

MINUTES

NEW ALBANY REDEVELOPMENT COMMISSION

The regular meeting of the New Albany Redevelopment Commission was held on Tuesday, January 22, 2019 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
Terry Middleton
Scott Stewart

Commission Members Absent: David Barksdale, Secretary

Staff Members Present: Josh Staten, Redevelopment Director
Jessica Campbell, Public Facilities Specialist (PFS)
Claire Johnson, Neighborhood Initiatives Assistant (NIA)
Cyndi Krauss, Financial Compliance Manager (FCM)

Others Present: Trent Baker, TJB Consulting
Linda Moeller, City Controller
Jason Sams, ARC Construction

The President called the meeting to order at 2:30 p.m. Roll was called.

The first item of business was the **Approval of the Minutes from the January 8, 2019 meeting**. Mr. Stewart motioned to approve the January 8, 2019 minutes. Mr. Dickey seconded and the motion carried 4-0.

The second item of business was the **Comments from the Public**. The President noted that there were none.

Old Business:

The President noted that there was no Old Business.

New Business:

The first item of New Business was the **Claims Worksheet dated 1/21/2019**. Mr. Dickey asked about the **Union and Oak Street Sidewalks** in the amount of \$124,419.65. The PFS responded that there is a small amount remaining, so most likely there will be one more pay application and the retainage. Mr. Stewart asked about the **Daisy Lane Extension Installment** in the amount of \$67,470.98. The FCM stated that

this is the bond payment for the Daisy Lane Extension. Mr. Dickey motioned to approve the Claims Worksheet in the amount of \$902,721.41 dated 1/21/2019. Mr. Middleton seconded and the motion carried 4-0.

Other Business:

The first item of Other Business was the **Emergency Repair Program Applicant on Franklin Drive**. The Director explained that this applicant meets all of the criteria, other than being outside of the CDBG Target Area. Mr. Stewart asked what the criteria is for the applicant. The FCM listed the requirements, including 80% median income, home ownership and owner occupied, and the repair has to be considered an emergency repair. The Director emphasized that this family wouldn't have the money to do these repairs to sustain the home. The President requested a list of all of the applicants, since the commission only sees the exceptions that need approval. Mr. Stewart motioned to approve the Emergency Repair Program Applicant on Franklin Drive. Mr. Dickey seconded and the motion carried 4-0.

The second item of Other Business was the **Revers Architecture and Design – Design Contract**. The Director explained that this contract is for design of the existing alleyway between State Street and Pearl Street, and extending from Spring Street to Main Street. He stated that they have partnered with the Urban Enterprise Association on this project and that the UEA will cover the construction expenses, estimated between \$75,000 to \$100,000. He asked that NARC cover the cost of the contract with Mr. Revers. He stated that Develop New Albany discussed partnering to provide artwork in the alley. Mr. Middleton requested to sit in on this meeting, as his business is abutting said alleyway. Mr. Dickey motioned to approve the Revers Architecture and Design – Design Contract with a maximum not-to-exceed amount of \$13,800 plus approved reimbursable items. Mr. Stewart seconded and the motion carried 4-0.

The third item of Other Business was the **ARC-North Shore LLC Project Agreement**, not-to-exceed \$40,000. The Director explained that this agreement is for \$40,000 worth of infrastructure work within the parking lot of 3531 Grant Line Road, which will be the new location of Which Wich in a previously blighted area. Jason Sams, ARC, spoke on the project, expected to open in summer this year. Mr. Dickey motioned to approve the ARC-North Shore LLC project agreement in the not-to-exceed amount of \$40,000. Mr. Middleton seconded and the motion carried 4-0.

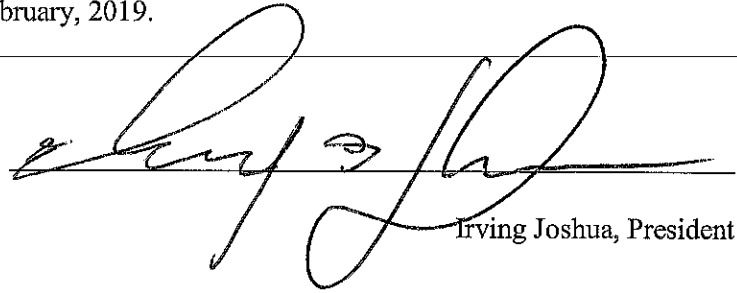
The fourth item of Other Business was the approval of **624 Vincennes Street, 802-804 Vincennes Street, 806 Vincennes Street, 808 Vincennes Street, and 502 Culbertson Avenue** to be put out to bid and begin the process to move forward with these properties. The Director explained that the Jesse Ballew properties have officially been purchased. The Director stated that the 800 block of Vincennes will be grouped together, while the other two buildings will be individual. Mr. Dickey motioned to approve the properties. Mr. Stewart seconded and the motion carried 4-0.

The fifth item of Other Business was a discussion regarding a planned **tour of the City Building** currently being constructed by Denton Floyd for the commission members. The Director stated that the Administrative Assistant to Mayor Gahan will be in contact with them to set up the tour.

The sixth item of Other Business was a discussion about the **State Street Parking Garage**. The President asked how it was doing during the inclement weather. The PFS stated that all is going well so far.

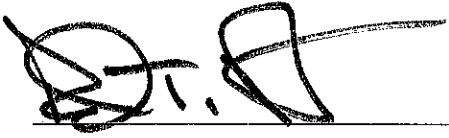
There being no other business, the meeting was adjourned at 2:55 PM.

Approved and Adopted this 12th day of February, 2019.



Irving Joshua, President

ATTEST:



~~David Barksdale, Secretary~~

Adam Dickey, Vice President