



BOARD OF DIRECTORS MEETING MINUTES
Tuesday, June 1, 2021

The regular monthly meeting of the York County Industrial Development Authority (YCIDA) was held on Tuesday, June 1, 2021, scheduled for 8:15 a.m., on Zoom, access was also available to the public by toll-free number, pursuant to notice.

The following board members were in attendance, representing a quorum:

Douglas	Becker	Kerryn	Fulton	Jack	Kay
David	Brinton	Dr. Pamela	Gunter-Smith	Chuck	Noll
Alex	Chiaruttini				
Gene	Draganosky	Oliver	Hoar	Coni	Wolf

Also in attendance: Ron Hershner, Esq., Stock and Leader; and the following members of the York County Economic Alliance staff: Silas Chamberlin, Vice President, Economic & Community Development; Nancy Barry, Vice President, Operations; Katie Mahoney, Vice President, Marketing & Communication; and Kim Hogeman, Director, Strategic Development

Also in Attendance: Matthew Enright, The York Dispatch

CALL TO ORDER

Chairman Jack Kay called the meeting officially to order at 8:15 a.m., verified each Authority member could hear and be heard by all others and noted that a quorum was present.

PUBLIC COMMENT

There were no comments from the public.

CONSENT AGENDA ITEMS

Chair Kay reviewed the consent agenda items: YCIDA Board Meeting Minutes for May 4, 2021, May 17, 2021, and YCIDA Financial Statements for the month ending in April 2021. On a motion by Mr. Chuck Noll, properly seconded by Mr. Doug Becker, a vote was conducted by roll call, the Board approved the consent agenda unanimously as presented.

STANDING COMMITTEE REPORTS

Development Committee: Mr. Draganosky provided an update on the recent activity at the Yorktowne Hotel which includes the roof work, interior framing and drywall, interior stairway construction, MEP rough-ins, utilities, as well as the start of the construction of the model rooms. The masonry repointing that was approved at the May 17th meeting will begin very soon in conjunction with the relocation of the cellular arrays. Due to the amount of activity throughout the project, all public tours are restricted to 4:00 pm.

Marketing Committee: Ms. Katie Mahoney provided an update on the monthly communications activities which included an update on some additional activity at the Yorktowne Hotel. The

before and after photo series has been well received on social media. With the model rooms scheduled to be complete by the end of June, stay tuned for more publicity.

YORKTOWNE HOTEL LINE OF CREDIT

Ms. Barry provided an update on the current line of credit and proposed increase. The RACP award for the Yorktowne project is a combined total of \$14 million and RACP requires a matching amount of interim line of credit. Ms. Barry requested a motion to approve increasing the line of credit from \$12 million to \$14 million, equal to the total award. Ms. Kerryyn Fulton made a motion to approve. Properly seconded by Ms. Coni Wolf, a vote was conducted by roll call and approved unanimously.

GOOD OF THE ORDER

Mr. Kay provided an update on the historic tax credit process. As a reminder, the process will also require interim financing since the sale of the credits comes in four phases. The project team is working through some due diligence items and will present final terms at a later date.

There being no further business to come before the Board, Mr. Kay adjourned the meeting at 8:32 a.m.

Respectfully Submitted,

Patti Stirk,
Secretary

Prepared by:
Kim Hogeman; Director of Strategic Development