MINUTES

1. The meeting was convened at 12:45 p.m. in Suite G of the Lifelong Learning Center, by Keith Harvey, Chairperson of the Facilities Committee.

2. Recommended approval of the Minutes of the August 12, 2010 meeting.

3. On July 30, 2009, the Corps of Engineers issued a 404 permit to Northeast Community College for wetlands mitigation and the relocation of the drainage channel on the South Sioux City College Center site. One of the special conditions of the permit was to execute a conservation easement to protect against future impacts on the buffer zone, the drainage channel and the wetlands.

   Northeast has worked with a civil engineer and the City of South Sioux City to draft a conservation easement to fulfill the requirement of the 404 permit. The easement places certain restrictions on the protected property exclusively for conservation purposes and ensures the perpetuity of those wetlands. The protected property includes three parcels of land which includes the relocated drainage ditch and the wetlands mitigation areas.

   Following discussion a consensus was reached by the Facilities Committee to recommend to the Board of Governors to approve the Conservation Easement with the City of South Sioux City for the protected property located on the South Sioux City College Center property.

4. Northeast Community College has been working with the City of South Sioux City to review the various easements on the 57-acre site. With the relocation of the drainage channel, some of the current easements are no longer needed or need to be updated to reflect the changes made to the channel. Because the current easement was for the old location of the drainage channel, that easement is being canceled by the City of South Sioux City but will need to be
replaced with the new drainage and floodplain easement. The new easement is only on the original section of the drainage channel that was not affected by the wetlands mitigation and channel relocation. The remainder of the drainage channel which was relocated during construction will now be covered by the Conservation Easement.

Following discussion, a consensus was reached by the Facilities Committee to recommend to the Board of Governors to approve the Drainage and Floodplain Easement with the City of South Sioux City for the South Sioux City College Center site.

5. As an item of information, Neal Suntken, BCDM, reviewed Change Orders #6, 7, 8 on the South Sioux City College Center project.

6. Neal Suntken reviewed Change Order #2 on the South Sioux City Industrial Training Building project.

7. In other information, as a follow up to a suggestion made at the August meeting regarding the installation of a shut off valve, Lynne Koski reported that discussion was held with Brandon McLean who indicated that it is common practice to do a wet tap of the water line. The problem with installing a valve now would be not knowing the exact location of the water line.

8. The meeting was adjourned at 1:06 p.m.