

**Approved Minutes of the  
Alpena Community College Board of Trustees Special Meeting**

May 13, 2019

Roger C. Bauer Board Room, Charles R. Donnelly Natural Resources Center  
665 Johnson Street, Alpena, MI 49707

On Monday, May 13, 2019, at 5:30 p.m., the Alpena Community College Board of Trustees gathered for a special meeting.

Present: John Briggs, Teresa Duncan, Joseph Gentry II, Lisa Hilberg, Susan Stender, Florence Stibitz, and Tom Townsend. Absent: none.

Seated at the Board Table: President Don MacMaster and Board Secretary Jay Walterreit.

Trustee Stender led the Pledge of Allegiance.

### **Approval of Agenda**

Moved by Trustee Townsend that the agenda be approved as presented; seconded by Trustee Stibitz. Ayes: 7. Nays: 0. Motion approved.

### **Introduction of Guests and Public Comment**

Guests attending the regular meeting included: Ben Stevens, WATZ; Officer Eric Hamp, Alpena Police Department; Nick Brege, ACC administration; Don Denomme; and Tom Bennett.

### **Action Items**

2.738, Selection of Construction Management Firm for the Center for Health Sciences Van Lare Hall Renovation Project.

The following resolution was proposed by Trustee Townsend and seconded by Trustee Hilberg:

The Alpena Community College Board of Trustees approves Spence Brothers of Traverse City, Michigan, as the construction manager for the Center for Health Sciences Van Lare Hall renovation project.

Facilities Director Nick Brege gave an overview of how the Van Lare Hall renovation projection has progressed to date. Work on the project included a number of meetings with the project architect and representatives from Spence Brothers to refine the project specifications and develop an estimated total cost.

Chairman Briggs added a number of details to the project overview, including mentioning funding of \$3.35 million from the State of Michigan and resources being developed by the College and the ACC Foundation.

Trustee Stender asked about the HVAC system for the building; Trustee Townsend said the system had been scaled back.

Trustee Duncan asked about changes made to the renovation plan since it was first conceived. Brege and President MacMaster said the main changes involved scaling back the public gathering space. Trustee Hilberg asked if it was possible to add space back to the public gathering area if money is saved in other areas of the project. Brege said that the configuration of the public space needed to be set before the start of construction and it would be impractical to change it after work had started.

President MacMaster noted that the Property Subcommittee had discussed reroofing the entire building once the renovation project was done. The cost of the new roof could be taken out of the FY21 Maintenance and Replacement fund and not attributed to the renovation plan.

Spence Brothers representative Tom Bennett addressed the trustees. He gave a brief history of the company and noted they had been working with College representatives for several months to refine the renovation project. Chairman Briggs asked Bennett about the prospects for subcontractor bids. Bennett replied that he anticipates the market for subcontractors to remain tight but there are a good number who will be interested in working in Alpena.

President MacMaster acknowledged Spence Brothers' efforts to help ACC and said he appreciates the time and effort they've put into the project thus far.

With the discussion ended, Chairman Briggs asked for a roll call vote on the motion.

Duncan:	aye
Gentry:	aye
Hilberg:	aye
Briggs:	aye
Stender:	aye
Stibitz:	aye
Townsend:	aye

Ayes: 7. Nays: 0. Motion approved.

### **New Business**

None.

### **Suggested Future Agenda Items**

None.

### **Next Regular Meeting**

The next regularly scheduled Board of Trustees meeting is Wednesday, May 15, 2019, in the Roger C. Bauer Board Room, Room 400 of the Charles R. Donnelly Natural Resources Center, 665 Johnson Street, Alpena, MI 49707. Please note the 5:30 p.m. start time for the budget workshop; the regular portion of the meeting will begin at approximately 7:00 p.m.

### **Adjournment**

The special meeting was adjourned at approximately 5:48 p.m.

Jay Walterreit  
Secretary of the Board of Trustees  
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