



CITY OF DOVER

DOVER BUSINESS AND INDUSTRIAL DEVELOPMENT AUTHORITY - MINUTES

Meeting Type: Regular Meeting
Meeting Location: The McConnell Center, Room 306
Meeting Date: Thursday, October 4, 2018
Meeting Time: 4:00 PM

Members Present: Tim Dargan (Chair), Maurice Olivier, Matt Sylvia, Phil Rinaldi, Guy Eaton, Peg Purcell

Members Not Present: Scott Johnson (Vice-Chair), Sam Haddadin, Periklis Karoutas

Ex Officio Members Present: Dan Barufaldi, Economic Development Director; Karen Weston, Mayor; J. Michael Joyal, City Manager

Guests: Brandon Goff, Peter Henry, Doug Dede

David Choate, Colliers International, was present for roll call attendance, reading of the minutes from the previous meeting and a portion of the non-public session.

1. The Chair called the meeting to order at 4:05 PM.

The Chair called for a roll call attendance. A quorum was present.

2. Review and Approval of the September 6, 2018 Public Meeting Minutes.

Motion: P.Rinaldi made a motion to approve the September 6, 2018 Board Meeting Minutes. Seconded by M.Sylvia.
Vote: U/A.

3. Non-Public Session:

Enter non-public session pursuant to:

RSA 91-A:3 II (c): Matters which, if discussed in public, would likely affect adversely the reputation of any person, other than a member of the public body itself, unless such person requests an open meeting. This exemption shall extend to any application for assistance or tax abatement or waiver of a fee, fine, or other levy, if based on inability to pay or poverty of the applicant.

RSA 91-A:3 II (d): Consideration of the acquisition, sale, or lease of real or personal property which, if discussed in public, would likely benefit a party or parties whose interests are adverse to those of the general community.

RSA 91-A: 3 II (j): Consideration of confidential, commercial, or financial information that is exempt from public disclosure under RSA 91-A: 5, IV in an adjudicative proceeding pursuant to RSA 541 or RSA 541-A. Roll call vote, simple majority needed to pass.

Motion: M.Sylvia made a motion to enter non-public session. Seconded by P.Rinaldi. Vote: U/A.

4. Return to Public Session:

The Chair requested a motion to seal the non-public session meeting minutes pursuant to:

RSA 91-A: 3, III: "Divulgence would render the proposed action(s) ineffective"

"Divulgence of the information would affect adversely the reputation of a person other than a member of the body".

Two-thirds majority needed to pass.



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Motion: P.Purcell made a motion to seal the non-public meeting minutes. Seconded by P.Rinaldi. Vote: U/A.

D.Dede entered the meeting at 4:46 PM, and introduced himself to the Board.

5. New Business:

- **Strategic Intentions-Peer Review Update/Age-Friendly Project Report: M. Olivier**

M.Olivier went over the Peer Review Process, and instructed Board members how to complete the forms that were distributed. It was determined the forms should be completed by October 11, 2018.

Board Members discussed the Age-Friendly Project, and it was suggested that businesses be included in the interview process.

- **Downtown Merchants Report: R. Weston**

R.Weston gave an update of the downtown merchants.

- **Rezoning Coalition**

The rezoning coalition is looking at gateways to the city and rezoning. The next meeting is October 9, 2018 at 5:30 PM. DBIDA Board Members are encouraged to attend.

- **BizEd Connect**

A local business has requested access to engineering and electronic intern students from the High School. It was stated that DBIDA and the CTC should use this opportunity to re-establish collaboration efforts.

- **Waterfront update: P. Purcell**

P.Purcell gave an update of the Waterfront Development plans. Discussion continued in regards to the timeline and specifics of the project.

- **Healthcare: M. Olivier, G. Eaton**

M.Olivier gave an update of feedback he received from a local retired Healthcare Professional. Discussion ensued concerning factors that Healthcare Facilities look for when deciding on a location.

- **UNH Liaison: G. Eaton**

G.Eaton stated that UNH is interested in working with DBIDA. A follow up will be made in early November.



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- **EPII**

Board members discussed the previous funding received in 2015 for EPII. A request to increase the funding in 2019 to purchase a large enough parcel of land and build infrastructure, will be presented to the Planning Board. A recommendation will then be sent to the City Council.

- **ROI Report: M. Sylvia**

An analysis will need to be made as EPII progresses.

- **Director's project comments: D. Barufaldi**

The Director gave an update about State Opportunity Zones, and Opportunity Funds.

The State hosted several Economic Development Build Plan Sessions, focusing on improving NH's economy. Dover's Economic Development Department attended two of these sessions.

Several articles have been written about the economic vitality of Dover.

Board members discussed Skyhaven Airport as a regional asset.

6. Financial Report: September 30, 2018 Month-End Report:

D.Barufaldi went over the financial report that was distributed.

Motion: P.Rinaldi made a motion to accept the September 30, 2018 Financial Report. Seconded by M.Sylvia. Vote: U/A.

7. Manager's Report: Economic Development Section: September 2018:

The manager's report is located in the packet for review.

Motion: M.Sylvia made a motion to ask for an amendment to the CIP to increase the amount allotted for EPII, to \$6M. Seconded by M.Olivier. Vote: U/A.

8. ADJOURN:

Motion: M.Sylvia made a motion to adjourn at 5:37 PM. Seconded by P.Rinaldi. Vote: U/A.