

FRANKLIN COUNTY REDEVELOPMENT AUTHORITY

REGULAR MEETING – January 28, 2020
Franklin County Area Development Corporation
1900 Wayne Road, Chambersburg, PA 17202
6:00 PM

MEMBERS/STAFF PRESENT

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

MEMBERS ABSENT

Mike Hicks

GUESTS PRESENT

None

WELCOME

Chairman Fleagle called the meeting to order at approximately 6:00 PM and welcomed everyone in attendance.

PUBLIC COMMENT

None

APPROVAL OF MINUTES

The minutes from the meeting of October 22, 2019 were distributed to the Board for review. On a motion by John Massimilla and a second by Jeff Shank the minutes were unanimously approved as presented, PASSED 4-0.

FINANCIAL REPORT January 1, 2019-December 31, 2019

Staff provided the Board with a 2018-2019 profit and loss comparison and a balance sheet through January 27, 2020. The balance sheet illustrated total assets of \$278,579. Staff also provided three invoices for ratification. The invoices include:

- | | |
|-----------------------------|----------|
| • The Record Herald | \$147.10 |
| • Kornfield & Benchoff, LLP | \$208 |
| • SEK CPAs & Advisors | \$1,750 |

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

Business

a.) Board Reorganization

- **Officers:** On a motion by Jeff Shank and a second by Mike Connor it was unanimously approved to maintain the same slate of officers as 2019, PASSED 4-0.

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The officers are, Patrick Fleagle, Chairman, Mike Connor, Vice-Chairman, Jeff Shank, Treasurer, and John Massimilla, Secretary.

- **Solicitor Agreement:** Staff provided a proposal from Kornfield & Benchoff, LLP for legal services. On a motion by John Massimilla and a second by Mike Connor, the proposal was unanimously accepted, PASSED 4-0.
- **Administrative Agreement:** Staff presented a proposal from the Franklin County Area Development Corporation (FCADC) to serve as the administrator of the Authority. On a motion by Jeff Shank and a second by John Massimilla the proposal was unanimously accepted, PASSED 4-0.

b.) Staff Updates-Development Updates:

- **Leg Up Farm RACP:** Staff provided a brief update on the Leg Up Farm RACP grant. Bidding is completed and there is an apparent low bidder for the site work portion of the project. A pre-construction meeting is planned for February 5th. Authority staff will participate in the meeting.
- **2019 Audit:** Staff advised that auditors with SEK CPAs and Advisors conducted the field work portion of the 2019 Audit on January 17th. It is expected that the Audit will be presented to the Board in either March or April.
- **Luminest Community Development:** Staff met with representatives of Luminest Community Development regarding RDA support for any future Luminest affordable housing projects. Officials showed an interest in partnering with the RDA on low interest financing in support of property acquisition and/or construction, etc.
- **Land Bank Ordinance:** Staff will continue to work with County officials regarding the development and implementation of a new Land Bank designation for the RDA. The designation requires the approval of an ordinance. Chairman Fleagle suggested contracting with Chris Gulotta of the Gulotta Group to help facilitate a new ordinance and to assist with any initial projects that result of the land bank designation.

c.) Executive Session: None Required

Remarks: The Board discussed a request by the Chambersburg Council of the Arts regarding the acquisition and renovation of a potential property in downtown Chambersburg. The property would serve as a new location/studio for the council. Staff will meet with representative of the Arts Council to learn more about the potential project.

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Adjournment: On a motion by John Massimilla and a second by Jeff Shank the meeting was adjourned at approximately 6:50 PM.

Respectfully submitted,
David Mackley, MPA
RDA Administrative Staff