



REDEVELOPMENT COMMISSION
801 MICHIGAN AVENUE
LA PORTE, INDIANA 46350

**Redevelopment Commission
Regular Meeting Minutes
Wednesday, January 26, 2022
5:15 PM**

A meeting of the City of La Porte Redevelopment Commission ("Commission"), was held at City Hall and concurrently via Zoom meeting room on Wednesday, January 26, 2022 at the hour of 5:15 PM, ("local time"), pursuant to notice duly given in accordance with the rules of the Commission and the Indiana Open Door Law.

The meeting was called to order by President Brian Chalik at 5:15 PM.

On a call of the roll, the members of the Commission were shown to be present or absent as follows:

Members Present: Mr. Brian Chalik, Mr. Damon Gasaway, Ms. Jenna Francesconi, Ms. Betsy Parkison, and Mr. JT McDermott (via Zoom).

Members Absent: None.

Guests Present: Mr. Craig Phillips, Mr. Bert Cook (via Zoom), Mr. Matt Hagenow, Mr. Michael Micka, Mr. David Ambers, and Ms. Amanda Haverstick.

Public Comment: None.

Minutes: A motion was made by JT McDermott to approve the meeting minutes from the regular December 26th, 2021 meeting and seconded by Damon Gasaway. A roll call vote was taken. The motion passed 5-0.

Election of 2022 Officers: A motion was made by Jenna Francesconi to nominate Brian Chalik as President, Damon Gasaway as Vice President, and JT McDermott as Secretary and the motion was seconded by Betsy Parkison. A roll call vote was taken. The motion passed 5-0.

Claims: Mr. Brian Chalik introduced the claim docket items. A motion was made to approve the January 26, 2022 claims docket by Jenna Francesconi and seconded by Betsy Parkison. A roll call vote was taken. The motion passed 5-0.

OLD BUSINESS:

- A. Public Offering of Real Estate for Purchase and Development – Bert provided a brief summary of the Public Offering of Real Estate for Purchase and Development. The first bid was submitted by Holladay Properties in the amount of \$437,500 for each parcel. The second bid was submitted by Industrial Development of LaPorte, LLC in the amount of \$468,750 for one parcel. The City recommends the RDC accept Industrial Development of LaPorte, LLC bid for the northern parcel and Holladay Properties bid for the southern parcel. Bert will work with Attorney Matt Hagenow to draft agreements for each developer in construction of industrial development and bring it back to the RDC for review at the next meeting.

Damon questioned what the start of construction would mean for the development sites. Bert explained the terms and conditions of the agreements that would be brought back before the RDC at a future meeting. Jenna Francesconi made a motion to accept the Industrial Development of LaPorte, LLC bid for the northern parcel and Holladay Properties bid for the southern parcel and the motion was seconded by Betsy Parkison. A roll call vote was taken. The motion passed 5-0.

- B. Don George Ford Property Demolition Update – Craig reported that the work is finished and there is a partial payment for demolition to J. Shoffner General Contractor.
- C. Clear Lake Loop Trail and Truesdell Avenue Reconstruction Project Update – Craig provided an update that the City had a scoping meeting held in mid-January with the consultant team, City staff, and stakeholders.

NEW BUSINESS:

- A. None.

OTHER BUSINESS:

- A. Damon Gasaway made a motion to approve the Legal Services Contract with Newby, Lewis, Kaminski, & Jones and the motion was seconded by Betsy Parkison. A roll call vote was taken. The motion passed 4-0 (JT McDermott absent).
- B. Craig mentioned that he will be bringing a proposal for an updated Parking Study to the RDC at the next meeting. He will provide the RDC members with the proposal document prior to the meeting. Craig reported on a proposal for streetscape improvements at the Monroe Street and Lincolnway as well as an update on the efforts for implementation of the Heart of La Porte Plan with areas south of the railroad tracks.

There being no further business to come before the Commission, Damon Gasaway moved to adjourn the meeting; Betsy Parkison seconded the motion. A roll call vote was taken. The motion passed 4-0 (JT McDermott absent). The meeting adjourned at 5:32 PM.

Brian Chalik, President

JT McDermott, Secretary