



ESTATES COMMITTEE

6 December 2017

Minute

Present: Vice-Principal Professor Jonathan Seckl (Convener)
Mr David Bentley, Lay member of Court
Mr Chris Cox, Vice-Principal Philanthropy & Advancement
Mr Gavin Douglas, Deputy Secretary (Student Experience) (Deputising for Ms Sarah Smith)
Mr Hugh Edmiston, Director of Corporate Services
Dr Catherine Elliott, College Registrar, College of Medicine & Vet Medicine
Mr Gary Jebb, Director of Estates
Mr Patrick Kilduff, EUSA President
Mr Richard Kington, Director of Accommodation Catering and Events
Dr Catherine Martin, College Registrar, College Arts, Humanities & Social Sciences
Mr Gavin McLachlan, Chief Information Officer and Librarian
Mr Phil McNaull, Director of Finance
Dr Bruce Nelson, College Registrar, College of Science & Engineering

In attendance: Professor David Argyle, Acting Head of College of Medicine & Vet Medicine
Mrs Karen Adamson, Head of Estates Finance
Mr Graham Bell, Depute Director of Estates
Mr Grant Ferguson, Director of Estates Operations
Mr Oliver Glick, EUSA Vice-President Community
Ms Susan Hanley, External Advisor
Mrs Jane Johnston, Director of Estates Development
Mrs Angela Lewthwaite, Estates Committee Officer (Secretary)
Liz Reilly, Director of Philanthropy and Donor Relations, Development & Alumni
Ms Tracey Slaven, Deputy Secretary, Strategic Planning
Ms Zoe Stephens, Estates Organisational Development & Change Manager
Mr Richard Terry, External Advisor

Apologies: Ms Sarah Smith, University Secretary

1 Minute (closed)

Paper A

The minute of meeting held on 13 September 2017 was approved.

2 Matters Arising

Court requested an overview of the prioritisation of planned major estates projects to be presented at a future Court Seminar.

It was agreed that the updated Estates Vision would be presented at the next Estates Committee meeting.

Action: Director of Estates

7-8 Chambers Street –The Director of Estates advised that approval of funding to refurbish the property to provide teaching rooms, meeting rooms and space for Edinburgh College of Arts would be sought to from the Estates Committee Sub-Group.

Action: Director of Estates

SUBSTANTIVE ITEMS

3 Estates Annual Capital Plan 2017/18-2026/27 – Partially Closed Paper B

The Committee noted the latest Estates Capital Plan for the ten year period 2017-18 to 2026-27. The need for re-prioritisation and profiling of projects to maintain affordability was noted.

The Director of Corporate Services advised the importance to ensure the Estates Strategy aligns with the University's Strategic plan.

The Committee agreed that a brief RAG analysis report on the status of current projects be brought to the next meeting.

Action: Director of Estates

3.1 Finance Director's Update - Interim Ten Year Forecast (December 2017) Paper B1

The Committee noted the summary of the latest December 2017 interim iteration of the Ten Year Forecast which included the latest assumptions on City Deal. The Committee also noted the potential impact on the financial sustainability KPIs over the next ten years.

4 Central Bioresearch Services Estate Strategy (CBS) Paper C

The Committee approved £1.2m funding from University Corporate Resources to accelerate the revised strategy and redevelop the Scottish Centre for Regenerative Medicine cage wash to enable the King's Buildings Nucleus project programme.

A revised CBS Estate Strategy will be brought back to Estates Committee in March 2018.

Action: Director of Estates and Director Corporate Services

5 New College – Rainy Hall Restoration Paper D

The Committee noted that Phase 1 (stonework repairs and installation of floodlighting to the north elevation and towers) had been completed.

The need to identify essential maintenance was discussed and agreed that a 5-10 year programme on essential maintenance be brought to a future meeting. The potential for philanthropic support was noted.

The Committee approved £2.5m funding comprising: Estates maintenance contribution (£500k), fine improvement funding (£180k), School of Divinity contribution (£160k), University Corporate Resources (£1.66m), including £280k of Edinburgh World Heritage Trust funding, to complete the internal restoration of Rainy Hall.

Action: Director of Estates

6 College of Medicine & Veterinary Medicine Strategic Overview of Edinburgh BioQuarter Paper E

The Committee noted the strategic overview to provide a strategy for the development of Edinburgh BioQuarter.

It was noted that three business cases: Usher Institute; New Edinburgh Medical School; and Centre for Lifelong Brain Health will be presented to the Committee over the next 12 months.

Action: College Registrar, College Medicine & Vet Medicine

7 Expressions of Interest to UK Research Partnership Fund (UK RPIF) – Partially Closed Paper F

Two Expressions of Interest (EoI) applications for capital bids to UK RPIF were noted.

Business cases for each project selected would be brought to Estates Committee for review and approval of University Corporate Resources prior to submission of full RPIF bids.

Action: College Registrar, College Medicine & Vet Medicine

8 Development Imaging Technology Hub - Full Business Case Paper G

The Committee noted and approved the Full Business Case and Living Tax Document to complete the cross-college Development Imaging Technology (DIT) Hub at the Queen's Medical Research Institute, situated close to imaging activities within the Clinical Research Imaging Centre (CRIC).

The Committee approved £590k funding from University Corporate Resources and £1.13m from College Reserves towards the £1.72m new facility to progress the project to completion in January 2019.

Action: Director of Estates and College Registrar, CMVM

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| 9 | College of Science and Engineering Strategic Overview of King's Buildings Campus | Paper H |
| | <p>The Committee noted the strategic overview of the King's Building campus and that Business Cases for: Nucleus Phase 1; Engineering Phase 1; Geosciences Phase 1 and School of Chemistry will be presented at an appropriate Estates Committee.</p> | |
| 10 | School of Engineering Phase 1 | Paper I |
| | <p>The Committee noted the feasibility proposals and approved 400k from University Corporate Resources and £50k from College reserves for Design Team fees to develop the design to support a Full Business Case.</p> <p><u>Action: Director of Estates and Registrar, College Science & Engineering</u></p> | |
| 11 | The King's Building Nucleus Phase 1A – KB House | Paper J |
| | <p>The Committee noted the proposals to refurbish and upgrade the KB House sports facilities and approved £150k funding from University Corporate Resources to develop the KB House design proposals.</p> <p><u>Action: Director of Estates and Director of Corporate Services</u></p> | |
| 12 | Stead's Place - Closed | Paper K |
| 13 | Strathclyde Rowing Centre and Boat Store – Full Business Case – Partially Closed | Paper L |
| | <p>Noting the Committee had supported the Masterplan for Outdoor Sport in December 2016, the Committee approved the Full Business Case and the Living Tax Document.</p> <p><u>Action: Director of Corporate Services and Director of Estates</u></p> | |
| 14 | Health and Wellbeing Centre – Full Business Case – Partially Closed | Paper M |
| | <p>The Committee was advised that the request for funding had increased by £500k to incorporate the additional space within the building to maximise the counselling capacity.</p> <p><u>Action: Director of Estates</u></p> | |
| 15 | Disability Access improvements Programme (2018-2023) | Paper N |
| | <p>The Committee endorsed funding of £15.0m (£3m per annum over the five year period from 2018/2019 to 2022/2023) from University Corporate</p> | |

Resources to improve access to buildings across the estate and recommended to Court for approval

Action: Director of Estates

16 Data Centre Expansion & Efficiency

Paper O

The Committee approved £1.065m funding from University Corporate Resources to improve the resilience, capacity and efficiency within the Information Services data centres located at James Clerk Maxwell Building (JCMB) and Appleton Tower.

Action: Director of Estates and Chief Information Officer and Librarian

ROUTINE ITEMS

17 Estates Committee Sub-Group Approvals - Partially Closed

Paper P

The Committee noted the four approvals provided by Estates Committee Sub-Group:

The list of contract awards greater than £250k (totalling £15m) was noted.

18 Development & Alumni Capital Project Update

Paper Q

The Committee noted the report, subject to the following two amendments (Para 10):

(1) External Funding sub-committee to read External Funding working group

(2) the membership would be discussed with the Vice-Principal Planning, Resources and Research Policy and the Director of Corporate Services.

Action: Vice-Principal Philanthropy & Advancement and Director of corporate services

18.1 Naming Policy, Recognising Philanthropic Contributions and Individuals of Distinction

Paper Q1

The Committee endorsed the updated Naming Policy, Philanthropic Contributions and Individuals of Distinction and recommended to Policy and Resources Committee and Court for formal approval.

The Committee further agreed that there should be student representation on the sub-group.

Action: Vice-Principal Philanthropy and Advancement

19 Strategic Acquisitions and Disposals –Closed Paper R

20 Small Works Bids 2018-19 Paper S

The Committee approved the expenditure of £2.15m, under approved delegated arrangements, for the prioritised Small Works Programme for 2018-19.

Action: Director of Estates

21 Space Strategy Group Paper T

The Committee noted the potential 28 room shortfall in the Central Area and the need to provide sufficient teaching space by 2020/21.

Action: Director of Estates.

ITEMS FOR FORMAL APPROVAL/NOTING (Please note these items are not normally discussed.)

22 Estates Committee – Revised Terms of Reference Paper U

The Committee endorsed the revised Terms of Reference and recommended to Policy and Resources Committee for approval.

Action: Convener

23 College of Arts, Humanities and Social Sciences Summary Report Paper V

The Committee approved £225k funding from University Corporate Resources and a further £75k from College reserves to undertake a measured survey of properties and a feasibility study in the Central Area to inform proposed extensive refurbishment.

Action: Director of Estates and Registrar, College of Arts, Humanities & Social Sciences

24 College of Medicine & Veterinary Medicine Summary Report Paper W

The Committee noted the Project Board approval to progress detail design for the Dementia Research Institute Centre (DRIC) Phase 2 & 3. It further noted DRIC would be delivered via the Chancellor's Building Private Finance Initiative (PFI) team. As part of the PFI contractual arrangement, there is a legal requirement to conclude a Supplemental Agreement upon the completion of detailed design. The process is in progress.

25 Support Groups Summary Report Paper X

The Committee approved £40k funding from University Corporate Resources to begin the design process for a proposed extension of the Advanced Computer Facility, situated near the Easter Bush Campus, to house a new computer room to support the World Class Data Infrastructure element of the City Deal.

Action: Director of Estates

26 Estates Department Management Structure Update Paper Y

The Committee noted the recent changes in the senior management structure within the Estates Department.

27 Post Project Implementation (PIR) Review Paper Z

The Committee approved the recommendations in the PIR review for the Scottish Centre for Regenerative Medicine.

Date of next meeting: Wednesday 14 March 2018 - 09:30 – 2:00 pm to be held in St Trinnean Room, St. Leonard’s Hall at Pollock Halls.

If you require this agenda or any of the papers in an alternative format e.g. large print please contact Angela Lewthwaite on 0131 651 4384 or email Angela.Lewthwaite@ed.ac.uk