



Miami Township • Dayton Joint Economic Development District

2020 Annual Report

Miami Township • Dayton Joint Economic Development District (JEDD)

- The Jedd is in it's 15th year!!
 - Formed in 2005 and amended in 2018, the Miami Township • Dayton JEDD is designed to promote economic development of the Dayton Wright Brothers Airport and other properties along Austin Boulevard and Washington Church Road
- The JEDD Master Plan is our guide to implement our mission.
 - It was created in 2005 and updated & re-adopted last year (9.12.19)



ADOPTED IN 2006 | UPDATED AND RE-ADOPTED 2019

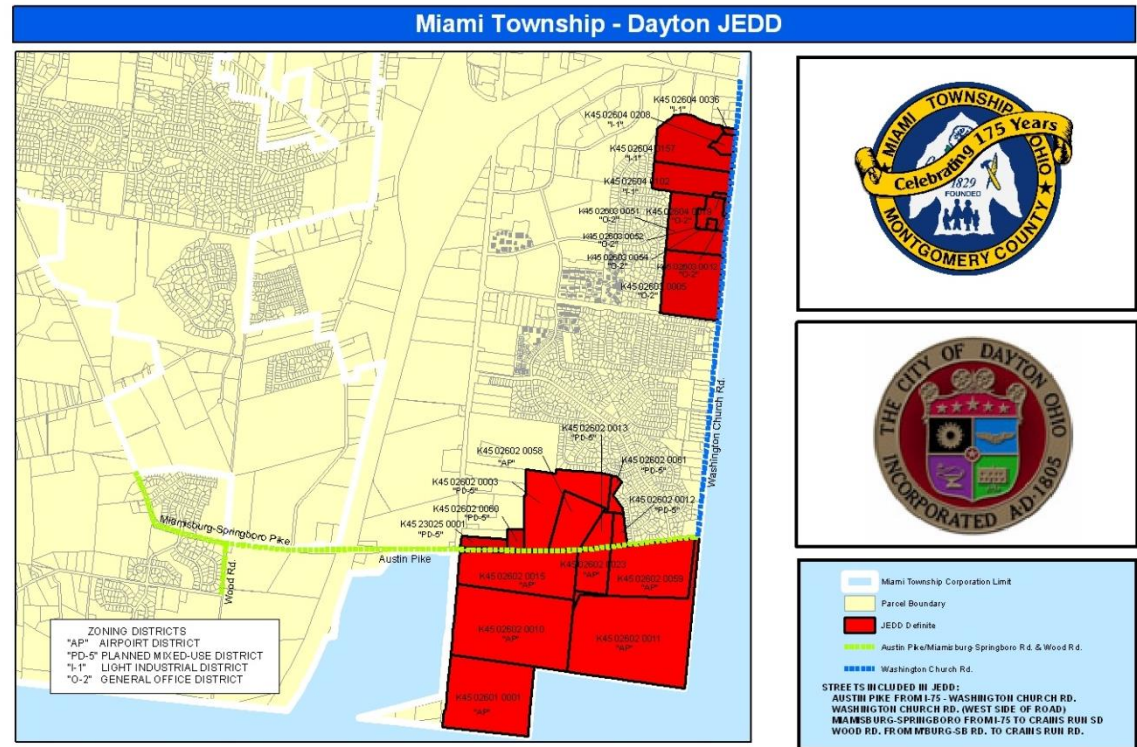


Miami Township • Dayton
Joint Economic Development District

Formation

Miami Township • Dayton JEDD

- The Contract's term is through December 31, 2103 and may be renewed.
- Currently, there are 14 businesses in the JEDD.
- The total area of the JEDD is approximately 655 acres broken down into 7 main properties and 7 property owners.



Primary Benefits

- Regional Cooperation
 - Combined services.
 - Use of Municipal Charter Powers to regulate speed limits, provide business assistance, etc.
- Tax Sharing –
 - As part of the JEDD agreement, the JEDD implemented an income tax of 1.75% beginning January 1, 2006.
 - Income tax and property tax will be shared between Miami Township and the City of Dayton (50/50)
- Protection from Annexation



Member Businesses



- FJM Family Investments**
- Wright Brothers Storage Inns**
- Legacy Ministries Int'l**
- Dayton Christian Schools**
- Refactory LLC**
- Southbrook Christian Church**
- Dayton Wright Brothers Airport**
- First Flight Aviation, Inc**
- Beavercreek Farms, Inc**
- Wright B Flyer, Inc**
- Connor Group**
- First Billing – located inside The Connor Group building**
- Humane Society of Greater Dayton**
- Cornerstone Research Group**



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Members

The Miami Township • Dayton JEDD Board of Directors

The JEDD is governed by a five member Board:

- Tawana Jones, Montgomery County, Chair
- Ford Weber, City of Dayton, Vice Chair
- Clay McCord, Miami Township, Treasurer
- Michael Cross, Airport Planning and Engineering Manager
- Ron Hess, Miami Township Administrator



2020 Accomplishments

➤ Incentivized Economic Development

Washington Church Road was re-paved from Lyons Road to Spring Valley Pike through the City of Miamisburg's yearly pavement maintenance program.

Miami and Washington Township are in a shared maintenance agreement for Washington Church Road. Miami Township's maintenance limits are Spring Valley Pike heading north to the road termination at Interstate 675

The total length of this project was 1.04 miles with a cost of \$195,500

It was last re-paved in 1996.

The Dayton JEDD contributed \$30,000 to help fund this re-paving project.

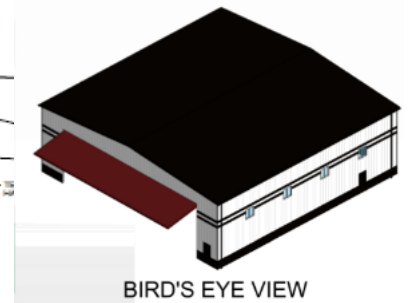
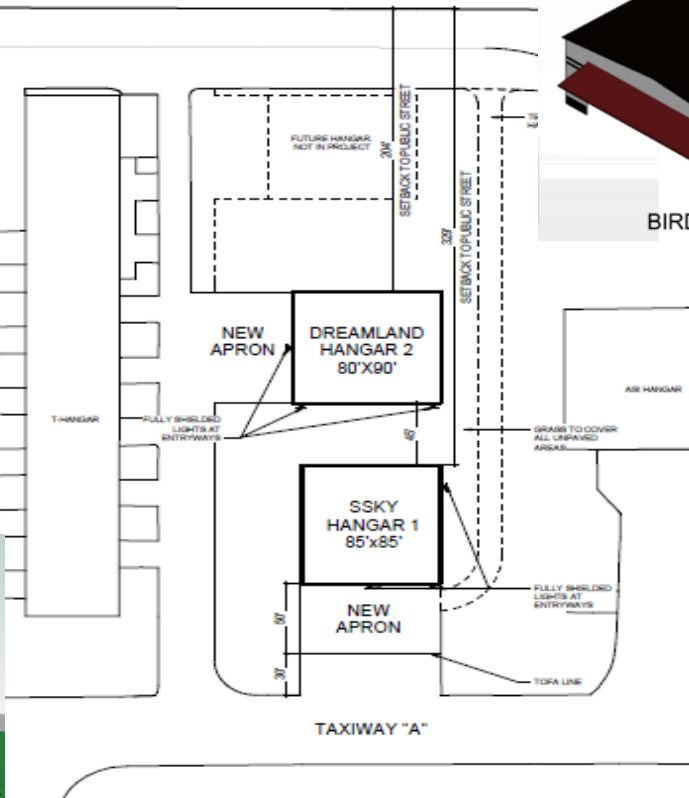


2020 Accomplishments

➤ Development of two new Aircraft Hangars



SPRINGBORO PIKE (ROUTE 741)



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Accomplishments

2020 Accomplishments

- Established 30,000 incentive grant for the re-paving of Washington Church Road
- Developed of two new Aircraft Hangars
- Worked with the City Airport Administration and Township staff to define a pathway for development of Airport land



2021 Plan

- Incentivize additional businesses within the JEDD
- Continue discussions between the Department of Aviation and the Township on a path to make property available for development adjacent to the Airport
- Work with partners to utilize the Airport to its fullest potential as an economic catalyst for the JEDD
- Evaluate the opportunity to assess the current income tax rate
- Study the Airport frontage to enhance the 741 corridor
- Determine whether the Annual Runway Fest should be held – It was cancelled in 2020 due to COVID-19 (scheduled for 8/14/2020)



| REVENUES | |
|--|-------------------|
| Income Tax | \$ 372,270 |
| Interest Income | 2,068 |
| Total Revenues: | \$ 374,338 |
| EXPENDITURES | |
| Inter-Government Disbursement to Miami Township | \$ 147,732 |
| Inter-Government Disbursement to City of Dayton | 147,732 |
| Liability Insurance | 5,004 |
| Legal Fees & Legal Notices | 6,823 |
| Audit | 1,476 |
| Meetings & Office Supplies | 206 |
| Bank Fees | 1,109 |
| Economic Development Assistance Plan | 30,000 |
| Total Expenditures: | \$341,257 |
| Net Contribution: (Revenue less Expenditures) | \$33,081 |
| Fund Balance (01/01/2020) | \$ 890,397 |
| Fund Balance before Reserves | 923,478 |
| Reserves for Inter-government Disbursement & LTMF | |
| 2021 Intergovernmental Disbursement to Miami Township | 139,601 |
| 2021 Intergovernmental Disbursement to City of Dayton | 139,601 |
| Economic Development Assistance | 50,000 |
| Long Term Maintenance (excludes interest income) | 16,026 |
| TOTAL RESERVES: | \$345,229 |
| Unreserved Fund Balance | \$578,250 |



| REVENUES | |
|---|-------------------|
| Income Tax | \$ 320,000 |
| Total Revenues: | \$ 320,700 |
| EXPENDITURES | |
| Intergovernmental Disbursement - Payment to Miami Township | \$ 139,601 |
| Intergovernmental Disbursement - Payment to City of Dayton | 139,601 |
| Economic Development Assistance Payments | 50,000 |
| Economic Development Activities – Runway Fest | 10,000 |
| Liability Insurance | 5,500 |
| Legal Fees | 4,000 |
| Meetings | 250 |
| Office Supplies | 100 |
| Legal Notices | 50 |
| Total Expenditures: | \$ 349,102 |
| Net Contribution: (Revenue less Expenditures) | (\$29,102) |
| Estimated Beginning Fund Balance (01/01/21) | 1,004,637 |
| Estimated Ending Fund Balance (12/31/21) - Before Reserves | 975,535 |
| Reserved for Intergovernmental Disbursement & LTMF | |
| Reserved for 2022 Payment to Miami Township | 120,000 |
| Reserved for 2022 Payment to City of Dayton | 120,000 |
| Economic Assistance | 50,000 |
| For Long Term Maintenance: excludes interest income | 17,736 |
| TOTAL RESERVES: | \$ 307,349 |
| Projected Fund Balance – After Reserves | \$ 667,799 |



INCOME TAX RECEIPTS

