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TO: Dr. Monty Sullivan
LCTCS President
THROUGH: Joseph F. Marin
Chief Operations Officer

FROM: Anthony Brown
Director of Operations

DATE: August 17, 2018

SUBJECT: Modification of the Ground Lease and Facilities Lease Agreements at
the Louisiana Delta Community College Monroe Campus

APPROVED

sk 9/12/18
LCTCS BOARD OF SUPERVISORS

FOR BOARD ACTION

Recommendation: Staff recommends that the Board authorize the President to negotiate
and execute all documents necessary to modify the Ground Lease and Facilities Lease
Agreements at the Louisiana Delta Community College Monroe Campus to allow the
construction of an addition to the Advanced Technology Building using Act 360 Funds.
The LCTCS Facilities Corporation and the Delta Facilities Corporation Boards must
approve these agreements.

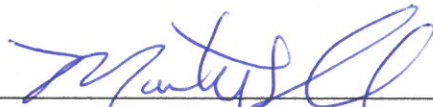
Background: During the November 2006 meeting of the LCTCS Board of Supervisors,
the Board approved the construction of the Monroe Campus of the Louisiana Delta
Community College through the Delta Facilities Corporation. With this approval, the
Board authorized the President, at that time, to enter into a Ground Lease and a Facilities
Lease Agreement to facilitate the construction of this campus. These agreements were
executed in November 2008 and the Louisiana Purchase Building and the Advanced
Technology Building were constructed by the Delta Facilities Corporation and occupied
by the college upon completion.

An expansion of the Louisiana Delta Community College, through the LCTCS Facilities
Corporation, is underway using funds from Act 360. Currently, the entire site,
approximately 70 acres, is leased to the Delta Facilities Corporation under the original
Ground Lease authorized by the LCTCS Board of Supervisors in 2006. A modification
or release of a certain portion of the property, approximately 7.5 acres, from the original
agreement with the Delta Facilities Corporation is necessary to allow a Ground Lease
and Facilities Lease with the LCTCS Facilities Corporation. This modification will allow
the LCTCS Facilities Corporation to construct an addition to the Advanced Technology
Building and additional parking for the anticipated growth in enrollment at the college.

Fiscal Impact: Funding for the construction of the expansion of this campus is provided
by funds from Act 360 bond sale proceeds.

History of Prior Actions: The LCTCS Board of Supervisors approved the original Ground Lease and Facilities Lease agreements during the November 2006 meeting.

Benefits to the System: The modification of these agreements will allow the construction of a new facility for the college.



Approved for Recommendation to the Board
Dr. Monty Sullivan, President

9-12-18

Date