**Temple Heritage Center**

February 6, 2015

home of Jackie Nytes

8:30am – 10:30am

**MINUTES**

Attending: Joseph Alpert, Mark Dollase, Tyson Domer, Leigh R. Evans, David Kosene, Kevin Krulewitch, Isaiah Kuperstein, Jackie Nytes, Al Polin, David Resnick, Paul Richard, Ellen Rosenthal

Absent: Alan Goldstein, Phil Lande, Rabbi Sandy Sasso, Rabbi Dennis Sasso, Elee Wood

1. Isaiah reviewed the January 8, 2015 Report to the Board, reiterating the important roles Indiana Landmarks and Mapleton-Fall Creek Development Corporation have played in helping us save the historical Beth El Temple. In addition to engaging this vital support to acquire and stabilize the building (Landmarks owns the property and the failing roof was replaced just before the winter snows arrived) we have established Temple Heritage Center, Inc. as a 501c3 organization and cultivated many new relationships across the Indianapolis Jewish community, ultimately capturing broad attention and interest in our vision. We’ve also produced polished marketing materials to support further engagement and fundraising efforts.
2. Isaiah summarized the December 3, 2014 minutes of the THC Board Visioning Session prepared by Sharon Gamble, highlighting the suggestion by Jeremy Efroymson that we consider engaging a consultant to refine our focus and generate momentum as we evaluate new ideas and leads. Going forward, we must be methodical and pragmatic in order to satisfy our immediate goal of identifying an end use for the temple.
3. Indiana Landmarks currently serves as fiscal agent for THC, Inc. Mark Dollase distributed and reviewed summary and detailed expenditure reports (attached.) Isaiah noted that charitable contributions to date have actually reached $158,770. Horner Roofing is on track to complete ~$49K in outstanding work items (scuppers, flashing, coping, punch list items) and Landmarks has submitted an invoice to MFCDC in order to claim $100,000 of the $190,000 total CDBG funds the City has committed to our project. Landmarks has also prepared a *Roof Replacement Project Report* for the County Commissioners, available electronically upon request. Once Landmarks has been reimbursed for roof expenditures via City/MFCDC, THC, Inc. will have ~$26,000 cash on hand. In order to unlock the additional $90,000 in earmarked City CDBG funds, we must show that we’ve raised an equal amount in matching charitable contributions (we’re ~$31,000 shy of that goal) *and* identify an appropriate (to the community) and eligible (according to HUD rules) end use for the temple. Landmarks may be willing to provide a loan to THC, Inc. in order to satisfy the 1:1 match requirement as we continue fundraising. City DMD Director Adam Thies has been a strong advocate for our project and holds confidence that we will achieve our goal of establishing a sustainable adaptive reuse of the temple. As such, he will likely release the remaining CDBG funds to MFCDC once we satisfy the above stated City/federal requirements. It is prudent for THC, Inc. to fully claim these grant funds prior to changes in City leadership.
4. Our immediate goals are twofold: identify a concrete end use for the temple and meet our stated fundraising targets. Our visioning work to date has generated many potential end use concepts and we’ve identified and engaged many potential partners through various outreach efforts. It has become clear, however, that to achieve our singular goal of returning the temple to a productive civic use we must link further engagement and funding efforts to our own imperative and timeline. Toward that end, we have resolved to establish the *Beth El Center for Learning* (Al Polin motion, Joe Alpert second, passed unanimously) in the Jewish spirit of Tikkun Olam, *healing the world*, which also suggests a shared responsibility to repair and transform our community. The significant Jewish heritage component of our work to date, beyond saving the temple building itself, should be celebrated virtually. We’ve set an initial, aggressive goal of opening our doors in 24 months. We understand that the realities of real estate and organizational development may introduce obstacles that conspire to make our course non-linear, but feel strongly that focusing our efforts toward benchmarks within a definitive timeline will afford us significant resolve.

Key discussion points on Beth El Center for Learning:

* Education is a significant component of effective long-term crime reduction strategies. This is a concept that is forwarded by many local and national institutions and is also embodied in the Mid-North Quality of Life Plan (QOLP.)
* MFC is well-served by an exemplary and longstanding youth sports program (Tab Recreation) but there is no similar “plug and play” option that is readily accessible to those not attracted to sports.
* There is great potential around partnering with institutions that make up Mapleton-Fall Creek’s *education corridor* including Gambold Prepatory Magnet High School (at Shortridge H.S.), St. Richard’s School (at Trinity Episcopal Church), Ivy Tech, The Children’s Museum (they host a branch of The Library/IMCPL), Day Early Learning Center, et al.
* There is great potential to support and enhance existing, smaller-scale education programming in and near MFC centered around “arts, education, and activity for kids” (Broadway United Methodist Church), music (Metropolitan Youth Orchestra), self-empowerment (KI Eco Center), et al.
* We must support lifelong learning, catering to learners of all ages, from youth to the elderly. There is evidence that 18-26 year olds that do not attend college face challenges productively engaging with career and community. The same is true for returning veterans and other “disconnected” groups.
* Our organization should serve the entire human corpus (head, shoulders, knees and toes --- eyes and ears and mouth and nose!) These are the pillars of our programming.
* There are non-traditional education organizations and opportunities centered around art as therapy, vocational development, music, workforce skills training (such as housing renovation), etc. There are several models we should investigate, including AS220 in Providence, RI ([www.as220.org](http://www.as220.org))
* Broad programming and multi-discipline, drop-in workspaces (such as “maker spaces” or music rehearsal rooms) that support flexible configurations will help to make the most of a relatively small building with limited parking.

1. Despite heroic efforts, we’ve fallen short of our internal goal to raise $200,000 to simply “save this sacred space” by the end of December 2014. As noted previously, future fundraising and funding drives must be linked to our new goal of opening the *Beth El Center for Learning* by early 2017. In order to reach this goal, we will pursue two parallel work plans focused on building restoration and programming. Our board has divided into two discrete committees, meeting monthly, with each responsible for securing the necessary resources (including additional committee members) to meet their respective benchmarks. In order to support and coordinate these group efforts we propose to hire temporary staff. Preferred areas of expertise will include non-profit project management and familiarity with the Mapleton-Fall Creek neighborhood. Kevin Krulewitch has generously offered two days per week (real estate development and accounting expertise) and Paul Richard has offered one day per week (program and organizational development expertise) of volunteer service to our project as well. Landmarks will begin working on a plan to transition key responsibilities (fiscal agency, bookkeeping, accounting, property tax liability) as well as the temple building itself to Temple Heritage Center, Inc. as we build capacity.
2. Committee membership:

Building

Joseph Alpert

Mark Dollase

Tyson Domer

Kevin Krulewitch

David Kosene

Isaiah Kuperstein

Programming

Kevin Krulewitch

Isaiah Kuperstein

Jackie Nytes

Al Polin

David Resnick

Paul Richard

Ellen Rosenthal

1. Potential funding sources:

Chase Foundation – workforce development, post high school development

5/3 Bank – Pat Gamble-Moore is VP for CRA programs and familiar with our project

GI Bill provides funding for programming that serves returning veterans

aligned with Mayor’s Your Life Matters initiative

IPIC workforce development funding

Meeting was adjourned at ~10:45am. The next meeting will be a combined Committee & Board meeting, scheduled for **Friday, March 6** from **8:30am to 10:30am** at Katz, Sapper & Miller.

Potential committee agenda items include identifying skills/expertise gaps and brainstorming around committee member invitations as well as identifying and timelining benchmarks in order to meet our stated goal of opening the *Beth El Center for Learning* in early 2017!

respectfully submitted by Tyson Domer 2/9/2015