



## Greenville Technical College Board

### MINUTES

Wednesday, May 18, 2022

Barton Campus, Student Success Center, Community Room

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#### **Members Present**

Paul Batson  
James Blakely  
Jo Hackl (Zoom)  
Dean Jones (Zoom)  
Ray Lattimore  
Ray Martin  
Dr. Burke Royster  
Coleman Shouse, Chair  
Keith Smith  
Kenneth Southerlin  
Dave Stafford

#### **Members Absent**

Hunter Howard

#### **Staff Present**

Kelvin Byrd  
Jacqui DiMaggio  
Julie Eddy  
Susan Jones  
Dr. Matteel Knowles  
Becky Mann  
Dr. Keith Miller, President  
Dr. Larry Miller  
Lauren Simer  
Wendy Walden  
Ann Wright

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Chair Shouse called the meeting to order at 12:25 p.m. and welcomed board members, staff, and guests. Chair Shouse announced that in accordance with the Freedom of Information Act, the press had been notified of the meeting. Chair Shouse acknowledged that the agenda was posted on the GTC website, and a quorum of board members was present.

#### **Approval of the Minutes**

Ms. Hackl made a motion to approve the April 20, 2022, minutes as amended. Mr. Batson seconded the motion. The motion carried.

#### **Appointment of Nominating Committee**

Chair Shouse informed the board that a nominating committee has been appointed per the bylaws as the board prepares for election of new officers. Serving on the committee are Mr. Stafford (chair), Mr. Blakely, Mr. Batson, and Chair Shouse. Board members interested in serving as an officer were asked to advise Mr. Stafford before June 3, 2022. The committee will meet on June 6, 2022, and following that meeting, will bring a slate to the full commission at the June 15, 2022, meeting.

## **Finance Report**

Ms. DiMaggio provided the March finance report.

Revenues are slightly above the budget and 3% above the prior year actual.

Student revenues are 6% above the prior year actual and approximately 3% above the budget.

County revenues continue to increase at 6% above the prior year actual and approximately 3% above the budget.

State appropriations are above the budget and the prior year actual. When the budget was formulated, the college was unsure how much would be received for the state-mandated salary increases and benefits. However, the college has received all funding for 2022.

Revenue services income is slightly below the budget and trending up from the prior year actual. There is positive growth in inclusive access, and students take advantage of the Amazon-type lockers. The lockers have been added at all branch campuses.

Other revenues are 22% above the prior year actual and below the budget. The college anticipated using \$2 million of the Higher Education Emergency Relief Funds (HEERF) to balance this year's budget. The funds will be reserved and budgeted for next year based on where the college is currently with revenues and expenses.

Total expenses are slightly above the prior year actual and below the budget.

Salaries are below the budget and prior year actual. There have been more retirements than in an average year, and the college is holding out more positions from employees that have left to ensure that every position hired is necessary.

Benefits continue to increase slightly below the budget because salaries are below the budget.

Instructional costs are right on track with the prior year actual and the budget.

Academic support is above the prior year actual and very close to the budget. Increases were budgeted for academic support.

Student support is above the prior year actual and in line with the budget.

Operations and maintenance of plant are below the budget and the prior year actual. This year, the college benefited from deferred maintenance money and equipment funds from the state. These funds are used before using college money. There have also been resignations and retirements in this area, leaving openings that the college is struggling to fill, with a few more pending for the end of the year.

Administrative and general expenses are slightly above the budget and the prior year because of expenses associated with the bond that have not been reimbursed yet. Those expenses will be reimbursed at a future date through the bond proceeds.

Technology expenses are significantly above the prior year actual and the budget because of the implementation of Anthology. A project manager is now on staff, and the college has been paying Anthology for the past five months. Because it was unknown when the college would be able to get through the contract negotiation with the state, the college did not meet the budget. However, there are underspent funds in other areas helping to offset those overruns.

Remissions and exemptions are below the budget and the prior year actual. They are expected to remain below the budget this year, with more high school students paying a portion of their tuition.

Auxiliary services expenses are below the budget and in line with auxiliary services revenue. There is a positive cash flow in auxiliary services.

Capital expenditures are right in line with last year and below the budget. The college is using state funds for deferred maintenance and equipment rather than college funds.

Debt service was anticipated to be paid in April. The county pays for this; however, the college did not get the paperwork needed to post the payment. The county made the payment on time, and the paperwork was received on May 17, 2022. It is showing as zero and will be corrected next month.

### **Building and Grounds Committee**

On behalf of the Building and Grounds Committee, Mr. Smith made a motion to approve a commercial real estate lease for space in McAlister Square to Greenville County. Ms. DiMaggio provided a brief overview of the lease and answered questions. The lease is for 60,000 square foot on the bottom floor of the space, formerly occupied by the GTC Admissions and Registration Center. In Article IX under Tenant's Covenants, a recommendation was made to stipulate the college's understanding that drug-based or gun-based evidence will not be stored in the building and that the building will only be used for its stated purposes. The motion carried.

### **President's Report**

President Miller asked Ms. Wright to provide an update on the capital campaign and the sale of student housing.

- **Capital Campaign** – The Greenville Tech Foundation tracks Area Commission commitments and shares progress against the \$13 million goals. The campaign crossed the \$4 million mark in May, and the hope is to get closer to \$8 million before the end of the fiscal year. Most of the pledges are multi-year, and many are five-year pledges. (See attached document.)
- **Sale of Student Housing** – Grace Church and their work will benefit many in the community and at the college. There is potential that many people who reside in Front Porch Housing as part of Grace Church's program will attend the college, an opportunity that they might otherwise not have been able to access. (See attached document.)

### **SCATCC**

Chair Shouse provided an update on the South Carolina Association of Technical College Commissioners (SCATCC). The SCATCC is going through a self-evaluation concerning the association's role in the budgeting cycle for the Technical College System. The Presidents' Council is asked to make an annual recommendation to the State Tech board for a funding request to the General Assembly. The recurring-based funding, referred to as tuition mitigation, is a variable. It is a discretionary amount of money that the system distributes to each technical college. This year, the House Higher Education Committee refused the requested amount. The Senate agreed to a reduced amount of funding that is now in conference to be decided on in a special session. The SCATCC will do a deeper dive into the budgeting cycle and how it might work better. A mailer is going out from SCATCC with more information on the association and what they do.

### **CHE**

Mr. Batson provided a CHE update. The board met in early May. The allocation of need-based grant issues is still in process and is in a holding pattern awaiting a report from a group of presidents and staff that should be delivered by August 1. The June meeting will be held at Clemson with Tri-County Tech and Clemson tours. There will be a board retreat in August.

### **Old and New Business**

As Mr. Blakely retired from his Area Commission position, Chair Shouse presented him with a resolution plaque for his dedication and pivotal role on the college board and committees for the past eight years. Mr. Blakely was humbled by the display of honor and respect for his service.

Mr. Batson made a motion to approve the resolution. Mr. Lattimore seconded the motion. The motion carried unanimously.

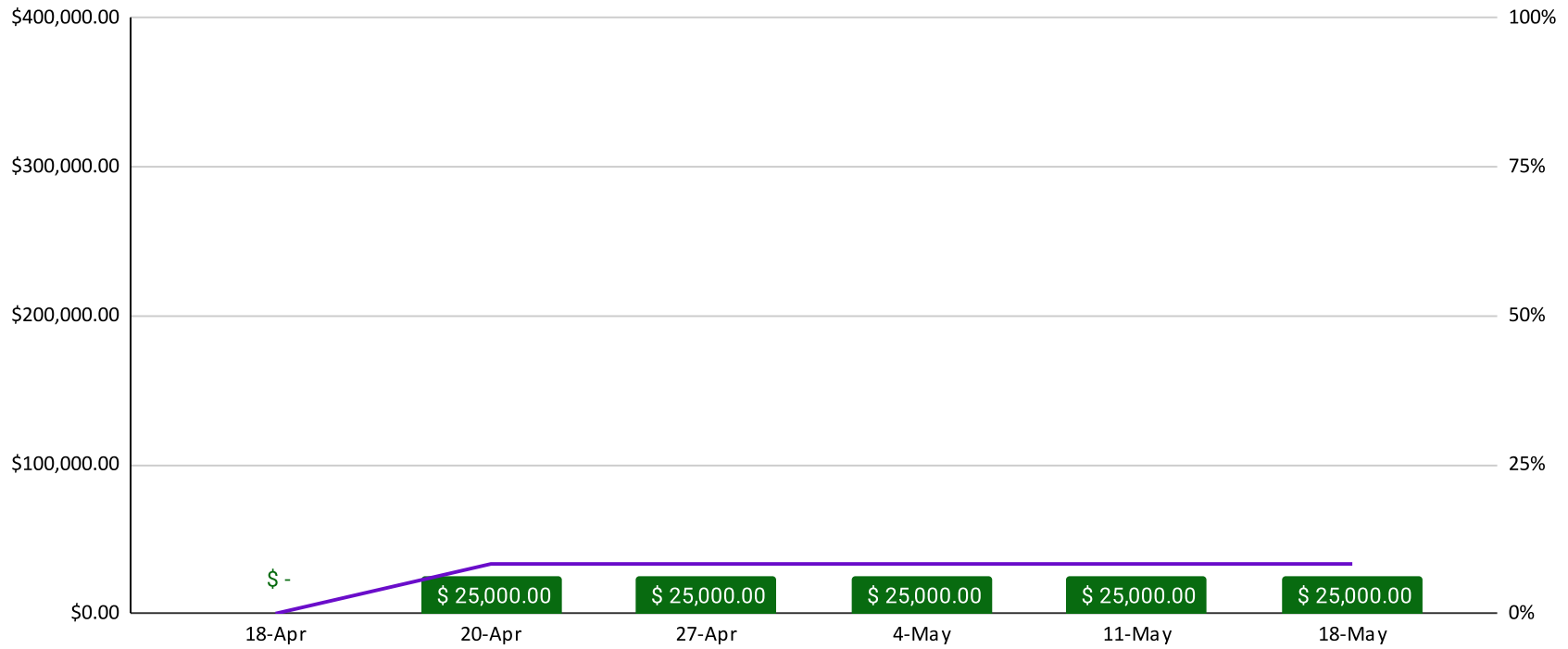
Mr. Southerlin made a motion to enter into an executive session to discuss personnel and compensation matters. Mr. Batson seconded the motion. The meeting adjourned into an executive session at 1:16 p.m.

President Miller reminded staff that the Enterprise Campus Authority Board meeting would be held immediately after the executive session.

The board reconvened at 1:25 p.m. Chair Shouse stated no action was taken in the executive session.

# Creating Greenville Technical College of the Future GTC Area Commission - Total Giving and Participation Rate

■ Total Giving ■ Participation Rate



	<b>18-Apr</b>	<b>20-Apr</b>	<b>27-Apr</b>	<b>4-May</b>	<b>11-May</b>	<b>18-May</b>
Total Giving	\$ -	\$ 25,000.00	\$ 25,000.00	\$ 25,000.00	\$ 25,000.00	\$ 25,000.00
Participation Rate	0%	8%	8%	8%	8%	8%

	<b>31-Oct</b>	<b>30-Nov</b>	<b>31-Dec</b>	<b>31-Jan</b>	<b>28-Feb</b>	<b>31-Mar</b>	<b>30-Apr</b>	<b>18-May</b>
Overall Capital Campaign Giving	\$ 310,500.00	\$ 891,041.00	\$3,502,886.00	\$ 3,696,636.00	\$ 3,763,911.00	\$ 3,942,873.00	\$ 3,995,478.00	\$ 4,061,200.00

# Creating Greenville Technical College of the Future Overall Capital Campaign Giving







*Board Mtg.*

Greenville Tech Foundation, Inc.  
Sale of Student Housing Property  
and Projected Distribution of Proceeds  
Closing Date 5/6/2022

	Revenues	Expenditures	Net	Comments
Sale of Student Housing Property	16,000,000.00			
Refund of Property Insurance	10,360.00			<i>projected</i>
Deductions from Proceeds				
Debt to GTC - Land		-2,537,000.00		
TD Bank Mortgage Payoff		-7,980,697.98		
Deed/Taxes/Stamps Expenses		-73,473.00		
Interest Rate Swap Settlement		-8,500.00		
Net Sale Proceeds			<u>5,410,689.02</u>	
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Distribution of Net Proceeds			5,410,689.02	
Due to Owner				
Prorated Rent & Expenses		-175,000.00		<i>projected</i>
Due to Foundation				
Foundation Unrestricted Investment		-2,220,399.99		
Foundation Endowment Investment		-640,437.74		
Attorney Fees/Misc. Expenses		-20,000.00		<i>projected</i>
Due To Greenville Technical College				
Balance of Proceeds		-2,354,851.29		<i>projected</i>
Total Distribution of Net Proceeds			<u>-5,410,689.02</u>	