

TOWN OF PORTER
Redevelopment Commission Meeting
303 Franklin Street
July 27, 2010

Meeting was called to order at 6:01 p.m.

Pledge of Allegiance

Present: President Bruce Snyder, Vice President Al Raffin, Jon Granat, Mike Genger and Michele Bollinger.
Also present: Attorney Patrick Lyp, Director of Engineering Matt Keiser, and Pro-tem Secretary, Sue Huyser.
Absent: Ron Stone, Karen Spanier

Consideration of Minutes of Previous Meeting

Motion to approve minutes of the July 13, 2010 meeting was made by Michele Bollinger, second made by Al Raffin. Motion passed 3-0. Mike Genger and Jon Granat were absent from the July 13th meeting.

Consideration of Claim Docket

Jon Granat made the motion to approve the claim docket in the amount of \$7,423.90 with Mike Genger making the second. Motion passed 5-0.

Audience Participation

None

Reports

Sewer report - Mr. Keiser announced the lift station contracts have been signed. The contract to repair/upgrade the Six Box/Wagner Rd lift station was signed with Duneland Group. The contract to change the Porter Ave lift station was signed with Haas & Associates. Both projects should start by the end of the year. Mr. Snyder confirmed that Mr. Keiser was the point of contact for both projects.

Orchard Pedestrian Trail - Mr. Keiser reported that Right of Way preliminary engineering for the property acquisition needs to be done before the start of the project. There are 3 properties involved and that will be the bulk of the construction cost. Mr. Keiser is getting redundant answers from INDOT. They claim to be waiting on the Federal Highway Administration. The backlogging from the Federal Highway Department could cause the trail projects to be put on the back burner. The start date will be based on the approval date that should have taken 30 days. The amendment was turned in 2 ½ weeks ago to Federal Highway. The commission can use their own local dollars to begin, but whatever money isn't used from the grant goes back to the Treasury. If the project doesn't meet the federal standards we cannot reimburse the Commission with grant money. Keiser asked the Commission members thoughts. Mr. Raffin hates to pass up \$120,000.00 if it's out there and asked what the values are. Mr. Raffin asked Mr. Keiser to email the numbers to the members before the next meeting so they can make an informed decision.

Mr. Keiser also informed the commission of quotes received for the Lincoln St. parking lot construction. Apex Excavation submitted a quote for \$37,596.00, R. V. Sutton submitted a quote for \$48,000.00 and Hobart Paving submitted a quote for \$55,200.00. When questioned about the increase in the amounts from the original engineering Mr. Keiser stated the quotes included extending the sidewalks to Tilden Enterprises, removing some trees and adding a rain garden. The original plan was just to add 12 – 14 parking spaces for the Town Hall and provide some overflow parking for the downtown for an initial estimate of \$25,000.00. Mr. Snyder requested Mr. Keiser provide the commission with a packet explaining the increase in cost for the parking lot project.

Attorney Patrick Lyp had no agenda items to report.

Old Business

Final Bond Resolution #RDC04-2010 was discussed. Mr. Raffin questioned if the final parameters set for 15 years were all included. Mr. Snyder replied they were.

Mrs. Bollinger made the motion to adopt Resolution #RDC04-2010 by title only. The second was made by Mr. Genger. Mr. Snyder – yes Mr. Genger – yes Mr. Raffin – yes Mrs. Bollinger – yes Mr. Granat – yes Motion passed 5-0.

Public Hearing

Before the public hearing was opened Atty. Lyp verified that legal notice was properly advertised.

Mr. Snyder opened the public hearing at 6:20 p.m.

Jennifer Klug of 302 Lincoln St. spoke regarding the second paragraph line 9 regarding the intentions of the language used in the resolution. She is in favor of the money being spent on the sewer project only. If the funds could be spent on something else she disagrees. The language doesn't specify exclusivity to the sewer project.

Michael and Mary Connolly of 353 Franklin St spoke in favor of the appropriation of the bond proceeds to repair the sewer system in the downtown area. Mr. Connolly stated they experienced sewer issues from November through March. The issue resolved in March with the help of the Public Works department identified a 4' root ball that damaged the clay sewer tile.

Brenda Brueckheimer of 501 Francis spoke as a resident and as a town employee. She thanked the Commission for the opportunity to fix the outdated sanitary system. The issues affect not only her job but her personal life as well. The repairs have been needed for a long time and she feels the funding/bonding will help bring Porter up to the current standards and will help the future of Porter and the future residents.

LeAnn McCrum of 1062 Jean Baptiste also spoke in favor of the resolution. She stated that although it could increase the cost it will alleviate the need for dire actions to be taken in the future.

With no other public comments, Mr. Snyder closed the public hearing at 6:24 p.m.

New Business

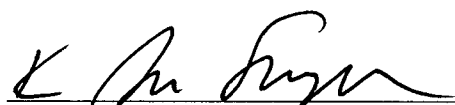
After the public hearing Ms. Dreshler of Baker & Daniels clarified the language used in the resolution is the standard way of addressing projects to allow flexibility for unseen issues. Mr. Raffin questioned if it was up to the commission to decide how the funds are to be spent. Atty Lyp responded not for the general fund monies. Those have to be spent for projects in the TIF district.

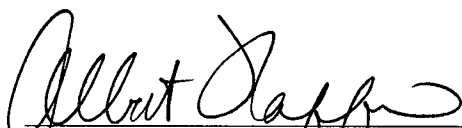
Motion was made to adopt Resolution 05-2010 by Al Raffin, seconded by Michele Bollinger. Mr. Snyder – yes Mr. Genger – yes Mr. Raffin – yes Mrs. Bollinger – yes Mr. Granat – yes Motion passed 5-0.


Commission Comments


Mr. Snyder reminded the meeting attendees the Open House on July 28, 2010 will be at 7:00 p.m. at the Town Hall.


Motion to adjourn was made by Michele Bollinger, with Jon Granat making the second.
Meeting Adjourned at 6:30 p.m.



Bruce Snyder, President


Albert Raffin, Vice-President


Michele Bollinger


Jon Granat


Mike Genger

Attest: 
Sue Huyser, Pro-tem Secretary

Agenda

PORTER REDEVELOPMENT COMMISSION

303 Franklin Street
Porter, Indiana 46304

July 27, 2010
6:00 PM

Call To Order

Roll Call

Approval of Minutes

Consideration of Claims

Audience Participation

Reports

Engineering and Development
Attorney

Old Business

Adoption of Final Bond Resolution

Public Hearing

Additional appropriation of bond proceeds

New Business

Adopt Appropriation Resolution

Commission Comments

Adjournment