

ECONOMIC DEVELOPMENT COMMITTEE

City of Germantown

May 19, 2022

Meeting Minutes

MEMBERS PRESENT: Tom Winning, Mark Heistand, Heidi Grant and Bill Gehr

ALSO PRESENT: Michael Robinette, ED Consultant, Judy Gilleland, City Manager, Keith Brane, Planning Consultant, Pat Shively, Finance Director, Randy Stiver, Assistant Finance Director, Will Parsons, Pat Higgins, Economic Development and City Grant Writer

The meeting was called to order by Tom Winning at 9:04am

Approval of the Minutes

Mark made a motion to approve the April minutes, Tom seconded the motion, the minutes were approved.

Economic Development Tools

Judy introduced Mike Robinette to the committee members to review possible economic development tools. Mike was the Economic Development Director in Middletown when Judy was City Manager and has worked in Kettering, Miamisburg and for other agencies.

Mike reviewed a comprehensive list of possible local, State and Federal programs to consider in the downtown redevelopment effort and other locations in the city. The following were of great interest to the members:

SEDD's – special tax district to promote downtown improvements

Community Investment Corporation (CIC) – promotes redevelopment by supporting a variety of tax incentives.

Montgomery County Landbank – provides planning grants and tools to demolition or improve existing structures in communities.

Foreign Trade Zones – Provides incentives for businesses that import and export products.

Community Reinvestment Areas (CRA) – provides tax incentives to businesses promising to invest in their building/facility and hire additional workers.

After Mike's presentation the committee discussed the need to develop a plan to prioritize the action steps. The Landbank grant was discussed, as well as, the JobsOhio Vibrant Communities Program.

Germantown Updates

Judy reviewed several projects:

1. New parking lot next to Don's Pizza. This project is a joint project between the city and Don's Pizza.
2. Paving projects are moving ahead. The paving is so much earlier than other years and looking very good
3. Germantown community survey is underway. The response rate is expected to be 40%.
4. Signage for Route 4 is being explored. No LED signs are permitted along Route 4. Other options are being considered.
5. Will Parsons will be a part time staff member. He will be working on economic development projects, grant writing and communication efforts.
6. Development options on the Scott Weidle property on West Market Street.

Tom concluded the discussion by stating he agrees with Bill Gehr's comments regarding the need for a plan for redeveloping downtown.

With no other business, the meeting was adjourned at 10:30am