

MADEIRA CITY COUNCIL
SPECIAL MEETING MINUTES
JUNE 12, 2020

I. CALL TO ORDER

The meeting was called to order by Mayor Spencer at 9:33 a.m.

II. INVOCATION AND PLEDGE OF ALLEGIANCE

The Invocation and Pledge of Allegiance were led by Mayor Spencer.

III. ROLL CALL

Members present:

Nancy Spencer, Mayor
Scott Gehring
Tom Henning
Chris Hilberg
Doug Moormann
Brian Mueller
Traci Theis

Officials/Staff present:

Brian Fox, Law Director
Tom Moeller, City Manager
Lori Thompson, Assistant City Manager
C. Robert Paul, Treasurer
Kristie Lowndes, Tax Commissioner
Christine Doyle, Clerk of Council

Officials/Staff absent:

David Schaefer, Police Chief

IV. ACCEPTANCE OF THE AGENDA

1. Changes to the agenda:

- None

Motion to accept the agenda made by Mr. Hilberg, second by Mr. Moormann. Motion passed by unanimous roll call vote.

V. COMMUNITY PARTICIPATION

1. Invited Guests

- Bob Pickford and Harry Blanton from the Hamilton County Development Corporation were invited to attend.

2. Guests and Registered Visitors

- None

VI. ORDINANCES AND RESOLUTIONS

- None

VII. NEW BUSINESS

1. Hamilton County Development Corporation – Community Improvement Corporation

- Mr. Moeller said that, as part of the Comprehensive Plan, there had been discussion about creating a CIC. The City has since learned it could have access to the CIC that's part of the Hamilton County Development Corporation.
- Harry Blanton, Vice President with HCDC, and Bob Pickford, Senior Staffer of the CIC, addressed Council. The Community Improvement Corporation of Greater Cincinnati is a 501(c)6 nonprofit agency created in the 1960s as a tool to facilitate economic development.

As a quasi-public agency, it is subject to open meeting and records laws. They are able to meet in Executive Session to discuss negotiations, and the meetings are public when there is a vote.

- The agency helps jurisdictions with property transfers and the acquisition of property. As a CIC, they are able to conduct transfers without selling to the highest bidder or buying from the lowest seller. The CIC passes along direct expenses, such as appraisal or survey fees, to the jurisdiction, but it does not charge administrative fees. The CIC's current members are the City of Blue Ash, Hamilton County, Columbia Township, and Anderson Township.
- Membership in the CIC requires a one-time fee of \$1,000, and a representative of the jurisdiction must sit on the board. The jurisdiction must pass a resolution that appoints the CIC as its agent and draft an authorizing agreement.
- In discussion, Council asked about specific projects on which the CIC worked and about specific task that may or may not be part of membership. The CIC serves as an approving authority for the issuance of development bonds, negotiates on behalf of the jurisdiction, defines economic development benefits, and handles administrative tasks necessary for property transfers, among other things.
- Mr. Blanton also explained what could be available through a contract with the HCDC. Those contracts for economic development services could be on an ad hoc basis for specific projects or on a longer basis.
- When asked why a jurisdiction would join the HCDC's CIC, Mr. Blanton said there is a baseline of expense and expertise needed for any CIC in the State of Ohio. Jurisdictions that don't need those services often can avoid some expense by joining.
- When asked, Mr. Pickford said that in reviewing 20 years of meeting minutes, all legal initiatives were passed by unanimous vote.
- Council agreed to bring the idea of joining HCDC's CIC to the next Planning Commission and Economic Development Committee meetings for further discussion.

VIII. OLD BUSINESS

- None

IX. EXECUTIVE SESSION

1. Real Estate Sale/Purchase

Motion to adjourn into Executive Session for the purpose of considering the purchase of property for public purposes made by Ms. Theis, second by Mr. Henning. Motion passed by unanimous roll call vote at 10:24 a.m.

X. ADJOURNMENT

Motion made by Mr. Gehring second by Mr. Moorman, to adjourn Executive Session and return to regular session at 11:06 a.m. Motion passed by unanimous roll call vote.

Motion made by Mr. Hilberg, second by Mr. Henning, to adjourn the regular meeting at 11:10 a.m. Motion passed by unanimous roll call vote.



Christine Doyle, Clerk of Council