

**Minutes of Village of Lancaster Community Development Corporation**  
**Meeting Date August 1st, 2018**

**Attendees:** John Chmarney, Bob Dimmig, Robert Lawrence, John Mikoley

**Absent:** Jim Allein, Bill Schroeder, Dawn Robinson, Shannon McNichol

**Gallery:** Tommy Sweeney

John M. opened the meeting at 4:02PM

**Minutes:**

There was a correction of the name under "Sale Agreement Progress". Correction to the name listed as "Ed Sweeney" to "Ed Murphy" prior to approval of the 07/05/2018 minutes. Motion by John C. seconded by Bob Dimmig and unanimously approved.

**Treasurer's Report:**

John M. gave the treasurer's report. He made a note of a new account for the CDC with the Bank of Akron. After the sale we will be severing our ties with M&T and will be moving any assets to local account. Bills will be continued to be paid via M&T account through closing. There is a security deposit account that will be transferred to buyer at closing. Deposit detail for the month \$13,898.75. John C. mentioned needing to bill Save-A-Lot for their increased rent according to their lease. New rental amount is \$4,093.63. Motion to approve treasurer's report by Bob D. and seconded by Bob L. and unanimously approved.

John C. brought up the work being done by the bookkeeper (2 hours so far). The balance sheet has some errors and still some work to be done. A couple of items need to be addressed such as receivables on Northern Alliance and Lickity Splitz.

**Sale Agreement Progress:** John M. emailed Ed Murphy. Still waiting on the search to be completed and Ed M. started to send to buyer's attorney for review. Ed M. has also reached out to M&T to keep them up to date.

Tommy S. mentioned that he hopes to close by the end of August. Bank of Akron is requiring a phase II environmental to be paid by the buyer. Issued because a number of tenants could have discharge and also the fact that the building has an elevator with hydraulics.

Going back to financials, John M. mentioned another finance issue regarding the need to complete a new budget. Difficult to do with unknown closing date.

Bob D. asked Tommy S. about the status of the Village with regard to the right of way requested. Tommy S. met with Dick Young to discuss and figure out.

**Lease Updates:** Mink's Salon has indicated that she will be leaving at the end of October. Joe M. (Lilly Belle) has indicated to Tommy S. that he would like to take over the space. Tommy S. mentioned the Village taking over the 30x120 "cold storage" space for use by the Village. This would be pending the approval that they can store vehicles in the space. Bill Cansdale met with the building inspector, Matt Fischione regarding the use. Tommy S. mentioned that they would need to put a 12'x16' door in the building and he would contribute up to \$5,000 toward the cost.

**Building Update / Improvements and Maintenance:** Nothing to report.

**By-Laws Revision:** Nothing to report.

**Chamber Report:** John C. discussed a PR meeting when this transaction has closed. John suggested making a big splash to announce the project.

Wine walk in September is progressing with 18 merchants participating at this point.

John discussed what the chamber should think about doing with special events moving forward. The chamber does not necessarily have the staffing to handle. John M. mentioned the good job that Dawn G. has done with Village events. John C. mentioned that there might be a role with the CDC to facilitate/assist with events going forward.

**Village of Lancaster Report:** Nothing to report.

**Additional Business:**

At 4:31 PM Bob L. made a motion to adjourn, seconded by Bob D. and unanimously approved.

Respectfully submitted,

Robert Lawrence