

**COLUMBIA CITY REDEVELOPMENT COMMISSION MINUTES  
JULY 9, 2013**

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

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

**Those absent:** Ex-officio Member Stan Myers

**Also in attendance:** Mayor Ryan Daniel  
Redevelopment Commission Attorney Greg Hockemeyer  
Martha Acres, Administrative Assistant to the Mayor

After reviewing the **minutes of the June 25, 2013 meeting**, Vice President Commissioner Snell would like the **minutes amended to read the questioning of any applicant coming back for additional funding if the total amount of \$5000.00 is not used on a façade grant, instead of Rhoades being singled out. Also, President Commissioner Siler would like the minutes to be amended to show Commissioner Lindsey Hively and Mayor Ryan Daniel were present at the beginning of the meeting, rather than a few minutes late.** On the motion of Vice President Commissioner Snell and second of Secretary Commissioner Hatcher, to **amend the minutes as requested, all voted aye** with **Commissioner Romine abstaining**, as he was not present at the June 25, 2013 meeting.

Commissioner Romine informed the Redevelopment Commission he received correspondence from Mike Cummings on **reducing the asking price of the Eagles property to a low of \$170,000 and no higher than \$190,000.** Attorney Hockemeyer presented an amended agreement to purchase the Eagles property for the Commission's review. The Redevelopment Commission discussed the proposal with Commissioner Romine making a motion, which is seconded by Commissioner Hively, to **accept the counteroffer in the amount of \$170,000 - \$190,000 with the inclusion of the right of refusal.** On call of the vote, all voted aye.

Vice President Commissioner Snell informed the Commission, if the RDC tears down the existing **Eagles building**, they could damage the wall between the **old Whetstone building** and theirs. In light of this, the RDC might consider purchasing this property as well. Commissioner Romine feels it would be advantageous for the RDC to appraise the entire half block rather than just the Eagles property. After additional discussion, Commissioner Romine made a motion, which is seconded by Vice President Commissioner Snell, to **amend his previous motion to add a non-disclosure in the contract except what is public record.** On call of the vote, all voted aye.

In reviewing the **minutes of the June 18, 2013 meeting**, Commissioner Romine made a motion, which is seconded by Secretary Commissioner Hatcher, to **approve** the minutes as submitted. On call of the vote, all voted aye.

Redevelopment Commission Attorney Hockemeyer reminded the Commission that when they **hold a “special” meeting, that only the subject the meeting was called for can be discussed.** In the June 25<sup>th</sup> meeting there were a couple of other matters discussed. Also the subject of the **executive session that occurred prior to the regular meeting on June 18<sup>th</sup> needs to be on record.** The Commission stated they were not aware of this and Attorney Hockemeyer will prepare minutes to reflect this executive session. **Mayor Ryan Daniel stated for the record, the only matter discussed in the executive session was for real property and nothing else.**

The matter of the The Center and Smith and Sons Funeral Home wanting to apply for façade grants has been put back on the agenda for further discussion. President Commissioner Siler feels the Commission needs to address the guidelines of the façade grants due to these two entities being high traffic areas in the downtown area, but outside the TIF District. If this is re-visited, the RDC could use other funds than TIF. President Commissioner Siler feels a policy should be adopted for these types of applications before precedence is set. Much discussion followed before Commissioner Romine made a motion, with a second from Commissioner Hively, **in the event the RDC changes the guideline applications before construction be waived for Smith and Sons Funeral Home and The Center.** On call of the vote, all voted aye, except for Secretary Commissioner Hatcher, who abstains. Commissioner Hively and Secretary Commissioner Hatcher will work in committee to discuss the guidelines.

President Commissioner Siler stated Karma did not provide an invoice to consider at this meeting and it is tabled until the next regular scheduled meeting.

President Commissioner Siler introduced Resolution 1-2013, which addresses the 2014 budget year determination for TIF Revenues. It states **all the TIF funds captured in Allocation Areas No. 1 & No. 2, of assessed value will be captured by the Redevelopment Commission with no excess amount remaining.** On the motion of Vice President Commissioner Snell, and second of Commissioner Romine, to **accept Resolution 1-2013**, all voted aye.

President Commissioner Siler informed the Commission under state legislature passed this year; he is to report to the City Council on the financial status of the Columbia City Redevelopment Commission at the end of year 2012, prior to August 1, 2013. He is scheduled to appear before the City Council this evening.

As all business was discussed, the Redevelopment Commission adjourned.

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