

3. Capital Project: Report of the Project Planning Committee for the Faculty of Law Expansion

The Chair stated that the Board was being asked to consider proposals for four capital projects, each of which had been considered by the Planning and Budget Committee (P&B) on January 16, 2013. As outlined in the *Policy on Capital Planning and Capital Projects*, which had been revised in June, 2012, a capital project with a budget over \$10 million and all projects requiring borrowing must be approved by the Governing Council. Projects with a budget between \$3 and \$10 million did not require by the Governing Council approval. Rather, it was expected that such projects would be placed on the Academic Board's consent agenda and, if approved by the Board, would be confirmed by the Executive Committee.

The first capital project that would be considered by the Board, the Faculty of Law Expansion, had a proposed budget over \$10 million and financing would be needed. Therefore, if the proposal was recommended by the Board, it would require approval by the Governing Council on February 28, 2013. Execution of the project had been considered by the Business Board on January 28, 2013 and, subject to the Academic Board's recommendation and Governing Council approval, had been approved.

Professor Gotlieb, Chair of P&B, introduced the Faculty of Law Expansion Capital Project. The proposed project would include renovation in the Bora Laskin Library building, minimal renovation in the Flavelle House, and 2, 740 net assignable square metres (nasm) of newly constructed facilities. The estimated total project cost was \$54-million to be funded through Campaign pledges, Provostial central funds, Graduate Expansion Funds, the Faculty of Law, and borrowing. Early construction was targeted to begin in June 2013 with substantial completion of the project planned for June 2015. A summary of the discussion that had occurred at the P&B meeting is contained in the Committee's report.¹

At the invitation of the Chair, Professor Ian Lee, Associate Dean, JD Program, of the Faculty of Law addressed the Board. He stated the importance of the capital project to the Faculty, noting that there was a vital need for improved space, and he thanked the Board for its consideration of the proposal.

The Chair thanked a member for having submitted his questions about the proposal in advance of the meeting. The member then outlined his questions with respect to a projected occupancy cost that would be 50% higher than that of existing buildings, whether a cistern would be used, and the heat source for the pathway heat tracing. In response, Professor Mabury explained that the current Faculty of Law buildings were very old, and they lacked air conditioning and proper ventilation. For this reason, while the new space would be very efficient, it would be more energy intensive than the Flavelle House and Falconer Hall. Professor Mabury stated that a cistern would not be installed; such a feature was very expensive and was not required for

¹<http://www.governingcouncil.utoronto.ca/Assets/Governing+Council+Digital+Assets/Boards+and+Committees/Planning+and+Budget+Committee/2012-2013+Academic+Year/r0116.pdf>

3. **Capital Project: Report of the Project Planning Committee for the Faculty of Law Expansion** (cont'd)

Leadership in Energy and Environmental Design (LEED) Silver rating, the standard to which the Faculty of Law project was being designed. Heat tracing was also very expensive; it was planned that steam via a glycol exchanger would be used only in areas where it was required, such as fire exits and accessible ramps.

On motion duly moved, seconded, and carried

YOUR BOARD RECOMMENDS

- a) THAT the Project Planning Report for the Faculty of Law Expansion, dated December 11, 2012, a copy of which is attached hereto as Appendix "A" be approved in principle; and
- a) THAT the project scope to accommodate the Faculty of Law in 8, 180 nasm of existing facilities, renovated space and newly constructed space, as identified in the Project Planning Report be approved in principle at a total project cost of \$54 million to be funded as follows:

Capital Campaign pledges to date (Note 1)	\$33.1 M
Capital Campaign: remaining fundraising target (Note 1)	\$2.9 M
Long-term borrowing	\$3.5 M
Provostial Central Funds	\$6.0 M
Provincial Graduate Expansion Funds	\$4.5 M
Faculty of Law Operating Funds	<u>4.0 M</u>
Total	\$54.0 M

Note 1: short term bridge financing to be arranged centrally

4. **Capital Project: Report of the Project Planning Committee for the Jackman Institute of Child Study Expansion**

The Chair stated that the proposal for the Dr. Eric Jackman Institute of Child Study Expansion also had an estimated total project cost greater than \$10 million. It too would require approval by the Governing Council on February 28th, if recommended by the Board. Execution of the project also had been considered by the Business Board on January 28th and had been approved subject to the Academic Board's recommendation and Governing Council approval.

Professor Gottlieb provided an overview of the Jackman Expansion Capital Project. The proposal for the expansion of the Jackman Institute of Child Study included renovation of existing space at 45 Walmer Road and a modest new building to be constructed across the back yard areas of 56 and 58 Spadina Road. With adequate facilities, research space would be made available throughout the Laboratory School and Master of Arts program, allowing researchers and their research teams to remain in close proximity whenever possible. The total cost of the project was

4. Capital Project: Report of the Project Planning Committee for the Jackman Institute of Child Study Expansion (cont'd)

estimated at \$16-million, with funding provided from Capital Campaign funds, Institute of Child Study operating funds, Provostial central funds, and OISE operating funds.

Professor Jan Pelletier, Director of the Dr. Eric Jackman Institute of Child Study, thanked the Board for its consideration of the proposed capital project and expressed appreciation on behalf of the Jackman community for the expansion opportunity.

No questions were raised by members of the Board.

On motion duly moved, seconded, and carried

YOUR BOARD RECOMMENDS

- a) THAT the Project Planning Report for the Dr. Eric Jackman Institute of Child Study (ICS) Expansion, dated December 17, 2012, a copy of which is attached hereto as Appendix "B" be approved; and
- b) THAT the project scope to accommodate an expanded Jackman ICS totaling 3, 180 nasm including 1, 225 nasm new construction and additional renovated space, at 45 Walmer Road and on the combined sites of 56 and 58 Spadina Road at a total project cost of \$16 million, to be funded as follows, be approved in principle:

Capital Campaign funds received to date	\$4.7 M
Capital Campaign pledged to date (Note 1)	\$5.2 M
ICS Laboratory School Operating Funds (over 8 years, Note 1)	\$1.5 M
Provostial Central Funds	\$2.0 M
OISE Operating Funds	<u>\$2.6 M</u>
Total	\$16.0 M

Note 1: short term bridge financing to be arranged with OISE

5. University of Toronto Mississauga: Proposal for the Establishment of the Institute of Management and Innovation (IMI) as an Extra-Departmental Unit B

The Chair stated that the proposal for the establishment of an Institute of Management and Innovation (IMI) as an Extra-Departmental Unit B at UTM had been considered by P&B on January 16th. She elaborated that, under the *Guidelines for Administrative Functions and Protocols of Extra-Departmental Units (EDU)*, the creation of an EDU:A and B required approval by Governing Council, while approval of the creation of an EDU:C was delegated to Faculty Councils, and that of an EDU:D to the relevant academic unit. An EDU:B had a defined area of scholarship as a focus, students were admitted to its interdisciplinary programs, and interdisciplinary research was undertaken within the unit. However, teaching staff appointments were made in established departments with teaching staff cross-appointed to an EDU:B. If

5. University of Toronto Mississauga: Proposal for the Establishment of the Institute of Management and Innovation (IMI) as an Extra-Departmental Unit B (cont'd)

recommended by the Board, the IMI proposal would be considered for approval by the Governing Council on February 28th.

Professor Gotlieb outlined the proposal for a unit that would build on UTM's existing strengths. It would provide a framework for integrating the teaching of management with the discipline-, sector- or profession-specific teaching that made the program distinctive and explore synergies between programs in both academic delivery and administration. Included in the proposal was a substantial list of faculty who would hold non-budgetary cross-appointments to the proposed EDU. Wide consultation with cognate units concerning the proposal had occurred and the creation of the IMI was actively supported by a number of cognate departments and administrative units at UTM.

Professor Amy Mullin, Vice-Principal, Academic, and Dean, UTM, commented that, in describing the IMI's mission in focusing on the role of innovation and management in the development of the sciences, it was intended that social science disciplines and innovation in social policy be included in the unit's broad mandate.

There were no questions.

On motion duly moved, seconded, and carried

YOUR BOARD RECOMMENDS

THAT the proposal to establish the Institute for Management and Innovation as an Extra-Departmental Unit:B at the University of Toronto Mississauga, a copy of which is attached hereto as Appendix "C", be approved, effective July 1, 2013.

8. Capital Project: Report of the Project Planning Committee for the Renovation of the Chemistry Undergraduate Teaching Laboratories at the University of Toronto Mississauga

The Chair reiterated that capital projects with a budget between \$3 and \$10 million were considered for approval by the Academic Board and then forwarded to the Executive Committee for confirmation.

Professor Gotlieb introduced the proposed capital project for renovation of the UTM Chemistry Undergraduate Teaching Laboratories. Previous renovations to the laboratories had been completed in summer 2012 and had transformed the student experience. The proposed renovation would combine the existing teaching laboratories and adjacent research area into one large teaching laboratory which would support both teaching and research purposes. The space to be renovated would be fully vacant in March 2013, and if approved, the renovation would occur in the spring and summer of 2013, with occupancy planned for September 2013. The estimated total project cost of \$4.0-million would be funded from the UTM Operating Fund.

8. Capital Project: Report of the Project Planning Committee for the Renovation of the Chemistry Undergraduate Teaching Laboratories at the University of Toronto Mississauga (cont'd)

At the invitation of the Chair, a member outlined his concern regarding the inadequacies of ventilation in the labs noted in an external review of the Department of Chemical and Physical Sciences that had been conducted in February 2009. In response, Professor Mullin clarified that all environmental and health concerns had been addressed with subsequent renovation of the laboratories. Professor Misak agreed that the University must ensure that students and staff were not put at risk. She suggested that, in the future, when preparing reports, issues of concern related to earlier phases of proposed capital projects be clearly separated from subsequent phases of projects. Professor Mabury said that he would continue to follow up with Ms Susan Fern-MacDougall, Director of the Office of Environmental Health and Safety, with respect to a campus-wide chemical inventory.

It was duly moved and seconded

THAT subject to confirmation by the Executive Committee

- a) THAT the Project Planning Report for the Renovation of the Chemistry Teaching Laboratories at the University of Toronto Mississauga, dated November 2012, be approved; and
- b) THAT the project scope with a total project cost of \$3,956,738 be approved in principle.

It was duly moved and seconded

THAT the motion be amended to read:

THAT subject to confirmation by the Executive Committee

- a) THAT the Project Planning Report for the Renovation of the Chemistry Teaching Laboratories in the W.G. Davis Building at the University of Toronto Mississauga, dated November 2012, a copy of which is attached hereto as Appendix "D", be approved; and
- b) THAT the project scope with a total project cost of \$4.0 million to be funded from the UTM Operating Fund be approved in principle.

The vote to amend the motion was taken.
The motion carried.

The vote on the main motion was taken.
The motion carried.

9. Capital Project: Report of the Project Planning Committee for the Renovation of the Physics Undergraduate Teaching Laboratories at the University of Toronto Mississauga

Professor Gottlieb summarized the proposal for the UTM Physics Undergraduate Teaching Laboratories renovation, which would significantly improve the quality and practicality of UTM's physics education. The estimated total project cost of \$3.1-million would be funded from the UTM Operating Fund.

Professor Mullin informed the Board that the proposed renovations were greatly needed. In response to a comment by a member, she stated that UTM was working with an engineering firm with respect to the renovation and the proposed use of space. Professor Mabury confirmed that UTM would obtain Environmental Compliance Approval if required.

On motion duly moved, seconded, and carried

YOUR BOARD APPROVED

THAT subject to confirmation by the Executive Committee

- a) THAT the Project Planning Report for the Renovation of the Physics Undergraduate Teaching Laboratories at the University of Toronto Mississauga, dated December, 2012, be approved; and
- b) THAT the project scope for the proposed renovation of the Physics Teaching Laboratories, Phase 6 of a multiphase project, with a total project cost of \$3,092,529, be approved in principle.

It was duly moved and seconded

THAT the motion be amended to read:

THAT subject to confirmation by the Executive Committee

- a) THAT the Project Planning Report for the Renovation of the Chemistry Teaching Laboratories in the W.G. Davis Building at the University of Toronto Mississauga, dated November 2012, a copy of which is attached hereto as Appendix "D", be approved; and
- b) THAT the project scope with a total project cost of \$3.1 million to be funded from the UTM Operating Fund be approved in principle.

The vote to amend the motion was taken.
The motion carried.

The vote on the main motion was taken.
The motion carried.