

TARRANT COUNTY COLLEGE DISTRICT

Meeting of the Board of Trustees

January 21, 2021

6:00 p.m.

1. **Call to Order.** The Board of Trustees conducted its Board Meeting on January 21, 2021 at the Trinity River Campus, with Mr. Conrad Heede presiding. Other Trustees present were Mr. Kenneth Barr and Mr. William Greenhill. Dr. Diane Patrick, Dr. Gwendolyn Morrison and Ms. Teresa Ayala were also present via video conferencing. Also present were Chancellor Giovannini and members of the TCCD staff.

Mr. Heede read the following statement.

On March 13, 2020, Governor Greg Abbott issued a Declaration of Emergency as a result of the COVID-19 virus outbreak. Subsequently, on March 16, 2020, pursuant to the authority granted in the Declaration, Governor Abbott temporarily suspended the application of certain provisions of the Open Meetings Act, Texas Government Code Chapter 551, in order to permit telephonic open meetings. This was an effort to mitigate the spread of the COVID-19 virus by avoiding large group meetings while still ensuring continued governmental operations and preserving transparency in the decision-making process. Tarrant County College District gave notice of its intent to conduct a video conference / open meeting thereafter and of its intent to permit the public to make comment at the meeting by telephone.

Prior to Public Comment, Dr. Morrison requested a moment of silence in recognition and honor of those who have lost their lives to the COVID-19 pandemic.

2. **Public Comment/Special Presentation.**

Four candidates for the vacant District 5 Board of Trustee position made 3-minute introductions to the TCC Board of Trustees.

Mr. Charles Branscum
Mr. Leonard Hornsby
Mr. Alberto Mares
Ms. Sherry McCullough

3. **Board Action Items and Board Business Related Items.**

- a. Approval of Work Session Meeting Minutes – December 10, 2020.

On a motion by Mr. Greenhill, seconded by Mr. Barr, the minutes were unanimously approved.

- b. Approval of Board of Trustees Meeting Minutes – December 17, 2020.

On a motion by Mr. Greenhill, seconded by Dr. Patrick, the minutes were unanimously approved.

c. Consideration and Approval of Resolution and Order for May 1, 2021 Trustee Election for Districts #1, #2, #3 and May 1, 2021 Special Trustee Election to Fill the Vacancy for District #5.

On a motion by Dr. Morrison, seconded by Mr. Greenhill, the minutes were unanimously approved.

d. Consideration and Approval of Resolution and Order for Election Services for May 1, 2021 Trustee Elections.

On a motion by Mr. Greenhill, seconded by Dr. Patrick, the minutes were unanimously approved

e. Trustee Activities

Ms. Ayala asked Mr. Greenhill and Dr. Morrison to present a few activities on her behalf.

Mr. Greenhill expressed that on January 15, 2021, the Fort Worth Garden Club recognized TCC Northwest Campus as the winner of the 2021 Fort Worth Beautiful Award during a virtual award ceremony. This award is given annually to an outstanding local business for its community contribution through quality landscaping of its sites and grounds. Special thanks to Northwest Campus facility's manager Mr. Joe Gonzalez and lead ground keeper, Ms. Alma Castoreno as well as members of the grounds keeping team.

Mr. Greenhill also mentioned an invitation he sent from his firm on an upcoming legislative Zoom meeting and reminded trustees that the Community College Association of Texas Trustees (CATT) sent the Trustees a link for those interested in learning more about the legislative process.

Dr. Morrison mentioned that she was also present for the 2021 Fort Worth Garden Club award ceremony and congratulated the Northwest Campus on receiving this well-deserved award.

Dr. Morrison reported on behalf of Ms. Ayala that on January 9, 2021, Congressman Marc Veasey invited Ms. Ayala and Dr. Sean Madison to review and recommend candidates for the service academy. Each member of Congress is given 5 slots for each of three academies (West Point, the Naval Academy, and the Air Force Academy). For each slot that is open, Congressman Veasey can nominate up to ten candidates. The United States service academies offer young people a unique opportunity to obtain a first-class education and subsequently serve our country upon graduation as commissioned officers in the United States Military.

Dr. Patrick announced that there will be a Texas Association of Legislative Committee meeting next month and she will report on this meeting during the February Board of Trustees meeting.

Mr. Heede and members of the Board of Trustees send Ms. Ayala and her family condolences on the loss of two family members. Mr. Heede expressed that the Ayala

family are in our thoughts and prayers.

4. Consideration and Approval of the Consent Agenda.

- a. Consideration and Approval of Contract with AVOTECH for 10 Units of Avotek Trainers for the Aviation Maintenance Technician Program, in the Amount of \$139,454.00.
- b. Consideration and Approval of Amendments to CF(LOCAL) and CM(LOCAL) Related to Procurement Policies.
- c. Consideration and Approval for the Elimination of Fund Balance Designations for Insurance, Future Operating and Future Capital.
- d. Consideration and Approval of Resolution Granting Authority to the Chancellor until April 1, 2021 to Establish Rules and Procedures Necessary to Combat the Spread of the COVID-19 Virus and to Facilitate the Continuity of the District's Operations.
- e. Consideration and Approval of Southern Computer Warehouse, Inc. and GTS Technology Solutions to the List of Approved Vendors for the Statutory Exempted Procurement Method Expenditures in the Amount of \$400,000.00 (Not to Exceed) per Vendor.
- f. Consideration and Approval of a 2-year Contract for iPhones from T-Mobile to be Used by Field Services Staff from Real Estate and Facilities, IT, Risk Management, and Police in the Aggregate Amount of \$187,538.40.
- g. Consideration and Approval of Deductive Change Order for Contract with Infinity Contractors for Cooling Towers Replacement Project on the Southeast Campus in the Amount of -\$55,406.00.
- h. Consideration and Approval of Deductive Change Order for Contract with Fort Worth Electric for Chiller Replacement Project on Northeast Campus in the Amount of -\$25,915.39.

On a motion by Mr. Greenhill, seconded by Dr. Morrison, the consent agenda items were unanimously approved.

5. Consideration and Approval of Individual Action Items.

- a. Consideration and Approval of Three-Year Pricing Agreements with GTS Technology Solutions, Dahill Office Technology and NetSync Network Solutions for Replacement Computers; and Aggregate Annual Spend Authority Up to \$2,300,000.00.

On a motion by Dr. Patrick, seconded by Dr. Morrison, the item was unanimously approved.

- b. Consideration and Approval of Contract with Chambers Engineering, LLC. for the Roof Drain and Water Ponding Repair Project on South Campus in the Amount of \$277,907.36.

On a motion by Dr. Morrison, seconded by Mr. Greenhill, the item was unanimously approved.

- c. Consideration and Approval of Contract with Cable's Plumbing for Phase III of Sanitary Sewer Rehabilitation on Northeast Campus in the Amount of \$387,199.01.

On a motion by Dr. Morrison, seconded by Dr. Patrick, the item was unanimously approved.

- d. Consideration and Approval of Contract with Jacobs Project Management Company for the District Bond Program Owners Representative Contract in the Amount of \$25,529,795.00.

Mr. Barr expressed his concerns regarding the oversight of the contract with Jacobs, which Ms. Alanis has presented to the Board previously. Mr. Barr asked if she could repeat it for the record. Ms. Alanis expressed that Mr. Okang Hemmings, Executive Director of Real Estate and Facilities will be the lead TCC team member to oversee the contract with Jacobs, as well as the Chancellor and herself. Mr. Barr asked how often the Board will receive updates from Jacobs, Ms. Alanis responded with as often as the Board needs, the minimum of quarterly updates. Mr. Barr suggested that TCC and Jacobs agrees to a Memorandum Of Understanding (MOU) for a full and thorough commitment to consider technologies that are identified as result of the-Intelligent Building groups review with a strong bias of commitment to adopt new technologies as may be identified whenever practical. Also, Jacobs will be open and flexible to assure TCC that the latest concepts in technologies will be fully and carefully investigated and utilized as appropriate or beneficial. Mr. Greenhill withdrew his previous motion and accepted the amended language from Mr. Barr.

On an amended motion by Mr. Barr, seconded by Mr. Greenhill, the item was unanimously approved.

- e. Consideration and Approval of Contract with Skanska for the Redevelopment Construction Project on Northwest Campus in the Amount of \$10,278,981.00.

On a motion by Mr. Barr, seconded by Ms. Ayala, the item was unanimously approved.

- f. Consideration and Approval of Architectural Services with Huckabee, Inc. for the Redevelopment Project on Northwest Campus in the Amount of \$7,962,972.00 (Not to Exceed).

Mr. Barr asked that TCC develop an agreement with Huckabee to investigate and evaluate their design of buildings three and four and intelligent buildings group review and recommendations will be investigated and evaluated by Huckabee in its continuing work on building one and two including any study of consequential cost or delays needed to accommodate design changes that might emerge from intelligent buildings group work. Mr. Barr also asked that Huckabee be made aware of the Board's commitment to utilizing forward-thinking technologies and take advantage of sustainability opportunities in all of the work it does from TCC projects from this point forward including all four-building design at the Northwest Campus.

Mr. Greenhill suggested that an MOU also be created similar to the one for the Jacobs group.

On a motion by Mr. Barr, seconded by Mr. Greenhill, the item was unanimously approved.

On an additional motion to include a MOU by Mr. Greenhill, seconded by Mr. Barr, the item was unanimously approved.

- g. Consideration and Approval of Contract with Perkins & Will for Re-Development Design Services on Southeast Campus in the Amount of \$1,917,124.00.

Mr. Heede expressed his concern regarding air quality with consideration to COVID and other viruses now and in the future, how has the design team adapted the design work including air quality to take care of these concerns. Ms. Alanis addressed Mr. Heede's concerns and expressed that the design team are taking these factors into consideration for the design services.

On a motion to include a MOU by Mr. Barr, seconded by Ms. Ayala, the item was unanimously approved.

- i. Consideration and Approval to Authorize the Chancellor or His Designee to Enter into a Contract with Intelligent Buildings, LLC to Prepare a Smart Buildings Master Plan for the District in the Amount of \$150,000.00 (Not to Exceed).

Susan Alanis introduced a representative from Intelligent Buildings to provide an overview of the work to be done to develop a districtwide strategy around smart building technology. Mr. Greenhill asked if ninety (90) days was enough time for them to conduct their work. Dr. Morrison asked if the company uses a checklist to compare existing TCC smart building technology to their definition of smart building technology. Mr. Barr asked how the board would interact with the company and be kept updated on the process and how might other consultants be engaged. Mr. Barr then made a motion to approve the contract with the understanding that staff will identify and engage other consultants to advise the district on other smart building technologies on new and renovated facilities. Mr. Greenhill asked about stakeholder involvement throughout the process. Mr. Heede asked how Intelligent Buildings would interact with our current consultants.

On a motion by Mr. Barr, seconded by Mr. Greenhill, the item was unanimously approved.

Mr. Heede requested that a resolution be drafted and presented to the board in February that states the Board's preference and commitment that facilities being planned, designed and constructed utilize smart building technologies, accessibility and sustainability. Likewise, TCC policies should reflect the intent of the resolution.

6. **Monthly Financial Report Information.**

Chief Operating Officer Susan Alanis reported the financials as follows for December 2020. Total income is at 37.9 percent, total expenses is at 34.9 percent. Pools increased by \$40.8 million. No activity in Treasury Bills. Total Portfolio increased by \$30.6 million during December to an ending balance of \$707.5 million. Yield was 0.66 percent at December 31, 2020 and the Weighted Average Maturity was at 191 days.

Ms. Alanis noted that TCC is down in tuition by \$6.5 million, however a 10 percent potential reduction in tuition was planned into the budget, therefore there are no

concerns in terms of operational impact due to the tuition decrease. TCC is also slightly down in tax collection this year, we will have a better understanding at the end of this month as the deadline is due. So far, the financial health of the organization continues to be strong.

7. **Chancellor's Report Information.**

Chancellor Giovannini invited Mr. Pacheco to introduce new staff members.

Mr. David Killingsworth – Executive Director of IT Business Administration and User Support

Ms. Vicki Hutton – Executive Director of IT System

- a. College Accolades.
- b. Recent Activities.

Dr. Giovannini explained that at the beginning of each semester, the college has Connections Week. It's a time for faculty and staff to connect in relations to the work and professional development to prepare themselves for the upcoming semester. There is one day reserved specifically for a learning symposium, which took place last Thursday. Dr. Giovannini shared some of the highlights from the symposium which included multiple key note speakers and break out session on teaching and learning and technology. There were approximately 1500 attendees for this semester's learning symposium.

8. **Closed Session:**

The Board entered a closed meeting at 7:36pm to discuss matters permitted by the following sections of Chapter 551 of the Texas Government Code.

- a. Section 551.071, Consultation with Attorney
To see the advice of its attorney about pending or contemplated litigation, settlement offers, or any matter in which the duty of the attorney to the District under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act.
 - i. Legal issues regarding any item listed on today's District Board Meeting agenda.
- b. Section 551.072, Deliberations Regarding Real Property
Deliberate the purchase, sale, exchange, lease or value of real property where deliberation in an open meeting would have a detrimental effect on the position of the District in negotiations with a third party.
- c. Section 551.074, Deliberations on Personnel Matters
Deliberate appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee.

- d. Section 551.076, Deliberations on Security Devices or Security Audits
Deliberate regarding the deployment, or specific occasions for implementation, of security personnel or devices.

The Board may reconvene in open session and act on any item listed on the Executive Session Agenda in accordance with Chapter 551 of the Texas Government Code.

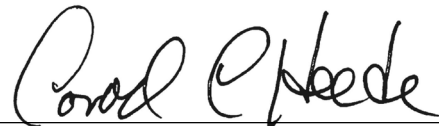
9. **Consideration and Action on Closed Session Items.**

The Board reconvened from Closed Session at 9:02pm. Mr. Heede entertained a motion for the selection of the vacant District 5 seat on the TCC Board of Trustees.

Dr. Morrison recommended to the Board a motion to appoint Mr. Leonard Hornsby to complete the interim term on the Board between now until May 1, 2021. This motion was second by Ms. Ayala and unanimously approved.

10. **Adjournment and Announcement of Next Meeting.**

The next Work Session Meeting will be on Thursday, February 11, 2021 and Regular Board Meeting will be Thursday, February 25, 2021. This meeting was adjourned at 9:04pm.



Conrad C. Heede, President
Board of Trustees



Diane Patrick, Secretary
Board of Trustees