

**Columbia City Redevelopment Commission Minutes
October 14, 2014**

The Columbia City Redevelopment Commission met in regular session with the following

members present: President Commissioner Carl Siler
Vice President Commissioner Kevin Snell
Commissioner Ben Romine
Secretary Commissioner Patricia Hatcher

Those absent: Commissioner Lindsey Hively

Also in attendance: Ex-officio Member Stan Meyer
Lori Shipman, WCEDC
Sue Beesley, BGD
Jeff Walker, Community Development Director
Martha Acres, Administrative Assistant to the Mayor
Ryan Daniel, Mayor
Greg Hockemeyer, CCRDC Attorney

President Commissioner Siler asked for approval of the **August 12, 2014 meeting minutes**. On the motion of Commissioner Romine, and second of Vice President Commissioner Snell, to **approve** the minutes as submitted, all voted aye.

President Commissioner Siler asked for approval of the **August 18, 2014 meeting minutes**. On the motion of Commissioner Romine, and second of Vice President Commissioner Snell, to **approve** the minutes as submitted, all voted aye.

President Commissioner Siler asked for approval of the **September 9, 2014 meeting minutes**. On the motion of Secretary Commissioner Hatcher, and second of Commissioner Romine, to **approve** the minutes as submitted, all voted aye.

Sue Beesley of Bingham Greenbaum Doll is present discussing the Commission's desire to **expand their TIF District**. Much discussion ensued as to where a new district would be established or if the current could be expanded. Attorney Hockemeyer stated it would make more sense to expand, however, the RDC would have to go into debt on a project in order for them to maintain their tax district. Ms. Beesley recommends creating a new district to avoid the RDC having debt. Vice President Commissioner Snell questions if it would be advisable for the RDC to dissolve the current district and re-create the district with additional properties. Ms. Beesley stated you can do that, but the RDC will lose their allocation for a year, but they would be able to "prune" the district. Vice President Commissioner Snell questioned if the RDC could borrow to recapture funds. Ms. Beesley stated you can, but the debt needs to be justified towards a project. Stan Meyer inquired if it would be in our best interest to update

our current Redevelopment Plan. Mayor Daniel feels the RDC needs to prioritize their plan and form a committee to study this and bring back a new plan stating what will be taken out of the district and/or added in. Ms. Beesley would like for the RDC to meet separately to prioritize what's in, what's out and update the RDC plan and be ready to meet on December 9th for a declaratory resolution. The committee consists of Jeff Walker, Lori Shipman, President Commissioner Siler and Vice President Commissioner Snell. Jeff Walker will bring the committee's recommendations to the RDC at their next regular scheduled November meeting. More discussion followed. Vice President Commissioner Snell made a motion, which is seconded by Commissioner Romine, to **accept the engagement agreement with BGD**. On call of the vote, all voted aye.

Martha Acres presented a request for utilizing the old eagle's property for parking during a large meeting. There are also two other requests from different entities to utilize the lot for parking purposes. President Commissioner Siler stated this area was not designed to be a parking lot and doesn't feel we should give anyone permission to park in the south part of the property. The north section of this property went under agreement with ETA to use for parking during school hours only. After some discussion, it is the consensus of the Commission to **deny any request for use of the south portion of this property for public parking**.

President Commissioner Siler gave an update of his housing conference in Indianapolis.

Secretary Commissioner Hatcher informed the Commission, Doug Brown, Teresa Ladd, Jeff Walker and herself met to **update the current façade grant guidelines**. The Commission discussed the different changes made to the guidelines.

Attorney Greg Hockemeyer has left the meeting.

After much discussion on changes, it was determined for the RDC to review the guidelines and bring their ideas back to the next regular scheduled meeting for review.

Secretary Commissioner Hatcher informed the Commission she will not be attending the November or December 2014 meeting as she will be out of the country.

As all business was discussed the meeting adjourned.

These minutes are respectfully submitted by Martha Acres, Administrative Assistant to the Mayor.