

**City of Reading  
Tax Increment Finance Authority  
Regular Meeting  
May 13, 2020- 7:00 p.m.  
REMOTE ELECTRONIC ATTENDANCE  
ZOOM Meeting ID: 896 4215 7317**

Regular TIFA meeting was called to order at 7:01 p.m.  
Roll Call found George, Gollnick, Matthews, Miller and Penney  
Absent: Everett & Hartshorn  
Kimberly Blythe, City Manager also present  
Guests: Emma Everett & Christine Gollnick

-Matthews moved, George seconded to excuse Tom Everett from the meeting.  
Motion Carried (5-0)

**Approval of Minutes**

-Matthews moved, George seconded to approve the minutes from the regular meeting of April 15, 2020. Motion Carried (5-0)

**Payment of Operating Bills- \$2100.00**  
**Treasurer's Report/Financial Statements**  
**Total Cash \$517,672.19**

**Payment of Bills**

-Matthews moved, Miller seconded to approve payment of the bills in the amount of \$2100.00.

Roll Call Vote: Yeas- George, Gollnick, Miller, Matthews and Penney

Absent- Everett & Hartshorn; Nays- None

Motion Carried (5-0)

**Treasurer's Report & Financial Statements April 2020**

-Matthews moved, George seconded to approve the Treasurer's Report and Financial Statements for April 2020. Motion Carried (5-0)

Hartshorn arrived at 7:08pm

**Public Comments/Communications Items:**

Emma Everett stated that she is anxious to get the Purchase Agreement Signed signed and close on the property.

## **Old Business/Ongoing Business**

### **A. Updates:**

1. **Property Acquisition at 116 Michigan Street-**
  - a. There was discussion in regards to the appraisal and the attorney's concern over the purchase price. Also, there was discussion on the purchase agreement and why that had not been signed. It was shared with the Board that in the purchase agreement it was stated that the seller needed to provide an owner's policy of title insurance within 21 days of the signed agreement, and that with the COVID-19 Pandemic and many things being shut down or limited access, it has been difficult for the title company to complete a title search.
2. **BCC Agricultural -Purchase 111 Enterprise Drive-** The property has closed and payment was received from BCC and a Warranty Deed has been completed.
3. **2020 Goal(s)- Update & Amendments TIFA Development Plan/Finance Plan, Declaration of Restrictions and TIFA By-Laws.** The Board may need to extend the current plan until "in person" meetings resume to allow for Public Meetings/Hearing to get input into the update plan. The Board would also like to look into possibly hiring a consultant to help with the Plan Amendments to coincide with the updated Master Plan and Downtown Master Plan. The Board will continue to review the By-laws and Declaration of Restrictions.

## **New/Future Business**

-Gollnick moved, Hartshorn seconded to extend the current TIFA Plan/Financial Plan until June 30, 2022. Carried (6-0)

This will give the Board time to review hiring a consultant and also allow for in person meetings/hearings to get public input on the updates plan.

Next Regular Meeting of the TIFA Board will be held on Wednesday, June 10, 2020 at 7pm

Hartshorn moved, Gollnick seconded to adjourn the meeting.

-Meeting was adjourned at 7:44 pm

Respectfully submitted,

Kimberly Blythe, City Manager/Clerk/Treasurer  
City of Reading