

**MINUTES OF THE MEETING OF THE
LOUISIANA STATE MUSEUM
BOARD OF DIRECTORS**

**Thursday, June 8, 2017
10:00 AM – The Old U.S. Mint
New Orleans, Louisiana**

The meeting of the Board of Directors of the Louisiana State Museum was called to order by Dr. Lawrence N. Powell at 10:00 AM at the Old U.S. Mint in New Orleans. A quorum was present.

Members Present: Madlyn B. Bagneris; Julie F. Breitmeyer; Rennie Buras II; Tamra Carboni; Mary C. Coulon; D. Lee Felterman; Harry S. Hardin, III; George A. Hero, III; Kevin Kelly; Aleta Leckelt; Carolyn K. Morris; Lawrence N. Powell; Anne F. Redd; Melissa D. Steiner; Lana Sonnier Venable; and William Wilton

Members Absent: Rosemary Upshaw Ewing; Sharon Turcan Gahagan; Janet V. Haedicke; and Fairleigh Cook Jackson

Also Present: Bill Cody, DCRT Deputy Undersecretary; Julia George Moore, DCRT Counsel

LSM Staff Present: Yvette Cuccia; Mark Jones; Wade Levy; Steven Maklansky; and Celestine Washington

Call to Order

The LSM Board of Directors meeting was called to order by Dr. Powell.

Introduction of Interim Director Steven Maklansky

Dr. Powell introduced Interim Director Steven Maklansky.

Ms. Breitmeyer MOVED that Steven Maklansky be authorized to sign checks for the Irby account. A resolution will be drawn up. Seconded by Ms. Bagneris, the motion was **unanimously approved**.

Request by the Lt. Governor to defer the July 1, 2017 rent increase and conduct a new rent study

Dr. Powell said he was contacted by Rennie Buras to make a request to suspend the 10% rent increases that are set to go into effect July 1, 2017 until a new rent study is completed.

Recently, Maintenance Superintendent Wade Levy, Rennie Buras and Dr. Powell met with Gayle Boudousquie and they were impressed by her professionalism, expedient timeline, and reasonable rates.

Ms. Bagneris proposed adoption of the following motion:

The LSM Board shall delay the execution of the Fiscal Year 2017–18 residential lease agreements pending the completion and delivery of a market study of the rental charges for the 28 residential units in the Lower Pontalba Building (“the Summary Report”) and the LSM Board’s adoption of new rental charges for FY 2017-18.

The LSM Board shall approve funding in the amount of \$8,000.00 from the Irby account to pay for the Summary Report and authorized the OSM staff to negotiate and execute a contract with Gayle H. Boudousquie & Associates consistent with this motion. Further, the execution of the new residential lease agreements shall be implemented as soon as possible after the LSM Board’s adoption of new rates for FY 2017-18. It is anticipated that the Summary Report shall be delivered within 8 weeks of commencement of the work. Pending the execution of the new FY 2017–18 residential lease agreements, the current FY 2016–17 residential lease agreements shall re-conduct on a month-to-month basis. Seconded by Ms. Steiner, the motion was **unanimously approved**.

Mr. Buras proposed the adoption of the following motion:

The LSM Board shall delay implementation of any changes in rent pending the execution of the new Fiscal Year 2017–18 residential lease agreements, including any changes related to the updated measurements of the apartments and changes related to the recommendations contained in the Summary Report. If the LSM Board adopts new rents that result in a net increase in the monthly amounts due, the new Fiscal Year 2017–18 residential lease agreements may include a surcharge to reflect the amounts that would have been due and payable under the new rates had such gone into effect on July 1, 2017. Seconded by Ms. Bagneris, the motion was **unanimously approved**.

Public Comment

The following residential tenants spoke regarding the proposed rent increase:

Kevin Mackey – 531 St. Ann Street, 3rd floor

Louis Sahuc – 515 St. Ann Street, 2nd floor

Louellen Berger – 509 St. Ann Street

Ben Skillman – 519 St. Ann Street, 2nd floor

Patrick McNulty – 810 Chartres Street, 3rd floor

Sue Skillman – 519 St. Ann Street, 2nd floor

Cheryl Canavier – 810 Chartres Street, 3rd floor

Haydee Mackey – 531 St. Ann Street, 3rd floor

Dr. Powell MOVED that the agenda be changed so that item V. regarding David Dalia's contract clarification, be moved up. Seconded by Ms. Bagneris, the motion was **unanimously approved**.

Clarification of David Dalia's contract

Ms. Bagneris made a MOTION that David Dalia's contract be renewed at a rate of \$125/hour at a maximum of \$30,000 over a period of three (3) years paid out of Irby funds. The specific terms for the Scope of Services will be further discussed. Seconded by Ms. Leckelt, the motion was **unanimously approved**.

Deferred maintenance plan for the Lower Pontalba building

Since the May 15th board meeting, Mr. Levy has completed renovation work in several of the residential apartments.

Mr. Buras asked that Mr. Levy schedule a meeting with the Executive Committee, and the Interim Director to come up with recommendations to develop a schedule regarding any outsourcing to be done to complete the renovations/repairs, if necessary.

Museum collection storage facility, 1000 Chartres Street (SB 143)

The State of Louisiana has the authority to sell or lease 1000 Chartres Street. SB 143 was about giving DCRT more authority and flexibility to sell, lease, and enter into public/private partnerships for State Parks. The Lieutenant Governor would like to analyze LSM's collection spaces, including 1000 Chartres Street, to determine the feasibility and desirability of establishing a more centralized and economical storage facility.

Dr. Powell said that, since any disposition of 1000 Chartres necessarily affects the collection, the board and staff should be consulted on any changes to collection storage facilities.

Meeting adjourned.