

TWDC Board of Directors Meeting Minutes

December 17, 2020

VIDEOCONFERENCE

Board Members in attendance: Joe Chura, Seronica Powell, Dan Cotter, Brian Hannon, Dan Imfeld, Jaime Declet, Lynn McLaughlin-Murray, Grace French, Fred Calatrello, Carolyn Bentley, Casey Ward and Rich Sosenko

TWDC members in attendance: Cory Riordan, Executive Director

1. Joe Chura called the meeting to order at 6:36 pm

2. November TWDC meeting minutes.

Joe asked our member to review the minutes from our November meeting. Lynn made a motion to approve our November 2020 meeting minutes, Seronica seconded the motion, and the Board Members unanimously approved the minutes.

3. Discussion Item: Loan to Constantino's

Cory reviewed the status of our grant for a grocery store, and has submitted a final report on HHS Community Development Health Food. We had a discussion on the funds that were spent by Constantino's, and the funds that should be remaining. The members agreed that we should have documentation of all funds spent. Cory agreed and updated the group on correspondence with Constantino's, which at this point, has not led to a resolution on the status of the funds or repayment of unused funds.

4. Discussion Item: PPP Forgiveness

PPP Loan Forgiveness was submitted to Dollar Bank at the beginning of December 1, 2020. We anticipate that we will hear confirmation from Dollar Bank, and that all of our PPP funds were spent in accordance with regulations and we will have no repayment due.

5. Discussion/Action Item: Appointment to Vacant Board Seat

Joe discussed the open board seat left by Lerval upon her move out of state. Joe discussed options of a board appointee to the board. Joe shared that Kate O'Neill had some interest in the vacated seat. Joe shared Kate's involvement as a Block Club Chair for several years. Lynn also shared Kate's involvement with the Friends of Lincoln Park and the improvements to the park, including the new gazebo. Casey and Ann Marie also supported Kate's consideration for the open Board seat and discussed Kate's strengths for a board seat.

6. Financials (7:10)

Dan Imfeld provided a review of the TWDC and 2406 Financial for October 31, 2020.

On TWDC, Dan highlighted that the finance committee will be looking longer term on the next budget year. The concern is that TWDC may or may not be able to have fundraising events in the next year, and we need to plan for that possibility within our budget.

Dan provided an update on several properties and the overall health of the 2406 financials. Dan discussed of the 3298 Scranton was added to the balance sheet of 2406. One property with two units on Holmden remains unrented. While there are have been multiple showings, we have not yet been able to rent this property yet. If the unit remains unrented, then Cory mentioned that we will consider lowering the rent. Cory did mention that the 2406 financials are increasingly healthy due to the improvement in the units, rental rates and occupancy. Cory stated that Keith's work as a property manager has had a positive influence in the financial health of 2406.

Jaime motioned to approve both 2406 and TWDC financials, Fred seconded and the Board Members unanimously approved.

7. Standing Committee Reports

- Economic Development

Two projects were reviewed, which included Willey townhomes and 2462 W 6th. The ED committee members voted to support both projects. The ED Committee members also had a discussion about the role of our committee in supporting projects, seeking community input and looking at the long-term role of development in our neighborhood.

- Safety

Casey is interested in learning more about how to begin court watch and providing information to our community members on current cases that have affected our neighborhood. Casey is interested in starting a court watch project that would include letters from community members at sentencing.

- Governance

We had a discussion on Executive Director and Board evaluations, and the need to complete both evaluation as the year closes. There is a consideration that we may adapt these evaluations to a survey monkey tool to allow for a more efficient process and gaining more feedback from our board members.

8. Executive Director Report (7:20)

- Apartment building at 14th and Kenilworth

This project includes 49 apartment units with no parking was heard by the Board of Zoning and Appeals again in December. BZA again postponed the decision until the developers completed and submitted a parking study. TWDC is attempting to work with the City and the developer to ensure that the parking study is fair and accurate. The approval is tabled until the January 25th BZA meeting.

- RTA route changes 81 route. Will be rebranding on as the Route 25, with a 30-minute interval during the week. There is a concern about the change to Lakeview in Ohio City on the route, and the very limited service in that part of the neighborhood. Brian Hannon shared that he

thought that the access to downtown was improved and using the Innerbelt was an improvement.

- Destination Cleveland

Cory updated that TWDC is working with Destination Cleveland on a program to promote dining activities at our locally owned restaurants. The plan will include take out options along with dine in options with additional options such as heated outdoor options. The program is called EAT, EXPLORE CLEVELAND.

- Ohio Arts Council Cares Act Funding

TWDC was able to secure \$29,700 from the Ohio Arts Council for lost program dollars due to COVID.

- Holiday Food Drive

Cory shared an update on the Holiday Food Drive. The donations are higher than last year, and the block clubs are being very generous!

9. New Business

Carolyn Bentley was nominated by Duck Island Block Club as ex-officio. Ann Marie motioned to approve Carolyn as an ex-officio member of the TWDC Board, Lynn seconded and the Board Members unanimously approved Carolyn as our ex-officio from Duck Island Block Club.

Fred asked to discuss TWDC activities for 2021, and was interested in any forethought on what outdoor events might be able to take place. Cory shared that he was hopeful that Arts in August and Arts and Cultural Festival would be able to take place in 2021. Cory thought that Taste of Tremont might still be at risk as the City may not be willing to provide permitting with enough advanced notice to plan the event.

Jaime update on libraries are open to curbside and walkup throughout the city, and all branches are providing meals daily from 3-5 pm. The library has also continued the

Fred shared that Arts Renaissance Tremont is interested in taking part of Arts in August in 2021.

10. Old Business

Tax Abatement Conversation to be moved to January meeting, as our TWDC Board would like to gather information from our Economic Development Committee on these issues.

11. Jaime motioned to adjourn, Lynn seconded and the Board adjourned at 8:11 pm