



ECONOMIC DEVELOPMENT CORPORATION

**Board Meeting Minutes  
Tuesday, January 13, 2026**

<b>Board Members Present</b>	<b>Board Members Excused</b>
Robert Solenne, Chair	Erica Wright, Vice-Chair
Walt Matyjas	
Kevin Hill, Treasurer	
Supervisor Fred Wille	
Supervisor Peter Ingalsbe	
Supervisor Dale Stell	
Carla Sieling	<b>Guests</b>
David Linger	Tracey Dello Stritto, Ontario Chamber
<b>Non-Board Members Present</b>	<b>Contract Staff</b>
Ryan Davis, Executive Director	Ed Russell, III, Hodgson Russ
Suzanne Vary, Staff	
Michael Wojcik, CFO	
Brigitte Larson, Secretary	
Jessica Kazmark, Staff	
Bob Mincer, Staff	
Melody Kuzniar, Staff	

**CALL TO ORDER:** Chair Rob Solenne called the meeting to order at 9:01 a.m. A quorum was present.

**OLD BUSINESS:**

**Executive Session:**

*At 9:01 a.m. Supervisor Fred Wille made a motion to enter Executive Session to discuss the financial history of a particular corporation. David Linger seconded the motion. Unanimously approved. Motion carried.*

*At 9:05 a.m. Kevin Hill made a motion to exit Executive Session., seconded by Supervisor Peter Ingalsbe. Motion unanimously carried.*

**ADMINISTRATION:**

**Annual Report:**

Ryan Davis shared that the estimated cost for the annual report from Design29 is estimated at \$8,000. The cost is usually split evenly between the OCIDA and OCEDC, however; this year

Staff recommends the OCLDC contribute as well. The OCEDC will fund \$3,500, as will the OCIDA. The OCLDC will fund \$1,000 towards the annual report.

*Supervisor Peter Ingalsbe made a motion to fund the 2025 Annual Report in the amount of \$3,500. Supervisor Fred Wille seconded the motion. Unanimously approved. Motion carried.*

**December 9, 2025 Meeting Minutes:**

Rob Sollenne presented the December 9, 2025 Meeting Minutes for approval.

*Walt Matyjas made a motion to approve the December 9, 2025 Meeting Minutes as presented.*

*David Linger seconded the motion. Motion approved and carried.*

**Invoices for Payment:**

Michael Wojcik reviewed and submitted the invoices for payment for approval, which included 9 invoices totaling \$2,760.74.

*Supervisor Peter Ingalsbe made a motion to authorize and approve the above-mentioned invoices for payment. David Linger seconded the motion. Unanimously approved. Motion carried.*

**Financial Statements and Investment Report:**

Michael Wojcik presented the Financial Statements and Investment Report. He noted that the Financial Statements are not final. There were no questions.

*David Linger made a motion to accept and approve the Financial Statements and Investment Report as presented. Supervisor Fred Wille seconded the motion. Unanimously approved. Motion carried.*

**Loan Impairment Calculation:**

Michael Wojcik spoke about the loan impairment calculation and informed the Board that the Finance Committee met and recommends approval. This year includes 10% the EAGLE loans, 75% of Vertex Optics and 50% of Assured Edge.

*Kevin Hill made a motion to approve the Loan Impairment Calculation as presented. Walt Matyjas seconded the motion. Unanimously approved. Motion carried.*

**Open Discussion:**

Ryan shared that for the first round of the Vacant Rental Program, there are around 20 units that contractors would like to begin on. As to not delay the contractors, Ryan recommends that the funds be fronted by the Revolving Loan Fund and the State/HCR can reimburse the EDC. Ryan noted this is what was done with the CAREs Act funding when it was needed as well. Ryan also informed the Board that the contractors have been vetted by the steering committee and the State. Clawback scenarios were discussed as Ryan does not see that being an issue. Increments can be adjusted as needed and it was recommended to begin with no maximum. He should have an update at the next meeting as he meets with the consultants this afternoon to discuss the second-round application.

*Supervisor Peter Ingalsbe made a motion to authorize fronting the funds from the RLF for expenses related to the Vacant Rental Program. Kevin Hill seconded the motion. Unanimously approved. Motion carried.*

Ed Russell confirmed that there is no agreement needed and that there is a Grant Agreement with the State in relation to the funds. Ryan informed the Board that for the second round he would not be comfortable going above \$1 million, as there has been a lot of hours spent by Staff and the

consultants to manage the program so far. A housing manager position in the department will be filled in the next few months and will assist in the future.

David Linger spoke about how the overall goal of the County is to get housing as efficiently and inexpensively as possible. He expressed concern that housing is generally going to larger communities and that the request for VRP Round 2 should be reconsidered for a higher amount.

Ryan responded that he would speak with the consultants on what a reasonable ask would be. Ryan will provide an update at the February meeting.

Tracey Dello Stritto from the Ontario Chamber was present with a similar request as last year in which case the EDC covered the cost of postcards sent for a small business event. The Chamber hosted a “Grow Your Business” event with substantial success and would like to hold the event again this year in the Town of Victor. Tracey will plan to submit a formal request at the next meeting.

**ADJOURNMENT:**

*Walt Matyjas made a motion to adjourn meeting at 9:53 a.m., seconded by Kevin Hill.  
Unanimously carried.*

Respectfully submitted,

*Brigitte Larson, Staff*