

**MINUTES
BOARD OF TRUSTEES OF BLINN COLLEGE
Miramont Country Club
Sardegna Room
One Miramont Boulevard
Bryan, TX 77802**

Workshop, Thursday, February 13, 2014, 9:30 a.m.

The Board of Trustees convened at 9:34 a.m. in the Sardegna Room of the Miramont Country Club, with the following members present: Mr. Douglas R. Borchardt, President, presiding; Mr. David Sommer, Secretary; Mrs. Theodora "Teddy" V. Boehm; Mr. Norwood Lange and Mr. Leon B. Toubin.

Board members not present: Mr. Atwood C. Kenjura, Vice President and Mrs. Carolyn D. Miller, CPA.

Members of the College staff in attendance were: Dr. Harold Nolte, District President; Ms. Sylvia McMullen, President, Brazos County Campuses; Ms. Kelli Shomaker, Senior Vice President, Finance and Administrative Services/CFO; Dr. Dennis Crowson, Vice President, Student Services; Ms. Cynthia Griffith, Vice President, Instruction; Ms. Cathy Boeker, Associate Vice President, Government & Public Affairs; Mr. Richard Bray; Ms. Brooke Conrad; Mr. Joseph Engle; Ms. Celia Haley; Ms. Angela Lawrenz; Ms. Andi Liner; Ms. Susan Myers; Mr. Robert Nelson; Mr. Richard O'Malley; Mr. Joe Al Picone and Mr. Jeff Tilley.

Also registered as in attendance were: Mr. Michael Beckendorf; Mr. Jack Joyce, Facility Programming and Consulting; Mr. Ernie Koy; Mr. Bill Oliver, WTAW radio; Mr. John E. Orfield and Mr. Tom Dwyer, BOKA Powell; Mr. Ron Schmidt and Mr. Nathan Winkelmann.

ITEM 1. CALL MEETING TO ORDER

The meeting was called to order by Mr. Borchardt.

ITEM 2. PUBLIC COMMENT

None.

WORKSHOP ITEMS:

ITEM 3. PRESENTATION AND DISCUSSION OF BRAZOS COUNTY CAMPUSES MASTER PLAN PROJECT

Mr. Tom Dwyer, BOKA Powell, reviewed the approach that was utilized to create the Brazos County Campuses Master Plan (a copy of the Blinn College Resource Planning is attached and made a part of these *Minutes*). Mr. Dwyer stated that Blinn College is the #1 transfer college in the United States. Demographic information was reviewed. Currently, Blinn College students come from 1,533 zip codes. Growth opportunities in academic transfer and workforce education were discussed.

Mr. Jack Joyce, Facility Programming and Consulting, reviewed enrollment projections for Blinn College. Three scenarios have been drafted for the Brazos County Campuses which range from 15,903 to 23,636 students by 2025.

Space analysis suggest that currently there is a significant shortfall in space needed for the number of students. As enrollment grows, the shortfall will continue to increase if the issue is not addressed.

Mr. Joyce stated that classroom utilization is very high. Therefore, the space that does exist is being used very well. Mr. Joyce discussed ways to further increase the utilization with the implementation of a central scheduling software.

Recommendations:

Immediate Term (6 months):

- Purchase of Central scheduling software to reduce “hidden” classroom hours
- Reclaim up to 10 classrooms currently used for other purposes
- Right sizing of large classrooms in CPC building can result in up to 5 additional classrooms
- Repurpose student center banquet room for informal study and food service
- Implement temporary buildings for relocation of non-instructional functions
- Begin due diligence for potential big box lease/purchase

Short term (24 months):

- Renovate retail center or similar substantial lease space for additional capacity
- Additional building on campus to expand capacity

Long term (36+ months):

- Build additional buildings on existing campus or off campus on new land

Mr. Dwyer reviewed each proposed phase in detail:

- Immediate term solutions are projected to cost \$3,000,000 - \$3,500,000 and would accommodate an additional 1,600 students.
- Mr. Dwyer responded to questions regarding cost and parking requirements involved with a retail space renovation.
- Due diligence needs to be performed with any potential retail space acquisition.
- Mr. Dwyer encouraged the Board to keep in mind that Blinn College is the economic generator for any new off campus location.
- Workforce is an important component to the local community. Blinn College will need to plan for support and expansion of workforce programs.

ITEM 4. OPEN DISCUSSION ON CAPITAL IMPROVEMENTS FOR ALL CAMPUSES

Mr. Borchardt reviewed highlights from the statistics gathered during the master planning process. He discussed the need for financial resources to carry out the plans discussed today. Fundraising will be very important. Mr. Borchardt opened the floor for discussion. A great deal of discussion took place regarding financial needs, changes and opportunities.

ACTION ITEMS:

ITEM 5. AUTHORIZE THE ADMINISTRATION TO PROCEED WITH THE PLANNING AND DESIGN FOR IMMEDIATE TERM IMPROVEMENTS AS OUTLINED IN THE MASTER PLAN FOR THE BRYAN CAMPUS

Kelli Shomaker reviewed a request to proceed with the planning and design for immediate term improvements as outlined in the master plan for the Bryan Campus.

On a motion by Mr. Lange, seconded by Ms. Boehm, the Board voted to authorize the Administration to proceed with the planning and design for immediate term improvements as outlined in the master plan for the Bryan Campus, as presented by the Administration.

ITEM 6. RECESS FOR CLOSED SESSION (AS AUTHORIZED BY GOV'T. CODE, SEC. 551.101)

CLOSED SESSION:

ITEM 7. CLOSED SESSION:

None.

(A) REAL PROPERTY (GOV'T. CODE, SEC. 551.072)

i. DISCUSSION OF POSSIBLE PURCHASE, EXCHANGE OR LEASE OF REAL PROPERTY IN BRENHAM, BRYAN, SCHULENBURG AND SEALY

ITEM 8. RECONVENE PUBLIC SESSION

ADDITIONAL ACTION ITEMS:

ITEM 9. ACTION ON CLOSED SESSION ITEMS:

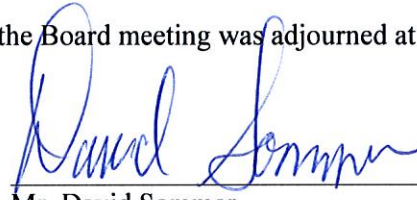
(A) REVIEW AND ACTION TO PURCHASE, EXCHANGE OR LEASE REAL PROPERTY IN BRENHAM, BRYAN, SCHULENBURG AND SEALY

ITEM 10. ADJOURNMENT

On a motion by Mr. Sommer, seconded by Mr. Toubin, the Board meeting was adjourned at 11:15 a.m.



Mr. Douglas R. Borchardt
President



Mr. David Sommer
Secretary