

MONTGOMERY COUNTY INDUSTRIAL DEVELOPMENT AGENCY
Meeting Minutes
April 22, 2010

MEMBERS PRESENT:

William Hisert Chair
Eugene Richards, Vice chair
Robert Hoefs, Treasurer
Charles Schwartz, Member
Daniel Wilson, Member
Joseph Emanuele, Member

STAFF MEMBERS PRESENT:

Kenneth F. Rose, Chief Executive Officer
Barbara A. Thomas, Administrative Assistant
Sheila Snell, Chief Financial Officer
Crystal Ricciuti, Economic Dev. Specialist
Paul L. Wollman, Esq., Bond Counsel
A. Joseph Scott, III, Esq., Bond Counsel

OTHERS PRESENT: John Thayer, Supervisor

ABSENT: Carol Shineman, Secretary

I. Meeting called to order at 3:33 p.m. by Chairman William Hisert.

II. Minutes – A motion was made by Charles Schwartz and seconded by Robert Hoefs to accept the minutes of the March 11, 2010 meeting and the March 30, 2010 meeting. All members present were in favor.

III. Communications - Ken reviewed a letter received from McDonald Engineering concerning the schedule for the water and sewer bids. Mr. Rose notes that some of the easements have been received. He notes the office will have to reach out to the property owners who have not responded as yet.

IV. Public Comment- There was no public comment.

V. Chair's Report – There was no report from the Chair.

VI. Director's Report – Ken informed the board that the Attorney General's office issued a suspension of the IDA tax. He also noted that Mrs. Snell put a stop payment order on the IDA check. If the check had been deposited by the State, it would probably take quite some time to have the monies returned to the IDA.

The Target project is moving along. They have received approval from the Town of Florida Planning Board and anticipate breaking ground in June.

VII. Financial Report- Sheila reported to the board that the audit committee met with West and Company, CPAs and that a positive report was received. Mr. Hoefs pointed out that the audit opinion is the highest that can be received.

A. Revolving Loan Fund- Mrs. Snell gave an overview of the RLF.

B. Financial Report Now that the audit is complete, Sheila presented a financial report for January through March 2010.

C. Audit Report Year-end 2009- action item

The following resolution was offered by Charles Schwartz, seconded by Eugene Richards to wit:

RESOLUTION ACCEPTING AUDIT REPORT PRESENTED BY WEST AND COMPANY, CPAs FOR FINANCIAL PERIOD ENDING DECEMBER 31, 2009

The question of the adoption of the foregoing resolution was duly put to a vote upon roll call, which resulted as follows:

William Hisert	VOTING	Yes
Eugene Richards	VOTING	Yes
Robert Hoefs	VOTING	Yes
Carol Shineman	VOTING	Absent
Charles Schwartz	VOTING	Yes
Daniel Wilson	VOTING	Yes
Joseph Emanuele	VOTING	Yes

Resolution No. 10-16 was thereupon declared duly adopted.

D. Audit certification – action item

The following resolution was offered by Daniel Wilson, seconded by Joseph Emanuele to wit:

RESOLUTION TO ACCEPT ANNUAL FINANCIAL REPORT OF MONTGOMERY COUNTY INDUSTRIAL DEVELOPMENT AGENCY IN ACCORDANCE WITH PUBLIC AUTHORITY ACCOUNTABILITY ACT OF 2005 AS PRESENTED AND CERTIFIED BY THE CEO AND CFO

The question of the adoption of the foregoing resolution was duly put to a vote upon roll call, which resulted as follows:

William Hisert	VOTING	Yes
Eugene Richards	VOTING	Yes
Robert Hoefs	VOTING	Yes
Carol Shineman	VOTING	Absent
Charles Schwartz	VOTING	Yes
Daniel Wilson	VOTING	Yes
Joseph Emanuele	VOTING	Yes

Resolution No. 10-17 was thereupon declared duly adopted.

VIII. Unfinished Business- There is no unfinished business to address.

IX. New Business

A. Florida Park Extension license agreement- action item

Ken reported that Mr. Gottier would like to use portions of the property for farming purposes that the IDA had purchased from him. Ken would like to have a license agreement signed by Mr. Gottier and the IDA, noting that the IDA may allow farming on the land until such time that the Agency would be developing the vacant parcels. Mr. Rose wishes to make sure that Mr. Gottier knows that it is a possibility that any cropped land may be disrupted at any time by the Agency.

The following resolution is offered by Daniel Wilson, seconded by Eugene Richards to wit:

RESOLUTION AUTHORIZING THE MONTGOMERY COUNTY INDUSTRIAL DEVELOPMENT AGENCY TO EXECUTE AND DELIVER A CERTAIN LICENSE AGREEMENT

The question of the adoption of the resolution was duly put to a vote upon roll call, which resulted as follows:

William Hisert	VOTING	Yes
Eugene Richards	VOTING	Yes
Robert Hoefs	VOTING	Yes
Carol Shineman	VOTING	Absent
Charles Schwartz	VOTING	Yes
Daniel Wilson	VOTING	Yes
Joseph Emanuele	VOTING	Yes

Resolution No. 10-18 was thereupon declared duly adopted.

B. Water/Sewer Ext.- action item

The following resolution was offered by Joseph Emanuele, seconded by Eugene Richards to wit:

A RESOLUTION TO AUTHORIZE JOHN M. McDONALD ENGINEERING TO CALL FOR BIDS FOR THE TOWN OF FLORIDA WATER DISTRICT NO. 1 EXTENSION NO. 2, CONTRACT NO. 1-GENERAL CONSTRUCTION AND CONTRACT NO. 2- ELECTRICAL WORK

The question of the adoption of the resolution was duly put to a vote upon roll call, which resulted as follows:

William Hisert	VOTING	Yes
Eugene Richards	VOTING	Yes
Robert Hoefs	VOTING	Yes
Carol Shineman	VOTING	Absent
Charles Schwartz	VOTING	Yes
Daniel Wilson	VOTING	Yes
Joseph Emanuele	VOTING	Yes

Resolution No. 10-19 was thereupon declared duly adopted.

Attorney Scott gave an overview of the resolutions pertaining to Target expansion project.

The following resolution was offered by Eugene Richards, seconded by Robert Hoefs to wit:

RESOLUTION CONCURRING IN THE DETERMINATION BY THE TOWN OF FLORIDA PLANNING BOARD AS LEAD AGENCY FOR A CERTAIN COMMERCIAL PROJECT FOR TARGET CORPORATION

The question of the adoption of the resolution was duly put to a vote upon roll call, which resulted as follows:

William Hisert	VOTING	Yes
Eugene Richards	VOTING	Yes
Robert Hoefs	VOTING	Yes
Carol Shineman	VOTING	Absent
Charles Schwartz	VOTING	Yes
Daniel Wilson	VOTING	Abstain
Joseph Emanuele	VOTING	Yes

Resolution No. 10-20 was thereupon declared duly adopted. Daniel Wilson abstained due to being a member of the Town of Florida Planning board.

The following resolution was offered by Robert Hoefs, seconded by Eugene Richards to wit:

RESOLUTION APPOINTING TARGET CORPORATION AS AGENT OF MONTGOMERY COUNTY INDUSTRIAL DEVELOPMENT AGENCY FOR THE PURPOSE OF UNDERTAKING AND COMPLETING A PROJECT FOR THE BENEFIT OF TARGET CORPORATION

The question of the adoption of the resolution was duly put to a vote upon roll call, which resulted as follows:

William Hisert	VOTING	Yes
Eugene Richards	VOTING	Yes
Robert Hoefs	VOTING	Yes
Carol Shineman	VOTING	Absent
Charles Schwartz	VOTING	Yes
Daniel Wilson	VOTING	Abstain
Joseph Emanuele	VOTING	Yes

Resolution No. 10-21 was thereupon declared duly adopted. Daniel Wilson abstained due to being a member of the Town of Florida Planning board.

C. Marketing Materials - Ken spoke of the marketing brochures and informed the board that case studies for the folders can be changed out.

D. Website upgrade – discussion- Ken reports to the board that an RFQ is going out for a new website provider. Further research will be done. Mr. Rose feels the agency needs to get its name out more. This could be a costly endeavor. More investigation will be done before a presentation is made to the board.

Mr. Schwartz made a motion to enter executive session, with a second from Mr. Wilson. Executive session began at 4:01 p.m. to discuss land transactions. A motion was made by Mr. Richards and seconded by Mr. Wilson to exit executive session. The executive session ended at 4:28 p.m. No action was taken.

X. Adjournment

A motion was made by Daniel Wilson and seconded by Joseph Emanuele to adjourn the meeting. The meeting ended at 4:35 p.m.

Respectfully submitted

Barbara A. Thomas
Administrative Assistant

Attachments: Resolution No. 10-16
Resolution No. 10-17
Resolution No. 10-18
Resolution No. 10-19
Resolution No. 10-20
Resolution No. 10-21