

AGENDA
REDEVELOPMENT COMMISSION

McCloskey Conference Room
May 4, 2015
5:00 p.m.

I. ROLL CALL

II. READING OF THE MINUTES – May 4, 2015

III. EXAMINATION OF CLAIMS –May 8, 2015 for \$169,986.27 and May 22, 2015 for \$100,465.10

IV. EXAMINATION OF PAYROLL REGISTERS–May 1, 2015 for \$28,513.55, May 15, 2015 for 28,546.08, and May 29, 2015 for 28,353.79

V. REPORT OF OFFICERS AND COMMITTEES

Directors Report

IV. NEW BUSINESS –

- A. RESOLUTION 15-20:** To Close Open Redevelopment Commission Resolutions
- B. RESOLUTION 15-21:** Approval of Maintenance of Property Owned by the Redevelopment Commission of the City of Bloomington Located Within the Certified Tech Park.
- C. RESOLUTION 15-22:** To Amend Redevelopment Commission Resolution 13-30.
- D. RESOLUTION 15-23:** To Amend Redevelopment Commission Resolution 13-36.
- E. RESOLUTION 15-24:** To Amend Redevelopment Commission Resolution 13-39.
- F. RESOLUTION 15-25:** To Amend Redevelopment Commission Resolution 14-10.
- G. RESOLUTION 15-26:** To Amend Redevelopment Commission Resolution 14-20.
- H. RESOLUTION 15-27:** To Amend Redevelopment Commission Resolution 14-44.
- I. RESOLUTION 15-29:** Approval of Project Review and Approval Form regarding Service Garage.

VII. BUSINESS/GENERAL DISCUSSION

- A.** CTP update.

VIII. ADJOURNMENT

THE REDEVELOPMENT COMMISSION OF THE CITY OF BLOOMINGTON, INDIANA MET on Monday, May 4, 2015 at 5:00 p.m. in the Showers City Hall, McCloskey Conference Room, 401 North Morton Street, with David Walter presiding

I. ROLL CALL

Commissioners Present: David Walter, Elizabeth Kehoe, John West, Katie Birge, and Sue Sgambelluri

Commissioners Absent: Kelly Smith

Staff Present: Lisa Abbott, Christina Finley, Vickie Provine

Others (s) Present: Danise Alano-Martin, Thomas Cameron, Greg Small, Margie Rice, Dan Sherman, Tom Micuda, Jeff Underwood, Hans Steck, Rachel Bunn, Lynn Coyne, Matt Smethurst, Hershel Frierson, Dave Williams, Margie Rice

II. READING OF THE MINUTES –Sue Sgambelluri made a motion to approve the April 6, 2015 minutes. Elizabeth Kehoe seconded the motion. The board unanimously approved.

III. EXAMINATION OF CLAIMS –John West made a motion to approve the claims for April 24, 2015 for \$144,774.37. Katie Birge seconded the motion. The board unanimously approved.

IV. EXAMINATION OF PAYROLL REGISTERS –Katie Birge made a motion to approve the payroll register for April 17, 2015 for \$28,534.55. Sue Sgambelluri seconded the motion. The board unanimously approved.

V. REPORT OF OFFICERS AND COMMITTEES

The director's report was not included in the commission packet. Lisa Abbott distributed a TIF project status report. The report showed all open resolutions. Abbott briefly reviewed the report with the commission. In the future, the TIF project status report will consist of three parts; the consolidated TIF, Kinser-Prow TIF, and the bond. Eventually there will be a section for the new bond.

VI. NEW BUSINESS –

A. RESOLUTION 15-14: Approval of Bond Resolution. Jeff Underwood stated we now have two TIF districts; Consolidated and Prow. This resolution is requesting permission from the City Council to issue bonds to fund projects that have community benefits. Assuming the resolution passes there will be a confirming resolution by the City Council authorizing the Redevelopment Commission to issue bonds. The Council will also approve an appropriation ordinance allowing the Redevelopment Commission to spend funds after closing on the bonds.

Jeff Underwood explained the four elements of the bond: cost of projects, underwriter's discount, closing costs, and debt service reserve fund. Funds will be available once we close on the bonds which will be by June 30, 2015. There will be a process to follow once the Redevelopment Commission and City Council approve the resolutions and appropriation ordinance. Essentially funds must be spent or substantially obligated at the end of three years. Sue Sgambelluri asked if there are other milestones that must be met other than the three (3) year obligation. Hans Steck stated there is a stair step process for the funds to be obligated; a percentage of the funds must be spent or obligated beginning at 6 months. State Law has a sunset date of 2025 or the year the last debt payment was made, on all Legacy TIFs. If the Redevelopment Commission approves

twenty-five (25) year bonds the sunset date on these TIFs will be 2040. New debt can be issued throughout the life of that new bond however, for every year you wait you carve off the length of time you can issue that debt.

Jeff Underwood explained the debt service coverage. In order to sell debt the bond purchasers want assurance there is sufficient revenue to repay that debt. In order to figure out the net revenue, subtract outstanding debt and committed projects. Of those net revenues, at a minimum you need to have 1.5x available coverage to sell the debt. 1.5x coverage will give a bond capacity of \$56 million. He felt the bond capacity was a high compared to the projects that will be coming forward. Therefore, we will have 1.75x available coverage which has a capacity of \$52 million and is more attractive to investors. There is currently \$39.6 million in projects with an estimated \$44 million in bond issuance for the debt. Jeff Underwood stated you always put extra funding in the resolution in case you need to cover any fluctuations in the market between the time the resolution passed and when it actually sells. The resolution authorizes a not to exceed amount of \$48 million. The actual debt coverage will be more than 1.75. The bonds will be electronic. They are twenty-five (25) year bonds, however, that does not mean at the end of the 25 years we pay off the bond; they will mature every year. We will make two payments a year, and payments will include principal and interest. There are actually going to be twenty-five (25) series of bonds with a variable interest rate. Lower interest rates will equal shorter maturity and longer maturity will equal higher interest rates.

David Walter asked what happens if you cannot sell all of the bonds. Jeff Underwood explained the underwriter takes that risk. Once the bond is sold it is the underwriter's responsibility. He also asked who chooses the underwriter. The City will choose the underwriter in conjunction with the financial advisor. The process is competitive; we look at the top seller of municipal bonds and get proposals from them. The process starts after final approval at City Council.

John West asked for a cash flow analysis. He wants to see what the revenue stream looks like after the principal and interest is removed from the TIF revenue. He also wants to see what kind of funding will be available for projects outside of what is being proposed. Jeff Underwood explained beginning with approximately \$50 million in cash, we took out obligations we knew of, both existing and proposed bonds, and any outstanding commitments. The revenue streams do not include revenue from the expanded areas. We are estimating \$1 to \$3 million per year in excess of our obligations to be available for upcoming projects.

Jeff Underwood reported estimated projects around \$40 million dollars. These projects are located within the consolidated TIF. The funded categories and specific priorities for the bonds were distributed to the commission. Funded Categories and Specific Priorities are as follows:

Funded Categories

- The promotion of community sustainability and use.
- The creation and improvement of public amenities, such as parks, with community wide benefit.
- The development of affordable housing.
- The improvement of transportation infrastructure, especially non-automobile transportation infrastructure
- The continued support of the City's urban core.

Specific Priorities

- **Greenways Investment 1.6 M** – This project includes sidewalks on 17th from Maple to Madison; sidewalk on Kinser Pike from 17th to Brookdale; streetscape on South Rogers from Grimes to Kirkwood, bike lanes on College from Walnut to Second, and bike lanes on West 3rd from Liberty to Franklin.
- **Parks Capital 830K** – This project includes Crestmont Park playground replacement and lighting upgrades; Building & Trades Park restroom renovation, addition of a family restroom, turf and irrigation addition and lot resurfacing and restriping; Allison Jukebox rehab, electrical upgrade and restroom renovation; RCA Park hiking and walking trail development; Waldron, Hill and Buskirk-Chumley parking lot lighting upgrade to LED; Farmers' Market waterline improvement; B-Line 2nd to Rogers LED lighting upgrade; 3rd Street Bridge repainting; Grimes Lane Bridge sealing; and Miller-Showers Park fitness trail surface overlay and lighting upgrade to LED.
- **Buskirk-Chumley 250K** – This project includes entrance accessibility improvement (sidewalks, ramps, retaining walls); lighting equipment upgrade to LED; HVAC controls replacement; and a professional quality projector.
- **Public Safety Infrastructure 1.9M** – This project includes traffic signal upgrades at 2nd and Rolling Ridge, 2nd & College, 17th and Kinser, 3rd & Madison, 3rd & Lincoln, and 3rd & College
- **Affordable/Workforce/Senior Housing 3M**
- **CTP Infrastructure 2.5M**
- **Sustainability Measures 650K** – This project includes City Hall solar panels; City Hall rain barrels; Animal Shelter solar panels; LED lighting upgrade to Waldron, Hill, and Buskirk Park parking lot, B-Line 2nd to Rogers, Buskirk-Chumley, Miller-Showers Park, Morton Garage and 7th and Walnut Garage.
- **Public Works Projects 630K** - Public Works projects include Parking Garage (all 3) concrete sealing; Zone 7 sign replacement; Animal Shelter rehab and kennel door replacement; Sanitation truck undercarriage wash; Sanitation facility exterior painting, roof sealing, and remodeling; City Hall parking lot awning rehab and roof replacement; and Bloomington Police Department roof replacement.
- **Animal Shelter Upgrade 2.4M** –Rehab and replacements
- **Switchyard Park Development 25.5M** – This will include environmental remediation of the land and construction of the park itself.

After approval of the bond resolution the next step is to create a spreadsheet outlining the projects with the estimated cost and timeline; essentially a three year plan prioritizing the projects. The project review forms will come to the RDC based on prioritization and will include further detail about the projects.

John West asked if by approving the bond resolution we are supporting the specific projects. Jeff Underwood stated you will not be approving project plans or expenditure of the funds. He further explained you will get the opportunity to vet every one of the projects individually. John West stated in his opinion not all of the projects listed are eligible for TIF proceeds or bond disbursement. He doesn't want to approve a resolution supporting projects he feels might not be a good use of TIF funds

Katie Birge asked if the project list is legally attached to the resolution. Thomas Cameron stated Exhibit A, which is the description of projects is attached to the resolution. Katie Birge also questioned the priority list; for example, in her opinion the Animal Shelter project is not an

economic development effort and she does not want to be morally tied to projects because they are on the list.

Sue Sgambelluri made a motion to approve Resolution 15-14. Katie Birge seconded the motion. John West requested a roll call vote. John West voted no. David Walter, Katie Birge, Elizabeth Kehoe, and Sue Sgambelluri voted yes. The motion passed 4-1.

B. RESOLUTION 15-15: Reaffirmation of the Construction of Improvements Along Bloomfield Road Between Patterson Drive and Twin Lakes Recreation Center / Weimer Road, and Closing of Resolution 10-11. Lisa Abbott distributed a revised resolution to the commission and explained the changes.

Tom Micuda gave a brief history of the project. In 2010 the Redevelopment Commission approved Resolution 10-11 to approve just over \$1.6 million out of the Adams Crossing TIF District to fund the design, property acquisition, and construction of two major improvements along Bloomfield Road. The first improvements was a sidepath which allows bicycles and pedestrians to pass on both sides of the street from the west end of Landmark Avenue to Basswood Drive. The second improvement project was a design for the roundabout that was proposed for Weimer/Bloomfield Road to provide safer access to the City's Twin Lakes Recreation Center as well as the softball complex.

The sidepath project has continued along the design route and is essentially ready to go. However, the roundabout project did have to change. When the Engineering Department was working on the design in 2010, they estimated a project cost of \$4 million. Essentially at that time there was much less available funding in the Adams Crossing TIF for a large capital improvement project. Tom Micuda stated instead of a large scale roundabout we opted to go with a traffic signal project. The proposed traffic signal location is at the top of the hill on Rolling Ridge Way, the access point to a large amount of apartment units. The signal will allow for safe access for patrons of the Twin Lakes Recreation Center, Softball Complex, and the apartment buildings. The traffic signal is a much cheaper solution to deal with this particular issue and preserves funds in the TIF for redevelopment activity in the future.

Tom Micuda reported all design work for the sidepath has been completed and all expenses have been paid. Design work for the intersection and signal aspect of the project has also been completed. There is \$34,000 in remaining claims to pay to United Consultants. Acquisition is complete with the exception of two parcels. Once we take care of the remaining expense we will be come to the Redevelopment Commission to approve a contract to construct. Once we bring the contract to the Redevelopment Commission; Resolution 10-11 can officially be closed. Resolution 15-15 is essentially reaffirming your interest in the project and your commitment to the contract. The contract will come to the RDC when we are ready for bidding.

Katie Birge made a motion to approve Resolution 15-15. Sue Sgambelluri seconded the motion. The board unanimously approved.

C. RESOLUTION 15-16: Approval of Neighborhood Improvement Grants. Vickie Provine reported Neighborhood Improvement Grants are available to Bloomington Neighborhoods. Neighborhoods apply for the improvement grants. City Council has already heard the presentations and given their approval. Recommendations are brought to the Redevelopment Commission for final approval. An updated Resolution 15-16 was distributed to the Redevelopment Commission. The only change was an expiration date: December 31, 2015.

The Arden Place Neighborhood Association is requesting a grant for a sculpture called the Constant Gardener. The sculpture is a 5 to 6 foot limestone structure that will be placed at the intersection of Windsor and Wilton in the traffic calming area. Arden Place has received grants in the past for limestone signs and a beautiful garden in the traffic islands; the structure will actually be placed in the garden. The neighborhood will be working with Miah Michaelsen and Bloomington Arts Commission on specifications, call for proposals, and selection of artist and design. The grant request is \$12,112.00. The neighborhood has \$2,400 in match value. There will be a funding agreement between the City of Bloomington and the Neighborhood Association.

Green Acres Neighborhood Association applied for a neighborhood grant to install 5 signs, along with landscaping, at five of the major entrances of the neighborhood. The grant request is \$11,165.00. The neighborhood has \$1,504.00 in match value.

John West pointed out the funding agreement states the five (5) signs will be installed in Spicewood instead of Green Acres. Provine explained it was her mistake and just needs to be changed to Green Acres. Both funding agreements are in draft form.

Katie Birge made a motion to approve Resolution 15-15 as amended with the expiration date of December 31, 2015 and the correction in the funding agreement; deleting Spicewood and inserting Green Acres. Sue Sgambelluri seconded the motion. The board unanimously approved.

D. RESOLUTION 15-17: Amending Resolution 14-24, Authorizing Payment from the Thomson/Walnut Winslow TIF for the Indiana Transportation (“INDOT”) Project Coordination Contract for the Black Lumber Trail.

Lisa Abbott reported meeting with Dave Williams and Greg Small and making changes to the resolution; she distributed an updated resolution to the commission.

Thomas Cameron reported in 2014 the RDC approved Resolution 14-24 which addressed the Black Lumber Trail. This is a project that has an 80/20 match. The City is responsible for 20% of the project cost. Thomas Cameron stated we added language to Resolution 15-17 to make it clear some funds have been paid to Eagle Ridge as permissible under Resolution 14-24. Rather than close out 14-24 we wanted to make it clear in terms of future proofing of the resolution that some funds have been paid and some still need to be paid under the original contract.

Thomas Cameron stated the original resolution was for \$117,717.00; which was the estimate of the 20% match for the entire project. Pursuant to resolution 14-24, a contract was entered into with Eagle Ridge not to exceed \$67,800. He stated \$20,798.40 has already been paid. The remaining balance on the Eagle Ridge contract is \$47,001.60. Greg Small stated this is an 80/20 match with two segments; design and construction. The design portion we pay 100% of the cost and INDOT will reimburse 80% as the project goes on. During the construction phase we pay out the 20%. Resolution 15-17 will be for the design work plus a \$12,000 change order; we will bring another resolution to the commission when the project is bid out for construction and will know the amount of funding to send to INDOT for our 20% of that contract. The \$12,000 change order is not covered by the federal match so the city will have to pay the entire \$12,000.

John West asked why the resolution is requesting \$79,800 if we have already paid \$20,798.40. He asked if we were duplicating. Greg Small stated we are not duplicating. Now that we have a new ordinance coming on board we are trying to follow that procedure.

John West feels the resolution should be for \$59,001.60 which is the remainder due this point forward. Thomas Cameron stated we will amend resolution 15-17, under whereas, # 5 to state The Bloomington City Controller may not directly pay for or reimburse expenditures of more than \$59,001.60.

Dave Williams explained the project. This is a 3 mile corridor starting on the west side of Henderson to the east side of Walnut that the City acquired from the Black Lumber Company in 2012. We have received federal funds to build the trail, hopefully spring of 2016. There is a very complex concrete spillway that runs north/south across the rail corridor from the Black Lumber Company to the Regency Complex. The early assumptions were the spillway was perfectly adequate to handle the storm water flows of which there are substantial amounts coming from Henderson to a pipe that goes under Walnut Street and headed toward clear creek. After vegetation was removed, a survey conducted, and meetings held with adjoining property owners, it is our consultants opinion and the opinion of City Utilities that the structure needs to be redesigned. The three reasons for that design are as follows:

- We have to have a hydraulic functionality.
- We need a structure that will bring this trail safely over the spillway where it goes underneath the trail; with railings and the ability to maintain the structure.
- We want to have a hydraulic modeling included in this fee. It is about 1/3 of the total fee.

Those are the three parts that are requested from our consultant, Brock Ridgeway. David Walter stated there is an almost duplicated paragraph in the resolution. Thomas Cameron stated one of the paragraphs should have been taken out and it will be amended. John West made a motion to approve Resolution 15-17 as revised in #5 and the deletion of the duplicated whereas. Elizabeth Kehoe seconded the motion. The board unanimously approved.

E. RESOLUTION 15-18: Approval of Parking Lease with the Convention Center. Thomas Cameron stated resolution 15-18 addresses the parking lot owned by the Redevelopment Commission and also a parking lot that is owned by the Bloomington Municipal Facilities Corporation (BMFC) and leased to the Redevelopment Commission and attached to the Convention Center. The past several years there has been a management agreement with the Convention Center where they manage the daily requirements of that maintenance agreement for that parking lot. This resolution and the attached agreement would simply renew that agreement for one year with options to renew it for an additional two (2) years at one (1) year terms; potentially a duration of three (3) years.

David Walter asked who takes care of the heavy maintenance such as repairing pot holes. Thomas Cameron stated after speaking with the Controller's office, the \$18,000 which is paid by the Convention Center is deposited into the City's Parking fund; the maintenance cost is handled out of that fund instead of the Redevelopment TIF fund. Essentially it is taken care of by the City Street Department. The funds do not come out of any RDC or HAND funds.

John West asked if the RDC has any liability. Thomas Cameron stated the way the contract is written the RDC is the contracting party. Lisa Abbott stated all of the City's property whether handled by the City or the Redevelopment Commission is covered by Risk Management. If there are any liability issues it will be given to the Risk Management department. The properties are also covered under the City's insurance policy. Jeff Underwood stated Public Works budgets a certain amount of funding for maintenance and repairs of all of the parking lot and garages they

own. Sue Sgambelluri asked if the funds are broken up by facility. Jeff Underwood stated they are not broken up by facility but repairs or maintenance will be prioritized internally. If it exceeds a certain threshold it becomes capital replacement which is specific. John West stated he does not want to be in the business of repair or maintenance of parking lots. Jeff Underwood stated normal maintenance items will not come to the RDC for funding.

Elizabeth Kehoe made a motion to approve Resolution 15-18. Katie Birge seconded the motion. The board unanimously approved.

Resolution 15-19: Permission for Mercury Development to Contract with Comcast.

Thomas Cameron stated this is a request we received through Mercury Development from Comcast. Mercury Development operates the apartments surrounding the Morton Street Garage. They provide cable and internet services to their clients. The previous provider they had was bought out by Comcast and now negotiating a new agreement. Comcast has asked for an acknowledgement from the owner of the building which is the Redevelopment Commission that Mercury Development has permission to enter into the contract. The Redevelopment Commission is not a signatory to the contract; it is acknowledging a contract is going to take place on land the Redevelopment Commission owns. The commission has no liability or responsibility under the contract.

John West made a motion to approve Resolution 15-19. Katie Birge seconded the motion. The board unanimously approved.

General Discussion

CTP update: Danise Alano-Martin reported the 10th street alley project is on track and there will be a team meeting on May 13, 2015 to look at initial schematic design. Pre-negotiations are currently in progress for the larger RFP. She stated we have a good final draft of the Historic Preservation Design Guidelines for the four building located in the CTP. The guidelines will be going to the City Council for 1st reading. Katie Birge asked for a preliminary design of the 10th street project if available for the next meeting.

The meeting adjourned at 8:00 p.m.



MARK KRUZAN
MAYOR

JEFFREY H. UNDERWOOD, CPA
CONTROLLER

CITY OF BLOOMINGTON

CONTROLLER'S OFFICE

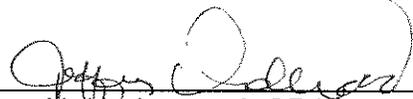
401 N Morton St
Post Office Box 100
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controller@bloomington.in.gov

Claims Register Cover Letter

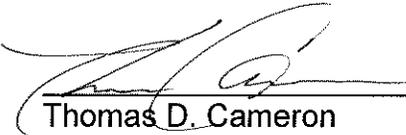
To: Redevelopment Commission
From: Jeffrey Underwood, Treasurer
Date: May 29, 2015
Re: Claims Register

City staff, Department Heads and I have reviewed the Claims listed in the Claims Register included in your packet, covering the time period from April 27, 2015 to May 22, 2015. In signing below, I am expressing my opinion that, based on that review, these claims have complied with the City's internal claims approval process, including the submission of documentation and the necessary signatures and internal approvals.



Jeffrey H. Underwood, CPA
Controller

In consultation with Lisa Abbott, I have reviewed the Claims Register included in your packet, covering the time period from April 27, 2015 to May 22, 2015 with respect to claims to be paid from Tax Increment. In signing below, I am expressing my opinion that, based on that review, these claims are a permissible use of Tax Increment.



Thomas D. Cameron
Assistant City Attorney



Board of Redevelopment Claim Register

Invoice Date Range 04/27/15 - 05/08/15

Vendor	Invoice No.	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Amount	
Fund 101 - General Fund											
Department 15 - HAND											
Program 150500 - Housing											
Account 53960 - Grants											
421 - Centerstone Of Indiana, INC	March2015Exp	15-JHSSF-BPD outreach- March 2015 expenses	Paid by EFT # 7018		04/28/2015	04/28/2015	05/08/2015		05/08/2015	4,220.30	
1618 - Shalom Community Center, INC	March2015	15-JHSSF-Downtown Outreach-March 15'	Paid by EFT # 7111		04/28/2015	04/28/2015	05/08/2015		05/08/2015	2,180.82	
								Account 53960 - Grants Totals		Invoice Transactions 2	\$6,401.12
								Program 150500 - Housing Totals		Invoice Transactions 2	\$6,401.12
Program 151000 - Neighborhood											
Account 53960 - Grants											
818 - Everywhere Signs, LLC	47654	15-Blooming Neighborhoods	Paid by EFT # 7032		04/28/2015	04/28/2015	05/08/2015		05/08/2015	261.00	
								Account 53960 - Grants Totals		Invoice Transactions 1	\$261.00
								Program 151000 - Neighborhood Totals		Invoice Transactions 1	\$261.00
Program 151600 - Title 16											
Account 53910 - Dues and Subscriptions											
4677 - International Code Council, INC	3045132	15-Title 16 - Subscriptions & Dues-	Paid by Check # 60376		04/28/2015	04/28/2015	05/08/2015		05/08/2015	240.00	
								Account 53910 - Dues and Subscriptions Totals		Invoice Transactions 1	\$240.00
								Program 151600 - Title 16 Totals		Invoice Transactions 1	\$240.00
Program 152000 - Historic Preservation											
Account 53990 - Other Services and Charges											
1225 - Lisa P Abbott	162701790	15-reimb Abbott CC- Fazolis-catering HPC	Paid by EFT # 6992		04/28/2015	04/28/2015	05/08/2015		05/08/2015	119.95	
3404 - J.R. Watkins & Family, INC (Signs Now)	18933	15-Historic Other Services	Paid by EFT # 7061		04/28/2015	04/28/2015	05/08/2015		05/08/2015	178.50	
								Account 53990 - Other Services and Charges Totals		Invoice Transactions 2	\$298.45
								Program 152000 - Historic Preservation Totals		Invoice Transactions 2	\$298.45
								Department 15 - HAND Totals		Invoice Transactions 6	\$7,200.57
								Fund 101 - General Fund Totals		Invoice Transactions 6	\$7,200.57
Fund 250 - CDBG											
Department 15 - HAND											
Program 150000 - Main											
Account 53990 - Other Services and Charges											
205 - City Of Bloomington	000288372	15-CDBG Recording Fees-Mo Co Recorder-	Paid by Check # 10387		04/28/2015	04/28/2015	05/08/2015		05/08/2015	13.00	
205 - City Of Bloomington	000284622	15-CDBG Recording Fees-Mo Co Recorder-	Paid by Check # 10387		04/28/2015	04/28/2015	05/08/2015		05/08/2015	12.00	
205 - City Of Bloomington	000288557	15-CDBG Recording Fees-Mo Co Recorder-	Paid by Check # 10387		04/28/2015	04/28/2015	05/08/2015		05/08/2015	12.00	
205 - City Of Bloomington	000288556	15-CDBG Recording Fees-Mo Co Recorder-	Paid by Check # 10387		04/28/2015	04/28/2015	05/08/2015		05/08/2015	13.00	
205 - City Of Bloomington	000288567	15-CDBG Recording Fees-Mo Co Recorder-	Paid by Check # 10387		04/28/2015	04/28/2015	05/08/2015		05/08/2015	12.00	

205 - City Of Bloomington	000283194	15-CDBG Recording Fees-Mo Co Recorder-	Paid by Check # 10387	04/28/2015	04/28/2015	05/08/2015	05/08/2015	13.00
205 - City Of Bloomington	000285758	15-CDBG Recording Fees-Mo Co Recorder-	Paid by Check # 10387	04/28/2015	04/28/2015	05/08/2015	05/08/2015	13.00
205 - City Of Bloomington	000286979	15-CDBG Recording Fees-Mo Co Recorder-	Paid by Check # 10387	04/28/2015	04/28/2015	05/08/2015	05/08/2015	13.00
1709 - John Bethell Title Company, INC	Allendale Dr	15-CDBG DP/CC 3320 S Allendale Drive	Paid by Check # 10388	04/28/2015	04/28/2015	05/08/2015	05/08/2015	5,000.00

Account 53990 - Other Services and Charges Totals	Invoice Transactions 9	\$5,101.00
Program 150000 - Main Totals	Invoice Transactions 9	\$5,101.00
Department 15 - HAND Totals	Invoice Transactions 9	\$5,101.00
Fund 250 - CDBG Totals	Invoice Transactions 9	\$5,101.00

Fund 254 - HOME

Department 15 - HAND

Program 150000 - Main

Account 53990 - Other Services and Charges

504 - Bloomington Housing Authority	TBRA-4/6/15	15-Tenant Based Rental Assistance (TBRA)-	Paid by Check # 5402	04/28/2015	04/28/2015	05/08/2015	05/08/2015	7,694.00
686 - Habitat For Humanity of Monroe County, INC	2016Roger-Inv #3	15-HOME Funds for Homebuyer Assistance	Paid by EFT # 36	04/28/2015	04/28/2015	05/08/2015	05/08/2015	12,475.39
686 - Habitat For Humanity of Monroe County, INC	2103Roger-Inv #2	15-HOME Funds for Homebuyer Assistance	Paid by EFT # 36	04/28/2015	04/28/2015	05/08/2015	05/08/2015	18,291.97
686 - Habitat For Humanity of Monroe County, INC	2107Rkprt-Inv #2	15-Homebuyer Assistance for Habitat	Paid by EFT # 36	04/28/2015	04/28/2015	05/08/2015	05/08/2015	6,613.44
686 - Habitat For Humanity of Monroe County, INC	2012Roger-Inv#3	15-Homebuyer Assistance for Habitat	Paid by EFT # 36	04/28/2015	04/28/2015	05/08/2015	05/08/2015	9,096.27

Account 53990 - Other Services and Charges Totals	Invoice Transactions 5	\$54,171.07
Program 150000 - Main Totals	Invoice Transactions 5	\$54,171.07
Department 15 - HAND Totals	Invoice Transactions 5	\$54,171.07
Fund 254 - HOME Totals	Invoice Transactions 5	\$54,171.07

Fund 256 - Special Grants

Department 15 - HAND

Program 150009 - 2002 Shelter Plus Care

Account 53990 - Other Services and Charges

421 - Centerstone Of Indiana, INC	RentersApril2015	15-Shelter Plus Care Grant-Renters for April	Paid by EFT # 7018	04/28/2015	04/28/2015	05/08/2015	05/08/2015	3,261.00
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Account 53990 - Other Services and Charges Totals	Invoice Transactions 1	\$3,261.00
Program 150009 - 2002 Shelter Plus Care Totals	Invoice Transactions 1	\$3,261.00
Department 15 - HAND Totals	Invoice Transactions 1	\$3,261.00
Fund 256 - Special Grants Totals	Invoice Transactions 1	\$3,261.00

Fund 440 - TIF-Downtown

Department 15 - HAND

Program 150000 - Main

Account 53990 - Other Services and Charges

223 - Duke Energy	723027940234/15	15-CTP Maint-elec bill-dated 4/20/15-Res. 14-	Paid by Check # 60365	04/28/2015	04/28/2015	05/08/2015	05/08/2015	24.09
5054 - Full Compass Systems	5509590	15-BCT Theater Maintenance-tweeter	Paid by EFT # 7040	04/28/2015	04/28/2015	05/08/2015	05/08/2015	139.59
321 - Harrell Fish, INC	W10882	15-BCT Theater Maintenance-March filter	Paid by EFT # 7047	04/28/2015	04/28/2015	05/08/2015	05/08/2015	134.54
392 - Koorsen Fire & Security, INC	3490744	15-BCT Theater Maintenance-quarterly	Paid by EFT # 7070	04/28/2015	04/28/2015	05/08/2015	05/08/2015	116.55

Account 53990 - Other Services and Charges Totals	Invoice Transactions 4	\$414.77
Program 150000 - Main Totals	Invoice Transactions 4	\$414.77
Department 15 - HAND Totals	Invoice Transactions 4	\$414.77
Fund 440 - TIF-Downtown Totals	Invoice Transactions 4	\$414.77

Fund 442 - TIF - Tapp Road
 Department 15 - HAND
 Program 150000 - Main
 Account 53990 - Other Services and Charges
 4175 - The Stables Events, LLC (Izzy's Rentals) 2468

15-Wapahant-Res 11-27- restroom rental 3/12-	Paid by EFT # 7127	04/28/2015	04/28/2015	05/08/2015	05/08/2015	105.00	
Account 53990 - Other Services and Charges Totals						Invoice Transactions 1	<u>\$105.00</u>
Program 150000 - Main Totals						Invoice Transactions 1	<u>\$105.00</u>
Department 15 - HAND Totals						Invoice Transactions 1	<u>\$105.00</u>
Fund 442 - TIF - Tapp Road Totals						Invoice Transactions 1	<u>\$105.00</u>

Fund 444 - RDC
 Department 15 - HAND
 Program 150000 - Main
 Account 53990 - Other Services and Charges
 205 - City Of Bloomington 000288053

15-OOTC PC reimb-Mo Co Recorder-recording	Paid by Check # 60356	04/28/2015	04/28/2015	05/08/2015	05/08/2015	268.00	
Account 53990 - Other Services and Charges Totals						Invoice Transactions 1	<u>\$268.00</u>
Program 150000 - Main Totals						Invoice Transactions 1	<u>\$268.00</u>
Department 15 - HAND Totals						Invoice Transactions 1	<u>\$268.00</u>
Fund 444 - RDC Totals						Invoice Transactions 1	<u>\$268.00</u>

Fund 445 - TIF - Adams
 Department 15 - HAND
 Program 150000 - Main
 Account 53990 - Other Services and Charges

14129 - C & S, INC Parcel 11-ROW	15-BCT Theater Maint- Parcel 11 row	Paid by EFT # 7015	04/28/2015	04/28/2015	05/08/2015	05/08/2015	26,000.00	
3626 - United Consulting Engineers, Inc	12405-23	15-W. 2nd Street-prof serv 2/28-3/3/15	Paid by Check # 60411	04/28/2015	04/28/2015	05/08/2015	05/08/2015	6,985.02
Account 53990 - Other Services and Charges Totals						Invoice Transactions 2	<u>\$32,985.02</u>	
Program 150000 - Main Totals						Invoice Transactions 2	<u>\$32,985.02</u>	
Department 15 - HAND Totals						Invoice Transactions 2	<u>\$32,985.02</u>	
Fund 445 - TIF - Adams Totals						Invoice Transactions 2	<u>\$32,985.02</u>	

Fund 975 - Surplus CTP Bond
 Department 15 - HAND
 Program 150000 - Main
 Account 53990 - Other Services and Charges
 5148 - Anderson + Bohlander, LLC 186

15-10th Street & Branding-Infrastructure	Paid by EFT # 6999	04/28/2015	04/28/2015	05/08/2015	05/08/2015	31,353.75	
Account 53990 - Other Services and Charges Totals						Invoice Transactions 1	<u>\$31,353.75</u>
Program 150000 - Main Totals						Invoice Transactions 1	<u>\$31,353.75</u>
Department 15 - HAND Totals						Invoice Transactions 1	<u>\$31,353.75</u>
Fund 975 - Surplus CTP Bond Totals						Invoice Transactions 1	<u>\$31,353.75</u>
Grand Totals						Invoice Transactions 30	<u>\$134,860.18</u>

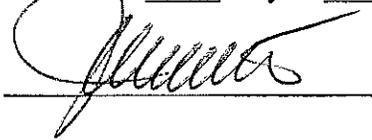
REGISTER OF SPECIAL CLAIMS
Board: Redevelopment Claim Register

Date:	Type of Claim	FUND	Description	Bank Transfer	Amount
4/23/2015	Sp Utility Cks				35,126.09
5/8/2015	Claims				134,860.18
					<u>169,986.27</u>

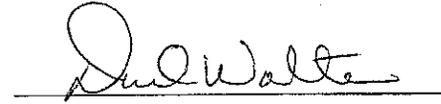
ALLOWANCE OF CLAIMS

We have examined the claims listed on the foregoing register of claims, consisting of [REDACTED] claims, and except for the claims not allowed as shown on the register, such claims are hereby allowed in the total amount of \$ 169,986.27

Dated this 4th day of May year of 2015.







I hereby certify that each of the above listed voucher(s) or bill(s) is (are) true and correct and I have audited same in accordance with IC 5-11-10-1.6.

Fiscal Office _____



Board of Redevelopment Claim Register

Invoice Date Range 05/12/15 - 05/22/15

Vendor	Invoice No.	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Amount
Fund 101 - General Fund										
Department 15 - HAND										
Program 150500 - Housing										
Account 53960 - Grants										
421 - Centerstone Of Indiana, INC	March 2015	15-JHSS Funding Agreement-March 2015	Paid by EFT # 7199		05/12/2015	05/12/2015	05/22/2015		05/22/2015	1,255.00
							Account 53960 - Grants Totals		Invoice Transactions 1	\$1,255.00
							Program 150500 - Housing Totals		Invoice Transactions 1	\$1,255.00
Program 151000 - Neighborhood										
Account 53960 - Grants										
54546 - Charles Y Coghlan, DMD (Office Easel)	51253A	15-Neighborhood Clean Up -Broadview door	Paid by EFT # 7201		05/12/2015	05/12/2015	05/22/2015		05/22/2015	125.00
1643 - Designscape Horticulture Services, INC	18928	15-Neighborhood Clean Up for Broadview	Paid by EFT # 7210		05/12/2015	05/12/2015	05/22/2015		05/22/2015	300.00
616 - Dale A Enochs	Sculpture-#3	15-Neighborhood Improv Grant- Crescent	Paid by EFT # 7216		05/12/2015	05/12/2015	05/22/2015		05/22/2015	3,000.00
							Account 53960 - Grants Totals		Invoice Transactions 3	\$3,425.00
							Program 151000 - Neighborhood Totals		Invoice Transactions 3	\$3,425.00
Program 151600 - Title 16										
Account 52110 - Office Supplies										
5103 - Staples Contract & Commercial, INC	3263019206-T16	15-Title 16 - Office Supplies, Post its, pens,	Paid by EFT # 7326		05/12/2015	05/12/2015	05/22/2015		05/22/2015	41.87
							Account 52110 - Office Supplies Totals		Invoice Transactions 1	\$41.87
Account 53310 - Printing										
501 - Karl Clark (KC Designs)	1148-Title 16	15-Title 16 - Printing Envelopes	Paid by EFT # 7205		05/12/2015	05/12/2015	05/22/2015		05/22/2015	81.00
							Account 53310 - Printing Totals		Invoice Transactions 1	\$81.00
Account 53320 - Advertising										
323 - Hoosier Times, Inc	1747256	15-Title 16 Advertising for BHQA Meeting	Paid by EFT # 7239		05/12/2015	05/12/2015	05/22/2015		05/22/2015	54.81
							Account 53320 - Advertising Totals		Invoice Transactions 1	\$54.81
							Program 151600 - Title 16 Totals		Invoice Transactions 3	\$177.68
Program 152000 - Historic Preservation										
Account 53990 - Other Services and Charges										
4936 - Santarossa Mosaic & Tile Co., INC	1504516	15-Historic Other Services -Monon clock	Paid by EFT # 7312		05/12/2015	05/12/2015	05/22/2015		05/22/2015	5,200.00
							Account 53990 - Other Services and Charges Totals		Invoice Transactions 1	\$5,200.00
							Program 152000 - Historic Preservation Totals		Invoice Transactions 1	\$5,200.00
							Department 15 - HAND Totals		Invoice Transactions 8	\$10,057.68
							Fund 101 - General Fund Totals		Invoice Transactions 8	\$10,057.68
Fund 250 - CDBG										
Department 15 - HAND										
Program 150000 - Main										
Account 47030 - Principal Repayments										
205 - City Of Bloomington	Receipt#02188	15-CDBG -revenue - funds were deposited	Paid by Check # 10389		05/12/2015	05/12/2015	05/22/2015		05/22/2015	24,000.00
							Account 47030 - Principal Repayments Totals		Invoice Transactions 1	\$24,000.00
Account 52110 - Office Supplies										
5103 - Staples Contract & Commercial, INC	3263019206-CDBG	15-CDBG Office Supplies - Binders, Steno Pads,	Paid by EFT # 68		05/12/2015	05/12/2015	05/22/2015		05/22/2015	41.85

Account 53310 - Printing				Account 52110 - Office Supplies Totals			Invoice Transactions 1	<u>\$41.85</u>
501 - Karl Clark (KC Designs)	1148-CDBG	15-CDBG Printing Envelopes	Paid by EFT # 67	05/12/2015	05/12/2015	05/22/2015	05/22/2015	88.00
Account 53990 - Other Services and Charges				Account 53310 - Printing Totals			Invoice Transactions 1	<u>\$88.00</u>
618 - Coffman Roofing / Construction Inc.	4057	15-CDBG -EHR Michael Burns 605 N Summit	Paid by Check # 10390	05/12/2015	05/12/2015	05/22/2015	05/22/2015	6,655.00
4770 - Jackey D Frye	Willis#151-50615	15-CDBG-EHR-Elsy-Young-1600 N. Willis-Lot	Paid by Check # 10391	05/12/2015	05/12/2015	05/22/2015	05/22/2015	2,845.00
Account 53990 - Other Services and Charges Totals				Account 53990 - Other Services and Charges Totals			Invoice Transactions 2	<u>\$9,500.00</u>
Program 150000 - Main Totals				Program 150000 - Main Totals			Invoice Transactions 5	<u>\$33,629.85</u>
Department 15 - HAND Totals				Department 15 - HAND Totals			Invoice Transactions 5	<u>\$33,629.85</u>
Fund 250 - CDBG Totals				Fund 250 - CDBG Totals			Invoice Transactions 5	<u>\$33,629.85</u>
Fund 254 - HOME								
Department 15 - HAND								
Program 150000 - Main								
Account 52110 - Office Supplies								
5103 - Staples Contract & Commercial, INC	3263019206HOME	15-HOME Office Supplies, Pens, Staples,	Paid by EFT # 40	05/12/2015	05/12/2015	05/22/2015	05/22/2015	41.87
Account 53310 - Printing				Account 52110 - Office Supplies Totals			Invoice Transactions 1	<u>\$41.87</u>
501 - Karl Clark (KC Designs)	1148-HOME	15-HOME - Printing Envelopes	Paid by EFT # 38	05/12/2015	05/12/2015	05/22/2015	05/22/2015	81.00
Account 53990 - Other Services and Charges				Account 53310 - Printing Totals			Invoice Transactions 1	<u>\$81.00</u>
930 - Bloomington Restorations, INC	823W4th-4/24/15	15-HOME CHDO for 823 W 4th St-Inv. date	Paid by EFT # 37	05/12/2015	05/12/2015	05/22/2015	05/22/2015	20,071.66
205 - City Of Bloomington	JRNL#F47603	15-HOME - other services (printing key)	Paid by Check # 5403	05/12/2015	05/12/2015	05/22/2015	05/22/2015	.99
205 - City Of Bloomington	000286914	15-HOME-PC reimb-Mo. Co. Recorder-recording	Paid by Check # 5403	05/12/2015	05/12/2015	05/22/2015	05/22/2015	21.00
205 - City Of Bloomington	000288302	15-HOME-PC reimb-Mo Co Recorder-recording	Paid by Check # 5403	05/12/2015	05/12/2015	05/22/2015	05/22/2015	12.00
208 - City Of Bloomington Utilities	SUSIESTAPRIL 15	15-HOME-water/sewer bill-2105 S. Susie St-	Paid by Check # 5404	05/12/2015	05/12/2015	05/22/2015	05/22/2015	18.21
686 - Habitat For Humanity of Monroe County, INC	2012Rogers-4	15-Homebuyer Assistance for Habitat	Paid by EFT # 39	05/12/2015	05/12/2015	05/22/2015	05/22/2015	8,607.02
686 - Habitat For Humanity of Monroe County, INC	2016Rogers-4	15-HOME Funds for Homebuyer Assistance	Paid by EFT # 39	05/12/2015	05/12/2015	05/22/2015	05/22/2015	2,069.47
686 - Habitat For Humanity of Monroe County, INC	2103Rockport-3	15-HOME Funds for Homebuyer Assistance	Paid by EFT # 39	05/12/2015	05/12/2015	05/22/2015	05/22/2015	18,399.15
686 - Habitat For Humanity of Monroe County, INC	2107Rockport-#3	15-Homebuyer Assistance for Habitat	Paid by EFT # 39	05/12/2015	05/12/2015	05/22/2015	05/22/2015	3,305.54
Account 53990 - Other Services and Charges Totals				Account 53990 - Other Services and Charges Totals			Invoice Transactions 9	<u>\$52,505.04</u>
Program 150000 - Main Totals				Program 150000 - Main Totals			Invoice Transactions 11	<u>\$52,627.91</u>
Department 15 - HAND Totals				Department 15 - HAND Totals			Invoice Transactions 11	<u>\$52,627.91</u>
Fund 254 - HOME Totals				Fund 254 - HOME Totals			Invoice Transactions 11	<u>\$52,627.91</u>
Fund 256 - Special Grants								
Department 15 - HAND								
Program 150002 - Housing Counseling								
Account 53990 - Other Services and Charges								
4098 - Equifax Information Services, LLC	9113903	15-Housing Counseling - Credit Reports	Paid by EFT # 7217	05/12/2015	05/12/2015	05/22/2015	05/22/2015	66.76
Account 53990 - Other Services and Charges Totals				Account 53990 - Other Services and Charges Totals			Invoice Transactions 1	<u>\$66.76</u>
Program 150006 - Special Projects				Program 150002 - Housing Counseling Totals			Invoice Transactions 1	<u>\$66.76</u>
Account 53990 - Other Services and Charges								
323 - Hoosier Times, Inc	1747234	15-Special Project - Cake Contest Notice	Paid by EFT # 7239	05/12/2015	05/12/2015	05/22/2015	05/22/2015	382.24

Account 53990 - Other Services and Charges Totals	Invoice Transactions 1	<u>\$382.24</u>
Program 150000 - Special Projects Totals	Invoice Transactions 1	<u>\$382.24</u>
Department 15 - HAND Totals	Invoice Transactions 2	<u>\$449.00</u>
Fund 256 - Special Grants Totals	Invoice Transactions 2	<u>\$449.00</u>

Fund 440 - TIF-Downtown
 Department 15 - HAND
 Program 150000 - Main
 Account 53990 - Other Services and Charges

208 - City Of Bloomington Utilities	601MORTON04/15	15-CTP Maint-water/sewer-April 2015-	Paid by Check # 60460	05/12/2015	05/12/2015	05/22/2015	05/22/2015	42.23
208 - City Of Bloomington Utilities	33511th-April 15	15-CTP Maint-water/sewer bill-April	Paid by Check # 60460	05/12/2015	05/12/2015	05/22/2015	05/22/2015	62.28
223 - Duke Energy	613Morton50215	15-CTP Maint-elec billing 4/1-5/2/15-613 N	Paid by Check # 60467	05/12/2015	05/12/2015	05/22/2015	05/22/2015	9.40
223 - Duke Energy	601Morton50215	15-CTP Maint-elec billing 4/1-5/2/15-601 N	Paid by Check # 60468	05/12/2015	05/12/2015	05/22/2015	05/22/2015	96.47
223 - Duke Energy	33511th50215	15-CTP Maint-elec billing 4/1-5/2/15-335 W 11th-	Paid by Check # 60469	05/12/2015	05/12/2015	05/22/2015	05/22/2015	98.88
223 - Duke Energy	10&Rogers50415	15-CTP Maint-elec billing 4/1-5/4/15-10th &	Paid by Check # 60470	05/12/2015	05/12/2015	05/22/2015	05/22/2015	19.71
222 - Vectren	5000023043015	15-CTP Maint-gas bill 3/30-4/30/15-601 N	Paid by Check # 60517	05/12/2015	05/12/2015	05/22/2015	05/22/2015	93.00

Account 53990 - Other Services and Charges Totals	Invoice Transactions 7	<u>\$421.97</u>
Program 150000 - Main Totals	Invoice Transactions 7	<u>\$421.97</u>
Department 15 - HAND Totals	Invoice Transactions 7	<u>\$421.97</u>
Fund 440 - TIF-Downtown Totals	Invoice Transactions 7	<u>\$421.97</u>

Fund 442 - TIF - Tapp Road
 Department 15 - HAND
 Program 150000 - Main
 Account 53990 - Other Services and Charges

50637 - Bender Lumber Company, INC	1 248978	15-TIF Project - Wapehani	Paid by EFT # 7186	05/12/2015	05/12/2015	05/22/2015	05/22/2015	46.99
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Account 53990 - Other Services and Charges Totals	Invoice Transactions 1	<u>\$46.99</u>
Program 150000 - Main Totals	Invoice Transactions 1	<u>\$46.99</u>
Department 15 - HAND Totals	Invoice Transactions 1	<u>\$46.99</u>
Fund 442 - TIF - Tapp Road Totals	Invoice Transactions 1	<u>\$46.99</u>

Fund 445 - TIF - Adams
 Department 15 - HAND
 Program 150000 - Main
 Account 53990 - Other Services and Charges

4050 - Todd V Taylor	#9	15-TIF project - Twin Lakes/Weimer Road	Paid by Check # 60506	05/12/2015	05/12/2015	05/22/2015	05/22/2015	1,375.00
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Account 53990 - Other Services and Charges Totals	Invoice Transactions 1	<u>\$1,375.00</u>
Program 150000 - Main Totals	Invoice Transactions 1	<u>\$1,375.00</u>
Department 15 - HAND Totals	Invoice Transactions 1	<u>\$1,375.00</u>
Fund 445 - TIF - Adams Totals	Invoice Transactions 1	<u>\$1,375.00</u>

Fund 448 - TIF - Thomson Walnut Winslow
 Department 15 - HAND
 Program 150000 - Main
 Account 53990 - Other Services and Charges

7059 - Eagle Ridge Civil Engineering Services Lc	122-06	15-TIF Black Lumber Spur - INDOT-Invoice	Paid by Check # 60471	05/12/2015	05/12/2015	05/22/2015	05/22/2015	1,856.70
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Account 53990 - Other Services and Charges Totals	Invoice Transactions 1	<u>\$1,856.70</u>
Program 150000 - Main Totals	Invoice Transactions 1	<u>\$1,856.70</u>
Department 15 - HAND Totals	Invoice Transactions 1	<u>\$1,856.70</u>
Fund 448 - TIF - Thomson Walnut Winslow Totals	Invoice Transactions 1	<u>\$1,856.70</u>
Grand Totals	Invoice Transactions 36	<u>\$100,465.10</u>

REGISTER OF SPECIAL CLAIMS
Board: Redevelopment Claim Register

Date:	Type of Claim	FUND	Description	Bank Transfer	Amount
5/22/2015	Sp Utility Cks Claims				100,465.10
					<u>100,465.10</u>

ALLOWANCE OF CLAIMS

We have examined the claims listed on the foregoing register of claims, consisting of _____ claims, and except for the claims not allowed as shown on the register, such claims are hereby allowed in the total amount of \$ 100,465.10

Dated this _____ day of _____ year of 20_____.

I hereby certify that each of the above listed voucher(s) or bill(s) is (are) true and correct and I have audited same in accordance with IC 5-11-10-1.6.

Fiscal Office _____

REGISTER OF SPECIAL CLAIMS
Board: Redevelopment Claim Register

<u>Date:</u>	<u>Type of Claim</u>	<u>FUND</u>	<u>Description</u>	<u>Bank Transfer</u>	<u>Amount</u>
5/22/2015	Sp Utility Cks Claims				100,465.10 100,465.10

ALLOWANCE OF CLAIMS

We have examined the claims listed on the foregoing register of claims, consisting of ~~claims~~ claims, and except for the claims not allowed as shown on the register, such claims are hereby allowed in the total amount of ~~100,465.10~~ 100,465.10

Dated this 19 day of May year of 20 15.

_____ Sue Gambell _____

I hereby certify that each of the above listed voucher(s) or bill(s) is (are) true and correct and I have audited same in accordance with IC 5-11-10-1.6.

Fiscal Office _____



Payroll Register - Bloomington Redevelopment Commission

Check Date Range 05/01/15 - 05/01/15
Detail Listing

Employee	Check Date	Gross	Imputed Income	EIC	Federal	FICA	Medicare	State	Other	Deductions	Net Pay
Department HAND - Housing & Neighborhood Dev											
10000 Abbott, Lisa P 0782	05/01/2015	3,199.39		.00	407.11	188.98	44.20	97.29	32.28	412.27	2,017.26
			.00	.00	2,948.06	3,048.06	3,048.06	2,948.06	2,948.06		
		\$3,199.39	\$0.00	\$0.00	\$407.11	\$188.98	\$44.20	\$97.29	\$32.28	\$412.27	\$2,017.26
			\$0.00	\$0.00	\$2,948.06	\$3,048.06	\$3,048.06	\$2,948.06	\$2,948.06		
10000 Arnold, Michael L 0051	05/01/2015	1,698.91		.00	190.74	101.19	23.66	52.59	17.45	91.61	1,221.67
			.00	.00	1,632.16	1,632.16	1,632.16	1,632.16	1,632.16		
		\$1,698.91	\$0.00	\$0.00	\$190.74	\$101.19	\$23.66	\$52.59	\$17.45	\$91.61	\$1,221.67
			\$0.00	\$0.00	\$1,632.16	\$1,632.16	\$1,632.16	\$1,632.16	\$1,632.16		
10000 Bixler, Daniel R 2594	05/01/2015	1,254.28		.00	120.81	72.29	16.90	37.21	12.35	106.51	888.21
			.00	.00	1,165.99	1,165.99	1,165.99	1,165.99	1,165.99		
		\$1,254.28	\$0.00	\$0.00	\$120.81	\$72.29	\$16.90	\$37.21	\$12.35	\$106.51	\$888.21
			\$0.00	\$0.00	\$1,165.99	\$1,165.99	\$1,165.99	\$1,165.99	\$1,165.99		
10000 Finley, Christina L 0187	05/01/2015	1,443.90		.00	142.63	72.39	16.93	36.93	12.68	300.45	861.89
			.00	.00	1,157.58	1,167.58	1,167.58	1,157.58	1,157.58		
		\$1,443.90	\$0.00	\$0.00	\$142.63	\$72.39	\$16.93	\$36.93	\$12.68	\$300.45	\$861.89
			\$0.00	\$0.00	\$1,157.58	\$1,167.58	\$1,167.58	\$1,157.58	\$1,157.58		
307 Franklin, C. Jacob	05/01/2015	1,082.02		.00	123.48	63.86	14.93	33.99	11.28	55.79	778.69
			.00	.00	1,029.96	1,029.96	1,029.96	1,029.96	1,029.96		
		\$1,082.02	\$0.00	\$0.00	\$123.48	\$63.86	\$14.93	\$33.99	\$11.28	\$55.79	\$778.69
			\$0.00	\$0.00	\$1,029.96	\$1,029.96	\$1,029.96	\$1,029.96	\$1,029.96		
10000 Hewett, John H 0251	05/01/2015	1,812.17		.00	204.88	99.51	23.28	51.32	17.03	323.53	1,092.62
			.00	.00	1,555.09	1,605.09	1,605.09	1,555.09	1,555.09		
		\$1,812.17	\$0.00	\$0.00	\$204.88	\$99.51	\$23.28	\$51.32	\$17.03	\$323.53	\$1,092.62
			\$0.00	\$0.00	\$1,555.09	\$1,605.09	\$1,605.09	\$1,555.09	\$1,555.09		
10000 Hiestand, Nancy A 0252	05/01/2015	1,847.29		.00	190.20	110.51	25.84	56.28	18.68	71.23	1,374.55
			.00	.00	1,782.43	1,782.43	1,782.43	1,782.43	1,782.43		
		\$1,847.29	\$0.00	\$0.00	\$190.20	\$110.51	\$25.84	\$56.28	\$18.68	\$71.23	\$1,374.55
			\$0.00	\$0.00	\$1,782.43	\$1,782.43	\$1,782.43	\$1,782.43	\$1,782.43		



Payroll Register - Bloomington Redevelopment Commission

Check Date Range 05/01/15 - 05/01/15
Detail Listing

Employee	Check Date	Gross	Imputed Income	EIC	Federal	FICA	Medicare	State	Other	Deductions	Net Pay
Department HAND - Housing & Neighborhood Dev											
797 Hinnefeld, Kevin	05/01/2015	60.00		.00	.00	3.72	.87	.71	.24	.00	54.46
			.00	.00	60.00	60.00	60.00	60.00	60.00		
		\$60.00	\$0.00	\$0.00	\$0.00	\$3.72	\$0.87	\$0.71	\$0.24	\$0.00	\$54.46
		\$0.00	\$0.00	\$0.00	\$60.00	\$60.00	\$60.00	\$60.00	\$60.00		
10000 McCormick, Maria 3616	05/01/2015	1,404.77		.00	30.79	77.76	18.18	41.38	13.73	166.57	1,056.36
			.00	.00	1,254.05	1,254.05	1,254.05	1,254.05	1,254.05		
		\$1,404.77	\$0.00	\$0.00	\$30.79	\$77.76	\$18.18	\$41.38	\$13.73	\$166.57	\$1,056.36
		\$0.00	\$0.00	\$0.00	\$1,254.05	\$1,254.05	\$1,254.05	\$1,254.05	\$1,254.05		
10000 Mosier, Norman P 2962	05/01/2015	1,418.83		.00	173.86	84.68	19.81	45.07	14.96	75.29	1,005.16
			.00	.00	1,365.78	1,365.78	1,365.78	1,365.78	1,365.78		
		\$1,418.83	\$0.00	\$0.00	\$173.86	\$84.68	\$19.81	\$45.07	\$14.96	\$75.29	\$1,005.16
		\$0.00	\$0.00	\$0.00	\$1,365.78	\$1,365.78	\$1,365.78	\$1,365.78	\$1,365.78		
689 Niederman, Daniel L	05/01/2015	1,726.15		.00	128.12	91.23	21.34	45.64	15.14	310.64	1,114.04
			.00	.00	1,421.47	1,471.47	1,471.47	1,421.47	1,421.47		
		\$1,726.15	\$0.00	\$0.00	\$128.12	\$91.23	\$21.34	\$45.64	\$15.14	\$310.64	\$1,114.04
		\$0.00	\$0.00	\$0.00	\$1,421.47	\$1,471.47	\$1,471.47	\$1,421.47	\$1,421.47		
10000 Patterson, Marilyn 2071	05/01/2015	2,372.68		.00	360.56	144.33	33.76	71.87	23.85	203.05	1,535.26
			.00	.00	2,177.82	2,327.82	2,327.82	2,177.82	2,177.82		
		\$2,372.68	\$0.00	\$0.00	\$360.56	\$144.33	\$33.76	\$71.87	\$23.85	\$203.05	\$1,535.26
		\$0.00	\$0.00	\$0.00	\$2,177.82	\$2,327.82	\$2,327.82	\$2,177.82	\$2,177.82		
10000 Provine, Vickie J 0394	05/01/2015	1,957.04		.00	279.70	114.97	26.89	61.19	20.31	119.41	1,334.57
			.00	.00	1,854.38	1,854.38	1,854.38	1,854.38	1,854.38		
		\$1,957.04	\$0.00	\$0.00	\$279.70	\$114.97	\$26.89	\$61.19	\$20.31	\$119.41	\$1,334.57
		\$0.00	\$0.00	\$0.00	\$1,854.38	\$1,854.38	\$1,854.38	\$1,854.38	\$1,854.38		
824 Staffelbach, Andrew D	05/01/2015	99.76		.00	1.13	6.19	1.45	2.02	.67	.00	88.30
			.00	.00	99.76	99.76	99.76	99.76	99.76		
		\$99.76	\$0.00	\$0.00	\$1.13	\$6.19	\$1.45	\$2.02	\$0.67	\$0.00	\$88.30
		\$0.00	\$0.00	\$0.00	\$99.76	\$99.76	\$99.76	\$99.76	\$99.76		



Payroll Register - Bloomington Redevelopment Commission

Check Date Range 05/01/15 - 05/01/15
Detail Listing

Employee	Check Date	Gross	Imputed Income	EIC	Federal	FICA	Medicare	State	Other	Deductions	Net Pay
Department HAND - Housing & Neighborhood Dev											
10000 Stong, Mary J 0471	05/01/2015	1,458.35		.00	170.79	84.96	19.87	44.40	14.73	179.46	944.14
			.00	.00	1,345.33	1,370.33	1,370.33	1,345.33	1,345.33		
		\$1,458.35		\$0.00	\$170.79	\$84.96	\$19.87	\$44.40	\$14.73	\$179.46	\$944.14
			\$0.00	\$0.00	\$1,345.33	\$1,370.33	\$1,370.33	\$1,345.33	\$1,345.33		
504 Swinney, Matthew P	05/01/2015	1,353.46		.00	126.56	84.21	19.70	43.55	14.45	8.60	1,056.39
			.00	.00	1,358.13	1,358.13	1,358.13	1,358.13	1,358.13		
		\$1,353.46		\$0.00	\$126.56	\$84.21	\$19.70	\$43.55	\$14.45	\$8.60	\$1,056.39
			\$0.00	\$0.00	\$1,358.13	\$1,358.13	\$1,358.13	\$1,358.13	\$1,358.13		
10000 Willis, Dee A 3418	05/01/2015	1,384.01		.00	169.07	83.32	19.48	44.02	14.61	68.97	984.54
			.00	.00	1,333.84	1,343.84	1,343.84	1,333.84	1,333.84		
		\$1,384.01		\$0.00	\$169.07	\$83.32	\$19.48	\$44.02	\$14.61	\$68.97	\$984.54
			\$0.00	\$0.00	\$1,333.84	\$1,343.84	\$1,343.84	\$1,333.84	\$1,333.84		
10000 Woolford, Robert T 0531	05/01/2015	1,879.77		.00	112.53	88.27	20.64	27.18	9.02	1,109.93	512.20
			.00	.00	823.57	1,423.57	1,423.57	823.57	823.57		
		\$1,879.77		\$0.00	\$112.53	\$88.27	\$20.64	\$27.18	\$9.02	\$1,109.93	\$512.20
			\$0.00	\$0.00	\$823.57	\$1,423.57	\$1,423.57	\$823.57	\$823.57		
728 Wright, Edward E.	05/01/2015	1,060.77		.00	106.36	56.78	13.28	35.22	.00	155.90	693.23
			.00	.00	915.79	915.79	915.79	915.79	915.79		
		\$1,060.77		\$0.00	\$106.36	\$56.78	\$13.28	\$35.22	\$0.00	\$155.90	\$693.23
			\$0.00	\$0.00	\$915.79	\$915.79	\$915.79	\$915.79	\$915.79		
Department HAND - Housing &		\$28,513.55		\$0.00	\$3,039.32	\$1,629.15	\$381.01	\$827.86	\$263.46	\$3,759.21	\$18,613.54
			\$0.00	\$0.00	\$25,281.19	\$26,276.19	\$26,276.19	\$25,281.19	\$25,281.19		
Grand Totals		\$28,513.55		\$0.00	\$3,039.32	\$1,629.15	\$381.01	\$827.86	\$263.46	\$3,759.21	\$18,613.54
			\$0.00	\$0.00	\$25,281.19	\$26,276.19	\$26,276.19	\$25,281.19	\$25,281.19		

***** Multiple Taxes or Deductions Exist.

REGISTER OF PAYROLL CLAIMS

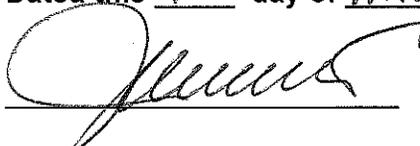
Board: Redevelopment Claim Register

Date:	Type of Claim	FUND	Description	Bank Transfer	Amount
5/1/2015	Payroll				28,513.55
					<u>28,513.55</u>

ALLOWANCE OF CLAIMS

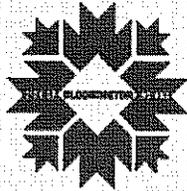
We have examined the claims listed on the foregoing register of claims, consisting of **1** claim, and except for the claims not allowed as shown on the register, such claims are hereby allowed in the total amount of \$ 28,513.55

Dated this 4th day of May year of 20 15.

I hereby certify that each of the above listed voucher(s) or bill(s) is (are) true and correct and I have audited same in accordance with IC 5-11-10-1.6.

Fiscal Office _____



Payroll Register - Bloomington Redevelopment Commission

Check Date Range 05/15/15 - 05/15/15
Detail Listing

Employee	Check Date	Gross	Imputed Income	EIC	Federal	FICA	Medicare	State	Other	Deductions	Net Pay
Department: HAND - Housing & Neighborhood Dev											
10000 Abbott, Lisa P 0782	05/15/2015	3,199.40		.00	407.11	188.98	44.19	97.29	32.28	412.27	2,017.28
			.00	.00	2,948.07	3,048.07	3,048.07	2,948.07	2,948.07		
		\$3,199.40	\$0.00	\$0.00	\$407.11	\$188.98	\$44.19	\$97.29	\$32.28	\$412.27	\$2,017.28
			\$0.00	\$0.00	\$2,948.07	\$3,048.07	\$3,048.07	\$2,948.07	\$2,948.07		
10000 Arnold, Michael L 0051	05/15/2015	1,698.91		.00	190.74	101.19	23.67	52.59	17.45	91.61	1,221.66
			.00	.00	1,632.16	1,632.16	1,632.16	1,632.16	1,632.16		
		\$1,698.91	\$0.00	\$0.00	\$190.74	\$101.19	\$23.67	\$52.59	\$17.45	\$91.61	\$1,221.66
			\$0.00	\$0.00	\$1,632.16	\$1,632.16	\$1,632.16	\$1,632.16	\$1,632.16		
10000 Bixler, Daniel R 2594	05/15/2015	1,254.27		.00	120.81	72.30	16.91	37.21	12.35	106.51	888.18
			.00	.00	1,165.98	1,165.98	1,165.98	1,165.98	1,165.98		
		\$1,254.27	\$0.00	\$0.00	\$120.81	\$72.30	\$16.91	\$37.21	\$12.35	\$106.51	\$888.18
			\$0.00	\$0.00	\$1,165.98	\$1,165.98	\$1,165.98	\$1,165.98	\$1,165.98		
10000 Finley, Christina L 0187	05/15/2015	1,443.89		.00	142.63	72.39	16.93	36.93	12.68	300.45	861.88
			.00	.00	1,157.57	1,167.57	1,167.57	1,157.57	1,157.57		
		\$1,443.89	\$0.00	\$0.00	\$142.63	\$72.39	\$16.93	\$36.93	\$12.68	\$300.45	\$861.88
			\$0.00	\$0.00	\$1,157.57	\$1,167.57	\$1,167.57	\$1,157.57	\$1,157.57		
307 Franklin, C. Jacob	05/15/2015	1,082.02		.00	123.48	63.86	14.94	33.99	11.28	55.79	778.68
			.00	.00	1,029.96	1,029.96	1,029.96	1,029.96	1,029.96		
		\$1,082.02	\$0.00	\$0.00	\$123.48	\$63.86	\$14.94	\$33.99	\$11.28	\$55.79	\$778.68
			\$0.00	\$0.00	\$1,029.96	\$1,029.96	\$1,029.96	\$1,029.96	\$1,029.96		
10000 Hewett, John H 0251	05/15/2015	1,812.17		.00	204.88	99.52	23.27	51.32	17.03	323.53	1,092.62
			.00	.00	1,555.09	1,605.09	1,605.09	1,555.09	1,555.09		
		\$1,812.17	\$0.00	\$0.00	\$204.88	\$99.52	\$23.27	\$51.32	\$17.03	\$323.53	\$1,092.62
			\$0.00	\$0.00	\$1,555.09	\$1,605.09	\$1,605.09	\$1,555.09	\$1,555.09		
10000 Hiestand, Nancy A 0252	05/15/2015	1,847.29		.00	190.20	110.51	25.85	56.28	18.68	71.23	1,374.54
			.00	.00	1,782.43	1,782.43	1,782.43	1,782.43	1,782.43		
		\$1,847.29	\$0.00	\$0.00	\$190.20	\$110.51	\$25.85	\$56.28	\$18.68	\$71.23	\$1,374.54
			\$0.00	\$0.00	\$1,782.43	\$1,782.43	\$1,782.43	\$1,782.43	\$1,782.43		



Payroll Register - Bloomington Redevelopment Commission

Check Date Range 05/15/15 - 05/15/15

Detail Listing

Employee	Check Date	Gross	Imputed Income	EIC	Federal	FICA	Medicare	State	Other	Deductions	Net Pay
Department - HAND - Housing & Neighborhood Dev											
797 Hinnefeld, Kevin	05/15/2015	40.00		.00	.00	2.48	.58	.05	.02	.00	36.87
			.00	.00	40.00	40.00	40.00	40.00	40.00		
		\$40.00	\$0.00	\$0.00	\$0.00	\$2.48	\$0.58	\$0.05	\$0.02	\$0.00	\$36.87
10000 McCormick, Maria 3616	05/15/2015	1,404.78		.00	30.79	77.75	18.19	41.38	13.73	166.57	1,056.37
			.00	.00	1,254.06	1,254.06	1,254.06	1,254.06	1,254.06		
		\$1,404.78	\$0.00	\$0.00	\$30.79	\$77.75	\$18.19	\$41.38	\$13.73	\$166.57	\$1,056.37
			\$0.00	\$0.00	\$1,254.06	\$1,254.06	\$1,254.06	\$1,254.06	\$1,254.06		
10000 Mosler, Norman P 2962	05/15/2015	1,418.84		.00	173.86	84.68	19.80	45.07	14.96	75.29	1,005.18
			.00	.00	1,365.79	1,365.79	1,365.79	1,365.79	1,365.79		
		\$1,418.84	\$0.00	\$0.00	\$173.86	\$84.68	\$19.80	\$45.07	\$14.96	\$75.29	\$1,005.18
			\$0.00	\$0.00	\$1,365.79	\$1,365.79	\$1,365.79	\$1,365.79	\$1,365.79		
689 Niederman, Daniel L	05/15/2015	1,726.16		.00	128.13	91.23	21.33	45.64	15.14	310.64	1,114.05
			.00	.00	1,421.48	1,471.48	1,471.48	1,421.48	1,421.48		
		\$1,726.16	\$0.00	\$0.00	\$128.13	\$91.23	\$21.33	\$45.64	\$15.14	\$310.64	\$1,114.05
			\$0.00	\$0.00	\$1,421.48	\$1,471.48	\$1,471.48	\$1,421.48	\$1,421.48		
10000 Patterson, Marilyn 2071	05/15/2015	2,372.67		.00	360.56	144.32	33.75	71.87	23.85	203.05	1,535.27
			.00	.00	2,177.81	2,327.81	2,327.81	2,177.81	2,177.81		
		\$2,372.67	\$0.00	\$0.00	\$360.56	\$144.32	\$33.75	\$71.87	\$23.85	\$203.05	\$1,535.27
			\$0.00	\$0.00	\$2,177.81	\$2,327.81	\$2,327.81	\$2,177.81	\$2,177.81		
10000 Provine, Vickie J 0394	05/15/2015	1,957.04		.00	279.70	114.97	26.89	61.19	20.31	119.41	1,334.57
			.00	.00	1,854.38	1,854.38	1,854.38	1,854.38	1,854.38		
		\$1,957.04	\$0.00	\$0.00	\$279.70	\$114.97	\$26.89	\$61.19	\$20.31	\$119.41	\$1,334.57
			\$0.00	\$0.00	\$1,854.38	\$1,854.38	\$1,854.38	\$1,854.38	\$1,854.38		
824 Staffelbach, Andrew D	05/15/2015	152.26		.00	6.38	9.43	2.20	3.76	1.25	.00	129.24
			.00	.00	152.26	152.26	152.26	152.26	152.26		
		\$152.26	\$0.00	\$0.00	\$6.38	\$9.43	\$2.20	\$3.76	\$1.25	\$0.00	\$129.24
			\$0.00	\$0.00	\$152.26	\$152.26	\$152.26	\$152.26	\$152.26		



Payroll Register - Bloomington Redevelopment Commission

Check Date Range 05/15/15 - 05/15/15

Detail Listing

Employee	Check Date	Gross	Imputed Income	EIC	Federal	FICA	Medicare	State	Other	Deductions	Net Pay
Department: HAND - Housing & Neighborhood Dev											
10000 Stong, Mary J 0471	05/15/2015	1,458.35		.00	170.79	84.96	19.87	44.40	14.73	179.46	944.14
			.00	.00	1,345.33	1,370.33	1,370.33	1,345.33	1,345.33		
		\$1,458.35	\$0.00	\$0.00	\$170.79	\$84.96	\$19.87	\$44.40	\$14.73	\$179.46	\$944.14
			\$0.00	\$0.00	\$1,345.33	\$1,370.33	\$1,370.33	\$1,345.33	\$1,345.33		
504 Swinney, Matthew P	05/15/2015	1,353.46		.00	126.56	84.20	19.69	43.55	14.45	8.60	1,056.41
			.00	.00	1,358.13	1,358.13	1,358.13	1,358.13	1,358.13		
		\$1,353.46	\$0.00	\$0.00	\$126.56	\$84.20	\$19.69	\$43.55	\$14.45	\$8.60	\$1,056.41
			\$0.00	\$0.00	\$1,358.13	\$1,358.13	\$1,358.13	\$1,358.13	\$1,358.13		
10000 Wills, Dee A 3418	05/15/2015	1,384.02		.00	169.07	83.32	19.49	44.02	14.61	68.97	984.54
			.00	.00	1,333.85	1,343.85	1,343.85	1,333.85	1,333.85		
		\$1,384.02	\$0.00	\$0.00	\$169.07	\$83.32	\$19.49	\$44.02	\$14.61	\$68.97	\$984.54
			\$0.00	\$0.00	\$1,333.85	\$1,343.85	\$1,343.85	\$1,333.85	\$1,333.85		
10000 Woolford, Robert T 0531	05/15/2015	1,879.78		.00	112.53	88.26	20.64	27.18	9.02	1,109.93	512.22
			.00	.00	823.58	1,423.58	1,423.58	823.58	823.58		
		\$1,879.78	\$0.00	\$0.00	\$112.53	\$88.26	\$20.64	\$27.18	\$9.02	\$1,109.93	\$512.22
			\$0.00	\$0.00	\$823.58	\$1,423.58	\$1,423.58	\$823.58	\$823.58		
728 Wright, Edward E	05/15/2015	1,060.77		.00	106.36	56.78	13.28	35.22	.00	155.90	693.23
			.00	.00	915.79	915.79	915.79	915.79	915.79		
		\$1,060.77	\$0.00	\$0.00	\$106.36	\$56.78	\$13.28	\$35.22	\$0.00	\$155.90	\$693.23
			\$0.00	\$0.00	\$915.79	\$915.79	\$915.79	\$915.79	\$915.79		
Department: HAND - Housing &		\$28,546.08	\$0.00	\$0.00	\$3,044.58	\$1,631.13	\$381.47	\$828.94	\$263.82	\$3,759.21	\$18,636.93
Grand Totals		\$28,546.08	\$0.00	\$0.00	\$3,044.58	\$1,631.13	\$381.47	\$828.94	\$263.82	\$3,759.21	\$18,636.93
			\$0.00	\$0.00	\$25,313.72	\$26,308.72	\$26,308.72	\$25,313.72	\$25,313.72		

***** Multiple Taxes or Deductions Exist.

REGISTER OF PAYROLL CLAIMS
Board: Redevelopment Claim Register

Date:	Type of Claim	FUND	Description	Bank Transfer	Amount
5/15/2015	Payroll				28,546.08
					<u>28,546.08</u>

ALLOWANCE OF CLAIMS

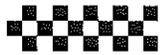
We have examined the claims listed on the foregoing register of claims, consisting of 1 claim, and except for the claims not allowed as shown on the register, such claims are hereby allowed in the total amount of \$ 28,546.08

Dated this 19 day of May year of 20 15.

Sue Jumbell

I hereby certify that each of the above listed voucher(s) or bill(s) is (are) true and correct and I have audited same in accordance with IC 5-11-10-1.6.

Fiscal Office _____



REGISTER OF PAYROLL CLAIMS
Board: Redevelopment Claim Register

Date:	Type of Claim	FUND	Description	Bank Transfer	Amount
5/15/2015	Payroll				28,546.08
					<u>28,546.08</u>

ALLOWANCE OF CLAIMS

We have examined the claims listed on the foregoing register of claims, consisting of 1 claim, and except for the claims not allowed as shown on the register, such claims are hereby allowed in the total amount of \$ 28,546.08

Dated this 19 day of May year of 2015.

[Signature]

Elizabeth Kehoe

I hereby certify that each of the above listed voucher(s) or bill(s) is (are) true and correct and I have audited same in accordance with IC 5-11-10-1.6.

Fiscal Office _____

REGISTER OF PAYROLL CLAIMS

Board: Redevelopment Claim Register

Date:	Type of Claim	FUND	Description	Bank Transfer
5/15/2015	Payroll			

ALLOWANCE OF CLAIMS

We have examined the claims listed on the foregoing register of claims, consisting of claim, and except for the claims not allowed as shown on the register, such claims are hereby allow total amount of \$ 28,546.08

Dated this 19th day of May year of 20 15.



I hereby certify that each of the above listed voucher(s) or bill(s) is (are) true and correct and I have accordance with IC 5-11-10-1.6.

Fiscal Office _____



Payroll Register - Bloomington Redevelopment Commission

Check Date Range 05/29/15 - 05/29/15
Detail Listing

Employee	Check Date	Gross	Imputed Income	EIC	Federal	FICA	Medicare	State	Other	Deductions	Net Pay
Department HAND - Housing & Neighborhood Dev											
10000 Abbott, Lisa P 0782	05/29/2015	3,199.39		.00	407.11	188.98	44.20	97.29	32.28	412.27	2,017.26
			.00	.00	2,948.06	3,048.06	3,048.06	2,948.06	2,948.06		
		\$3,199.39		\$0.00	\$407.11	\$188.98	\$44.20	\$97.29	\$32.28	\$412.27	\$2,017.26
			\$0.00	\$0.00	\$2,948.06	\$3,048.06	\$3,048.06	\$2,948.06	\$2,948.06		
10000 Arnold, Michael L 0051	05/29/2015	1,698.91		.00	190.74	101.20	23.67	52.59	17.45	91.61	1,221.65
			.00	.00	1,632.16	1,632.16	1,632.16	1,632.16	1,632.16		
		\$1,698.91		\$0.00	\$190.74	\$101.20	\$23.67	\$52.59	\$17.45	\$91.61	\$1,221.65
			\$0.00	\$0.00	\$1,632.16	\$1,632.16	\$1,632.16	\$1,632.16	\$1,632.16		
10000 Bixler, Daniel R 2594	05/29/2015	1,254.28		.00	120.81	72.29	16.91	37.21	12.35	106.51	888.20
			.00	.00	1,165.99	1,165.99	1,165.99	1,165.99	1,165.99		
		\$1,254.28		\$0.00	\$120.81	\$72.29	\$16.91	\$37.21	\$12.35	\$106.51	\$888.20
			\$0.00	\$0.00	\$1,165.99	\$1,165.99	\$1,165.99	\$1,165.99	\$1,165.99		
10000 Finley, Christina L 0187	05/29/2015	1,443.88		.00	142.62	72.39	16.93	36.93	12.68	300.45	861.88
			.00	.00	1,157.56	1,167.56	1,167.56	1,157.56	1,157.56		
		\$1,443.88		\$0.00	\$142.62	\$72.39	\$16.93	\$36.93	\$12.68	\$300.45	\$861.88
			\$0.00	\$0.00	\$1,157.56	\$1,167.56	\$1,167.56	\$1,157.56	\$1,157.56		
307 Franklin, C. Jacob	05/29/2015	1,082.02		.00	123.48	63.85	14.93	33.99	11.28	55.79	778.70
			.00	.00	1,029.96	1,029.96	1,029.96	1,029.96	1,029.96		
		\$1,082.02		\$0.00	\$123.48	\$63.85	\$14.93	\$33.99	\$11.28	\$55.79	\$778.70
			\$0.00	\$0.00	\$1,029.96	\$1,029.96	\$1,029.96	\$1,029.96	\$1,029.96		
10000 Hewett, John H 0251	05/29/2015	1,812.17		.00	204.88	99.51	23.28	51.32	17.03	323.53	1,092.62
			.00	.00	1,555.09	1,605.09	1,605.09	1,555.09	1,555.09		
		\$1,812.17		\$0.00	\$204.88	\$99.51	\$23.28	\$51.32	\$17.03	\$323.53	\$1,092.62
			\$0.00	\$0.00	\$1,555.09	\$1,605.09	\$1,605.09	\$1,555.09	\$1,555.09		
10000 Hiestand, Nancy A 0252	05/29/2015	1,847.29		.00	190.20	110.51	25.84	56.28	18.68	71.23	1,374.55
			.00	.00	1,782.43	1,782.43	1,782.43	1,782.43	1,782.43		
		\$1,847.29		\$0.00	\$190.20	\$110.51	\$25.84	\$56.28	\$18.68	\$71.23	\$1,374.55
			\$0.00	\$0.00	\$1,782.43	\$1,782.43	\$1,782.43	\$1,782.43	\$1,782.43		



Payroll Register - Bloomington Redevelopment Commission

Check Date Range 05/29/15 - 05/29/15
Detail Listing

Employee	Check Date	Gross	Imputed Income	EIC	Federal	FICA	Medicare	State	Other	Deductions	Net Pay
Department HAND - Housing & Neighborhood Dev											
10000 McCormick, Maria 3616	05/29/2015	1,404.78		.00	30.79	77.75	18.18	41.38	13.73	166.57	1,056.38
			.00	.00	1,254.06	1,254.06	1,254.06	1,254.06	1,254.06		
		\$1,404.78		\$0.00	\$30.79	\$77.75	\$18.18	\$41.38	\$13.73	\$166.57	\$1,056.38
			\$0.00	\$0.00	\$1,254.06	\$1,254.06	\$1,254.06	\$1,254.06	\$1,254.06		
10000 Mosier, Norman P 2962	05/29/2015	1,418.84		.00	173.86	84.68	19.81	45.07	14.96	75.29	1,005.17
			.00	.00	1,365.79	1,365.79	1,365.79	1,365.79	1,365.79		
		\$1,418.84		\$0.00	\$173.86	\$84.68	\$19.81	\$45.07	\$14.96	\$75.29	\$1,005.17
			\$0.00	\$0.00	\$1,365.79	\$1,365.79	\$1,365.79	\$1,365.79	\$1,365.79		
689 Niederman, Daniel L	05/29/2015	1,726.15		.00	128.12	91.23	21.34	45.64	15.14	310.64	1,114.04
			.00	.00	1,421.47	1,471.47	1,471.47	1,421.47	1,421.47		
		\$1,726.15		\$0.00	\$128.12	\$91.23	\$21.34	\$45.64	\$15.14	\$310.64	\$1,114.04
			\$0.00	\$0.00	\$1,421.47	\$1,471.47	\$1,471.47	\$1,421.47	\$1,421.47		
10000 Patterson, Marilyn 2071	05/29/2015	2,372.68		.00	360.56	144.33	33.75	71.87	23.85	203.05	1,535.27
			.00	.00	2,177.82	2,327.82	2,327.82	2,177.82	2,177.82		
		\$2,372.68		\$0.00	\$360.56	\$144.33	\$33.75	\$71.87	\$23.85	\$203.05	\$1,535.27
			\$0.00	\$0.00	\$2,177.82	\$2,327.82	\$2,327.82	\$2,177.82	\$2,177.82		
10000 Provine, Vickie J 0394	05/29/2015	1,957.04		.00	279.70	114.97	26.89	61.19	20.31	119.41	1,334.57
			.00	.00	1,854.38	1,854.38	1,854.38	1,854.38	1,854.38		
		\$1,957.04		\$0.00	\$279.70	\$114.97	\$26.89	\$61.19	\$20.31	\$119.41	\$1,334.57
			\$0.00	\$0.00	\$1,854.38	\$1,854.38	\$1,854.38	\$1,854.38	\$1,854.38		
10000 Stong, Mary J 0471	05/29/2015	1,458.34		.00	170.79	84.96	19.87	44.40	14.73	179.46	944.13
			.00	.00	1,345.32	1,370.32	1,370.32	1,345.32	1,345.32		
		\$1,458.34		\$0.00	\$170.79	\$84.96	\$19.87	\$44.40	\$14.73	\$179.46	\$944.13
			\$0.00	\$0.00	\$1,345.32	\$1,370.32	\$1,370.32	\$1,345.32	\$1,345.32		
504 Swinney, Matthew P	05/29/2015	1,353.46		.00	126.56	84.20	19.69	43.55	14.45	8.60	1,056.41
			.00	.00	1,358.13	1,358.13	1,358.13	1,358.13	1,358.13		
		\$1,353.46		\$0.00	\$126.56	\$84.20	\$19.69	\$43.55	\$14.45	\$8.60	\$1,056.41
			\$0.00	\$0.00	\$1,358.13	\$1,358.13	\$1,358.13	\$1,358.13	\$1,358.13		



Payroll Register - Bloomington Redevelopment Commission

Check Date Range 05/29/15 - 05/29/15
Detail Listing

Employee	Check Date	Gross	Imputed Income	EIC	Federal	FICA	Medicare	State	Other	Deductions	Net Pay
Department HAND - Housing & Neighborhood Dev											
10000 Willis, Dee A 3418	05/29/2015	1,384.01		.00	169.07	83.32	19.48	44.02	14.61	68.97	984.54
			.00	.00	1,333.84	1,343.84	1,343.84	1,333.84	1,333.84		
		\$1,384.01	\$0.00	\$0.00	\$169.07	\$83.32	\$19.48	\$44.02	\$14.61	\$68.97	\$984.54
		\$0.00	\$0.00	\$0.00	\$1,333.84	\$1,343.84	\$1,343.84	\$1,333.84	\$1,333.84		
10000 Woolford, Robert T 0531	05/29/2015	1,879.78		.00	112.53	88.26	20.64	27.18	9.02	1,109.93	512.22
			.00	.00	823.58	1,423.58	1,423.58	823.58	823.58		
		\$1,879.78	\$0.00	\$0.00	\$112.53	\$88.26	\$20.64	\$27.18	\$9.02	\$1,109.93	\$512.22
		\$0.00	\$0.00	\$0.00	\$823.58	\$1,423.58	\$1,423.58	\$823.58	\$823.58		
728 Wright, Edward E	05/29/2015	1,060.77		.00	106.36	56.78	13.28	35.22	.00	155.90	693.23
			.00	.00	915.79	915.79	915.79	915.79	915.79		
		\$1,060.77	\$0.00	\$0.00	\$106.36	\$56.78	\$13.28	\$35.22	\$0.00	\$155.90	\$693.23
		\$0.00	\$0.00	\$0.00	\$915.79	\$915.79	\$915.79	\$915.79	\$915.79		
Department HAND - Housing &		\$28,353.79	\$0.00	\$0.00	\$3,038.18	\$1,619.21	\$378.69	\$825.13	\$262.55	\$3,759.21	\$18,470.82
		\$0.00	\$0.00	\$0.00	\$25,121.43	\$26,116.43	\$26,116.43	\$25,121.43	\$25,121.43		
Grand Totals		\$28,353.79	\$0.00	\$0.00	\$3,038.18	\$1,619.21	\$378.69	\$825.13	\$262.55	\$3,759.21	\$18,470.82
		\$0.00	\$0.00	\$0.00	\$25,121.43	\$26,116.43	\$26,116.43	\$25,121.43	\$25,121.43		

***** Multiple Taxes or Deductions Exist.

REGISTER OF PAYROLL CLAIMS

Board: Redevelopment Claim Register

Date:	Type of Claim	FUND	Description	Bank Transfer	Amount
5/29/2015	Payroll				28,353.79
					<u>28,353.79</u>

ALLOWANCE OF CLAIMS

We have examined the claims listed on the foregoing register of claims, consisting of 1 claim, and except for the claims not allowed as shown on the register, such claims are hereby allowed in the total amount of \$ 28,353.79

Dated this _____ day of _____ year of 20_____.

I hereby certify that each of the above listed voucher(s) or bill(s) is (are) true and correct and I have audited same in accordance with IC 5-11-10-1.6.

Fiscal Office _____

Memo

To: Redevelopment Commission

From: Lisa Abbott, Director

Date: May 29, 2015

City Controller Jeff Underwood presented Ordinance 15-14 to the Council on Wednesday, May 27th. It will go for final hearing this Wednesday, June 3rd.

Attached to this report are signed copies of Appropriation Ordinance 15-01 and Resolution 15-14. Please let me know if you have any questions.

In your packet, you will find Resolutions amending previously approved Resolutions to bring them into compliance with our procedures. I have also attached an updated TIF report. The TIF report shows deadlines outlined in the attached Resolutions. If you modify any of the attached Resolutions, those changes will be reflected in the next TIF report.

Also attached to this report is a signed copy of Ordinance 15-11 modifying Title 8 to include the designation of the Showers Brothers Furniture Company Complex buildings which include the Showers Administration Building, Dimension Mill, and Kiln.

The Consolidated Plan and Annual Action Plan has been approved by HUD. On June 1st, we will start working on the Comprehensive Annual Performance Evaluation Report (CAPER).

The Historic Preservation Commission has been asked by the City Council to designate the Courthouse Historic National Register District. We had our first informational meeting on Wednesday, May 27th. We will be meeting with the Downtown Bloomington, Inc. members on June 18th at their regular meeting. We will hold another informational meeting the week of June 22nd.

Nancy Hiestand is planning to retire July 31st. Marilyn Patterson is planning to retire August 28th. We will be posting Nancy's job in the next couple of days and Marilyn's in the next couple of weeks. We wish them well, but this is a huge loss to our department. We have permission from the Office of the Mayor for some overlap for training purposes.

Upcoming activity:

- Accepting registration for Citizens' Academy. Only a few open slots left.
- Blooming Neighborhoods Celebration, June 6th 10 a.m. – noon
- Small & Simple Grants Due, June 8th

Passed 8-0
Saulberg absent

APPROPRIATION ORDINANCE 15 - 01

AN ORDINANCE AUTHORIZING AN ADDITIONAL APPROPRIATION OF PROCEEDS OF BONDS AND ANY INVESTMENT EARNINGS THEREON

WHEREAS, the Bloomington Redevelopment Commission (the "Commission"), the governing body of Redevelopment District of the City of Bloomington, Indiana (the "District"), has heretofore determined and found that it will be necessary and of public utility and benefit to apply the proceeds of bonds to the cost of the development of certain improvements described on Exhibit A attached hereto (collectively, the "Project"), all of which are located within the District's Consolidated Economic Development Area (the "Area"); and the Commission has determined that the costs of such Project, and the incidental expenses necessary to be incurred in connection therewith (including the issuance of bonds on account thereof) are to be funded with the proceeds of such bonds, that will be in an amount that will not exceed Forty-Eight Million Dollars (\$48,000,000); and

WHEREAS, said Commission has adopted a resolution determining to issue bonds of the District, acting in the name of the City of Bloomington, Indiana (the "City") in the amount not to exceed Forty-Eight Million Dollars (\$48,000,000) for the purpose of procuring funds to be applied to the costs of the foregoing Project; and

WHEREAS, the Common Council of the City has, pursuant to I.C. 36-7-14-25.1, approved the issuance of the Bonds; and

WHEREAS, there are no funds available or provided for in the existing budget and tax levy which may be applied to said Project and the issuance of bonds will enable the procurement of such funds; and

WHEREAS, notice of a hearing on said additional appropriation has been duly given by publication as required by law and the hearing on said appropriation has been held, at which all taxpayers had an opportunity to appear and express their views as to such appropriation;

NOW THEREFORE, BE IT ORDAINED BY THE COMMON COUNCIL OF BLOOMINGTON, MONROE COUNTY, INDIANA, THAT:

SECTION 1. That the sum of Forty-Eight Million Dollars (\$48,000,000), together with any and all investment earnings thereon, be appropriated out of the proceeds of the bonds heretofore authorized to be issued, designated as "City of Bloomington, Indiana, Redevelopment District Tax Increment Revenue Bonds of 2015," for the use of the Commission and District as a matter of first priority, in applying such funds to the costs associated with the Project and the incidental expenses necessary to be incurred in connection with said Project and the proceedings therefore, including the issuance of bonds on account thereof.

SECTION 2. That the Clerk be, and is hereby authorized and directed to certify a copy of this Ordinance, to the Indiana Department of Local Government Finance as a report of this additional appropriation pursuant to I.C. 6-1.1-18-5(d).

PASSED AND ADOPTED by the Common Council of the City of Bloomington, Monroe County, Indiana, upon this 20th day of May, 2015.



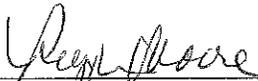
DAVE ROLLO, President
Bloomington Common Council

ATTEST:



REGINA MOORE, Clerk
City of Bloomington

PRESENTED by me to the Mayor of the City of Bloomington, Monroe County, Indiana upon this 21st day of May, 2015.



REGINA MOORE, Clerk
City of Bloomington

SIGNED AND APPROVED by me upon this 26th day of May, 2015.



MARK KRUZAN, Mayor
City of Bloomington

Synopsis

This Ordinance appropriates the proceeds of, and any investment earnings from, the City of Bloomington, Indiana Redevelopment District Tax Increment Revenue Bonds of 2015 for the purpose of: (1) promoting community sustainability and reuse; (2) creating and improving public amenities, such as parks, with community wide benefit, (3) developing additional affordable housing within the Consolidated Economic Development Area, (4) improving transportation infrastructure, especially non-automobile transportation infrastructure, and (5) continuing the development of the City's urban core.

Signed copies to:
Copy 5)
Cynthia (1)
Redevelopment Commission
Public Rec + Board (2)

Board Counsel (1)
Clerk (1)

*Passed 8-0
Saudberg absent*

RESOLUTION 15-14

A RESOLUTION APPROVING THE ISSUANCE OF BONDS OF THE BLOOMINGTON REDEVELOPMENT DISTRICT, ACTING IN THE NAME OF THE CITY OF BLOOMINGTON, INDIANA, IN AN AMOUNT NOT TO EXCEED \$48,000,000 TO FINANCE ACQUISITION AND CONSTRUCTION OF CERTAIN IMPROVEMENTS IN THE BLOOMINGTON CONSOLIDATED ECONOMIC DEVELOPMENT AREA

WHEREAS, on May 4, 2015 the Bloomington Redevelopment Commission (the "Commission") the governing body of the Bloomington Redevelopment District (the "District") did adopt a Bond Resolution No. 15-14 ("Bond Resolution") authorizing the issuance of bonds of the District, acting in the name of the City of Bloomington, Indiana (the "City") in an aggregate principal amount not to exceed Forty-Eight Million Dollars (\$48,000,000) (the "Bonds") for the purpose of developing improvements located within the District's Bloomington Consolidated Economic Development Area and other matters related thereto and has requested the approval of the Common Council ("Common Council") of such Bond Resolution, as well as the approval of the issuance of the Bonds pursuant to I.C. 36-7-14-25.1; and

WHEREAS the Common Council now finds that the issuance of said Bonds should be approved, now, therefore:

NOW THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF BLOOMINGTON, MONROE COUNTY, INDIANA, THAT:

SECTION 1. The Common Council does hereby approve the Bond Resolution and the issuance of bonds of the District to be designated as "City of Bloomington, Indiana Redevelopment District Tax Increment Revenue Bonds of 2015," in the aggregate principal amount not to exceed Forty-Eight Million Dollars (\$48,000,000).

SECTION 2. All ordinances or resolutions and parts of ordinances or resolutions in conflict herewith are hereby repealed. The foregoing is not intended, nor shall it be construed, to adversely affect any ordinance or resolution (or parts thereof), applicable to the 2009 Bonds or the 2011 Bonds (as such terms are defined in the Bond Resolution) while such bonds are outstanding.

SECTION 3. If any sections, sentence or provision of this Resolution, or the application thereof to any person or circumstances shall be declared invalid, such invalidity shall not affect any of the other sections, sentences, provisions, or applications of this Resolution which can be given effect without the invalid provision or application, and to this end the provisions of this Resolution are declared to be severable.

SECTION 4. This Resolution shall be in full force and effect from and after its passage by the Common Council of the City and approval of the Mayor.

PASSED AND ADOPTED by the Common Council of the City of Bloomington, Monroe County, Indiana, upon this 20th day of May, 2015.



DAVE ROLLO, President
Bloomington Common Council

ATTEST:


REGINA MOORE, Clerk
City of Bloomington

PRESENTED by me to the Mayor of the City of Bloomington, Monroe County, Indiana upon this 21st day of May, 2015.

Reg Moore
REGINA MOORE, Clerk
City of Bloomington

SIGNED AND APPROVED by me upon this 26th day of MAY, 2015.

Mark Kruzan
MARK KRUZAN, Mayor
City of Bloomington

Synopsis

This resolution approves the Redevelopment Commission Res 15-14 and the issuance of Redevelopment District bonds in an amount not to exceed \$48 million to finance projects that: (1) promote community sustainability and reuse; (2) create and improve public amenities, such as parks, with community wide benefit; (3) develop additional affordable housing within the Consolidated Economic Development Area; (4) improve transportation infrastructure, especially non-automobile transportation infrastructure; and (5) continue the development of the City's urban core.

Signed copies to:
Legal (5)
Controller (1)
Redevelopment Com.
Parks & Rec Board (2)

Bud Amos (1)
Clerk (1)

TIF Project Status Report

As of 5/28/15

Adams Crossing

Resolution #	Project Name
10-11	Twin Lakes/Weimer

This project is expected to be bid out this summer.

Budgeted Amount	Expended	Remaining Balance
\$1,614,548.40	\$1,162,130.12	\$452,418.28

Expiration Date: Upon approval of a new Resolution as outlined by Resolution 15-15 or December 31, 2015.

Downtown

Resolution #	Project Name
12-37	Dispatch Construction

Final inspection was conducted and is operational. Paying retainage. Will close upon last retainage payment.

Budgeted Amount	Expended	Remaining Balance
\$2,100,000.00	\$2,064,309.95	\$35,690.05

Expiration Date: 7/31/15.

Resolution #	Project Name
14-42	BCT Theater Improvements

This project is on-going.

Budgeted Amount	Expended	Remaining Balance
\$74,000.00	\$12,186.47	\$61,813.26

Expiration Date: 12/31/15

Kinser-Prow

All Kinser-Prow resolutions are closed.

Tapp Road

All Tapp Road resolutions are closed.

Thomson Walnut-Winslow

Resolution #	Project Name
12-31	Letter of Map Revision

Submitted to FEMA for final approval. We have been working with FEMA to try to get this approval. Please note that this Resolution has not been amended this time.

Budgeted Amount	Expended	Remaining Balance
\$28,000.00	\$27,342.00	\$658.00

Estimated date of completion: 7/31/15

Resolution #	Project Name
13-30	Triple C Purchase

Purchase of 6.79 acres for the Switchyard Park. Master plan calls for this site to be used for green space, parking and main entrance to the park. No new information.

Budgeted Amount	Expended	Remaining Balance
\$1,406,250.00	\$999,473.54	\$406,776.46

Expiration Date: Triple C Corporation's vacation of the property or December 31, 2016.

Resolution #	Project Name
15-17	Black Lumber Trail Project

This Resolution was amended at the May 4th meeting to include the change order.

Budgeted Amount	Expended	Remaining Balance
\$79,800.00	\$1,856.70	\$77,943.30

Expiration Date: 12/31/15

Whitehall TIF

All Whitehall resolutions are closed.

Downtown Bond

Resolution #	Project Name
13-36	Alta Survey

Bledsoe Riggert Guerrettaz has submitted information for review.

Budgeted Amount	Expended	Remaining Balance
\$9,000.00	\$7,800.00	\$1,200.00

Expiration Date: 7/31/15

Resolution #	Project Name
13-39	CTP Legal Services

Ice-Miller CTP related legal advice upon Corporation Counsel approval.

Budgeted Amount	Expended	Remaining Balance
\$23,000.00	\$8,766.92	\$14,233.08

Expiration Date: 1/31/16

Resolution #	Project Name
14-10	Appraisals & Disposal Costs for CTP Properties

Appraisal and property sale expenses.

Budgeted Amount	Expended	Remaining Balance
\$50,000.00	\$14,600.00	\$35,400.00

Expiration Date: 1/31/16

Resolution #	Project Name
14-20	CTP Phase I Program Management

Project is nearing completion.

Budgeted Amount	Expended	Remaining Balance
\$151,240.00	\$131,755.00	\$19,485.00

Expiration Date: 1/31/16

Resolution #	Project Name
14-44	CTP Legal Descriptions of ROW

On-going legal description project.

Budgeted Amount	Expended	Remaining Balance
\$750.00	\$500.00	\$250.00

Expiration Date: 12/31/15

Resolution #	Project Name
15-06	10 th Street & Branding

On-going

Budgeted Amount	Expended	Remaining Balance
\$334,845.00	\$31,353.74	\$303,491.25

Expiration Date: 12/31/15

Resolution #	Project Name
15-13	Additional Survey Work

On-going.

Budgeted Amount	Expended	Remaining Balance
\$1,950.00	\$0.00	\$1,950.00

Expiration Date: 8/1/15

Downtown (444)

Resolution #	Project Name
15-21	CTP Maintenance 2015

This Resolution will be under consideration on June 1.

Budgeted Amount	Expended	Remaining Balance
\$50,000.00	\$0.00	\$50,000.00

Expiration Date: 12/31/15

**15-20
RESOLUTION
OF THE
REDEVELOPMENT COMMISSION
OF THE
CITY OF BLOOMINGTON, INDIANA**

TO CLOSE OPEN REDEVELOPMENT COMMISSION RESOLUTIONS

WHEREAS, the City of Bloomington established the Redevelopment Commission of the City of Bloomington (“RDC”), with the powers and authorities set forth in Indiana Code 36-7-14; and,

WHEREAS, pursuant to those powers and authorities, the Redevelopment Commission approved Resolutions 09-39, 10-31, 11-27, and 14-05 (collectively “Resolutions”); and

WHEREAS, the project associated with Resolution 09-39 has been completed, leaving a remaining balance of \$71,679.25; and

WHEREAS, the project associated with Resolution 10-31 has been completed, leaving a remaining balance of \$335,738.04; and

WHEREAS, the project associated with Resolution 11-27 has been placed on hold pending the completion of I-69, leaving a remaining balance of \$7,662.95; and

WHEREAS, it has been decided not to go forward with the project associated with Resolution 14-05; no money was expended pursuant to Resolution 14-05, leaving a remaining balance of \$500.00; and

WHEREAS, the RDC wishes to close these Resolutions, including the funding authorizations associated with the Resolutions.

NOW, THEREFORE, BE IT RESOLVED BY THE REDEVELOPMENT COMMISSION OF THE CITY OF BLOOMINGTON, INDIANA, THAT:

1. Resolutions 09-39, 10-31, 11-27, and 14-05, including the funding authorizations associated with these Resolutions, are closed.

BLOOMINGTON REDEVELOPMENT COMMISSION

David Walter, President

ATTEST:

Elizabeth Kehoe, Secretary

Date

**15-21
RESOLUTION
OF THE
REDEVELOPMENT COMMISSION
OF
CITY OF BLOOMINGTON INDIANA**

**APPROVAL OF MAINTENANCE OF PROPERTY OWNED BY THE
REDEVELOPMENT COMMISSION OF THE CITY OF BLOOMINGTON
LOCATED WITHIN THE CERTIFIED TECH PARK**

WHEREAS, the Redevelopment Commission of the City of Bloomington (“RDC”) has purchased real property and buildings (“RDC Property”) within the Bloomington Certified Tech Park; and

WHEREAS, after the RDC purchased the RDC Property from Indiana University, the RDC received rental income from Indiana University, which was deposited in the 444 Account; and

WHEREAS, the RDC previously approved Resolution 14-43 to pay for expenses directly related to RDC Property during the 2015 calendar year; and

WHEREAS, pursuant to Resolution 14-43, the RDC implemented a process by which the Housing and Neighborhood Development staff received and processed requests to expend RDC funds on the utility bills and maintenance costs associated with the RDC property; and

WHEREAS, pursuant to the process set forth in Resolution 14-43, the RDC has approved claims totaling \$43,497.61 of the \$50,000 budgeted under Resolution 14-43; and

WHEREAS, the RDC now wishes to use the rental income it received from Indiana University, which was deposited in the 444 Account, to pay the utility bills and maintenance costs associated with the RDC Property.

**NOW, THEREFORE, BE IT RESOLVED BY THE REDEVELOPMENT
COMMISSION OF THE CITY OF BLOOMINGTON, INDIANA, THAT:**

1. The authorizations provided under Resolution 14-43 are closed.
2. The RDC authorizes the Housing and Neighborhood Development staff to receive and process requests and invoices to expend funds on utility bills and maintenance costs associated with the RDC Property, and subsequently submit claims in the normal course of business by the RDC as necessary. Requests and invoices for utility bills and maintenance costs associated with the RDC Property that are more

than Two Thousand Five Hundred Dollars (\$2,500) must be specifically approved by the RDC in advance of their expenditure.

3. For the avoidance of doubt, the RDC authorizes the City of Bloomington Controller to directly pay for or reimburse the requests to expend funds on utility bills and maintenance costs associated with the RDC Property that have been approved by the RDC out of the 444 Account. The City of Bloomington Controller shall not directly pay for or reimburse expenditures totaling more than Fifty Thousand Dollars (\$50,000).
4. The authorizations provided under this Resolution shall expire on December 31, 2015.

BLOOMINGTON REDEVELOPMENT COMMISSION

David Walter, President

Elizabeth Kehoe, Secretary

Date

**15-22
RESOLUTION
OF THE
REDEVELOPMENT COMMISSION
OF THE
CITY OF BLOOMINGTON, INDIANA**

TO AMEND REDEVELOPMENT COMMISSION RESOLUTION 13-30

WHEREAS, the City of Bloomington established the Redevelopment Commission of the City of Bloomington (“RDC”), with the powers and authorities set forth in Indiana Code 36-7-14; and,

WHEREAS, pursuant to those powers and authorities, on November 4, 2013, the Redevelopment Commission approved Resolution 13-30, which authorized the expenditure of not more than \$1,406,250.00 to Triple C Corporation for the acquisition of 6.79 acres on South Rogers (“Property”), immediately west of the Switchyard; and,

WHEREAS, pursuant to that authorization, the City and Triple C Corporation entered into the attached Offer to Purchase Real Estate; and,

WHEREAS, pursuant to the Offer to Purchase Real Estate, Triple C Corporation will receive the remaining payment when it vacates the Property; and,

WHEREAS, the RDC desires to amend Resolution 13-30 to provide a set termination date for the funding it approved, in accordance with its current practices.

NOW, THEREFORE, BE IT RESOLVED BY THE REDEVELOPMENT COMMISSION OF THE CITY OF BLOOMINGTON, INDIANA, THAT:

1. Unless extended by the RDC via an amended resolution, the authorizations provided under Resolution 13-30 shall expire on the earlier of: (1) Triple C Corporation’s vacation of the Property, or (2) December 31, 2016.

BLOOMINGTON REDEVELOPMENT COMMISSION

David Walter, President

ATTEST:

Elizabeth Kehoe, Secretary

Date

OFFER TO PURCHASE REAL ESTATE

The City of Bloomington, Indiana, an Indiana municipal corporation, (“Buyer”), offers to purchase from Triple C Corporation (“Seller”), the following real estate located in Monroe County, Indiana:

Parcel No.	Address *	Legal Description	Acreage
53-01-52-175-500.000-009	S. Rogers St.	015-21755-00 Pt NE NE 8-8-1W .50A Plat 96	0.5
53-08-08-100-065.000-009	S. Rogers St.	015-21760-00 Pt NE NE 8-8-1W 1.78A Plat 112	1.78
53-08-08-100-087.000-009	S. Rogers St.	015-21750-00 Pt NE NE 8-8-1W .37A Plat 108	0.37
53-08-08-100-014.000-009	1901 S. Rogers St.	015-21770-00 Pt E ½ NE8-8-1W 2.67A Plat 15	2.67
53-08-08-100-123.000-009	1607 S. Rogers St.	015-21740 Pt NE NE 8-8-1W 1.47A Plat 92	<u>1.47</u>
<i>*Address may be approximate</i>			
Total			6.79

(hereinafter collectively referred to as the “Real Estate”) for One Million Four Hundred and Six Thousand Two Hundred and Fifty Dollars and Zero Cents (\$1,406,250.00) (the “Purchase Price”), subject to the following amended written terms and conditions:

1. **Payment.** The Purchase Price shall be paid as follows: One Million Dollars and Zero Cents (\$1,000,000.00) payable at closing. The remaining Four Hundred and Six Thousand Two Hundred and Fifty Dollars and Zero Cents (\$406,250.00) to be paid within thirty (30) days of Seller’s written notice to Buyer that Seller’s personal property and storage containers have been removed from the real estate as provided in Section 5 herein.

2. **Conditions of Offer.** In addition to other provisions of this Offer, the Buyer’s obligations hereunder are subject to satisfaction of the following conditions unless waived in writing in whole or in part by Buyer:

2.1 **No Encroachment.** All improvements on the Real Estate shall be located entirely within the bounds of the Real Estate and there will be no encroachments thereon and no existing violations of zoning ordinances or other restrictions applicable to the Real Estate.

2.2 **Title Evidence and Insurance.** Seller shall provide, at Seller’s expense, a commitment for an owner’s title insurance policy satisfactory to Buyer insuring the full amount of the Purchase Price. The title insurance commitment shall disclose marketable title in Seller. The title insurance commitment shall be purchased from and the closing held at Capstone Title Partners. Buyer shall notify Seller within thirty (30) days of receipt of the commitment of any objections to the title. Such title shall be deemed acceptable when it is capable of being transferred into the name of Buyer subject only to:

a. Taxes which Buyer has agreed to pay pursuant to Paragraph 2.9 herein, and any other assessments which Buyer has agreed in writing to pay;

- b. Liens which Buyer has agreed in writing to pay;
- c. Zoning ordinances and other governmental restrictions affecting the use of the property, provided that no violations now exist;
- d. Recorded easements which Buyer has agreed in writing to pay; and
- e. Unrecorded leases.

2.3 **Environmental Conditions.** Buyer may obtain, at its sole expense, one or more environmental reviews of the Real Estate. If Buyer determines, in its sole discretion, that the results of the environmental review(s) are unsatisfactory, Buyer may rescind this Offer prior to the day of Closing by providing written notice of rescission to Seller. If Buyer elects to rescind the Offer based upon the results of the environmental review(s), Buyer shall provide to Seller, with the notice of rescission, the portion(s) of the environmental review(s) upon which Buyer's decision to rescind is based.

2.4 **Representations and warranties.** Seller represents and warrants to the Buyer, and shall be deemed to represent and warrant to the Buyer on the closing date, that, as of the closing date and to the best of Seller's knowledge and belief:

- 2.41 Seller has not created, permitted or suffered any lien or other encumbrance to attach to or affect the Real Estate and improvements thereon, except for the lien of non-delinquent real estate taxes;
- 2.42 there are no claims, actions, suits, proceedings or investigations pending or threatened with respect to or in any manner affecting the Real Estate or Seller's ownership thereof;
- 2.43 No work has been performed or is in progress at, and no materials have been furnished to, the Real Estate or any portion thereof which is presently the subject of or which might give rise to mechanics', materialmen's or other liens affecting the Real Estate or any portion thereof;
- 2.44 Prior to the closing, Seller shall not sell, assign, transfer, lease sublease encumber or convey any right, title or interest whatsoever in or to the Real Estate or any portion thereof without the Buyer's prior written consent, nor shall Seller amend, modify, terminate or alter any currently existing agreement or document relating to the Real Estate without the Buyer's prior written consent;
- 2.45 Seller knows of no facts nor has Seller misrepresented or failed to disclose any fact which would prevent the Buyer from using and operating the Real

Estate after closing for park purposes, or which would materially adversely affect the value of the Real Estate; and

- 2.46 Seller shall deliver possession of the Real Estate to the Buyer on the closing date, free and clear of all rights and claims of any other party to the possession, use, ownership or control of the Real Estate except as agreed to by Buyer in writing.
- 2.5 **Right to Inspect.** Buyer and its representatives shall have the right to enter upon the Real Estate and conduct all tests and examinations which they deem necessary, including any environmental evaluations, unless otherwise stated. Buyer shall give Seller reasonable notice of its intent to enter upon the Real Estate. The right to inspect shall terminate one day prior to the date of Closing. Buyer, at Buyer's sole expense, shall restore or repair any damage to the Real Estate, including but not limited to soil borings or other holes in the ground, caused by Buyer's inspections, testing or environmental reviews no later than prior to closing or fourteen (14) days following termination of this Agreement.
- 2.6 **Indiana Responsible Property Transfer Law.** Seller agrees that it shall, within thirty (30) days after acceptance of this Offer, either (i) comply with the provisions of the Indiana Responsible Property Transfer Law, Indiana Code 13-25-3, et. Seq., and provide the Buyer with a disclosure document as required by the Indiana Responsible Property Transfer Law, or (ii) provide the buyer with a certification that the transfer of the Real Estate from Seller to Buyer is not subject to the provisions of the Indiana Responsible Property Transfer Law.
- 2.7 **No Litigation.** Except as provided herein, as of the closing date, no action or proceeding relating to the Real Estate shall be pending before a court or other governmental agency or officer, and to the best of Seller's knowledge and belief, no such action or proceeding is or shall be threatened.
- 2.8 **Zoning and Planning Approval.** Buyer shall be able to procure all necessary zoning subdivision, and other authorizations and permits, including, but not necessarily limited to, subdivision approval, improvement location permits, special exception permits, building permits, sign permits, utility connection permits and curb-cut or driveway access permits. All applications to secure such permits shall be at the sole expense of the Buyer, but Seller shall cooperate with Buyer to obtain the same and shall execute all applications, petitions or consents necessary for such purpose or for the purpose of obtaining any necessary changes in zoning, zoning variances, special exceptions or other necessary special zoning authorizations. The cost of making and processing all petitions or applications for such authorizations shall be paid by Buyer. All zoning and planning approvals must be completed prior to the day of Closing.

- 2.9 **Real Estate Taxes.** Seller shall pay all real estate taxes assessed prior to or in 2012 payable before or in 2013. The taxes assessed in 2013 payable in 2014 shall be pro-rated to the date of Closing.
- 2.10 **Survey.** Buyer may, at its option, obtain an ALTA/ACSM survey of the Real Estate satisfactory to buyer showing the location of all improvements, encroachments and easements located thereon. Buyer shall bear the expense of the survey.
- 2.11 **Redevelopment Commission Approval.** This offer is contingent upon approval of the purchase of the real Estate by the Bloomington Redevelopment Commission, which approval shall be obtained prior to the day of Closing.
- 2.12 **Tenants.** Buyer may conduct, with Seller, discussions with the tenants currently leasing space on the Real Estate to determine their willingness to continue renting said space from Buyer after Closing. If Buyer determines, in its sole discretion, that it is unlikely to be able to enter into written leases with one or more of the tenants under which Buyer would receive at least the same monthly rent(s) Seller is currently receiving, Buyer may rescind this Offer prior to the date of Closing by providing written notice of rescission to Seller. All security deposits (if any) will be accounted and turned over to Buyer as of the date of Closing. All rents, other than those from Seller or Seller's container business, shall be accounted and prorated as of the date of closing. Buyer shall be responsible for property insurance, unless otherwise stated in this Offer, following the date of Closing. All utility expenses shall be accounted and prorated as of the date of closing.

3. **Risk of Loss.** Seller shall bear the risk of loss or damage to the Real Estate occurring subsequent to the acceptance of this Offer and until delivery of the deed. If damage occurs and the damage cannot be repaired for an amount not to exceed ten percent (10%) of the Purchase Price, either party may cancel this Agreement.

4. **Default.** If Seller, through no fault of Seller, is unable to convey marketable title as required by this Offer, and the defect or defects are not waived by Buyer; provided, however, Buyer shall have the right to pay and satisfy any existing liens not otherwise assumed by Buyer and deduct that amount from the Purchase Price. If Seller refuses to perform as required, then the Buyer may pursue all available legal and equitable remedies.

If Buyer refuses to perform as required by this Offer, then Seller may elect either to pursue all available legal or equitable remedies or to declare a forfeiture hereunder.

5. **Closing and Possession.**

- 5.1 Closing shall take place at Capstone Title Partners during regular business hours as scheduled by Buyer prior to the end of 2013, and Buyer shall have possession of the Real Estate at the time of Closing. If the Closing, through no fault of Seller, fails to take place prior to the end of 2013 then Seller may elect to rescind

the Offer and this Offer shall be considered null and void. Seller shall have until June 30, 2014 to remove from the Real Estate Seller's personal property, vehicles, trailers, portable storage containers, and similar items (collectively, "Storage Containers"), subject to Section 5.2 herein.

5.11 At Closing Seller shall deliver to Buyer an executed Warranty Deed in recordable form conveying marketable title to the Real Estate subject only to exceptions permitted by this Offer, together with an executed Vendor's Affidavit in a form acceptable to Buyer.

5.12 Possession of the Real Estate shall be delivered to the Buyer on the date of Closing.

5.2 For a period of time following the Closing date not to extend beyond June 30, 2014, Seller may continue, rent free, to occupy and use the Real Estate, including but not limited to Building #3, as identified (highlighted) in Exhibit A, and the unimproved portions of the real estate, for the exclusive purpose of moving Storage Containers from the Real Estate to a new location(s) and winding up and terminating Buyer's business at the Real Estate. Seller may not operate its business for any other purpose on the Real Estate after Closing and may not move any additional Storage Containers onto the Real Estate after Closing. Seller shall not lease any storage container on the Real Estate that is empty as of the date of Closing or any storage container that becomes empty on the Real Estate following closing. Seller and Buyer shall participate in a walk-through of the Real Estate not less than two (2) business days prior to the date all Storage Containers are required to be removed from the Real Estate hereunder, to verify that all Storage Containers have been removed.

If any of Seller's personal property or Storage Containers remain on the Real Estate or in Building #3 on June 30, 2014 or thereafter, Seller shall owe to Buyer rent at the rate of \$900 per month for each month or prorated fraction thereof that Seller's property or Storage Containers remain on the Real Estate or in Building #3. Seller shall continue to pay any utility expense billed to Building #3 until Seller vacates Building #3 as provided by this Offer.

Additionally, Seller agrees to release, hold harmless and indemnify Buyer, its employees, officers, and agents from any and all liability related to any claim or claims made or asserted by any third party or parties against Buyer arising out of any incident connected with or related to Seller's continued business operations on the Real Estate after Closing. This includes claims for personal injury, Real Estate damage, and/or other types of harm or injury, and this agreement binds all agents, employees, successors, heirs, and assigns.

Seller further agrees to release, hold harmless and indemnify Buyer, its employees, officers, and agents from any and all liability related to any claim or

claims for any bodily injury or Real Estate damage suffered by Seller or Seller's employees, officers, or agents on the Real Estate after Closing and prior to delivery of the notice described in Paragraph 1. This includes claims for personal injury, Real Estate damage, and/or other types of harm or injury, and this agreement binds all agents, employees, successors, heirs, and assigns.

During the time it continues to operate on the Real Estate, Seller agrees to procure and maintain, at its sole expense, the following categories of insurance with limits of liability as noted. Each insurance policy shall not be suspended, voided, canceled or reduced in coverage or in limits without thirty (30) days prior notice to Buyer. Prior to closing, Seller shall furnish Buyer with certificates of insurance evidencing the coverage required by this Agreement.

- (1) Commercial General Liability Insurance with minimum per occurrence limit of One Million (\$1,000,000) Dollars and a minimum aggregate limit of Two Million (\$2,000,000) Dollars. Said Commercial General Liability Policy shall be endorsed to name the "City of Bloomington" as additional insured.
- (2) Business Automobile Liability covering bodily injury and Real Estate damage for any owned, hired, and/or non-owned vehicles with a minimum combined single limit of Five Hundred Thousand (\$500,000) Dollars. Said Business Automobile Policy shall be endorsed to name the "City of Bloomington" as additional insured.
- (3) Workers Compensation Insurance as required by statute.

5.3 The fence around the perimeter of the majority of the Real Estate shall remain in place for Buyer's use after Closing

6. **Survival of Representation and Warranties.** All representations and warranties made herein shall survive the Closing of the transaction provided for herein.

7. **Duration of Offer.** This Offer shall expire if written acceptance endorsed hereon is not delivered to Buyer on or before 4:00 p.m., on Friday, October 18, 2013.

All previous Offers and Counter Offers between Buyer and Seller regarding the Real Estate are hereby revoked.

This Offer may be executed simultaneously or in two or more counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument. The parties agree that this Offer may be transmitted between them by electronic mail, facsimile machine or other electronic means. The parties intend that faxed signatures and electronic digital signatures constitute original signatures and are binding on the parties. The original document shall be promptly executed and/or delivered if requested.

BUYER:
CITY OF BLOOMINGTON, INDIANA

MARK KRUZAN by Margie Rice, Corporation Counsel
By: Mark Kruzan, Mayor Attorney In Fact

Date: October 17, 2013

ACCEPTANCE OF OFFER

The above Offer is accepted at 4:45 ~~a.m.~~ (p.m.) October 17th, 2013. Receipt of a signed copy of this Offer is acknowledged.

SELLER:

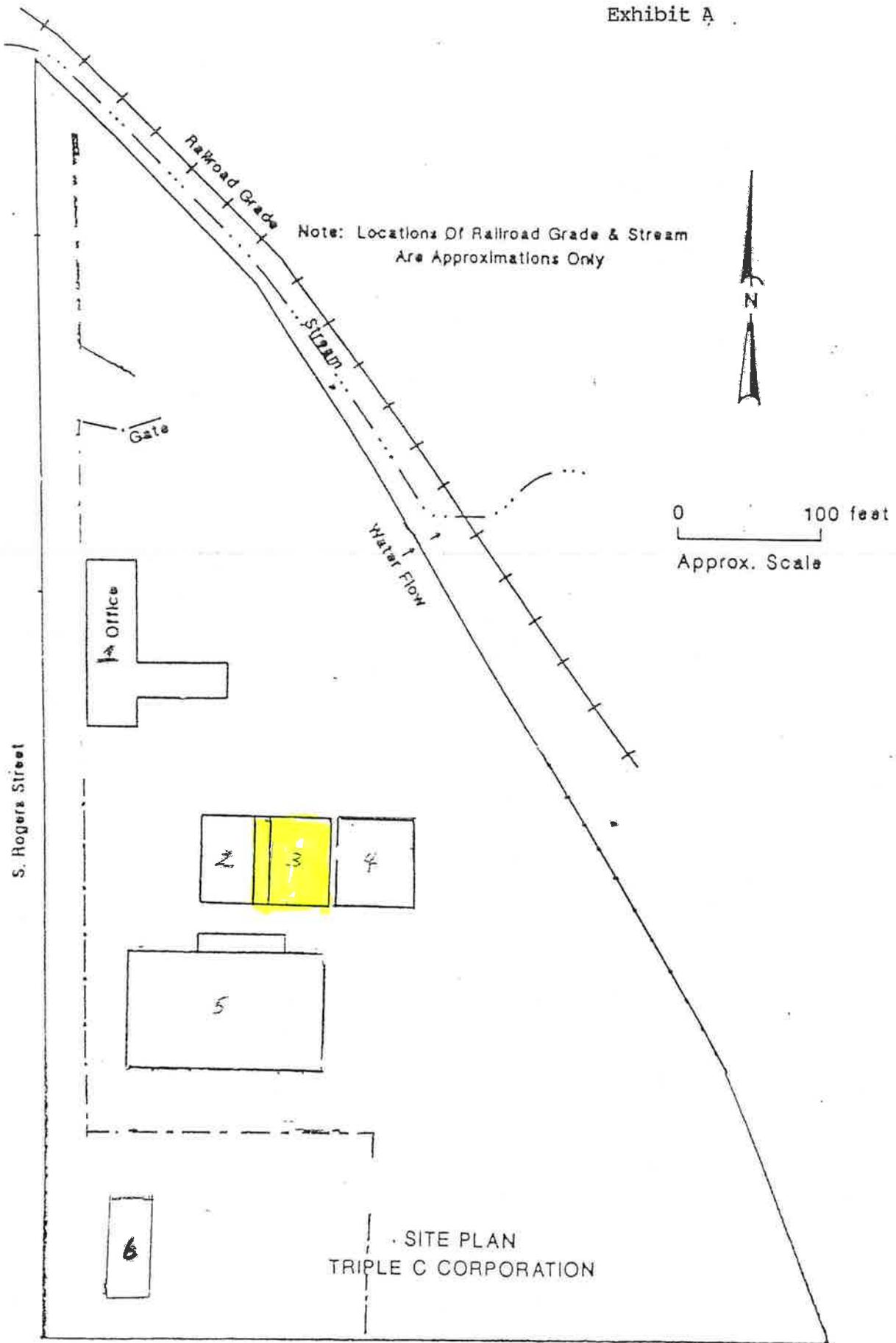


Triple C Corporation
By: Albert Clemens, President

Date: October 17th, 2013

371196x/19530-2

Exhibit A



15-23
RESOLUTION
OF THE
REDEVELOPMENT COMMISSION
OF THE
CITY OF BLOOMINGTON, INDIANA

TO AMEND REDEVELOPMENT COMMISSION RESOLUTION 13-36

WHEREAS, the City of Bloomington established the Redevelopment Commission of the City of Bloomington (“RDC”), with the powers and authorities set forth in Indiana Code 36-7-14; and,

WHEREAS, pursuant to those powers and authorities, on December 2, 2013, the Redevelopment Commission approved Resolution 13-36, which authorized the expenditure of not more than \$9,000 from the Bond fund (975-15-53990) for an ALTA Survey performed by Bledsoe Riggert and Guerrettaz, Inc., and for related title search costs from John Bethel Title Company, Inc.; and,

WHEREAS, pursuant to that authorization, \$7,800.00 has been expended; and

WHEREAS, the RDC desires to amend Resolution 13-36 to provide a set termination date for the funding it approved, in accordance with its current practices.

NOW, THEREFORE, BE IT RESOLVED BY THE REDEVELOPMENT COMMISSION OF THE CITY OF BLOOMINGTON, INDIANA, THAT:

1. Unless extended by the RDC via an amended resolution, the authorizations provided under Resolution 13-36 shall expire on **July 31, 2015**.

BLOOMINGTON REDEVELOPMENT COMMISSION

David Walter, President

ATTEST:

Elizabeth Kehoe, Secretary

Date

**15-24
RESOLUTION
OF THE
REDEVELOPMENT COMMISSION
OF THE
CITY OF BLOOMINGTON, INDIANA**

TO AMEND REDEVELOPMENT COMMISSION RESOLUTION 13-39

WHEREAS, the City of Bloomington established the Redevelopment Commission of the City of Bloomington (“RDC”), with the powers and authorities set forth in Indiana Code 36-7-14; and,

WHEREAS, pursuant to those powers and authorities, on December 17, 2013, the Redevelopment Commission approved Resolution 13-39, which authorized the expenditure of not more than \$23,000 from the Bond fund (975-15-53990) for legal services from Ice Miller LLP regarding the Certified Tech Park; and,

WHEREAS, pursuant to that authorization, \$8,766.92 has been expended; and

WHEREAS, the RDC desires to amend Resolution 13-39 to provide a set termination date for the funding it approved, in accordance with its current practices.

NOW, THEREFORE, BE IT RESOLVED BY THE REDEVELOPMENT COMMISSION OF THE CITY OF BLOOMINGTON, INDIANA, THAT:

1. Unless extended by the RDC via an amended resolution, the authorizations provided under Resolution 13-39 shall expire on **January 31, 2016**.

BLOOMINGTON REDEVELOPMENT COMMISSION

David Walter, President

ATTEST:

Elizabeth Kehoe, Secretary

Date

15-25
RESOLUTION
OF THE
REDEVELOPMENT COMMISSION
OF THE
CITY OF BLOOMINGTON, INDIANA

TO AMEND REDEVELOPMENT COMMISSION RESOLUTION 14-10

WHEREAS, the City of Bloomington established the Redevelopment Commission of the City of Bloomington (“RDC”), with the powers and authorities set forth in Indiana Code 36-7-14; and,

WHEREAS, pursuant to those powers and authorities, on March 3, 2014, the Redevelopment Commission approved Resolution 14-10, which authorized the City of Bloomington to expend monies from the Bond fund (975-15-53990) for appraisals of the “Development Parcels” (not to exceed \$50,000) and for other expenses related to the disposal of the Development Parcels (not to exceed \$10,000); and,

WHEREAS, pursuant to that authorization, \$14,600.00 has been expended; and

WHEREAS, the RDC desires to amend Resolution 14-10 to provide a set termination date for the funding it approved, in accordance with its current practices.

NOW, THEREFORE, BE IT RESOLVED BY THE REDEVELOPMENT COMMISSION OF THE CITY OF BLOOMINGTON, INDIANA, THAT:

1. Unless extended by the RDC via an amended resolution, the authorizations provided under Resolution 14-10 shall expire on **January 31, 2016**.

BLOOMINGTON REDEVELOPMENT COMMISSION

David Walter, President

ATTEST:

Elizabeth Kehoe, Secretary

Date

15-26
RESOLUTION
OF THE
REDEVELOPMENT COMMISSION
OF THE
CITY OF BLOOMINGTON, INDIANA

TO AMEND REDEVELOPMENT COMMISSION RESOLUTION 14-20

WHEREAS, the City of Bloomington established the Redevelopment Commission of the City of Bloomington (“RDC”), with the powers and authorities set forth in Indiana Code 36-7-14; and,

WHEREAS, pursuant to those powers and authorities, on May 20, 2014, the Redevelopment Commission approved Resolution 14-20, which awarded a contract for the Certified Technology Park Phase I Program Management and Utility and Drainage Planning (“Services”) to Eagle Ridge Civil Engineering Services LLC (“Eagle Ridge”) in an amount not to exceed \$151,240.00, to be paid from the Bond fund (975-15-53990); and,

WHEREAS, pursuant to that authorization, \$131,755.00 has been expended for the Services; and

WHEREAS, the RDC desires to amend Resolution 14-20 to provide a set termination date for the funding it approved, in accordance with its current practices.

NOW, THEREFORE, BE IT RESOLVED BY THE REDEVELOPMENT COMMISSION OF THE CITY OF BLOOMINGTON, INDIANA, THAT:

1. Unless extended by the RDC via an amended resolution, the authorizations provided under Resolution 14-20 shall expire on **July 31, 2016**.

BLOOMINGTON REDEVELOPMENT COMMISSION

David Walter, President

ATTEST:

Elizabeth Kehoe, Secretary

Date

15-27
RESOLUTION
OF THE
REDEVELOPMENT COMMISSION
OF THE
CITY OF BLOOMINGTON, INDIANA

TO AMEND REDEVELOPMENT COMMISSION RESOLUTION 14-44

WHEREAS, the City of Bloomington established the Redevelopment Commission of the City of Bloomington (“RDC”), with the powers and authorities set forth in Indiana Code 36-7-14; and,

WHEREAS, pursuant to those powers and authorities, on December 16, 2014, the Redevelopment Commission approved Resolution 14-44, which authorized the City Controller to use funds—not to exceed Two Thousand Dollars (\$2,000.00)—from the Bond fund (975-15-53990), in accordance with the City’s adopted financial policies, to pay for the costs associated with obtaining three specific legal descriptions and petitioning for the vacation of rights-of-way in the Certified Tech Park; and,

WHEREAS, based on the authorization in Resolution 14-44, the City entered into a contract with Bledsoe Riggert Guerrettaz, Inc. to provide the three rights-of-way descriptions, a copy of which is attached to this Resolution as Exhibit A; and,

WHEREAS, Bledsoe Riggert Guerrettaz, Inc. have completed two of the three specific legal descriptions, and following the City’s claims process and approval by the RDC, has been paid \$500.00 for those legal descriptions; and,

WHEREAS, before the third legal description—relating to the vacation of right of way for the realigned 10th Street Project— can be completed, the design of the realigned 10th Street Project must be completed; and,

WHEREAS, the RDC desires to amend Resolution 14-44 to provide a set termination date for the funding it approved, in accordance with its current practices.

NOW, THEREFORE, BE IT RESOLVED BY THE REDEVELOPMENT COMMISSION OF THE CITY OF BLOOMINGTON, INDIANA, THAT:

1. Unless extended by the RDC via an amended resolution, the authorizations provided under Resolution 14-44 shall expire on **December 31, 2015**.
2. The not to exceed authorization in Resolution 14-44 is hereby amended to not exceed \$750.00 (Seven Hundred Fifty Dollars), pursuant to the Contract with Bledsoe Riggert Guerrettaz, Inc.

BLOOMINGTON REDEVELOPMENT COMMISSION

David Walter, President

ATTEST:

Elizabeth Kehoe, Secretary

Date

AGREEMENT
between the
CITY OF BLOOMINGTON
and
BLEDSOE RIGGERT GUERRETTAZ, INC.

This Agreement, entered into this ____ day of February, 2015, by and between the City of Bloomington ("City") and Bledsoe Riggert Guerrettaz, Inc. ("BRG"),
WITNESSETH THAT:

WHEREAS, the City desires to have legal descriptions prepared for certain areas of the city; and

WHEREAS, BRG is qualified, experienced, and capable of providing the City with legal descriptions and related services, and also desires to provide such services for the City under the terms of this Agreement;

NOW, THEREFORE, IT IS AGREED AS FOLLOWS:

1. Term of Agreement. This agreement shall become effective upon the date of execution of all parties and continue through March 31, 2015, unless terminated prior to that date pursuant to Section 11.
2. Services. BRG agrees to prepare legal descriptions for: (1) two twelve (12) foot wide alleys on the land in the southwest corner of the intersection of West 11th Street and North Rogers Street, and (2) a portion of West 10th Street between North Rogers Street and North Morton Street ("Services"). These areas are indicated on Exhibit A, which is attached to this Agreement and incorporated herein by reference.
3. Standard of Care. BRG shall be responsible for completion of the Services in sufficient manner to meet the customary professional standards and shall perform the Services required under this Agreement in accordance with the standard of care, skill, training, diligence and judgment normally provided by competent professionals who perform work of a similar nature, at the time and in the same geographic regions as the work described in this Agreement.
4. Responsibilities of the City. The City shall provide all necessary information regarding requirements for the Services. The City shall furnish such information as expeditiously as is necessary for the orderly progress of the work, and BRG shall be entitled to rely upon the accuracy and completeness of such information. The City shall designate who is authorized to act on its behalf with respect to this Agreement.

5. Payment. The City shall pay BRG \$750.00 (Seven Hundred Fifty Dollars) for the services described in Section 2 of this Agreement ("Services"). Upon completion of the Services, BRG shall submit an invoice to the City for \$750.00 (Seven Hundred Fifty Dollars). Invoices shall be sent to:

Danise Alano-Martin
City of Bloomington
401 N. Morton Street
P.O. Box 100
Bloomington, IN 47402

Payment will be remitted to BRG within forty-five (45) days of receipt of invoice. The City's payment under this Agreement is subject to the appropriation and availability of funds. If funds for the City's costs are not forthcoming or are insufficient, through the failure of any entity—including the City—then the City shall have the right to immediately terminate this Agreement without penalty.

Additional services not set forth above, changes in work, or incurred expenses must be authorized in writing by the City or its designated project coordinator prior to such work being performed, or expenses incurred. The City shall not make payment for any unauthorized work or expenses. Claims for additional work or expenses must be submitted within thirty (30) days of the completion of the work or expenditure, and must be accompanied by a statement of itemized costs.

6. Independent Entities. The City and BRG are independent entities. Nothing in this Agreement is intended to, or shall be deemed to, constitute the City and BRG as partners or joint ventures, or to create any other relationship between City and BRG except that of independent parties contracting with each other solely for the purpose of carrying out the provisions of this Agreement.

The status of BRG partners, shareholders, or employees providing services pursuant to this Agreement shall not be affected in any way by this Agreement. Said partners, shareholders, or employees shall be subject solely to supervision by their BRG supervisors. BRG shall be solely responsible for the payment and reporting of all employee and employer taxes, including social security, unemployment and any other federal, state, or local taxes required to be withheld from employees or payable on behalf of employees.

7. Indemnity. BRG shall defend, indemnify, and hold harmless the City of Bloomington, and the officers, agents and employees of the City from any and all claims, demands, damages, costs, expenses, or other liability arising out of the Agreement or occasioned by the reckless or negligent performance or attempted performance of any provision thereof, including, but not limited to, any reckless or negligent act or omission to act or any willful misconduct on the part of the BRG or his agents or employees or independent contractors directly responsible

to him, except that the above shall not apply to the sole negligence or willful misconduct of the City or the City's agents, servants or independent contractors who are directly responsible to the City.

8. Waiver or Breach. No failure of either party to enforce a term of this Agreement against the other shall be construed as a waiver of that term, nor shall it in any way affect the party's right to enforce that term. No waiver by any party of any term of this Agreement shall be considered to be a waiver of any other term or breach thereof. No waiver shall be valid unless it is in writing and signed by an authorized representative of the waiving party.
9. Governing Law. This agreement shall be construed in accordance with and governed by the laws of the State of Indiana and suit, if any, must be brought in Monroe County, Indiana.
10. Attorney's Fees. If any action is brought to enforce this Agreement, the prevailing party shall be entitled to recover reasonable costs of enforcement, including court costs and attorney's fees.
11. Termination of Agreement. In the event of a party's substantial failure to perform in accordance with the terms of this Agreement, the other party shall have the right to terminate the agreement upon written notice. The nonperforming party shall have fourteen (14) calendar days from the receipt of the termination notice to cure or to submit a plan for cure acceptable to the other party.

The City may terminate or suspend performance of this Agreement at the City's prerogative at any time upon written notice to BRG. BRG shall terminate or suspend performance of the Services on a schedule acceptable to the City, and the City shall pay BRG for all the Services performed up to the date that written notice is received, plus reasonable termination or suspension expenses. Upon restart, an equitable adjustment shall be made to BRG's compensation and the schedule of services.

Upon termination or suspension of this Agreement, all finished or unfinished reports, drawings, collections of data and other documents generated by BRG in connection with this Agreement shall become the property of the City, as set forth in Section 16 herein.

12. Amendment and Modification. This Agreement may be amended at any time by mutual written and signed agreement of the authorized representative of the parties, but may not be modified in any other manner, except as expressly provided by this Agreement.
13. Identity of BRG. BRG acknowledges that one of the primary reasons for its selection by the City to perform the duties described in this Agreement is its qualifications and experience. BRG agrees that the work to be done pursuant to

this Agreement shall be done by BRG. The City reserves the right to reject any of BRG's personnel or proposed outside professional subcontractors, and the City reserves the right to request that acceptable replacement personnel be assigned to the project.

14. Conflict of Interest. BRG declares that it has no present interest, nor shall it acquire any interest, direct or indirect, which would conflict with the performance of Services required under this Agreement. The Consultant agrees that no person having any such interest shall be employed in the performance of this Agreement.
15. Assignment. Neither the City nor BRG shall assign any rights or duties under this Agreement without the prior written consent of the other party; provided, however, BRG may assign its rights to payment without the City's consent. Unless otherwise stated in the written consent to an assignment, no assignment will release or discharge the assignor from any obligation under this Agreement.
16. Ownership of Documents and Intellectual Property. All documents, drawings, and specifications, including digital format files, prepared by BRG and furnished to the City as part of the Services shall become property of the City. BRG shall retain its ownership rights in its design, drawing details, specifications, data bases, computer software, and other proprietary property. Intellectual property developed, utilized, or modified in the performance of the Services shall remain the property of BRG.
17. Non-Discrimination. As part of this Agreement, BRG shall comply with City of Bloomington Code 2.21.020 and all other federal, state, and local laws and regulations regarding non-discrimination in all regards, including, but not limited to, employment practices.
18. Compliance with Laws. In performing the Services under this Agreement, BRG shall comply with any and all applicable federal, state, and local statutes, ordinances, plans, and regulations, including any and all regulations for protection of the environment. When appropriate, BRG shall advise the City of any and all applicable regulations and approvals required by federal law. Where such statutes, ordinances, plans, or regulations of any public authority having any jurisdiction on the project are in conflict, BRG shall proceed using its best judgment only after attempting to resolve any such conflict between such governmental agencies, and shall notify the City in a timely manner of the conflict, attempts of resolution, and planned course of action.
19. Notice. Whenever any notice, statement, or other communication shall be sent under this Agreement, it shall be sent to the person and address named below, unless otherwise advised in writing by a party:

Notice to the City:

Danise Alano-Martin
City of Bloomington

401 N. Morton Street
Suite 150
Bloomington, IN 47402

Notice to BRG:

Ben Bledsoe P.S.
Bledsoe Riggert & Guerrettaz
1351 W. Tapp Road
Bloomington, IN 47403

Nothing contained in this Section shall be construed to restrict the transmission of routine communications between representatives of the City and BRG.

20. Severability. The invalidity, illegality or unenforceability of any provision of this Agreement or the occurrence of any event rendering any portion or provision of this Agreement void shall in no way affect the validity or enforceability of any other portion or provision of this Agreement. Any void provision shall be deemed severed from this Agreement, and the balance of the Agreement shall be construed and enforced as if it did not contain the particular provision to be held void. The parties further agree to amend this Agreement to replace any stricken provision with a valid provision that comes as close as possible to the intent of the stricken provision. The provisions of this Section shall not prevent this entire Agreement from being void should a provision which is of the essence of this Agreement be determined void.
21. Third Party Rights. Nothing in this Agreement shall be construed to give any rights or benefits to anyone other than the City and the Consultant.
22. Force Majeure. Neither the City nor BRG shall be liable to perform its respective obligations hereunder when such failure is caused by fire, explosion, water, act of God, civil disorder or disturbance, strikes, vandalism, war, sabotage, weather and energy related closings, governmental rules or regulations, or like cause beyond the reasonable control of such party, or for real or personal property destroyed or damaged due to such causes.
23. Verification of New Employees' Immigration Status. BRG is required to enroll in and verify the work eligibility status of all newly-hired employees through the E-Verify program. (This is not required if the E-Verify program no longer exists.) BRG shall sign an affidavit, attached as Exhibit B, affirming that BRG does not knowingly employ an unauthorized alien. Exhibit B is attached hereto and incorporated herein by reference as though fully set forth.

"Unauthorized alien" is defined at 8 U.S. Code 1324a(h)(3) as a person who is not a U.S. citizen or U.S. national and is not lawfully admitted for permanent residence or authorized to work in the U.S. under 8 U.S. Code Chapter 12 or by the U.S. Attorney General.

BRG and its subcontractors may not knowingly employ or contract with an unauthorized alien, or retain an employee or contract with a person that BRG or any of its subcontractors learns is an unauthorized alien. If the City obtains information that BRG or any of its subcontractors employs or retains an employee who is an unauthorized alien, the City shall notify BRG or its subcontractors of the Agreement violation and require that the violation be remedied within thirty (30) days of the date of notice. If BRG or any of its subcontractors verify the work eligibility status of the employee in question through the E-Verify program, there is a rebuttable presumption that BRG or its subcontractor did not knowingly employ an unauthorized alien. If BRG or its subcontractor fails to remedy the violation within the thirty (30) day period, the City shall terminate the Agreement, unless the City determines that terminating the Agreement would be detrimental to the public interest or public property, in which case the City may allow the Agreement to remain in effect until the City procures a new Contractor. If the City terminates the Agreement under this provision, BRG or its subcontractor is liable to the City for actual damages, even if such damages exceed the amount paid by the City under this Agreement.

BRG shall require any subcontractors performing work under this Agreement to certify to BRG that, at the time of certification, the subcontractor does not knowingly employ or contract with an unauthorized alien and the subcontractor has enrolled in and is participating in the E-Verify program. BRG shall maintain on file all subcontractors' certifications throughout the term of this Agreement with the City.

24. No Investment in Iran. BRG is required to certify that it does not engage in investment activities in Iran as more particularly described in Indiana Code 5-22-16.5. (This is not required if federal law ceases to authorize the adoption and enforcement of this statute.) BRG shall sign an affidavit, attached as Exhibit C, affirming that BRG is not engaged in said investment activities. Exhibit C is attached hereto and incorporated herein by reference as though fully set forth.

25. Intent to be Bound. The City and BRG each bind itself and its successors, executors, administrators, permitted assigns, legal representatives and, in the case of a partnership, its partners to the other party to this Agreement, and to the successors, executors, administrators, permitted assigns, legal representatives and partners of such other party in respect to all provisions of this Agreement.

26. Entire Agreement. The parties agree that this Agreement contains all of the agreements, representations, and conditions made between the parties. It supersedes all prior and contemporary communications, representations, and agreements, whether oral or written, relating to the subject matter of this agreement. This Agreement may not be modified except by written agreement and signed by both parties.

In witness of acceptance of all conditions contained in this agreement, the parties execute this agreement on the date entered on the first page hereof.

CITY OF BLOOMINGTON

BY:

Mark Kruzan
Mark Kruzan, Mayor

2.27.2015
Date

BLEDSON RIGGERT GUERRETTAZ, INC.

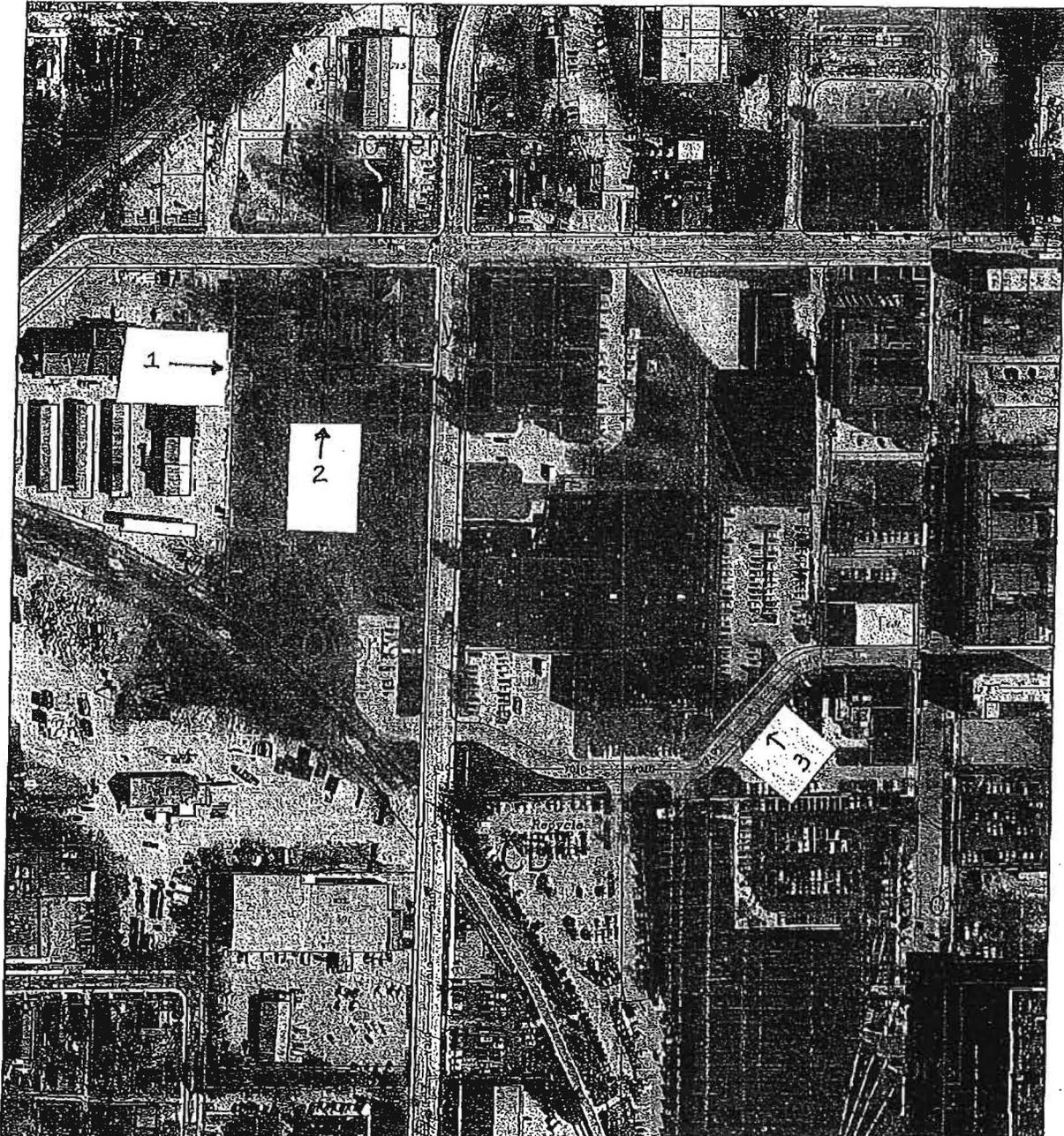
BY:

Ben Bledsoe
Ben Bledsoe, Partner

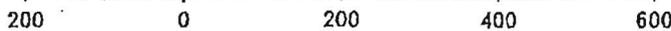
3-2-15
Date

CITY OF BLOOMINGTON
Legal Department
Reviewed By:
Thomas Cameron
DATE: 2-25-2015

CITY OF BLOOMINGTON
Controller
Reviewed by:
Order
DATE: 2/26/15
FUND/ACCT: 975 329

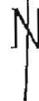


By: darlandl
19 Nov 14



For reference only; map information NOT warranted.

City of Bloomington
Planning & Transportation



Scale: 1" = 200'

EXHIBIT B

E-Verify Affidavit

The undersigned, being duly sworn, hereby affirms and says that:

1. The undersigned is the Controller of BRG Inc.
(job title) (company name)
2. The company named herein that employs the undersigned:
 - has contracted with or is seeking to contract with the City of Bloomington to provide services; OR
 - is a subcontractor on a contract to provide services to the City of Bloomington.
3. The undersigned hereby states that, to the best of his/her knowledge and belief, the company named herein does not knowingly employ an "unauthorized alien," as defined at 8 United State Code 1324a(h)(3).
4. The undersigned hereby states that, to the best of his/her knowledge and belief, the company named herein is enrolled in and participates in the E-Verify program.

Michelle E. Yoho
Signature

Michelle E. Yoho
Printed name

STATE OF INDIANA)
) SS:
COUNTY OF MONROE)

Before me, a Notary Public in and for said County and State, personally appeared Michelle Yoho and acknowledged the execution of the foregoing this 2nd day of March, 2014.

Jessica E. Underwood
Notary Public
Jessica E. Underwood
Printed name

My Commission Expires: Sept. 27, 2017
County of Residence: Monroe



EXHIBIT C

No Investment in Iran Affidavit

The undersigned, being duly sworn, hereby affirms and says that:

1. The undersigned is the Controller of BRG Inc.
(job title) (company name)
2. The company named herein that employs the undersigned:
 - has contracted with or is seeking to contract with the City of Bloomington to provide services; OR
 - is a subcontractor on a contract to provide services to the City of Bloomington.
3. As required by Indiana Code § 5-22-16.5-13, the undersigned hereby certifies under penalties of perjury that the company named herein is not engaged in investment activities in Iran.

Michelle E. Yoho
Signature

Michelle E. Yoho
Printed name

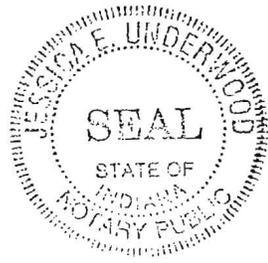
STATE OF INDIANA)
) SS:
COUNTY OF MONROE)

Before me, a Notary Public in and for said County and State, personally appeared Michelle E. Yoho and acknowledged the execution of the foregoing this 2nd day of March, 20145

Jessica E. Underwood
Notary Public

Jessica E. Underwood
Printed name

My Commission Expires: Sept 27, 2017
County of Residence: Monroe



15-29
RESOLUTION
OF THE
REDEVELOPMENT COMMISSION
OF THE
CITY OF BLOOMINGTON, INDIANA

APPROVAL OF PROJECT REVIEW AND APPROVAL FORM REGARDING SERVICE GARAGE

WHEREAS, the Redevelopment Commission of the City of Bloomington (“RDC”) has purchased real property and buildings (“RDC Property”) within the Bloomington Certified Tech Park; and

WHEREAS, one of the buildings that the RDC purchased is the Showers Service Garage (“Garage”); and

WHEREAS, the City of Bloomington has brought the RDC a Project Review & Approval Form (“Form”) which seeks the support of the RDC to stabilize the roof of the Garage without hindering tax credit potential for a future private developer that may engage in rehabilitation and reuse of the Garage (“Project”); and

WHEREAS, a copy of the Form is attached to this Resolution as Exhibit A; and

NOW, THEREFORE, BE IT RESOLVED BY THE REDEVELOPMENT COMMISSION OF THE CITY OF BLOOMINGTON, INDIANA, THAT:

1. The Redevelopment Commission approves the Project, as set forth in more detail in the attached Project Review & Approval Form, and finds that it has a valid public purpose.
2. The expenditure of funds is not approved by this Resolution. Funding will be approved at a later date when the Project Manager brings a Contract that has been prepared after complying with the appropriate City procurement process for the Project.

BLOOMINGTON REDEVELOPMENT COMMISSION

David Walter, President

ATTEST:

Elizabeth Kehoe, Secretary

Date

City of Bloomington
 Redevelopment Commission
 Project Review & Approval Form

Please Note:

- Approval of the project by the Redevelopment Commission through this Project Review & Approval Form does not represent an authorization to begin work or expend funds.
- Authorization of work and the commitment of funds shall be done when the Redevelopment Commission reviews and approves: (1) a Purchase Order or Contract prepared after complying with the appropriate procurement process for the type of item, service or construction being sought and (2) the estimated costs associated with the Purchase Order or Contract.
- No payment of funds shall be made without a duly authorized and approved Purchase Order or Contract. All claims for payment against a duly authorized Purchase Order or Contract shall be submitted to the Redevelopment Commission for their review and approval along with any required departmental inspections, reviews and approvals prior to the payment of any funds.

To Be Completed by Requesting Party:

Project Name: CTP “Showers Service Garage” Roof Stabilization
 607 N. Morton Street

Project Manager: Danise Alano-Martin (Barry Collins, Nancy Hiestand)

Project Description: Engage contractor to stabilize roof without hindering tax credit potential for future private developer that may engage in rehabilitation and reuse of the building.

Project Timeline:

Start Date: Early July 2015
 End Date: September 2015 (projected)

Financial Information:

Estimated full cost of project:	\$20,000 - \$30,000
Sources of funds:	TIF Bond issued for CTP (Fund 975)

Project Phases: This breakdown should mirror the contract(s) expected to be issued for this project. Each phase should include a description of the work to be performed, the cost, and the timeline for the contract.

ASAP: Obtain contractor quotes
1st July RDC meeting: Contract Approval, followed by Notice to Proceed

Project Phases – timeline and costs to be determined via Request for Quotes

- 1. **Demolition/Removal of Deteriorated/Collapsed Materials**
Will include removal and replacement of deteriorated and collapsed roofing structure components, with significant care taken not to damage existing brickwork.
- 2. **Roof Structure Stabilization**
Will include interior installation of temporary supports to stabilize existing roof structure, installation of properly sized pressure treated sill plates. Installation of continuous rafter into existing brick pockets. Installation of decking and roofing materials over area where materials were removed.
- 3. **Cleanup**
Removal of all debris, tools and extra construction materials. Cleaning of interior and exterior.

To Be Completed by Redevelopment Commission Staff:

Approved on _____

By Resolution _____ by a vote of _____