

BOARD OF TRUSTEES

Board of Trustees Meeting Agenda

Wednesday, September 28, 2022

8:30 a.m. – 12:00 p.m.

VIRTUAL VIA WEBEX

(Meeting moved to virtual only format due to potential impact of Hurricane Ian)

Dial in: 1-415-655-0001 | Access code: 2428 606 4665#

MEMBERS

Cliff Otto, Chair	Beth Kigel, Vice Chair	Mark Bostick
Dr. Laine Powell	Gary C. Wendt	Bob Stork
Melia Rodriguez	Beth Kigel	Dr. Susan LeFrancois
Lyn Stanfield	Dr. Narendra Kini	

AGENDA

- | | | |
|-------|--|--|
| I. | Call to Order | Cliff Otto, Chair |
| II. | Roll Call | Kristen Wharton |
| III. | Public Comment | Cliff Otto |
| IV. | Chairman's Remarks | Cliff Otto |
| V. | President's Remarks | Dr. Randy K. Avent
President |
| VI. | Board of Trustees Work Plan FY23
Action Required | Cliff Otto |
| VII. | Utility Easement with Duke Energy Florida, LLC
Action Required | Alex Landback
Associate General Counsel |
| VIII. | Consent Agenda
Action Required | Cliff Otto |
- A. Finance & Facilities Committee
1. Approve the Finance and Facilities Committee Charter
 2. Approve the FY23 University Carryforward Spending Plan and Fixed Capital Outlay Budget
 3. Approve amendment to the Campus Master Plan to include student housing to be sited on University property located immediately west of Residence Halls I & II, east of the parcels located on the pond edge
 4. Approve Florida Equity Report FY22
 5. Approve Foundation Board Reappointments:
 - a. Phillipa Greenberg
 - b. Jack Harrell III
 - c. Joshua McCoy
 - d. Ivette O'Doski

- e. Blake Paul
- f. Donna Slyster

Approve Foundation Board Appointments:

- a. Kristen Lowers
- b. Madison Yonash

- B. Academic & Student Affairs Committee
 - 1. Approve the Academic & Student Affairs Committee Charter
 - 2. Approve the 2021 Annual Textbook and Instructional Materials Affordability Report
 - 3. Approve the continuation of the Out-of-State Fee Waiver for the next four years of incoming undergraduate cohorts
- C. Strategic Planning Committee
 - 1. Approve the Strategic Planning Committee Charter
- D. Governance, Audit and Compliance Committee
 - 1. Approve the Governance, Audit, and Compliance Committee Charter
 - 2. Approve the UAC Risk Assessment & Audit Plan – FYE 23
 - 3. Approve the UAC Compliance & Ethics Program Plan – FYE 23
 - 4. Approve the Performance Based Funding Audit Scope & Objectives – 2022 Audit
 - 5. Approve Regulation FPU-1.0041 Prohibition of Discrimination in University Training or Instruction
 - 6. Approve Regulation FPU-1.005 Discrimination and Harassment Complaint and Investigation Procedures
 - 7. Approve Regulation FPU-6.005 Sick Leave
 - 8. Approve Regulation FPU-1.0125 Fraud Prevention and Detection
 - 9. Approve Policy FPU-6.0032P University Employee Bonus Plan
 - 10. Approve the Trustee evaluation instrument titled “President’s Annual Review” to be used for the evaluation of the President’s performance for fiscal year ending 2022
- E. Board of Trustees
 - 1. Approve the May 24, 2022 Board of Trustees Workshop Minutes
 - 2. Approve the May 24, 2022 Board of Trustees Meeting Minutes

IX. [Legislative and Board of Governors’ Initiatives](#)

Randy K. Avent

- A. [SB 7044](#): Postsecondary Education: New Accreditor Requirements

- B. [HB 233](#): Intellectual Freedom
 - C. [HB 7](#): Individual Freedom Addendum
 - D. Academic and Workforce Alignment
 - E. Civil Discourse Initiatives
 - 1. Annual Review and Endorsement of Statement of Free Expression ***Action Required***
 - 2. University Civil Discourse Implementation Plan ***Action Required***
-
- X. Committee Reports
 - A. Academic & Student Affairs Committee
Cliff Otto
Committee Chairs
 - B. Finance & Facilities Committee
Dr. Narendra Kini,
Committee Vice Chair
 - C. Governance, Audit, and Compliance Committee
Beth Kigel,
Committee Chair
 - D. Strategic Planning Committee
Mark Bostick,
Committee Chair
-
- XI. [Strategic Planning 2023-2028: Discussion of Future Trends](#)
Randy K. Avent, President
 - XII. [Board of Trustees Meeting Schedule](#)
Cliff Otto
 - XIII. [Board of Governors Meeting Schedule](#)
Cliff Otto
 - XIV. Closing Remarks and Adjournment
Cliff Otto

**Florida Polytechnic University
Board of Trustees
September 28, 2022**

Subject: 2022-2023 Board of Trustees Work Plan

Proposed Action

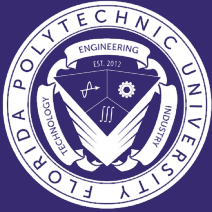
Recommend approval of the 2022-2023 Board of Trustees Work Plan.

Background Information

As the University is starting a new two-year cycle with the Board and reorganizing the Board's standing committees, work plan reviews of each of the various committees and the full Board is being performed.

Supporting Documentation: Draft 2022-2023 Board of Trustees Work Plan

Prepared by: Kristen Wharton, Assistant Secretary, University Board of Trustees



BOT Annual Work Plan 2022-2023

Board of Trustees Work Plan 2022-2023

STRATEGIC PRIORITIES

The following are strategic priorities which will be frequently discussed throughout the year:

- Strategic Plan 2023-2028
- Student Housing
- Performance Based Funding (PBF)
- Enrollment Growth
- New Academic Programs (if proposed)
- Campus and Extended Campus Growth
- Diversity, Equity, and Inclusion

SEPTEMBER

- Discussion of Strategic Priorities
- Board of Trustees FY23 Work Plan (*review and approve*)
- Board Committee 2022-2024 Charters (*review and approve*)
- Annual Review and Endorsement of Statement of Free Expression (*review and approve*)
- Civil Discourse Initiatives: Receive committee reports on initial review of current student orientation programs, student codes of conduct, and employee policies and procedures (*review only*)
- SB 7044: Postsecondary Education: New Accreditor Requirements (*review and approve*)
- HB 7: Individual Freedom Addendum (*review only*)
- Academic and Workforce Alignment (*review only*)
- Annual Financial Statements FY22 (University and Foundation) (*review only*)
- Fixed Capital Outlay Budget FY23 (*review and approve*)
- Education & General (E&G) Carryforward Spending Plan FY23 (*review and approve*)
- Florida Equity Report FY22 (*review and approve*)
- Regulations and Policies (*review and approve as needed*)
- *Engagement: event with faculty*

NOVEMBER

- Annual Board of Trustees Retreat
- Discussion of Strategic Priorities
- Annual Ethics Agreement Reviewed and Signed
- President's Annual Evaluation FY22 (*review and approve*)
- Presidential Employment Agreement Amendment (*review and approve*)
- President's Compensation Review (*review and approve*)
- Annual Report on Advanced Mobility Institute (AMI) (*review and approve*)
- Annual Report on FIPR Institute (*review and approve*)
- Five-Year Review on FIPR Institute (*review and approve*)
- Regulations and Policies (*review and approve as needed*)
- *Engagement: event with industry and major donors*

FEBRUARY

- Discussion of Strategic Priorities
- Regulations and Policies *(review and approve as needed)*
- *Engagement: event with students*

APRIL

- University Accountability Plan FY23 *(review and approve)*

JUNE

- Discussion of Strategic Priorities
- Civil Discourse Initiatives: Receive committee reports on annual review of current student orientatio programs, student codes of conduct, and employee policies and procedures *(review only)*
- President's Operational Goals FY24 *(review and approve)*
- University Operating Budget FY24 *(review and approve)*
- Capital Improvement Plan (CIP) FY25 *(review and approve)*
- Legislative Operating Budget Request (LBR) FY25 *(review and approve)*
- Performance Based Funding (PBF) Metrics: June 2023 *(review only)*
- President's 360 Review Discussion
- Regulations and Policies *(review and approve as needed)*
- *Engagement: event with University Foundation Board of Directors*

**Florida Polytechnic University
Board of Trustees
September 28, 2022**

Subject: Utility Easement with Duke Energy Florida, LLC

Proposed Committee Action

Approve the Utility Easement with Duke Energy Florida, LLC.

Background Information

Duke Energy is seeking a 4,582-foot long by 65-foot wide (6.84 acres) permanent facilities and access easement ("Easement") to accommodate the construction and maintenance of a high voltage transmission line across the southern boundary of an undeveloped/vacant parcel solely owned by the Florida Polytechnic University Board of Trustees. The parcel is 360.32 acres of reclaimed phosphate land, located less than a mile southwest of Florida Poly's main campus. The parcel is generally unsuitable for development and any potential future use of the land is limited to recreational or agricultural uses.

Duke Energy's appraisal for the proposed Easement estimated a market value of \$65,550. Florida Poly engaged an independent appraiser who concluded the market value of the Easement to be \$123,300. **After settlement negotiations, Duke Energy has agreed to pay \$99,500 for the Easement – contingent upon the formal approval of the Florida Polytechnic University Board of Trustees.** If approved, the amount of \$99,500 will be paid to the University and deposited into the University's Auxiliary Funds after closing.

The most important benefit to the University in this settlement is the decision by Duke Energy to move the transmission line away from main campus. The original planned route of the transmission line cut across the northern edge of campus between IST and I-4, which would have had a significant and negative impact to the University. Instead, the new route for the transmission line will have no impact to the University's main campus.

Supporting Documents:

1. Easement with Duke Energy Florida, LLC
2. Duke Energy Route Map
3. Duke Energy Appraisal Report
4. Florida Poly Appraisal Review Report

Prepared by: Alex Landback, Associate General Counsel

The Florida Polytechnic University Board of Trustees; Item #073.1
Osprey to Kathleen – New 230kV Line
Thor #: 2826T1 Oracle #: FLOSPRK01
Site #: 115703



Prepared By:
Manny R. Vilaret, Esquire
Vilaret Law, PLLC
10901 Danka Circle, Suite C
Saint Petersburg, Florida 33716

EASEMENT

KNOW ALL MEN BY THESE PRESENTS, the undersigned, successors, and assigns (GRANTOR herein), in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, grant and convey to **DUKE ENERGY FLORIDA, LLC, a Florida limited liability company d/b/a DUKE ENERGY** (GRANTEE herein), Post Office Box 14042, St. Petersburg, Florida 33733, its successors, assigns, lessees, licensees, transferees, permittees, and apportionees, the right, privilege and easement to construct, remove, reconstruct, operate, and maintain in perpetuity overhead and/or underground electric transmission and distribution lines, communication systems and related facilities for providing electric energy services, and communications services (but only used by GRANTEE in connection with the delivery of electric energy services) and the transmission of any and all present or future form of communication by any present or future means or method (including, with respect to all grants herein, supporting structures, communication and other wires, fiber optics, guys, anchors, attachments and accessories desirable in connection therewith) all of which may be installed or constructed over, under, upon, across, through and within the following described lands in Polk County, Florida, and referred to hereinafter as the Easement Area to wit:

See Exhibit "A", attached hereto, incorporated herein, and by this reference made a part hereof.

Tax Parcel Number: **24-27-13-000000-012010**

Together with the right to construct, install, operate, utilize, patrol, inspect, alter, improve, repair, rebuild, relocate or remove such lines, systems and supporting monopole structures and related facilities, including the right to adjust the centerline within the Easement Area and to build, maintain and protect such roadways as may reasonably be required for these purposes. GRANTEE commits to limit the number and location of poles as set out in **Exhibit B**, the pole location map(s). At the time of initial installation of the support structures (poles), if a conflict exists that makes it impossible to erect the poles in the locations shown on **Exhibit "B"**, then the poles may be relocated no more than ten feet (10') from the agreed upon locations. Once the support structures (poles) have been installed, the poles cannot be relocated more than ten (10') feet from the initial construction locations.

GRANTEE shall have all other rights and privileges reasonably necessary or convenient for the safe and efficient operation and maintenance of said electric transmission and distribution lines, communication systems and related facilities, including (i) the right to trim, cut, remove, and keep clear trees, limbs and undergrowth within said Easement Area and the right to cut down at any time and from time to time, in GRANTEE's sole discretion, any tree standing outside the Easement Area which if felled, or upon falling, could fall within five (5) feet of any conductor or other facility included within said Easement Area, and further including (ii) the reasonable right to enter upon adjoining lands of the GRANTOR by such route or routes, including private roads and ways then existing thereon, on foot or by conveyance, with materials, supplies, and equipment as may be desirable for the purpose of exercising all rights herein granted and further including (iii) the right to install gates a minimum of sixteen (16) feet in width if GRANTOR has installed a fence within or across the Easement Area, along with GRANTEE's lock linked with GRANTOR's lock and further including (iv) the right to relocate any listed or protected plant or animal species found within the Easement Area to another location within the Easement Area. As a result of said relocations, GRANTEE hereby agrees to restore the Easement Area to as near as practicable to the original condition.

GRANTOR covenants and agrees that no trees, buildings, structures, ponds, or obstacles will be located or constructed within the Easement Area nor shall ground elevation be altered more than two (2) feet.

GRANTOR shall have all other rights in and to said Easement Area not inconsistent with (i) GRANTEE's right to the safe and efficient operation and maintenance of said electric transmission and distribution lines, communications systems and

Return to: Duke Energy
Attn: Data and Document Management
3300 Exchange Place, NP04
Lake Mary, FL 32746

related facilities, including clear, continuous access within the Easement Area, (ii) GRANTEE'S right-of-way utilization or encroachment guidelines, or (iii) any federal, state, or local laws, rules, or regulations; including, but not limited to, the right to utilize said Easement Area for (a) ingress and egress, (b) general farming, (c) construction, maintenance and travel over roads and streets across the Easement Area.

PROVIDED, HOWEVER, that as a condition precedent to the exercise of any such right other than ingress and egress, GRANTOR covenants and agrees to obtain from GRANTEE ((800) 700-8744, www.prgnprojectsolutions.com, or P.O. Box 14042, St. Petersburg, Florida 33733, Attention: Asset Protection Right-of-Way Specialist) a prior written determination that the exercise of such right is not inconsistent with the safe and efficient operation and maintenance of said electric transmission and distribution lines and communications systems or with any of the foregoing guidelines or laws.

GRANTOR warrants and covenants that it has the right to convey to GRANTEE this easement, and that GRANTEE shall have quiet and peaceful possession, use and enjoyment of same.

All covenants, terms, provisions and conditions herein contained shall inure and extend to and be obligatory upon the successors, lessees and assigns of the respective parties hereto.

[SIGNATURES APPEAR ON NEXT PAGE]

IN WITNESS WHEREOF, the said GRANTOR has hereunto affixed its hand and seal this _____ day of _____, 2022.

GRANTOR:
THE FLORIDA POLYTECHNIC UNIVERSITY
BOARD OF TRUSTEES

ATTEST:

Secretary

Chair

Print or Type Name

Print or Type Name

SIGNED, SEALED AND DELIVERED
IN THE PRESENCE OF:

Grantor's mailing address:

Signature of First Witness

4700 Research Way

Lakeland, FL 33805

Print or Type Name of First Witness

CORPORATE SEAL

Signature of Second Witness

Print or Type Name of Second Witness

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this _____ day of _____, 2022 by _____, **Chair of The Florida Polytechnic University Board of Trustees**. He/she is personally known to me or has produced _____ as identification.

[Notary Seal]

Notary Public

Name typed, printed or stamped

My Commission Expires: _____

Legal Description:

Parcel #24-27-13-000000-012010

A portion of a parcel recorded in Official Records Book 8791, Page 489, public records of Polk County, Florida, lying in Section 13, Township 27 South, Range 24 East, being described as follows:

Commence at the southeast corner of said Section 13; thence South 89°32'53" West, along the south line of said Section 13, a distance of 352.09 feet to the south line of a parcel recorded in Official Records 7984, Page 459, public records of Polk County, Florida; thence North 54°46'24" West, along said south line, a distance of 392.44 feet to the southeast corner of said parcel recorded in Official Records Book 8791, Page 489, and the Point of Beginning; thence South 89°47'05" West, along the south line of said parcel recorded in Official Records Book 8791, Page 489, a distance of 4582.14 feet to the west line of said Section 13; thence North 00°25'30" West, along said west line, a distance of 65.00 feet; thence North 89°47'05" East, a distance of 4582.38 feet to the east line of said parcel recorded in Official Records Book 8791, Page 489; thence South 00°13'00" East, along said east line, a distance of 65.00 feet to the Point of Beginning

Contains 6.84 acres (297,846 Square Feet)

Surveyor's Notes:

1. North and the bearings shown hereon are referenced to the south line of Section 13, Township 27 South, Range 24 East as being South 89°32'53" West.
2. All measurements shown hereon are in U.S. Survey Feet.
3. An abstract of title was not performed by or furnished to Pickett and Associates, LLC. Any easements or encumbrances that may appear as a result of said abstract are not warranted by this sketch.
4. Legal description was prepared by Pickett and Associates, LLC per client request and is based on deeds of record and a field survey to locate the controlling corners needed to establish the parcels, right-of-way and easement shown in the legal description and sketch hereon.
5. This sketch meets the applicable "Standards of Practice" as set forth by the Florida Board of Professional Surveyors and Mappers in rule 5J17.051-.053, Florida Administrative Code. Not valid without the original signature and the raised seal or the electronic signature and computer generated seal of a Florida Licensed Surveyor and Mapper.

Gregory A. Prather, P.S.M. Florida Registration No. P.S.M. 5135 DATE
 Pickett and Associates, LLC Florida Registration No. LB 364

0071.3-SD03-OK-06222022.DWG



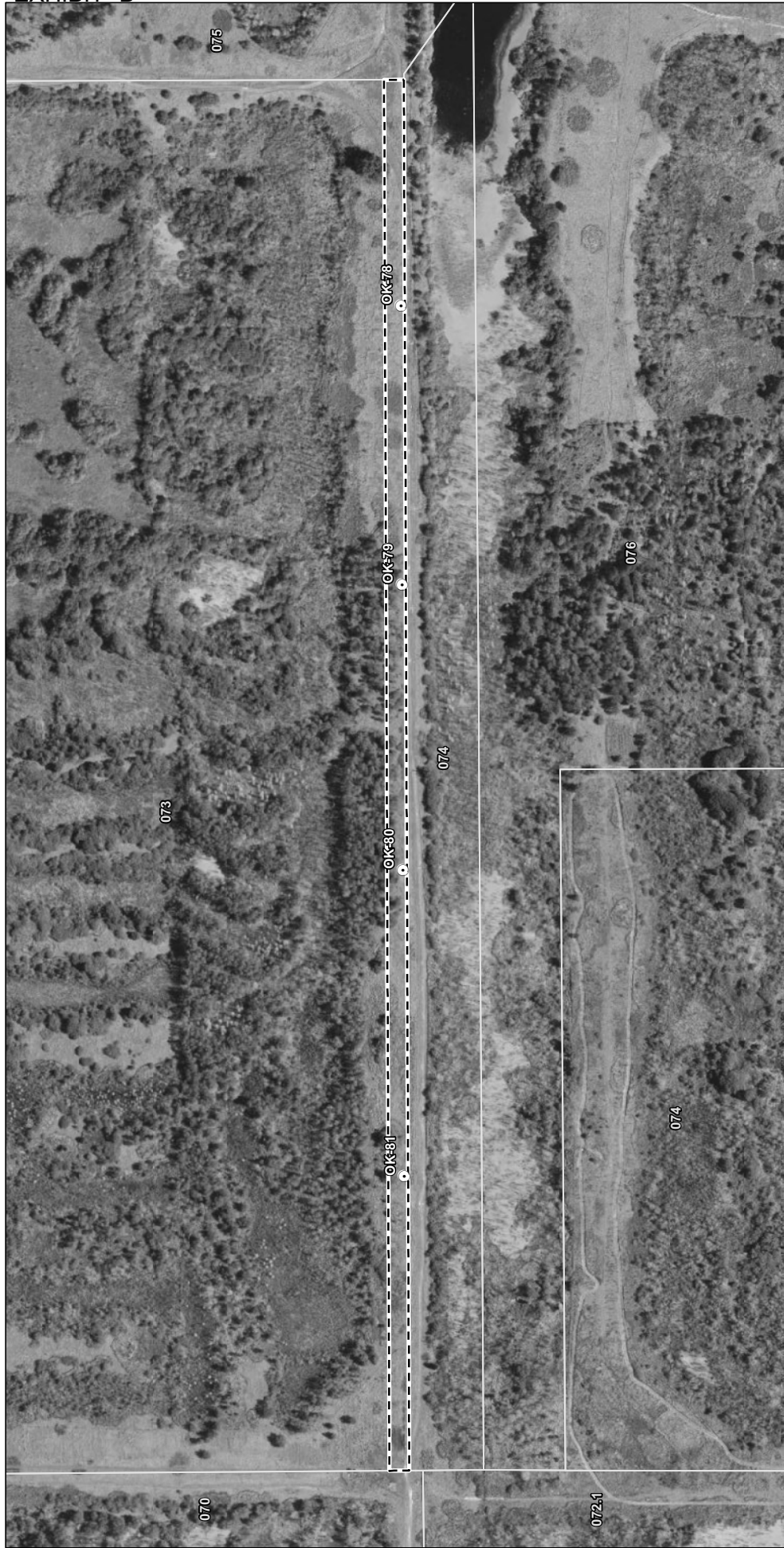
 <p>PICKETT SURVEYING • ENGINEERING</p> <p>3710 AIRPORT COMMERCE DR. STE. 10 LAKELAND, FLORIDA 33811 L.B. NUMBER 364 (863) 533-9095 www.pickettusa.com</p>	CERTIFIED TO: DUKE ENERGY FLORIDA, LLC		 <p>DUKE ENERGY[®]</p> <p>550 S. TRYON STREET CHARLOTTE, N.C. 28202 TELEPHONE NO. (704)382-2361</p>
	DESCRIPTION SKETCH THE FLORIDA POLYTECHNIC UNIVERSITY BOARD OF TRUSTEES OSPREY TO KATHLEEN		
REVISIONS	1	06/20/22	JJC
	2	06/22/22	JJC
VENDOR PROJECT No.	18862		
VENDOR DRAWING No.	SD 6127		
DRAWN	CHECK	SCALE: N/A	
ND	JJC	DATE: 05/25/22	
		WO: 27030448	SHEET 1 OF 2
		SITE:	LU:

EXHIBIT "B"

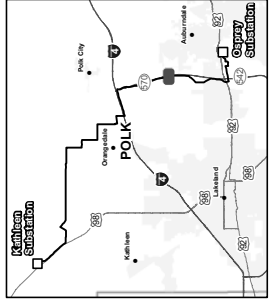


AECOM

**Easement Review Exhibit
Item 73**

**Kathleen - Osprey
Proposed 230 kV Transmission Line
Polk County, Florida**

Prepared By: NAB | Page 1 of 1 | Document: 00228-17-0106-0034
 Checked By: PAB | Job: Osprey | Rev. Date: 8/23/2022 | Rev. A



REFERENCES:
World Imagery Basemap (FDOT 2019)

Coordinate System: NAD 1983 StatePlane Florida West FIPS 0902
 Feet
 Projection: Transverse Mercator; Units: Foot US

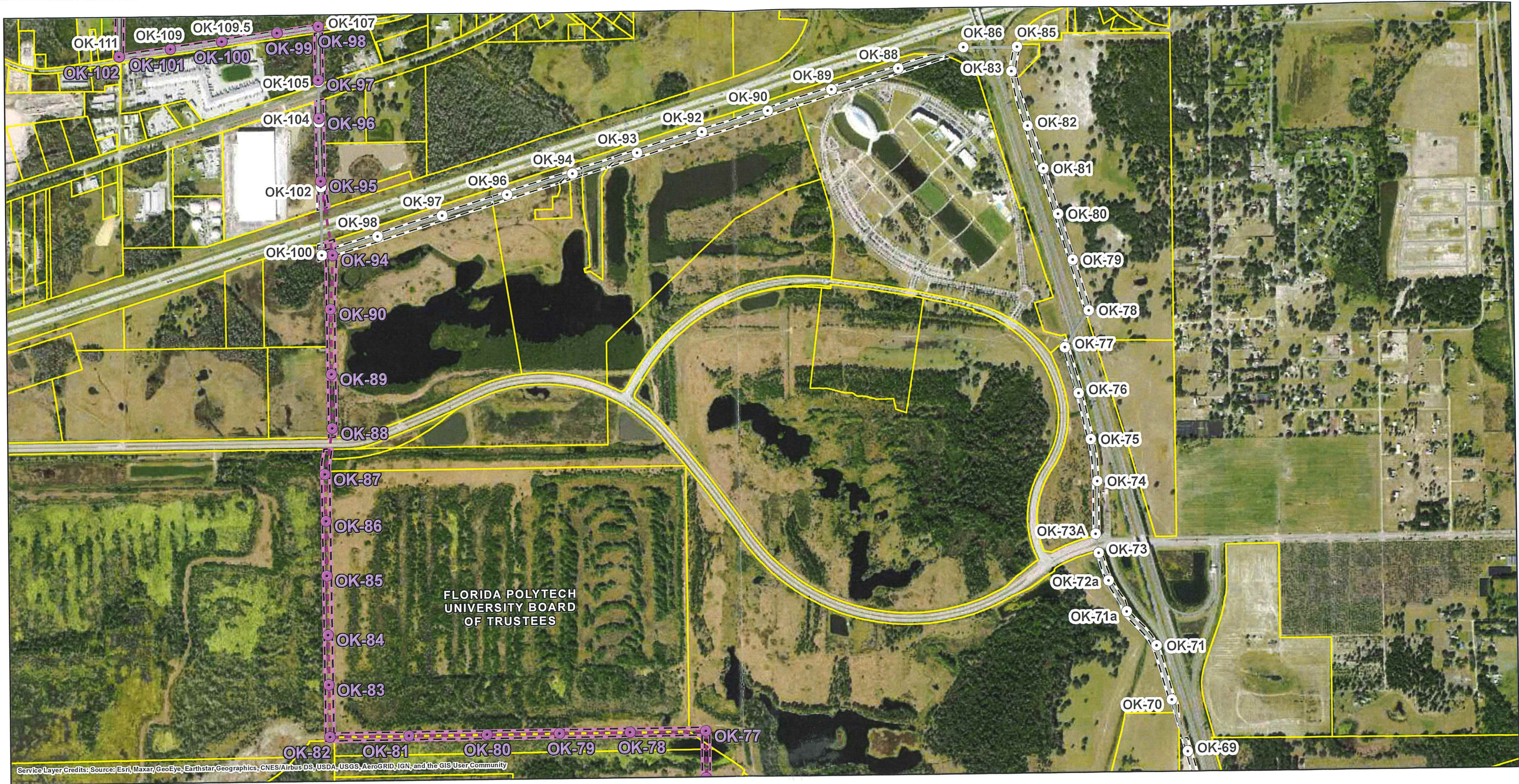
0 350 700
 Feet

NOTES:
 - DEF Survey Data (supplied 02/16/2022), Pickett
 Surveying & Engineering plans dated 04/03/2019 Revised
 02/15/2022 (Project Number 18862; Drawing No. LD
 6488)

FOR PRELIMINARY DISCUSSION ONLY

Legend

- Structure Location
- Easement Area
- Parcel Boundary



Service Layer Credits: Source: Esri, Maxar, GeoEye, Earthstar, Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

Legend

- Structure Location
- Re-Alignment Structures
- Kathleen - Osprey Alignment
- - - Re-Alignment
- Easement Area
- Re-Alignment Easement Area

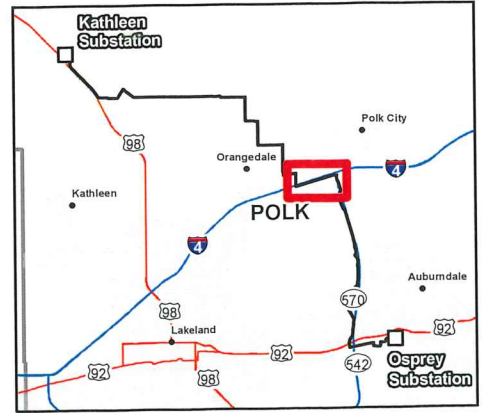
NOTES:
 - DEF Survey Data (supplied 09/22/2021)- Pickett Surveying & Engineering plans dated 4/03/2019 Revised 9/21/2021 (Project Number 18862; Drawing No. LD 6488)

FOR PRELIMINARY DISCUSSION ONLY
DRAFT

REFERENCES:
 World Imagery Basemap (FDOT 2019)

0 750 1,500 2,250
 Feet

Coordinate System: NAD 1983 StatePlane Florida West FIPS 0902 Feet
 Projection: Transverse Mercator: Units: Foot US



AECOM

Figure 2
Route Alignment Review
Florida Polytech University

Kathleen - Osprey
 Proposed 230 kV Transmission Line
 Polk County, Florida

Prepared For: Duke Energy, Burns & McDonnell

Prepared By: NAB	Page 1 of 1	Document: 00228-17-DWG-0034
Checked By: BAB	Job: Osprey	Rev Date: 2/10/2022
		Rev: A

**APPRAISAL REPORT
DUKE ENERGY FL – PROPOSED EASEMENT
2826T1 – OSPREY TO KATHLEEN ITEM 71.3 PFA
FLORIDA POLYTECHNIC UNIVERSITY BOARD OF TRUSTEES
3625 UNIVERSITY BOULEVARD
LAKELAND, POLK COUNTY, FLORIDA**

PCPA PARCEL ID: 24-27-13-000000-012010

**JULY 5, 2022 REPORT & VALUE DATE
FILE NO.: 2020-025.071.3**

**AT THE REQUEST OF
BURNS & McDONNELL ENGINEERING COMPANY,
VILARET LAW, PLLC,
AND
SHUTTS & BOWEN, LLLP
FOR
DUKE ENERGY FLORIDA**

**PREPARED BY
REED APPRAISAL COMPANY
1102 SOUTH FLORIDA AVENUE
P.O. BOX 7627
LAKELAND, FLORIDA 33807-7627**

REED APPRAISAL COMPANY
REAL PROPERTY APPRAISERS AND CONSULTANTS

1102 SOUTH FLORIDA AVENUE • P.O. BOX 7627 • LAKELAND, FLORIDA 33807-7627
OFFICE: (863) 660-7558 • EMAIL: david@reedappraisalco.com

July 5, 2022

Mr. Manny Vilaret, Esquire
Vilaret Law, PLLC
10901 Danka Circle, Suite C
St. Petersburg, FL 33716

Mr. Fred S. Werdine, Esquire
Shutts & Bowen, LLP
4301 W. Boy Scout Boulevard, Suite 300
Tampa, FL 33607

Dear Mr. Vilaret and Mr. Werdine:

In accordance with your request, we have completed an appraisal of the Florida Polytechnic University Board of Trustees - Item 71.3 PFA Proposed Easement which is part of the Duke Energy Polk County Reliability Enhancement Project. This project is for the need to build a new 230kV transmission line on overhead structures running from the Kathleen Substation (12347 US Hwy 98 N, Lakeland) to the Osprey Energy Center (1651 Derby Ave. W, Auburndale) and the Haines City East Substation (2450 Cypress Pkwy., Haines City). The Parent Tract is within the 26.2 mile Osprey to Kathleen segment of the project identified as 2826T1 which runs from the Kathleen Substation to the Osprey Energy Center. The new 230kV transmission line will be constructed with new monopole structures.

The Florida Polytechnic University Board of Trustees - Item 71.3 PFA is in Lakeland, Polk County.

The Item 71.3 PFA Parent Tract is the 360.32 acre Florida Polytechnic University Board of Trustees property located at 3625 University Boulevard. The property is adjacent to the western portion of the Williams PUD and other Williams Acquisition Holding Co., Inc. properties in the areas south of Interstate 4, west of the Polk Parkway and east of State Road 33 that were mined for phosphate in the 1950's and 1960's +/- and reclaimed. The Parent Tract is a limited utility/recreational property.

Item 71.3 PFA is a Permanent Facilities and Access Easement that will encumber 6.84 acres (297,846 sq. ft.) adjacent to the southern boundary of the Parent Tract with a depth of 65'.

The purpose of this appraisal is to estimate the current loss in market value to the property as a result of the proposed acquisition and use of the described easement. The attached report of 48 pages provides a description of this property, the Proposed Easement and use and our method of valuation. The Table of Contents following this letter serves as an outline of the report which is followed by a Summary Page.

In our opinion, the loss in market value to the herein described property, as of this date, is:

\$65,550

Allocated as follows:

Permanent Facilities and Access Easement Rights	\$65,550
Damages to Unencumbered Remainder	\$0
Cost to Cure	<u>\$0</u>
Total Loss in Market Value	\$65,550

The loss in value to the land for Item 71.3 PFA of \$65,550 is based on effects of the Proposed Permanent Facilities and Access Easement due to the proposed acquisition and use estimated at 75% of the fee land value of \$0.29 per sq. ft. (\$12,500 per acre).

There is no damage to the remainder and no cost to cure.

For the current project and future use, the easement area and any allowed improvements will be restored to as good or better condition.

This appraisal is subject to the Assumptions and Limiting Conditions and other comments stated herein.

We appreciate being considered for this assignment. Please feel free to call on us should you or any intended users of this report need further clarification or assistance.

Respectfully submitted,

REED APPRAISAL COMPANY

David S. Reed, MAI Digitally signed by David S. Reed, MAI
Date: 2022.07.05 17:56:31 -04'00'

David S. Reed, MAI
State-Certified General Appraiser
Certificate # RZ3244

2020-025.071.3.rpt(Osprey-OK-Item 071.3 PFA-FL Poly)

Stanley B. Reed, MAI Digitally signed by Stanley B. Reed, MAI
Date: 2022.07.05 17:56:55 -04'00'

Stanley B. Reed, MAI
State-Certified General Appraiser
Certificate # RZ71

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SUMMARY PAGE

Owner: Florida Polytechnic University Board of Trustees

Title Information: Special Warranty Deed Recorded in OR Book 8791, Page 0489

Location: 3625 University Boulevard, Lakeland, Polk County, FL 33805

Duke Energy FL Item: 71.3 PFA (Permanent Facilities and Access Easement) – 6.84 acres (297,846 sq. ft.), 65' ± depth, adjacent to the southern boundary of the 360.32 acre Parent Tract

PCPA Parcel ID: 24-27-13-000000-012010

Zoning & Land Use: No zoning assigned, western portion has Recreation land use and the eastern portion has Conservation land use

Relevant Setbacks: None, the Proposed Easement area is not considered functional for buildings and therefore, setbacks are not relevant

Present Use: Vacant, cattle on land areas

Highest & Best Use: Recreation/agricultural

Property Rights Appraised: Fee Simple Interest in Land, Easement Rights

Value Appraised: Market Value (interchangeable/synonymous with “Value” within report)

Existing Encumbrances: None

Date of Appraisal & Report: July 5, 2022

Total Loss in Fair Market Value: **\$65,550**; allocated as follows:

Permanent Facilities & Access Easement Rights	\$65,550
Damages to Unencumbered Remainder	\$0
Cost to Cure	<u>\$0</u>
Total Loss in Market Value	\$65,550

Unusual Circumstances or Conditions: None

PURPOSE OF APPRAISAL

The purpose of this appraisal is to estimate the Total Loss in Market Value to the Florida Polytechnic University Board of Trustees - Item 71.3 PFA property as a result of the herein described easement acquisition, construction and/or use.

The Proposed Permanent Facilities and Access Easement is part of the Duke Energy Polk County Reliability Enhancement Project. This project is for the need to build a new 230kV transmission line on overhead structures running from the Kathleen Substation (12347 US Hwy 98 N, Lakeland) to the Osprey Energy Center (1651 Derby Ave. W, Auburndale) and the Haines City East Substation (2450 Cypress Pkwy., Haines City). The Parent Tract is within the 26.2 mile Osprey to Kathleen segment of the project identified as 2826T1 which runs from the Kathleen Substation to the Osprey Energy Center. The new 230kV transmission line will be constructed with new monopole structures.

The Florida Polytechnic University Board of Trustees - Item 71.3 PFA Parent Tract property contains 360.32 acres.

KEY DEFINITIONS AND CONCEPTS

Market Value, as used in this appraisal, is defined as:

The most probable price, as of a specified date, in cash, or in terms equivalent to cash, or in other precisely revealed terms, for which the specified property rights should sell after reasonable exposure in a competitive market under all conditions requisite to a fair sale, with the buyer and seller each acting prudently, knowledgeably, and for self-interest, and assuming that neither is under undue duress.

Source: *The Appraisal of Real Estate*, 15th edition, The Appraisal Institute

Total Loss in Value, as used in this appraisal:

For purposes of this appraisal, the term or concept of (as a result of the acquisition, construction and/or use of the proposed easement) is that amount which will include the Value of the Part (or Interest) Acquired and any Loss or Damage to the Remainder property, if any, in an amount to compensate or make the owner whole again in terms of Market Value.

Fee/Fee Simple Estate/Fee Simple Interest are synonymous/interchangeable and defined as:

Absolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat.

Source: *The Dictionary of Real Estate Appraisal*, 6th Edition, The Appraisal Institute

The **Larger Parcel/Parent Tract** is defined as:

In governmental land acquisitions and in valuation of charitable donations of partial interests in property such as easements, the tract or tracts of land that are under the beneficial control of a single individual or entity and have the same, or an integrated, highest and best use. Elements for consideration by the appraiser in making a determination in this regard are contiguity, or proximity, as it bears on the highest and best use of the property, unity of ownership, and unity of highest and best use. In most states, unity of ownership, contiguity, and unity of use are the three conditions that establish the larger parcel for the consideration of severance damages. In federal and some state cases, however, contiguity is some-times subordinated to unitary use.

Source: *The Dictionary of Real Estate Appraisal*, 6th Edition, The Appraisal Institute

An **Easement** is defined as:

"An interest in real property that transfers *use*, but not ownership, of a portion of an owner's property."

Source: *The Appraisal of Real Estate*, 15th edition, The Appraisal Institute

Bundle of Rights Theory:

The concept that compares property ownership to a bundle of sticks with each stick representing a distinct and separate right of the property owner, e.g., *the right to use real estate*, to sell it, to lease it, to give it away, or to choose to exercise all or none of these rights.

Source: *The Dictionary of Real Estate Appraisal*, 6th Edition, The Appraisal Institute

This theory is further explained in *The Appraisal of Real Estate*, 15th edition, The Appraisal Institute, with key points paraphrased as follows:

The total range of private ownership interests in real property is called the bundle of rights. Imagine a bundle of sticks in which each "stick" represents a distinct and separate right or interest. The bundle of rights contains all the interests in real property, *including the right to use the real estate*, sell it, lease it, *enter it*, and give it away, and each "stick" can be separated from the bundle and traded in the market.

The US Constitution guarantees the private enjoyment of these rights...

The most complete form of ownership is the fee simple interest...

Because each stick in the bundle of rights represents a separate right or interest inherent in the ownership, these individual rights can be separated from the bundle by sale, lease, mortgage, donation, or another means of transfer.

Each individual right in the bundle may have potential value. If any or all are removed from the fee simple interest, one or more partial interests are created.

In this appraisal of the Total Loss in Value, the key component of the "Bundle of Rights Theory" considered is *the right to use the real estate*, which includes subsurface rights, surface rights and aerial rights.

The surface rights are the most significant component with the subsurface and aerial rights considered to have equal contribution.

It is our opinion that these rights may be allocated as:

Subsurface Rights	20%
Surface Rights	60%
Aerial Rights	<u>20%</u>
Total Bundle of Rights	100%

This allocation and consideration of the separation of these rights of use as a result of the acquisition, construction and/or use of the proposed Easement are the bases for our opinions of the effects on the percentage of the fee land value (Loss in Value to the land).

SCOPE OF APPRAISAL

The subject of this appraisal is a Permanent Facilities and Access Easement to be acquired over a portion of the Parent Tract.

This is a limited appraisal presented in an Appraisal Report with content similar as to what was previously classified as a Summary Appraisal Report. The appraisal is limited to consideration of only land and affected improvements, if any. There are no damages to the unencumbered remainder property. A complete appraisal with a 'before' and 'after' valuation would produce the same result.

Certain background material and information, exhibits, explanations, documentation, etc. which would be included in what was previously classified as a Self-Contained Appraisal Report are not in this report, but are maintained in our files and incorporated herein by reference.

Procedures followed in performing this appraisal are -

- examination of proposed easement sketch and legal description, project base map/aerial route map showing subject easement, title work and other project related information provided by Duke Energy/Burns & McDonnell Engineering Company
- obtain certain information about the subject property, such as site and improvement data, zoning-land use, taxes, utilities, etc.
- as instructed, no contact with Property Owner or their representative; client has corresponded with their representative, Ms. Deborah A. Ruster, Esquire, Peterson & Myers, P.A.
- inspection of the subject property on March 2, 2021; emphasis of inspection on accessible areas of the Proposed Easement
- examination of local and general area market activity as to comparable land sales, supply and demand, etc.
- consideration of the highest and best use of the property
- application of the sales comparison approach valuation method to provide a credible opinion as to the market value the fee interest portion of the Parent Tract land which is affected by the Proposed Easement
- observation of similar utility easements in the local and other market areas; including observations in Polk County and small portions of Hillsborough and Osceola Counties for consideration in this Duke Energy Florida project
- consideration of the effects of the proposed easement acquisition
- preparation of an Appraisal Report, for use by client, for use in easement acquisition and for anticipated testimony as to a good faith value estimate in eminent domain proceedings, if needed
- the client is Burns & McDonnell Engineering Company on behalf of Duke Energy Florida
- the intended users of this report are Vilaret Law, PLLC, Shutts & Bowen, LLLP, Burns & McDonnell Engineering Company and Duke Energy Florida personnel related to the subject project, the property owner and legal counsel or other agents for the property owner related to this matter; there are no other intended users of this report

The following report outlines this process and presents the data and bases for the conclusion as to the Loss in Market Value.

REPORT TYPE, DATE OF APPRAISAL & REPORT

This is an Appraisal Report.

The date of this appraisal and report is July 5, 2022.

PARENT TRACT SUMMARY

Ownership

The Parent Tract property is owned by Florida Polytechnic University Board of Trustees. The property contains 360.32 acres.

There have not been any sale transactions or transfers within the past five years.

The Parent Tract is not known to be offered for sale on the open market.

Determination of Parent Tract

The Parent Tract is a total of 360.32 acres and consists of Polk County Property Appraiser's Parcel ID 24-27-13-000000-012010.

The determination that the Parent Tract consists of this parcel is based on:

1. Contiguity: The property is contiguous.
2. Unity of Ownership & Use: The property is owned by the Florida Polytechnic University Board of Trustees which does not own any adjacent properties. The Florida Polytechnic University campus is 3,100' ± northeast of the Parent Tract and there is no apparent integrated use.
3. Unity of Highest and Best Use: The entire property has the highest and best use of recreational and/or agricultural uses

Legal Description

For purposes of this appraisal the legal description for the Parent Tract property which consists of 360.32 acres is Polk County Property Appraiser's Parcel ID 24-27-13-000000-012010. Legal description included with the title work provided is maintained in workfile.

General & Neighborhood Area

It is assumed that the client and intended users of this report are familiar with Polk County and in particular the Lakeland, Auburndale, Winter Haven, and Polk City area economies and how they relate to the Parent Tract. Information related to economic base, market conditions, growth and development trends, etc. can be provided if needed.

The Parent Tract is adjacent to the "Williams PUD" and other Williams properties which area along the south side of Interstate 4 (105,000 vehicles per day) between the State Road 33 interchange and northern terminus of the Polk Parkway. University Boulevard provides a connection through this area from State Road 33 to the Pace Road interchange with the Polk Parkway. Florida Polytechnic University is in the southwest quadrant of I-4 and the Polk Parkway and is accessed by Research Way, a loop type road with two access points on University Boulevard.

Lakeland and Auburndale have been experiencing significant growth which is expected to continue with strong demand for business park/distribution warehouse and residential development.

There is significant distribution warehouse/business park development in the southwest quadrant of I-4 and SR 33 interchange and along SR 33 to the east-northeast near the northern terminus of the Parkway.

The Bridgewater residential development and recently developed apartments are along SR 33 west-southwest of the business parks in the southwest quadrant of I-4 and SR 33 interchange.

The dense residential development and intense supporting commercial uses in north Lakeland are west and south of the SR 33 and I-4 interchange area. Terrain conditions associated with the prior phosphate mining are the primary reason for the lack of more significant development in the immediate areas south and southwest of the Parent Tract.

To the north there is less dense residential development/rural residential as well as significant agricultural properties within the southern portion of the Green Swamp.

Auburndale has been growing to the north with substantial development in recent years (initially residential subdivisions, supporting commercial underway with additional planned).

Noteworthy development/activity along the eastern/Auburndale side of the Polk Parkway includes:

- FDOT SunTrax research facility (self-driving vehicles, toll road monitoring devices, etc.); fronts east side of Polk Parkway, 1.5 miles south of Pace Road (University Blvd. west of the Parkway)
- Mixed use, business park focused development along the south side of Pace Road between the Parkway and Berkely Road
- Pending Braddock Road interchange (completion planned in 2024), 4.4 ± miles south of Pace Road

An Amazon mega distribution warehouse was developed in 2020 in the southwest quadrant of I-4 and SR 559 (next interchange east of the northern terminus of the Polk Parkway). The property adjacent to the east is currently being developed with large scale distribution warehouses.

Other than Florida Polytechnic University (formerly part of the Parent Tract), no development has occurred within the Williams PUD. The lack of activity is attributable to both the large scale ownership with no significant efforts to sell off small to medium sized properties and site conditions associated with the prior phosphate mining, which are discussed in the following section of this report. Of note is that in 2017 Advent Health purchased 104 ± acres on the south side of I-4 and north side of University Boulevard, just west of the Williams PUD. No development activity has occurred despite initial plans released in May of 2018 stating a free-standing emergency department would open in 2020.

The following chart summarizes ESRI demographic information obtained from the Site To Do Business (stdb.com operated by the CCIM institute).

2021 POPULATION			
2010-2021 ANNUAL POPULATION GROWTH RATE			
2021-2026 ANNUAL POPULATION GROWTH RATE			
MEDIAN HOUSEHOLD INCOME			
AVERAGE HOUSEHOLD INCOME			
LAKELAND	AUBURNDALE	WINTER HAVEN	POLK COUNTY
270,292	34,034	115,538	721,312
1.18%	1.28%	1.62%	1.62%
1.24%	1.19%	1.36%	1.50%
\$54,864	\$53,321	\$50,827	\$52,507
\$73,179	\$69,112	\$67,721	\$68,539

The future outlook for this area along the “I-4 corridor” is excellent as the Lakeland, Auburndale and overall Central Florida area continue to grow.

Location & Property Type

The Parent Tract consists of a rectangular 360.32 ± acres located at 3625 University Boulevard. The northwest corner of the property is about 10' southwest of University Boulevard. Williams Acquisition Holding Co., Inc. owns the adjacent properties. About 225' southeast of the northeast corner of the Parent Tract is an agricultural gate with access to a field road that runs along the eastern boundary of the property (apparently meandering onto and off of the Parent Tract) which then cuts across the southeast corner and then continues in an east-west orientation along Williams owned property close to the southern boundary of the Parent Tract. For valuation purposes, it is assumed that there is functional access to the Parent Tract.

The Parent Tract is within the large scale area that was mined for phosphate in the 1950's and 1960's +/- and reclaimed mostly in the "land & lakes" configuration using overburden and sand tailings material. The phosphatic clays or "slimes" were contained in large bermed ponds located on portions of the property which is evident based on observation of the land forms and from past and recent aerial maps.

Reclaimed mine land generally requires extraordinary site preparation, building and site improvement costs. Examples are piling or post-tension slabs, grading and leveling, land configuration modification, etc.

As shown on the maps included with the exhibits, there are extensive areas within the Flood Zone and National Wetlands Inventory as well as significant areas with hydric soils. The soil types provide further evidence/confirmation of the prior, extensive phosphate mining.

The uplands and other land areas are predominantly pasture with some heavily vegetated and wooded areas. The balance of the property is water bodies/pits/lakes (most highly irregular), swamp/marsh and low/flood plain areas. The land areas are used for cattle with some cross fencing and gates.

The estimates and descriptions of the site characteristics and improvements are based on review of Polk County Property Appraiser's records, Polk GIS maps, FEMA flood maps, National Wetlands Inventory maps, Mapwise.com aerial-GIS maps, Google Earth, the site plan obtained from the owner's website and inspection.

Wetland delineation maps for the Proposed Easements/transmission line route prepared for the Duke Energy Florida project by AECOM were provided. No other geotechnical survey, flood zone determination or wetland delineation for the overall Parent Tract was provided for our consideration. Formal determinations of such matters are beyond the scope of our professional capabilities as real estate appraisers. Should qualified professionals determine significantly different results, our conclusions may need to be reconsidered.

Parent Tract maps and photographs are included with the exhibits.

Existing Encumbrances

We are not aware of any existing encumbrances relevant to this appraisal.

Other encumbrances not relevant to this appraisal may exist.

Zoning/Land Use

The Parent Tract is within the City Limits of Lakeland.

No zoning designation has been assigned.

The western portion has Recreation land use (not intended for dwellings/residences) and the eastern portion has Conservation land use (maximum of 1 dwelling units per 10 acres).

Assuming LD (Limited Development) zoning, which is the district applicable for these land use designations, up to 1 dwelling unit per 5 acres is permitted within Recreation land use and 1 dwelling unit per 10 acres within Conservation land use. Although these zoning regulations seem to be the inverse of the land use, it is how it is defined by the use tables within Article 2., Subsection 3.

Zoning and Land Use maps of the Parent Tract are included with the exhibits.

Highest and Best Use – “Before”

Based on consideration of the physical characteristics, legal regulations and economic/maximally productive standpoints, the highest and best use conclusion for the Florida Polytechnic University Board of Trustees property is recreational and/or agricultural uses.

The physical characteristics of the Parent Tract significantly limit potential uses. The southern portion of the property where the Proposed Item 71.3 PFA is located is mapped with clayey soils. Due to the configurations of land forms, wetlands and soils it is not probable that residences would be constructed on the Parent Tract, particularly in the southern portion of the property.

From a legal standpoint, only very low density development of 1 unit per 5 acres and 1 unit per 10 acres would be permitted without pursuing land use changes.

From an economic and maximally productive standpoint, it is probable for there to be demand for recreational use of the Parent Tract, particularly given the “in town” location. Given the physical challenges, demand for residential use it is not likely, especially for the southern portion of the property.

Therefore, the highest and best use of the Parent Tract is concluded to be for recreational and/or agricultural uses.

METHOD OF VALUATION

The Loss in Value as a result of the described easement acquisition and construction or use of the easement will be estimated by valuing the Part Acquired as a part of the Whole. The Part Acquired is based on the percentage of fee interest that is affected by the proposed encumbrances.

In this appraisal, there are no Damages to the Remainder and no Cost to Cure.

In effect, a “Before and After” valuation would produce the same result.

The three conventional methods of property valuation are the Cost, Sales Comparison and Income Approaches to Value.

In this appraisal of an interest in land, the Sales Comparison Approach method of valuation will be used to estimate the value of the fee simple interest in the land. The Cost Approach and Income Approach are not applicable for this valuation of the land component of the property.

The Sales Comparison Approach is based on a direct comparison of the Parent Tract with recent sales of similar properties.

The emphasis of the land valuation is the southern portion of the Parent Tract where the Proposed Item 71.3 PFA is located.

PROPOSED PERMANENT FACILITIES AND ACCESS EASEMENT – ITEM 71.3 PFA

Location and Size

The Proposed Easement is adjacent to the southern boundary of the Parent Tract.

6.84 acres (297,846 sq. ft.); rectangular, 65' deep by 4,582' ± wide

The southern portion of the Proposed Easement route in this area is on the adjacent Williams Acquisition Holding Company, Inc. property.

The preliminary project plans are for 4 monopole structures to be placed within the southern portion of the Proposed Easement.

See Easement Aerial Maps with the exhibits.

Relevant Zoning Setbacks & Corresponding Proposed Easement Areas

None, the Proposed Easement area is not considered functional for buildings and therefore, setbacks are not relevant.

Legal Description

See Sketch & Legal Description exhibit.

Land Type

The easement area is typical of the “land” portions of the Parent Tract.

Improvements

There are no improvements other than agricultural fencing and gates. It is assumed their integrity/functionality will be maintained during construction and/or use and they will be restored or replaced as appropriate.

Effect of Proposed Permanent Facilities and Access Easement

The Proposed Permanent Facilities and Access Easement grants Duke Energy rights related to a single-circuit 230 kV electric transmission line.

Duke Energy has provided the following information related to the proposed Permanent Facilities:

- Approximate ground area/footprint of monopole structure: 5 sq. ft.
- Approximate above ground structure height range: 100' - 130'
- Approximate lowest conductor attachment height range: 55' - 70'
- Approximate lowest sag point of wire location from above ground range: 40' to 65'

A copy of the encumbering language portion of the Permanent Facilities and Access Easement document is included with the exhibits. Excerpts are summarized as follows:

As to Duke Energy's Rights, the easement states: “the right to construct, operate, maintain, inspect, repair, rebuild or remove a single-circuit 230kV transmission line, support structures and related facilities, including at-grade pole pads, distribution lines ...

“the right to remove any or all existing structures or obstacles and to keep the easement areas clear of underbrush, debris, trees or any other objects or structures which may or could endanger or interfere with the safe and efficient exercise of Duke Energy’s rights ...

“the right of ingress and egress to enter and traverse upon the described easement areas from its existing transmission line right-of-way or adjacent public roads for the purpose of exercising the rights described herein, including the right to install gates, temporary matting and the right to cut and temporarily remove fences, provided that Duke Energy shall replace and return those fences to the condition in which Duke Energy found them at the time of cutting and removal, and the right to construct, operate, maintain, inspect, repair, rebuild or remove at grade or above grade pole pads, at grade or above grade easement stabilization and geoweb within the easement areas ...”

As to the Grantor/Landowner’s rights, the easement states: “The landowner retains the right and may continue to use the easement areas for any lawful purposes that do not interfere with Duke Energy’s rights obtained under the permanent facilities easements to be acquired, as described herein; provided, however, that the landowner shall neither construct nor permit to be constructed any building, structure or other improvement or obstruction, on, over, under, above, across or through the easement areas which would constitute a violation of the National Electric Safety Code or directly interfere with Duke Energy’s exercise of its rights, including Duke Energy’s right of ingress and egress from the easement areas, as well as the safe and efficient operation of the single-circuit 230kV transmission line and appurtenances...”

“Duke Energy agrees to provide the landowner, either upon the landowner’s request or at Duke Energy’s option, a prior written determination that any particular exercise of the right to use the easement areas by the landowner does not directly interfere with the safe and efficient exercise of the rights acquired by Duke Energy, which determination shall not be arbitrarily or unreasonably withheld or conditioned...”

“Duke Energy may not fence or otherwise enclose the described easement areas without the consent of the landowner ...”

The Proposed Easement is very broad and intense as to the rights of the Duke Energy with extensive rights of use, maintenance, repair, removing and rebuilding the single-circuit 230 kV electric transmission line, as well as support structures and related facilities.

The easement encumbers aerial, surface and subsurface rights.

As relevant to this appraisal, the Grantor/Landowner retains the following rights:

- Use of easement areas which do not affect Duke Energy’s rights, which shall not be arbitrarily or unreasonably withheld or conditioned; typical uses observed for consideration in this Duke Energy Florida project include driveways, parking lots/spaces, open space/recreation and landscaping (subject to height not interfering with transmission line)
- Benefits of open space and building setback area

In instances where an Easement is within the setbacks as required by zoning, the effect is reduced, since these areas are already restricted as to buildings.

Where an easement "bisects" or "divides" the ownership and/or goes through "buildable" area outside the zoning setbacks, the effect is considered to be greater than if the easement is along a boundary and/or within the zoning setbacks or adjacent to a roadway or other right-of-way which can be used for access and or maintenance.

With consideration of these factors, the broad nature of the easement language, the total fee "bundle of rights" and the effect of the separation of some of these rights and the location of the easement, it is our opinion that the effect on the Market Value of the encumbered portion of the Parent Tract is a Loss in Market Value of:

- 75% of the fee value of the encumbered land area

The Proposed Easement area is not considered functional for buildings. The concluded effect of 75% of the fee value is in-line with our opinion for areas within building setbacks.

The effect on the ground area/footprint of monopole structures is 100% as the structure prevents any functional use other than setbacks.

The preliminary project plans are for 4 monopole structures within the Proposed Permanent Facilities and Access Easements.

There is no damage to the remainder and no cost to cure caused by the imposition of the Proposed Permanent Facilities and Access Easements.

Highest and Best Use – “After”

The highest and best use of the Florida Polytechnic University Board of Trustees property as if vacant in the “After” condition is the same as “Before”, which is concluded to be for recreational and/or agricultural uses.

SALES COMPARISON APPROACH - LAND VALUE (FEE)

Comparable Sales

The Sales Comparison Approach is based on research of the general area for sales of vacant properties similar to the Parent Tract.

Five sales are presented for comparison to the Parent Tract which are summarized in the comparable sales summary chart.

The primary unit of comparison is the price per acre.

See sales location and parcel-aerial maps with the exhibits.

#	GRANTOR GRANTEE BOOK-PAGE	LOCATION	DATE PRICE Z & LU	ACRES \$/ACRE USE
LU-1	N & F Fetty M & S Martin Polk - 11254/0341	N Side Greenbriar Rd 2.0 mi W of Kathleen Rd NW Lakeland	Jun-20 \$110,000 A/RR	13.60 \$8,088 Rural Residence
MLS # P4906296; 100% Flood Zone AE, 44% NWI, 100% 44 - Paisley Sand (not hydric but poorly drained & severely limited for urban uses); 989' paved road frontage; wooded wetlands, crossed by Blackwater Creek (floodway); purchased for construction of residence, barn & other improvements, buyer fully aware of site conditions, received SWFWMD approval prior to closing, extensive site work/improvements since purchase (cost to date reportedly over purchase price), expect to begin construction of residence Jun-22; \$90,000 purchase money mortgage (seller financing), 10% rate, 30 year amortization, 5 year balloon, buyer knew rate was high, not concerned b/c made purchase easy & planned to refinance upon commencement of residence construction				
LU-2	Alber Investments, LLC Fish Hatchery Trust #1329 Polk - 11556/1940	SE Corner Fish Hatchery Rd & Morgan Combee Rd E Lakeland	Dec-20 \$825,000 LR	80.50 \$10,248 Recreation
reclaimed phosphate mine land, 44% Flood Zone AH & NWI (mostly in pits/lakes that connect to Saddle Creek Park [Polk County owned]), 45 ± ac (56%) land/"uplands" at \$18,333 per acre of land (mixture of pasture and wooded areas); purchased by Lakeland resident for recreation (cattle for agricultural exemption) with plans for "glamping" operation; \$465,000 purchase money interest only mortgage (seller financing), satisfied in Oct-21, no impact on price				
LU-3	W & W Tjong J & A Staib Polk 11833/0325	NE Cor US 98 N & Pioneer Dr 0.72 mi S of Rockridge Rd N Lakeland	Jul-21 \$120,000 A/RR-X	8.45 \$14,201 Rural Residence
MLS # L4921673; 93% Flood Zone A, 90% NWI & 64% hydric soils; 1,703' road frontage (828' US 98 & 875' Pioneer Dr); wooded wetlands; purchased for future homesite understanding "upland" areas are narrow & irregular along Pioneer Dr in NE portion of property & that extraordinary effort/costs would be required for homesite setback off road; cash (no financing)				
LU-4	L Vela Coronado Investments Polk - 11887/2021	N Side Mt Tabor Rd 0.33 mi W of N Galloway Rd NW Lakeland	Aug-21 \$15,000 RL-1 & RS	3.13 \$4,792 Investment
MLS # T3299097; 100% Flood Zone AE (some floodway), 90% NWI & 100% hydric soils; 30' road frontage (786' long "flag" access); wooded wetlands; re-listed for sale after purchase w/current asking price of \$200,000/\$63.9k acre; cash (no financing)				
LU-5	H & P Bhogade H Huang Polk 11970/1479	W Side Holy Cow Rd/CR 557A 2.5 mi NE of I-4 & SR 559 Polk City	Nov-21 \$188,000 A/RR-X	19.20 \$9,792 Investment
MLS # T3289149; 100% NWI, 97% Flood Zone A, 91% hydric soils; 530' paved road frontage; mostly wooded wetlands, small cleared & let go area in SE portion, water connection to site from tie-in to line at I-4 rest area to east; cash (no financing)				

Comparisons & Conclusion

Sale 1, Sale 2 and Sale 5 indicate a range of unit prices from \$8,100 ± to \$10,900 ± per acre. **Sale 3** at \$14,200 ± per acre is the high side outlier with **Sale 4** at \$4,800 ± per acre being the low side outlier.

Sale 2 and Sale 3 indicate the highest unit prices and have the greatest utility of the comparable sales presented.

Sale 2 is reclaimed mine land with characteristics similar to some of the limited utility components of the Parent Tract. There are significant land components with extensive frontage along the pits/lakes which are functional for recreational uses. Based on the 45 ± acres of land a unit price of \$18,300 ± per acre is indicated. The buyer reports that the water features were significant in their purchase decision.

Sale 3 at \$14,200 ± per acre includes a long and narrow area of “uplands” along Pioneer Drive, however, they are not functional for the typically configured rural residential site nor would they support a typically designed residence of significant size. The buyers have explored potential for creating a homesite further back into the property and have not decided to move forward. The property was briefly re-listed at \$175,000 or \$20,700 per acre this year as a test of the market with significant interest only from parties interested in subdividing into multiple lots for residential development or pursuing a land use change for commercial development, neither of which are permitted.

Sale 1 and Sale 4 are in the Northwest Lakeland/Kathleen area.

The buyers of **Sale 1** at \$8,100 ± per acre were fully aware of the site conditions that would require significant improvements to make a portion of the property suitable for construction of a residence, barn and related improvements. A pond was dug in the southwestern section to help drain water from the area for the residential improvements. Extraordinary site work required for the improvement pads included having to remove 2’ to 4’ of the existing soil, replace it with good quality soil and build these areas up 1.5’ to 2’ above the base flood elevation.

Sale 4 at \$4,800 ± per acre is the low side outlier and has severely limited utility not only because of site conditions but because of the relatively long flag access strip. This property was purchased as a speculative investment and has been relisted at dramatically higher prices than paid that have been fluctuating. The listing Realtor is a related party of the buyer, Coronado Investments, LLC. Inquires were not successful as of the date of this report, however; it is noted since being relisted at fluctuating asking prices there have not been any “pending” status changes entered in the MLS.

Sale 5 at \$9,800 per acre is less than 1,000’ north of Interstate 4 in an established rural-residential area between the SR 559 and SR 557 interchanges. Despite the proximity to Interstate 4, the terrain of the immediate area, lack of connecting roadways and established rural residential uses are likely to prevent any significant changes in the character of the area through the medium term. The seller was the listing Realtor who noted that years ago an area was cleared for a potential homesite although it was well below road grade and would require fill as well as appropriate permitting. **Sale 5** was purchased by an out of area buyer as a general land investment.

Based on this market information and analysis and with consideration of the attributes and features of the Florida Polytechnic University Board of Trustees Parent Tract, our opinion of the Market Value of the subject land (fee interest), for the purposes of this appraisal, is estimated as follows:

\$12,500 Per Acre Fee Land Value
(\$0.29 Per Sq. Ft.)



EASEMENT VALUATION

Easement Rights

Based on the "fee land value" and "% of fee" estimates considered applicable to the Proposed Permanent Facilities and Access Easement, the following chart summarizes the corresponding indications:

	<u>\$/Sq. Ft.</u>	<u>% of Fee</u>
Unencumbered Fee Land Value	\$0.29	100%
Proposed Permanent Facilities & Access Easement Rights	\$0.22	75%
Land Owner Retained Rights	<u>\$0.07</u>	<u>25%</u>
Total	\$0.29	100%

Therefore, the Loss in Market Value to the subject land, as a result of the proposed easement acquisition and use is estimated as follows:

Permanent Facilities Encumbrance - Poles	20 sq. ft. x	\$0.29 per sq. ft. =	\$6
Permanent Facilities & Access Encumbrance	<u>297,826</u> sq. ft. x	\$0.22 per sq. ft. =	<u>\$65,522</u>
Permanent Facilities & Access Easement Rights (Rounded)	297,846 sq. ft.		\$65,528 \$65,550
Damages to Unencumbered Remainder			\$0
Cost to Cure			<u>\$0</u>
Total Loss in Value			\$65,550

Summation - Valuation of Easement

Permanent Facilities & Access Easement Rights	\$65,550
Damages to Unencumbered Remainder	\$0
Cost to Cure	<u>\$0</u>
Total Loss in Market Value	\$65,550

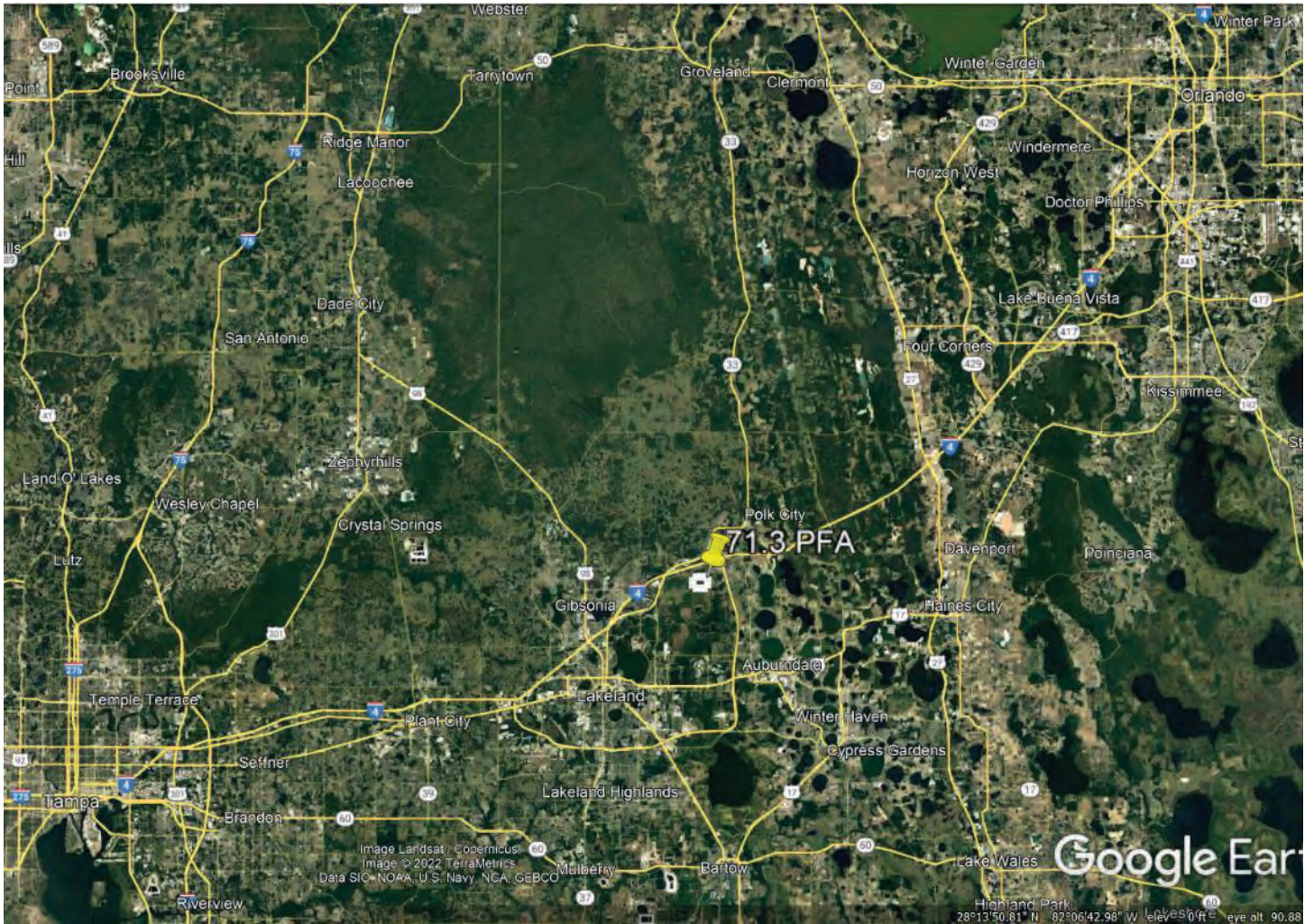
Summary of Values

"Value Before" - Proposed Item 71.3 PFA	297,846 sq. ft. x	\$0.29 per sq. ft. =	\$86,375
Less: Loss in Value			<u>\$65,550</u>
"Value After"			\$20,825

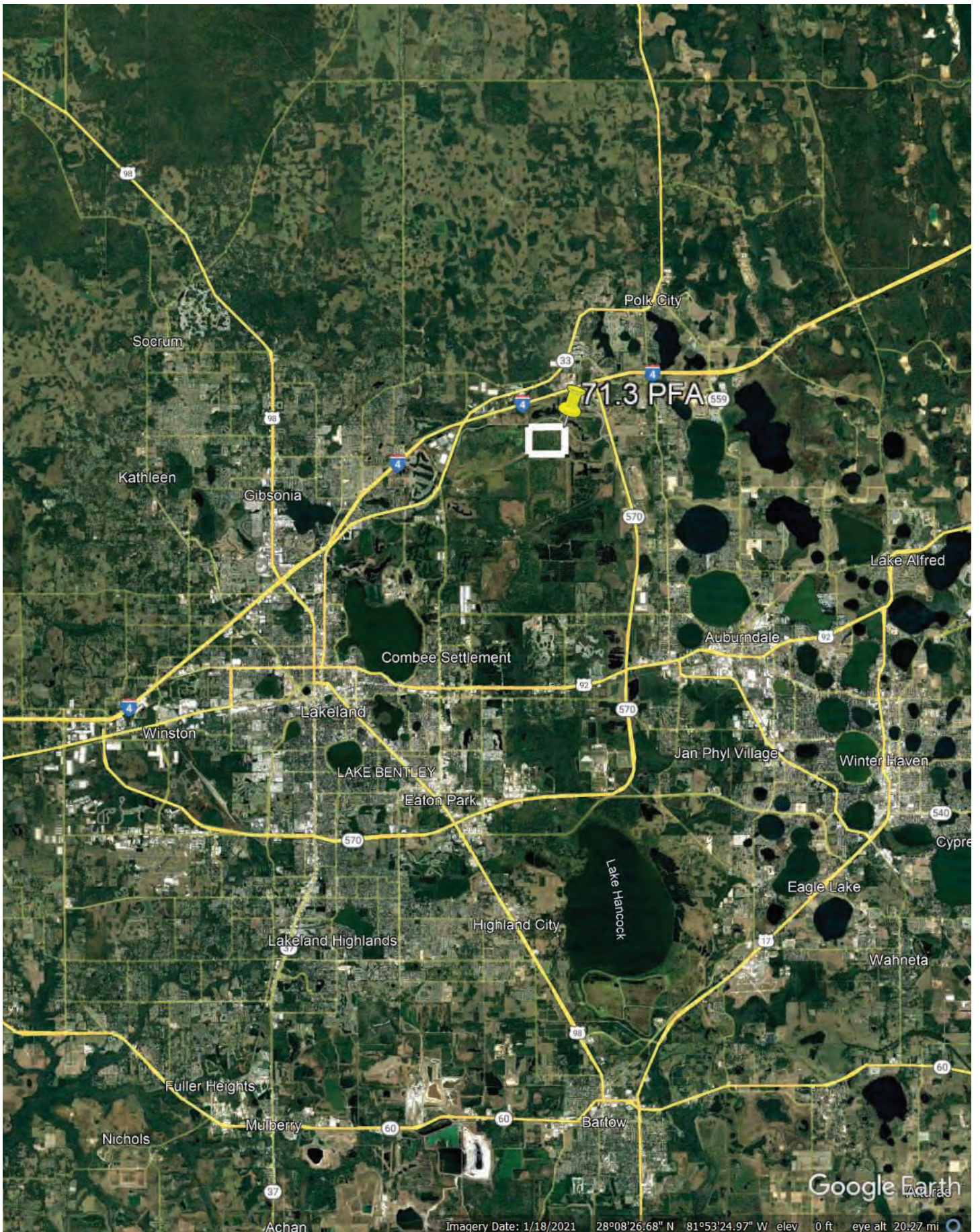


LOCATION MAPS

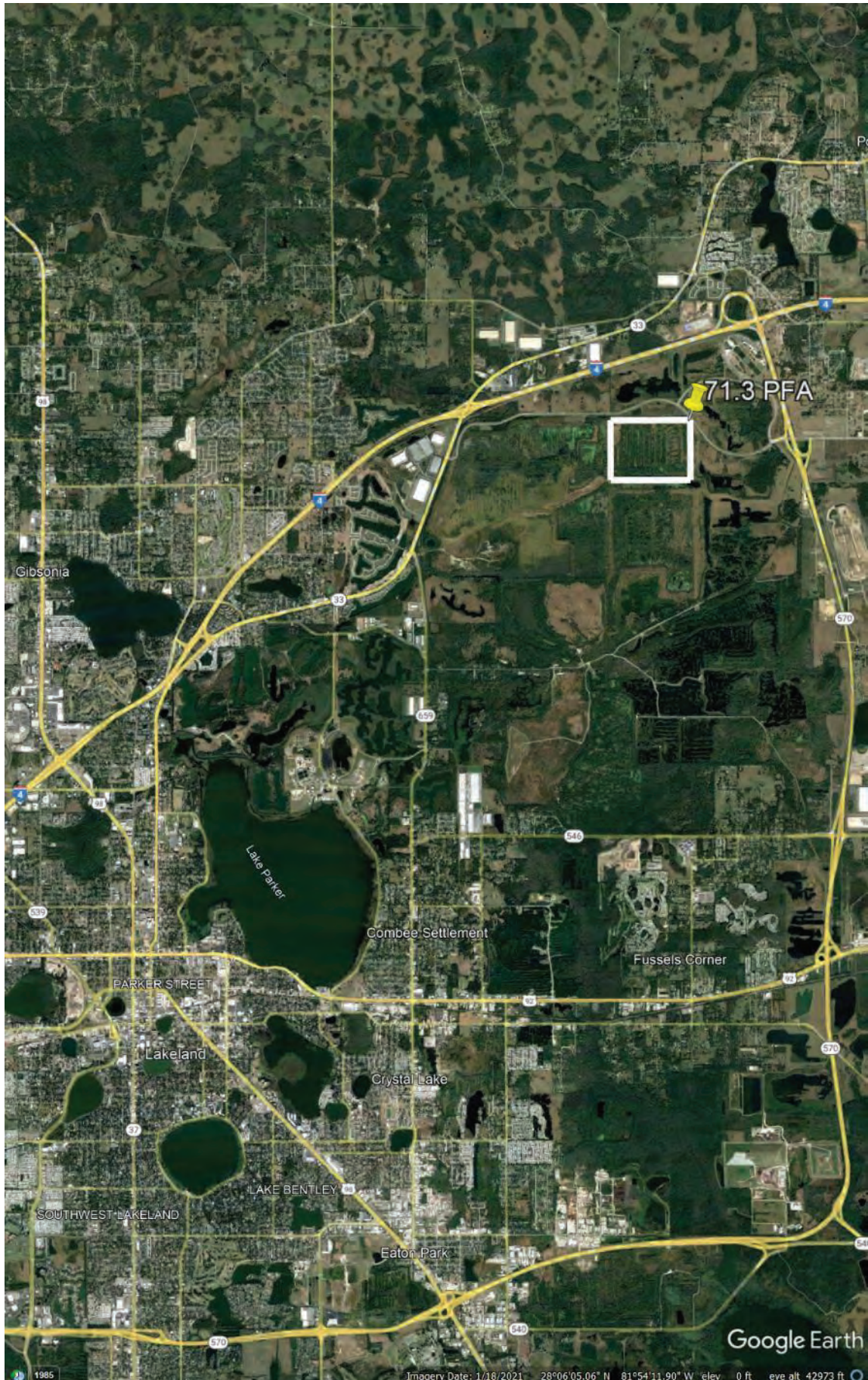
GENERAL CENTRAL FLORIDA AREA



GENERAL AREA



NEIGHBORHOOD AREA - WEST



NEIGHBORHOOD AREA - EAST

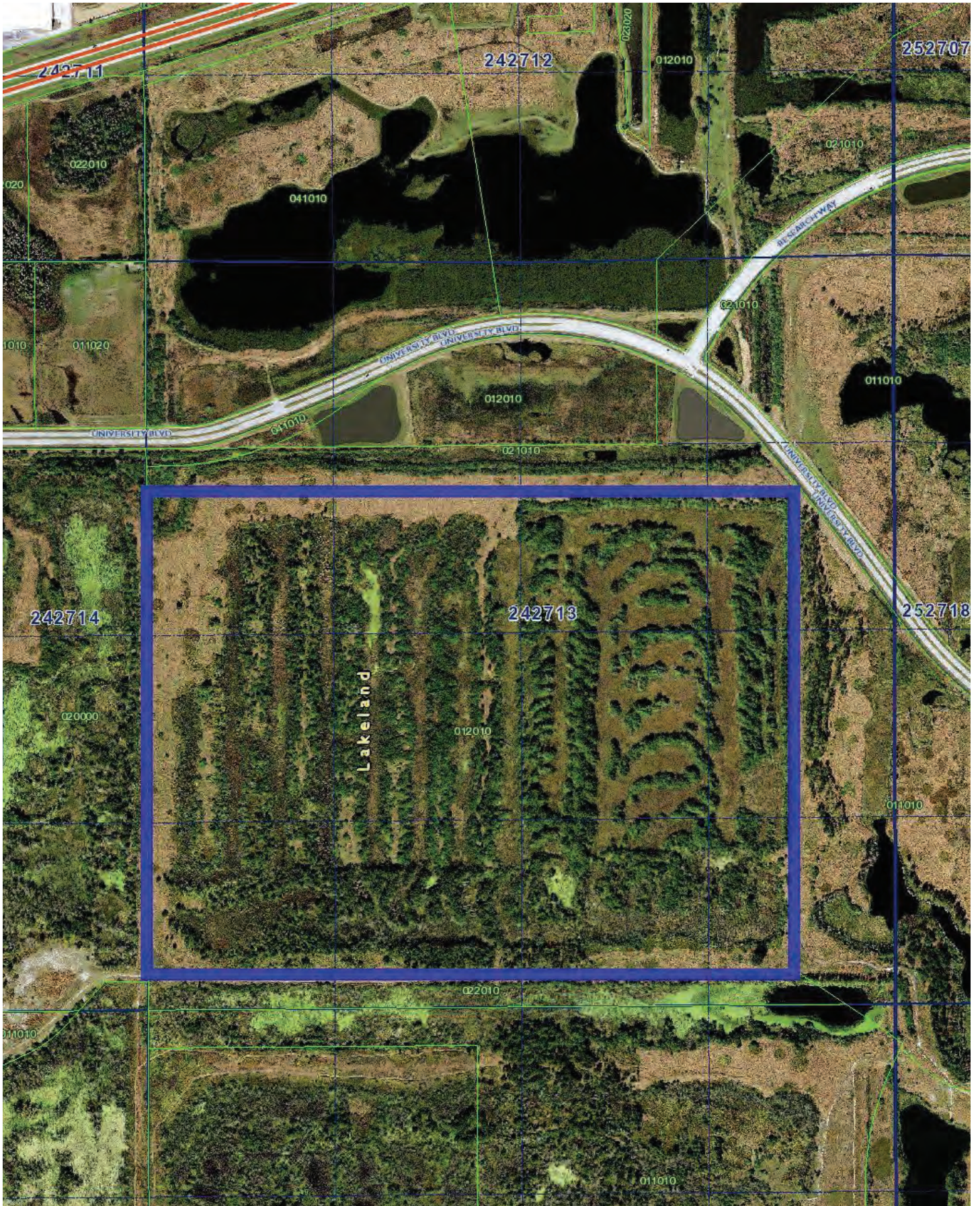


GOOGLE EARTH PARCEL-AERIAL MAP



Imagery Date: 1/18/2021

PROPERTY APPRAISER'S PARCEL-AERIAL MAP



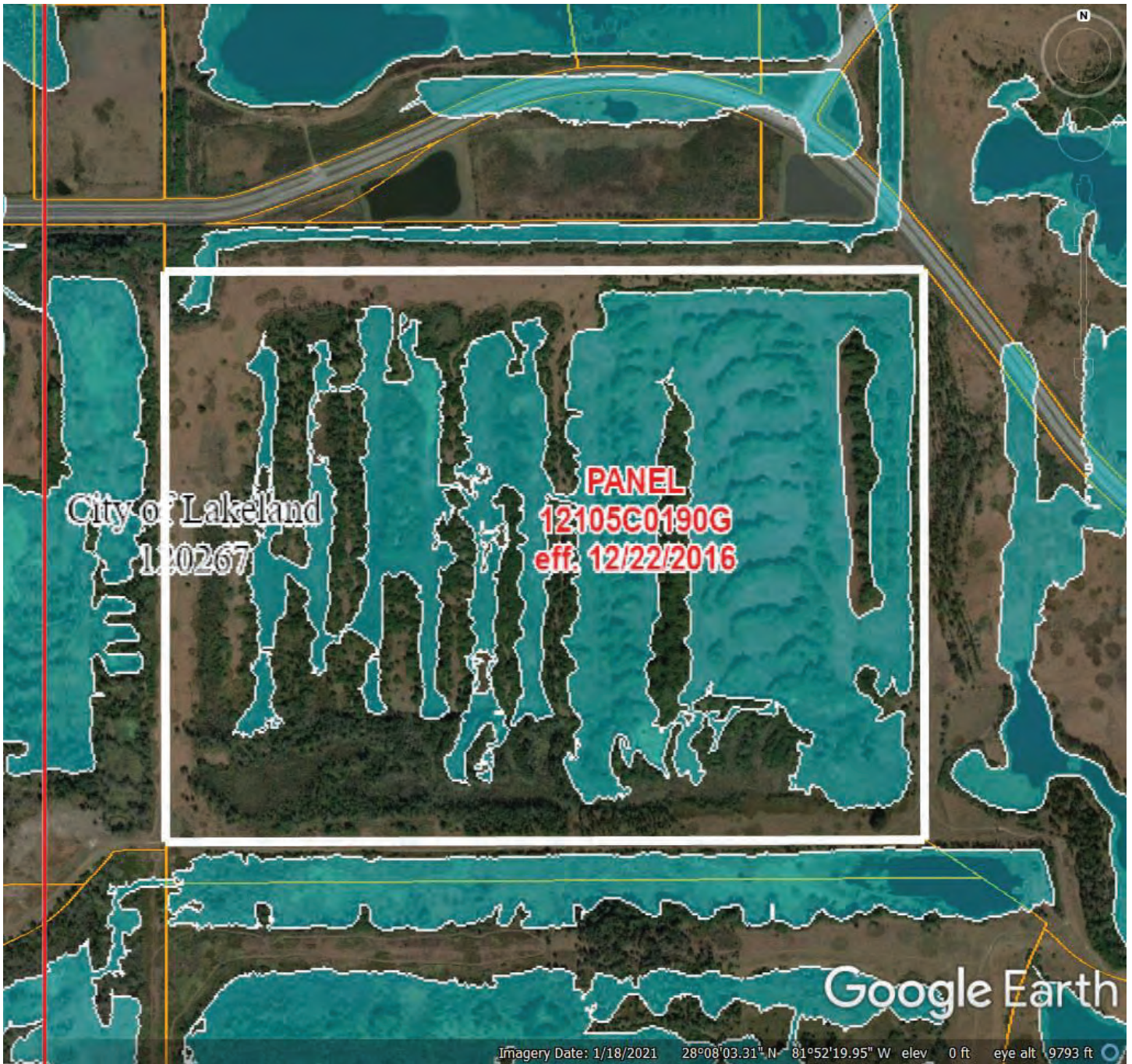
GOOGLE EARTH MAP WITH NWI OVERLAYS

SOLID = NATIONAL WETLANDS INVENTORY



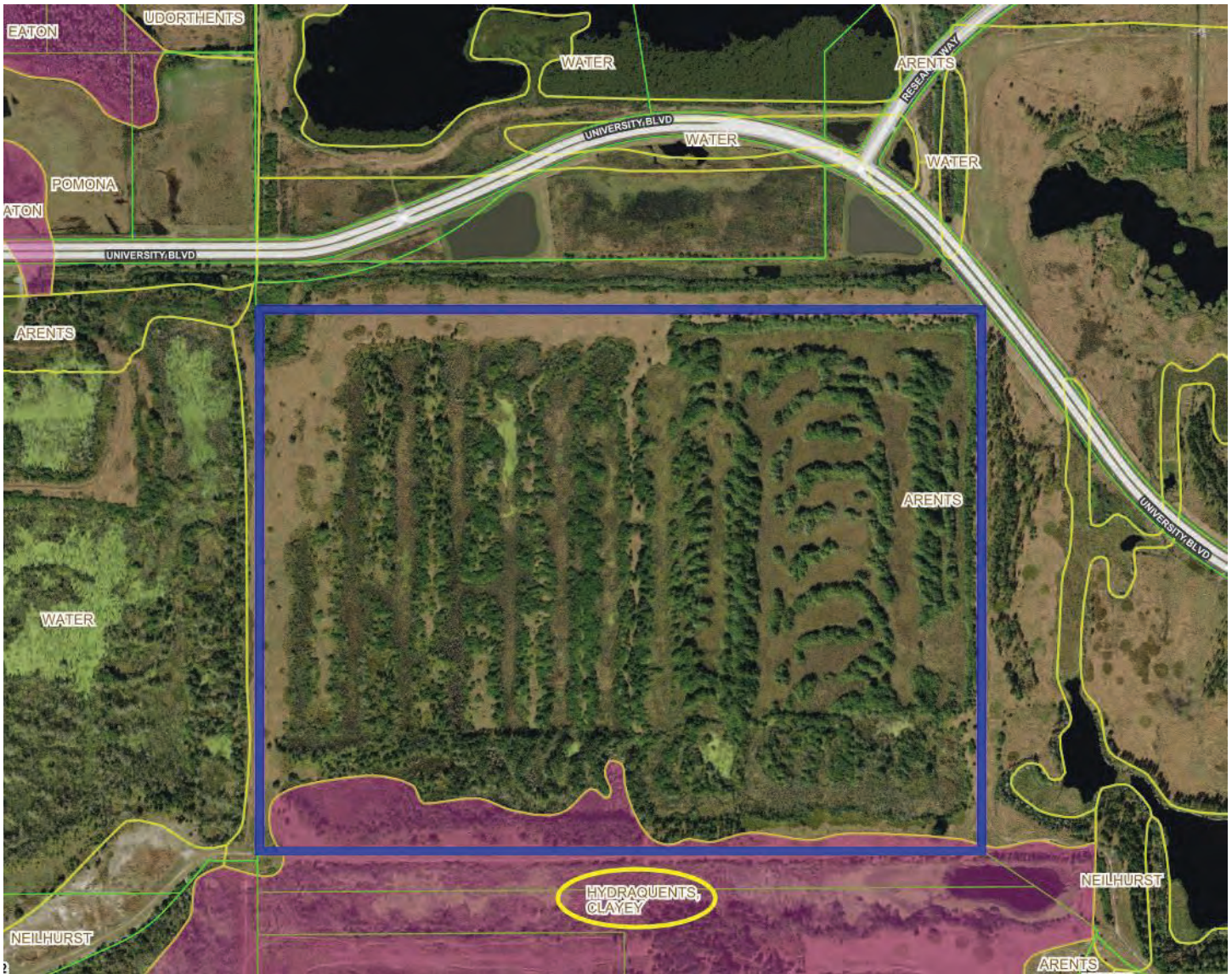
GOOGLE EARTH MAP WITH FEMA OVERLAYS

SHADED = FLOOD ZONE



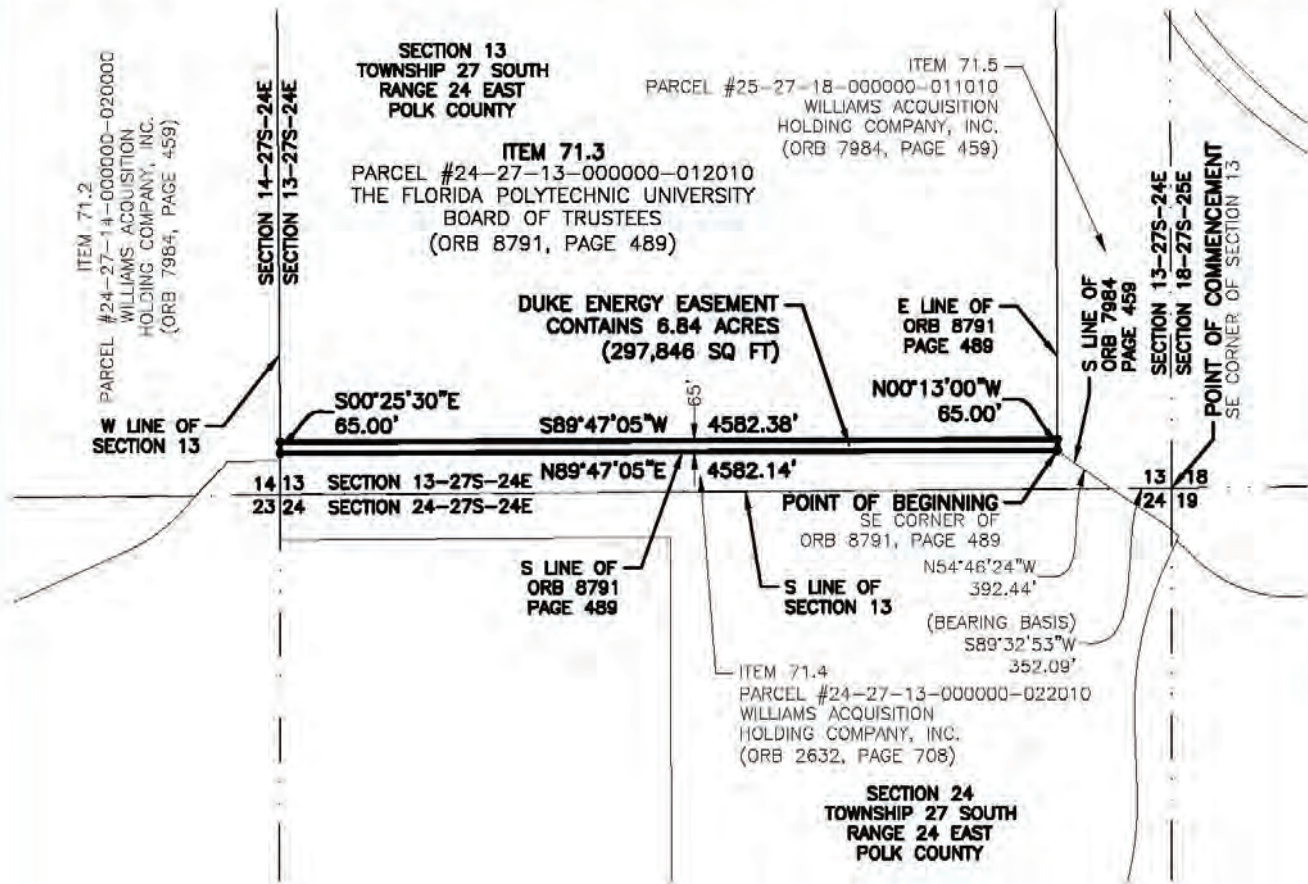
MAPWISE.COM SOILS MAP

PURPLE SHADED = HYDRIC



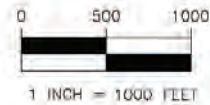
GOOGLE EARTH MAPS OF PROPOSED EASEMENT





LEGEND:

- ORB OFFICIAL RECORDS BOOK
- P.S.M. PROFESSIONAL SURVEYOR AND MAPPER
- LB LICENSED BUSINESS
- R/W RIGHT-OF-WAY



0071.3 - SD03 - OK - 06222022.DWG

PICKETT
SURVEYING • ENGINEERING

3710 AIRPORT COMMERCE DR. STE. 10
LAKELAND, FLORIDA 33811
L.B. NUMBER 364
(863) 533-9095
www.pickettusa.com

REVISIONS	1	06/20/22	JJC
	2	06/22/22	JJC

VENDOR PROJECT No.	18862
VENDOR DRAWING No.	SD 6127

CERTIFIED TO: DUKE ENERGY FLORIDA, LLC

DESCRIPTION SKETCH

THE FLORIDA POLYTECHNIC
UNIVERSITY BOARD OF
TRUSTEES

OSPREY TO KATHLEEN

DRAWN	CHECK	SCALE: 1"=1000'
ND	JJC	DATE: 05/25/22

550 S. TRYON STREET
CHARLOTTE, N.C. 28202
TELEPHONE NO. (704)382-2361

WO: 27030448	SHEET 2 OF 2
SITE: LU:	

PROPOSED EASEMENT LANGUAGE: ITEM 071.3 PFA

PERMANENT FACILITIES AND ACCESS EASEMENTS

With respect to the Permanent Facilities Easements for the Kathleen-Osprey Transmission Line, Duke Energy shall have a non-exclusive perpetual easement, with correlative rights between Duke Energy and the landowner(s) as follows, to-wit:

- (a) Duke Energy shall have the right to construct, operate, maintain, inspect, repair, rebuild or remove a single-circuit 230kV transmission line, support structures and related facilities, including at-grade pole pads, distribution lines and communication wires related solely for the purpose of providing electric energy service, over, on and upon the easement areas;
- (b) Duke Energy shall have the right to remove any or all existing structures or obstacles and to keep the easement areas clear of underbrush, debris, trees or any other objects or structures which may or could endanger or interfere with the safe and efficient exercise of Duke Energy's rights contained in paragraph (a) above;
- (c) Duke Energy shall have the right of ingress and egress to enter and traverse upon the described easement areas from its existing transmission line right-of-way or adjacent public roads for the purpose of exercising the rights described herein, including the right to install gates, temporary matting and the right to cut and temporarily remove fences, provided that Duke Energy shall replace and return those fences to the condition in which Duke Energy found them at the time of cutting and removal, and the right to construct, operate, maintain, inspect, repair, rebuild or remove at grade or above grade pole pads, at grade or above grade easement stabilization, and geoweb within the easement areas;
- (d) The landowner retains the right and may continue to use the easement areas for any lawful purposes that do not interfere with Duke Energy's rights obtained under the permanent facilities easements to be acquired, as described herein; provided, however, that the landowner shall neither construct nor permit to be constructed any building, structure or other improvement or obstruction, on, over, under, above, across or through the easement areas which would constitute a violation of the National Electric Safety Code or directly interfere with Duke Energy's exercise of its rights, including Duke Energy's right of ingress and egress from the easement areas, as well as the safe and efficient operation of the single-circuit 230kV transmission line and appurtenances. Duke Energy agrees to provide the landowner, either upon the landowner's request or at Duke Energy's option, a prior written determination that any particular exercise of the right to use the easement areas by the landowner does not directly interfere with the safe and efficient exercise of the rights acquired by Duke Energy, which determination shall not be arbitrarily or unreasonably withheld or conditioned.
- (e) Duke Energy may not fence or otherwise enclose the described easement areas without the consent of the landowner;

- (f) Upon abandonment of the transmission line, all easement rights of Duke Energy shall terminate.

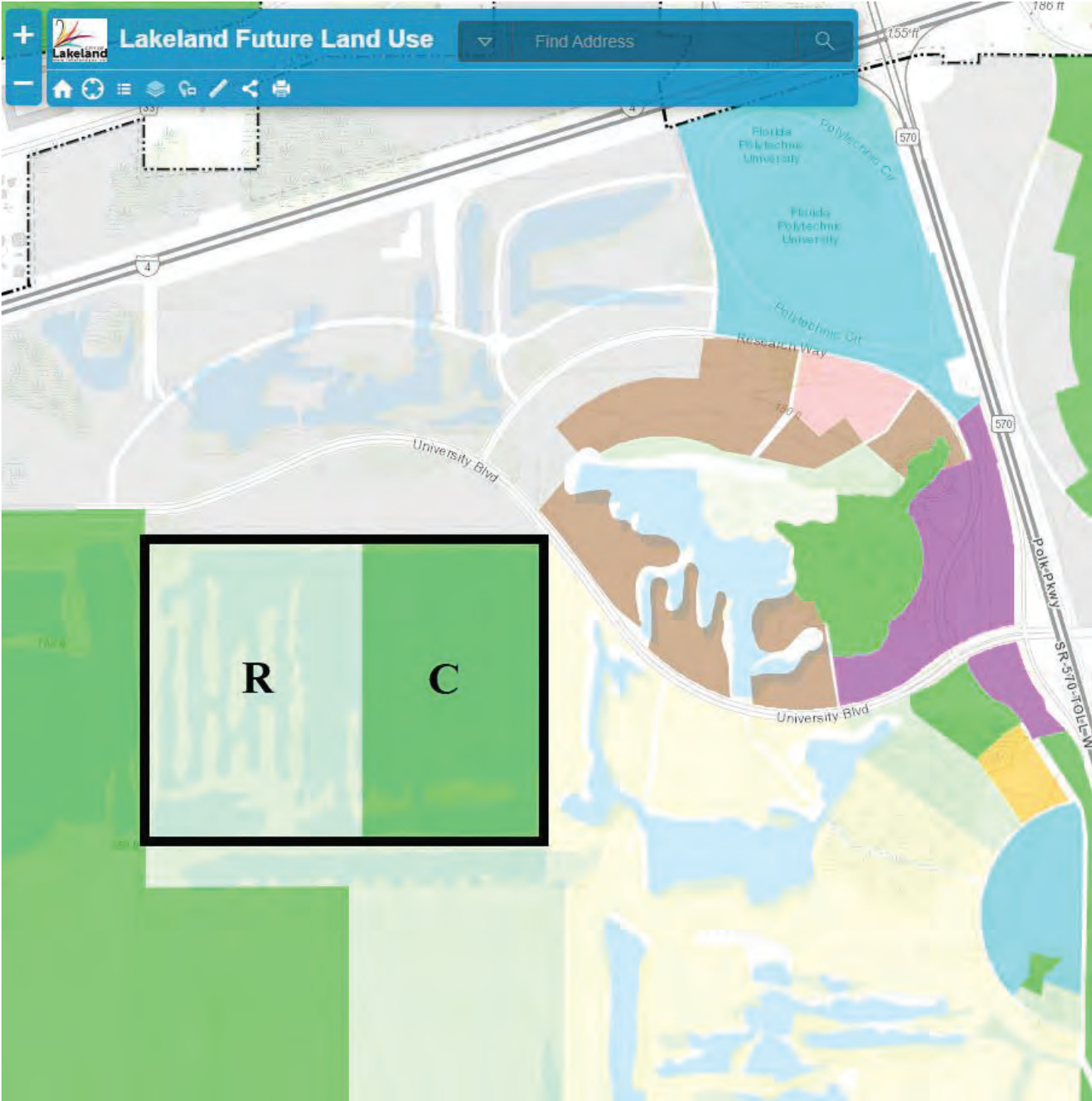
Subject to the foregoing, the landowner, their legal representatives, successors and assigns shall retain all existing rights of title and possession, provided their exercise of such rights does not interfere with the safe and efficient construction, maintenance and operation of the transmission line or any of Duke Energy's rights specified above. Such rights of title and possession include, but are not limited to, the following:

- 1) The right of ingress and egress;
- 2) Use of the easement areas for ordinary farming, horticulture and pasture purposes;
- 3) Mineral interests, if any, with the right of exploration and extraction, provided that this particular paragraph shall inure to the benefit of the holder of such mineral rights, if other than the owner of the fee;
- 4) The right to build, maintain and travel over roads and streets across the easement areas, provided such roads or streets: do not alter ground elevation more than two feet; are constructed in a straight manner across the easement areas at an angle no less than 30 degrees, as measured from the edge of the easement to the centerline of such road or street; and, are more than 25 feet distant from any transmission line structures or related equipment, facilities or accessories thereto; and,
- 5) Any landowner may enclose the easement areas by fence, subject to Duke Energy's right of ingress and egress.

ZONING MAP



LAND USE MAP



SUBJECT PHOTOGRAPHS



1 – East Toward Southwest Corner of Parent Tract & Proposed Item 71.3 PFA



2 - West Just South of Approximate Midpoint of Southern Boundary of Parent Tract & Item 71.3 PFA

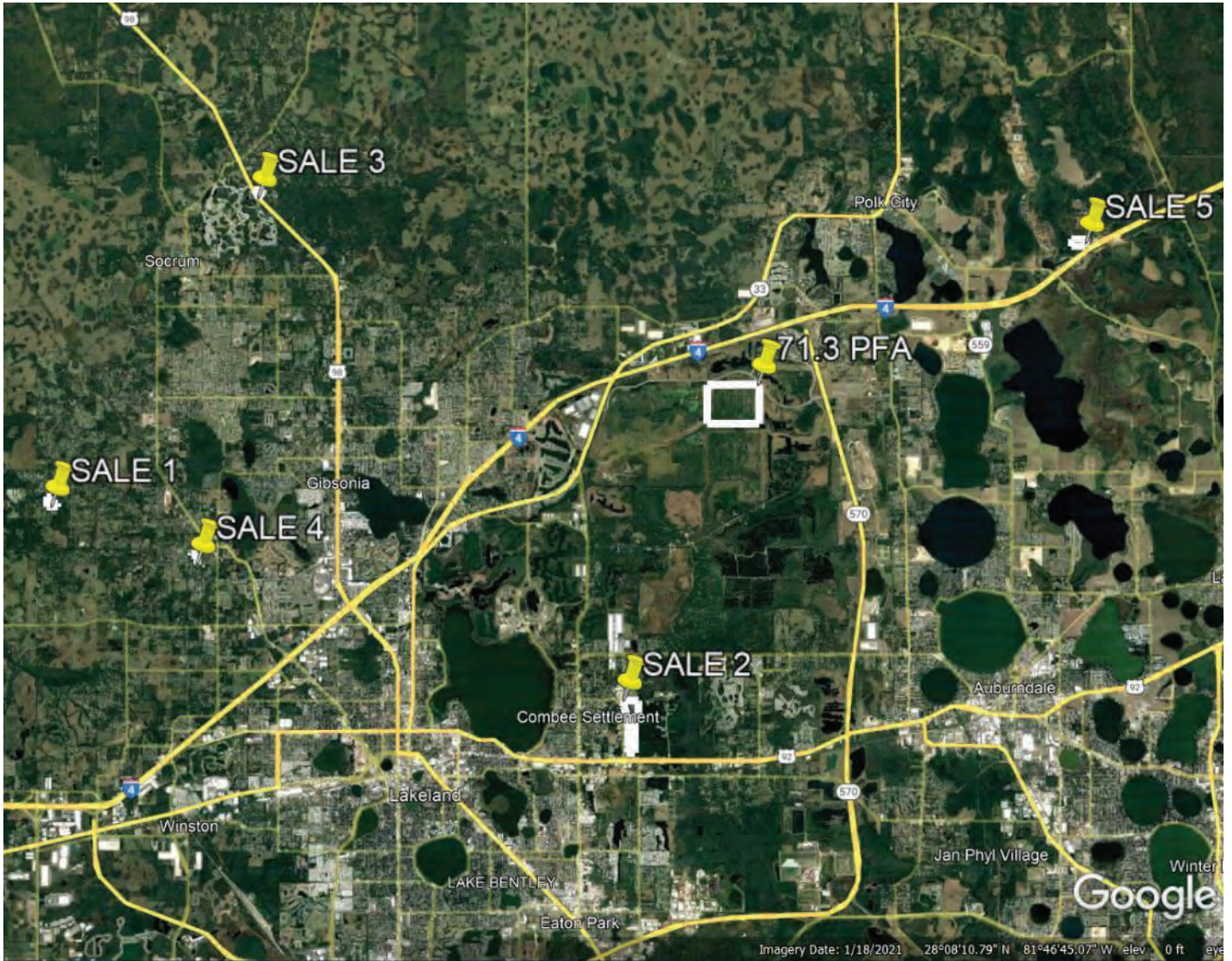


3 – East Just South of Approximate Midpoint of Southern Boundary of Parent Tract & Item 71.3 PFA



4 – West Near Southeast Corner of Parent Tract & Item 71.3 PFA

COMPARABLE SALES EXHIBITS
COMPARABLE SALES LOCATION MAPS



SALE 1

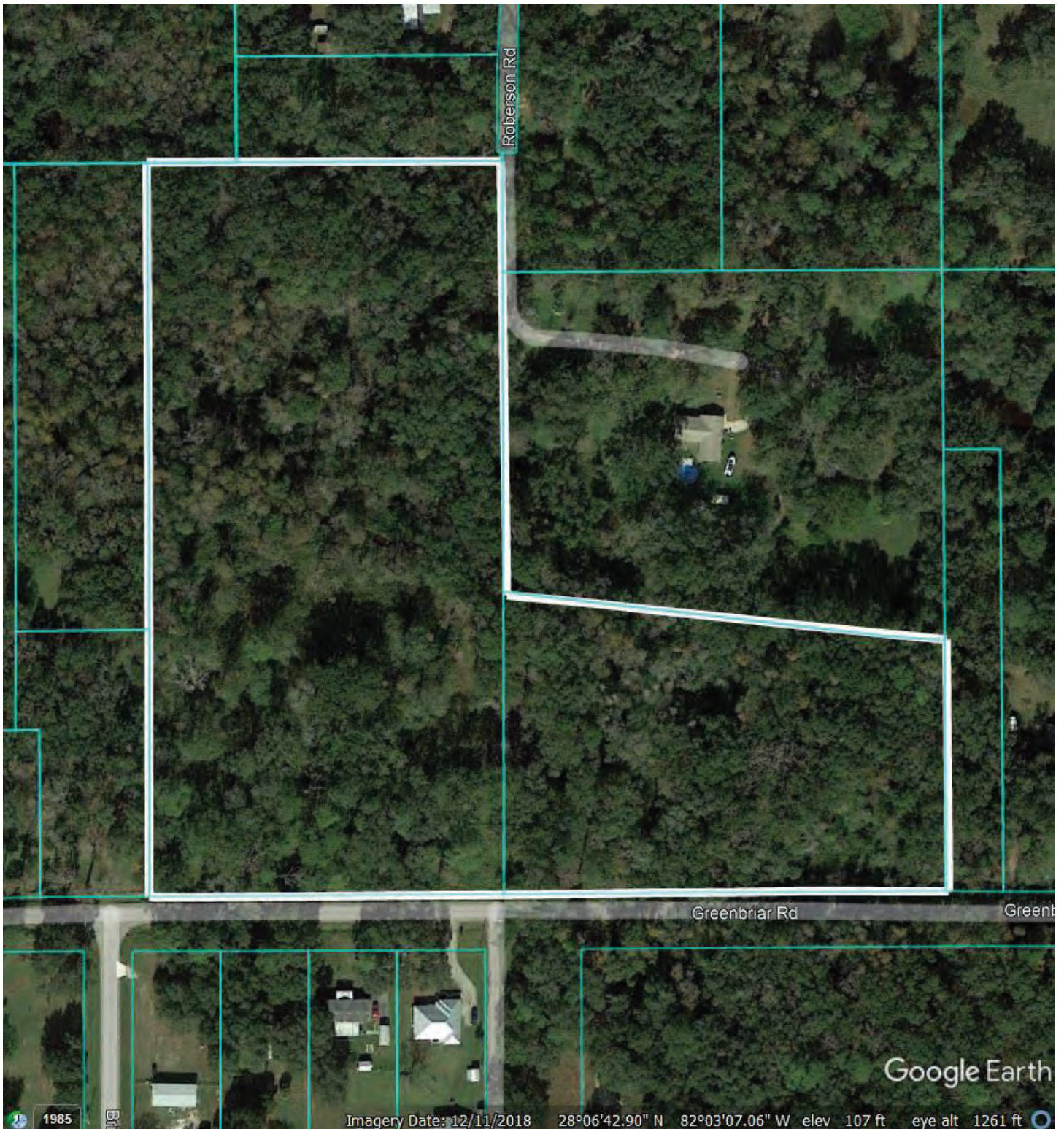
PARCEL – AERIAL MAPS

GOOGLE EARTH WITH
NATIONAL WETLANDS INVENTORY & FEMA LAYERS
FLOOD ZONE = SHADED BLUE & FLOODWAY = RED DIAGONAL
NATIONAL WETLANDS INVENTORY = SOLID GREEN & BLUE



SALE 1

GOOGLE EARTH – DECEMBER 2018 FLIGHT DATE (AS PURCHASED)



SALE 1

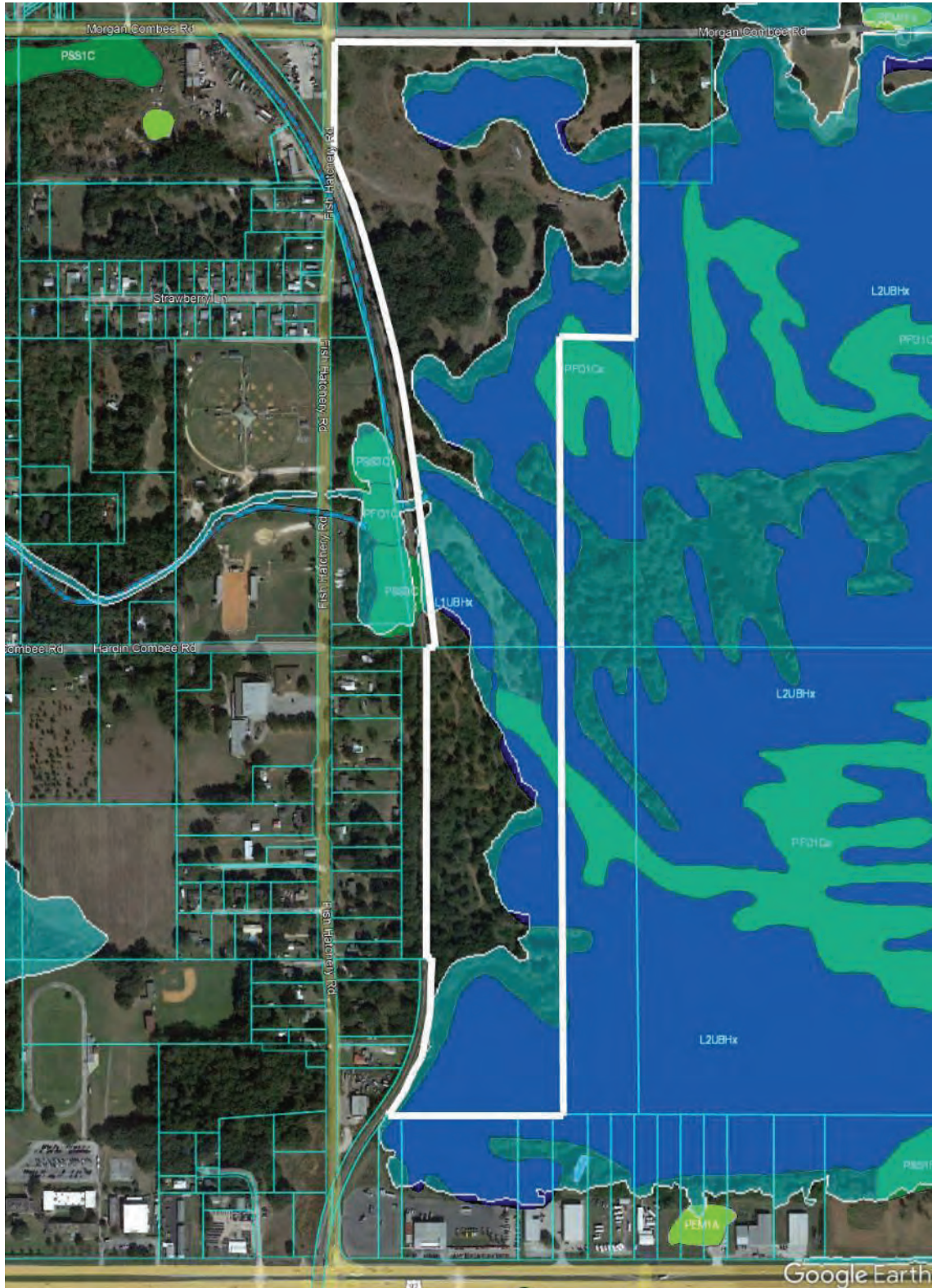
GOOGLE EARTH – JANUARY 2021 FLIGHT DATE (SITE WORK UNDERWAY)



SALE 2

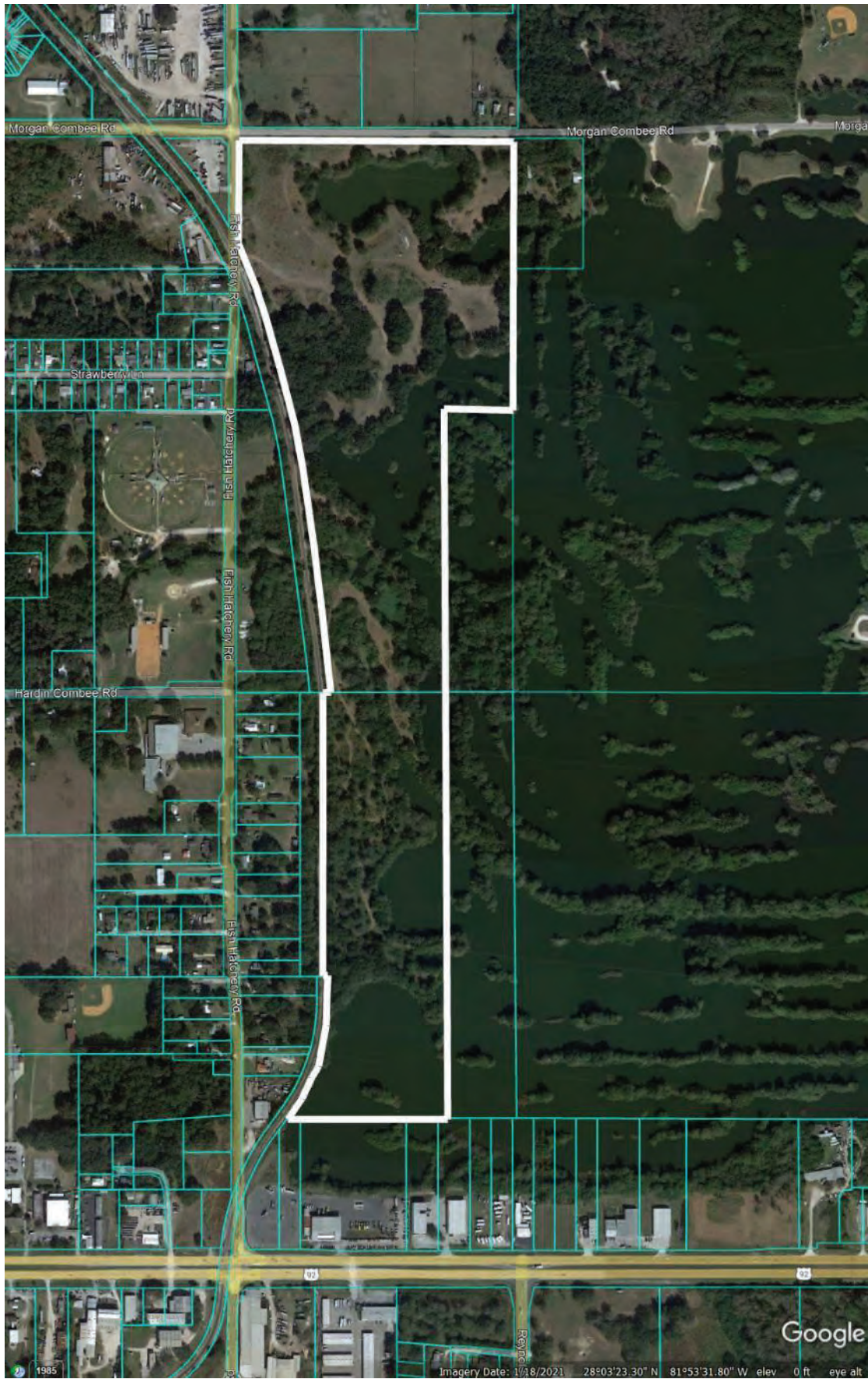
PARCEL – AERIAL MAPS

**GOOGLE EARTH WITH
NATIONAL WETLANDS INVENTORY & FEMA LAYERS
FLOOD ZONE = SHADED BLUE
NATIONAL WETLANDS INVENTORY = SOLID GREEN & BLUE**



SALE 2

GOOGLE EARTH – JANUARY 2021 FLIGHT DATE



SALE 3

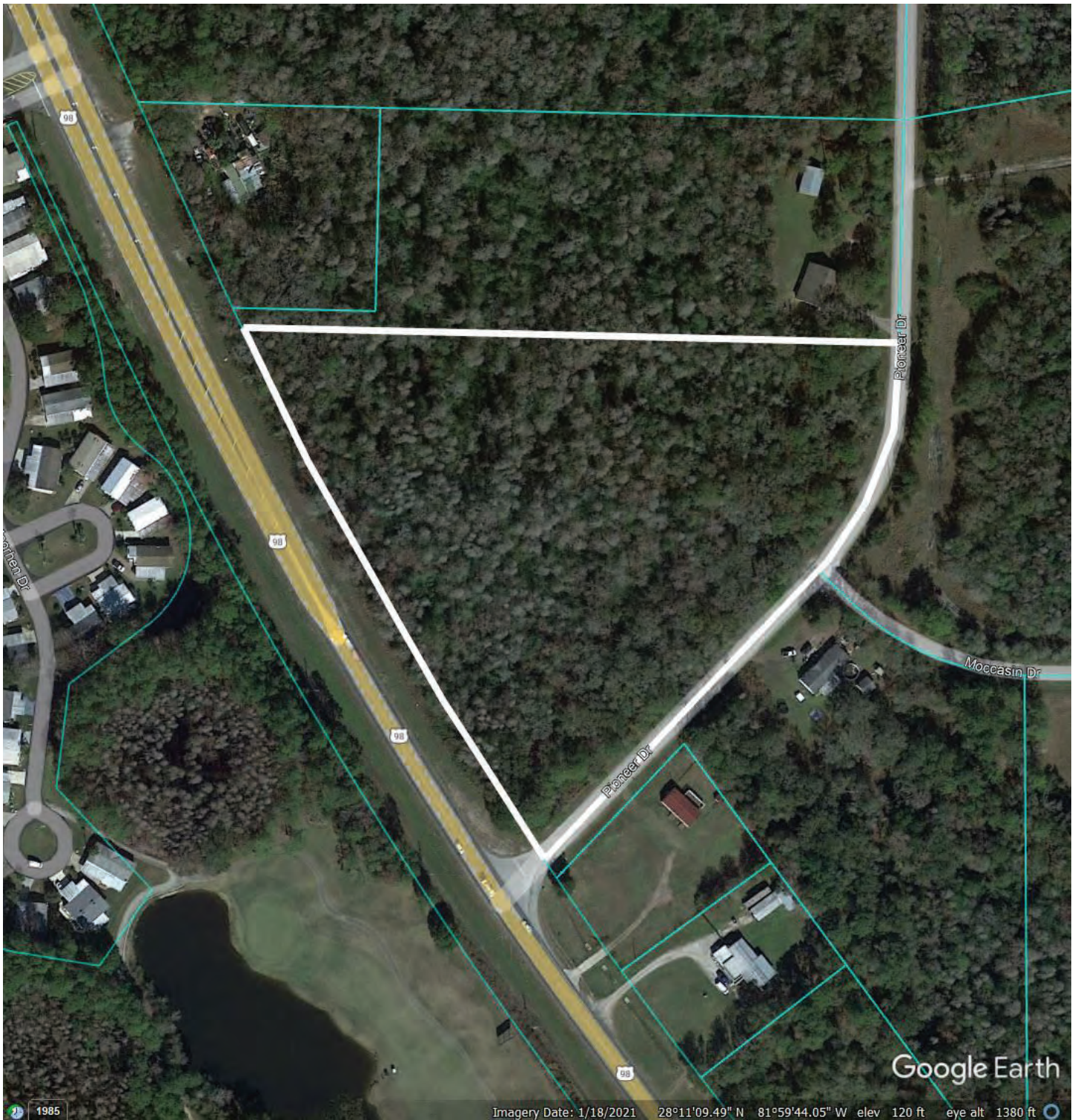
PARCEL – AERIAL MAPS

GOOGLE EARTH WITH
NATIONAL WETLANDS INVENTORY & FEMA LAYERS
FLOOD ZONE = SHADED BLUE
NATIONAL WETLANDS INVENTORY = SOLID GREEN & BLUE



SALE 3

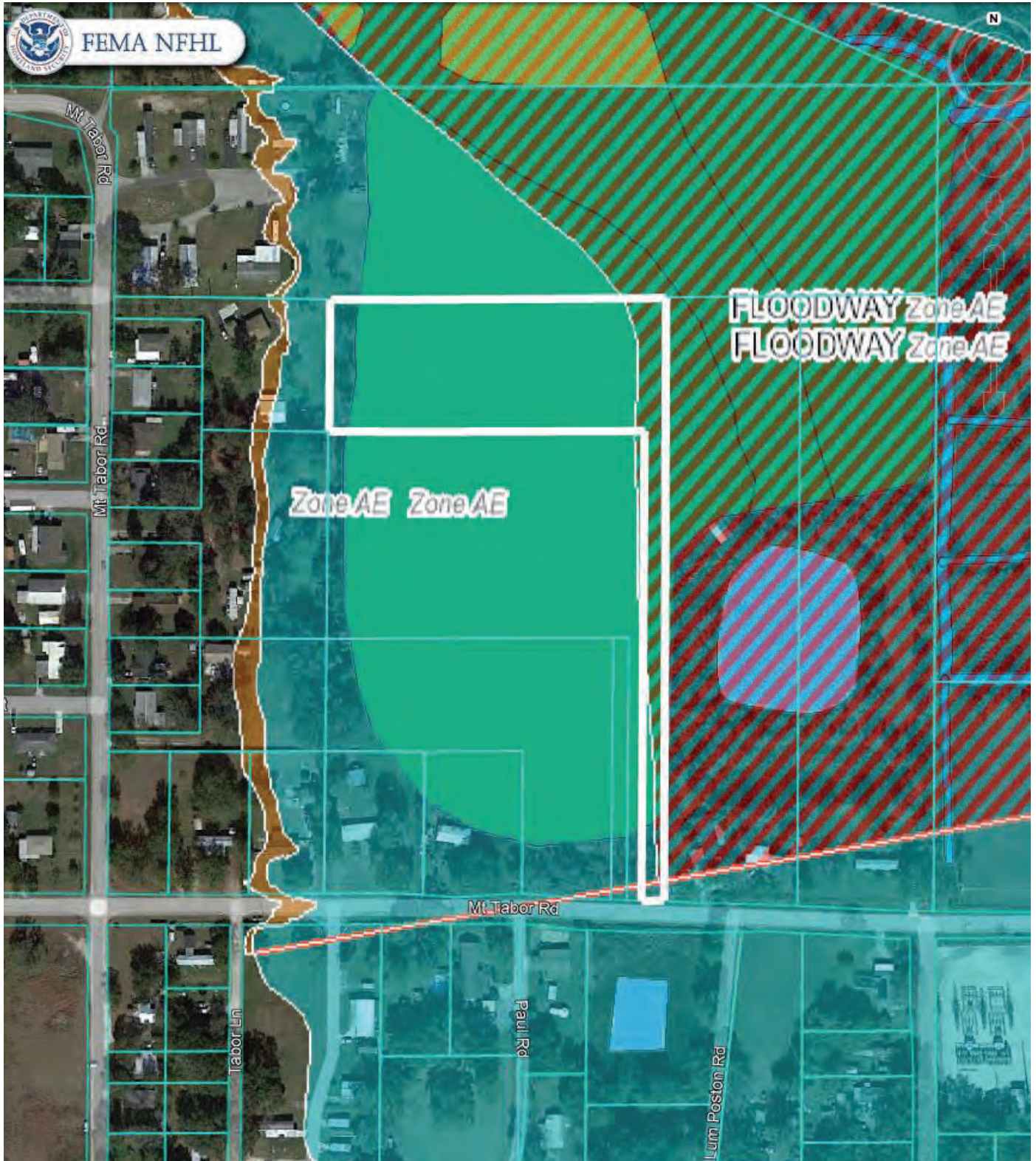
GOOGLE EARTH – JANUARY 2021 FLIGHT DATE



SALE 4

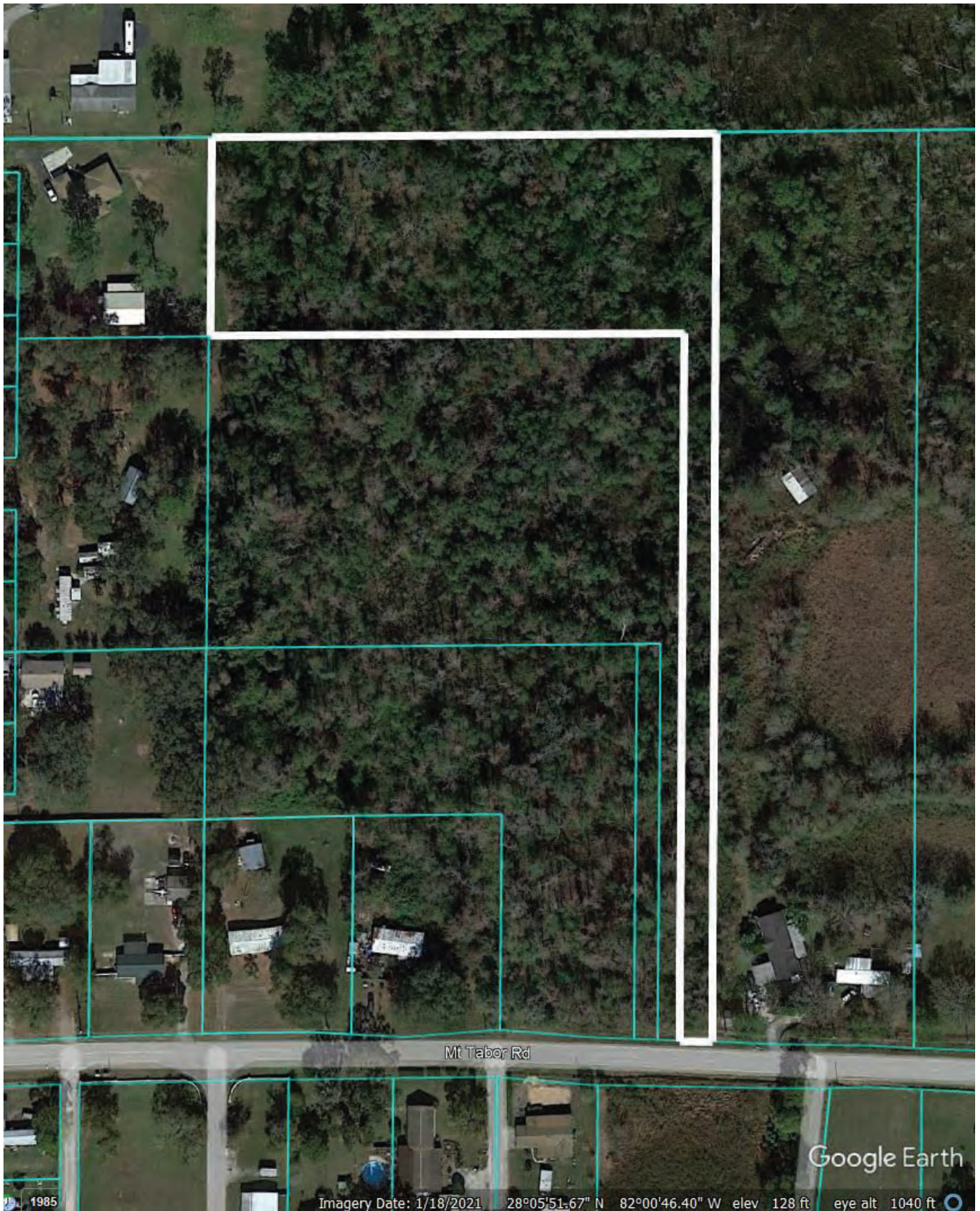
PARCEL – AERIAL MAPS

GOOGLE EARTH WITH
NATIONAL WETLANDS INVENTORY & FEMA LAYERS
FLOOD ZONE = SHADED BLUE
NATIONAL WETLANDS INVENTORY = SOLID GREEN & BLUE



SALE 4

GOOGLE EARTH – JANUARY 2021 FLIGHT DATE



SALE 5

PARCEL – AERIAL MAPS

**GOOGLE EARTH WITH
NATIONAL WETLANDS INVENTORY & FEMA LAYERS
FLOOD ZONE = SHADED BLUE
NATIONAL WETLANDS INVENTORY = SOLID GREEN & BLUE**



SALE 5

GOOGLE EARTH – JANUARY 2021 FLIGHT DATE



ASSUMPTIONS AND LIMITING CONDITIONS

In accepting this Appraisal Report, the employer agrees that the descriptions set forth herein correctly describe the property and Proposed Easement that were to be appraised.

No responsibility is assumed by the appraisers for legal matters, nor is any opinion on the title rendered herewith. The appraiser assumes that the title to the property is good and marketable.

Other than the Proposed Easement, all existing liens and additional encumbrances, if any, have been disregarded, and the property is appraised as though free and clear.

Certain information used in compiling this report was furnished to the appraisers by outside sources that he considers reliable. The appraisers, however, does not warrant the accuracy of such data, although so far as possible has checked the information and believes it to be correct.

Neither appraiser, nor anyone employed by us, has any present or contemplated interest in the property appraised.

Exhibits in this report are approximate and are presented to assist the reader in visualizing the property and the proposed easement. The client provided the Legal and Description Sketch and the construction information and we assume no responsibility for accuracy.

Unless stated otherwise in this report, no responsibility is assumed for physical or legal defects in the subject property which would not be readily ascertainable upon typical visual inspection, including but not limited to, subsoil, drainage, hazardous material contamination and boundary.

No environmental audit was provided for our consideration and no responsibility is assumed for such matters, which are beyond the scope of this real estate appraisal.

The content of this Appraisal Report is similar as to what was previously classified as a "Summary Appraisal Report" and does not contain all of the supporting material and information considered in the application of the appraisal process. This material and information is maintained in our files and is incorporated herein by reference. Any user of this limited scope report may need further assistance, explanation and/or documentation to properly understand and use this report. The appraisers assume no responsibility or liability for any misuse of this limited scope report that may result from failure of the client or user to obtain further assistance. The appraisal is "limited" as to consideration of only land, affected improvements, if any. There are no damages to the unencumbered remainder property. A 'before' and 'after' valuation would produce the same result.

Disclosure of the contents of this appraisal report is governed by the Uniform Standards of Professional Appraisal Practice of the Appraisal Foundation and by the Code of Professional Ethics and the Standards of Professional Appraisal Practice of the Appraisal Institute.

Neither all nor any part of the contents of this report (especially any conclusions as to value, the identity of the appraisers or the firm with which they are connected, or any reference to the Appraisal Foundation or to the MAI designation) shall be disseminated to the public through advertising media, public relations media, news media, sales media, or any other public means of communication without the prior written consent and approval of the undersigned.



QUALIFICATIONS OF THE APPRAISERS

David S. Reed, MAI

- Employment** : 2002 - 2003 Coldwell Banker Commercial - Nicholson Williams Realty, Jacksonville, FL
2003 - Present Reed Appraisal Company, New Smyrna Beach & Lakeland, FL
- Professional Affiliations** : MAI Designated Member, Appraisal Institute, Certificate No. 457240
- Education** : University of North Florida, BSBA Degree, 2002, Major in Finance, Investments
- Florida Dept. of Professional Regulation** : Licensed Sales Associate
Awarded September, 2002;
License Number SL 3034890
- Registered Trainee Appraiser
Awarded July, 2004
License Number RI14428
- Certified General Appraiser
Awarded October, 2008
Certificate Number RZ3244
- Real Estate Broker
Awarded July, 2013
License Number BK3034890
- Professional Education** Appraisal Institute - 110 Principles
Appraisal Institute - 120 Procedures
Appraisal Institute - 310 Basic Income Capitalization
Appraisal Institute - 320 General Applications
Appraisal Institute - 400G General Market Analysis & Highest and Best Use
Appraisal Institute - 410 USPAP
Appraisal Institute - 510 Advanced Income Capitalization
Appraisal Institute - 530 Advanced Sales Comparison & Cost Approaches
Appraisal Institute - 540 Report Writing & Valuation Analysis
Appraisal Institute - 550 Advanced Applications
Appraisal Institute - 700GRE The Appraiser as an Expert Witness: Preparation & Testimony
Appraisal Institute - 705 GRE Litigation Appraising: Specialized Topics and Applications
Appraisal Institute - 715GRE Condemnation Appraising: Principles & Applications
American Society of Farm Managers & Rural Appraisers - Yellow Book: Uniform Appraisal Standards of Federal Land Acquisition
- Appraisal Experience** Apartments; auto dealerships, condemnation (easement takings - electric and sewer); commercial and mixed use developments, vacant land; lease interests; office buildings; office rent surveys; ranches; farms; residences; retail stores; restaurants; motels; shopping centers; subdivisions (residential, commercial and industrial); warehouses and industrial properties; airport land; airport hangar rent surveys; bowling alleys; truck terminals; less-than-fee rights (conservation easements/purchase of development rights); veterinary offices; seniors housing
- Qualified as Expert Witness** Polk County Circuit Court, Pasco County Circuit Court

Stanley B. Reed, MAI

Employment: 1970 to present – real estate appraiser, Lakeland, Florida

Education: University of Florida, BSBA 1970, Real Estate and Urban Land Studies

Professional: MAI - Appraisal Institute, Certificate No. 5941, awarded 1979

State: State Certified General Appraiser, Certificate No. RZ71, awarded 1990; Real Estate Broker, License No. BK72445

Experience: Valuation of most types of real property; qualified as Expert Witness in Circuit Courts and Federal Court; eminent domain/condemnation specialist

Clients: Banks, credit unions; Cities of Lakeland, Winter Haven, Ft. Meade, Bartow, Lake Wales, Plant City; Polk County Commission; Polk County School Board; Florida Southern College, Polk State College; Florida Polytechnic University, Florida Department of Transportation (Legal); Florida Department of Environmental Regulation (DEP); Southwest Florida Water Management District (SWFWMD); Lakeland Electric & Water; Tampa Electric Company; Progress/Duke Energy; Sebring Airport Authority; Bartow Airport Authority; investors, buyers/sellers, developers, attorneys, estates, corporations, individuals, phosphate companies, social service agencies, churches, appraisal management companies



CERTIFICATE OF APPRAISERS

The undersigned does hereby certify that, except as otherwise noted in the appraisal report:

1. The statements of fact contained in this report are true and correct.
2. The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions and are our personal, impartial, and unbiased professional analyses, opinions, and conclusions.
3. We have no present or prospective interest in the property that is the subject of this report and no personal interest with respect to the parties involved.
4. We have not performed any services, as an appraiser or in any other capacity, regarding the property that is the subject of this report within the three-year period immediately preceding acceptance of this assignment.
5. We have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
6. Our engagement in this assignment was not contingent upon developing or reporting predetermined results.
7. Our compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
8. Our analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the *Uniform Standards of Professional Appraisal Practice*.
9. The undersigned made a personal inspection of the appraised property.
10. No one provided significant real property appraisal assistance to the people signing this certification.
11. The reported analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Code of Professional Ethics and Standards of Professional Appraisal Practice of the Appraisal Institute.
12. The use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representatives.
13. As of the date of this report, Stanley B. Reed has not completed the requirements of the voluntary continuing education program of the Appraisal Institute. The Appraisal Institute mandatory requirements have been met. The requirements of the State of Florida have been met.
14. As of the date of this report, David S. Reed has completed the continuing education program of the Appraisal Institute.

REED APPRAISAL COMPANY

David S. Reed, MAI Digitally signed by David S. Reed, MAI
Date: 2022.07.05 17:57:29 -04'00'

David S. Reed, MAI
President
State-Certified General Appraiser
Certificate # RZ3244

2020-025.071.3.rpt(Osprey-OK-Item 071.3 PFA-FL Poly)

Stanley B. Reed, MAI Digitally signed by Stanley B. Reed, MAI
Date: 2022.07.05 17:57:54 -04'00'

Stanley B. Reed, MAI
Vice President and Owner
State-Certified General Appraiser
Certificate # RZ71

Review Appraisal of

The Appraisal Report by Reed Appraisal Company
Performed on
A Property Owned by Florida Polytechnic University Board of Trustees
Located near the SW Quadrant of I-4 and the Polk Parkway
In Polk County, Florida
Parcel (Item) No. 71.3

Prepared For

Deborah Ruster, Esq.
Peterson & Myers, P.A.
Attorneys at Law
225 E. Lemon Street, Suite 300
Lakeland, Florida 33881



Calhoun, Collister & Parham, Inc.

Real Estate Appraisers & Consultants

Jacksonville Office

10151 Deerwood Park Blvd.,
Building 200, Suite 250
Jacksonville, Florida 32256-0557
Phone: (904) 764-0200
Toll Free: (800) 280-8140
Fax: (904) 764-4006

Tampa Office

10014 N. Dale Mabry Highway
Suite 201
Tampa, Florida 33618-4426
Phone: (813) 961-8300
Toll Free: (800) 280-8140
Fax: (813) 962-6363

West Palm Beach Office

777 South Flagler Drive
Suite 800 – West Tower
West Palm Beach, FL 33401
Phone: (561) 909-3176
Toll Free: (800) 280-8140
Fax: (561) 909-3177

August 12, 2022

Deborah Ruster, Esq.
Peterson & Myers, P.A.
Attorneys at Law
225 E. Lemon Street, Suite 300
Lakeland, Florida 33881

Re.: Report Type: Appraisal Review
Appraisal Firm: Reed Appraisal Company
Signing Appraisers: David S. Reed, MAI & Stanley B. Reed, MAI
Owner: Florida Polytechnic University Board of Trustees
Property: 360.32 Acre Vacant Site
Location: SW Quadrant of I-4 & Polk Parkway
File No.:

Dear Ms. Ruster:

As requested, I have reviewed the above appraisal report prepared for the Duke Energy Florida, prepared on July 5, 2022. In performing an appraisal review assignment, a review appraiser must develop and report a credible opinion as to the quality of another appraiser's work and must clearly disclose the scope of work performed. This appraisal review conforms to Standard 3 of the *Uniform Standards of Professional Appraisal Practice*, 2020-2021 Edition.

This appraisal review assignment includes developing my own opinion of value for the subject property. I have not previously developed a market value opinion of the subject property.

Identity of the Client

The clients for this appraisal review are Deborah Ruster and the Florida Polytechnic Board of Trustees.

Intended Users of Appraisal Review

The intended users are the above identified clients.

Intended Use of this Appraisal Review

The intended use of this appraisal review report is for a Rebuttal Report in the litigation matter related to the eminent domain taking of Parcel (Item) No. 73.1 in conjunction with the Duke Energy transmission line project, in Polk County, Florida.

Purpose of the Assignment

The purpose of this assignment is to develop and report a credible opinion as to the quality of the appraisal report prepared by David S. Reed, MAI and Stanley B. Reed, MAI, with the firm of Reed Appraisal Company. This assignment does include the development of my own opinion of value.

Description of Subject Property

The subject is a vacant parcel containing approximately 360.32 acres which is part of the Polytechnic University campus.

Effective Date of Appraisal Review

The effective date of this appraisal review is August 12, 2022.

Date of Appraisal Review Report

The date of this report is August 12, 2022.

Property Rights Appraised

The property rights appraised within the Reed report is the fee simple, interest in the subject real property.

Date of Appraisal Report Under Review

The date of the report under review is July 5, 2022.

Date of Value in Appraisal Report Under Review

The date of value was July 5, 2022.

Identity of the Appraisers who Signed Appraisal Under Review

David S. Reed, MAI and Stanley B. Reed, MAI.

Scope of Work

The scope of work performed in completing this appraisal review included the following:

- discussions with the client;
- obtaining a copy of and reviewing the appraisal report prepared by Reed Appraisal Company;
- the determination of the appropriate scope of work for this assignment;
- additional research relating to the subject and comparable sales;
- research reference materials, inclusive of USPAP;
- review of the data and analyses contained with the Reed appraisal, as well as the adequacy and appropriateness thereof;
- the preparation of a review appraisal report.

Summary of Opinions

The following are my opinions relating to the reviewed appraisal and the completeness of material therein, as well as the adequacy and relevance of its data, the propriety of analysis and adjustments to the data, and the appropriateness of the appraisal methods and techniques used therein. My opinions include statements as to whether the analyses, opinions and conclusions are appropriate and reasonable, given the context of my scope of work, which includes delineating reasons for any disagreement. The following summary also includes my own opinion of market value.

- 1) I find the report's descriptions of the subject property land size, locational factors, sales history, assessment and tax data, and land use data to be reasonable.
- 2) I agree with Reed's highest and best use conclusions, "as vacant" for a recreational use or agricultural use. However, the recreational use would be in conjunction with Florida Polytechnic University, such as sports ballfields.
- 3) Reed's appraisal analyzes five sales all of which are located in Polk County. All the sales had site development restrictions given they contained wetlands, floodways and/or Flood Zone A designations. These sales ranged from \$4,800 to \$14,200 per acre or \$0.29 per square foot. The Reed appraisal concluded to a value of \$12,500 per or acre. Based on additional sales data researched, my opinion as to the value of the land is \$20,000 per acre or \$0.46 per square foot.
- 4) The Reed appraisal analyzed the taking of Parcel/Item 71.3 by Duke Energy which contained 297,846 square feet for the construction of a powerline across the southern portion of the parent tract. It appears the Reed appraisal has the correct

information with regards to the taking location and size based on the survey that was contained in the appraisal that was prepared for Duke Energy.

- 5) The Reed appraisal estimates the loss of rights as a result of the proposed powerline easement taking at 75% of fee value. I disagree with the take percentage of 75%. In my opinion, the loss of property rights for this powerline easement taking is 90% of fee value. Given the highest and best use of the parent tract for a recreational or agricultural use and the location of the taking along the southern boundary of the site, there is no severance damages to the remainder property by reason of this taking which is similar to Reed’s conclusion.

- 6) The following is a summary of Reed’s market value opinion of Parcel 71.3 taking:

Land Taken	\$ 65,550
Improvements	0
Net Cure	0
Total Compensation	<u>\$ 65,550</u>

I disagree with Reed’s estimated of market value for Parcel/Item 71.3. The value of the take at \$0.46 per SF and applying 90% taking of the fee simple rights, equates to a take value for the easement of approximately \$123,300 (297,486 SF x \$0.46 per SF x 90%) Based on my opinion, the market value of Parcel/Item 71.3 taking is:

Land Taken	\$ 123,300
Improvements Taken	0
Damages/Partial Cure Plan	0
Total Compensation	<u>\$ 123,300</u>

The above summarizes my appraisal review of the appraisal prepared by David S. Reed, MAI and Stanley B. Reed, MAI, of Reed Appraisal Company. The Reed report is incorporated herein by reference and is an integral part of this review appraisal report. In acting as the review appraiser, I have developed and reported a credible opinion as to the quality of the work and have disclosed the scope of work performed. This appraisal review conforms to Standards Rule 3 of the Uniform Standards of Professional Appraisal Practice, 2020-2021 Edition. A signed certification is provided at the end of this review appraisal report.

Calhoun, Collister and Parham, Inc.



Jess E. Collister, MAI
 State-Certified General
 Real Estate Appraiser
 RZ2049

Certificate of Appraisal

I certify that, to the best of my knowledge and belief:

- The statements of fact contained in this report are true and correct.
- The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and is my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
- I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest with respect to the parties involved.
- I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
- My engagement in this assignment was not contingent upon developing or reporting predetermined results.
- My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
- The reported analyses, opinions, and conclusions were developed, and this report has been prepared in conformity with the *Uniform Standards of Professional Appraisal Practice of the Appraisal Foundation*.
- I have made an inspection of the property that is the subject of this report.
- I have not prepared an appraisal of the subject property within the last three years.
- The values reported herein do not include the valuation of mineral leases, unless expressly stated in the body of the report. The appraisers will value such leases only upon instruction to do so, as they are a separate consideration.
- The values reported herein assume no environmental contamination problems, unless otherwise noted in the appraisal report.
- The undersigned has received professional real property appraisal assistance from James E. Ditto III, State-Certified General Real Estate Appraiser RZ3146. He is the only individual who worked specifically with the undersigned on this appraisal, but other associates may have provided pertinent information when gathering data relating to various assignments. This does not include any other professional assistance involving other disciplines, which are summarized under the "Scope of Appraisal" portion of the report.

Certificate of Appraisal (Continued)

- Estimates of the damage amounts, where applicable, are based on those damage elements considered to be compensable under Florida law. The appraisers assume no responsibility for legal opinions, and have relied upon such opinions from legal counsel employed on the project.
- As of the date of this report, Jess E. Collister, MAI, State-Certified General Real Estate Appraiser RZ2049, has completed the requirements of the continuing education program of the Appraisal Institute.
- The use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representatives.
- The reported analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the requirements of The Code of Professional Ethics & Standards of Professional Appraisal Practice of the Appraisal Institute, which include the *Uniform Standards of Professional Appraisal Practice*.



Jess E. Collister, MAI
State-Certified General
Real Estate Appraiser
RZ2049



Calhoun, Collister & Parham, Inc.

Real Estate Appraisers & Consultants

QUALIFICATIONS

JESS E. COLLISTER, MAI

Academic Background:

Graduated - Plant High School
B.A. Degree in Finance - University of South Florida

Certifications and Licensing:

State-Certified General Real Estate Appraiser, State of Florida RZ2049
Member of the Appraisal Institute - MAI, #10,925

Coursework and Seminars:

Measuring Market Reaction to residential Home Features (2022)
Introduction to Green Buildings: Principles & Concepts (2022)
7-Hour National USPAP Update Course (2022)
Florida Law for Real Estate Appraisers (2022)
Eminent Domain Seminar (2021)
Valuation Impacts of COVID-19 (2020)
Lay of the Land Conference (2020)
The Appraiser as an Expert Witness (2019)
Lay of the Land Real Estate Conference (2019)
Code of Ethics (2018)
Eminent Domain Seminar (2018)
FL Bar Eminent Domain Committee (2018)
Real Estate Damages (2018)
Florida Land Conference (2018)
7-Hour National USPAP Update Course (2018)
2018 Florida Appraisal Law (2018)
Business Practices and Ethics (2017)
Eminent Domain Seminar (2017)

Professional Organizations

Member of the Appraisal Institute
Member of Association of Eminent Domain Professionals (AEDP)
Realtor, Member of the Greater Tampa Association of Realtors, Inc.

Appraisal Experience:

Experienced in appraising various residential, commercial and special purpose properties, including single-family residences, apartments, condominiums, suburban and downtown office buildings, warehouses, retail centers, subdivision developments, mobile homes, bowling alleys, religious facilities, daycare centers, and various types of vacant land. Specializing in litigation appraisal assignments, most of which involve various condemnation assignments for private property owners and condemning authorities.

Employment Experience:

Current	Calhoun, Collister & Parham, Inc. Partner
1997 -1999	Realty Services International, Inc. Associate Appraiser
1996 -1997	Calhoun & Associates, Inc. Associate Appraiser
1990 -1995	Hanford-Healy Appraisal Company (formerly Pierson Appraisal Company, formerly Pierson/Dohring Appraisal Company) Staff Appraiser
1988 -1990	Kelly & Collister, Inc. Appraiser, Vice President
1988	Gause Realty, Inc. Associate Appraiser
1986 -1988	W.H. Copeland & Sons, Inc. Associate Appraiser

The following is a partial listing of the projects on which I have personally had valuation assignments involving acquisitions by private and governmental agencies:

U.S. Highway 301 Bypass (Bradford County)
Burnt Store Road (Charlotte and Lee Counties)
Golden Gate Boulevard (Collier County)
Picayune Strand Restoration (Collier County)
Vanderbilt Beach Road Extension (Collier County)
Bell Shoals Road (Hillsborough County)
SR 574/MLK Boulevard (Hillsborough County)
SR 836/Dolphin Expressway (Miami-Dade County)
SR 997/Krome Avenue (Miami- Dade County)
Withlacoochee River Electric Cooperative (Pasco County)
118th Avenue (Pinellas County)
South Pasadena Fire Station Re-Location (Pinellas County)
SR 686/Roosevelt Boulevard (Pinellas County)
U.S. Highway 19 (Pinellas County)
Central Polk Parkway (Polk County)
Duke Energy 230KV Project (Polk County)
SR 542/Dundee Road (Polk County)
SeaCoast Pipeline (Putnam County)
SR 20 (Putnam County)
Venice Bypass (Sarasota County)
SR 313 (St. Johns County)
Crosstown Parkway Extension (St. Lucie County)
SR 48 (Sumter County)
SeaCoast/TECO Peoples Gas Pipeline (Clay, Duval, and St. Johns Counties)
Sabal Trail Pipeline (Various Counties)
Sumter Electric Cooperative (Sumter and Lake Counties)
TECO/Peoples Gas system Gas Pipeline (Pasco, Hernando & Sumter Counties)

**Florida Polytechnic University
Board of Trustees
September 28, 2022**

Subject: Consent Agenda

Proposed Board Action

Approve the consent agenda.

Each of the following items comes before the Board with unanimous approval from the respective Committees, and, as such, there is no need for a second.

A. Finance & Facilities Committee

1. Approve the Finance and Facilities Committee Charter
2. Approve the FY23 University Carryforward Spending Plan and Fixed Capital Outlay Budget
3. Approve amendment to the Campus Master Plan to include student housing to be sited on University property located immediately west of Residence Halls I & II, east of the parcels located on the pond edge
4. Approve Florida Equity Report FY22
5. Approve Foundation Board Reappointments:

- a. Phillipa Greenberg
- b. Jack Harrell III
- c. Joshua McCoy
- d. Ivette O'Doski
- e. Blake Paul
- f. Donna Slyster

Approve Foundation Board Appointments:

- a. Kristen Lowers
- b. Madison Yonash

B. Academic & Student Affairs Committee

1. Approve the Academic & Student Affairs Committee Charter
2. Approve the 2021 Annual Textbook and Instructional Materials Affordability Report
3. Approve the continuation of the Out-of-State Fee Waiver for the next four years of incoming undergraduate cohorts

C. Strategic Planning Committee

1. Approve the Strategic Planning Committee Charter

D. Governance, Audit and Compliance Committee

1. Approve the Governance, Audit, and Compliance Committee Charter
2. Approve the UAC Risk Assessment & Audit Plan – FYE 23
3. Approve the UAC Compliance & Ethics Program Plan – FYE 23
4. Approve the Performance Based Funding Audit Scope & Objectives – 2022 Audit
5. Approve Regulation FPU-1.0041 Prohibition of Discrimination in University Training or Instruction

6. Approve Regulation FPU-1.005 Discrimination and Harassment Complaint and Investigation Procedures
7. Approve Regulation FPU-6.005 Sick Leave
8. Approve Regulation FPU-1.0125 Fraud Prevention and Detection
9. Approve Policy FPU-6.0032 University Employee Bonus Plan
10. Approve the Trustee evaluation instrument titled "President's Annual Review" to be used for the evaluation of the President's performance for fiscal year ending 2022

E. Board of Trustees

1. Approve the May 24, 2022 Strategic Workshop Meeting Minutes
2. Approve the May 24, 2022 Board of Trustees Meeting Minutes

Background Information

For additional information about any of the items listed above, please see that committee's meeting materials.

Supporting Documentation:

1. May 24, 2022 Strategic Workshop Meeting Minutes
2. May 24, 2022 Board of Trustees Meeting Minutes

Prepared by: Kristen Wharton, Assistant Secretary, University Board of Trustees



Board of Trustees Workshop

DRAFT MEETING MINUTES

May 24, 2022

10:15 AM – 11:15 AM

(or upon conclusion of the Governance Committee)

Florida Polytechnic University Applied Research Center & via WebEx

I. Call to Order

Chair Cliff Otto called the meeting to order at 10:00 a.m.

II. Roll Call

Kristen Wharton called the roll: Chair Cliff Otto, Vice Chair Mark Bostick, Trustee Susan LeFrancois, Trustee Melia Rodriguez, Trustee Earl Sasser, Trustee Bob Stork, Trustee Beth Kigel, Trustee Narendra Kini, and Trustee Gary Wendt were present (Quorum).

Trustees not present: Trustee Lyn Stanfield, Trustee Laine Powell

Staff present: President Randy Avent, Provost Terry Parker, Dr. Allen Bottorff, Gina DeIulio, Kathy Bowman, Kristen Wharton, David Blanton, Alex Landback, and Melaine Schmiz were present.

III. Public Comment

There were no requests received for public comment.

IV. Approval of Minutes

Trustee Beth Kigel made a motion to approve the Strategic Workshop meeting minutes of February 16, 2022. Trustee Earl Sasser seconded the motion; a vote was taken, and the motion passed unanimously.

V. Strategic Plan 2023-2028: Review Mission and Vision Statements

President Randy Avent laid the foundation for the strategic planning process for the coming year. He stated the primary purview of the Board is strategic, while the primary purview of administration is operational, and purview of faculty and staff is tactical. Trustees reviewed the University's mission and vision statements along with trends in higher education and priorities Florida Poly must focus on in the coming five years. President Avent also stated the Strategic Planning Committee will oversee the business of laying out the University's priorities this coming year.

President Avent desires that the new strategic plan align with the State University System's 2025 System Strategic Plan, so civility and workforce alignment should be included.

Outcome metrics were discussed, and key differentiators were presented as strengths, weaknesses, opportunities, or threats (SWOT). President Avent also shared Florida Poly's

positioning as compared to its peers. He recommended the University continue to focus on being a strong engineering school without a doctorate. It will be more appropriate to discuss becoming a doctoral school when the five-year strategic plan is re-visited in 2028.

Trustee Bob Stork inquired if the small class, high-touch model will be lost as Florida Poly grows in number of students. President Avent stated the University's enrollment projection five years from now is 2,500 students. As the University grows and adds majors, that model will be preserved.

President Avent then recommended the University keep the current University mission and vision statement. Trustee Beth Kigel favored listing vision ahead of mission as the vision statement is what sets Florida Poly apart.

Trustee Kigel inquired about adding a supply chain and logistics degree as a business-type degree. President Avent replied that business programs dominate the regional universities but are small at Florida Poly's peer institutions.

Trustee Gary Wendt suggested adding wording to the vision statement that includes reference to students being well-developed in their leadership skills. President Avent was favorable to this recommendation as it might be another differentiator for the university. Chair Cliff Otto agreed. Provost Terry Parker favored adding this wording under strategic priority number two, "student success."

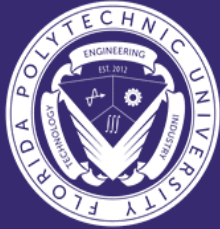
Regarding the University's priorities, President Avent believes they are still accurate and advocated they remain the same.

Discussion occurred regarding the structure of the four committees that will be established to develop the four priorities of the strategic plan. President Avent stated the four committees will primarily consist of faculty and staff, and perhaps some community partners. Each committee will report-out to the Strategic Planning Committee at each meeting in the coming year. Trustee Kigel strongly recommended engaging external partners in this process, including regional Economic Development Councils, and incorporating trustee involvement in engaging with these stakeholders. Chair Otto stated it is also important to include students in this process.

President Avent's timeline includes a Board review of the initial draft of the Strategic Plan in May 2023, with a final vote on the plan in September 2023.

VI. Closing Remarks and Adjournment

With no further business to discuss the meeting adjourned at 10:49 a.m.



Board of Trustees Meeting Minutes

DRAFT MEETING MINUTES

**Tuesday, May 24, 2022
11:30 AM – 12:30 PM**

**Florida Polytechnic University
Applied Research Center & via WebEx**

I. Call to Order

Chair Cliff Otto called the meeting to order at 11:01 am.

II. Roll Call

Kris Wharton called the roll: Chair Cliff Otto, Vice Chair Mark Bostick, Trustee Susan LeFrancois, Trustee Melia Rodriguez, Trustee Beth Kigel, Trustee Earl Sasser, Trustee Bob Stork, Trustee Narendra Kini, and Trustee Gary Wendt were present (Quorum).

Board members not present: Trustee Lyn Stanfield, Trustee Laine Powell

Staff present: President Randy Avent, Provost Terry Parker, Dr. Allen Bottorff, Gina DeIulio, Kathy Bowman, David Blanton, and Kristen Wharton were present.

III. Public Comment

There were no requests received for public comment.

IV. Board of Trustees Work Plan Review

There were no comments or questions about the Board's Work Plan.

V. Chairman's Remarks

Chair Cliff Otto did not make any formal remarks and moved to the next agenda item.

VI. Recognition of Service: Trustee Earl Sasser

Chair Otto recognized Trustee Earl Sasser whose term ends June 30, 2022. Kristen Wharton read the proclamation of appreciation, which is attached to these minutes, honoring Trustee Sasser's service. On behalf of the trustees, Chair Otto expressed his appreciation for his many contributions to the Board and the University.

Trustee Sasser recounted several University highlights that occurred during his tenure and expressed his optimism for the future of Florida Poly.

VII. President's Remarks

President Randy Avent presented a mock-up of the plaque that will be installed on the outside of the Applied Research Center (ARC). The plaque includes the names of the trustees who were seated at the time the construction contract was awarded to Skanska.

VIII. President's FY22 Operational Goals: Q3 Progress Report

President Avent provided an update to his Operational Goals FY22. He highlighted progress in the following areas of focus: admissions, student success, curriculum, graduate program, advancement, and efficient administration.

There was no additional discussion or questions.

IX. Consent Agenda

Chair Otto read the following list of items to be approved on the consent agenda:

1. Approve the Florida Polytechnic University Educational Plant Survey for 2022-2027
2. Approve the Capital Improvement Plan (CIP)
3. Approve the Florida Poly Finance Corporation's Articles of Incorporation and Bylaws and to authorize staff to file the necessary documents to establish the Corporation, if it is determined that the Corporation should obtain financing for Phases 2,3, and 4
4. Approve the Skanska Prime Contract Change Order 018, in the amount of \$246,910.00
5. Approve the Florida Polytechnic University Operating Budget FY23
6. Approve Compass Group USA, Inc. Food Services Contract Amendment No. 5
7. Approve the Legislative Budget Request for 2024
8. Approve the request for PECO funding and the approval to build a Student Achievement Center
9. Approve the Foundation's Planned Uses of University Personnel and Property (FY23)
10. Approve the President's Operational Goals for FYE2023
11. Approve the amended and restated plan documents for the Florida Polytechnic University Retirement Plan to be effective July 1, 2022
12. Approve the May 3, 2021 Board of Trustees Retreat Meeting Minutes
13. Approve the April 28, 2022 Board of Trustees Meeting Minutes

As each of the consent agenda items comes before the Board with unanimous approval from the respective Committees, there is no need for a second. A vote was taken, and the motion passed unanimously.

X. Committee Reports

A. Academic & Student Affairs Committee

Trustee Sasser reviewed highlights from Provost Parker's presentation. There were no items for approval.

B. Finance and Facilities Committee

Trustee Beth Kigel reported on key issues the committee reviewed and discussed. She also reviewed the committee's action items which were approved on the consent agenda.

One action item that did not receive unanimous approval at the committee level was the Debt Management Policy which was developed to provide rules for the issuance of debt by the University and its Direct Support Organizations (DSO). Trustee Kigel noted this agenda item did receive unanimous approval in the Governance Committee.

Trustee Beth Kigel made a motion to approve the Florida Polytechnic University Board of Trustees Debt Management Policy. Trustee Melia Rodriguez seconded the motion; a vote was taken, and the motion passed unanimously.

C. Audit and Compliance Committee

Trustee Bob Stork shared that his committee heard updates on both internal and external audits, learned the excellent results of the spring 2022 textbook adoption monitoring, and approved the external reviewer for the Quality Assurance Review (QAR).

D. Governance Committee

Board Vice Chair Mark Bostick stated the Governance Committee approved several items which were included on today's consent agenda: President Avent's Operational Goals for fiscal year 2023; changes to the University Retirement Plan for President Avent, and approval of the Articles of Incorporation and Bylaws for a finance corporation. Additionally, Kris Wharton presented a list of potential training topics which will be sent to all trustees to be ranked in order of importance.

XI. Officer Elections

Vice Chair Bostick stated the Governance Committee voted earlier today to recommend the nomination of Trustee Cliff Otto as the 2022-2024 Board of Trustees Chair and Trustee Beth Kigel as the 2022-2024 Board of Trustees Vice Chair. The floor was opened for other nominations for Chair and Vice Chair.

With no nominations from the floor, Trustee Gary Wendt made a motion to approve Trustee Cliff Otto as Board of Trustees Chair for the term 2022-2024. Trustee Melia Rodriguez seconded the motion; a vote was taken, and the motion passed unanimously.

Trustee Gary Wendt made a motion to approve Trustee Beth Kigel as Board of Trustees Vice Chair for the term 2022-2024. Trustee Melia Rodriguez seconded the motion; a vote was taken, and the motion passed unanimously.

XII. Board of Trustees FY22-23 Meeting Calendar

Trustee Bob Stork motioned to approve the 2022-2023 Board meeting schedule as presented. Trustee Beth Kigel seconded the motion; a vote was taken, and the motion passed unanimously.

XIII. Board of Governors Meeting Schedule

Chair Otto shared the next Board of Governors meeting will be held at the University of Central Florida (UCF) in Orlando June 29-30, 2022.

XIV. Closing Remarks and Adjournment

Trustee Stork commended Trustee Sasser for his quality work with the Academic & Student Affairs committee.

Chair Otto expressed his appreciation to David Calhoun, AVP Facilities & Safety Services, and his team for their work on the Applied Research Center.

With no further business to discuss the meeting adjourned at 11:45 a.m.

**Florida Polytechnic University
Board of Trustees
September 28, 2022**

Subject: Legislative and Board of Governors' Initiatives

Proposed Board Action

Review and endorse the Board of Governors' Statement of Free Expression.

Background Information

President Randy Avent will provide updates on the following initiatives from the state Legislature and the Board of Governors:

- A. [SB 7044](#): Postsecondary Education: New Accreditor Requirements
- B. [HB 233](#): Intellectual Freedom
- C. [HB 7](#): Individual Freedom Addendum
- D. Academic and Workforce Alignment
- E. Civil Discourse Initiatives
 - 1. Annual Review and Endorsement of Statement of Free Expression
Action Required
 - 2. University Civil Discourse Implementation Plan
Action Required

At its January 26, 2022 meeting, the Board of Governors approved the Civil Discourse Final Report. The report includes seven recommendations, including recommendation three: the Board of Trustees' annual review and endorsement of the Board of Governors' Statement of Free Expression.

- III. The Board of Governors recommends that the leadership of each university board of trustees, faculty senate, and student government annually review and endorse the Board's Statement of Free Expression and commit to the principles of civil discourse.

As this recommendation is an annual requirement, it has been added to the Board of Trustees' Work Plan for review and endorsement each September.

Supporting Documentation:

- 1. PowerPoint Presentation
- 2. Taskforce on Academic and Work Force Alignment Recommendations
- 3. Statement of Free Expression

Prepared by: Dr. Randy K. Avent, President



FLORIDA POLYTECHNIC
UNIVERSITY

New Bills, Legislation, and BOG Initiatives

Randy K. Avent
28 September 2022

New Bills, Legislation, and BOG Initiatives

- **Florida legislature**
 - SB7044 – Postsecondary Education
 - HB233 – Intellectual Freedom
 - HB7 – Individual Freedom
- **Board of Governors**
 - Workforce Alignment
 - Civil Discourse Initiative

Action Required



SB7044 Postsecondary Education

- • **Textbook and instructional materials affordability and transparency**
 - Mostly complete – information is captured and documented
 - Search capability has some remaining nuances
- • **Statewide course numbering**
 - Completed
- • **Accreditation**
 - Mostly complete – BOG developed information to help guide universities and all institutions agreed that HLC best fit our needs
 - Florida Poly will begin process after SACSCOC reaffirmation vote with a letter to the Department of Education asking for permission
- • **Post-tenure review**
 - BOG regulation is in process of review and will be voted on in November
 - At this moment, our 6-year contract does not meet the requirements so we will have to develop a new approach



Postsecondary Education

- • **Proposed changes to tuition and fees must be distributed**
- • **Proposed changes to fees must be approved by at least nine affirmative BOT votes**



HB233 Intellectual Freedom

- • **Requires BOG to conduct a survey to assess intellectual freedom and viewpoint diversity at Florida's state universities**
 - Completed

HB7 – Individual Freedom

- • **University must have a regulation that prohibits discrimination and a method for submitting complaints**
 - Completed with BOT vote this meeting
- • **University must post the regulation on a public website and periodically review regulations, policies, and training materials**
 - Regulation has been posted for comments before going to the BOT for a vote
 - Formalized review process created and reported at each June BOT meeting
- • **Complaints of an alleged violation must be forwarded to the designated office**
 - Completed with BOT vote this meeting



Workforce Alignment

- **Know and maintain a relationship with the CEO of its largest five employers**
 - Relationships have been formed where possible
- **Regularly attend meetings of statewide business groups**
 - Completed and ongoing
- **Review and/or form industry advisory councils**
 - In process
- **Create an annual Dean's report to the BOG**
 - Not completed
- **Establish a point of contact at each institution for businesses that want to engage or partner**
 - Completed

Workforce Alignment

- • **Reach out to new businesses when they establish a headquarters in the state**
 - Completed
- • **Develop a plan to engage business in research opportunities**
 - Completed
- • **Require all students to complete a profile in Handshake**
 - Completed
- • **BOG will explore a centralized internship reporting capability**
 - Not completed
- • **Develop best practices for an institution-wide internship advisory council**
 - Not completed



Civil Discourse

- • **Operationalize the Board's commitment to open-minded civil discourse**
 - Committee formed recommendations
- • **Include specific endorsement of Board's Statement of Free Expression in the Accountability and Strategic plans**
 - To be included in future plans (Spring 2023 & Fall 2023)
- • **Board, faculty, and student leadership annually review and endorse the Board's Statement of Free Expression**
 - Board completes today, Faculty in progress, Student completed



State University System of Florida Statement of Free Expression

The State University System of Florida and its twelve public postsecondary institutions adopt this Statement on Free Expression to support and encourage full and open discourse and the robust exchange of ideas and perspectives on our respective campuses. The principles of freedom of speech and freedom of expression in the United States and Florida Constitutions, in addition to being legal rights, are an integral part of our three-part university mission to deliver a high-quality academic experience for our students, engage in meaningful and productive research, and provide valuable public service for the benefit of our local communities and the state. The purpose of this Statement is to affirm our dedication to these principles and to seek our campus communities' commitment to maintaining our campuses as places where the open exchange of knowledge and ideas furthers our mission.



State University System of Florida Statement of Free Expression, con't.

A fundamental purpose of an institution of higher education is to provide a learning environment where divergent ideas, opinions and philosophies, new and old, can be rigorously debated and critically evaluated. Through this process, often referred to as the marketplace of ideas, individuals are free to express any ideas and opinions they wish, even if others may disagree with them or find those ideas and opinions to be offensive or otherwise antithetical to their own world view. The very process of debating divergent ideas and challenging others' opinions develops the intellectual skills necessary to respectfully argue through civil discourse. Development of such skills leads to personal and scholarly growth and is an essential component of the academic and research missions of each of our institutions.



State University System of Florida Statement of Free Expression, con't.

It is equally important not to stifle the dissemination of any ideas, even if other members of our community may find those ideas abhorrent. Individuals wishing to express ideas with which others may disagree must be free to do so, without fear of being bullied, threatened or silenced. This does not mean that such ideas should go unchallenged, as that is part of the learning process. And though we believe all members of our campus communities have a role to play in promoting civility and mutual respect in that type of discourse, we must not let concerns over civility or respect be used as a reason to silence expression. We should empower and enable one another to speak and listen, rather than interfere with or silence the open expression of ideas.



State University System of Florida Statement of Free Expression, con't.

Each member of our campus communities must also recognize that institutions may restrict expression that is unlawful, such as true threats or defamation. Because universities and colleges are first and foremost places where people go to engage in scholarly endeavors, it is necessary to the efficient and effective operations of each institution for there to be reasonable limitations on the time, place, and manner in which these rights are exercised. Each institution has adopted regulations that align with Florida's Campus Free Expression Act, section 1004.097, Florida Statutes, and with the United States and Florida Constitutions and the legal opinions interpreting those provisions. These limitations are narrowly drawn and content-neutral and serve to ensure that all members of our campus communities have an equal ability to express their ideas and opinions, while preserving campus order and security.

Request for Motion

**Motion to endorse the State University System of Florida
Statement on Free Expression.**



Civil Discourse

- • **Each Board of Trustees conduct a thorough review of current student orientation programs, codes of conduct, and employee policies**
 - Orientation programming and Employee policies completed, codes of conduct in progress
- • **Board Chairs discuss campus free speech climate during the presidential evaluation and contract renewal cycle**
 - In progress



Civil Discourse

- • **University leadership conduct a thorough review of current student orientation programs, codes of conduct, and employee policies**
 - Completed

- **Implement best practices**
 - – Instill importance of civil discourse, academic freedom, and free speech through orientation sessions
 - – Schedule and host ongoing, campus-wide forums ... to promote open discussion
 - – Promote viewpoint diversity and increase participation
 - – Avoid disinvitations with viewpoint-neutral policies
 - – Provide targeted opportunities to reinforce free expression
 - – Encourage faculty to maintain a learning environment that supports open dialogue

Request for Motion

Motion to approve the University Civil Discourse Implementation Plan.

TASK FORCE ON ACADEMIC AND WORKFORCE ALIGNMENT

Recommendations



KEY QUESTIONS

How can Florida's universities broaden and strengthen their ties with the private sector and key industry stakeholders?

How can Florida's universities become more proactive in solving real-world problems faced by Florida industry?

How can the university system help the state reach the goal of being a top ten global economy by 2030?

TASK FORCE RECOMMENDATIONS

JANUARY 2022

These recommendations are designed to create a path forward for stronger partnerships between the State Universities and Florida industries. The Board will receive an update from the universities on progress in these areas in June 2022. At that point, the Board may develop additional recommendations to continue to move the needle forward.



CREATE A SYMBIOTIC PARTNERSHIP BETWEEN STATE UNIVERSITIES & FLORIDA BUSINESSES

The overall goal of this recommendation is to improve engagement with university leadership and Florida businesses.

- Each university president should know and maintain a relationship with the CEO of the five largest employers for their graduates. This includes personal phone calls, meetings, and other engagement opportunities.
- The dean of each college should know and maintain relationships with the CEO or c-suite executive of the five largest employers of graduates from their college. The deans shall report activities to their senior leadership who shall report to the president.
- Each dean shall review the industry advisory councils or councils for individual departments. If departments do not have advisory councils, they should develop a plan for establishing one and present this plan in the report identified below.
- Each university will compile a deans' report into an annual report to submit to the Board of Governors each year. Reports shall include
 - membership of advisory councils
 - last time the curriculum for a program was changed
 - activities completed
 - implementation plans for any programs without advisory councils
 - curricular changes
- University presidents should begin regularly attending meetings of statewide business groups. These include but are not limited to the Florida Chamber, Associated Industries of Florida, and Enterprise Florida.
- Each university should establish a point of contact at each institution for businesses that want to engage or partner in various activities (e.g., programs, research, or internships) and publish these contacts on their webpage. The Board office will also collect this list and post it on our “For Business” webpage, which will be shared with state economic development groups, regional economic development agencies, and site selector organizations.
- When a new business establishes a headquarters in the state, there is an expectation that the university president or appropriate senior leadership reach out to the business.
- Each university should develop a plan to engage businesses in research opportunities. The plan should include how the university can help solve real-world problems faced by Florida's industries.



RECOMMENDATION 2

PREPARE STATE UNIVERSITY SYSTEM GRADUATES FOR THE EXPECTATIONS OF THE 21ST CENTURY WORKFORCE

- Universities must require all students within their first year to complete a profile in Handshake or Symplicity as part of a student's requirement to look at My Florida Future. This should be added to each institution's plan as part of the implementation of HB 1261.
- Explore the potential for centralized internship reporting on institutions' campuses. The Board will collect additional information from universities about this initiative, including the number and percentage of undergraduates who completed internships before graduation.
- Develop best practices for an institution-wide internship advisory council.
- Universities should implement a continuous feedback loop on internships from employers, including
 - communication of feedback to students and appropriate faculty in a timely fashion, and
 - incentives to employers to provide feedback on students completing both non-credit and for-credit internships.



RECOMMENDATION 3

SYSTEM-WIDE PLATFORM FOR INTERNSHIPS AND EMPLOYMENT

- The Board office will work with institutions to explore the pros and cons of moving to one platform for internships and employment, and make a recommendation based on this analysis.
- The Board office will provide a link to the Florida Career Center Consortium page and links to Handshake and Symplicity on its "For Business" page.
- Career center directors should present Handshake and Symplicity to the Florida Chamber Board and Florida Council of 100, and other statewide economic development groups as appropriate.



RECOMMENDATION 4

SYSTEM-WIDE GUIDANCE FOR STUDENTS & EMPLOYERS

Board staff will facilitate workgroups to develop guidance in the following areas and invite feedback from statewide business groups such as The Florida Council 100 and Florida Chamber. The guidance shall be provided to the Board of Governors for review and approval in June 2022.

- Develop system-wide definitions of experiential learning
- Best practices for advisory councils for colleges and departments
 - Frequency of meetings
 - Communication to university leadership on activities
 - Membership of councils
- Develop system-wide guidelines for effective partnering with businesses

NEXT STEPS

JANUARY 2022

- Board considers recommendations
- Institutions adopt requirement for students to complete profiles & resumes

MARCH 2022

- Presidents provide updates on partnership activities

JUNE 2022

- Updates on recommendations 1 & 2
- System guidance on internships & business partnerships



State University System of Florida Statement on Free Expression

The State University System of Florida and its twelve public postsecondary institutions adopt this Statement on Free Expression to support and encourage full and open discourse and the robust exchange of ideas and perspectives on our respective campuses. The principles of freedom of speech and freedom of expression in the United States and Florida Constitutions, in addition to being legal rights, are an integral part of our three-part university mission to deliver a high-quality academic experience for our students, engage in meaningful and productive research, and provide valuable public service for the benefit of our local communities and the state. The purpose of this Statement is to affirm our dedication to these principles and to seek our campus communities' commitment to maintaining our campuses as places where the open exchange of knowledge and ideas furthers our mission.

A fundamental purpose of an institution of higher education is to provide a learning environment where divergent ideas, opinions and philosophies, new and old, can be rigorously debated and critically evaluated. Through this process, often referred to as the marketplace of ideas, individuals are free to express any ideas and opinions they wish, even if others may disagree with them or find those ideas and opinions to be offensive or otherwise antithetical to their own world view. The very process of debating divergent ideas and challenging others' opinions develops the intellectual skills necessary to respectfully argue through civil discourse. Development of such skills leads to personal and scholarly growth and is an essential component of the academic and research missions of each of our institutions.

It is equally important not to stifle the dissemination of any ideas, even if other members of our community may find those ideas abhorrent. Individuals wishing to express ideas with which others may disagree must be free to do so, without fear of being bullied, threatened or silenced. This does not mean that such ideas should go unchallenged, as that is part of the learning process. And though we believe all members of our campus communities have a role to play in promoting civility and mutual respect in that type of discourse, we must not let concerns over civility or respect be used as a reason to silence expression. We should empower and enable one another to speak and listen, rather than interfere with or silence the open expression of ideas.

Each member of our campus communities must also recognize that institutions may restrict expression that is unlawful, such as true threats or defamation. Because universities and colleges are first and foremost places where people go to engage in scholarly endeavors, it is necessary to the efficient and effective operations of each institution for there to be reasonable limitations on the time, place, and manner in which these rights are exercised. Each institution has adopted regulations that align with Florida's Campus Free Expression Act, section 1004.097, Florida Statutes, and with the United States and Florida Constitutions and the legal opinions interpreting those provisions. These limitations are narrowly drawn and content-neutral and serve to ensure that all members of our campus communities have an equal ability to express their ideas and opinions, while preserving campus order and security.

**Florida Polytechnic University
Board of Trustees
September 28, 2022**

Subject: University Civil Discourse Implementation Plan

Proposed Board Action

Approval the University Civil Discourse Implementation Plan.

Background Information

The Board of Governors approved recommendations that are designed to ensure a climate of free expression and civil discourse on each university campus. These recommendations can be found in the Board of Governors' Civil Discourse Final Report. The University is required to develop a plan to implement the recommendations. The Board of Trustees must approve the plan prior to submission to the Board of Governors.

The University created a Civil Discourse Committee to review the Board of Governors' civil discourse recommendations and develop a plan to implement the BOG's recommendations. The Committee consisted of members representing the General Counsel's Office, Faculty, Human Resources, Academic Affairs, Student Affairs, Student Government Association, and the Office of the President.

The Committee collected information on the University's existing efforts on civil discourse and reviewed those efforts to ensure they are consistent with the Board's Statement of Free Expression and cultivating a culture of civil discourse in all campus interactions, including academic, administrative, extracurricular, and social dealings.

Supporting Documentation:

1. University Civil Discourse Plan
2. BOG's Civil Discourse Final Report

Prepared by: Melaine Schmitz, Associate General Counsel

The Board of Governors as Advocate – Recommendation I

The Board of Governors expects that the leadership at each university will operationalize the Board's commitment to open-minded and tolerant civil discourse by promoting, supporting, and regularly evaluating adherence to the principles set forth in the Board's Statement of Free Expression and cultivating a culture of civil discourse in all campus interactions, including academic, administrative, extracurricular, and social dealings.

Describe the operationalization of the Board's commitment to the Statement of Free Expression and cultivation of a culture of civil discourse under the appropriate category (in progress or implemented). If "in progress," please add the anticipated implementation date.

Operationalization of the Board's commitment to the Statement of Free Expression and cultivating a culture of civil discourse

In Progress

Implemented

Completed

Developed a Civil Discourse Committee. The Committee was comprised of members representing the General Counsel's Office, Faculty, Human Resources, Academic Affairs, Student Affairs, Student Government Association, and the Office of the President. The Committee collected information on the University's existing efforts on civil discourse and reviewed those efforts to ensure they are consistent with the Board's Statement of Free Expression and cultivating a culture of civil discourse in all campus interactions, including academic, administrative, extracurricular, and social dealings. The Committee developed recommendations for the University to further operationalize the Board's commitment to open-minded and tolerant civil discourse.

If "in progress," anticipated implementation date:

University Planning – Recommendation II

The Board of Governors recommends that each university's Accountability Plan and Strategic Plan include a specific endorsement of the Board's Statement of Free Expression, as well as a clear expectation for open-minded and tolerant civil discourse throughout the campus community. The Board of Governors will include similar statements and principles in its Strategic Plan for the State University System.

Use the drop-down arrows in columns A and B to indicate if the university's Accountability Plan and Strategic Plan include a specific endorsement of the Board's Statement of Free Expression, as well as a clear expectation for open-minded and tolerant civil discourse throughout the campus community. If "in progress," please add the anticipated completion date.

Accountability Plan

Strategic Plan

In Progress

In Progress

If "in progress," anticipated completion date: **Spring 2023**

Spring 2023

University Leadership – Recommendation III

The Board of Governors recommends that the leadership of each university board of trustees, faculty senate, and student government annually review and endorse the Board's Statement of Free Expression and commit to the principles of civil discourse. NOTE: The first review should be completed during the 2022-2023 academic year.

Use the drop-down arrows in columns B, C, and D to indicate if the university board of trustees, faculty senate, and student government are in progress or have completed the review and endorsement of the Board's Statement of Free Expression and committed to the principles of civil discourse. If "in progress," please add the anticipated completion date.

Review and endorse the Board's Statement of Free Expression and commit to the principles of civil discourse

If "in progress," anticipated completion date:

University Board of Trustees	Faculty Senate	Student Government
Completed	In Progress Fall 2022	Completed

University Leadership – Recommendation IV

The Board of Governors recommends that each **board of trustees** conducts a thorough review of current student orientation programs, student codes of conduct, and employee policies and procedures to ensure consistency with the Board of Governors Statement of Free Expression, the principles of free speech and civil discourse, and compliance with section 1004.097, Florida Statutes.

Use the drop-down arrows in columns B, C, and D to indicate if the reviews of student orientation programming, student codes of conduct, and employee personnel policies and procedures for consistency with the Board's Statement of Free Expression, principles of free speech and civil discourse, and compliance with section 1004.097, Florida Statutes are in progress or have been completed. If "in progress," please add the anticipated completion date.

	Board's Statement of Free Expression	Principles of Free Speech & Civil Discourse	section 1004.097, Florida Statutes
Student orientation programming	Completed	Completed	Completed
If "in progress," anticipated completion date:			
Student codes of conduct	In Progress	In Progress	In Progress
If "in progress," anticipated completion date:	November 16th	November 16th	November 16th
Employee personnel policies and procedures	Completed	Completed	Completed
If "in progress," anticipated completion date:			

Academic, Student, and Administrative Affairs – Recommendation VI

The Board of Governors recommends that **university academic, student affairs, and administrative leaders** review student orientation programming, student codes of conduct, and employee personnel policies and procedures to ensure that they contain clear and unambiguous support for the Board's Statement of Free Expression, and the principles of free speech and civil discourse, and that they are in compliance with section 1004.097, Florida Statutes.

Use the drop-down arrows in columns B, C, and D to indicate if the reviews of student orientation programming, student codes of conduct, and employee personnel policies and procedures for support for the Board's Statement of Free Expression, principles of free speech and civil discourse, and compliance with section 1004.097, Florida Statutes are in progress or have been completed. If "in progress," please add the anticipated completion date.

Review by Academic Affair Leaders	Board's Statement of Free Expression	Principles of Free Speech & Civil Discourse	section 1004.097, Florida Statutes
Student orientation programming	Completed	Completed	Completed
If "in progress," anticipated completion date:			
Student codes of conduct	Completed	Completed	Completed
If "in progress," anticipated completion date:			
Employee personnel policies and procedures	Completed	Completed	Completed
If "in progress," anticipated completion date:			

Academic, Student, and Administrative Affairs – Recommendation VI

The Board of Governors recommends that **university academic, student affairs, and administrative leaders** review student orientation programming, student codes of conduct, and employee personnel policies and procedures to ensure that they contain clear and unambiguous support for the Board's Statement of Free Expression, and the principles of free speech and civil discourse, and that they are in compliance with section 1004.097, Florida Statutes.

Use the drop-down arrows in columns B, C, and D to indicate if the reviews of student orientation programming, student codes of conduct, and employee personnel policies and procedures for support for the Board's Statement of Free Expression, principles of free speech and civil discourse, and compliance with section 1004.097, Florida Statutes are in progress or have been completed. If "in progress," please add the anticipated completion date.

Review by Student Affair Leaders	Board's Statement of Free Expression	Principles of Free Speech & Civil Discourse	section 1004.097, Florida Statutes
Student orientation programming If "in progress," anticipated completion date:	Completed	Completed	Completed
Student codes of conduct If "in progress," anticipated completion date:	Completed	Completed	Completed
Employee personnel policies and procedures If "in progress," anticipated completion date:	Completed	Completed	Completed

Academic, Student, and Administrative Affairs – Recommendation VI

The Board of Governors recommends that **university academic, student affairs, and administrative leaders** review student orientation programming, student codes of conduct, and employee personnel policies and procedures to ensure that they contain clear and unambiguous support for the Board's Statement of Free Expression, and the principles of free speech and civil discourse, and that they are in compliance with section 1004.097, Florida Statutes.

Use the drop-down arrows in columns B, C, and D to indicate if the reviews of student orientation programming, student codes of conduct, and employee personnel policies and procedures for support for the Board's Statement of Free Expression, principles of free speech and civil discourse, and compliance with section 1004.097, Florida Statutes are in progress or have been completed. If "in progress," please add the anticipated completion date.

Review by Administrative Leaders	Board's Statement of Free Expression	Principles of Free Speech & Civil Discourse	section 1004.097, Florida Statutes
Student orientation programming	Completed	Completed	Completed
If "in progress," anticipated completion date:			
Student codes of conduct	Completed	Completed	Completed
If "in progress," anticipated completion date:			
Employee personnel policies and procedures	Completed	Completed	Completed
If "in progress," anticipated completion date:			

Best Practices for Civil Discourse – Recommendation VII

The Board of Governors recommends implementing the following best practices based on its review of university programs and initiatives that effectively promote and support civil discourse.

Describe the best practices the university has implemented or is in the process of implementing. If "in progress," please add the anticipated implementation date.

In Progress

Implemented

1. Instill the importance of civil discourse, academic freedom, and free speech from day one, utilizing student and employee orientation sessions, public assemblies, and official university documents and communications.

A “Free Speech” poster design workshop for student submission. The workshops will be organized around an educational program that facilitates a greater awareness of tolerance for ideas exchanged.

The Florida Poly library has developed a series of web guides to promote and connect faculty, staff, and students with information resources and reading suggestions that cultivate a culture of civil discourse. The web guides will be linked through the library webpages and made available in Weekly Phoenix updates.

If "in progress," anticipated implementation date: **Fall 2022**

2. Schedule and host ongoing, campus-wide forums, dialogues, and debates on various issues and perspectives to promote open discussion, understanding, and learning opportunities.

The University previously hosted Campus Conversations, an opportunity for employees to meet with leadership to take part in open discussions on various issues and perspectives. The University will re-implement Campus Conversations at least once a semester.

Florida Poly includes a civil discourse exercise within new student orientation that provides an opportunity for students to discuss differing opinions based on topics of interest to the student, for example, who is the “best” Marvel character. The SGA’s Legislative Branch Advocacy and Communication Committee hosts monthly Town Halls that are open to all students.

If "in progress," anticipated implementation date: **Spring 2023**

Best Practices for Civil Discourse – Recommendation VII

The Board of Governors recommends implementing the following best practices based on its review of university programs and initiatives that effectively promote and support civil discourse.

Describe the best practices the university has implemented or is in the process of implementing. If "in progress," please add the anticipated implementation date.

In Progress

3. Foster intellectual diversity by encouraging university leadership to: (1) promote viewpoint diversity and open-minded discussion and debate, and (2) highlight and enforce policies that prohibit programming that excludes participation based on race or ethnicity.

Implemented

The University is committed to providing and maintaining an environment free from unlawful discrimination. University regulation FPU-1.004 Non-Discrimination/Equal Opportunity specifically prohibits discrimination based on race or ethnicity. University regulation FPU-1.005 Discrimination and Harassment Complaint and Investigation outlines the process to address discrimination and harassment complaints. University regulation FPU-3.002 Student Government and Student Organizations and the SGA's Constitution prohibit the Student Government Association and Registered Student Organizations from discriminating based on race or ethnicity, among other protected class statuses.

If "in progress," anticipated implementation date:

Best Practices for Civil Discourse – Recommendation VII

The Board of Governors recommends implementing the following best practices based on its review of university programs and initiatives that effectively promote and support civil discourse.

Describe the best practices the university has implemented or is in the process of implementing. If "in progress," please add the anticipated implementation date.

4. Avoid disinvitations by developing clear, viewpoint-neutral policies and procedures governing the invitation and accommodation of campus speakers.

In Progress	Implemented
	<p>University regulation FPU-1.003 Use of University Facilities and Property clearly outlines the priority of use for university facilities and property. Top priority is given to credit instruction and other academic uses. Due to the University's limited space, events on campus mostly consist of credit instruction and other academic uses. When space is available, the University allows outside parties to use campus facilities regardless of the content of the message. It is the intent of the University to encourage a free discourse of ideas while maintaining the safe and normal operations of campus life and education. To this end, the University revised regulation FPU-1.007 Campus Free Expression in 2019 to reflect the University's commitment to free expression and to comply with section 1004.097, Florida Statutes. The University does not have, and has never had, a free speech zone. Free expression is permitted, and encouraged, on University grounds and indoor areas. Such use must not disrupt or interfere with the normal operations of the University, any academic or other University activities, or the rights of other members of the University community.</p>

If "in progress," anticipated implementation date:

Best Practices for Civil Discourse – Recommendation VII

The Board of Governors recommends implementing the following best practices based on its review of university programs and initiatives that effectively promote and support civil discourse.

Describe the best practices the university has implemented or is in the process of implementing. If "in progress," please add the anticipated implementation date.

In Progress

Implemented

5. Provide targeted educational and professional development opportunities for university administrative employees to reinforce free expression and open-minded debate norms.

Appropriate University units are exploring and developing educational and professional development opportunities for employees to reinforce free expression and open-minded debate norms.

The University partnered with EEOC Training Institute to provide mandatory training for supervisors titled "Leading with Respect" that focused on respect and the types of behaviors that contribute to a respectful and inclusive organizational culture. The University also provides annual employee discrimination and harassment training that address civil communications.

If "in progress," anticipated implementation date: **Spring 2022**

6. Encourage faculty to establish and maintain a learning environment in their classrooms and offices that supports open dialogue and the free expression of all viewpoints and create processes to evaluate the strength of such environments.

The faculty will work to include in all syllabi for fall 2022 an abbreviated version of the Faculty Assembly's endorsement of the Board's Statement of Free Expression and commitment to the principles of civil discourse. The University Writing Center will launch a campaign educating students about the importance of free expression and the value of civil discourse as part of its regular academic year services.

The University regularly assesses student engagement and satisfaction through nationally normed surveys that include questions related to freedom of expression and exposure to different points of view in classroom and campus environments.

If "in progress," anticipated implementation date: **Fall 2022**

Civil Discourse Final Report

2022



CIVIL DISCOURSE INITIATIVES

in the

STATE UNIVERSITY SYSTEM

INTRODUCTION

As members of many different societal groups and communities, people thrive on the personal interactions that occur every minute of every day. These ongoing interactions provide the foundation for learning, discovery, and growth in a university setting. More specifically, open-minded, tolerant, and respectful discourse among campus community members is critical to enabling students to learn and pursue their educational goals, faculty to effectively teach, and staff to pursue fulfilling work.

To promote civil discourse in the State University System, the Board of Governors, the presidents of Florida's twelve public universities, adopted a "Statement of Free Expression" in 2019. The Board's statement directly aligns with the well-established "Chicago Principles" that originated at the University of Chicago in 2014 to articulate the university's overarching commitment to free, robust, and uninhibited debate. Universities have widely adopted the Chicago Principles throughout the U.S.

The Board's Statement of Free Expression was endorsed by the twelve state universities as a vehicle to establish, maintain, and support a full and open discourse and the robust exchange of ideas and perspectives on all university campuses (See Appendix A). The statement reinforces that a critical purpose of a higher education institution is "to provide a learning environment where divergent ideas, opinions, and philosophies, new and old, can be rigorously debated and critically evaluated."

Board of Governors Chair Syd Kitson established the Board's Civil Discourse Initiative during his January 2021 "State of the System" address. Chair Kitson expressed concern regarding the steady decline in respectful discourse among those with differing viewpoints. He stated that the university setting could provide a foundation for understanding, learning, and growth in this area. Chair Kitson tasked Governor Tim Cerio to lead the initiative through the Strategic Planning Committee. Governor Cerio has stated that "Civil discourse, conducted civilly without fear of reprisal, is critical to free speech and ensuring academic and intellectual freedom – not just on our university campuses, but throughout our country."

The 2018 Legislature established the Campus Free Expression Act in section 1004.097, Florida Statutes. This statute provides direction and relevance to the Board's initiative as it codifies an individual's right to engage in free-speech activities at public higher education institutions. It also prohibits a public institution from shielding students, faculty, or staff from expressive activities while authorizing a public institution to create and enforce reasonable restrictions under specified conditions.

CIVIL DISCOURSE: BEST PRACTICES

The State University System

The state universities provided information on activities and initiatives promoting and supporting civil discourse in their campus communities. Best practices gleaned from a review of their submissions were highlighted within the following four categories.

1. Workshops & Professional Development: Presentations, lectures, workshops, or training designed to provide opportunities for faculty, staff, students, and campus partners to learn how to engage in and facilitate dialogue respectfully.
2. Speakers, Dialogue & Debate: Events or programs that provide opportunities for faculty, staff, and students to engage in, observe, or facilitate conversations and encourage civil discourse.
3. Outreach (on and off-campus): Programs, workshops, and or campaigns with external partners help cultivate a campus culture of civil discourse.
4. Research and Academic Affairs: Research-based initiatives, web tools, and courses designed to provide opportunities for students, faculty, and staff to engage in and learn about issues related to civil discourse in a formal setting.

Additionally, the committee researched established national programs addressing civil discourse and interviewed prominent authorities in this area. Interviews were conducted with Dr. Robert George, McCormick Professor of Jurisprudence & Director, James Madison Program at Princeton University; Dr. Lynn Pasquerella, President of the Association of American Colleges and Universities; Dr. Diana Hess, Dean, University of Wisconsin School of Education; Ms. Liz Joyner, Founder & C.E.O., the Village Square; Dr. Bill Mattox, Director, James Madison Institute's Marshall Center for Educational Options; Dr. Tim Chapin, Dean, FSU College of Social Sciences and Public Policy, and Dr. Jonathan Haidt, founder of the Heterodox Academy.

National Models

A review of the national postsecondary system and institutional civil discourse programs identified a number of highly regarded initiatives and strategies that promote and support civil discourse. Examples include the following.

- The Center for Peace and Conflict Resolution, Brigham Young University: The Center's primary focus is conflict resolution. Through mediation, arbitration, training workshops, research, conferences, academic courses, and consultations, the Center assists both the university and the community in building skills and promoting understanding of peace, negotiation, communication, and conflict resolution.
- Heterodox Academy: Heterodox Academy is a nonpartisan international collaborative of professors, administrators, and students committed to enhancing the quality of research and education by promoting open inquiry, viewpoint diversity, and constructive disagreement in institutions of higher learning. The

Heterodox Academy was founded in 2015 by scholar Jonathan Haidt. He was prompted by his views on the negative impact that the lack of ideological diversity has had on the quality of research within the Academy.

The Academy collaboratively engages with universities throughout the U.S. to promote rigorous, open, and responsible interactions across lines of difference as essential to separating good ideas from bad and making good ideas better. Heterodox scholars view the university as a place of collaborative truth-seeking, where diverse scholars and students approach problems and questions from different points of view in pursuit of knowledge, discovery, and growth.

- The Institute for Civic Discourse and Democracy, Kansas State University: The Institute pursues theories and practice in civic discourse that are identified to advance improvements in all campus and community interactions. The Institute supports public conversation to elevate specific qualities of civic discourse, including inclusiveness, equality, reciprocity, reflection, reason-giving, and shared decision-making. The Institute offers certificates and degrees through the university's communication studies department; and offers workshops, facilitator training, and research opportunities through the Kansas Civic Life Project.
- The James Madison Program in American Ideals and Institutions: The James Madison Program is a scholarly institute within the Department of Politics at Princeton University and is dedicated to exploring enduring questions of American constitutional law and Western political thought. The James Madison Program was founded in 2000 by Dr. Robert George, McCormick Professor of Jurisprudence at Princeton University, and follows the University of Chicago's principles on freedom of expression.

The James Madison Program promotes teaching and scholarship in constitutional law and political thought and provides a forum for free expression and robust civil dialogue and debate. The Program hosts visiting postdoctoral and undergraduate fellows and offers various activities, courses, summer programs, and other related activities promoting free expression.

RECOMMENDATIONS

All 12 universities in the State University System have voiced a commitment to civil discourse and have provided numerous examples of programs and policies to establish, maintain, and support civil discourse throughout their living, learning, and working environment.

In recent years, there have been incidents of unacceptable behaviors and violations of codes of conduct and personnel policies relating to civil discourse by administrators, faculty, and students in the system. When such incidents occur, universities must respond to grievances with rapid response, thorough review, and adjudication according to their established policies. This process is most valuable when the conflict is resolved,

the impacted individuals are redressed, and all involved can learn and grow from the experience.

Moreover, programming restricting participation based on race or ethnicity, and in violation of existing university policies, has occurred with more frequency on Florida campuses. Although perhaps well-intentioned, often the effect of these programs is to further divide and disenfranchise, rather than promote understanding through civil discourse.

The Board of Governors as Advocate

The Board of Governors, responsible for the management and operation of the State University System, is unequivocal in its support of civil discourse throughout its 12 campus communities. The Board believes that each campus community member has a unique and critical role in the adherence to civil discourse and the ongoing support of the establishment, maintenance, and evaluation of civil discourse initiatives.

The Board of Governors' "Statement of Free Expression" remains an integral part of the Board's three-pronged mission for state universities: to deliver a high-quality academic experience for students, to engage in meaningful and productive research, and to provide a valuable public service for the benefit of local communities, metropolitan regions, and the state.

- I. **The Board of Governors expects that the leadership at each university will operationalize the Board's commitment to open-minded and tolerant civil discourse by promoting, supporting, and regularly evaluating adherence to the principles set forth in the Board's Statement of Free Expression and cultivating a culture of civil discourse in all campus interactions, including academic, administrative, extracurricular, and social dealings.**

University Planning

In its 2025 Strategic Plan, the Board of Governors sets forth its mission for the State University System and further states that the state universities will "*support students' development of the knowledge, skills, and aptitudes needed for success in the global society and marketplace.*" The Board strongly believes that the state universities are well-positioned to provide the foundation for civil discourse learning, understanding, and growth for all campus community members.

Each university's Accountability Plan is an annual report of specific accountability measures and strategic plans.

- II. **The Board of Governors recommends that each university's Accountability Plan and Strategic Plan include a specific endorsement of the Board's Statement of Free Expression, as well as a clear expectation for open-minded and tolerant civil discourse throughout the campus community. The Board of Governors will include similar statements and principles in its Strategic Plan for the State University System.**

University Leadership

State university boards of trustees have the powers and duties necessary for each university's operation, management, and accountability. University civil discourse policies, programs, and initiatives should be viewed as strategic priorities by each board of trustees. The Board of Governors also believes that university faculty senates and student governments have a vital role and should participate early and often in the development, implementation, evaluation, and support of civil discourse programs and initiatives.

- III. **The Board of Governors recommends that the leadership of each university board of trustees, faculty senate, and student government annually review and endorse the Board's Statement of Free Expression and commit to the principles of civil discourse.**
- IV. **The Board of Governors recommends that each board of trustees conducts a thorough review of current student orientation programs, student codes of conduct, and employee policies and procedures to ensure consistency with the Board of Governors Statement of Free Expression, the principles of free speech and civil discourse, and compliance with section 1004.097, Florida Statutes.**

The University President

The university president has primary responsibility for establishing the campus culture and setting the day-to-day living, learning, and working environment for all university community members. The president directs and monitors these efforts and is ultimately accountable for the civil discourse climate in the campus community.

Board of Governors Regulation 1.001, University Board of Trustees Powers and Duties, states that the annual evaluation for university presidents addresses "responsiveness to the Board of Governors' strategic goals and priorities."

- V. **Beginning in the 2022 presidential evaluation and contract renewal cycle, as a part of a president's evaluation, the Chair of the Board of Governors will consult with the board of trustees chair to review the university's campus free speech climate, including adherence to the principles set forth in the Board's Statement of Free Expression, the occurrence and the resolution of any issues related to the university's compliance with substantiated violations of section 1004.097, Florida Statutes, and the implementation of best practices promoting civil discourse.**

Academic, Student, and Administrative Affairs

Board of Governors Regulation 1.001, University Boards of Trustees Powers & Duties, directs each board of trustees to adopt regulations or policies for a student code of conduct and establish a personnel program for all university employees. These policies are required to include standards for performance and conduct as well as disciplinary actions, complaints, appeals, and grievance procedures.

A university's personnel policies, orientation programs, and student code of conduct are critical to setting the tone for a climate of open-mindedness and tolerance for civil discourse. More specifically, all university campus areas, including classrooms, lecture halls, offices, and extracurricular, residential, and social locales, offer opportunities for learning, tolerance, and growth. Academic deans and directors, student affairs administrators, faculty, and students share responsibility for establishing and reinforcing tolerant, open-minded, and respectful discourse on a university campus.

- VI. **The Board of Governors recommends that university academic, student affairs, and administrative leaders review student orientation programming, student codes of conduct, and employee personnel policies and procedures to ensure that they contain clear and unambiguous support for the Board's Statement of Free Expression, and the principles of free speech and civil discourse, and that they are in compliance with section 1004.097, Florida Statutes.**

Best Practices for Civil Discourse

- VII. **The Board of Governors recommends implementing the following best practices based on its review of university programs and initiatives that effectively promote and support civil discourse.**

- **Instill the importance of civil discourse, academic freedom, and free speech from day one**, utilizing student and employee orientation sessions, public assemblies, and official university documents and communications.
- **Schedule and host ongoing, campus-wide forums, dialogues, and debates** on various issues and perspectives to promote open discussion, understanding, and learning opportunities.
- **Foster intellectual diversity** by encouraging university leadership to: (1) promote viewpoint diversity and open-minded discussion and debate, and (2) highlight and enforce policies that prohibit programming that excludes participation based on race or ethnicity.
- **Avoid disinvitations** by developing clear, viewpoint-neutral policies and procedures governing the invitation and accommodation of campus speakers.
- **Provide targeted educational and professional development opportunities** for university administrative employees to reinforce free expression and open-minded debate norms.
- **Encourage faculty to establish and maintain a learning environment in their classrooms and offices that supports open dialogue and the free expression of all viewpoints and create processes to evaluate the strength of such environments.**

Appendix A

State University System of Florida

Statement of Free Expression

April 15, 2019

The State University System of Florida and its twelve public postsecondary institutions adopt this Statement on Free Expression to support and encourage a full and open discourse and the robust exchange of ideas and perspectives on our respective campuses. The principles of freedom of speech and freedom of expression in the United States and Florida Constitutions, in addition to being legal rights, are an integral part of our three-part university mission to deliver a high-quality academic experience for our students, engage in meaningful and productive research, and provide valuable public service for the benefit of our local communities and the state. The purpose of this statement is to affirm our dedication to these principles and to seek our campus communities' commitment to maintaining our campuses as places where the open exchange of knowledge and ideas furthers our mission.

A fundamental purpose of an institution of higher education is to provide a learning environment where divergent ideas, opinions, and philosophies, new and old, can be rigorously debated and critically evaluated. Through this process, often referred to as the marketplace of ideas, individuals are free to express any ideas and opinions they wish, even if others may disagree with them or find those ideas and opinions to be offensive or otherwise antithetical to their own worldview. The very process of debating divergent ideas and challenging others' opinions develops the intellectual skills necessary to respectfully argue through civil discourse. Development of such skills leads to personal and scholarly growth and is an essential component of each of our institutions' academic and research missions.

It is equally important not to stifle the dissemination of any ideas, even if other members of our community may find those ideas abhorrent. Individuals wishing to express ideas with which others may disagree must be free to do so without fear of being bullied, threatened, or silenced. This does not mean that such ideas should go unchallenged, as that is part of the learning process. And though we believe all members of our campus communities have a role to play in promoting civility and mutual respect in that type of discourse, we must not let concerns over civility or respect be used as a reason to silence expression. We should empower and enable one another to speak and listen, rather than interfere with or silence the open expression of ideas.

Each member of our campus communities must also recognize that institutions may restrict unlawful expression, such as true threats or defamation. Because universities and colleges are first and foremost places where people go to engage in scholarly endeavors, it is necessary to the efficient and effective operations of each institution for there to be reasonable limitations on the time, place, and manner in which these rights are exercised. Each institution has adopted regulations that align with Florida's Campus

Free Expression Act, section 1004.097, Florida Statutes, and the United States and Florida Constitutions and the legal opinions interpreting those provisions. These limitations are narrowly drawn and content-neutral and serve to ensure that all members of our campus communities have an equal ability to express their ideas and opinions while preserving campus order and security.



STATE UNIVERSITY SYSTEM OF FLORIDA





Board of Governors
State University System of Florida

325 West Gaines Street, Suite 1614

Tallahassee, Florida 32399

Phone: (850) 245-0466

www.flbog.edu

**Florida Polytechnic University
Board of Trustees
September 28, 2022**

Subject: Strategic Planning 2023-2028: Discussion of Future Trends

Proposed Board Action

Information and discussion only. No action required.

Background Information

President Randy Avent will present information on future trends in higher education for Board discussion. Discussion will assist administration in the development of the 2023-2028 Strategic Plan.

Supporting Documentation: PowerPoint Presentation

Prepared by: Dr. Randy K. Avent, President



FLORIDA POLYTECHNIC
UNIVERSITY

Strategic Trends

Randy K. Avent
28 September 2022

Megatrends in Higher Education (2018)

- **Declining state support and increased pressure on affordability**
 - **Heightened focus on workforce preparation**
 - **Greater accountability (state and students)**
 - **Accessibility for nontraditional students**
 - **Campus mental health challenges**
 - **Greater competition from new business and delivery models**
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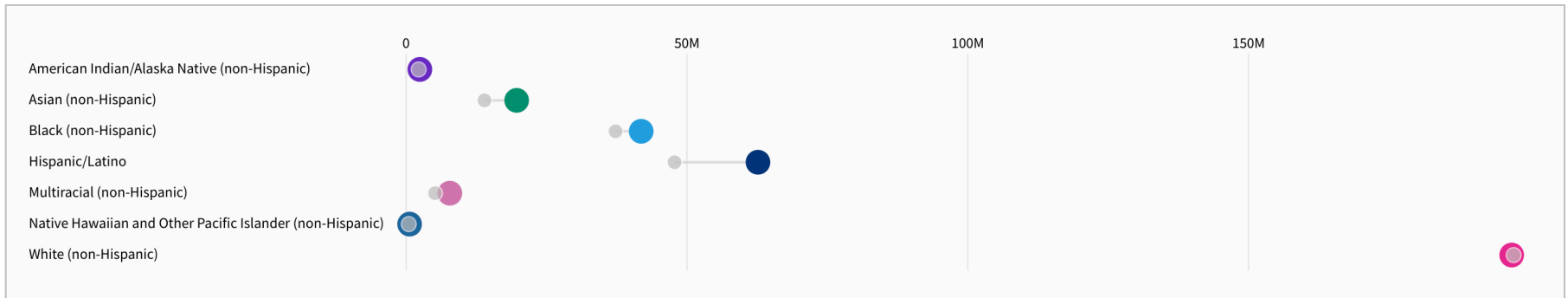
Megatrends in Higher Education (2022)

- **Changing demographics**
- **Choice and flexibility**
- **Competitive landscape**
- **Educational value**
- **Student success**

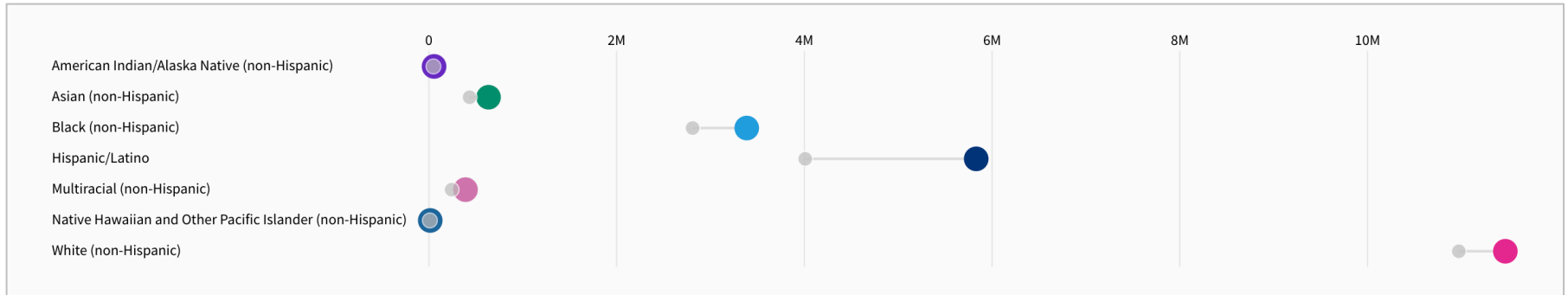
Common trends found in several key industry publications

Changing Demographics

- **US Change in Race & Ethnic Population from 2008-2021**



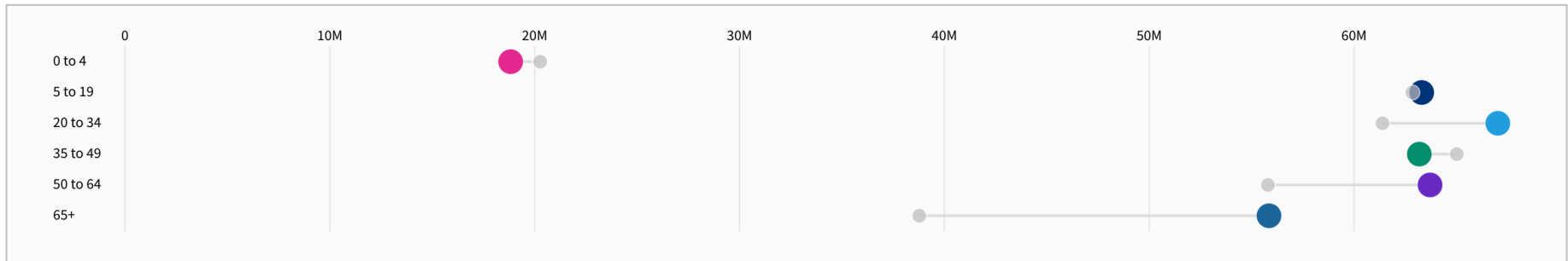
- **Florida Change in Race & Ethnic Population from 2008-2021**



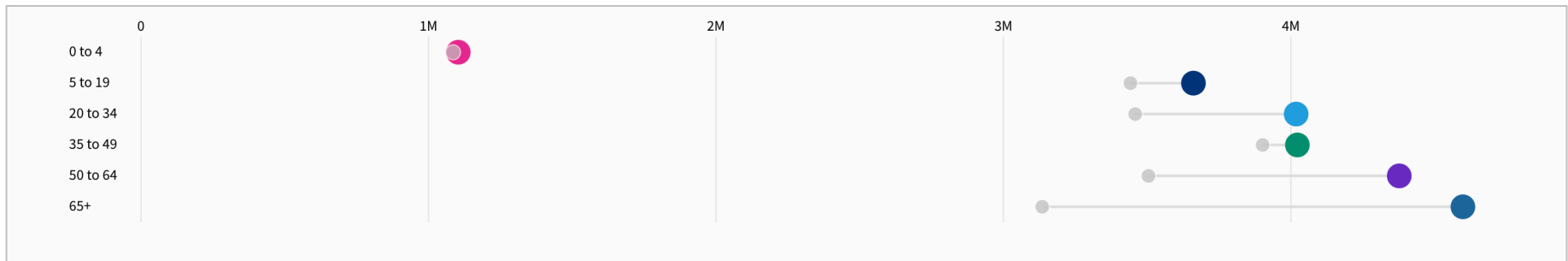
- **Demographic “Browning of America” trend is even more prevalent in Florida than nationally**

Changing Demographics

• US Change in Age Distribution from 2008-2021

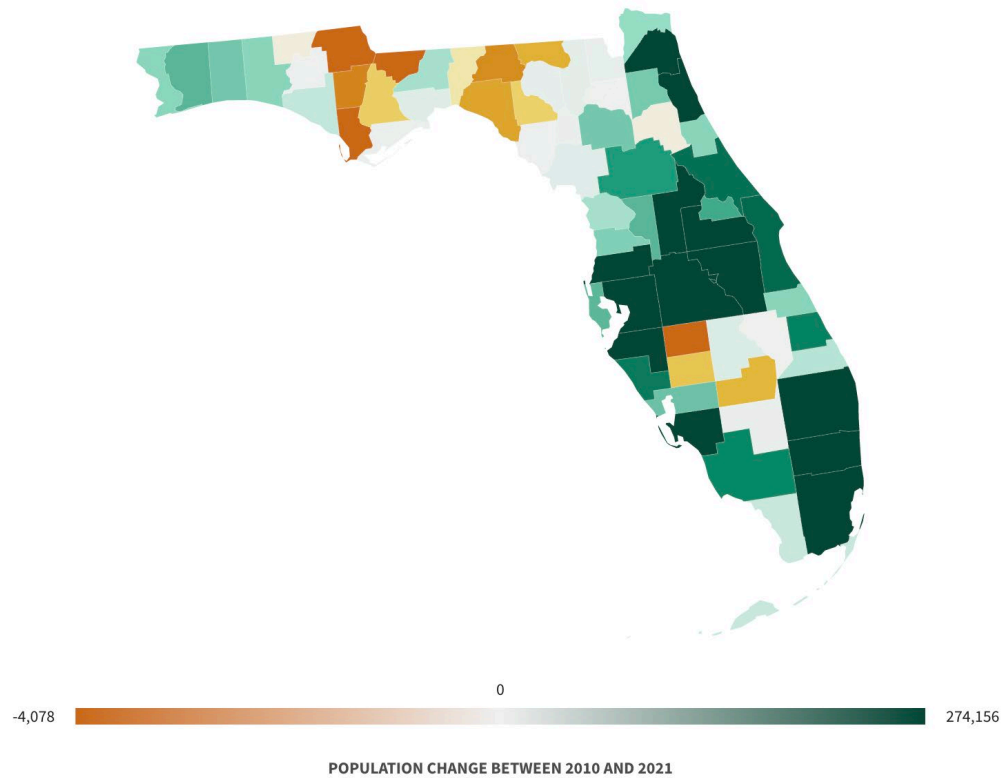


• Florida Change in Age Distribution from 2008-2021



- Declining birth rates since 2008 will have less impact in Florida
- Large growth in early career adults presents opportunities

Changing Demographics

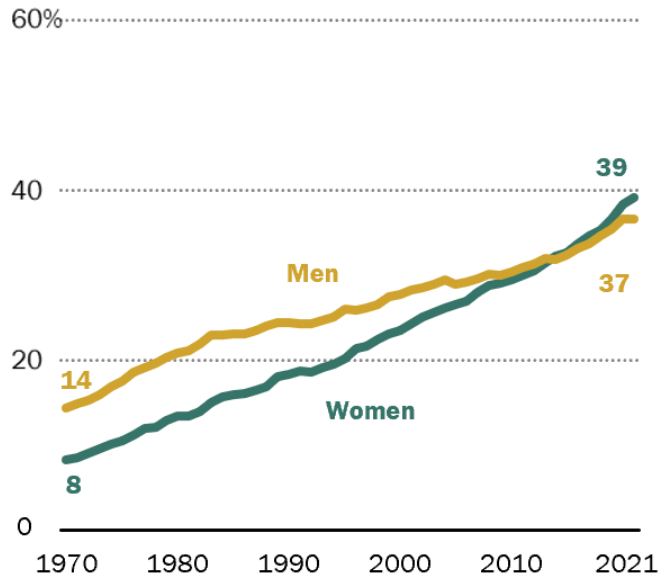


- Population growing fastest in central and south Florida

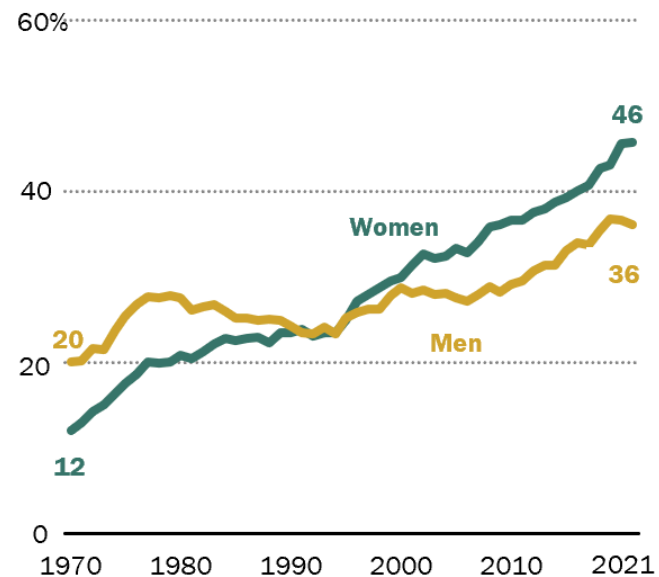
Changing Demographics

Women in the U.S. are outpacing men in college graduation

% of adults ages 25 and older with a bachelor's degree



% of adults ages 25 to 34 with a bachelor's degree



Source: Pew Research Center analysis of Current Population Survey Annual Social and Economic Supplement (IPUMS).

PEW RESEARCH CENTER

- There are roughly six women for every four men in college

Changing Demographics

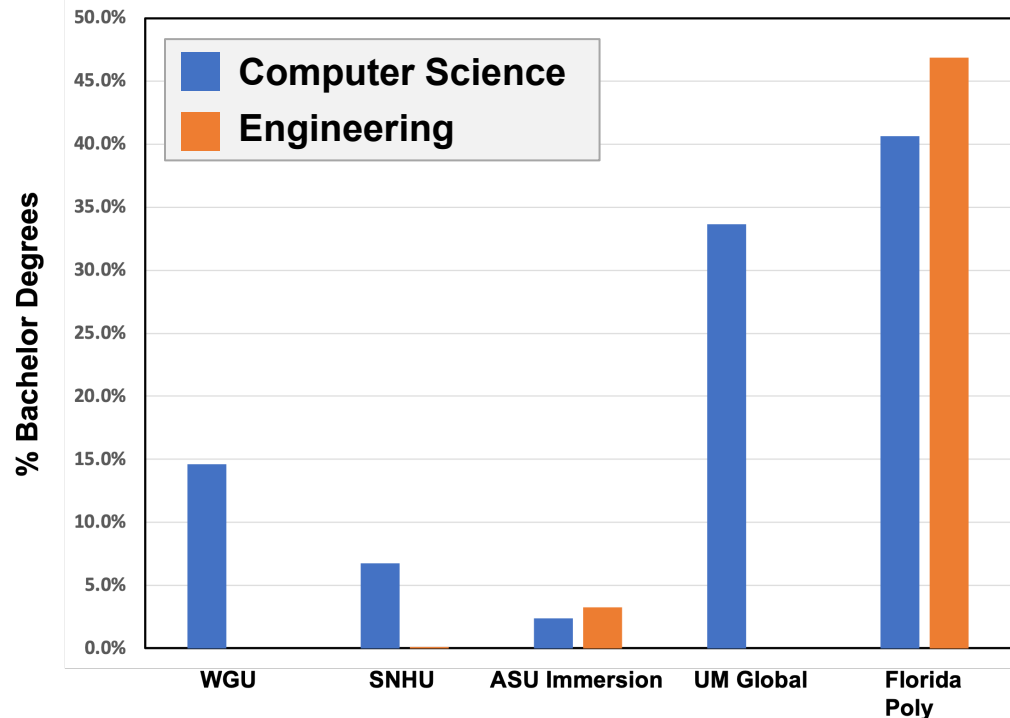
- **Expected decline in traditional higher education students beginning 2026 will be less pronounced in Florida than nationally**
- **Florida will see significant growth in early-career adult learners**
 - Entrants will be more load adverse, work too many hours while in school, and be less likely to attend full time and graduate
 - Likely to be less interested in engineering and more interested in competitive online programs
 - Professional and graduate programs could see significant growth
- **Demographic “browning of America” trend more prevalent in Florida**
- **Declining male college entrants more impactful for Florida Poly than others in the State University System**



Choice & Flexibility

- **Students will demand more choices in higher education delivery and content**
- **Significant focus on students wanting courses in a variety of formats including online, in-person, and hybrid**
 - Mounting evidence that hybrid environments can improve results by incorporating active learning and real learning principles
 - Movement towards immersive learning using extended reality
 - Increased use of digital materials and resources
- **Many students will focus on quicker credentials leading to rapid entry in the workforce over residential experiences**
 - Technology industry (e.g., IT) supports online and employer-based credentials and certificates over degrees
 - Increase in skills-based programs to get students in the workforce sooner with lifelong learning through online delivery services replaces traditional educational approaches

Competitive Pressure



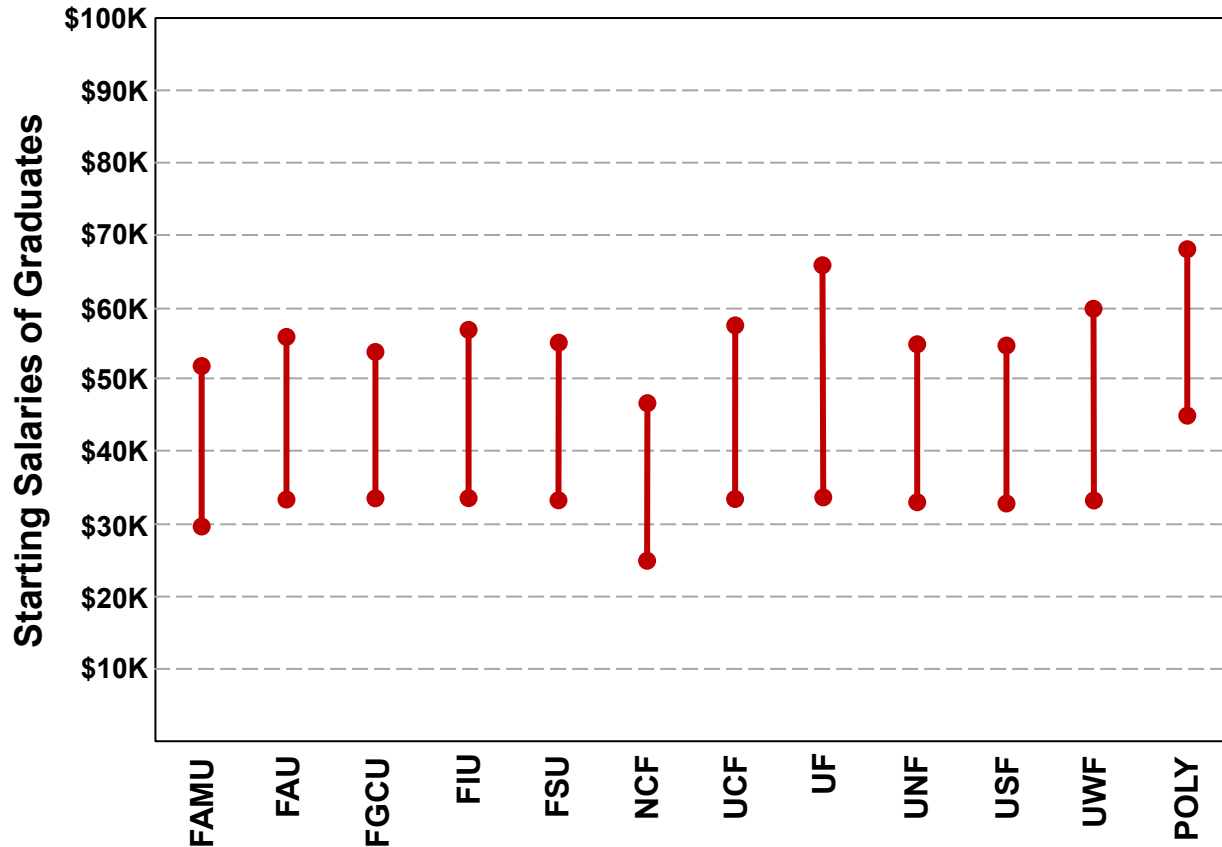
- **Competitive landscape will only increase with more players**
 - MOOCs (Coursera, edX, ...) primarily offer lifelong learning opportunities
 - Employer's certificate programs replace a bachelor's degree (Google, Apple, IBM, ...)
 - Online universities have significant enrollments and will continue to disrupt
- **Strong pressure in Computer Science and IT, but not Engineering**
 - Computer Science growing faster than Engineering nationally

Educational Value (Five years after graduation)

All Major Groups	\$43,800	\$59,000	\$80,400
Agriculture	\$47,300	\$63,500	\$96,900
Architecture	\$50,300	\$62,200	\$74,500
Biological Sciences	\$45,300	\$58,200	\$82,300
Business & Marketing	\$48,500	\$65,700	\$87,200
Communication & Journalism	\$42,400	\$56,600	\$75,100
Computer & Information Sciences		\$62,500	\$83,700
Cultural Studies	\$36,300	\$48,600	\$63,500
Education	\$44,500	\$53,600	\$67,100
Engineering			\$69,900
Engineering Technician			\$85,600
English & Literature	\$39,100	\$51,600	\$66,900
Family & Consumer Sciences	\$40,800	\$53,900	\$69,500
Health Professions	\$46,000	\$63,000	\$83,800
History	\$38,700	\$51,000	\$66,800
Interdisciplinary Studies	\$39,100	\$53,100	\$71,900
Languages & Linguistics	\$38,800	\$53,600	\$68,500
Legal Studies	\$40,300	\$52,600	\$73,800
Liberal Arts & Sciences	\$38,700	\$53,000	\$71,400
Mathematics & Statistics		\$50,000	\$66,900
Natural Resources	\$35,400	\$47,100	\$60,900
Philosophy & Religious Studies	\$38,300	\$50,900	\$69,200
Physical Sciences	\$46,000	\$59,500	\$82,200
Psychology	\$37,200	\$49,600	\$65,200
Public Administration	\$39,100	\$50,100	\$63,000
Recreation & Fitness Studies	\$41,800	\$56,600	\$76,400
Security & Protective Services	\$38,900	\$50,800	\$67,800
Social Sciences	\$41,400	\$55,400	\$76,200
Visual & Performing Arts	\$34,500	\$47,300	\$63,500

- Students are paying more attention to vocational value and want to enter the workforce faster

First-year Salaries in the SUS



- **Florida Poly is well positioned in this regard**

Student Success

- **Continued strong focus on student success measures like retention and graduation rates**
- **Programs may have unintended consequences**
 - Shifting responsibility from the student
 - Watering down academic products
- **Need productive discussions on how to balance student success with preparing them for working**

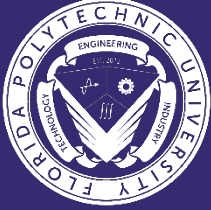
Other Considerations

- **Lack of high-tech industry in Lakeland area**
- **Loose appropriability on degrees and programs**
- **Faculty demographics and growth**
- **Student experience (e.g., culture, facilities, food service, ...)**
- **Graduate programs**
- **Strategic program growth can help with student success, gender imbalance, state's cost/student, ...**

Proposed Schedule

- **September 21/28 meetings**
 - Review Positioning statements
- **November 15/16 meetings**
 - Finalize Positioning statements
 - Discuss proposed (<5) Priorities
- **February 8/15 meetings**
 - Approve Priorities
 - Discuss Strategy & Processes for Priorities
- **April 27 virtual meeting**
 - Approve Processes
- **May 25/June 6 meetings**
 - Present Metrics
 - Introduce Balanced Scorecard
- **September 20/27 meetings**
 - Approve final plan

Goal is to have an approved Strategic Plan in place at the September 2023 meeting



2022-2023 Meeting Schedule

2022

November (Annual Board Retreat)

Tuesday, November 15: Committee Meetings (*in-person*) (*industry/donor event, annual Board dinner*)

Wednesday, November 16: Annual Board Retreat and Full Board Meeting (*in-person*)

2023

February

Wednesday, February 8: Committee Meetings (*virtual*)

Wednesday, February 15: Full Board Meeting (*in-person*)
(*Student luncheon*)

April

Thursday, April 27: Academic & Student Affairs Committee (*to approve Accountability Plan (AP) only*) and brief Full Board Meeting (*to approve AP only*) (*virtual*)

June

Thursday, May 25: Committee Meetings (*virtual*)

Tuesday, June 6: Full Board Meeting (*in-person*)
(*BOT/Foundation Board Gathering*)

September

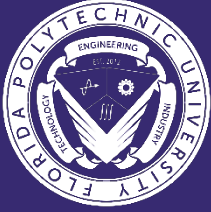
Wednesday, Sept 20: Committee Meetings (*virtual*)

Wednesday, Sept 27: Full Board Meeting (*in-person*)
(*Faculty reception*)

November (Annual Board Retreat)

Wednesday, Nov 8: Committee Meetings (*virtual*)

Wednesday, Nov 14-15: Full Board Meeting & Annual Board Retreat (*in-person*)
(*industry/donor event, annual Board dinner*)



2022-2023 Meeting Schedule

Florida Board of Governors

2022

~~October 12: Board of Governors Committee Workshops
Florida International University, Miami~~ **CANCELLED**

**November 9-10: Trustee Summit and Board of Governors Meeting
University of South Florida, Tampa**

2023

January 24-25: Florida Gulf Coast University, Ft. Myers

February 22: Board of Governors Meeting via Conference Call

March 28-29: FAMU, Tallahassee

May 10: Board of Governors Meeting via Conference Call

June 20-22: University of South Florida, Tampa

August 29-30: University of Florida, Gainesville

September 20: Board of Governors Committee Workshops
New College of Florida, Sarasota

**November 1-2: Trustee Summit and Board of Governors Meeting
University of Central Florida, Orlando**



Trustee Summit Agenda

State University System of Florida

University of South Florida

November 9, 2022

USF Health - Morsani College of Medicine

8:30 a.m.	Trustee Breakfast
9:00 a.m.	Opening Remarks Chair, Board of Governors Vice Chair, Board of Governors
9:30 a.m.	Chancellor's Remarks Chancellor, State University System of Florida
9:45 a.m.	Climbing the ladder and what are your strategies to get to the top? Moderator Panel Discussion
11:15 p.m.	Lunch Will be served via buffet. Everyone will get their plates and return to their seats.
12:00 p.m.	Keynote Speaker Mr. Jeffrey Vinik (<i>I will include his correct title before sending out, waiting on USF</i>)
1:00 p.m.	Breakout Sessions <ul style="list-style-type: none">• Breakout session one: Nursing and Medical Simulations – USF• Breakout session two: Panel on Workforce and High Student Impact Experiences
2:00 p.m.	Break
2:15 p.m.	Breakout Sessions <ul style="list-style-type: none">• Breakout session one: Nursing and Medical Simulations – USF• Breakout session two: Panel on Workforce and High Student Impact Experiences
3:15 p.m.	Enterprise Risk Management Moderator Panel Discussion
4:00 p.m.	Overview of MyFloridaFuture and The Florida Score Board Board Staff
4:30 p.m.	Closing Remarks Brian Lamb, Chair, Board of Governors