

**PICKAWAY PROGRESS PARTNERSHIP
EXECUTIVE BOARD OF DIRECTORS
THURSDAY, JUNE 15TH, 2023
P3 CONFERENCE ROOM**

PRESENT: Jay Wippel, Craig Stevenson (virtually), Diane Hill, Daryl Wolfe, Mark Lightle, Bethany Reid, Louis McFarland, Don McIlory

STAFF: Tim Colburn, Jenna Wood

NOT PRESENT:

Meeting called to order at 8:00 AM by Bethany Reid

APPROVAL BOARD MEETING MINUTES OF APRIL 20, 2023:

Jay Wippel motioned to approve the minutes from April 20th, 2023. Lous McFarland seconded the motion, and the motion carried.

ECONOMIC DEVELOPMENT REPORT:

- **Sofidel Expansion:**
 - Confidential: \$185 million dollar investment and 100 FTEs.
 - Documents for incentives have been routed, school district meetings have been scheduled for approvals. The expansion project would provide a 30% PILOT payment to the school district. Additionally, 100% 15-year exemption and the project is contingent on the JobsOhio loan forgiveness for the Columbia Gas line.
 - The PCPA has met with Sofidel to do a deal for a sales tax exemption.
 - Press release will be announced on June 26th.
- **Project Green:**
 - The company is working with the PCPA for the purchase of the land from Van Trust. They have approved their legal teams to finalize a term sheet, LOI, and land transaction.
- **Northern Pickaway County Incentives**
 - P3/PCPA has been meeting with the Commissioners to determine the best incentives for the properties in Northern Pickaway to focus on manufacturing projects rather than warehouse projects.
- **Brownfield Funding**
 - The County Commissioners have contracted Patriot Engineering to provide an inventory of eligible sites. P3/PCPA has met with community leaders to determine their priority sites as well.
 - P3/PCPA has a meeting today with Patriot Engineering to strategize next steps.
- **BRE**
 - FORJAK
 - Cargill
 - GE
 - EPC (formerly EG Industries)

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- **Leads**
 - Eyeware
 - Stark
 - Solar Empire
- **P3/PCPA Joint Meeting**
 - Administrative Board representing P3 and PCPA is an idea for evaluations etc.
 - Additional staff member to schedule meetings, work on the books, administrative tasks.
 - Jay commented that streamlining the employment so that it makes processes easier. The PCPA would be a county special fund, not the general fund.
 - Don said that he thinks that all employees should fall under one umbrella.
 - Bethany mentioned that there are other CICs and Ports that act as one and that ideally would be the goal.
 - Diane commented that P3 is limited on the type of benefits that can be offered, and there are better opportunities through the county.
 - Craig mentioned that we need to be cognizant of maintaining our P3 investors relationships.
 - Tim said that balancing and maintaining our investor relationships is key to our success moving forward.
 - Diane commented that she appreciated Tim sending the Business First Sofidel article.
 - Louis commented that we will have different leadership in the future and how does P3 maintain their mission and the PCPA if the county would be in control of salaries etc. (recording).
 - Tim explained that we should state those things up front so that we can ensure those guard rails are in place.
 - Jay said what helps is that employees would be special revenue vs. general fund.
- **Administrative Assistant Position**

Resolution to support posting the Administrative Assistant Position. Jay motioned to approve, Louis seconded the motion and the motion carried.

TREASURER'S REPORT:

Mark Lightle presented the April & May financial reports.

- Mark mentioned that JO loan forgiveness will drastically change the balance sheet.
- Mark explained that the annual report has been submitted through the Hinkle System.

Don motioned to approve the April & May financial reports. Daryl seconded the motion and the motion carried.

ADJOURNMENT-

Diane motioned to adjourn the meeting. Louis seconded the motion, and the motion carried.

NEXT MEETING: August 17th, 2023, at 8am -P3 Conference Room