

Minutes of the MZMC Board Meeting

September 17, 2017

Board members present: Rebekah Anderson, Karen Davis, Wayne Moskowitz, Jim Niland, Mark Turbak

Board members absent: Randy Wedin

Staff members and priests present: Ann Baukele, Tim Burkett, Kim Johnson, Ted O'Toole, Bonnie Versbarcoeur

Other MZMC members present: Jim Foley, Pat Stahl

1. August Minutes – 5 minutes

It was moved (Wayne) and seconded (Rebekah) that the minutes be approved. The minutes were amended and then approved.

2. Disclose any Conflicts of Interest – 2 minutes

None.

3. Carver Model (Kim) – 5 minutes

Kim reviewed the Carver Model of Board Governance that we follow and that Tim used for many years as CEO of People Inc. It emphasizes the Board's role as visionaries for the future and keeps the Board focused on strategic tasks and topics, enabling the Board to use subcommittees and staff to gather information for Board decision-making. Mark recommended the book Governance and Leadership as an excellent guide for Board members.

4. Building Discussion (Wayne and Karen) – 1 hour

• Exploration of value of current MZMC property and availability of new property

A subcommittee (Karen Davis, Tim Burkett and Pat Stahl) met with realtors Cotty Lowry and Dan Boschwitz who looked at the MZMC property, took photos and did an assessment of its value. The realtors also presented some suitable properties that might meet the MZMC needs expressed in the 2015 Wish List from the teaching group. We are under no obligation to do business with these realtors. This was just a high-level start to this investigation.

- Value of MZMC property – the land is the most valuable part of our property; the building would be demolished. The land would yield the most value if subdivided into two lots. Value of the two lots estimated at \$1.75-2 million.
- Cost of other properties that might fit our needs - \$600K - \$800K
- The realtors reflected that the residential market (MZMC property falls into this category) is "hot" right now. The commercial market is not as hot. So, at a high level, we can conclude that we could potentially sell the MZMC property at a higher price and purchase a new suitable property at a lower price, generating a significant profit.

Process Check-in

Wayne reminded us that the Board had previously expressed a preference to renovate the current building and not move. Discussion ensued about whether we have a fiduciary duty to MZMC to also explore the option of moving to a new suitable location. A majority believed that we do, though several expressed strong opinions regarding their preference that we stay in the current location.

There was also discussion regarding the cost of the two options (stay and renovate vs. move) and our ability to raise the funds needed for the stay and renovate option. We talked about our fund-raising potential over a 3-year period. Mark commented that our decision-making must be tied to the reality of how much money we would need to raise and how we would do it. We agreed that we would need a solid vision in order to support a good capital campaign.

Decision point: Vote on whether or not the Building Committee is authorized to collect more data about the value of our property and cost of similar suitable properties and to look at some properties to assess suitability.

- The Board authorized the Building Committee to proceed in gathering real numbers and in looking at some properties to determine real feasibility of finding something suitable. The Building Committee will refer to the MZMC Approved Vision February 2015 criteria in assessing suitability. The Building Committee will report back to the Board on this.

Decision point: Vote on whether or not the Building Committee will authorize staff to receive bids on the exterior stucco.

- The Board authorized the Building Committee to clarify the parameters of our proposed renovation, identifying and prioritizing what we want done and what we will ask general contractors to bid on. The Building Committee will come back to the Board with a recommendation for review.

5. Review of 2017 Annual Goals – 20 minutes

The Board agreed that we have made good progress toward our current and should maintain the focus on this year's goals. No revisions needed.

6. Friend-Making Efforts – 20 minutes

- Membership –

The Membership Committee has some new members: Susan Nelson, Francie Haeberli, Tanja Nelson, Bernie Nelson

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- Randy would like Board members to continue to volunteer to staff the Membership Table
- Kim is creating an online link to facilitate sign-up for staffing the Membership Table – she will send the link after the October 1 Membership Committee meeting
- October 20 Mindfulness Event -

- Special thanks to Mark and others doing promotion!
- We have 60 registrants so far – important for Board members to reach out to their networks to try to boost attendance toward our target of 200
- Speaker Series
 - Partnerships are underway with Temple Israel, Plymouth Congregational Church, and Adath Jeshurun Temple. Conversations are also starting with the Unitarians.
- Board Member Contacts With Media
 - Board members are encouraged to develop connections with the media contacts they've been assigned. Mark suggested that we use repetition (send them stuff), “be the gadfly they don't kill,” and see the tips that Kim had sent out along with media assignments. Mark also agreed to send out some additional media tips.

7. Teacher Report (Ted and Tim)

- Initiations
 - We initiated 19 people
 - Plan to streamline the process and to initiate 10 people (by invitation) every year
 - Agreed that the Board should send a congratulations to new initiates
 - Matt Cisler's ordination will be held in November

8. Admin Report (Kim)

- We have had good enrollment in the Mindfulness class, Wanda's new class and the Beginner's Mind retreat
- We are advancing our *Zen and the Arts* efforts, planning to do something quarterly and to create a presence on our website

9. New Business

Deferred.

10. Meeting adjourned – motion by Jim; seconded by Wayne

It was moved (Wayne) and seconded (Paul) to adjourn the meeting. The motion passed. We ended the meeting 5 minutes early in order to minimize disruption to the Tea Ceremony starting at 1:30pm.