

# **GOSHEN REDEVELOPMENT COMMISSION**

## **Minutes for the Regular Meeting of February 13, 2018**

The Goshen Redevelopment Commission met in a regular meeting on February 13, 2018 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: Jose Elizalde, Adam Scharf, Thomas Stump, Vince Turner, Brett Weddell and Andrea Johnson

Absent: None

### **APPROVAL OF MINUTES**

A motion was made by Commissioner Weddell and seconded by Commissioner Turner to approve the minutes of the January 17, 2018 regular meeting and January 30, 2018 special meeting

The motion to approve the minutes of the January 17, 2018 and January 30, 2018 special meeting was adopted unanimously.

### **NEW BUSINESS**

#### **1. Resolution 08-2018 – Ratify Execution of Lease Agreements for the Use of the Powerhouse.**

(9:42) Mark Brinson, Community Development Director explained that Downtown Goshen Inc. (DGI) was requesting permission to use the Powerhouse for some designated First Friday Events for 2018. DGI has already paid the rental fee to Redevelopment.

A motion was made by Commissioner Weddell and seconded by Commissioner Turner to approve Resolution 08-2018.

The motion was adopted unanimously.

#### **2. Resolution 09-2018- Amendment to the Agreement for Survey and Drainage Design for Reconstruction of Supreme Court Drive.**

(10:58) Dustin Sailor, City Engineer, explained that the original contract with Abonmarche was for \$11,900.00 for soil borings it was decided we could use hand augers which dropped the cost to \$8,900.00.

A motion was made by Commissioner Weddell and seconded by Commissioner Turner to approve Resolution 09-2018.

The motion was adopted unanimously.

**3. Resolution 10-2018- Approve Bid and Authorize Payment for Kercher Road Reconstruction from RR to Dierdorff**

( 12:06) Dustin Sailor, City Engineer, explained that Kercher Road was bid by INDOT and they received five competitive bids. Reith Riley was the lowest responsive and responsible bidder at \$4,719,000.00. By the time we got to the end of the design phase the Engineer estimate was \$6,389,271.00. The funding allotted for project was still short and the MACOG is giving the City \$464,230.00 to make this whole. At this point Engineering is asking the Commission to release funds in the amount of \$1,035,710.00 to forward on to INDOT to start the project.

A motion was made by Commissioner Weddell and seconded by Commissioner Turner to approve Resolution 10-2018.

The motion was adopted unanimously.

**4. Resolution 11-2018- Authorize Execution of Agreement with DLZ for River Race Drive & Third Street Improvements.**

(21:43) Dustin Sailor, City Engineer, at the Special Meeting the Commission approved the Agreement with Scott Sivan and we have had meetings with his people and NIPSCO. Engineering is asking for the approval of a payment to DLZ of \$40,900.00 to start the design work, which includes the parking lot, River Race Drive, the north east/west alley, and also the work associated with Third Street.

A motion was made by Commissioner Weddell and seconded by Commissioner Turner Weddell to approve Resolution 11-2018.

The motion was adopted unanimously.

**5. Resolution 12-2018- Authorize Execution of Subdivision Development Agreement with Supreme Corporation**

(25:36) Larry Barkes, City Attorney, explained that this is an agreement between Redevelopment and the Supreme Corporation, having to do with the reconstruction and expansion of Supreme Court. The funding is being provided by Redevelopment through a grant of approximately \$400,000.00. The remaining amount of the project will be split 80% to be paid by Redevelopment and 20% to be paid by Supreme Corporation with a cap for Supreme of \$65,000.00. If we hit the cost estimate, Supreme's portion will be somewhat less than that or approximately \$62,000.00.

A motion was made by Commissioner Weddell and seconded by Commissioner Turner to approve Resolution 12-2018.

The motion was adopted unanimously.

**Discussion-Funding of Multi-Use Pavilion:**

(30:29) Mark Brinson, Community Development Director explained not asking for any action today just an update on the project. There is a memo in packet with a list of sources for funding. In good shape locking

down funding and we have secured \$1,000,000.00 from the Community Foundation and we have a private donor that wishes to remain anonymous. We need to start looking for a design firm to start working on design work. It is more technical than our usual projects because of the ice rink.

#### **APPROVAL OF REGISTER OF CLAIMS**

A motion was made by Commissioner Weddell and seconded by Commissioner Turner to amend the claims to add 100.00 for American Structure point and \$150.00 for a storage rental fee for William Morelock for a total of 250.00.

The motion was adopted unanimously

A motion was made by Commissioner Weddell and seconded by Commissioner Turner to approve payment of the Register of Claims as amended and submitted totaling \$85,007.40.

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**

Commissioner Scharf announced that this was his last Redevelopment Meeting and wanted to thank the Commission for the last couple of years. Commissioner Stump thanked him for contribution to the Commission.

#### **ANNOUNCEMENTS**

It was announced that the next regular meeting is scheduled for March 13, 2018 at 3:00 p.m.

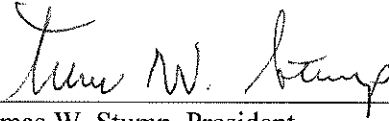
#### **ADJOURNMENT**

A motion was made by Commissioner Scharf and seconded by Commissioner Weddell to adjourn the regular meeting.

The regular meeting was adjourned at 3:35 p.m.

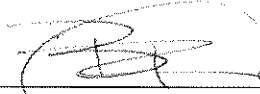
APPROVED on March 13, 2018.

**GOSHEN REDEVELOPMENT COMMISSION**



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Thomas W. Stump, President



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Brett Weddell, Secretary