

Minutes
NWFSC Foundation, Inc.
Board of Directors Meeting
August 5, 2015 7:45 a.m.
Morell Room #302, Student Services Center, 3rd Floor, Niceville Campus

Directors Present:

Wayne Campbell	Jeff Mcinnis
Bart Fleet	Mitch Mongell
Mike Flynt	Dale Peterson
Chad Hamilton	Tom Rice
Scott Jackson	Donnie Richardson
Don Litke	Steve Wills
Lois Lunderman	Dewayne Youngblood

Staff Present:

Ty Handy	Jason Masters
Rosalyn Iovieno	Annie Young
Cristie Kedroski	

Others Present:

Ray McGovern	Mauldin & Jenkins Firm:
Shane O'Dell	Jennifer Ruffino-Cook
Ramsey Ross	Chris DiVincenzo
Jeanette Shires	Shelby Raye

Absent: Bethany Burke, David Costa, Venita Morell, Dennis Peters, Melissa Pilcher, Carla Reinlie, Fred Thomas, Robin Wilson

Call to Order

Mr. Scott Jackson called the meeting to order at 7:46 a.m.

Welcome Board Members and Guests

Mr. Jackson welcomed new Board Members, guests, new staff members and auditors.

Approval of Minutes

The minutes of the June 2, 2015, Board of Directors Meeting were approved. **Motion, Mr. Peterson; Second, Mr. Campbell; Motion carried unanimously.**

Finance and Investment Reports

Mr. Peterson reviewed the summary of Financial Position, the Statement of Activities, and the Investment Report as of June 30, 2015 with board members. Total assets are \$47,730,808 and Total Liabilities are \$157,115 bringing the Total Fund Balance to \$47,730,808. The Statement of Activities reflected \$2,929,345 in Revenues and \$2,391,760 in Expenditures for a total Net Increase in Fund Balance of \$537,585. Mr. Peterson noted that there was an attached Statement of Activities from the previous year fiscal period July 1, 2013 through June 30, 2014 provided as reference and comparison. The net increase to the Merrill Lynch EMA account since July 1, 2014 was \$1,017,698 bringing the Total Market Value to \$41,738,246 at June 30, 2015. The net increase to the Vanguard Wellington Account (Science Development Fund) through the fourth quarter was \$8,942 bringing the Total Market Value to \$244,841 as of June 30, 2015. Combined

total holdings of the Merrill Lynch EMA and Vanguard Wellington accounts were \$41,983,087, allocated as 4.24% Cash & Cash Equivalents, 62.38% Equity, 9.22% Alternative Investments and 24.16% Fixed Income. **Motion, Mr. Campbell/ Maj Gen Litke/Mr.Youngblood; Second, Mr. Hamilton; Motion carried unanimously.**

Sale of Tallahassee Building/Recent Property Appraisals

Appraisals were recently acquired for two assets owned by the Foundaton – the College Apartments and the Tallahassee Building. The appraisal for the College Apartments was conducted by EquiValue Appraisal (Jason Shirey) and came in at a value of \$3,400,000. The appraisal for the Tallahassee Building was conducted by Cureton-Johnson & Associates, LLC, and came in at an appraised value of \$400,000. The Foundation’s auditors are on-site the week of August 3 and staff will be working with them to understand the impact of a possible market valuation change with respect to the College Apartment asset.

The finance committee discussed the Tallahassee appraisal and has recommended selling the asset. Pending board approval, next steps would be to secure a realtor in Tallahassee and list the property. Ms. Kedroski noted that our current tenant, Council of Culture and Arts, has the first option to purchase the property based on the same terms as any written offer and has 90 days from notice of sale to vacate the property. Offers on the Tallahassee property will be vetted with the finance committee with final approval required by the Foundation board.

After review and discussion, the Board approved the decision to list the Tallahassee property for sale. **Motion, Mr. Peterson; Second, Mr. Rice; Motion carried unanimously.**

Development Goals for 2015-16

As established by the development plan, the Foundation has a fundraising goal to increase contributions by 5% based upon a rolling three year average. In 2015-16, the Foundation seeks to raise \$767,887 in gifts/contributions, excluding grants and bequests.

Additionally, the development committee has prioritized annual fund giving with the goal of raising \$75,000 to renovate the athletic apartment laundry facility and to provide internet/cable access to student athletic apartments.

Commitment to Serve

The Annual Commitment of NWF State College Board Directors and Staff Form was handed out to members of the NWF State College Foundation Board to complete.

Ways to Give

Ms. Kedroski presented a ways to give form to the Board members to inform them on the different ways that they can support the college. She made aware to the board that some ways of giving, such as sponsorships and memberships are not fully charitable/tax deductible. The 2015-2016 priority is the Raider Athletics Campaign.