

Facilities Committee Meeting Minutes

Date: Thursday, June 4, 2026

Time: 3:00 PM

Location: Boyd Conference Room

Members Present: Mr. Brent Benjamin, Ms. Cathy Deeb, Mr. Robbie Faulds, Mr. Josh Grubb, Dr. Darrin Martin, Mr. Tim McKenzie, Mr. Randy Price, Mr. Shannon Remines, Mr. Jack Sheffler, Mr. Anthony Tolley.

Virtual: Mr. Darrell Malamisura, Dr. Amanda Matoushek

1. Call to Order:

The meeting was called to order by Mr. Shannon Remines at 3:00PM.

2. Facilities – Updates

A. Operations Organization and Deferred Maintenance

Mr. Tim McKenzie and facilities staff provided updates on ongoing deferred maintenance projects:

- **Fire Alarm System Upgrades:** New alarm panels have been installed campus-wide, and device replacement is underway. Remaining work is focused on the Medical Education Center (MEC) and a few other buildings. The upgrades are expected to reduce false alarms and improve system reliability.
- **Service Entrance Project:** The university accepted a bid from Dan Hill Construction for replacement of the aging electrical service entrance infrastructure. The project came in under budget, providing approximately \$300,000 in contingency funding. The project will relocate critical electrical equipment outside the building and replace obsolete components.
- **HVAC Improvements:** Air conditioning upgrades have been completed in several buildings, including the Student Center. Work continues in additional facilities, including Building I and the gymnasium.
- **Roofing Projects:** Major roof replacements at the PE Building and Basic Science Building have been completed.
- **Plumbing and Accessibility:** Plumbing fixture replacements across major buildings are complete, and handrail installations are approximately 90% finished. Additional sidewalk, roadway, and drainage improvements remain under consideration.

B. Housing Updates

Medical Education Center (MEC)

- Plumbing remediation began on upper floors of the MEC. The project involves complete replacement of aging vertical plumbing systems, including new cast iron and copper piping, as well as bathroom renovations and new shower installations.
- Committee members discussed long-term operating costs associated with the facility. Facilities staff reported discussions with Trane regarding building controls, energy management, and strategies to reduce utility expenses by reprogramming systems that currently operate under former hospital specifications.

- Long-range planning for utilization of former hospital spaces remains under consideration, including student activity areas, study spaces, and support services.

Cottage Housing

- Cottages A–D are operational. Cottage D was recently completed and prepared for occupancy. Cottages C and D are being used during summer operations while the MEC remains closed.
- Utility connection work for Cottage F remains pending. West Virginia Water has ordered required equipment and anticipates completion by mid-July.

C. Library Project

Mr. Tim McKenzie reported that:

- The university selected **Pickering Associates** as the architectural firm for the library renovation project.
- Concept drawings are currently being developed.

President Martin outlined the vision for the library renovation, emphasizing its role as the academic center of campus. Planned improvements include:

- Campus branding and modernization.
- Removal and reconfiguration of traditional book stacks.
- Creation of study rooms, meeting spaces, and quiet study areas.
- Addition of collaborative learning environments.
- Potential café or coffee service.
- Expanded services for commuter students, veterans, faculty, and the broader community.

President Martin noted that the renovation is intended to increase student engagement, support retention efforts, and provide a modern academic showcase for prospective students and visitors.

D. Building I Project

- Architectural planning continues for Building I, which is being developed as a **Living Learning Center**.
- The project is expected to provide approximately **50 additional student beds** by Fall 2027.
- The facility will include tutoring, registration, counseling, and student support services designed to improve student retention and success.
- Funding strategies include grants, Title III funds, private donations, foundation support, and other external funding sources.

E. Campus Grounds and Other Matters

- Facilities staff acknowledged concerns regarding campus mowing and landscaping and are actively seeking additional personnel and support resources. Discussions have included potential collaboration with Recovery Point and university athletic staff.
- Committee members discussed potential future use of robotic mowing technology and possible involvement of STEM programs in related projects.

- Security improvements remain a priority. Plans include replacement and modernization of campus doors as part of a security grant initiative.
- Additional discussion focused on campus aesthetics, painting projects, and maintaining consistent university branding throughout facilities.

F. Deferred Maintenance Funding

President Martin reported:

- Remaining deferred maintenance funding is largely committed through the next budget cycle.
- Additional federal and HBCU-related funding opportunities are being pursued to address remaining infrastructure needs.
- The university has submitted letters of support and funding requests through various state and federal programs.

With no further business to come before the committee, a motion was made by Mr. Shannon Remines to adjourn. The meeting was adjourned at 3:50 PM.