



**MEMBERS PRESENT:**

Trevor Finn, Dave Park, Jeff Erdly, John Uehling, Jeff Reber, Jeb Stotter, Leslie Temple, Susan McGarry, Sam Schiccatano, Jennifer Wakeman, Joe Kantz

**MEMBERS ABSENT:**

James Pachuki, Chris Young, Dan Knorr, Justin Ross, Al Neuner

**GUESTS PRESENT:**

Tim Hippensteel (Project Manager)

The meeting was called to order by Jeb Stotter at 8:32am.

Mr. Stotter asked for public comment on agenda items. Hearing none, he proceeded to the approval of minutes.

**MINUTES:**

- November 7, 2022 Board Meeting: Motion by Jeff Reber to accept the minutes, Dave Park seconded the motion; carried unanimously.

**TREASURER'S REPORT:**

Leslie Temple presented the Treasurer's Report. She noted there was money showing as Undeposited Funds that came in on the last day of the month that were not deposited until the following day. Leslie noted that Sheraton Road will no longer appear on the P&L by Class as that project will be closed out. She also noted that \$40,000 from PREP funding came in at the End of October.

Motion to approve the Treasurer's Report made by John Uehling, seconded by Jeff Erdly; carried unanimously.

**STAFF REPORTS:**

**Executive Director Report:**

Jennifer Wakeman presented the Executive Director's Report. She announced that the closing for the Sheraton Road Days Inn property occurred on November 22. Funds were held in escrow until December 5 per request of the title company. Liberty Group has applied for a permit for demolition of the Days Inn facility. Jennifer again noted that this project would appear again on the December financial reports and then no longer be included on the P&L by Class report in

2023.

Jennifer reported that DRIVE staff and committees have been spending significant time planning for 2023. This includes working on project budgets, planning future capital expenditures, and discussing the possibility of a Board retreat in the new year.

Jennifer touched on continuing education and training that DRIVE staff are taking part in. Amanda Craig Bradley is attending another ARC session in Chattanooga, and Aidan McDonald is taking a basic economic development course offered by PEDDA. She also announced that DRIVE's new administrative assistant, Colleen McCollum, would be starting on January 3.

It was announced that DRIVE would be hosting a holiday happy hour on December 15 from 4:30-6:30 at the DRIVE Professional Building in conjunction with StartUp Danville.

## **COMMITTEE REPORTS:**

### **Nominating Committee**

Dave Park presented the Nominating Committee report. The Committee met on December 2, and had three items to present to the board. The first was the nomination of Dave Park to fill the temporary Secretary position on the DRIVE Board for January, as current Secretary Al Neuner was going off of the Board at the end of December and the next slate of officers will not be presented until February 2023.

*Motion to appoint Dave Park as temporary Secretary of the DRIVE Board of Directors until the new slate of officers is presented at the February meeting made by John Uehling, Seconded by Jeff Erdly, passed unanimously. Dave Park abstained from voting.*

Secondly, Dave announced that Justin Ross's term would be ending at the end of 2022, and that he has agreed to an additional three-year term.

*Motion to appoint Justin Ross to an additional three-year term on the DRIVE Board of Directors made by Dave Park, seconded by Susan McGarry, passed unanimously.*

Finally, Dave announced that the Committee had met with Dr. Bashar Hanna, President of Bloomsburg University, and that he has agreed to fill the vacant seat on the DRIVE Board for Columbia County as Susan McGarry's term expires.

*Motion to nominate Dr. Bashar Hannah as a Columbia County representative on the DRIVE Board of Directors made by Dave Park, seconded by John Uehling, passed unanimously.*

### **Property Committee:**

Project Legacy – DRIVE received an offer from SUN Habitat for Humanity to purchase 1213-1216 Line Street at the former Sunbury Hospital campus. The property consists of a single parcel with two buildings. The two buildings were residential houses that had been converted

into clinic space. SUN Habitat walked through the buildings and negotiated a purchase price of \$20,000.00 with the Property Committee.

*Motion to ratify the resolution of sale for 1213-1216 Line Street and authorize the Executive Director to execute the real estate sales agreement and all other necessary documentation for the sale of the property made by Jeff Erdly, seconded by Leslie Temple, passed unanimously.*

Project Moose – DRIVE received an offer from the Moose to purchase the professional building at the former Sunbury Hospital Campus for \$175,000.00. A subdivision will need to be done as the building sites on multiple parcels, with a property line going through the building. Jennifer and Tim have a meeting with Northumberland County in December to discuss the subdivision process, which would be expected to take several months. With the sale of the professional building, the only remaining buildings in DRIVE's possession would be the main hospital and 300 Washing Avenue, which Rep. Lynda Culver is currently leasing.

*Motion to ratify the resolution of sale for the former Professional Building and authorize the Executive Director to execute the real estate sales agreement and all other necessary documentation for the sale of the property made by Leslie Temple, seconded by Jeff Reber, passed unanimously.*

#### **OLD BUSINESS:**

#### **NEW BUSINESS:**

Jennifer Wakeman announced that DRIVE received a RACP award for \$2,000,000.00 for the former Sunbury Hospital facility. This is a 50/50 match grant for the redeveloper of the property.

*Motion to formally accept the RACP Grant for the redevelopment of the former Sunbury Hospital made by Jeff Erdly, seconded by Dave Park, passed unanimously.*

Jennifer presented the proposed dates and times for the DRIVE Board of Directors Meetings in 2023. Meetings would take place at 8:30 am on the first Wednesday of each month, with no meeting in July.

*Motion to accept 2023 DRIVE Board of Directors meeting dates as presented made by John Uehling, seconded by Dave Park, passed unanimously.*

Recognition of Outgoing Board Members – Jennifer Wakeman recognized outgoing board members Susan McGarry and Al Neuner. Susan and Al were original members who were on the committee to form DRIVE in 2014. Jennifer presented a plaque to Susan, and will be presenting Al with his at a later date.

Jeb Stotter adjourned the meeting at 9:09 am.

**NEXT MEETING:** The DRIVE Board meets again on Wednesday, January 4th, 2022 at 8:30 a.m. at 418 Railroad Street, Danville

Respectfully Submitted,

Dave Park, Secretary