
Cleveland Restoration Society

BOARD OF TRUSTEES
Meeting Minutes
The Schofield Kimpton Hotel
Cleveland, OH

Tuesday, May 17, 2016

All exhibits and attachments referenced herein are on file in the CRS office and are available upon request.

Trustees in Attendance

Chad Arfons	Anthony Hiti	Stephanie Ryberg-Webster
Hannah Fritzman Belsito	William Hubbard	Bill Saltzman
Richard Borsh	Rick Kirk	Brian Stark
Richard Cline	Joseph Marinucci	Robert Weeks
Michael Cummins	Dana Noel	
Gary Fischer	J. Gordon Priemer	

- I. Call to Order: Michael Cummins, Chair of the Board called the meeting to order.
 - a. Brian Stark moved to approve the minutes of the March 15th meeting of the Board. Gordon Priemer seconded the motion and it was approved unanimously.
 - b. Michael reported that the Small Deals Task force is continuing to look at and evaluate potential deals and the first deal was likely to close the following day.
 - c. "Small Deals" are generally deals less than 5 million dollars. This first deal is West 25th Street project apartments, which has a full pool of 4 investors. The goal is to do 3 or 4 deals per year.
- II. Gordon Premier reported on the work of the nominating and trustees committee. The Board was asked to provide names of potential candidates to Gordon. We are looking for individuals with positions in large corporations.
- III. Tom Jorgenson reporter on financial and administrative matters. He explained the need for a resolution on signatures for the Key Bank Account. Chad Arfons moved to adopt the resolution. The motion was seconded by Bill Saltzman and approved unanimously. Tom also explained IRS Form 990 questionnaire and the trustees were asked to complete the questionnaire and return it to Tom. Tom reviewed the 1st Quarter results and that with the sale of the Cortland House, we are running ahead of budget for 2016. The City of Cleveland has continued to be slow in payment. We have received payment on 3 of our 4 contracts. We have not received any payment on the casino contract services since July 2015, though we are promised payment. We have paid back all but \$30,000 that we had borrowed from the board restricted funds.
- IV. Tony Hiti presented on recent work of the Advocacy Committee and explained the status of the demolition plans for the First Energy Power Plant. CRS Advocacy Committee developed a policy statement that it reviewed with other community organizations and Councilman Jeff Johnson in whose ward the power plant is located. The statement asked that they slow down the demolition to allow as feasibility study to be conducted for options to reuse the building. The City Design Review Committee tabled the issue twice.

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Planning Commission approved demolition 4 to 1 with approval from the City Administration. It was doubtful anything could be done to halt demolition, so the result is not surprising.

- V. Kathleen Crowther provided an informational report about the Scofield House. We were called by Thriving Communities to review the building. Many board members are already familiar with the property, which is now generally in a ruinous condition. Dana Noel reported on the condition of the building. It is solid, level, and plumb. It could be stabilized and warehoused. The Land Bank wants to tear it down. But the Land Bank may be convinced to mothball it.
- VI. CRS received a referral regarding the Henry Longfellow School from Councilmen Mike Polensek & Jeff Johnson requesting that CRS tour and review the building. Tony reported on CRS's role and discussions with the CMSD and that this is actually potentially a good opportunity to work together. CMSD is allowing a 6 month reprieve from demolition to allow time to evaluate whether there is a viable option for reuse. All board members are invited to join in the committee to identify and evaluate potential solutions.
- VII. Kathleen Crowther reported on the Lee-Harvard Heritage Project. CRS continues to develop the oral history program for the Lee-Harvard/Ward 1 area. Dr. Todd Michney, CRS's Humanities Scholar, has written about the area and CRS has received a grant from Ohio Humanities to work with him. We have also received funds to further develop research in the Arthur Busey subdivision.
- VIII. Robert Weeks reported on the status of the Ohio Historic Tax Credit. The state legislature is trying to reduce personal income taxes and the Ohio Historic Tax Credit is seen as low hanging fruit. Rob suggested a proactive approach to provide additional data to the legislatures. Need to identify developers to ask to send letters to the Commission and legislatures to be proactive. It was recommended that CRS issue an email blast to members and trustees with information as to who to contact to voice our support for the tax credit.
- IX. The Trustees toured the Schofield Hotel.

Minutes respectfully submitted by Bill Hubbard, Board Secretary.