

**CITY OF CRAWFORDSVILLE
REDEVELOPMENT COMMISSION
MEETING MINUTES**

March 21, 2023 – 8:30 a.m.

The Crawfordsville Redevelopment Commission met on Tuesday, March 21, 2023 at 8:30 a.m. in regular session. Members present were: Virginia Servies, Jack Whitecotton, Dan Rogers, and Conrad Harvey. Member Thomas Neal was not in attendance. Others in attendance were: Mayor Todd Barton; Brandy Allen, Director of Operations & Community Development; Megan Huckstep, Director of Planning & Building Services; Kent Minnette, City Attorney of Taylor, Minnette, Schneider and Clutter; Cheryl Morphew, Economic Development Consultant; Terri Gadd, City Clerk-Treasurer; Kathryn Vice, Executive Assistant, Department of Planning & Building Services; Kevin Kirsch, Crawfordsville Outdoor; and Dustin Harris, Sugar Creek Lawn and Hardscapes.

Virginia Servies called the meeting to order and the roll was called.

Meeting minutes from February 21, 2023 were presented to the Commission for consideration. Jack Whitecotton moved to approve the minutes as presented. Dan Rogers seconded. Motion approved 4-0.

The Commission received and considered the following claims:

1. RJL Solutions, LLC	\$ 3,400.00
2. Taylor, Minnette, Schneider, & Clutter (January Services)	\$ 997.50
3. Taylor, Minnette, Schneider, & Clutter (December Services)	\$ 1,942.50

Dan Rogers moved to approve the claims as submitted. Conrad Harvey seconded. Motion approved 4-0.

Mayor Todd Barton provided an economic development update. He reported that the City would be moving forward with Brickyard Nature Park project on what was the southwest edge of the Commerce Park. He explained that it is a READI project of the State's Economic Development Plan and is in design right now. He indicated that it would be a simple construction late this year. Mayor Barton updated on the Lincoln Park Revitalization Project on the east side of the City, reporting that it would mirror the Francis Wooden Park and Kathy Steel Park projects. Mayor Barton reminded the Commission that the lease with Ivy Tech would be up at the end of 2023. He reported that discussion had begun regarding renewal, further stating that the renewal would likely look different due to changes in Ivy Tech's operation, as well as changes in the community. Mayor Barton reported that the City is working with the three county school corporations and Western Boone to do a career academy study. He explained it would incorporate the CTE programs together and the Ivy Tech facility may be a utilized for this purpose. He reported that the City would be meeting with the superintendents on Thursday, March 23, 2023 and would be selecting a consultant to help decide how best to move forward. Mayor Barton reported that Purple Heart Parkway project continues to move forward. He explained that the project is in design and would be bid out in fall 2023, with construction happening in 2024. He also reported work on the sewer extension and water extension with American Water in this area as well. Mayor Barton informed the Commission that there would be an announcement in the next two weeks regarding a major housing development on the south side of the city. He explained that there would be a residential TIF involved in the project, requiring the Commission's involvement. He reported work towards a multi-family apartment in the area of Purple Heart Parkway as well. Mayor Barton reported continued efforts on the retail front, further stating that the retail data and gap analysis has worked very well.

Cheryl Morphew, Economic Development Consultant, came forward to provide an update to the Commission. She reported five (5) leads since the previous meeting. She indicated that all five leads were for manufacturing, four of them in the energy and renewables sector. Mrs. Morphew reported that they were still working on Project Perry, and they are hopeful for an announcement to be forthcoming. Mrs. Morphew discussed

the upcoming New Supervisor Leadership Development, which was a huge success in the fall of 2022. She stated that the spring session begins April 12, 2023. She reported that there are six companies and twenty-five cohorts signed up to attend this year. Mrs. Morphew reported that they are finalizing the research into ESL training. She stated that once research is finalized, it will be sent back to the task force to determine how to proceed. Mrs. Morphew reported great interest from employers in holding a job fair in the late spring, early summer this year. She stated that this has been a great success in the past three to four years. Mrs. Morphew discussed ongoing work with Retail Strategies, stating that they have been working on marketing materials to use in their work within the community. Dan Rogers questioned whether there had been any effort to work with Ivy Tech on ESL training. Mrs. Morphew informed the Commission that Ivy Tech does not offer any ESL training and conversational Spanish is only offered in a train-the-trainer format, which is not currently offered at the local campus nor is it what employers are asking for.

There were no items of old business; therefore the Commission proceeded with new business. The following bids were received and opened for mowing and landscaping at the Commerce Park:

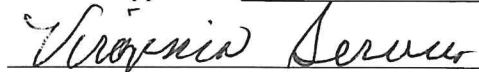
1. McMurry Lawn Care	\$ 14,900.00
2. Crawfordsville Outdoor	\$ 6,435.00
3. Sugar Creek Lawn & Hardscapes	\$ 14,475.00

Commission members agreed to review the bids and take them under advisement until a special meeting to be held on April 4, 2023.

Continuing under new items, the 2022 annual report was provided to the Commission for consideration. Clerk-Treasurer Terri Gadd reported that they had used Baker Tilly's recommended format this year and she added the resolutions that had created the TIF areas. Mrs. Gadd reported that the finances were stable and she had no further comment. Jack Whitecotton moved to accept the report as presented. Dan Rogers seconded. Motion approved 4-0.

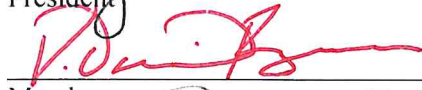
With no further business, the meeting adjourned at 8:51 a.m.

Minutes Approved: _____



President

Member



Member

Member



Member