

CITY OF FLAT ROCK
TAX INCREMENT FINANCE AUTHORITY (TIFA)
Minutes

Thursday, August 28, 2018, at 4:00 p.m.
City Hall - Conference Room A

1. MEETING CALLED TO ORDER: 5:08 p.m.

ROLL CALL OF MEMBERS: Tom Havera, Vice-Chairman; William Neal: Michael Whalls; Brian Marciniak, Secretary/Treasurer.

Motion by William Neal, supported by Brian Marciniak to excuse the absence of John Fiorelli, Chairman for the Meeting of August 28, 2018. Motion carried unanimously.

ALSO PRESENT: David Grunow – City Attorney; Elizabeth Hendley – Economic Development Director; Russ Wittman – City Engineer.

2. APPROVAL OF MINUTES:

Motion by William Neal, supported by Michael Whalls to approve the Special Meeting minutes of July 24, 2018. Motion carried unanimously.

3. CITIZENS TO BE HEARD: None

4. MEMBER'S REPORTS: Tom Havera and Michael Whalls spoke with Rodney Wade concerning the needs of the Flat Rock Community Center. Mr Wade stated that the area which needs updating or replacement the most is the weight lifting equipment which would cost approximately \$110,000.

5. GENERAL DISCUSSION:

- a. Elizabeth Hendley, Economic Development Director – The MEDA, which promotes commerce in industrial parks contacted Ms. Hendley concerning certification of the industrial park in Flat Rock. The cost is \$500 the first year and \$275 for subsequent years. Ms. Hendley listed several benefits as described by the MEDA literature. Ms. Hendley will request a presentation from MEDA at a future meeting. Ms. Hendley also report that Dominic Gaglio is still interested in purchase the City property on Hall Road and is in negotiations with other properties in the area and will contact the City at a later date to hopefully finalize the purchase.
- b. Russ Wittman, City Engineer – Reviewed cost estimates for various projects throughout the TIFA District including Hall Road repairs (\$265,000), Gateway Boulevard entrance (\$140,000) and the parking lot at Flat Rock Community Center (\$75,000). Motion by William Neal, supported by Michael Whalls to approve CE Raines Company to prepare bids for Gateway Boulevard entrance and a 2/3 portion of Hall Road repairs as well as Flat Rock Community Center parking lot replacement. Motion carried unanimously.
- c. FRCC Property next to Manheim – Boundary lines have been hatched on the parking lot at Manheim in order to visualize the property. Brian Marciniak will contact Manheim to discuss any interest in splitting the eastern portion of the property between Manheim and FRCC.
- d. Gateway Boulevard Clean-up and Landscaping Proposal – Motion by William Neal, support by Tom Havera to approve proposal from G.L.C Lawn and Landscaping for \$8,150.74.

SCHEDULED MEETINGS: Monthly at 5:00 p.m. – 4th Tuesday

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(continued)

6. FINANCIAL ITEMS:

- a. Reviewed Current Monthly Financial Reports.
- b. Motion by William Neal, supported by Tom Havera to approve the following payments:
 - \$796.84 – G.L.C. Landscaping (July 2018)
 - \$361,758.75 – US Bank (Bond Payment – Principal and Interest)
 - \$385,301.26 – US Bank (Bond Payment – Principal and Interest)
 - \$117,725.00 – The Huntington National Bank (Bond Payment – Principal and Interest)
 - \$25,845.13 – City of Flat Rock (Reimbursement for July – August 2018)

Motion carried unanimously.


7. NEW BUSINESS: None

8. CORRESPONDENCE and MISCELLANEOUS ITEMS: None

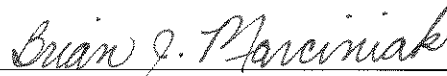
9. ADJOURNMENT:

Motion by William Neal, supported by Tom Havera to adjourn the meeting at 6:02 p.m. Motion carried unanimously.

Date Approved: 09-25-2018



Tom Havera – Vice-Chairman



Brian J. Marciniak, CPA – Secretary/Treasurer

SCHEDULED MEETINGS: Monthly at 5:00 p.m. – 4th Tuesday