

**MINUTES
BOARD OF TRUSTEES OF BLINN COLLEGE**

**Student Center Building – Board Dining Room
Blinn College, 1007 Walter Schwartz Way (formally West Second Street)
Brenham, Texas**

Special Meeting, Wednesday, February 25, 2009, 12:00 p.m.

The Board of Trustees convened at 12:00 p.m. in the Board Dining Room with the following members present: Mr. Atwood C. Kenjura, President, presiding; Mr. Leon B. Toubin, Vice President; Mr. Don Jones, Secretary; Dr. Henry J. Boehm, Jr., Mr. L.J. Lacinia, Jr., Mr. Norwood Lange and Mr. Steve Westbrook.

Board members not present: None.

Members of the college staff in attendance were: Dr. Daniel J. Holt, President; Dr. John D. Harris, Dr. Debra R. LaCour and Dr. Van Miller, Vice Presidents; Ms. Cathy Boeker, Executive Administrator of External Affairs; Dr. Donald E. Voelter, Chancellor; Mr. Richard O'Malley and Mr. Jeff Tilley.

Also registered as in attendance were: Mr. Alan Nieschwietz, *Brenham Banner-Press*; and Mr. Samuel E. Stewart, Diversified Municipal Development.

ITEM 1. CALL MEETING TO ORDER

The meeting was called to order by Mr. Kenjura.

ITEM 2. PUBLIC COMMENT

There was no public comment.

REPORTS, ANNOUNCEMENTS AND OTHER NON-ACTION ITEMS:

ITEM 3. ADMINISTRATIVE ANNOUNCEMENTS

Dr. Holt announced the following:

- (a) Star of the Republic Museum Reception "Texas Transformed: Early Maps of Texas" Friday, February 27, 2009 from 6:30-8:30 p.m.
- (b) Texas Independence Day Celebration, February 28-March 1, 2009 at the Washington-on-the-Brazos State Historic Site.

ACTION ITEMS:**ITEM 4. REVIEW AND ACTION TO DETERMINE A LOCATION FOR PROPOSED NEW STUDENT HOUSING ON THE BRENHAM CAMPUS**

Mr. Richard O'Malley presented a campus map to the Board and explained the various building location options (a copy of the map is attached and made a part of these *Minutes*). The Board discussed the options. The Board also discussed the size limitations of various building site options. It was discussed that the Developer should perhaps be a part of the decision of where the building would be located.

Mr. O'Malley distributed copies of a campus Master Plan (a copy of the Master Plan is attached and made a part of these *Minutes*). Mr. Toubin expressed the desire not to lease property in the middle of the campus so that that space is reserved for Academic Buildings. The suggestion was made that perhaps a Developer could build some dorms as well as apartments in separate locations on and around the Campus. Mr. Toubin read a letter in which a Developer declined to submit a bid. Mr. Westbrook reminded the Board of discussions regarding the various sites that took place the last time the Board looked at building additional dorms. It was discussed that the Beazley site is perhaps better for dorms but has space limitations. Timelines were discussed as well as the implications of the timelines on each site. Mr. Westbrook expressed concerns about rushing into this housing project. Mr. Jones suggested that the College select a Developer and an alternate so that if the first Developer falls through on financing, there is a second Developer to fall back on. It was discussed that perhaps a deadline for the project should be removed. Possible rent for the new housing was discussed. The height of the dorm building was discussed as well as the look of a 3-4 story building with the rest of the campus. It was discussed how many beds are actually needed and which dorms need to be replaced. It was agreed that the Developer should be involved in the decision of the site. Future Building needs were discussed. It was discussed that the Agricultural Mechanical Building would need to be moved if the decision is the Beazley site. While no formal action was taken on this item, it was suggested that the College tell the Developer that the Beazley site is the College's preferred choice.

ITEM 5. REVIEW AND ACTION TO AUTHORIZE THE SELECTION COMMITTEE TO INTERVIEW POTENTIAL DEVELOPERS

Mr. O'Malley distributed a memo to the Board regarding the selection committee's recommendation of which Developers should be interviewed (a copy of the memo is attached and made a part of these *Minutes*). Mr. O'Malley reviewed the committee's recommendations.

On a motion by Dr. Boehm, seconded by Mr. Toubin, the Board approved to interview the following five (5) companies for a potential Developer: 1) Campus Acquisitions & JBE and Associates; 2) Hammond Jones Real Estate Development; 3) Place Properties; 4) Midway Companies; and 5) Caldwell Companies.

The public was recessed for a called closed session at 1:07 p.m.

The public session was reconvened at 1:20 p.m.

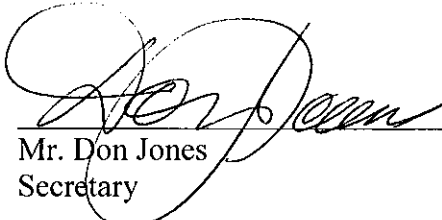
On a motion by Dr. Boehm, seconded by Mr. Toubin, the Board Approved to Appoint Cathy Boeker as the Hearing Officer for the College as it relates to Employee Grievances and Appeals.

ITEM 6. ADJOURNMENT

On a motion by Mr. Westbrook, seconded by Mr. Lange, the Meeting was adjourned at 1:22 p.m.



Mr. Atwood C. Kenjura
President



Mr. Don Jones
Secretary