



Minutes of the Regular Meeting of the Board of Directors September 23, 2021

There was no physical location due to Executive Order N-25-20 issued March 17, 2020 relating to the convening of public meetings in response to the COVID-19 pandemic.

Attendees (All attendees attended via Zoom)

Members: Sarah Villarreal, Chair; Leon Wyden, Charles De Leone, Carl Kemnitz, Jason Schreiber, Cynthia Chavez Metoyer, Michael Walsh, Ann Bersi, Chris Thibodeau, Dylan Crivello, Carmen Rene, Julia Glorioso @ 4:20

Members Absent: Denise Garcia, Kristin Stewart

Staff: Bella Newberg, Deborah Davis, Janelle Temnick, Janine Prior, Michelle Hinojosa, Trina Beckwith, Karla Frazee

Guests: None

Convening of the Regular Meeting

A quorum being present, Chair Villarreal called the meeting to order at 4:10 p.m. and welcomed our new members.

Open Session

Villarreal opened the meeting to public comment. There were none.

Minutes of the May 27, 2021 Regular Meeting

A motion was made and seconded (Bersi/Thibodeau) to approve the May 27, 2021 minutes. Motion carried.

Minutes of the August 24, 2021 Special Meeting

A motion was made and seconded (Wyden/De Leone) to approve the August 24, 2021 special meeting minutes. Motion carried.

Committee Reports and University Updates

Quarterly Financial Report 6/30/21

Davis reviewed the Quarterly Financial Report that was sent prior to the meeting as attachment E.

Investment Report 6/30/21

Prior reviewed the Investment Report that was sent prior to the meeting as attachment F.

Joint Audit Committee Report

Thibodeau reported that the Joint Audit Committee met on July 21, 2021 to review the audit plan.

Finance and Operations Committee Report

Wyden reported that the Finance & Operation Committee has met twice since the last Board meeting. Wyden was not present at the August 11, 2021 committee meeting so he turned the meeting over to

Schreiber and Temnick. Temnick reported that at the August 11th meeting the campus pouring rights comparison was reviewed and gave an overview of the comparison that was sent prior to the meeting as Attachment G. Schreiber reported that at the August 11th meeting there was an administrative update and south parcel and dining project update given. No action items were taken due to not having quorum. Wyden reported the second meeting took place on September 15, 2021 and reviewed the reporting items. Action items at that meeting pertained to pouring rights and the south parcel resolution.

Executive Committee Report

Wyden reported that the Executive Committee met twice since the May Board meeting. Wyden reviewed the discussion items that took place at the August 13, 2021 and September 13, 2021 meetings. Wyden reported that the committee did move to a closed session at the September 13th meeting to discuss a personnel matter.

Office of Sponsored Projects Update

Beckwith updated the committee on the work the Office of Sponsored Projects (OSP) has completed over the past year highlighting the major projects and their purpose. Beckwith reported on OSP's work with LOM Consulting, the rollout of Cayuse and the updating of, or creation of, new policies and procedures to keep us in compliance. De Leone reported that the University received a \$5M award from the Department of Education to support STEM.

Administration Update

Newberg provided an update on Corp employees telecommuting, commercial services and student housing. Student housing is 100% full with a wait list. Newberg reported that the director of student housing has resigned from the University to take another position and the associate director is temporarily serving as the Director of Resident Education under the direction of the Dean of Students. Newberg reported that the Corporation is reengaging in discussions regarding QUAD dining. Newberg reviewed the site plan that was created and recapped what had taken place prior to the project being placed on hold. Newberg reported that the Student Housing & Dining Advisory Committee will be reactivated as we move forward with the discussions about opening a dining facility. Newberg reported that the resolution the Board of Directors approved in 2019 regarding the negotiation and execution of space lease and management agreement for operation of a dining facility will need to be modified and brought back to the Board for approval. The revisions to the resolution will be structured around the funding and tenant improvements and the relationship with Sodexo. Also, the structure of the meal plan program.

University Update

Villarreal provided an update on the draft Strategic Plan. Villarreal reported that the search for the Vice President of Student Affairs has launched, the President's annual Report to the Community will be held September 30, 2021 and the University received a \$5M award through the HSI-STEM Program of the U.S. Department of Education. The award will be used to expand the Engineering program (same award De Leone mentioned during the OSP update). Lastly, Villarreal reported that the University has been recognized with the Higher Education Excellence and Diversity Award for the eighth year in a row.

Action Items

Pouring Rights Agreement

Wyden reported that the Finance and Operations Committee voted to move forward to the Board for final approval the 5-year extension of the Pepsi agreement with the option for two additional 2-year terms. Per the poll that was administered to the students, Pepsi was the clear

winner. Temnick reviewed the financial model, terms and conditions that will be included in the final agreement. Newberg reported that the agreement is an exclusive rights agreement. *A motion was made and seconded (Schreiber/Crivello) to move forward with the 5-year extension of the Pepsi agreement including the option of two additional, 2-year extensions based upon the financial model as presented. Motion carried.*

South Parcel Affiliation Resolution

Newberg reported North City is currently developing a student housing project (South Parcel Project) adjacent to PS2 and the Extended Learning Building. The anticipated completion date is July 2022. North City approached the campus to express their desire to partner with the University on this project. The development will provide 330 beds. Currently, all our housing inventory include kitchens. Kitchens are not included in this development which makes it desirable for the campus as it would provide a more traditional, first year housing for our students. Newberg reported that the South Parcel Affiliation Resolution will allow the Corporation to enter into negotiations for an affiliation agreement on this project based upon specific stipulations. Newberg highlighted the specific stipulations that are listed on the draft resolution (Attachment H).

A motion was made and seconded (Bersi/Wyden) to approve participation in the South Parcel affiliated student housing relationship resolution as presented. Motion carried.

Adjournment of Regular Meeting

Villarreal declared the meeting adjourned at 5:31 p.m.



Jason Schreiber
Secretary

01/03/2022

Date