

GOSHEN REDEVELOPMENT COMMISSION

Minutes for the Regular Meeting of May 9, 2017

The Goshen Redevelopment Commission met in a regular meeting on May 9, 2017 at 3:00 p.m. in the City Court Room/Council Chambers at the Goshen Police & Court Building, 111 East Jefferson Street, Goshen, Indiana.

CALL TO ORDER/ROLL CALL

The meeting was called to order by President Thomas Stump. On call of the roll, the members of the Goshen Redevelopment Commission were shown to be present or absent as follows:

Present: Laura Coyne, Felipe Merino, Adam Scharf, Thomas Stump, and Brett Weddell

Absent: Vince Turner

CHANGES TO THE AGENDA

Commissioner Stump stated that Commissioner Scharf is requesting to change Item H, Discussion of Change to Amount the Redevelopment Director has to Authorize Contracts in the minutes to Commissioner Weddell motion to approve and removing Commissioner Scharf's name.

A motion was made by Commissioner Weddell and seconded by Commissioner Scharf to approve the minutes of the April 11, 2017 regular meeting, as amended.

The motion was adopted unanimously.

NEW BUSINESS

a. Resolution 34-2017 – Approve and Authorize Execution of Agreement with DLZ for Survey Work to Redevelop Rive Race by Jefferson Street

Dustin Sailor, City Engineer, explained that the Redevelopment Commission has an opportunity to work with a developer on properties along Third Street and there needs to be a survey completed for both the river race alley and properties along Third Street. There are three properties north of Jefferson Street and a vacant parcel to the south of Jefferson Street. The survey would help to identify what property needs to be transferred from LaCasa back to the City for this development. There is a greenspace north of the Hawks building that will need to be converted to an underground storage slow release system that would release the stormwater into the Third Street storm sewer.

A motion was made by Commissioner Weddell and seconded by Commissioner Coyne to approve Resolution 34-2017.

The motion was adopted unanimously.

- b. Resolution -35-2017-Ratify Execution of Lease Agreement for the Rental of the Powerhouse for Downtown Goshen, Inc.

Mark Brinson, explained that this is our standard lease agreement used to rent the power house. Downtown Goshen Inc. is requesting three dates over the summer to rent the power house all included on one lease. He is requesting that the lease be ratified by the Commission.

MOTION TO APPROVE

A motion was made by Commissioner Weddell and seconded by Commissioner Coyne to approve Resolution 35-2017.

The motion was adopted unanimously.

Discussion –Update on the Lincoln Ave. Detention Basin Remediation Project

Becky Hershberger, Brownfields Coordinator, gave an update on the pond at the former salvage yard. In order to construct the basin of the pond properly so that it functions as it should and to achieve the goal to get environmental closure for the sight, we need to line the entire basin with two feet of clay across the entire pond to seal out the materials beneath the pond. This process will seal out the materials beneath the pond from coming up through and entering into the clean storm water retained in the pond and slowly discharging into rock run creek. We have received approval from the State and EPA to move forward with this approach. Attached is an itemized breakdown of costs for the change order items contract amendment items to pursue the new approach.

APPROVAL OF REGISTER OF CLAIMS

Leslie Biek, Engineering, explained that we received an invoice from INDOT for Railroad Crossing updates at Jefferson and College Ave. in the amount of 53,839.20. This is in our budget for this year, but we were not aware that the payment was due until today.

A motion was made by Commissioner Weddell and seconded by Commissioner Coyne to add the \$53,839.20 to the claims for May and amend the total claims amount to \$514,918.67

The motion was adopted unanimously.

MONTHLY REDEVELOPMENT STAFF REPORT

Community Development Director Mark Brinson offered to answer any questions about the monthly report; however, the Commission did not have any questions.

OPEN FORUM

Dustin Sailor, City Engineer, explained that he had a discussion with INDOT regarding the traffic study that has been done and they indicated that additional work needs to be done on US 33 from Fairfield to Plymouth. Dustin spoke with Abonmarche and received a preliminary proposal to do pavement coring's and add a center left turn lane. He will bring a contract for review to the next meeting.

ANNOUNCEMENTS

It was announced that the next regular meeting is scheduled for June 13, 2017 at 3:00 p.m.

ADJOURNMENT

A motion was made by Commissioner Coyne and seconded by Commissioner Scharf to adjourn the regular meeting, the regular meeting was adjourned at 3:36 p.m.

APPROVED on June 13, 2017.

GOSHEN REDEVELOPMENT COMMISSION

Thomas W. Stump, President

Laura Coyne, Secretary