

FRANKLIN COUNTY REDEVELOPMENT AUTHORITY

REGULAR MEETING – October 27, 2020

Franklin County Area Development Corporation

1900 Wayne Road, Chambersburg, PA 17202

6:00 PM

Meeting Online via Zoom

MEMBERS/STAFF PRESENT via Zoom

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

MEMBERS ABSENT

None

GUESTS PRESENT

None

WELCOME

Chairman Fleagle called the meeting to order at approximately 6:00 PM and welcomed everyone in attendance. It was noted that due to the continued state-of-emergency for Franklin County, the meeting was held online via *Zoom* online meeting services.

PUBLIC COMMENT

None

APPROVAL OF MINUTES

The minutes from the meeting of June 23, 2020 were distributed to the Board for review. After a correction to the attendance, on a motion by Mike Hicks and a second by Jeff Shank the minutes were unanimously approved as presented, PASSED 5-0.

FINANCIAL REPORT January 1, 2020 to October 27, 2020

Staff provided the Board with a profit and loss statement and a balance sheet through October 27, 2020. The P&L illustrated net income YTD of \$50,000 and the balance sheet illustrated total assets of \$310,027.52. There were no invoices presented for approval. On a motion by Mike Connor and a second by Mike Hicks the financial reports were unanimously approved as presented, PASSED 5-0. Staff reported that several invoices over the course of the previous few months. All the invoices were budgeted expenses.

Business

a.) Staff Updates-Development Updates:

- **Herbruck's Poultry Ranch \$1.5 Million RACP:** Staff reported that bids are being awarded for the site work related to the project. Bids are expected to be awarded the end of October or early November.

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- **Luminest Community Development Project:** Staff reported that Luminest has advised that they will be settling on the RDA loan in the near future. Loan proceeds are being use to acquire the properties at 252-256 S. Main St., in Chambersburg. Staff will work with legal counsel and Luminest officials on a closing.
 - **Leg Up Farm \$1 Million RACP:** Staff reported that site work at the project location is nearing completion. It is expected that draws will be made on the \$1 Million RACP grant in the immediate future and that the project file can be closed in 2021.
- b.) **21 E. Main St.-Interest Only Extension Update:** Staff advised that the interest only agreement with Mainstreet Waynesboro, Inc. for 21 E Main St project loan has expired. Staff is recommending an extension of the agreement for an additional 12 months. The project is moving forward in downtown Waynesboro. On a motion by John Massimilla and a second by Jeff Shank the interest only extension was extended, PASSED 5-0.
- c.) **2021 Operating Budget:** Staff presented a draft 2021 operating budget for the Authority. The budget illustrates proposed income of \$56,250 and expenses of \$10,500 for FY 2021. On a motion by Jeff Shank and a second by Mike Connor the 20201 operating budget was unanimously approved as presented, PASSED 5-0.
- d.) **Member Term Expiration:** Staff advised that term of Authority member, Mike Connor is set to expire on December 31, 2020. Mr. Connor advised he would be willing to serve an additional term. Staff will make the appropriate arrangements.
- e.) **2021 Meeting Schedule:** Staff presented the Board with a listing of 2021 meeting dates. On a motion by John Massimilla and a second by Mike Connor the 2021 meeting dates were approved as presented. Staff will make arrangements to have the dates appropriately advertised.
- f.) **Executive Session:** None Required

Remarks: Chairman Fleagle requested that staff send letters to all municipalities within the County regarding services available from the Authority. Staff will issue the letters in early 2021.

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

Respectfully submitted,
David Mackley, MPA
RDA Administrative Staff