

RECORD OF PROCEEDINGS

Minutes of

Meeting

COPLEY COMMUNITY IMPROVEMENT CORPORATION

DAYTON LEGAL BLANK, INC., FORM NO. 10140

February 21, 2019

Held

20

1 Date: February 21, 2019 6:00 pm
2 Place: Copley Town Hall

3
4 **Attendees:** Susan Bishop, John Duncan, Kevin Fallon, Helen Humphrys, Sylvia Chinn-
5 Levy, Steve Panzner, Nancy Roesner, Matt Springer, and Jessica Vargo. Lynn Slaby was
6 on the telephone.

7
8 **Open-Meeting** called to order at 6:00 p.m. by Vice-Chairman Nancy Roesner.

9
10 **Meeting Certification**

11 Matt Springer placed the meeting notice in the West Side Leader.

12
13 **SECRETARY'S REPORT –**

14 Sue Bishop requested approval of January 17, 2019 Regular Meeting Minutes. Keven
15 Fallon so moved, second by Jessica Vargo; the motion carried.

16
17 **TREASURER'S REPORT –**

18 Janice Marshall was absent but left a report. Copley Township Trustees contributed its
19 annual \$225,000.00 to the CIC. Current treasury balance is \$233,671.73.

20
21 **VICE PRESIDENT'S REPORT –**

22 No Requests

23
24 **PRESIDENT'S REPORT –**

25 Lynn Slaby via telephone reminded the board of its strategic plan and asked them to stay
26 focused on developing the community.

27
28 **EXECUTIVE DIRECTOR'S REPORT – Matthew Springer**

29 Matt Springer explained the resolutions on the agenda pertaining to CIC's property at
30 1463 S Cleveland Massillon Road. What was not on the agenda, but based on previous
31 discussions, Matt had obtained three demolition quotes that ranged from \$8,875 to
32 \$11,875 for the 1463 property.

33
34 Matt presented resolutions to connect 1463 S. Cleveland – Massillon Rd. to the City of
35 Akron public sewer system at a cost of \$8,952.91; to contract with Tank Pro Inc. for
36 public sewer connection associated with 1463 S. Cleve-Mass Rd. at a cost of \$7,450.00;
37 and to authorize Safe Homes to install a radon mitigation system at 1463 S. Cleve-Mass
38 Rd. at a cost of \$950.00. The final resolution was to purchase a "For Sale/Lease" sign
39 associated with CIC real-estate to be marketed. Three quotes were obtained: Ellet Sign
40 Company: \$772 (38" x 60" double-sided, non-illuminated, aluminum face/posts)
41 Buckeye Neon Signs: \$635 (38" x 60" double-sided, non-illuminated, aluminum face and
42 trim caps) Easy Sign: \$575 (36" x 60" double-sided, non-illuminated, easy post system –
43 sleeve. Discussion followed.

44
45 Concurrence of the board was to hold off spending \$17,925 (total of above requests) until
46 they have a lease in place. Right now, no one knows the property is available. It was
47 decided to advertise 1463 S Cleveland Massillon.

48
49 **To that end, Matt withdrew the resolutions and requested approval of Resolution**
50 **2019-05 To purchase a For Lease sign associated with CIC real-estate to be**
51 **marketed from Easy Signs for \$575. Motion by Kevin Fallon, second by Jessica**
52 **Vargo. Roll call: Susan Bishop, Aye; Nancy Roesner, Aye; Jessica Vargo, Aye;**
53 **Sylvia Chinn-Levy, Aye; Kevin Fallon, Aye; John Duncan, Aye; Helen Humphrys,**
54 **Aye; and Steve Panzner, Aye.**

55
56

RECORD OF PROCEEDINGS

Minutes of

Meeting

COPLEY COMMUNITY IMPROVEMENT CORPORATION

DAYTON LEGAL BLANK, INC., FORM NO. 1014B

February 21, 2019

Held

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1 Update on 1475 S. Cleve-Mass Rd. – Matt reported the property is scheduled to close on
2 March 29, 2019. The owners will vacate the property immediately and not exercise their
3 rent-back option.

4
5 IRS Filing Application Status – The 501.C(3) application was received January 30, 2019.

6
7 Update on Township efforts in conjunction with the CIC:

8 • The Township Trustees have completed their due-diligence and are in the process
9 of purchasing 1860 Copley Rd. (Charlie Ribs). The site is intended to be used as
10 a “Gateway Site”. There are nine gateways to Copley and a formal gateway plan
11 with landscaping structures is proposed for each. Matt has applied to the Summit
12 County Land Bank for a \$25,000 50% matching grant to be used toward the
13 property acquisition and/or demolition.

14
15 • After a cost benefit analysis was performed for four areas of the Township, the
16 Copley Trustees approved the extension of a public sewer to the intersection of
17 Cleveland Massillon Road and Rothrock Road from east of Cleveland Massillon
18 Road in Fairlawn. This particular project scored an “A” on the Cost-Benefit-
19 Analysis scoring matrix. It is anticipated that the Township would be made whole
20 by year four (4) as a result of the new investment within this commercial area.
21 Another high scoring project consists of the former 84 Lumber Company on SR
22 162 at SR 21. This project scored a “B” and is being discussed with the
23 Department of Sanitary Sewer Services (DOSSS).

24
25 • The Township Trustees is also purchasing the former Play on Soccer property on
26 Jacoby Road behind Rizzi’s through the Summit County Land Bank. The
27 property already has water and sewer.


28
29 • In keeping with the Strategic Plan, a Facebook account has been created to help
30 brand the influence of the CIC.


31
32 With no further business to come before the board, Nancy Roesner called for a motion to
33 adjourn at 6:55 p.m. Motion by Kevin Fallon, second by Sylvia Chinn-Levy; the motion
34 carried.

35
36 Next meeting date: March 21, 2019 at 6:00 p.m.

37
38 Approved By:

Submitted By:

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40
41 
42 Mrs. Nancy Roesner, Vice-President


Mrs. Susan Bishop, Secretary