

City of Montgomery
Community Improvement Corporation
Annual Meeting of the Board of Trustees
March 4, 2020

Present

Present

Brian Riblet, City Manager
Terry Donnellon, Law Director
John Crowell, Police Chief
Katie Smiddy, Finance Director
Paul Wright, Fire Chief
Matthew Vanderhorst, Community and Information Services Director
Faith Lynch, Community Engagement Coordinator
Connie Gaylor, Clerk of Council

Board of Trustees

Lee Ann Bissmeyer, President
Mike Cappel
Chris Dobrozi
Gerri Harbison
Craig Margolis
Lynda Roesch
Ken Suer

President Bissmeyer called the meeting of the Trustees of the Community Improvement Corporation (CIC) to order at 6:45 p.m. at Montgomery City Hall.

Minutes

Mr. Cappel moved to approve the minutes from the February 5, 2020 Meeting of the Members and the February 5, 2020 Meeting of the Trustees. Mr. Margolis seconded. The minutes were unanimously approved.

New Business

Amendment of the 1985 Agreement and Plan between the City and the MCIC and Approval of Purchase Agreement with the City for the Driver Property

Mr. Donnellon explained the Plan or Agreement adopted by the City and the MCIC in 1985 has not been updated to be consistent with R.C. § 1724.10. He stated that previously, the Board and the Council authorized transfer of the real property from the City to the MCIC, and by motion each side waived the right to require the property be appraised and purchased by the MCIC as the funds for such purchase would only be available from the City.

Mr. Donnellon added that to properly align the Plan or Agreement with the statute, the Resolution authorizes Article III, Paragraph 1 to be amended to incorporate this statutory language mirroring the statute. Particularly with future transfers outlined in the Development Agreement for Stage 2.

Mr. Donnellon explained that the second part of this Resolution confirms the terms under the Development Agreement for the City to acquire the Driver Property, consolidate the Driver Property, transfer it to the MCIC, the MCIC to then subdivide the Property and complete the sale consistent with the terms of the Development Agreement. At that time the MCIC will also transfer property back to the City as subdivided, which parcel may be necessary for the public improvements. The Resolution eliminates all transfer questions and set the process for later transfers.

Mr. Donnellon stated the MCIC is asked to approve the Resolution and that similar steps will be taken with the City Council once the consolidated parcels are available to then affirm the same transaction back to MCIC. Thereafter, the Property will be subdivided by the MCIC as the sale process begins this summer to the Development Team.

Mr. Dobrozi stated that he would be recusing himself from the vote. He reminded everyone that although he has no ownership interest in Neyer Properties, Inc. nor any in the limited liability companies in partnership to develop the Montgomery Quarter, he will continue to recuse himself from discussion and abstain from voting upon legislation related to the Montgomery Quarter project.

Mr. Cappel moved to accept the Resolution and the Purchase Agreement as explained. Mr. Margolis seconded. All Trustees unanimously agreed.

Old Business

There was no old business to discuss.

Other Business

President Bissmeyer asked if there was any further business to discuss. There being none, she asked for a motion to adjourn.

Mr. Cappel moved to adjourn. Mr. Margolis seconded. The meeting was adjourned at 6:49 p.m.



Secretary/Treasurer

7.24.2020

Date