

ST. BERNARD COMMUNITY IMPROVEMENT CORPORATION

June 27, 2023 MEETING MINUTES

Call to Order: President Stuchell called the meeting to order at 6:00pm

Roll Call:

Present: Jonathan Stuchell, Tom Rolfsen, Bob Culbertson, Meredith Hughes, Ray Culbertson, Chris Sauer, Joe Brickler, Peggy Brickweg, Chris Schildmeyer, Amy Yosmali

Minutes: Minutes from April 25th meeting were presented and accepted as presented by Joe Brickler, seconded by Ray Culbertson, all in favor.

Treasurer's Report: As of today's meeting: (1) 5/3 account balance: \$366,558.53 and (2) FSB account balance: \$60,638.06

Waiting on payment to Hamilton County for taxes to clear (paid June 20, 2023), amount was approximately \$50,000

Action Items:

1. Motion to go into executive session to discuss the disposition of property by Chris Schildmeyer, seconded by Joe Brickler, all in favor.
2. Motion to come out of executive session for the disposition of property by Peggy Brickweg, seconded by Ray Culbertson, all in favor.
3. Approval of Retaining Legal Services for TIF
 - a. Motion to approve the retention of legal services, not to exceed \$50,000, with respect to the TIF program by Chris Schildmeyer, seconded Ray Culbertson, all in favor.
4. Approval of Retaining Legal Services for the Disposition of Property
 - a. Motion to approve for retention of legal services for disposition of property by Peggy Brickweg, seconded by Joe Bricker, all in favor.
5. Potential Special Meeting for Approval of Insurance Coverage
 - a. Contacted by Mariemont insurance because we have a policy through Frankenmuth Insurance. Because of the condition of the property, they threatened to drop us from coverage.
 - b. A lot of items are not currently up to code.
 - c. We received notice that we have 30 days to correct. And then 4 days following that notice, we received notice that they were dropping coverage on that building.
 - d. Currently seeking alternative coverages.
 - e. Currently paying \$6,500/ year. What was quoted was almost double what we're currently paying.
 - f. No bids as of the date of the meeting. President Stuchell will call a special meeting when appropriate.

Property Maintenance

1. Boost Mobile windows - Jonathan will be working with insurance carrier to file claim
 - a. Motion to proceed with making the best decision regarding replacement of windows by Peggy Brickweg, seconded by Chris Schildmeyer. All in favor.

Open Discussion

1. Opening on the Board: waiting until after the November election to determine whether board reconfiguring is necessary. Make an invitation for another resident members to come to our July meeting.
2. Ray Culbertson thanked the garden club for sprucing up the shopping center - flowers look really nice and welcoming.
3. The Village was awarded a grant for the demolition of the shopping center in the amount of \$339,000. Hamilton County Revitalization Grant based on a current estimate from O'Rourke. Paid for by the Village, and then Hamilton County would reimburse the Village.
4. Go Vibrant Walking Trail - signed are in production, Service Department will help installation. 5 different trails.

Motion to adjourn by Ray Culbertson, seconded by Joe Brickler.

Next Meeting Tuesday July 25, 2023 at 6pm