



Medina County Port Authority
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Medina, Ohio 44256

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**Medina County Port Authority
Board Meeting
October 23, 2009**

Attendance: Port Authority Board: Bob Kenderes, Bill Frantz, Laurie Price, Jim Gerspacher, Commissioner Steve Hambley, Todd Gerber and Bill Hutson. MCEDC staff: Bethany Dentler, Sandy Neuman and Jodi Robbins.

Guests: Karen Wolff and Mike Sammon, Armstrong; Russ Schabel John Oberholtzer, Jeff Saffold, Jeff Bomberger, and Victoria Bowser, Squire Sanders & Demsey Counsel; Tim Smith, City of Brunswick; and Chris Jakab, Medina County Administrator.

Mr. Frantz called the meeting to order at 8:00 AM.

Approval of minutes: Mr. Hutson made a motion to approve the October 7, 2009 Medina County Port Authority (MCPA) meeting minutes, after a wording change on page 2. Mr. Harris seconded. All were in favor.

Chairman's Report: None

Financials: None

Commissioner's Report: None

Old Business:

Fiber Network Committee Report: Mr. Gerspacher presented 3 recommended to be Fiber project resolutions to the MCPA board for consideration.

1. Mr. Gerspacher motioned to adopt a pro-forma resolution and financial model prepared by OneCommunity. The pro-forma out line, a balance sheet with specifications of installation cost, construction cost, fees, and revenue for the projected user base. Mr. Harris seconded. All were in favor.
2. Mr. Gerspacher motioned to adopt a resolution to apply for Recovery Zone Bond funds for construction, ownership and maintenance of the fiber project. Mr. Hutson seconded. All were in favor.
3. Mr. Gerspacher motioned to adopt a resolution to receive legal counsel by Squire & Sanders to assist with contract negotiations. Mr. Hutson seconded. All were in favor.

Public Comment: Ms. Wolff stated that after review of the proposed financial and area models for the Medina County Fiber Network (MFCN), there were some red flags for her. She wanted to express her concerns for potential cost for small businesses that the fiber loop would not reach. She stated that while last mile costs are included in the financial model for schools and health care facilities, she believes that most of the excluded small businesses already have the fiber connectivity that they need to sustain business and that the "last mile" costs may not be feasible for many of the businesses that the MCFN will cross near or in front of.

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Ms. Wolff said that the committee ought to look at the pricing model. She also stated that engineering costs, pole rental fees and maintenance costs were not outlined in the financial model created by OneCommunity. Ms. Wolff asked the board to drive the planned route of the fiber ring, to become more involved and to ask more questions. She urged the board to make serious considerations to the viability and cost of this project as it would fall on the responsibility of Medina County.

Mr. Smith said he sees much untapped demand for the fiber ring in Brunswick and that the proposed MCFN is proving to be a great need for the new wave of educational and medical businesses that have opened and could be potentially moving to the City of Brunswick. He stated that the City and County can only benefit from the MCFN and that Brunswick businesses have shown great urgency in being able to tap into the resource potential of the MCFN.

Mr. Gerspacher stated that the Fiber Committee is aware of the businesses that would have potential "last mile" costs. He also stated that many of the revenues mentioned by Ms. Wolf were not included in the financial model in order that the proposed finances err on the side of conservative. He stated that the cost to these businesses are being considered and as the MCFN is being constructed, measures would be taken to assist these companies in helping them receive the connectivity the need and desire.

Innovation Park: Ms. Dentler reported that C.B. Richard Ellis has moved their sign at the University of Akron's Medina County University Center (MCUC). Mr. Hutson reported that he spoke with Kevin Malinowski of C.B. Richard Ellis and that the company which was looking to potential purchase land at Innovation Park has pulled their plans and is no longer pursuing the property.

Chippewa Landing Project: Mr. Frantz stated that further discussion will take place during executive session.

New Business:

Mr. Frantz requested the Board to enter into an executive session to discuss the potential acquisition of real estate by the MCPA in the Chippewa Landing project. Mr. Hutson made a motion to enter and Mr. Harris seconded. The executive session began at 8:24 AM.

Roll Call:

Mr. Hutson, yes; Mr. Gerber, yes; Mr. Gerspacher, yes; Mr. Harris, yes; Mr. Kenderes, yes; Ms. Price, yes; Mr. Frantz, yes.

Mr. Kenderes made a motion to end the executive session and Mr. Gerspacher seconded.

Roll Call:

Mr. Frantz, yes; Mr. Gerspacher, yes; Ms. Price, yes; Mr. Gerber, yes; Mr. Kenderes, yes.

The executive session ended at 10:24 AM.

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Mr. Hutson proposed a resolution authorizing the MCPA to apply for Recovery Zone Economic Development Bonds and Recovery Zone Facility Bonds to partially finance Phase 1 of the Chippewa Landing project that the stipulation that the usage of funds, if awarded, is subject to further documentation of the project and further approvals be the MCPA and limited to the difference between that amounts applied for as the MCPA fiber project, which is the MCPA's top priority, and the total amount available. Mr. Kenderes made a motion to accept the resolution proposed by Mr. Hutson, and Mr. Gerspacher seconded. The resolution was passed.

Adjournment: Mr. Hutson adjourned the meeting at 10:26 AM.

Please Note: The next scheduled MCPA meeting is **Wednesday, November 4** at 8 a.m. in Balcony Room B (310) County Administration Building