

15. 11-2016
CP
Doc 064-2016

Friends of Recreation, Inc.
Letter of Agreement

**FUNDING SUPPORT FOR PROPOSED
COMMUNITY CENTER AND SEAVIEW PARK IMPROVEMENTS**

When signed by both parties, this shall constitute a Letter of Agreement between the Town of Palm Beach and the Friends of Recreation, Inc. (FOR). The Friends of Recreation, Inc. is a new 501c3, not for profit foundation recently formed to assist in the funding of a new Community Center in Seaview Park in the Town of Palm Beach.

The conceptual plan for the center was endorsed by the Palm Beach Town Council at the June 14, 2016 meeting. The proposed funding plan for the Community Center is based upon a public/private partnership model. It is the understanding of FOR that the Morton and Barbara Mandel Family Foundation is prepared to offer the Town of Palm Beach a challenge grant of up to \$5 million as part of a capital campaign that will be undertaken with the Town. FOR is committed to raising an additional \$5 million for the purpose of constructing and operating a new Community Center. It is the understanding of FOR that upon successful completion of the fund raising campaign, thus bringing the private share of funding to \$10 million, the Town of Palm Beach Town Council shall consider allocating up to \$5 million to the projected cost of the Community Center project, bringing the total budget to \$15 million.

In order to raise the \$5 million match of the Morton and Barbara Mandel Challenge Grant, FOR shall use its best efforts to approach town residents, corporations and foundations with a list of donor recognition opportunities, agreed with both the town and the Morton and Barbara Mandel Family Foundation. A professional fund raiser has been retained to lead the FOR fundraising efforts. Several events at private homes will be held in the fall of 2016 to assemble donor prospects and present the project and donor opportunities to them. One on one meetings with donor prospects will be scheduled. An attractive brochure shall be developed to explain the project, its design, its time line and the donor naming opportunities. This brochure shall be approved before printing by both the Town and the Morton and Barbara Mandel Family Foundation.

While it cannot be guaranteed, the FOR is confident that no later than June, 2017, its efforts will produce the necessary \$5 million in additional private funding for the project to move ahead. The FOR understands that the Town of Palm Beach must have guaranteed funding in place before placing the Community Center under a construction contract. The FOR will identify a bank that will provide a loan against any quality pledges that have not been fully paid at the time construction will begin. This should enable the Town to have the full funding in place to start construction, hopefully in the early summer of 2017.

Finally, FOR is prepared to enter into a subsequent agreement with the Town of Palm Beach to begin building an endowment with the express purpose of funding to support and enhance the recreational programs of the Town of Palm Beach. Funding for said endowment could come from any funds raised as part of the \$15 million for the Community Center but not needed, should the project be built for less than the \$15 million budget estimate. FOR is also prepared to hold future fundraising events and activities to support the Town of Palm Beach recreational programs. In short, FOR intends to be an ongoing support organization for the Town and its recreation offerings.

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Please indicate your agreement by signing and dating this document.

Acknowledgment
Town of Palm Beach

By: Thomas G. Bradford
Thomas G. Bradford, Town Manager

Date: 7/15/16

Acknowledgment
Friends of Recreation, Inc.

By: Matthew Smith
Matthew Smith, Chair

Date: 8/2/16