



MINUTES

CITY OF NEW ALBANY COMMUNITY IMPROVEMENT CORPORATION

Thursday, May 4, 2023

The New Albany Community Improvement Corporation (CIC) met at Village Hall on Thursday, May 4, 2023. Vice-President Todd Brubaker called the meeting to order at 4:02 p.m.

Present: Ron Davies, Everett Gallagher, Todd Brubaker, Colleen Briscoe, Jennifer Chrysler, Marlene Brisk, and Matt Shull

Absent: Joe Stefanov and Philip Smith

Guests: Jackie Russell, Sara Zeigler, and Bethany Staats

Excuse Board Members as Needed

Motion by Chrysler to excuse board members from meeting, as needed. Seconded by Gallagher. Motion approved.

Minutes

Motion by Gallagher to accept the meeting minutes from the January 19, 2023 annual meeting. Seconded by Briscoe. Motion approved, Brubaker abstained.

Motion by Gallagher to accept the meeting minutes from the January 19, 2023 regular meeting. Seconded by Briscoe. Motion approved, Brubaker abstained.

Innovate New Albany Contract for Space

Russell presented an updated contract with The New Albany Company (NACO) for Innovate New Albany's existing location at 8000 Walton Parkway, Suite 200. The contract update allowed for month-to-month extensions. Briscoe asked if we anticipate the lease ending in December. Chrysler responded that at this time, NACO has not indicated that they need the space. Brisk shared her concern that the company might request the space back and offer short notice for Innovate New Albany to move from the building. Briscoe agreed and echoed that there were meetings in 2022 when it was shared that the space may be lost or reduced. Brisk mentioned that Innovate New Albany leases should be modified to "sub-leases" and to include provisions of the master CIC/NACO lease. Chrysler mentioned that she was working with NACO to get the lease cleaned up with the correct entities throughout the contract.

Gallagher motioned for approval of the lease with the correct legal entities with The New Albany Company. Seconded by Brisk. Motion Approved.

Innovate New Albany and Crown Castle Contract

Russell presented the Crown Castle contract to the CIC which will provide back-up internet services to the Innovate New Albany space. Briscoe clarified that the contract was for the Innovate New Albany space not the city's space in the same building. Russell confirmed it was for the Innovate New Albany space. Gallagher asked if there was a monthly fee. Russell answered yes, however, the city's IT director is addressing the fee within the city's contract change.

Gallagher made a motion to approve the Crown Castle contract. Seconded by Shull. Motion approved.

Other Business

Zeigler offered an update regarding the Breezeline contract. At this time negotiations are ongoing. Staff continues to discuss the extension of the term and the status of existing equipment. Zeigler shared that she hopes to have a final version soon.

Russell thanked the CIC for their submission of changes to the Code of Regulation. Staff is working to make the changes and will have them for your review at the next meeting. Chrysler added that staff has been working hard to plan for the next phase of the incubator. She said that the staff would like to meet as a group and discuss opportunities for the incubator with the CIC. She mentioned that it could be a conversation with facilitators or working with a coworking operation.

Gallagher asked Staats for an update on the audit. Staats answered that the audit had been turned in for review and the auditors have recently completed the field work. Staats said she anticipated the results to be returned soon.

Adjourn:

Motion to adjourn (4:20 p.m.) by Briscoe. Seconded by Chrysler. Motion approved.



Secretary, CIC Board of Trustees

1/5/2024
Date