

**MONTEREY PENINSULA COMMUNITY COLLEGE DISTRICT  
GOVERNING BOARD OF TRUSTEES**

**REGULAR BOARD MEETING**

*Public Safety Training Center in Seaside*  
www.mpc.edu/GoverningBoard

1:30-4:08pm, Closed Session, PSTC, Classroom 102, Seaside  
4:14-6:53pm, Regular Meeting, Classroom 104, Seaside  
2642 Colonel Durham Street, Seaside CA 93933

**WEDNESDAY, SEPTEMBER 26, 2012**

**MINUTES**

1. OPENING BUSINESS

- A. Call To Order – Dr. Loren Steck opened the Regular Meeting at 1:30pm.
- B. Roll Call - present:
  - Dr. Loren Steck, Chair
  - Mr. Charles Brown, Vice Chair
  - Dr. Margaret-Anne Coppernoll, Trustee
  - Dr. Douglas Garrison, Superintendent/President
  - Ms. Marilyn Gustafson, Trustee
  - Mr. Rick Johnson, TrusteeStaff:
  - Ms. Barbara Lee
- C. Public Comments on Closed Session Items – no comments.
- D. Closed Session – items under discussion
  - 1) Superintendent/President Quarterly Evaluation (Government Code Section 54947)
  - 2) Public Employment – Superintendent/President (Government Code Section 54957)Staff: Barbara Lee
- E. Reconvene to Regular Board Meeting and Roll Call at 4:14pm.
  - Present:
    - Dr. Loren Steck, Chair
    - Mr. Charles Brown, Vice Chair
    - Dr. Margaret-Anne Coppernoll, Trustee
    - Dr. Douglas Garrison, Superintendent/President
    - Ms. Marilyn Gustafson, Trustee
    - Mr. Rick Johnson, Trustee
    - Mr. Daniel Cervantes, Student Trustee
- F. Report Action Taken In Closed Session – no action taken.

## 2. RECOGNITIONS

- A. Moment of Silence – Morgan Stock, Drama Department founder, August 28, 2012.
- B. Recognition of Visitors – Dean Laura Franklin introduced three new full-time faculty:
  - 1) Adrienne Simpson, Psychology
  - 2) Kelly Stack, American Sign Language
  - 3) Anthony Villareal, Sociology

Recognition of Staff - the Governing Board thanked Natalie Rodda, Director of the Fire Academy, for attending today's meeting.

- C. Comments from Visitors – no comments.

## 3. COMMUNICATIONS

- A. Comments from Visitors – no comments.
- B. Written Communications:
  - 1) Letter from Second Lady Jill Biden to Dr. Douglas Garrison on examples of community college workforce partnerships.
  - 2) Letter to MPC announcing completion of curriculum alignment of the Child Development Center with the California Community College Curriculum Alignment Project (CAP) from Jan C. DeLapp, Director, CAP.
  - 3) News Release: "For first time, Californians will be able to register to vote online" from office of Secretary of State Debra Bowen to county elections officers.
  - 4) Introduction/welcome address from Eduardo Ochoa, Interim President, CSUMB.
  - 5) CalPERS: 2012 pension reform impacts all CalPERS employers/employees.
  - 6) Letter from student Wendy Ogarrio in support of MPC remedial education.
  - 7) Letter from Academic Senate for California Community Colleges announcing Fred Hochstaedter's appointment to the statewide Accreditation Committee for 2012-2013.
  - 8) Dr. Rosaleen Ryan, featured speaker at the September 23 AAUW/MPB meeting (American Association of University Women, Monterey Peninsula Branch), honoring MPC and CSUMB scholarship recipients.

### MPC All User Emails:

- 1) Celine Pinet: Continuing Education – the buzz.
- 2) Fred Hochstaedter: Flex Days August 23.
- 3) Dr. Douglas Garrison: Increasing Student Access.
- 4) Health Services: Flu Shot Clinic October 11, 12:00-12:00 in Sam Karas Room.
- 5) Gaozong Thao: Employment Development Department, Operation Welcome Home, van returning to MPC every Thursday September-December.
- 6) Dr. Douglas Garrison: Save The Dates! October 1-4 Open Forums, Superintendent/President Candidates, and October 6 – 65<sup>th</sup> Anniversary Open House Celebration.
- 7) Carsbia Anderson: Claudia Martin's retirement potluck September 4.
- 8) Gaozong Thao: Veterans Affairs Medical Mobile Vans returning fall and spring.
- 9) Robin Venuti: Faculty and Staff Advancement Awards.
- 10) President's Office: Morgan Stock's passing August 28.

- 11) Dr. Douglas Garrison: Open Forum September 18, 11:00am, LF-102 on Contingency Budget Planning and Request for Budget Reduction Ideas; [Contingency Budget Planning 9-18-12.pdf](#)
- 12) Dr. Douglas Garrison: Thank you to MPC community for budget reduction suggestions, and corrected PowerPoint attachment.
- 13) Robin Venuti: Leaving the Foundation as Executive Director, September 30, 2012.

Articles published in *The Herald*, *The Weekly*, *The Californian*, and other media:

- 1) Letters to Editor: 1) Concerns About Auto Museum; 2) Questions Museum Placement.
- 2) HR Ad: Associate Dean, Instructional Technology & Development, Director of Information Services, and Instructional Specialist, Math Learning Center.
- 3) Sports: Silent Leader, former Seaside standout Ronald Saxton looks to lead MPC in football, and MPC 2012 Schedule.
- 4) CDC: Child care funding halved; MPC closes budget gap by cutting hours, staff.
- 5) Colleges play numbers game; MPC looks for higher enrollment.
- 6) Morgan Stock, 'father' of local theater dies August 28 at 93 years old; obituary.
- 7) Head Count: community colleges juggle student budget formulas with further cuts looming.
- 8) Storybook Theatre takes show on the road; 'Androcles.'
- 9) Your Town: MPC faculty union accepts pay cut; Proposition 30 mid-year cut.
- 10) Ad: MPC soliciting proposals from qualified developer to enter into Exclusive Rights Negotiating Agreement to Develop Joint Occupancy Agreement on District Property; proposals due 3:00pm on October 31, 2012.
- 11) MPC: Some classes offer no credit; alternate pricing part of program.

C. Reports and Presentations:

- 1) Institutional Report – High School Early Assessments, Larry Walker, Dean of Student Services. Larry's presentation highlighted the growth of services from 2009 to 2012 in matriculation services to strengthen the entrance process in our High School Assessment Program for enrolling high school graduates, with outreach services from Admissions, Financial Aid (optional), Assessment, Orientation, Counseling and Registration. The number of registered high school assessment students has increased from 313 in 2009 to 435 in 2012. The 2013 goal of Student Services is to have all matriculation services conclude with completed student registrations on the second annual Saturday event for our high school assessment students.  
[High School Assessment.pdf](#)

5. NEW BUSINESS – New Business Agenda Item No. 5.B. was moved up on the Agenda and Vice President Steve Ma introduced John Sergio Fisher, architect and designer of the new MPC Music Performing and Visual Arts Center. See report under New Business Agenda Item No. 5.B., pages 8-9.

C. Reports and Presentations (continued):

- 2) Superintendent/President's Report, Dr. Douglas Garrison. Dr. Garrison recognized Fred Hochstaedter for his 2012 POWER Award, and Dr. Rosaleen Ryan for being the featured speaker at the AAUW/MPB meeting (American Association of University Women, Monterey Peninsula Branch), honoring MPC and CSUMB

scholarship recipients. / He spoke of Robin Venuti's decision to leave the Foundation and applauded her significant contributions and service to MPC and wished her well in her endeavors. / Contingency planning is ongoing. Following the September 18<sup>th</sup> Open Forum Dr. Garrison met with the MPCTA and MPCEA negotiating teams, asking them to poll their members for guidance on their members' ideas for contingency planning.

- 3) Vice President Report: Michael Gilmartin, Dean of Instructional Planning, for Vice President Celine Pinet. Michael reported that Academic Affairs is marketing the new Continuing Education program, including the new Pharmacy Technician course. / The 65<sup>th</sup> Anniversary Celebration is on October 6<sup>th</sup>, and career technical education will be highlighted with special advertising and enrollment tools for interested high school students. All the divisions are engaged with demonstrations, activities and programs for the event. / Michael acknowledged the efforts of Division Office Managers for their work with Faculty in gathering input for the spring, summer and fall schedules. / Celine attended an event on September 11<sup>th</sup> at Foothill College with featured speaker Martha Kanter, Undersecretary of Education, who spoke on college affordability issues and how to restructure education to benefit the community colleges and public and private universities. / D.J. Singh is working on a positive collaboration online with exploring Massive Online Courses called "Moks" funded by a grant from the Gates Foundation.

Vice President Report: Carsbia Anderson, Vice President of Student Services. Carsbia thanked Larry Walker for his presentation on high school early assessments, emphasizing that although funding was cut 62% in 2009, Student Services has adjusted the matriculation schedule, increased counselor outreach, and regularly joins in updating superintendents, principals and counselors from the local high schools. / Enrollment is up 5.4% in weekly census courses. / Activities for opening this fall went well; the welcome tent was busy and students welcomed to campus; the Marina Education Center is staffed and providing excellent services, including bookstore products; the new Director of Admissions and Records Nicole Dunne is established in her position; and, Claudia Martin as the outgoing Director of Student Financial Aid Services will be replaced by Francisco Tostado, a Sacramento State graduate on October 8<sup>th</sup>. Lastly, he is pleased to announce that Joanne Hagerty, the displaced CDC Administrative Assistant II, has taken the position of Re-entry Counseling Services Specialist, beginning October 1.

- 4) Academic Senate Report, Fred Hochstaedter, President – no Academic Senate report. See Fred's reports for New Business Items No. F and G.
- 5) MPCEA Report, Loran Walsh, President. Loran spoke on three topics: 1) support of Proposition 30; 2) educating members to remain under Phase 1 in the medical benefits plans, and 3) meeting with Classified members and Administration on contingency planning.  
[Report MPCEA.pdf](#)
- 6) MPCTA Report, Mark Clements, President – no report.

- 7) ASMPC Report, Student Trustee Daniel Cervantes. Daniel reported that ASMPC is working diligently on their budget to improve processes. / A fantastic Lobo Day was held with strong support from students. / ASMPC is planning a music festival project for this spring.
- 8) College Council Report, Dr. Alan Haffa, Co-chair – no report
- 9) MPC Foundation, Robin Venuti, Executive Director
  - a) Executive Director Report – Robin reported that the Alumni Association is finalizing plans for the Alumni BBQ on October 6<sup>th</sup> in conjunction with MPC's 65<sup>th</sup> Anniversary Celebration. / The President's Circle has already raised \$57,000 with the goal of raising \$215,000.00. / The Strategic Planning Committee has developed their vision and mission statements and is working on data analysis. Trustee Marilynn Gustafson and Vice President Carsbia Anderson are members of the Committee. / The Major Gift Committee is hard at work on naming opportunities. / Robin thanked the Governing Board for their support of her as Executive Director of the Foundation, and also of the Foundation staff over her two-year tenure. The Board thanked Robin for her fundraising accomplishments for the Foundation, and wished her well in future endeavors.
  - b) Monthly Donations \$116,219.46.
- 10) Governing Board Trustee Reports:
  - a) Marilynn Gustafson – complimented Ellen Haley for her excellent leadership on the Foundation Strategic Planning Committee.
  - b) Charlie Brown – attended recent meeting with Assemblymember Bill Monning to hear his support of Proposition 30.
  - c) Margaret-Anne Coppernoll – encourages voters to support Proposition 30.
  - d) Rick Johnson – was impressed with the Contingency Planning Open Forum; Lobo Day was a great ASMPC event; he is looking forward to the 65<sup>th</sup> Anniversary Celebration on October 6.
  - e) Loren Steck – the CHS community tea last Sunday was a wonderful event. CHS's strategic planning is in place and working well. / Loren is looking forward to the 65<sup>th</sup> Anniversary Celebration and the Alumni BBQ.
- 11) Legislative Advocacy Report, Dr. Douglas Garrison
  - a) California Community Colleges State Legislation Update, September 10, 2012.
  - b) Letter to Legislators from Dr. Doug Garrison in support of AB 2451, Workers' Compensation: Firefighters and Peace Officers.
  - c) Letter to Governor Edmund G. Brown from Dr. Doug Garrison in support of AB 1614, extension of Fort Ord Reuse Authority (FORA) to June 30, 2020.
  - d) Letter to FORA from Vicki Nakamura, Assistant to the President, providing clarifications to Chapter 4, Reuse Plan Implementation, of the Scoping Report for the Fort Ord Base Reuse Plan reassessment released by FORA.
  - e) Letter to FORA from Dr. Douglas Garrison requesting additions to Program C-1.2 in the corrected Errata report for the Fort Ord Reuse Plan Reassessment Scoping Report.
  - f) Letter to Governor Edmund Brown from Dr. Douglas Garrison in support of SB 1402, Community Colleges Economic and Workforce Development Program.

- g) Email to Assemblymember Monning of MPC's resolution in support of Proposition 30 as resolved at the August 22, 2012 Governing Board Meeting.
- h) Chancellor's Office Press Release: Budget Cuts Result in Historic Enrollment Decline at California Community Colleges.
- i) Chancellor's Office Press Release: Chancellor Scott Lauds Passage of Student Success Act of 2012; says reforms will result in more students reaching goals.
- j) Chancellor's Office Press Release: CCC Board of Governors vote to support Proposition 30, the School and Local Public Safety Act.
- k) Chancellor's Office Press Release: CCC Board of Governors approves system-wide enrollment priorities to increase student success.

12) Special Report – Bond Update Reports, Joe Demko

- a) Active Bond/Facility Projects Update
- b) Cost Control Report
- c) Master Schedule/Construction Phase Only
- d) Bond Expenditure Report

4. CONSENT CALENDAR

A. Routine Business Transactions, Annual Renewal of Programs, Bids, Agreements, Notice of Public Hearings, Proclamations and Board Policies:

Motion Johnson / Second Brown / Carried

2012/2013-20

BE IT RESOLVED,

- 1) That the Governing Board approve the minutes of Regular Board Meeting on August 22, 2012.
- 2) That the Governing Board accept gifts donated to the college with appropriate acknowledgement to donors.
- 3) That the August supplemental payroll in the amount of \$44,309.08, and the August manual payroll in the amount of \$3,389.91, and the August regular payroll in the amount of \$1,844,947.04, and the September manual payroll in the amount of \$1,460.97, and the September supplemental payroll in the amount of \$49,373.11, for a total payroll of \$1,943,480.11, be approved.
- 4) That Commercial Warrants:
 

Number 12950611 through Number 12950646	\$ 107,658.68
Number 12951041 through Number 12951127	\$ 421,757.49
Number 12951672 through Number 12951716	\$ 925,146.12
Number 12952507 through Number 12952549	\$ 172,402.25
Number 12953059 through Number 12953080	\$ 124,708.18
Number 12954018 through Number 12954086	\$ 782,042.78
Total	\$2,533,715.50
- 5) That August 2012 Purchase Orders 130211 through 130342 in the amount of \$7,939,719.46, be approved.

- 6) That the following budget increases in the Restricted General Fund be approved:
- |  |    |          |
|--|----|----------|
| Net increase in the 2000 (Classified Salary) Object expense category | \$ | 8,000.00 |
| Net increase in the 3000 (Benefits) Object expense category          | \$ | 131.00   |
| Net increase in the 5000 (Other/Services) Object expense category    | \$ | 894.00   |
| Total increase of \$8,000 in funds received for FY 2011-2012.        |    |          |
- 7) That the following budget adjustments in the Restricted General Fund be approved:
- |  |    |          |
|--|----|----------|
| Net increase in the 1000 (Classified Salary) Object expense category | \$ | 2,650.00 |
| Net decrease in the 2000 (Classified Salary) Object expense category | \$ | 610.00   |
| Net increase in the 3000 (Benefits) Object expense category          | \$ | 197.00   |
| Net decrease in the 4000 (Supplies) Object expense category          | \$ | 3,199.00 |
| Net increase in the 5000 (Other/Services) Object expense category    | \$ | 962.00   |
- 8) That the following budget adjustments in the Parking Fund be approved:
- |  |    |          |
|--|----|----------|
| Net increase in the 2000 (Classified Salary) Object expense category | \$ | 811.00   |
| Net increase in the 3000 (Benefits) Object expense category          | \$ | 180.00   |
| Net increase in the 4000 (Supplies) Object expense category          | \$ | 169.00   |
| Net decrease in the 5000 (Other/Services) Object expense category    | \$ | 1,160.00 |

B. Management Personnel:

- 9) That the Governing Board approve the following item:
- a) Employment of Francisco Tostado as Director of Student Financial Services, effective October 8, 2012.

C. Faculty Personnel:

- 10) That the Governing Board approve the following items:
- a) Resignation of Gary Fuller, effective at the end of the day on June 8, 2013, for the purpose of retirement, and confer upon him the title of Professor Emeritus.
  - b) Grant Equivalency to Ali Farghaly to teach Arabic, effective Fall 2012.
  - b) Each month individuals are hired as part-time, substitute, and overload. The attached list includes hires for Fall 2012.

D. Classified Personnel:

- 11) That the Governing Board approve the following items:
- a) Rescind Employment approved on August 22, 2012 of Sylvia Leal-Malone, Food Preparer, Child Development Center.
  - b) Employment of Samala O'Brien, Food Preparer, Child Development Center, 18 hours per week, 9 months per year, effective September 27, 2012.
  - c) Employment of Yen Le, Scheduling Technician, Academic Affairs, 40 hours per week, 12 months per year, effective September 27, 2012.
  - d) Employment of Joanne Hagerty, Re-Entry Counseling Services Specialist, Student Services, 40 hours per week, 12 months per year, effective October 1, 2012.
  - e) Item pulled: Employment of \_\_\_\_\_, Matriculation Services Specialist, Senior, Student Services, 40 hours per week, 12 months per year, effective \_\_\_\_\_, 2012.
  - f) Employment of Jamie Malos, Instructional Specialist, English and Study Skills Center, 18 hours per week, 7 months and 19 days per year, effective September 27, 2012.

- g) Employment of Edison Mesa, Instructional Specialist, Math Learning Center, 18 hours per week, 7 months and 19 days per year, effective September 27, 2012.
- h) Place employee #7831 on the 39 month rehire list, effective August 24, 2012.
- i) Resignation of Gaozong Thao, Matriculation Services Specialist, Senior, Student Services, 40 hours per week, 12 months per year, effective at the end of the day, September 21, 2012.
- j) Resignation of Clifford Achille, Instructional Specialist, Supportive Services, 18 hours per week, 7 months and 11 days per year, effective at the end of the day, July 26, 2012.
- k) Change the date of retirement of Kirk Hall, Library Specialist-Interlibrary Loans/Periodicals/Circulation Desk, Library, 40 hours per week, 12 months per year, to December 28, 2012.

E. Short Term and Substitute Personnel:

12) That the individuals on the recommended list (Short Term and Substitute Employees), employed for short term and substitute assignments subject to future modifications, be approved.

F. That the Governing Board accept the attached new or revised Board Policies:

13) Chapter 1 – The District

- a) BP 1100 – The Monterey Peninsula Community College District
- b) BP 1200 – District Mission

5. NEW BUSINESS

A. BE IT RESOLVED, that the 2012-2013 Monthly Financial Reports for the period ending August 31, 2012, be accepted.

Motion Cervantes / Second Coppernoll / Carried

2012/2013-21

Vice President of Administrative Services Report by Steve Ma. Steve reported that the anticipated August revenue apportionment payment is expected to be \$1,084,431. / Fiscal Services is preparing to close the books for FY 2011-2012 and the auditors are scheduled for November. / Operating funds cash is only \$3,834,442, and payroll and accounts payable bring the reserves down to minimal cash. A transfer of \$1,418,580 from the Self Insurance Fund to the General Fund to make payroll will be made in September.

B. INFORMATION: Today's oral report from the Music Facility Planning Committee is to inform the Board of the conceptual plans of the new music facility.

INFORMATION

Last spring the District contracted with John Sergio Fisher & Associates (architect) to develop conceptual plans for a new music facility. The architect met with the planning committee which included faculty, community members, a Monterey Jazz Festival representative, and administration to better understand program and community needs. Over the 2012 summer, the architect developed conceptual plans that call for the renovation of the existing music buildings and construction of a new recital hall.



The Board approved budget for the music facility is \$1.2M. This music budget was based on a program decision to forego a performing arts facility suitable for both music and theater, and instead maintain separate facilities for both disciplines. The theater is currently under renovation at a cost of \$9.35M. Recognizing that the remaining music facility budget at \$1.2M is insufficient to meet long term needs, administration has recommended examining other external funding sources to augment the music facility budget. Staff has identified state funding and community donations are possible sources of additional funding.

The Board will be asked to approve an Initial Project Proposal (IPP) application requesting state support (50/50) for the renovation of the existing music buildings based on a projected budget of \$2.5M. This represents Phase 1 of the music facility. Phase 2 is the construction of a new 370 seat recital hall at an estimated cost of \$5.5M. The District will be working with the Foundation to develop a fundraising campaign for the new recital hall.

Today's report from the architect showed the conceptual plans for the new music facility to the Board.

- C. BE IT RESOLVED, that the Initial Project Proposal (IPP) for the Music Facilities, Phase I project, as submitted to the Chancellor's Office, be ratified.

Motion Coppernoll / Second Cervantes / Carried 2012/2013-22

- D. BE IT RESOLVED, that the 2014-2018 Five-Year Construction Plan be ratified.

Motion Johnson / Second Coppernoll / Carried 2012/2013-23

- E. BE IT RESOLVED that the Governing Board approve naming the lobby area of the renovated MPC theatre in honor of Dorothy Dean Stevens.  
[D D Stevens - Theatre Lobby.pdf](#)

Motion Gustafson / Second Brown / Carried 2012/2013-24

- F. RESOLUTION: MONTEREY PENINSULA COMMUNITY COLLEGE DISTRICT  
RESOLUTION NO. 2012/2013-25  
PARKING LOT A – JOINT OCCUPANCY REQUEST FOR PROPOSALS

WHEREAS, the primary source of District operating budget is through funds allocated to the District by the State of California.

WHEREAS, the District has experienced significant reductions in budget funds allocated to the District by the State of California.

WHEREAS, the budget funding reductions sustained by the District threaten the long term fiscal stability of the District and the District's continuing ability to meet its core educational mission.

WHEREAS, the District does not anticipate improvement or augmentation of the budget reductions in the foreseeable future; the District anticipates future additional reductions in budget funds allocated to the District by the State of California.

WHEREAS, to mitigate the effect of State of California budget reductions, the District should consider all available alternatives and opportunities to augment State of California budget funds which are consistent with limitations or requirements established by applicable law, such alternatives or opportunities may include, without limitation, District entrepreneurial activities, District participation with public or private entities in revenue generating activities, and/or maximizing revenue generated by the District's real property assets.

WHEREAS, Education Code §§81390 et seq authorizes the District to enter into agreements with private sector entities for the joint occupancy of District real property by the District and private sector entities.

WHEREAS, Education Code §81394 establishes authority of the District to require, as part of any joint occupancy agreement that the private sector joint occupant of District property construct building(s) for joint use by the District and the private sector joint occupant.

WHEREAS, Education Code §81393 limits the term of joint occupancy agreements to a maximum term of sixty six (66) years.

WHEREAS, the real property assets of the District includes certain real property commonly described as Parking Lot A, located at 980 Fremont Street, Monterey, California 93490 and identified by the Monterey County Assessor's Office as APN 001-781-023 ("Parking Lot A").

WHEREAS, the District's current, existing use of Parking Lot A for parking purposes does not reflect the "highest and best use" of the real property upon which Parking Lot A is situated; the term "highest and best use" as used herein is as defined by the Appraisal Institute as the reasonably probable and legal use of property that is physically possible, appropriately supported and which results in the highest valuation of the real property asset.

NOW THEREFORE BE IT HEREBY RESOLVED that the Board of Trustees of Monterey Peninsula Community College District hereby adopt the following Resolution:

RESOLVED, to augment State of California budget fund reductions, the District must consider alternative uses of Parking Lot A in order to achieve the highest and best use of Parking Lot A and the real property upon which Parking Lot A is situated.

FURTHER RESOLVED, that joint occupancy of Parking Lot A by the District and a private sector entity provides a potential alternative for the District to generate revenue and achieve the highest and best use of the Parking Lot A real property.

FURTHER RESOLVED, that the District's Superintendent or such District staff member(s) designated by the Superintendent are authorized and directed to prepare

and issue a Request for Proposal (RFP) soliciting responsive proposals from private sector entities for the joint occupancy of Parking Lot A.

FURTHER RESOLVED, the RFP shall include without limitation: (i) incorporation of requirements and limitations conforming to Education Code §81390 et seq.; (ii) require identification of the proposed use(s) of joint occupancy facilities by the private sector proposer; and (iii) identify potential uses of the joint occupancy facilities by the District for the District's academic programs or other District purposes.

FURTHER RESOLVED, upon receipt of proposals in response to the RFP, the District's Superintendent or such District staff member(s) designated by the Superintendent, are authorized and directed to evaluate such proposal(s) to determine which proposal is in the best interests of the District.

FURTHER RESOLVED, that upon completion of the RFP solicitation, proposal and proposal review process described in the foregoing Resolutions, the District's Superintendent or such District staff member(s) designated by the Superintendent shall present a report of findings and conclusions to the District's Board of Trustees at a regularly scheduled meeting of the Board of Trustees for further review, consideration and evaluation by the Board of Trustees.

NOW, THEREFORE, BE IT RESOLVED, that the Governing Board approve Resolution No. 2012-2013/25 in conjunction with the Request For Proposals for a joint occupancy facility located on Parking Lot A of Monterey Peninsula College, 980 Fremont Street, Monterey, CA 93940.

APPROVED AND ADOPTED by the Board of Trustees of Monterey Peninsula Community College District this 26<sup>th</sup> day of September, 2012, by the following vote:

Motion Gustafson / Second Cervantes / Carried

2012/2013-25

AYES: Brown / Coppernoll / Gustafson / Johnson / Steck

NOES: None

ABSTAIN: None

ABSENT: None

Vice President Steve Ma provided the Board with an Executive Summary on the Joint Occupancy Request for Proposals, as follows:

The community college system has experienced significant revenue cuts over the last three years as a result of a deep national and state recession. Starting in 2009-2010, MPC has experienced an ongoing reduction in general revenues of \$5.4M. This could increase to \$6.3M if Proposition 30 does not pass in the November election. The restoration of these funds is unlikely for years to come and the continued reliance of state support will undermine the fiscal stability of this district. In light of these budgetary pressures, MPC should consider other entrepreneurial revenue sources to augment state support.

The Education Code allows districts to enter into private/public partnerships and similar joint ventures to develop district property for revenue generating purposes.

Over the past few years, a number of private entities have inquired about the availability of portions of the Monterey campus for development of commercial retail uses. In light of these inquiries and continued budgetary pressures, it would be fiscally prudent to explore and examine these types of proposals through a formal request for proposal (RFP) process.

For the past month, staff has been working with legal counsel to develop a RFP for soliciting proposals from a qualified developer to enter into an Exclusive Rights Negotiating Agreement (ERNA) with the District which will result in a development and formation of a Joint Occupancy Agreement (JOA) to design, construct and operate facilities on Parking Lot A of the Monterey campus. This RFP will be advertised and disseminated to the general public under the following timeline.

A revised timeline to the Request for Proposals (RFP) was distributed at the meeting:

- RFP advertised and issued – September 14, 2012
- Proposal Development – September 14 to December 31, 2012 (was October 31)
- Proposals Due to District – December 31, 2012
- Review and Evaluation of Proposals – January 1 to March 1, 2013
- District Board Approval of Selection – March 27, 2013
- Negotiation of Exclusive Rights Negotiating Agreement (ERNA) – April 2013
- District Board Approval of ERNA – May 22, 2013
- Negotiation of Joint Occupancy Agreement (JOA) – June to July, 2013
- District Board Approval of JOA – August 28, 2013
- Commencement of Development Activities – September, 2013

Note: Chair Loren Steck left the Regular Meeting at 6:20pm and Vice Chair Charlie Brown chaired the remaining business.

- G. BE IT RESOLVED, that the Governing Board approve the ACCJC Institutional Follow-up Report: Recommendation #1-3 – Student Learning Outcomes (SLOs).

Motion Gustafson / Second Cervantes / Carried

2012/2013-26

Fred Hochstaedter informed the Board that the ACCJC Commission required MPC to submit a second Follow-up Report on SLOs by October 15, 2012. The Report demonstrates MPC's resolution of the Commission's three recommendations regarding Student Learning Outcomes. In response, MPC re-established the SLO Committee in September, 2011. The Committee is co-chaired by Celine Pinet and Fred Hochstaedter. The SLO Committee developed the ACCJC Institutional Follow-up Report: Recommendation #1-3 – Student Learning Outcomes (SLOs), and the Report has been vetted through shared governance and approved by College Council. [Institutional Follow-up Report Reco 1-3 Student Learning Outcomes.pdf](#)

- H. INFORMATION: Review of process for the ACCJC Mid-Term Report.

INFORMATION

Fred Hochstaedter informed the Board that the ACCJC requires each community college to prepare a Mid-Term Report due three years after the evaluation team visit. Through the Mid-Term report, MPC has provided information about progress made on

addressing the four recommendations of the evaluation team, the planning agenda identified in the self study, and updates on substantive change proposals.

MPC developed each assigned task and a timeline for the completion of the Mid-Term Report as well as the structure for responding to the planning agenda per standards. The Midterm Report is scheduled to be reviewed by the Governing Board in January, prior to its submission to ACCJC.

- I. BE IT RESOLVED, that the Governing Board authorize the Vice President for Administrative Services to enter into the attached reimbursement services agreement with WageWorks to provide claims administration services for the Section 125 Flexible Benefits Plan, effective November 1, 2012.

Motion Johnson / Second Gustafson / Carried

2012/2013-27

- J. INFORMATION: Report on mid-year progress on fulfilling the Monterey Peninsula College Governing Board Goals for 2012. INFORMATION

The Governing Board has reviewed their self-evaluation summary on their individual assessment of their mid-year progress on fulfilling the 2-12 Governing Board Goals. Each Trustee will make a report on one goal at the October Regular Meeting:

Goal #1 – Marilynn Gustafson

Goal #2 – Margaret-Anne Coppernoll

Goal #3 – Loren Steck

Goal #4 – Charlie Brown

Goal #5 – Rick Johnson

- K. INFORMATION: The Governing Board will receive an update on the Superintendent/President search process. INFORMATION

Chair Loren Steck updated the Board on the progress of the replacement search. Four finalists are selected and will be introduced at Open Forums scheduled October 1-4, followed by individual Board interviews each day.

- Open Forum #1, Dr. Angela Fairchilds, President of Woodland Community College in the Yuba CCD in Northern California.
- Open Forum #2, Dr. Kathryn Jeffrey, President of Sacramento City College in Los Rios CCD in Sacramento, CA.
- Open Forum #3, Dr. Larry Buckley, Interim President of San Bernardino Valley College, San Bernardino, CA.
- Open Forum #4, Dr. Walter Tribbley, Vice President of Instruction at Wenatchee Valley College, Wenatchee, WA.

Faculty and Staff are encouraged to send their confidential comments to Barbara Lee. The Board will select one finalist and a site visit team will be named to make a visit to the finalist's place of employment for further fact finding.

- L. BE IT RESOLVED, that the Governing Board confirm Marilynn Gustafson as a member of the Monterey Peninsula College Foundations' Strategic Planning Task Force.

Motion Johnson / Second Brown / Carried

2012/2013-28

- M. BE IT RESOLVED, that the Governing Board accept a toned silver gelatin print measuring 8 3/4"x11 1/2," titled "Explorations Alongside an Imaginary Coastline," 2009, by Martha Casanave.

Motion Gustafson / Second Johnson / Carried

2012/2013-29

- N. BE IT RESOLVED, that the Governing Board accept a framed chromogenic print measuring 19" x 33," titled "Biloxi, Mississippi #4" 2001, by Kevin Bransfield.

Motion Gustafson / Second Johnson / Carried

2012/2013-30

- O. BE IT RESOLVED, that the Governing Board accept two works of art: 1) a framed diptych acrylic on canvas measuring 13" x 25" titled "Two Views of MPC in Autumn" by Student Sabas Mayorga; and 2) a framed charcoal and graphite drawing on paper measuring 25" x 28", titled "Figure Study" by Student Anni Bushey and purchased by Mr. and Mrs. Bill Hyland as a donation to MPC.

Motion Johnson / Second Gustafson / Carried

2012/2013-31

- P. INFORMATION: Calendar of Events.

INFORMATION

## 6. ADVANCE PLANNING

- A. October 1-4, 2012; Superintendent/President Replacement Events

Monday, October 1:

- Board Working Lunch 11:00-12:45pm, Family & Consumer Science
- MPC Open Forum #1, 1:00-2:00pm, LF-101
- Board Interview #1, 3:00-4:30pm, Administration Large Conference Room

Tuesday, October 2:

- MPC Open Forum #2, 11:00-12:00pm, LF-101
- Board Working Lunch 12:15-1:45pm, Family & Consumer Science
- Board Interview #2, 2:00-3:30pm, Administration Large Conference Room

Wednesday, October 3:

- MPC Open Forum #3, 12:00-1:00pm, LF-101
- Board Working Lunch 1:15-2:45pm, Family & Consumer Science
- Board Interview #3, 3:00-4:30pm, Administration Large Conference Room

Thursday, October 4:

- MPC Open Forum #4, 11:00-12:00pm, LF-101
- Board Working Lunch 12:15-1:45pm, Family & Consumer Science
- Board Interview #1, 2:00-3:30pm, Administration Large Conference Room

- B. Regular Board Meeting Wednesday, October 24, 2012, at MPC

- Closed Session, 1:30pm, Stutzman Room, Library and Technology Center
- Regular Meeting, 3:00pm, Sam Karas Room, Library and Technology Center

- C. Regular Board Meeting Wednesday, November 28, 2012, at MPC

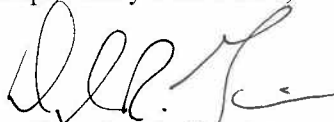
- Closed Session, 1:30pm, Stutzman Room, Library and Technology Center
- Regular Meeting, 3:00pm, Sam Karas Room, Library and Technology Center

- D. Future Topics:
- 1) ACCJC Substantive Change Report for Distance Education, October
  - 2) CBOC Annual Report, November
  - 3) Tour of Theatre and Gym First Floor
  - 4) Program Reviews

7. ADJOURNMENT

8. CLOSED SESSION

Respectfully Submitted,



Dr. Douglas R. Garrison  
Superintendent/President

*Any writings or documents that are public records and are provided to a majority of the Governing Board regarding an open session item on this Agenda will be made available for public inspection in the District Office located at 980 Fremont Street, Monterey, CA, during normal business hours. Governing Board documents are also available on the Monterey Peninsula College website at [www.mpc.edu/GoverningBoard](http://www.mpc.edu/GoverningBoard).*

*Posted October 25, 2012*