

**Meeting minutes of the Hilton Local Development Corp
March 17, 2016**

Board members present: Joe Lee, Jim Gates, Shannon Zabelny, Larry Speer, Andy Fowler

Others in attendance: Shari Pearce, Secretary, Maryalice Edwards, Treasurer, Mike McHenry, Mike Lissow

Mr. Lee called the meeting to order at 7:30 p.m.

35 Hovey St

Shari Pearce reported the LDC closed on the building with Parma Christian Fellowship on Wednesday, March 16, 2016.

Shari Pearce delivered a check to our attorney in the amount of \$12,278.31 for the closing.

Shari Pearce reported the defendants asked the court clerk for an extension, the court date is now scheduled for April 12th for the past due rent.

The board discussed the option of offering a settlement with the defendant and a general release agreement that both parties will sign. The release would be drafted by our attorney. General discussion followed.

The board agreed to offer a settlement amount of \$2,200 to the defendant along with a general release agreement.

Resolution for the LDC board to offer to the Fitness Warehouse Corp. \$2,200 in satisfaction of the past due rent and discontinue the court action with Prejudice and both parties will sign a general release of each other. Motion made by Jim Gates, seconded by Larry Speer. Carried unanimously 5-0.

There being no further business, the meeting was adjourned at 7:30 p.m.

Shari Pearce, Recording Secretary

Hilton Local Development Corp
Meeting Minutes via Email with the Board of Directors- April 2016

Shari Pearce sent an email to the owner of the Fitness Warehouse, Eric Hafner, informing of the board's offer of \$2,200.00. Eric Hafner and Robert Trowbridge countered offered the LDC Board at \$1,000 based on the following:

- Money in labor spent on cleaning/ mopping up water to prevent an accident Damage to equipment
- Mold
- Money spent on ceiling tiles, tarps, hoses, roof sealant (in attempt to control the massive leak)
- Embarrassment of our staff and loss of business was high. Possible members spoke of the leak as to why they did not join. They felt the risk was too high.

I emailed all the board members asking if they would accept their offer or counter at another price. The LDC board via email voted to move forward with accepting their offer. They based this decision on the fact that going to court and having the attorneys involved in the hearings would cost the LDC more legal fees and the board would like to begin to dissolve the LDC.

Resolution to accept the counter offer from the Fitness Warehouse of \$1,000 in satisfaction of the past due rent and discontinue the court action with Prejudice and both parties with sign a general release of each other. Motion made by Shannon Zabelny, seconded by Jim Gates, carried 4-1.

Shari Pearce will coordinate a date for both parties to sign the agreement and deliver the amount agreed upon.

Vouchers

Resolution to approve the following vouchers: 121 Groundskeeping, \$150.00, Lacy Katzen, \$1,274.50, Maier Land Surveying, \$375.00 and Scenic View \$200.00, Superior Press \$46.47. Motion made by Jim Gates, seconded by Larry Speer. Carried unanimously 5-0.

Shari Pearce, Recording Secretary