

**NC STATE UNIVERSITY**

# April 2025 Buildings and Property Committee Special Meeting

April 30, 2025

Virtual Meeting: <https://go.ncsu.edu/botbuildings>

Tim Humphrey, Chair

Members: Jim Harrell, Jim Holmes, Ghazale Johnston,  
Wendell Murphy, Ven Poole, Ed Stack, Allison Markert

# NC STATE UNIVERSITY

## Meeting Book - April 2025 Buildings and Property Committee Special Meeting

### Agenda

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#### 1. Call to Order, Reading of Ethics Statement and Public Meeting Notice

Tim Humphrey, Chair

##### A. Ethics Statement

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#### 2. Executive Summary

##### A. Executive Summary

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#### 3. Roll Call

Archie Luce, Board Professional

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#### 4. Non-appropriated Capital Improvement Projects

Doug Morton, Associate Vice Chancellor, Facilities

Action Item for  
Committee

##### A. Poe Hall - Renovation

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#### 5. Discussion

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#### 6. Adjourn

Tim Humphrey, Chair



## NORTH CAROLINA STATE ETHICS COMMISSION

### SAMPLE<sup>1</sup>

### **ETHICS AWARENESS & CONFLICT OF INTEREST REMINDER**

(to be read by the Chair or his or her designee at the beginning of each meeting)

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In accordance with the State Government Ethics Act, it is the duty of every [Board] member to avoid both conflicts of interest and appearances of conflict.

Does any [Board] member have any known conflict of interest or appearance of conflict with respect to any matters coming before the [Board] today?

If so, please identify the conflict or appearance of conflict and refrain from any undue participation<sup>2</sup> in the particular matter involved.

Rev. 1-16-07

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<sup>1</sup> N.C.G.S. §138A-15 (e): “At the beginning of any meeting of a board, the chair shall remind all members of their duty to avoid conflicts of interest and appearances of conflict under [Chapter 138A].” There is no set language required by the Act. Specific language can and should be tailored to fit the needs of each covered board as necessary.

<sup>2</sup> “A public servant shall take appropriate steps, under the particular circumstances and considering the type of proceeding involved, to remove himself or herself to the extent necessary, to protect the public interest and comply with this Chapter, from any proceeding in which the public servant’s impartiality might reasonably be questioned due to the public servant’s familial, personal, or financial relationship with a participant in the proceeding.” See N.C.G.S. §138A-36 (c). If necessary, the Chairman or individual member involved should consult with his ethics liaison, legal counsel, or the State Ethics Commission to help determine the appropriate response in a given situation.



Executive Summary for  
Buildings and Property Committee  
April 30, 2025

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Agenda Item: Non-Appropriated Capital Improvement 4  
Presenter: *Doug Morton, Associate Vice Chancellor, Facilities*  
Summary: The UNC Board of Governor's delegated authority to approve advance planning of capital improvement projects where the advance planning effort is to be funded entirely with non-General Fund money or non-State Capital and Infrastructure Fund Money. The list provides the approved non-appropriated capital projects for advance planning approval.

Action: Committee Approval

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April 25, 2025

**MEMORANDUM – Board of Trustees Authority**

**SUBJECT:** Poe Hall - Renovation

Total Project Cost.....	\$185,000,000
Previous Authorization .....	\$0
Requested Authorization .....	\$3,500,000
Authorization Type .....	Advanced Planning (AP)
Funding Source.....	F&A (274880)

Built in 1970, Poe Hall is the primary building for the College of Education. Poe Hall has 150,982 GSF and seven levels, and will be used for teaching, research, and office space. The building envelope and interior partitions will be demolished as part of a separate project, currently underway.

This project will reconstruct the building interior to fit the College of Education’s office and research needs, including general classrooms to support the campus neighborhood, and provide a new exterior envelope for the building. The renovation includes all new building infrastructure and connections to the campus utility distribution network. In addition, a major ComTech network distribution hub will be recommissioned in the building.

## **Poe Hall Renovation Project**

The Poe Hall Renovation Project will renovate the building and restore the College of Education to normal operations after the College was displaced in 2023 due to detection of hazardous materials in the building. A separate project, Poe Hall Abatement and Selective Deconstruction, to abate the hazardous materials and deconstruct the building back to its concrete structure has previously been authorized and is currently in the Design Phase.

We seek \$3.5M for advance planning authority to refine the program, the project budget, and the schedule. Project highlights include:

- We plan to use the design-build delivery method. We feel that using the design-build delivery method will result in the most expedient and cost-effective rehabilitation of the building, allowing the College of Education to re-occupy the building as quickly as possible and resume activities critical to its mission.
- This project will build upon the existing concrete frame, providing a completely new core, a new shell that is contextually similar to neighboring buildings, and an interior upfit including classrooms; teaching and observational research labs, a library, offices and conference rooms, and gathering and study spaces.
- Exterior site improvements to ensure all entrances to the building will provide covered access and meet ADA requirements. Additionally, the new surrounding site will visually connect to the Court of North Carolina on the north side and enhance the Stinson Drive plaza on the south side
- A Telecommunications Network Hub for North Campus will be located on the first floor.

