

City of Montgomery
Community Improvement Corporation
Annual Meeting of the Board of Trustee
February 5, 2020

Present

Brian Riblet, City Manager
Terry Donnellon, Law Director
John Crowell, Police Chief
Gary Heitkamp, Public Works Director
Tracy Roblero, Asst. City Manager/Acting Comm. Dev. Dir.
Katie Smiddy, Finance Director
Paul Wright, Fire Chief
Faith Lynch, Community Engagement Coordinator
Connie Gaylor, Clerk of Council

Board of Trustees Present

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

President Margolis called the meeting of the Trustees of the Community Improvement Corporation (CIC) to order at 6:48 p.m. at Montgomery City Hall.

Organization

President Margolis explained that each year the CIC was required to hold an election of officers according to its By-Laws. President Margolis called for nominations of officers and at such time stated that he declined to be appointed as President of the CIC for another year.

Mr. Suer moved to appoint Mrs. Bissmeyer as President. Mr. Cappel seconded. The Trustees unanimously agreed.

Mrs. Bissmeyer nominated Mr. Cappel as Vice-President. Mrs. Suer seconded. The trustees unanimously agreed.

Mr. Suer nominated Ms. Roesch as Secretary/Treasurer. Mr. Cappel seconded. The Trustees unanimously agreed.

The following Officers were nominated and unanimously elected:

President	Lee Ann Bissmeyer
Vice President	Mike Cappel
Secretary/Treasurer	Lynda Roesch

Minutes

Mr. Cappel moved to approve the minutes from the January 22, 2020 Trustee meeting. Mr. Margolis seconded. The minutes were unanimously approved.

New Business

Acceptance of Financial Statement

Ms. Smiddy reviewed the following 2019 financial statements and corporation tax return for the Montgomery Community Improvement Corporation:

- The Statement of Net Position reflects that the corporation had \$37,715 in an interest-bearing demand deposit account at Fifth Third Bank as of December 31, 2019.
- The Statement of Financial Activity reflects interest income of \$212, Grants awarded of \$7,706, and professional fees paid in the amount of \$36,000 for the year ended December 31, 2019.

- The Statement of Cash Flows reflects the corporation reduced its cash position from \$133,624 in 2018 to 81,209 in 2019 as a result of expenses associated with grants awarded and professional fees.

Mr. Cappel moved to accept the Statement of Financial Position for 2019, the Statement of Financial Activity and the Statement of Cash Flows. Mr. Suer seconded. The Trustees unanimously agreed.

Review of Corporation's Tax Return for 2019

Ms. Smiddy informed the Trustees that this year a 990EZ Corporation Tax Return was filed, which is different than in prior years due to revenues in the CIC being under \$2,000,000.

Mr. Cappel moved to accept the 990EZ Corporation Tax Return for 2019. Mr. Suer seconded. The Trustees unanimously accepted the 990EZ Corporation Tax Return for 2019.

Historic Preservation Matching Grant for the Cameron Feintheil House

Ms. Roblero explained to the Trustees that it is requested that the Montgomery Community Improvement Corporation consider an application for a historic preservation matching grant from Kerry and Bradley Hull to repair the box gutters on the Cameron Feintheil House located at 7893 Cooper Road.

Ms. Roblero explained that the Cameron-Feintheil house, as currently configured, dates to around 1892, when Isaac Cameron either remodeled the previous house or built an entirely new house. The home was owned by the Feintheil family for many years before being purchased and renovated by Fred and Marty Miles in 2007. The current owners purchased the property in 2015 and have continued making improvements to the home and property. The proposal is to repair the existing box gutters in order to maintain the architectural integrity of the home. The box gutters are in severe disrepair in some locations and the contractor would make repairs as well as install new liners in order to extend the life of the gutters.

Ms. Roblero stated that the financial impact will be \$9,493.50, which is fifty percent of the total quote provided by Deer Park Roofing.

Ms. Roblero added that the Landmarks Commission recommended that applications which do not require Commission approval should not need to come before the Commission for a recommendation on the Historic Preservation Matching Grant. Therefore, the program was modified to allow for applications for the Historic Preservation Matching Grant which are approvable by Staff to go directly to the Montgomery Community Improvement Corporation for consideration. The application does not require Landmarks Commission approval and therefore, Staff approved the application for a Certificate of Approval.

Mr. Margolis asked the applicant, Mr. Bradley Hull, how difficult was to find a contractor to perform the work on the historic home.

Mr. Hull replied that he was able to find three contractors that did that kind of work but only two would respond to his call.

The Trustees thanked Mr. Hull for his investment into the landmark home as they understood repairs and improvements could be quite costly.

Mr. Cappel made a motion to approve the grant request. Mr. Dobrozi seconded. The 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 6:55 p.m.



Secretary/Treasurer

3.4.2020

Date