

Old Brooklyn Community Development Corporation  
Board of Directors Meeting Minutes  
Zoom Video-Conferencing Meeting  
June 28, 2022

**Board Members Present:** Dave Margolius, David Robinson, Reggie Clark, Mike Caparanis, Adam Saurwein, Katrina Homer, Kristen Wilson. **Staff:** Lucas Reeve, Amber Jones

**Meeting was called to order at 6:00 pm.** Dave Margolius congratulated Lucas Reeve as being the new Executive Director asked for a motion to approve the May minutes. David Robinson made a motion, Kristen seconded, minutes were approved.

**Treasurer's Report:** (David Robinson). Cash position is slightly higher for this time of year. A motion to approve the treasurer report? Adam Saurwein made a motion, Katrina seconded. The treasurer report was approved.

**\*Budget:** Not a lot of change from last months review of draft budget. Reduced deficit due to staffing. Planning to replace four positions within the next two months. Kristen made a motion to approve the budget, Katrina seconded. The budget was approved.

**\*Auditor Services:** Requests for Proposal were sent out to seven different companies. Three companies sent in proposals. For an organization of our size it is hard to find an auditor. McMananon was the recommended firm and we will go with them for a year.

**\*Social Media:** (Lucas Reeve) There was interest from three different groups based on the RFP released. JAC Creative was the only group to submit a proposal for our social media, \$2,000 a month which includes strategy, planning, social media management and video production. JAC has an advantage because they are in the neighborhood and that helps us with lower costs. The board was asked for their approval to enter into a contract with JAC for another year. Adam made a motion to approve JAC for social media, Reggie seconded. Motion approved.

**\*Board Summer Retreat** (Dave Margolius) Saturday, July 30, 9-noon. Ben Franklin Garden.

**\* Nominating Committee** (Kristen Wilson) Three applications have been submitted for new board members waiting on a few more to come in, the deadline is July 27<sup>th</sup>. Also received applications for committees for event planning, community health & board operations. Applications will be submitted to the Board on September 10<sup>th</sup>.

**Real Estate Update:** (Lucas Reeve)

The Neighborhood Development Committee gathers on June 21, 2022 regarding global real estate and placemaking efforts, with focus on the Memphis & Pearl project. The groups feedback was as follows:

- Number one goal would be creating vibrancy at the corner.
- Bring more people to main street.
- Create more opportunity for business.
- Multi-family housing at different price points
- Economic opportunity - create vibrant walkable district.
- To see this development as an opportunity to promote future investment in the neighborhood.

The committee recommends seeking new proposals. The process should include tax credit time frame either for low income housing tax credits historic tax credits, for potential submittal in early 2023. The process should be open and equitable, creating opportunity for as many potential proposals as possible. No one group should have exclusivity during the RFP process. Proposals must include a minimum of 25 apartment units, 3,000 square feet of commercial space. OBCDC should seek to remain in ownership of the properties. OBCDC board should target December as a potential decision point for development direction. OBCDC should be proactive in keeping the community informed of the process.

We secured \$150,000 of Brownfield grants to help with environmental assessments and remediation.

**New Business / Updates:**

- Director of Advancement, Devin Cotton, has left the organization
- Carlos Laboy, Your Engagement, will be leaving in the middle of August to take a position with Junior Achievement of Greater Cleveland

**Meeting adjourned at 7:00 pm.**