

## **University Lutheran Church of Hope's Mission is:**

*To Know Christ and Make Christ Known  
by proclaiming God's saving word  
in worship, community and service.*

### **Board of Commissioners' Meeting**

February 16, 2005

Present: Craig Wiester, Sharla Aaseng, Diane Greve, Kathy Knudson, Jim Gamble, Marty Dorow, Joan Campbell, Dan O'Loughlin, Karmi Mattson, Garvin Davenport, Ann Beane, Diane Shallue, Norris Waalen,

Absent: Jill Fedje, Jenny Dickhaus, Kwanza Yu, Craig Shirley, Rebecca Tetlie, Meri Hauge, Marty Lewis-Hunstiger.

President Joan Campbell called the meeting to order at 6:30 with prayer.

Joan related to us that a meeting of the task force was held last Monday, February 14, 2005 early in the morning. At that meeting, we established some working committees and heard from the Kairos organization, an outfit that helps congregations organize and run capital campaigns. She has asked Marty to be the project leader on this.

Marty took over and said she intends to be more coordinator than boss. She reported the members of the task force. (Name them)

Everyone around the table has a document Marty has distributed. She indicated everyone at the Monday meeting was energized; felt very comfortable with Glenn Schoonover, the representative of Kairos. Glenn told us some about Kairos, but spent more time asking questions. Diane Shallue related how he spoke of how we can make a significant difference, not only in the church, but also in the neighborhood.

Dan O'Loughlin asked about who Kairos is. Marty related that they are an independent organization, but have several Lutheran pastors on their staff of 30. They recently moved from Texas to Minnesota. They left with us an extensive reference list. Marty feels they are a professional outfit and will do a good job, helping us understand and market ourselves, as well as train our people. Diane told of her experiences when Kairos worked with her prior congregation at Faith Lutheran in Coon Rapids.

Marty and Dan continued to discuss the breadth of Kairos' understanding of this congregation and how this knowledge will be utilized. Joan underscored that Mr. Schoonover revealed that he has done his homework on ULCH. Karmi mentioned that she has a qualm that the Feasibility Study mayn't be necessary, as the congregation is

ready to go. Marty told her that Glenn Schoonover spoke of this, that it's a way of getting our message straight, "getting our legs". Marty went on to say that the FS is also to help Kairos understand us so they can get up to speed more quickly. Kairos has also said they wouldn't be surprised to find we need, and can go for, a larger amount than the \$500,000 we have been speaking of. Glenn seemed to think \$500,000 would be no problem, that he as "run the numbers" and thinks this is no problem. Sharla questioned, will the fee change if we decide to go for a larger amount. Marty went on to say, that if we choose to go ahead with more, we should go for it.

Diane's understanding is that the FS is also to help us clarify what it is we're doing and why. From there, we go into the capital campaign, all singing off the same page. Norry said he thinks we know what we want to do and why, but need to develop a consistent message, perhaps develop a key phrase.

Joan reminded us that we are under some time pressure, that the fire inspector must know we are moving forward. Engaging Kairos is a better way to keep moving.

Marty said, if we get going, we have to get a first payment to Kairos so they can start their month-long FS. That payment would be covered by the money the Trust has made available.

Jim Gamble indicated his concern that, whereas lots of people are saying "yes", some may be turned off by the additional expense of this project. Marty countered that we are really not adding expense, that Kairos has almost guaranteed we will collect 100% of our pledges, meaning they will pay for themselves. Without Kairos or a similar firm, we are unlikely to be able to devote the attention this needs and further unlikely to collect everything pledged. If we fail, then we lose money and mayn't be able to complete the project. Ann Beane asked, if they fail to collect 100%, do they discount their fee? Marty said, no, they stand on their track record. She affirmed that Kairos is committed until the end of the campaign, be it 5 years.

Sharla moved, seconded, and carried, that we engage Kairos to do the job as described.

Norry asked about the desire for 12% for benevolences; Joan indicated it's too early to tell.

Marty said the task force of 5 people is working on a RFP (Request For Proposal) to approach architectural firms. Once we're there, we can work on the scope of the plan, then to the architect, then to the builders, then to the congregation.

The meeting broke up at 7:00.

Craig Wiester  
Recording Secretary