

Board of Trustees of Northeastern Illinois University

Finance, Buildings and Grounds Committee Meeting Minutes

January 27, 2020

A meeting of the Finance, Buildings and Grounds Committee of the Board of Trustees of Northeastern Illinois University met as follows on January 27, 2020 in the Student Union Golden Eagles Room located at 5500 N. St. Louis Ave., Chicago, IL. Trustee George Vukotich, Chair of the Committee, called the meeting to order at 9:28 a.m.

The following Trustee Committee Members were in attendance: Carlos Azcoitia, Sherry Eagle, and George Vukotich

Other Trustees present: Charles Serrano and Jonathan Stein

Also present: Dr. Gloria Gibson, President; Karl Voigt, Assistant Secretary to the Board; Vice Presidents; staff; and University community members.

Opportunity for Public Comment in Accordance with Public Act 91-0715

Chair Vukotich announced the Opportunity for Public Comment. There were no requests to speak.

President Gibson introduced and welcomed on his first day the University's new Vice President for Finance and Administration, Manish Kumar. Mr. Kumar provided Trustees with a brief statement on his professional background. Dr. Gibson announced that Ann McNabb has been serving as the Board's ex-officio Treasurer since 2018, and asked Trustees to recommend approval of Mr. Kumar's appointment in this role at the next Board meeting. Trustees agreed to make this recommendation.

Vice President for Legal Affairs and General Counsel, Melissa Reardon Henry, provided an overview of the recently ratified collective bargaining agreement between the American Federation of State, County and Municipal Employees (AFSCME), Local 1989 and the University. The proposed contract term is for 5-years beginning with fiscal 2019. All titles in the bargaining unit have been brought up to \$15.00 per hour if they were below this amount on July 1, 2018. A 2.5% pay increase is effective for fiscal years 2019 and 2020, with a 4.5% pay increase in years 3-5; this represents a 2.5% annual pay increase with a 2% equity adjustment to resolve discovered inequities. The equity allocation is to be solely determined by the bargaining unit. Some contract language has also been updated. Ms. Reardon Henry answered Trustees' questions. After some discussion, Trustees agreed to recommend the approval of the agreement at its next full Board meeting.

Interim Executive Director of University Budgets, Mike Wenz, provided a 2nd quarter budget to actual report. The University's spending in the second quarter is on track with the budget, with close attention paid to enrollments for summer and fall. The University made a payment in the fall term and will make a similar payment to the Collegiate Housing Foundation for spring term related to the minimum occupancy requirements at The Nest. Trustees had a long discussion about The Nest and the occupancy misses this year and last. Trustees requested to have the University's representative who oversaw the original public-private partnership of The Nest, and possibly a representative from the Collegiate Housing Foundation, attend the March committee meeting to better understand how best to address The Nest going forward. Also for the March meeting, Trustees want to have the University's detailed marketing and action plan for recruiting future students into The Nest.

Assistant Vice President for Facilities Management, Nancy Medina, updated Trustees on ongoing and completed construction projects. The detention basin expansion is now complete, with final planting taking place this spring. Campus walkway repairs will begin soon. Construction documents for the campus roof replacements and electric cable replacement phase I projects are nearly complete and are being reviewed by the Capital Development Board (CDB). The University is investigating updated monument signage for the Henderson Street entrance to the El Centro location, and the main campus entrance on Foster Avenue. Preliminary sketches will be provided at the March committee meeting.

Of particular note, the CDB informed the University on Friday, January 24, 2020 that the construction documents phase for the new Education Building could be re-started. When the project was halted, construction documents were at 50% completion. Senior Executive Director of Government Relations, Dr. Suleyma Perez, informed Trustees that the CDB had increased the funding for this phase of the project from its initial \$7.2 million to \$7.9 million. The funding for the construction of the new Education Building will need to be approved separately by the legislature.

Interim Associate Vice President for Financial and Auxiliary Operations, Ann McNabb, answered Trustees' questions about the University's reported purchases of at least \$50,000 but less than \$100,000. Trustee Serrano inquired whether it would be possible to include in this particular report, which vendors are either Latino, African-American, women-owned, or other recognized minority-owned businesses, either certified by the state or not. Ms. McNabb provided Trustees with an overview of the University's vendor selection process through the Business Enterprise Program (BEP) as required by the state of Illinois. The University issues an annual report on BEP vendor use for the prior fiscal year, and will do so at the March committee and April full Board meetings. Trustees discussed how much detail they wish to see in the regular purchases above \$50,000 report, beyond what the University already provides. They ultimately decided to bring it before the full board for consideration in February.

At 10:55 a.m., Trustee Vukotich convened the meeting in Closed Session and the audience left the room.

At 12:24 p.m., Trustee Vukotich re-convened the meeting in Open Session and asked for New Business. Hearing none, Trustee Vukotich announced that the next committee meeting is scheduled for Monday, March 23, 2020 at 9:00 a.m. in the Golden Eagles Room.

There was no further business.

Adjourn

At 12:24 p.m., the Chair adjourned the meeting.

George Vukotich, Finance, Buildings and Grounds
Committee Chair

Karl Voigt, Assistant Board Secretary

Approved February 13, 2020