

VILLAGE OF EVENDALE
COMMUNITY IMPROVEMENT CORPORATION

Minutes from the May 10, 2016 Meeting
Evendale Municipal Building, 10500 Reading Rd. Evendale, Ohio

Attendees: Chairman Hugh McKinnon, members Jeff Albrinck, Dick Finan, Dave Harwood, Tom Kuechly, Al Pearlman, Chris Schaefer, Sean Balnes (St. Francis Group), John Vollbracht (Tree Ridge Capital), Eric Greenberg (St. Francis Group), Dick Shaffer (Resident), Caroline Duffy (Resident), Dave Elmer (staff), and Pam Morin (staff).

Dr. McKinnon called the meeting to order at 7:30 am.

Dr. McKinnon asked that one spelling error be corrected in the minutes. A motion by Mayor Finan and seconded by Mr. Harwood was made to approve the minutes of the April 12, 2016 meeting with one correction. There was no discussion. The motion passed with a vote of 7 – 0.

Dr. McKinnon reported that the CIC subcommittee has been in negotiations with Landmark Baptist Church for the purchase of a portion of the property. Mr. Vollbracht stated that the majority of the negotiation process has been centered on the size and location of land Landmark is willing to sell. Landmark has agreed to sell 25 acres at the appraised price of \$110,000 per acre (\$2.75 million), with the right of first refusal for the remaining properties in Evendale and Glendale. Mayor Finan has met with the Village Chief Financial Officer, Cynthia Caracci. She had confirmed that the Village has the money available. The due diligence should take approximately 90 day, making the closing target date of late July or early August.

Mr. Kuechly made and Mr. Albrinck seconded the motion to recommend to Council to allow Mayor Finan to go into final negotiation with Landmark Baptist Church. There was no discussion. The motion passed with a 7 – 0 vote.

Mr. Balnes presented an update on the AeroHub development. He informed CIC that an out of state GE Aviation service provider has expressed some interest in this development. They may need up to 200,000 square feet of Class A office space. OPUS is working on a concept plan and schematics to accumulate this space requirement.

Mr. Kuechly made and Mayor Finan seconded the motion to enter executive session to consider confidential information regarding economic development. A roll call vote was taken and the motion passed with a vote of 7 - 0. The CIC entered executive session at 8:00 am.

A motion was made by Mr. Kuechly, seconded by Mayor Finan, to exit executive session. A roll call vote was taken and the motion passed with a vote of 7 - 0. The CIC exited executive session at 8:30 am. No action was taken in executive session.

Mr. Elmer announced that the video marketing AeroHub should be completed by the end of this month. Additional video footage will be taken so the video can also be used to promote economic development in the Village.

Dr. McKinnon thanked everyone for rearranging their schedules so CIC could meet this week instead of the regularly scheduled meeting of May 17th. The next regularly scheduled meeting is June 21, 2016 at 7:30 am.

Mr. Schaffer made and Mr. Albrinck seconded the motion to adjourn the meeting. There was no discussion. The motion passed with a vote of 7 – 0. The meeting was adjourned at 8:40 am.

Hugh McKinnon, President
Community Improvement Corporation