

**DERRY TOWNSHIP
INDUSTRIAL & COMMERCIAL DEVELOPMENT AUTHORITY
600 CLEARWATER ROAD, HERSHEY, PENNSYLVANIA 17033
MEETING MINUTES
April 21, 2011**

CALL TO ORDER

Chairman James Ingalzo called the April 21, 2011 meeting of the Derry Township Industrial & Commercial Development Authority to order at 6:05 p.m.

PLEDGE OF ALLEGIANCE

All present stood for the Pledge of Allegiance.

ROLL CALL

Members Present:

Todd Pagliarulo, Vice Chairman
James Ingalzo, Chairman
John Foley
Domenick Argento

Members Absent:

Chris Abruzzo

Also Present:

James N. Negley, Manager, Treasurer, Assistant Secretary
Marie Sirkot, Administrative Assistant

Public Present:

Mary Holovack, Diana Reed & Associates

Chairman Ingalzo advised all those present that it is the policy of the Authority to tape all public meetings for the purpose of providing accurate minutes.

PUBLIC COMMENT

No public comment at this time.

APPROVAL OF MINUTES

Vice Chairman Pagliarulo made a motion to approve the ICDA minutes from January 20, 2011; John Foley seconded the motion. *Motion carried, 3-0-1, with Domenick Argento abstaining.*

UPDATE ON OLD MUNICIPAL PROPERTY (Bill Gladstone)

In Bill Gladstone's absence from the meeting, Chairman Ingalzo proceeded to the next item.

INSURANCE ON STRUCTURES AT OLD MUNICIPAL PROPERTY

Mr. Negley informed the Board that the structures are insured for property liability and also injury liability. Our present policy expires June 1, 2011 and our insurance carrier will not renew the property liability for vacant buildings. Our insurance broker has told us to expect an astronomical increase in our premium if we choose to renew the property coverage. Presently we pay about \$2,500/year, but after June 1 our broker expects the premium to go up to between \$7,500 and \$10,000/year for the property coverage. Mr. Negley asked the Board whether they wish to continue to maintain property liability insurance on these structures.

Vice-Chairman Pagliarulo asked if this insurance could be paid quarterly, since we should turn everything over to Springwood within the next quarter. Mr. Negley explained the policy is paid in full at the beginning of the policy period. Members discussed bringing this to the attention of Bill Gladstone so that he can make Springwood aware of the situation. Chairman Ingalzo reminded the Board that Springwood is totally committed to this project; they have just run into a few "glitches" with the Marriot Brand. Marriott is currently changing from a third generation to fourth generation design. Springwood was preparing for third generation, and now must change their plans. This has delayed the project. We do have the \$50,000 escrow. Solicitor Zemlock informed the Board that according to the Reinstatement & Amendment Agreement, it is the Township's responsibility to insure the property, and she suggested giving this information to the Board of Supervisors for their input and decision.

DONATION TO HERSHEY HIGH SCHOOL GRADUATION PARTY

Chairman Ingalzo asked for a motion to donate \$1,000 to the Hershey High School graduation party, as the ICDA has done in past years. John Foley made the motion and Domenick Argento seconded the motion.

Motion carried, 4-0.

CHAIRMAN'S REPORT

Chairman Ingalzo suggested bi-monthly ICDA meetings since there is not much going on at this time and it is costly to hold the monthly meetings.

Chairman Ingalzo also suggested a committee to study and revise the ICDA by-laws, since Solicitor Zemlock has found some inconsistencies. John Foley and Domenick Argento volunteered to be on this committee. Jim Negley will meet first with Barbara Zemlock and then Solicitor Zemlock will update all members.

ANY OTHER BUSINESS TO COME BEFORE THE BOARD

No other business to discuss.

PUBLIC COMMENT

No public comment.

ADJOURNMENT

Vice Chairman Pagliarulo made a motion to adjourn the meeting and Domenick Argento seconded the motion. *Motion carried, 4-0.*

Meeting was adjourned at 6:35 p.m.

Respectfully submitted by:

James N. Negley, Manager/Treasurer/Assistant Secretary