



In the Name of Allah, the Beneficent, the Merciful

MCA Board of Trustees Meeting Minutes

Date: 09-14-2020

Location: Google Meet

BOT Members present:

Mustafiz Choudhury, Faisal Ahmed, Azeem Syed, Ahmed Hamud, Mohamed Mostafa.

Board Members Absent: Abdur Rahman & Junaid Shaikh.

Other Attendees: None

Meeting began at ~8:20pm

Meeting adjourned at ~10:20pm

- ✓ **Call to Order**
- ✓ **Statement of Values**
- ✓ **Roll Call**
- ✓ **Confirmation of Quorum**

- **Masjid Noor Renovation Update:**

- **Decision:**

- BOT received the final invoice from 786 Construction with an “MCA discount” of \$3,500 and BoT approved to pay the remaining balance.

- **Cafeteria Lease:**

- **Discussion:**

- BoT reviewed the lease and proposed terms for lease renewal

- **Action Item:**

- Ahmed Hamud and Azeem Syed will start negotiations with Cafeteria Owner (Br. Usman)

- **Khalil Centre Rent:**

- **Action Item:**

- Junaid will follow-up on the rental agreement and provide update in the next meeting

- **CIF:**

- **Discussion:**

- BoT reviewed the financial analysis done by Mohamed and Junaid and the assumptions behind it. The conclusion was that it costs MCA more money to add to the long term current Devon bank loan to pay off the CIF loan. It would make financial sense if MCA can secure a shorter term (7 years or fewer) at the same or lower loan rate than the current CIF loan.



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Meeting Minutes

- Decision:
Azeem, as Secretary of BOT, will acknowledge receipt of email and request from Br. Naeem Raza and Team and follow up with the financial analysis done by Mohamed and Junaid.

- External Lightning:
 - Discussion:
BOT received from MCA's Facilities Manager a proposal from a consultant (Brighton Energy) for conversion of external lighting fixtures to LED which requires MCA to chip in 20% towards the execution of the proposal.

 - Decision:
BoT needs confirmation that the scope of the project covers all remaining lights that need to be upgraded to LED.

BoT will not approve major projects without seeking three competitive bids

- Adjournment
 - Next Meeting
 - Tentatively - Monday Sep 21, 2020 at 8:15 pm