**MINUTES**

**NEW ALBANY REDEVELOPMENT COMMISSION**

A special meeting of the New Albany Redevelopment Commission, was held on Tuesday, January 24, 2012, at 2:30 p.m., in the Assembly Room, Room 331, City-County Building, New Albany, Indiana.

Commission Members present: Irving Joshua, President (left at 3:27 PM)

Kevin Zurschmiede, Vice-President

Edward Hancock, Secretary

Diane Beneditti

Adam Dickey

Lee Cotner, School Board Advisory Member

Staff Members present: Carl E. Malysz, Director of Community Housing Initiatives

John Rosenbarger, Public Works Projects Supervisor (PWPS)

Cyndi Krauss, Financial/Compliance Manager (FCM)

Amber Mayfield, Administrative Assistant (AA)

Others present: Harold Adams, Courier Journal

Dan Chandler, Chandler Law Office

Betty Cotterill, New Albany City Citizen

Pete Cotterill, New Albany City Citizen

Lisa Donahue, NAHA

Eric Ernestberger, Rundell Ernestberger Associates

Bruce Foushee, C.C.E. Inc.

Rebecca Gardenour, New Albany City Citizen

Shane Gibson, Attorney

Dale Graf, Dan Cristiani Excavating

Michael Hall, City of New Albany

Joe LaRocca, YMCA

Steve Palmquist, YMCA Attorney

David Reed, QK4

Stan Robison, City Attorney

Daniel Suddeath, The News and Tribune

The President called the meeting to order at 2:30 p.m., and the roll was called.

The City Clerk administered the Oath of Office to Commission members.

The election of officers took place.

Ms. Benedetti made a motion to elect Irving Joshua as President. Mr. Dickey seconded the motion and it was approved with a vote of 5-0.

Mr. Hancock made a motion to elect Kevin Zurschmiede as Vice-President. Mr. Dickey seconded the motion and it was approved with a vote of 5-0.

Ms. Benedetti made a motion to elect Edward Hancock as Secretary. Mr. Zurschmiede seconded the motion and it was approved with a vote of 5-0.

The first item of business on the agenda was to **Open Sealed Proposals & Award Contract for Structure Demolition-Grantline Road Industrial Park West/Reas Lane Extension.**

The following proposals were opened and read aloud for Structure Demolition-Grantline Road Industrial Park West/Reas Lane Extension.

|  |  |
| --- | --- |
| **Company** |  **Amount** |
| Dan Cristiani Excavating | $11,700 |
| C.C.E. Inc. | $18,700 |

Mr. Dickey made a motion to award the contract to the low bidder, Dan Cristiani Excavating for the amount of $11,700. Mr. Zurschmeide seconded the motion and it was approved with a vote of 5-0.

The next item on the agenda was **Captain’s View/Linden Meadows: Project Update by Loney Williams, Developer & Ratify CDBG Infrastructure Agreement.**

Loney Williams gave the Commission an update on Captain’s View. He stated that there was originally 23 plots, one was sold. There are now 22 plots. They are going to be sold and developed in 2 phases, with 11 of the houses being sold as affordable housing and 11 being sold for fair market rate. Mr. Williams plans to keep the character of houses where he is able to, some character may be lost due to deterioration. Mr. Williams spoke to the Commission so that the agreement already in place would be ratified, giving the developer $100,000, of that $70,000 is for infrastructure and $30,000 for acquisition.

Ms. Benedetti made a motion to ratify the agreement. Mr. Dickey seconded the motion and it was approved with a vote of 5-0.

The third item of business on the agenda was to **Ratify YMCA/City of New Albany Aquatic Center Operating Agreement: Summary and Q&A.**

There was a discussion about the Reserve Account. The City of New Albany will be responsible for 55%, which is $135,000 and the YMCA will be responsible for 45% which is $90,000 for a total of $225,000.

The President noted that the YMCA has had excellent cooperation of providing services to low income residents.

There was a general discussion about the operating agreement. Attorney Shane Gibson noted that the dates needed to be changed to November 15, 2008 through November 14, 2107.

Mr. Dickey made a motion to accept the Operating Agreement with the YMCA including the amendment stating that the dates will be changed to November 15, 2008 through November 14, 2107. Mr. Zurschmiede seconded the motion and it was approved with a vote of 5-0.

President yielded his seat to Vice-President at 3:27 PM.

The next item of business was **Bicentennial Park: Park Design and Services Proposals.** Two companies were on hand to give presentations along with their proposals. The first presentation was from Rundell Ernestberger Associates. Eric Ernestberger gave about a 30 minute presentation to the Commission, highlighting his best park projects.

After Mr. Ernestberger was finished with his presentation a citizen from New Albany asked if she could speak. She was given the floor. She introduced herself as Rebecca Gardenour and said she was there to speak on behalf of the citizens that live near **Captain’s View formally known as Linden Meadows**. She said that she feels fairly confident that the new developer has a good plan for the neighborhood and has the support of the surrounding residents. She stated that she was very upset with everything that has happened until now and hopes that it can become something nice one day.

The Commissionwas then shown the second presentation. David Reed, from QK4, gave a presentation that was very similar to the previous presentation.

Both companies stated that their price would be $50,000. The Commission felt that both could design a great park. A discussion ensued.

Ms. Benedetti made a motion to award the contract to Rundell Ernestberger Associates for $50,000. Mr. Dickey seconded the motion and it was approved with a vote of 4-0.

There being no further business, the President adjourned the meeting at 5:06 p.m.

**Approved** and **Adopted** this 14th day of February , 2012.

 Irving joshua, President

ATTEST:

Edward Hancock, Secretary