

## MINUTES

### NEW ALBANY REDEVELOPMENT COMMISSION

The regular meeting of the New Albany Redevelopment Commission was held following a Public Hearing on Tuesday, March 12 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  
David Barksdale, Secretary  
Terry Middleton  
Scott Stewart  
Elaine Murphy, School Board Advisory Member

Commission Members Absent: None

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: MeriBeth Adams-Wolf, Our Place Drug and Alcohol Education Services  
Deb Bulleit, Freedom 101  
Angie Graf, Hope Southern Indiana  
Michael Kolodziej, LifeSpan Resources  
Ramona Miller, LifeSpan Resources  
Linda Moeller, City Controller  
Max Monohan, New Directions Housing Corporation  
Bob Stein, United Consulting  
Kathy Wilkerson, New Albany Parks and Recreation

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

The President opened the **Public Hearing for the Community Development Block Grant Fiscal Year 2019 One-Year Action Plan.**

Kathy Wilkerson presented for New Albany Parks and Recreation on behalf of the **Youth Enrichment Program** to request \$30,000. Ms. Wilkerson stated that the children had a wonderful experience last year and highlighted some of the activities. She stated that one of the new activities was a week-long robotics program at IUS called Project Ahead. She stated that the kids are learning a lot of life skills. She said that many of the kids don't have a lot of family support and this program serves as safe place for the kids to be. She stated that they had basketball camp, theater camp, and played musical instruments. She stated that they go swimming twice a week, dance classes with Motion Studio to learn tap and ballet, gymnastics program, cheerleading, disc golf, the new court that will be showcased at the ribbon cutting on Thursday at the Griffin Center where they will feature pickle ball. She stated that many of these activities are something that the children would not normally be able to do, that's why it is so important. She stated that the plan detailed on the application includes a lot of the kids' input. She stated that they served about 400 kids last year, about \$75 per child. Mr. Barksdale asked about the deduction in the amount requested for this fiscal year. Ms. Wilkerson explained that the Housing Authority helps with some programs, so this allows for a decrease in the request from CDBG. Mr. Dickey stated that he is impressed by the diversity

of programming and asked if there was a need anywhere due to increases in costs. Ms. Wilkerson responded that there isn't, that the city has helped a lot, for example, with the purchase of a new mini bus to transport the children, which has helped to cut down on costs.

Michael Kolodziej presented for LifeSpan Resources on behalf of the **New Albany Rides Program** to request \$5,000. He stated that he is the Community Engagement Director for LifeSpan Resources and that Ramona Miller, the Director of Nutrition and Transportation was also present. He stated that they are the area agency on the aging community and that their mission is promoting independent living for people of all ages. He said that their purpose is to connect individuals to resources and options to remain living independently for as long as possible. So not only are they trying to help people live in their home independently with dignity, but also, there is the importance of avoiding social isolation and helping clients with transportation. He stated that in years past, transportation has predominately been for medical reasons such as dialysis, cancer treatment, and doctors' appointments. But they haven't had the ability to go to the grocery store, library, court house, senior centers, pharmacy, or the YMCA, for example. He stated that this is the same as last year, this money assists LifeSpan Resources with doing social trips. Mr. Dickey stated that the application states that in FY 2018, 219 unduplicated residents were served and they are estimating that they can push that to 325 for FY 2019, he is assuming that the demand is pretty high for this service. Mr. Kolodziej confirmed that the demand is high and that on the application, under community need, one of the things that they point to is in the consolidated plan, transportation was shown to be an unmet need by people in the community, he stated that even when there is transportation available, it is really hard to find it for these other crucial activities. Mr. Dickey asked if they have had to turn anyone away. Ramona Miller stated that they have had to turn people away due to availability, people will call with a time that they need a ride and LifeSpan may not be available during that time, so they offer them another time, but sometimes they can't go when LifeSpan can. The President asked if they have to do any trips over to Louisville. Ms. Miller stated that they take medical trips to Louisville but they do not take social trips to Louisville. She stated that they can only go 6 miles in to Louisville, which means that they are able to take them downtown to the hospital and treatment area and to the VA.

Max Monohan presented for New Directions Housing Corporation on behalf of the **Emergency Repair Program** to request \$75,000 and the **Repair Affair Program** to request \$7,500. He stated that the **Repair Affair Program** assists low income home owners with home repair which includes everything from simple yard work to grab bars, hand rails, gutter cleaning and rehangs, and exterior trim paint. All repairs are completed by volunteer teams. He stated that they have a goal to do 20 repairs this year and that they have 12 completed so far. He stated that the funding from CDBG is mainly for project delivery. He stated that for repair affair, the homeowner has to be over the age of 60, certified as the homeowner, live in the home and make less than 50% of the Area Median Income. The President asked if they are requesting less than last year. Mr. Monohan stated that they are now required to keep timesheets and account for the exact hours spent working on the New Albany Repair Affair. He stated that once they started tracking that, they are efficient and that they do not spend as much time on New Albany's project delivery as originally thought. Max Monohan stated the **Emergency Repair Program** is 100% funded by the City of New Albany's CDBG. He stated that they are asking \$75,000 because that is what their current contract is for FY18. He stated that for this program, you do not have to be elderly but you do have to be less than 80% AMI. He stated that they have completed 6 Emergency Repairs so far and the goal for next year would be 10 unique homes. He stated that it is limited at \$7,500 per the lifetime of the home. He stated that is one of the reasons why the goal is ten, however they would like to go over that, like they did this year and get to twelve.

MeriBeth Adams-Wolf presented for Our Place Drug and Alcohol Education Services on behalf of the **Building Youth Assets Program** to request \$28,700. She stated that the proposal is in conjunction with New Albany Floyd County Schools, the YMCA, and Open Door Youth Services. She stated that this funding allows them to provide quality after school care for youth in New Albany, especially for those

that are struggling to find afterschool care. Students are recruited, they may come in to one program for a while and then move into another program. She stated that Our Place Drug and Alcohol Education Services provides an afterschool program with a focus on building social, emotional, learning skills for students through prevention programming. She stated that Open Door Youth Services provides afterschool programming for more high risk students and that they use a curriculum based support group, which is an evidence based program for kids that are struggling. She stated that Our Place uses 2 programs, Too Good for Drugs and Violence and a computer based program called Ripple Effect. She stated that the \$28,700 is the total for all three agencies. She broke it down as the YMCA requesting \$20,000, Our Place is requesting \$3,500, and Open Door Youth Services is requesting \$5,200. The President asked if the YMCA was the only one that requesting the increase. Ms. Adams-Wolf confirmed this. She stated that the funding used to be in conjunction with 21<sup>st</sup> Century Learning Centers and because they did not receive this grant, this is why the YMCA is requesting an increase. She stated that they would be reapplying for that funding next year.

Angela Graf presented for Hope Southern Indiana on behalf of the **Clothe A Teen Program** to request \$7,500. Ms. Graf introduced herself as the Executive Director of Hope Southern Indiana, a faith based nonprofit located on Bono Road. She stated that they are asking support for the Clothe A Teen Program, that helps middle and high school students from New Albany schools receive back to school clothing. She stated that they will receive a \$75 voucher to Burlington Coat Factory. She stated that the parents bring them there and meet Hope Southern Indiana on 2 shopping nights during the year. She stated that last year they serviced 179 students with a total of \$13,425 last year. She stated that they are looking to serve more kids this year, probably around 220. She stated that the students are referred by the counselors at the schools. She stated that after the counselor refers the family, they come in to Hope Southern Indiana to fill out an application. She stated that they are low income students on federal free and reduced lunch. She stated that about 20 churches and businesses partner with them, and individual volunteers that support a child or a family. She stated that it had a drastic effect on them to see one child in the house get clothing and the other not, so this year they have decided to open it up that if the middle or high school student is eligible, then the younger siblings are also eligible. The President agreed that this was the best approach. She stated that some of those children do receive assistance through Clothe A Child through the school system. But if they are not reaching those children, then they are going to step in. She stated that they want the kids to have the best start to the new school year.

Deb Bulleit presented for Harrison Education Literacy Group on behalf of the **Freedom 101 Program** to request \$5,800. She stated that they are still waiting to spend the funding from FY18 due to the delay of the jail reconstruction. She stated that she believed that they will still be able to offer the programming by June 30<sup>th</sup>. So they are asking for enough to fund 2 more classes, supplemented by the Horseshoe Foundation, which gave them a \$15,000 grant. She stated that the facilitators go through 2 years of training and that each inmate is dealt with at their core, one on one. She stated that although it is a group setting, they are able to hone in on what's going on with that particular person. She stated that they have been implementing this program for 18 years. She stated that in 4 days, they take them through a process of looking at their past through music, meditation, reflection, and humor. She stated that this programming serves as a good grounding for everything that happens when they get out. Mr. Middleton asked where the classes are held, to which Ms. Bulleit responded that they are in the Floyd County jail. Mr. Barksdale asked how many classes they offer per year. She stated that they offer one each quarter for men and one each quarter for women, which allows time for follow ups and training to be volunteers in the next class. She stated that 8 is the target with this grant plus the funding from Horseshoe. Mr. Dickey stated that this program is unique because it has the confines of location. The President asked if the participation was voluntary. She responded that it was voluntary at this jail. Mr. Dickey added that since the jail commander was unable to be at the Commission meeting, if the jail commander wanted to send an email in support of this program, they would welcome that.

The President requested that a copy of the budget for CDBG be sent to the Commission. The FCM stated that she would email the budget to the commission members but noted that we do not yet have our allocation. The FCM stated that she will have the draft plan ready to be adopted and be out for the 30 day comment period at the April 9<sup>th</sup> NARC Meeting. There was a discussion about other expenditures with the CDBG funding, such as sidewalk work or the work on the gym floor and HVAC at the Griffin Center, as well as staff time. The PFS noted the ribbon cutting at the Griffin Center on March 14<sup>th</sup>.

The President closed the Public Hearing at 3:12 pm.

The second item of business was the **Approval of the Minutes from the February 26, 2019 meeting**. Mr. Dickey motioned to approve the February 26, 2019 minutes. Mr. Barksdale seconded and the motion carried 5-0.

The third 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 3/11/2019**. Mr. Barksdale motioned to approve the Claims Worksheet in the amount of \$201,293.97 dated 3/11/2019. Mr. Dickey seconded and the motion carried 5-0.

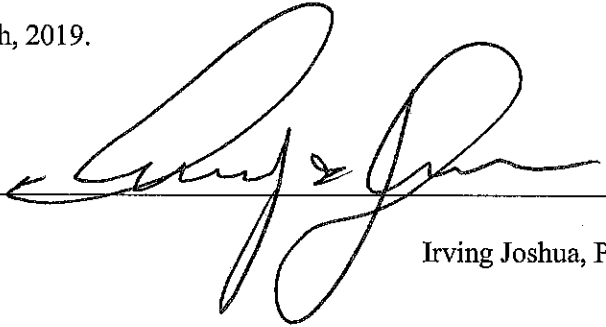
Other Business:

The first item of Other Business was the **Reas Lane Phase 2 Extension Project**. The PFS provided a memorandum to the Commission explaining that in August 2018, the New Albany Redevelopment Commission approved changes related to the soil at this project site in the amount not-to-exceed \$55,000. Jacobi, Toombs and Lanz, Inc. stated that the final amounts would be given at a later date when the final quantities were known. The two change orders, numbers 2 and 3, total up to \$35,583.48. No approval was needed, this was provided for their information only.

The second item of Other Business was an update from Elaine Murphy, the **School Board Advisory member**. She stated at the School Board meeting last night, they accepted the donation of \$100,000 for the New Albany High School weight room and that the vote was 6-1. She stated that they are going to have a work session with the Redevelopment Director to set up a process for any future asks from the School Corporation for TIF money. She stated that Green Valley Elementary is a beautiful facility and the soccer field construction will begin as soon as the weather allows, that Slate Run Elementary will be finished by the end of this school year and they are anticipating starting in the new building in the fall. She stated that there was a ribbon cutting scheduled for June 4<sup>th</sup>. The President asked if there was going to be a change in the school districts. Ms. Murphy stated that they are working on redistricting and letters have been sent out to families. She stated that is a big shift and that parents have been notified.

There being no other business, the meeting was adjourned at 3:24 PM.

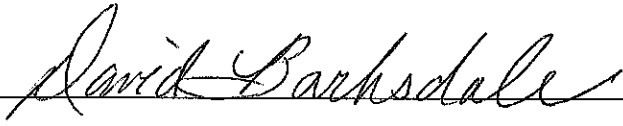
Approved and Adopted this 26th day of March, 2019.



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Irving Joshua, President

ATTEST:



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David Barksdale, Secretary