



City of Powell, Ohio
Community Improvement Corporation
47 Hall Street, Powell, Ohio 43065
(614) 885-5380 Telephone
(614) 885-5339 Fax

MINUTES

Powell Community Improvement Corporation

Wednesday March 6, 2019

6:00 pm

City of Powell
47 Hall Street
Council Chambers

Call to Order / Roll Call

The meeting was called to order by President Jim Hrivnak. Other members present included Don Emerick, Mike Linehan and David Betz. Brian Lorenz arrived at 6:20 pm. Others present included Gene Hollins and Karla Woolley.

Approval of Minutes – January 22, 2019

Don Emerick made a motion to approve the minutes. Mike Linehan seconded the motion. Vote: 4-Y; 0-N. Motion approved.

Report of the President or Other Officers

No reports.

Report of the Treasurer – December 2018 Report 2019 Budget Discussion

Treasurer Mike Linehan mentioned that the December report is now consolidated with the bank statement as is correct. The January report was reviewed and Mike mentioned that the report also reflects the 2019 budget. After discussion, Don Emerick made a motion to approve the January report including the 2019 budget. Jim Hrivnak seconded the motion. Motion approved. 4-Y; 0-N.

Report of the Committees – No Committees

No reports.

New Business

a. The 44 Building Discussion – Proposed Chamber of Commerce License
Jim Hrivnak mentioned that the current proposed Sub-Lease agreement is almost complete and there may be some minor revisions needed. All of the utilities and insurance issues have been solved. The Chamber would like to move in sometime after April 1. Motion by Mr. Betz to approve a Sub Lease for the Powell Area Chamber of Commerce for the 44 property which is substantially similar to the lease we reviewed tonight subject to approval by the Law Director. The motion was seconded by Mike Linehan. Motion approved, 5-Y; 0-N.

b. The 44 Carpet Replacement

Mr. Betz said he is receiving quotes for the replacement of all of the carpet at the 44 building as the Board has negotiated with the Chamber that the replacement is necessary. He indicated that it will cost anywhere from \$8900 to \$9500, therefore he recommends approval of up to \$9500. Motion by Mr. Betz to amend the budget to add carpet replacement in the amount of \$9500 at the 44 Building and approve the expense up to that amount. The motion was seconded by Brian Lorenz. The motion was approved, 5-Y, 0-N.

c. Income Tax Survey Proposal – Saperstein Associates

Mr. Hrivnak said that he has spoken to several City Council members about the next steps the City will take to get an income tax or other funding mechanism back on the ballot. Brian Lorenz mentioned that the City will not be conducting another resident survey in the next year, however he felt it important that the people be asked about what they may support. Motion by Don Emerick to amend the budget to reflect the addition of \$12,200 for the Saperstein Survey proposal and authorize the President to enter into an Agreement with them to perform the work. The motion was seconded by Brian Lorenz. The motion was approved, 5-Y; 0-N. Mr. Lorenz made a motion to enter into an agreement with Saperstein and Associates to conduct the survey per the proposal. Seconded by David Betz. The motion was approved, 5-Y; 0-N.

Other Business

a. City of Powell Market Analysis and Strategic Business Plan – Invoice
David Betz mentioned that Vogt Strategic Insights has finished their contract and report and they provided a community presentation that was well received. The invoice has been submitted and the Board needs to approve paying our portion (60%) as agreed to with the City. Motion by Jim Hrivnak to approve payment of the invoice in the amount of \$16,500 and to adjust the budget accordingly as there was no additional contingency fee asked for. The motion was seconded by Mike Linehan. The motion was approved, 5-Y; 0-N.

b. Business Development Efforts with Chamber – Status
No update.

Adjourn – Schedule Next Meeting – TBT