

A special meeting of the Central Wyoming College Board of Trustees was held on Wednesday, July 13, 2011, by telephone conference call conducted by speakerphone from Intertribal Center Room #116 on the Central Wyoming College campus.

ATTENDANCE:

Present: Roger Gose
Frank Welty (by speakerphone)
Caroline Mills (by speakerphone)
Judy Pedersen (by speakerphone)
Scott Phister (by speakerphone)

Absent: Colton Crane
Charlie Krebs

Administration: Jo Anne McFarland
Jay Nielson

Attorney: Frank Watkins

Recorder: Linda Bender

Guests: Ruby Calvert
Bob Connelly
John Wood

CALL TO ORDER: Board Chair Roger Gose called the meeting to order at 5:30 p.m. He stated that this special meeting is a public meeting that has been advertised as required. As per board policy IV.G.2, no business may be transacted at a specially called meeting unless it was specifically included in the original call of the meeting. This special meeting was called by the board at its June 15 regular meeting for the purpose of accepting a proposal for the WPBS storage facility.

ROLL CALL: A roll call conducted by the board clerk indicated that all board members except Dr. Crane and Mr. Krebs were present. Chair Gose announced that a quorum of the board was present to conduct business.

**SPECIAL BOARD
BUSINESS:**

WPBS Storage
Facility Proposal

Dr. McFarland recommended that the board accept the proposal from Sehnert Systems, Inc., of Riverton, Wyoming, for the construction of a 40 foot by 60 foot WPBS truck storage facility with the additions as noted for a total of \$176,509.

ACTION:

Mr. Welty moved to accept the proposal from Sehnert Systems, Inc., of Riverton, Wyoming, for the construction of a 40 foot by 60 foot WPBS truck storage facility with the additions as noted for a total of \$176,509. Ms. Pedersen seconded the motion.

Mr. Welty stated that this is a great project and that it makes sense to do it so the truck is close by. Ms. Ruby Calvert, WPBS General Manager, stated that they just don't have a place to work on the truck, and this building will solve that issue. Ms. Mills stated that the bids were a certain amount plus the additions. She asked how these additions came into the picture. Ms. Calvert replied that they are looking ahead to the future. The covered lean to parking on the side of the building will be used as parking for the Snow Cat. Currently this vehicle is exposed to the sun and elements. They wanted to extend the building to provide additional covered storage rather than doing it later.

Dr. McFarland explained that this project was awarded as a proposal, which meant that very specific alternates did not have to be included. This allowed the college to negotiate with various proposers who met the requirements as set out in the original proposal. The lowest qualified proposal was substantially lower than the other two. Mr. Bob Connelly, WPBS Assistant General Manager, stated that one of the additions to the project was the concrete driveway, which was needed to get the truck from the street into the building. In the spring, the truck could sink into the mud without a concrete driveway. The original proposal had included an unpainted roof, so an upgrade to a tinted roof was requested. The interior doors between the truck bay and cold storage were added so that the engineers would not have to go outside and all the way around the building.

Mr. Nielson explained that the college asked for a 10 percent contingency for utilities and other contingencies. The budget for the project was \$150,000, and they looked at proposals that best met the estimated amount of funds available. The apparent low proposer offered a wood structure with a cement floor. The other two proposers offered a steel structure with a poured foundation. Mr. Welty asked if there will be adequate insulation. Mr. Nielson replied that there will be adequate insulation. The R value is consistent with the scope of the project. Ms. Pedersen asked about the thickness of the concrete floor. Mr. Connelly replied that the floor was designed to support a 40,000 pound truck and will be 4 inches thick. Mr. Welty asked if the specs will be the same for the concrete apron. Mr. Nielson indicated that the extended apron will be the same thickness.

Mr. Welty asked if the property for this building will be leased from the CWC Foundation with annual payments. Ms. Calvert replied that the lease with the Foundation was approved by the board at the June 15 board meeting, and she will sign it tomorrow. Essentially the college will own the building, and the Foundation is not putting in any money for it.

Chair Gose called for a vote on the motion currently on the floor. Motion carried.

ADJOURNMENT: There being no further business, Chair Gose adjourned the special meeting at 5:50 p.m.

Secretary

APPROVAL:

Chair