UNC GREENSBORO
Board *of* Trustees

Finance and Administration Committee
November 10, 2026

Information Item

FAC – 8 Report on Chancellor Delegated Capital Projects
8.1 Petty Computer Science PhD Program – Room Upfits
8.2 UNCG Auditorium Roofing, Sections 1, 4, 6 & 10

Background Information

At the August 15, 2023, meeting of the Board of Trustees, the Board delegated authority to the Chancellor, ex officio, to approve capital improvement projects designed, constructed, and operated by non-appropriated funds, with a total project budget between $100,000 and $500,000, and authorized the Chancellor to report all such approvals to the Board at its next meeting. A copy of the formal delegation was provided to the UNC System Office, Capital Planning and Finance Division, for the record.

The following projects have been approved pursuant to this delegated authority.

8.1 Petty Computer Science PHD Program - Room Upfits: $300,000

This project proposes altering four rooms within the Petty Building and installing a modular furniture system to support the relocation of the Computer Science PhD program from its current location in the Moore Building. This move will enable the Moore renovation to begin in 2027. The project will be managed by Facilities Design and Construction, and the funding source will be Carry Forward – Non-General Funds. A designer is not anticipated for this project, and an Exemption Request will be submitted to the State Construction Office.

8.2 UNCG Auditorium Roof Restoration, Sections 1, 4, 6, & 10: $280,000
This project will restore and protect the existing roofing systems on Roofs 1, 4, 6, and 10 through a comprehensive inspection, cleaning, and application of the Tremco AlphaGuard roofing system. This restoration approach will extend the life of the existing roof with a reinforced system designed for an expected 25-year service life. By preserving the existing roofing membrane and avoiding a full tear-off and replacement, the project is expected to deliver

approximately 30% cost savings while minimizing disruption to the facility. Facilities Operations will manage the project, and the funding source is the Carry Forward – Non-General Funds. A designer will not be required for this project.

Attachments:
Signed Memoranda from Chancellor Franklin D. Gilliam, Jr. regarding the above-listed projects.

John Loonan
Vice Chancellor for Finance *and* Administration

UNC GREENSBORO

Finance *and* Administration

254 Mossman Building
PO Box 26170, Greensboro, NC 27402-6170
336.334.5200 *Phone* 336.334.4754 *Fax*

MEMORANDUM

TO: Chancellor Franklin D. Gilliam, Jr.

FROM: John Loonan JL SK

DATE: October 20, 2026

RE: **Approval of Capital Improvement Project**
Petty - Computer Science PHD Program - Room Upfits

At the August 15, 2023 meeting of the Board of Trustees, the Board delegated authority to the Chancellor, ex-officio, to approve capital improvement projects designed, constructed and operated by non-appropriated fund moneys, with a total project budget between $100,000 and $500,000, and authorized the Chancellor to report all such approvals to the Board at its next meeting.

This project proposes to alter four rooms within the Petty Building and install a modular furniture system to support the relocation of the Computer Science PHD program from their current Moore Building location. This move will enable the Moore renovation to begin in 2027.

The project will be managed by Facilities Design and Construction, and the funding source will be *CarryForward – Non General Funds.* A designer is not anticipated for this project, and an Exemption Request will be submitted to the State Construction Office.

Design start date: October 2026
Construction start date: December 2026
Construction completion date: March 2027

The total budget of **$300,000** for **Petty - Computer Science PHD Program - Room Upfits** will be within the $100,000 to $500,000 threshold for Projects. We recommend approval of this capital improvement project.

A formal reporting of our procedures and your approval will be made at the next meeting of the Board of Trustees. Please acknowledge your approval by your signature below.

Approved: Franklin D. Gilliam, Jr. Date: 10/27/26
Chancellor

UNC GREENSBORO

Finance *and* Administration

254 Mossman Building
PO Box 26170, Greensboro, NC 27402-6170
336.334.5200 *Phone* 336.334.4754 *Fax*

MEMORANDUM

TO: Chancellor Franklin D. Gilliam, Jr.

FROM: John Loonan JK

DATE: 10/20/2026

RE: **Approval of Capital Improvement Project**
UNCG Auditorium Roof Restoration, sections 1, 4, 6, & 10

At the August 15, 2023 meeting of the Board of Trustees, the Board delegated authority to the Chancellor, ex-officio, to approve capital improvement projects designed, constructed and operated by non-appropriated fund moneys, with a total project budget between $100,000 and $500,000, and authorized the Chancellor to report all such approvals to the Board at its next meeting.

Roof Restoration Scope
*This project will restore and protect the existing roofing systems on **Roofs 1, 4, 6, and 10** through a comprehensive inspection, cleaning, and application of the Tremco AlphaGuard roofing system. This restoration approach will extend the life of the existing roof with a reinforced system designed for an expected **25-year service life**. By preserving the existing roofing membrane and avoiding a full tear-off and replacement, the project is expected to deliver **approximately 30% cost savings** while minimizing disruption to the facility.*

The scope of work includes:

- ***Roof Assessment:** Perform an infrared survey of Roofs 1, 4, 6, and 10 to identify areas requiring attention.*
- ***Roof Preparation:** Clean and pressure wash the existing modified cap sheet to prepare the surfaces for restoration.*
- ***Priming:** Apply the specified Tremco M Prime Primer to the roof flashing membrane. Prime the field of the roof where required.*
- ***Base Coat Application:** Apply Tremco AlphaGuard Base Coat to perimeter flashing membranes, curb flashings, pipes, drains, and other roof penetrations. Embed Tremco AlphaGuard reinforcement fabric into the wet coating to strengthen and reinforce these areas.*
- ***Field Restoration:** Extend the AlphaGuard Base Coat and reinforcement system across the field of the roof at a coverage rate of **4 gallons per 100 square feet**.*
- ***Topcoat Application:** After the base coat has fully cured, apply Tremco AlphaGuard Topcoat at a coverage rate of **2 gallons per 100 square feet** to provide the final protective layer.*
- ***Safe Access:** Furnish and install approximately **100 linear feet of slip-resistant coating** to create a designated walking surface for safer roof access and maintenance.*

The project will be managed by Facilities Operations and the funding source is the *CarryForward – Non General Fund.* A designer will not be required for this project.

Design start date: N/A
Construction start date: 10/26/2026
Construction completion date: 11/30/2026

The total budget of **$280,000** for the UNCG Auditorium Roof Restoration will be within the $100,000 to $500,000 threshold for Projects. We recommend approval of this capital improvement project.

A formal reporting of our procedures and your approval will be made at the next meeting of the Board of Trustees. Please acknowledge your approval by your signature below.

Approved: _____ Date: 10/27/26
Chancellor