

Minutes of the 30Aug 2024 Fort Myers Beach Art Association Board Meeting.

Board Meeting was held via ZOOM video/telephone conference at 1:00 p.m.

The meeting was called to order by President Joan Zeoli Board of Directors. The following were present:

Attendees	
Joan Zeoli	Helen Kinkin
Kathy Summer	Julie Nusbaum
Sue Pink	Star Sherwood
Marie Crist	Michele Buelow
Dana Enders	Carol Baskin
Sheri Fischer	Helen Kinkin
Suzan Lanz	Laura Black
Robert (Bob) Mueller	Sue Simoneau
	Dawn Thomas, FMBWC joined for part of the meeting

1. Establish a quorum.

A quorum was established.

2. Discussion regarding FMBWC pending building and possibility of collaboration.

A potential opportunity was discussed to partner with Fort Myers Beach Woman's Club by combining resources and sharing in constructing a building to support both organizations on the WC property for the future of both non-profit organizations.

Please note: While this possible collaboration was presented/discussed with FMBAA BOD, it had yet to be discussed with the BOD of FMBWC.

Each of FMBAA Board of Directors discussed their feeling and questions as well as it's impact on our Association. For instance,

FMBAA does not have experience in fundraising and our abilities to do so are limited. FMBWC has more experience in fundraising as well as an overall "younger" demographics of which many are business women.

FMBAA currently does not have any large sum (>\$1M) to provide to the WC as a downpayment to partner with them in a building. As such, this would require us to sell our current lot to raise funds to partner in new construction with the WC.

While using our lot for a commercial property is possible, but this would involve more work such as landscaped, paved, fenced, etc... Non-profits can engage in profit-making activities, but some taxes might have to be paid.

We cannot use our existing lot for other means (e.g. a parking lot) as we are a non-profit organization.

Location of FMBWC – further down island, may not be able to accommodate all parking, events, personnel, conflicting schedules, shared space.

Building square footage – FMBWC current building drawing could not accommodate FMBAA space needs as well as our visibility needs (a back entrance would be likely). This would require changes to the architectural drawings.

The President of FMB Woman's Club and 2nd year Chairperson, Dawn Thomas, joined part way through the meeting.

Dawn gave us some background on the WC history and the property prior to Hurricane Ian as well as the current property.

The WC started in the 1950s and was established to help FMB with schools, the beach, etc. memberships and their mission started to deteriorate in 2016 to only 8 women in their late 70's. Over time the WC re-defined their mission to support social and community organizations and to hold events to support local non-profits. It has now grown to over 100 members with two signature events each year, The Christmas Tree Auction and Putt & Pub, these fundraisers proceeds go back into the community.

They currently own 1.6 acres. And hope to re-acquire an additional 1.5 acres that we previously sold from them to the mosquito board but is currently not being used by Lee County.

Their building (see attached fliers) will be predominantly a Community Hall for residents/groups to rent for weddings, parties, functions, as well as their parking lot.

They intend to have one FTE (full time equivalent employee) to sustain the new building and the building will fund the running of it.

Ideally shovels in the ground by Fall of 2025.

Financials

Dawn estimates that the building will cost 4.1M and that if FMBAA would participate we would have to work out a fair split of costs and ownership (e.g. 70% WC:30% AA)

The WC has raised a significant amount of money so far (post Hurricane) and will continue to do so as needed.

After Dawn signed off our meeting, the group further discussed the potential possibility of a joint building.

The majority of the FMBAA was in favor of further exploring the possibility of joining resources with the WC.

The next step was for Dawn to address the BOD of the WC and discuss the possibility with them.

This meeting was recorded and a link to the recording provided to the BOD members.

A follow-up Board Meeting on this topic will be 3 September 2024, at 1pm.