

TOWNSHIP OF DERRY
INDUSTRIAL & COMMERCIAL DEVELOPMENT AUTHORITY
MEETING NOTES
MAY 17, 2018

CALL TO ORDER

Chairman Engle called the May 17, 2018 Regular Meeting of the Industrial & Commercial Development Authority to order at 6:05 pm in the meeting room of the Township of Derry Municipal Complex, 600 Clearwater Road, Hershey, PA. A roll call was completed after the pledge of allegiance.

The following were in ATTENDANCE:

BOARD MEMBERS

Justin C. Engle, Chairman
Brian Shiflett, Vice Chairman
Tom Fowlston
James Ingalzo

ALSO PRESENT:

James N. Negley, Asst. Treasurer/Asst. Secretary/Manager
Marie Sirkot, Administrative Assistant
Jeffrey Engle, ICDA Solicitor
Julie Echterling, Recorder
Lauren Zumbrun, Economic Development Manager

BOARD MEMBERS ABSENT:

Marc Moyer

Public in Attendance;

The following were in attendance: Lori Althoff.

APPROVAL OF REGULAR MEETING MINUTES:

Vice Chairman Shiflett made a motion to approve the minutes for the January 18, 2018 Reorganization Meeting. Mr. Fowlston seconded the motion. **Motion carried 3-0-1.** Mr. Ingalzo abstained as he was absent from the January meeting.

PUBLIC COMMENTS:

There were no public comments.

COOPERATION AGREEMENT WITH HERSHEY DTC, LP

COOPERATION AGREEMENT WITH DERRY TOWNSHIP – RACP GRANT

Ms. Zumbrun stated the developer of Hershey Towne Square, Hershey DTC, LP, investigated funding options including Tax Increment Financing (TIF), which was not successfully approved among all the government taxing entities. This funding was in support of the construction of the parking deck portion of their overall project. She stated \$2.5 million is required and they were granted \$750,000 through the Redevelopment Assistance Capital Program (RACP). The funding would apply to the parking lot and requires matching funds. In January, the developer provided an agreement to cover up to \$37,500 for fees and expenses for this transaction. There are two cooperation agreements required for this project including one between the ICDA and the developer. The second agreement is between the ICDA and the Township. The Township approved the agreement at their May 8 Board of Supervisors Meeting. At the request of Vice Chairman Shiflett, Ms. Zumbrun discussed the process and timing of this project.

Mr. Ingalzo made a motion to approve the Cooperation of Agreement between Derry Township ICDA and Hershey DTC, LP; and approve the Cooperation of Agreement between Derry Township ICDA and Derry Township for the RACP grant requirements for the Hershey Towne Square project. Vice Chairman Shiflett seconded the motion. **Motion carried 4-0.**

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RESOLUTION 2018-01 – FILING OF RACP GRANT FOR \$750,000.00

Mr. Fowlston made a motion to adopt Resolution 2018-01 authorizing the filing of the RACP grant for \$750,000.00 for Hershey Towne Square. Mr. Ingalzo seconded the motion. **Motion carried 4-0.**

DONATION TO 2018 HERSHEY HIGH SCHOOL GRADUATION PARTY:

Mr. Ingalzo made a motion to ratify the donation of \$1,000.00 to the 2018 Hershey High School Graduation Party. Vice Chairman Shiflett seconded the motion. **Motion carried 4-0.**

OTHER BUSINESS

Chairman Engle stated he spoke with Lou Verdelli about the Giant Center refinancing and plans to move this forward in June or July.

ADJOURNMENT:

Vice Chairman Shiflett made a motion to adjourn the meeting at 6:30 pm. Mr. Ingalzo seconded the motion. **Motion carried 4-0.**

SUBMITTED BY:

James N. Negley, Manager
Assistant Treasurer/Assistant Secretary