



This Open Meeting of the Board of Trustees is authorized in accordance with the Texas Government Code, §§ 551.001 through 551.146. Verification of Notice of Meeting and Agenda are on file in the Office of Board Relations. Per Texas Government Code § 551.1282.

**NOTICE OF FINANCE COMMITTEE MEETING BY VIDEOCONFERENCE OR TELEPHONE CALL
OF THE BOARD OF TRUSTEES FOR DALLAS COLLEGE AND RICHLAND COLLEGIATE HIGH
SCHOOL**

Finance Committee Meeting Agenda

Tuesday, May 4, 2021

1:30 p.m.

Online: www.dcccd.edu/boardmeetingslive

DUE TO HEALTH AND SAFETY CONCERNS RELATED TO THE COVID-19 CORONAVIRUS, THIS MEETING WILL BE CONDUCTED BY VIDEOCONFERENCE OR TELEPHONE CALL. AT LEAST A QUORUM OF THE BOARD OF TRUSTEES WILL BE PARTICIPATING BY VIDEOCONFERENCE OR TELEPHONE CALL IN ACCORDANCE WITH THE PROVISIONS OF SECTIONS 551.125 OR 551.127 OF THE TEXAS GOVERNMENT CODE THAT HAVE NOT BEEN TEMPORARILY SUSPENDED BY ORDER OF GOVERNOR ABBOTT ON MARCH 16, 2020.

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- 1. Roll Call - Announcement of a Quorum**
- 2. Certification of Notice Posted for the Meeting**
- 3. Citizens Desiring to Address the Board**
- 4. Committee Presentations**

4.1. Dallas 2050

Presenters: Mary Brumbach, John Robertson, Rob Wendland

5. Overview of Regular Agenda Items

- | | | |
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| 5.1. | Approval of Retail Electricity Supply Services Agreement with Gexa Energy, LP to provide Electricity Supply to Dallas College and Support Sustainability and Energy Management Goals | 4 - 5 |
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| 5.2. | Approval of Wastewater Easement to City of Dallas at the Richland Campus to Service the New Early College High School/Workforce Building | 6 |
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| 5.3. | Approval of Agreement with Rolltechs Specialty Vehicles, LLC to Purchase a Mobile Training Unit that Is Accessible to the Community | 7 - 9 |
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6. Items for Review

- | | | |
|-------|---|---------|
| 6.1. | Committee Notes | |
| | 6.1.a. Finance Committee Notes for April 6, 2021 | 10 - 15 |
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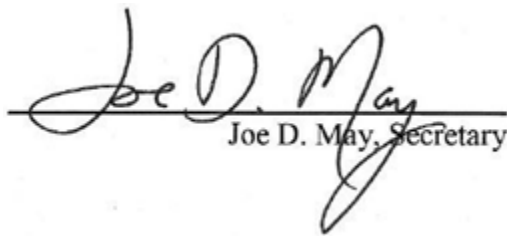
7. Executive Session (if required)

- | | |
|------|---|
| 7.1. | Consultation with Attorney Regarding Legal Matters or Pending and/or Contemplated Litigation or Settlement Offers - Section 551.071 |
| 7.2. | Personnel Matters Relating to Appointment, Employment, Evaluation, Assignments, Duties, Discipline, or Dismissal of Officers or Employees - Section 551.074 |
| 7.3. | Deliberate Regarding Real Property Since Open Deliberation would have a Detrimental Effect Upon Negotiations with a Third Person - Section 551.072 |
| 7.4. | Deliberate Regarding Security Devices or Security Audits- Sections 551.076 and 551.089 |

8. Adjournment

**CERTIFICATION OF NOTICE POSTED FOR THE MAY 4, 2021 FINANCE COMMITTEE MEETING
OF DALLAS COLLEGE AND RICHLAND COLLEGIATE HIGH SCHOOL BOARD OF TRUSTEES**

I, Joe D. May, Secretary of the Board of Trustees of Dallas College, do certify that a copy of this notice was posted on the Dallas College website on the 30th day of April 2021 in accordance with those provisions of section 551.043 (a)-(b)(1) of the Texas Government Code, and those other provisions of the Texas Government Code that have not been temporarily suspended by order of Governor Abbott on March 16, 2020.


Joe D. May, Secretary



Dallas County 2050

Dallas County in 2050

Dallas County is a Growing and Changing Urban Area

88%

The projected share of Dallas County's population that will be people of color in 2050

3.3
Million

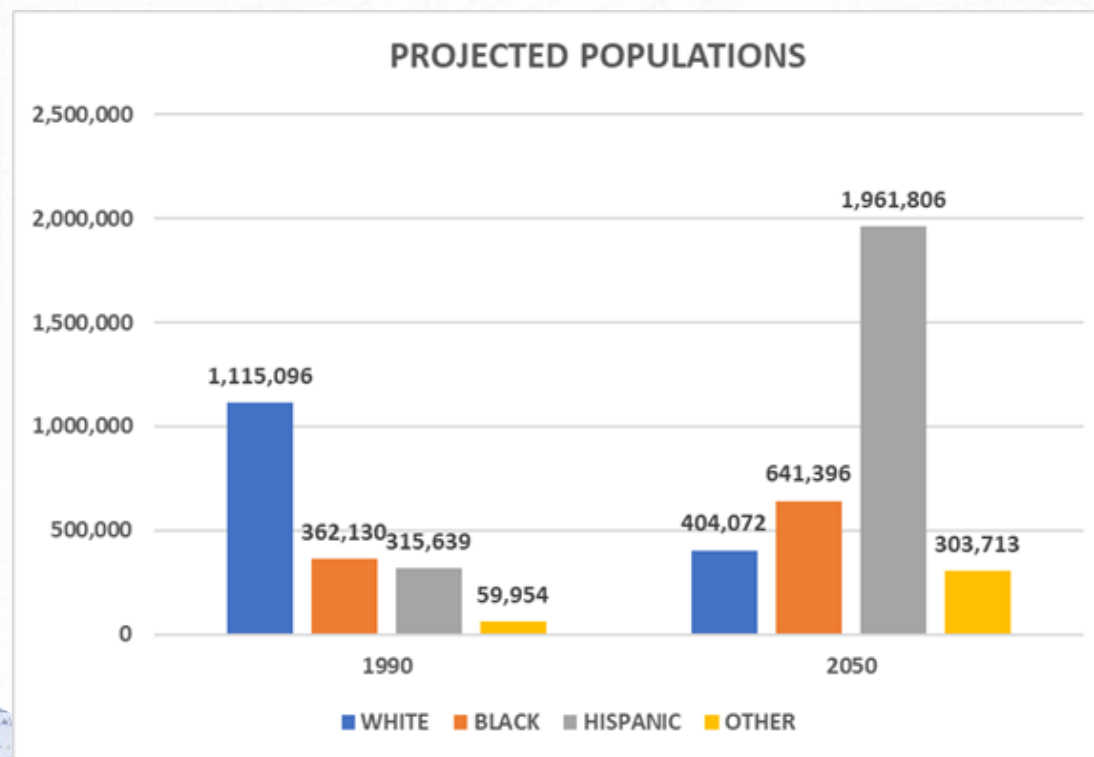
The projected population of Dallas County in 2050, an increase of nearly 800,000 people over the next 35 years

43%

The share of Dallas County residents with incomes less than two times the federal poverty level

Dallas County in 2050

(continued)





Dallas College 2050

Envisioning our Future

Meeting the Needs of Students, Communities & Employers for
current and future generations

What we have accomplished

- Educational Plan
- Internally focused individualized college master plans
- Campus gateway concepts for the existing master plans
- Overwhelmingly successful bond election
- Capital expenditures for immediate needs
 - Investment for building out space for Early College High Schools
 - Expanding for known growth programs (Nursing, HVAC renovations, Construction)
- Consolidated Facilities Improvement Plan

What has changed in the past year

- Transition to Dallas College
 - Establishment of seven schools
 - Commitment to countywide delivery of instruction and services
 - Identification of technology and digital gaps
- Impact of the pandemic on instruction and the way we do business
- Development of collaborative approaches in the county to address massive needs
- Interest from multiple stakeholders in the goals and possibilities of Dallas College
- Critical role of Dallas College in meeting economic and educational disparities




Dallas College 2050 Vision for the Future



Vision for the Future

Dallas College transforms lives and communities through higher education. That transformation includes the impact of development of campuses and satellite locations on surrounding communities, directly influencing economic vitality and quality of life for Dallas County residents.

For many years, Dallas College has engaged in planning regarding its campuses and facilities and that planning has been valuable but focused on the needs of seven separate colleges. *Now that we are one college, the situation has changed providing an unprecedented opportunity to rethink and engage differently as we envision a new future.*



Vision for the Future (continued)

Positioning each campus and instructional location as a catalyst for economic opportunity, innovation, creativity and belonging that promotes diversity and inclusion while preserving and celebrating the character and uniqueness of surrounding communities is essential.

The Dallas College Land Use Plan represents an opportunity to engage with our communities and public and private partners to form a high-level holistic vision for physical development of the College's campuses for the next 20 to 30 years. The plan seeks to create tangible connections within and across the campuses of the College and with their surrounding communities.



Vision for the Future (stakeholders)

Engaging with our stakeholders and building on our past work and new plans that will result from this process, the vision for Dallas College will continue to evolve within a changing landscape of possibilities, collaborative partnerships and needs of our students, employers and communities.

Even as we transform lives and communities, we are also committed to continual transformation of our role and purpose as the higher education anchor institution for Dallas County.

First Look - Land Use Precepts

- The land use planning process is guided by the following precepts:
 - Improve accessibility: pedestrian, bicycle, vehicular, public transit, ride share, and technological infrastructure
 - Preserve notable features and unique assets of the land
 - Create new welcoming spaces that support students, employees, the community and industry
 - Ensure appropriate densities: scale and proximity to buildings
 - Use/program/growth: grounded in the Education Plan
 - Sustainability: environmental, building, landscape

First Look - Land Use Objectives

- Integrate into the fabric of the community
 - Connect – Connect the campuses and satellite locations with the surrounding communities through consideration of the impact on local transportation and land/housing/business and local identity
 - Transportation-Provide accessibility through public transportation, wayfinding within the campus, bike and walking paths, alternative subsidized transportation (autonomous circulator vehicles for points of connection) and other options
 - Technology – Address the digital divide through investments in infrastructure to support wireless access, device loan or low-cost device options, learning centers to attain mastery of utilization, and common spaces for co-working and collaboration

First Look - Land Use Objectives, Cont'd

- Support the United Nations standards of sustainability through decisions influenced by environmental, social and economic responsibility and accountability.
- Create a welcoming environment with visual connections, clear directions, thoughtful placement of open spaces and areas for gathering that support building community and vibrant intellectual and social interaction.
- Provide a teaching and learning built environment that exceeds learner and employee expectations and meets the needs of our communities and employers, now and in the future.

Next Steps - Engagement of Stakeholders

- Dallas College Board of Trustees
- County Government
- City Governments
- School Districts
- Other Educational Providers
- Higher Education Partners
- Education Focused Community Organizations
- Social Service Focused Community Organizations
- Healthcare Organizations
- Major Employers/Industry
- Chambers of Commerce
- Small Business Associations
- Philanthropic Leadership
- Faith Based Organizations
- Neighborhood Grassroots Organizations
- Business Development Entities
- Industry Sector Groups
- Dallas County Residents

What's needed to
meet the challenges and
opportunities of Dallas College
and Dallas County 2050?



Next Steps
Future Casting:
Dallas College
2050
Budget Work Session
June 22, 2021

OVERVIEW OF REGULAR AGENDA ITEMS NO. 5.1.

Approval of Retail Electricity Supply Services Agreement with Gexa Energy, LP to provide Electricity Supply to Dallas College and Support Sustainability and Energy Management Goals

The Chancellor recommends that authorization be given to approve an agreement with Gexa Energy, LP, for retail electricity supply services for the period June 1, 2021 through May 31, 2026. Dallas College will pay Gexa Energy, LP, approximately \$6,200,000 annually for an amount not to exceed (NTE) \$36,000,000 (including an estimate for planned buildings.) This agreement will provide services for all Dallas College locations and service addresses through delivery of fixed price electricity supply required to support all College operations.

Purpose

Provide Retail Electricity Supply to all Dallas College locations and support Dallas College Sustainability and Energy Management goals and initiatives while reducing costs.

This agreement will cover expenses for comprehensive electricity services, including commodity, transmission, distribution, and any regulatory pass-through charges required for the delivery of electricity service.

Background

As an essential requirement to business operations, continuity of electricity supply is mandatory. Approval to execute this agreement ensures a seamless delivery of electricity services to all College locations in support of all operations. The current agreement with Texas GLO expires June 1, 2021 and is no longer renewable.

The ERCOT grid and Texas retail energy market can be volatile. For that reason, fixed commodity pricing for electricity service is preferable over real-time, market driven pricing. Fixed-priced electricity allows for more accurate budget planning and certainty, and limits cost exposures during periods of high demand and price escalation.

In support of Dallas College Sustainability goals, this contract will feature 100% renewable electricity from resources within the ERCOT grid.

Participating in the market in this way helps to encourage diversity of generation resources across the state to help ensure grid reliability in a variety of conditions. Demand for renewable electricity continues to grow as entities of all sizes align their energy purchases with broader organizational sustainability and social responsibility goals. The vast majority of new and upcoming generation resources within the ERCOT grid are renewable sources – both wind and solar. Dallas College purchase of renewable energy also reduces greenhouse gas (GHG) emissions directly attributed to the consumption of these electricity resources.

Due to current market conditions and the ability of Dallas College to attract competitive energy pricing through the RFP process, indicators point to anticipated savings of greater than 20% as compared to the expiring supply contract. **This amounts to approximately \$750,000 in annual savings as compared to the current, non-renewable agreement.**

Responsive proposals were received from Engie, Gexa, NRG, and TXU. The proposals were assessed by the Evaluation Committee and Dallas College Purchasing. Gexa Energy, LP was found to have the highest composite score of the technical and pricing components and was determined to provide the best overall value to the College.

Funding Source

Operating Budget

Reviewed By

John Robertson, Chief Financial Officer

Resource Contacts

John Robertson, Chief Financial Officer

Charles Fennell, Associate Chief of Purchasing

Scott Wright, Deputy Chief of Facilities Management

Georgeann Moss, Executive Administrator of Sustainability Outreach & Initiatives

Garrett Rosser, Energy Manager

OVERVIEW OF REGULAR AGENDA ITEM S NO. 5.2.

Approval of Wastewater Easement to City of Dallas at the Richland Campus to Service the New Early College High School/Workforce Building

The Chancellor recommends that authorization be given to approve an agreement with City of Dallas to request three (3) new water easements and one wastewater easement to install and maintain new underground utilities to service the new Early College High School/Workforce Building at the Richland campus.

Background

These proposed easement sites will initiate the approval of three new Water and one Wastewater easement agreement with City of Dallas, for Dallas College at the Richland campus. The easement agreement will bind the City of Dallas, to preserve and protect the College property upon installation of the new utilities service. The College will have the right to review, approve design and construction of any work.

Funding Source

Operating Budget

Reviewed By

John Robertson, Chief Financial Officer

Resource Contact

John Robertson, Chief Financial Officer

OVERVIEW OF REGULAR AGENDA ITEMS NO. 5.3.

Approval of Agreement with Rolltechs Specialty Vehicles, LLC to Purchase a Mobile Training Unit that Is Accessible to the Community

The Chancellor recommends that authorization be given to approve an agreement with Rolltechs Specialty Vehicles, LLC in an amount not to exceed \$214,804 for the purchase of a Mobile Training Unit at Cedar Valley (CV) to support the programs in the School of Manufacturing & Industrial Technology.

Purpose

Provide high-demand skills to meet employer needs through a portable classroom accessible to the community.

Background

Through community partnerships and dialogues Cedar Valley has a strong understanding of workforce needs in local service areas. Those needs include training in various industry areas through efficient and flexible instructional delivery.

The Mobile Training Unit (MTU) is a response to the community to provide skills required to support employer demand-driven training. The MTU is a portable classroom, in a customized trailer, designed to offer valuable skills direct to students or employees by increasing access to training beyond the campus location. The trailer is 53 feet long and accommodates seating for 10 students and workstations for two instructors and includes a skills lab for hands-on instruction. The vehicle will be stored and maintained at Cedar Valley campus.

The MTU will also be used to support community recruiting events such as Dallas Promise events, career fairs, new student orientations, etc. This initiative supports the Board of Trustees' strategic priorities by removing barriers and providing a new avenue of educational access to our students.

Industry program offerings that can be delivered in the Mobile Training Unit

1. Industrial Maintenance Technician
2. Electrical Technician
3. Mechatronic Technician
4. Logistics

Opportunity to market additional high demand industry programs in the MTU

1. Commercial HVAC Technician
2. Automotive Technology
3. Auto/Diesel Technology

The total cost of the Mobile Training Unit is \$214,804 and is funded as follows:

- Foundation Funds = \$39,063
- Grant Funds = \$149,310
- Dallas College Operating Funds = \$26,431

Funding Source(s)

Listed above.

Reviewed By

Joe Seabrooks, President, Cedar Valley Campus
John Robertson, Chief Financial Officer

Resource Contacts

Joe Seabrooks, President, Cedar Valley Campus
John Robertson, Chief Financial Officer

ITEMS FOR REVIEW NO. 6.1.a.

Finance Committee Notes for April 6, 2021

A virtual Finance Committee meeting of the Board of Trustees of the Dallas College was held Tuesday, April 6, 2021, beginning at 12:30 p.m. on the Cisco Webex platform and was broadcast via the streaming link: <http://www.dcccd.edu/boardmeetingslive>. This meeting was convened by Committee Chair Cliff Boyd.

Board Members and Officers Present

- * Mr. Cliff Boyd (committee chair)
Ms. Monica Lira Bravo
- * Ms. Charletta Rogers Compton
Ms. Diana Flores
Dr. Joe May (secretary and chancellor)
- * Mr. Phil Ritter
JL Sonny Williams
Ms. Dorothy Zimmermann

Board Members Absent

Mr. JL Sonny Williams

- * *Denotes a committee member*

1. **Roll Call - Announcement of a Quorum** confirmed by Perla Molina.
2. **Certification of Notice Posted** for the meeting confirmed by Chancellor Joe May.
3. **Citizens Desiring to Address the Board**
None.

4. Committee Presentations

1. **Human Resources Update and Strategic Plan**
Presenters: Sherri Enright, Justin Lonon

Sherri Enright and Dr. Justin Lonon provided a review of the past year and presented an update on the strategic direction of Human

Resources (HR). In February 2020, Sherri Enright became chief human resources officer and began assessing and formulating a strategic approach to policies and procedures that supported the One College model. The pandemic and the transition to remote working operations impacted the plan. To provide a unified and consistent approach, operational areas became consolidated and centralized, such as human resources and marketing. Enright utilized a team approach to group human resources staff into areas of support, including recruiting and benefits. The AskHR email group and a call center were created to provide virtual mechanisms to assist employees. Dr. May also created several rapid response task force teams to address critical needs.

Talent pools and mini talent pools were developed to help with the hiring process during the transition to Dallas College. Through March 2021, over 900 positions were posted through talent pools and over 350 positions were filled with approximately 50% as promotional opportunities. Talent pools had increased leadership and staff diversity.

Enright spoke about the strategic direction for HR and a system of HR practices contributing to organizational outcomes. The HR strategic focus areas included driving HR excellence and innovation, deploying recruitment and retention strategies, investing in employee development, and enhancing the employee experience.

Enright stressed the importance of data and using data systems to drive efficiency and automation. She shared a sample prototype of future board and metrics reporting with colorful graphs of data.

Trustee Flores had several questions about the presentation and would be sending them through Perla Molina. Enright would review and address those questions.

Trustee Flores asked about the justification for strategic goals, along with measures and metrics. Enright responded that the goals were developed to support the organization and would provide further details about the selection of those goals. Trustee Flores also asked

for an estimated timeline for developing metrics and anticipated outcomes. Enright stated that the timeline and complete strategic plan were in development.

Trustee Flores requested the HR staff demographics. Enright would provide that information to the Board. Trustee Flores also asked that common definitions be included in presentations, along with data points and rationale. Trustee Flores requested that the board be notified when items in presentations are “a work in progress.”

Trustee Ritter suggested a future presentation about recruitment and sourcing strategies in relation to Dallas Promise and partnerships with DISD, etc.

Trustee Boyd suggested receiving board presentations a few days earlier so that the board submit questions in advance. Perla Molina stated that the board is moving to a new platform that will provide more board engagement. Trustee Boyd also suggested changing the name Human Resources to Human Capital to show that people are valuable and something that we invest in.

Trustee Flores requested a presentation on training and development opportunities for employees, especially staff, regarding the new organizational culture and climate.

2. FY2020-2021 Spring Budget Update

Presenters: John Robertson, Tiska Thomas

Tiska Thomas and John Robertson presented a Spring update on the current year budget. The enrollment has been increasing year over year, but with the pandemic, enrollment has dropped by 11%. Net tuition has decreased due to the enrollment decrease. Expenses are holding steady, and the operating budget reflects a net zero change.

State appropriations for the biennium allocation remains unchanged. Taxes remain steady with a 98% collection rate that has resulted in a \$14 million budget increase.

This is the first year that we implemented the IncludED, where all students would receive their course materials by the first day of class. There were some additional costs in delivering materials to students who did not have technology. With lower enrollments and less scholarships, the overall budget impact was about a \$10 million decrease.

As the mid-year point of the fiscal year, we are currently on track at 53% expenditures to budget. Pandemic impacts, such as technology expenses, utilities, and market fluctuations affected other income, including rentals, leases, and vending commissions. This caused about a \$2.5 million decrease in general revenue.

It is important to note that Dallas College made a payment of \$49 million to the general obligation (GO) bonds. In 2004, the original GO bonds were \$450 million, and the outstanding balance is currently \$105 million.

In planning the budget for fiscal year 2022, business affairs have already met with Dallas County Appraisal District and they are watching the legislature for state appropriations.

Trustee Flores asked when we anticipate paying off the bonds and what the taxpayer savings are. Tiska Thomas responded that we were allowed 30 years for the bonds and have been accelerating payments, which has resulted in \$50 million in taxpayer savings.

Trustee Boyd asked about the interest rates on the bonds. Thomas stated that the interest rates were 3.5% to 5%.

Trustee Ritter spoke about bringing forward a relatively flat budget and return savings to taxpayers.

3. Facility Improvement Plan

Presenters: John Robertson, Scott Wright

Scott Wright presented an update on the facility improvement plan, which is the method used to identify, vet, approve and fund improvements. Several projects have been completed with others are nearing completion. Contingency funds are still intact.

The Facilities Condition Assessment is an ongoing assessment of buildings and assets collegewide, which will help with future FIP planning. TMA is the new collegewide work order management system and is in the implementation phase. Rebranding at the campuses is ongoing with new marquee signs, etc.

Scott Wright highlighted the Minority/Women-owned business enterprise (MWBE) numbers for current projects:

- Constructions projects have totaled \$12 million with over \$8 million going to MWBE companies, about 70%.
- Architects and engineering costs have totaled \$2.6 million with \$1.2 million going to MWBE firms, about 46%.

5. Overview of Regular Agenda Items

1. Approval of electrical easement to ONCOR Delivery Company LLC at the Construction Sciences Building at Coppell Center.

This is a utility easement for the new Construction Sciences Building.

2. Approval for selection of management firm for interim chief technology officer

This is for hiring of a management firm to assist in selection of an interim chief technology officer with the recent vacancy by Tim Marshall.

6. Items for Review

1. Committee Notes

- a. Finance Committee Notes for March 2, 2021
Were reviewed and no edits were made.

7. **Executive Session** was not required.

8. **Adjournment** was at 2:45 p.m.

Captioned video and transcripts for Dallas College Board Meetings are available at our website, www.dcccd.edu/boardmeetingslive, under the Archived Videos section.