

FRANKLIN COUNTY REDEVELOPMENT AUTHORITY

REGULAR MEETING – January 24, 2023
Franklin County Area Development Corporation
1900 Wayne Road, Chambersburg, PA 17202
6:00 PM

MEMBERS/STAFF PRESENT

Jeff Shank, Patrick Fleagle, John Massimilla, Mike Hicks, Scott Bert, 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. He introduced the newest member of the Authority Board, Scott Bert.

PUBLIC COMMENT

No public comment

APPROVAL OF MINUTES

The minutes from the meeting of October 25, 2022 were distributed to the Board for review. 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, 2022 to December 31, 2022

Staff provided the Board with a profit and loss statement and a balance sheet for the calendar year 2022. The reports highlighted annual net income of \$6,932 and total assets of \$358,918. Additionally, two invoices were presented for ratification. The invoices included:

- Kornfield and Benchoff, LLP \$27.00
- FCADC \$600.00

On a motion by John Massimilla and a second by Jeff Shank the financials, and the invoices were unanimously approved, PASSED 5-0.

BUSINESS

a. Board Reorganization

- Officers: The first meeting of the year is the traditional Board reorganization meeting. On a motion by Jeff Shank and a second by Mike Hicks the Board voted to maintain the same slate of officers in 2023 as in 2022, PASSED 5-0.

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The officers are:

Patrick Fleagle	Chairman
Mike Hicks	Vice-Chairman
Jeff Shank	Treasurer
John Massimilla	Secretary

- **Solicitor Agreement:** Solicitor Benchoff provided the Board with a breakdown of solicitor fees for 2023. On a motion by John Massimilla and a second by Mike Hicks, the solicitor agreement was unanimously approved, PASSED 5-0.
 - **Administrative Agreement:** The FCADC presented a proposal to the RDA Board to serve as the administrative agent for the Authority. The monthly rate for the FCADC is \$200. On a motion by Jeff Shank and a second by John Massimilla, the proposal was unanimously approved, PASSED 5-0.
- b. Staff Updates-Development Updates**
- **MSW, Inc. Interest Only Extension Request, March 2023** – Staff provided the Board with a request from Mainstreet Waynesboro, Inc. to extend interest only payments for an additional 12-months. The current 24-month interest only agreement will expire end of March. On a motion by John Massimilla and a second by Mike Hicks the request was unanimously approved, PASSED 5-0.
 - **2022 Audit:** Staff advised that the 2022 financial audit is underway and is actually nearly complete. It is expected that the report will be available in March.
 - **Whole Home Repairs Program:** Staff provided the Board with information on a new Commonwealth grant/loan program for energy efficiency upgrades to residential properties. Franklin County is inline to receive an allocation from the Commonwealth (via Covid relief) to support the program. The County is looking for partners to help administer a potential local program. After some discussion, the Board took no formal action, however staff was instructed to work together with the County on applying for the funds and collaborating with other non-profits to facilitate the program.
 - **Orchards Restaurant RACP \$1.5 Million:** The RDA was asked to serve as the applicant and grantee for a \$1.5 Million RACP grant in support of the expansion of the Orchards Restaurant and the Costa Academy. On a motion by Jeff Shank and a second by Scott Bert the request was unanimously approved, PASSED 5-0.

c. Executive Session – None Required

Remarks: None

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Adjournment: On a motion by Jeff Shank and a second by John Massimilla the meeting was adjourned at approximately 7:15 PM.

Respectfully submitted,
David Mackley, MPA
RDA Administrative Staff