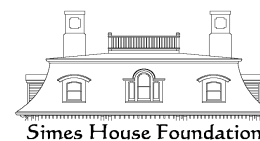


Minutes of the Simes House Foundation Board of Directors Meeting
Plymouth Town Hall-Harbor Room, Plymouth, MA
September 10, 2015



DRAFT

Call to Order: 6:03pm

Attendance: Jim Pierson, Will Shain, Rick Welker, Galen Green, Bill Keohan, Randy Parker, Jeff Metcalfe.

Minutes:

Motion made to accept the minutes of last meeting (6/4/15) by Will Shain, second by Galen Green.

Motion passed 4 for, 0 against, 3 abstaining (Jeff, Bill, Randy).

Treasurer's Report:

Approximately \$8,900 balance, of which \$1,300 is the St. Catherine's Chapel Park balance, and \$78,000 in Vanguard account collecting about 2% dividend.

Before we can commence with membership drive (and renewals) we need to update the membership flyer with new mission statement and other minor content changes.

Current membership about 100; many memberships expire in September.

D&O insurance coming up for renewal in January 2016.

No further property insurance needed for Simes House property.

Bill Keohan announced that he was informed that the Foundation was in arrears for property taxes in the amount of about \$3,000. He inquired of what we intended to do. Further discussion, Bill withdrew his question until he forwards an email to the Board for review. No demand for tax payment has been received by the Foundation.

Motion made to accept the Treasurer's report by Galen Green, 2nd by Jeff Metcalfe.

Motion passed 7-0 unanimously.

Tax Abatement Report:

Jim Pierson reported that after filing the tax abatement application with a \$100 fee, he attended a 7/21 tax hearing with Ann Dunn from Town of Plymouth.

Reason given for loss of foundation tax abatement was "not following the AOO" by Tax Appellate Board despite no one in attendance to debate or refute the argument by parties unknown.

Postponement of 2015 Annual Meeting:

After discussion and agreement that it was too late to announce the meeting for September 18, 2015, a **Motion** was made to reschedule on Thursday, October 1, 2015 by Bill Keohan, 2nd by Jeff Metcalfe.

After further discussion, the motion was defeated 3-4 with Pierson, Shain, Green and Welker in the negative.

Warrant Article 16A for Fall Annual Town Meeting:

Bill Keohan asked for the support of the Foundation for article 16A to fund the remainder of the Simes House restoration. Discussion ensued in which Bill proposed that a warrant article had been drafted in the amount of \$3.2M; he further described that with approximately \$700K remaining in the original \$1.5M Simes House grant, this netted the request down to \$2.5M. With about a \$600K of cost incurred due to prevailing wages, Bill indicated that Town Meeting would be asked to pass the recommendation to the State that the Town be exempted from having to pay prevailing wages, which would be advisory only to the State.

When asked what the total cost of the project would be, Bill was unclear, finally settling with the help of others in the meeting on the figure of \$4.7M total to be spent on the project between the original \$1.5M grant and the subsequent \$3.2M request.

Will Shain requested a written report on the details of the changes that were contributing to a doubling of the cost to finish the house. After further discussion, Bill indicated that a 4-stop elevator was the only substantive change and that Dr. Donna Curtin would act in an advisory capacity to assure that the historical elements of the house would be preserved.

Motion was made for the Simes House Foundation, Inc. to support Warrant Article 16A on FATM by Bill Keohan, 2nd by Jeff Metcalfe. The motion was defeated 3-4 with Pierson, Shain, Green and Welker in the negative.

Further discussion related to the details of the changes to the project which were verbal only before the vote. Request was made by Will Shain for a written summary of the work scope that went into the \$3.2M figure. Will also indicated that his vote was not against the completion of Simes House, but that his vote was predicated on understanding the details of the \$3.2M request, and a subsequent motion might be considered if the details were forthcoming and made sense. Bill committed to send the documentation later that night, after the meeting concluded.

At about 7:00pm, Bill Keohan and Jeff Metcalfe indicated they had to depart for a 7:00pm CPC meeting and could not stay for the remainder of the meeting. Without benefit of a formal adjournment motion, the meeting ended as the quorum was lost when Keohan and Metcalfe left.

Respectfully submitted,
Will Shain, Vice President
Paul Williams, Secretary