for demonstrations of the University's HPC research.
- Locate the utility yard such that the building mass provides screening for the exterior equipment.

Storm water

- Storm water management should be designed in a manner consistent with the Fontaine Research Park Master Plan.

Circulation and Parking

- Accommodate pedestrian movement from parking adjacent to the Research Computing Data Center, Fontaine Central Energy Plant, and 500 Ray C. Hunt Drive.
- Develop a parking strategy that clearly delineates spaces reserved for University Staff and visitors of 500 Ray C. Hunt Drive.
- Provide service access to the building in an unobtrusive way that does not impede development of adjacent parcels.

Architecture

- The exterior envelope of the building should be constructed of quality materials that are contextual with other University buildings and ongoing projects at the Fontaine Research Park (Institute of Biotechnology, Fontaine Central Energy Plant, and Parking Garage).
- Integrate basic tenets of sustainable design and attain LEED Certification as a minimum.

Landscape

- Planning and design of the project landscape should be consistent with the Fontaine Research Park Master Plan.
- Provide appropriate and safe levels of lighting in accordance with University standards.
- Provide screening for service areas, dumpsters, and transformers.

Review and Compliance

The Office of the Architect for the University is responsible for the review and approval of project compliance with these design guidelines.

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

BOARD MEETING: February 29, 2024

COMMITTEE: Buildings and Grounds

AGENDA ITEM: III.C. Schematic Design Approval: Darden Student Housing

PROJECT BUDGET: \$165M

BACKGROUND: The Darden Graduate School of Business is well known for its vibrant academic community where learning occurs both within the classroom and beyond. The Darden Student Housing Project is an opportunity for Darden to fully realize a community consistent with Thomas Jefferson’s original vision for the University of Virginia to create a holistic learning and living community. When this project is realized, residential life at Darden will become a strategic, vibrant, and integral part of the complete educational experience for Darden students.

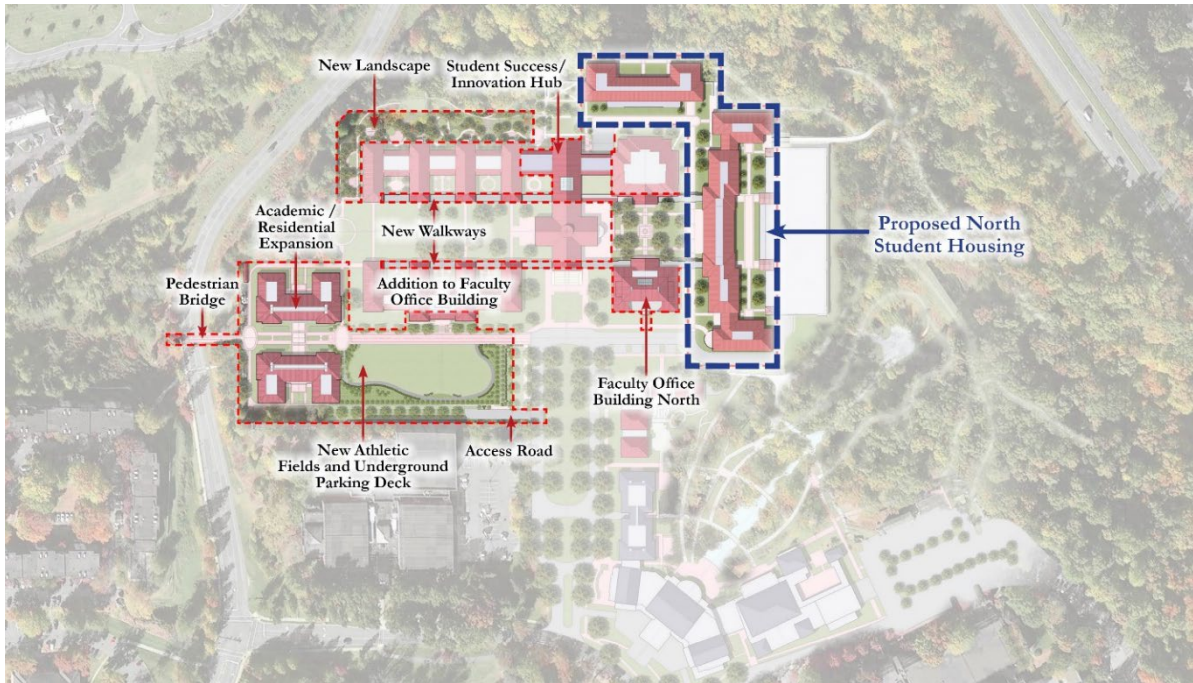
With a long list of shared amenities and communal spaces and a variety of thoughtfully designed accommodations that feature primarily 1-bedroom and 2-bedroom apartments, the project recognizes the diversity of Darden students and their needs. All of Darden’s living and learning facilities would be within easy reach: dining, library and study spaces, indoor and outdoor recreation, and parking. All residential units will provide immediate access to the Darden grounds and capture views of landscaped courtyards, the adjacent Arboretum, or forested hills to the north and west. The proposed student housing project will provide 218 units and 348 beds to support the Darden MBA residential student population of approximately 680-700 students. The project also contains new landscaped recreation amenities, as well as pathways and connections to the entirety of Darden and North Grounds.

DISCUSSION: At the December 2023 meeting, the Buildings and Grounds Committee reviewed the schematic design for the Darden Student Housing project developed by the design team, led by Robert A.M. Stern Architects, in collaboration with representatives of the Office of the Architect for the University, the Darden School of Business, and Facilities Management. Ms. Raucher will review the revised design based on feedback from the Committee.

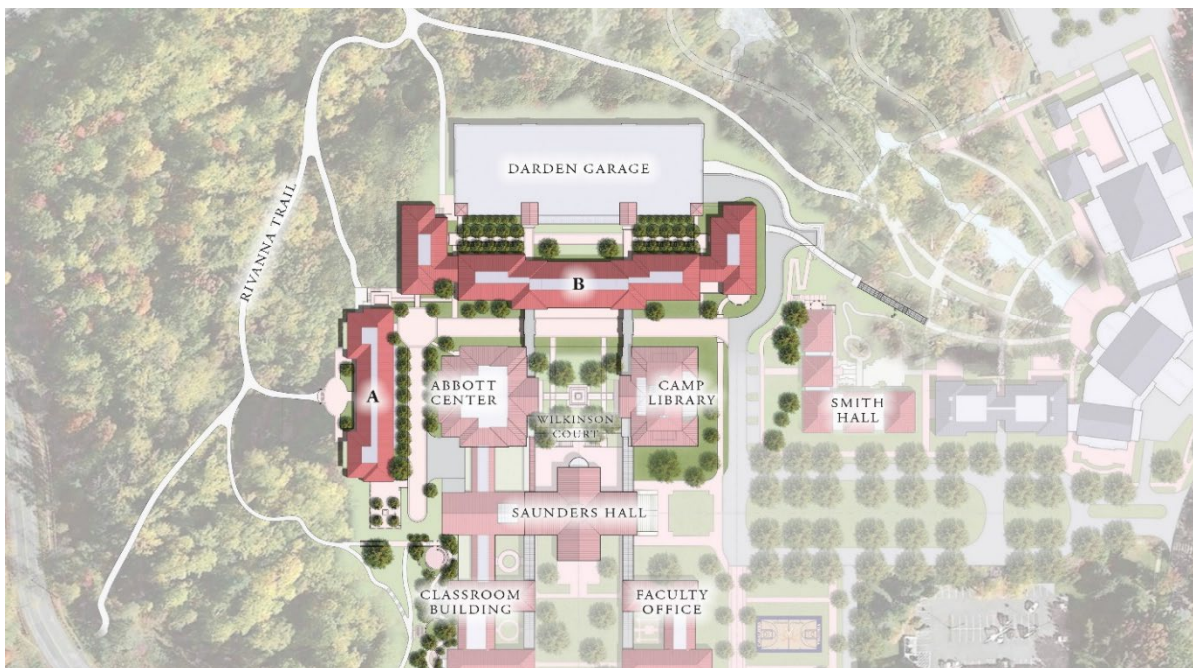
ACTION REQUIRED: Approval by the Buildings and Grounds Committee

SCHEMATIC DESIGN FOR DARDEN STUDENT HOUSING

RESOLVED, the schematic design for Darden Student Housing, prepared by Robert A.M. Stern Architects, in collaboration with representatives of the Office of the Architect for the University, the Darden School of Business, and Facilities Management, is approved for further development and construction.



2022 Darden Vision Plan



Proposed Site Plan



EAST ELEVATION



WEST ELEVATION

Proposed elevations for Building A



SOUTH ELEVATION



NORTH ELEVATION

Proposed elevations for Building B



Proposed rendering of Building B from Wilkinson Court



Proposed rendering of Building B from Darden Boulevard

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

BOARD MEETING: February 29, 2024

COMMITTEE: Buildings and Grounds

AGENDA ITEM: III.D.1. Naming: Paul and Diane Manning Institute of Biotechnology

BACKGROUND: University policy states that names for academic units, programmatic initiatives, and physical structures and spaces on the University of Virginia Grounds or property owned or leased by the University of Virginia or a University-Associated Organization, if used by the University, shall be approved by the Board of Visitors. The proposed naming that follows is recommended by the University’s Naming and Memorials Committee and by President Ryan.

Mr. Paul Manning is a remarkably successful entrepreneur with 30 years of experience in the healthcare industry. He founded the Charlottesville-based, healthcare-focused investment firm PBM Capital in 2010, for which he currently serves as chairman and CEO. He also serves as director of the Manning Family Foundation. A current member of the University’s Board of Visitors, Mr. Manning has also served on the UVA Health Foundation Board, the “Honor the Future” Campaign Executive Committee, and the Steering Committee for the University’s strategic planning process in 2013. In 2002, he was named Virginia Entrepreneur of the Year by Ernst and Young.

Ms. Diane Manning has been involved with several boards and organizations, including serving as director for the Manning Family Foundation and co-founder of the Focus to Cure Diabetes Foundation. In 2010, she received the inaugural Richmond Dining in the Dark Visionary Award for her dedication to fighting blindness and her support of vision research.

Mr. and Mrs. Manning have been heavily involved with philanthropy in healthcare through their family foundation. In addition to their extraordinary support for biomedical and diabetes research at the University of Virginia, they are longtime supporters of UVA Health Children’s Hospital and UVA Athletics, and their philanthropy extends to health and wellness initiatives beyond UVA. The Mannings’ three children are all UVA alumni and board members of the Manning Family Foundation: Bradford Manning (McIntire School of Commerce, 2007), Kaitlyn Manning Henry (College of Arts & Sciences, 2009), and Bryan Manning (College of Arts & Sciences, 2013).

DISCUSSION: In July 2022, the Mannings committed \$100M to the University to establish the Institute of Biotechnology, which will promote collaborative research aimed at finding new treatments and cures for challenging diseases that currently lack effective treatments. The Institute will bring together researchers and scientists from biomedical, engineering, and chemical sciences at the University; attract new talent; and create new opportunities

for UVA students and faculty to be at the forefront of advancements in science and technology. To help establish the Institute, the University will also leverage support from the Commonwealth of Virginia, as well as institutional funds in alignment with the UVA 2030 Plan strategic goal to enable discoveries that enrich and improve lives.

The Institute’s home at the Fontaine Research Park will bring together, under one roof, the high-tech research facilities and state-of-the-art manufacturing capabilities needed to accelerate the development and testing of new treatments and cures. The building will include laboratory space, expanded research facilities, core facilities, and areas for researchers and partnering biotechnology companies. The facility will also provide amenities for the Fontaine Research Park, including a café and conference center to encourage collaboration among researchers within the park and across Grounds.

In recognition of the Mannings’ extraordinary gift, the University and UVA Health request the Board’s approval to name the Institute’s facility the “Paul and Diane Manning Institute of Biotechnology.”

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

NAMING THE PAUL AND DIANE MANNING INSTITUTE OF BIOTECHNOLOGY

WHEREAS, Paul Manning is the founder and current chairman and CEO of PBM Capital, a health care-focused investment firm, and together with his wife, Diane, has been heavily involved in healthcare philanthropy through the Manning Family Foundation; and

WHEREAS, Mr. and Mrs. Manning are UVA parents and have been longtime, generous benefactors of the University and active members of the UVA community, and their philanthropy has supported areas across the institution with a particular focus on health research; and

WHEREAS, the Mannings committed \$100M to the University to help establish the Institute of Biotechnology and promote research aimed at finding new treatments and cures for challenging diseases that currently lack effective treatments; and

WHEREAS, the University will also leverage support from the Commonwealth of Virginia, as well as institutional funds to establish the Institute of Biotechnology; and

WHEREAS, the Institute of Biotechnology facility will bring together, under one roof, high-tech research facilities and state-of-the-art manufacturing capabilities needed to accelerate the development and testing of new treatments and cures;

RESOLVED, the Board of Visitors approves the naming of the facility as the Paul and Diane Manning Institute of Biotechnology; and

RESOLVED FURTHER, the Board of Visitors offers profound thanks to Paul and Diane Manning for their extraordinary and generous support of the University of Virginia and UVA Health.

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

BOARD MEETING: February 29, 2024

COMMITTEE: Buildings and Grounds

AGENDA ITEM: III.D.2. Namings in Recognition of Ramon W. Breeden, Jr.

BACKGROUND: University policy states that names for academic units, programmatic initiatives, and physical structures and spaces on the University of Virginia Grounds or property owned or leased by the University of Virginia or a University-Associated Organization, if used by the University, shall be approved by the Board of Visitors. The proposed naming that follows is recommended by the University’s Naming and Memorials Committee and by President Ryan.

Ramon (Ray) W. Breeden, Jr. is a 1956 alumnus of the McIntire School of Commerce. After pursuing post-graduate studies in business at the University of Richmond, he began his career as a math teacher and later moved to real estate development, holding various positions in real estate sales and mortgage financing before expanding into single-family home construction and then multifamily and commercial developments. In 1961, Mr. Breeden founded The Breeden Company, which has grown into a national developer of multifamily and commercial projects. In 2023, The Breeden Company was listed as one of the nation’s top multifamily owners by Multi-Housing News and was included in the 2023 Building Design and Construction Giants 400 Report. Mr. Breeden stepped down as President and CEO of the company in January 2022, and remains Chairman of the Board.

Mr. Breeden has been a long-time, generous donor to the University, and he recently committed a combined \$50M to the McIntire School of Commerce and UVA Athletics, both of which have consistently benefited from Mr. Breeden’s philanthropy over the years. He has served on McIntire’s Foundation Board and Advisory Board, as well as on multiple non-University related organizations including the Advisory Council for Virginia Commonwealth University’s Real Estate Graduate School of Studies, Tidewater Builders Association, Hampton Roads Military and Federal Facilities Alliance, and the Virginia Beach Education Foundation. Mr. Breeden is also a significant supporter of various nonprofit causes in the Virginia Beach and Tidewater area. In recognition of his impact as an accomplished developer and philanthropist, August 9 is known as “Ramon W. Breeden, Jr. Day” in Virginia Beach, where he resides with his wife, Lucy Channing Breeden. Mr. Breeden’s son, Christopher Breeden, is a 1997 alumnus of the McIntire School of Commerce.

DISCUSSION: Mr. Breeden’s recent commitment of \$25M to the McIntire School of Commerce will support the school’s expansion project. In recognition of his generous gift, the McIntire School of Commerce and its Foundation request approval to name the new Commerce complex, which includes Shumway Hall, Cobb Hall, Rouss Hall, and Robertson Hall, the “Ramon W. Breeden, Jr. Commerce Grounds.” The boundaries of the Commerce

complex do not include the Lawn and Academical Village. The Commerce complex will provide a host of outdoor meeting areas, expanded walkways, and green spaces; the landscaped space will establish a new gateway to Grounds that will welcome thousands of students, faculty, staff, and visitors every day. Additionally, the McIntire School and Foundation have requested that the road on the southeast corner of the Commerce complex be named "Breedon Way." Albemarle County owns this road and has reserved the requested name which meets the County's requirements.

Mr. Breedon's recent commitment of \$25M to UVA Athletics will support the Athletics Master Plan, a broad-based plan to modernize the facilities for the University's twenty-seven sports. In recognition of this generous gift, the Athletics Department and the Virginia Athletics Foundation (VAF) request the Board's approval to name the new Scott Stadium video scoreboard, upon its installation, in honor of Ramon W. Breedon, Jr. The new video scoreboard and sound system will significantly enhance the game day experience for Cavalier fans. Athletics and VAF also request the Board's approval to name the Athletics complex, which encompasses the new Football Operations Center and Olympic Sports Center, as well as the existing McCue Center, the "Ramon W. Breedon, Jr. Athletics Grounds."

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

NAMINGS IN RECOGNITION OF RAMON W. BREEDON, JR.

WHEREAS, Ramon W. Breedon, Jr. is a 1956 alumnus of the McIntire School of Commerce and a UVA parent; and

WHEREAS, in 1961, Mr. Breedon founded The Breedon Company, a national developer of multifamily and commercial real estate projects, and currently serves as its Board chair; and

WHEREAS, Mr. Breedon has been a longtime, generous donor to the University and has served on McIntire's Foundation Board and Advisory Board, and recently committed \$25M each to the McIntire School to support its expansion project and to UVA Athletics to support the Athletics Master Plan;

RESOLVED, the Board of Visitors approves the namings of the Ramon W. Breedon, Jr. Commerce Grounds and the Ramon W. Breedon, Jr. Athletics Grounds; and

RESOLVED FURTHER, the Board approves naming the new videoboard at Scott Stadium in honor of Ramon W. Breedon, Jr.; and

RESOLVED FURTHER, the Board of Visitors offers profound thanks to Mr. Breedon for his remarkable generosity.

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

BOARD MEETING: February 29, 2024

COMMITTEE: Buildings and Grounds

AGENDA ITEM: III.D.3. Naming: Charles Duffy Japanese Garden at the Darden School of Business

BACKGROUND: University policy states that names for academic units, programmatic initiatives, and physical structures and spaces on the University of Virginia Grounds or property owned or leased by the University of Virginia or a University-Associated Organization, if used by the University, shall be approved by the Board of Visitors. The proposed naming that follows is recommended by the University’s Naming and Memorials Committee and by President Ryan.

Charles G. Duffy III is an alumnus of the Darden School of Business (M.B.A., 1987), is a longtime, generous supporter of the Darden School and the Jefferson Scholars Foundation, and has served on the Jefferson Scholars Selection Committee. A resident of Buffalo, NY, and a self-employed philanthropist, he has endowed need-based scholarships at his undergraduate alma mater, Georgetown University, and has supported Catholic causes and the arts in the Buffalo area. Duffy Boulevard and the Duffy-Leahy Garden, both located on the Darden School grounds, were named in recognition of his philanthropy to the Darden School.

The Frank M. Sands Sr. (MBA '63) and Marjorie R. Sands Hotel at Darden and Conference Center for Lifelong Learning, also known by its marketing name The Forum Hotel, opened to the public in April 2023. The hotel grounds include an arboretum, the LaCross Botanical Gardens, a pond, a restored stream, and walking trails that connect the Darden School to the UVA School of Law, Rivanna Trail, and the greater University and Charlottesville area.

DISCUSSION: In recognition of Mr. Duffy’s generous support, the Darden School of Business and the Darden School Foundation request the Board’s approval to name a garden in the arboretum and LaCross Botanical Gardens the “Charles Duffy Japanese Garden.” This garden is located close to Smith Hall, and the requested name is inspired by the appreciation Mr. Duffy developed for the architecture and flora when he spent time in Japan.

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

NAMING THE CHARLES DUFFY JAPANESE GARDEN AT THE DARDEN SCHOOL OF BUSINESS

WHEREAS, Charles G. Duffy III is a 1987 alumnus of the Darden School of Business;
and

WHEREAS, Mr. Duffy is a philanthropist and has been a longtime, generous supporter of the University of Virginia, including the Darden School of Business and the Jefferson Scholars Foundation; and

WHEREAS, the Darden School seeks to recognize Mr. Duffy's philanthropy and honor his appreciation for the architecture and flora of Japan;

RESOLVED, the Board of Visitors approves the naming of the Charles Duffy Japanese Garden; and

RESOLVED FURTHER, the Board of Visitors offers profound thanks to Charles G. Duffy III for his generous support of the University.

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

BOARD MEETING: February 29, 2024

COMMITTEE: Buildings and Grounds

AGENDA ITEM: III.D.5. Naming: The Edgar Shannon Library

BACKGROUND: University policy states that names for academic units, programmatic initiatives, and physical structures and spaces on the University of Virginia Grounds or property owned or leased by the University of Virginia or a University-Associated Organization, if used by the University, shall be approved by the Board of Visitors. The proposed naming that follows is recommended by the University’s Naming and Memorials Committee and by President Ryan.

DISCUSSION: Alderman Library, named after UVA’s first president, Edwin A. Alderman, opened in 1938, replacing the Rotunda as the University’s main library. The Board of Visitors named Alderman Library after President Alderman because in many respects he brought the University into the first half of the 20th century and was principally responsible for giving the University the organization and ethos by which it then operated. Similarly, President Edgar Shannon, the University’s fourth president who served from 1959 until 1974, ushered UVA into the second half of the 20th century and transformed UVA into a modern research university.

Under President Shannon’s leadership, the University developed the character and values it still embraces today as we strive to be both great and good. Adopted many years after Mr. Shannon’s tenure as President, the University’s mission statement embodies many of his values by declaring “our enduring commitment to a vibrant and unique residential learning environment marked by the free and collegial exchange of ideas; our unwavering support of a collaborative, diverse community bound together by distinctive foundational values of honor, integrity, trust, and respect; and our universal dedication to excellence and affordable access.” During his 15 years as President, Mr. Shannon focused on pursuing excellence at every level through strengthening and expanding the faculty; growing the University’s endowment; promoting co-education; supporting greater access to education at the University and throughout the Commonwealth; and enhancing student life through promoting religious freedom, free speech, and student self-governance.

As the University recently completed an extensive major project to create a modern, state-of-the art main library through completely renovating the historic portion of the facility, demolishing the “new” stacks, and constructing a new addition, it is presented with an opportunity to recognize another past president who built upon the many achievements of President Alderman. In recognition of the many contributions of the University’s fourth president, Edgar F. Shannon Jr., the University, with the endorsement of the Naming and Memorials Committee, proposes renaming Alderman Library as “The Edgar Shannon

Library.” The University will retain the existing dedication plaques in Memorial Hall, the main entrance of the building.

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

NAMING THE EDGAR SHANNON LIBRARY

WHEREAS, Alderman Library opened in 1938 and was named for the University’s first president, Edwin A. Alderman, in recognition of his contributions to the University at that time; and

WHEREAS, the completion of the major project to modernize, expand, and transform the facility affords the University with an opportunity to recognize another past president who built upon the many achievements of President Alderman; and

WHEREAS, Edgar Shannon served as the fourth President of the University from 1959 until 1974; and

WHEREAS, during his 15 years as President, Shannon focused on pursuing excellence at every level through strengthening and expanding the faculty; growing the University’s endowment; promoting co-education; increasing access to education at the University and throughout the Commonwealth; and enhancing student life through promoting religious freedom, free speech, and student self-governance; and

WHEREAS, the University will continue to retain the existing dedication plaques in Memorial Hall; and

WHEREAS, the University of Virginia’s naming policies stipulate that the University reserves the right to rename its facilities, that naming honorees should demonstrate virtues the University hopes its students seek to emulate, and that names should bring distinction and honor to the University;

RESOLVED, the Board of Visitors approves the naming of the new Alderman Library as The Edgar Shannon Library.

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

BOARD MEETING: February 29, 2024

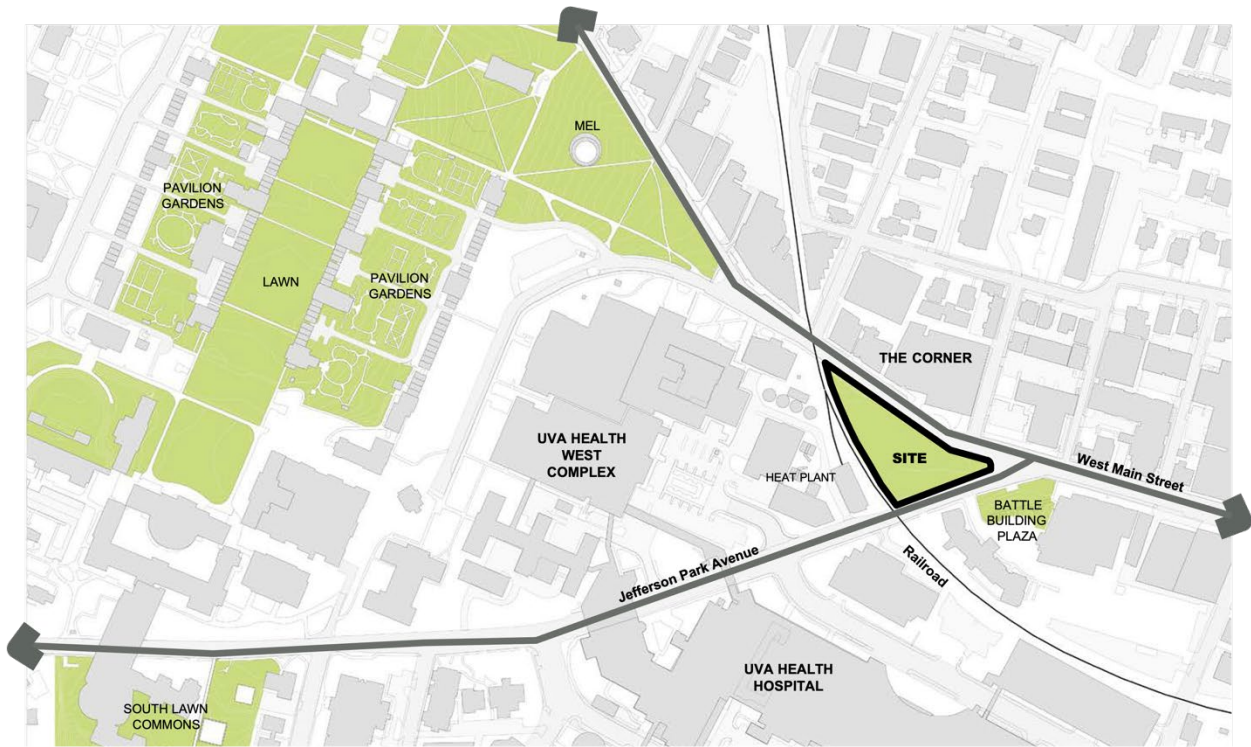
COMMITTEE: Buildings and Grounds

AGENDA ITEM: IV. University Avenue Park

ACTION REQUIRED: None

BACKGROUND: Located at the intersection of University Avenue and Jefferson Park Avenue near the Corner and the UVA Medical Center, the University Avenue Park marks a prominent landscape threshold to the University from downtown Charlottesville. Approximately one acre in size, the park currently contains a grove of mature trees and space for strolling. A UVA Presidential Committee requested that the University redesign the park into a public contemplative space that would serve as a new “welcome” to UVA’s Grounds and a place for reflection, gathering, and learning. The scheme, grounded in extensive site analysis and research on Monacan history and culture, celebrates indigenous landscape stewardship practices of the regional tribal nations and demonstrates traditional ways of caring for the land. The design includes more accessible park entrances along University Avenue, better views into the landscape, new walking paths, a gathering lawn, seating, additional native vegetation, and a garden of plants curated by an indigenous planting expert.

DISCUSSION: The design team was led by Wolf Josey Landscape Architects in collaboration with an advisory group composed of members of the Native American Student Union, Native and Indigenous Relations Community, former co-chairs of the UVA Presidential Committee on George Rogers Clark (faculty member and representative from the Monacan nation), Office of the Architect for the University, Office of the Provost, School of Architecture, and Facilities Management. Ms. Raucher will introduce Ms. Rachel Lloyd, UVA Senior Landscape Architect, who will review the planned design with the Committee.



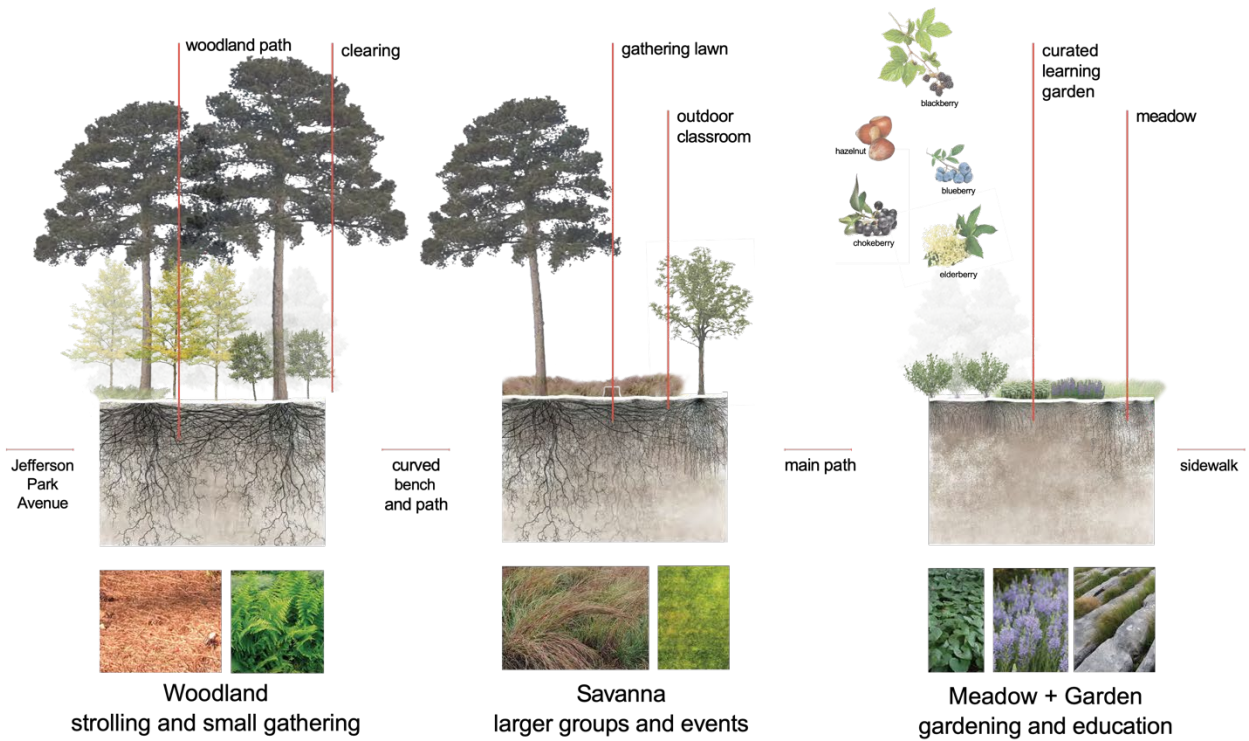
University Avenue Site



Current context and conditions



Site plan



Park Ecosystems/Activities



View from the north



View from the south

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

BOARD MEETING: February 29, 2024

COMMITTEE: Buildings and Grounds

AGENDA ITEM: V. Revisions to the Major Capital Plan

ACTION REQUIRED: None

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 2023, the Board of Visitors approved the 2023 Major Capital Plan for the UVA, UVA Health, and the UVA's College at Wise. In accordance with the University's capital planning process, the University updates the Capital Plan annually to add new projects, remove projects that are no longer a priority, and evaluate/prioritize projects to ensure alignment with institutional priorities and the 2030 Plan.

DISCUSSION: Ms. Sheehy will report on the major capital plan development process and review the proposed revisions to the Major Capital Plan. The proposed 2024 Major Capital Plan, as shown on the following pages, revises the plan approved by the Board of Visitors in June 2023 to include current cost estimates, add new projects, and remove projects no longer planned within the next several years.

The following major capital projects are proposed to be added to the Capital Plan:

- Pinn Hall 2nd-Floor Renovation
- Darden Faculty Office Building Renovation (planning/design)
- Darden Faculty Research Building Renovation (planning/design)
- Darden Global Innovation Nexus (planning/design)
- Observatory Mountain Engineering Research Facility (OMERF) MEP System Renewal & ADA Improvements (planning/design)
- Athletics Training Grounds Conversion (planning/design)
- Copeley Childcare Center Expansion (planning/design)

The University recommends removing the following major capital projects previously approved by the Board of Visitors:

- Old Cabell Hall Renewal
- Pinn Hall Integrated Spatial Biology Core Consortium

- UVA Museum (planning/design)

In addition to the projects proposed to be added to the 2024 Capital Program, the University of Virginia plans to initiate several strategic planning and space needs studies that will inform future capital projects:

- Futures Institute & Center for Entrepreneurism Building
- Assessment of Athletics facilities:
 - Klockner Stadium
 - Track & Field/Lannigan Field
 - Field Hockey Stadium
- Childcare Center (Oak Lawn site)
- Grove Street Site Redevelopment

One-page descriptions for each of the proposed new projects and studies listed above begin on page 40.

UVA PROPOSED 2024 MAJOR CAPITAL PLAN

Project	Est. Project Budget (in millions)	State GF	Gifts	Debt	Cash
Academic Division					
<i>Projects under construction</i>					
Center for Politics	\$ 10.00		\$ 10.00		
Fontaine Research Park Central Energy Plant & Utilities	\$ 70.00			\$ 62.50	\$ 7.50
Fontaine Research Park Parking Garage	\$ 61.00			\$ 46.65	\$ 14.35
Fontaine Research Park Roadway Infrastructure	\$ 10.00				\$ 10.00
Institute of Biotechnology	\$ 350.00		\$ 100.00	\$ 250.00	
Ivy Corridor Landscape & Infrastructure Phase IIA	\$ 11.80				\$ 11.80
Karsh Institute of Democracy (includes Batten)	\$ 80.00		\$ 5.00	\$ 75.00	
Low Temperature Hot Water Conversion	\$ 38.49			\$ 34.50	\$ 3.99
Mem Gym Infrastructure & Accessibility Renewal	\$ 20.50			\$ 20.50	
Olympic Sports Center	\$ 75.80		\$ 0.80	\$ 75.00	
Physics Building Renewal	\$ 62.51	\$ 60.42			\$ 2.09
Physics Building Classrooms	\$ 7.00	\$ 1.00			\$ 6.00
Replacement of the Scott Stadium Video Scoreboard	\$ 13.40		\$ 5.40		\$ 8.00
Shumway Hall (McIntire)	\$ 139.70		\$ 25.00	\$ 89.70	\$ 25.00
Virginia Guesthouse (UVA Hotel & Conference Center)	\$ 167.90		\$ 3.00	\$ 144.90	\$ 20.00

Project	Est. Project Budget (in millions)	State GF	Gifts	Debt	Cash
Academic Division					
<i>Projects in planning/design (P/D)</i>					
Center for the Arts (P/D)	\$ 15.30		\$ 15.30		
Darden Student Housing	\$ 165.00			\$ 165.00	
Engineering Academic Building (P/D)	\$ 5.00		\$ 5.00		
Monroe Hall Addition HVAC Renewal	\$ 9.00			\$ 4.50	\$ 4.50
North Grounds Parking Garage	\$ 50.00			\$ 19.70	\$ 30.30
Public Safety Building Renovation	\$ 10.00				\$ 10.00
Research Computing Data Center (P/D)	\$ 3.00				\$ 3.00
Second-year Housing Initiative (P/D)	\$ 7.00			\$ 7.00	
UVA NOVA Fairfax (tenant fit out)	\$ 20.60				\$ 20.60
<i>Projects not yet initiated</i>					
School of Architecture Center for Design (P/D)	\$ 4.00		\$ 4.00		
Replacement of the Chemistry Addition Chillers	\$ 10.00			\$ 10.00	
Environmental Health & Safety Facility (P/D)	\$ 1.50		\$ -		\$ 1.50
<i>Proposed new projects</i>					
Athletics Training Grounds Conversion (P/D)	\$ 1.00		\$ 1.00		
Darden Faculty Office Building Renovation (P/D)	\$ 1.50		\$ 1.50		
Darden Faculty Research Building Renovation (P/D)	\$ 1.50		\$ 1.50		
Darden Global Innovation Nexus (P/D)	\$ 5.00		\$ 5.00		
Hereford Residential College HVAC Upgrade	\$ 11.40				\$ 11.40
OMERF MEP System Renewal & ADA Improvements (P/D)	\$ 1.50				\$ 1.50
Pinn Hall 2nd-Floor Renovation	\$ 7.00				\$ 7.00
UVA Copeley Childcare Center Expansion (P/D)	\$ 1.50				\$ 1.50
Total for UVA Academic Division	\$ 1,448.90	\$ 61.42	\$ 182.50	\$ 1,004.95	\$ 200.03

Project	Est. Project Budget (in millions)	State GF	Gifts	Debt	Cash
UVA Health					
<i>Projects under construction</i>					
Focused Ultrasound Expansion	\$ 16.50				\$ 16.50
Zion Crossroads Shell Space Clinic Build Out	\$ 7.40				\$ 7.40
<i>Project in planning/design</i>					
UVA Encompass Rehabilitation Hospital Renovation and Expansion	\$ 45.00				\$ 45.00
UVA Hospital Project	\$ 120.00				\$ 120.00
<i>Projects not yet initiated</i>					
Consumer Ambulatory Clinic (tenant fit-out)	\$ 15.00				\$ 15.00
Multi-Disciplinary Ambulatory Clinic Building	\$ 155.00			\$ 77.50	\$ 77.50
Total for UVA Health	\$ 358.90	\$ -	\$ -	\$ 77.50	\$ 281.40
College at Wise					
<i>Projects not yet initiated</i>					
Darden Hall Renovation	\$ 46.10	\$ 46.10			
Technology Classroom Building	\$ 66.00	\$ 66.00			
Zehmer Hall Renovation	\$ 23.10	\$ 23.10			
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		
Total for the College at Wise	\$ 255.70	\$ 208.40	\$ 47.30	\$ -	\$ -
Total for UVA, UVA Health, & College at Wise	\$ 2,063.50	\$ 269.82	\$ 229.80	\$ 1,082.45	\$ 481.43

WRITTEN REPORTS

**Buildings and Grounds Committee
University of Virginia**

February 29, 2024

UVA SUSTAINABILITY: March 2024



Over the past three months, UVA has continued to pursue initiatives that reduce the University's environmental footprint while providing students, staff, and faculty new leadership opportunities.

Green Athletics

Green Games, initiated by UVA's Office for Sustainability (OFS), is a concerted effort to redirect waste generated at home athletic events away from landfills. Since fall 2022, all home football games have been designated Green Games, made possible by OFS student employees, UVA Recycling, UVA Athletics, and many student volunteers. In the six home games during the 2023 football season, over [60,000 pounds of waste was diverted from landfills](#). The waste management company, GFL Environmental, sponsored Scott Stadium's Race to Zero Waste initiative, urging fans to prioritize recycling and composting throughout the season. As an incentive, GFL Environmental committed a \$6,000 donation towards sustainability efforts on Grounds if the 60,000-pound diversion goal was met. In February 2024 two men's and two women's home basketball games were designated as Green Games.

Green Labs

This academic year, 39 labs across Grounds participated in the [Freezer Challenge](#), 59% increase over last year. Their collective actions saved approximately 425 kWh of electricity per day – equivalent to removing 21 average American households' energy use. The winner for the most energy saved was the School of Medicine's [Kibbe-Tsihlis lab](#). A single ultra-low temperature (ULT) freezer consumes about 20 kWh of electricity per day, approximately the same as the daily consumption of a household in the United States. Because of the energy intensity of these units, small actions can be taken to improve energy efficiency and yield great dividends. Not only did the Kibbe-Tsihlis lab's collective actions during the Freezer Challenge save 47 kWh of energy per day, but this number also almost doubles any other lab's savings at UVA during the challenge. From increasing the temperature setpoint of two ULT freezers from -80 °C to -70 °C to fully defrosting seven cold storage units, the entire Kibbe-Tsihlis team was invested in creating a high-performing yet sustainable research environment, demonstrating that labs can be sustainable without compromising the integrity of the research.

Green Transportation

UVA Facilities Management's Fleet Team continues to look for opportunities to expand electric vehicles in its fleet and to expand the number of charging stations. Three new charging stations, two on Grounds and one at UVA's College at Wise, are expected to be installed this spring.

Last fall, students in Professor Andres Clarens' Introduction to Green Engineering course (CEE 3050) developed models to help guide potential investments in UVA's electric vehicle charging infrastructure.

Green Buildings – Department of Energy Better Buildings Challenge

UVA's recognition by the U.S. Department of Energy (DOE) for achieving a 27% energy savings across its portfolio of more than 550 buildings, comprising 15.3 million square feet, was covered in [UVA Today](#), [Cavalier Daily](#), and [NBC29](#).

www.sustainability.virginia.edu



University of Virginia

HEREFORD RESIDENTIAL COLLEGE HVAC UPGRADE

Executive Summary

The Hereford Residential College provides housing for first-year and upper-class students in five buildings: Norris, Whyburn, Johnson, Malone, and Weedon. The buildings are currently heated and cooled via a two-pipe configuration. Switching between heating and cooling must be done centrally, and it can take several days for the changes to take full effect. During certain times of the year, primarily September, October, March, and April, residents express dissatisfaction with the inability to independently control the temperature and conditions of their respective rooms. The existing fan coil units have been discontinued, making them extremely difficult to maintain and repair.

Project Background

The proposed project, which will be phased over three summers, will upgrade the existing HVAC in the Hereford Residential College from a two-pipe to four-pipe system, as well as replace the existing fan coil units which have been discontinued and are difficult to maintain. Aligned with the 2030 Plan, this project will enhance the student experience by improving the quality of residential living, allowing residents the ability to control their desired comfort levels by switching between heating and cooling in their rooms and addressing humidification issues in the facilities. In addition, the project will increase overall building efficiency and extend the useful life of these facilities.

Proposed Timeline

Construction: Spring 2024

Expected completion: Summer 2026

Financial Information

Estimated project cost: \$11.4M

Fund source: Housing cash reserves



University of Virginia

PINN HALL 2ND-FLOOR RENOVATION

Executive Summary

The School of Medicine (SOM) is actively recruiting researchers for the new Institute of Biotechnology and needs additional wet laboratory space to accommodate increased research activity and investigators. Built in 1971, Pinn Hall is the largest research facility at the University at almost 450,000 GSF and is a central hub for the SOM's instructional and research space. In 2016, as part of the Health System's integrated space planning process, the SOM began a program of phased renovations of Pinn Hall to accommodate new research initiatives, while also sustaining current levels of activity and continuing to attract and retain the highest caliber faculty and students. Under the first phase of renovations, the University created an open lab concept that promotes flexible, adaptable, collaborative space.

Project Background

This project will renovate and convert 4,000 GSF of office space on the second floor of Pinn Hall to wet laboratory space to help meet the increased research needs of the SOM's growth plan. The renovated space will meet current laboratory specifications and provide a flexible, open working wet laboratory area with adjacent support spaces, as well as office space for investigators and staff. This renovation will completely remove existing finishes and utilities back to the building's shell, and construct new laboratories.

Proposed Timeline

Planning/Design: Spring/Summer 2024

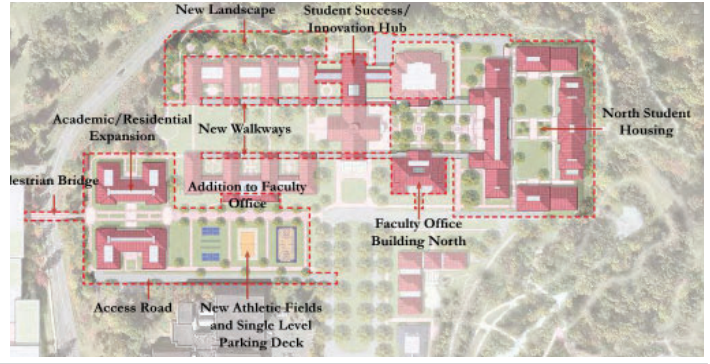
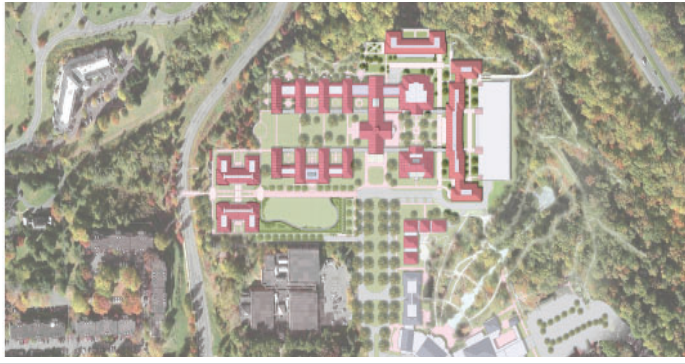
Construction: Fall 2024

Expected completion: Summer 2025

Financial Information

Estimated project cost: \$7M

Fund source: Federal grant



University of Virginia

DARDEN SCHOOL OF BUSINESS PROJECTS (PLANNING/DESIGN)

Executive Summary

In September 2022, the Board of Visitors approved the master plan for the development of the Darden School of Business, developed by Darden in collaboration with Robert A. M. Stern Architects. The plan is based on the following elements and principles:

- Enhancing the academic experience including a centrally located academic innovation “hub” and technology spaces to deliver the Batten Institute’s mission to advance collaboration, connectivity, programs, and student success; and improvements to the north and south faculty buildings to support Darden’s strategic aspirations.
- Enhancing the grounds through quads, landscaping, pedestrian bridges, and open green spaces that expand outdoor learning options; improving North Grounds and Ivy Gardens connectivity; and enhancing safety and accessibility for students.
- Developing an innovative, proximate, high-quality residential housing option to fully deliver Darden’s world-class MBA experience.
- Enabling office, meeting, and research support spaces aligned with recent and planned growth in faculty, non-residential students, alumni, and executive education participants in Charlottesville.
- Improving connectivity of North Grounds to Central Grounds.
- Maintaining UVA-consistent architecture and an overall responsible financial business model.

Project Background

In support of the 2022 master plan, the Darden School of Business proposes three new capital projects:

1. **Darden Faculty Office Building Renovation** - renovate and modernize existing facility (14K GSF renovation and 6K GSF new construction) to include a new central atrium, 20 new faculty offices, innovative collaborative spaces (faculty lounge and library), dynamic meeting rooms, new seminar room, more natural lighting, and connection with the exterior gardens and amenities.
2. **Darden Faculty Research Building Renovation** – renovate and modernize existing facility (14K GSF renovation and 6.5K GSF new construction) to provide improved entryway and building flow; additional collaboration spaces; and new or renovated spaces for the library reference desk, the Office of Research Services, the Data Research Lab, Centers for Excellence, and the Dean’s Suite.
3. **Darden Global Innovation Nexus** – create a new central hub to connect Saunders Hall, Abbott Center, and the Darden Classroom Building through the renovation of 58K GSF and new construction of 15K GSF; provide spaces for a new Commons, Student Success Center, Office of Transformational Learning, café, and renovated dining facility; and enhance ADA accessibility through connections across the top floors of the facilities.

Financial Information

Estimated planning/design costs:

- \$1.5M for the Darden Faculty Office Building Renovation
- \$1.5M for the Darden Faculty Research Building Renovation
- \$5.0M for the Darden Global Innovation Nexus

Fund Source: Gifts



University of Virginia

OBSERVATORY MOUNTAIN ENGINEERING RESEARCH FACILITY MEP SYSTEM RENEWAL AND ADA IMPROVEMENTS (PLANNING/DESIGN)

Executive Summary

The Observatory Mountain Engineering Research Facility (OMERF) was constructed in 1957 to house the University's experimental nuclear reactor which was decommissioned in 1998. The majority of the plumbing and electrical distribution is original to the building and is beyond its designed useful lifespan. The building's HVAC system is also at the end of its designed lifespan and in need of replacement.

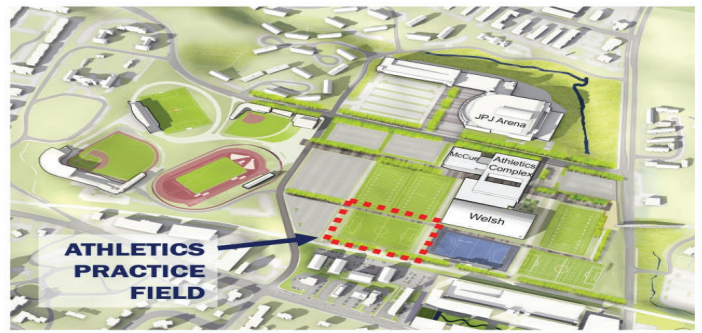
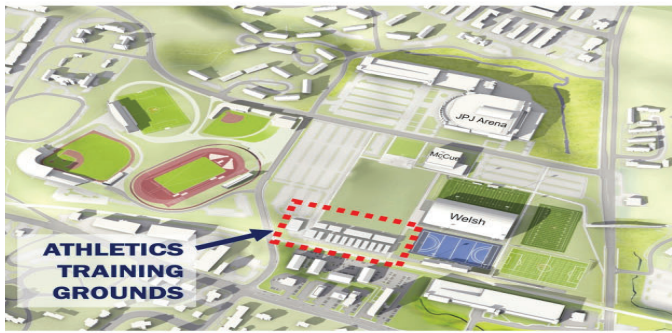
Project Background

A recent assessment identified the need for a full MEP system renewal of the building within the next five years due to age, deterioration, and obsolete equipment. During this evaluation, the School of Engineering and Applied Science (Engineering) reported the need for the building and its future use for both administrative space and robotics research. In order to continue the use of this building, a full system renewal is needed. This project will replace all distribution and aged system components, as well as bring the building into compliance with current fire, life safety, and accessibility code requirements. Any additional programmatic changes or interior improvements identified that are not directly related to the system renewal or ADA requirements will be funded separately by Engineering.

Financial Information

Estimated planning/design cost: \$1.5M

Fund source: Cash (deferred maintenance funds)



University of Virginia

ATHLETICS TRAINING GROUNDS CONVERSION (PLANNING/DESIGN)

Executive Summary

In 2018, the Board of Visitors approved the demolition of University Hall, the Cage, and the Sports Medicine facility, as well as the relocation of the functions housed in those facilities to temporary structures. The University developed the Training Grounds, which include a number of modular units and two stick-built structures to accommodate locker rooms for many of the Olympic Sports teams, lounges, sports medicine and nutrition areas, among other functions in support of UVA's student athletes.

Project Background

As these modular units near the end of their useful lives, and when the new Olympic Sports Center opens in 2025, these temporary structures will no longer be needed. This project would remove the existing structures from this site and convert the space to a full-sized practice field.

Financial Information

Estimated planning/design cost: \$1.0M

Fund source: Gifts



University of Virginia

UVA COPELEY CHILDCARE CENTER EXPANSION (PLANNING/DESIGN)

Executive Summary

In 2022, UVA's Childcare Center Working Group partnered with VMDO Architects to conduct a feasibility study for the delivery of short-, mid-, and long-term solutions to address the growing childcare capacity deficit at UVA. The 2023 UVA Childcare Needs Assessment confirmed the shortage of childcare options for UVA employees, including the lack of community options as many licensed centers move away from infant/toddler care. The evolving landscape and gaps in childcare affect the diverse professional needs of UVA's faculty, staff, and graduate students.

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Financial Information

Estimated planning/design cost: \$1.5M

Fund source: Operating cash

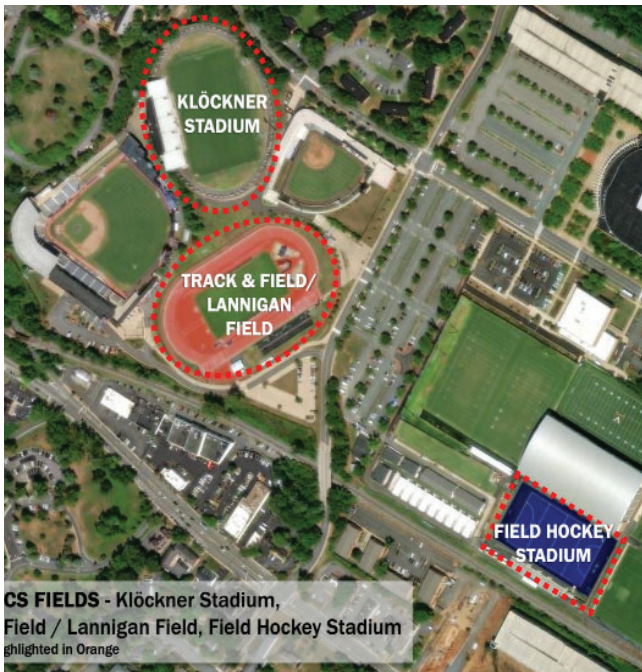
University of Virginia

PROPOSED PLANNING STUDIES



Futures Institute & Center for Entrepreneurism

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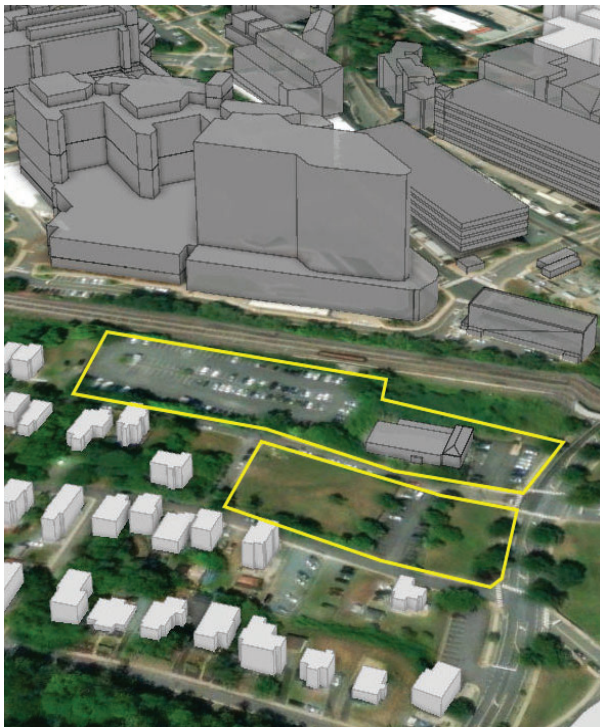
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University of Virginia

HEREFORD RESIDENTIAL COLLEGE HVAC UPGRADE

Executive Summary

The Hereford Residential College provides housing for first-year and upper-class students in five buildings: Norris, Whyburn, Johnson, Malone, and Weedon. The buildings are currently heated and cooled via a two-pipe configuration. Switching between heating and cooling must be done centrally, and it can take several days for the changes to take full effect. During certain times of the year, primarily September, October, March, and April, residents express dissatisfaction with the inability to independently control the temperature and conditions of their respective rooms. The existing fan coil units have been discontinued, making them extremely difficult to maintain and repair.

Project Background

The proposed project, which will be phased over three summers, will upgrade the existing HVAC in the Hereford Residential College from a two-pipe to four-pipe system, as well as replace the existing fan coil units which have been discontinued and are difficult to maintain. Aligned with the 2030 Plan, this project will enhance the student experience by improving the quality of residential living, allowing residents the ability to control their desired comfort levels by switching between heating and cooling in their rooms and addressing humidification issues in the facilities. In addition, the project will increase overall building efficiency and extend the useful life of these facilities.

Proposed Timeline

Construction: Spring 2024

Expected completion: Summer 2026

Financial Information

Estimated project cost: \$11.4M

Fund source: Housing cash reserves



University of Virginia

PINN HALL 2ND-FLOOR RENOVATION

Executive Summary

The School of Medicine (SOM) is actively recruiting researchers for the new Institute of Biotechnology and needs additional wet laboratory space to accommodate increased research activity and investigators. Built in 1971, Pinn Hall is the largest research facility at the University at almost 450,000 GSF and is a central hub for the SOM's instructional and research space. In 2016, as part of the Health System's integrated space planning process, the SOM began a program of phased renovations of Pinn Hall to accommodate new research initiatives, while also sustaining current levels of activity and continuing to attract and retain the highest caliber faculty and students. Under the first phase of renovations, the University created an open lab concept that promotes flexible, adaptable, collaborative space.

Project Background

This project will renovate and convert 4,000 GSF of office space on the second floor of Pinn Hall to wet laboratory space to help meet the increased research needs of the SOM's growth plan. The renovated space will meet current laboratory specifications and provide a flexible, open working wet laboratory area with adjacent support spaces, as well as office space for investigators and staff. This renovation will completely remove existing finishes and utilities back to the building's shell, and construct new laboratories.

Proposed Timeline

Planning/Design: Spring/Summer 2024

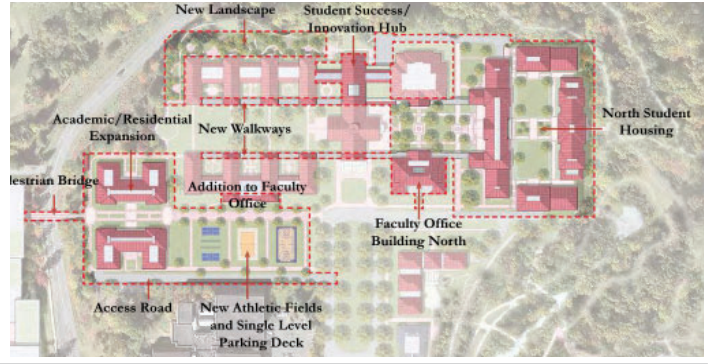
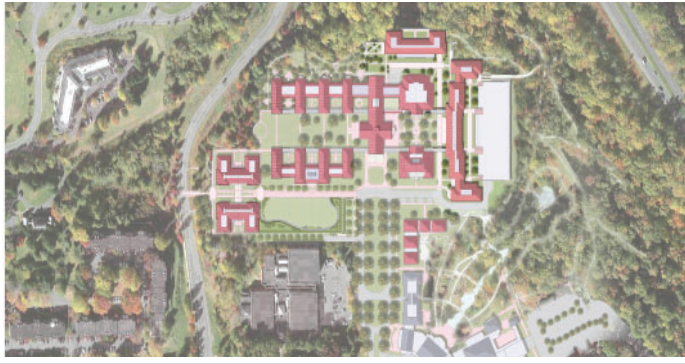
Construction: Fall 2024

Expected completion: Summer 2025

Financial Information

Estimated project cost: \$7M

Fund source: Federal grant



University of Virginia

DARDEN SCHOOL OF BUSINESS PROJECTS (PLANNING/DESIGN)

Executive Summary

In September 2022, the Board of Visitors approved the master plan for the development of the Darden School of Business, developed by Darden in collaboration with Robert A. M. Stern Architects. The plan is based on the following elements and principles:

- Enhancing the academic experience including a centrally located academic innovation “hub” and technology spaces to deliver the Batten Institute’s mission to advance collaboration, connectivity, programs, and student success; and improvements to the north and south faculty buildings to support Darden’s strategic aspirations.
- Enhancing the grounds through quads, landscaping, pedestrian bridges, and open green spaces that expand outdoor learning options; improving North Grounds and Ivy Gardens connectivity; and enhancing safety and accessibility for students.
- Developing an innovative, proximate, high-quality residential housing option to fully deliver Darden’s world-class MBA experience.
- Enabling office, meeting, and research support spaces aligned with recent and planned growth in faculty, non-residential students, alumni, and executive education participants in Charlottesville.
- Improving connectivity of North Grounds to Central Grounds.
- Maintaining UVA-consistent architecture and an overall responsible financial business model.

Project Background

In support of the 2022 master plan, the Darden School of Business proposes three new capital projects:

1. **Darden Faculty Office Building Renovation** - renovate and modernize existing facility (14K GSF renovation and 6K GSF new construction) to include a new central atrium, 20 new faculty offices, innovative collaborative spaces (faculty lounge and library), dynamic meeting rooms, new seminar room, more natural lighting, and connection with the exterior gardens and amenities.
2. **Darden Faculty Research Building Renovation** – renovate and modernize existing facility (14K GSF renovation and 6.5K GSF new construction) to provide improved entryway and building flow; additional collaboration spaces; and new or renovated spaces for the library reference desk, the Office of Research Services, the Data Research Lab, Centers for Excellence, and the Dean’s Suite.
3. **Darden Global Innovation Nexus** – create a new central hub to connect Saunders Hall, Abbott Center, and the Darden Classroom Building through the renovation of 58K GSF and new construction of 15K GSF; provide spaces for a new Commons, Student Success Center, Office of Transformational Learning, café, and renovated dining facility; and enhance ADA accessibility through connections across the top floors of the facilities.

Financial Information

Estimated planning/design costs:

- \$1.5M for the Darden Faculty Office Building Renovation
- \$1.5M for the Darden Faculty Research Building Renovation
- \$5.0M for the Darden Global Innovation Nexus

Fund Source: Gifts



University of Virginia

OBSERVATORY MOUNTAIN ENGINEERING RESEARCH FACILITY MEP SYSTEM RENEWAL AND ADA IMPROVEMENTS (PLANNING/DESIGN)

Executive Summary

The Observatory Mountain Engineering Research Facility (OMERF) was constructed in 1957 to house the University's experimental nuclear reactor which was decommissioned in 1998. The majority of the plumbing and electrical distribution is original to the building and is beyond its designed useful lifespan. The building's HVAC system is also at the end of its designed lifespan and in need of replacement.

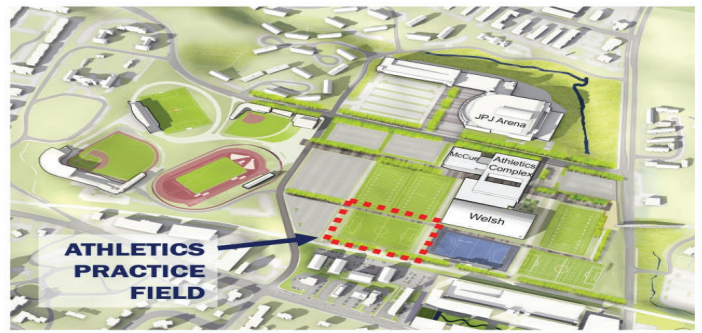
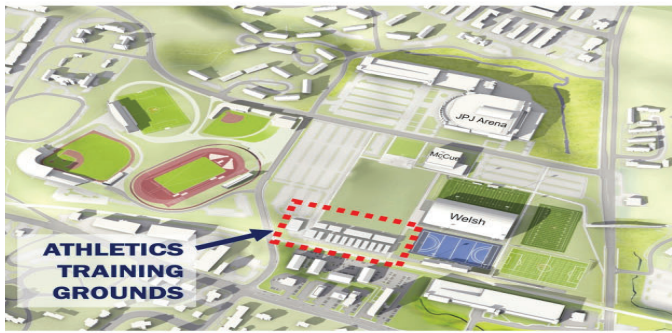
Project Background

A recent assessment identified the need for a full MEP system renewal of the building within the next five years due to age, deterioration, and obsolete equipment. During this evaluation, the School of Engineering and Applied Science (Engineering) reported the need for the building and its future use for both administrative space and robotics research. In order to continue the use of this building, a full system renewal is needed. This project will replace all distribution and aged system components, as well as bring the building into compliance with current fire, life safety, and accessibility code requirements. Any additional programmatic changes or interior improvements identified that are not directly related to the system renewal or ADA requirements will be funded separately by Engineering.

Financial Information

Estimated planning/design cost: \$1.5M

Fund source: Cash (deferred maintenance funds)



University of Virginia

ATHLETICS TRAINING GROUNDS CONVERSION (PLANNING/DESIGN)

Executive Summary

In 2018, the Board of Visitors approved the demolition of University Hall, the Cage, and the Sports Medicine facility, as well as the relocation of the functions housed in those facilities to temporary structures. The University developed the Training Grounds, which include a number of modular units and two stick-built structures to accommodate locker rooms for many of the Olympic Sports teams, lounges, sports medicine and nutrition areas, among other functions in support of UVA's student athletes.

Project Background

As these modular units near the end of their useful lives, and when the new Olympic Sports Center opens in 2025, these temporary structures will no longer be needed. This project would remove the existing structures from this site and convert the space to a full-sized practice field.

Financial Information

Estimated planning/design cost: \$1.0M

Fund source: Gifts



University of Virginia

UVA COPELEY CHILDCARE CENTER EXPANSION (PLANNING/DESIGN)

Executive Summary

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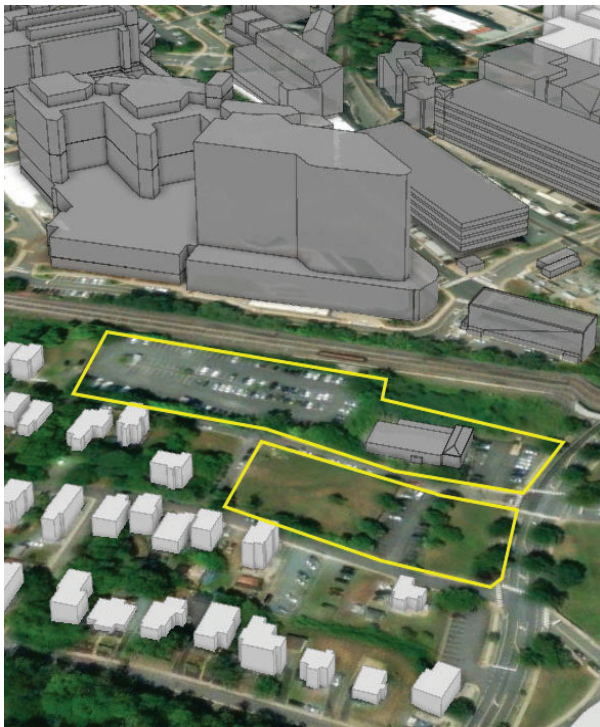
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