



UNIVERSITY OF CENTRAL FLORIDA

**Minutes  
UCF Board of Trustees  
Facilities and Infrastructure Committee  
University of Central Florida  
June 28, 2023**

Trustee Jeff Condello, Vice Chair of the Facilities and Infrastructure Committee, called the meeting to order at 1:17 p.m.

Danielle Sarris, Executive Assistant to the Vice President for Facilities and Business Operations, reminded the committee that the meeting was covered by the Florida Sunshine Law and that the public and press were invited to attend.

Sarris called the roll and determined a quorum was present.

The following committee members were present: Caryl McAlpin, Jeff Condello, Danny Gaekwad, Stephen King, John Miklos and Michael Okaty.

Other trustees that attended included Tiffany Altizer, Bill Christy, Brandon Greenaway, Board Chair Alex Martins, Vice Chair Harold Mills

**MINUTES**

A motion to approve the meetings minutes of the February 23, 2023, meeting was made by King and unanimously approved as submitted.

**ACTION**

At Vice Chair Condello's request, Youndy Cook, vice president and general counsel, confirmed there were no disclosures of conflict of interest from the trustees.

**FACC – 1 Five-Year Capital Improvement Plan FY2024-2025 Through FY2028-2029**

Jon Varnell, Vice President for Facilities and Business Operations, confirmed that the Five-Year Capital Improvement plan had not changed since being presented at the May 18, 2023 Board Retreat.

Miklos made a motion to recommend approval of the Five-Year Capital Improvement Plan for FY2024-2025 through FY2028-2029 to the Board of Trustees, with King providing a second. The motion passed unanimously.

## FACC – 2 On-Campus Housing Rental Rates

Dr. Adrienne Frame, Vice President for Student Success and Well-Being, presented a 5-year rate structure that gradually increases rental rates on campus to address capital renewal plans and continued deferred maintenance. This proposed increase will allow UCF to devote \$7M to deferred maintenance concerns based on the Facilities Condition Assessment.

Frame shared that UCF has been without an increase in rental rates since 2012 and reiterated the importance of reinvesting in UCF's current housing infrastructure to ensure residential facilities remain highly desirable.

Okaty made a motion to recommend approval of the proposed rental rate increase of up to 4.5% in fiscal year 2023-2024 and up to 4% annually from fiscal year 2024-2025 through fiscal year 2027-2028, with Miklos providing a second. The motion passed unanimously.

Additional discussion occurred regarding the importance of overall affordability and providing financial assistance for students in need.

Dr. Chris MacDonald, Assistant Vice President for Housing, Recreation and Wellness, and Childcare provided clarification on double occupancy rates for fiscal year 2024 stating that select residence halls will maintain their current rate for the first year of the proposed rate structure.

## FACC – 3 College of Nursing Building – Project Approval

Varnell reiterated that UCF is in position to move forward with the College of Nursing Building. Project funding, schedule and renderings were previously shared at the May 18, 2023 Board Retreat.

McAlpin made a motion to approve recommend approval of the use of up to \$68,781,430 in funding for design, preconstruction, permitting, construction, equipment and other associated project costs for the College of Nursing Building, with Miklos providing a second. The motion passed unanimously.

## FACC – 4 Linear Generator – Project Approval

Varnell reiterated that approval would allow this project to move forward following his presentation on schedule, funding and site plan information at the May 18, 2023 Board Retreat.

Okaty made a motion to recommend approval of the use of up to \$4.7M in funding for design, preconstruction, permitting, construction, equipment and other associated project costs for the Linear Generator project

**DISCUSSION**

**DISC – 1    Space Utilization Study**

Michael Johnson, Provost and Executive Vice President for Academic Affairs, emphasized the importance of maximizing existing space as one of the university’s most limited and valuable resource to advance the UCF Strategic Plan.

Varnell provided the overall takeaways of the space utilization study and existing opportunities to maximize space on the UCF Main Campus (including Research Park), Academic Health Sciences (Lake Nona) Campus, UCF Downtown Campus and Rosen Campus.

Discussion occurred regarding the composition and purpose of the University Space Committee.

**DISC – 2    Facilities Operations Key Data Indicators**

Varnell provided an update on FY2021-2022 key operating cost metrics for maintaining UCF’s 4.6M gsf of E&G-owned space.

**NEW BUSINESS**

The committee had no other business to discuss.

**ADJOURNMENT**

Condello adjourned the Facilities and Infrastructure Committee meeting at 2:46 p.m.

Reviewed by:

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Jeff Condello Date  
Vice Chair, Facilities and Infrastructure Committee

Respectfully submitted:

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Mike Kilbride Date  
Executive Chief of Staff