



# INDIANA COMMISSION *for* HIGHER EDUCATION

## AGENDA

### Indiana Commission for Higher Education Meeting

**Thursday, November 09, 2023**

Call to Order – 9:00 A.M. ET

**Vincennes University Aviation Technology Center**

The Media Center  
2175 S. Hoffman Rd.  
Indianapolis, IN 46241

**Join on your computer or mobile app:**

[Join Microsoft Teams Meeting](#)

-or-

**Join on your phone (audio only):**

DIAL: +1 317-552-1674

PHONE ID: 127 134 506#

<b>I.</b>	<b>Call to Order</b>	
	<b>Roll Call and Determination of Quorum</b>	
	<b>Chair's Report</b>	
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*\*Requires Commission Action*



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	<b>New Business</b>	
<b>IX.</b>	<b>Adjournment</b>	

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The next meeting of the Commission will be on **January 11, 2024, in Indianapolis, Indiana.**



**State of Indiana  
Commission for Higher Education**

**Minutes of Meeting**

**Thursday, September 14, 2023**

**I. CALL TO ORDER**

The Commission for Higher Education met in regular session starting at 9:00 a.m. ET at Indiana University Southeast, 4475 Central Ave., Columbus, Indiana, 47203.

**ROLL CALL OF MEMBERS AND DETERMINATION OF A QUORUM**

*Members Present:* Mike Alley, Dennis Bland, Jud Fisher, Bill Hanna, Al Hubbard, Nancy Jordan, Chris LaMothe, Dr. Chad Lochmiller, Pepper Mulherin, Dan Peterson, Tom Saunders, and Gen. Erika Steuterman.

*Members Absent:* Anne Bowen

**CHAIR'S REPORT**

I would like to welcome to Dr. Chad Lochmiller to the Commission. Dr. Lochmiller is the new Faculty Commission member for the 2023-2025 term. Dr. Lochmiller serves as an Associate Professor and Chair of the Department of Education Leadership and Policy Studies from Indiana University. He brings a tremendous amount of experience and insight for education policy throughout K-12 and higher education.

I wanted to also add that Commission Member, Dennis Bland, now serves as our Chair of the Academic Affairs and Quality Committee. Thank you, Dennis.

I would like to make a quick note of a significant meeting regarding the presidents of our public institutions. In late November, the Governor will host a gathering at his residence for college and university leaders in Indianapolis. This is important because of the continuing effort to speak with one voice about why a post-secondary education matters. A previous meeting of this type helped with communication and strengthened the case for sustaining and increasing funding for education. The meeting will be another step in making the case for better educated students, a stronger economy, and a more enlightened state population.

On a broader topic, as we see the lag effect of the pandemic continue to unveil itself, one thing I have observed in East Central Indiana is the shrinking volunteer base within our communities. Besides a general lack of community support for several nonprofits, an absence of volunteers from local higher education institutions has been cited as a problem. An encouraging word from our colleges and universities might help turn this one part of the issue around.



This concludes my remarks for the day. I will now ask Dr. Debbie Ford, Chancellor of Indiana University Southeast to address the group today.

**Dr. Debbie Ford (Chancellor of Indiana University Southeast) addressed the Commission.**

Thank you, Chancellor Ford, and welcome to your new position. I will turn it over to Commissioner Lowery for his report.

**COMMISSIONER'S REPORT**

Commissioner Lowery thanked all Commission members and welcomed Chancellor Ford. He also thanked the entire Indiana University Southeast team for welcoming him and allowing him to visit with Students.

Commissioner Lowery reported on the following topics:

- CHE Reorganization
  - Commissioner Lowery reported the new Commission for Higher Education staff organization structure. Highlights include:
    - As part of the restructuring, CHE has selected the following to serve as the new Cabinet:
      - **Josh Garrison** serves as Senior Associate Commissioner and Chief of Staff. He also serves as second-in-command for the agency.
      - **Dr. Michelle Ashcraft** serves as the agency's Senior Associate Commissioner and Chief Program Officer.
      - **Seth Hinshaw** serves as the agency's Senior Associate Commissioner and Chief Financial Officer.
      - **Dr. Ken Sauer** continues to serve as the agency's Senior Associate Commissioner and Chief Academic Officer.
    - CHE Executive Staff include:
      - **Rajinder Heir** serves as Associate Commissioner for Business Enterprise Solutions & Chief Technology Officer.
      - **Allison Kuehr** serves as Associate Commissioner for Marketing and Communications.
      - **Madison Prillwitz** serves as Assistant Commissioner for Strategic Partnerships and Events.
      - **Dr. Stacy Townsley** serves as Associate Commissioner for Adult Strategy.
      - **Vacant** - Associate Commissioner for Business Intelligence.
  - Commissioner Lowery gave an overview of the organization chart of each full team's responsibilities.
- The Hope Agenda Goals – Leading Indiana to be Top 10 in the nation by 2030
  - Commissioner Lowery re-introduced the HOPE Agenda goals to the Commission (listed below):



1. Post-high school training and education going rates for youth and adults, across all demographics by leveraging tools such as the Frank O'Bannon Grant, 21st Century Scholars program, the Indiana College Core, FAFSA completions, the Workforce Ready Grant, our low tuition and fees and our continuous focus on high quality;
  2. Postsecondary attainment for veterans, individuals with disabilities and the justice-involved;
  3. Utilization of credit for prior learning to honor the work, training and education already achieved by adult learners;
  4. The rate at which Hoosiers successfully complete their chosen areas of study;
  5. Retaining talent once someone has graduated from a postsecondary training or education program;
  6. Measurable distinction in economic and social mobility and prosperity outcomes; and
  7. As the recognized state for growing or starting a business, based upon the strength of human capital.
- Statewide Tour
    - Throughout 2023-2024, Commissioner Lowery is set to travel to different regions across the State to share higher education news, meeting with:
      - Throughout 2023-2034, Commissioner Lowery will be traveling to different regions across the state to share higher education news, meeting with:
      - Local media – TV, newspaper, radio, high school and university student papers
      - High schools and higher education institutions
      - Business leaders
      - Community partners, foundations and non-profits
      - Legislators
    - These stops will align with Commission meetings as often as possible and will be 1-2 days each month. The meetings will be a combination of sharing positive CHE news and facts and hearing from local community leaders.

## II. CONSIDERATION OF THE MEETING MINUTES

**R-23-5.1 RESOLVED:** That the Commission for Higher Education hereby approves the Minutes of the July 2023 regular meeting. (Motion – Alley, second – Bland, unanimously approved)

## III. ACADEMIC AFFAIRS

### A. Resolution on Learning and Employment Records\*

Al Hubbard presented this item and offered a motion to approve.



**R-23-5.2 RESOLVED:** That the Commission for Higher Education hereby approves the The resolution on Learning and Employment Records. (Motion – Hubbard, second – Mulherin, unanimously approved)

**B. Academic Degree Programs for Expedited Action\***

**R-23-5.3 RESOLVED:** That the Commission for Higher Education hereby approves the Bachelor of Science in Computer Science to be offered by Indiana University Northwest in collaboration with Indiana University Purdue University Indianapolis, Indiana University Kokomo, Indiana University Southeast, and Indiana University South Bend, with the background information provided in this agenda item. (Motion – Saunders, second – Jordan, unanimously approved)

**R-23-5.4 RESOLVED:** That the Commission for Higher Education hereby approves the Master of Science in Education in Qualitative and Quantitative Research Methodology to be offered by Indiana University Bloomington, with the background information provided in this agenda item. (Motion – Steuterman, second – Mulherin, unanimously approved)

**IV. ADULT STRATEGY**

**A. Adult Strategy and Project Overview**

Dr. Stacy Townsley presented this item.

**B. Veterans’ Taskforce Working Group Recommendations**

Dr. Stacy Townsley co-presented this item with members of the Veterans’ Taskforce Working Group

**V. BUDGET ITEMS**

**A. Capital Projects for Full Discussion\***

Dr. Tom Morrison, Diann McKee, and Alecia Nafziger presented these items. Seth Hinshaw provided the staff recommendations.

**R-23-5.5 RESOLVED:** That the Commission for Higher Education hereby approves the Indiana University Purdue University Indianapolis Medical Education and Neurosciences Research Building Build Out. (Motion – LaMothe, second – Mulherin, unanimously approved)

**R-23-5.6 RESOLVED:** That the Commission for Higher Education hereby approves the Indiana State University Center for Technology, Engineering, and Design. (Motion – Jordan, second – Peterson, unanimously approved)

**R-23-5.7 RESOLVED:** That the Commission for Higher Education hereby approves the



Purdue University West Lafayette Hillenbrand Residence Hall South (Motion – Saunders, second – Hanna, unanimously approved)

**R-23-5.8 RESOLVED:** That the Commission for Higher Education hereby approves the Purdue University West Lafayette Nursing and Pharmacy Education Building. (Motion – Alley, second – Saunders, unanimously approved)

**R-23-5.9 RESOLVED:** That the Commission for Higher Education hereby approves the Purdue University West Lafayette Airport Terminal (Motion – Steuterman, second – Mulherin, unanimously approved)

**B. Capital Projects for Expedited Action\***

**R-23-5.10 RESOLVED:** That the Commission for Higher Education hereby approves all eight Capital Projects for Expedited Action. (Motion – LaMothe, second – Alley, unanimously approved)

**VI. CAREER AND TECHNICAL EDUCATION (CTE)**

**A. 2023 State Strategic Plan\***

Tony Harl presented this item.

**R-23-5.11 RESOLVED:** That the Commission for Higher Education hereby approves the 2023 State Strategic Plan. (Motion – Jordan, second – Bland, unanimously approved)

**VII. PROGRAMS**

**A. Indiana Pre-Admissions and Indiana College Core Expansion**

Dr. Michelle Ashcraft presented this item.

**B. My College Core Website and Planning Tool**

Jessica Barrett and Jillian Scholten presented this item.

**VIII. MARKETING AND COMMUNICATIONS**

**A. Learn More Indiana and Indiana State Fair Update**

Allison Kuehr, Doug Lintner, and Arlen Taliaferro presented this item.

**IX. LEGISLATION AND POLICY**

**A. 2023 Legislative Implementation Update**

Josh Garrison presented this item.



**X. INFORMATION ITEMS**

- A. Academic Degree Programs Awaiting Action
- B. Academic Degree Program Actions Taken by Staff
- C. Media Coverage

**XI. OLD BUSINESS  
NEW BUSINESS**

There was none.

**XII. ADJOURNMENT**

The meeting was adjourned at 2:45 P.M. ET

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Jud Fisher, Chair

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Anne Bowen, Secretary



## COMMISSION FOR HIGHER EDUCATION

Thursday, November 9, 2023

### ACADEMIC AFFAIRS ITEM A:

#### Progress Report on Indiana e-Transcript Program

#### Staff Recommendation

None.

#### Background

The Indiana e-Transcript Program, by statute administered by the Commission for Higher Education, traces its roots back to a Commission initiative begun in 2005. Initially, the e-Transcript Program focused on sending high school transcripts electronically to colleges and universities in Indiana and other states. Today, the Program also embraces sending and receiving college transcripts.

At its February 2022 meeting, the Commission passed a resolution calling for all college transcripts within the public sector to be exchanged as data files utilizing the Indiana e-Transcript Program (see attachment). At the March 2023 meeting, Commission staff presented results from an initial survey on progress implementing the resolution. At that time, the Commission asked for another update later this year. To this end, Commission staff re-surveyed all institutions on the status of plans and current practices for sending and consuming transcripts as data files, the results of which will be presented at the Commission meeting.

The benefits of exchanging all high school and college transcripts as data files are many, including cost savings to students; more timely consideration in the admissions process and in transferring credit; administrative efficiencies for institutions; and a richer data base for conducting institutional research on student persistence and completion. Universal e-transcript exchange as data has the potential to enhance the Commission's ability to administer state financial aid programs and to conduct state-level research.

#### Supporting Documents

Resolution on the Indiana e-Transcript Program, February 10, 2022.





## INDIANA COMMISSION <sup>for</sup> HIGHER EDUCATION

### Resolution on the Indiana e-Transcript Program

February 10, 2022

**WHEREAS**, the Indiana e-Transcript Program has been highly successful over the past seventeen years in sending transcripts from virtually all high schools within the state to Indiana colleges, universities, scholarship programs, the NCAA, and other entities, as well as those throughout the nation; and

**WHEREAS**, well over two million high school transcripts have been sent through the Indiana e-Transcript Program since it was created by the Commission in 2005, with the current annual volume approaching 200,000; and

**WHEREAS**, by action of the General Assembly in 2013, the Indiana e-Transcript Program became a statutory initiative administered by the Commission for Higher Education in collaboration with the Indiana Department of Education and the postsecondary institutions; and

**WHEREAS**, the Indiana e-Transcript Program facilitates the admissions process by making it easy for high school students to request and receive confirmation that their transcripts were sent to and downloaded by the colleges; and

**WHEREAS**, state appropriations to the Commission allow the Indiana e-Transcript Program to be run without any cost to students or high schools; and

**WHEREAS**, approximately 75 percent of the high school transcripts are sent as data files consistent with national technical standards, which can streamline the admissions process; and

**WHEREAS**, the institutions and the Commission have reached consensus on a common college transcript consistent with national technical standards, and Ivy Tech is using those standards to send all transcripts as data files; and

**WHEREAS**, dual credit and college students could greatly benefit from extending the Indiana e-Transcript Programs to facilitate the exchange of all transcripts as data among all Indiana public institutions;

**NOW THEREFORE BE IT RESOLVED** that the Commission calls upon Indiana public institutions, working with the Commission and utilizing the Indiana e-Transcript Program, to move toward exchanging all transcripts as data files consistent with national technical standards.



## COMMISSION FOR HIGHER EDUCATION

Thursday, November 9, 2023

### ACADEMIC AFFAIRS ITEM B:

#### **Proposal to Rockefeller Philanthropy Advisors on a Demonstration Grant on Learning and Employment Records**

#### **Background**

At its September 14, 2023 meeting, the Commission for Higher Education approved a *Resolution on Learning and Employment Records, Digital Credentials, and Digital Wallets as Ways To Promote Skills-Based Hiring* (see attached). The Resolution called for the Commission to submit a proposal to Rockefeller Philanthropy Advisors for a Learning and Employment Record (LER) demonstration grant. Awards up to \$1.5 million each will be made to as many as eight organizations, with the grant period lasting from January 2024 to July 2025. The Commission will receive an update on the proposal that was submitted and next steps, should the Commission receive a grant.

#### **Supporting Documents**

*Resolution on Learning and Employment Records, Digital Credentials, and Digital Wallets as Ways to Promote Skills-Based Hiring.*



## **Resolution on Learning and Employment Records, Digital Credentials, and Digital Wallets as Ways To Promote Skills-Based Hiring**

September 14, 2023

**WHEREAS**, Indiana has built and is continuing to refine a digital credentialing infrastructure through statewide and statutory initiatives such as the Indiana e-Transcript Program, which embraces both high school and college transcripts; and

**WHEREAS**, Indiana embraces transparency about the knowledge, skills, and abilities that those who complete certificate and degree programs are expected to master and has made this information available through the Indiana Credential Registry; and

**WHEREAS**, Indiana colleges and universities, most notably Ivy Tech Community College, have already issued many tens of thousands of digital credentials; and

**WHEREAS**, Indiana already has a working prototype of a digital wallet in the form of the Indiana Achievement Wallet; and

**WHEREAS**, Governor Holcomb co-chaired the working group that published the 2019 *White Paper on Interoperable Learning Records* as part of the Governor's membership on the federal American Workforce Policy Advisory Board; and

**WHEREAS**, the Commission for Higher Education's 2020 strategic plan, *Reaching Higher in a State of Change*, called for the development of "a digital, easily-sharable student-owned record, like a passport, that collects information about the skills and knowledge learners earn over the course of their education and careers;" and

**WHEREAS**, Indiana has demonstrated its commitment to developing learning and employment records through successfully applying for and receiving in 2022-23 a grant on this topic from the National Governors Association; and

**WHEREAS**, the Commission for Higher Education is working with employers, the Indiana Chamber of Commerce, and the Society of Human Resource Management's Indiana chapter to ensure that digital credentials and digital wallets are designed to facilitate skills-based hiring practices;

**NOW THEREFORE BE IT RESOLVED**, that the Commission for Higher Education:  
Should submit a proposal for a Rockefeller Philanthropy Advisors LER demonstration grant; and  
Should work with sister state agencies, the business community, education providers at all levels, community groups, and thought leaders to develop a strategic plan for promoting, implementing, and sustaining a statewide infrastructure of learning and employment records, digital credentials, and digital wallets to promote skills-based hiring.



## COMMISSION FOR HIGHER EDUCATION

Thursday, November 9th, 2023

### ACADEMIC AFFAIRS ITEM C:

#### Academic Degree Program for Expedited Action

##### Staff Recommendation

That the Commission for Higher Education approve the following degree program, in accordance with the background information provided in this agenda item:

- Master of Science in Actuarial Science to be offered by Indiana University East, Indiana University Northwest, Indiana University Purdue University Indianapolis (IU) and Indiana University South Bend

##### Background

The Academic Affairs and Quality Committee discussed this program at its October 23<sup>rd</sup>, 2023, meeting and concluded that the proposed program could be placed on the November 9<sup>th</sup>, 2023, agenda for action by the Commission as an expedited action item.

##### Supporting Document

Academic Degree Program on Which Staff Propose Expedited Action October 23<sup>rd</sup>, 2023



**Academic Degree Program on Which Staff Propose Expedited Action**

October 23<sup>rd</sup>, 2023

**CHE 23-10      Master of Science in Actuarial Science to be offered by Indiana University East, Indiana University Northwest, Indiana University Purdue University Indianapolis, and Indiana University South Bend**

Proposal received on September 19, 2023

CIP Code: 52.1304

Four Campus Aggregate (IUPUI, IUE, IUN, IUSB)

Fourth Year Projected Enrollment: Headcount – 56, FTE – 44

Fourth Year Projected Degrees Conferred: 24

Indiana University Northwest

Fifth Year Projected Enrollment: Headcount – 14, FTE – 11

Fifth Year Projected Degrees Conferred: 6

Indiana University Purdue University Indianapolis

Fifth Year Projected Enrollment: Headcount – 14, FTE – 11

Fifth Year Projected Degrees Conferred: 6

Indiana University East

Fifth Year Projected Enrollment: Headcount – 14, FTE – 11

Fifth Year Projected Degrees Conferred: 6

Indiana University South Bend

Fifth Year Projected Enrollment: Headcount – 14, FTE – 11

Fifth Year Projected Degrees Conferred: 6

The proposed Master of Science in Actuarial Science will be offered entirely online using asynchronous instruction through a collaborative effort involving IU East (School of Natural Sciences and Mathematics), IU Northwest (College of Arts and Science), IUPUI (School of Science), and IU South Bend (College of Liberal Arts and Sciences). IUPUI, IU East, IU Northwest and IU South Bend have existing B.S. in Actuarial Science degree programs.

The Indiana University M.S. in Actuarial Science will be the second Indiana Master of Science in Actuarial Science in the public sector (the other master's is at Ball State University, which has graduated an average of seven students annually over the last three years). All four of the participating campuses were approved by the Commission for Higher Education to offer a collaborative B.S. in Actuarial Science in September 2022.



Two campuses, South Bend and Northwest, have had on-campus programs for two and three decades, respectively.

The M.S. in Actuarial Science requires 30 semester hours to complete and will be offered as both an accelerated program and as a standalone degree. Students in the accelerated program will be allowed to take as many as 12 student credit hours in the IU B.S. in Actuarial Science for graduate credit, leaving just 18 hours remaining to complete the master's degree. Students with non-Actuarial Science baccalaureate degree – in fields such as Statistics, Mathematics, Finance/Accounting, and Computer Science – may also be admitted into the program, although students with these degrees may be required to take prerequisite courses in addition to the required 30 semester hours to complete the degree.

At present, the Purdue University West Lafayette B.S. in Actuarial Science is the only public or independent program in Indiana that is recognized as a Center of Actuarial Excellence (CAE) by the Society of Actuaries (SOA), a status that is achieved by meeting four A-Level Criteria (related to the degree, curriculum, number of graduates, and faculty composition) and four B-Level Criteria (related to graduate quality, appropriate academic integration, connection to industry, and research/scholarship). The proposed program intends to meet the CAE A-Level Criteria, which is a prerequisite for meeting the CAE B-Level Criteria.

The proposed M.S. in Actuarial Science will prepare students to successfully pass several advanced professional examinations:

- Exam IFM – Investment and Financial Markets (SOA) or
- Exam 3F – Financial Economics (Casualty Actuarial Society)
- Exam LTAM – Long-term Actuarial Mathematics (SOA)
- Exam SRM – Statistics for Risk Modeling (SOA)







## COMMISSION FOR HIGHER EDUCATION

Thursday November 9, 2023

### BUDGET ITEM A:

### Purdue University West Lafayette – Fuse Lease Agreement

#### Staff Recommendation

That the Commission for Higher Education recommends approval to the State Budget Agency and the State Budget Committee of the following projects:

- Purdue University West Lafayette Fuse Lease

#### Background

By statute, the Commission for Higher Education must review all projects to construct buildings or facilities costing more than two million dollars (\$2,000,000), regardless of the source of funding. Each repair and rehabilitation project must be reviewed by the Commission for Higher Education and approved by the Governor, on recommendation of the Budget Agency, if the cost of the project exceeds two million dollars (\$2,000,000) and if any part of the cost of the project is paid by state appropriated funds or by mandatory student fees assessed all students. Such review is required if no part of the project is paid by state appropriated funds or by mandatory student fees and the project cost exceeds two million dollars (\$2,000,000). A project that has been approved or authorized by the General Assembly is subject to review by the Commission for Higher Education. The Commission for Higher Education shall review a project approved or authorized by the General Assembly for which a state appropriation will be used. All other non-state funded projects must be reviewed within ninety (90) days after the project is submitted to the Commission.

#### Supporting Document

PU Lease of Fuse in West Lafayette



**Purdue University West Lafayette - Fuse Lease Agreement**

Thursday, November 9, 2023

**B-1-24-5-14      Purdue University – Fuse West Lafayette Lease**

The Purdue University Board of Trustees requests proposes to lease a portion of the Fuse West Lafayette building, a facility adjacent to campus at 720 Northwestern Avenue, owned by Madison Loft LLC. Purdue University's lease commitment will include 55 apartments that provide 173 beds for student housing and 2 beds for residential assistants for a total of 175 beds in Fuse. This is a renewal from 2023-2024 that consolidates multiple previous leases at Fuse into a single lease at a rate increase of 8% in each year of the lease.

**Funding:** The cost of this lease is \$4,585,746 and will be funded by Housing and Dining auxiliary funds.

**Additional Staff Notes:** Staff recommends approval of the project.





Office of the Chief Financial Officer and Treasurer

October 12, 2023

The Honorable Eric J. Holcomb  
Governor of the State of Indiana  
Statehouse  
Indianapolis, IN 46204

Dear Governor Holcomb:

At its meeting on October 6, 2023, the Purdue University Board of Trustees approved a lease for a portion of *Fuse West Lafayette*, which is located adjacent to campus.

For the 2024-25 and 2025-26 academic years, the university will lease 55 apartments from Madison Loft LLC that include 173 beds for student housing and 2 beds for residential assistants, for a total of 175 beds in Fuse. The total lease commitment for the two academic years is \$4,585,746.

This lease is a renewal that consolidates multiple previous leases at Fuse into a single lease. It will help provide consistent student housing capacity for the 2024-25 and 2025-26 academic years on the West Lafayette campus.

Subject to review by the Commission for Higher Education and recommendation by the State Budget Committee and the Budget Agency, we request your approval to proceed with this project. We will be happy to answer any questions you or your staff may have or to provide any additional information that is needed.

Sincerely,

A handwritten signature in black ink, appearing to be 'CR', written over a horizontal line.

Christopher A. Ruhl  
Chief Financial Officer and Treasurer

Attachments

c: Seth Hinshaw, Chief Financial Officer, Indiana Commission for Higher Education  
Zachary Jackson, Director, Indiana State Budget Agency  
Cody Wilson, Division Director, Indiana State Budget Agency  
Kathleen Thomason, Comptroller, Purdue University  
Anne Hazlett, Senior Director, Government Relations, Purdue University



## **LEASE TERM SHEET**

### **Fuse West Lafayette**

#### **Purdue University - West Lafayette Campus**

#### **Budget Agency Project Number: B-1-24-5-14**

#### **Project Summary and Description:**

Purdue University proposes to lease a portion of the *Fuse West Lafayette* building, a facility adjacent to campus at 720 Northwestern Avenue, owned by Madison Loft LLC. Purdue University's lease commitment will include 55 apartments that provide 173 beds for student housing and 2 beds for residential assistants for a total of 175 beds in Fuse.

This lease is a renewal from 2023-2024 that consolidates multiple previous leases at Fuse into a single lease, and it will help provide consistent student housing capacity for the 2024-2025 and 2025-2026 academic years on the West Lafayette campus.

**Lease Parties:** Madison Loft LLC (the "Landlord")  
Purdue University (the "Master Tenant")

**Lease Term:** 24 months (August 1, 2024 to July 31, 2026)

**Total Lease Commitment:** \$4,585,746 (Year 1: \$2,204,686; Year 2: \$2,381,060)

**Funding Sources of the Project:** Auxiliary Funds—Housing/Dining



## COMMISSION FOR HIGHER EDUCATION

Thursday, November 9, 2023

### BUDGET ITEM B:

### Capital Projects for Expedited Action

#### Staff Recommendation

That the Commission for Higher Education recommends approval to the State Budget Agency and the State Budget Committee of the following projects:

- Purdue University– Chi Omega Land Purchase and Ground Lease
- Purdue University– Wesley Foundation Land Purchase and Transfer
- Vincennes University – Red Skelton Museum Addition

#### Background

Staff recommends approval to the State Budget Agency and the State Budget Committee of the following capital projects in accordance with the expedited action category originated by the Commission for Higher Education in May 2006. Institutional staff will be available to answer questions about these projects, but the staff does not envision formal presentations.

#### Supporting Document

Background Information on Capital Projects for Expedited Action, Thursday, November 9, 2023.



## **Capital Projects for Expedited Action**

Thursday, November 9, 2023

### **B-1-24-3-12     Purdue University – Chi Omega Land Purchase and Ground Lease**

The Purdue University Board of Trustees requests authorization to proceed with the purchase of 0.61 acres of land at 402 Waldron Street, West Lafayette, from and the lease of 0.61 acres to Chi Omega of Purdue University, Inc. d/b/a Chi Omega Sorority. The land purchase includes a 25,000 GSF residential structure and parking lot and will be leased to Chi Omega Sorority during the construction of a new residence. The total cost of this project is \$4,000,000 and will be paid for from operating funds. Additionally, Chi Omega has agreed to pay approximately \$165,000 per year to Purdue University for the duration of the forty-year lease agreement.

### **B-1-24-3-13     Purdue University – Wesley Foundation Land Purchase and Transfer**

The Purdue University Board of Trustees requests authorization to proceed with the purchase of 0.44 acres of land at 435 Mitch Daniels Boulevard, West Lafayette, from and the transfer of 0.32 acres of land at 122 Waldron Street, West Lafayette to the Wesley Foundation of Purdue University. The land purchase facilitates the growth of the reimaged Mitchell E. Daniles, Jr. School of Business by acquiring land adjacent to other facilities supporting business programs. The total cost of this project is \$7,500,000 and will be paid for from gift funds.

### **E-1-24-2-01     Red Skelton Museum Addition**

The Vincennes University Board of Trustees requests authorization to proceed with the build out of approximately 7,200 square feet within the Red Skelton Performing Arts Center. This project includes a high-end art gallery, requiring specialized lighted, customized HVAC and custom display areas. In addition, the space will offer a flexible event space, outdoor garden plaza, kitchen, and restroom space. The space will be utilized for community events, workshops, and meetings. The total cost of the project is \$4,643,000 and will be paid for from gift funds.





Office of the Chief Financial Officer and Treasurer

October 12, 2023

The Honorable Eric J. Holcomb  
Governor of the State of Indiana  
Statehouse  
Indianapolis, IN 46204

Dear Governor Holcomb:

At its meeting on October 6, 2023, the Purdue University Board of Trustees approved the purchase of 0.61 acres of land at 402 Waldron Street, West Lafayette, from and the lease of 0.61 acres to Chi Omega of Purdue University, Inc. d/b/a Chi Omega Sorority.

The land purchase includes an approximately 25,000 GSF residential sorority structure and parking lot and will be leased back to Chi Omega Sorority while they construct a new residence. The purchase price of 402 Waldron Street, West Lafayette, is \$4,000,000 and will be funded by Operating Funds – Reserves. The purchase price is the average of two appraisals and approximately equal to market value.

The 40-year lease for four properties, one block north of its existing property, will provide land for Chi Omega Sorority to build a new facility, relocate its operations and maintain a long-term presence on campus.

Subject to review by the Commission for Higher Education and recommendation by the State Budget Committee and the Budget Agency, we request your approval to proceed with this project. Attached are the completed forms that the Commission has prescribed for its review of such projects. We will be happy to answer any questions you or your staff may have or to provide any additional information that is needed.

Sincerely,

A handwritten signature in black ink, appearing to be 'CR', written over a horizontal line.

Christopher A. Ruhl  
Chief Financial Officer and Treasurer

Attachments

c: Seth Hinshaw, Chief Financial Officer, Indiana Commission for Higher Education  
Zachary Jackson, Director, Indiana State Budget Agency  
Cody Wilson, Division Director, Indiana State Budget Agency  
Kathleen Thomason, Comptroller, Purdue University  
Anne Hazlett, Senior Director, Government Relations, Purdue University



## PROJECT COST SUMMARY

Purchase Land from and Execute Ground Lease to Chi Omega of Purdue University, Inc. d/b/a Chi Omega Sorority

<b>Institution:</b>	Purdue University	<b>Budget Agency Project No.:</b>	B-1-24-3-12
<b>Campus:</b>	West Lafayette	<b>Institutional Priority:</b>	N/A
<b>Previously approved by General Assembly:</b>	No	<b>Previously recommended by CHE:</b>	No
<b>Part of the Institution's Long-term Capital Plan:</b>	Yes		

<b>Project Size:</b>	25,068 GSF (1)	17,000 ASF (2)	0.68 ASF/GSF
<b>Net change in overall campus space:</b>	0 GSF	0 ASF	

<b>Total cost of the project (3):</b>	\$ 4,000,000	<b>Cost per ASF/GSF:</b>	\$ 159.57 GSF
<b>Total cost of the demolition:</b>	\$ -		\$ 235.29 ASF

<b>Funding Source(s) for project (4):</b>	Amount	Type
	\$ 4,000,000	Operating Funds - Reserves

<b>Estimated annual debt payment (6):</b>	\$0
<b>Are all funds for the project secured:</b>	Yes

**Project Funding:**  
 The purchase is being fully funded by Operating Funds - Reserves, and all funds are secured.

**Project Cost Justification**  
 The purchase value is approximately the same as the appraised value. There are no changes to campus space because this building will be immediately demolished and not added to inventory.

<b>Estimated annual change in cost of building operations based on the project:</b>	\$ -
<b>Estimated annual repair and rehabilitation investment (5):</b>	\$ -

(1) Gross Square Feet (GSF)- Sum of all area within the exterior envelope of the structure.

(2) Assignable Square Feet (ASF)- Amount of space that can be used by people or programs within the interior walls of a structure. Assignable square feet is the sum of the 10 major assignable space use categories: classrooms, laboratories, offices, study facilities, special use facilities, general use facilities, support facilities, health care facilities, residential facilities and unclassified facilities. For information on assignable space use categories, see Space-Room Codes tab.

(3) Projects should include all costs associated with the project (structure, A&E, infrastructure, consulting, FF&E, etc.)

(4) Be consistent in the naming of funds to be used for projects. If bonding, note Bonding Authority Year (1965, 1929, 1927, etc.)

(5) Estimate the amount of funding the institution would need to set aside annually to address R&R needs for the project. CHE suggests 1.5% of total construction cost

(6) If issuing debt, determine annual payment based on 20 years at 4.75% interest rate

- If project is a lease-purchase or lease, adjust accordingly. Note the total cost of the lease in the project cost, and annual payments in project description



## PROJECT DETAILED DESCRIPTION - ADDITIONAL INFORMATION

Purchase Land from and Execute Ground Lease to Chi Omega of Purdue University, Inc. d/b/a Chi Omega Sorority

<b>Institution:</b>	Purdue University	<b>Budget Agency Project No.:</b>	B-1-24-3-12
<b>Campus:</b>	West Lafayette	<b>Institutional Priority:</b>	N/A

### Description of Project

The proposed acquisition of 0.61 acres at 402 Waldron Street, West Lafayette, from Chi Omega of Purdue University, Inc. d/b/a Chi Omega Sorority includes a residential sorority constructed in 1920 and a 30-space surface parking lot. The sorority has owned and operated this location since that time.

Additionally, land located at 509, 519 and 523 Waldron Street and 1005 6th Street, West Lafayette, will be ground leased at market rate to Chi Omega Sorority for a period of 40 years, where they intend to build a new sorority house. This land is located just one block north of their current property, which will be leased back to Chi Omega Sorority during the construction of their new facility.

### Need and Purpose of the Program

This acquisition and ground lease will achieve the following:

- o Long term, this transaction maintains one of the longest-tenured sororities at a near campus location, creates vibrancy and positive student life impacts in the north Waldron neighborhood, allows the university to own a property at an important strategic location, and aligns with the 2018 Giant Leaps campus master plan, which identifies this location as a potential site for future campus development.
- o Near term, student housing will remain intact for sorority members until the new residential location is constructed.

### Space Utilization

The 2018 Giant Leaps Master Plan shows that the future use of the land being acquired is designated as a location for future student housing to be built adjacent to campus. The building being acquired will be demolished in time, and no GSF will be added to the campus with this transaction.

The acreage being ground leased to Chi Omega Sorority is presently vacant. This lot previously contained single family homes that were torn down and replaced with a gravel parking lot and turned into a developable, build-ready site in 2018. The 2018 Giant Leaps Master Plan shows the highest and best use for the leased acreage is for development of fraternity, sorority and cooperative housing.

### Comparable Projects

The land purchase is comparable to University Church Purchase, 320 North Street, West Lafayette, 2019

Type: Purchase of 0.86 acres of land and building

Cost: \$2,900,000

Size: 32,000 GSF

The proposed property includes less acreage and building square footage than the comparable purchase. No land was exchanged as part of the University Church acquisition. University Church remains standing and is used for university classroom space, while the proposed building will be demolished and is expected to be replaced with student housing in the future.

The lease transaction is comparable to airport lease to Purdue Aviation, LLC, 2023

Type: 40 year lease

Improvements: Purdue Aviation is to provide a minimum \$3.5M in improvements by 2030

Chi Omega Sorority will pay approximately \$165,000 per year with market rate increases for the ground leased land. Chi Omega Sorority will use the land to develop a new sorority house and other improvements valued at >\$7.0M, providing housing to approximately 60 students.

### Background Materials



**CAPITAL PROJECT REQUEST FORM**  
**INDIANA PUBLIC POSTSECONDARY EDUCATION**  
**INSTITUTION CAMPUS SPACE DETAILS FOR Purchase Land from and Execute Ground Lease to Chi Omega of Purdue University, Inc. d/b/a Chi Omega Sorority**

(INSERT PROJECT TITLE AND SBA No.)	Current Campus Totals			Subtotal Current and Future Space	Capital Request		Net Future Space
	Current Space in Use	Space Under Construction (1)	Space Planned and Funded (1)		Space to be Terminated (1)	New Space in Capital Request (2)	
<b>A. OVERALL SPACE IN ASF</b>							
Classroom (110 & 115)	335,609	(2,532)	15,769	348,847	-	-	348,847
Class Lab (210,215,220,225,230,235)	769,774	(16,463)	7,797	761,107	-	-	761,107
Non-class Lab (250 & 255)	1,725,787	25,281	24,619	1,775,687	-	-	1,775,687
Office Facilities (300)	2,335,422	(46,473)	(20,099)	2,268,850	-	-	2,268,850
Study Facilities (400)	420,334	55,895	69,202	545,432	-	-	545,432
Special Use Facilities (500)	1,206,845	12,399	22,023	1,241,266	-	-	1,241,266
General Use Facilities (600)	976,394	(27,128)	(7,734)	941,533	-	-	941,533
Support Facilities (700)	2,891,697	(876)	(9,435)	2,881,385	-	-	2,881,385
Health Care Facilities (800)	220,231	-	(1,900)	218,331	-	-	218,331
Resident Facilities (900)	2,424,391	-	111,146	2,535,537	-	-	2,535,537
Unclassified (000)	136,754	-	-	136,754	-	-	136,754
<b>B. OTHER FACILITIES</b> (Please list major categories)							
<b>TOTAL SPACE</b>	<b>13,443,238</b>	<b>103</b>	<b>211,388</b>	<b>13,654,728</b>	<b>-</b>	<b>-</b>	<b>13,654,728</b>

**Notes:**

- Space/Room codes based on Postsecondary Ed Facilities Inventory and Classification Manual (2006)

(1) Identify in a footnote the specific facilities that are included in the data in these columns. Do not include pending approval, non-submitted projects or non-funded projects

**Space under construction includes:**

- Schleman/Stewart Renovation
- Whistler Mechanical Project
- Ross-Ade Stadium Renovation
- Zucrow High Speed Propulsion Lab
- Mackey Locker Rooms Renovation
- Brown Family Hall Renovation
- Libraries Study Space Renovation
- University Hall and Related Renovations
- Life Sciences Phenotyping Greenhouse Building

**Space planned and funded includes:**

- Nursing and Pharmacy Education Building
- Northwest Chiller Plant System Improvements
- Vawter Hall Electrical Enhancements and Replacement
- PMU 2nd Floor Hospitality Renovation
- Mechanical Engineering Building Renovation
- Birk Nanotechnology Center Clean Room Modernization and Related Renovations
- Chilled Water Capacity Enhancement Projects
- Runway 5-23 and Intermediate Connector Taxiway
- Purdue Airport Terminal
- Grant Street Parking Garage Repairs
- Hillenbrand Residence Hall South
- Shealy Hall Roof Replacement
- Shreve Hall Electrical Enhancements and Replacement
- University and Schleman Halls Strategic Transformer Replacement
- Wetherill Lab Drain and Supply Line Replacement Phase I
- Wesley Foundation Property Purchase & Sale



## CAPITAL PROJECT COST DETAILS

Purchase Land from and Execute Ground Lease to Chi Omega of Purdue University, Inc. d/b/a Chi Omega Sorority

<b>Institution:</b>	Purdue University	<b>Budget Agency Project No.:</b>	B-1-24-3-12
<b>Campus:</b>	West Lafayette	<b>Institutional Priority:</b>	N/A

### ANTICIPATED CONSTRUCTION SCHEDULE

	<u>Month</u>	<u>Year</u>
Bid Date	N/A	N/A
Start Construction	N/A	N/A
Occupancy (End Date)	N/A	N/A

### ESTIMATED CONSTRUCTION COST FOR PROJECT

	<u>Cost Basis</u> (1)	<u>Estimated Escalation</u> Factors (2)	<u>Project Cost</u>
<b><u>Planning Costs</u></b>			
a. Engineering			N/A
b. Architectural			N/A
c. Consulting			N/A
<b><u>Construction</u></b>			
a. Structure			N/A
b. Mechanical (HVAC, plumbing, etc.)			N/A
c. Electrical			N/A
<b><u>Movable Equipment</u></b>			N/A
<b><u>Fixed Equipment</u></b>			N/A
<b><u>Site Development/Land Acquisition</u></b>			N/A
<b><u>Other (Please list)</u></b>			N/A
<b>TOTAL ESTIMATED PROJECT COST</b>	\$ -	\$ -	N/A

(1) Cost Basis is based on current cost prevailing as of: (INSERT MONTH AND YEAR)

(2) Explain in the Description of Project Section of the "Cap Proj Details" schedule the reasoning for estimated escalation factors



# CAPITAL PROJECT OPERATING COST DETAILS

Purchase Land from and Execute Ground Lease to Chi Omega of Purdue University, Inc. d/b/a Chi Omega Sorority

<b>Institution:</b>	Purdue University	<b>Budget Agency Project No.:</b>	B-1-24-3-12
<b>Campus:</b>	West Lafayette	<b>Institutional Priority:</b>	N/A

ANNUAL OPERATING COST/SAVINGS (1)		GSF OF AREA AFFECTED BY PROJECT			
	Cost per GSF	Total Operating Cost	Personal Services	Supplies and Expenses	
1. Operations	#DIV/0!	\$ -	\$ -	\$ -	-
2. Maintenance	#DIV/0!	\$ -	\$ -	\$ -	-
3. Fuel	#DIV/0!	\$ -	\$ -	\$ -	-
4. Utilities	#DIV/0!	\$ -	\$ -	\$ -	-
5. Other	#DIV/0!	\$ -	\$ -	\$ -	-
<b>TOTAL ESTIMATED OPERATIONAL COST/SAVINGS</b>	<b>#DIV/0!</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>-</b>

**Description of any unusual factors affecting operating and maintenance costs/savings.**

The building will be short term leased back to the sorority, and all costs associated with the building will be covered by the sorority. The university will not have operating costs associated with the building.

(1) Based on figures from "Individual Cap Proj Desc" schedule





Office of the Chief Financial Officer and Treasurer

October 12, 2023

The Honorable Eric J. Holcomb  
Governor of the State of Indiana  
Statehouse  
Indianapolis, IN 46204

Dear Governor Holcomb:

At its meeting on October 6, 2023, the Purdue University Board of Trustees approved the purchase of 0.44 acres of land at 435 Mitch Daniels Boulevard, West Lafayette, from and the transfer of 0.32 acres of land at 122 Waldron Street, West Lafayette, to the Wesley Foundation of Purdue University.

The land purchase facilitates the growth of the reimagined Mitchell E. Daniels, Jr. School of Business by acquiring an important strategic location adjacent to other facilities supporting business programs. The acquired 15,000 GSF building, as well as, the university's 31,400 GSF Krannert Center for Executive Education and Research facility will be demolished to provide space for a planned, new building to serve the needs of the growing school and West Lafayette campus. The new business school building study is near completion, and the forthcoming overall project is subject to subsequent review and necessary approvals.

The land transfer and cash payment of \$7,500,000, funded by Gift Funds, was determined using a combination of a land appraisal value and the new Wesley Foundation facility construction cost included in a recent building feasibility study. The land being transferred is not needed for future university development and will allow for the relocation of the Wesley Foundation's operations. The attached resolution is provided for your information pursuant to I.C 21-36-3-5.

Subject to review by the Commission for Higher Education and recommendation by the State Budget Committee and the Budget Agency, we request your approval to proceed with this project. Attached are the completed forms that the Commission has prescribed for its review of such projects. We will be happy to answer any questions you or your staff may have or to provide any additional information that is needed.

Sincerely,

A handwritten signature in black ink, appearing to be 'CR', written over a horizontal line.

Christopher A. Ruhl  
Chief Financial Officer and Treasurer

Attachments

c: Seth Hinshaw, Chief Financial Officer, Indiana Commission for Higher Education  
Zachary Jackson, Director, Indiana State Budget Agency  
Cody Wilson, Division Director, Indiana State Budget Agency  
Kathleen Thomason, Comptroller, Purdue University  
Anne Hazlett, Senior Director, Government Relations, Purdue University



**PROJECT COST SUMMARY**  
Purchase and Sell Land to Wesley Foundation of Purdue University

<b>Institution:</b> <span style="border: 1px solid black; padding: 2px;">Purdue University</span> <b>Campus:</b> <span style="border: 1px solid black; padding: 2px;">West Lafayette</span> <b>Previously approved by General Assembly:</b> <span style="border: 1px solid black; padding: 2px;">No</span> <b>Part of the Institution's Long-term Capital Plan:</b> <span style="border: 1px solid black; padding: 2px;">Yes</span>	<b>Budget Agency Project No.:</b> <span style="border: 1px solid black; padding: 2px;">B-1-24-3-13</span> <b>Institutional Priority:</b> <span style="border: 1px solid black; padding: 2px;">N/A</span> <b>Previously recommended by CHE:</b> <span style="border: 1px solid black; padding: 2px;">No</span>
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**Project Size:** 15,000 GSF (1) 10,000 ASF (2) 0.67 ASF/GSF

**Net change in overall campus space:** 0 GSF 0 ASF

<b>Total cost of the project (3):</b>	<span style="border: 1px solid black; padding: 2px;">\$ 7,500,000</span>	<b>Cost per ASF/GSF:</b>	<span style="border: 1px solid black; padding: 2px;">\$ 500.00</span> GSF
<b>Total cost of the demolition:</b>	<span style="border: 1px solid black; padding: 2px;">\$ -</span>		<span style="border: 1px solid black; padding: 2px;">\$ 750.00</span> ASF

<b>Funding Source(s) for project (4):</b>	Amount	Type
	\$ 7,500,000	Gift Funds

**Estimated annual debt payment (6):** \$0

**Are all funds for the project secured:** Yes

**Project Funding:**

The purchase is being fully funded by Gift Funds, and all funds are secured. Purdue University will also exchange a property as part of the acquisition cost.

**Project Cost Justification**

The purchase price was determined using a combination of a land appraisal value and Wesley's new facility construction cost from a recently completed building feasibility study. There are no changes to campus space because this building will be immediately demolished and not added to inventory.

**Estimated annual change in cost of building operations based on the project:** \$ -

**Estimated annual repair and rehabilitation investment (5):** \$ -

(1) Gross Square Feet (GSF)- Sum of all area within the exterior envelope of the structure.

(2) Assignable Square Feet (ASF)- Amount of space that can be used by people or programs within the interior walls of a structure. Assignable square feet is the sum of the 10 major assignable space use categories: classrooms, laboratories, offices, study facilities, special use facilities, general use facilities, support facilities, health care facilities, residential facilities and unclassified facilities. For information on assignable space use categories, see Space-Room Codes tab.

(3) Projects should include all costs associated with the project (structure, A&E, infrastructure, consulting, FF&E, etc.)

(4) Be consistent in the naming of funds to be used for projects. If bonding, note Bonding Authority Year (1965, 1929, 1927, etc.)

(5) Estimate the amount of funding the institution would need to set aside annually to address R&R needs for the project. CHE suggests 1.5% of total construction cost

(6) If issuing debt, determine annual payment based on 20 years at 4.75% interest rate

- If project is a lease-purchase or lease, adjust accordingly. Note the total cost of the lease in the project cost, and annual payments in project description



## PROJECT DETAILED DESCRIPTION - ADDITIONAL INFORMATION

### Purchase and Sell Land to Wesley Foundation of Purdue University

<b>Institution:</b>	Purdue University	<b>Budget Agency Project No.:</b>	B-1-24-3-13
<b>Campus:</b>	West Lafayette	<b>Institutional Priority:</b>	N/A

#### Description of Project

Purdue will acquire 0.44 acres of land located at 435 Mitch Daniels Boulevard, West Lafayette, from the Wesley Foundation of Purdue University. In exchange, Purdue University will provide \$7,500,000 and transfer a 0.32 acre property located at 122 Waldron Street, West Lafayette.

The Wesley Foundation has owned and operated at 435 Mitch Daniels Blvd, West Lafayette since 1917. The Wesley Foundation is a campus ministry for faculty, staff and students at Purdue's West Lafayette campus and the Ivy Tech location in Lafayette.

#### Need and Purpose of the Program

This acquisition of 435 Mitch Daniels Boulevard will achieve the following:

- o Long term, this transaction maintains the Wesley Foundation - one of the longest-tenured community service organizations - presence at a near campus location, places an additional cultural organization in the south Waldron Street neighborhood and allows the university to own a property at an important strategic location.
- o Near term, the facility will be demolished to provide space for the planned Mitchell E. Daniels, Jr. School of Business building to be constructed.

The proposed property is located adjacent to the existing Krannert Building and Krannert Center for Executive Education and Research facility, which currently support the Mitchell E. Daniels, Jr. School of Business programs.

This acquisition of the land provides a site for the planned Mitchell E. Daniels, Jr. School of Business building. The building would accommodate significant planned student enrollment growth and strategic initiatives in the reimagined Mitchell E. Daniels, Jr. School of Business. Undergraduate enrollment is expected to increase by 60% to 4,000 business majors, and the graduate programs will more than double in size to 2,000 students. The Daniels School of Business will create the next generation of students ready to lead or found companies; provide enhanced and new transformative learning experiences such as leadership immersion trips, case competitions, research projects, corporate consulting, career coaching and mentoring, scholarly projects and internships; and will build upon Purdue's mission as a land-grant university to make education more affordable and accessible. It is comprised of the Bruce White Undergraduate Institute and the Krannert Graduate Institute. The Bruce White Undergraduate Institute will provide students greatly enhanced experiential learning opportunities, revised curricula to stay at the cutting edge of business education and an enhanced understanding of the role of business in society. The Krannert Graduate Institute allows students to learn in residential, online or hybrid settings to further their careers through analytical and problem-solving skills.

#### Space Utilization

The acquired 0.44 acres is expected to be combined with 0.88 acres of university land to build a planned, new building for the Mitchell E. Daniels, Jr. School of Business. The building being acquired will immediately be demolished, and no GSF will be added to the campus with this transaction.

The 0.32 acre lot being transferred to the Wesley Foundation is a vacant lot and is surrounded by fraternity, sorority and similar non-university cultural and religious organizations. Other similar organizations in the neighborhood include: Phi Mu Sorority, Zeta Tau Alpha Sorority, Baptist Foundation, Sigma Pi Fraternity, Elmwood Church of Christ, Islamic Student Foundation, Triangle Fraternity, Alpha Chi Rho Fraternity, Farmhouse Fraternity, Pi Beta Phi Sorority, Campus House Ministry, Church of Latter Day Saints and Hillel House.

#### Comparable Projects

University Church Purchase, 320 North Street, West Lafayette, 2019

Type: Purchase of 0.86 acres of land and building  
Cost: \$2,900,000  
Size: 32,000 GSF

The proposed property is roughly half the size of the comparable purchase, both in terms of building space and acreage. No land was exchanged as part of the University Church acquisition. University Church remains standing and is used for university classroom space, while the proposed building will be demolished and is expected to be replaced with new construction for academic support.

#### Background Materials



**CAPITAL PROJECT REQUEST FORM**  
**INDIANA PUBLIC POSTSECONDARY EDUCATION**  
**INSTITUTION CAMPUS SPACE DETAILS FOR Purchase and Sell Land to Wesley Foundation of Purdue University**

(INSERT PROJECT TITLE AND SBA No.)	Current Campus Totals			Subtotal Current and Future Space	Capital Request		Net Future Space
	Current Space in Use	Space Under Construction (1)	Space Planned and Funded (1)		Space to be Terminated (1)	New Space in Capital Request (2)	
<b>A. OVERALL SPACE IN ASF</b>							
Classroom (110 & 115)	335,609	(2,532)	15,769	348,847	-	-	348,847
Class Lab (210,215,220,225,230,235)	769,774	(16,463)	7,797	761,107	-	-	761,107
Non-class Lab (250 & 255)	1,725,787	25,281	24,619	1,775,687	-	-	1,775,687
Office Facilities (300)	2,335,422	(46,473)	(20,099)	2,268,850	-	-	2,268,850
Study Facilities (400)	420,334	55,895	69,202	545,432	-	-	545,432
Special Use Facilities (500)	1,206,845	12,399	22,023	1,241,266	-	-	1,241,266
General Use Facilities (600)	976,394	(27,128)	(7,734)	941,533	-	-	941,533
Support Facilities (700)	2,891,697	(876)	(9,435)	2,881,385	-	-	2,881,385
Health Care Facilities (800)	220,231	-	(1,900)	218,331	-	-	218,331
Resident Facilities (900)	2,424,391	-	111,146	2,535,537	-	-	2,535,537
Unclassified (000)	136,754	-	-	136,754	-	-	136,754
<b>B. OTHER FACILITIES</b>							
(Please list major categories)							
TOTAL SPACE	13,443,238	103	211,388	13,654,728	-	-	13,654,728

Notes:

- Space/Room codes based on Postsecondary Ed Facilities Inventory and Classification Manual (2006)

(1) Identify in a footnote the specific facilities that are included in the data in these columns. Do not include pending approval, non-submitted projects or non-funded projects

Space under construction includes:

- Schleman/Stewart Renovation
- Whistler Mechanical Project
- Ross-Adé Stadium Renovation
- Zucrow High Speed Propulsion Lab
- Mackey Locker Rooms Renovation
- Brown Family Hall Renovation
- Libraries Study Space Renovation
- University Hall and Related Renovations
- Life Sciences Phenotyping Greenhouse Building

Space planned and funded includes:

- Nursing and Pharmacy Education Building
- Northwest Chiller Plant System Improvements
- Vawter Hall Electrical Enhancements and Replacement
- PMU 2nd Floor Hospitality Renovation
- Mechanical Engineering Building Renovation
- Birck Nanotechnology Center Clean Room Modernization and Related Renovations
- Chilled Water Capacity Enhancement Projects
- Runway 5-23 and Intermediate Connector Taxiway
- Purdue Airport Terminal
- Grant Street Parking Garage Repairs
- Hillenbrand Residence Hall South
- Shealy Hall Roof Replacement
- Shreve Hall Electrical Enhancements and Replacement
- University and Schleman Halls Strategic Transformer Replacement
- Wetherill Lab Drain and Supply Line Replacement Phase I
- Chi Omega Sorority Property Purchase & Ground Lease



**CAPITAL PROJECT COST DETAILS**  
Purchase and Sell Land to Wesley Foundation of Purdue University

<b>Institution:</b>	<u>Purdue University</u>	<b>Budget Agency Project No.:</b>	<u>B-1-24-3-13</u>
<b>Campus:</b>	<u>West Lafayette</u>	<b>Institutional Priority:</b>	<u>N/A</u>

**ANTICIPATED CONSTRUCTION SCHEDULE**

	<u>Month</u>	<u>Year</u>
<b>Bid Date</b>	N/A	N/A
<b>Start Construction</b>	N/A	N/A
<b>Occupancy (End Date)</b>	N/A	N/A

**ESTIMATED CONSTRUCTION COST FOR PROJECT**

	Cost Basis (1)	Estimated Escalation Factors (2)	Project Cost
<b><u>Planning Costs</u></b>			
a. Engineering			N/A
b. Architectural			N/A
c. Consulting			N/A
<b><u>Construction</u></b>			
a. Structure			N/A
b. Mechanical (HVAC, plumbing, etc.)			N/A
c. Electrical			N/A
<b><u>Movable Equipment</u></b>			N/A
<b><u>Fixed Equipment</u></b>			N/A
<b><u>Site Development/Land Acquisition</u></b>			N/A
<b><u>Other (Please list)</u></b>			N/A
<b>TOTAL ESTIMATED PROJECT COST</b>	\$ -	\$ -	N/A

(1) Cost Basis is based on current cost prevailing as of: (INSERT MONTH AND YEAR)

(2) Explain in the Description of Project Section of the "Cap Proj Details" schedule the reasoning for estimated escalation factors



**CAPITAL PROJECT OPERATING COST DETAILS**  
Purchase and Sell Land to Wesley Foundation of Purdue University

<b>Institution:</b>	<b>Purdue University</b>	<b>Budget Agency Project No.:</b>	<b>B-1-24-3-13</b>
<b>Campus:</b>	<b>West Lafayette</b>	<b>Institutional Priority:</b>	<b>N/A</b>

<u>ANNUAL OPERATING COST/SAVINGS (1)</u>	<u>Cost per GSF</u>	<u>Total Operating Cost</u>	<u>Personal Services</u>	<u>Supplies and Expenses</u>
1. Operations	#DIV/0!	\$ -	\$ -	\$ -
2. Maintenance	#DIV/0!	\$ -	\$ -	\$ -
3. Fuel	#DIV/0!	\$ -	\$ -	\$ -
4. Utilities	#DIV/0!	\$ -	\$ -	\$ -
5. Other	#DIV/0!	\$ -	\$ -	\$ -
<b>TOTAL ESTIMATED OPERATIONAL COST/SAVINGS</b>	<b>#DIV/0!</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>

**Description of any unusual factors affecting operating and maintenance costs/savings.**

Once purchased, this building will be immediately demolished as part of a separate, subsequent project. The costs associated with this project are only for the acquisition of the property, as any demolition will be requested separately.

(1) Based on figures from "Individual Cap Proj Desc" schedule



TO: Members of the Board of Trustees  
FR: Rob Wynkoop, Vice President for Auxiliary Services  
DATE: September 25, 2023  
RE: Approval to Purchase and Sell Land to Wesley Foundation of Purdue University

**Attachments:**

- Resolution
- Exhibit A: 435 Mitch Daniels Blvd. Property
- Exhibit B: 122 Waldron Street Property

**Acquisition Intent:**

West Lafayette campus

This land transfer with the Wesley Foundation of Purdue University (“Wesley”) will facilitate the growth of the Mitchell E. Daniels School of Business by acquiring a strategic parcel adjacent to the current Krannert Building and Krannert Center Building. Wesley has owned and operated at 435 Mitch Daniels Blvd., West Lafayette, since 1917.

- Specifically, Purdue will acquire 0.44 acres of land at 435 Mitch Daniels Boulevard from Wesley in exchange for a cash payment of \$7,500,000 and the transfer of a 0.32 acre property located at 122 Waldron Street.
  - The consideration payable to Wesley in this transaction was determined taking into account a combination of land appraisal values and the construction cost identified in a recently completed feasibility study for Wesley’s planned new facility.
  - Gift Funds will be used for the purchase.
- This acquisition of 435 Mitch Daniels Boulevard will achieve the following:
  - Long term, this transaction maintains the presence of Wesley, one of the longest-tenured community service organizations, at a near campus location, places an additional cultural organization in the south Waldron neighborhood, and allows the university to own a property at an important strategic location.
  - Near term, the facility will be demolished to provide space for the Mitchell E. Daniels, Jr. School of Business Building to be constructed.

c: Chairman Mike Berghoff  
President Mung Chiang  
Treasurer Chris Ruhl  
Provost Patrick Wolfe  
Corporate Secretary Cindy Ream  
General Counsel Steve Schultz



**RESOLUTION OF THE BOARD OF TRUSTEES (THE "BOARD") OF THE TRUSTEES OF PURDUE UNIVERSITY (THE "CORPORATION") AUTHORIZING TRANSACTIONS WITH THE WESLEY FOUNDATION OF PURDUE UNIVERSITY RELATED TO CERTAIN REAL ESTATE IN TIPPECANOE COUNTY, INDIANA, AND SPECIFICALLY:**

- 1. DECLARING THE NECESSITY TO ACQUIRE CERTAIN REAL ESTATE FOR THE PURPOSE OF CARRYING ON THE EDUCATIONAL RESEARCH, THE PUBLIC SERVICE PROGRAMS, OR THE STATUTORY RESPONSIBILITIES OF PURDUE UNIVERSITY AND/OR FOR MANAGING, OPERATING, OR SERVICING THE PURDUE UNIVERSITY (THE "UNIVERSITY"); AND**
- 2. DECLARING THAT OTHER CERTAIN REAL ESTATE IS NOT NEEDED FOR ANY PURPOSES OF CARRYING ON THE EDUCATIONAL RESEARCH, THE PUBLIC SERVICE PROGRAMS, OR THE STATUTORY RESPONSIBILITIES OF THE CORPORATION AND/OR FOR MANAGING, OPERATING, OR SERVICING THE UNIVERSITY; AND**
- 3. DECLARING THAT IT WOULD BE ADVANTAGEOUS TO THE CORPORATION AND UNIVERSITY TO TRANSFER CERTAIN REAL ESTATE TO THE WESLEY FOUNDATION OF PURDUE UNIVERSITY TO ALLOW FOR FUTURE IMPROVEMENTS ASSOCIATED WITH THE MITCHELL E. DANIELS, JR. SCHOOL OF BUSINESS; AND**
- 4. AUTHORIZING CERTAIN OFFICERS OF THE CORPORATION AND OF THE UNIVERSITY TO ACQUIRE AND SELL REAL ESTATE AND TO DO ALL ACTS NECESSARY TO ACCOMPLISH SUCH TRANSFER, SUBJECT TO ALL STATUTORY PROVISIONS AND SUBJECT TO PRIOR APPROVAL BY THE TREASURER OR ASSISTANT TREASURER.**

---

**WHEREAS**, the Corporation desires to acquire from the Wesley Foundation of Purdue University ("Wesley") certain real property located in Tippecanoe County, Indiana totaling forty-four hundredths (0.44) of an acre at 435 Mitch Daniels Boulevard, West Lafayette, and more fully described on Exhibit A attached hereto and made a part hereof (the "Acquired Real Estate"), for consideration comprised of a cash payment of Seven and a Half Million Dollars (\$7,500,000) and the transfer of thirty-two hundredths (0.32) of an acre owned by the Corporation and located at 122 Waldron Street, West Lafayette, and more fully described on Exhibit B attached hereto and made part hereof (the "Transferred Real Estate"), and

**WHEREAS**, as a first step in future planned improvements to its operations (the "Improvements"), Wesley has developed plans to relocate to the Transferred Real Estate; and



**WHEREAS**, the Board hereby declares its support for Wesley's relocation and the Improvements given (i) the advantages the Acquired Real Estate will provide to the University for the purposes of carrying on the educational research, the public service programs, or the statutory responsibilities of the Corporation and/or for managing, operating, or servicing the University and (ii) due to the Board's determination that the Transferred Real Estate is not needed for the purposes of the University; and

**WHEREAS**, pursuant to IC 21-34-3, the Board is authorized and empowered to acquire any real estate that in its judgment is necessary for: (1) carrying on the educational research, public service programs, or other statutory responsibilities of Purdue University, and (2) managing, operating, or servicing Purdue University; and

**WHEREAS**, the Board now desires to authorize the designated officers of the Corporation and the University to take such actions as they deem necessary or appropriate to provide for the acquisition of the Acquired Real Estate from Wesley and the transfer of the Transferred Real Estate to Wesley, all as more particularly set forth below:

**NOW, THEREFORE, IT IS HEREBY RESOLVED** by the Board as follows:

1. The Corporation hereby finds and determines that (a) the Acquired Real Estate is necessary for carrying on the educational research or other statutory responsibilities of the Corporation and/or for managing, operating, or servicing Purdue University, and that it would be advantageous to the Corporation to acquire the Acquired Real Estate by purchase pursuant to the provisions of IC 21-34-3, and (b) the Transferred Real Estate is not needed for the purposes of carrying on the educational research, public service programs or the statutory responsibilities of the Corporation and/or for managing, operating, or servicing the University.

2. The Board hereby authorizes and approves: (a) the acquisition of the Acquired Real Estate from Wesley pursuant to the provisions of IC 21-34-3 for consideration comprised of Seven Million, Five Hundred Thousand (\$7,500,000) Dollars and the transfer of the Transferred Real Estate, and (b) the related transfer of the Transferred Real Estate to Wesley pursuant to the provisions of IC 21-36-3—in each case on such other terms and conditions as the Treasurer of the Corporation shall deem to be in the best interests of the Corporation and of Purdue University.

3. The Treasurer and Assistant Treasurer of the Corporation, and the Chief Financial Officer and Treasurer and the Vice President and Deputy Chief Financial Officer of the University, and each of them, are hereby authorized and directed to negotiate, execute and deliver, in the name and on behalf of the Corporation, or of the University, such contract(s) and other documents as they deem reasonably necessary to effectuate the transactions contemplated by this Resolution (including but not limited to a deed of conveyance for the Transferred Real Estate conveying the same to Wesley), and in each case setting forth such other terms and conditions for the acquisition of the Acquired Real Estate and disposition of the Transferred Real Estate as in their judgment may be necessary or desirable, and the Secretary and Assistant Secretary of the Corporation, and each of them, are hereby authorized and directed to attest the execution of such contract(s), deed(s), and other documents.



4. The above-designated officers, together with the Chairman, Vice Chairman, General Counsel and Deputy General Counsel of the Corporation, and each of them, are hereby authorized and empowered for, on behalf of, and in the name of the Corporation, or of the University, to: (a) request any necessary approvals of the Governor and Budget Agency and all other necessary governmental approvals for the actions hereinabove authorized; and (b) execute and deliver any and all documents and instruments and to take any and all other actions as may be necessary or appropriate to carry out the purpose and intent of this Resolution, whether therein or herein specifically authorized or not, except for such actions as are specifically required by law to be taken by the Board as the governing body of the Corporation.

5. All acts of said officers in conformity with the intent and purposes of this Resolution, whether taken before or after this date, are hereby ratified, confirmed, approved and adopted as the acts of the Corporation.





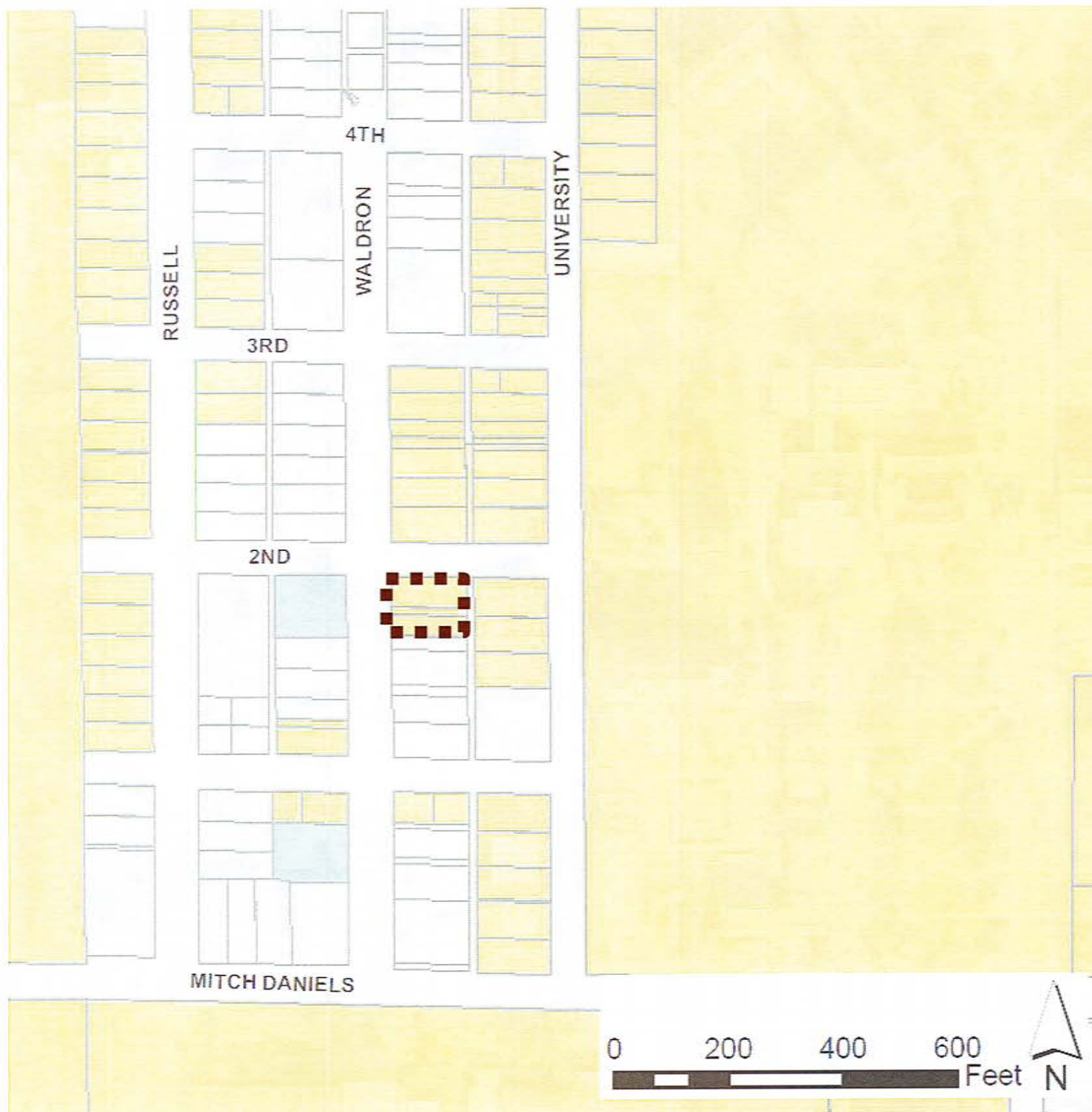
Administrative Operations

## Exhibit A: 435 Mitch Daniels Blvd. Property

10/6/2023







Administrative Operations

## Exhibit B: 122 Waldron Street Property

10/6/2023







October 12, 2023

Commissioner Chris Lowery  
Indiana Commission for Higher Education  
101 West Ohio Street, Suite 550  
Indianapolis, IN 46204

Dear Commissioner Lowery:

I would like to formally request the Indiana Commission for Higher Education's review and approval of Vincennes University's 7,200 square foot Red Skelton Museum Addition project. The cost of this project is \$4,643,000 with all funds secured from private gifts.

The Red Skelton Museum is housed in Vincennes University's Red Skelton Performing Arts Center which opened in 2006. This 850-seat, European-style theater hosts Vincennes University Foundation's Community Series, VU Theater Department plays, Red Skelton Museum shows and multiple other programs presented by both the University and the community. The Performing Arts Center serves as the only performing arts venue in the region and is an important attraction for the community. The Red Skelton Museum opened in 2013 and is a 12,000 square foot fully interactive museum which honors Red Skelton's Legacy of Laughter through permanent exhibits, educational programming and entertainment.

The proposed addition will include an art gallery to showcase Red Skelton's original works of art as well as flexible event space that can be used to house traveling exhibits and shows. Additionally, an outdoor garden plaza, kitchen area and restrooms will be added which will make this an ideal space for community events, workshops and meetings. Thank you for your consideration of this project that is a continuation of VU's strategic priority to lead and partner on quality of life initiatives in the community.

Respectfully,

Charles R. Johnson  
President

cc: Seth Hinshaw, Associate Commissioner and Chief Financial Officer  
Anna Elliott, Indiana State Budget Agency



# PROJECT COST SUMMARY

## Red Skelton Museum Addition

<b><u>Institution:</u></b>	<b>Vincennes University</b>	<b><u>Budget Agency Project No.:</u></b>	<b>E-1-24-2-01</b>
<b><u>Campus:</u></b>	<b>Vincennes</b>	<b><u>Institutional Priority:</u></b>	
<b><u>Previously approved by General Assembly:</u></b>	<b>No</b>	<b><u>Previously recommended by CHE:</u></b>	<b>No</b>
<b><u>Part of the Institution's Long-term Capital Plan:</u></b>	<b>No</b>		

<b><u>Project Size:</u></b>	<b>7,200</b>	GSF	<b>6,500</b>	ASF	<b>0.90</b>	ASF/GSF
<b><u>Net change in overall campus space:</u></b>	<b>7,200</b>	GSF	<b>6,500</b>	ASF		

<b><u>Total cost of the project (3):</u></b>	<b>\$ 4,643,000</b>	<b><u>Cost per ASF/GSF:</u></b>	<b>\$ 645</b>	GSF
			<b>\$ 714</b>	ASF

<b><u>Funding Source(s) for project (4):</u></b>	Amount	Type
	\$ 4,643,000	Gift Funds

<b><u>Estimated annual debt payment (6):</u></b>	
<b><u>Are all funds for the project secured:</u></b>	

**Project Funding:**  
 Funding for this project has been secured from private gifts.

**Project Cost Justification**  
 The construction of the Red Skelton Museum Addition will be unlike most construction that Vincennes University has completed in the past. The museum will feature high end gallery/event and archival spaces that will require specialized lighting, customized HVAC systems and custom display areas. The current construction environment and the project's small size are also contributing factors to the overall cost of construction. For these reasons, the Red Skelton Museum Addition will be constructed at a higher cost per square foot than Vincennes University has typically used in the past.

<b><u>Estimated annual change in cost of building operations based on the project:</u></b>	<b>\$ 18,400</b>
<b><u>Estimated annual repair and rehabilitation investment (5):</u></b>	<b>\$ - 0 -</b>



## PROJECT DETAILED DESCRIPTION - ADDITIONAL INFORMATION

### Red Skelton Museum Addition

**Institution:** Vincennes University  
**Campus:** Vincennes

**Budget Agency Project No.:** E-1-24-2-01  
**Institutional Priority:**

#### Description of Project

The Red Skelton Museum is housed in Vincennes University's Red Skelton Performing Arts Center which opened in 2006. This 850-seat European-style theatre hosts Vincennes University Foundation's Community Series, VU Theater Department plays, Red Skelton Museum shows, and multiple other programs presented by both the University and the community. The Performing Arts Center serves as the only performing arts venue in the region and is an important attraction for the community. The Red Skelton Museum opened in 2013 and is a 12,000 square foot fully interactive museum which honors Red Skelton's Legacy of Laughter through permanent exhibits, educational programming and entertainment.

The proposed 7,200 square foot addition will include an art gallery to showcase Red Skelton's original works of art as well as flexible event space that can be used to host community events and workshops or house traveling exhibits and shows.

The addition will also feature:

Archive space

Small Catering Kitchen

Restrooms dedicated to the museum (the current museum does not have public restrooms)

State of the art technology

Outdoor Garden Plaza

Easy drop off access

#### Need and Purpose of the Program

This project will continue to celebrate the contribution that Red Skelton made to the community, entertainment industry and the world while also providing the Vincennes community with an enriching and inspiring space to explore the benefits for laughter and art. The project will be an asset that will serve The Red Skelton Museum of American Comedy, Vincennes University, and the greater community with exhibits, entertainment and educational experiences.

#### Space Utilization

This project will add 7,200 additional square feet to the Vincennes campus.

#### Comparable Projects

Vincennes University has completed many new construction projects in recent years. However, due to the unique scope of this project, these costs do not represent a good comparison for the overall cost of the Red Skelton Museum Addition. The museum will feature a high end gallery/event and archival spaces that will require specialized lighting, customized HVAC systems and custom display areas. The current construction environment and the project's small size are also contributing factors to the overall cost of construction.

#### Background Materials



**CAPITAL PROJECT REQUEST FORM  
INDIANA PUBLIC POSTSECONDARY EDUCATION  
INSTITUTION CAMPUS SPACE DETAILS FOR:  
Red Skelton Museum Addition**

	Current Campus Totals				Capital Request		
<b>RED SKELTON MUSEUM ADDITION E-1-24-2-01</b>	Current Space in Use	Space Under Construction	Space Planned and Funded	Subtotal Current and Future Space	Space to be Terminated	New Space in Capital Request	Net Future Space
<b><u>A. OVERALL SPACE IN ASF</u></b>							
Classroom (110 & 115)				-		-	-
Class Lab (210,215,220,225,230,235)				-		-	-
Non-class Lab (250 & 255)				-		-	-
Office Facilities (300)				-		-	-
Study Facilities (400)				-		-	-
Special Use Facilities (500)				-		-	-
General Use Facilities (600)				-		6,500	<b>6,500</b>
Support Facilities (700)				-		-	-
Health Care Facilities (800)				-		-	-
Resident Facilities (900)				-		-	-
Unclassified (000)				-		700	<b>700</b>
<b><u>B. OTHER FACILITIES</u></b>							
(Please list major categories)				-			-
<b>TOTAL SPACE</b>	-	-	-	-	-	<b>7,200</b>	<b>7,200</b>



# CAPITAL PROJECT COST DETAILS

## Red Skelton Museum Addition

<b>Institution:</b>	Vincennes University	<b>Budget Agency Project No.:</b>	E-1-24-2-01
<b>Campus:</b>	Vincennes	<b>Institutional Priority:</b>	

### ANTICIPATED CONSTRUCTION SCHEDULE

	<u>Month</u>	<u>Year</u>
<b>Bid Date</b>	April	2024
<b>Start Construction</b>	May	2024
<b>Occupancy (End Date)</b>	May	2025

### ESTIMATED CONSTRUCTION COST FOR PROJECT

	<u>Cost Basis (1)</u>	<u>Estimated Escalation Factors</u>	<u>Project Cost</u>
<b><u>Planning Costs</u></b>			
a. Engineering	\$ 85,000		\$ 85,000
b. Architectural	\$ 200,000		\$ 200,000
c. Consulting	\$ -		\$ -
		\$ -	
		\$ -	
<b><u>Construction</u></b>			
a. Structure	\$ 2,662,000		\$ 2,662,000
b. Mechanical (HVAC, plumbing, etc.)	\$ 797,000		\$ 797,000
c. Electrical	\$ 499,000		\$ 499,000
		\$ -	
<b><u>Movable Equipment</u></b>	\$ 150,000		\$ 150,000
<b><u>Fixed Equipment</u></b>	\$ 250,000		\$ 250,000
<b><u>Site Development/Land Acquisition</u></b>			\$ -
<b><u>Other (Please list)</u></b>			\$ -
<b>TOTAL ESTIMATED PROJECT COST</b>	<b>\$ 4,643,000</b>	<b>\$ -</b>	<b>\$ 4,643,000</b>

(1) Cost Basis is based on current cost prevailing as of: (July 2023)



# CAPITAL PROJECT OPERATING COST DETAILS

## Red Skelton Museum Addition

<b><u>Institution:</u></b>	Vincennes University	<b><u>Budget Agency Project No.:</u></b>	E-1-24-2-01
<b><u>Campus:</u></b>	Vincennes	<b><u>Institutional Priority:</u></b>	

<b><u>ANNUAL OPERATING COST/SAVINGS</u></b>					<b><u>GSF OF AREA AFFECTED BY PROJECT</u></b>	
	Cost per GSF	Total Operating Cost	Personal Services	Supplies and Expenses		
1. Operations						
2. Maintenance	\$ 0.61	\$ 4,600	\$ 4,600			
3. Fuel						
4. Utilities	\$ 1.90	\$ 13,300		\$ 13,300		
5. Other	\$ 0.07	\$ 500		\$ 500		
<b>TOTAL ESTIMATED OPERATIONAL COST/SAVINGS</b>	<b>\$ 2.58</b>	<b>\$ 18,400</b>	<b>\$ 4,600</b>	<b>\$ 13,800</b>		

<b><u>Description of any unusual factors affecting operating and maintenance costs/savings.</u></b>



## COMMISSION FOR HIGHER EDUCATION

Thursday, November 9, 2023

### CAREER AND TECHNICAL EDUCATION (CTE) ITEM A:

#### Background

#### CTE: Blurring the Lines Between Education and Workforce

**Context.** Despite being around for over 100 years, Career and Technical Education (CTE) is often misunderstood. The confusion is only compounded by the fact that CTE has evolved from vocational education in recent years.

Now that the Commission for Higher Education is serving as the eligible agency and has authority to oversee and monitor CTE, it will be important for Commission Members to have a solid understanding of what CTE is and the role that it can play to help Indiana reach many of its education and workforce goals.

**Purpose.** Providing a high-level overview of CTE programming options, policies and how the work of CTE intersects with the current roles and responsibilities of the Commission will help Commission Members better understand what CTE is and prepare them for future conversations around CTE.

This presentation will also set the foundation for the development of a long-term strategic plan as well as a required Perkins V state plan.

**Progress To Date.** Since the last Commission Meeting, all documentation has been submitted and approved by the federal Office of Career, Technical and Adult Education (OCTAE) to finalize the transition of the authority for CTE to the Commission.

The CTE Staff have also developed a stakeholder engagement plan to gather feedback from students, industry and educators to help identify the opportunities and challenges that lie ahead.

**Next Steps.** Over the next several months the CTE team will be developing a long-term strategic plan for Indiana CTE that will guide the completion of an updated Perkins V state plan that is due in May of 2024.

- This process will include implementing the stakeholder engagement plan.
- Forming a CTE Advisory Council
- Presenting an updated state plan for the Commission's approval at the May meeting.



**Supporting Documents**

Presentation Slide Deck (To be distributed)

CTE Terminology and Acronyms (To be distributed)



## COMMISSION FOR HIGHER EDUCATION

Thursday November 9, 2023

### ADULT STRATEGY ITEM A:

### Credit for Prior Learning (CPL) Collaboration Project

#### Background

In Indiana, approximately 2 million adults do not have a credential beyond a high school diploma and nearly 40% of those age 25+ have some college, but no degree. Credit for prior learning (CPL) is an important tool for helping Hoosier adults further their education and training beyond high school, honoring the work, training, and education already achieved by adult learners and supporting their postsecondary credential attainment. National research suggests CPL not only saves individuals time and money while pursuing a degree or credential, it also leads to powerful positive student outcomes in terms of enrollment, retention, and credential completion.

- The benefits of CPL are not limited to learners and to the higher education institutions. Considering the broader higher education ecosystem, including industry and community partners, implementing transparent, consistent CPL opportunities not only supports educational attainment, but also talent attraction and retention, as well as optimization of workforce development funding and other resources.

CPL is not a new concept within higher education, but it is a tool that typically is not optimized across institutions and systems. One of the Commission's HOPE agenda goals is to become a top-10 state in the utilization of credit for prior learning. In the spirit of fostering a more connected CPL ecosystem and with the goal of supporting the use and expansion of CPL statewide as one of those tools supporting adult learners, the Commission launched earlier this summer a third phase in a series of statewide CPL initiatives with the support of CAEL and our consulting partner TPMA.

- Phase 1 was a partnership with Ivy Tech to develop declining occupational crosswalks at the height of the COVID-19 pandemic;
- Phase 2 focused attention on standing up an initial statewide taskforce, identifying needs/opportunities across Indiana's higher education institutions, resulting in a basic CPL Clearinghouse responding to Indiana House Bill 1549 (April 2021) requirements;



- Phase 3 resulted in three targeted taskforce working groups focused on developing statewide CPL model policy guidance, data collection guidelines, and a CPL library or Clearinghouse 2.0 concept. Approximately 75 participants from higher education, workforce development and other community and government agency partners have actively participated in these taskforce working groups.

Dr. Stacy Townsley, Associate Commissioner for Adult Strategy, will present an overview of the CPL Collaboration Project Phase 3 taskforce recommendations.

### **Supporting Documents**

Slide presentation: CPL Collaboration Project  
Draft statewide CPL model policy guidance (to be distributed)







## COMMISSION FOR HIGHER EDUCATION

Thursday, November 9, 2023

### ADULT STRATEGY ITEM B:

#### Resolution on statewide CPL Model Policy Guidance

##### Background:

One of the Commission's HOPE agenda goals is to become a top-10 state in the Utilization of credit for prior learning (CPL), an important tool in supporting student enrollment, retention, and credential completion, particularly for adult learners who often can demonstrate significant college-level learning that has occurred outside of the traditional academic environment.

As shared during the CPL Collaboration Project Phase 3 taskforce recommendation presentation by Dr. Stacy Townsley at the November 9, 2023, Commission meeting, the state model CPL policy guidance developed during the Phase 3 CPL initiative strongly encourages and supports the use and expansion of CPL across Indiana's higher education institutions. It aims to increase statewide consistency of values and practices in the following areas:

- CPL Value Statement
- Program and Service Design
- Transcriptions, Transferability
- Standards for Assessing CPL
- Community, Workforce and Employer Partnerships

The Commission is asked to signal its support for moving ahead with the continued development of statewide model CPL policy guidance through a formal resolution.

##### Supporting Document:

Resolution on statewide Model CPL Policy Guidance





## Resolution to Adopt the Indiana Credit for Prior Learning Model Policy Guidance

November 9, 2023

**WHEREAS**, the Indiana Commission for Higher Education (Commission) has set a goal that 60 percent of Hoosiers complete education beyond high school by 2025; and

**WHEREAS**, Indiana currently ranks 22nd in the nation in educational attainment with 54.0 percent of Hoosiers having completed education and training beyond high school; and

**WHEREAS**, approximately two million Hoosier adults do not have a degree or credential beyond high school, yet nearly 40 percent of them has some college credit; and

**WHEREAS**, Credit for Prior Learning (CPL) is an important tool for helping Hoosier adults further their education by honoring their prior work experiences, training, and education towards a current degree or credential; and

**WHEREAS**, the Commission's HOPE Agenda endeavors for Indiana to become a top-10 state in the utilization of CPL; and

**WHEREAS**, Indiana, in collaboration with the Council for Adult and Experiential Learning (CAEL) and TPMA, coordinated three taskforce working groups with higher education and workforce development partners to develop a statewide CPL Model Policy Guidance.

**WHEREAS**, the statewide CPL Model Policy Guidance established by the aforementioned taskforces strongly encourages the utilization and expansion of CPL across Indiana public higher education institutions and aims to be a statewide framework by which to improve CPL services, transferability, standards, and partnerships;

**NOW THEREFORE BE IT RESOLVED**, that

- I. The Commission adopts the statewide CPL Model Policy Guidance and commits to work jointly with other state agencies, institutional partners, employers, and other stakeholders to implement the guidance objectives; and
- II. The Commission recommends Indiana's public higher education institutions adopt the statewide CPL Model Policy Guidance.



**COMMISSION FOR HIGHER EDUCATION**

Thursday, November 9<sup>th</sup>, 2023

**INFORMATION ITEM A: Academic Degree Program Awaiting Action**

<u>Title of Program</u>	<u>Institution/Campus/Site</u>	<u>Date Received</u>	<u>Status</u>
Master of Science in Actuarial Science	Indiana University East, Indiana University Northwest, Indiana University Purdue University Indianapolis (IU), Indiana University South Bend	9/19/2023	On CHE Agenda







**COMMISSION FOR HIGHER EDUCATION**

Thursday, November 9, 2023

**INFORMATION ITEM B1:****Academic Degree Program Actions Taken by Staff**

	<b><u>Title of Program</u></b>	<b><u>Institution/Campus/Site</u></b>	<b><u>Date Approved</u></b>	<b><u>Change</u></b>
01	Nurse Educator Postgraduate Certificate	Purdue University Global	9/25/2023	Suspending program
02	B.A./B.S. in Communication Studies	University of Southern Indiana	9/25/2023	CIP change
03	Post- baccalaureate Certificate in Spatial Data Science/Geospatial Information Science	Purdue University West Lafayette	9/25/2023	Name change
04	Post- baccalaureate Certificate in Geospatial Information Science	Purdue University West Lafayette	9/25/2023	CIP change







**COMMISSION FOR HIGHER EDUCATION**Thursday, November 9<sup>th</sup>, 2023**INFORMATION ITEM B2:****Academic Degree Program Actions Taken by Staff**

	<b><u>Title of Program</u></b>	<b><u>Institution/Campus/Site</u></b>	<b><u>Date Approved</u></b>	<b><u>Change</u></b>
01	Ed.S. in Curriculum and Instruction	Purdue University West Lafayette	10/23/2023	CIP change
02	Diversikey Certificate	Purdue University West Lafayette	10/23/2023	Eliminating program
03	Digital Health Professional Micro-Credential	Purdue University Global	10/23/2023	Adding certificate
04	Certificate in Women's, Gender, and Sexuality Studies	Purdue University Fort Wayne	10/23/2023	Name change
05	B.A. in Women's, Gender, and Sexuality Studies	Purdue University Fort Wayne	10/23/2023	Name change
06	M.S. in Cell Physiology (IU)	Indiana University Purdue University Indianapolis	10/23/2023	Eliminating program







**COMMISSION FOR HIGHER EDUCATION**

Thursday, November 9, 2023

**INFORMATION ITEM C:**

**Media Coverage**

Staff has selected a compilation of recent media coverage related to the Commission from September and October. Please see the following pages for details.



**News And Tribune**  
**Indiana official discusses higher education trends, new statewide programs**  
**By Brooke McAfee**  
**September 13, 2023**

SOUTHERN INDIANA — Indiana has recently faced a declining college-going rate, but the state is introducing new programs to encourage more students to pursue higher education.

Indiana Commissioner for Higher Education Chris Lowery spoke with the News and Tribune about new state programs and recent trends related to higher education during a Wednesday visit to New Albany. Lowery also made stops at Indiana University Southeast and Prosser Career Education Center. Lowery said the decline in the college-going rate over the past decade was immediately identified as a challenge when he began his position last year.

In 2022, the Indiana Commission for Higher Education's College Readiness Report showed that only 53% of high school graduates in 2021 enrolled in college. This year's report shows a slight decline as 52.9% of high school graduates attended college in 2022, he said.

"Last year, we started showing that the college-going rate had dropped 12 points from 65% to 53% [across five years] for young people coming out of high school," Lowery said.

Last year's report showed that college completion rates were improving in Indiana, but it was not enough to offset the decrease in the college-going rate, Lowery said.

Although college-going rates have been declining in recent years, he expects "a dramatic reversal in that trend over the next few years."

"I expect us to get back to at least that 65% [college-going] rate over the next few years," he said. "And what we are talking about is training and education beyond high school, not just a four-year degree." The state's recent transition to automatic enrollment in the 21st Century Scholars program has been one of the biggest changes this year to incentivize students to pursue higher education.

Lowery described the shift to automatic enrollment as "probably the most powerful thing we could do here in Indiana."

In the 2023 legislative session, lawmakers passed House Enrolled Act 1449 to allow for the changes in the income-based scholarship program, which covers up to 100% of tuition at public colleges and universities and a portion of tuition at private institutions.

Lowery said the greatest challenge as a state has been getting kids signed up for the program, emphasizing that students must begin before ninth grade.

In the past few years, only half of the eligible students have been signed up for the program, and last year, about 19,800 students enrolled in the program. As the automatic enrollment went into effect this year, the changes were immediate.

"As I like to say, we hit the magic button on the afternoon of June 30 and automatically enrolled over 43,000," Lowery said. "I literally still get chills when I say that to someone because I just think of tens of thousands of extra students having the opportunity to do training or education beyond high school."



Lowery said the commission reported an 81% college-going rate among 21st Century Scholars in 2021. With more people enrolled in the program, he expects to see more positive results in the future.

“So not only do they have access to these scholarships, but the scholar success programs we put in place are helping them indeed be successful,” he said.

Other recent programs include new “outcomes-based” performance goals that allow the state’s colleges and universities to obtain extra funding.

“Part of that formula now really emphasizes the college-going rate,” Lowery said.

Affordability of higher education has been one of the state’s focuses, he said, but it is also important to focus on accessibility. The state is introducing a new “pre-admissions” initiative that makes the college admissions process easier for students. The program allows students to know their chances of being accepted into certain colleges before they formally apply.

“So [about] 56,000 high school seniors are now in it, and they’re being notified that they are provisionally, conditionally accepted to the different institutions,” Lowery said.

He also highlighted the expansion of the Indiana College Core, which is a block of dual credit classes that allow high school students to earn college credits.

He said as of two years ago, Indiana College Core was only fully offered in 84 of the state’s high schools, but it has increased in recent years.

This August, more than 200 high schools are offering the full Indiana College Core program. In the next couple of years, his goal is to expand to more than 500 high schools, which would make it “accessible to all kids.”

“It equips a student just to be performing better when he or she makes that transition [to college],” Lowery said. “And then if they want to, they can finish in three years, and think of all that funding that is being saved also.”

Lowery noted the difference in wages for those who pursue higher education. He said the state’s median wage is 84% higher for someone with a bachelor’s degree compared to someone with only a high school diploma.

Retention is also a major focus for Lowery. Although Indiana is the ninth-best state at attracting out-of-state college students, it is 42nd at retaining graduates in the state after college, according to Lowery. “We’ve got to do a better job of telling college students that we’d love for them to stay, and during that time, we want them to have internship opportunities and co-op opportunities — that we’re really showing them that we want them to be part of the Hoosier state,” he said.

He said his focus is not just about increasing the college-going rate. He is looking more broadly at training and education beyond high school, including career and technical education (CTE). The Indiana Commission for Higher Education’s responsibilities have recently been updated to include CTE programs. “By moving CTE to the commission, we can really work closely with the career centers, high schools and employers to make sure all of that’s aligned,” he said.



Lowery praised the work occurring at institutions such as Prosser in New Albany.

“With Prosser and all the other career centers and CTE programs across the state, we want students to be earning dual credit if possible,” he said. “We want them to earn certifications like industry certifications or college certifications and if possible, have a work-based internship, a work-based learning experience.”

Tony Waterson, president and CEO of Southern Indiana Works, was among the community stakeholders who met with Lowery at Prosser on Wednesday. He is excited about the updates to the 21st Century Scholars program and the commission’s focus on CTE.

“As a local workforce board, we certainly play an active role in CTE, whether that’s through work-based learning or through their comprehensive learning needs assessment,” he said.

He said Southern Indiana’s trends are “fairly in line” with national and state trends, but he also emphasized strengths. He noted that institutions such as Ivy Tech Sellersburg are seeing strong enrollment numbers, and Southern Indiana Works is seeing more job seekers participate in post-secondary education, even if it is not a traditional college route.

“That’s really in line with what employers are demanding or needing,” Waterson said.

**WFYI**  
**Marion County schools get \$4M to help students complete college financial aid application**  
**By Sydney Dauphinais**  
**September 14, 2023**

Marion County school districts and community organizations are receiving nearly \$4 million in grants as part of an effort to boost college enrollment by helping students apply for financial aid.

Indiana high school seniors are now required to fill out the Free Application for Federal Student Aid, or FAFSA, by April 15 as part of their graduation requirements. The [legislation](#) passed earlier this year with overwhelming bipartisan support following the state's filing rate lagging in recent years.

In 2023, only 39.3 percent of Marion County seniors completed the FAFSA, a vital way for students to qualify for federal grants and loans to pay for college.

To aid schools in adjusting to the new filing mandate, the Indianapolis-based Richard M. Fairbanks Foundation is funding the one-time grants as part of a new initiative.

The Metropolitan School District of Pike Township received \$200,000. Torriah Buckley, the district’s graduation coach, says the money will support more students in financial aid applications by creating a college access coordinator position.

“They are going to be dedicated to assisting students with the FAFSA completion in the application process, creating a team, which may include staff and maybe some student ambassadors to conduct peer outreach, and help plan events focused on FAFSA completion and college application,” said Buckley.



Metropolitan School District of Wayne Township will get \$240,000. Rebecca Daugherty-Saunders, the district's Director of College and Career Readiness, said a majority of their grant money will go toward a new college and career readiness software for students. They also created a college planning team to attend community events and are hiring translators to ease communication with Spanish-speaking families.

Claire Fiddian-Green, CEO of the Richard M. Fairbanks Foundation, said students need support to navigate through the process of filing out the FAFSA.

"So with the new FAFSA mandate, that's encouraging, but still students and families and schools are going to need support to help make sure that families complete that form successfully," Fiddian-Green said. "And then you actually take the step for students to apply to college."

The Richard M. Fairbanks Foundation also awarded a three-year \$363,000 grant to the Indiana Commission for Higher Education to support communication with schools and families.

This work, alongside a collaboration with [INvestEd](#), an Indiana nonprofit organization whose mission is to help students and their families with the education planning process, will help ensure all organizations are maximizing the resources made available by the state.

Fiddian-Green says that although it is a one-time grant, she's hoping that the money will help boost implementation and help connect schools and families with the Commission for Higher Education going forward.

Of all 2020 Marion County high school graduates, only [49.2 percent enrolled in college](#). And those numbers have sharply declined in the last ten years. Indiana ranks [43rd nationally](#) in post-secondary attainment, with only 29 percent of adults over age 25 having a Bachelor's degree.

The grant recipients:

- Beech Grove City Schools - \$160,000
- Christel House Indianapolis - \$160,000
- Herron Classical Schools - \$200,000
- Indianapolis Public Schools - \$240,000
- Irvington Community Schools - \$145,000
- KIPP Indy Public Schools - \$150,000
- MSD of Lawrence Township - \$240,000
- MSD of Pike Township - \$200,000
- MSD of Warren Township - \$240,000
- MSD of Washington Township - \$177,750
- MSD of Wayne Township - \$240,000
- Phalen Leadership Academies - \$150,000
- Purdue Polytechnic High School - \$160,000
- Victory College Prep - \$150,000
- Center for Leadership Development - \$300,000
- Indiana Black Expo - \$300,000
- Indiana Latino Institute - \$450,000
- Indianapolis Urban League - \$300,000



**Indiana Capital Chronicle**  
**'Success coaches' to hit Indiana colleges after budget approval**  
**By Leslie Bonilla Muniz**  
**September 18, 2023**

Fewer than half of Hoosier college students finish their degrees on time, according to state [data](#)—but some might soon have help from new “success coaches.”

The Indiana State Budget Committee on Friday approved \$2.5 million to embed 31 success coaches in higher education institutions across the state. Officials also nabbed funding boosts for capitol security and a tornado-damaged state park.

During the program’s first year, coaches will focus primarily on getting [pre-approved students](#) to complete enrollment, said Michelle Ashcraft, the Indiana Commission for Higher Education’s chief programs officer. And because many students drop out during the first year, the coaches will also concentrate on first-year retention.

Later, they’ll extend that focus to overall student retention, on-time completion, early graduation and even graduate retention—keeping new graduates in Indiana.

CHE also wants to coordinate the program with the career-coaching provisions tucked within the state’s [career-focused efforts to “reinvent” high school](#), Ashcraft told the committee.

The money will go toward salaries, benefits and start-up costs like training and office supplies, she said. CHE totaled the per-coach costs, then divided the \$2.5 million request by that number to arrive at 31 coaches.

The effort will serve as a launching platform for institutions.

In their applications for the funds and associated coaching positions, colleges and universities must also include sustainability plans “for how they would continue these positions moving forward,” Ashcraft said.

CHE is laying the groundwork for more robust student support as Indiana anticipates a swell in the number of higher education-seeking students.

State lawmakers this spring authorized auto-enrollment to the [21st Century Scholars program](#). The scholars are low-income students who meet certain academic requirements in exchange for state-covered tuition and fees at Indiana colleges and universities.

Previously, the state said it was spending substantial amounts of money encouraging eligible students to sign up by the eighth-grade cutoff—and less than half did.

The first class of students to be automatically enrolled numbered 40,000—double the previous year’s enrollment. These students will graduate high school in 2027, and the state will begin subsidizing their tuition and fees thereafter.



“We won’t see these students ... for a few years now, but we do have many students who are in the pipeline,” Ashcraft said. “This would allow the campuses to start to build support on their campuses, not only to support current students, but to prepare for auto-enrollment to come in a few years.”

The program is based on a model used by Purdue University for over a decade to support its 21st Century Scholars, according to Ashcraft. As a result, Purdue has logged a 12.5% increase in the four-year completion rate for first-generation and non-white students, and a 25% increase for students overall. Committee members lauded CHE for its efforts, but also said Indiana should better resource the high school version of a success coach: a school counselor.

“My daughter ... missed two weeks of instruction—advanced placement statistics — because she was placed in the wrong math class, because the counselors have 400-500 students (each),” said Fady Qaddoura, D-Indianapolis.

“We’re putting all of these dollars to advance 21st Century Scholars and others to help students transition, and enroll in time, and graduate on time,” he continued. “But within the school system, we don’t have enough counselors to guide” students through the complex application process.

**WNDU**  
**Higher education commissioner speaks at Holy Cross on importance of pursuing college**  
**By Mark Peterson**  
**October 3, 2023**

SOUTH BEND, Ind. (WNDU) - Indiana’s Commissioner for Higher Education has high hopes of reversing a troubling trend.

Commissioner Chris Lowery visited the Holy Cross College campus Tuesday to discuss the state of higher education with local leaders.

Lowery is concerned that fewer and fewer Indiana high school graduates are going on to college or some other form of training. “The slope has been downward for about the last decade, and, you know, some of the policies and programs we’ve been putting in place - I’m very confident we’re going to reverse the trajectory.”

Lowery has only been on the job for about 18 months. He says the most recent data puts the state’s ‘college-going rate’ at 53%. Lowery is a man on a mission to try and turn back the clock.

“I set an aggressive goal you know, we were at 65% five, now six years ago, college-going rate,” Lowery said. “I have said if we’re not there by 2030, so reverse the slope of that curve by 2030, back to at least 65%, then we’re failing along the way. I’m feeling very confident we’re going to achieve our goal.”

Lowery says Indiana ranks sixth best in the nation when it comes to holding down tuition and fees and that the average undergraduate here has about \$28,000 in debt which Lowery described as the cost of a Kia.

As for the benefits of an investment in higher education, Lowery says, “Secondary attainment in Indiana and anywhere else leads to higher incomes, lower unemployment rates, higher labor participation, greater accumulation of net worth, lower probability of utilization of public assistance.”



Lowery further claims going to college can add years to your life.

“Life expectancy,” Lowery stated. “Life expectancy. There’s a 13-year difference in the United States between someone with less than a high school diploma and somebody with a bachelor’s degree and higher.”

**Chalkbeat Indiana**  
**Growth in Indiana college enrollment marks largest increase in 13 years**  
**By MJ Slaby**  
**October 18, 2023**

More students are going to Indiana’s colleges and universities this fall, and the share of students earning degrees on schedule has also grown in the last few years, the state announced Wednesday.

Data released by the Indiana Commission for Higher Education showed that enrollment this fall increased by roughly 4,700 students from a year ago. That marks the largest year-over-year increase in 13 years, per the state. The commission reported that there are about 244,600 students enrolled in Indiana institutions of higher education this fall.

The new state data shows a move in a positive direction for state leaders, who are aiming to increase the state’s college attainment after years of declining college-going rates. That includes several efforts aimed at college access enacted earlier this year by state lawmakers.

Per the state, the number of undergraduate students increased by nearly 3% over last year; the number of graduate students declined by less than 1%.

The enrollment increase includes roughly 2,500 students from Indiana, a nearly 2% bump for in-state enrollment.

Enrollment increased at both two-year and four-year institutions. For students from Indiana, enrollment in two-year schools is up by roughly 3,200, and enrollment in four-year institutions is down by roughly 700.

The commission also said that more students are completing degrees on time, with a 9% increase over the last five years.

Earlier this year, the state also reported that Indiana’s [college-going rate is about 53%](#) for the Class of 2021, the latest data available. That’s about the same as the rate for the Class of 2020; the college-going percentage fell for several years before the COVID-19 pandemic.

The changes approved by state lawmakers this year to improve college access include automatically enrolling students into [21st Century Scholars](#), which covers tuition for qualifying students; requiring all [students fill out the Free Application for Federal Student Aid](#) to access more funds; and preventing state and for-profit private colleges and universities from [refusing transcripts to current or former students](#) who still owe money to the institution.