

**NORTHEAST COMMUNITY COLLEGE
BOARD OF GOVERNORS**

FACILITIES COMMITTEE

Thursday, April 12, 2018

FACILITIES COMMITTEE

Arlan Kuehn, Chairperson	ABSENT
Del Ames	PRESENT
Steve Anderson	PRESENT
Keith Harvey	PRESENT
Dirk Petersen, ex-officio	ABSENT

OTHER BOARD MEMBERS

Terry Nelson	PRESENT
Shirley Petsche	PRESENT
Julie Robinson	PRESENT
Jeff Scherer	PRESENT
Carol Sibbel	ABSENT
Gene Willers	ABSENT

STAFF

Dr. Michael Chipps
John Blaylock
Lyle Kathol
John Robertson
Derek Bierman
Amanda Nipp
Lindsay Spiegel
Dr. Tracy Kruse
Jim Curry
Diane Reikofski
Brenda Sock
Brandon McLean

MINUTES

1. The meeting was convened at 9:07 a.m. in Room 1108B of the College Welcome Center by Del Ames, member of the Facilities Committee.
2. Recommended approval of the Minutes of the March 8, 2018 meeting.
3. Dr. Chipps provided a reminder that several months ago the Board of Governors directed him to pursue on their behalf any property that is contiguous to College property.

Discussion was held regarding the Real Estate Purchase Agreement for the purchase of property addressed as 1109 East Benjamin Avenue, Norfolk, Madison County, Nebraska, and described as follows: A tract of land located in the southeast quarter of section 14, township 24 north, range 1 west of the 6th P.M., Madison County, Nebraska, beginning at a point 490.0 feet west and 33 feet north of the southeast corner of said section 14; thence north 180 feet; thence west 100 feet; thence south 180 feet; thence east 100 feet to the place of beginning; excepting however a tract of land conveyed to the State of Nebraska located in the southeast quarter of said section 14 described as follows: referring to the southeast corner of said quarter section; thence northerly a distance of 33.01 feet along the east line of said quarter section; thence westerly deflecting 091 degrees 11 minutes 21 seconds left a distance of 490.31 feet to the southeast corner of the property owned by grantor(s) to the point of beginning; thence westerly deflecting 000 degrees 00 minutes 00 seconds a distance of 100.00 feet to the southwest corner of the property owned by the grantor(s); thence northerly deflecting 090 degrees 07 minutes 30 seconds right a distance of 2.00 feet along the west line of the property owned by the grantor(s); thence easterly deflecting 089 degrees 52 minutes 30 seconds right a distance of 100.00 feet to a point on the east line of the property owned by the

grantor(s); thence southerly deflecting 090 degrees 07 minutes 30 seconds right a distance of 2.00 feet along said line to the point of beginning.

As required by state statute, a public hearing regarding this property was conducted on November 9, 2017. Closing on this property will occur by May 30, 2018.

Dr. Chipps stated that full consideration is being given to using the house for a variety of purposes.

A consensus was reached by the Facilities Committee to recommend to the Board of Governors to approve the Real Estate Purchase Agreement for the purchase of property located at 1109 East Benjamin Avenue.

4. Dr. Chipps reported that on March 9, 2017, the Board of Governors approved the Master Site and Facilities Plan, one of several institutional plans that support Vision 2020. Amanda Nipp explained that a housing zone is being established by creating Hawks Village in Phase II of the Master Site and Facilities Plan.

Brandon McLean reviewed the footprint of Phase II which involves infrastructure improvements including drainage, lighting, expansion of parking, pedestrian trails, as well as replacement of the central loop chiller. A new student recreational support area, consisting of restrooms, space for student events, study areas, Wi-Fi access, basketball courts, and a soccer field will also be a part of Hawks Village and will create a sense of community and provide more student engagement opportunities. Mr. McLean advised that information regarding the Guaranteed Maximum Price for the Hawks Village Infrastructure project will be provided to the Board of Governors during the May meeting.

Inquiry was made regarding safety of the 48” drainage pipes as well as gates and lighting around the basketball courts. Mr. McLean reported that grates will be installed over the ends of the drainage pipes and appropriate lighting is included around the soccer field and basketball courts.

The pivot that sets near the Hawk Village construction area is being relocated closer to the Ag Complex so that it can be fully utilized at that location.

A consensus was reached by the Facilities Committee to recommend to the Board of Governors to authorize the administration to prepare the final plans and specifications and develop necessary bid documents for the release of bid packages for the Hawks Village Infrastructure project.

5. In other business, inquiry was made regarding when the Madison County Extension office would be vacating the Lifelong Learning Center. Dr. Chipps reported that it was his understanding that they are still in negotiation for another facility and no definite date has been provided to the College.
6. With no further business to discuss, the meeting was adjourned at 9:59 a.m.