

**Yellow Springs Development Corporation Meeting, 5/4/2021, 4:30-6:00 pm
Virtual Meeting via Zoom**

Attending Voting members: Lisa Abel, Shelly Blackman, Steven Conn, Don Hollister, Lisa Kreeger, Marianne MacQueen, Steve McQueen, Hannah Montgomery, Corrie van Ausdal

Attending Ex-Officio: Jeannamarie Cox, Terri Holden, Josue Salmeron, Alex Scott

Attending Invited: Eric Henry, Carol Simmons, Kineta Sanford – Inclusive & Resilient YS presentation

Attending Excused Absence: Alex Bieri, Sarah Courtright, Maureen Lynch

1. Call Meeting to Order, Meeting Agenda Review/Approval (Abel)

The meeting was called to order at 4:32. Abel requested changes to the agenda; none.

2. Treasurer's report (Montgomery)

Hannah reviewed the Treasurer's report as provided in the meeting packet, and noted the continued one-month lag due to the timing of YSDC meetings with month close.

3. Consent Agenda:

Motion: Lisa Kreeger moved/Marianne MacQueen seconded adopting the following:

- a. To accept the minutes of the April 6, 2021 YSDC meeting
- b. To accept the Treasurer's report as presented at today's meeting

Motion passed unanimously with no abstentions (Conn not present for this vote).

4. New Business

Abel introduced the new business topics and guest, Kineta Sanford. These are two topics which may be of interest and in the focus of the YSDC in the months to come.

- a. Local foods & agriculture as economic development (MacQueen)
MacQueen provides an overview: As a very new organization the YSDC should understand the opportunities in our local economy, an important one in MacQueen's perspective is local foods / agriculture. MacQueen advised that our area is a national, if not worldwide, bread-basket. There is a local food movement forming here from a variety of forces – more localism, more sustainability, people wanting to eat more healthy, fossil fuel reductions. We have some resources already – Agraria, Farmer's Market and some Food to Table. It has an opportunity to grow in our area. As we think about economic opportunities it is good to understand the issues and opportunities so we can be prepared for an opportunity. MacQueen's proposal is we could have experts key to this movement come give us their perspective.

Opened to questions / comments: Hollister notes "value add" is key as there are nuggets in town that can add to economic value add agriculture makes sense. Kreeger is in agreement – this is solid in the sweet space for an economic development corporation. We have a locally strong brain trust and the right soil to support this. Scott notes "Spark"

kitchen in Fairborn might be a good resource. Van Ausdal through chat asked what can we make/build/support do here? Salmeron mentions “acuaponics.”

Recommendation: ask the three key experts to come for a 10 minute overview. Abel will work with MacQueen to get this on an agenda in the near future.

b. Inclusive and resilient Yellow Springs (A. Scott, K. Sanford)

Scott has been working with a collaborative group to look at barriers in our community with Kinetta Sanford, Home, Inc. Scott turns it over to Sanford who presents a power point on the inclusive and resilient YS project. A variety of project strategic plans were reviewed and available in the attached power point.

Opened to questions – Conn asks, noting the use of AARP and Age Friendly, if this in preparation of only an aging population? Sanford notes age friendly is actually all ages, not just older citizens. Looking at all perspectives such as infant childcare. MacQueen reminds us AARP does work for everyone not just older citizens and may support place-making grants. Sanford notes there are organizations that support place-making grants. Holden notes “Designing Local.com”, out of Columbus, presented on this and their website is informative, especially around the Athens Ohio project. Abel notes the YSDC is a natural fit with the collaborative team. Let’s keep each other in the loop.

5. Top Priorities:

a. 2021 goals – subcommittee reports:

i. Housing (MacQueen, Blackman, van Ausdal, Scott)

MacQueen notes meetings have happened but nothing new since the last meeting. Scott notes she is still unclear of the actual scope of the YSDC. Abel offers to join a meeting.

ii. CBE and Railroad St development (Kreeger, Salmeron, Abel, Blackman, Hollister)

Cresco: Kreeger asks if there are updates from Cresco. Salmeron provides: Cresco is beginning a major expansion in licensing and facilities, will present to planning commission in May. They have noted they may need more space. It’s early in the process; land is available for sale but no commitments at this point. Abel requests statistics on revenue, employees, and salary range. Ari has transitioned and Kristen Parr is now leading YS Cresco. Kreeger notes maybe we should not “market” the CBE until this is better understood. Van Ausdal asks if there is a feel for timing. Salmeron notes delays due to the bandwidth of building inspection and changes at Cresco. Abel notes we should wait for Cresco’s request.

Railroad St: Salmeron notes the grant for storm system has not been advised yet. He has been able to find previous recommendations for the space completed multiple years ago, which he can share at a later date.

iii. Economic funding sources, PACE, bonds, grants, etc. (MacQueen, Salmeron, Cox)

MacQueen: We have had one meeting. A key question is a mechanism to find money or chasing money that is available. What is it we want to raise money for then find funding specific to it. What capacity do we need to have to pursue raising money? Such as having a library of details so we can complete a funding request. Another capacity to have is “resources” to complete funding requests.

- iv. Economic needs survey (Scott, Hollister, van Ausdal)
Scott notes she is moving forward with this.
- v. Regional economic development (Abel, Montgomery, Kreeger, McQueen)
No update

- b. Housing development agreement/Oberer site plan (Salmeron)
Salmeron notes Oberer has petitioned for the land to be annexed. So the timeline is in the next 60 days for approval, more or less.

6. Executive Session (potential for two back-to-back sessions)

- a. Kreeger motions to adjourn to executive session for the purposes of discussing real estate & business development; Hollister seconds. Motion passes unanimously with no abstentions.

As topic “a” was still in conversation and multiple other questions were present after the allotted time for the meeting, it was decided to reconvene for further conversation on topic “a”. and beginning conversation on “b”. did not occur. The group agreed to leave both executive session and the board meeting without further action.

- b. ~~Adjourn to executive session for the purpose of discussing real estate contract negotiations~~ – Topic was planned but was not covered during the meeting.

c. Meeting Adjournment

MacQueen moved and Van Ausdal seconded to end executive session and board meeting at 6:02. Motion passed unanimously with no abstentions.

d. Future Agenda Planning:

- a. Economic recovery scenario planning of essential businesses/ those with strong value propositions & financial acumen
- b. Tax and income strategic discussion for all benefitting entities
- c. Records policy and other required policies
- d. Grant writer position, grant writing and collaborations
- e. Administration of CBE infill; admin position for YSDC (and PACE); administrative fees
- f. Potential projects (reference zoning map):
 - i. Antioch College excess assets – Montgomery, Neuhardt
 - ii. Retention updates – Salmeron
- g. Perspectives/guests from other communities (Fairborn, Hamilton, Springfield, Dayton...)

Inclusive & Resilient YS Coalition Update

The Inclusive and Resilient Yellow Springs Coalition is a partnership between two collaborative projects: the Inclusive/Resilient Yellow Springs project and the Livable/Equitable/Age-Friendly Yellow Springs project.

Our Mission:

Supporting diverse communities by identifying and removing barriers to opportunity and success in order to create a more equitable, inclusive, and livable Yellow Springs.

- Host Cost of Poverty Experience (COPE), resulting in recommendations for local implementation
- Implement village-wide survey with particular emphasis on equity and inclusion of diverse communities in Yellow Springs
- ID and engage community organizations for affirmative marketing and outreach expansion
- Provide local training (affirmative marketing, implicit bias)
- Explore placemaking and local design grants
- Participate in Housing Stability Task Force and rental/utility assistance for residents

— STRATEGIC PLANS

- ID grant funds to support economic development and remove barriers in VYS including support VYS in the CDBG grant for Beatty Hughes accessibility upgrades and disseminate information on small business assistance (e.g. LISC rural business grants)
- Further housing stability and affordability in YS through repair grants
- Develop recommendations based on COPE and survey
- Implement L/E/AF action plan for phase II
- Jumpstart Courageous Conversations in YS public schools
- Create citizen-informed action plan

— STRATEGIC PLANS

COMING UP THIS QUARTER

and how to get involved

- Marketing for Survey and Survey Rollout— April and May 2021
 - *Promote the survey through your respective organizations*
 - *Take the survey! Even if you don't live in YS, there will be an option for you*
- Begin Listening Sessions in addition to Survey— May 2021
 - *Help us host listening sessions*
- Virtual Cost of Poverty Experience— June 2021
 - *Invite your board members and staff to join the Virtual Cost of Poverty Experience*
 - *Volunteer on the steering committee for the Cost of Poverty Experience*
- Analysis of Survey Responses with Domain Experts— June 2021
- Become an AmeriCorps VISTA with Yellow Springs Home, Inc.!

JOIN OUR TEAM!

Yellow Springs Home, Inc. is seeking two
AmeriCorps VISTAs for the 2021-2022 year!



visit

www.yshome.org/ameriCorps

for more info!

IT TAKES THE WHOLE VILLAGE

It's up to the whole village to tackle inequities in our community and to remove barriers to opportunity. We are invested in putting together the tools to build capacity for the whole village to use in order to build resilience, equity, and inclusion in order to ensure Yellow Springs is a livable place for all.