Columbus Redevelopment **Commission**

BOARD MEETING MINUTES
Monday, December 12, 2011
1:15 P.M.

MINUTES

The Redevelopment Commission met in an executive meeting Monday, December 12, 2011 at 12:00 p.m., at 123 Washington St. in the Legal Library, chaired by Rich Stenner. Other commission members present were: Matt Souza, Jim Lienhoop, Al Degner and John Anderson. Also present were: Ed Curtin, Director and Terry Coriden, Attorney.

Matters discussed during the executive meeting were those matters previously advertised in the public notice. The board hereby certifies that no decisions were made and that only matters as advertised were discussed.

Call to Order

1) Roll Call—Rich Stenner, Al Degner, Matt Souza, Jim Lienhoop, and John Anderson

   Absent—George Van Horn

   Guest—Ed Curtin, Kristi Putnam, Terry Coriden, Ann DeVore, Roger DeVore, Dave Hayward, Mark James, Paul Minnis, Isaac DeClue, Micheal Greven, Co-op Grocery Consultants, Glen Petri, Max Lemley, Mike Lovelace.

Action Items

2) Approval of Minutes—Motion to approve the meeting minutes was made by Matt Souza and seconded by Jim Lienhoop. Motion was approved unanimously.
   a. November 7, 2011
3) Open Bids
   a. Access and Revenue Control – Jackson Street Garage—There was a total of 1 bid from Evens Time for $129,465.13 with a voluntary alternative 1 of an added $14,359 for a total of $143,824.13. Motion to take this bid under advisement was made by Matt Souza and seconded by Jim Lienhoop. Motion was approved unanimously.
   b. Remediation of property at 1st and Lafayette.—There was a total of 7 bids for this project. Please view the bid tab to see the bids. Motion to take this bid under advisement was made by Matt Souza and seconded by Jim Lienhoop. Motion was approved unanimously.

4) Agreements
   a. Board of Aviation - Economic Development—This is for new development at the airport. They want to ask for help with the funding for the new development in the amount of $367, 500. The funds would come out of the airport TIF funds. Motion to approve the resolution was made by Matt Souza and seconded by Jim Lienhoop. Motion was approved unanimously.
   b. Supplemental agreement – Janssen and Spaans Engineering, Inc. – 4th & Washington Streets intersection—This is for the design of the intersection of 4th and Washington Streets. Utilities need to replace a water main that goes through the intersection. This would allow for new pavers. The agreement would be in the amount of $10,000 that would be added to the current fees. These fees do not include the cost of moving the water main. Motion to approve the agreement was made by Matt Souza and seconded by Jim Lienhoop. Motion was approved unanimously.
   c. Parity Report Agreement – Crowe Horwath—This is to allow Crowe Horwath to complete a parity report that is required in order to complete the bond process. The total cost of this report is $3,000. Motion to approve the agreement was made by Matt Souza and seconded by Jim Lienhoop. Motion was approved unanimously.

5) Claims—Motion to approve the claims was made by Matt Souza and seconded by Jim Lienhoop. Motion was approved unanimously.

Discussion Items

6) Coop Grocery Presentation—Debra Johnston presented an update on the Coop Grocery. It will be located on 6th Street and is about 9,000 square feet. Within the year they have acquired a letter of intent from Cummins and have had several local merchants ready to supply the store. They will be having a Food For Thought film series at Yes! Cinema and at the library to raise funds to start the construction. They have formally asked the Redevelopment Commission for a loan or grant for $250,000 for construction. The commission has requested a recommendation.

Information Items

7) Staff Report—The new Cummins office building is moving forward. We are moving forward with the remediation of the 1st and Lafayette Street site. We will be going to City Council tomorrow. The master plan for Walesboro is moving forward. The post office is looking to close their distribution office. The property is owned by the Teachers Fund. There could be potential opportunity if that block becomes available. We have looked at developing this property in the past.

8) 2012 Calendar—The 2012 Redevelopment Commission meeting dates was presented to the commission. It has been switched to the 2nd Monday of every month at 1:15pm in the City Council Chambers located at City Hall.

Board Comments

Adjourn