

Minutes of the St. Joseph County Redevelopment Commission

June 11, 2019 at 9:00 a.m.

County Commissioners' Conference Room

7th Floor, County City Building

Present:

Bill Schalliol, Steve Infalt, Dennis Jordan, Jessica Clark, Brian Pawlowski, Larry Beehler, Peter Mullen, Jamie Woods, Commissioner Deb Fleming, Commissioner Andy Kostielney, Park Director, Evie Kirkwood, representatives of Lawson Fisher & Associates, and other public attendees.

Minutes of Proceedings:

The meeting was called to order at 9:00 a.m. by Ms. Clark. Mr. Pawlowski was introduced as the new member of the Redevelopment Commission. The oath of office was administered by Jamie Woods to Mr. Pawlowski. There were no minutes to be approved and minutes from all prior meetings will be approved at the July meeting of the Redevelopment Commission.

Economic Development Area updates. Mr. Schalliol presented that the overlapping unit annual presentation will take place at the July 9, 2019 meeting of the Redevelopment Commission. This meeting will be held in the 4th Floor Council Chambers in the County-City Building.

Mr. Schalliol then presented an overview of the New Carlisle Economic Development Area. First, he addressed the status of the Indiana Enterprise Center. He stated that all January to April reports regarding the IEC will be placed on the County website. Mr. Schalliol then provided an update on several grants. Mr. Schalliol discussed that the Economic Development Grant for the Metronet was proceeding ahead. The grant was on track and that the project should be bid in the Summer or Fall of 2019. Mr. Schalliol and others met with the EDA in Chicago in May, 2019. The Build Grant through the Department of Transportation is being reapplied for. No 2018 Planning Grants were awarded by the DOT. Mr. Schalliol understands that our grant application was in very good shape and will be resubmitted. The Advanced Driving System Grant is proceeding ahead and is a Summer grant. Mr. Schalliol discussed that the County will proceed with a next level grant for the one (1) mile trail development for LaSalle Trail between Angela Blvd. and Douglas Rd. This will finish up the trail system. The County is also waiting for approval of the FEMA Grant for Jewell Woods. The County should know if this grant will be awarded in the very near future. Mr. Schalliol then discussed the Brownfield Assessment Grant that was awarded to MACOG. MACOG received a \$600,000.00 grant that will be shared to do Phase I and Limited Phase II Environmental Assessments with various other agencies in St. Joseph County.

Mr. Schalliol then presented an overview of the Professional Services Agreement with Lawson-Fisher. This was for the Bendix Woods and Navistar site. Bendix Woods is one of the highest points in St. Joseph County. The Navistar property is one of the lowest. Until the 1960's,

the Navistar and Bendix Woods site was all one (1) property. Current drainage structures do not take into account Navistar drainage issues. Mr. Schalliol requested approval of a contract to correct the drainage issues by having engineering work done by Lawson-Fisher. Jordan Huss from Lawson-Fisher was also in attendance and presented an overview of the project. Evie Kirkwood also commented that she was pleased with the proposal from Lawson-Fisher. She stated that natural history and landscaping are preserved by this approach. Mr. Mullen made a motion to approve the agreement. It was seconded by Mr. Infalt and the agreement was approved unanimously.

Mr. Schalliol then presented an overview of the Lochmueller Group (Amendment 1). The agreement was for two (2) different matters. The first is the Fiber Conduit Project and designing the plans and contracts for the Metronet Project. The second is for a traffic study within the Indiana Enterprise Center. Mr. Woods inquired if representatives of Lochmueller were aware of the terms and conditions specified for the projects by the EDA. Mr. Schalliol said that they were and representatives of Lochmueller actually met with representatives of EDA in May of 2019. A motion was made to approve the agreement by Mr. Jordan. It was seconded by Mr. Mullen. The vote was unanimous. Ms. Clark abstained from voting on this agenda item due to a conflict of interest.

There were no updates to the Capital Avenue or Wyatt Economic Development Areas. Public comment was received by four (4) individuals. The meeting was then adjourned.