

***THE REDEVELOPMENT COMMISSION OF THE CITY OF BLOOMINGTON, INDIANA met on Monday, August 21, 2023, at 5:00 p.m. in the McCloskey Conference Room, 401 North Morton Street, Room 135, and via Zoom, with President Cindy Kinnarney presiding:  
<https://catstv.net/m.php?q=12706>***

**I. ROLL CALL**

Commissioners Present: Cindy Kinnarney, Deb Hutton, Randy Cassady, Sarah Bauerle Danzman, and Deborah Myerson attended the meeting in person

Commissioners Absent: All commissioners were present

Staff Present: John Zody, Director, Housing & Neighborhood Development Department (HAND); Christina Finley, Financial Specialist, HAND; Matt Swinney, Program Manager, HAND; Barry Collins, Rehab Specialist, HAND; Cody Toothman, Program Manager, HAND

Others Present: Deb Kunce, J.S. Held; Colleen Newbill, Assistant City Attorney, City Legal; Holly Warren, Interim Director and Assistant Director for the Arts, Economic and Sustainable Development (ESD); Andrea de la Rosa, Assistant Director for Small Business Development, ESD; Heather Lacy, Assistant City Attorney, City Legal Department; Dave Askins, The B Square Bulletin; John Fernandez; Anne Bright; Clark Greiner, BEDC; Phil Peden, Assistant Director, City of Bloomington Utilities Engineering; Roy Aten, Senior Project Manager, City Engineering; Katherine Zaiger, Assistant Director-Environmental Programs, City of Bloomington Utilities

**II. READING OF THE MINUTES** – Deb Hutton moved to approve the August 7, 2023 minutes. Deborah Myerson seconded the motion. The motion passed unanimously.

**III. EXAMINATION OF CLAIM REGISTER** – Randy Cassady moved to approve the claim register for August 18, 2023 for \$130,678.16. Deb Hutton seconded the motion. The motion passed unanimously.

**IV. EXAMINATION OF PAYROLL REGISTERS** – Deb Hutton moved to approve the payroll register for August 11, 2023, for \$45,991.53. Deborah Myerson seconded the motion. The motion passed unanimously.

**V. REPORT OF OFFICERS AND COMMITTEES**

**A. Director's Report.** John Zody gave a brief update on HAND activities.

**B. Legal Report:** Colleen Newbill was available to answer questions.

**C. Treasurer's Report:** Jeff Underwood was not present. Legal staff was available to answer questions.

**D. Business Development Updates:** Holly Warren gave a brief update on ESD activities. Warren was available to answer questions.

**E. Hopewell Update:** Deb Kunce gave an update on Hopewell activities. Kunce was available to answer questions.

**VI. NEW BUSINESS**

**A. Resolution 23-57: To Vacate Covenants, Conditions and Restrictions (CRR) for the Trades District.** Sarah Bauerle Danzman moved to postpone Resolution 23-57. Deb Hutton seconded the motion. The motion passed unanimously.

- B. Resolution 23-62: Approval to Increase Emergency Home Repair Project at 1600 Willis Drive Lot 128.** Barry Collins gave a brief overview of Resolution 23-62.

Cindy Kinnarney asked for public comment. There were no comments from the public.

Deb Hutton moved to approve Resolution 23-62. Deborah Myerson seconded the motion. The motion passed unanimously.

- C. Resolution 23-63: Approval of MOU with the City of Bloomington Utilities Department for Green Roof Infrastructure.** Katherine Zaiger gave a brief overview of Resolution 23-62. The agreement states that the RDC shall be responsible for all future maintenance and repairs of the infrastructure. Discussion on the Green Roof Infrastructure ensued. The commission would like more information on the maintenance cost before voting on this resolution.

Cindy Kinnarney asked for public comment. There were no comments from the public.

Sarah Bauerle Danzman moved to postpone Resolution 23-63 until the next meeting. Deborah Myerson seconded the motion. The motion passed unanimously.

- D. Resolution 23-64: Agreement for Economic Impact Analysis of the Bloomington Certified Technology Park with the IU Public Policy Institute.** Holly Warren and Andrea de la Rosa gave an overview of Resolution 23-64.

Cindy Kinnarney asked for public comment. There were no comments from the public.

Deborah Myerson moved to approve Resolution 23-64. Deb Hutton seconded the motion. The motion passed unanimously.

- E. Resolution 23-65: Approval of Change Order to Project Agreement with Milestone Contractors, LP for Hopewell Phase I East.** Roy Aten gave an overview of Resolution 23-65. Sarah Bauerle Danzman pointed out a typo in the final contract amount listed in the resolution. The final contract amount should be \$13,383,338.28.

Cindy Kinnarney asked for public comment. There were no comments from the public.

Deb Hutton moved to approve Resolution 23-65 with the above correction to the contract amount. Sarah Bauerle Danzman seconded the motion. The motion passed unanimously.

- F. Resolution 23-66: Approval for an Extension of Time and Increase in Funding for Tandem.** Matt Swinney gave a brief overview of Resolution 23-66.

Cindy Kinnarney asked for public comment. There were no comments from the public.

Randy Cassady moved to approve Resolution 23-66. Deb Hutton seconded the motion. The motion passed unanimously.

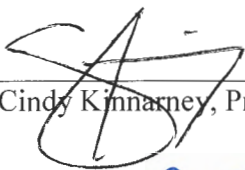
- G. Resolution 23-67: Approval for an Extension of Time for Middle Way House.** Matt Swinney gave a brief overview of Resolution 23-67.

Cindy Kinnarney asked for public comment. There were no comments from the public.

Deborah Myerson moved to approve Resolution 23-67. Randy Cassady seconded the motion. The motion passed unanimously.

VII. BUSINESS/GENERAL DISCUSSION –

XI. ADJOURNMENT – The meeting adjourned at 6:05 p.m.

  
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Cindy Kinnarney, President

  
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Deborah Myerson, Secretary

Date: 9-5-23