

## COLUMBIA CITY REDEVELOPMENT COMMISSION MINUTES

July 10, 2018

**Members present:** President Commissioner Carl Siler  
Vice President Commissioner Patricia Hatcher  
Secretary Commissioner Dr. Angela Leonhard  
Commissioner Scott Gates

**Members absent: Commissioner Tadd Varga**

**Also in attendance:** Mayor Ryan Daniel  
Jeff Walker, Redevelopment Coordinator for the City  
CCRDC Attorney Greg Hockemeyer  
Lori Shipman  
Matt Shipman  
Teresa Ladd

1. **Roll Call** – led by Carl Siler
  - i. Carl Siler
  - ii. Patricia Hatcher
  - iii. Dr. Angela Leonhard
  - iv. Tad Varga
  - v. Scott Gates

All members present with the exception of Tad Varga.

2. **Minutes**
  - a. June 2018 Minutes – June minutes could not be discussed or reviewed at this time.
3. **Old Business**
  - a. Update LML status
    - i. A meeting will be held Thursday, July 12, 2018 in the Mayor's office for a possible settlement. A motion was made by Patricia

Hatcher, second by Carl Siler. On call of vote, all voted aye. Voted passed and carried unanimously.

- b. Downtown TIF Termination and Restart
  - i. Commission was taking time to review this. After a phone call with Sue Beasley all were in favor of moving forward with this. There were no oppositions or disagreements at this time. A motion was made by Scott Gates, second by Patricia Hatcher. On call of vote, all voted aye. Voted passed and carried unanimously.
- c. Bids for demolishing 314-316 W. Van Buren
  - i. Matt shipman was asked his thoughts on the building and its value. Matt explained that he had walked through several times and discussed its potential and his interest in the building. At this time everyone discussed the idea of rejecting the demolition proposals and bids at this time. There were no oppositions or disagreements at this time. A motion was made by Carl Siler, second by Dr. Angela Leonhard. On call of vote, all voted aye. Voted passed and carried unanimously.

#### **4. New Business**

- a. Façade Grant – Arnold Law
  - i. Teresa Ladd presented information on the Arnold law building. They have not gotten a response yet for the exact color that is intended to go on the outside of the building. Teresa Ladd would like to add a provision for the approval of color and to hold payment until all final paperwork is received. Patricia Hatcher noted colors in parts of the paper work and voiced her grievance with the lack of signed paperwork received. A motion was made by Dr. Angela Leonhard, second by Scott Gates. On call of vote, all voted aye. Voted passed and carried unanimously.
- b. RFQ for 314-316 W. Van Buren
  - i. Timeline was brought to attention. Initial decision would be October if issued today. Proposals would be due September 11<sup>th</sup>, interviews would be September 17<sup>th</sup>. Mayor Daniel brought up that the last RFP property was of a similar timeline.

The question was brought up if this process seemed to lengthy; Carl Siler believed that this process should be expedited if at all possible. NEW PROPOSITION: Carl would like to open the building to the public and would make himself available for a walkthrough. A date of Tuesday, July 31<sup>st</sup>, 2018 at 12 pm was discussed and agreed upon. All participants would meet at the building. A proposal meeting would take place August 14<sup>th</sup> at 11am. A forum for the meeting was discussed and would be available if necessary; Jeff Walker would be available. Responses would be due September 3<sup>rd</sup>. The project award would now be September 11<sup>th</sup>. (Rosie Coyle has the keys.) There were no other concerns at this time. A motion was made by Patricia Hatcher, second by Scott Gates. On call of vote, all voted aye. Voted passed and carried unanimously.

c. Façade Program Update

- i. After the 2<sup>nd</sup> meeting, there is nothing new to report at this time; little change has been made so far. It was brought up by Patricia Hatcher that the Redevelopment Commission cannot administer; Jennifer will now be in charge. Main Street will also be involved in a major way.
  1. Chamber will take over; Commission will approve and pay.

d. Other Items

- i. \$760 LMC Bill - A motion was made by Scott Gates, second by Patricia Hatcher. On call of vote, all voted aye. Voted passed and carried unanimously.
- ii. Biggs Development: Need to survey the site and also a soil boring. A motion was made by Dr. Angela Leonhard, second by Patricia Hatcher. On call of vote, all voted aye. Voted passed and carried unanimously.
- iii. Zoning – Tax Property
  1. Who owns this? Abatement? Non-profit? Donation agreement: SCAN
    - a. Jeff Walker will look into this.
- iv. IDEAL - High school using the east lot and a potential need for temporary barriers during construction time. Carl Siler posed

that a lease agreement with the school should be made for the school to purchase their own barriers during this time. A motion was made by Dr. Angela Leonhard, second by Patricia Hatcher. On call of vote, all voted aye. Voted passed and carried unanimously.

All business discussed, meeting adjourned at 12:58 pm.