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**TOPIC:** University of Maryland, College Park (UMCP): University of Maryland College Park Foundation Renovation of the University of Maryland, College Park President's Residence

**COMMITTEE:** Committee of the Whole

**DATE OF MEETING:** September 17, 2010

**SUMMARY:** The Executive Committee of the University of Maryland College Park Foundation (Foundation) requests USM Board of Regents approval to either upgrade by renovation or replace the existing UMCP President's Residence.

The current residence, a 5,600 square-foot home (including a 1,400 square foot basement) was built on campus in 1956 and has not had any significant refurbishment since 1993. The residence does not have sprinklers or smoke detectors nor is it connected to the new campus-wide fire alarm monitoring system. The residence foundation and HVAC and plumbing systems are in need of repair and improvement as-well-as general maintenance and modernization including renovation of the kitchen and bathrooms, interior and exterior painting, carpet replacement, and window replacement. The house has asbestos containing materials and likely lead-based paint. The main first floor entrance is not handicapped accessible.

If constructed new, the residence would be of modest size containing less square footage and be essentially a private space that could accommodate small dinners and receptions resulting in lower maintenance and operating costs. The residence will meet all ADA standards and be designed and constructed to meet a LEED Silver certification.

Therefore, the University of Maryland College Park Foundation requests USM Board of Regents approval to enter the University of Maryland, College Park campus for the purpose of renovating the existing or constructing a new residence (on its current site) as described above. The improvements will be funded with Foundation assets and all design and construction contracts will be secured by and be the responsibility of the Foundation. The Foundation will work closely with the University during the design and construction period and upon completion, will convey its interests in the improvements to the University.

**ALTERNATIVES:** Two alternatives to the recommendations herein were considered including maintaining the residence as is and locating an appropriate off campus site location for the president's residence. The Foundation and University believe that the residence in its current condition is not livable and must either be renovated or replaced. Having the president living on the campus and being an integral part of the campus community is deemed to be essential to the success of the University and critical to its mission. The Foundation and University strongly support the recommended improvements.

**FISCAL IMPACT:** The cost to design and construct the described improvements will be funded by the Foundation through private donations. Donations for improvements to the residence are projected to be approximately \$1.1 million. If a new residence can be designed and constructed for no more than this amount, the Foundation will likely choose to construct a new residence rather than renovating the existing structure. The University expects to save approximately \$75,000 a year in operating costs.

**CHANCELLOR'S RECOMMENDATION:** That the Board of Regents authorize the University of Maryland, College Park to grant access to its property including the existing president's residence to the University of Maryland College Park Foundation for the purpose of renovating or replacing the existing President's Residence as described above, to be funded from donations received by the Foundation for this purpose; and, delegate to the Chancellor the authority to execute all required documentation following legal review by the Office of the Attorney General and consistent with the appropriate USM policy and procedures. The University and the Foundation shall continue to work with the USM Office of the Chief Operating Officer/Vice Chancellor for Administration and Finance during the process.

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COMMITTEE RECOMMENDATION:

DATE:

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BOARD ACTION:

DATE:

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SUBMITTED BY: Joseph F. Vivona (301) 445-1923

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