

## **REDEVELOPMENT AUTHORITY MEETING MINUTES**

Wednesday, June 12, 2019

Hall of Fame Room

**Present:** Regina Hirsch, Dale Reeves, Lukas Trow, Pete Manley, Ozzie Doom

**Absent and Excused:** Roger Springman, Carl Chenoweth

**Others Present:** Mayor Swadley, Director Friedl, Director Glynn, Emily Bahr, Brett Schumacher, Laura Callan, Ben Heili

**Call to Order:** Called to order at 6:00 p.m. by Reeves

### **Communications:**

Director Friedl communicated to the RDA that he received a phone call from General Capital notifying him they are no longer interested in the Riverfront Development project.

### **Public Comments:**

None

### **Approval of May 8<sup>th</sup> Minutes**

Motion by Trow to approve the May 8<sup>th</sup> meeting minutes, second by Hirsch. Motion passed 5 – 0.

### **Finance Report**

Director Friedl provided a brief summary of the YTD 5/31/19 financial statements for the RDA, TIF No. 5 and TIF No. 8.

### **Mayor's Appointment to the RDA**

Mayor Swadley introduced Pete Manley as the new member of the RDA. Manley proceeded to give a brief summary of his background and past experience as it relates to the RDA.

### **Old Business Items**

- a. Downtown Revitalization Subcommittee update and possible action on Ayres service contract

Trow summarized the revised agreement with Ayers and Associates and how concerns related to the original draft agreement have been addressed.

Motion by Trow to approve the contract with Ayers and Associates, second by Hirsch. Motion passed 5 – 0.

- b. Update on Marathon site situation and warranty deed stumbling block

Mayor Swadley provided a summary of the existing warranty deed and how it is impacting the sale of the property.

Discussion regarding the options available to the RDA followed. Reeves will discuss further with the RDA's attorney and provide Springman with a summary of that discussion.

Motion by Hirsch to extend the closing date an additional sixty days, second by Doom.  
Motion passed 5 – 0.

- c. Update on Power House recent boundary change by Landmarks Commission

The RDA discussed the issues surrounding the proposed boundary for the landmark designation and possible next steps. The Landmarks Commission meets on June 13<sup>th</sup> to make a final decision and RDA members were encouraged to attend. Next steps will be discussed following the Landmarks Commission's final decision.

- d. Update on June 26<sup>th</sup> master developer meeting and discussion on proposal submission process

No action. Draft summary in the packet was discussed and no edits/changes were proposed by the RDA members.

### **New Business Items**

- a) Review and discussion on Whitewater Park planning and needed coordination on riverside design, including green space, storm water, river/bike walk, river wall and pedestrian bridge

Director Glynn discussed the timeline related to the projects planned along the riverbank along the RDA properties, the Mandt Park side and further upstream.

### **\*\*Closed session on Blacksmith Shop settlement negotiations**

Motion by Hirsch to go into closed session at 7:11, second by Trow. Motion passed 5 – 0.

Motion by Hirsch to go into open session at 8:05, second by Trow. Motion passed 5 – 0.

### **Adjourn**

Motion by Hirsch to adjourn the meeting, second by Trow to adjourn at 8:05 p.m.