

**RANGER COLLEGE**  
**BOARD OF REGENTS MEETING MINUTES**  
**July 31, 2023 – 6:00 p.m.**  
**Goleman Library Board Room**

**Members Present**

Jackie Stephens, Chairman

Vanna Dains

Doug Crawley

Bobby Murry

Sandi Herod, Secretary

Ron Butler

Jo Ann Greenwood, Vice Chairman

Shawn Wells

Della Carey

**CEO/Staff Present**

Derrick Worrels, President

Gaylyn Mendoza

Lindy Matthews

Patti Woolam

Luis Ramirez

Mike Johnston

Chuck Lemaster

Dixon Bailey

Llew Rust

Vicki Calfa

Ahmy Arca

Dr. Dayna Prochaska

Dr. Lee

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Dr. Awilda Hayes

Dr. Carlyn Zapata

Dr. Karen Bufe

Dr. Gayla McLaughlin

Gabe Lewis

### **Agenda Item #1- Call to Order Public Meeting**

Regent Stephens called the meeting to order at 6:00 p.m.

### **Agenda Item #2- Invocation**

President Worrels voiced the invocation.

### **Agenda Item #3- Pledge of Allegiance**

Regent Stephens led the Board in reciting the Pledge of Allegiance.

### **Agenda Item #4- Public Comment for Individuals Not on the Agenda**

No comments were made.

### **Agenda Item #5- President's Report**

President Worrels recognized the Nursing faculty and staff.

Mr. Lemaster discussed Nicksick and Wagley updates. We turn off the AC in the spring and then turn it back on when the Fall semester starts to save energy. It was so humid this year that

condensation, mold. We are working vigorously to get that fixed before the students get here.

Nicksick had the roof replaced, gutters installed, rubberized sealant on the cracks, the building painted, floors cleaned up and waxed, and the ceiling grid replaced. We have some door frames that are rusted, but we will get those fixed over time.

We do not have a cost for the mattresses yet. Insurance does not cover the costs of the damage to Wagley because it was not a leak.

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President Worrels discussed that there are students on campus already. For the most part, sometime next week, we should have a little more access to Wagley.

Dr. Prochaska recognized the ADN and VN Faculty members. We had an onsite visit from the Board of Nursing, and we received a perfect report. Dr. Varnell stated that she had never been on such a happy campus. The faculty members have worked hard to eliminate academic and non-academic barriers.

36 of 36 students have taken the NCLEX, and all passed. Which means we have a 100% pass rate. Dr. Prochaska discussed Caring Campus. We applied for a grant about 10 months ago. They called and approved us for either faculty or staff. After we met with them, they called us back and said they want us to be their guinea pig. They want us to implement the program for both faculty and staff at the same time. We will have trainers coming to campus to train us on caring campus for all faculty and staff. Everyone from custodians up will be receiving this training.

#### **Agenda Item #6- Consider and Approve May 2023 Financial Statements (*Mendoza*)**

Ms. Mendoza discussed the May 2023 financial statements. This is the month where we see revenue going in with expenses over the spring semester. As we see decreases in bookstore revenue, we will see that on the expense side also. Checks over \$500: \$44,000 for the Weave subscription is for the accreditation software. Quad access control: the quad houses truck drivers on this campus. We needed to get access control before the truck driver students moved in. We still have 10% left. The roof is almost complete, but they have not billed us for everything yet. Everything we have done this last year has cost more since the prices of supplies have tripled over the previous years.

Regent Murry made, and Regent Herod seconded a motion to approve the May 2023 financial statements. The motion carried unanimously.

#### **Agenda Item #7- Consider and Approve a Proposal for the 2023 Ad Valorem Tax Rate and Scheduling of a Public Hearing (*Mendoza*)**

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Ms. Mendoza discussed that with the new laws that went into effect years ago, we have to propose a tax rate and publish it first then we can approve it. The Board of Regents annually proposes a tax rate for the upcoming tax year for the Ranger College taxing district. The no-new revenue rate and voter-approval tax rate calculations are both reporting decreases in rates from the previous year. If the Board of Regents proposes a tax rate that exceeds the no-new-revenue tax rate but does not exceed the voter-approval tax rate, a public hearing is required on the proposed tax rate prior to adopting the tax rate. Notice of the public hearing must be made seven days prior to the public hearing.

As required by law, the Notice of Tax Rates and the Tax Rate Calculation Worksheet were posted on our website on July 26, 2023.

Regent Crawley made, and Regent Carey seconded a motion to approve setting the 2023 proposed tax rate at the voter-approval tax rate of \$0.286133 per \$100 of taxable value and schedule the public hearing on the proposed tax rate on August 28, 2023, at 6:00 p.m. in the Goleman Library Board Room. The motion carried unanimously.

**Agenda Item #8- Consider and Approve RFP 2022-23-003 HSI Pathways Center Renovations  
(Mendoza)**

Mrs. Mendoza discussed that Ranger College was awarded the Developing Hispanic Serving Institutions (HSI) Grant in FY 2023. Part of the grant awards include renovation costs of our current Fine Arts Building to convert it into our Pathways Center. This was discussed in the November 7, 2022, Board Meeting. We are looking to complete these renovations in two phases with this being Phase One. The College published a Request for Proposal (RFP) on June 8, 2023, to be due July 12, 2023. The College also held a pre-proposal meeting at the site for any vendors interested in submitting a proposal. Building renovations will be covered by the HSI Grant and Ranger College.

Two proposals were received and listed. The proposals were reviewed and evaluated by Chuck Lemaster, Evelyn Guillen, and Gaylyn Mendoza. The recommendation is for the Board of Regents

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to approve RFP 2022-23-003 for the renovation of the HSI Pathways Center to Waldrop Construction for \$444,219.

Regent Crawley requested to preserve the historical plaque that is on the outside of the building. Regent Herod made, and Regent Crawley seconded a motion to approve RFP 2022-23-003 for the renovation to the HSI Pathways Center to Waldrop Construction for \$444,219. The motion carried unanimously.

Mr. Crawley made, and Mr. Murry seconded, a motion to enter executive session to discuss real property. The motion carried unanimously. The Board entered executive session at 6:45 p.m. The Board re-entered the open session at 7:38.

**Agenda Item #9- Consider and Approve RFP 2022-23-004 Rodeo Arena and Stall Barns Construction (Mendoza)**

Regent Crawley made, and Regent Carey seconded a motion to approve RFP 2022-23-004 for the construction of a Rodeo Arena and Stall Barns to Sonny Ainsworth for \$478,353 with the proper bonds and documents. The motion carried unanimously.

**Agenda Item #10- Consider and Approve Mandatory Student Accident Policy (MSAP) and Secondary Athletic Insurance Policies for the 2023-2024 Academic Year (Mendoza)**

Ms. Mendoza discussed that the College has utilized two Brokers to solicit prices from multiple insurance carriers. The current policy expires on July 31, 2023. In order to have coverage for student-athletes, the College will need to sign the contract for this coverage to make certain that athletes have coverage for injuries. This agenda item was tabled at the May 22, 2023 Board meeting. Since May, we requested another Broker (Texas Student Resources) to submit a proposal for similar coverage. The premium quote obtained from this Broker at \$98,000 for the 2023-2024 year. Both proposals were reviewed and evaluated by Scott Norwood, Athletic Director; Jarrett Blankenship, Athletic Trainer; Amy Spindle, Payroll and Benefits Specialist that assists with athletic insurance billing; and Gaylyn Mendoza, SVP of Financial and Admin Services/CFO. Since we do not

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have experience with the new Broker, we contacted other community colleges and school districts that are served by this Broker for references.

Additionally, the College is required by NJCAA to maintain a Catastrophic Insurance Policy. This policy contains a Catastrophic Cash benefit through Zurich American Insurance Company with a premium of \$8,770 for the 2023-2024 year.

Based on conversations with references on the new Broker and prior experience with the current Broker, if we continue with our current Broker, they will obtain, prepare, and submit all data necessary for any claims that carry over to the Catastrophic coverage. This was not an option with the new Broker's coverage.

Regent Herod made, and Regent Dains seconded a motion to approve the Mandatory Student Accident Policy (MSAP) and Secondary Athletic Insurance policies provided by HUB/Dissinger Reed in the amount of \$39,000 and \$73,000, respectively, for the 2023-2024 academic year. Also, the Board of Regents approves the Catastrophic Insurance policy containing a catastrophic cash benefit through Zurich American Insurance Company in the amount of \$8,770 for the 2023-2024 year. The motion carried unanimously.

**Agenda Item #11- Consider and Approve the Personnel Issues (*Johnston*)**

Mr. Johnston discussed the personnel changes.

Regent Murry made and Regent Dains seconded a motion to approve personnel issues. The motion carried unanimously.

**Agenda Item #12- Consider and Approve the Recommendation of the Policies and Procedures Regarding TASB Update 44 and 45 Local Policies; and GD Local Policy Community Expression and Use of College Facilities (*Matthews*)**

Ms. Matthews discussed TASB Updates 44 and 45. The Policies and Procedures Committee recommends approving Update 44 as is. The Policies and Procedures Committee recommends approving Update 45 with changes. The suggested change is to DEA (LOCAL) Compensation and Benefits under section Annualized Salary. The suggested change is to add the word new. The first

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sentence will state: The College District shall pay all new salaried employees over 12 months in equal monthly or semimonthly installments, regardless of the number of months employed during the academic year.

An ad-hoc committee was created to refresh our facilities user agreement. The Policies and Procedures Committee has recommended making a change to GD(LOCAL) Community Expression and Use of College Facilities under section For-Profit Use. The suggested change is to omit “so long as no admission fee is charged.”

Regent Dains made, and Regent Wells seconded a motion to approve TASB Update 44 as is, Update 45 with recommended changes to DEA (LOCAL) and recommended changes to GD(LOCAL). The motion carried unanimously.

**Agenda Item #13- Consider and Approve June 19, 2023, Special Board Meeting Minutes (previously sent) (Matthews)**

Regent Wells made and Regent Dains seconded a motion to approve the June 19, 2023, Special Board Meeting Minutes. The motion carried unanimously.

**Agenda Item #14- Consider and Approve June 26, 2023, Board Meeting Minutes (previously sent) (Matthews)**

Ms. Matthews discussed that Ms. Herod pointed out a mistake in the meeting minutes under Agenda Item #6. It stated that depreciation has decreased where it should have stated that depreciation has increased.

Regent Herod made, and Regent Dains seconded a motion to approve the June 26, 2023, Board meeting minutes with the change to agenda item #6. The motion carried unanimously.

**Agenda Item #15- Announcements: Recognition of the ADN and VN Team**

Please see agenda item #5.

**Agenda Item #16- Date of the Next Board Meeting: August 28, 2023**

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**Agenda Item # 17- Adjourn**

Regent Herod made, and Regent Dains seconded a motion to adjourn. The motion carried unanimously. The meeting ended at 8:03 p.m.

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