



**City of Powell, Ohio**  
Community Improvement Corporation  
47 Hall Street, Powell, Ohio 43065  
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## MINUTES

### Powell Community Improvement Corporation

Wednesday, March 1, 2017

6:00 pm

City of Powell Municipal  
Building

47 Hall Street

#### **Call to Order / Roll Call**

The meeting was called to order at 6:00pm by President Jim Hrivnak. Other Board members present included Don Emerick, Mike Linehan, David Betz and Dick Brahm. Law Director Gene Hollins was also present. Also present was Grant Meloun, Esq., Building Controls Ltd.

#### **Approval of Minutes – January 31, 2017**

The Minutes of the January 31, 2017 meeting were reviewed and approved by acclamation.

#### **Report of the President or Other Officers**

No report.

#### **Report of the Treasurer – January 2017 Report**

The Treasurer's Report for January 2017 was reviewed. Motion by Emerick to approve the report. Seconded by Brahm. All were in favor of the motion: 5-Y; 0-N.

#### **Report of the Committees – No Committees**

No report.

#### **New Business**

##### **a. Proposed Incentive Agreement – Building Control Integrators, LLC**

David Betz introduced Grant Meloun. Mr. Betz indicated he has been working with Grant to bring Building Controls Integrators into Powell. He said they are a steadily growing company and a very fine replacement for the old Aeroflex building at 383 N. Liberty Street. They will bring in 46 new jobs and grow 4 to 5 new employees per year over the next 5 years. The proposed Agreement will be similar to the previous Agreements we have approved: 5 years with 33% of the income tax generated and increased going

back to the company as an offset payment. Mr. Betz moved to enter into an Agreement with Building Controls Integrated, 383 North Liberty Street, as explained. Don Emerick seconded the motion. All were in favor: 5-Y; 0-N. Mr. Hollins agreed to draft the Agreement for implementation beginning in Tax Year 2018.

**b. City/CIC Agreement on Utilities – 44 N. Liberty St.**

The Board discussed reimbursing the City with regard to the utility charges for the 44 North Liberty Street building. The Board decided that it would be best to go ahead and reimburse the City for the last year. Motion by Hrivnak, to approve. The motion was seconded by Mike Linehan. The motion was approved: 5-Y; 0-N.

**c. Testimonial Video for Website**

Filming of this testimonial is scheduled and should be up on the web site by the next meeting.

**d. City Council Presentation**

Jim Hrivnak mentioned he and David Betz still need to get this done.

**Other Business (No Updates)**

- a. Business Development Efforts with Chamber – Status
- b. Economic Development Plan Update
- c. The 44 Furniture and Fixture Inventory Update

**Adjourn – Schedule Next Meeting – TBT**

The next meeting was scheduled for Wednesday April 5, 2017 at 6pm.