

**CAMPUS DEVELOPMENT COMMITTEE (CDC)**

**MEETING MINUTES 1/30/07 (1:00 TO 2:00)**

**ROOM 296 - MARSHALL CENTER**

**Meeting Commenced at 1:05pm**

**DRAFT**

**In Attendance:**

**USF Campus Development Committee**

Sarah Connelly

Guy Conway

Sandy Cooper

Adrian Cuarta

Barbara Donerly

Trudie Frecker

Jim Grant

Ron Hanke

Patricia Haynie

Sheila Holbrook

Tom Kane

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- d. It was emphasized that today's review is not dealing with utilities or impacts, those will be addressed in the Phase 1 submittal per the sublease. The meeting today is to approve the amendment to the 2005 Tampa Campus Master Plan.
- e. Moffitt representatives agreed to the following:
  - 1) If the area impacts to the University's utilities, Moffitt will pay for incremental increases, credits, etc. Moffitt Agrees.
  - 2) A roadway analysis of improvements and the related impacts will be required, and Moffitt will share in the costs for the improvements. Moffitt already has plans in progress for a traffic study.
  - 3) In negotiations with the City of Tampa concerning the Master Plan impacts, it is understood that Moffitt will pay a pro-rated share of those costs based on their use of the GSF in the medical district. Moffitt has agreed to this.
  - 4) There will be no request for staging areas outside of the sublease line for the construction.
- f. Parking and Moffitt's commitment was discussed:
  - 1) When under construction Moffitt does not expect to impact any of the University parking lots. Work will be confined in the Moffitt subleased space.
  - 2) USF will reduce the number of Moffitt parking permits by 959 next year. Moffitt has already put in service an off-site shuttle service. Moffitt currently has 2266 permits.
  - 3) Once their new parking garage is built, Moffitt will have 1000 additional spaces on the subleased site.
    - a) The 40 new patient beds that are being built should not impact the parking, as the parking spaces will not all be occupied at the same time.
    - b) As work is completed on the off-site campus location, the heavy traffic generators will be moved to that off-campus location (clinic, patients, staff).
    - c) In the future, Moffitt might need 200 spaces, and will utilize what USF can provide them, but plan to use their off-site shuttle service. Any USF parking will be reserved spaces.
  - 4) Currently Moffitt has 1866 HE permits & 159 Y47 Gold permits; this will be reduced by 800 HE permits and all of the 159 Y47 will be eliminated, for a total of 959.
- g. It was noted that Moffitt's revisions eliminating a Faculty Office Building and a Research Building, do not affect USF's projected growth in facilities in the Master Plan. The 200,000 GSF office building and 200,000 GSF research building will remain in the Master Plan for USF Health Facilities.

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Q: There are reserved patient spaces across the street from Moffitt. Will the project impact those spaces in the USF lot?

A: There are 8-9 spaces within the Moffitt sublease line that will remain in Moffitt control. Uncertain how many Moffitt people are parking in the remainder of the lot – probably 100+. Will need to talk about possibility of using that space for staff.

### **Additional Comments:**

The information was shared with Trustee Arnold last week and may be discussed at the next ACE meeting. The status of the Adopted Master Plan was discussed and the question arose as to whether we could move forward before the University has a new Campus Development Agreement finalized with the City. The General Counsel's office looked at this issue, and determined that the 2005 Master Plan Update supersedes the old plan. USF has 270 days from December 7, 2006 to execute the new Agreement. The current Agreement was extended to December 7, 2008, as the University has unused GSF in the Agreement. The University has enough capacity to bridge adoption. This Moffitt revision reduces the amount of GSF, so we do not need to take the proposal to the City.

This is the first step to approve before being presented to ACE and proceeding with design review. Parking impacts will be addressed. Traffic impacts will be analyzed in the near future.

### **Motion:**

Recommendation made to approve the revised proposal. Motion was seconded and unanimously passed to provide ACE with information for the February 1, 2007 meeting.