

**LORAIN COUNTY ECONOMIC AND INDUSTRIAL  
DEVELOPMENT CORPORATION**

**MINUTES  
December 20, 2022  
Quorum Present**

**Trustees Present:** Commissioner Matt Lundy, Commissioner Michelle Hung, Daniel Talarek (represented by BJ Ries), J.R. White (represented by Karen Perkins), Cathy Schuster, Rob Duncan

**Staff Present:** Reese Dunton, Kelly Grospitch

**Meeting called to order at 11:07 A.M. by Reese Dunton**

**Approval of Minutes:** Cathy Schuster made a motion with a second by Karen Perkins to approve the minutes of the December 17, 2021 trustee meeting. All approved.

**Old Business:** Reese Dunton provided a summary of an audit the RLF had from a state auditor last year and recommendations for compliance. Community Development worked with Theresa Upton to source our public records policy and retention schedule, both of which are on new County website. Additionally, all meetings are open to the public.

**New Business:** Reese shared the most recent bank statement November 30<sup>th</sup> 2022 and that there is approximately \$379,000 to make loans with. We have two loans on the books, one of which is repaying roughly \$3,000 per month. Reese noted the funds are CDBG, held by Huntington Bank but administered through the County.

**New Business:** Reese shared a new loan which an application had been received for Erie Marine Holdings. The business is in marine sales and would maintain existing Sheffield Lake location, expanding and adding jobs and additional scope of services at an abandoned bowling alley also in Sheffield Lake. Reese noted the loan meets statutory requirements, state has given conditional approval provided it complies with prevailing wage, and our loan review committee has reviewed and recommended approval of the loan. Commissioner Lundy made a motion to recommend the loan for approval to the Board of Commissioners with a second by Cathy Schuster. Discussion on the motion included Karen Perkins asking when construction would start; Reese answered no set date but they have begun site and prep work probably will occupy next year sometime. Commissioner Lundy questioned if there is a job creation tax credit for this which Reese responded no. And Cathy Schuster questioned what happens if jobs are not met; Reese did not have language in front of him but said we have provisions for clawback in guaranty and project agreement if jobs are not met and will provide an update on this language at 1<sup>st</sup> meeting of 2023. All approved.

**New Business:** Reese shared there are multiple applications (Amanda Denes and Garry Gibbs) in for new Trustees for the RLF corporation. The motion to approve any will be tabled until 2023. Commissioner Hung requested to be provided with applications prior to a vote on adding members. Cathy Schuster recommended adding more private sector representation. Commissioner Lundy

made a motion with a second by Karen Perkins to table approving new members until 2023. All approved.

**New Business:** Reese shared that a business which received a \$65,000 RLF loan in late 2019 made a few repayments before going into deferment due to COVID-19 pandemic. When the business reopened this summer, customers were not returning and costs had gone up. The business closed mid November 2022 and Community Development is working with Prosecutor's Office on drafting a Notice of Default letter to the borrower.

**Meeting adjourned at 11:32 A.M. with a motion from Commissioner Hung and a second by Cathy Schuster. All approved.**

**Respectfully submitted by:**

*Reese Dunton*