

**WESTERN COMMUNITY COLLEGE AREA
BOARD OF GOVERNORS**

**INFORMAL MEETING
MINUTES**

March 20, 2024

The Western Community College Area Board of Governors held an Informal Board meeting at 10:30 a.m. on Wednesday, March 20, 2024 in the Coral E. Richards Boardroom at Western Nebraska Community College, Scottsbluff Campus, located at 1601 East 27th Street, in the City of Scottsbluff, in the County of Scotts Bluff, in the State of Nebraska, as per the publicized notice in the Star-Herald on Tuesday, March 12, 2024.

A current agenda was available in the Board Secretary's office on the Scottsbluff Campus at the time of the publicized notice.

AREA BOARD

Karen S. Anderson, Chairperson	Present
Margaret R. Crouse	Present
Misty L. Curtis	Present
Linda A. Guzman-Gonzales	Present
F. Lynne Klemke	Absent
Allan D. Kreman	Present
William M. Packard	Present
Coral E. Richards.....	Present
R. J. Savely, Jr.....	Present
Marjorie A. Schmidt	Present
John P. Stinner, Vice Chairperson	Absent

Dr. Packard arrived at 10:36 a.m.

Quorum

Chair Anderson declared a quorum was present for the transaction of business.

Board Chairperson Comments

A copy of the Nebraska Open Meetings Act was available on the table at the back of the room.

The Board reserves the right to enter into closed session if deemed necessary for any item on the agenda per Section 84-1410 of the Nebraska Revised Statutes.

Community Comments

Chair Anderson asked for comments from the community. Pursuant to Board Policy BP-106, Chair Anderson reminded community members who wish to make comments that each speaker will be limited to a five-minute presentation. There were no public comments.

New Board Member Onboarding Session

Review New Board Member 30-Day Onboarding Plan

Chair Anderson referenced the handout regarding the New Board Member 30-day Onboarding Plan. Board members were asked to review the document and forward comments to the Board secretary. Chair Anderson noted that additional information can be found in the Onboarding Executive Summary.

Campus Master Planning and the Board's Role

President Dart mentioned that when Board members are out in the public, it is likely they will be asked about College associated construction projects that are publicly visible. Therefore, it is beneficial that Board members are aware of College projects.

President Dart reported that about twelve years ago, a process was started to update what was at that time, the facilities master plan. The current facilities master plan lays out what will be done with the space on campus and what the facility needs might be.

The first phase of the plan was updates to the career and technical education, and health occupations areas. The community colleges had anticipated that ARPA (American Rescue Plan Act) dollars would be coming to the College. The community colleges had requested \$150 million, which meant that each would receive \$25 million. Through last year's legislative session, there were changes to that appropriation, so each college received \$10 million.

Ms. Koski explained that when the College was going through the planning process, the purchase of the SWBC building was being considered along with a variety of other projects. Wilkins Architecture was engaged to come up with an update specific to those projects that included the applied technology building so that the career tech area could include existing programs plus additional space for diesel technology and construction trades. During that time, the WNCC Foundation communicated a desire to assist with a capital campaign for the applied technology area. Due to the timeline required for commitment of the ARPA funds, the health sciences area at the Harms Center became the priority. That update is still in the planning process and a group has been meeting almost daily to work on the logistics of the renovation.

Ms. Koski explained that based on recommendations through the (CCPE) Coordinating Commission for Postsecondary Education, it would be best if each project was under \$10 million, so \$9 million was committed to the health sciences project. The remaining million will be split so that a portion goes toward the powerline facility in Alliance for two additional classrooms. The other portion of the million will be used to purchase a helicopter for the aviation program in Sidney. Eventually, additional funding and partnership options will be explored.

President Dart explained that the Harms Center has three major tenants, one being Educational Service Unit 13, which has a condominium agreement. As planning for the project continues, the impact on these tenants as well as WNCC programs has been logistically challenging.

Campus Master Planning and the Board's Role (cont.)

Because this is a large project and impacts the logistics team, the primary responsibility is looking at when construction will start and what to do with faculty members and classroom space that will be involved in the construction. Noise will impact ESU and UNMC, so temporary accommodations for the eighteen-to-twenty-four-month process is vital. Currently, enough space has been found without having to look outside the College.

President Dart added that the federal grant received with the Harms Center renovation included a covenant that states no portion of the building or lease can be sold before July 2026.

In response to an inquiry, President Dart confirmed that because the change of space between the upper and lower floor at the Harm's Center will not be significant, the plat can be redrawn for review.

President Dart reviewed the projects that have been completed and those that are about to start. The Pit and A-Pod renovation are complete and feedback from students and staff has been tremendous. Currently, the Harm's Center Health Sciences project timeline is January 2026. The ARPA funds are required to be committed by December 2024 and spent by June 2026. Flexibility has been built into the timeline to allow for issues such as supply and demand and delivery delays.

Over the next year, Pioneer Hall will be taken offline for completion of an abatement project. This project has been needed for quite some time and will start in May, after graduation. Through the duration of the project, the College should be able to meet the needs of the students who live on campus.

Additional projects include the Aviation Engine Start Room in Sidney and addition of the Powerline program classrooms in Alliance. A construction manager at risk process is being used for the Health Sciences project. The contractor has been hired and will be responsible for bidding the rest of the project.

Even though it is not on the calendar, the next project is probably a career and technical education facility expansion. The College is looking at expanding construction trades and will consider taking not only to the campus sites, but throughout the region. At a future date, the overall master plan will be shared for review by the Board.

President Dart addressed the Board's role in regard to the College projects. It is important the Board is updated on a periodic basis regarding College projects because once news is shared about the Health Sciences expansion and the Alliance and Sidney projects, Board members will likely need to field questions from community members. The Board's role is first to provide direction as the projects are discussed. Board members can also assist with providing information about needs in the communities.

Campus Master Planning and the Board's Role (cont.)

Programs will be expanding, so eventually there will be a need for additional facilities. That could change, based on what is needed and that direction comes internally through administrative services and meetings with Ms. Koski and many others, externally through the meetings with partners, then through Board approvals.

Policy approval is part of the Board's role. An example was the Board's recent approval of the construction manager at risk process. Lastly, if a capital campaign is planned, hopefully, Board members will be advocates of the campaign. Ensuring that the Board is aware of current and upcoming projects is vital so that they can indorse those projects.

Board member Comments

Board members thanked President Dart for providing information about the College construction projects.

Next Regular Meeting: Wednesday, March 20, 2024, 1:00 p.m., Coral E. Richards Boardroom, Scottsbluff Campus, 1601 East 27th Street, Scottsbluff, NE.

Adjournment

The meeting was adjourned by unanimous consent at 11:51 a.m.

Karen S. Anderson, Chairperson

Susan L. Verbeck, Secretary