

Grace Memorial Episcopal Church

Vestry Meeting Minutes

August 18, 2020

Members of the Vestry Present

Roosevelt Carter
Cameron Denney
Andrew Eshleman
Robin Gault, Co-Sr. Warden
Curt Germundson, Treasurer
Daniel Jones
Charles McGee
Holly Puckett
Kathryn (Katy) Unbehaun
David Waldow
Kevin Walsh

Clergy Present

The Rev. Martin Elfert

Others Present

Mariann Koop-McMahon
Nancy Entrikin
Alicia Perkins Lehrle, Clerk

Members of the Vestry Absent

Louise Tippens, Co-Sr. Warden

1. Formation

1.1 Opening Prayers

- The meeting began at 6:02pm with a reading of Acts 27 in an abbreviated form of lectio divina, followed by a prayer from Martin.

2. Items

2.1 Update on Grace Gala

- Mariann recently sent information to Robin, Louise, and Martin with the theme of the Grace Gala. (Phillip receives full credit for the intended pun in the name.) The ticket price has been an issue with some people who have contacted Mariann, but, as she pointed out to the Vestry, a large portion of the ticket price is a donation. This prompted a discussion about the ticket price, but the general feeling was the price is reasonable and much less than other fund-raising events of a similar nature.

- Mariann reported the software is already set up for both ticket purchases and bids. As part of the event, there will be a contest for the best decorated surgical mask, with extra points for “glam” modeling. The catering ideas are still under discussion, and there may be an “opt out of dinner” option available. Several catering ideas were suggested for consideration, and Mariann noted drivers are needed for dinner deliveries.
- The requests for the Vestry include buying a table or at least 2 tickets to the event and to include friends. Martin will forward Mariann’s list of Vestry suggestions to the Vestry and requests for the auction. The live auction should have 10 items, and this is an area where the Vestry could help. The event will be 40-60 minutes long and Evelyn will be coordinating the live stream. Mariann outlined other details already in place and noted pandemic concerns are being considered.

2.2 Grace Commons Update

- Nancy sent plans to the Vestry with the new floor plans; additional tweaks are needed, and suggestions should be sent to Nancy. More apartments are desirable for investors, but this might not be ideal for Grace, and there are complex cost and ownership questions to be addressed. A complete floor plan will be available soon, but Nancy noted many details need to be worked out, including styling of the buildings. She commented the architects are very responsive to questions and concerns.
- Dianne is working on the capital campaign and is pushing to have the MOU completed as it is needed for the project’s funding. She is currently working on the case and is consulting with Martin regarding advisors for the case. The fundraising will involve all 3 entities (Grace, Grace Institute and PHAME) working together. Nancy anticipates construction cost numbers will be available from Walsh by the end of the month.
- Nancy noted the goal is to have a community as the result of the development. There was a brief discussion about ownership and leasing, which is still to be decided. Additional expert advice is needed, and the long-term implications discussed with experts.
- Shiels Oblatz Johnsen, Inc. (SOJ) has offered pro bono advice to help determine the covenant between the 3 entities and possibly help crafting an MOU. There is also a need to investigate legal resources to bring onboard now. Commercial leases were briefly discussed, and it was agreed there is much to consider. The Vestry members who are attorneys are not experts in commercial law and felt it would be best to consult legal experts in that field. Jonathon Goodling was suggested as a possible attorney resource. Appreciation was offered to Nancy from the Vestry for her good instincts regarding the project as well as her thoughtful considerations of all aspects of it.

2.3 Moment of Grace

- Daniel shared the poem by Robert Frost, The Road Not Taken.

2.4 Consent Agenda

- The June Vestry Meeting Minutes and Jr. Warden’s Report were included in the Consent Agenda Items distributed to the Vestry prior to the meeting. No items were requested to be removed from the

Consent Agenda. Roosevelt moved to accept the reports as presented, and Kevin seconded the motion. There was no further discussion, and the motion passed unanimously.

2.5 Rector's Report

- Martin said the draft plans of the Grace Commons Project will be shared with the parish on September 13th, and the architect, Brian Carleton, will attend. Also, an anti-racism program called Sacred Ground will be starting in September to aid developing the skills needed to combat racism.
- Martin, Jeanne, and Grace's elected representatives have been participating in the Bishop candidate "walkabouts", which have taken place in Oregon. Questions were answered virtually, and all the Q&A sessions are available on the Diocese's Facebook page. The election is August 29th.

2.6 Treasurer's Report

- Curt shared the report for June and July and noted the capital campaign consulting fees are included. Pledges are down, but private gifts are up. There has been some appreciation in the market, and investments are doing well. He has no major concerns.
- He commented there is a search going on for a new IT resource, and also that the copier contract is a pain point. Martin has asked Jackie to see if there can be some financial relief as the copier is not getting much use at this time.
- The PPP loan is now on the books, and the curate salary response is doing very well.

2.7 Grace Institute Report

- Charles gave a brief report and said the bylaws are being reviewed and updated. Also, Grace Art Camp has been postponed until 2021, and a \$10,000 grant has been received.

2.8 Equity and Inclusion

- Katy reported there will be another meeting soon.

2.9 Other Business

- None.

2.10 Closing Prayer

- Martin offered a closing prayer, and the meeting was adjourned at 8:08pm.

Respectfully submitted,

Alicia Perkins Lehrle, Clerk