

**BOARD OF TRUSTEES  
EASTERN IOWA COMMUNITY COLLEGE DISTRICT  
August 12, 2014**

The Board of Trustees of the Eastern Iowa Community College District (Merged Area IX) met in Special Session on August 12, 2014, in the Ellis Vetter Room at 306 West River Drive, Davenport, Iowa. President Robert Gallagher called the meeting to order at 8:00 p.m. with the following directors present: Kendra Beck, Dr. Joseph D'Souza, Mary Lou Engler, Denise Hollonbeck, Milton Shaw. Absent: Kim Clausen, Michelle Garvin and Bill Phelan.

The Board was asked to adopt a resolution authorizing the Chancellor to execute grant agreements on behalf of Eastern Iowa Community Colleges. This is in a response to a request by the National Science Foundation during their recent audit.

Director Beck moved, seconded by Director Shaw, to adopt the resolution. Ayes: all. Nays: none. Motion carried.

The Board was presented with a Letter of Intent to enter into a predevelopment phase with Restoration St. Louis for the development of a downtown Davenport urban campus. Chancellor Doucette introduced Sam Estep, Patrick Ecklekamp and Bob Schenk from Restoration St. Louis. The Chancellor then explained why he is recommending the Board approve this Letter of Intent. He noted the project responds to both the EICC strategic plan and the Chamber's regional vision of developing, attracting and retaining talent. Mr. Estep then described the project, including the properties involved, the design of the campus buildings, and the plans for apartments and retail in the Kahl building and the renovation of the Capitol Theatre.

The Letter of Intent under consideration authorizes a study of the feasibility of the project, in which both parties would work out the details and more specific cost and funding mechanisms, by October 30. Once that is determined, a development agreement would be executed, with the goal of completing the campus phase by fall 2016 and the Kahl phase by fall 2017.

Board members asked several questions and discussed the project in more depth. Several expressed excitement for this addition to the development of downtown, as well as the significant benefits to students and to the colleges' operational efficiency. Director Engler asked that regular reports be provided to the Board during the exploration stage. Director Hollonbeck and President Gallagher, speaking on behalf of the Board task force that investigated the opportunity, noted the project is a win-win for the community and the college. Director Engler thanked the task force for their work.

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**Director Hollonbeck moved, seconded by Director D’Souza, to approve the Letter of Intent with Restoration St. Louis. Ayes: all. Nays: none. Motion carried.**

**President Gallagher invited everyone to attend the news conference about the project that was scheduled for 10 a.m. at the Kahl Educational Center the next morning. Chancellor Doucette thanked Restoration St. Louis for this new partnership, and Mr. Estep thanked the Board and Chancellor Doucette for entrusting this project to RSL.**

**President Gallagher adjourned the meeting at 8:37 p.m.**

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**Honey H. Bedell, Board Secretary**

**Approved:**

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**Board President**