

SPECIAL COMMISSIONERS MEETING – THURSDAY, MAY 31, 2007

Sharon Ray called the meeting to order at 9:33 a.m. with Patricia G. Geissman and Stephen D. Hambley present.

Chris Jakab, County Administrator, presented a resolution approving certification of a County Impact Facility and approval of a corresponding agreement with Cabela's Retail, Inc. He said Ohio Revised Code (ORC) Section 333.01 allows a county to accept applications for a county impact facility project, which has certain criteria associated with it including:

1. the proposed Brunswick impact facility is economically sound;
2. construction has not yet begun on the project;
3. the facility will benefit Medina County by increasing employment opportunities and strengthen the local and regional economy; and,
4. receiving payments for the proposed project is a major factor in the location of the company.

Mr. Jakab said the certification is for a retail establishment with impact facility criteria that includes an investment of more than \$50 million and will minimally create at least 150 full-time equivalent positions of employment. The application was received from Cabela's Retail, Inc. for the proposed project to be located in the City of Brunswick and the county has reviewed the application and found that it met all the criteria established by the ORC.

Mr. Jakab said the application and certification were sent by the company's Chief Financial Officer to the Department of Development for review and subsequent certification by the Director of the Department of Development, Lieutenant Governor Lee Fisher. The approval was received Wednesday, May 30, 2007, from the Department of Development. Corresponding to that approval, an agreement has been prepared and is attached to the resolution, which would, if approved, allow for the payment to the applying company, Cabela's Retail, Inc., in the amount of 75% of the sales tax revenue generated by sales at that specific Brunswick facility for a term not to exceed 10 years. The payment would only be for the sales and use tax associated with the county's general sales tax levy (the current 1/2% that is levied by the county pursuant to ORC Sections 5739.021 and 5741.021). It would not apply to the most recently elected levy approved by the voters in May 2007.

Mr. Jakab said the agreement stipulates certain terms of the project and requires certain certifications associated with the operation and with the facility. The proposed project timeframe is 2008-2009 and payment would flow back to Cabela's within about a quarter after completion of project and opening of the facility. The resolution would approve the certification of the project as an impact facility and the agreement would allow for the payment of those specific sales tax revenues to Cabela's for a period not to exceed 10 years.

Mrs. Geissman moved to approve the resolution. Mr. Hambley seconded the motion.

Mrs. Geissman commented that she was pleased they had gotten to this point and that a location in Medina County is being considered. She told Brunswick City Manager Bob Zienkowski that the city's aggressive approach to this company has gotten them to this point. This will be good for Brunswick and good for the County.

Mr. Hambley agreed and said the City of Brunswick should be applauded for their initiative. The Commissioners also recognize that Wadsworth was one of the sites that was in contention. For the past few years, they had been encouraging Cabela's to consider locating in Northeast Ohio. Even though they weren't the final site selection, they can be given credit for drawing Cabela's attention to the region. The county is thankful for that, but the location factors for Brunswick cannot be denied (its closeness to the turnpike and its proximity to I-71).

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Ms. Ray said it was refreshing, on this project with a strict deadline, that there was bi-partisan support and effort from Chris Jakab, Jim Doutt, Lee Fisher’s Office, Betty Sutton, Bill Batchelder, etc. Everyone pitched in to make sure that the deadline was met, because it is a good project for the citizens of Medina County. On behalf of the Commissioners, she thanked everyone involved.

Bob Zienkowski, Brunswick City Manager, thanked the Commissioners for their support throughout the entire process. He said all the conversations they had on the phone and the evenings they gave up for the project are greatly appreciated. It has been a truly great partnership between everyone - the county, the businesses, the Chamber of Commerce, the school district, and his staff. He recognized and thanked Chris Jakab and Jim Doutt for doing a tremendous job to help the project meet the timeline. This truly shows what this county is about - everybody pulling together when they need to for the benefit of this county. He thanked everyone on behalf of the City of Brunswick for being so supportive of the projects and issues they have; that is why this county will be doing great things.

There was no further discussion. Roll call showed all Commissioners voting AYE.

On a motion by Mr. Hambley and a second by Ms. Ray, the meeting adjourned at 9:41 a.m.

RESOLUTIONS PASSED 5/31/07

<u>NUMBER</u>	<u>RESOLUTION TITLE</u>
07-540	CERTIFICATION OF A COUNTY IMPACT FACILITY AND APPROVAL OF A CORRESPONDING AGREEMENT WITH CABELA'S RETAIL, INC.

All deliberations concerning official business and formal actions by this Board of Commissioners were conducted in an open public meeting this thirty-first day of May 2007.

Respectfully submitted,

COMMISSIONERS _____
Sharon A. Ray

OF

Patricia G. Geissman

Pam Vereb, Clerk

MEDINA COUNTY _____
Stephen D. Hambley