

**South Central Assembly  
Minutes of the Board of Directors Meeting**

November 28, 2007

Room 101, Educational Activities Building  
Penn State Capital Campus, Middletown

Officers:

[p] Honorable Stephen Reed  
[p] Honorable Nancy Besch  
[ ] Honorable John Brenner  
[p] Steven Peterson  
[p] Honorable R. Glenn Snyder  
[ ] Honorable Jo Ellen Litz

[ ] Stephen Powell  
[ ] George Rettew  
[e] Rusty Shunk  
[e] Steve Snell  
[ ] Honorable Ted Streeter  
[ ] Honorable Michael Sturla  
[e] Honorable. Rose Marie Swanger  
[ ] Honorable William Troxell  
[ ] James Turner, Esq.  
[ ] Boyd Wolff  
[ ] Lori Yeich  
[ ] Merrill Yohe  
[p] Sherri Zimmerman

Members

[p] Honorable Robert Anspach\*\*  
[ ] Honorable Bruce Barclay  
[e] Mark Berg  
[ ] Daniel Betancourt  
[p] Harrison Bink  
[p] Gail D'Angelo  
[e ] Honorable Nick DiFrancesco  
[e ] Honorable G. Warren Elliott  
[ ] Michael Fesen  
[ ] Honorable Mauree Gingrich  
[ ] Honorable Richard Gray  
[ ] Barbara Groce  
[e] Francis B Haas, Esq.  
[ ] Prof. Irving Hand  
[ ] Honorable Molly Henderson  
[p] Roger T. Karsnitz, Sr.  
[p] George Klaus, Jr.<sup>1</sup>  
[p] Raymond Klein  
[ ] Julie Lalo<sup>2</sup>  
[e ] Joe McCarthy  
[p] Skip Memmi  
[ ] Honorable Lori Mitrick  
[e] RussMontgomery  
[e] Penny Myers  
[e] Susan Parry<sup>3</sup>  
[ ] Honorable Cheryl Plummer

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Representing Board members:

\*\* Melissa Quinones

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Others Attending:

Craig Zumbun (Executive Director)  
Stephen Scanlon (Staff)

Attendance Key:

e- excused absence (prior contact)  
p - present

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1 Ex Officio USDA

2 Ex Officio 10,000 Friends of PA

3 Ex Officio RC&D

### **Call to Order**

The Chair called the meeting to order at 3:14 p.m.  
A quorum was determined based on at least four members being absent more than three consecutive meetings.

### **Minutes**

Motion by Mr. Memmi  
Seconded by Mr. Snyder

<b>Approve the minutes of the September 19 Board meeting.</b>
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Discussion: One minor change.

Vote on motion: **Unanimous approval**

### **Executive Director's Report**

The Assembly 10<sup>th</sup> anniversary summit planning is in process. Organizational meetings are being held and forms are filed with the IRS.

### **Regional Commissioners' Association report**

Mr. Snyder reported that 10 new county commissioners will be taking office in January.

### **Regional Round Table**

Mr. Memmi reported on an economic development initiative in Derry Township by Hershey Entertainment and Resorts. A \$300,000,000 investment over 5 years will soon follow one of \$150,000,000 over the previous five years. This will include downtown reinvestment that will expand on the original two block investment district.

### **Committee reports:**

#### **Nominating**

Ms. Besch reported that she met with Nominating Committee members Joe McCarthy and Barbara Groce. They prepared a preliminary board members slate noting that it is premature to make a recommendation now. The committee proposes to have its recommendations prepared for the January meeting once it has had a chance to have discussions with new county commissioners. Meanwhile, the committee hopes that the current slate of officers will continue to serve.

Ms Besch noted that Mr. Reed indicated that he desires that a new board president be appointed.

Mr. Reed acknowledges that he believes it is time for a change in the position of president. Mr. Reed reminded the committee that the board needs to be diverse, including different minority groups.

Ms. Besch encouraged recommendations including self-nominations.

It was pointed out by board members that Ms. D'Angelo and Mr. Price should be listed on the nomination list.

Ms. Zimmerman will work with Mr. Scanlon to create an updated board list. This list will be sent to current board members.

Mr. Reed clarified the status of officers noting that Robert's Rules indicates officers remain officers until replaced.

### **Finance and Membership**

Mr. Klein proposed a funding idea related to the change in fees allowed in 2010 for delivery of electricity. With the rise in the cost of electricity the Assembly might render a service that would represent many units of government to act as a group purchaser by aggregating purchasing thereby discounting services. Another alternative could be seeking an outside source to be an aggregator and get a commission from that.

Mr. Reed noted that bundling the customer base to purchase energy is already employed. Negotiations of this sort are an art form, he said. There are specialists in consortium buying. The city makes an administrative fee off of the agreement. Utility plants and street lights are the biggest public consumers of electricity. Smaller regions than the eight-county region would be more feasible. Mr. Reed recommended that the Finance Committee could pursue this.

Motion by Mr. Klein  
Seconded by Ms. Besch

<b>The Assembly shall investigate the options of pursuing a south central Pennsylvania energy consortium</b>
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Discussion: no further discussion

Vote on motion: **Unanimous approval**

Mr. Reed recommended an RFP would refer to an eight-county region. He shared that Ed Nielson, Harrisburg Mayor's office of Special Projects, would be an excellent source of information. Ms. Besch recommended Paul Zigler of the Central PA Energy Consortium.

Finance:

Mr. Zumbrun reported that at the earliest the Assembly will not likely see funds from the KOZ grant draw down until January. The operating account is very low; staff have not been paid for two months. He noted that the summit will be an income generator and that the board membership needs to step up to the plate. There has not been a finance committee meeting in 2007.

Membership dues

A 2007 county member ship dues letter went out earlier this month (individual letters in January and February 2007) Mr. Reed instructed that 2008 letters should be sent in December, both county and individual.

The Finance Committee will meet to consider the proposed 2008 budget.

Mr. Snell recommends staff submit expenses. Ms. Besch indicated that there needs to be an accounting of the cost of business. The chair indicates staff are to submit expenses, even if there are no current funds.

Mr. Memmi expressed his concern that a negative balance could affect the potential for grants that require matching funds. Mr. Klaus indicated that low Assembly funds do not affect the DCED summit grant.

Ms. D'Angelo recommended a letter indicating what the Assembly has done. Mr. Reed indicated a revision of an earlier list for the 2008 letter would suffice. Mr. Peterson recommended that the letter should include the new vision statement. In short, the 2008 membership letter should largely reproduce what already exists.

Mr. Klaus stated that the old Assembly committee structure is suffering. He recommended turning the planning committee into a "revival" committee. This committee can write a letter to get the WAM Representative Swanger hopes to offer (circa \$10,000). In order to turn this thing around we need to be able to hire someone half time to start some forward motion.

Ms. D'Angelo suggested we ask counties what they want the Assembly to do through a needs survey. Ms. D'Angelo (chair) will work with Mr. Klaus, Mr. Peterson and Ms. Zimmerman on a **special committee** to be called the "**Revival Committee**." This will be listed under committee reports.

#### Housing and Community Development

Mr. Klaus indicted that the committee will, in May or June, have a regional forum for locally based housing groups, citing county examples. Affordable housing is becoming a growth industry in the region. The Assembly will weave together these affordable housing related groups to share experiences.

Mr. Klaus and Mr. Zumbrun requested board support for the Housing Alliance of Pennsylvania Campaign for additional affording housing funding.

Motion by Mr. Klaus  
Seconded by Mr. Snell

<p><b>The Assembly board endorses the Housing Alliance of Pennsylvania's Campaign for additional affordable housing funding</b></p>
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Discussion: nothing further

Vote on the motion: **Approved unanimous**

Mr. Klaus will file the endorsement with the Pennsylvania Housing Alliance

PLTF

Ms. D'Angelo reported that a future meeting is planned.

Mr. Reed suggested, in view of the rising rates of predatory lending in the region and the tightening of the credit market, that the task force create a public forum for the Secretary of Banking to include the media and the public. It would be an opportunity to hear the top banking official speak on the topic. It would take staff support.

Mr. Reed instructed that visibility is crucial. Assembly forums must be marketed to and be relevant to the public to get visibility. That is the way things work. The Assembly must change the way it does business in order to be seen as relevant.

#### H&HS

Mr. Klaus reported that there are plans to pursue a H&HS “Can we talk” conference after the summit. It will be social services focused.

Reed repeated his warning about changing the way the Assembly markets itself. See comments under PLTF, above.

#### Committee Structure

Mr. Reed made the following recommendations regarding consolidation of committees:

Abolish: CONSERVATION

Abolish: RECREATION

Abolish: HERITAGE: combine function with LAND USE AND GROWTH MANAGEMENT

Abolish: LEGISLATIVE

Abolish DOWNTOWN AND RETAIL; combine function with H&CD and PLTF

Combine H&CD with PLTF to form HOUSING, COMMUNITY DEVELOPMENT AND PREDATORY LENDING.

Combine PLANNING with FINANCE AND MEMBERSHIP

Combine LAND USE AND GROWTH MANAGEMENT with AGRICULTURAL PRESERVATION

Moved by Mr. Snell as an omnibus motion

Seconded by Ms. Zimmerman

<b>Change Assembly committee structure and names as noted</b>
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Discussion:

Recommended two name changes amendment:

PLANNING, FINANCE AND MEMBERSHIP

LAND USE, GROWTH MANAGEMENT AND AGRICULTURAL PRESERVATION

COMMITTEE

Amendments accepted by Mr. Snell and Ms. Zimmerman

Vote on omnibus motion: **Unanimous approval**

#### **Old Business:**

Mr. Klaus discussed Summit sponsorship invitations for the January 31 and February 1 summit. These were e-mailed to board members earlier on the day of the board meeting. He

encouraged all board members to solicit sponsorships through their contacts. Summit attendee invitations will be mailed in mid-December. He reported that local government associations are committed to advertise the event in their newsletters. Mr. Klaus also spoke with numerous regional organizations indicating that the Assembly is not interested in competing with them. He has asked DCED if the governor would be interested in making a presentation.

Mr. Reed asked Ms. Zimmerman to prepare letter for Mr. Bink's signature for him to send sponsorship information to all architectural firms.

Mr. Klaus reported that Mr. Bink has given out approximately \$3,000 in production expenses.

Ms. Zimmerman asked for help in preparing the list of speakers.

To the suggestion that we ask speakers how the Assembly can make a meaningful contribution Mr. Reed indicated that the Assembly needs to act in a manner that it is poised to make a difference. That others can participate in making the decisions - "You get to decide the action agenda" – should be the drawing card.

Motion:

<b>Contract with HACC for use of its Wildwood Conference Center</b>
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Discussion: none

Vote: Unanimous approval

Other Discussion:

Mr. Memmi expressed concern that the \$250 vendor's fee is too low. However, the fee has already been advertized.

Ms. Besch indicated that Delta Development will likely be happy to provide a \$500 sponsorship if it can give a brief presentation at lunch.

**New Business:**

None

**Good of the Order:**

Mr. Klaus noted a \$99,000 revolving loan fund to act as a business incubator for municipalities with economic development challenges. Call 717-755-2966 x125 to find out more.

Motion to adjourn by Mr. Snell. A second was made.

Unanimous approval. Meeting ended at 4:45 p.m.

***The next meeting of the Board of Directors will be January 16, 2008 at 3:00 p.m.  
in EAB 101 at Penn State Middletown***