

The University of Dublin

Trinity College

Minutes of Site and Facilities Committee Meeting held on 20th June 2006 in the Boardroom

Present Bursar (Prof. D.C. Williams), Treasurer (Ms. Grace Dempsey)*, Students Union President (Mr. John Mannion), Dr. David Abrahamson, Prof. Christopher Bell, Vice Provost (Prof. Ruth Byrne)**, Prof. Roger Stalley, Director of Buildings (Mr. Paul Mangan).

Apologies Secretary (Mr. Michael Gleeson), Dr. J.K. McGinley, Prof. J. Kelly

By invitation Dean of Students (Mr. Bruce Misstear)
Mr. Denis Brereton, RKD Architects (for item SF/05-06/111)

In Attendance Ms. S. Mac Mahon (Executive Officer, Director of Buildings Office)

*Present for items SF/05-06/107 to SF/05-06/118 inclusive

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Minutes

SF/05-06/107 - The minutes of the meeting held on 18th April 2006 were signed by the Chairman.

SF/05-06/108 - The minutes of the meeting held on 16th May 2006 were approved subject to the following amendments, and signed by the Chairman:

Two typographical errors, brought to the attention of the Minute Secretary, were amended prior to the meeting on the 20th June 2006.

SF/05-06/80 – Redevelopment of Luce Hall

The Dean of Students asked that the following sentence be amended to read ‘The Director of Buildings drew attention’ as opposed to ‘He drew attention’:

The Dean of Students listed various activities that might be accommodated in the Luce Hall including an events venue, café, bar, administration offices, meeting rooms, shop, games room etc. The Director of Buildings drew attention in particular to the reference to the possibility of including multi-faith areas and additional prayer rooms and stated that this redevelopment would be a very suitable location to address the issue of a lack of prayer rooms in College.

Matters Arising

A number of matters arising from the minutes were discussed and have been recorded below, (see Minutes **SF/05-06/109** and **SF/05-06/110**).

SF/05-06/109 – Pearse Street Development

The Director of Buildings advised the Committee that an appeal against the conditions of the decision to grant planning permission has been lodged with An Bord Pleanála on behalf of the College and said that as of today’s date (20th June 2006) no external appeal has been lodged against the decision to grant planning permission.

SF/05-06/110 – Buildings Office Services Catalogue

Dr. Abrahamson informed the Committee that consultation has taken place with the Buildings Office and the users of the Lloyd Institute building relating to the draft Buildings Office Service Catalogue. The Director of Buildings advised the Committee, in answer to a query from Dr. Abrahamson, that specific Service Level Agreements will be drawn up after the consultation process to incorporate any matters/issues arising from discussions held with users of all city centre buildings.

Section A

SF/05-06/111 – An Post Site Development - Presentation by Denis Brereton, RKD Architects

The Director of Buildings introduced Mr. Denis Brereton, Director, RKD Architects and invited him to present the scale models of the proposed development at the An Post Site. Mr. Brereton described the proposed development in detail and informed the Committee that representatives from Iarnród Eireann have responded positively to the proposed development, in particular the new Pearse Station entrance, and have agreed to provide a letter of support for the proposed development to be included with the planning application. He advised the Committee that there have been some changes to the proposed development since it was last presented to the members, in line with comments and suggestions made by Dublin City Planners during recent discussions. The penthouse section has been reduced by one floor. The materials proposed for use in the building are stone, copper, timber and glass. The east side of the development has also been redesigned taking in to account the comments made by the planners. He advised that the planners have indicated enthusiasm for the proposed relationship with the railway station and the commercial activity at street level.

The Bursar invited the Committee to make comment or put forward any questions about the proposed development.

Arising from a query from the Prof. Stalley, Mr. Brereton said that the planners disliked the original stepped elevation of the east side of the development and, taking these comments into consideration, his firm readdressed and redesigned the east side. The Dean of Students asked about any possible impact the proposed new Metro line will have on the An Post Site Development. Mr. Brereton advised the Committee that his Structural Engineers have had discussions with the Railway Procurement Agency and were advised that the line/tunnel will be below the foundation level and that there is no concern from either party that it will impact on the development.

Prof. Bell asked what the procedure would be and if there would be any financial implications if the planners reject the current proposed development. The Director of Buildings said the density of the development could be reduced and that the current tender can be renegotiated if the need arises.

The Treasurer highlighted the importance of being clear on the financial situation surrounding the development. She suggested that a clear indication as to recurrent costs involved and rental fee expectations should be discussed at an early date. The Bursar advised the Committee that these issues will be addressed with potential users of the building in the near future and that proposals will be brought forward showing how initial and recurrent costs for all the components of the development will be met.

Section B

SF/05-06/112 – Pavilion Lift

A progress report and related drawings from the Architectural Services Officer dated 14th June 2006 were circulated to the Committee proposing a new location for a lift at the Pavilion Bar. The Director of Buildings advised the Committee that the Director of Sport asked that it be noted that he is very concerned about any possible loss of changing room space. The Committee agreed with the Bursar's proposal to refer this item to a combined group including DUCAC, the Physical Access Working

Group, the Director of Sport and the Architectural Services Officer and request that a proposal be circulated to the Site and Facilities Committee once all parties have agreed upon the most suitable location of a lift.

SF/05-06/113 – Extension to John Stearne Medical Library

A memorandum from the Director of Buildings dated 19th June 2006 seeking approval of the appointment of the lowest tenderer, Messrs. Precision Construction Ltd. to carry out the extension of the John Stearne Medical Library at St. James's Hospital was considered by the Committee. The Treasurer requested clarification on the source(s) of funding for this project. Following a brief discussion the Committee approved the appointment of Messrs. Precision Construction Ltd.

SF/05-06/114 – New Sound System, College Chapel

A memorandum from Rev. Kieran J. Dunne dated 11th May was circulated to the Committee and outlined a proposal from SKS Communications to install a new sound system in the College Chapel. Dr. Abrahamson queried the selection of the proposed contractor despite a recommendation from the Trinity Trust that another firm be consulted. Following a discussion it was agreed that a more comprehensive proposal was required identifying the extent of investigation work carried out, the number and type of speakers proposed and a detailed assessment from IS Services.

SF/05-06/115 – Ryder Cup Tenors Performance Proposal

A memorandum from the Director of Accommodation and Catering Services dated 8th May 2006 was circulated to the Committee seeking permission for a performance by the Celtic Tenors in Front Square on Friday 22nd September as entertainment following a planned dinner for 1200 people to coincide with the Ryder Cup. The Director of Buildings highlighted the fact that the performance is scheduled to be held before the new Michaelmas term commences therefore there will be no disruption to normal College life. Following a brief discussion the Committee approved this proposal, noting that the approval of the Senior Dean should also be sought.

SF/05-06/116 – Proposed Minor Works Programme 2006

A memorandum from the Director of Buildings dated 14th June 2006 with an attached spreadsheet outlining new projects proposed under the 2006 Minor Works Programme was circulated to the Committee and was approved.

SF/05-06/117 – Sir Patrick Dun Research Laboratory Refurbishment

The Director of Buildings circulated a report on the tenders received for this project. He said that, as the lowest tender amount exceeds the funds available by such an extent, the design team is undertaking a review of the proposals, in consultation with the users, to determine if any of the facilities can be scaled back or postponed. The Committee noted progress to date and agreed with the Director of Buildings request for approval to proceed with this refurbishment when an acceptable scheme is devised that can be completed within the funds available. The Treasurer asked that the current source(s) of funding be confirmed and quantified.

SF/05-06/118 – Botany Building – Proposed Fire Escape

A memorandum dated 15th June 2006 and drawings from Mr. Jimmy Doyle, Building Projects Officer were circulated to the Committee proposing to replace an existing ladder fire escape with an enclosed staircase at the Botany Building. Arising from a number of queries from Prof. Stalley and the Student's Union President, the Director of Buildings undertook to investigate if it is necessary to enclose the stair case and, if so, if the mesh surround must reach a specified height to comply with fire safety legislation and security requirements. Subject to confirmation that the scheme has the approval of the School of Natural Sciences, the Committee approved the proposal.

SF/05-06/119 – Cobble Reduction Programme

A memorandum from the Director of Buildings dated 15th June 2006 and two drawings showing two possible routes were circulated to the Committee. The Director of Buildings advised the Committee that the proposed routes were discussed at length at the Grounds and Gardens Advisory Committee

meeting held on 19th June 2006 and that they are strongly opposed to the proposed diagonal routes (Option B) due to concerns over safety, in particular with regard to bicycle traffic. In response to a suggestion from Prof. Stalley to begin the diagonal routes at a point closer to the centre of Front Square, Dr. Abrahamson said it is his opinion as a member of the Physical Access Working Group that this change would be agreeable to this Group. The Director of Buildings undertook to instruct the Architects for this programme to create a further option incorporating Prof. Stalley's suggestion and it was agreed by the Committee that this option will be circulated to the Grounds and Gardens Advisory Committee and the Physical Access Working Group to examine in terms of safety, accessibility and aesthetics.

Section C

SF/05-06/120 – Schedule of dates for Site & Facilities Committee for 2006/2007

The Committee noted a proposed schedule of dates for meetings of the Site & Facilities Committee for 2006/2007.

SF/05-06/ 121 – Any Other Business

In response to a query from the Bursar, brought on behalf of the Vice-Provost for Medical Affairs, the Director of Buildings informed the Committee that he has written to the Director of Environmental Services at AMNCH in relation to signage there and has instructed Moloney O Beirne Architects to produce a scheme for the Trinity Centre at St. James's Hospital for approval.

SF/05-06/ 122 – Date of Next Meeting

The next meeting of the Site & Facilities Committee is tentatively scheduled to be held at 11am on the 12th September 2006 in the Boardroom.

Signed

Dated