

**Economic Development Committee Meeting Agenda and Minutes  
City of Park Hills**

**Tuesday, August 22, 2023**

**6:00 PM**

**In-Person at Park Hills City Building  
1106 Amsterdam Road, Upstairs Council Chambers**

**Virtual via Zoom:**

<https://us02web.zoom.us/j/81027464536?pwd=VIFUYXVXdjZ3aEt1L2lWRkFRSWhVUT09>

**Meeting ID: 810 2746 4536**

**Passcode: 702512**

**One tap mobile**

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**Attendance**

In-person: Marty Boyer (co-chair), Mike Conway (member), Sarah Froelich (chair)

No one joined online. With three members out of five, we had a quorum.

The meeting began at 6:00 PM.

1. Review of the [July](#) minutes. (5 minutes)
  - a. Minutes approved
2. Committee roster update (2 minutes)
  - a. Marty Boyer is now co-chair and Mike Conway is a member, per [Executive Order No. 5, 2023](#).
3. Refresh Activity (20 minutes)

Considerations for business owners joining this committee: Some have been invited before, some are too busy to come every month, and it's important to have a clear and specific agenda when they come.

Sarah suggests that the three new members be regular members who attend monthly. We need to confirm this commitment with the folks who have said yes.

<b>Initiatives Agreed by Committee/How/Tool</b>	<b>Outcomes Agreed by Committee/What</b>
Business owner engagement—aiming for 3 new members for this committee	Design Standards
TBD: What incentives do businesses need or want?	Attracting New Businesses

TIF (including engaging an attorney)	TBD: What do we want to do with the funds?
Catalytic Fund	TBD: What project?

4. Opportunities along the Dixie Highway corridor (10 minutes)
  - a. New city building update: Police Department has moved in
  - b. Liquor store update: Expected opening as early as the beginning of November
  - c. New Park Hills entrance sign on Dixie Highway: Reviewed illustration and Mike Conway shared that the design is slightly different now, noting that the sign needs to be stationary. It may be more like a monument sign.
  - d. Szechuan Garden: High price, may need to be razed, may need new infrastructure, needs a buyer or developer with a vision. How safe is the building? Could it be a medical office building?
  - e. Jim Cline Upholstering: May be closed. Building seems to be empty and they aren't answering their phone line. The mayor is inquiring, but hasn't officially confirmed.
  - f. Sisters of Notre Dame: We need to communicate with them and find out what's happening with their property.
5. Next step suggestions from Josh Wice at PDS (3 minutes)
  - a. Parcel analysis in the business district. This is something PDS could assist with.
  - b. KLC strategic planning—Josh Wice has agreed to reach out to KLC to see if that is a complimentary service or if they charge for it.
  - c. Sarah hasn't received replies via email in a couple of months and will follow up by phone.
6. Engaging with Park Hills businesses (15 minutes)
  - a. Goal: To find at least 3 business or business property owners to serve on this committee
  - b. Questions asked to help us learn more about Park Hills businesses: Who's growing? Who's leaving? Who's coming?
  - c. Review updates:
    - i. Marty Boyer committed to contacting Permakil, Tapestry on the Ridge, Reality Tuesday, Park Hills Animal Hospital, and Finke's.
      1. Dr. Mark Collett at Park Hills Animal Hospital is a maybe.
    - ii. Mike Conway committed to contacting Ron Stam at Ft. Mitchell Garage, Ron at Loschiavo's, Bob Niehaus, and possibly Pat Flannery to see if he's interested in working with this committee.
    - iii. Sarah Froelich committed to contacting Granite World, Good Spirits liquor store (via Mayor Zembrodt, also asking for current/final design), and Edward Jones.
    - iv. Emily committed to contacting Sisters of Notre Dame, Covington Catholic, Notre Dame Academy, and Julie Learning Center.
      1. Mary at the Julie Learning Center is interested.

Adjourned at 7:07 PM.

Next Meeting: Tuesday, September 26, 2023 at 6 PM