

Northampton County General Purpose Authority Meeting Minutes

8:00 a.m. on November 1, 2016

The monthly meeting of the Northampton County General Purpose Authority was held on Tuesday, November 1, 2016, at 8:00 a.m. The meeting was held in Northampton County Courthouse, 3rd Floor, County Council Chambers, Room #3116, 669 Washington Street, Easton, PA.

ITEM #1 –CALL TO ORDER-ATTENDANCE

Mr. Langen called the meeting to order.

Attendance:

Shawn Langen, Michael Dowd, Margaret Ferraro, Helene Whitaker, Neal Koplin

Solicitor:

John F. Lushis, Jr., Esq.

Staff:

Mark Hartney, DCED Administrator
Tim Herrlinger, Acting Director
Michael Brett, DCED Specialist

David Hughes, DCED Finance Specialist
Denise Drake, DCED Acting Executive Secretary

Absent:

Shawn Donahue, Mark Schiavone.

ITEM #2- APPROVAL OF MINUTES FROM September 6, 2016

The minutes were unanimously approved on a motion by Mr. Dowd, seconded by Mr. Langen.

ITEM #3 – TREASURER’S REPORT

- 3.1 Mr. Hughes reviewed September 30, 2016 Treasurer’s Report and the invoices that were presented for payment.

MOTION: To approve the Treasurer’s Report as presented.

Mr. Koplin made the motion. It was seconded by Ms. Whitaker. The motion carried.

- 3.2 Invoices – July, August, September 2016

Mr. Koplin made the motion to approve as presented. Mr. Dowd seconded the motion. The motion carried.

ITEM #4 – PUBLIC COMMENT

None.

ITEM #5 – OLD BUSINESS

None.

ITEM #6 – NEW BUSINESS**6.1 Adoption of P3 Bridge Project Liability Insurance**

Mr. Lushis stated that the County is going to transfer title of the 33 Bridges to the General Purpose Authority (GPA). Under the P3 Bridge Project statute the GPA has to own the bridges. The question arises whether or not the GPA should have liability insurance. The GPA carries Directors & Officers (D&O) Insurance only. The attorneys concluded it should because of the possibility exists that the GPA could get sued.

The Service Agreement approved by County Council on October 6, 2016, provides that the GPA can procure such insurance as it deems necessary and appropriate and the County is to reimburse the cost of the premiums. Upon working with an outside insurance consultant, Mr. Lushis identified a 1 million/2million dollar policy with a premium of \$100,000 a year and a \$100,000 self-retained deductible. Mr. Lushis again reiterated that the County will make all of the reimbursements for costs incurred by the GPA associated with this policy.

Mr. Lushis stated he will be preparing a fifteen minute PowerPoint presentation for the GPA with the key elements of the project before the work commences which will assist in making sure the P3 Bridge Project is understood.

MOTION: Mr. Dowd made a motion to approve the P3 Bridge Project Liability Insurance Policy and it was seconded by Ms. Whitaker. The motion carried.

MOTION: Mr. Dowd made a motion to move into Executive Session and it was seconded by Mr. Koplín. The motion carried.

6.2 Executive Session Regarding Pending Litigation Associated With the P3 Bridge Project**Executive Session**

Meeting was resumed upon the conclusion of Executive Session. Mr. Langen called the meeting back to order.

Mr. Langen asked if there is a motion to approve the resolution that affirms the Board previous actions with regard to the P3 Bridge Project and authorizes the Authority's officers to move forward in implementing the P3 Project as presented by Mr. Lushis in executive session.

MOTION: Ms. Whitaker made a motion to approve the resolution of the P3 Project and it was seconded by Mr. Dowd.

ITEM #7 – STAFF REPORT

7.1 Project Updates:

7.1.1 Shell Building RFP

Mr. Hartney updated the Authority that they received one response to the Northampton County Development Partnership Shell Building RFP and they had a number of questions that needed clarification with the developer. As soon as the information is understood, it will be presented to a joint committee of the NCIDA, NCGPA and NC New Jobs Corp to decide if there is a desire to pursue the project. The respondent is J. G. Petrucci Co. and the site is off Jacobsburg Road next to the Coordinated Health facility. It is a two 2 parcel site that is about 16.3 acres. They have approval to build a 32,000 square foot building and they are proposing to increase it to 54,000 square feet.

7.1.2 NCHA & NCHEA Appointments

Mr. Hartney advised that the Appointments will be heard this month. The process is moving forward and should be complete by 2017.

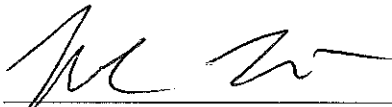
Mr. Hughes said that the \$50,000 loan for the brewery was approved by the Loan Committee. Additionally the Loan Committee is considering 2 loans; the first is for the rehabilitation of a warehouse in Easton and the second is for a non-profit organization in Easton.

ITEM #8 – NEXT MEETING – TUESDAY December 6, 2016

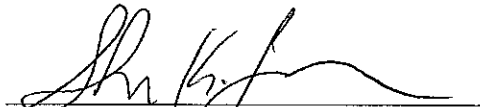
ITEM #9 – ADJOURNMENT

Motion was made by Mr. Dowd. It was seconded by Mr. Koplin. Motion passed unanimously.

ATTEST:



Mark Hartney, Administrator



Shawn Langer, Chairperson