

## MINUTES

### NEW ALBANY REDEVELOPMENT COMMISSION

The regular meeting of the New Albany Redevelopment Commission was held on Tuesday, April 14, 2015, at 2:30 p.m., in the Assembly Room, City-County Building, New Albany, Indiana.

Commission Members Present: Irving Joshua, President  
Adam Dickey, Vice President  
Edward Hancock, Secretary  
John Gonder

Commission Members Absent: Dan Coffey

Staff Members Present: David Duggins, Director  
Trent Baker, Economic Development Office  
Jessica Campbell, Public Facilities Specialist (PFS)  
Robin King, Neighborhood Initiatives Assistant (NIA)  
Brad Ramsey, Concentrated Code Enforcement Officer

Others Present: Wes Christmas, Clark Dietz  
Lisa Donohue, New Albany Housing Authority  
Stacey Ely, New Albany Housing Authority  
Steve Goodman, New Albany Horizon, LLC  
Carl Holliday, New Albany Horizon, LLC  
Robbie Norrington, AFL-CIO  
Ed Revers, Michell, Timperman & Ritz  
Dale Sariscsany, Upton Pry, Inc.  
Tom Shellenberg, Jacobi, Toombs & Lanz  
Daniel Suddeath, New Albany Tribune  
Larry Timperman, Michell, Timperman & Ritz  
Steve Triplett, TSI Paving  
Trish Wampler, New Albany Horizon, LLC

The President called the meeting to order at 2:34 p.m. Roll was called. Mr. Coffey was absent.

The first item of business was the **Opening of the Bids for the Griffin Recreation Center Improvement Project**. The President opened and read the bids aloud.

Bidder	Base Bid	Alternate #1 (storage room addition)	Alternate #2 (masonry repair)
Latco Shelby House	\$95,392.00	\$55,845.00	\$10,000.00
Upton Pry	\$89,000.00	\$61,200.00	\$2,200.00
Dennis Ott	\$118,600.00	\$60,550.00	\$5,000.00

Mr. Dickey motioned to take the bids under advisement, Mr. Gonder seconded, and the motion carried 4-0.

The second item of business was the **Opening of the Bids for the Thomas Street Sidewalk Improvement project**. The Director explained the project would replace the sidewalk from Beeler Street to Rear Market Street, as part of the ongoing CDBG projects. The President opened and read the bids aloud.

TSI Striping and Paving	\$474,072.00
Excel Excavating	\$398,994.50

Mr. Dickey asked for the engineer or architect estimates for both projects. Mr. Timperman, of Michell, Timperman & Ritz Architects stated the estimate for the Griffin Street project is \$150,000.00 – \$155,000.00. Mr. Christmas, of Clark Dietz, Inc. said the estimate for the Thomas Street sidewalks was \$350,000.00 – \$375,000.00. Mr. Dickey motioned to take the bids under advisement. Mr. Hancock seconded, and the motion carried 4-0.

The third item of business was approval of the minutes from the March 10, 2015, meeting. Mr. Gonder motioned to approve, Mr. Hancock seconded, and the motion carried 4-0.

The fourth item of business was approval of the minutes from the March 24, 2015, meeting. Mr. Dickey motioned to approve, the President seconded, and the motion carried 4-0.

The last item of new business was examination of the financial report. There was some general discussion, but no action was required.

The next item of business was **Comments from the Public**. Carl Holliday, from **New Albany Horizon, LLC**, went to the podium to further the discussion on their request for an extension to repay the mortgage on 32 Bank Street. Mr. Holliday asked how the City could increase the selling price on the property from the original price of \$107,000.00 to \$137,000.00. He stated that he believes that the original purchase price should be honored because it was a purchase agreement, not an option, and they have a contract and the deed for \$107,000.00. The Director explained that this is the second extension the New Albany Horizon, LLC requested, and they agreed to the stipulation that the property be reappraised and the new selling price adjusted accordingly. The President stated that New Albany Horizon's options are to accept the new selling price of \$137,000.00 and the two-year extension, or pay the note. The President asks for time to meet with the legal department before making any recommendations.

The first item of old business was **Discussion of the FY2015-FY2019 Five-Year Community Development Block Grant Consolidated Plan and FY2015 One-Year Action Plan**. The Director reviewed the summary. After review, Mr. Dickey motioned to approve the draft of the plan. Mr. Gonder seconded, and the motion carried 4-0.

In other business, Mr. Hancock asked about the status of the McDonald Lane Right-of-Way purchases. The Director stated that the purchases are complete.

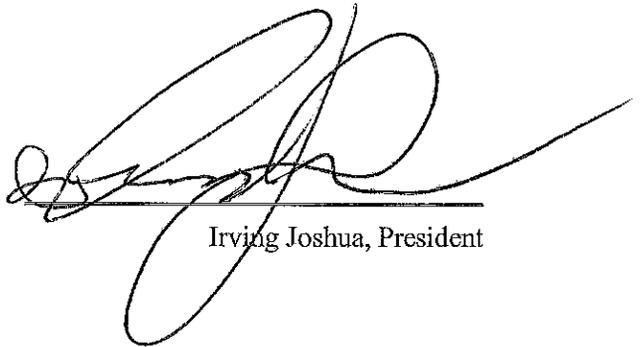
The President asked about if an opening date for the water park has been determined. The Director stated that there is no definite date yet, but that it would open this summer. The Director stated that the contractor has done an excellent job keeping on schedule, in spite of the bad weather, and is only 12 days behind.

The President stated that he felt there was a need for a “No turn on red” sign at Vincennes and Charlestown Road. The Director stated he will refer it to the Board of Public Works.

Mr. Dickey stated that the street light pole blocks the “No turn on red” sign at Charlestown Road and Beechwood Avenue. The Director stated he would relay his concern to the Board of Public Works as well.

There being no other business, Mr. Dickey motioned to adjourn the meeting at 3:38 p.m. Mr. Hancock seconded, and the motion carried 4-0.

Approved and Adopted this 12th day of May, 2015.



Irving Joshua, President

ATTEST:



Edward Hancock, Secretary