

The University of New Mexico
Historic Preservation Committee
Monthly Meeting
June 6, 2016
11:00am 12:30pm

Committee Members Present:

Audra Bellmore, Franciso Uviña, Chris Grotbeck, Patrick Hogan, Steve Yourstone, Justine Andrews, Kim Feldman

Additional Attendees:

Taudy Miller, Steve Silva, Angel Becerra
Maxine Marks, Research Assistant

Agenda:

- Item 1: Approve minutes from April meeting
- Item 2: Review of Alumni Chapel signage (Claudia Miller)
- Item 3: Tentative review of lighting fixture changes in Anthropology Annex (Angel Becerra from PPD Energy)
- Item 4: Update on Anthropology Windows RFP changes (tentative Tony Silva, Project Manager PPD Remodel)

Item 1: April meeting minutes approved by acclamation.

Item 2: Postponed

Item 3: Angel Becerra shares presentation on proposed exterior lighting for the Anthropology Annex. Instead of floodlights that blast the whole area with light, he proposes to add new led fixtures to the front, between the windows on the east side of the building. The new led light would use existing light circuit and point straight down without glare. Patrick Hogan tells the committee that there are no historic issues with the interior, but that outdoor lighting affects the façade of the Anthropology Annex. Steve Yourstone suggest mounting lights on an adjacent building and Audra Bellmore suggests roof installation instead of exterior walls. Steve suggests mounting light on adjacent building, Angel Becerra adds the University is making a campus-wide switch to led-lights and that the Anthropology Annex will have 10 total fixtures on the exterior.

Audra Bellmore asks if there are options that wouldn't cut into the wall. Francisco suggests the parapet and Patrick indicates it will impact façade, but not majorly.

Angel Becerra says that the led fixtures are smaller and proved very efficient direct lighting for path.

Audra Bellmore inquires what the proposed timeframe is for installation, to which Becerra responds installation will begin in August while interior installation has already started.

Patrick Hogan suggests that the led fixtures match the color of the building's exterior. Audra Bellmore considers the idea of writing an MOU indicating support/approval of exterior led installation with color match. Francisco Uviña suggests that lights should be uniformly installed for better appearance and Angel Becerra said the lights would probably be installed at the top line of windows.

Audra Bellmore said that she will draft a memo to Angel Becerra indicating that the HPC approves/supports installation of the led lights on the Anthropology Annex so long as the fixtures match the color of the exterior and are installed uniformly

Item 4: Tony Silva, update on window restoration for the Anthropology Annex. PPD extended the RFP, but there are delays, still under evaluation, large financial gap between only 2 submitted proposals. The project is "in a holding pattern," but there are some things that can be done. This includes completing evaluations of submissions with the likelihood that funding might not be available.

Chris Grotbeck offers to speak on the situation, but first offers his resignation from the HPC. He reminds the committee that the HPC is an advisory body for the regents and that the PPD funds and performs projects independently which can sometimes seem at odds with historic preservation. The HPC advises the regents while the regents instruct PPD. The windows historic preservation project for the Anthropology Annex didn't follow that route.

Chris Grotbeck said that his department, PPD Engineering, had a chunk of money that needed to be spent by June 30, 2016. He asked his boss if money could be used as an "energy conservation project." His boss agreed, and went through the process, but when the prices came back we only got 2 proposals: one at \$250k the other at \$400k. The cost disparity in the proposals left PPD unsure given those two very different bid responses.

Chris Grotbeck said that he learned that the RFP process should have started at the proper channels including going to the regents first. It is a difficult process for the bidders because it takes a lot of their resources for the little window repair guys to even bid. Grotbeck emphasized that the HPC has to follow the chain of command and with his resignation he recommends that the HPC follow chain of command.

Bob Notary discussion, regents need to set up funding mechanism

Steve Yourstone encouraged Chris Grotbeck to the on HPC, Kim Feldman voiced the same sentiment: Kim Feldman also asks if the difficulty of this RFP is common and Chris Grotbeck explains that smaller projects can be more cumbersome, difficult,

and costly. PPD does not have many small projects and they are looking at that issue now, to help make it less challenging for small companies to bid for projects under \$60k.

The committee then focused on two issues:

1. Funding and small business bidding.
2. Chain of command.

Steve Yourstone inquired if the HPC has presented to the Regents before. Audra Bellmore indicated yes, but not for a specific project.

Taudy Miller addressed the fact that for such specialized fields it could be worthwhile to work through purchasing for an on-call contractor. Then, PPD would have a pool of resources for reconstruction projects and specialized services like historic preservation.

Chris Grotbeck indicated that every job would still have to go through selection process.

Taudy Miller offered to have a conversation with Bruce Sharon. The HPC is tasked with preserving historic buildings, tier 1 or tier 2 buildings and Robert's on board, most of PPD is on board, the cost could be higher, need to account for that when doing budgeting, educating and helping people to transition, time to formalize it, On next agenda: Gary Smith

Taudy Miller: it's not a battle, PPD is tasked with it as well, if there's a conflict we need to make it work.

Patrick Hogan asks if we have are required to have a PPD member and Audra Bellmore indicates that, yes, it's a directive.

Chris Grotbeck noted that it was a pleasure to serve on the HPC.

Taudy Miller suggested that if PPD can quantify tier 1 & 2, pick those off and use state funding and this year only infrastructure funds.

Steve Yourstone suggested that the advisory committee should go the regents at least once a year.

Francisco Uviña said that there is great value in historic preservation related directly to the identity of university.

Audra Bellmore recounted that the Regents were very supportive of her presentation.

Chris Grotbeck reminded the committee that the very existence of the HPC shows that the Regents think historic preservation is important and that they need to be aware of any problems and find a way to solve them.

Audra Bellmore informed the committee that the historic preservation nomination for Zimmerman Library is going to the review board on Friday, June 10 and she will attend the meeting.

Chris Grotbeck summarizes that it is necessary to resolve bidding/project issues with the Regents and he recommends a re-bid with more simplified process. Francisco Uviña inquired about the status of the funding and Grotbeck indicated that the funding will be used for energy conservation. Discussion turns to storm window installation for the Anthropology Annex and whether or not the windows can be restored after storm window installation.

Patrick Hogan and Taudy Miller discussed strategically, the HPC is good at negotiating and building awareness of historic preservation at PPD, but there are no figures for restoration, and it's really important to look at the Anthropology Annex proposal for learning.

Audra Bellmore said that the HPC learned much on this project, and found a systemic issue, a basic problem regarding whether the costs to replace or restore, and there's a need to figure out a way to work together for the best end result.

Kim Feldman announced a talk by Chris Wilson sponsored by UNM Alumni Association .

Next meeting will be the following Monday after July 4th.

Meeting Adjourned 12:30pm.