

FRANKLIN COUNTY REDEVELOPMENT AUTHORITY

REGULAR MEETING – December 7, 2021
Franklin County Area Development Corporation
1900 Wayne Road, Chambersburg, PA 17202
6:00 PM

MEMBERS/STAFF PRESENT via Zoom

Patrick Fleagle, Jeff Shank, John Massimilla, Mike Hicks, 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.

PUBLIC COMMENT

None

APPROVAL OF MINUTES

The minutes from the meeting of October 26, 2021 were distributed to the Board for review. On a motion by Jeff Shank and a second by Mike Hicks the minutes were unanimously approved as presented, PASSED 4-0.

FINANCIAL REPORT January 1, 2021 to December 6, 2021

Staff provided the Board with a profit and loss statement and a balance sheet through December 6, 2021. The reports illustrated net income of \$42,087 and assets of \$352,104. Two invoices were presented for ratification. The invoices include:

- Kornfield and Benchoff \$130 and \$182
- FCADC \$600

On a motion by John Massimilla and a second by Jeff Shank the financials, and the invoices were unanimously approved, PASSED 4-0.

Business

a.) Luminest Community Development

- **Interest only extension ratification** – On a motion by Mike Hicks and a second by John Massimilla, a request to extend interest only payments to Luminest Community Development for an additional 12-monhts was unanimously approved, PASSED 4-0.

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b.) Borough of Chambersburg Southgate Mall Redevelopment

- **265 Water Street, Chambersburg**-Solicitor Benchoff presented a request from the Borough of Chambersburg for the RDA to complete an ownership questionnaire for a Phase I environmental site assessment for the property at 265 Water Street. However, the current RDA is not the owner of record. A previous RDA, believed to now be defunct, is listed as the owner of record. Benchoff suggested that the Board direct staff to answer “unknown” on the questionnaire and he will draft a letter to the Borough explaining the situation. A possible outcome could be the development of a Quit Claim Deed. On a motion by Mike Hicks and a second by John Massimilla the recommendation of the solicitor was approved, PASSED 4-0.

c.) Executive Session: Not required

Remarks: Staff advised that they reached out to representatives with Habitat for Humanity regarding potential partnering opportunities in 2022. Staff also encouraged Board members to be thinking of candidates to fill the unexpired term of Mike Connor.

Adjournment: On a motion by Jeff Shank and a second by John Massimilla the meeting was adjourned at approximately 6:30 PM.

Respectfully submitted,
David Mackley, MPA
RDA Administrative Staff