

City of Southgate
Tax Increment Finance Authority Meeting Minutes
June 16, 2025

A Meeting of the Tax Increment Finance Authority was held on June 16, 2025.

Present: Peter Heggie, Tony DiCarlo, Patrick Guentner, Tony Lajeunesse, Walt Oben
Excused: Patricia Anderson, Tom Gasso, Ron Moran, Jeremy Reyna
Also Present: Mayor Joseph Kuspa, City Council Liaison Priscilla Ayres-Reiss, City Administrator Dan Marsh, and City Finance Director Douglas Drysdale, Carlisle/Wortman Associates (CWA) Principal David Scurto

The Meeting was called to order at 5:34 pm by Chairperson DiCarlo.

Minutes:

1. Meeting Minutes, March 19, 2025

It was moved by Guentner, supported by Lajeunesse, to approve the Meeting Minutes of March 19, 2025. Motion carried unanimously.

Persons and/or Petitioners:

None

New Business:

1. TIFA Plan Document No. 10

City Administrator Marsh and CWA presented the draft Document #10 for the TIFA which includes the Development Plan, Tax Increment Finance Plan, and mapping. Review of the document along with discussion was held amongst the board members. CWA was directed to amend the document and include additional future improvements to the plan. After the revisions are done the revised document will be presented to the TIFA board, and a recommendation to city council will take place.

No formal action taken at this time. Direction given to CWA to amend Document No. 10 with the proposed changes from the TIFA board, and present revised Document No. 10 at the next TIFA board meeting.

2. TIFA Revenue Sharing Agreement

Finance Director Drysdale presented the recommended revenue sharing agreement to the board members. This agreement refunds the city portion of the captured taxes back to the General Fund. This process has been in place over the past ten years.

Motion by Oben, supported by Guentner, to approve the proposed TIFA revenue sharing agreement. Motion carried unanimously.

Reports:

None

Old Business:

None

Adjournment:

It was moved by Obe, supported by Heggie, to adjourn this meeting of the Tax Increment Financing Authority at 6:34 pm. Motion carried unanimously.

Respectfully submitted June 16, 2025
Douglas Drysdale, Finance Director