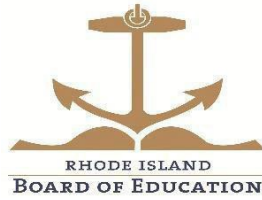


Rhode Island Council on Postsecondary Education
Finance & Facilities Committee
August 21, 2024



**Meeting of the Council on Postsecondary Education
Finance and Facilities Committee
Wednesday, August 21, 2024
Community College of Rhode Island
Room 4104
400 East Avenue,
Warwick, RI 02886
5:00 PM**

Meeting Minutes

Chair Dennis Duffy called the meeting to order at 5:00 PM and acknowledged that a quorum was present.

Finance & Facilities Committee members present:

Dennis Duffy, Chair, Finance & Facilities Committee
Thomas Izzo
Marcy Reyes, arrived at 5:08 PM

Rhode Island Office of the Postsecondary Commissioner (OPC) staff present:

Shannon Gilkey, Commissioner
Zachary Saul, Chief Financial Officer
Ronald Cavallaro, General Counsel
Jackie Xiong, Executive Assistant to the Commissioner and Council Liaison

1. Acceptance of the Agenda

Chair Duffy called for a motion that the Finance & Facilities Committee accept the agenda for the meeting of August 21, 2024.

On a motion made by Thomas Izzo and seconded by Dennis Duffy, it was:

VOTED:	THAT	The Finance and Facilities Committee accept the agenda for the meeting of August 21, 2024.
	VOTE:	2 members voted in the affirmative and 0 members voted in the negative.
	YEAS:	Dennis Duffy and Thomas Izzo
	NAYS:	0
	ABSTAINS:	0

2. Approval of the Minutes from the July 26, 2024, Meeting

Chair Duffy asked for a motion to approve the minutes from the July 26, 2024, meeting.

On a motion duly made by Thomas Izzo and seconded by Dennis Duffy, it was:

VOTED:	THAT	The Finance and Facilities Committee accept the minutes for the meeting of July 26, 2024.
	VOTE:	2 members voted in the affirmative and 0 members voted in the negative.
	YEAS:	Dennis Duffy and Thomas Izzo
	NAYS:	0
	ABSTAINS:	0

3. Action Items

- A.** Approval of the recommendation to the Council on Postsecondary Education for its approval of the Communications Facilities Lease and Access Agreement by and between the Rhode Island Council on Postsecondary Education, on behalf of itself and the Community College of Rhode Island, and OSHEAN, Inc. for the Newport County (Newport) Campus.

Chair Duffy introduced the item and called upon General Counsel, Ron Cavallaro, to provide an overview of the Communications Facilities Lease and Access Agreements between OSHEAN and the Community College of Rhode Island (CCRI). He explained OSHEAN is a non-profit coalition of universities, K-12 schools, libraries, hospitals, government agencies, and other non-profit organizations in Rhode Island. It provides these entities, including CCRI which is a member of OSHEAN, with internet access. As part of that service, OSHEAN is required to have access to the main buildings on the CCRI campuses as well as to have and maintain their equipment in those locations. The agreements

proposed provide such access to the main buildings on all four CCRI campuses for OSHEAN's equipment. In addition, the Newport Campus agreement provides OSHEAN the ability to access and leased space for its core node distribution facilities and to install an antenna at this location. Mr. Izzo inquired about the organizational structure of OSHEAN and how long service has been provided to CCRI. Chair Duffy inquired if the agreements presented memorialize the services, leased space, and access requested. General Counsel Cavallaro provided this information and confirmed the agreements have been reviewed with OSHEAN's legal counsel and both parties accept the agreements as presented to the Committee for consideration.

On a motion duly made by Marcy Reyes and seconded by Thomas Izzo, it was:

VOTED:	THAT	The Finance and Facilities Committee approve the recommendation to the Council on Postsecondary Education for its approval of the Communications Facilities Lease and Access Agreement by and between the Rhode Island Council on Postsecondary Education, on behalf of itself and the Community College of Rhode Island, and OSHEAN, Inc. for the Newport County (Newport) Campus.
	VOTE:	3 members voted in the affirmative and 0 members voted in the negative.
	YEAS:	Dennis Duffy, Thomas Izzo, and Marcy Reyes
	NAYS:	0
	ABSTAINS:	0

- B.** Approval of the recommendation to the Council on Postsecondary Education for its approval of the Communications Facilities Lease and Access Agreement by and between the Rhode Island Council on Postsecondary Education, on behalf of itself and the Community College of Rhode Island, and OSHEAN, Inc. for the Knight (Warwick) Campus.

Chair Duffy introduced the item. General Counsel Cavallaro indicated the agreement is similar to the other campuses. In addition, the Warwick location will provide access and leased space for OSHEAN's core node distribution facility.

On a motion duly made by Thomas Izzo and seconded by Marcy Reyes, it was:

VOTED:	THAT	The Finance and Facilities Committee approve the recommendation to the Council on Postsecondary Education for its approval of the Communications Facilities Lease and Access Agreement by and between the Rhode Island Council on Postsecondary Education, on behalf of itself and the Community College of Rhode Island, and OSHEAN, Inc. for the Knight (Warwick) Campus.
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VOTE: 3 members voted in the affirmative and
0 members voted in the negative.

YEAS: Dennis Duffy, Thomas Izzo, and Marcy Reyes

NAYS: 0

ABSTAINS: 0

- C.** Approval of the recommendation to the Council on Postsecondary Education for its approval of the Communications Facilities Lease and Access Agreement by and between the Rhode Island Council on Postsecondary Education, on behalf of itself and the Community College of Rhode Island, and OSHEAN, Inc. for the Liston (Providence) Campus.

On a motion duly made by Thomas Izzo and seconded by Marcy Reyes, it was:

VOTED: THAT The Finance and Facilities Committee approve the recommendation to the Council on Postsecondary Education for its approval of the Communications Facilities Lease and Access Agreement by and between the Rhode Island Council on Postsecondary Education, on behalf of itself and the Community College of Rhode Island, and OSHEAN, Inc. for the Liston (Providence) Campus.

VOTE: 3 members voted in the affirmative and
0 members voted in the negative.

YEAS: Dennis Duffy, Thomas Izzo, and Marcy Reyes

NAYS: 0

ABSTAINS: 0

- D.** Approval of the recommendation to the Council on Postsecondary Education for its approval of the Communications Facilities Lease and Access Agreement by and between the Rhode Island Council on Postsecondary Education, on behalf of itself and the Community College of Rhode Island, and OSHEAN, Inc. for the Flanagan (Lincoln) Campus.

On a motion duly made by Thomas Izzo and seconded by Marcy Reyes, it was:

VOTED: THAT The Finance and Facilities Committee approve the recommendation to the Council on Postsecondary Education for its approval of the Communications Facilities Lease and Access Agreement by and between the Rhode Island Council on Postsecondary Education, on behalf of itself and the Community College of Rhode Island, and OSHEAN, Inc. for the Flanagan (Lincoln) Campus.

VOTE:	3 members voted in the affirmative and 0 members voted in the negative.
YEAS:	Dennis Duffy, Thomas Izzo, and Marcy Reyes
NAYS:	0
ABSTAINS:	0

- E.** Approval of the recommendation to the Council on Postsecondary Education for its approval of the first one-year renewal term for the lease agreement dated March 15, 2023, as amended, by and between the Office of the Postsecondary Commissioner, by and through its governing council the Rhode Island Council on Postsecondary Education, and J&C Luzzi Homes, LLC for the use of the facilities at 116 High Street, Westerly, RI 02891.

Chair Duffy introduced the item and called upon OPC's Chief Financial Officer, Zachary Saul, to provide an overview of this item. Mr. Saul explained that in March 2023 the Council on Postsecondary Education and the State Properties Committee approved the lease of space at 116 High Street for additional classroom and CNA lab space for the Westerly Education Center. The original lease agreement approved two renewal terms of one year each. The lease was amended in April 2024 to reflect a reduction of the rent from \$3,400/month to \$3,100/month. Ms. Reyes inquired if the rent would be increased during the renewal terms. Mr. Saul explained that the rent payments would remain the same for both renewal terms per the amended lease agreement.

On a motion duly made by Marcy Reyes and seconded by Thomas Izzo, it was:

VOTED:	THAT	The Finance and Facilities Committee approve the recommendation to the Council on Postsecondary Education for its approval of the first one-year renewal term for the lease agreement dated March 15, 2023, as amended, by and between the Office of the Postsecondary Commissioner, by and through its governing council the Rhode Island Council on Postsecondary Education, and J&C Luzzi Homes, LLC for the use of the facilities at 116 High Street, Westerly, RI 02891.
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VOTE:	3 members voted in the affirmative and 0 members voted in the negative.
YEAS:	Dennis Duffy, Thomas Izzo, and Marcy Reyes
NAYS:	0
ABSTAINS:	0

4. Adjourn

Chair Duffy asked for a motion to adjourn the meeting.

On a motion duly made by Marcy Reyes and seconded by Thomas Izzo, it was:

VOTED:	THAT	The Finance and Facilities Committee adjourn the meeting of Wednesday, August 21, 2024.
	VOTE:	3 members voted in the affirmative and 0 members voted in the negative.
	YEAS:	Dennis Duffy, Thomas Izzo, and Marcy Reyes
	NAYS:	0
	ABSTAINS:	0

The meeting adjourned at 5:22 PM.