

**MINUTES
of the
BOARD OF DIRECTORS
of the
SOUTHERN DISTRICT OF THE LUTHERAN CHURCH-MISSOURI SYNOD**

**SPECIAL CONFERENCE CALL
JULY 26, 2007**

PRESENT: Pastors Davis, Doroh, Ertl, Richter, Schmieding, Schultz and Weier
Mrs. Arbogast, Mr. Casamento, Craig, Peterson and Dr. Kaul, Teacher
Pegues

EXECUTIVE STAFF: Rev. Gary Faith, Mr. Jack Kellison
EXCUSED: Mrs. Reilly, Miss McCreery

The Board of Directors of the Southern District of the Lutheran Church-Missouri Synod entered into a telephone conference call at 8:30 PM on July 26, 2007, to discuss the offer to purchase the Southern District office building. The Rev. Kurtis Schultz, President of the Southern District of the Lutheran Church-Missouri Synod, directed the Secretary, Rev. Dr. James Ertl, to call the roll. There being a sufficient quorum, President Schultz called the meeting to order and asked Rev. Ted Richter to offer prayer.

After a few remarks, President Schultz asked Mr. Jack Kellison, Southern District Executive Assistant for Finances, to give an update on the offer to purchase. The name of the purchaser is now Rhodes Commercial Development, LLC. Rhodes is a family-owned funeral home that expanded into insurance and other interests. The family members are working with the District directly, as there is no realtor. The offer is contingent on the zoning change to commercial.

Rev. Ertl interjected that the local paper announced that a meeting concerning the zoning change will be held at Holy Comforter Episcopal Chapel near the Southern District office, on Tuesday, with city and state officials present.

President Schultz stated that Rhodes desires that the windows be left in the Southern District office building conference room. They may use this room as a chapel for funerals, though no embalming or other funeral services would take place there. Their initial concern was to use the building for their insurance division. There are 80 parking spaces available, although Rhodes is only requesting 30 spaces. Other office furnishings to remain after the sale are being mutually discussed between Rhodes and the Southern District. Mr. Kellison stated that our legal counsel has asked for financial statements from Rhodes, a normal procedure.

Rev. Doroh asked about the time frame. President Schultz stated it would be about 70 to 90 days to complete the sale. Zoning issues would take about 30 days. As to what is next, after the property is sold, President Schultz said there were two possibilities: one is short term the other long term. He spoke of a 27-acre property near Abita Springs, Louisiana, valued at \$330,000. The property would need to be rezoned, but it is located near several small businesses. It would allow for office space, storage of Orphan Grain

Train materials and a possible motel to house board and committee members staying overnight. The short-term option was to purchase a business condo in an industrial park near I-12 and Hwy. 59 for \$486,000. The 5,000 sq. ft. space is move-in ready. Both the long-term and short-term properties are still available. CEF will move with the District office.

Secretary Ertl again stressed the need to communicate to Southern District members about the sale. President Schultz had spoken about the sale at the area meetings of delegates to the Synodical Convention, but he promised to get the information out as soon as possible. Rev. Schmieding reminded President Schultz of an article he had written to communicate the possible sale. Pastor Schmieding will work with President Schultz to see if this is still on the computer hard drive or if there is another copy.

Mr. Casamento moved to purchase the property, Secretary Ertl read the Resolution as prepared by Mr. Kellison's office. The Resolution was seconded and adopted.

SALE OF PROPERTY

BD-07-29

WHEREAS, Rhodes Commercial Development L.L.C. has offered to purchase Southern District Lutheran Church property located at 2240 Lakeshore Drive, New Orleans, LA. 70122; therefore, be it

RESOLVED, THAT the following described property in Orleans Parish, Louisiana:

In the Third District of the City of New Orleans, Square 2, Lot B-1,
Lake Oaks Subdivision, and measuring 200' x 130'.

Be sold to Rhodes Commercial Development L.L.C. for \$1,120,000; and, be it finally
RESOLVED, THAT Rev. Kurtis Schultz be authorized to sign all documents on behalf of the Southern District Lutheran Church.

ADOPTED

EXECUTIVE SESSION

The Board entered into executive session.

- President Schultz was asked to give his assessment of the Synodical Convention. He felt the Convention was a good one and the delegates showed great churchmanship. The special ministry pastor program was approved. A special convention may be called in 2009.

ADJOURNMENT

BD-07-30

RESOLVED, THAT the meeting be adjourned.

ADOPTED

President Schultz requested that Rev. Davis offer the closing prayer.

Respectfully submitted,
Rev. Dr. James A. Ertl
Southern District Secretary