

# MINUTES

## Greene County Industrial Development Authority Board Meeting

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| February 26<sup>th</sup> 2019 | 9:00 AM |

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### In Attendance

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Joe Simatic, Chairman

Mike Belding, Vice Chairman

Sheila Stewart, Treasurer

Denny McIntire, Secretary

Ernie DeHaas, Solicitor

Emily Luckey, GCIDA Associate

Member of the Public

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### Reorganization/Personnel

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Ernie DeHaas announces the first order of business is to reelect officers. At this time I am accepting nominations for the office of chairman.

Nomination: Sheila Stewart nominates Joe Simatic

Second: Mike Belding

Ernie DeHaas asks if there are any other nominations. There are none.

All in Favor.

Ernie DeHaas asks for nominations of Vice Chair.

Nomination: Joe Simatic nominates Mike Belding

Second: Sheila Stewart

Ernie DeHaas asks if there are any other nominations. There are none.

All in Favor.

Ernie DeHaas asks for nominations for the office of Treasurer.

Nomination: Joe Simatic nominates Sheila Stewart

Second: Mike Belding

Ernie DeHaas asks if there are any other nominations. There are none.

All in Favor.

Ernie DeHaas asks for nominations for the office of Secretary.

Nomination: Sheila Stewart nominates Denny McIntire

Second: Mike Belding

Ernie DeHaas asks if there are any other nominations. There are none.

All in Favor.

Ernie DeHaas asks for nominations of Assistant Secretary/Treasurer.

Nomination: Sheila Stewart nominates Jason Neighbors

Second: Mike Belding

Sheila Stewart wanted to say for the record that her term is up and she would stay on but in the event that they find a replacement for her she would be stepping off the board.

Ernie DeHaas turns the meeting over to the Chairman Joe Simatic.

Joe Simatic asks for a motion to rehire Ernie DeHaas as our solicitor at the same salary.

Motion: Mike Belding

Second: Denny McIntire

All in Favor.

Joe Simatic asks for a motion for depository banking at First National and also Community Bank.

Motion to remain with the two banking institutions that we have: Mike Belding

Second: Denny McIntire

All in Favor.

Sheila Stewart abstained from the vote.

Joe Simatic states that the next order of business is pick the meeting date and time for the upcoming meetings.

Motion to approve the dates and times of the three quarterly GCIDA Board Meetings on April 9<sup>th</sup>, July 9<sup>th</sup>, and October 9<sup>th</sup> at 9:00AM in the Second Floor Conference Room with funding for advertising the announcement: Sheila Stewart

Second: Mike Belding

All in Favor.

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## Approval of Minutes

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Motion to Approve Minutes from December 18<sup>th</sup> Meeting: Mike Belding

Second: Sheila Stewart

All in Favor.

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## Approval of Checks for Payment

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Bank-A-Count → \$37.51

Observer Reporter → \$83.91  
Observer Reporter → \$137.22  
CBC Innovis → \$20.98  
DeHaas Law → \$817.00  
DeHaas Law (RLF) → \$479.00  
Rumble Trucking (RLF) → \$44.37  
Langan (USEPA Grant) → \$35,209.00

Emily Luckey goes over the checks for approval. She explains that Langan has sent us three invoices for \$35,209 and that will come out of the US EPA Grant Fund. Sheila asked what these invoices were for. Emily explains that they created a site inventory list with over 90 properties on the list that they came to Greene County and put together this list for potential sites for the Brownfields Grant. Langan said that the first batch of invoices will be the largest sum and amounts will start to taper off. Discussion takes place about the payment process through the US EPA Grant.

Motion to approve the eight checks as they were discussed: Mike Belding

Second: Sheila Stewart

All in Favor.

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## Treasurers Report

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Emily Luckey goes over the Balance Sheet and the Profit and Loss reports she explains that she got the SIP account taken care of from what Cypher and Cypher had told her to key those in as. Sheila asks Ernie since the SIPs are grants that they should be on there as receivables. Emily explains that Cypher and Cypher said to set the accounts up as Receivables and then they go under Allowance for Doubtful Accounts.

Motion to approve the Treasurers Report: Sheila Stewart

Second: Mike Belding

All in Favor.

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## New Business (Voting)

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**Cypher and Cypher Audit** → Emily states that she did the results back from the 2017 audit from Cypher and Cypher, she said they could not be here today to present it but if there were any questions, she could get them over to Cypher and Cypher to have them answered. Joe suggests that they do not vote on the audit today so they can review and if there are any questions to please get them to Emily before the next meeting so they can be answered. Emily also stated that she asked for a price but did not receive that so she will try and have that for them at the next meeting.

**Revolving Loan Applications →** Adam Lewis Trucking asking for a \$39,000 loan for 4 years at 5.5%. Adam currently has one other existing loan for \$10,777.35. The committee unanimously approved and his request met all GCIDA Revolving Loan Guidelines. Discussion takes place on the loan request.

Motion to approve the loan request: Mike Belding

Second: Denny McIntire

All in Favor.

Sheila abstained from the vote.

### **SIP Applications →**

Emily recaps about the SIP Program for the board members.

Adamson Pottery Works → requesting \$50,000 for code compliance updates and also infrastructure improvements inside. The Committee unanimously determined that it fit under the SIP Guidelines and was less than 90% of the total project costs, they recommended that the IDA approve the amount requested after clarifying the number of current employees and employees that will be added if these funds are received. Ms. Adamson replied that she currently has one full time employee contracted and will be adding 4 full time employee positions at 1.5 times over minimum wage if the SIP Funds are received.

Motion to Approve Adamson's Pottery request for \$50,000: Mike Belding

Second: Sheila Stewart

All in Favor.

Ricco DQ Holdings → requesting \$45,000 for the installation of a storm water system. The Committee unanimously determined that it fit under the SIP Guidelines and recommend that the IDA approve the amount requested

Motion to Approve:

Second:

All in Favor.

**We have \$14,700 left in the SIP Account after these two have been approved. We have another request for \$39,000 but cannot be finalized until we receive more money in our account.**

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### **Old Business (Updates)**

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**Pat's Pub Revolving Loan →** Discussion takes place between the IDA Board and the current business owner about the previous loan and current lien.

The Board goes into an Executive Session.

Motion that the IDA board forgo the balance on the lien that was subject to the property of Pat's Pub however if the current owner applies and is granted a SIP Grant that they would ask for a \$50,000 mortgage to be placed on the building until the grant is paid back and the motion authorizes the satisfaction of the existing \$37,450.50 mortgage on the property: Sheila Stewart

Second: Mike Belding

All in Favor.

Motion to recommend to the County to have Emily Luckey elevated to director status, for accomplishing probationary period and that her title be changed to director with pay accordingly: Mike Belding

Second: Sheila Stewart

All in Favor.

**Waynesburg Investment Group Update** – Currently we have disbursed \$26,569.59. Got the approval from the solicitor to cut the last check for a total of \$730.41; all of the SIP funds for this project have been disbursed after this check is distributed. Emily said that she will set up a meeting to go down and check on the progress of the project. Discussion takes place on the process of the SIP.

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[Next Quarterly Meeting →](#)

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April 9<sup>th</sup>, 2019 | 9:00 AM Second Floor Conference Room in the Greene County Office Building

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[Adjournment](#)

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**Motion to Adjourn:** Sheila Stewart

**Second:** Mike Belding

**All in Favor.**