

GOSHEN REDEVELOPMENT COMMISSION

Minutes for the Regular Meeting of January 15, 2019

The Goshen Redevelopment Commission met in a regular meeting on January 15, 2019 at 2:00 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: Andrea Johnson, Brian Krider, Thomas Stump, Vince Turner and Brett Weddell

Absent: Jose Elizalde

APPROVAL OF MINUTES

A motion was made by Commissioner Weddell and seconded by Commissioner Johnson to approve the minutes of the December 11, 2018 regular meeting.

The motion was adopted unanimously.

ELECTION OF OFFICERS

Commissioner Turner nominated Commissioner Stump for President of the Goshen Redevelopment Commission and Commissioner Weddell seconded. There being no objections, Commissioner Stump was elected as President of the Goshen Redevelopment Commission for the 2019 calendar year.

Commissioner Weddell nominated Commissioner Turner for Vice President of the Goshen Redevelopment Commission and Commissioner Krider seconded. There being no objections, Commissioner Turner was elected as Vice President of the Goshen Redevelopment Commission for the 2019 calendar year.

Commissioner Turner nominated Commissioner Weddell for Secretary of the Goshen Redevelopment Commission and Commissioner Krider seconded. There being no objections, Commissioner Weddell was elected as Secretary of the Goshen Redevelopment Commission for the 2019 calendar year.

UNFINISHED BUSINESS

Resolution 85-2018 – Approve Request from Goshen Engineering to Issue a Request for Proposals for Engineering Services for the US33 Auxiliary Lanes from Plymouth Avenue to Fairfield Avenue

(3:23) Leslie Biek, Traffic Engineer, is requesting permission to send out Request for Proposals (RFP) for design services thru INDOT's process. This was tabled last month so Legal Department could have time to review the proposal.

A motion was made by Commissioner Weddell and seconded by Commissioner Turner to approve Resolution 85-2018

The motion was adopted unanimously.

NEW BUSINESS

Resolution 01-2019 – Partial Release of Real Estate Mortgage Executed by Millrace Neighborhood LLC

(5:55) Larry Barkes, City Attorney, these releases are done periodically as they have gotten different pieces done.

A motion was made by Commissioner Weddell and seconded by Commissioner Turner to approve Resolution 01-2019

The motion was adopted unanimously.

Resolution 02-2019 – Authorize Acquisition of Real Estate at 102 Olive Street

(6:33) Mark Brinson, Community Development Director, this property at the corner of Olive Street and East Lincoln Avenue. This home has fire damage and as a result we were able to purchase for \$15,000 as is and the home will need to be demolished.

(7:18) Commissioner Turner asked how soon the home could be demolished and Becky Hutsell, Redevelopment Project Manager, said after a contract is awarded it normally takes 90 days.

(8:23) Commissioner Stump stated that are two good reasons for purchasing this home. First, it borders the Goshen Police Shooting Range and second, it may be needed for turning radius which is questionable at this time.

A motion was made by Commissioner Weddell and seconded by Commissioner Johnson to approve Resolution 02-2019

The motion was adopted unanimously.

Resolution 03-2019 – Approve and Authorize Execution of Supplemental Agreement #3 with DLZ for Kercher Road Phase II Reconstruction

(9:30) Leslie Biek, Traffic Engineer, Kercher Road Phase 2 bids next month and during final review it was discovered that the conduit for traffic signal interconnect was not included. DLZ had not been informed to include in the project so this agreement will move money around. This is a no cost increase to design contract. This will move money to roadway design from translation services, reduce info meetings and reimbursable permit costs that were not used.

A motion was made by Commissioner Weddell and seconded by Commissioner Turner to approve Resolution 03-2019

The motion was adopted unanimously.

Resolution 04-2019 – Approve and Authorize Execution of Listing Agreement with Century 21 for 102 East Kercher Road

(10:55) Mark Brinson, Community Development Director, at the end of 2018 a Request for Proposals (RFP) was issued to hire a real estate broker to market certain properties. Initially it was for 102 East

Kercher and there may more potential listings. One proposal was received from Patty Miller at Century 21.

A motion was made by Commissioner Weddell and seconded by Commissioner Johnson to approve Resolution 04-2019

The motion was adopted unanimously.

Resolution 05-2019 – Approve Agreement Amendment with Amy Worsham for Creative Arts Coordinator Services

(13:03)Becky Hutsell, Redevelopment Project Manager is seeking approval of the proposed agreement amendment with Ms. Worsham. Ms. Hutsell gave the commission brief background of the grant provided to the city by the Convention Visitors Bureau and Elkhart County Community Foundation. Ms. Hutsell explain the changes in the agreement. The commission does not fund this but is a pass thru for the grant and are requesting to execute this agreement amendment.

A motion was made by Commissioner Weddell and seconded by Commissioner Johnson to approve Resolution 05-2019

The motion was adopted unanimously.

Resolution 06-2019 – Authorize Acquisition of Real Estate at 702 East Lincoln Avenue

(18:50) Larry Barks, City Attorney, there was an offer to purchase for \$65,000 with a counter proposal of \$75,000. This agreement is for \$70,000 and the homeowner will maintain possession until December of 2019 and have salvage rights. Demolition of homes along Lincoln Avenue will be done at the same time.

A motion was made by Commissioner Weddell and seconded by Commissioner Turner to approve Resolution 06-2019.

The motion was adopted unanimously.

Update – MACOG Call for Projects

(20:49) Leslie Biek, Traffic Engineer, at the November meeting the commission was notified that 3 projects were submitted to MACOG and they selected the College Avenue project from US33 to the railroad tracks. This project would be funded for construction in 2025, PE in 2020 and right of way in 2022/23. This is an 80/20 federally funded project.

APPROVAL OF REGISTER OF CLAIMS

A motion was made by Commissioner Weddell and seconded by Commissioner Johnson to approve payment of the Register of Claims totaling \$1, 130,696.80.

The motion was adopted unanimously.

MONTHLY REDEVELOPMENT STAFF REPORT

Community Development Director Mark Brinson noted that the Millrace townhome site was added and an agreement should be ready for next month's meeting.

OPEN FORUM

(24:00) Leslie Biek, Traffic Engineer, between now and next month's meeting the Ninth Street project bids 1/16/19 and Kercher Road Reconstruction Phase 2 bid 2/6/19. Will have those numbers for the commission at the next meeting.

(25:19) Commissioner Stump stated that he received a letter from the Greenwood Home Owners Association regarding drainage issues in the area with the new school being built.

ANNOUNCEMENTS

It was announced that the next regular meeting is scheduled for February 12, 2019 at 3:00 p.m.

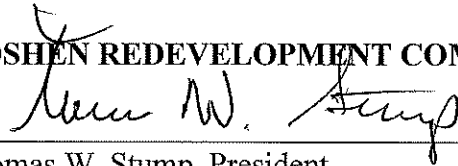
ADJOURNMENT

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

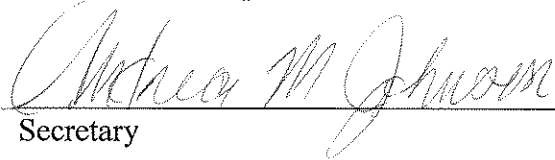
The regular meeting was adjourned at 2:28 p.m.

APPROVED on February 11, 2019

GOSHEN REDEVELOPMENT COMMISSION



Thomas W. Stump, President



Secretary