

## **VILLAGE OF EVENDALE COMMUNITY IMPROVEMENT CORPORATION**

Minutes from the February 20, 2018 Meeting  
Evendale Municipal Building, 10500 Reading Rd. Evendale, Ohio

Attendees: Chairman Hugh McKinnon, members Dave Harwood, Tom Kuechly, Al Pearlman, Chris Schaefer, Chris Patterson (Planning Commission liaison), Sean Balnes (Red Tiger), John Vollbracht (Tree Ridge Capital), Dick Shaffer (Resident), Caroline Duffy (Resident), Tom Sextro (resident), Dave Elmer (staff), and Pam Morin (staff). Mayor Finan joined the meeting via phone.

Dr. McKinnon called the meeting to order at 7:30 am. Dr. McKinnon reviewed the requirements for a quorum and determined that they did have a quorum with five members present.

A motion to approve the minutes for the January 16, 2018 CIC meeting was made by Mr. Schaefer and seconded by Mr. Harwood. There was no discussion. The minutes were approved with a vote of 5 – 0.

Mr. Elmer presented the January bank statement and bills. Mr. Schaefer made and Mr. Harwood seconded the motion to approve the CIC account ledger as presented. Mr. Pearlman questioned how much more money is on Emersion's contract. He expressed concern with the value they are adding to the AeroHub project and if their presentation was indicative of their input. Dr. McKinnon stated that Emersion has been very supportive to the CIC subcommittee with their discussions with Landmark, St. Rita, and Bayer Becker. Mr. Patterson added that Emersion is helpful with items that CIC isn't equipped to handle, such as determining density in the AeroHub project and appropriate uses, evaluating options, and responding to REDI prospects. The motion passed with a vote of 5 – 0.

Mr. Balnes presented his update:

- Mr. Jeffers, Village Engineer, is working closely with Bayer Becker on the St. Rita Lane reconfiguration, easement, and powerline placement. We are still on schedule for the completion date of late 2018.
- Emersion's Scheme II is preferred because of the more campus feeling.
- The best trucking ingress/egress plan is being studied.
- High 5, an architectural company specializing in church design, and Emersion are working together on the new Landmark church design.

A motion was made by Mr. Schaefer and seconded by Mr. Harwood to enter into executive session to discuss the potential sale of village owned property. A roll call vote was taken and the motion passed with a vote of 5 – 0. The CIC entered executive session at 8:35 am.

Mr. Schaefer left the meeting at 8:55.

Mr. Harwood made and Mr. Kuechly seconded the motion to exit executive session. A roll call vote was taken and the motion passed with a 4 – 0 vote. The CIC exited executive session at 9:00 am.

Mr. Elmer informed the CIC that Innovation Pavilion has completed their due diligence and will be meeting with the CIC subcommittee. Mr. Harwood suggested that a visit to their development in Colorado may prove helpful to get a clear picture of the potential input they could provide.

The next regularly scheduled CIC meeting is Tuesday, March 20, 2018.

Mr. Pearlman made and Mr. Harwood seconded the motion to adjourn the meeting. There was no discussion. The motion passed with a vote of 4 – 0. The meeting was adjourned at 9:15 am.

Hugh McKinnon, President  
Community Improvement Corporation