

University Enterprises, Inc.
Board of Directors Meeting

Tuesday, May 16, 2017

Board Chair Robert Nelsen called the board meeting to order at 4:07 p.m. at the Julia Morgan House, 3731 T Street, Sacramento, California 95816

Members Present:	NaKisha Allen	Staff Present:	Craig Barth
	David Bach		Steven Davis
	Elizabeth Baidoo		Monica Kauppinen
	Larry Cook		Trina Knight
	Patrick Dorsey		Angie Laguna
	Crystal Ekanayake		Andy Lee
	Jamie Hoffman		Cosette Leos
	Mike Lee		Angela Rader
	Robert Nelsen		Briggett Reilly
	Sonia Ortiz-Mercado		Jim Reinhart
	Steve Perez		
	Randy Sater		
	Joni Zhou		
Members Absent:	Jude Antonyappan		
	Jeff Einhorn		

Reports and Announcements

17-05-21 Approve March 27, 2017 Board Meeting Minutes

Following discussion it was moved and seconded to approve the March 27, 2017 board meeting minutes.

(Ekanayake/Perez). Motion carried unanimously.

Chair's Report

- Following the WASC visit, Sacramento State has been given a 10 year approval. Seven years ago Sacramento State received a two year approval. A few areas of improvement were noted; WASC would like the website improved, implementation of external review of academic programs, move the faculty affairs office under the Provost's office, develop one data source and one centralized data repository. Lastly, WASC would like Sacramento State to focus further on the quality of the education rather than ease of accessibility.
- A new vice president for Information and Resources Technology has been hired. Two academic dean searches are underway.
- Sacramento State hosted 5,300 graduates at the Golden 1 Center.
- The 2017/2018 budget has increased to \$315 million from \$289 million last year. Academic Affairs received an additional \$500,000 to hire 60 new faculty next year. Campus wide departments have been asked to cut 1.6% from their budgets. The original forecast required departments to cut 5.9%

Executive Director's Report

- UEI's March 31, 2017 financials indicate very favorable results.
- UEI is currently managing two large projects; the Ballpark Student Housing project and Sacramento State Downtown. Currently the Downtown construction project is out for bids and UEI is hoping to have the project complete for the fall semester.
- UEI's strategic plan is going well and follow up is occurring quarterly. An Executive Council Retreat is planned for July and results will be reported in September.
- Jim shared that he has been elected as the AOA president elect and chair of the conference planning committee. The annual conference in January 2018 will be in Sacramento and will have approximately 500 attendees. The position is a three year commitment, first year as president elect, followed by president, and the third year as past president.

Announcements – Board

Committee Reports*

1. Executive Committee
2. Audit Committee
3. Budget & Finance Committee
4. Campus Grants Committee
5. Investment Committee
6. Personnel Committee

*All minutes for committee meetings are included in the May 16, 2017 Board Packet.

New Business

17-05-22 Campus Grants Program Amendment

Following a presentation by Liz Baidoo, Campus Grants Program Chair, it was moved and seconded to approve the recommendation of the Campus Grants Committee to approve amendments to the UEI Campus Grants Program Announcement document which adds in the faculty travel grant option and release time.

Approved with amendment, add language "and are meant for the benefit of students".

Motion carried. (Allen/Dorsey)

17-05-23 Election of Officers

Following discussion it was moved and seconded to approve the election of the following officers:

Vice Chair – Larry Cook
Secretary/Treasurer – Elizabeth Baidoo

Motion carried. (Sater/Perez)

17-05-24 2017-2018 Operating Budget, Capital Outlay and Schedule of Unrestricted Net Asset Reserves

Following a presentation by Craig Barth, it was moved to accept the seconded motion from the Budget & Finance Committee to approve the 2017-2018 Operating Budget, Capital Outlay and Schedule of Unrestricted Net Asset Reserves.

Motion carried unanimously. (Allen/Baidoo)

17-05-25 Voluntary Employee Beneficiary Association (VEBA) Trust Funding

Following a presentation by Craig Barth, it was moved to accept the seconded motion from the Budget & Finance Committee to approve funding \$500,000 for UEI Central Staff and at least \$80,000 from University Support Programs (Office of Water Programs, Union Well, Inc., Academic Talent Search, Academic Technology & Creative Services)

Motion carried. (Ekanayake/Perez)

17-05-26 Unrestricted Net Asset Reserve Policy Amendment

Following a presentation by Craig Barth, it was moved to accept the seconded motion from the Budget & Finance Committee to approve the amendment to UEI's Unrestricted Net Asset Reserve Policy No. 2045.

Motion carried. (Ekanayake/Cook)

17-05-27 304 S Street Lease Terms

Following discussion it was moved to accept the seconded motion from the Budget & Finance Committee (Hoffman/Cook) to approve the proposed lease terms offered by UEI to Sacramento State if the cost of bids do not exceed 15% of the estimated bid \$2,256,000. And to approve a loan of \$2,110,000 to Sacramento State at 2% interest for ten years with no prepayment penalty to fund their leasehold improvements.

Motion carried. (Sater/Bach)

Abstentions: (Nelsen, Lee)

17-05-28 Ballpark Site Student Housing Conceptual Approval

Following discussion it was moved to approve:

1. The concept of a public-private partnership for a student housing development on the 11 acre McAuliffe Ballpark site and the adjacent 1 to 2 acres of campus land;
2. Subject to the approval of the University President, the California State University Chancellor, and the Board of Trustees, the release of the Request for Qualifications and Proposals;
3. That the Executive Director, in coordination with the University's Vice President for Administration and Chief Financial Officer, may enter into negotiations for agreements as necessary for the public-private partnership which would be presented to the University Enterprises, Inc. Board of Directors for approval.

(Sater/Bach)

Closed Session

17-05-29 Real Property Negotiations – Parcel No. 295-0040-047-0000 (Government Code 54956.8)

17-05-30 Personnel Exemption – Personnel Matter (Government Code 54957)

The board went into closed session at 6:00 p.m. to discuss a real estate acquisition and a personnel matter.

The meeting was adjourned at 6:15 p.m.

Respectfully submitted:

A handwritten signature in black ink that reads "Jim Reinhart". The signature is written in a cursive, flowing style.

Jim Reinhart
Executive Director
University Enterprises, Inc.