



CITY OF LAWRENCE REDEVELOPMENT COMMISSION MINUTES

June 27, 2017

4:00 p.m.

Public Assembly Room

COMMISSIONERS PRESENT: Jerry Clifford, Bob Marien, Brian Hicks, Bruce Kimery, and Frank Sullivan Jr., Dick Freije (advisory).

STAFF PRESENT: Economic Development Director Cam Starnes and Corporation Counsel David Johnson.

Also present: Chris Barnett (Lawrence CDC)

CALL TO ORDER & DETERMINATION OF QUORUM: President Jerry Clifford called the meeting to order at 4:00 p.m. and announced a quorum.

APPROVAL OF MINUTES: Mr. Clifford asked the minutes from May 25, 2017 be approved. Mr. Kimery made the motion; Mr. Hicks seconded. The minutes were approved unanimously by a show of hands.

APPROVAL OF CLAIMS: Claims were submitted for \$40,681.345. Mr. Starnes provided an update, summary of Claims, and answered questions from the Commission. Mr. Sullivan made a motion for approval thereof; Mr. Marien seconded the motion. The Commission approved unanimously by a show of hands. There were no questions from the Commissioners regarding the May 2017 Financial Update.

STAFF REPORT/NEW BUSINESS: It was noted by Mr. Starnes that all Commissioners are bonded.

1. **Zagster Bike Share program:** With approval from the Board of Works, the program contract will be held by the City of Lawrence. Sponsorship letters will go out soon.
2. **4423/4399 N Shadeland:** The Council approved and adopted Resolution No.6, 2017 for transfer of the property to RDC. BCA environmental site assessments for Phase I and II will be performed if needed under EPA grant. Mr. Starnes answered questions from the Commission.
3. **10930 E 59th St property:** Mr. Starnes stated the geotechnical report was favorable overall, but noted that additional grading and compaction work may be needed to support construction.
4. **4420 Dunn St/Records St Project:** Mr. Starnes reported the RDC closed on acquisition on the property from Permanent Magnet late last month. The intention is to design a Records Street extension/improvement project. The City will likely apply for federal aid funding in the fall. Records Street will be designed to link up with the ongoing Franklin Road project and the Trades District plan.
5. **Marsh closure:** Although the Fox Road store was purchased, the Franklin Road location was not and is currently for sale including the retail parcel. Mr. Starnes is currently in contact with the realtor and will monitor progress. Mr. Starnes answered questions from the Commission.
6. **Franklin Road project status:** Mr. Starnes reported that Hansen Professional Services continues to move forward with preliminary engineering phases. As a general outline,

Mr. Starnes anticipates a right-of-way acquisition in the fall of 2017, bidding in 2018, and shovels in the ground by 2019. Mr. Starnes answered questions from the Commission.

7. **Fort Harrison development projects:** Mr. Starnes reported that the City of Lawrence and the Ft. Harrison Reuse Authority will continue to support ongoing redevelopment efforts in the Fort area. Mr. Starnes updated the Commission on potential interests from Strategic Capital Partners for the 56th and Lee Road area to include retail and office space with potential for a library and grocery. Mr. Starnes answered questions from the Commission.

NEW BUSINESS: The current closure of the Doctor's Express at the corner of Pendleton Pike and Sunnyside was noted by the Commission.

Professional Services engagement – Wallack Somers & Haas: Mr. Starnes provided an update and answered questions from the Commission. The initial engagement amount is not to exceed \$15,000.00. Corporation Counsel David Johnson provided clarification and answered questions. A motion was made by Mr. Hicks to approve; and was seconded by Mr. Marien. The Commission approved 4-1 and the motion passed.

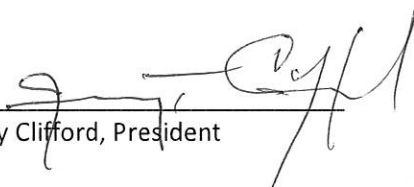
ANY OTHER BUSINESS TO COME BEFORE THE RDC:

- 1) Changes in the 2017 RDC meeting schedule were discussed as follows:
 - a) July 25 date will move to August 1.
 - b) Aug 22 date will move to August 29

The schedule will then resume in September. The Commissioners will report back to the recording secretary with their availability.

- 2) Mr. Chris Barnett, Director of the Lawrence CDC, addressed the Commission regarding the property and title transfers for Habitat for Humanity homes.
- 3) Mr. Starnes noted that Jessica Tower, Director for the Lawrence Chamber, has accepted a position with the Indianapolis Economic Development Corporation.

There being no other business to come before the Commission, Mr. Clifford concluded business of the meeting. Mr. Marien made motioned for adjournment at 4:44 p.m. and Mr. Kimery seconded. The motion passed unanimously.



Jerry Clifford, President



Mary Jo Rothenbush, Recording Secretary

These minutes are not intended to be verbatim. They are a summary of discussion held, with the exception of motions.