University of Washington
Faculty Council on University Facilities and Services
May 18th, 2017
10:00am - 11:30am
Gerberding 142

Meeting Synopsis:

1. Call to order
2. Approval of agenda
3. Review of the minutes from May 5th, 2017
4. Chair’s remarks
5. Population Health building - Jeannie Natta, Project Manager, Capital Projects Office
6. Good of the Order
7. Adjourn

1) Call to order

Christie called the meeting to order at 10:00 a.m.

2) Approval of agenda

The agenda was approved as written.

3) Review of the minutes from May 5th, 2017

The minutes from May 5th, 2017 were approved as written.

4) Chair’s remarks

Christie thanked members for their commitment to the council’s work during the year and thanked regular guests for their involvement with FCUFS.

5) Population Health building - Jeannie Natta, Project Manager, Capital Projects Office

Jeannie Natta (Project Manager, CPD), Steve Harrison (Project Manager, CPD), and Lyndsey Cameron (Principal Architectural Associate and Public Arts Coordinator, CPD) were present to provide information on the Population Health Facility Project. A PowerPoint was used as part of their presentation (Exhibit 1). It was noted the project is funded by a grant from the Bill & Melinda Gates Foundation.

Project overview

Currently in the project definition phase, the estimated size of the building is 300,000 sq. feet and the budget is $230,000. The facility is planned to serve as a powerful catalyst for the UW’s new Population
Health Initiative, housing the Institute for Health Metrics and Evaluation (IHME), Department of Global Health (DGH), portions of the School of Public Health (SPH), and other programs. A member asked about the presence of additional classroom space in the facility. Natta noted fitting teams have been involved in evaluating space for instructional teaching. The building is planned to have a wide range of uses, including:

- Offices: single/multiple occupancy, open work stations
- Collaborative group work areas
- Conference meeting spaces
- Instructional space
- Computing laboratories
- Outdoor spaces associated with program and campus needs

Natta gave a brief overview of the project schedule. Project closeout is planned for March - October of 2020 (construction is set to begin in February 2018).

She provided details of various levels of oversight and development committees. Governance includes participation by Population Health Council, the Provost, Executive Vice President Jeffrey Scott, and several other parties (Exhibit 1).

The Site Review Committee conducted a large scale review of possible sites and brought recommendations to the President, Provost, and UW Board of Regents (BoR). Sites considered were shown to the council (Exhibit 1). Eventually, Site B, which borders 15th street and is currently made up of the Guthrie Annexes (Department of Psychology) and Robinson Center was chosen as the site for the project. Parking was discussed; it was noted the lot near the building is rather small and limited. Members believed there were around 30 spots within the lot.

The project executive committee used a set of eight criteria to select the site (Exhibit 1). Site B was selected for various reasons, including:

- Visibility
- Central location
- Includes both outward public and internal campus face
- Opportunity for classrooms to attract students
- Ability to move forward with design/construction expeditiously

Outreach went out to students, UW’s neighboring communities, faculty and senior leadership, and occupants of buildings on proposed sites (especially those who would be displaced).

_Early Relocation Planning_

Cameron explained relocation studies took place beginning in June, 2016. The study was designed to facilitate the move of faculty and staff from the Guthrie Annexes and Robinson Center for Young Scholars into temporary locations and then into permanent space. Some of the stakeholders are happy
with the change, as they find the replacement space more suitable to their needs. The Department of Psychology was given a February 2018 vacate deadline. There was some discussion of relocating the Robinson Center. Members of the Center would like to stay on campus. They need classroom space and a general lounge. There will likely be a temporary location before there is a permanent location.

*Project phases*

The four phases of the project were outlined and defined by Natta. These include Project Definition, Design Pre-Construction, Design Construction, and Occupancy (Exhibit 1). Demolition will begin in February 2018. The Population Health Building is planned to be a flexible facility, one that can be renovated if necessary; the goal is to enable the facility to serve the purposes/stakeholders of the initiative as they evolve.

*Discussion and questions*

There was some discussion of “flexible space” and how accounting for it in design is carried out. It was noted this requires in-depth advanced planning relating to electricity, space management, creating shell space, as well as a number of other aspects. Tours have been done of successful flexible buildings around Seattle. One of the main purposes of making the space flexible is to allow some groups to move out of the facility and others to move in. There was some discussion of there being no wet labs in the scope. It was noted this was defined some time ago, and the building itself is not designed for wet lab space.

A member asked if the structure is being built in a way that would enable an additional floor to be added later. Natta explained they will maximize the volume of the site as defined in the Campus Master Plan: seven stories high is the current rough approximation, with a height limit of 105 feet.

Natta explained massing diagrams will be available for review in the fall of 2017. The minimum setback from the curbside must be 15 feet, but it will likely be further. There was some discussion of the front entrance of the building and common pedestrian routes. It was noted ADA (Americans with Disabilities Act) compliance is difficult from the south approach.

There was some discussion of security. It was noted the building needs to be locked on the side that borders 15th street for security purposes, as other university buildings bordering 15th see regular security issues. It was noted design should incorporate consideration of lunch and other mealtimes, including space to eat in the facility. Natta explained there is a desire to build a space that is welcoming to all UW community members, even those simply looking for a place to drink coffee and work on their laptops.

There was some discussion of a loading dock being placed on the southeast corner of the building and associated issues with grading.

Christie explained this building will have nice views to the southwest, and have sunset views of the Olympic Mountains. He placed emphasis on preservation of public, open space in the building that includes nice views, and urged not barring use of this type of space only for executive types.
There was some discussion of building efficiencies and balancing input from various users, which is a reality of the Project Executive Committee designing the site. All constituents are being asked to consider the best outcome for the UW and not just their own university interests.

A member noted there should be some consideration of outdoor spaces at high elevations, as these are common liabilities for suicide. It was noted any open windows facing 15th will let in a great deal of noise, as well.

Natta and other guests thanked the council for their input, and noted the group will be back in fall quarter to update on project development.

6) Good of the Order

McCormick explained a site is currently being identified for additional offsite shelving of UW Libraries collections. Many volumes need to be moved, as capacity at many of the UW’s libraries is up at 85-90%.

7) Adjourn

The meeting was adjourned at 11:30 a.m.

Minutes by Joey Burgess, jmbg@uw.edu, council support analyst

Present: Faculty: Bruce Balick, Rich Christie (chair), Laura Little, Murray Maitland, Bill Rorabaugh, AnnMarie Borys, Ashley Emery
Ex-officio rep: Chris Byrne, John Carroll, Steve Goldblatt
Guests: Mike McCormick, Jeannie Natta, George Sandison, Steve Harrison, Lyndsey Cameron

Absent: Faculty: Ann Mescher, Giovanni Migliaccio, Jan Whittington, Bill Erdly
President’s designee: Charles Kennedy
Ex-officio reps: Carly Bainbridge, John Carroll, Steve Goldblatt, JoAnn Taricani

Exhibits
Exhibit 1 – 205430 Pop Health FCUFS Presentation 2 05-18-17 Rev. 3 (1).pdf
Population Health Facility
Project Overview

University of Washington Faculty Council on University Facilities Services (FCUFS)

May 18, 2017
Agenda

- Vision & Goals
- Scope, Schedule & Budget
- Project Governance
- Site Selection
- Relocation Planning
- Project Outreach
Vision

The facility will serve as a powerful catalyst for the University’s new Population Health Vision and be an idea laboratory and collaboration incubator for students, faculty, staff, and visitors from a wide range of disciplines in the region, nation and world to address global health concerns.

It will house the Institute for Health Metrics and Evaluation (IHME), the Department of Global Health (DGH), and selected portions of the School of Public Health (SPH) and encourage stronger links with schools, colleges, and academic units across campus.
Goals

1. Foster collaboration and connectivity amongst those working within the facility, with other programs and with researchers at the UW, local and global partners, and students;

2. Promote healthy living within and around the new facility;

3. Design space that is flexible and adaptable to meet the evolving needs of IHME, DGH, and selected portions of SPH;

4. Employ best practices in sustainable building to reduce energy and water use, lower life cycle costs, and improve occupant satisfaction and health; and

5. Support and further the institution-wide Population Health Vision.
Scope

Estimated building size: 300,000 GSF

Anticipated Program
- Offices: single & multiple occupancy, open work stations
- Collaborative group work areas
- Conference / meeting spaces
- Instructional space
- Computing laboratories
- Possible street facing community-oriented destinations that help activate the neighborhood
- Outdoor spaces associated with program and campus needs

*Research wet laboratories are not part of the scope.
Schedule & Budget

Schedule
- EIS
- Site Selection
- Team Development
- Design
- Construction
- Closeout

Project Budget
$230 million

September 2016 – April 2017
September 2016 – May 2017
February 2017 – April 2017
May 2017 – June 2018
February 2018 – March 2020
March 2020 – October 2020
Project Governance

- **EXTERNAL ADVISORY GROUP (TBD)**
- **PRESIDENT**
- **POPULATION HEALTH COUNCIL**
  - **PROVOST** (POPULATION HEALTH FACILITY RESPONSIBLE PARTY)
  - **PROJECT EXECUTIVE COMMITTEE**
  - **PROJECT MANAGEMENT TEAM**
    - UW & Lease Crutcher Lewis/ Miller Hull Partnership
  - **MEP WORKING TEAM**
  - **PROGRAMMING AND FITOUT WORKING TEAM**
  - **SITE DEVELOPMENT & SHELL & CORE WORKING TEAM**
  - **SENIOR MANAGEMENT TEAM**
    - UW & Lease Crutcher Lewis/ Miller Hull Partnership
Sites Considered

Exhibit 1
# Assessment of Advantages of each site

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<tbody>
<tr>
<td>1. Create a Distinct and Identifiable Facility</td>
<td>Heart of West Campus</td>
<td>Central Campus Gateway</td>
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<tr>
<td>2. Foster Collaboration &amp; Creativity</td>
<td>No Consensus</td>
<td></td>
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<td>3. Flexibility &amp; Growth</td>
<td>Growth Opportunity</td>
<td></td>
<td></td>
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<tr>
<td>4. Site Specific Program Requirements</td>
<td></td>
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<td>No External Program</td>
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<td>5. Promote Healthy Living</td>
<td>Equal Advantages</td>
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<tr>
<td>7. Site Development Costs</td>
<td>$50-55M</td>
<td>$45-55M</td>
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<td>$35M</td>
<td>$45-55M</td>
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<td>8. Associated University Costs</td>
<td>$45-50M</td>
<td>$30-35M</td>
<td>$25-30M</td>
<td>$40M - Demo S1, Shuttle 30 yrs.</td>
<td>$100M - S1 Parking Replacement</td>
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Selected Site

- Visibility
- Central location
- Offers an outward public & internal campus face
- Opportunity for classrooms to attract students
- Move forward with design and construction expeditiously

Site B

Exhibit 1
Site Selection Outreach

UW AND NEIGHBORING COMMUNITY
- UWAC – UW Architectural Commission
- ULAC – UW Landscape Architectural Commission
- CUCAC – City/University Community Advisory Committee
- Process Partners – University Partners who will be team members in the Design Build Process

STUDENTS
- ASUW – Associated Students of the University of Washington
- GPSS – Graduate and Professional Students Senate
- SPHA – Student Public Health Association
- DACS – School of Public Health Dean’s Advisory Council for Students
- DGH Masters and Doctoral Students

FACULTY AND SENIOR LEADERSHIP
- FCUFS – Faculty Council on University Facilities and Services
- IHME – Institute of Health Metrics Evaluation Senior Leadership
- SPH – School of Public Health Chairs and Broader Faculty Leadership
Site Selection Outreach (cont’d)

OCCUPANTS OF BUILDINGS ON PROPOSED SITES
- Human Resources and Payroll
- Facilities Services Lock-shop
- Psychology
- Drama
- College of the Built Environment
- Office of Minority and Diversity Affairs
- Center for Young Scholars

NEIGHBORS OF PROPOSED SITES
- Housing & Food Services
- Office of Minority and Diversity Affairs
- College of the Built Environment
- Physics & Astronomy
- Church of Latter Day Saints
- Guthrie Annexes
- UWPD
Early Relocation Planning

Department of Psychology

- June 2016 – Kick off Meeting for Biology and Psychology leadership regarding the Business Case Analysis to repurpose Kincaid and bring disparate groups of Psychology together once high intensity Biology researchers move to the new Life Sciences Building.

- A high level quantitative analysis of all of Psychology space (Chem Library, Guthrie Hall, Guthrie Annexes 1-4, 3935, 3939, Brooklyn Trail Building, Johnson Hall, CHDD and UDB) as well as Biology space in Hitchcock and Kincaid was just completed. This document will serve to facilitate the move of faculty and staff from the Guthrie Annexes and the Robinson Center for Young Scholars into temporary locations and then into permanent space.

- It is the University’s goal to set these departments and their research and clinical programs up for short and long term success.
Current Relocation Planning

Department of Psychology

- Early May, 2017: Met with clinical faculty in Department of Psychology located in Guthrie Annex Buildings and distributed a survey to compile critical programmatic space needs for their research.

- Weekly meetings with the Psychology Department Chair and faculty have been scheduled to support this effort.

- May 15 & 16: First series of scheduled tours of potential spaces for temporary relocation.

Robinson School

- May 8: Met with Vice Provost and Dean, Undergraduate Academic Affairs

- Week of May 15: Meeting with Director, Robinson Center for Young Scholars
Greater Community Outreach

- FCUFS – Faculty Council on University Facilities and Services
- CUCAC – City/University Community Advisory Committee
- ASUW – Associated Students of the University of Washington
- GPSS – Graduate and Professional Students Senate
- Department Leadership in neighboring buildings
- Project Spotlight: https://cpd.uw.edu/population-health-facility

Design Guidance

- UWAC – UW Architectural Commission
- ULAC – UW Landscape Architectural Commission
Questions