

Monclova Township – Swanton Township – City of Toledo
Toledo Express Airport Joint Economic Development District

January 8, 2019 - 5:30 PM

Monclova Township Administration Building/Meeting Room
4335 Albon Road, Monclova, OH 43542

The meeting of the Monclova Township – Swanton Township – City of Toledo Toledo Express Airport Joint Economic Development District Board was called to order at 5:30 PM pursuant to the meeting notice.

Members Present: Mr. Harmon, Hoecherl, and Mr. Sheely
Excused Absence: Mr. Syring and Mr. Michael

Others in attendance: Joe Cappel, Toledo Lucas County Port Authority, Todd Audette, Dawn Sanderson, Monclova Township Law Director; and Kathleen Stewart Kuns, Recording Secretary

MOTION: Mr. Hoecherl moved and Mr. Sheely seconded the motion to suspend reading of the November 8, 2018 minutes and approve as submitted.

YES: Mr. Harmon, Mr. Hoecherl, and Mr. Sheely

2019 Organizational Items:

Hoecherl moved to maintain organization as was in 2018 (meeting dates of first Thursday of the month at 5:30 PM as needed) and specifically moved to name Chairman, Ed Harmon; Vice Chair, Paul Syring; Secretary/Treasurer Chuck Hoecherl, all of whom are presently serving; Second: Harmon

YES: Mr. Harmon, Mr. Hoecherl, and Mr. Sheely

New Business:

Present: Joe Cappel and Todd Audette Toledo Lucas County Port Authority
Mr. Cappel stated that they have four items they wish to present to the Board for future funding contribution, two involve wetland mitigation and two are roadway projects.

Item #1 20-A Improvements

4 million project in support of TronAir and increase activity. ODOT is lead agency for execution of project. In order to move traffic safely, two roundabouts were proposed. Confident that estimate will accommodate project. Identified additional wetlands issues. That may increase cost about \$40,000. Anticipating this calendar year.

Harmon asked about Port share of 1.1 million. Cappel expounded on funding outreaches. Requesting JEDD funding for this project.

Item #2 Whitehouse-Spencer Road and South Airfield Rd

Salenbien Trucking constructed a roadway in February 2018. Port Authority appropriated funding for this project. Completed in early summer, 2018. Final inspection was just done. Was not eligible for any grand funds.

Item #3 Wetlands Project 1.3 acres

Purchase of wetlands credits from Stream and Wetland Foundation and Pierson Park. FAA does not want wetlands near the airport, thus the purchase of 2 acres. Cappel stated that these credits are scarce and they took advantage of the opportunity.

Harmon inquired about price per acre. Cappel responded: \$30,000 per acre.

Item #4 Wetlands Project 3.0 Acres

Near TronAir location. Working with Mannick and Smith as an environmental consultant. Awaiting Army Corp of Engineers sign-off before purchase. Over \$275,000 project cost.

Harmon noted that all projects total over 2.6 million dollars.

Cappel would like to know how the Board would like to participate.

Audette commented on drainage projects of five miles of ditches – county and township ditches. Will maintain to contain future wetlands.

More than 200 acres for industrial park which will meet needs of future business opportunities. Will add to the JEDD.

Port Authority intends to lease land. Selling would require a release from the FAA. Leasing is more desirable to protect asset of Airport and cargo area.

Hoecherl noted Zaleski Ditch is being cleaned by the county in the near future.

Audette stated that a portion near the Airport has been cleaned by the Port and he is looking towards the county for storm water credits.

Harmon: Would like to see how many acres; how much revenue 10-20 years; what specifically are you asking of the Board?

Cappel: Trying to get a feel for projects for consideration. Trying to understand process.

Harmon thanked Port Authority for what they are working on and how they are moving forward. Taking aggressive acts. Questions how much funding would be available, which is why he is asking for a budget.

Hoecherl noted 2018 was the first of any substantial income.

City of Toledo collected approximately \$118,000. 55% is allocated toward the airport expense fund. Approximately \$150,000 - \$82,000 per year that could be available.

This projection is at current level of employment.

Cappel questioned if the Board could commit to one of the larger scale projects for funding in the future.

Harmon: This is the type of activity that brings the opportunity. As far as funding, would like to see formal numbers. Obligations would need to be determined.

Hoecherl: This Board has committed to Jobs Grant to TronAir. The Board, up to this point, has not done a formal budget. It would behoove the Board to do that as the District moves along.

Hoecherl to Sanderson-Improvement to north would not be eligible for JEDD Fund dollars. Employer could approach about rebate program though. Sanderson concurred.

Hoecherl stated that once March comes along, we'll have a better picture of the budget and what could be committed.

Sheely suggested a percentage of our budget versus income. Harmon and Hoecherl agreed with comment.

Audette commented about what's immediately buildable; buildable after wetlands mitigation; and the future buildable scenarios. Will approach the request to the Board in those three categories.

2019 Renewal of and Authorizing Premium Payment

Hoecherl commented that the Directors Premium has been paid by City of Toledo for the last several years.

MOTION: Hoecherl moved to reimburse the City of Toledo for a total of \$7,712 for the 2015 through 2019 Directors and Operators Liability Insurance through Hyland Insurance under as written with the Ohio Plan; seconded Sheely.

YES: Mr. Harmon, Mr. Hoecherl, and Mr. Sheely

MOTION: Hoecherl moved to renew and authorize premium of \$1,275 through Ohio Plan for officers and liability insurance; seconded by Sheely.

YES: Mr. Harmon, Mr. Hoecherl, and Mr. Sheely

Legal Representation Invoice:

Hoecherl noted that Monclova Township has legal bill for \$262 from Sanderson Law Offices for legal work on behalf of the Board. Review of bill.

Hoecherl moved to approve payment of \$262 to Sanderson Law Office; seconded by Sheely

YES: Mr. Harmon, Mr. Hoecherl, and Mr. Sheely

Hoecherl noted disbursement of bank statement (6:05 PM).

Adjournment:

MOTION: As no further business was brought before the Board, Mr. Sheely moved and Mr. Harmon seconded the motion to adjourn.

YES: Mr. Harmon, Mr. Hoecherl, and Mr. Sheely

Accepted on behalf of the Toledo Express Airport JEDD Board of Directors:

_____ Date

All rolls called randomly; Official Minutes will hold a signature on the above line. The audio of this meeting is on file in the Office of the Monclova Township Fiscal Officer according to the adopted Records Retention Schedule.