

FRANKLIN COUNTY REDEVELOPMENT AUTHORITY

REGULAR MEETING – January 23, 2018
Franklin County Area Development Corporation
1900 Wayne Road, Chambersburg, PA 17202
6:00 PM

MEMBERS/STAFF PRESENT

Patrick Fleagle, John Massimilla, Jeff Shank, Mike Connor, Mike Ross, (Staff), David Mackley (Staff), Andrew Benchoff, (Solicitor)

MEMBERS ABSENT

Mike Hicks

GUESTS PRESENT

None

WELCOME

A quorum being present Chairman Patrick Fleagle called the meeting to order at 6:00 PM and welcomed everyone in attendance.

PUBLIC COMMENT

None

APPROVAL OF MINUTES

The minutes from the meeting of October 24, 2017 were distributed to the Board for review. On a motion by Jeff Shank and a second by John Massimilla the minutes were unanimously approved as presented, PASSED 4-0.

FINANCIAL REPORT January 1, 2018-January 22, 2018

David Mackley provided the Board with a financial reporting detailing account activity from January 1, 2018 to January 22, 2018. Given that the report was the first one of the year, there was zero income to report on the P&L statement. A846 balance sheet was presented that showed \$203,846 of assets. A P&L for calendar year was also provided. The P&L illustrated net income of \$37,695.36 for calendar year 2017. There were two invoices for ratification.

- Kornfield & Benchoff, LLP \$25.00 (Solicitor Fee for FCRDA)
- The Record Herald \$122.20 (2018 Meeting Date Legal Ad)

On a motion by John Massimilla and a second by Mike Connor the financial reports and invoices were unanimously approved as presented, PASSED 4-0.

BUSINESS

a.) Board Reorganization

- Officers of the Authority**-On a motion by Jeff Shank and a second by John Massimilla it was unanimously approved to keep the same officers of the Authority as 2017, PASSED 4-0. The officers are as follows:

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- a. **Chairman-** Patrick E. Fleagle
- b. **Vice Chairman-**Mike Connor
- c. **Treasurer –** Jeff Shank
- d. **Secretary-**John Massimilla

- b. **Solicitor-**Staff presented the Board with an engagement letter from Kornfield and Benchoff, LLP regarding solicitor services for 2018. On a motion by Jeff Shank and a second by John Massimilla the engagement letter was unanimously approved, PASSED 4-0.
- c. **Administrative Contract-**Staff presented a proposal from the Franklin County Area Development Corporation (FCADC) to perform administrative services for 2018. On a motion by John Massimilla and a second by Jeff Shank the administrative contract was unanimously approved, PASSED 4-0.

b.) Staff Updates-Development Updates:

- 1. **Noah's House Lincoln Way East-Chambersburg-** Staff reported that the Franklin County Commissioners approved the contract between with the FCRDA for \$25,000 of Housing Trust Fund proceeds in support of the acquisition of real estate by Noahs House, Inc. Staff presented two action items to the Board for review and ratification.
 - 1. **Resolution to Request Disbursement of Housing Trust Fund Proceeds from the County of Franklin. Resolution 01-18.** On a motion by Mike Connor and a second by Jeff Shank, the resolution was unanimously approved, PASSED 4-0
 - 2. **Ratification of \$25,000 Funding Agreement between FCRDA and Noahs House, Inc.** On a motion by Jeff Shank and a second by Mike Connor, the agreement was unanimously approved, PASSED 4-0. Staff will forward the agreement to officials with Noahs House for their concurrence and execution.
- 2. **Downtown Chambersburg Central Core Parking Plan-**Staff provided the Board with a copy of the recently completed downtown Chambersburg central core parking study. The redevelopment authority could play a role in future parking projects highlighted by the plan.
- 3. **115 S. Main Street, LLC-**Staff advised that the property was purchased by a local downtown developer at the December Judicial sale.

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4. **2017 Audit-** Staff reported that the 2017 Audit with Smith Elliott Kearns is scheduled for January 26th, 2018. Staff is fully prepared for the audit and expects no issues.

c.) Executive Session: Not required

Remarks: Mike Ross advised that the Commonwealth is providing \$1 Million of RACP grant funds to Leg Up Farm, Inc. The RACP funds are in support of the planned construction of a Leg Up facility in the Penn National area. The FCRDA is serving as the project applicant and will receive 1% of the grant funds as its applicant fee. The original application was for \$5 Million, however Leg UP Officials are thrilled with the \$1 Million of support as it will help to jump start other funding avenues.

Adjournment: On a motion by Jeff Shank and a second by John Massimilla the meeting was adjourned at approximately 6:45 PM.

Respectfully submitted,
David Mackley, MPA
RDA Administrative Staff