MINUTES

WEST LAFAYETTE REDEVELOPMENT COMMISSION
609 West Navajo St., West Lafayette, Indiana
Council Chambers

November 17, 2009

The meeting was called to order at 8:30 a.m. President Oates presided.

Secretary Sorensen called the role.

Present: Larry Oates, Steve Curtis, Linda Sorensen, Diane Damico, Gary Lehman
Absent: Janet Elmore, Dottie Rausch

Old Business:

Minutes

Commissioner Lehman moved to approve the minutes of the October 20, 2009 Redevelopment Commission meeting. Commissioner Curtis seconded. Commissioner Damico noted an error on page 4 regarding Resolution RC 2009-6 which read: Commissioner Damico motioned to approve Resolution RC 2009-6, a resolution to Reduce the 2009 Budget. Commissioner Damico seconded. The minutes were corrected to read *Commissioner Oates* motioned to approve Resolution RC 2009-6 a resolution to Reduce the 2009 Budget. The minutes were approved as corrected 5-0.

Fitness Trail Update

Parks Superintendent Joe Payne noted that the dead and dying trees have been removed. The track and some of the access routes have been repaved. Weather permitting, fence work around the inside of the track is scheduled for this week. The black chain link fence materials have been delivered. Lighting and sidewalk markers will be done this winter with the landscaping and the latex track surfacing completed next spring. The track should be open for public use this month. Snow removal and methods for keeping vehicles off the track were discussed.

Riverside Skating Rink Update

Parks Superintendent Joe Payne provided an update on the repairs at the Riverside Skating Rink. The Ice Mat is being delivered and scheduled for installation tomorrow. Weather permitting, they will begin making ice this weekend and the rink surface should be ready for use on the scheduled opening of November 27th.

Cumberland Avenue Update

City Engineer Dave Buck informed the Commission that the Cumberland Avenue Phase I project was going through a rebidding process. Due to the late timing of some of the addendums as well as bidding irregularities and after consulting with legal counsel, it was determined that rebidding the project was appropriate. The bids are due by December 4th and will be opened at the Board of Works on December 7th. President Oates noted that the Redevelopment Commission gave the Board of Works the authority to handle the bidding process since they meet more frequently.

Other

There was no further Old Business.

New Business:

Review of Financial Schedules

Current financial schedules were reviewed by Redevelopment Commission Treasurer Judy Rhodes. Treasurer Rhodes commented that although no increment has been received for pay 2009, the Commission is not experiencing cash flow difficulties because spending is occurring at a much slower pace. Treasurer Rhodes indicated that if any increment is released this year, it would not be received until the end of December 2009 and most likely not until 2010.

The timing for the release of the Certified Technology increment from the Department of Revenue has not yet been determined. Treasurer Rhodes has been in contact with the State Department of Revenue. When received, the increment will constitute the final payment to the Purdue Research Park towards the $5M cap.

President Oates commented that in this year of great economic turmoil and not having received any increment yet still remaining solvent, represents the fiscal responsibility which allows the commission to continue doing its work.

Payment of Claims

Commissioner Sorensen motioned to ratify a Levee/Village TIF Surplus claim in the amount of $35,520.00 from Everything Ice, Inc. The claim had been previously approved by the Board of Works to allow the timely completion of the Ice Mat delivery and installation. Commissioner Lehman seconded.

The roll call vote:
Aye: Curtis, Damico, Lehman, Oates, Sorensen
Nay:

The motion to ratify the payment of the Levee/Village TIF Surplus claim in the amount of $35,520.00 passed 5-0.

Commissioner Damico motioned to approve the payment of the Sagamore Parkway TIF claim in the total amount of $6,147.50. Commissioner Curtis seconded. The claim from American Structurepoint was for additional environmental and preliminary right-of-way engineering work on the Yeager Road Reconstruction Project for the month of September.

The roll call vote:
Aye: Curtis, Damico, Lehman, Oates, Sorensen
Nay:

The motion to ratify the payment of the Sagamore Parkway TIF claim in the total amount of $6,147.50 passed 5-0.

Commissioner Lehman motioned to approve the payment of the Levee/Village TIF Surplus claims in the total amount of $27,177.11. Commissioner Sorensen seconded. The claim from Artisan Electric LLC in the amount of $1,800.00 was for another power panel in Tapawingo Park at the festival venue. A claim from Cyr Plumbing & Heating, Inc. for $3,231.00 covered the modification of two large pipes to the turbo chiller to allow for easier access to the new Ice Mat system. Freedom Lawns' claim of $11,422.21 was for the entire landscaping, including seeding work at the festival venue area in Tapawingo Park. The claims from Just Dig It Excavating for $3,745.00 and John Nowosielski for $150.00 were for tree removal and trimming at the north end of the future dock and boathouse site. A claim from H. Stewart Kline & Associates, Inc. of $6,828.90 covered continuing design work for the Wabash Heritage Trail Phase I extension.

The roll call vote:
Aye: Curtis, Damico, Lehman, Oates, Sorensen
Nay:

The motion to approve the payment of the Levee/Village TIF Surplus claims in the total amount of $27,177.11 passed 5-0.

Commissioner Curtis motioned to approve the payment of the KCB TIF Surplus claim in the amount of $ 3,700.00. Commissioner Damico seconded. The claim from Purdy Concrete was for the purchase of concrete barriers for Vectren's utility relocation at the Cumberland Avenue reconstruction project. The barriers will become the property of the city.

The roll call vote:
Aye: Curtis, Damico, Lehman, Oates, Sorensen
Nay:

The motion to approve the payment of the KCB TIF Surplus claim in the amount of $3,700.00 passed 5-0.

Other

Commissioner Damico questioned Department of Development Director Poole regarding the Land Use Study and its affect on future city development and any activities directed towards attracting families to West Lafayette.

President Oates indicated the 2010 Redevelopment Commission meetings have been tentatively set for the 3rd Tuesday of the month at 8:30 a.m.

The next two meetings were confirmed:

December 15, 2009 at 8:30 a.m.
January 4, 2010 at 4:00 p.m.

There was no further new business.

Public Comment

Public comment was requested.

Adjourn

There being no further new business, Commissioner Sorensen motioned to adjourn. Commissioner Damico seconded. The meeting adjourned at 9:10 a.m.

Linda M. Sorensen
Recording Secretary

Approved:

Lawrence T. Oates
President

/djk