

Delaware County Finance Authority
Regular Meeting
April 12, 2023

Call to Order

The Meeting was called to order at 5:04 PM

Roll Call

Bill Bishop, Chair
Kent Shafer, Vice-Chair
Frank Reinhard, Treasurer
Franz Geiger, Secretary
John Comerford (via Zoom)
Angel Mumma

Absent:

Mike Frommer

County Staff:

Tyler Lane
Monica Conners
Commissioner Benton
Commissioner Lewis
Mike Ringle
Sarah Dinovo

Contracted Services:

Chris Connelly, Taft Stettinius & Hollister LLP (via Zoom)
Andrew Brossart, Bradley Payne Advisors
Jason Carr, Wilson, Shannon & Snow, Inc.
Mike Bernth, Formerly of Bradley Payne Advisors
Nate Green, Montrose Group

Swearing in of Director Angel Mumma, Jeff Benton, County Commissioner

County's Economic Development Report (Monica Conners):

Strategic Relationships:

- 8 events
- 3 speaking engagements (Township Association, Kiwanis Club, Delaware Area Chamber)
- 3 existing business meetings (Greif, Desenio, Sam Dong)

Economic Development updates:

Participating in 4 planning efforts – City of Delaware, Sunbury, Regional Housing Coalition, Regional Alliance for Digital Equity

County is leading a Real Estate Roundtable as part of our engagement with Montrose Group. Columbus, Delaware, Dublin, Powell, Sunbury and Westerville, County and DCFA will present to a group of Real Estate Brokers either May 16th or 17th. (Tyler can represent DCFA or a board member.)

Airport Authority RFP kicked off April 12th

County Strat Plan provider will be presented to Commissioners next week – DCFA will be part of stakeholder engagement. Feedback on how you would like to be represented (1-2 individuals or as a group.)

BBP – Sabatino Project progressing. Meetings held concerning County TIF, CRA and infrastructure

WIKA – German Automotive Supplier grand opening April 21st. Bill Bishop invited from DCFA.

Working on Township Townhall Program. Melissa Schiffel from County Prosecutor’s office is assisting. Have met with 6 townships individually so far.

Working on a County wide workforce development initiative. Met with Bob Anderson to discuss convening a group to discuss strategies in advance of Strategic Planning stakeholder engagement.

24 - One Columbus Site Selection Projects for 2023.

DCFA tactics for 2023

Continue to examine Bond Fund Projects and promote DCFA services to the real estate community.

Dr. Comerford recommended a tour of New Albany – Dick Roggenkamp has committed to provide the tour. We just need to provide him with some dates.

JLL will present findings update in May 2023 meeting.

Secretary’s report:

Mr. Geiger reported that he had no changes to the minutes of the regular meeting on March 8th or special meeting on March 15th. A motion was made by Mr. Geiger, seconded by Mr. Shafer to approve the minutes of both meetings. The roll call vote was as follows:

Mr. Bishop	Aye
Mr. Shafer	Aye
Mr. Reinhard	Aye
Mr. Geiger	Aye
Mr. Frommer	Absent
Mr. Comerford	Aye
Ms. Mumma	Abstain

Review and Acceptance of Committee Reports:

The Development and Finance Committee did not meet in March.

Treasurer's Report:

Mr. Reinhard went over the check register and to requested that a stop payment be put on a check that was made out in 2022 (\$390.00).

A motion was made by Ms. Mumma, seconded by Mr. Geiger to approve the Treasurer's Report. The roll call vote was as follows:

Mr. Bishop	Aye
Mr. Shafer	Absent (stepped out of the meeting for a moment)
Mr. Reinhard	Aye
Mr. Geiger	Aye
Mr. Frommer	Absent
Mr. Comerford	Aye
Ms. Mumma	Aye

New Business:

Resolution Number 23-005 Lawn Care Services: Mr. Lane reminded everyone of who Zigzag Mowing was and the property site where the mowing occurs. Ms. Mumma made a motion to approve Resolution No. 23-005, the motion was seconded by Mr. Reinhard. The roll call vote was as follows:

Mr. Bishop	Aye
Mr. Shafer	Absent (stepped out of the meeting for a moment)
Mr. Reinhard	Aye
Mr. Geiger	Absent (stepped out of the meeting for a moment)
Mr. Frommer	Absent
Mr. Comerford	Aye
Ms. Mumma	Aye

Mr. Lane went over the CORSA insurance rates for 2023.

Recessed at 5:28 PM/Reconvened at 5:31 PM

Port Authority Powers Presentation (Nate Green, Montrose Group)

Mr. Green went over the PowerPoint presentation he prepared (available upon request).

Recessed at 6:00/Reconvened at 6:16 PM

Bond Fund Training (Andrew Brossart, Bradley Payne):

Mr. Brossart went over the PowerPoint presentation he prepared (available upon request).

Project Updates:

Q1 Summary: Year to Year Comparison from last year. The DCFA did not have active in sales tax exemption closures in 2022, this year there have been three to date. The Bond Fund has three projects currently in the pipeline for 2023.

Pipeline report:

Addison Farm and Mills on Flax are possible bond fund deals in the works. TCC/Delaware (commercial), Champion (multi-family) and Redwood (multi-family) are possible sales tax exemption projects.

Closed Session

Mr. Shafer moved to enter into Closed Session pursuant to ORC§4582.58 to discuss current contracts, upcoming projects, and other proprietary information which may include marketing plans; specific business strategy; production techniques and trade secrets; financial projections; and financial statements, with no business of the DCFA being transacted, no motions made, nor any decisions made. Mr. Reinhard seconded the motion. The roll call vote was as follows:

Mr. Bishop	Aye
Mr. Shafer	Aye
Mr. Reinhard	Aye
Mr. Geiger	Aye
Mr. Frommer	Absent
Mr. Comerford	Aye
Ms. Mumma	Aye

The Board entered closed session at 6:58 p.m.

The meeting was adjourned at 7:34 PM with a motion from Reinhard, seconded by Mr. Geiger.