

Colerain Township



Community Improvement Corporation

4200 Springdale Rd. | Cincinnati, Ohio 45251 | 513.385.7500

Meeting Agenda

July 10, 2018

5:30 PM

President

Dan Unger

Board of Directors

Greg Insko

Jenna LeCount

Geoff Milz

Raj Rajagopal

Emily Randolph

Stephanie Wright

Executive Director

Geoff Milz

Secretary

Jenna LeCount

Treasurer

Emily Randolph

"Proactively promoting economic development by promoting business expansion and retention to improve the quality of life in Colerain Township, Ohio"

1. Roll call

2. Approval of Minutes

a. April 10, 2018

b. June 26, 2018

3. New Business

a. Acceptance of 2018 Second Quarter Financials

4. Adjournment



Meeting Minutes

April 10, 2018

5:30 PM

President

Dan Unger

Board of Directors

Greg Insko

Jenna LeCount

Geoff Milz

Raj Rajagopal

Emily Randolph

Stephanie Wright

Executive Director

Geoff Milz

Secretary

Jenna LeCount

Treasurer

Emily Randolph

"Proactively promoting economic development by promoting business expansion and retention to improve the quality of life in Colerain Township, Ohio"

1. Roll call: Board President Dan Unger called the meeting to order at 5:30PM in attendance were Geoff Milz, Greg Insko, Emily Randolph, and Stephanie Wright. Jenna LeCount was absent. Also in attendance was five community members.
2. Approval of Minutes: A motion to approve the minutes from the January 2018 meeting was made by Mrs. Wright and seconded by Mr. Unger. The motion carried unanimously.

3. New business:

- a. Approval of 2018 First Quarter Financials

A motion to accept the finances for first quarter 2018 was made by Mr. Insko and seconded by Mr. Unger. The motion carried unanimously.

Motion to have transactions record. Mr Milz and Mr. Unger seconded the motion.

4. Adjournment: Mr. Milz made a motion to adjourn and the motion was seconded by Mr. Unger. The motion carried unanimously.


Prepared By: Treasurer Emily Randolph

Executive Director Geoff Milz



Meeting Minutes

June 26, 2018

Immediately following the Special Meeting of the Board of Trustees at 7:00PM

President
Dan Unger

Board of Directors
Greg Insko
Jenna LeCount
Geoff Milz
Raj Rajagopal
Emily Randolph
Stephanie Wright

Executive Director
Geoff Milz

Secretary
Jenna LeCount

Treasurer
Emily Randolph

"Proactively promoting economic development by promoting business expansion and retention to improve the quality of life in Colerain Township, Ohio"

1. Roll call: Board President Dan Unger called the meeting to order at 8:44 PM in attendance were Dan Unger, Greg Insko, Jenna LeCount, Geoff Milz, Emily Randolph, and Stephanie Wright. Raj Rajagopal was absent.
2. Approval of Minutes: None. Second quarter 2018 minutes will be approved at the July regular meeting.
3. Ms. Wright made a motion amend the agenda to include citizen's address. The motion was seconded by Mr. Unger. All were in favor.
4. Mr. Milz provided the opportunity for anyone from the audience to approach the podium for public address. No one from audience requested to speak.
5. New business:

Mr. Milz presented to the Board a project which was previously discussed at the Colerain Township Board of Trustees meeting just prior to this CIC meeting. The project has been outlined in a Memorandum to the Board to detail the Duke Economic Development Project. A copy of the Memorandum is attached as Exhibit A of these minutes.

Just prior to this meeting, the Colerain Township Board of Trustees authorized the transfer of property (the Community Resource Center property) to the CIC, the Colerain Township Board of Trustees authorized a loan for \$530,000.00 with the understanding that \$130,000.00 will not be repaid to the Township, and the Colerain Township Board of Trustees authorized the purchase sale and demolition agreement of the Fireside Motel and the Community Resource Center (CRC). The Township is spending \$130,000.00 to acquire the Fireside and CRC and then demolish the structures. After which, the property will be sold to Duke Energy for development.

June 26, 2018 Minutes *Continued*

- a. Resolution 1-18 Accepting Loan from Colerain Township Board of Trustees. Milz recommendation is approval. Mr. Insko mad a motion to approve and Mr. Unger seconded.

Discussion: Ms. Wright stated that since the inception of CIC in 2013, no one has ever voted no on any matter and that all members have agreed to all things at all times and it makes her wonder what happened. This is one of the reasons she requested to be on the CIC Board.

Mr. Unger noted that the Colerain Township Board of Trustees has had numerous split votes and that to vote no for the purpose of voting no is fine, but he believes it is nice to have Duke equipment stockpiled within our community. Mr. Unger also noted that having these assets within our community may create a situation where Colerain Township could receive faster services. He stated that it is good to have primary utility provider within our community and that the increased tax payments from Duke will lessen the burden on the overall community on fixed dollar levies.

Mr. Milz noted that he would never want to be in public service for the sole purpose of saying no to something. He does public service because he wants to build things and make places better. He asked that board members have an open mind and ask themselves if this is in the best interest of the township. He believes that 150 jobs and \$10 Million in investment in an area that needs it is in the best interest of the Township.

Mr. Insko noted that from the day he took office he has been on a warpath to clean up Colerain and these hotels were number one on the list. He considers this to be a no-brainer and to vote “no” just to vote “no” doesn’t make sense. Ms. Wright clarified that she is not voting “no” just to vote “no”.

Mr. Milz called the vote: Mr. Insko aye, Ms. LeCount, aye, Mr. Milz aye, Mr. Rajagopal absent, Ms. Randolph aye, Mr. Unger aye, Ms. Wright nay. **The motion carries.**

- b. Resolution 2-18 Accepting Property from the Board of Trustees. Mr. Milz recommends approval. Mr. Insko made a motion to approve and Mr. Unger seconded.

Discussion: Mr. Unger believes that this parcel will be an important part of this project.

Mr. Milz called the vote: Mr. Insko aye, Ms. LeCount aye, Mr. Milz aye, Mr. Rajagopal absent, Ms. Randolph aye, Ms. Wright nay, Mr. Unger aye. **The measure passes.**

- c. Resolution 3-18 Authorizing the Execution of Purchase and Sale and Demolition Agreement. Mr. Milz recommends approval. Mr. Insko made a motion to approve and Mr. Unger seconded.

Discussion: Mr. Unger asked for the timeline and Mr. Milz noted that demolition is to occur by November 30, 2018, or 60 days following the transfer of property, whichever is later.

Mr. Milz called the vote: Mr. Insko aye, Ms. LeCount aye, Mr. Milz aye, Mr. Rajagopal absent, Ms. Randolph aye, Mr. Unger aye, Ms. Wright nay. **Measure is approved.**

June 26, 2018 Minutes *Continued*

6. Adjournment: Mr. Insco made a motion to adjourn and the motion was seconded by Mr. Unger.

Discussion: Mr. Unger noted that the Colerain Township Board of Trustees' Executive Session was moved to Wednesday to accommodate Trustee Rajagopal's unexpected absence. Mr. Insco noted that a name plate should be created for Ms. Wright.

The motion carried unanimously.

Secretary Jenna LeCount

Executive Director Geoff Milz

Bank Reconciliation Statement for CIC

as of 6/30/2018

Prepared by Treasurer: Emily Randolph

Book Balance	\$42,612.14
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Bank Balance	\$42,637.34
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Cleared Transactions

1045	\$1,500.00	Professiona Services-CPA	Cleared 06/29/18
1043	\$164.00	Audit Fees	Cleared 06/29/18

PLUS: Deposits in Transit

-
-
-
-

LESS: Outstanding Checks

1044	\$25.20	Legal Ad YR End
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Adjusted Bank Balance as of 6/30/2018	\$42,612.14
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Variance between Book Balance and Adjusted Book Balance	\$0.00
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Colerain Township



Community Improvement Corporation

4200 Springdale Rd. | Cincinnati, Ohio 45251 | 513.385.7500

Bank Reconciliation Statement for CIC

as of 5/31/2018

Prepared by Treasurer: Emily Randolph

Book Balance	\$44,301.34
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Bank Balance	\$44,301.34
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Cleared Transactions

-
-
-
-
-

PLUS: Deposits in Transit

-
-
-
-

LESS: Outstanding Checks

Adjusted Bank Balance as of 5/31/2018	\$44,301.34
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Variance between Book Balance and Adjusted Book Balance	\$0.00
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Bank Reconciliation Statement for CIC

as of 4/30/2018

Prepared by Treasurer: Emily Randolph

Book Balance		\$44,301.34
Bank Balance		\$44,301.34
<u>Cleared Transactions</u>	-	
	-	
	-	
	-	
	-	
<u>PLUS: Deposits in Transit</u>	-	
	-	
	-	
	-	
<u>LESS: Outstanding Checks</u>	-	
	-	
Adjusted Bank Balance as of 4/30/2018		\$44,301.34
Variance between Book Balance and Adjusted Book Balance		\$0.00

Colerain Township



Community Improvement Corporation

4200 Springdale Rd. | Cincinnati, Ohio 45251 | 513.385.7500

Bank Reconciliation Statement for CIC

as of 3/31/2018

Prepared by Treasurer: Emily Randolph

Book Balance		\$44,301.34
Bank Balance		\$44,301.34
<u>Cleared Transactions</u>	-	
	-	
	-	
	-	
	-	
<u>PLUS: Deposits in Transit</u>	-	
	-	
	-	
	-	
<u>LESS: Outstanding Checks</u>	-	
	-	
Adjusted Bank Balance as of 3/31/2018		\$44,301.34
Variance between Book Balance and Adjusted Book Balance		\$0.00

Colerain Township



Community Improvement Corporation

4200 Springdale Rd. | Cincinnati, Ohio 45251 | 513.385.7500

Bank Reconciliation Statement for CIC

as of 2/28/2018

Prepared by Treasurer:

Emily Randolph

Book Balance	\$44,301.34
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Bank Balance	\$44,301.34
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Cleared Transactions

1042 \$ 360,000.00 Colerain Township Repayment of Loan

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-

PLUS: Deposits in Transit

-

-

-

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LESS: Outstanding Checks

Adjusted Bank Balance as of 2/28/2018	\$44,301.34
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Variance between Book Balance and Adjusted Book Balance	\$0.00
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Colerain Township



Community Improvement Corporation

4200 Springdale Rd. | Cincinnati, Ohio 45251 | 513.385.7500

Bank Reconciliation Statement for CIC
as of 1/31/2018

Prepared by Treasurer: Emily Randolph

Book Balance	\$404,301.34
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Bank Balance	\$405,159.34
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Cleared Transactions

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-

-

-

-

PLUS: Deposits in Transit

-

-

-

-

LESS: Outstanding Checks

1041

\$ 858.00 CNA Direct (Insurance Act # 0131978367)

Adjusted Bank Balance as of 1/31/2018	\$404,301.34
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Variance between Book Balance and Adjusted Book Balance	\$0.00
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