

THE MINISTRY OF CARING INC.



**Board of Directors**

Corporate Minutes Thursday, March 21, 2013, 7:30 p.m.

Members present: Mark Reardon, Esq., Pres., Frank Modesto, Vice Pres., Mati Buccini, Sec'y, Connie McCarthy, Treas., Anthony Alfieri, CPA, Chris Griffiths, Esq. Diane Gulyas, Paul King, Ed.D., The Hon. Kent Jordan, Fr. Nick Mormando, OFM Cap., Valerie Biden Owens, Tara Quinn, Maureen Rhodes, Tom Sweeney, Esq.

Members excused: Chip Connolly, Esq., Legal Counsel, Barbra Andrisani, The Hon. Ted Kaufman, Fr. Francis Sariego, OFM Cap., M. Eileen Schmitt, MD, Greg Varallo, Esq., Al Wells

**1) Approval of Minutes of January 17, 2013—Mark Reardon**

The minutes were presented, with one correction

A motion was made by Tom Sweeney to accept the minutes, with the change noted. Diane Gulyas seconded. All in favor; none opposed; motion carried.

**2) Development Committee Report—Priscilla Rakestraw, Development Director**

Priscilla thanked all who donated items for the auction.

She has been working to boost the number of organizations we partner with. To that end, she has been in touch with the New Castle County Farm Bureau, who will hold the first annual Milk Run/Walk, to benefit the MOC milk fund for children at EDR. It will be held at Woodside Creamery on June 1. The Creamery also held a Color for Caring fundraiser, distributing a coloring page and donating \$1 for each page that was colored and returned.

All current and new partners will receive certificates expressing our gratitude.

The auction committee is still soliciting gifts for the silent auction, including bottles for the wheelbarrow of cheer. She urged members to sell raffle tickets for the event, and also handed extra invitations which Board members could send to friends.

Priscilla is looking for benefactors to underwrite the Mother's Day brunch, which will benefit Sacred Heart Oratory.

**3) Finance Committee Report—Connie McCarthy, Chair**

◆Merrill Lynch/Bank of America

•Investment Report was presented

Connie reviewed the performance over the last three years. We have seen good results with our current advisors.

She thanked Frank Modesto and Dan Miller, as well as the finance committee, for their hard work in comparing investment advisor services. The committee voted to remain with the current investment manager.

A motion was made by Tom Sweeney to approve the Finance Committee's recommendation to continue with the current investment advisors. Paul King seconded. All in favor; none opposed; motion carried.

Mark Reardon commented on the comprehensive vetting undertaken by the committee and subcommittee. He thanked all for the hours spent in this process.

◆ Balance Sheet was presented.

◆ Income Statement was presented.

These figures are unaudited, therefore, there may be slight changes.

◆ Proposals requested for MOC Banking Services

Connie acknowledged and thanked Frank Modesto and Dan Miller for their work in beginning an RFP process for MOC banking services.

Connie expressed thanks to Barbra Andrisani for her fundraising efforts in 2012. Kent Jordan and Mark Reardon offered kudos to management for keeping costs down.

#### **4) Nominating Committee—Frank Modesto (in the absence of Chip Connolly, Chair)**

◆ Marilyn Monahan

She has been active for many years as a volunteer, most recently as co-chair of the highly successful 35<sup>th</sup> Anniversary Dinner

◆ The Hon. James Baker

At the close of his term, Mayor Baker expressed his willingness to lend his expertise to our ministry as a board member.

A motion was made by Fr. Nick to elect the two nominees for board membership. Maureen Rhodes seconded. All in favor; none opposed; motion carried.

#### **5) Update on Issues Facing MOC—Addie Asay, Esq.**

Management Team and the Advocacy Committee have been working on these issues for many months.

The Dept. of Housing Continuum of Care Grant spreadsheet was distributed. Samaritan Outreach has been put into Tier 2, which puts them in danger of being defunded. **[It was announced in early May that Tier 2 will be funded].**

All Tier 1 projects were funded, with a slight increase.

Again, rapid rehousing and permanent housing, i.e., Housing First, programs will receive priority.

After two days of discussion at a charette in Dover, a 10-year plan to end homelessness in Delaware will be formulated.

The State has bought into and is moving toward the Housing First model. DSHA & DHHS are on board with that model.

Mark P. brought up the Homeless Bill of Rights, a law passed in Rhode Island, which is being discussed in Delaware. Homelessness would become a protected status. The discussion continued, and it was decided that a meeting would be held next Tuesday, for those who are willing and available to attend.

**6) Review of Property/Buildings—Mark Poletunow**

**•615 N. Jackson St.—Bethany House II, extension of permanent housing program for women with special needs.**

Capital Renovations – Rob Radcliff, MOC project manager; work is progressing; projected completion by May 1.

**•1328 W. Third Street – House of Joseph I (shelter for homeless employable men)**

Capital Renovations – in house by Ministry of Caring—completed as of March 1.

Residents have reoccupied House of Joseph I after residing for months at Sacred Heart House on 10<sup>th</sup> & Madison Streets.

**7) Ministry of Caring Building (former St. Patrick’s House), 115 E. 14th St.—Br. Ronald**

- ◆ Estimated cost: \$1,007,500
- ◆ Subdivision and transference of property from SPH
- ◆ Architect Paul Checco, AIA, completing construction documents, to be bid in 2 weeks
- ◆ Environmental issues are being addressed by Brownfield

**8) Riverfront Property—Mark Reardon**

MOC’s interest is in complete suspension at this point, since the environmental issues are unknown.

**9) Request for Acquisition of an Organization—Br. Ronald**

Br. Ronald explained that this organization approached us about Ministry acquiring this organization. The Management Team are performing due diligence, and are not prepared to make any recommendation at this time.

**10) Creation of Sacred Heart Village II, 625 E. 10<sup>th</sup> St.—Br. Ronald**

Cost of project:                      \$7,105,007

**11) Legal Issues—Annie Halverson, Paralegal**

- ◆ Roofing Company—final check for 3/19 received
- ◆ Slip and Fall Suit—the suit shall be settled

**12) Grant Request Resolutions—Mark Poletunow**

Community Development Block Grant/Emergency Solutions/ HOPWA Grants

A motion was made by Tom Sweeney to approve the resolutions. Colm Connolly seconded. All in favor; none opposed; motion carried.

**13) Upcoming Events**

- ◆ Saturday, April 6, Emmanuel Dining Room Auction XXXI, Barclays Bank
- ◆ Sunday, May 12, Mother's Day Brunch, FXN; Two seatings: 10:00 or 11:30 am
  - ◆ Thurs., May 16, 7:30 pm Next Board Meeting

Respectfully submitted,

*Deborah L. Philips*

on behalf of Mati Buccini, Secretary