

**MINUTES OF THE MEETING OF THE  
Board of Directors of the Louisiana State Museum  
Monday, December 21, 2020  
12:30 pm  
Video Conference via Zoom**

**Members Present:** Kim Abramson, Madlyn Bagneris, Mary Coulon, Julio Guichard, Ann Irwin, Fairleigh Jackson, Florence Jumonville, Kevin Kelly, Christen Losey-Gregg, Ken Pickering, Anne Redd, Larry Schmidt, Melissa Steiner, Suzanne Terrell, Christopher Tidmore, and Will Wilton

**Members Absent:** Lee Felterman, George A. Hero III, Suzanne Perlis

**LSM Staff Present:** Anna Cahill, Julio Guichard, Yvonne Mack, Greg Lambousy, Steven Maklansky, Polly Rolman-Smith, and Bridgette Thibodeaux

**Others Present:** Julia George Moore

A quorum was present.

- I. Call to order**  
Anne Redd called the meeting to order at 12:42 pm.
- II. Adoption of the Agenda**  
Suzanne Terrell made a motion to adopt the Agenda. Christopher Tidmore seconded the motion and it was unanimously approved.
- III. Adoption of Minutes from the Louisiana State Museum Board of Directors Meeting on November 9, 2020.**  
Suzanne Terrell made a motion to adopt the Minutes from the meeting held November 9, 2020. Will Wilton seconded the motion and it was unanimously approved.
- IV. Committee Reports and Board Action Items**
  - A. Architectural Preservation Committee Update:**  
Larry Schmidt provided the board with an update on the progress of Madame John's Legacy. He urged the board to attend the 3:30pm Architectural Preservation Committee meeting.
  - B. Irby/Finance Committee:**
    - I. Accepting of bids for 529 St. Ann Street:**
      - i. Bridgette Thibodeaux notified the Board that the Museum has received bids for the 529 St. Ann Street location. Christen Losey-Gregg made a motion to accept all bids received. Fairleigh Jackson seconded the motion and it was unanimously approved.
    - II. Commercial tenant rent January – March 2021:**
      - i. Bridgette Thibodeaux provided an update for the Board regarding commercial tenant rent payments for January-March 2021. After lengthy discussion, input from several tenants, as well as Julio Guichard who notified the Board that the Lieutenant Governor's

office was in support, Christopher Tidmore made a motion to amend the commercial lease agreements to provide:

A. From January 1, 2021 – March 31, 2021 the rental amount payable monthly by the Tenant shall include:

1. Base Rent:

a. 25% of the Monthly Minimum Rental as defined and provided in the original Lease Agreement shall be due and payable.

2. Percentage Rental:

a. The sum equal to eight percent (8%) of Tenant's monthly Gross Sales less the Base Rent (i.e. 25% of the Monthly Minimum Rent for the Leased Premises actually paid for the relevant month); provided, however, that in no event shall percentage rental calculated on a monthly basis be less than zero.

3. Common Area Maintenance: 100% of the amount calculated and announced as monthly CAM for FY 2020-2021.

4. Any additional monthly amounts described and/or provided for in the Lease Agreement (e.g. damages, attorney's fees, etc.) shall be due and payable.

5. The remainder of the total rental amount, as calculated per the original Lease Agreement, shall be deferred in accordance with Sections B through F. In no instances shall the total monthly rent amount as calculated and collected per this Section exceed the amount as would be calculated per the terms established in the original Lease Agreement.

B. Any amounts deferred in accordance with Section A shall be payable and due by May 1, 2021.

C. So long as the deferred amounts are paid by May 1, 2021, there shall be no late fees or penalties assessed or associated therewith.

D. If the Tenant does not remit the deferred amounts by or before May 1, 2021, late fees and/or penalties will be assessed per the terms of the original Lease Agreement.

E. The LSM Board reserves the right, through subsequent action by the LSM Board and execution of subsequent amendments to this Lease Agreement, to further defer rental payments, postpone the payment due dates, and/or abate any portion of the deferred rental amounts as provided herein.

F. In the event the LSM Board does not take subsequent action and/or there are no subsequent amendments to the Lease Agreement, the Tenant shall resume monthly rental payments in accordance with the terms of the original Lease Agreement with the amounts due for the month of April 2021.

Ken Pickering seconded the motion and it was unanimously approved.

### C. Collections Action Items

Fairleigh Jackson provided a brief update for the Board on collections action items.

- I. Proposed Acquisitions to Permanent Collections (donations and ratification of purchases) – Ann Irwin motioned to approve the accessions. Suzanne Terrell seconded the motion and the motion passed unanimously.
- II. Proposed Deaccessions from Visual Arts Permanent Collection – Christopher Tidmore made a motion to accept the items proposed for deaccession. Will Wilton seconded the motion and the motion passed unanimously.
- III. Conservation Treatment – Christopher Tidmore made a motion to approve the treatment. Christen Losey-Gregg seconded the motion and the motion passed unanimously.
- IV. Outgoing Loan Extension – Christopher Tidmore made a motion to approve the extension. Will Wilton seconded the motion and the motion passed unanimously.
- V. Notification of Removal from the Demonstration Collection – The Board was notified of a few items that are being removed from the Demonstration Collection. Board action is not required to remove items from the Demonstration Collection.

VI. Incoming Loans – Fairleigh Jackson notified the Board of a few incoming loans and donations. Board approval is not required here.

**V. Interim Director’s Report**

Steven Maklansky shared a brief presentation on upcoming exhibitions, collections updates, etc.

**VI. Friends/Foundation reports**

There was no update from the Friends of the Cabildo or the Louisiana Museum Foundation.

**VII. Old Business** – The Board asked for an update on the Governance Study. Steven Maklansky shared that copies of the Lord Study be sent to the Board as soon as possible.

**VIII. New Business** – There was no new business.

**IX. Adjournment** – The meeting adjourned at 2:15 pm.