2025 HEREL ANNUAL CONFERENCE
Tulane University
November 6 and 7, 2025

CONFERENCE SCHEDULE

Wednesday, November 5, 2025

6:30 p.m. - 9:00 p.m. Welcome Reception (optional) – Hotel Pontchartrain rooftop lounge

Thursday, November 6, 2025

Lavin-Bernick Center for University Life, Suite 203 (Stibbs), Tulane Uptown Campus (building 29 on Campus Map)

7:30 a.m. – 8:15 a.m. Attendees should take streetcar to Tulane campus and then walk to conference center on their own (budget 40-50 minutes for streetcar ride and walk)

8:30 a.m. – 9:15 a.m. **Breakfast**
Arrival and Registration

9:15 a.m. **Conference Welcome**

9:30 a.m. – 10:30 a.m. **Session 1 – Navigating Executive Orders on DEI and State and Local Laws in Construction Projects**

Presenter: Amy L. Piccola, Partner at Saul Ewing

In the evolving legal and regulatory landscape, Diversity, Equity and Inclusion (DEI) initiatives intersect with increasing scrutiny from executive orders, state legislation and local mandates – especially in industries like construction that are deeply impacted by public funding, labor policies, and community engagement requirements. This session will provide a comprehensive overview of how construction project leaders, compliance officers, and legal teams can effectively navigate the complex patchwork of federal, state, and local DEI practices. Attendees will gain insights into recent federal executive orders that promote or restrict DEI initiatives, such as directives addressing government contracting, affirmative action policies, workforce diversity goals, and the use of minority and women owned business enterprises (MWBEs). The session will also analyze key state level responses, where some jurisdictions are expanding DEI requirements while others are imposing legal challenges or limitations on certain DEI practices.

10:45 a.m. - 11:45 a.m. **Session 2 – Princeton University's Energy Transition -** Using Renewable and District Energy Systems for a Cleaner, Cheaper, More Reliable Energy Future

Presenter: Edward "Ted" Borer, President Borer Energy Engineering, LLC

This presentation will cover the methods Princeton University has used to heat and power its buildings and campus from the 1700s to present. The presentation will focus on the University's recent major transition away from combustion-based energy and will explore the details of what this decision means for buildings, the central plant, district energy, various forms of energy storage, and renewably sourced energy. While the details will be

about Princeton, the information will be applicable to any campus-based institution on a continuum of modernizing energy production and consumption.

12:00 p.m. – 1:00 p.m. **Lunch** – Buffet Lunch

1:00 p.m. – 2:00 p.m. **Session 3 – Conception to Delivery**

Moderator: Kathy Keyser, Partner at Morgan Lewis

Presenters: Carrie Rollman, Vice President, Brailsford & Dunlavey
Wilson Jones, Principal, Rieth Jones Advisors
Patrick Martin, Assistant Vice President of Real Estate, LSU

Major campus projects — whether construction, redevelopment, public-private partnerships (P3), or adaptive reuse — often span multiple years and involve a complex web of stakeholders, contracts, approvals, and regulatory obligations. University counsel play a critical role from the earliest conceptual stage through project completion. This panel will discuss the challenges of managing a project from conception to delivery including transaction structuring, RFP development, proposal evaluation and management of stakeholder interests.

2:15 p.m. – 3:15 p.m. **Session 4 – Repurposing Campus Buildings**

Moderator: Jim Goodrich, Construction Practice Chair, Partner at Saul Ewing

Presenters: Nick Allen, Director, Radnor Property Group,
Carrie Rollman, Vice President, Brailsford & Dunlavey
Rebecca Lacher, Associate General Counsel, Drexel University

As higher education institutions face shifting enrollment patterns, evolving pedagogical needs, financial pressures, and growing sustainability mandates, repurposing existing campus buildings has become an increasingly important strategy. Repurposing allows institutions to maximize the value of their existing real estate assets while addressing new institutional priorities — whether academic, administrative, residential, or community-focused. This panel will explore strategies to change the principal use of buildings when the original purpose doesn't fit campus needs, drawing on projects such as at the University of Maine and Drexel. See Hotel Ursa Opens on the Campus of the University of Maine; Hotel Ursa, a new hotel on the campus of the University of Maine (UMaine) in Orono; and https://ussquash.org/specter-center/.

3:30 p.m. Walking Tour of Tulane Uptown Campus

4:45 p.m. Attendees return to the hotel on their own

5:15-5:30 p.m. Attendees take streetcar to dinner reception on their own.

6:00 p.m. **Dinner Reception,** Redfish Grill, 115 Bourbon Street, French Quarter

Friday, November 7, 2025

Lavin-Bernick Center for University Life, Suite 203 (Stibbs), Tulane Uptown Campus

7:45 a.m. – 8:45 a.m.	Attendees take streetcar to Tulane campus and walk to conference center on their own
8:45 a.m. – 9:45 a.m.	**Breakfast and Business Meeting**
9:45 a.m. – 10:45 a.m.	**Session 5 – Environmental Concerns Associated with University Owned Property On and Off Campus** **Presenter:** Jonathan Z. Pearlson, Director, Goulston & Storrs

Hazardous materials present in building materials or released historically into soil and groundwater can pose significant challenges to educational institutions seeking to acquire and/or redevelop real estate for academic and related uses. A case study based on a real project recently undertaken by a college on contaminated property will be utilized to walk attendees through some of the relevant environmental laws often in play, the risks posed, and tools available for mitigation.

10:45 a.m. – 11:00 a.m.	Walk to Richardson Memorial Hall (building 4 on campus map). Proceed to Room 202. (Not to be confused with the Richardson Building, which is next door and is building 5 on the campus map.)
11:00 a.m. – 12:30 p.m.	**Session 6 – Use of the Historic Tax Credit for University Building Renovations: Legal Aspects, Case Study and Tour** **Presenter**: Richard J. Roth III, LL.M, Founder and Managing Partner of the Roth Law Firm, New Orleans, a nationally recognized authority on the historic tax credit.

The session will focus on legal aspects of using historic tax credits for renovation of university buildings, with a tour, after the presentation, of Richardson Memorial Hall, the home of Tulane School of Architecture and Built Environment. Historic tax credits were used to finance a portion of the costs of this spectacular renovation.

12:30 p.m.	Conference concludes with a box lunch. Attendees return to the hotel on their own

The conference has been approved for 6 hours of CLE credit by the Louisiana State Bar Association.