

**BOARD OF REGENTS* and its
BUSINESS, FINANCE AND FACILITIES COMMITTEE
NEVADA SYSTEM OF HIGHER EDUCATION**

System Administration, Las Vegas
4300 South Maryland Parkway, Board Room
Thursday, June 10, 2021, 10:00 a.m.*

**Time Approximate: The Business, Finance and Facilities Committee meeting may begin earlier than 10:00 a.m. upon adjournment of the Academic, Research and Student Affairs Committee meeting.*

Video or Telephone Conference Connection from the Meeting Site to:
System Administration, Reno
2601 Enterprise Road, Conference Room

A video conference connection will be made from the meeting site to the Reno System Administration Building, Conference Room, at 2601 Enterprise Road, Reno, Nevada. In the event the video conference connection is not functioning, a teleconference connection will be made available.

Members of the Board and/or the public may attend the meeting and provide testimony or public comment at these sites. In-person attendance may be limited in accordance with approved capacity and social distancing guidelines for Clark and Washoe Counties. Public comment may also be submitted via the online public comment form (<http://nshe.nevada.edu/public-comment/>) or voicemail (702-800-4705 or 775-300-7661).

Members of the public wishing to view the meeting may do so via live stream (<http://nshe.nevada.edu/live/>)

ROLL CALL:

Dr. Mark W. Doubrava, Chair _____
Mrs. Carol Del Carlo, Vice Chair _____
Mr. Joseph C. Arrascada _____
Mr. Patrick J. Boylan _____
Mr. Byron Brooks _____
Dr. Patrick R. Carter _____
Ms. Amy J. Carvalho _____
Dr. Jason Geddes _____
Mrs. Cathy McAdoo _____
Mr. Donald Sylvantee McMichael Sr. _____
Mr. John T. Moran _____
Ms. Laura E. Perkins _____
Dr. Lois Tarkanian _____

COMMITTEE

ROLL CALL:

Ms. Amy J. Carvalho, Chair _____
Mr. Donald Sylvantee McMichael Sr., Vice Chair _____
Mr. Byron Brooks _____
Mr. John T. Moran _____
Dr. Lois Tarkanian _____

In addition to the Business, Finance and Facilities Committee, this meeting is noticed as a meeting of the Board of Regents to allow other Regents who may wish to attend to participate.

IMPORTANT INFORMATION ABOUT THE AGENDA AND PUBLIC MEETING

NOTE: Below is an agenda of all items scheduled to be considered. Notification is hereby provided that items on the agenda may be taken out of the order presented, including moving an item to a different day if the meeting is noticed for more than one day, two or more agenda items may be combined for consideration, and an agenda item may be removed from the agenda or discussion relating to an item on the agenda may be delayed at any time.

In accordance with the Board of Regents' Bylaws, Title 1, Article V, Section 18, items voted on may be the subject of a motion to reconsider at this meeting. A motion to reconsider an item may be made at any time before adjournment of this meeting. Similarly, if an item is tabled at any time during the meeting, it may, by proper motion and vote, be taken from the table and thereafter be the subject of consideration and action at any time before adjournment of this meeting.

*The Board of Regents, at its regularly scheduled meetings, meets concurrently with its Committees (the Academic, Research and Student Affairs Committee; the Audit, Compliance and Title IX Committee; the Business, Finance and Facilities Committee; the Cultural Diversity Committee; the Health Sciences System Committee; and the Security Committee). The Board's Committee meetings take place in accordance with the agendas published for those Committees. Regents who are not members of the Committees may attend the Committee meetings and participate in the discussion of Committee agenda items. However, action items will only be voted on by the members of each Committee, unless a Regent is temporarily made a member of that Committee under Board of Regents' Bylaws, Title 1, Article VI, Section 6. The full Board of Regents will consider Committee action items in accordance with the Board of Regents' agenda published for the current or for a subsequent meeting.

In accordance with the Board of Regents' Bylaws, Title 1, Art. V, Section 12, a quorum may be gained by telephonic hookup.

Some agenda items are noted as having accompanying reference material. Reference material may be accessed on the electronic version of the agenda by clicking the reference link associated with a particular item. The agenda and associated reference material may also be accessed on the Internet by visiting the Board of Regents' website at:

<https://nshe.nevada.edu/leadership-policy/board-of-regents/meeting-agendas/>

Many public libraries have publicly accessible computer terminals. Copies of the reference material and any additional support materials that are submitted to the Board of Regents' Office and then distributed to the members of the Board of Regents after the posting of this agenda but before the meeting, will be made available as follows: 1. Copies of any such materials are available at the Board of Regents' Office at 2601 Enterprise Road, Reno, Nevada and the Board of Regents' Office at 4300 South Maryland Parkway, Las Vegas, Nevada. A copy may be requested by calling Angela R. Palmer at (775) 784-3465; 2. Copies of any such materials will also be available at the meeting site.

Reasonable efforts will be made to assist and accommodate physically disabled persons attending the meeting. Please call the Board office at (775) 784-4958 in advance so that arrangements may be made.

1. PUBLIC COMMENT

INFORMATION ONLY

Public comment will be taken during this agenda item. No action may be taken on a matter raised under this item until the matter is included on an agenda as an item on which action may be taken. Comments will be limited to three minutes per person. Persons making comment will be asked to begin by stating their name for the record and to spell their last name. The Committee Chair may elect to allow additional public comment on a specific agenda item when that agenda item is being considered.

In accordance with Attorney General Opinion No. 00-047, as restated in the Attorney General's Open Meeting Law Manual, the Committee Chair may prohibit comment if the content of that comment is a topic that is not relevant to, or within the authority of, the Board of Regents, or if the content is willfully disruptive of the meeting by being irrelevant, repetitious, slanderous, offensive, inflammatory, irrational or amounting to personal attacks or interfering with the rights of other speakers.

2. CONSENT ITEMS FOR POSSIBLE ACTION

Consent items will be considered together and acted on in one motion unless an item is removed to be considered separately by the Committee.

2a. MINUTES FOR POSSIBLE ACTION

Request is made for approval of the March 4, 2021, meeting minutes. ([Ref. BFF-2a](#))

**2b. AUTHORIZATION TO ACCEPT FOR POSSIBLE ACTION
REAL PROPERTY TRANSFER IN THE
GATEWAY PRECINCT CONSISTING OF
VACANT LAND THAT RUNS FROM 9TH
STREET TO INTERSTATE 80 LOCATED
BETWEEN NORTH VIRGINIA STREET AND
NORTH CENTER STREET, RENO, NEVADA –
RESOLUTION – UNR**

University of Nevada, Reno President Brian Sandoval requests: 1) authorization to accept real property identified as an approximately 3,700 square foot strip of vacant land that runs from 9th Street to Interstate 80 between North Virginia and North Center Streets in Reno, Nevada; and 2) approval of a Resolution authorizing the Chancellor or designee to approve and execute any corresponding documentation associated with the acceptance of the property after consultation with the Business, Finance and Facilities Committee Chair and review by the NSHE General Counsel. ([Ref. BFF-2b](#))

Fiscal Impact: None. The Regional Transportation Commission has approved the transfer at no cost.

**2c. UPDATE ON RECENT STEAD AREA FOR POSSIBLE ACTION
PROPERTY SALES AND LEASES – UNR**

In response to the request for a periodic update to the Board of Regents, University of Nevada, Reno President Brian Sandoval requests acceptance of the report of Stead properties sold or leased since the pre-approval authorization by the Board of Regents. ([Ref. BFF-2c](#))

ESTIMATED TIME: 5 mins.

**3. THIRD QUARTER FISCAL YEAR 2020-2021 INFORMATION ONLY
FISCAL EXCEPTIONS**

The Third Quarter Fiscal Year 2020-2021 Report of Fiscal Exceptions of Self-Supporting Accounts will be presented. ([Ref. BFF-3](#))

ESTIMATED TIME: 10 mins.

4. THIRD QUARTER FISCAL YEAR 2020-2021 BUDGET TRANSFERS, STATE SUPPORTED OR SELF-SUPPORTING OPERATING BUDGETS **INFORMATION ONLY**

NSHE institutions indicated there were no transfers between functional areas greater than \$500,000 during the Third Quarter Fiscal Year 2020-2021.

ESTIMATED TIME: 5 mins.

5. CAMPUS VILLAGE LEASE WITH FIRST RIGHT OF REFUSAL – UNLV **INFORMATION ONLY**

University of Nevada, Las Vegas President Keith E. Whitfield will present an update on a potential lease with First Right of Refusal for approximately 44,000 – 53,000 square feet of space and associated parking spaces at the Campus Village property owned by G2 Capital Development and located at 4440 S. Maryland Parkway and 1220 E. Harmon Avenue. UNLV may bring agenda action items regarding the Campus Village lease with Refusal Right to the Board of Regents in the future. ([Ref. BFF-5](#))

Fiscal Impact: A future Board of Regents agenda item, for action, for a Campus Village lease with Refusal Right is anticipated to have an annual financial impact of between \$1.7M and \$1.9M +/- per year with an estimated 3 percent per year lease cost escalation, subject to finalizing specific terms where ranges are noted. The anticipated funding source for this item is investment income.

ESTIMATED TIME: 10 mins.

6. LEASE 2280 N. McDANIEL STREET IN NORTH LAS VEGAS FOR COOPERATIVE EXTENSION – UNR **FOR POSSIBLE ACTION**

University of Nevada, Reno President Brian Sandoval requests approval to Lease the property located at 2280 N. McDaniel Street in North Las Vegas, Nevada for the Cooperative Extension Program under the terms included herein. It is further requested that authority for slight changes to Tenant Improvements under Exhibit "B" of the Lease be delegated to the President of the University of Nevada, Reno as necessary during buildout. ([Ref. BFF-6](#))

Fiscal Impact: None. Funds provided by Clark County.

ESTIMATED TIME: 10 mins.

**7. GIFT ACCEPTANCE OF REAL PROPERTY FOR POSSIBLE ACTION
CONSISTING OF A 644 ACRE AGRICULTURAL
PARCEL LOCATED IN EUREKA, NEVADA –
RESOLUTION – UNR**

University of Nevada, Reno President Brian Sandoval requests approval to accept the gift of Eureka County Assessor Parcel Number 007-210-37 in Eureka, Nevada. President Sandoval also requests approval of a Resolution authorizing the Chancellor or designee to approve and sign the corresponding escrow and title documents associated with the acceptance of the property after consultation with the Business, Finance and Facilities Committee Chair and review by the NSHE General Counsel. ([Ref. BFF-7](#))

***Fiscal Impact:** The property will require regular maintenance and some capital investment.*

***ESTIMATED TIME:** 10 mins.*

8. NEW BUSINESS INFORMATION ONLY

Items for consideration at future meetings may be suggested. Any discussion of an item under "New Business" is limited to description and clarification of the subject matter of the item, which may include the reasons for the request, and no substantive discussion may occur at this meeting on new business items in accordance with the Nevada Open Meeting Law (NRS 241.010 *et seq.*).

***ESTIMATED TIME:** 5 mins.*

9. PUBLIC COMMENT INFORMATION ONLY

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POSTED ON THE NEVADA SYSTEM OF HIGHER EDUCATION WEBSITE (<http://system.nevada.edu/>)
AND ON THE NEVADA PUBLIC NOTICE WEBSITE PURSUANT TO NRS 232.2175
(<http://notice.nv.gov/>) AT THE SYSTEM ADMINISTRATION BUILDINGS AND E-MAILED FOR POSTING
AT THE EIGHT NSHE INSTITUTIONS:

CSN, Building D, 1st Floor, 6375 W. Charleston Boulevard, Las Vegas, NV 89146

DRI, Maxey Building, 2215 Raggio Parkway, Reno, NV 89512

DRI, Southern Nevada Science Center, 755 E. Flamingo Road, Las Vegas, NV 89119

GBC, Berg Hall, 1500 College Parkway, Elko, NV 89801

NSC, Rogers Student Center, 1st Floor, 1300 Nevada State Drive, Henderson, NV 89002

TMCC, Red Mountain Building (RDMT 200), 7000 Dandini Boulevard, Reno, NV 89512

UNLV, Flora Dungan Humanities Building (FDH), 4505 Maryland Pkwy, Las Vegas, NV 89154

UNR, Clark Administration, University of Nevada, Reno, Reno, NV 89557

WNC, Bristlecone Building Lobby, 2201 W. College Parkway, Carson City, NV 89703

System Administration, 4300 South Maryland Parkway, Las Vegas, NV 89119

System Administration, 2601 Enterprise Road, Reno, NV 89512